

This instrument was prepared by and returned to:
Erica F. Augello, Esq.
City Attorney
City of Pinellas Park
P.O. Box 1100
Pinellas Park, Florida 33780-1100

RIGHT-OF-WAY EASEMENT

THIS INDENTURE, made this _____ day of _____, A.D., 2026, between **JE Construction and Remodeling LLC**, Mailing Address 6422 Larmon Street, Tampa, FL, 33634, Party of the First Part, and the **City of Pinellas Park**, located at 5141 78th Avenue North, Pinellas Park, Florida, 33781, Party of the Second Part. (*“Party of the First Part” and “Party of the Second Part” are used herein for singular or plural, the singular shall include the plural, and any gender shall include all genders, as context requires.*) **WITNESSETH**, That, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) lawful currency of the United States of America, and for other good and valuable considerations in hand paid by the Party of the Second Part, the receipt and sufficiency of which is hereby acknowledged, the Party of the First Part does hereby grant and release unto the Party of the Second Part, a **Right-of-way Easement** over, under, across and through that portion of Parcel ID# **33/30/16/64800/000/0110**, Property Address **5120 65th Avenue North, Pinellas Park, FL, 33781**, as further described in the legal description and sketch of easement area as depicted in Exhibit “A” which is attached hereto and made a part hereof.

See Attached Legal Description and Sketch, Exhibit “A”

It is in the intention of the said Party of the First Part that this easement shall run with the land described above, and be binding upon the Parties, their heirs, assigns, and successors in interest.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set its Hand and Seal the day and year first above written.

**SIGNED, SEALED AND DELIVERED IN
THE PRESENCE OF:**

GRANTOR:
JE Construction and Remodeling LLC
By: Julio Enrique Cardenas Sarduy, Manager

(Sign)

(Sign)

(Print)

(Print)

(Address)

(City) (State) (Zip Code)

(Sign)

(Print)

(Address)

(City) (State) (Zip Code)

State of _____
County of _____

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this day of _____, 2026 by

_____ (Name of person acknowledging and title of position)

_____ Notary Public signature

_____ (Name of Notary typed, printed or stamped)

Personally known _____ or produced identification _____

Type of identification produced _____

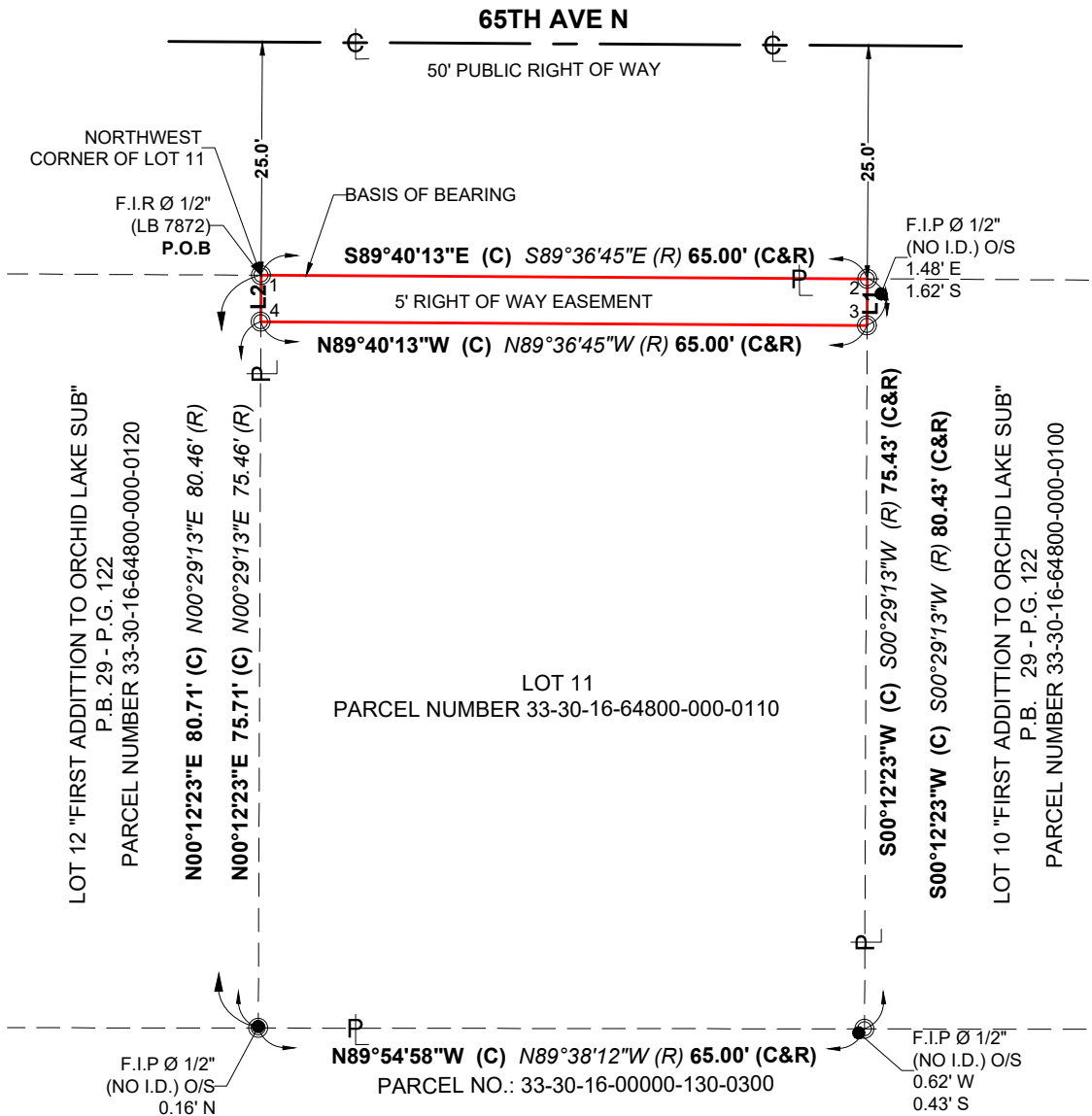
ATTENTION NOTARY: Although the information requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to an unauthorized document.

