

1. **REQUESTED MOTION:**

ACTION REQUESTED: Accept a Petition to Vacate four (4) Public Utility Easements located in the Glen Abbey Subdivision at Fiddlesticks Country Club. Adopt a Resolution setting a Public Hearing for 5:00 p.m. on the 12th day of November, 2002.

WHY ACTION IS NECESSARY: The Developer has revised the Fiddlesticks Site Plan to relocate proposed multi-family units, therefore, the Public Utility Easements are no longer required. The vacation of these Public Utility Easements will not alter existing conditions and the easements are not necessary to accommodate any future requirements.

WHAT ACTION ACCOMPLISHES: Setting the time and date of the Public Hearing.

2. **DEPARTMENTAL CATEGORY:** 04 Community Development
COMMISSION DISTRICT #: 3

C4A

3. **MEETING DATE:**

10-15-2002

4. **AGENDA:**

- CONSENT
- ADMINISTRATIVE
- APPEALS
- PUBLIC
- WALK ON
- TIME REQUIRED:

5. **REQUIREMENT/PURPOSE:**
(Specify)

- STATUTE F.S. Ch.177
- ORDINANCE
- ADMIN. CODE 13-1
- OTHER

6. **REQUESTOR OF INFORMATION:**

- A. COMMISSIONER
- B. DEPARTMENT Community Development
- C. DIVISION Development Services
- BY: *[Signature]*

Peter J. Eckenrode, Director

7. **BACKGROUND:**

The completed Petition to Vacate VAC2002-00030 was submitted by Debi Pendlebury, agent for Fiddlesticks Country Club Properties Inc.

LOCATION: Petition # VAC2002-00030 proposes to vacate portions of two (2) 12-foot wide Public Utility Easements located west of Glen Abbey Circle, in Fiddlesticks Country Club, as recorded in Official Record Book 2207, Pages 3307-3316; one (1) 10-foot by 25-foot Public Utility Easement located west of Glen Abby Circle and north of Glenfinnan Circle, in Glen Abbey Phases II & III, as recorded in Plat Book 64, Pages 3 and 4; one (1) 10-foot wide Public Utility Easement located on the north side of Glenfinnan Circle west of Fiddlesticks Boulevard, in Fiddlesticks Country Club, as recorded in Plat Book 34, Page 144, more particularly described in the attached Exhibit A1, A2, A3 and A4, in the Public Records of Lee County, Florida. The site is located adjacent to 7904 Glenfinnan Circle, Ft Myers, Florida 33912.

Documentation pertaining to this Petition to Vacate is available for viewing at the Office of Lee Cares.

There are no objections to this Petition to Vacate. Staff recommends the scheduling of the Public Hearing.

Attached to this Blue sheet is the Petition to Vacate, Reso: to set Public Hearing, Notice of Public Hearing, and Exhibits A1, A2, A3 and A4.

8. **MANAGEMENT RECOMMENDATIONS:**

9. **RECOMMENDED APPROVAL:**

A Department Director	B Purchasing or Contracts	C Human Resources	D Other	E County Attorney	F Budget Services <i>WPM 10/2</i>				G County Manager
					OM	Risk	GC		
<i>[Signature]</i>	N/A	N/A	N/A	<i>[Signature]</i>	<i>[Signature]</i> 9/30/02	<i>[Signature]</i> 9/30/02	<i>[Signature]</i> 10/03/02	<i>[Signature]</i> 10/12/02	<i>[Signature]</i>

10. **COMMISSION ACTION:**

- APPROVED
- DENIED
- DEFERRED
- OTHER

Rec. by CoAtty
Date: 9/23/02
Time: 4:00pm
FORWARDED TO:
Admin
9/30/02 9:41M

RECEIVED BY
COUNTY ADMIN. ID
9/30/02
9:45
COUNTY ADMIN.
FORWARDED TO: *[Signature]*
10/3/02



July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B1

A tract or strip of land (10 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida being a part of a 10 foot wide Utility Easement as shown on the plat of Fiddlesticks County Club as recorded in Plat Book 34 at Page 144 through 160, Public Records of Lee County, Florida which 10 foot wide utility easement is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the section line common to Sections 32 and 33 for 122.08 feet to a point on the westerly right-of-way line of Fiddlesticks Boulevard southeast as shown on said plat; thence run S 00° 50' 20" W for 10.01 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 30.00 feet (chord bearing S 42° 37' 43" W) (chord 41.28 feet) (delta 86° 56' 04") for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 870.00 feet (chord bearing S 87° 32' 01" W) (chord 43.66 feet) (delta 02° 52' 32") for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract "H" as shown on the Plat of Glen Abbey Phase II & III as recorded in Plat Book 64 at Page 3 and 4 of the Public Records of Lee County, Florida; thence run N 02° 03' 12" W along the east line of said Tract "H" for 10.00 feet to the Point of Beginning.

From said Point of Beginning continue N 02° 03' 12" W for 10.00 feet to the north line of said 10 foot Utility Easement; thence run N 88° 58' 17" E for 65.61 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 850.00 feet (chord bearing N 87° 32' 01" E) (chord 43.16 feet) (delta 02° 52' 32") for 42.66 feet to a point of tangency; thence run N 86° 05' 45" E for 321.66 to a point of curvature; thence run northeasterly along said arc of said curve to the left radius 20.00 feet (chord bearing N 42° 37' 43" E) (chord 27.52 feet) (delta 86° 56' 04") for 30.35 feet to the point of reverse curvature and a point of cusp; thence run S 00° 50' 20" E for 10.01 feet to a point

EXHIBIT A1

Page 1 of 2

of curvature; thence run southwesterly along arc of said curve to the right of radius 20.00 feet (chord bearing S 42° 37' 23" W) (chord 27.52 feet) (delta 86° 56' 55") for 30.35 feet to a point of tangency; thence run S 86° 05' 45" W for 321.12 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 860.00 feet (chord bearing S 87° 32' 01" W) (chord 42.66 feet) (delta 02° 52' 32") for 43.16 feet to a point of tangency; thence run S 88° 58' 17" W for 65.43 feet to the Point of Beginning.

Parcel contains 4,488 square feet, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.



Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
GLEN ABBEY PHASES II & III
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B2

A tract or strip of land (10 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida being all of a 10 foot by 25 foot Utility Easement as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 through 4, Public Records of Lee County, Florida which 10 foot wide Utility Easement is described as follows:

From the northeasterly most corner of Tract "H" as shown on said plat run S 02° 03' 12"E along the east line of said tract for 25.00 feet; thence run S 88° 58' 17" W for 10.00 feet; thence run N 02° 03' 12" W for 25.00 feet to the north line of said tract; thence run N 88° 58' 17" E along said north line for 10.00 feet to the Point of Beginning.

Parcel contains 250 square foot, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.

Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500

July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B3

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East, run N 00° 50' 20" W along the Section line common to Sections 32 and 33 for 122.08 feet; thence run S 00° 50' 20" E for 10.01 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 30.00 feet (delta 86° 56' 04") (chord bearing S 42° 37' 43" W) (chord 41.28 feet) for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 870.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 43.66 feet) for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract H as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 and 4 of said Public Records; thence run N 02° 03' 12" W along the east line of said Tract H for 103.02 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning and a point designated "A". From said Point of Beginning continue N 02° 03' 12" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along the north line of said easement for 73.46 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 510.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 25.59 feet) for 25.60 feet to a point of tangency; thence run N 86° 05' 45" E for 125.78 feet to an intersection with a non-tangent curve; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 37° 51' 49") (chord bearing S 74° 58' 20" E) (chord 36.99 feet) for 37.67

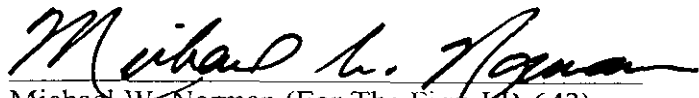
EXHIBIT A3

Page 1 of 2

feet to an intersection with a non-tangent line being the south line of said 12 foot easement; thence run S 86° 05' 45" W for 160.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 522.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 26.20 feet) for 26.20 feet to a point of tangency; thence run S 88° 58' 17" W for 73.24 feet to the Point of Beginning.

Parcel contains 2,834 square feet (0.07 acres), more or less.

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.



Michael W. Norman (For The Firm LB-642)

Professional Surveyor and Mapper

Florida Certificate No. 4500



July 10, 2002

DESCRIPTION

VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA

PARCEL B4

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

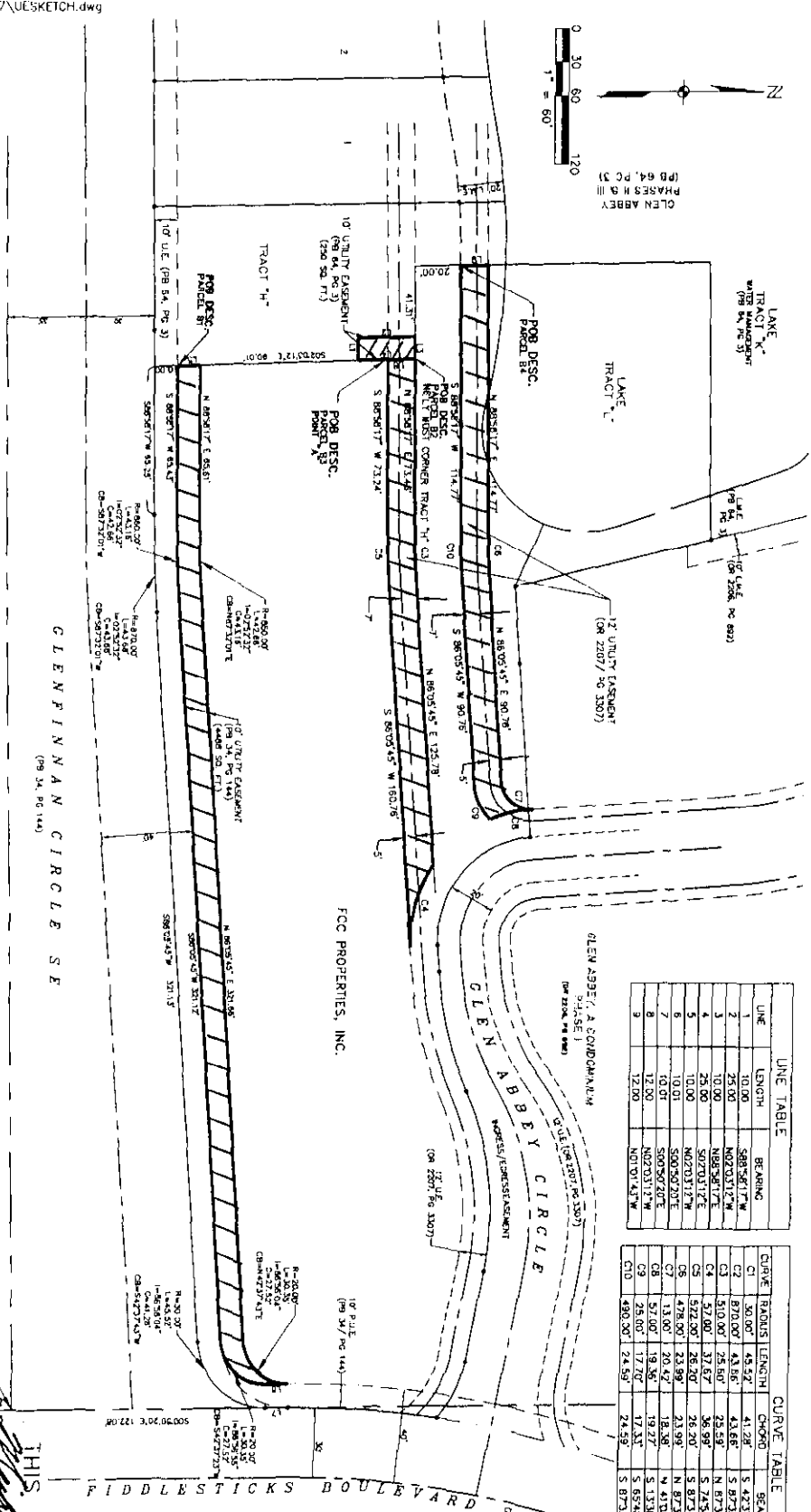
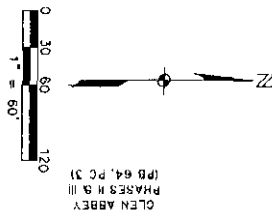
From the hereinabove point designated "A" run N 02° 03' 12" W for 12.00 feet; thence run S 88° 58' 17" W for 41.31 feet; thence run N 01° 01' 43" W for 20.00 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning of Parcel 2.

From said Point of Beginning continue N 01° 01' 43" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along said north line for 114.77 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 478.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 23.99 feet) for 23.99 feet to a point of tangency; thence run N 86° 05' 45" E for 90.76 feet to the beginning of a curve; thence run northeasterly along the arc of said curve to the left of radius 13.00 feet (delta 90° 00' 00") (chord bearing N 41° 05' 45" E) (chord 18.38 feet) for 20.42 feet to an intersection with a non-tangent curve and a point of cusp; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 19° 27' 47") (chord bearing S 13° 38' 08" E) (chord 19.27 feet) for 19.36 feet to an intersection with a non-tangent curve; thence run southwesterly along the arc of said curve to the right of radius 25.00 feet (delta 40° 33' 47") (chord bearing S 65° 48' 51" W) (chord 17.33 feet) for 17.70 feet to a point of tangency; thence run S 86° 05' 45" W for 90.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 490.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 24.59 feet) for 24.59 feet to a point of tangency; thence run S 88° 58' 17" W for 114.77 feet to the Point of Beginning.

Parcels containing 2,959 square feet (0.07 acres), more or less

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.

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LINE TABLE

LINE	LENGTH	BEARING
1	10.00	S88°56'17\"
2	25.00	N02°03'12\"
3	10.00	N88°56'17\"
4	25.00	S07°03'12\"
5	10.00	N02°03'12\"
6	10.01	S00°50'20\"
7	10.01	N02°03'12\"
8	12.00	N02°03'12\"
9	12.00	N01°04'31\"

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	50.00'	45.52'	41.28'	S 42°37'43\"	96.56°04'
C2	870.00'	43.68'	43.68'	S 87°32'01\"	02°52'32\"
C3	510.00'	75.60'	25.59'	N 87°33'01\"	02°52'32\"
C4	572.00'	37.67'	36.99'	S 74°58'20\"	37°31'49\"
C5	572.00'	26.20'	26.20'	S 87°32'01\"	02°52'32\"
C6	478.00'	23.89'	23.89'	N 87°33'01\"	02°52'32\"
C7	572.00'	10.42'	10.42'	N 87°32'01\"	02°52'32\"
C8	572.00'	18.38'	18.38'	S 13°28'05\"	90°00'00\"
C9	25.00'	17.20'	17.20'	S 13°28'05\"	19°17'41\"
C10	490.00'	24.59'	24.59'	S 87°32'01\"	02°52'32\"

- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST CORNER OF SECTION 32, TWP. 45 S., RGE. 25 E., SECTION 32.
 2. ALL BEARINGS ARE TO ZONE 18N.
 3. DEVELOPMENT RESTRICTIONS TO ZONE 18N ARE TO BE OBSERVED.
 4. POB = POINT OF BEGINNING.
 5. POB DESC. = POINT OF BEGINNING DESCRIPTION.
 6. OR = OFFICIAL RECORD BOOK.
 7. OR = OFFICIAL RECORD BOOK.
 8. OR = OFFICIAL RECORD BOOK.
 9. OR = OFFICIAL RECORD BOOK.
 10. OR = OFFICIAL RECORD BOOK.
 11. R/W = RIGHT-OF-WAY.

THIS IS NOT A SURVEY

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL PASSED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

VACATION UTILITY EASEMENTS
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

JOHNSON
 ENGINEERING

2158 JOHNSON STREET
 P.O. BOX 1559
 FORT WENES, FLORIDA 33502-1550
 PHONE (941) 334-0045
 FAX (941) 334-3661
 E.B. #862 & L.B. #842

SKETCH TO ACCOMPANY
 DESCRIPTION
 EXHIBIT "B"

DATE 03/06/02 PROJECT NO. 20023087 FILE NO. 32-45-25 SCALE 1" = 60' SHEET 1 OF 1

PETITION TO VACATE

Case Number: VAC 2002-00030

Petitioner(s), FCC Properties Inc.

requests the Board of County Commissioners of Lee County, Florida, to grant this Petition to Vacate and states as follows:

1. Petitioner(s) mailing address, 15391 Canongate Drive Fort Myers, Florida 33912

2. In accordance with Florida Statute (F.S.) Chapter 177 and Lee County Administrative Code (LCAC) 13-1, Petitioner desires to vacate the public's interest in the easement, plat or portion of a plat legally described in the attached Exhibit "A".

3. A sketch showing the area the Petitioner desires to vacate is attached as Exhibit "B".

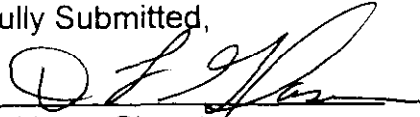
4. Proof Petitioner paid all applicable state and county taxes is attached as Exhibit "C".

5. Petitioner is fee simple title holder to the underlying land sought to be vacated.

6. Petitioner did provide notice to all affected property owners concerning the intent of this Petition in accordance with the LCAC 13-1.

7. In accordance with letters of review and recommendation provided by various governmental and utility entities, it is apparent if the Board grants the Petitioner's request, it will not affect the ownership or right of convenient access of persons owning other parts of the subdivision.

Wherefore, Petitioner respectfully requests the Board of County Commissioners adopt a Resolution granting the Petition to Vacate.

Respectfully Submitted,
By: 
Petitioner Signature

Donald Glaser, President
Printed Name

By: _____
Petitioner Signature

Printed Name

LETTER OF AUTHORIZATION

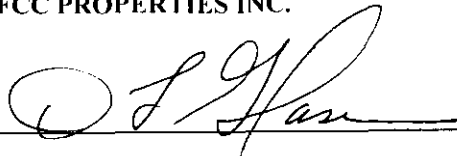
TO: **LEE COUNTY DEVELOPMENT SERVICES**
FROM: **FCC PROPERTIES INC.**
RE: **VACATION OF UTILITY EASEMENTS**

STRAP # 324525-13-0000-11-0000
STRAP # 324525-10-0000A-0000

7/17/02
DF

Please be advised that **FCC Properties Inc.** does hereby authorize Johnson Engineering, Inc., to act as its agent for purposes of filing a Utility Easement Vacation request on the above referenced parcels.

FCC PROPERTIES INC.

By: 

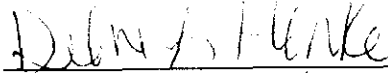
Name: **Donald Glaser**
Title: **President**

Address: **15391 Canongate Drive**
Fort Myers, Florida 33912

Tele: **(941) 768-1111**

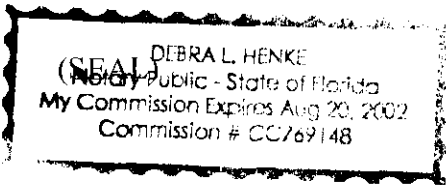
STATE OF FLORIDA
COUNTY OF LEE

The foregoing instrument was acknowledged before me this 28th day of March, 2002, by Donald Glaser who is personally known to me or had produced as identification and who did (did not) take an oath.



