

UTILITY EASEMENT

THIS INDENTURE, Made this _____ day of _____ A.D., 2020, between **Dearden Homes, Inc.**, Mailing Address 11615 82nd Terrace, Seminole, Florida, 33772, Party of the First Part, and the **City of Pinellas Park**, located at 5141 78th Avenue North, Pinellas Park, Florida, 33782, 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 **Utility Easement** over, under, across and through that portion of Parcel ID# 21/30/16/20551/000/0030, Property Address 9350 52nd Street North, Pinellas Park, Florida, 33782, 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:

Dearden Homes, Inc.

By: Daniel P. Barth, President

(Witness#1.) _____

(signature)

(signature)

(print name)

(print name)

(Witness#2.) _____

(signature)

(print name)

State of Florida

County of Pinellas

The foregoing instrument was acknowledged before me means of ☐ physical presence or ☐ online notarization, this day of _____, 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 **UTILITY EASEMENT**

Number of Pages ____ Date of Document _____

Signers Other than Named Above NONE

SURVEYOR'S REPORT

EXHIBIT "A"
UTILITY EASEMENT

SKETCH AND DESCRIPTION: NOT A SURVEY

DESCRIPTION:

THAT CERTAIN PART OF LOT 3, DEARDEN FARMS AS RECORDED IN PLAT BOOK 144, PAGE 35 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER, AFORESAID LOT 3; THENCE ALONG THE WEST RIGHT-OF-WAY OF 52ND STREET NORTH, S00°06'33"E, 7.50 FEET; THENCE LEAVING SAID RIGHT-OF-WAY, N89°55'38"W, 72.50 FEET TO THE INTERSECTION WITH THE EAST LINE OF A 15.00 FOOT PUBLIC UTILITY EASEMENT AS SHOWN ON AFORESAID DEARDEN FARMS; THENCE ALONG SAID EAST LINE, N00°06'33"W, 7.50 FEET TO THE NORTH LINE AFORESAID LOT 3; THENCE ALONG SAID NORTH LINE, S89°55'36"E, 72.50 FEET TO THE POINT OF BEGINNING.

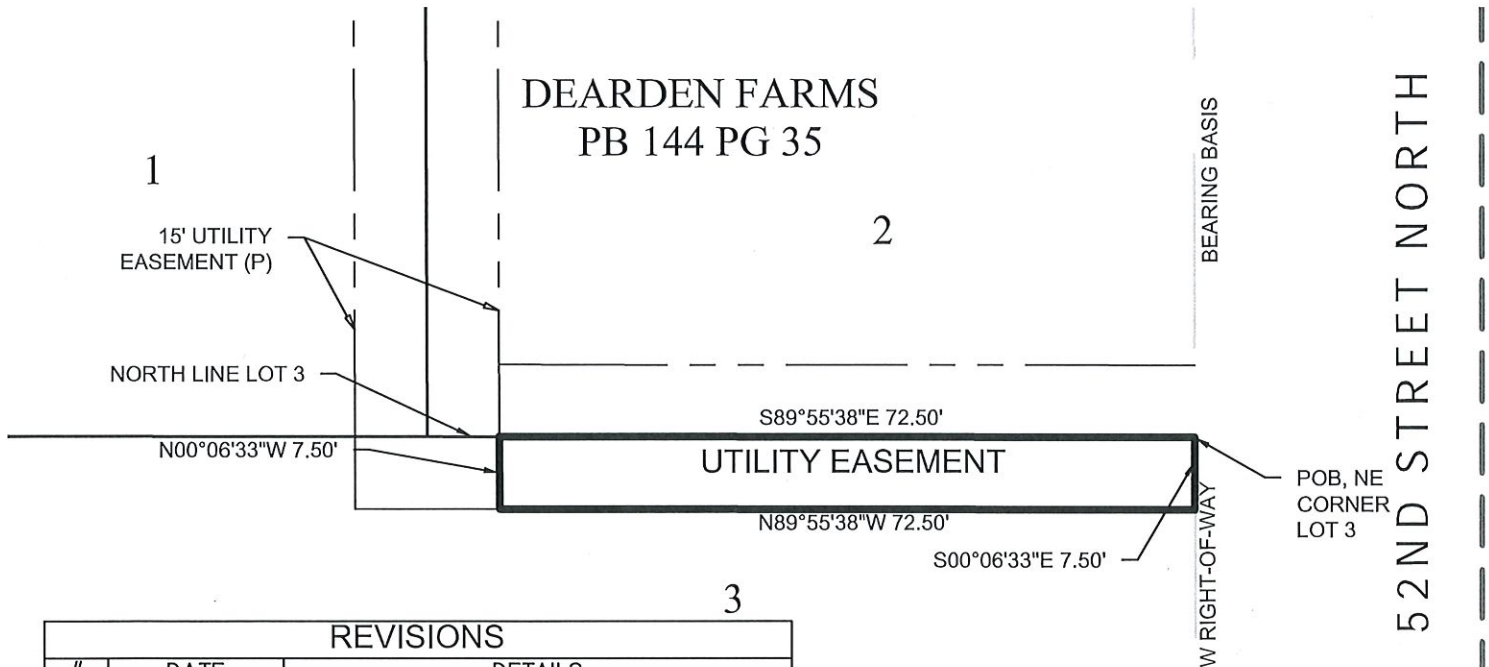
CONTAINING 544 SQUARE FEET, OR 0.01 ACRES MORE OR LESS.

