

DRAINAGE AND UTILITY EASEMENT

THIS INDENTURE, Made this _____ day of _____ A.D., 2020, between **Thomas F. & Peggy C. Ross**, Mailing Address 5890 64th Terrace North, Pinellas Park, Florida, 33781, 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 the said Party of the First Part hereby grants for and in consideration of the sum of ten dollars (\$10.00), and other valuable considerations, in hand paid by the said Party of the Second Part, the receipt whereof is hereby acknowledged, hereby grants and releases unto the Party of the Second Part a **Drainage and Utility Easement** over, under, across and through that portion of Parcel ID# 32/30/16/32238/000/0100, Property Address 5890 64th Terrace North, Pinellas Park, Florida, 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, and 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 his Hand and Seal the day and year first above written.

SIGNED, SEALED, AND DELIVERED IN OUR PRESENCE:

OWNER

(Witness#1.) _____
(signature)

(print name)

(Witness#2.) _____
(signature)

(print name)

(signature)

(print name)

OWNER

(Witness#1.) _____
(signature)

(print name)

(Witness#2.) _____
(signature)

(print name)

(signature)

(print name)

State of Florida

County of Pinellas

The foregoing instrument was acknowledged before me this _____, 2020 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

DRAINAGE AND UTILITY EASEMENT

Number of Pages ____

Date of Document _____

Signers Other than Named Above NONE

SECTION 32, TOWNSHIP 30 SOUTH, RANGE 16 EAST

EXHIBIT 'A'

DESCRIPTION AND SKETCH
30 FOOT WIDE DRAINAGE
AND UTILITY EASEMENT

LEGAL DESCRIPTION:

A PORTION OF 59TH STREET RIGHT-OF-WAY (30 FEET WIDE) LYING WEST OF AND BEING COINCIDENT WITH THAT PORTION OF 64TH AVENUE (30 FEET WIDE) VACATED PER OFFICIAL RECORDS BOOK 12812, PAGES 2212-2217 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOW:

COMMENCE AT THE NORTHWEST CORNER OF SAID LOT 10, GORSUCH AND HUTCHINSON SUBDIVISION NUMBER THREE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 48, PAGE 42 OF THE PUBLIC RECORDS OF PINELLAS FLORIDA AND RUN THENCE S.00°12'59"W. ALONG THE WEST LINE OF SAID LOT 10 A DISTANCE OF 116.00 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE S.00°12'59"W. A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTH BOUNDARY OF SAID PLAT BOOK 48, PAGE 42; THENCE RUN N.89°42'06"W. ALONG SAID SOUTH BOUNDARY A DISTANCE OF 30.00 FEET TO A POINT ON THE WEST BOUNDARY OF SAID PLAT BOOK 48, PAGE 42; THENCE RUN N.00°12'59"E. ALONG SAID WEST BOUNDARY A DISTANCE OF 30.00 FEET TO A POINT; THENCE RUN S.89°42'06"E. A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 900 SQUARE FEET OR 0.020 ACRES MORE OR LESS.

THIS DESCRIPTION AND SKETCH IS BASED ON RECORDED PLATS

Basis of Bearings:

WEST LINE OF LOT 10, GORSUCH AND HUTCHINSON SUBDIVISION NUMBER THREE
AS BEING S.00°12'59"W. PER PLAT.

PREPARED: 11/22/19

FOR: THOMAS F. ROSS AND PEGGY C. ROSS

THIS IS NOT A SURVEY

This Description and Sketch was prepared without the benefit of a title search and is subject to all easements, Rights-of-way, and other matters of record.

NOTE: Description and Sketch not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.

Job: 1905-68B
Drawn: DS

I hereby certify that the Description and Sketch represented hereon meets the requirements of Chapter 3J-17, Florida Administrative Code.

