

Business Operations
Larry W. Stanearth, Chief Business Officer

SUBJECT: GRANT OF EASEMENTS TO THE CITY OF NORTH MIAMI BEACH AT MIAMI NORLAND SENIOR HIGH SCHOOL, NORLAND MIDDLE SCHOOL, NORLAND ELEMENTARY SCHOOL AND PARKWAY ELEMENTARY SCHOOL

COMMITTEE: FACILITIES MANAGEMENT

Introduction

The City of North Miami Beach (City) is in the process of expanding and improving its water treatment facilities to meet all of the water needs of its residents and adjacent communities. The City's expansion and improvement efforts will enable the City to comply with water quality standards anticipated from future federal and state water regulations. As a result, the City has requested several water well easements to construct and maintain the necessary water supply wells and other appropriate purposes incidental thereto on, over and across a portion of the above referenced schools. The wells will be constructed below grade and upon completion, the only visible components would be secured access hatches and an electrical panel. These components will be enclosed by a six (6) feet chain link fence. All precautions necessary to ensure the safety of the students will be provided by the City and all work costs related to the installation are the responsibility of the City. As a note, similar requests have been granted previously and the City currently has several wells located at various Board-owned sites.

Summary of Easements and Proposed Locations

The City has requested permanent easements at the following locations and for the purposes described below:

1. Norland Senior High School:
 - a). Number of easements: 1
 - b). Size of easements: Five hundred (500) square feet
 - c). Purpose: Installation of a water supply well
 - d). Area of requested easement: See attached Location Map 1 and accompanying legal description labeled as Exhibit "A".

2. Norland Middle School:
 - a). Number of easements: 1
 - b). Size of easements: Five hundred (500) sq
 - c). Purpose: Installation of a water s
 - d). Area of requested easement: See attached Location Map 2 and accompanying legal description labeled as Exhibit "B".

3. Norland Elementary:
 - a). Number of easements: 2
 - b). Size of easements: Combined total of one thousand (1000) square feet
 - c). Purpose: Installation of two (2) water supply wells
 - d). Area of requested easement: See attached Location Map 3 and accompanying legal description labeled as Exhibit "C".

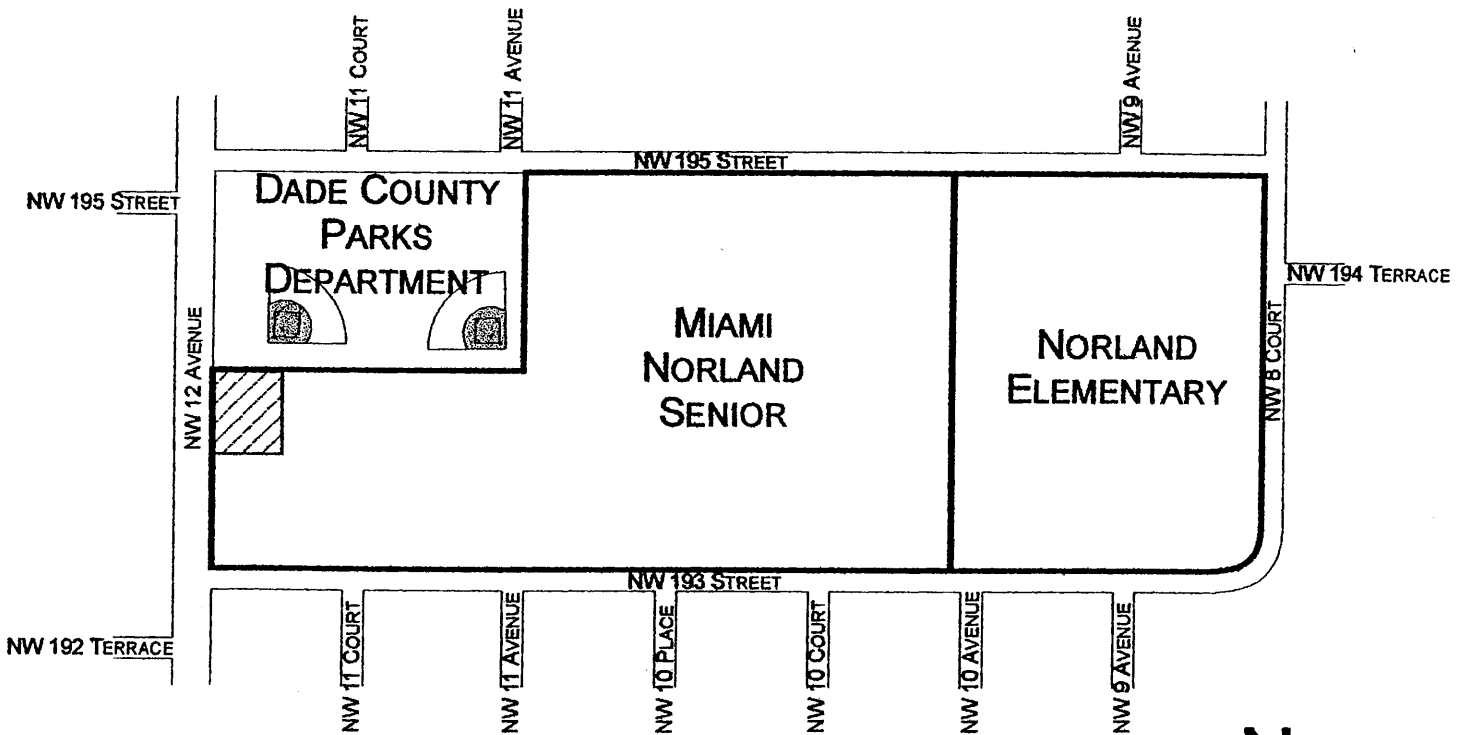
4. Parkway Elementary School
 - a). Number of easements: 4
 - b). Size of easements: Combined total of twelve thousand eight hundred and twenty six (12,826) square feet
 - c). Purpose: Installation of two (2) water supply wells, one (1) above-ground emergency generator and one (1) utility transmission line.
 - d). Area of requested easement: See attached Location Map 4 and accompanying legal description labeled as Exhibit "D".

The proposed easement documents have been reviewed by the School Board Attorney's Office and the Office of Risk and Benefits Management. The Region II Superintendent recommends approval of the grant of easements. The Office of Capital Improvement Projects, the Department of Safety, Environmental and Hazards Management and the Department of Maintenance Operations are in agreement with the proposed locations of the easements.


RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the Chair and the Secretary to execute Easement Agreements for the installation of water supply wells and other appropriate purposes incidental thereto, with the City of North Miami Beach as described above, at the Miami Norland Senior High School, Norland Middle School, Norland Elementary School and Parkway Elementary School sites.