Debra L. Henke

(Typed, printed or stamped name of Notary)





July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B1

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From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the section line common to Sections 32 and 33 for 122.08 feet to a point on the westerly right-of-way line of Fiddlesticks Boulevard southeast as shown on said plat; thence run S 00° 50' 20" W for 10.01 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 30.00 feet (chord bearing S 42° 37' 43" W) (chord 41.28 feet) (delta 86° 56' 04") for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 870.00 feet (chord bearing S 87° 32' 01" W) (chord 43.66 feet) (delta 02° 52' 32") for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract "H" as shown on the Plat of Glen Abbey Phase II & III as recorded in Plat Book 64 at Page 3 and 4 of the Public Records of Lee County, Florida; thence run N 02° 03' 12" W along the east line of said Tract "H" for 10.00 feet to the Point of Beginning.

From said Point of Beginning continue N 02° 03' 12" W for 10.00 feet to the north line of said 10 foot Utility Easement; thence run N 88° 58' 17" E for 65.61 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 850.00 feet (chord bearing N 87° 32' 01" E) (chord 43.16 feet) (delta 02° 52' 32") for 42.66 feet to a point of tangency; thence run N 86° 05' 45" E for 321.66 to a point of curvature; thence run northeasterly along said arc of said curve to the left radius 20.00 feet (chord bearing N 42° 37' 43" E) (chord 27.52 feet) (delta 86° 56' 04") for 30.35 feet to the point of reverse curvature and a point of cusp; thence run S 00° 50' 20" E for 10.01 feet to a point

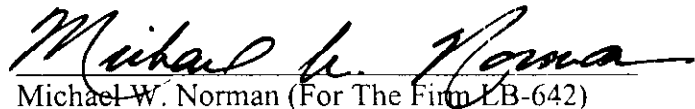
EXHIBIT A1

Page 1 of 2

of curvature; thence run southwesterly along arc of said curve to the right of radius 20.00 feet (chord bearing S 42° 37' 23" W) (chord 27.52 feet) (delta 86° 56' 55") for 30.35 feet to a point of tangency; thence run S 86° 05' 45" W for 321.12 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 860.00 feet (chord bearing S 87° 32' 01" W) (chord 42.66 feet) (delta 02° 52' 32") for 43.16 feet to a point of tangency; thence run S 88° 58' 17" W for 65.43 feet to the Point of Beginning.

Parcel contains 4,488 square feet, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.



Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



July 10, 2002

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(10 FEET WIDE)
GLEN ABBEY PHASES II & III
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From the northeasterly most corner of Tract "H" as shown on said plat run S 02° 03' 12"E along the east line of said tract for 25.00 feet; thence run S 88° 58' 17" W for 10.00 feet; thence run N 02° 03' 12" W for 25.00 feet to the north line of said tract; thence run N 88° 58' 17" E along said north line for 10.00 feet to the Point of Beginning.

Parcel contains 250 square foot, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.

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PARCEL B3

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East, run N 00° 50' 20" W along the Section line common to Sections 32 and 33 for 122.08 feet; thence run S 00° 50' 20" E for 10.01 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 30.00 feet (delta 86° 56' 04") (chord bearing S 42° 37' 43" W) (chord 41.28 feet) for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 870.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 43.66 feet) for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract H as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 and 4 of said Public Records; thence run N 02° 03' 12" W along the east line of said Tract H for 103.02 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning and a point designated "A". From said Point of Beginning continue N 02° 03' 12" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along the north line of said easement for 73.46 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 510.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 25.59 feet) for 25.60 feet to a point of tangency; thence run N 86° 05' 45" E for 125.78 feet to an intersection with a non-tangent curve; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 37° 51' 49") (chord bearing S 74° 58' 20" E) (chord 36.99 feet) for 37.67

EXHIBIT A3

Page 1 of 2

feet to an intersection with a non-tangent line being the south line of said 12 foot easement; thence run S 86° 05' 45" W for 160.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 522.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 26.20 feet) for 26.20 feet to a point of tangency; thence run S 88° 58' 17" W for 73.24 feet to the Point of Beginning.

Parcel contains 2,834 square feet (0.07 acres), more or less.

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.



Michael W. Norman (For The Firm LB-642)

Professional Surveyor and Mapper

Florida Certificate No. 4500

July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B4

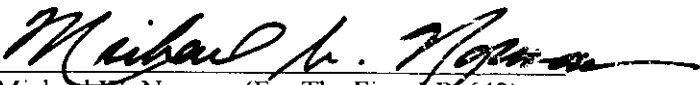
A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

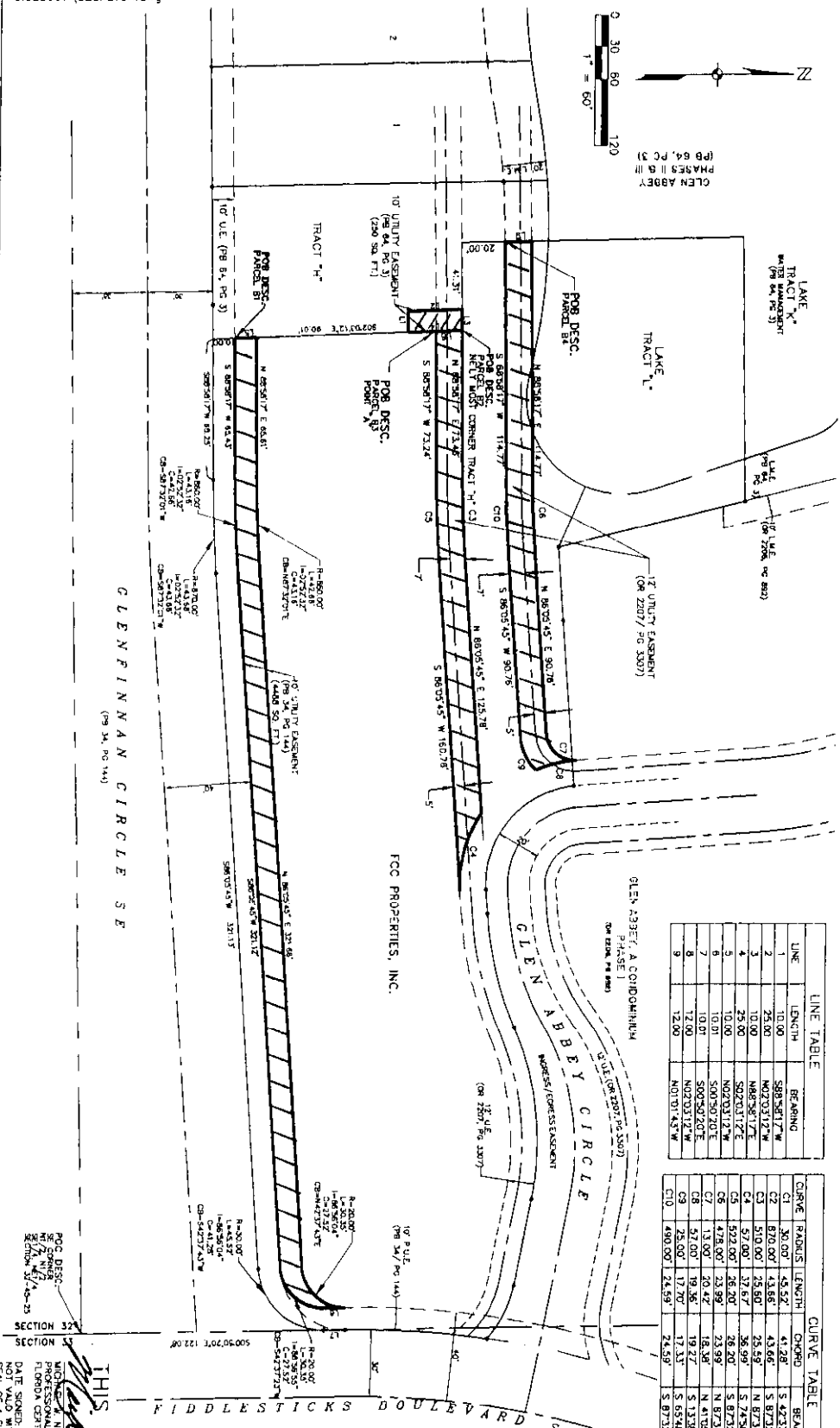
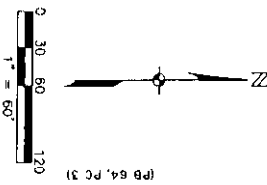
From the hereinabove point designated "A" run N 02° 03' 12" W for 12.00 feet; thence run S 88° 58' 17" W for 41.31 feet; thence run N 01° 01' 43" W for 20.00 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning of Parcel 2.

From said Point of Beginning continue N 01° 01' 43" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along said north line for 114.77 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 478.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 23.99 feet) for 23.99 feet to a point of tangency; thence run N 86° 05' 45" E for 90.76 feet to the beginning of a curve; thence run northeasterly along the arc of said curve to the left of radius 13.00 feet (delta 90° 00' 00") (chord bearing N 41° 05' 45" E) (chord 18.38 feet) for 20.42 feet to an intersection with a non-tangent curve and a point of cusp; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 19° 27' 47") (chord bearing S 13° 38' 08" E) (chord 19.27 feet) for 19.36 feet to an intersection with a non-tangent curve; thence run southwesterly along the arc of said curve to the right of radius 25.00 feet (delta 40° 33' 47") (chord bearing S 65° 48' 51" W) (chord 17.33 feet) for 17.70 feet to a point of tangency; thence run S 86° 05' 45" W for 90.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 490.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 24.59 feet) for 24.59 feet to a point of tangency; thence run S 88° 58' 17" W for 114.77 feet to the Point of Beginning.

Parcels containing 2,959 square feet (0.07 acres), more or less

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.


Michael W. Norman (For The Firm B-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



LINE TABLE

LINE	LENGTH	BEARING
1	10.00	S 88°58'17" W
2	25.00	N 82°52'12" W
3	10.00	N 82°52'12" W
4	25.00	S 02°03'12" E
5	10.00	N 02°03'12" W
6	10.00	S 00°30'20" E
7	10.00	N 02°03'12" W
8	12.00	N 01°01'43" W

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00	45.52	41.28	S 42°37'43" W	86°56'04"
C2	870.00	13.86	43.66	S 87°32'01" W	02°52'32"
C3	510.00	28.80	28.89	N 87°32'01" E	02°52'32"
C4	57.00	37.67	38.99	S 74°58'02" E	3°31'48"
C5	522.00	26.20	28.20	S 87°32'01" W	02°52'32"
C6	478.00	23.99	23.99	N 87°32'01" E	02°52'32"
C7	13.00	20.42	18.38	N 41°05'45" E	90°00'00"
C8	57.00	19.86	19.27	S 13°38'08" E	1°27'17"
C9	25.00	17.70	17.33	S 65°48'51" W	4°23'44"
C10	490.00	24.59	24.59	S 87°32'01" W	02°52'32"

- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NEIGHBORING QUARTER (NE 1/4) OF SECTION 32 EAST TOWNSHIP 48 SOUTH, RANGE 25 EAST MERIDIAN. THIS SKETCH DOES NOT MAKE ANY REPRESENTATIONS AS TO ZONING OR ON SUBJECT PARCEL.
 2. POC = POINT OF COMMENCEMENT.
 3. DESC = DESCRIPTION ATTACHED.
 4. POC = PLACE ON RECORD BOOK.
 5. POC = PLACE ON RECORD BOOK.
 6. POC = PLACE ON RECORD BOOK.
 7. POC = PLACE ON RECORD BOOK.
 8. POC = PLACE ON RECORD BOOK.
 9. POC = PLACE ON RECORD BOOK.
 10. POC = PLACE ON RECORD BOOK.
 11. 1/2" W = RIGHT-OF-WAY.

THIS IS NOT A SURVEY

Michael W. Johnson

DATE SIGNED: 03/05/02

SCALE: 1" = 60'

VACATION UTILITY EASEMENTS
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

JOHNSON
 ENGINEERING

2158 JOHNSON STREET
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0046
 FAX (941) 334-3561
 E.B. #642 & L.B. #642

SKETCH TO ACCOMPANY
 DESCRIPTION EXHIBIT "B"

DATE: 03/05/02
 PROJECT NO.: 20023067
 FILE NO.: 32-45-25
 SCALE: 1" = 60'
 SHEET: 1 OF 1

TAXES TAX ROLL SEARCH RESULTS

Searching the Real Estate Tax Roll for Account "324525130000H0000" has returned 2 records.

Page 1 of 1

For a **DETAIL** explanation of a specific tax year displayed, Click on the underlined Account number in the column on the left of the table for the particular tax year.

For a definition of the abbreviations in the Tax Status column, Click on Legend.

Account	Tax Year	Owner Name and Address	Legal Description	Tax Status Legend	Prior Year(s) Taxes Due
32-45-25-13-0000H.0000	2001	BEAZER HOMES CORP 11934 FAIRWAY LAKES DR FT MYERS FL 33913 USA	GLEN ABBEY PH II + III DESC IN PB 64 PGS 3-4 TRACT H	PAID	Click here for outstanding taxes
32-45-25-13-0000H.0000	2000	BEAZER HOMES CORP 11934 FAIRWAY LAKES DR FT MYERS FL 33913 USA	GLEN ABBEY PH II + III DESC IN PB 64 PGS 3-4 TRACT H	PAID	Click here for outstanding taxes

PRINTING INSTRUCTIONS:

It will help pages to print more completely if:
The Text Size on your browser set to " Smaller" or "Smallest"
and the orientation is set to - Landscape.
This web site is best viewed at 800 x 600 resolution, or higher, on your monitor.
The information on this web site is provided by the
Lee County Tax Collector's Office.

TAXES TAX ROLL SEARCH RESULTS

Searching the Real Estate Tax Roll for Account "32452510000A0000" has returned 4 records.

Page 1 of 1

For a **DETAIL** explanation of a specific tax year displayed, Click on the underlined Account number in the column on the left of the table for the particular tax year.

For a definition of the abbreviations in the Tax Status column, Click on Legend.

Account	Tax Year	Owner Name and Address	Legal Description	Tax Status Legend	Prior Year(s) Taxes Due
32-45-25-10-0000A.0000	2001	FCC PROPERTIES INC 15391 CANONGATE DR FT MYERS FL 33912 USA	GLEN ABBEY CONDO PH-1 DESC OR 2206 PG 929 CB 18 PG 36 RES BLDG 6-9	PAID	Click here for outstanding taxes
32-45-25-10-0000A.0000	2000	FCC PROPERTIES INC 15391 CANONGATE DR FT MYERS FL 33912	GLEN ABBEY CONDO PH-1 DESC OR 2206 PG 929 CB 18 PG 36 RES BLDG 6-9	PAID	Click here for outstanding taxes
32-45-25-10-0000A.0000	1999	GLEN ABBEY CONDO ASSOCIATION 12601 WORLD PLAZA LN STE 2 FT MYERS FL 33907 USA	GLEN ABBEY CONDO PH-1 DESC OR 2206 PG 929 CB 18 PG 36 RES BLDG 6-9	PAID	Click here for outstanding taxes
32-45-25-10-0000A.0000	1998	FCC PROPERTIES INC C/O CHRISTOPHER J SHIELDS ESQ 1833 HENDRY ST FT MYERS FL 33902 USA	GLEN ABBEY CONDO PH-1 DESC OR 2206 PG 929 CB 18 PG 36 RES BLDG 6-9	PAID	Click here for outstanding taxes

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and the orientation is set to - Landscape.
This web site is best viewed at 800 x 600 resolution, or higher, on your monitor.
The information on this web site is provided by the
Lee County Tax Collector's Office.

EXHIBIT "C" 2 of 2

Property Data for Parcel 32-45-25-13-0000H.0000

[Next Lower Parcel Number | Next Higher Parcel Number | Display Tax Bills on this Parcel]

OWNERSHIP, LEGAL, SALES AND DISTRICT DATA ARE FROM THE CURRENT DATABASE. LAND, BUILDING, VALUE AND EXEMPTION DATA ARE FROM THE 2001 ROLL.

Owner of Record		Legal Description		Image of Structure	
BEAZER HOMES CORP DBA GULFCOAST HOMES 11934 FAIRWAY LAKES DR FT MYERS FL 33913		GLEN ABBEY PH II + III DESC IN PB 64 PGS 3-4 TRACT H		(Not Presently Available)	
Site Address		RESERVED Fort Myers, FL 33912			
Taxing District			DOR Code		
012 - SOUTH TRAIL FIRE DISTRICT/SOUTH COUNTY			00 - VACANT RESIDENTIAL		
Property Values		Exemptions		Dimensions	
Just	69,900	Homestead	0	Measurement Units	LT
Assessed	69,900	Agricultural	0	Number of Units	1.00
Assessed SOH	69,900	Widow	0	Frontage	0
Taxable	69,900	Widower	0	Depth	0
Building	0	Disability	0	Bedrooms	
Land	69,900	Wholly	0	Bathrooms	
Building Extra Features	0	Energy	0	Total Sq. Ft.	
Land Extra Features	0	SOH Difference	0	Year Built	
Sales Transactions					
Sale Price	Date	OR Book/Page	Transaction Type	Vacant/Improved	
825,000	3/19/1999	3093/1844	04	V	
1,700,000	12/31/1997	2905/2247	04	V	
5,500,000	11/1/1991	2259/2583	03	I	
0	11/1/1991	2259/3715	03	I	
Solid Waste (Garbage) Roll Data					
Solid Waste District		Roll Type	Category	Unit/Area	Tax Amount
002 - Service Area 2 - South Fort Myers Area		R - Residential Category			0.00
Land Tracts/Land Use					
Description		Use Code	Units		
Vacant Residential		0	1.00 Lot		
Storm Surge Category	Flood Insurance (FIRM)				
	Rate Code	Community	Panel	Version	Date
Category 4	B	125124	0350	B	091984

[View 2001 TRIM Notice]
 [View 2000 TRIM Notice]
 [Show Building Details]
 [Show Aerial View]

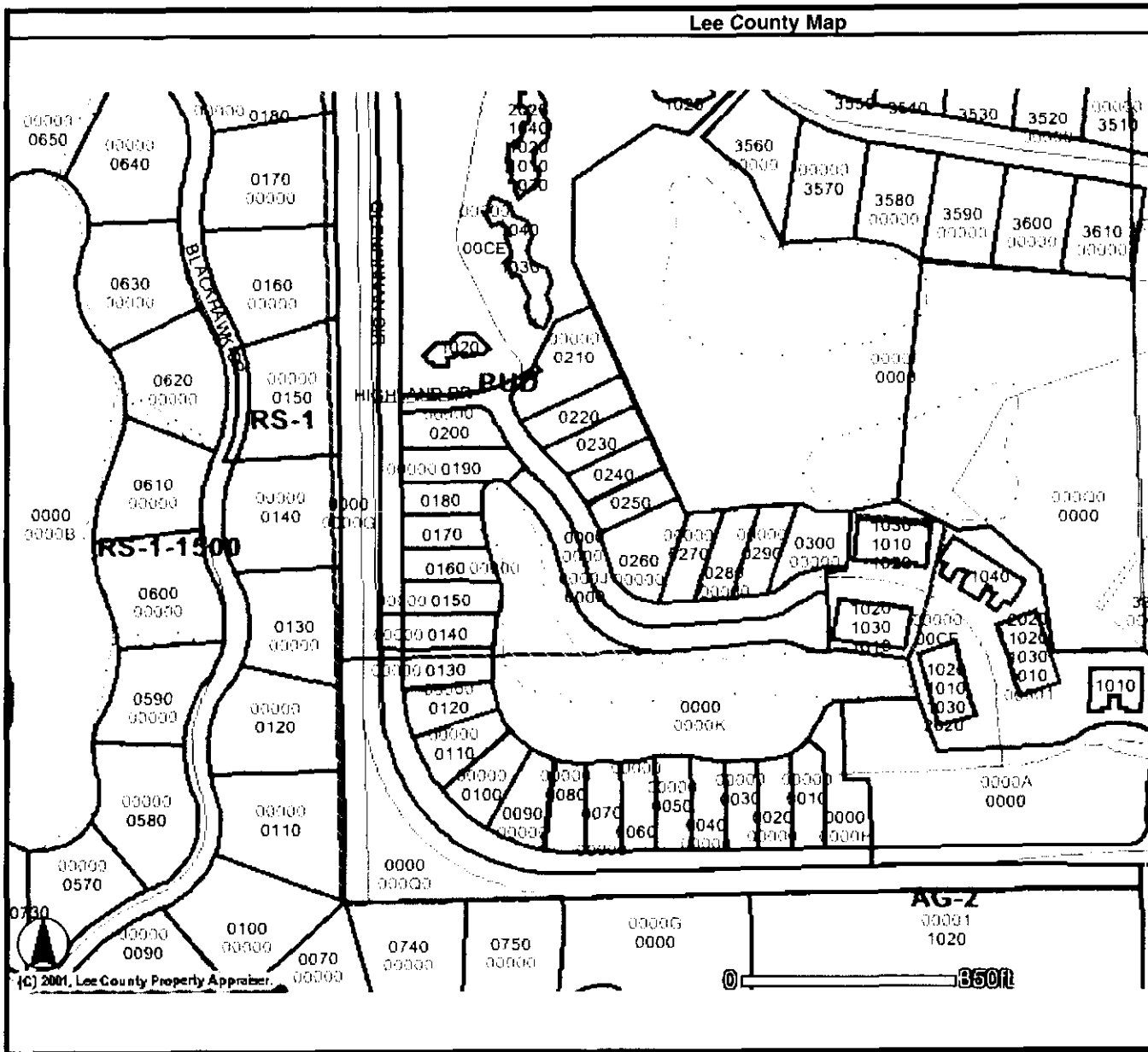
Property Data for Parcel 32-45-25-10-0000A.0000

[Next Lower Parcel Number | Next Higher Parcel Number | Display Tax Bills on this Parcel]

OWNERSHIP, LEGAL, SALES AND DISTRICT DATA ARE FROM THE CURRENT DATABASE. LAND, BUILDING, VALUE AND EXEMPTION DATA ARE FROM THE 2001 ROLL.

