

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS

APR 24 2018

RESOLUTION

of the

**ORANGE COUNTY BOARD OF COUNTY
COMMISSIONERS**

regarding

**RATIFICATION OF INTEREST IN THAT CERTAIN
UTILITY EASEMENT RECORDED ON JANUARY 18, 2018
IN
DOCUMENT NUMBER 20180035683 AND A
SUBORDINATION OF ENCUMBRANCES TO PROPERTY
RIGHTS TO ORANGE COUNTY RECORDED ON
JANUARY 18, 2018 IN DOCUMENT NUMBER
20180035684 OF THE PUBLIC RECORDS OF
ORANGE COUNTY, FLORIDA**

RESOLUTION NO. 2018-M-12

WHEREAS, through Resolution No. 86-M-44, Orange County has adopted a procedure for accepting conveyances of real property to the County whereby no conveyance of real property shall be deemed accepted by the County unless formally accepted by the Board of County Commissioners of Orange County (the "Board"); and

WHEREAS, on or about the 18th day of January 2018, Windermere Property Holdings, LLC (the "Grantor") recorded a Utility Easement in favor of Orange County as Document Number 20180035683 and a Subordination of Encumbrances to Property Rights to Orange County as Document Number 20180035684, in the Official Records of Orange County, Florida (the "Easement Documents"); and

WHEREAS, the Easement Documents affect and impact certain real property, more particularly described on the Exhibit "A" attached and incorporated to said Easement Documents and attached as Exhibit "A" hereto; and

WHEREAS, the Easement Documents were recorded without approval by the Board as required by Resolution No. 86-M-44; and

WHEREAS, the Board has reviewed the Easement Documents and desires to accept the Easement Documents by this Resolution in fulfillment of Resolution No. 86-

M-44.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY:

Section 1. The foregoing premises are incorporated herein and are found to be fair and accurate statements regarding whether the Easement Documents were properly accepted by the governing board of Orange County, Florida.

Section 2. Although the Easement Documents were never accepted by the Board, as required by Resolution No. 86-M-44, the Board hereby accepts and ratifies the Easement Documents.

Section 3. The Manager of the Orange County Real Estate Management Division, or a designee, shall provide a copy of this Resolution to the Property Appraiser of Orange County, Florida for the records of that office, and shall record this Resolution in the Official Records of Orange County, Florida.

ADOPTED THIS _____ DAY OF APR 24 2018, 20__.

ORANGE COUNTY, FLORIDA
By: Board of County Commissioners

By: *Teresa Jacobs*

Teresa Jacobs
Orange County Mayor

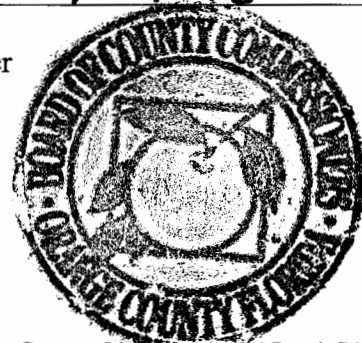
Date: 4.24.18

ATTEST: Phil Diamond, CPA, County Comptroller
As Clerk of the Board of County Commissioners

By: *Katie Smith*

Deputy Clerk

Print name: Katie Smith



SKETCH OF DESCRIPTION

DESCRIPTION:

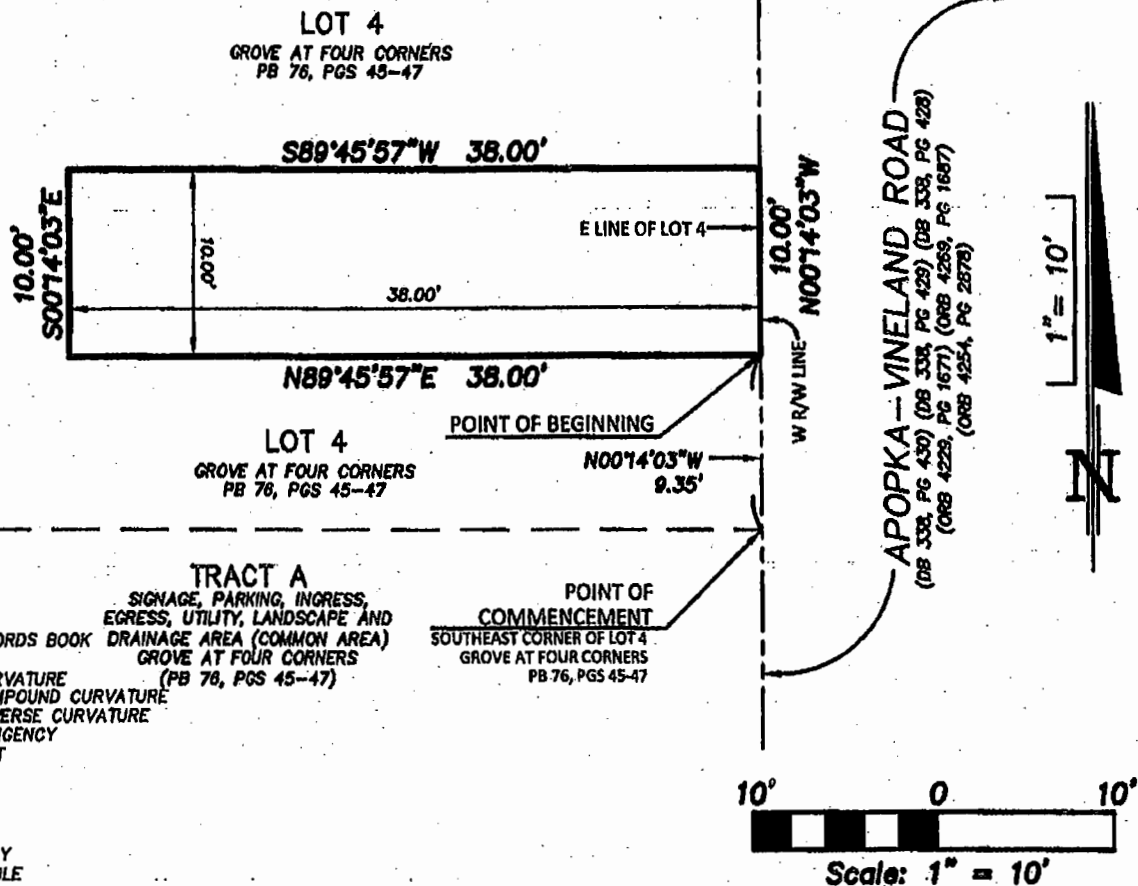
That part of Lot 4, GROVE AT FOUR CORNERS, according to the plat thereof, recorded in Plat Book 76, Pages 45 through 47, of the Public Records of Orange County, Florida, lying in the Northeast 1/4 of Section 16, Township 23 South, Range 28 East, Orange County, Florida, described as follows:

Commence at the Southeast corner of said Lot 4; thence run N00°14'03"W along the East line of said Lot 4 and the West right-of-way line of Apopka-Vineland Road, a distance of 9.35 feet to the POINT OF BEGINNING; thence continue N00°14'03"W, along said East line and said West right-of-way line, for a distance of 10.00 feet; thence run S89°45'57"W, a distance of 38.00 feet; thence S00°14'03"E, 10.00 feet; thence N89°45'57"E, 38.00 feet to the POINT OF BEGINNING.

Containing 0.009 acres (380 square feet) more or less and being subject to any rights-of-way, restrictions and easements of record.

NOTES:

1. This is not a survey.
2. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
3. Bearings based on the East line of Lot 4, GROVE AT FOUR CORNERS, Plat Book 76, Pages 45 through 47, as being N00°14'03"W (Per Plat).
4. Lands shown hereon were not abstracted for rights-of-way, easements, ownership or other instruments of record by this firm.
5. This Sketch of Description does not depict any easements of record that may be within or adjoining the lands described hereon.



LEGEND

DB DEED BOOK
ORB OFFICIAL RECORDS BOOK
PG PAGE
PC POINT OF CURVATURE
PCC POINT OF COMPOUND CURVATURE
PRC POINT OF REVERSE CURVATURE
PT POINT OF TANGENCY
NT NON-TANGENT
(NR) NON-RADIAL
(R) RADIAL
PB PLAT BOOK
PGS PAGES
R/W RIGHT-OF-WAY
N/A NOT APPLICABLE

TRACT A

SIGNAGE, PARKING, INGRESS,
EGRESS, UTILITY, LANDSCAPE AND
DRAINAGE AREA (COMMON AREA)
GROVE AT FOUR CORNERS
(PB 76, PGS 45-47)

POINT OF
COMMENCEMENT
SOUTHEAST CORNER OF LOT 4
GROVE AT FOUR CORNERS
PB 76, PGS 45-47

PREPARED FOR:

Windermere Property Holdings, LLC

THE GROVES AT ISLEWORTH PARCEL 4 - (UTILITY EASEMENT)
BUILDING DEPARTMENT PERMIT NUMBER: B16903413
SECTION 16, TOWNSHIP 23 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FL

DATE BY DESCRIPTION

REVISIONS



DONALD W. McINTOSH ASSOCIATES, INC.
ENGINEERS PLANNERS SURVEYORS
2200 PARK AVENUE NORTH, WINTER PARK, FLORIDA 32789 (407) 644-4068
CERTIFICATE OF AUTHORIZATION NO. LB68

DONALD W. McINTOSH ASSOCIATES, INC.
CERTIFICATE OF AUTHORIZATION NO. LB68

Rocky & Cooper November 21, 2017
Florida Registered Surveyor and Mapper
Certificate No. 4289
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

DRAWN BY: DLL
DATE: 10/2017

CHECKED BY: RLC

JOB NO.
14158.034

SCALE
1"=10'

SHEET 1
OF 1