JB:rr

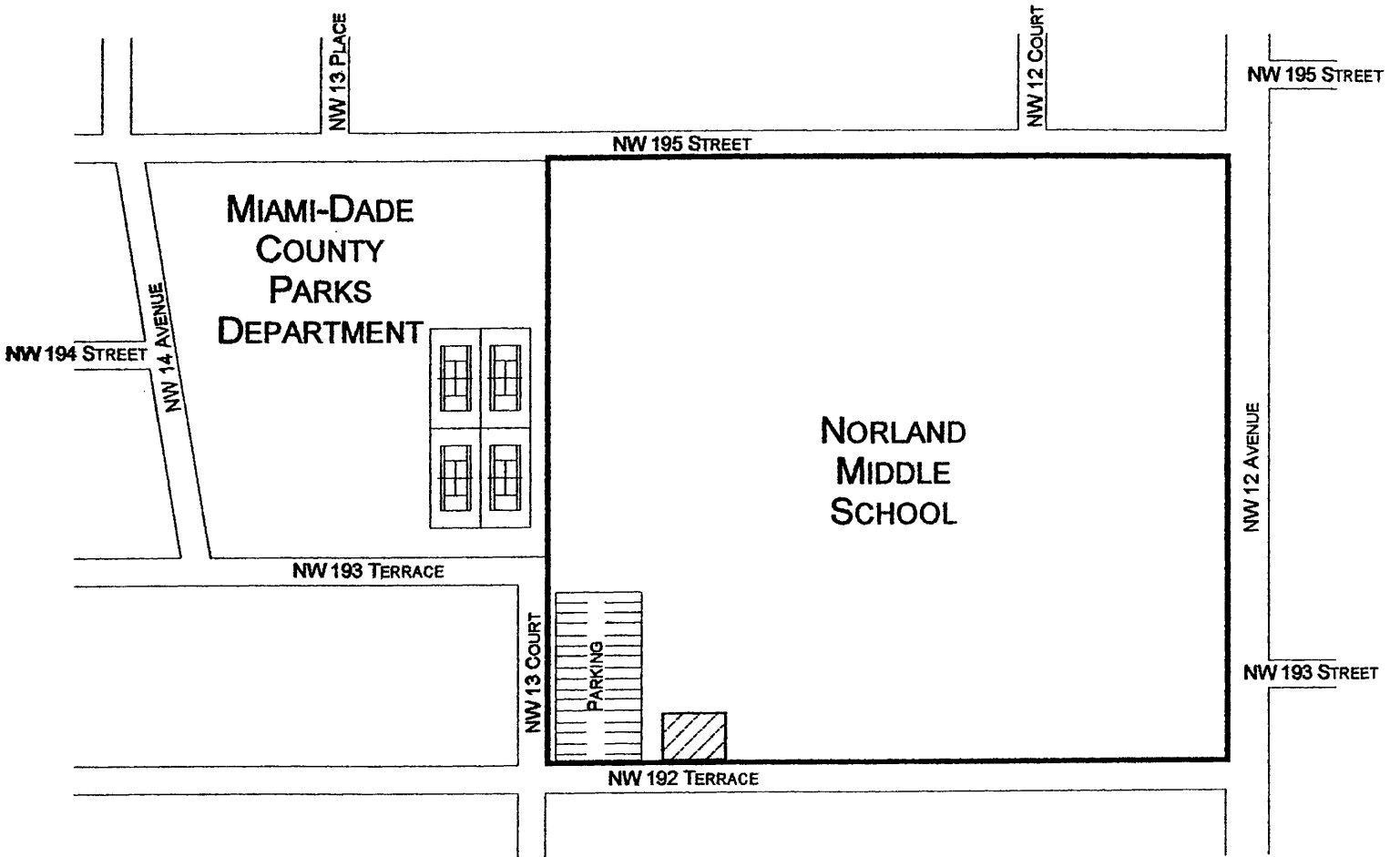
LOCATION MAP 1




LEGEND

 PROPOSED WATER WELL EASEMENT (20'x25')

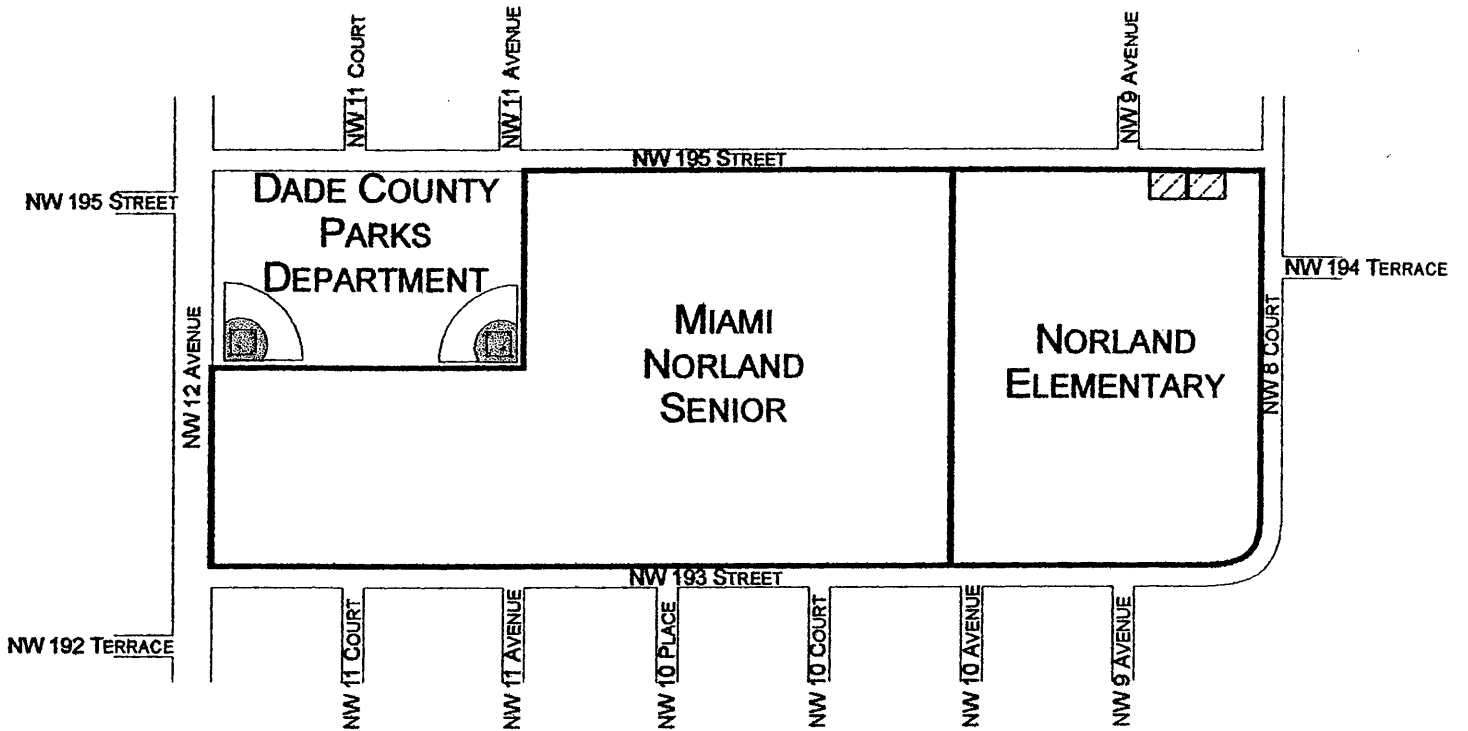
LOCATION MAP 2




LEGEND

 PROPOSED WATER WELL EASEMENT (20'x25')