JOHN O. BRENDLA
Florida Surveyor's Registration No. 4601
Certificate of Authorization No. 760

Prepared by:
JOHN C. BRENDLA AND ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS AND MAPPERS
4015 82nd Avenue North
Pinellas Park, Florida 33781
phone (727) 576-7546 ~ fax (727) 577-9932

SHEET 1 OF 2

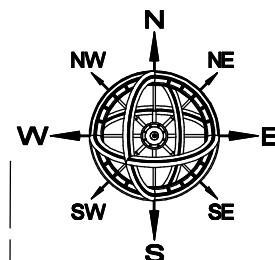
ABBREVIATIONS:

CL = CENTERLINE
(D) = DEED
(P) = PLAT

SECTION 32, TOWNSHIP 30 SOUTH, RANGE 16 EAST

**SKETCH OF DESCRIPTION
30 FOOT WIDE DRAINAGE
AND UTILITY EASEMENT**

EXHIBIT 'A'



**NORTH BASIS:
PLAT**

SCALE: 1" = 40'

Lot 8

Lot 9

Lot 34

LINE	BEARING	DISTANCE
L1	S 00°12'59"W	30.00'
L2	N 00°12'59"E	30.00'
L3	S 89°42'06"E	30.00'

10' DRAINAGE AND
UTILITY EASEMENT
PER PLAT

Lot 35

7.5' EASEMENT
PER PLAT

64TH TERRACE NORTH

Point of Commencement
NORTHWEST CORNER OF LOT 10

65.00'(P)

**GORSUCH AND HUTCHINSON
SUBDIVISION NUMBER THREE**
Plat Book 48, Page 42

#5890

Lot 10

Lot 11

PARCEL ID: 32-30-16-
32238-000-0100

**Point of
Beginning**

65.00'(P)

PORTION OF 64TH
AVENUE RIGHT-OF-WAY
VACATED PER O.R.
12812, PAGE 2212

30' WIDE
DRAINAGE AND
UTILITY EASEMENT
PER O.R. BOOK
12812, PAGE 2212

CENTERLINE OF
64TH AVENUE
PER PLAT BOOK
48, PAGE 42

SOUTH
BOUNDARY
OF PLAT

SUBJECT AREA
900 SQUARE FEET OR
0.020 ACRES ±

PLAT BOUNDARY LINE

10' EASEMENT PER PLAT

10' EASEMENT PER PLAT

N 89°42'06"W
30.00'

Lot 2
Block 2

Lot 3

PREPARED: 11/22/19

THIS IS NOT A SURVEY

PARK SOUTH SUBDIVISION
Plat Book 59, Page 10

FOR: THOMAS F. ROSS AND PEGGY C. ROSS

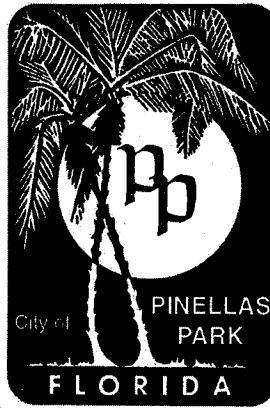
Prepared by:
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PROFESSIONAL LAND SURVEYORS AND MAPPERS
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Pinellas Park, Florida 33781
phone (727) 576-7546 ~ fax (727) 577-9932

SHEET 2 OF 2

Job: 1905-68B
Drawn: DS

City of
PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100
PINELLAS PARK, FL 33780-1100



FLORIDA

PHONE • (727) 369-0700
FAX • (727) 544-7448

Please Respond To:

James W. Denhardt, City Attorney
Lauren Christ Rubenstein, Assistant City Attorney
Denhardt and Rubenstein, Attorneys at Law
2700 First Avenue North
St. Petersburg, Florida 33713
(727) 327-3400 - Telephone
(727) 323-0888 - Facsimile

January 21, 2020

Mr. Aaron Petersen
Construction Services Director
City of Pinellas Park
P. O. Box 1100
Pinellas Park, Florida 33780-1100

RE: City Document #20-006
Drainage & Utility Easement for 5890 64th Terrace

Dear Mr. Petersen:

I have received and reviewed the above-referenced Drainage Easement for the property located at 5890 64th Terrace North. Assuming the legal description contained in Exhibit A is correct, I would approve of the Easement as to form and correctness.

Very truly yours,

for James W. Denhardt
City Attorney

cc: Doug Lewis, City Manager
Diane M. Corna, MMC, City Clerk
Patrick Murphy, Deputy City Manager
Bart Diebold, Public Works Administrator

JWD/dh

20-006.01212020.LAP.Drainage Easement at 5890 64th Terr.wpd



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