DATA SOURCES:

1. BEARINGS ARE BASED ON THE WEST RIGHT-OF-WAY OF 52ND STREET NORTH, BEING S00°06'33"E. (ASSUMED PER PLAT) (2).
2. PLAT OF DEARDEN FARMS, RECORDED IN PLAT BOOK 144, PAGE 35 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.
3. LEGAL DESCRIPTION PREPARED BY BULLSEYE SURVEYING, INC.

NOTES:

1. RE-USE OF THIS SKETCH FOR PURPOSES OTHER THAN WHICH IT WAS INTENDED, WITHOUT WRITTEN VERIFICATION, WILL BE AT THE RE-USERS SOLE RISK AND WITHOUT LIABILITY TO THE SURVEYOR. NOTHING HEREIN SHALL BE CONSTRUED TO GIVE ANY RIGHTS OR BENEFITS TO ANYONE OTHER THAN THOSE CERTIFIED TO.
2. THIS SKETCH IS NOT INTENDED TO SHOW THE LOCATION OR EXISTENCE OF ANY JURISDICTIONAL, HAZARDOUS OR ENVIRONMENTALLY SENSITIVE AREAS.



REVISIONS

#	DATE	DETAILS
1	10/14/2020	CHANGED WIDTH TO 7.5'
2	10/26/2020	SCRIVENER ERROR

Bullseye Surveying, Inc.
LB 7818
2198 NE
COACHMAN
ROAD, UNIT F
CLEARWATER,
FL 33765
PHONE:
727-475-8088
FAX:
727-264-0457

Digitally signed by George R Martin
DN: C=US, O=Unaffiliated, OU=A01410D000001740
C63DB2B000448EB,
CN=George R Martin
Reason: I am the author of this document
Location: your signing location here
Date: 2020-10-23 14:17:59

GEORGE R. MARTIN
PROFESSIONAL SURVEYOR &
MAPPER
LICENSE NUMBER LS 6019
STATE OF FLORIDA

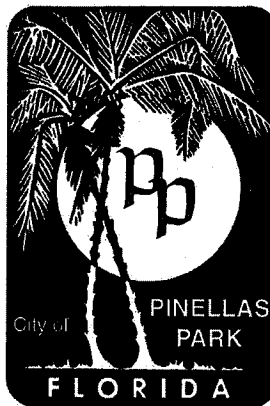
0 10' 20'
SCALE: 1"=20'



SHEET NUMBER
1 of 1
SCALE
1"=20'
SKETCH DATE
09/30/2020
FILE NAME
18-046-Esmts.dwg

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

November 9, 2020

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

RE: City Document #20-331
Utility Easement for 9350 52nd Street

Dear Mr. Petersen:

I have received and reviewed the above-mentioned Utility Easement for the property located at 9350 52nd Street North. Please update the signature block to indicate that Daniel P. Barth is signing as President of Dearden Homes, Inc.

Once the above-mentioned change is incorporated into the Easement Agreement, and assuming that the legal description and sketch contained in Exhibit "A" is correct, I would approve of the Easement as to form and correctness.

Very truly yours,

Lauren C. Rubenstein
Assistant City Attorney

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

LCR/cb

20-331.11092020.LAP.Utility Easement for 9350 52nd Street



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