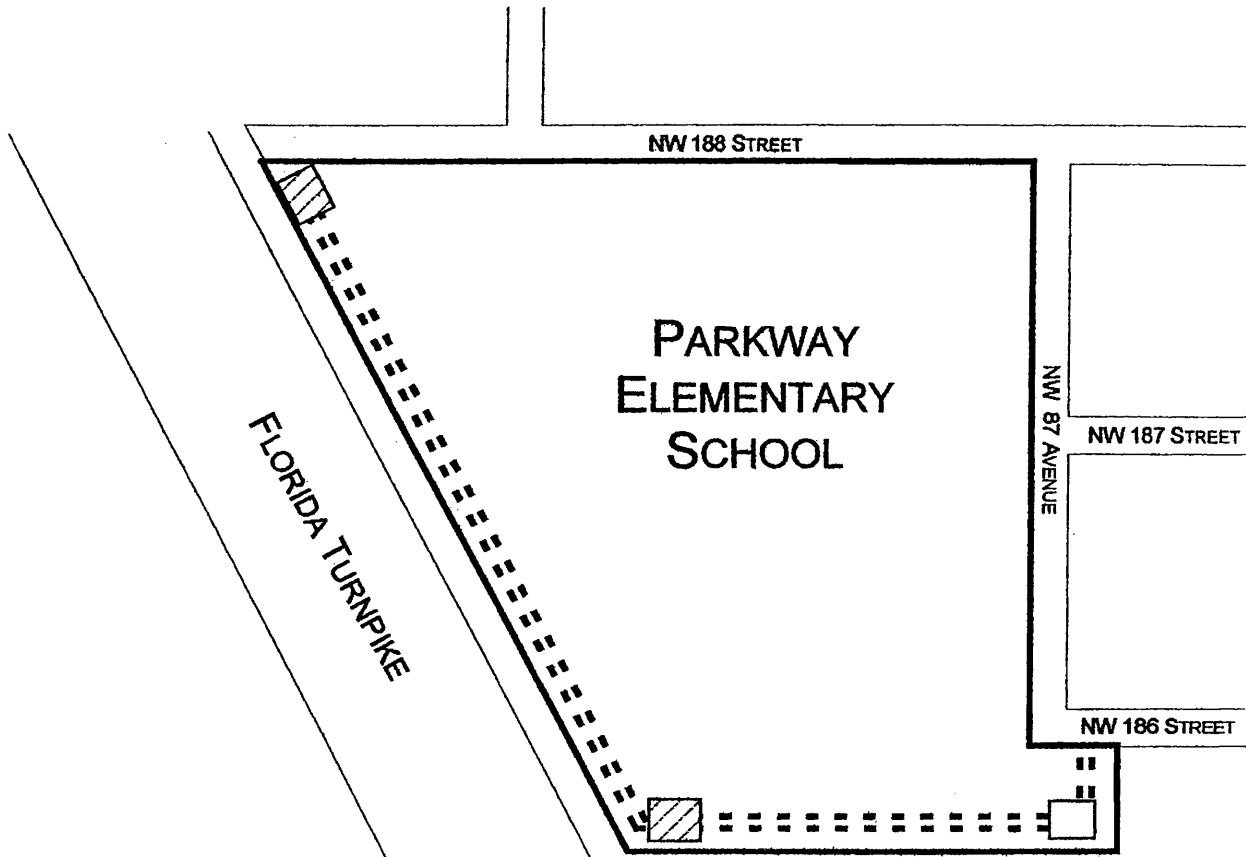
LOCATION MAP 3






LEGEND

 TWO PROPOSED WATER WELL EASEMENTS 20'X25' EACH COMBINED TOTAL (1,000 SQUARE FEET)

LOCATION MAP 4



LEGEND

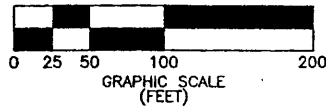
-  ELECTRICAL BUILDING (25'x25')
-  TWO PROPOSED WATER WELL EASEMENTS 20'x25' EACH
-  UTILITY EASEMENT (10')

(COMBINED TOTAL 12,826 SQUARE FEET OR .29 ACRES)

**SKETCH OF DESCRIPTION
OF
WELLSITE EASEMENT.** 14
THIS IS NOT A SURVEY

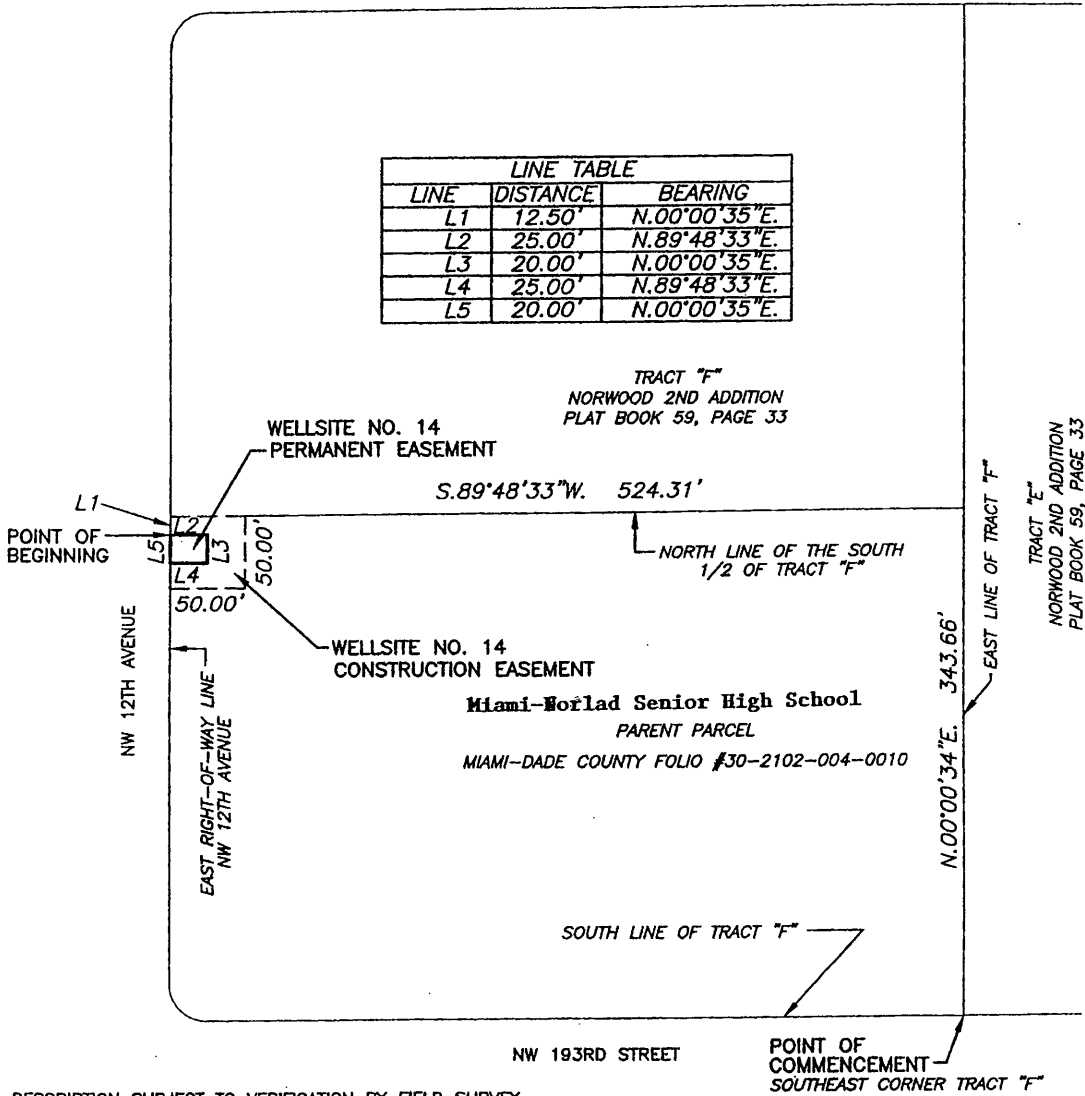
EXHIBIT "A"