Owner of Record		Legal Description		Image of Structure		
FCC PROPERTIES INC 15391 CANONGATE DR FT MYERS FL 33912		GLEN ABBEY CONDO PH-1 DESC OR 2206 PG 929 CB 18 PG 36 RES BLDG 6-9		(Not Presently Available)		
Site Address		0 RESERVED Fort Myers, FL 33912				
Taxing District			DOR Code			
012 - SOUTH TRAIL FIRE DISTRICT/SOUTH COUNTY			00 - VACANT RESIDENTIAL			
Property Values		Exemptions		Dimensions		
Just	240,000	Homestead	0	Measurement Units	UT	
Assessed	240,000	Agricultural	0	Number of Units	15.00	
Assessed SOH	240,000	Widow	0	Frontage	0	
Taxable	240,000	Widower	0	Depth	0	
Building	0	Disability	0	Bedrooms		
Land	240,000	Wholly	0	Bathrooms		
Building Extra Features	0	Energy	0	Total Sq. Ft.		
Land Extra Features	0	SOH Difference	0	Year Built		
Sales Transactions						
Sale Price	Date	OR Book/Page	Transaction Type	Vacant/Improved		
75,000	2/26/2001	3389/3257	06	V		
100	1/25/1999	3112/877	01	V		
1,700,000	12/31/1997	2905/2247	04	V		
5,500,000	11/1/1991	2259/2583	03	I		
0	11/1/1991	2259/3715	03	I		
Solid Waste (Garbage) Roll Data						
Solid Waste District		Roll Type	Category	Unit/Area	Tax Amount	
002 - Service Area 2 - South Fort Myers Area		-		0	0.00	
Land Tracts/Land Use						
Description			Use Code	Units		
Condominium Reserve Parcel			401	15.00 Units		
Storm Surge Category		Flood Insurance (FIRM)				
		Rate Code	Community	Panel	Version	Date
Category 4		B	125124	0350	B	091984

[View 2001 TRIM Notice]
 [View 2000 TRIM Notice]
 [Show Building Details]
 [Show Aerial View]



32-45-25-10-0000A-0000

32-45-25-13-0000H-0000

AFFECTED PROPERTY OWNER

Recording Fee 19.50
Documentary Stamps 525.00



This instrument prepared by
and return to: Christopher N. Davies, Esquire
CHRISTOPHER N. DAVIES, P.A.
12601 World Plaza Lane, Suite Two
Fort Myers, Florida 33907

Property Appraiser's
Parcel Identification No. 32-45-25-10-0000A-0000

Grantee S.S. No.:
Grantee S.S. No.:

[Space Above This Line For Recording Data]

INSTR # 5101078
OR BK 03389 PG 3257

RECORDED 04/06/01 11:00 AM
CHARLIE GREEN CLERK OF COURT
LEE COUNTY
RECORDING FEE 15.00
DOC TAX PD (F.S. 201.02) 525.00
DEPUTY CLERK L. Wheat

SPECIAL WARRANTY DEED

(STATUTORY FORM - SECTION 689.02, F.S.)

THIS INDENTURE, made this 26th day of February, 2001, between **GLEN ABBEY CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation**, whose address is c/o Christopher N. Davies, Esquire, Christopher N. Davies, P.A., 12601 World Plaza Lane, Suite 2, Fort Myers, Lee County, Florida 33907. Grantor*, and **FCC PROPERTIES, INC., a Florida corporation**, whose post office address is 15391 Canongate Drive, Fort Myers, Lee County, Florida 33912, Grantee*.

Witnesseth that said Grantor, for and in consideration of the sum of **TEN AND NO/100 DOLLARS (\$10.00)** and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Lee County, Florida, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

Subject to easements, restrictions and reservations of record, if any, and taxes for the current year and all subsequent years.

And said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming under and through the grantor but against no other.

*"Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

GLEN ABBEY CONDOMINIUM ASSOCIATION, INC.

Robert H. Duckwall
Witness

By: Paul Palmer
PAUL PALMER, PRESIDENT

Robert H. Duckwall
(Print Name)

Walter P. Corcoran
Witness

WALTER P. CORCORAN
(Print Name)

STATE OF FLORIDA)
)§:
COUNTY OF LEE)

The foregoing instrument was acknowledged before me this 26th day of February, 2001, by **PAUL PALMER, PRESIDENT, GLEN ABBEY CONDOMINIUM ASSOCIATION, INC.**, who is personally known to me or: produced _____ as identification and did (did not) take an oath.

(Seal)

Robert H. Duckwall
Notary Public

Robert H. Duckwall
(Print Name)

My Commission Expires:



EXHIBIT "A"

**PARCEL IN GLEN ABBEY PHASE I
AND A PART OF GLENFINNAN CIRCLE
FIDDLESTICKS COUNTRY CLUB
SECTIONS 32 AND 33, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

A tract or parcel of land lying in Sections 32 and 33, Township 45 South, Range 25 East, Lee County, Florida, being a part of Glen Abbey Condominium Phase I as recorded in Official Record Book 2206 at Page 892 of the Lee County Public Records and a part of Glenfinnan Circle Southeast as shown on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160 of the Lee County Public Records, which tract or parcel of land is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the Section line common to Sections 32 and 33 for 122.08 feet to a point on the westerly right-of-way line of Fiddlesticks Boulevard Southeast and the Point of Beginning.

From said Point of Beginning run S 00° 50' 20" E for 10.01 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 30.00 feet (delta 86° 56' 04") (chord bearing S 42° 37' 43" W) (chord 41.28 feet) for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 870.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 43.66 feet) for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southwesterlymost corner of Tract H as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 through 4 of the Lee County Public Records; thence run N 02° 03' 12" W along the east line of said Tract H for 115.02 feet; thence run S 88° 58' 17" W continuing along a northerly line of said Tract H for 41.31 feet; thence run N 01° 01' 43" W along the east line of Tract H and Tract K as shown on said Plat of Glen Abbey for 129.87 feet; thence run N 88° 58' 17" E along the south line of said Tract K for 122.99 feet; thence run S 14° 06' 09" E for 88.33 feet; thence run N 86° 05' 45" E for 111.03 feet to a intersection with a non-tangent curve; thence run southeasterly

along the arc of said curve to the left of radius 45.00 feet (delta $87^{\circ} 26' 43''$) (chord bearing $S 50^{\circ} 10' 27'' E$) (chord 62.21 feet) for 68.68 feet to a point of tangency; thence run $N 86^{\circ} 05' 45'' E$ for 11.79 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 160.00 feet (delta $19^{\circ} 27' 55''$) (chord bearing $N 76^{\circ} 21' 48'' E$) (chord 54.10 feet) for 54.36 feet to a point of reverse curvature; thence run northeasterly along the arc of said curve to the right of radius 133.00 feet (delta $34^{\circ} 28' 42''$) (chord bearing $N 83^{\circ} 52' 12'' E$) (chord 78.83 feet) for 80.03 feet to a point of tangency; thence run $S 78^{\circ} 53' 27'' E$ for 39.91 feet to a point of curvature; thence run southeasterly along the arc of said curve to the right of radius 50.00 feet (delta $31^{\circ} 01' 44''$) (chord bearing $S 63^{\circ} 22' 36'' E$) (chord 26.75 feet) for 27.08 feet to an intersection with a non-tangent curve, being the westerly right-of-way line of Fiddlesticks Boulevard Southeast; thence run southwesterly along the arc of said curve to the left of radius 430.00 feet (delta $08^{\circ} 43' 39''$) (chord bearing $S 03^{\circ} 31' 30'' W$) (chord 65.44 feet) for 65.50 feet to the Point of Beginning.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear $N 00^{\circ} 50' 20'' W$.



Florida Power & Light Company
15834 Winkler Road
Fort Myers, FL 33908
(239) 415-1326

August 4, 2002

Mr. Mike Norman
Johnson Engineering
P.O. Box 1550
Fort Myers, FL 33902-1550

RE: GLEN ABBEY SUBDIVISION AT FIDDLESTICKS COUNTRY CLUB

Dear Mike:

We received the executed and recorded easement for the FPL underground electric facilities on Parcel 1 at Glen Abbey Subdivision.

We, therefore have "NO OBJECTION" to the vacation of the 12' Utility Easement as described as Parcel 1 and Parcel 2 on OR 2207/ PG 3307.

If you have any questions, please feel free to call me at (239) 415-1326.

Yours truly,

A handwritten signature in cursive script that reads "John W. Hahn".

John W. Hahn
Senior System Project Manager

07/24/2002 WED 13:40 FAX

002-003



FLORIDA POWER & LIGHT
15834 WINKLER RD
FT. MYERS, FL. 33908

JULY 24, 2002

MIKE NORMAN
JOHNSON ENGINEERING
PO BOX 1550
FORT MYERS, FL 33902-1550

RE: PARCEL 1: GLEN ABBEY SUBDIVISION AT FIDDLESTICKS COUNTRY CLUB

DEAR MIKE:

FLORIDA POWER & LIGHT CO. HAS NO OBJECTION TO LEAVING THE PAD MOUNTED TRANSFORMER AT IT'S PRESENT LOCATION, HOWEVER FP&L WILL REQUIRE AN ELECTRIC UTILITY EASEMENT FOR THE EXISTING UNDERGROUND ELECTRIC FACILITIES.

IN JOHN HAHN'S LETTER DATED MAY 27,2002 HE STATED THAT EXHIBIT A, PARCEL 1: HAD ABANDONED FACILITIES THAT WOULD NOT BE UTILIZED EITHER NOW OR IN THE FUTURE. THIS PARAGRAPH SHOULD HAVE READ EXHIBIT A, PARCEL 2: HAS ABANDONED FACILITIES AND WILL NOT BE UTILIZED EITHER NOW OR IN THE FUTURE.

ALSO, EXHIBIT A, PARCEL 2 SHOULD OF READ EXHIBIT A PARCEL 1.

IF YOU HAVE ANY QUESTIONS, PLEASE FEEL FREE TO CALL ME AT (239)415-1313

YOURS TRULY,

DAVE SKINNER
CONSTRUCTION DESIGNER

Craig fax

www.ljy.com

12



JUL 31 2002 10:58AM
Work Order No. _____

PAVESE HAVERFIELD

NO.027 P.2/4

EASEMENT

This Instrument Prepared By



Sec.32 , Twp 45 S, Rge 21 E

Name: MICHAEL NORMAN
Co Name: JOHNSON ENGINEERING INC

INSTR # 0321323
TR BK 03696 PG 1141
RECORDED 07/31/2002 10:23:42 AM
CHARLIE GREEN, CLERK OF COURT
LEE COUNTY
RECORDING FEE 15.00
DEED DOC 0.70
DEPUTY CLERK S Jensen

Parcel I.D. 224525100000A.0000
(Maintained by County Appraiser)
Form 3722 (Stocks) Rev. 7/04

Address 2188 JOHNSON STREET
PORT MYERS, FL 33901
00101.

Received At Clerk Court

The undersigned, in consideration of the payment of \$1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company, its licensees, agents, successors, and assigns, an easement forever for the construction, operation and maintenance of overhead and underground electric utility facilities (including wires, poles, guys, cables, conduits and apparatus equipment) to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage, as well as, the size of and remove such facilities or any of them within an easement 10 feet in width described as follows:

SEE EXHIBIT "A" AND "B" ATTACHED

Together with the right to permit any other person, firm or corporation to attach wires to any facilities hereunder and lay cable and conduit within the easement and to operate the same for communications purposes; the right of ingress and egress to said premises at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the easement tract; to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the easement area which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the land heretofore described, over, along, under and across the roads, streets or highways adjoining or through said property.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on July 30, 2002

Signed, sealed and delivered in the presence of:

Dixie Dory
(Witness Signature)

Print Name Dixie Dory
(Witness)

Janet DeLeon
(Witness Signature)

Print Name Janet DeLeon
(Witness)

Richard Wiedwald
(Signature)
By: Richard Wiedwald
(President's Signature)

Print Name: Richard Wiedwald
Print Address: 15501 Queensberry
Fort Myers, FL 33912

Attest: Carl Johnson
(Secretary's Signature)

Print Name: Carl Johnson
Print Address: 15221 Inverdate
Fort Myers, FL 33912
(Corporate Seal)

STATE OF Florida AND COUNTY OF Lee The foregoing instrument was acknowledged before me this 30 day of July, 2002 by Richard Wiedwald and Carl Johnson respectively the Vice President and Secretary of FPC Properties, Inc a corporation, on behalf of said corporation, who are personally known to me or have produced _____ as identifier, and who did take an oath.
(Type of Identifier)

My Commission Expires:

Dianna H. Walton
Notary Public, Signature
Print Name Dianna H. Walton



I CERTIFY THIS DOCUMENT TO BE A TRUE AND CORRECT COPY OF THE ORIGINAL ON FILE IN MY OFFICE CHARLIE GREEN, CLERK CIRCUIT COURT LEE COUNTY, FLORIDA
DATED: 7/31/02
BY: [Signature]
Clerk of Court





July 26, 2002

DESCRIPTION

**FLORIDA POWER & LIGHT EASEMENT (10' WIDE)
GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

A Strip of land (10' feet wide) lying in Section 32, Township 45 South, Range 25 East being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3237, Public Records of Lee County, Florida which Strip is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the Section line common to Sections 32 and 33 for 122.08 feet to a point on the westerly right-of-way line of Fiddlesticks Boulevard Southeast; thence run S 00° 30' 20" E for 10.81 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 30.00 feet (delta 86° 56' 04") (chord bearing S 42° 37' 43" W) (chord 41.28 feet) for 45.32 feet to a point of tangency; thence run S 86° 05' 45" W for 281.88 feet to the southeast corner of Lot 32 as shown on lot split prepared by Johnson Engineering; thence run N 06° 16' 47" W along the east line of said Lot 32 for 10.00 feet to an intersection with the north line of a 10 Foot Utility Easement as described in Official Record Book 3644 at Page 2204, Public Records of Lee County, Florida and the Point of Beginning of said 10 Foot Wide Florida Power and Light Easement.

From said Point of Beginning run the following courses and distances along the perimeter of said 10 Foot Wide Florida Power and Light Easement; S 86° 05' 45" W along the north line of said 10 Foot Wide Utility Easement for 1.64 feet; thence run N 08° 29' 12" W for 96.74 feet; thence run N 85° 22' 41" E for 102.46 feet to an intersection with the curved southerly line of a 12 Foot Utility Easement as described in deed recorded in Official Record Book 2207 at Page 3307 said public records; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (chord bearing S 64° 37' 37" E) (chord 55.75 feet) (delta 58° 33' 15") for 58.25 feet; thence run S 04° 37' 19" E departing said 12 Foot Utility Easement line for 5.00 feet; thence run S 85° 22' 41" W for 114.41 feet; thence run S 08° 29' 12" E for 86.85 feet to an intersection with the north line of said 10 Foot Wide Utility Easement as described in Official Record Book 3644 at Page 2204 said Public Records; thence run S 86° 05' 45" W along said easement line for 8.30 feet to the Point of Beginning.

Parcel contains 3,040 square feet (0.05 acres), more or less.

SUBJECT TO easements, restrictions and reservations of record.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear N 00° 50' 20" W.