THIS CERTIFICATE MUST BE
ATTACHED TO THE DOCUMENT
DESCRIBED AT RIGHT:

Title or Type of Document **RIGHT OF WAY EASEMENT**
Number of Pages ____ Date of Document _____
Signers Other than Named Above NONE

SKETCH AND LEGAL

SECTION 33, TOWNSHIP 30S, RANGE 16E. PINELLAS COUNTY



ABBREVIATIONS

- (C)=CALCULATED
- (R)=RECORD
- P.B. = PLAT BOOK
- P.G. = PAGE
- F.I.R. = FOUND IRON ROD
- F.I.P. = FOUND IRON PIPE
- TWS = TOWNSHIP
- RNG = RANGE
- SF = SQUARE FEET

LEGEND

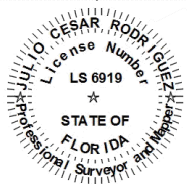
- ⊕ CENTER LINE OF RIGHT OF WAY
- ⊙ PROPERTY CORNER
- ⊔ PROPERTY LINE

LINES

- L1= $S00^{\circ}12'23''W$ (C) $S00^{\circ}29'13''W$ (R) 5.00' (C&R)
- L2= $N00^{\circ}12'23''E$ (C) $N00^{\circ}29'13''E$ (R) 5.00' (C&R)



NOT SCALED



LB 8195

6528 U.S. 301 UNIT 106
RIVERVIEW, FL. 33578
L.B. 8195 - L.S. 6919
contact@gpsflorida.net



PROFESSIONAL
SURVEYOR AND MAPPER
PHONE: (813) 423-3483
FAX: (813) 398-0111
www.gpsflorida.net

DATE PREPARED: 02/04/2026

DATE SIGNED: 03/26/2026

PROPERTY ADDRESS:

5120 65TH AVE N, PINELLAS PARK, FL 33781
PARCEL NUMBER 33-30-16-64800-000-0110

JOB No.:
25-10080

EXHIBIT "A"

SHEET 1 OF 2 SHEETS

"THIS IS NOT A SURVEY"

"INFORMATION IS NOT COMPLETE WITHOUT THE ACCOMPANYING SKETCH"

SKETCH AND LEGAL

SECTION 33, TOWNSHIP 30S, RANGE 16E. PINELLAS COUNTY

LEGAL DESCRIPTION:

THE NORTH 5 FEET OF LOT 11 OF "FIRST ADDITION TO ORCHID LAKE SUB", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29 AT PAGE 122 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