N



NW 195TH STREET

| LINE TABLE | | |
|------------|----------|---------------|
| LINE | DISTANCE | BEARING |
| L1 | 12.50' | N.00°00'35"E. |
| L2 | 25.00' | N.89°48'33"E. |
| L3 | 20.00' | N.00°00'35"E. |
| L4 | 25.00' | N.89°48'33"E. |
| L5 | 20.00' | N.00°00'35"E. |



DESCRIPTION SUBJECT TO VERIFICATION BY FIELD SURVEY

(SHEET 1 OF 2)

Revision: _____ Date: _____
 Revision: _____ Date: _____
 Revision: _____ Date: _____

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL
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Job No: 00-202.028
 Cadd File: SCHOOL-ESMTS
 Date: 7/9/02
 Drawn By: ML
 Field By: NA
 Field Bk/Pg: NA

Lawrence E. Jenkins
 Professional Surveyor & Mapper
 Florida Registration #5364

HARTMAN & ASSOCIATES, INC.
 engineers, hydrogeologists, surveyors & management consultants
 201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
 TELEPHONE (407) 839-3955 - FAX (407) 839-3790
 LICENSED BUSINESS NO. #5014

**SKETCH OF DESCRIPTION
OF
WELLSITE EASEMENT** 14
THIS IS NOT A SURVEY

PARENT PARCEL DESCRIPTION:

TRACT "E" AND THE SOUTH 1/2 OF TRACT "F" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA

WELLSITE NO. 14 PERMANENT EASEMENT DESCRIPTION:

A PORTION OF THE SOUTH 1/2 OF TRACT "F" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF TRACT "F", NORWOOD 2ND ADDITION RECORDED IN PLAT BOOK 59 PAGE 33 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA; THENCE RUN N.00°00'34"E, ALONG THE EAST LINE OF SAID TRACT "F" FOR A DISTANCE OF 343.66 FEET TO THE NORTH LINE OF THE SOUTH 1/2 OF SAID TRACT "F"; THENCE RUN S.89°48'33"W. ALONG SAID NORTH LINE, FOR A DISTANCE OF 524.31 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF NW 12TH AVENUE; THENCE RUN S.00°00'35"W. ALONG SAID EAST RIGHT-OF-WAY LINE, FOR A DISTANCE OF 12.50 FEET TO THE POINT OF BEGINNING; THENCE RUN N.89°48'33"E., FOR A DISTANCE OF 25.00 FEET; THENCE RUN S.00°00'35"W., FOR A DISTANCE OF 20.00 FEET; THENCE RUN S.89°48'33"W., FOR A DISTANCE OF 25.00 FEET TO A POINT ON AFORESAID EAST RIGHT-OF-WAY LINE; THENCE RUN N.00°00'35"E. ALONG SAID RIGHT-OF-WAY LINE, FOR A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 500.00 SQUARE FEET OR 0.0115 ACRES, MORE OR LESS.

WELLSITE NO. 14 CONSTRUCTION EASEMENT DESCRIPTION:

THE NORTH 50.00 FEET OF THE WEST 50.00 FEET OF THE SOUTH 1/2 OF TRACT "F" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA

(SHEET 2 OF 2)

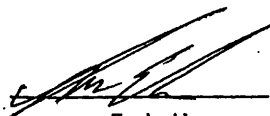
Revision: _____ Date: _____
Revision: _____ Date: _____
Revision: _____ Date: _____

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RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

Job No: 00-202.026
Cadd File: SCHOOL-ESMTS
Date: 7/9/02
Drawn By: ML
Field By: NA
Field Bk/Pg: NA



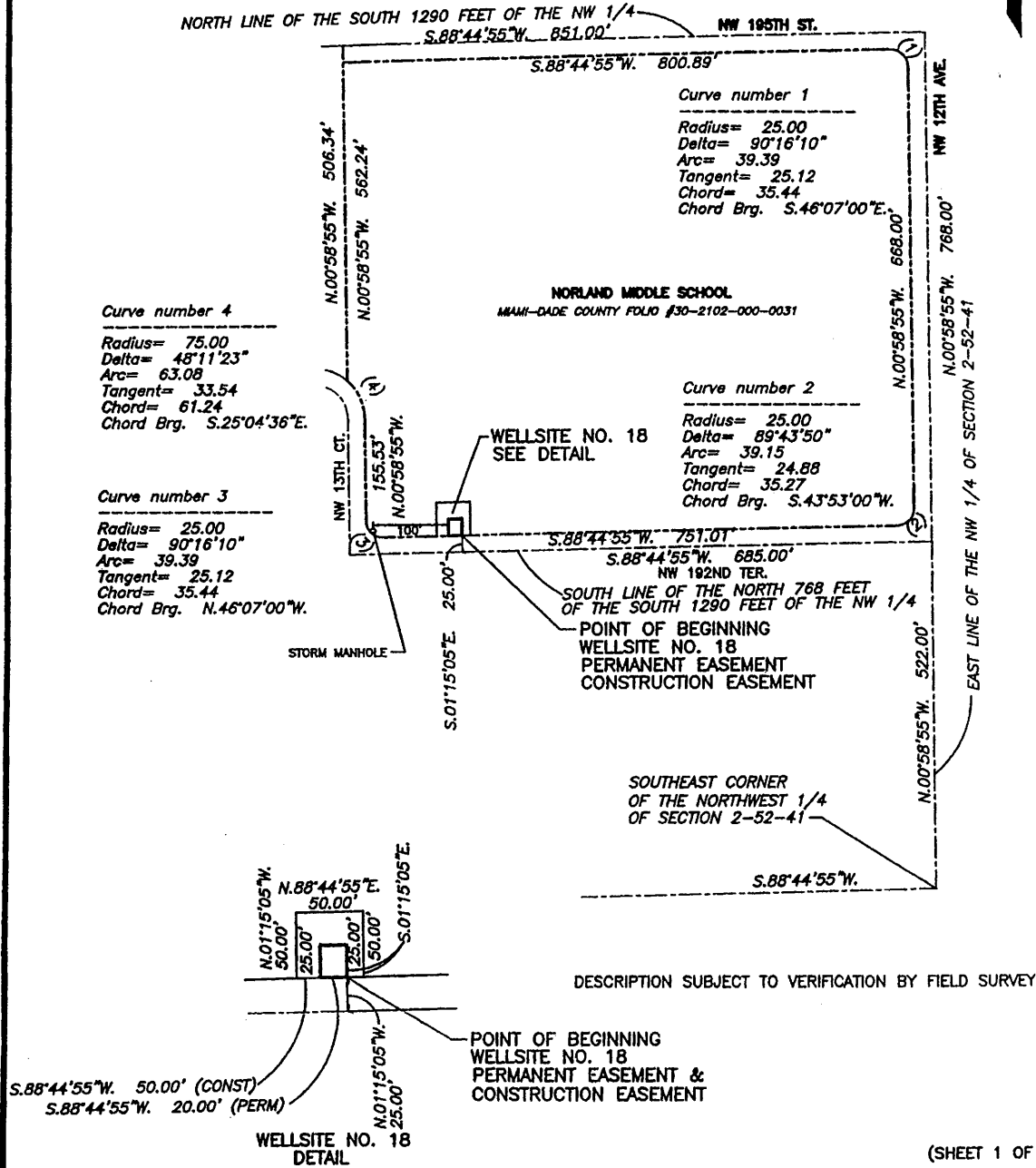
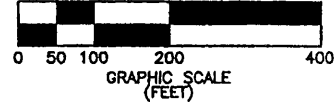
HARTMAN & ASSOCIATES, INC.
engineers, hydrogeologists, surveyors & management consultants
201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
TELEPHONE (407) 836-3955 - FAX (407) 836-3790
LICENSED BUSINESS NO. #5814