Michael W. Norman
Michael W. Norman (For The Firm) (P. 027)
Professional Surveyor and Mapper
Florida Certificate No. 4500



20023067/Lake Maintenance Easement 072602

EXHIBIT "A"

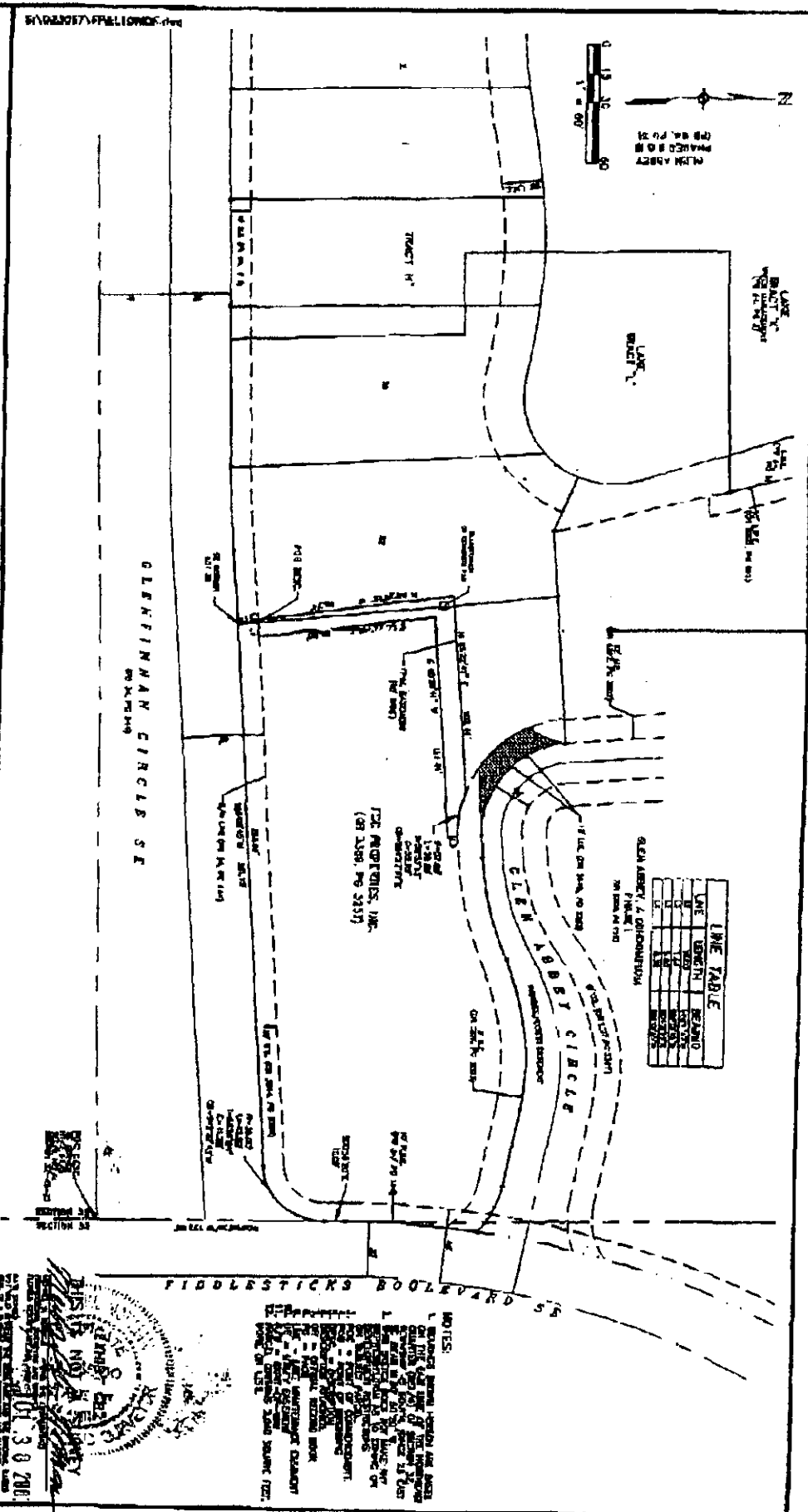
5/16/2002/PAVESI/WORK.dwg

10' WIDE FLORIDA TOWER & LIGHT EASEMENT
GLEN ABBEY, FIDDLERSTICKS COUNTRY CLUB
SECTION 32, TWP. 45 S., RGE. 25 E.

JOHNSON
ENGINEERING

2152 KENNON DRIVE
P.O. BOX 1023
FORT WORTH, TEXAS 76102-1023
TEL: (817) 334-3045
FAX: (817) 334-3445
C/O: 8042 & L.B. #102

SKETCH TO ACCOMPANY
DESCRIPTION

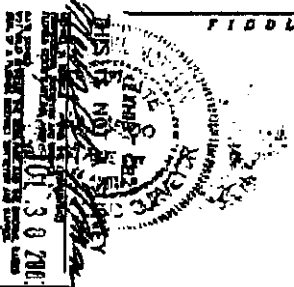


LINE TABLE

LINE	DESCRIPTION	BEARING	LENGTH
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NOTES:

1. REFER TO ALL OTHER PLANS AND SPECIFICATIONS FOR THIS PROJECT.
2. ALL DIMENSIONS ARE IN FEET AND INCHES UNLESS OTHERWISE NOTED.
3. THE PROPERTY LINES SHOWN ARE BASED ON THE SURVEY OF 1988.
4. THE EASEMENT IS 10 FEET WIDE.
5. THE TOWER IS TO BE LOCATED AS SHOWN ON THE PLAN.
6. THE LIGHTS ARE TO BE LOCATED AS SHOWN ON THE PLAN.
7. THE LIGHTS ARE TO BE 10 FEET TALL.
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Florida Power & Light Company
15834 Winkler Road
Fort Myers, FL 33908
(239) 415-1326

May 27, 2002

Ms. Debi Pendlebury
Johnson Engineering
P.O. Box 1550
Fort Myers, FL 33902-1550

RE: VACATION OF UTILITY EASEMENTS
GLEN ABBEY SUBDIVISION AT FIDDLESTICKS COUNTRY CLUB

Dear Ms. Pendlebury:

I have reviewed the request to vacate the utility easements in the Glen Abbey Subdivision at Fiddlesticks Country Club and offer the following comments:

Exhibit A, Parcel 1: Florida Power & Light Company has "No Objection" to the vacation of this easement. We have some abandoned underground facilities that will not be utilized either now or in the future.

Exhibit A, Parcel 2: Florida Power & Light Company has underground electric facilities within the parcel to be vacated. These facilities provide service to Glenfinnan Circle. If this easement is to be vacated and FPL has to relocate its facilities, there will be a charge to do so.

Exhibit B: Florida Power & Light Company has "No Objection" to the vacation of this easement.

Exhibit C: Florida Power & Light Company has "No Objection" to the vacation of this easement.

If you have any questions, please feel free to call me at (239) 415-1326.

Yours truly,

A handwritten signature in black ink, appearing to read "John W. Hahn".

John W. Hahn
Senior System Project Manager

LAKE

GLEN ABBEY
PHASES II & III
(PB 64, PG 3)

GLEN ABBEY, A CONDOMINIUM
PHASE I
(OR 2206, PG 892)

12' UTILITY EASEMENT
(OR 2207/ PG 3307)

12' UTILITY EASEMENT
(OR 2207/ PG 3307)

POB DESC.
PARCEL 2

20' EGRESS/EGRESS EASEMENT
(OR 2207/ PG 3307)

POB DESC.
PARCEL 1

FCC PROPERTIES, INC.
(OR 3389, PG 3257)

POINT "A"

TRACT "H"
FUTURE DEVELOPMENT

GLENFINNAN CIRCLE SE



NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHWEST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST TO BEAR N 00° 50' 20" W. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
2. POC = POINT OF COMMENCEMENT.
3. P.O.B. = POINT OF BEGINNING.
4. DEB = DEED BOOK.
5. DESCRIPTION ATTACHED.
6. OR = OFFICIAL RECORD BOOK.
7. PG = PAGE.
8. LME = LAKE MAINTENANCE EASEMENT
9. UE = UTILITY EASEMENT
10. R/W = RIGHT-OF-WAY
11. PARCEL CONTAINS 5,793 SQUARE FEET.
12. MORE OR LESS.

SKETCH TO ACCOMPANY DESCRIPTION
VACATION OF
12' WIDE UTILITY EASEMENT
GLEN ABBEY
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TWP. 45 S., RGE. 25 E.
LEE COUNTY, FLORIDA

JOHNSON ENGINEERING, INC.
ENGINEERS, SURVEYORS AND ECOLOGISTS
2108 JOHNSON STREET, SUITE 100, FORT WORTH, TEXAS 76102-1560, PHONE (817) 334-0046

Date: 8/26/99
Project No.: 21867
Scale: 1" = 60'
Sheet: 1 OF 1

Exhibit A

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARINGS	DELTA
C1	30.00'	45.32'	41.48'	S 52°27'43" W	88°30.04"
C2	50.00'	74.80'	58.89'	N 87°32'01" E	02°52'32"
C3	50.00'	32.87'	28.89'	S 74°58'20" E	37°51'49"
C4	50.00'	32.87'	28.89'	S 87°32'01" W	02°52'32"
C5	478.00'	23.89'	23.89'	N 87°32'01" E	02°52'32"
C6	15.00'	20.42'	18.38'	N 41°05'45" E	90°00'00"
C7	57.00'	19.86'	19.27'	S 13°38'08" E	192°7'47"
C8	26.00'	17.70'	17.33'	S 85°48'51" W	40°53'47"
C9	490.00'	24.59'	24.59'	S 87°32'01" W	02°52'32"
C10	490.00'	24.59'	24.59'	S 87°32'01" W	02°52'32"

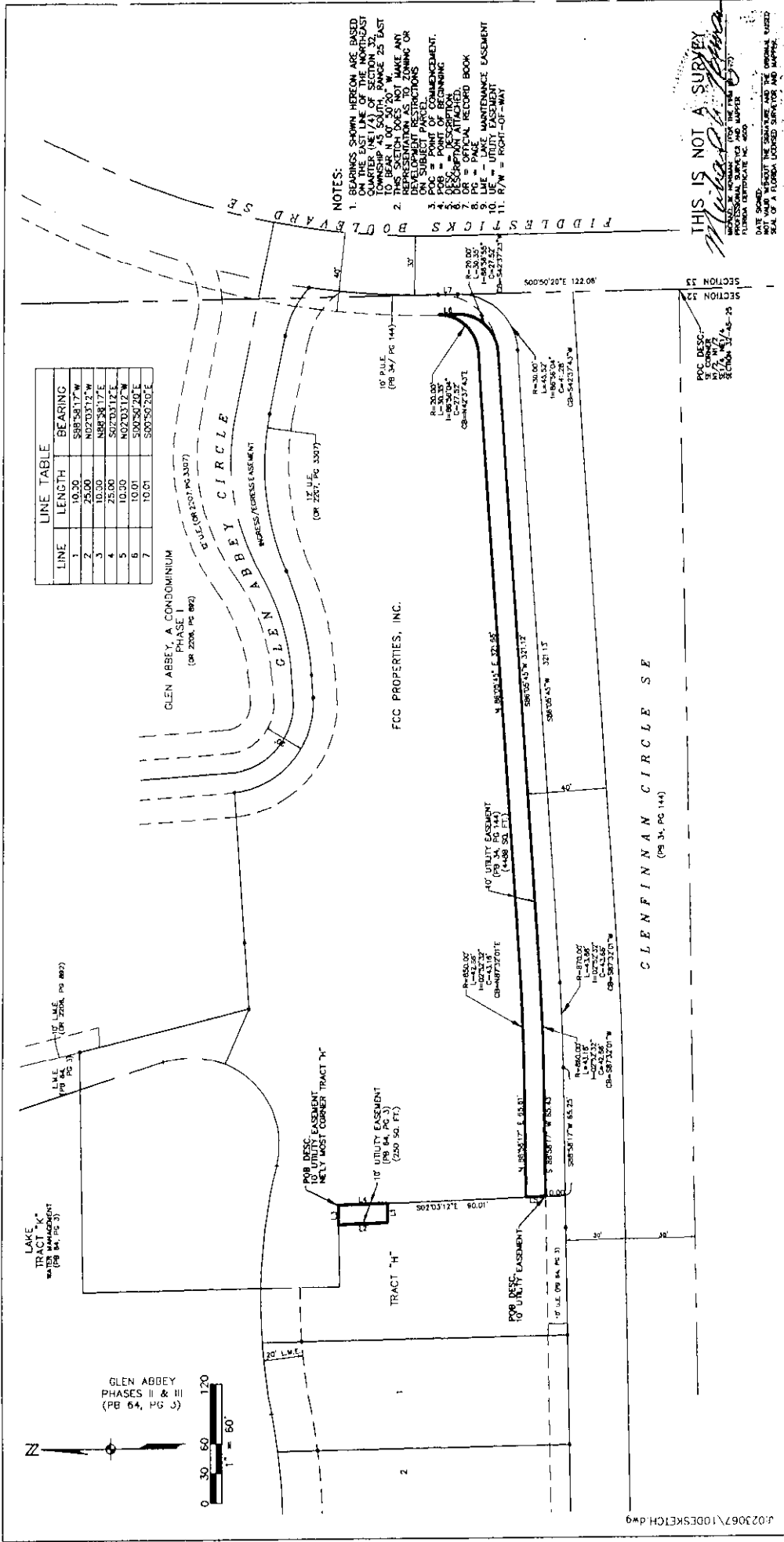
POC DESC.
N 00° 50' 20" W 33'
N 1/2 N 1/2
S 1/4 N 1/2
SECTION 32-45-25

LINE	BEARING	DISTANCE
L1	N 07°03'12" W	12.00'
L2	N 03°01'43" W	12.00'

THIS IS NOT A SURVEY

MICHAEL W. NORMAN
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 4560

DATE SIGNED: [Signature]
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.



LINE	LENGTH	BEARING
1	10.30	S88°58'17" W
2	25.00	N02°03'12" W
3	10.30	N86°58'17" E
4	25.00	S02°03'12" E
5	10.30	N02°03'12" W
6	10.01	S00°58'20" E
7	10.01	S00°58'20" E

- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTH-EAST QUARTER (NE 1/4) OF SECTION 32, TWP. 45 S., RGE. 25 E. TO BEAR N 0° 50' 20" W.
 2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO THE EXISTENCE OR DEVELOPMENT RESTRICTIONS OR EASEMENTS ON SUBJECT PARCELS.
 3. POB = POINT OF BEGINNING.
 4. POC = POINT OF CURVATURE.
 5. CURVATURE = CURVATURE.
 6. PC = POINT OF CURVATURE.
 7. OR = OFFICIAL RECORD BOOK.
 8. PC = POINT OF CURVATURE.
 9. LUE = LINE MAINTENANCE EASEMENT.
 10. LUE = LINE MAINTENANCE EASEMENT.
 11. R/W = RIGHT-OF-WAY.

THIS IS NOT A SURVEY
M. Johnson
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 400
 DATE JUNE 03, 2002
 DATE OF A FLORIDA LICENSED SURVEYOR AND MAPPER

JOHNSON ENGINEERING

VACATION 10' WIDE UTILITY EASEMENT
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

215B JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (841) 334-0048
 FAX (841) 334-5851
 E.S. #642 & L.B. #642

DATE 03/06/02
 PROJECT NO. 2002-3067
 SCALE 1" = 60'
 SHEET 1 OF 1

SKETCH TO ACCOMPANY DESCRIPTION

RECEIVED

MAY 28 2002



JOHNSON ENGINEERING
Box 570
Fort Myers, Florida 33902-0570

May 24, 2002

Johnson Engineering
P.O. Box 1550
Ft. Myers, Fl. 33902

Attention: Mr. Michael W. Norman, P.S.M

Ref: Glen Abbey at Fiddlesticks Country Club
Section 32, Township 45S, Range 25E

Dear Mr. Norman:

This is in response to your letter of May 7th and May 20th regarding your intent to submit a Petition seeking vacation of several utility easements in the Glen Abbey subdivision at Fiddlesticks.

Please be advised that Sprint has no objection to your proposal as described in your letters and as shown in your accompanying attachments, i.e., Exhibits A, B & C.

If I can be of further assistance, please feel free to contact me at (239) 336-2014.

Sincerely,

A handwritten signature in cursive script, appearing to read "Denise Grabowski".

Denise Grabowski
Engineer I, Sprint CSO-Network

LAKE

GLEN ABBEY PHASES II & III (PB 64, PG 3)

GLEN ABBEY, A CONDOMINIUM PHASE I (OR 2206, PG 892)

10' MAINTENANCE EASEMENT (OR 2206, PG 892)

12' UTILITY EASEMENT (OR 2207/ PG 3307)

12' UTILITY EASEMENT (OR 2207/ PG 3307)

POB DESC. PARCEL 2

N 88°58'17" E 114.77'
S 88°58'17" W 114.77'

20' INGRESS/EGRESS EASEMENT (GLEN ABBEY A CONDOMINIUM PHASE I)

N 88°58'17" E 73.48'
S 88°58'17" W 73.24'

POB DESC. PARCEL 1

N 02°03'12" W 103.02'

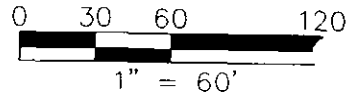
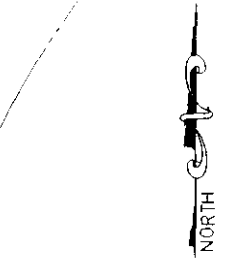
TRACT "H" FUTURE DEVELOPMENT

FCC PROPERTIES, INC. (OR 3389, PG 3257)

GLEN ABBEY CIRCLE INGRESS/EGRESS EASEMENT

FIDDLESTICKS BOULEVARD SE

GLENFINNAN CIRCLE SE



NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST TO BEAR N 00° 50' 20" W.
2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
3. POC = POINT OF COMMENCEMENT.
4. POB = POINT OF BEGINNING
5. DESC = DESCRIPTION
6. DESCRIPTION ATTACHED.
7. OR = OFFICIAL RECORD BOOK
8. PG = PAGE
9. LME = LAKE MAINTENANCE EASEMENT
10. UE = UTILITY EASEMENT
11. R/W = RIGHT-OF-WAY
12. PARCEL CONTAINS 5,793 SQUARE FEET, MORE OR LESS.

THIS IS NOT A SURVEY

Michael W. Norman
MICHAEL W. NORMAN, (FOR THE FIRM LB-642)
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 4500

DATE SIGNED: 8/26/99
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

LINE DATA		
LINE	BEARING	DISTANCE
L1	N 02°03'12" W	12.00'
L2	N 01°01'43" W	12.00'

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'43" W 88°38'04"
C2	870.00'	43.66'	43.66'	S 87°32'01" W 02°32'32"
C3	810.00'	25.60'	25.59'	N 87°32'01" E 02°32'32"
C4	57.00'	37.67'	36.99'	S 74°38'20" E 37°51'49"
C5	522.00'	26.20'	26.20'	S 87°32'01" W 02°32'32"
C6	478.00'	23.99'	23.99'	N 87°32'01" E 02°32'32"
C7	13.00'	20.42'	18.36'	N 41°05'45" E 90°00'00"
C8	57.00'	19.36'	19.27'	S 13°38'08" E 19°27'47"
C9	25.00'	17.70'	17.33'	S 65°48'51" W 40°33'47"
C10	490.00'	24.59'	24.59'	S 87°32'01" W 02°32'32"

POC DESC. S.E. COR. N1/2 N1/2 SE 1/4 NE 1/4 SECTION 32-45-25

SKETCH TO ACCOMPANY DESCRIPTION
VACATION OF
12' WIDE UTILITY EASEMENT
GLEN ABBEY
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TWP. 45 S., RGE. 25 E.
LEE COUNTY, FLORIDA

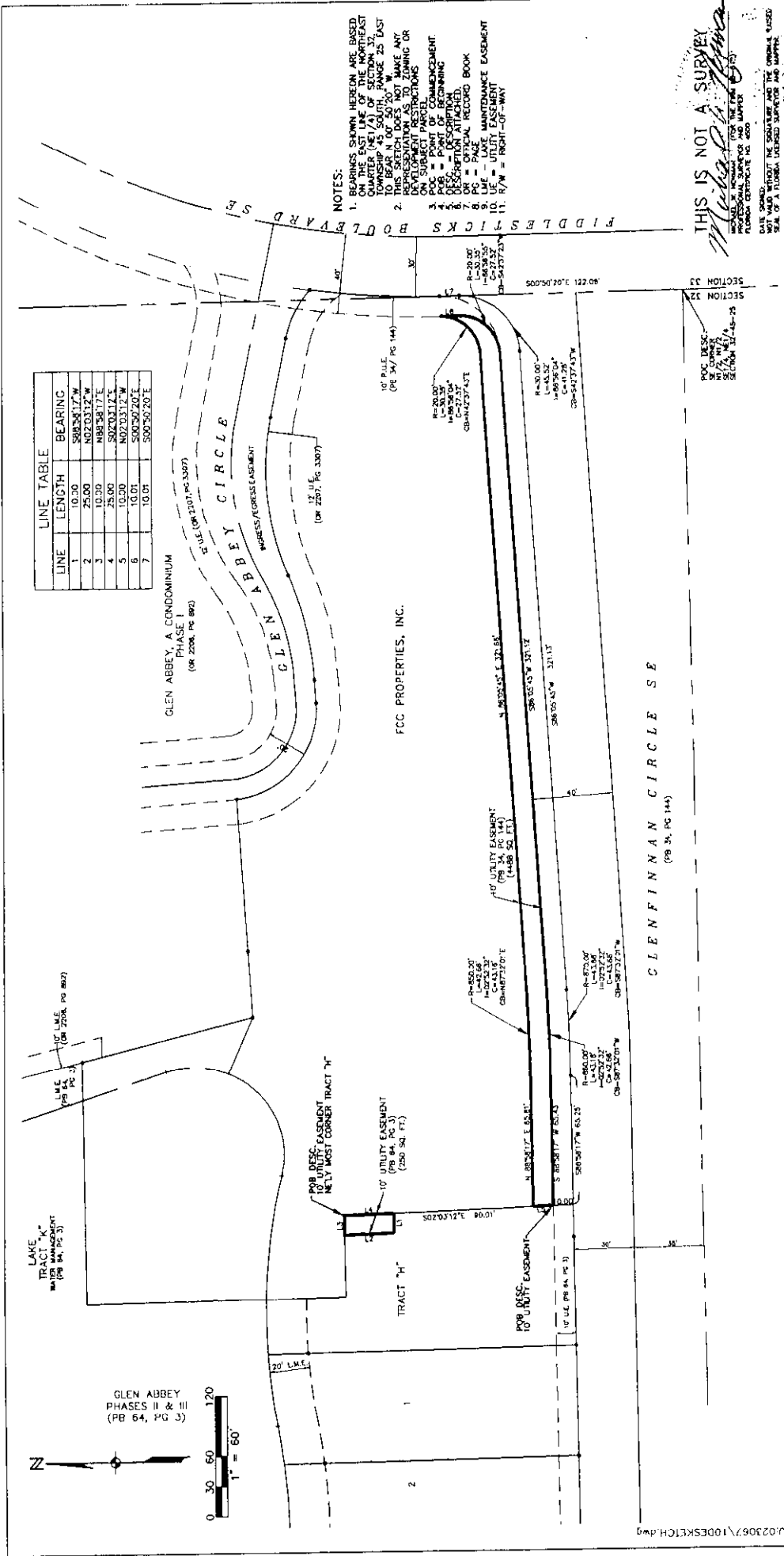
JOHNSON ENGINEERING, INC.

