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PERPETUAL UTILITY EASEMENT

WO#: 17546 Doc Stamps: .70

Prepared By: Roxanne Mastrantonio
SUMTER ELECTRIC COOPERATIVE, INC.
P.O. Box 301
Sumterville, Florida 33585-0301

Section 5 Township 19S Range 23E

Inst:201460019143 Date:6/19/2014 Time:1:43 PM
Doc Stamp-Deed:0.70
DC.Gloria R. Hayward,Sumter County Page 1 of 2 B:2797 P:118

Parcel ID/Alternate Key Number:
G05=004

(Whenever used herein, the terms "grantor" and "grantee" include all parties to this instrument and the heirs, legal representatives, assigns of individuals, and the successors and assigns of corporations.)

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THE GRANTOR(S) Aero Point, LLC
150 E. Robinson Road Suite 2602 Orlando, Florida 32801

In consideration of the sum of \$1.00 or other good and valuable consideration, the sufficiency of which is acknowledged received from the Grantee, SUMTER ELECTRIC COOPERATIVE, INC., PO Box 301, Sumterville, FL 33585 a corporation existing under the laws of the State of Florida, its successors and assigns, does hereby on 3rd day of April, 2014 grant and convey to the Grantee an easement, license and privilege of ingress and egress upon and/or under, to place, construct, operate, repair, maintain, upgrade, remove, inspect, relocate and replace thereon, and/or thereunder and to retain ownership thereof, an electric transmission and/or distribution line and/or communications system and all associated appurtenances in connection with above-ground and/ or underground facilities and the Grantee shall at all times have the right to keep the easement clear of all structures, obstructions, trees, shrubbery, undergrowth and roots or objects that might endanger said electric power line assembly on or under the real property in Sumter County, Florida, as described as:

See Exhibit "A", attached hereto and made a part hereon.

Failure to utilize this easement within any particular time period shall not constitute an abandonment nor shall any particular configuration of facilities located within the easement constitute an estoppel to Grantee's future reconfiguration of facilities so long as the terms and limitations of this grant of easement are satisfied.

In granting the above, it is understood that Grantee will make reasonable efforts to locate power line assemblies in a location which will cause the least interference in the use of the property, if in doing so it will not materially increase the cost of construction or maintenance, and Grantor covenants that it is the owner of the fee simple title of the above described land and will defend the title thereto against all persons claiming through, by, or under the Grantor.

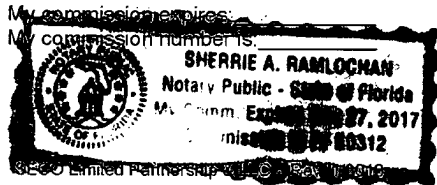
Signed in presence of:
Witness 1: Gwonne L. Pischeda
Witness 2: Mark R. Stroup

Grantor(s): Aero Point, LLC
Name of partnership or LLC: [Signature]
Signature: Ernest A. Petrone, President
Typed or printed name of Signer, Title

STATE OF FLORIDA
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 3rd day of April, 2014, by Ernest A. Petrone on behalf of the company, who is personally known to me or who has produced as identification and who (did) (did not) take an oath.

[Signature]
Notary Public signature
SHERRIE A RAMLOCHAN
Typed or printed name



(Seal)

SKETCH FOR DESCRIPTION (NOT A FIELD SURVEY)

EXHIBIT "A"
SHEET 1 OF 1

LEGAL DESCRIPTION

A STRIP OF LAND THIRTY (30) FEET WIDE LYING WITHIN THE S1/2 OF THE NW1/4 OF THE NE1/4 OF THE NE1/4 OF SECTION 5, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. SAID STRIP LYING FIFTEEN (15) FEET EACH SIDE OF THE FOLLOWING-DESCRIBED CENTERLINE:

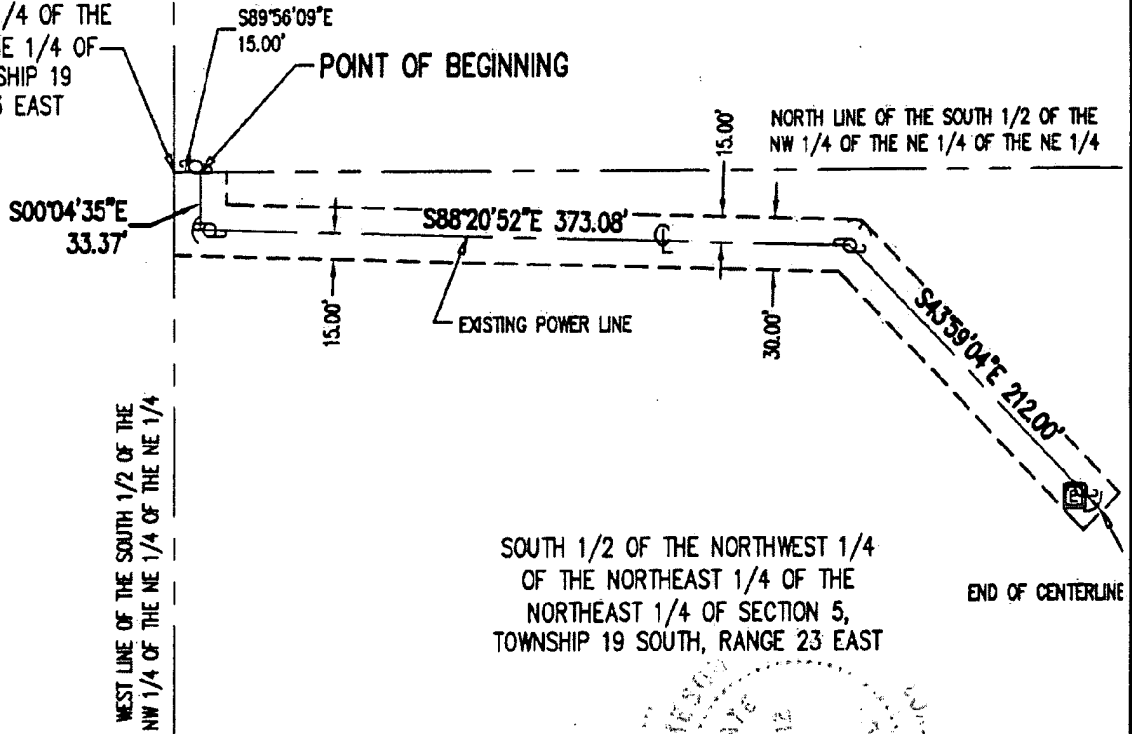
COMMENCE AT THE NORTHWEST CORNER OF AFORESAID S1/2 OF THE NW1/4 OF THE NE1/4 OF THE NE1/4; THENCE ALONG THE NORTH LINE OF SAID S1/2 OF THE NW1/4 OF THE NE1/4 OF THE NE1/4 RUN S89°56'09"E A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING OF CENTERLINE; THENCE PARALLEL WITH THE WEST LINE OF SAID S1/2 OF THE NW1/4 OF THE NE1/4 OF THE NE1/4 RUN S00°04'35"E A DISTANCE OF 33.37 FEET; THENCE S88°20'52"E A DISTANCE OF 373.08 FEET; THENCE S43°59'04"E A DISTANCE OF 212.00 FEET TO THE END OF CENTERLINE.



- LEGEND**
- ☐ ELECTRIC BOX
 - ⊕ GUY ANCHOR
 - ⊙ POWER POLE

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POINT OF COMMENCEMENT
NW CORNER OF THE SOUTH
1/2 OF THE NW 1/4 OF THE
NE 1/4 OF THE NE 1/4 OF
SECTION 5, TOWNSHIP 19
SOUTH, RANGE 23 EAST



SOUTH 1/2 OF THE NORTHWEST 1/4
OF THE NORTHEAST 1/4 OF THE
NORTHEAST 1/4 OF SECTION 5,
TOWNSHIP 19 SOUTH, RANGE 23 EAST

6/16/14
DATE

Kate Jameson
KATE M. JAMESON, PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION NO. 5912

GENERAL NOTES

1. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. THIS SKETCH PREPARED FOR DESCRIPTION PURPOSES ONLY AND DOES NOT REPRESENT A FIELD SURVEY.
3. BEARINGS ARE BASED ON THE NORTH LINE OF THE SOUTH 1/2 NW 1/4 OF THE NE 1/4 OF THE NE 1/4 OF SECTION 5, TOWNSHIP 19 SOUTH, RANGE 23 EAST AS BEING S89°56'09"E, AN ASSUMED MERIDIAN.

**FARNER
BARLEY
AND ASSOCIATES, INC.**

▲ ENGINEERS
▲ SURVEYORS
▲ PLANNERS
LB 4700

4400 NE 83RD ROAD ▲ WILMINGTON, FL 34778 ▲ (352) 748-3129