Lawrence E. Jenkins
Professional Surveyor & Mapper
Florida Registration #5364

SKETCH OF DESCRIPTION OF WELLSITE 18 EASEMENTS

THIS IS NOT A SURVEY

EXHIBIT "B"



Revision: _____ Date: _____
 Revision: _____ Date: _____
 Revision: _____ Date: _____

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| Job No: | 00-202.028 |
| Cadd File: | WELL-ESMT |
| Date: | 7/9/02 |
| Drawn By: | MIL |
| Field By: | NA |
| Field Bk/Pg: | NA |

Lawrence E. Jenkins
 Professional Surveyor & Mapper
 Florida Registration #5364

HARTMAN & ASSOCIATES, INC.
 engineers, hydrogeologists, surveyors & management consultants
 201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
 TELEPHONE (407) 839-3955 - FAX (407) 839-3790
 LICENSED BUSINESS NO. #5814

**SKETCH OF DESCRIPTION
OF
WELLSITE 18 EASEMENTS**
THIS IS NOT A SURVEY

PARENT PARCEL DESCRIPTION:

A PORTION OF THE NW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE EAST 851 FEET OF THE NORTH 768 FEET OF THE SOUTH 1290 FEET OF THE NORTHWEST 1/4 OF SAID SECTION 2. LESS STREET RIGHT-OF-WAYS.

WELLSITE NO. 18 PERMANENT EASEMENT DESCRIPTION:

AN EASEMENT 25 FEET X 20 FEET LYING WITHIN THE ABOVE DESCRIBED PARENT PARCEL, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, DADE COUNTY, FLORIDA, THENCE RUN N.00°58'55"W. ALONG THE EAST LINE OF SAID NORTHWEST 1/4 FOR A DISTANCE OF 522.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 768 FEET OF THE SOUTH 1290 FEET OF AFORESAID NORTHWEST 1/4 OF SECTION 2; THENCE RUN S.88°44'55"W. ALONG SAID SOUTH LINE A DISTANCE OF 685.00 FEET; THENCE NORTH 01°15'05"W. A DISTANCE OF 25.00 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF NW 192ND TERRACE; SAID POINT BEING THE POINT OF BEGINNING; THENCE RUN S.88°44'55"W. ALONG SAID NORTH RIGHT OF WAY LINE A DISTANCE OF 20.00 FEET; THENCE N.01°15'05"W. A DISTANCE OF 25.00 FEET; THENCE N.88°44'55"E. A DISTANCE OF 20.00 FEET; THENCE S.01°15'05"E. A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING.

WELLSITE NO. 16 CONSTRUCTION EASEMENT DESCRIPTION:

A CONSTRUCTION EASEMENT LYING WITHIN THE ABOVE DESCRIBED PARENT PARCEL, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, DADE COUNTY, FLORIDA, THENCE RUN N.00°58'55"W. ALONG THE EAST LINE OF SAID NORTHWEST 1/4 FOR A DISTANCE OF 522.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 768 FEET OF THE SOUTH 1290 FEET OF AFORESAID NORTHWEST 1/4 OF SECTION 2; THENCE RUN S.88°44'55"W. ALONG SAID SOUTH LINE A DISTANCE OF 685.00 FEET; THENCE NORTH 01°15'05"W. A DISTANCE OF 25.00 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF NW 192ND TERRACE; SAID POINT BEING THE POINT OF BEGINNING; THENCE RUN S.88°44'55"W. ALONG SAID NORTH RIGHT OF WAY LINE A DISTANCE OF 37.50 FEET; THENCE N.01°15'05"W. A DISTANCE OF 50.00 FEET; THENCE N.88°44'55"E. A DISTANCE OF 50.00 FEET; THENCE S.01°15'05"E. A DISTANCE OF 50.00 FEET; THENCE RUN S.88°44'55"W. A DISTANCE OF 12.50 FEET TO THE POINT OF BEGINNING.

LESS WELLSITE NO. 18 PERMANENT EASEMENT DESCRIBED ABOVE.

(SHEET 2 OF 2)

Revision: _____ Date: _____
Revision: _____ Date: _____
Revision: _____ Date: _____

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Job No: 00-202.028

Cadd File: WELL-ESMT

Date: 7/9/02


Drawn By: MIL

Field By: NA

Field Bl/Pn: NA

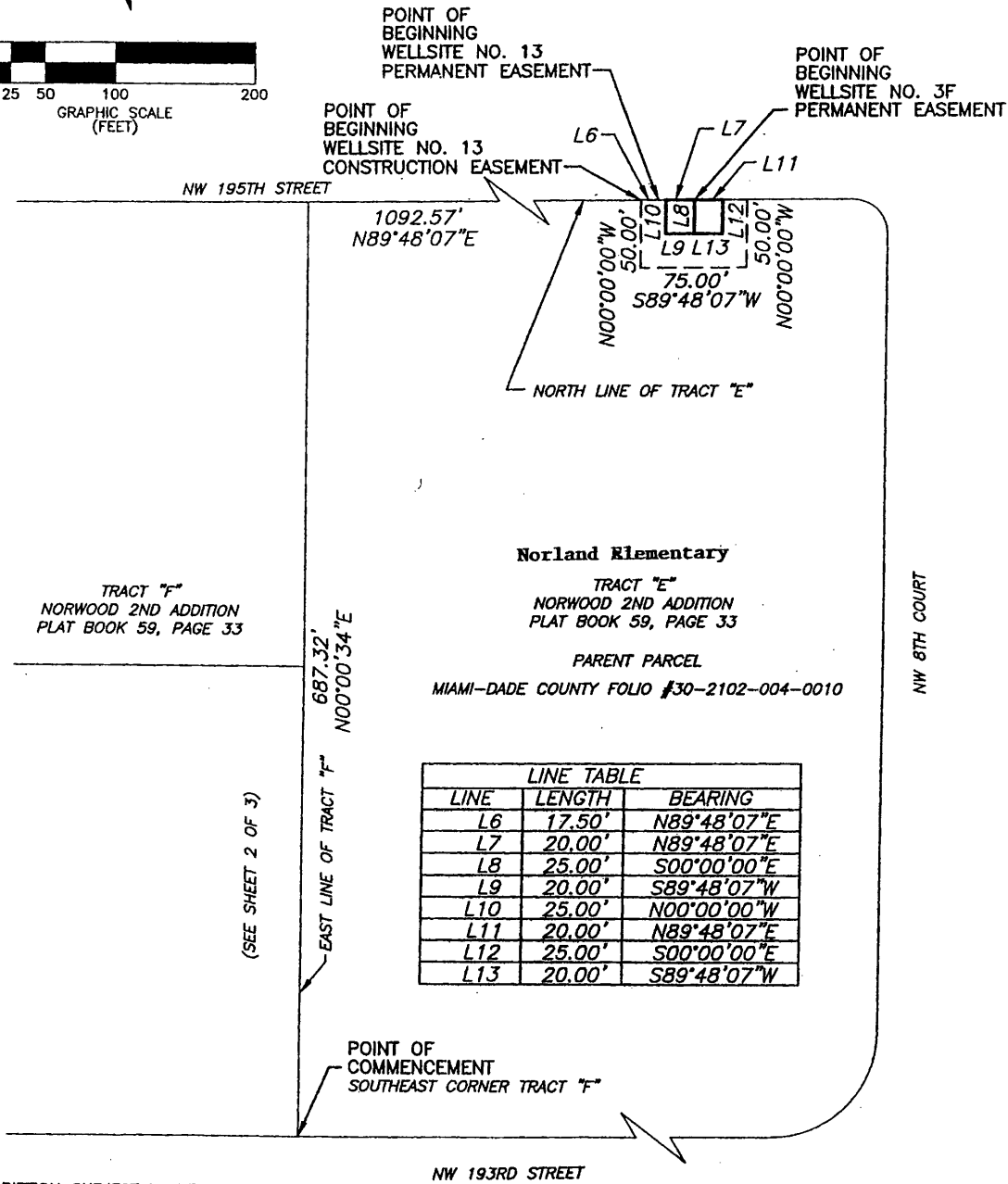
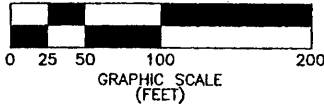