ENGINEERS, SURVEYORS AND ECOLOGISTS

2158 JOHNSON STREET, POST OFFICE BOX 1550, FORT MYERS, FLORIDA 33902-1550, PHONE (941) 334-0046

DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
8/26/99	21867	32-45-25	1" = 60'	1 OF 1

Exhibit A



LINE	LENGTH	BEARING
1	10.00	S88°38'17" W
2	25.00	N02°03'12" W
3	10.00	N88°38'17" E
4	25.00	S02°03'12" E
5	10.00	N92°03'12" W
6	10.01	S00°59'20" E
7	10.01	S00°59'20" E

NOTES:
 1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST CORNER (45) SOUTH RANGE 25 EAST TOWNSHIP 45 SOUTH RANGE 25 EAST TO BEAR A 10° 50' 20" W
 2. REPRESENTATION OF ANY UNLAWFUL DEVELOPMENT RESTRICTIONS OR DEVELOPMENT RESTRICTIONS ON SURVEY SHALL BE DEEMED TO BE VOID FROM THE COMMENCEMENT DATE OF THIS SURVEY.
 3. P.O.B. = POINT OF BEGINNING
 4. P.O.C. = POINT OF CORNER
 5. P.O.E. = POINT OF EASEMENT
 6. P.C. = PAGE
 7. O.R. = OFFICIAL RECORD BOOK
 8. P.C. = PAGE
 9. M.E. = MAINTENANCE EASEMENT
 10. U.E. = UTILITY EASEMENT
 11. R/W = RIGHT-OF-WAY

THIS IS NOT A SURVEY
 Michael J. Johnson
 PROFESSIONAL SURVEYOR AND MAPPER
 STATE OF FLORIDA LICENSE NO. 6000
 DATE ISSUED: 03/06/02
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL LICENSED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

SKETCH TO ACCOMPANY DESCRIPTION		FILE NO.	SCALE	SHEET
DATE	03/06/02	PROJECT NO.	32-45-25	1 OF 1
		20023067	1" = 60'	

215B JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0046
 FAX (941) 334-5545
 E.B. #842 & L.B. #842

JOHNSON
ENGINEERING

VACATION 10' WIDE UTILITY EASEMENT
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

Bob Janes
District One

Douglas R. St. Cerny
District Two

Ray Judah
District Three

Andrew W. Coy
District Four

John E. Albion
District Five

Donald D. Stilwell
County Manager

James G. Yaeger
County Attorney

Diana M. Parker
County Hearing
Examiner

August 30, 2002

Michael W. Norman
Johnson Engineering, Inc.
P. O. Box 1550
Fort Myers, FL 33902-1550

**SUBJECT: PETITION TO VACATE VARIOUS UTILITY EASEMENTS
GLEN ABBEY SUBDIVISION AT FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST**

Dear Mr. Norman:

Lee County Utilities is in receipt of your letter and associated attachments concerning the Petition to Vacate various recorded utility easements as follows:

- Portions of two (2) 12-foot wide utility easements located west of Glen Abbey Circle as recorded in Official Record Book 2207, Page 3307 of the public records of Lee County, Florida and as further described in Exhibit A of your request for review and recommendation.
- A 10-foot by 25-foot utility easement located west of Glen Abbey Circle & north of Glenfinnan Circle as recorded in Plat Book 64, Pages 3 and 4 of the public records of Lee County, Florida and as further described in Exhibit B of your request for review and recommendation.
- A 10-foot wide utility easement located on the north side of Glenfinnan Circle west of Fiddlesticks Boulevard as recorded in Plat Book 34, Page 144 of the public records of Lee County, Florida and as further described in Exhibit C of your request for review and recommendation.

Lee County Utilities has reviewed your request and currently has **NO OBJECTION** to the proposed vacation. However, please be advised that record drawings indicate Lee County Utilities owns and maintains potable water facilities within or near the easements to be vacated. Lee County Utilities' position of 'No Objection' is based in part, on plans recently submitted by your firm for the removal of these facilities.

Michael W. Norman
August 30, 2002
Page 2

These plans indicate that Lee County Utilities' existing facilities will be removed at no cost to Lee County. Lee County Utilities has taken the position of 'No Objection' in good faith with the belief that the removal of these facilities will proceed as planned.

If you should have any questions, or require further assistance, please do not hesitate to contact our office at 479-8531.

Sincerely,

LEE COUNTY UTILITIES



Terry A. Kelley
Senior Engineering Technician
Utilities Engineering Division

cc: Sal Elrubie, Development Services
Thom Osterhout, Lee County Utilities
Correspondence File

LEE COUNTY
UTILITIES
02 SEP - 3 PM 2:35
TERRY A. KELLEY
SENIOR ENGINEERING TECHNICIAN
UTILITIES ENGINEERING DIVISION



BOARD OF COUNTY COMMISSIONERS

(941)479-8531

Writer's Direct Dial Number: _____

Bob Janes
District One

Douglas R. St. Cormy
District Two

Ray Judah
District Three

Andrew W. Coy
District Four

John E. Albion
District Five

Donald D. Stilwell
County Manager

James G. Yaeger
County Attorney

Diana M. Parker
County Hearing
Examiner

June 21, 2002

Michael W. Norman
Johnson Engineering, Inc.
P. O. Box 1550
Fort Myers, FL 33902-1550

**SUBJECT: PETITION TO VACATE VARIOUS UTILITY EASEMENTS
GLEN ABBEY SUBDIVISION AT FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST**

Dear Mr. Norman:

Lee County Utilities is in receipt of your letter and associated attachments concerning the Petition to Vacate various recorded utility easements as follows:

- Portions of two (2) 12-foot wide utility easements located west of Glen Abbey Circle as recorded in Official Record Book 2207, Page 3307, of the public records of Lee County, Florida and as further described in Exhibit A of your request for review and recommendation.
- A 10-foot by 25-foot utility easement located west of Glen Abbey Circle & north of Glenfinnan Circle as recorded in Plat Book 64, Pages 3 and 4 of the public records of Lee County, Florida and as further described in Exhibit B of your request for review and recommendation.
- A 10-foot wide utility easement located on the north side of Glenfinnan Circle west of Fiddlesticks Boulevard as recorded in Plat Book 34, Page 144 of the public records of Lee County, Florida and as further described in Exhibit C of your request for review and recommendation.

Please be advised that record drawings indicate Lee County Utilities owns and maintains potable water facilities within or near the areas to be vacated. Lee County Utilities' position of 'No Objection' is based in part, on the executed Perpetual Public Utility Easement Grants recently submitted by FCC Properties, Incorporated in relation to these existing facilities.

SAUTILS\Engr\TAK\LETTERS\VAC\FY 2002\Johnson Engineering - Glen Abbey Easement Vacations.doc

Michael W. Norman
June 21, 2002
Page 2

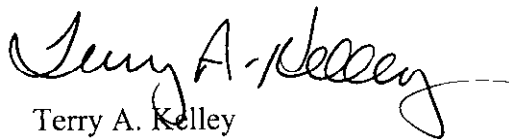
Lee County Utilities will conduct a field investigation to verify the location of our existing facilities. Should it be determined that these facilities are in conflict with Fiddlesticks proposed re-plat, Fiddlesticks will be responsible for the relocation and/or removal of these facilities including all costs associated with said relocation and/or removal.

Lee County Utilities will hold the executed Perpetual Public Utility Easement Grants submitted by FCC Properties, Incorporated pending the outcome of this field investigation and reserves the right to have them recorded concurrently with the right-of-way vacation should it be deemed necessary.

If you should have any questions, or require further assistance, please do not hesitate to contact our office at 479-8531.

Sincerely,

LEE COUNTY UTILITIES



Terry A. Kelley
Utilities Engineering Technician III
Utilities Engineering Division

EXT.
8531

cc: Sal Elrubie, Development Services
Thom Osterhout, Lee County Utilities
Correspondence File

LAKE

GLEN ABBEY
PHASES II & III
(PB 64, PG 3)

GLEN ABBEY, A CONDOMINIUM
PHASE I
(OR 2206, PG 892)

10' MAINTENANCE EASEMENT
(OR 2206, PG 892)

12' UTILITY EASEMENT
(OR 2207/ PG 3307)

12' UTILITY EASEMENT
(OR 2207/ PG 3307)

POB DESC.
PARCEL 2

N 86°58'17" E 114.77'
S 86°58'17" W 114.77'

20' INGRESS/EGRESS
EASEMENT (GLEN ABBEY
A CONDOMINIUM PHASE I)

N 88°58'17" E 73.48'
S 88°58'17" W 73.24'

POB DESC.
PARCEL 1

N 02°03'12" W
103.02'

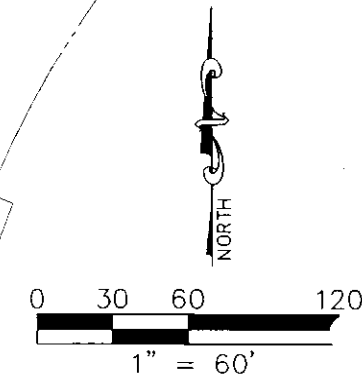
FCC PROPERTIES, INC.
(OR 3389, PG 3257)

GLEN ABBEY CIRCLE
INGRESS/EGRESS EASEMENT

S 86°05'45" W 321.13'

GLENFINNAN CIRCLE SE

FIDDLESTICKS BOULEVARD SE



- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST TO BEAR N 00° 50'20" W.
 2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
 3. POC = POINT OF COMMENCEMENT.
 4. POB = POINT OF BEGINNING
 5. DESC = DESCRIPTION
 6. DESCRIPTION ATTACHED.
 7. OR = OFFICIAL RECORD BOOK
 8. PG = PAGE
 9. LME = LAKE MAINTENANCE EASEMENT
 10. UE = UTILITY EASEMENT
 11. R/W = RIGHT-OF-WAY
 12. PARCEL CONTAINS 5,793 SQUARE FEET, MORE OR LESS.

THIS IS NOT A SURVEY

Michael W. Norman
MICHAEL W. NORMAN, (FOR THE FIRM LB-642)
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 45003

DATE SIGNED: 8/26/99
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

LINE DATA		
LINE	BEARING	DISTANCE
L1	N 02°03'12" W	12.00'
L2	N 01°01'43" W	12.00'

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'43" W	86°56'04"
C2	870.00'	43.88'	43.68'	S 87°32'01" W	02°52'32"
C3	910.00'	25.60'	25.59'	N 87°32'01" E	02°52'32"
C4	57.00'	37.67'	36.99'	S 74°58'20" E	37°51'49"
C5	522.00'	26.20'	26.20'	S 87°32'01" W	02°52'32"
C6	478.00'	23.99'	23.99'	N 87°32'01" E	02°52'32"
C7	13.00'	20.42'	19.38'	N 41°05'45" E	90°00'00"
C8	57.00'	19.36'	19.27'	S 13°36'08" E	19°27'47"
C9	25.00'	17.70'	17.33'	S 85°48'51" W	40°33'47"
C10	490.00'	24.59'	24.59'	S 87°32'01" W	02°52'32"

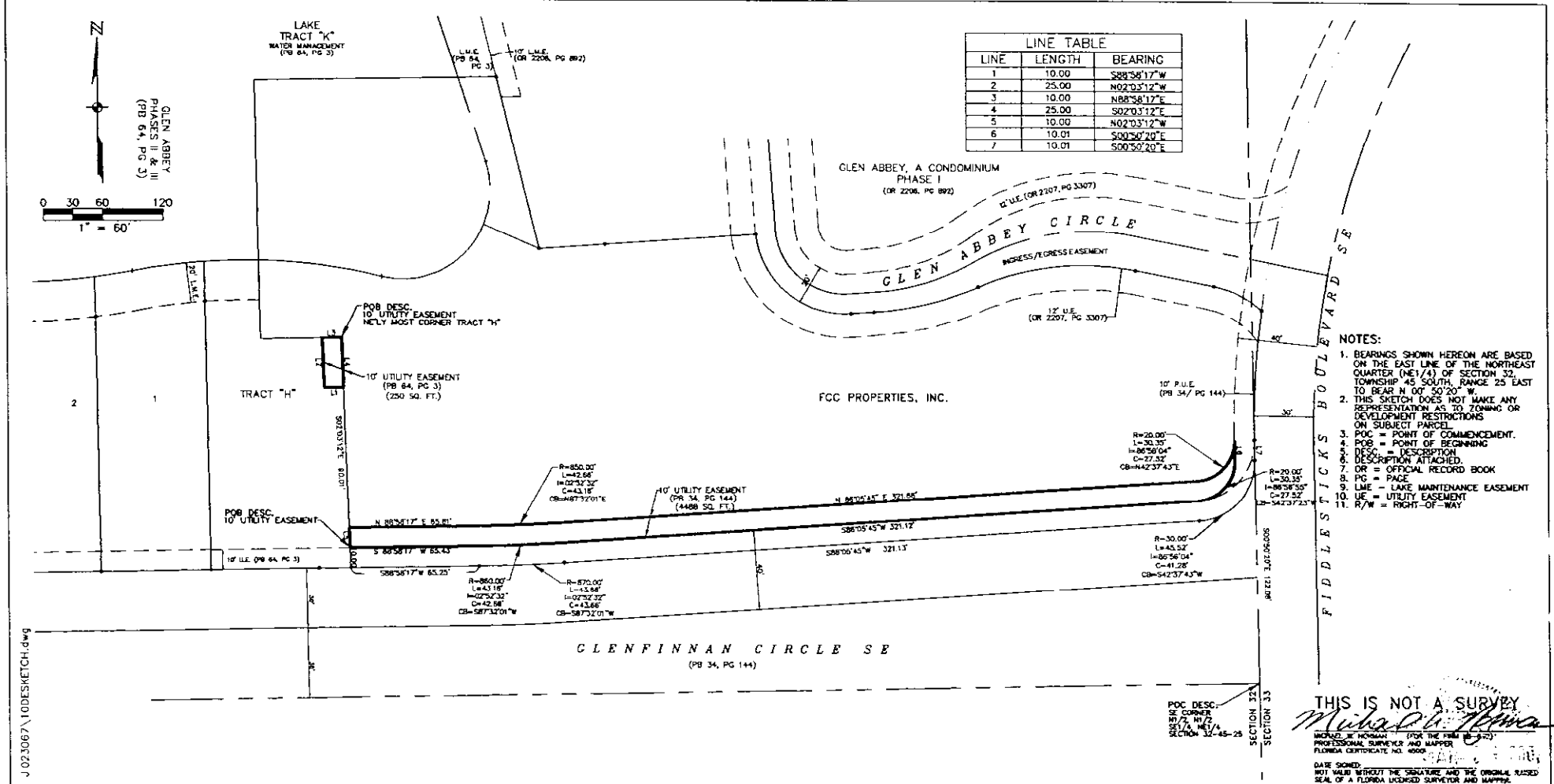
POC DESC.
S.E. COR.
N1/2, N1/2
SE1/4 NE1/4
SECTION 32-45-25

SKETCH TO ACCOMPANY DESCRIPTION
VACATION OF
12' WIDE UTILITY EASEMENT
GLEN ABBEY
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TWP. 45 S., RGE. 25 E.
LEE COUNTY, FLORIDA

JOHNSON ENGINEERING, INC.
ENGINEERS, SURVEYORS AND ECOLOGISTS

DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
8/26/99	21867	32-45-25	1" = 60'	1 OF 1

Exhibit A



J:\023067\1\0DES\SKETCH.dwg

VACATION 10' WIDE UTILITY EASEMENT
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.



2158 JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0046
 FAX (941) 334-3661
 E.B. #642 & L.B. #642

SKETCH TO ACCOMPANY
 DESCRIPTION

DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
03/06/02	20023067	32-45-25	1" = 60'	1 OF 1

THIS IS NOT A SURVEY
Michael P. Hanna
 MICHAEL P. HANNA (TICK THE FILE)
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 40009
 DATE SIGNED: 3/6/02
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

301 Tower Road
Naples, FL 34113
Collier: 941-732-3834
Lee: 941-432-1801
FAX: 941-992-1289



May 28, 2002

Debi Pendlebury
Johnson Engineering
P.O. Box 1550
Fort Myers, Florida 33902-1550

Re: Vacation of the 10' wide by 25' long utility easement within Glenabby, A Condominium Phase 2 & 3, lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida as recorded in Official Record Book 64 at Pages 3 through 4. See attached for description.

Dear Ms. O'Grosky:

Comcast has reviewed the plans of the above referenced properties. Comcast has no conflict with the vacation of the 10' wide by 25' long utility easements as described in the attached exhibit.

If I can be of any additional information regarding this project, please do not hesitate to call me.

Sincerely,

A handwritten signature in cursive script that reads "Gene Howell".

Gene Howell
Construction Manager

GH/whs

301 Tower Road
Naples, FL 34113
Collier: 941-732-3834
Lee: 941-432-1801
FAX: 941-992-1289



May 28, 2002

Debi Pendlebury
Johnson Engineering
P.O. Box 1550
Fort Myers, Florida 33902-1550

Re: Vacation of the two 12' wide utility easements along the north and south side of the 20' ingress/egress easement (Glenabby A Condominium Phase 1) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida as recorded in Official Record Book 2207 at Page 3307. See attached for description.