BEGINNING AT THE NORTHWEST CORNER OF LOT 11 OF "FIRST ADDITION TO ORCHID LAKE SUB", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29 AT PAGE 122 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. RUN THENCE S89°40'13"E A DISTANCE OF 65.00 FEET ALONG THE NORTH LINE OF SAID LOT 5 AND THE SOUTH RIGHT OF WAY LINE OF 65TH AVE N TO THE NORTHEAST CORNER OF SAID LOT 11; RUN THENCE S00°12'23"W A DISTANCE OF 5.00 FEET ALONG THE EAST LINE OF SAID LOT; RUN THENCE N89°40'13"W A DISTANCE OF 65.00 FEET TO A POINT ON THE WEST LINE OF SAID LOT; RUN THENCE N00°12'23"E A DISTANCE OF 5.00 FEET TO THE POINT OF **BEGINNING**, ALL LYING AND BEING IN PINELLAS COUNTY, FLORIDA.

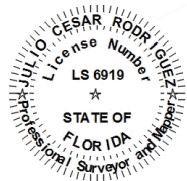
AREA TO BE ASSIGNED AS A DRAINAGE AND UTILITY EASEMENT ±325 S.F. OR ±0.007 ACRES.

BASIS OF BEARING

BEARINGS SHOWN HEREON ARE BASED UPON AN ASSUMED VALUE OF S89°40'13"E FOR THE SOUTH RIGHT OF WAY LINE OF 65TH AVE N, AS DEPICTED ON THE MAP OF SURVEY, SAID LINE TO BE CONSIDERED A WELL ESTABLISHED AND MONUMENTED LINE.

ABBREVIATIONS

- BC=BLOCK CORNER
- (C)=CALCULATED
- (M)=MEASURED
- (R)=RECORD
- (P)=PRORATED
- TYP.= TYPICAL
- P.B. = PLAT BOOK
- P.G. = PAGE
- F.I.R. = FOUND IRON ROD
- F.I.P = FOUND IRON PIPE
- S.I.R = SET IRON ROD
- I.D = IDENTIFICATION
- F/C = FENCE CORNER
- B.M. = BENCHMARK
- TWS = TOWNSHIP
- RNG = RANGE
- SF = SQUARE FEET



LB 8195

EXHIBIT "A"
SHEET 2 OF 2 SHEETS
"THIS IS NOT A SURVEY"

"INFORMATION IS NOT COMPLETE WITHOUT THE ACCOMPANYING SKETCH"

6528 U.S. 301 UNIT 106 RIVERVIEW, FL. 33578 L.B. 8195 - L.S. 6919 contact@gpsflorida.net	<p>GPS GLOBAL PROJECTS SURVEYING</p>	PROFESSIONAL SURVEYOR AND MAPPER PHONE: (813) 423-3483 FAX: (813) 398-0111 www.gpsflorida.net	DATE PREPARED: 02/04/2026 DATE SIGNED: 03/26/2026	PROPERTY ADDRESS: 5120 65TH AVE N, PINELLAS PARK, FL 33781 PARCEL NUMBER 33-30-16-64800-000-0110	JOB No.: 25-10080
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[Quoted text hidden]

 25-10080(5120 65TH AVE N)SKETCH_AND_LEGAL last.PDF
999K

Hatch, Trevor <thatch@georgefyoung.com>
To: Michael Ciarleglio <mciarleglio@pinellas-park.com>
Cc: "Hansen, Kristin" <khansen@georgefyoung.com>

Thu, Mar 26, 2026 at 2:41 PM

Looks good. Thanks.

Trevor Hatch, PSM

Vice-President, Survey, St Petersburg

Cell: (727) 641-0205



GEORGE F YOUNG

an SSR Company



299 Dr. Martin Luther King Jr. St. N., St. Petersburg, FL 33701

<https://link.edgepilot.com/s/67e7e5ea/lmYzOHy1bUGGOM8pdggDQw?u=http://www.georgefyoung.com/>

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From: Michael Ciarleglio <mciarleglio@pinellas-park.com>
Sent: Thursday, March 26, 2026 12:53 PM
To: Hatch, Trevor <thatch@georgefyoung.com>
Cc: Hansen, Kristin <khansen@georgefyoung.com>
Subject: Re: ESMT-2026-00010 (5120 65TH AVE N)