HARTMAN & ASSOCIATES, INC.
engineers, hydrogeologists, surveyors & management consultants
201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
TELEPHONE (407) 839-3955 - FAX (407) 839-3790
LICENSED BUSINESS NO. 75814


Lawrence E. Jenkins
Professional Surveyor & Mapper

**SKETCH OF DESCRIPTION
OF
WELLSITE EASEMENTS 13, 3-F**
THIS IS NOT A SURVEY

EXHIBIT "C"



TRACT "F"
NORWOOD 2ND ADDITION
PLAT BOOK 59, PAGE 33

Norland Elementary

TRACT "E"
NORWOOD 2ND ADDITION
PLAT BOOK 59, PAGE 33

PARENT PARCEL
MIAMI-DADE COUNTY FOLIO #30-2102-004-0010

| LINE TABLE | | |
|------------|--------|-------------|
| LINE | LENGTH | BEARING |
| L6 | 17.50' | N89°48'07"E |
| L7 | 20.00' | N89°48'07"E |
| L8 | 25.00' | S00°00'00"E |
| L9 | 20.00' | S89°48'07"W |
| L10 | 25.00' | N00°00'00"W |
| L11 | 20.00' | N89°48'07"E |
| L12 | 25.00' | S00°00'00"E |
| L13 | 20.00' | S89°48'07"W |

POINT OF COMMENCEMENT
SOUTHEAST CORNER TRACT "F"

NW 8TH COURT

(SEE SHEET 2 OF 3)

DESCRIPTION SUBJECT TO VERIFICATION BY FIELD SURVEY

(SHEET 1 OF 2)

Revision: _____ Date: _____
Revision: _____ Date: _____
Revision: _____ Date: _____

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engineers, hydrogeologists, surveyors & management consultants
201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
TELEPHONE (407) 836-3653 - FAX (407) 839-3790
LICENSED BUSINESS NO. #5814

Job No: 00-202.028
Cadd File: SCHOOL-ESMTS
Date: 7/9/02
Drawn By: ML
Field By: NA
Field Bk/Pg: NA

Lawrence E. Jenkins
Professional Surveyor & Mapper
Florida Registration #5364

SKETCH OF DESCRIPTION
OF
WELLSITE EASEMENTS 13, 3-F
 THIS IS NOT A SURVEY

PARENT PARCEL DESCRIPTION:

TRACT "E" AND THE SOUTH 1/2 OF TRACT "F" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA

WELLSITE NO. 13 PERMANENT EASEMENT DESCRIPTION:

A PORTION OF TRACT "E" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER TRACT "F"; THENCE RUN N.00°00'34"E., ALONG THE EAST LINE OF TRACT "F" FOR A DISTANCE OF 687.32 FEET TO THE NORTHEAST CORNER OF TRACT "F"; THENCE RUN N.89°48'07"E., ALONG THE NORTH LINE OF TRACT "E" FOR A DISTANCE OF 1,110.07 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N.89°48'07"E., FOR A DISTANCE OF 20.00 FEET; THENCE RUN SOUTH, FOR A DISTANCE OF 25.00 FEET; THENCE RUN S.89°48'07"W., FOR A DISTANCE OF 20.00 FEET; THENCE RUN NORTH, FOR A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 500.00 SQUARE FEET OR 0.0115 ACRES, MORE OR LESS.

WELLSITE NO. 3F PERMANENT EASEMENT DESCRIPTION:

A PORTION OF TRACT "E" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER TRACT "F"; THENCE RUN N.00°00'34"E., ALONG THE EAST LINE OF TRACT "F" FOR A DISTANCE OF 687.32 FEET TO THE NORTHEAST CORNER OF TRACT "F"; THENCE RUN N.89°48'07"E., ALONG THE NORTH LINE OF TRACT "E" FOR A DISTANCE OF 1,130.07 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N.89°48'07"E., FOR A DISTANCE OF 20.00 FEET; THENCE RUN SOUTH, FOR A DISTANCE OF 25.00 FEET; THENCE RUN S.89°48'07"W., FOR A DISTANCE OF 20.00 FEET; THENCE RUN NORTH, FOR A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 500.00 SQUARE FEET OR 0.0115 ACRES, MORE OR LESS.


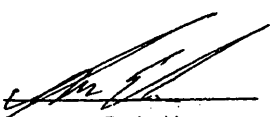
WELLSITE NO. 13 CONTRUCTION EASEMENT DESCRIPTION:

A PORTION OF TRACT "E" NORWOOD 2ND ADDITION AS RECORDED IN PLAT BOOK 59, PAGE 33, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER TRACT "F"; THENCE RUN N.00°00'34"E., ALONG THE EAST LINE OF TRACT "F" FOR A DISTANCE OF 687.32 FEET TO THE NORTHEAST CORNER OF TRACT "F"; THENCE RUN N.89°48'07"E., ALONG THE NORTH LINE OF TRACT "E" FOR A DISTANCE OF 1,092.57 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N.89°48'07"E., FOR A DISTANCE OF 75.00 FEET; THENCE RUN SOUTH, FOR A DISTANCE OF 50.00 FEET; THENCE RUN S.89°48'07"W., FOR A DISTANCE OF 75.00 FEET; THENCE RUN NORTH, FOR A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 3,749.98 SQUARE FEET OR 0.09 ACRES, MORE OR LESS.