Dear Ms. O'Grosky:

Comcast has reviewed the plans of the above referenced properties. Comcast has no conflict with the vacation of the two 12' wide utility easements as described in the attached exhibit.

If I can be of any additional information regarding this project, please do not hesitate to call me.

Sincerely,

A handwritten signature in cursive script that reads "Gene Howell".

Gene Howell
Construction Manager

GH/whs

301 Tower Road
Naples, FL 34113
Collier: 941-732-3834
Lee: 941-432-1801
FAX: 941-992-1289

RECEIVED

MAY 31 2002

Johnson Engineering



May 28, 2002

Debi Pendlebury
Johnson Engineering
P.O. Box 1550
Fort Myers, Florida 33902-1550

Re: Vacation of the 10' wide utility easement within Glenabby, A Condominium Phase 2 & 3, lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida as recorded in Official Record Book 34 at Page 144. See attached for description.

Dear Ms. O'Grosky:

Comcast has reviewed the plans of the above referenced properties. Comcast has no conflict with the vacation of the 10' wide utility easements as described in the attached exhibit.

If I can be of any additional information regarding this project, please do not hesitate to call me.

Sincerely,

A handwritten signature in black ink that reads "Gene Howell". The signature is written in a cursive, flowing style.

Gene Howell
Construction Manager

GH/whs

LAKE

GLEN ABBEY, A CONDOMINIUM
PHASE I
(OR 2206, PG 892)

GLEN ABBEY
PHASES II & III
(PB 64, PG 3)

10' MAINTENANCE EASEMENT
(OR 2206, PG 892)

12' UTILITY EASEMENT
(OR 2207/ PG 3307)

12' UTILITY EASEMENT
(OR 2207/ PG 3307)

POB DESC.
PARCEL 2

20' INGRESS/EGRESS
EASEMENT (GLENABBY
A CONDOMINIUM PHASE I)

POINT "A"

POB DESC.
PARCEL 1

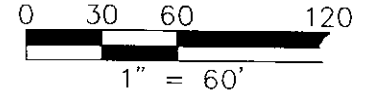
FCC PROPERTIES, INC.
(OR 3389, PG 3257)

TRACT "H"
FUTURE DEVELOPMENT

GLEN ABBEY CIRCLE
INGRESS/EGRESS EASEMENT

FIDDLESTICKS BOULEVARD SE

GLENFINNAN CIRCLE SE



NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 75 EAST TO BEAR N 00° 50' 20" W.
2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
3. POC = POINT OF COMMENCEMENT.
4. POB = POINT OF BEGINNING
5. DESC = DESCRIPTION
6. DESCRIPTION ATTACHED.
7. OR = OFFICIAL RECORD BOOK
8. PG = PAGE
9. LME - LAKE MAINTENANCE EASEMENT
10. UE = UTILITY EASEMENT
11. R/W = RIGHT-OF-WAY
12. PARCEL CONTAINS 5,793 SQUARE FEET, MORE OR LESS.

THIS IS NOT A SURVEY

Michael W. Norman
MICHAEL W. NORMAN, (FOR THE FIRM LB-642)
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 4500

LINE	BEARING	DISTANCE
L1	N 02°03'12" W	12.00'
L2	N 01°01'43" W	12.00'

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'43" W	86°56'04"
C2	870.00'	43.66'	43.66'	S 87°32'01" W	02°52'32"
C3	510.00'	25.60'	25.59'	N 87°32'01" E	02°52'32"
C4	57.00'	37.67'	36.99'	S 74°58'20" E	37°51'49"
C5	522.00'	26.20'	26.20'	S 87°32'01" W	02°52'32"
C6	478.00'	23.99'	23.99'	N 87°32'01" E	02°52'32"
C7	13.00'	20.42'	18.38'	N 41°05'45" E	90°00'00"
C8	57.00'	19.36'	19.27'	S 13°38'08" E	19°27'47"
C9	25.00'	17.70'	17.33'	S 85°48'51" W	40°33'47"
C10	490.00'	24.59'	24.59'	S 87°32'01" W	02°52'32"

POC DESC.
S.E.COR.
N1/2 N1/2
SE1/4 NE1/4
SECTION 32-45-25

SKETCH TO ACCOMPANY DESCRIPTION
VACATION OF
12' WIDE UTILITY EASEMENT
GLEN ABBEY
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TWP. 45 S., RGE. 25 E.
LEE COUNTY, FLORIDA

JOHNSON ENGINEERING, INC.
ENGINEERS, SURVEYORS AND ECOLOGISTS

DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
8/26/99	21867	32-45-25	1" = 60'	1 OF 1

Exhibit A

DATE SIGNED: _____
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

- Bob Jones
District One
- Douglas R. St. Cerny
District Two
- Ray Judah
District Three
- Andrew W. Cov
District Four
- John E. Albion
District Five
- Donald D. Stilwell
County Manager
- James G. Yaeger
County Attorney
- Diana M. Parker
County Hearing Examiner

Sept. 16, 2002

Debi Pendlebury
Johnson Engineering
P. O. Box 1550
Ft Myers, Florida 33902-1550

Re: Recommendation for proposed vacation of four various Public Utility Easements located with-in the Glen Abbey Subdivision at Fiddlesticks Country Club.
VAC2002-00030

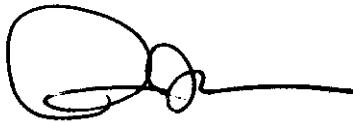
Dear Ms. Pendlebury:

This office has received your request to vacate two 12-foot wide Public Utility Easements recorded in Official Record Book 2207, Page 3307, one 10-foot wide Public Utility Easement recorded in Plat Book 64, Pages 3 and 4, one 10-foot wide Public Utility Easement recorded in Plat Book 34, Page 144, in the Public Records of Lee County, Florida.

You indicate that the Developer has revised the site plan to expand the existing lake and relocate the proposed multi-family units; therefore, these Public Utility Easements are no longer needed with-in the Glen Abbey Subdivision at Fiddlesticks Country Club. Based on a review of the information provided and our subsequent research, this office has no objection to the proposed vacation.

Sincerely,

DEPARTMENT OF COMMUNITY DEVELOPMENT
Development Services Division



Peter J. Eckenrode
Director

PJE/rjm

U:\200209\VAC20020.003\0\D&PUE.WPD



RECEIVED

MAY 24 2002

(941) 479-8124

BOARD OF COUNTY COMMISSIONERS

Writer's Direct Dial Number:

Friday, May 24, 2002

Bob James
District One

Douglas R. St. Cerny
District Two

Ray Judah
District Three

Andrew W. Coy
District Four

John E. Albion
District Five

Donald D. Stilwell
County Manager

James G. Yaeger
County Attorney

Diana M. Parker
County Hearing Examiner

Ms. Debi Pendlebury
Johnson Engineering
2158 Johnson St.
Fort Myers, FL 33902-1550

Re: Petition to Vacate various public utility easements in Glenn Abbey Subdivision within Parcel 1 as recorded in OR Book 2207 at Page 3307, a 10 foot by 25 foot utility easement in Phases I & II as recorded in Plat Book 64 at Pages 3-4, and a ten foot wide utility easement recorded in Plat Book 34 Page 144, all in the Public Records of Lee County, Florida.

Dear Ms. Pendleberry:

Based on the review of the documents submitted with your request, Lee County Division of Natural Resources has no objection to the vacation of the subject utility easements.

Should you have any questions, please call me at the above telephone number.

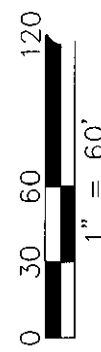
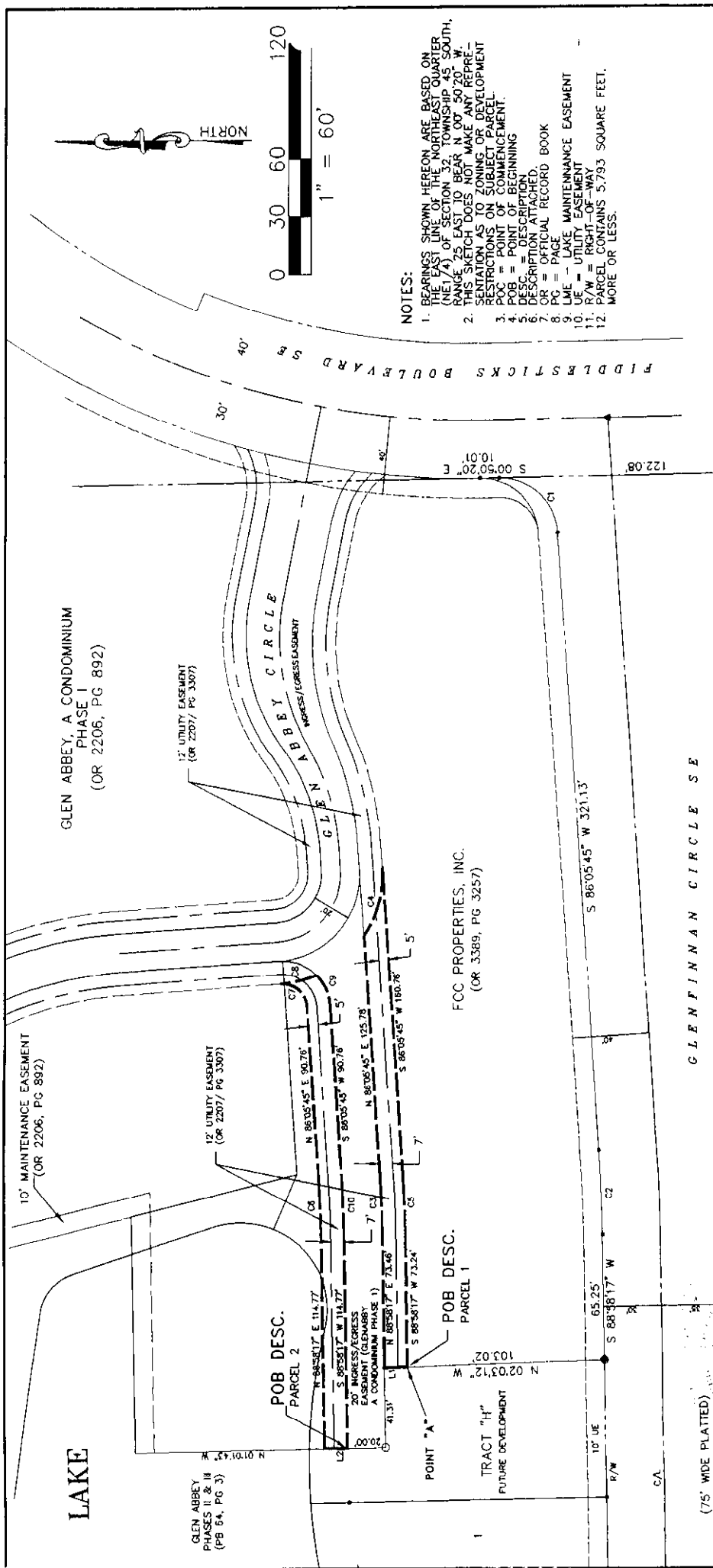
Regards,

LEE COUNTY PUBLIC WORKS DEPARTMENT

Allen L. Davies, Jr., P.S.M.
Engineer II
Natural Resources Division

-cc: Don Blackburn, Development Services
Joan Henry, County Attorney's Office
Margaret Lawson, LCDOT
Roland Ottolini, P.E., NRD

S:\NATRES\SURFACE\DOCUMENT\vac255.doc



- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST TO BEAR IN 100 50 20' N. THIS SURVEY DOES NOT AFFECT ANY PREVIOUS RESTRICTIONS ON SUBJECT PARCEL.
 2. THIS SURVEY DOES NOT AFFECT ANY PREVIOUS RESTRICTIONS ON SUBJECT PARCEL.
 3. POC = POINT OF COMMENCEMENT.
 4. DESC. = DESCRIPTION.
 5. OR = OFFICIAL RECORD BOOK.
 6. PG = PAGE.
 7. OR = OFFICIAL RECORD BOOK.
 8. PG = PAGE.
 9. LIME = LAKE MAINTENANCE EASEMENT.
 10. R/W = RIGHT OF WAY.
 11. P/W = PLATTED RIGHT OF WAY.
 12. PARCEL CONTAINS 5,793 SQUARE FEET, MORE OR LESS.

SKETCH TO ACCOMPANY DESCRIPTION
 VACATION OF
 12' WIDE UTILITY EASEMENT
 GLEN ABBEY
 FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.
 LEE COUNTY, FLORIDA

JOHNSON ENGINEERING, INC.
 ENGINEERS, SURVEYORS AND ECOLOGISTS
 2150 JOHNSON STREET, POST OFFICE BOX 1204, FORT WALKER, FLORIDA 32067-1204 PHONE (904) 334-0046

DATE: 8/26/99 PROJECT NO.: 21867 SCALE: 1" = 60' SHEET: 1 OF 1

Exhibit A

POC DESC.
 S.L.COR.
 N1/2 N1/2
 SE1/4 NE1/4
 SECTION 32-45-25

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'43" W	86°36'04"
C2	870.00'	43.66'	43.66'	S 87°32'01" E	02°32'32"
C3	510.00'	29.50'	25.59'	N 07°32'01" E	02°32'32"
C4	57.00'	37.87'	36.99'	S 74°58'20" E	37°51'49"
C5	592.00'	28.20'	28.20'	S 87°32'01" E	02°32'32"
C6	478.00'	23.99'	23.99'	N 87°32'01" E	02°32'32"
C7	13.00'	20.42'	18.35'	N 41°05'45" E	90°00'00"
C8	57.00'	19.96'	19.27'	S 13°38'08" E	19°27'47"
C9	25.00'	17.20'	17.33'	S 69°48'51" W	40°33'47"
C10	1490.00'	24.59'	24.59'	S 87°32'01" W	02°32'32"

LINE	BEARING	DISTANCE
L1	N 02°03'12" W	12.00'
L2	N 01°01'43" W	12.00'

THIS IS NOT A SURVEY

MICHAEL W. NORMAN (FOR THE FIRM LB-642)
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 4550

DATE SIGNED: 8/26/99
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

(75' WIDE PLATTED) R/W

GLENFINNAN CIRCLE SE

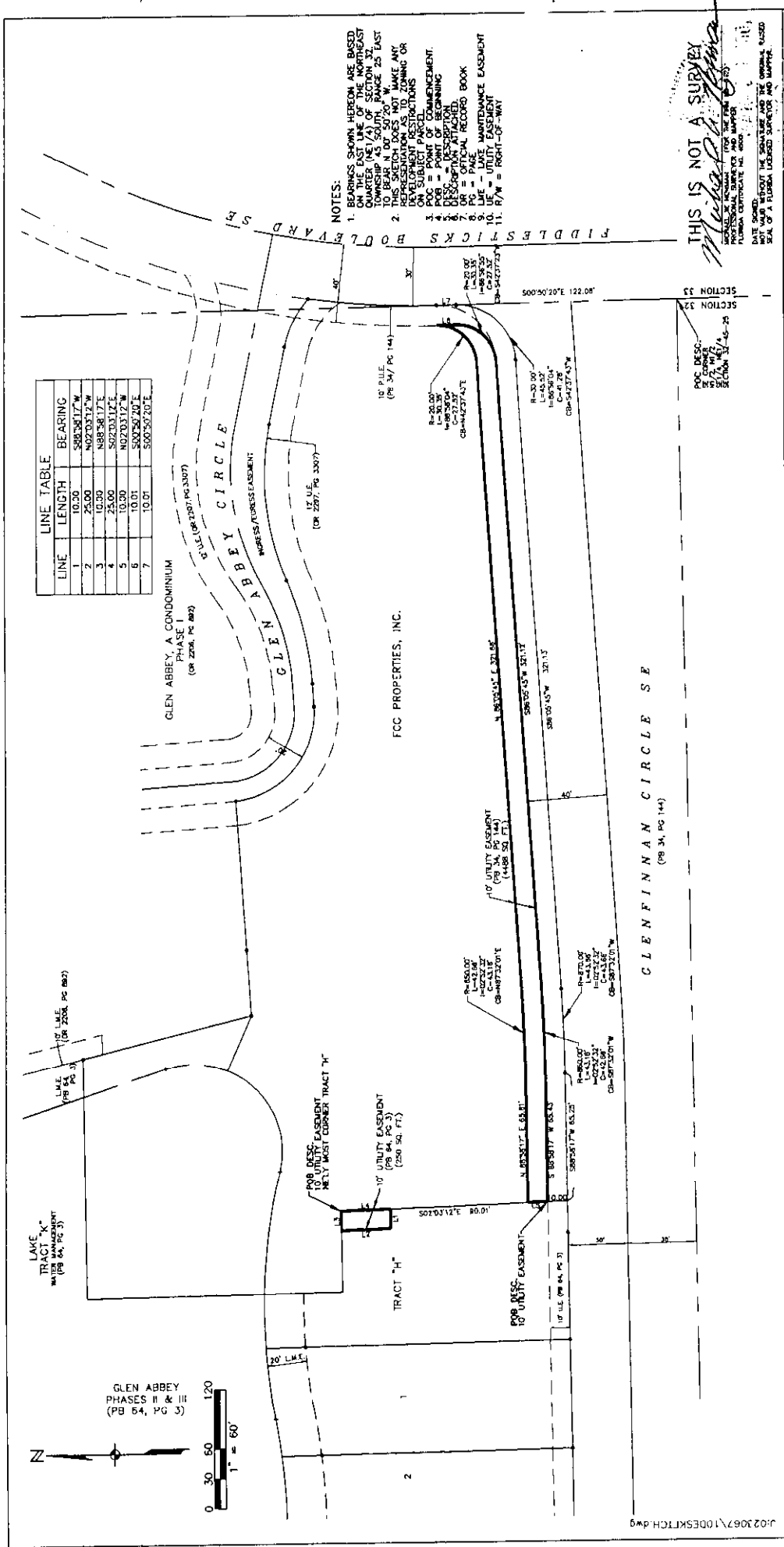
FCC PROPERTIES, INC.
 (OR 3389, PG 3257)

POB DESC.
 PARCEL 1

POB DESC.
 PARCEL 2

GLEN ABBEY, A CONDOMINIUM
 PHASE I
 (OR 2206, PG 892)

LAKE



THIS IS NOT A SURVEY
Melinda L. Johnson
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA LICENSE NO. 8000
 DATE SHOWN: 03/05/02
 DATE OF SURVEY: 03/05/02
 SCALE: 1" = 60'

NOTES:
 1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TWP. 45 S., RGE. 25 EAST TO BEAR A 20° UTILITY EASEMENT TO BEAR A 20° UTILITY EASEMENT OR REFERENCE POINTS TO ZONING OR ON SUBJECT PARCEL.
 2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATIONS TO ZONING OR ON SUBJECT PARCEL.
 3. POC = POINT OF COMMENCEMENT.
 4. POC = POINT OF COMMENCEMENT.
 5. POC = POINT OF COMMENCEMENT.
 6. POC = POINT OF COMMENCEMENT.
 7. POC = POINT OF COMMENCEMENT.
 8. POC = POINT OF COMMENCEMENT.
 9. POC = POINT OF COMMENCEMENT.
 10. POC = POINT OF COMMENCEMENT.
 11. POC = POINT OF COMMENCEMENT.