(SHEET 2 OF 2)

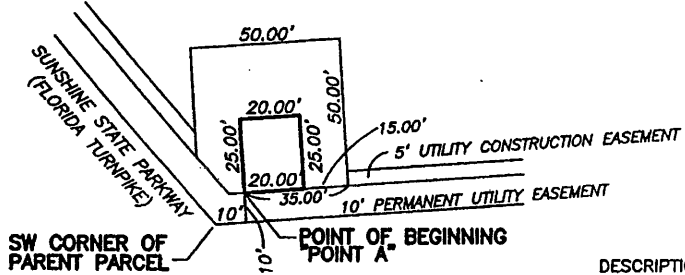
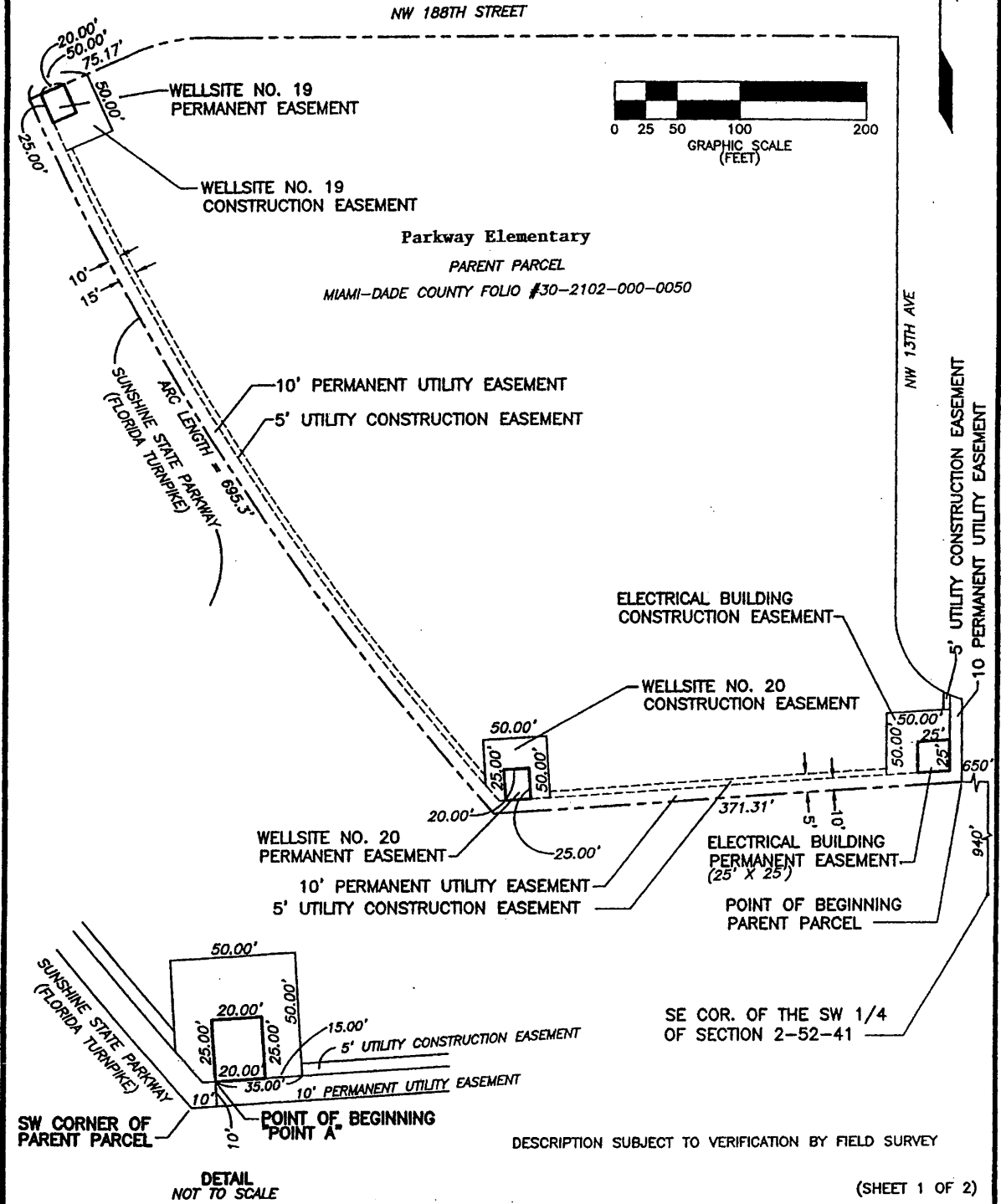
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| Revision: _____ Date: _____ Revision: _____ Date: _____ Revision: _____ Date: _____ | | NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. | |
|  HARTMAN & ASSOCIATES, INC. engineers, hydrogeologists, surveyors & management consultants 201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801 TELEPHONE (407) 839-3955 - FAX (407) 839-3790 LICENSED BUSINESS NO. #5814 | | Job No: 00-202.028 Cadd File: SCHOOL-ESMTS Date: 7/9/02 Drawn By: ML Field By: NA Field Bk/Pg: NA |  Lawrence E. Jenkins Professional Surveyor & Mapper Florida Registration #5364 |

SKETCH OF DESCRIPTION OF WELLSITES 19, 20 & ELECTRICAL BUILDING EASEMENTS

THIS IS NOT A SURVEY


EXHIBIT "D"


N



| | |
|-----------------|-------------|
| Revision: _____ | Date: _____ |
| Revision: _____ | Date: _____ |
| Revision: _____ | Date: _____ |

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| Job No: | 00-202.028 |
| Cadd File: | WELL-ESMT |
| Date: | 7/9/02 |
| Drawn By: | MIL |
| Field By: | NA |
| Field Bk/Pg: | NA |


 Lawrence E. Jenkins
 Professional Surveyor & Mapper
 Florida Registration # 3772


HARTMAN & ASSOCIATES, INC.
 engineers, hydrogeologists, surveyors & management consultants
 201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
 TELEPHONE (407) 839-3955 - FAX (407) 839-3790
 LICENSED BUSINESS NO. #5814

PARENT PARCEL DESCRIPTION:

A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, DADE COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN 940 FEET NORTH AND 650 FEET WEST OF THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF AFORESAID SECTION 2; THENCE WESTERLY 371.31 FEET TO THE EASTERLY RIGHT OF WAY LINE OF THE SUNSHINE STATE PARKWAY; THENCE NORTHWESTERLY ALONG SAID EASTERLY RIGHT OF WAY LINE AN ARC LENGTH OF 695.3 FEET; THENCE LEAVING SAID RIGHT OF WAY LINE RUN NORTHEASTERLY ALONG THE SOUTH RIGHT OF WAY LINE OF NW 188TH STREET A DISTANCE OF 75.17 FEET TO THE POINT OF CURVATURE OF A CURVE; THENCE CONTINUE EASTERLY ALONG SAID SOUTH RIGHT OF WAY LINE TO THE WESTERLY RIGHT OF WAY OF NW 13TH AVENUE; THENCE SOUTHERLY AND EASTERLY ALONG SAID WESTERLY RIGHT OF WAY LINE TO A POINT ON A LINE 650 FEET WEST OF AND PARALLEL WITH THE EASTERLY LINE OF THE SOUTHWEST 1/4 OF AFORESAID SECTION 2; THENCE RUN SOUTHERLY TO THE POINT OF BEGINNING.

WELLSITE NO. 18 PERMANENT EASEMENT DESCRIPTION:

AN EASEMENT 25 FEET X 20 FEET BEING THE NORTH 25.00 FEET OF THE EAST 20.00 FEET OF THE WEST 30.00 FEET OF THE ABOVE DESCRIBED PARENT PARCEL.

WELLSITE NO. 19 CONSTRUCTION EASEMENT DESCRIPTION:

THE NORTH 50.00 FEET OF THE WEST 50.00 FEET OF THE ABOVE DESCRIBED PARENT PARCEL; LESS THE NORTH 25.00 FEET OF THE WEST 20.00 FEET THEREOF.

WELLSITE NO. 20 PERMANENT EASEMENT DESCRIPTION:

A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE ABOVE DESCRIBED PARENT PARCEL; THENCE RUN EASTERLY ALONG THE SOUTH LINE OF SAID PARENT PARCEL A DISTANCE OF 10.00 FEET; THENCE NORTHERLY AND PERPENDICULAR TO SAID SOUTH LINE OF PARENT PARCEL A DISTANCE OF 10.00 FEET FOR A POINT OF BEGINNING; SAID POINT BEING "POINT A"; THENCE CONTINUE ALONG SAID LINE PERPENDICULAR TO SOUTH LINE OF PARENT PARCEL A DISTANCE OF 25.00 FEET; THENCE EASTERLY ALONG A LINE PARALLEL WITH AND 35 FEET NORTH OF (WHEN MEASURED PERPENDICULAR TO) THE SOUTH LINE OF PARENT PARCEL A DISTANCE OF 20.00 FEET; THENCE SOUTHERLY AND PERPENDICULAR TO SAID SOUTH LINE OF PARENT PARCEL A DISTANCE OF 25.00 FEET TO A POINT 10.00 FEET NORTH OF SAID SOUTH LINE; THENCE WESTERLY ALONG A LINE PARALLEL WITH AND 10.00 FEET NORTH OF SAID SOUTH LINE OF PARENT PARCEL A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING.

WELLSITE NO. 20 CONSTRUCTION EASEMENT DESCRIPTION:

A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT "POINT A" AS MENTIONED IN ABOVE DESCRIBED WELLSITE NO. 20 PERMANENT EASEMENT; THENCE RUN EASTERLY ALONG A LINE PARALLEL WITH AND 10 FEET NORTH OF (WHEN MEASURED PERPENDICULAR TO) THE SOUTH LINE OF PARENT PARCEL A DISTANCE OF 35.00 FEET; THENCE NORTHERLY AND PERPENDICULAR TO SAID SOUTH LINE OF PARENT PARCEL A DISTANCE OF 50.00 FEET TO A POINT 60.00 FEET NORTH OF SAID SOUTH LINE; THENCE WESTERLY ALONG A LINE PARALLEL WITH AND 60.00 FEET NORTH OF SAID SOUTH LINE OF PARENT PARCEL A DISTANCE OF 50.00 FEET; THENCE SOUTHERLY ALONG A LINE PERPENDICULAR TO AFORESAID SOUTH LINE OF PARENT PARCEL TO A POINT ON A LINE 10.00 FEET (MEASURED PERPENDICULAR) NORTHERLY AND EASTERLY OF THE EASTERLY RIGHT OF WAY LINE OF SUNSHINE STATE PARKWAY; THENCE SOUTHERLY AND EASTERLY ALONG A LINE PARALLEL WITH AND 10.00 NORTHERLY OF SAID RIGHT OF WAY LINE AND THE SOUTHERLY PROPERTY LINE OF PARENT PARCEL TO THE POINT OF BEGINNING; LESS ABOVE DESCRIBED WELLSITE NO. 20 PERMANENT EASEMENT.

ELECTRICAL BUILDING PERMANENT EASEMENT DESCRIPTION:

A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE EAST 35 FEET OF THE SOUTH 35 FEET OF THE ABOVE DESCRIBED PARENT PARCEL; LESS THE EAST 10 FEET AND THE SOUTH 10 FEET THEREOF.

ELECTRICAL BUILDING CONSTRUCTION EASEMENT DESCRIPTION:

A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE EAST 60 FEET OF THE SOUTH 60 FEET OF THE ABOVE DESCRIBED PARENT PARCEL; LESS THE EAST 10 FEET AND THE SOUTH 10 FEET THEREOF; ALSO LESS ABOVE DESCRIBED ELECTRICAL BUILDING PERMANENT EASEMENT.

10 FOOT PERMANENT UTILITY EASEMENT DESCRIPTION:

A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A STRIP OF LAND 10 FEET IN WIDTH LYING EASTERLY OF; PARALLEL WITH; AND ADJACENT TO THE WESTERLY LINE OF THE ABOVE DESCRIBED PARENT PARCEL; AND A STRIP OF LAND 10 FEET IN WIDTH LYING NORTHERLY OF; PARALLEL WITH AND ADJACENT TO THE SOUTHERLY LINE OF THE ABOVE DESCRIBED PARENT PARCEL; AND A STRIP OF LAND 15 FEET IN WIDTH LYING WESTERLY OF; PARALLEL WITH AND ADJACENT TO THAT PART OF THE EASTERLY LINE OF ABOVE DESCRIBED PARENT PARCEL LYING SOUTH OF NW 13TH AVENUE.

5 FOOT UTILITY CONSTRUCTION EASEMENT DESCRIPTION:


A PORTION OF THE SW 1/4 OF SECTION 2, TOWNSHIP 52 SOUTH, RANGE 41 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A STRIP OF LAND 15 FEET IN WIDTH LYING EASTERLY OF; PARALLEL WITH; AND ADJACENT TO THE WESTERLY LINE OF THE ABOVE DESCRIBED PARENT PARCEL; AND A STRIP OF LAND 15 FEET IN WIDTH LYING NORTHERLY OF; PARALLEL WITH AND ADJACENT TO THE SOUTHERLY LINE OF THE ABOVE DESCRIBED PARENT PARCEL; AND A STRIP OF LAND 15 FEET IN WIDTH LYING WESTERLY OF; PARALLEL WITH AND ADJACENT TO THAT PART OF THE EASTERLY LINE OF ABOVE DESCRIBED PARENT PARCEL LYING SOUTH OF NW 13TH AVENUE.

LESS THAT PART LYING WITHIN THE ABOVE DESCRIBED 10 FOOT PERMANENT UTILITY EASEMENT; ALSO LESS THAT PART LYING WITHIN THE ABOVE DESCRIBED WELLSITE EASEMENTS, ELECTRICAL BUILDING EASEMENT AND CONSTRUCTION EASEMENTS.


(SHEET 2 OF 2)

Revision: _____ Date: _____
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 **HARTMAN & ASSOCIATES, INC.**
engineers, hydrogeologists, surveyors & management consultants
201 EAST PINE STREET - SUITE 1000 - ORLANDO, FL 32801
TELEPHONE (407) 830-3855 - FAX (407) 830-3790
LICENSED BUSINESS NO. 15614

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RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

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| Job No: | 00-202.028 |
| Cadd File: | WELL-ESMT |
| Date: | 7/9/02 |
| Drawn By: | MIL |
| Field By: | NA |
| Field Bk/Pg: | NA |


Lawrence E. Jenkins
Professional Surveyor & Mapper