SKETCH TO ACCOMPANY DESCRIPTION

DATE: 03/05/02
 PROJECT NO: 20023067
 FILE NO: 32-45-25
 SCALE: 1" = 60'
 SHEET: 1 OF 1

2158 JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0046
 FAX (941) 334-3661
 E.B. #642 & L.B. #642

JOHNSON ENGINEERING

VACATION 10' WIDE UTILITY EASEMENT
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

J:\023067\100ESKITCH.dwg



BOARD OF COUNTY COMMISSIONERS

RECEIVED

MAY 31 2002

Writer's Direct Dial Number: 479-8580

Bob Jones
District One

Douglas B. St. Gerny
District Two

Ray Jurdich
District Three

Andrew W. Coy
District Four

John E. Albion
District Five

Donald D. Shilwell
County Manager

James G. Yarger
County Attorney

Diana M. Parker
County Hearing
Examiner

May 29, 2002

Ms. Debi Pendlebury
Johnson Engineering
2158 Johnson Street
Fort Myers, FL 33902

**RE: Vacation of Utility Easements
Glen Abbey Subdivision at Fiddlesticks Country Club
Plat Book 64, page 3,
Section 32, Township 45, Range 25**

Dear Ms. Pendlebury:

Lee County Department of Transportation has reviewed the petition to vacate submittal. It is the intent of the submittal to vacate utility easements located within the plat of Glen Abbey and the plat of Fiddlesticks Country Club. The petition to vacate request does not include a vacation of road right-of-way or drainage easements. Therefore, the Department of Transportation has no objection to the vacation.

I trust this letter sufficiently responds to your request for a review, and if you have any additional questions please do not hesitate to contact me.

Yours very truly,

DEPARTMENT OF TRANSPORTATION

Margaret Lawson
Right-of-way Supervisor

MAL/mlb

Cc: Don Blackburn, Development Services
Terry Kelley, Lee County Utilities
DOT PTV File – Glen Abbey/Fiddlesticks Utility Easement

S:\DOCUMENT\Petition To Vacate\2002\glen abbey fiddlesticks.doc

LAKE

GLEN ABBEY PHASES II & III (PB 64, PG 3)

POB DESC. PARCEL 2

10' MAINTENANCE EASEMENT (OR 2206, PG 892)

12' UTILITY EASEMENT (OR 2207/ PG 3307)

GLEN ABBEY, A CONDOMINIUM PHASE I (OR 2206, PG 892)

12' UTILITY EASEMENT (OR 2207/ PG 3307)

GLEN ABBEY CIRCLE
INGRESS/EGRESS EASEMENT

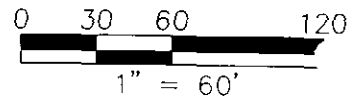
20' INGRESS/EGRESS EASEMENT (GLENABBY A CONDOMINIUM PHASE I)

POB DESC. PARCEL 1

FCC PROPERTIES, INC. (OR 3389, PG 3257)

TRACT "H" FUTURE DEVELOPMENT

- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST TO BEAR N 00° 50' 20" W.
 2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
 3. POC = POINT OF COMMENCEMENT.
 4. POB = POINT OF BEGINNING.
 5. DESC = DESCRIPTION.
 6. DESCRIPTION ATTACHED.
 7. OR = OFFICIAL RECORD BOOK.
 8. PG = PAGE.
 9. LME - LAKE MAINTENANCE EASEMENT.
 10. UE = UTILITY EASEMENT.
 11. R/W = RIGHT-OF-WAY.
 12. PARCEL CONTAINS 5,793 SQUARE FEET, MORE OR LESS.



SKETCH TO ACCOMPANY DESCRIPTION
VACATION OF
12' WIDE UTILITY EASEMENT
GLEN ABBEY
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TWP. 45 S., RGE. 25 E.
LEE COUNTY, FLORIDA

THIS IS NOT A SURVEY

Michael W. Norman
MICHAEL W. NORMAN (FOR THE FIRM LB-642)
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 4500

LINE DATA		
LINE	BEARING	DISTANCE
L1	N 02°03'12" W	12.00'
L2	N 01°01'43" W	12.00'

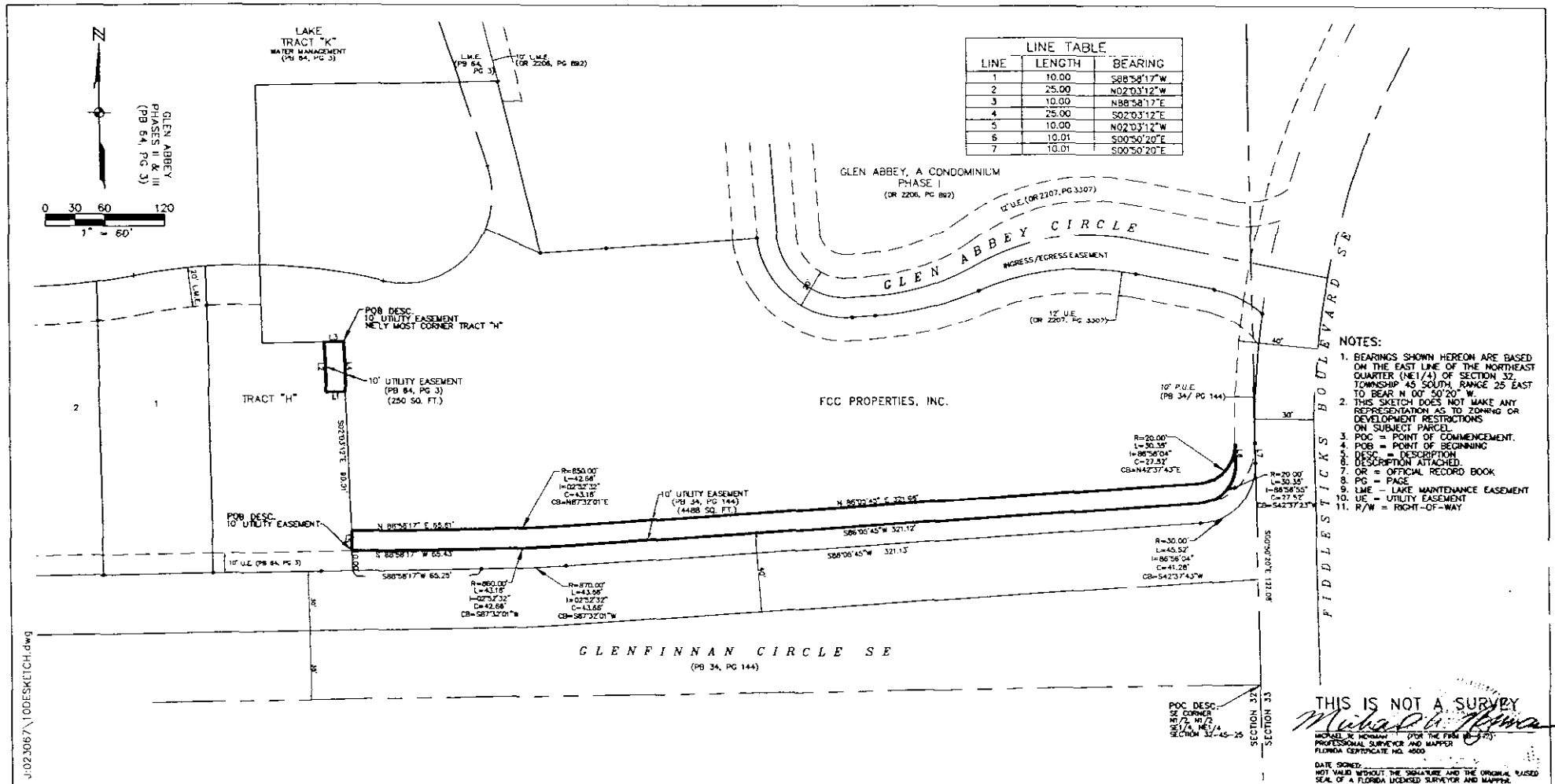
CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'43" W	86°56'04"
C2	870.00'	43.66'	43.66'	S 87°32'01" W	02°52'32"
C3	510.00'	25.60'	25.59'	N 87°32'01" E	02°52'32"
C4	57.00'	37.67'	36.99'	S 74°58'20" E	37°01'49"
C5	322.00'	26.20'	26.20'	S 87°32'01" W	02°52'32"
C6	478.00'	23.99'	23.99'	N 87°32'01" E	02°52'32"
C7	13.00'	20.42'	18.38'	N 41°05'45" E	90°00'00"
C8	27.00'	19.36'	19.27'	S 13°38'08" E	19°27'47"
C9	25.00'	17.70'	17.33'	S 85°48'51" W	40°33'47"
C10	490.00'	24.59'	24.59'	S 87°32'01" W	02°52'32"

POC DESC.
S.E. COR.
N1/2 N1/2
SE1/4 NE1/4
SECTION 32-45-25

DATE SIGNED: 8/26/99
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

JOHNSON ENGINEERING, INC. ENGINEERS, SURVEYORS AND ECOLOGISTS 2158 JOHNSON STREET, POST OFFICE BOX 1550, FORT MYERS, FLORIDA 33902-1550, PHONE (813) 334-0046				
DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
8/26/99	21867	32-45-25	1" = 60'	1 OF 1

Exhibit A



J:\023067\10DES\SKETCH.DWG

VACATION 10' WIDE UTILITY EASEMENT
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.



2158 JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0048
 FAX (941) 334-3661
 E.B. #642 & L.B. #642

SKETCH TO ACCOMPANY
 DESCRIPTION

DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
03/06/02	2C023067	32-45-25	1" = 60'	1 OF 1

THIS IS NOT A SURVEY
Michael J. Johnson
 MICHAEL J. JOHNSON FOR THE FIRM OF JOHNSON ENGINEERING
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 4000
 DATE SKETCHED: 03/06/02
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.



Florida Department of Transportation

JEB BUSH
GOVERNOR

RECEIVED
MAY 21 2002
JOHNSON ENGINEERING
THOMAS E. BARRY, JR.
SECRETARY

May 16, 2002

Debi Pendlebury
Johnson Engineering
Post Office Box 1550
Fort Myers, Florida 33902-1550

RE: Vacation of Utility Easements Glen Abbey Subdivision at Fiddlesticks Country Club

Dear Ms Pendlebury:

Our staff has conducted a review of your request to vacate two 12-foot wide utility easements being a portion of an easement as recorded in OR Book 2207 at Page 3307 and also Recorded in OR Book 3389 at Page 3257; a ten-foot by 25-foot utility easement as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 through 4; and a 10-foot utility easement as shown on the plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Page 144, all Public Records of Lee County, Florida. These same areas were further referenced in your letter and highlighted maps of May 7, 2002.

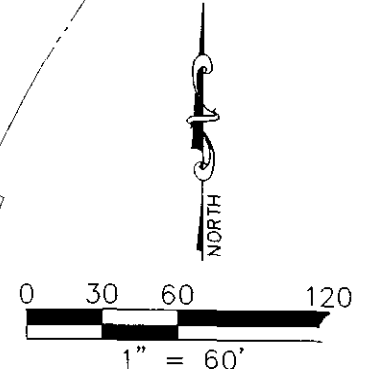
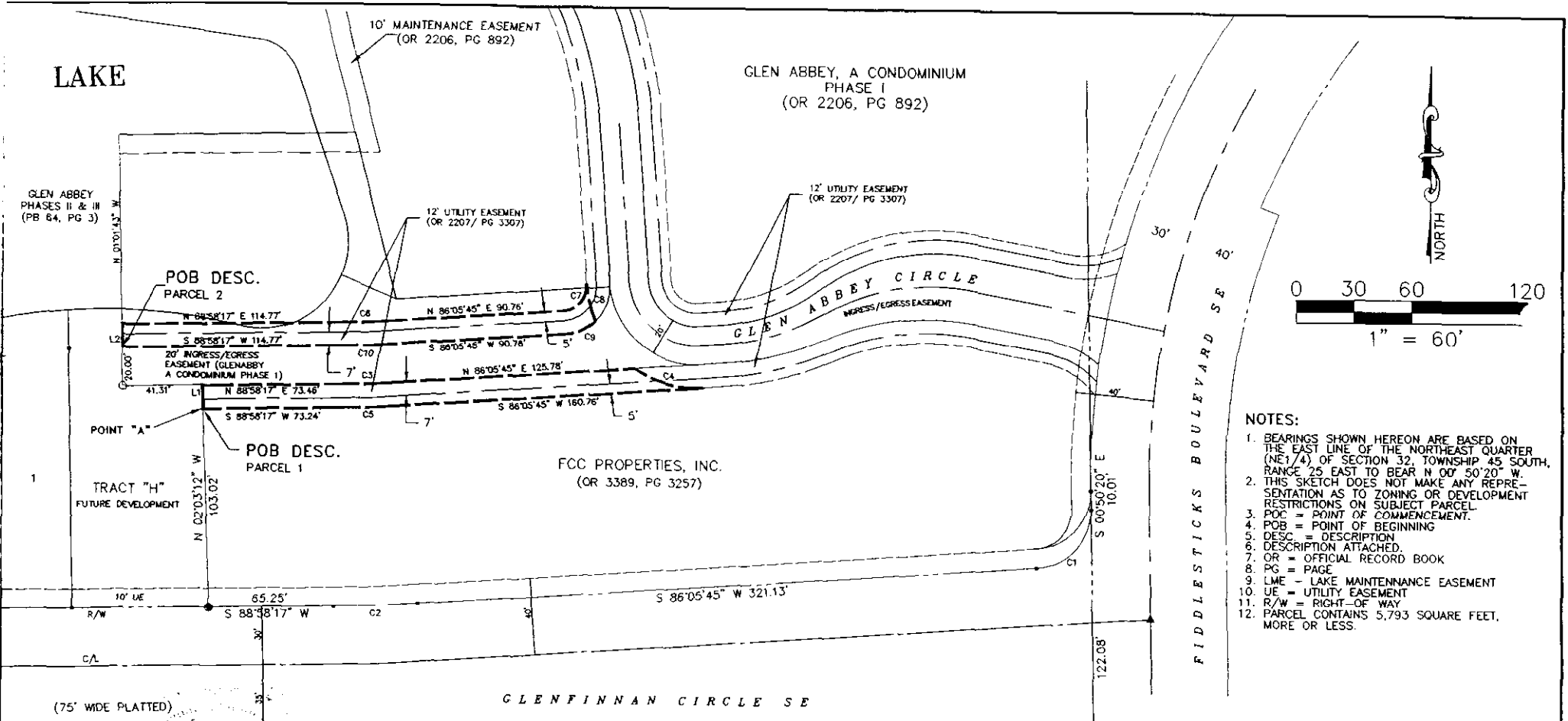
Based on this review, we offer "No Objections" to this vacation request.

Sincerely,

James W. Dunsford,
District R/W Administrator,
Property Management

JWD/jwd

cc: Scott Gilbertson, P.E. - Lee County
Walter McCarthy, P.E. - Lee County
Joe Philips - FDOT
Tom Garcia - FDOT



- NOTES:**
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST TO BEAR N 00° 50' 20" W.
 2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
 3. POC = POINT OF COMMENCEMENT.
 4. POB = POINT OF BEGINNING.
 5. DESC = DESCRIPTION.
 6. DESCRIPTION ATTACHED.
 7. OR = OFFICIAL RECORD BOOK.
 8. PG = PAGE.
 9. LME - LAKE MAINTENANCE EASEMENT.
 10. UE = UTILITY EASEMENT.
 11. R/W = RIGHT-OF WAY.
 12. PARCEL CONTAINS 5,793 SQUARE FEET, MORE OR LESS.

THIS IS NOT A SURVEY

Michael W. Norman
 MICHAEL W. NORMAN, (FOR THE FIRM LB-642)
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 4500

DATE SIGNED: 8/26/99
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

LINE DATA		
LINE	BEARING	DISTANCE
L1	N 02°03'12" W	12.00'
L2	N 01°01'43" W	12.00'

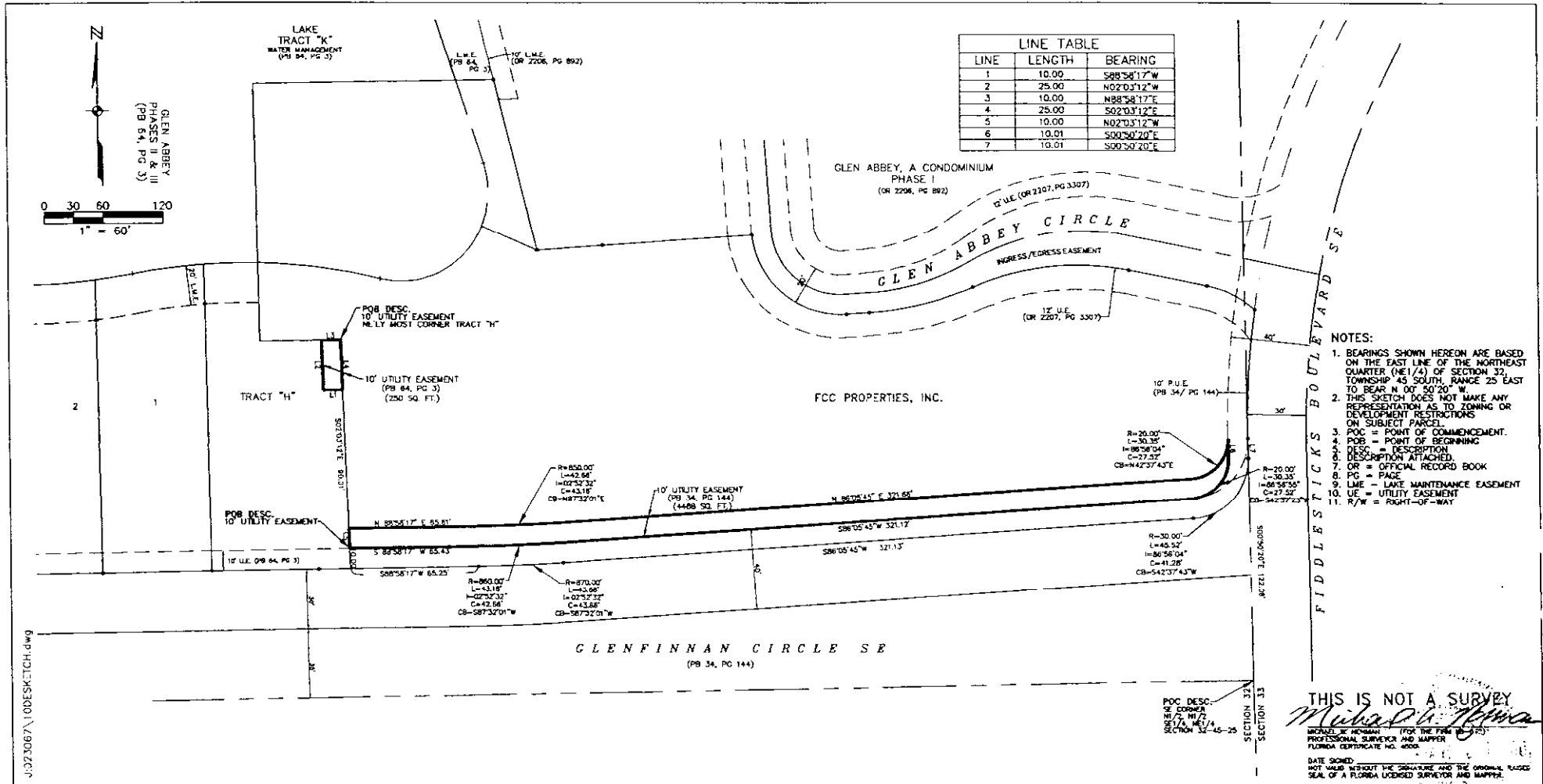
CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'43" W	86°58'04"
C2	870.00'	43.88'	43.88'	S 87°32'01" W	02°32'32"
C3	510.00'	25.60'	25.58'	N 87°32'01" E	02°32'32"
C4	57.00'	37.67'	36.99'	S 74°58'20" E	37°51'49"
C5	522.00'	26.20'	26.20'	S 87°32'01" W	02°32'32"
C6	478.00'	23.99'	23.99'	N 87°32'01" E	02°32'32"
C7	13.00'	20.42'	18.36'	N 41°05'45" E	90°00'00"
C8	57.00'	19.36'	19.27'	S 13°38'08" E	19°27'47"
C9	25.00'	17.70'	17.33'	S 65°48'51" W	40°33'47"
C10	490.00'	24.59'	24.59'	S 87°32'01" W	02°32'32"

POC DESC.
 S.E.COR.
 N1/2 N1/2
 SE1/4 NE1/4
 SECTION 32-45-25

SKETCH TO ACCOMPANY DESCRIPTION
**VACATION OF
 12' WIDE UTILITY EASEMENT
 GLEN ABBEY
 FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.
 LEE COUNTY, FLORIDA**

JOHNSON ENGINEERING, INC.
 ENGINEERS, SURVEYORS AND ECOLOGISTS
 2158 JOHNSON STREET, POST OFFICE BOX 1550, FORT MYERS, FLORIDA 33902-1550, PHONE (941) 334-0046

DATE 8/26/99	PROJECT NO. 21867	FILE NO. 32-45-25	SCALE 1" = 60'	SHEET 1 OF 1
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J:\323067\100ESKETCH.dwg

VACATION 10' WIDE UTILITY EASEMENT
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

JOHNSON
 ENGINEERING

2158 JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0046
 FAX (941) 334-3561
 E.B. #642 & L.B. #642

SKETCH TO ACCOMPANY
 DESCRIPTION

DATE	PROJECT NO.	FILE NO.	SCALE	SHEET
03/06/02	20023067	32-45-25	1" = 60'	1 OF 1

THIS IS NOT A SURVEY
Michael A. Johnson
 MICHAEL A. JOHNSON
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 4005
 DATE SIGNED: _____
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

**RESOLUTION NO. _____ TO SET PUBLIC HEARING
FOR PETITION TO VACATE Case Number: VAC2002-00030**

WHEREAS, a Petition to Vacate was filed with the Board of County Commissioners;
and

WHEREAS, the Petitioner seeks to abandon, discontinue, close or vacate a portion
of a plat, easement, parcel or right-of-way legally described in the attached Exhibit "A".

WHEREAS, under Florida Statute and the Lee County Administrative Code, the
Board must hold a Public Hearing in order to grant a vacation affecting a public easement,
public right-of-way or platted lands.

BE IT THEREFORE RESOLVED by the Board of County Commissioners of Lee
County, Florida, as follows:

1. A Public Hearing on Petition to Vacate No. VAC2002-00030 is set for the
_____ in the Lee County Commission Chambers.

2. A Notice of Public Hearing on this Petition to Vacate will be published in
accordance with the Lee County Administrative Code.

THIS RESOLUTION passed by voice and entered into the minutes of the Board of
County Commissioners of Lee County, Florida this _____.

ATTEST:
CHARLIE GREEN, CLERK

BOARD OF COUNTY
COMMISSIONERS OF
LEE COUNTY, FLORIDA

Deputy Clerk Signature

Chairman Signature

Please Print Name

Please Print Name

APPROVED AS TO FORM

County Attorney Signature

Please Print Name



July 10, 2002

DESCRIPTION**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA****PARCEL B1**

A tract or strip of land (10 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida being a part of a 10 foot wide Utility Easement as shown on the plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Page 144 through 160, Public Records of Lee County, Florida which 10 foot wide utility easement is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the section line common to Sections 32 and 33 for 122.08 feet to a point on the westerly right-of-way line of Fiddlesticks Boulevard southeast as shown on said plat; thence run S 00° 50' 20" W for 10.01 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 30.00 feet (chord bearing S 42° 37' 43" W) (chord 41.28 feet) (delta 86° 56' 04") for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 870.00 feet (chord bearing S 87° 32' 01" W) (chord 43.66 feet) (delta 02° 52' 32") for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract "H" as shown on the Plat of Glen Abbey Phase II & III as recorded in Plat Book 64 at Page 3 and 4 of the Public Records of Lee County, Florida; thence run N 02° 03' 12" W along the east line of said Tract "H" for 10.00 feet to the Point of Beginning.

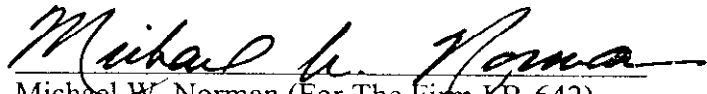
From said Point of Beginning continue N 02° 03' 12" W for 10.00 feet to the north line of said 10 foot Utility Easement; thence run N 88° 58' 17" E for 65.61 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 850.00 feet (chord bearing N 87° 32' 01" E) (chord 43.16 feet) (delta 02° 52' 32") for 42.66 feet to a point of tangency; thence run N 86° 05' 45" E for 321.66 to a point of curvature; thence run northeasterly along said arc of said curve to the left radius 20.00 feet (chord bearing N 42° 37' 43" E) (chord 27.52 feet) (delta 86° 56' 04") for 30.35 feet to the point of reverse curvature and a point of cusp; thence run S 00° 50' 20" E for 10.01 feet to a point

EXHIBIT A1

of curvature; thence run southwesterly along arc of said curve to the right of radius 20.00 feet (chord bearing S 42° 37' 23" W) (chord 27.52 feet) (delta 86° 56' 55") for 30.35 feet to a point of tangency; thence run S 86° 05' 45" W for 321.12 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 860.00 feet (chord bearing S 87° 32' 01" W) (chord 42.66 feet) (delta 02° 52' 32") for 43.16 feet to a point of tangency; thence run S 88° 58' 17" W for 65.43 feet to the Point of Beginning.

Parcel contains 4,488 square feet, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.



Michael W. Norman (For The Firm LB-642)

Professional Surveyor and Mapper

Florida Certificate No. 4500



July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
GLEN ABBEY PHASES II & III
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B2

A tract or strip of land (10 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida being all of a 10 foot by 25 foot Utility Easement as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 through 4, Public Records of Lee County, Florida which 10 foot wide Utility Easement is described as follows:

From the northeasterly most corner of Tract "H" as shown on said plat run S 02° 03' 12"E along the east line of said tract for 25.00 feet; thence run S 88° 58' 17" W for 10.00 feet; thence run N 02° 03' 12" W for 25.00 feet to the north line of said tract; thence run N 88° 58' 17" E along said north line for 10.00 feet to the Point of Beginning.

Parcel contains 250 square foot, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.

Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



July 10, 2002

DESCRIPTION**VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA****PARCEL B3**

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

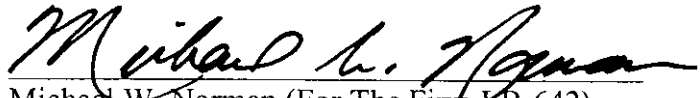
From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East, run N 00° 50' 20" W along the Section line common to Sections 32 and 33 for 122.08 feet; thence run S 00° 50' 20" E for 10.01 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 30.00 feet (delta 86° 56' 04") (chord bearing S 42° 37' 43" W) (chord 41.28 feet) for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 870.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 43.66 feet) for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract H as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 and 4 of said Public Records; thence run N 02° 03' 12" W along the east line of said Tract H for 103.02 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning and a point designated "A". From said Point of Beginning continue N 02° 03' 12" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along the north line of said easement for 73.46 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 510.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 25.59 feet) for 25.60 feet to a point of tangency; thence run N 86° 05' 45" E for 125.78 feet to an intersection with a non-tangent curve; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 37° 51' 49") (chord bearing S 74° 58' 20" E) (chord 36.99 feet) for 37.67

EXHIBIT A3

feet to an intersection with a non-tangent line being the south line of said 12 foot easement; thence run S 86° 05' 45" W for 160.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 522.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 26.20 feet) for 26.20 feet to a point of tangency; thence run S 88° 58' 17" W for 73.24 feet to the Point of Beginning.

Parcel contains 2,834 square feet (0.07 acres), more or less.

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.



Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B4

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

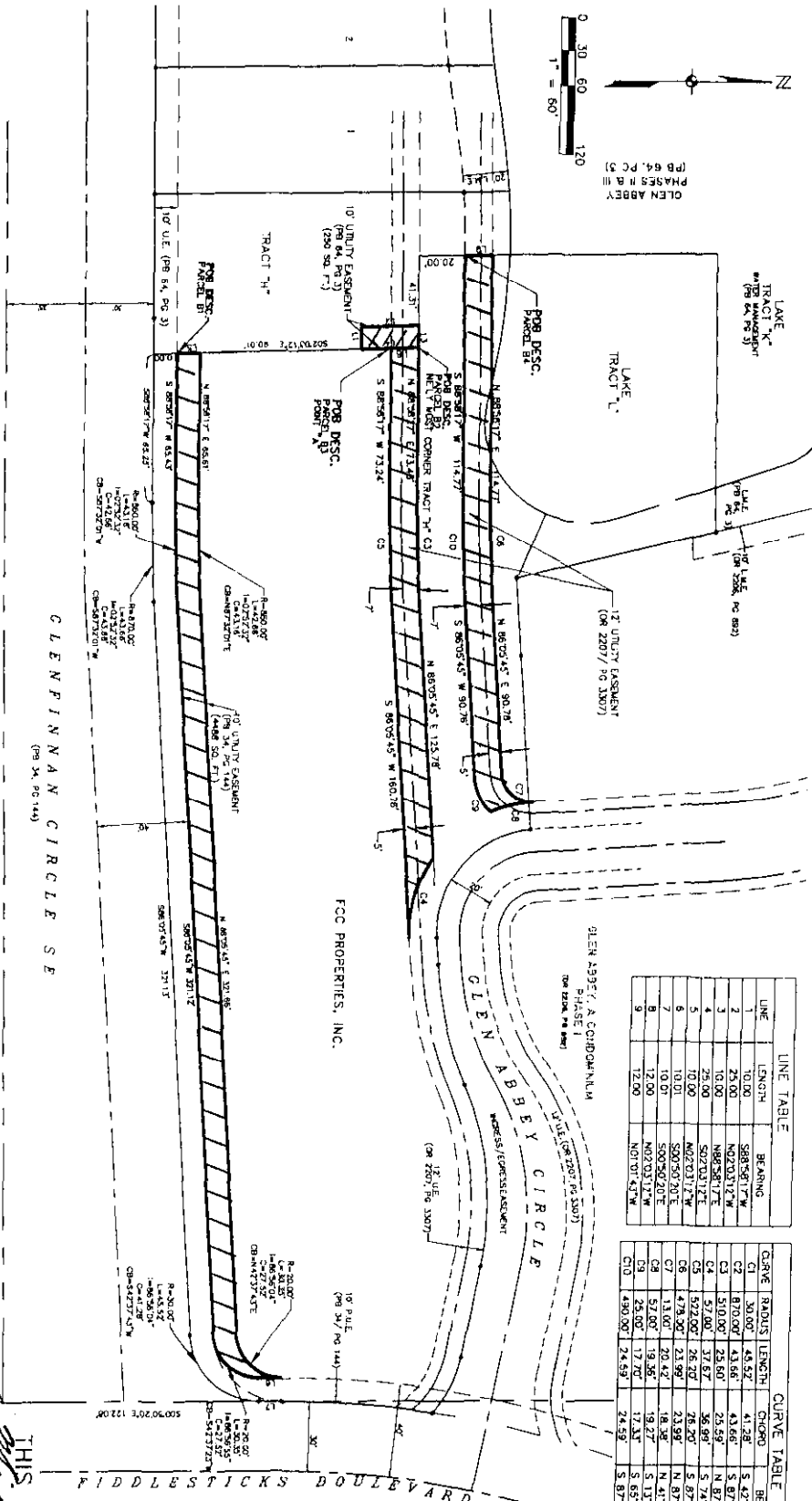
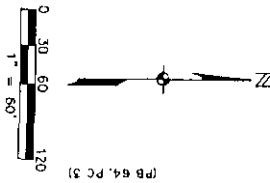
From the hereinabove point designated "A" run N 02° 03' 12" W for 12.00 feet; thence run S 88° 58' 17" W for 41.31 feet; thence run N 01° 01' 43" W for 20.00 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning of Parcel 2.

From said Point of Beginning continue N 01° 01' 43" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along said north line for 114.77 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 478.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 23.99 feet) for 23.99 feet to a point of tangency; thence run N 86° 05' 45" E for 90.76 feet to the beginning of a curve; thence run northeasterly along the arc of said curve to the left of radius 13.00 feet (delta 90° 00' 00") (chord bearing N 41° 05' 45" E) (chord 18.38 feet) for 20.42 feet to an intersection with a non-tangent curve and a point of cusp; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 19° 27' 47") (chord bearing S 13° 38' 08" E) (chord 19.27 feet) for 19.36 feet to an intersection with a non-tangent curve; thence run southwesterly along the arc of said curve to the right of radius 25.00 feet (delta 40° 33' 47") (chord bearing S 65° 48' 51" W) (chord 17.33 feet) for 17.70 feet to a point of tangency; thence run S 86° 05' 45" W for 90.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 490.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 24.59 feet) for 24.59 feet to a point of tangency; thence run S 88° 58' 17" W for 114.77 feet to the Point of Beginning.

Parcels containing 2,959 square feet (0.07 acres), more or less

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.

Michael W. Norman (For The Firm B-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



LINE TABLE

LINE	LENGTH	BEARING
1	10.00	S88°58'17\"
2	25.00	N02°03'12\"
3	10.00	N88°58'17\"
4	25.00	S02°03'12\"
5	10.00	N02°03'12\"
6	10.00	S00°50'20\"
7	10.00	N02°03'12\"
8	12.00	N07°03'17\"
9	12.00	N07°03'17\"

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.92'	41.28'	S 42°32'43\"	98.56704°
C2	870.00'	43.66'	43.66'	S 87°32'01\"	02°52'12\"
C3	510.00'	25.60'	25.59'	N 87°32'01\"	02°52'12\"
C4	510.00'	37.87'	36.99'	S 74°58'20\"	17°51'49\"
C5	972.00'	26.70'	26.20'	S 87°32'01\"	02°52'12\"
C6	972.00'	23.99'	23.99'	N 87°32'01\"	02°52'12\"
C7	13.00'	20.42'	18.26'	N 41°05'45\"	90°00'00\"
C8	13.00'	19.26'	19.27'	S 11°38'09\"	97°27'47\"
C9	24.00'	17.40'	17.43'	S 65°48'51\"	40°33'47\"
C10	480.00'	24.59'	24.59'	S 87°32'01\"	02°52'12\"

- NOTES:
1. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NEAREST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 45 S., RANGE 25 E. DEPARTMENT OF REVENUE RECORDS ON SUBJECT PARCEL.
 2. THIS SKETCH DOES NOT MAKE ANY DEVELOPMENT OR ZONING OR OTHER REGULATORY STATEMENTS ON SUBJECT PARCEL.
 3. POINT OF COMMENCEMENT: POB = POINT OF COMMENCEMENT; POA = POINT OF ADJUSTMENT.
 4. DESCRIPTION: DESCRIPTION ATTACHED.
 5. DISTANCE: DISTANCE ATTACHED.
 6. BEARING: BEARING ATTACHED.
 7. AREA: AREA ATTACHED.
 8. LINE = PLATE MAINTENANCE EASEMENT.
 9. UTILITY = UTILITY EASEMENT.
 10. R/W = RIGHT-OF-WAY.

THIS IS NOT A SURVEY

DATE SIGNED: 03/06/02
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL PASED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

VACATION UTILITY EASEMENTS
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

JOHNSON
 ENGINEERING

2158 JOHNSON STREET
 FORT MYERS, FLORIDA 33902-1550
 PHONE: (844) 334-1046
 FAX: (844) 334-1046
 E.B. #642 & L.B. #642

SKETCH TO ACCOMPANY
 DESCRIPTION
 EXHIBIT "B"

DATE	03/06/02
PROJECT NO.	20023067
FILE NO.	32-45-25
SCALE	1" = 60'
SHEET	1 OF 1

NOTICE OF PUBLIC HEARING FOR PETITION TO VACATE

Case Number: VAC2002-00030

TO WHOM IT MAY CONCERN:

Notice is hereby given that on the 12th day of November 2002 @5:00 PM in the County Commissioners' Meeting Room, Old Lee County Courthouse, 2120 Main Street, Fort Myers, Florida, the Board of County Commissioners of Lee County, Florida, will consider and take action on a Petition vacating the public's interest in the easement, plat or portion of a plat legally described in the attached Exhibit "A".

Interested parties may appear in person or through a representative and be heard with respect to the Petition to Vacate.

Anyone wishing to appeal the decision made by the Board with respect to any matter considered at this meeting will need a record of the proceeding for such appeal, and may need a verbatim record, to include all testimony and evidence upon which the appeal is to be based.

A copy of the Petition to Vacate is on file in the Office of the Clerk of the Circuit Court of Lee County, Florida, Minutes Office, 2115 Second Street, Fort Myers, Florida.

LEE COUNTY
SOUTH WEST FLORIDA

CHARLIE GREEN, CLERK

Deputy Clerk Signature

Please Print Name

APPROVED AS TO FORM

County Attorney Signature

Please Print Name



July 10, 2002

DESCRIPTION**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA****PARCEL B1**

A tract or strip of land (10 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida being a part of a 10 foot wide Utility Easement as shown on the plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Page 144 through 160, Public Records of Lee County, Florida which 10 foot wide utility easement is described as follows:

From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the section line common to Sections 32 and 33 for 122.08 feet to a point on the westerly right-of-way line of Fiddlesticks Boulevard southeast as shown on said plat; thence run S 00° 50' 20" W for 10.01 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 30.00 feet (chord bearing S 42° 37' 43" W) (chord 41.28 feet) (delta 86° 56' 04") for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 870.00 feet (chord bearing S 87° 32' 01" W) (chord 43.66 feet) (delta 02° 52' 32") for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract "H" as shown on the Plat of Glen Abbey Phase II & III as recorded in Plat Book 64 at Page 3 and 4 of the Public Records of Lee County, Florida; thence run N 02° 03' 12" W along the east line of said Tract "H" for 10.00 feet to the Point of Beginning.

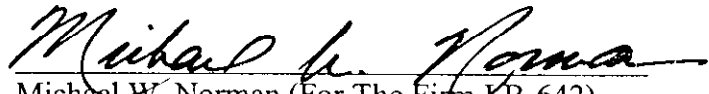
From said Point of Beginning continue N 02° 03' 12" W for 10.00 feet to the north line of said 10 foot Utility Easement; thence run N 88° 58' 17" E for 65.61 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 850.00 feet (chord bearing N 87° 32' 01" E) (chord 43.16 feet) (delta 02° 52' 32") for 42.66 feet to a point of tangency; thence run N 86° 05' 45" E for 321.66 to a point of curvature; thence run northeasterly along said arc of said curve to the left radius 20.00 feet (chord bearing N 42° 37' 43" E) (chord 27.52 feet) (delta 86° 56' 04") for 30.35 feet to the point of reverse curvature and a point of cusp; thence run S 00° 50' 20" E for 10.01 feet to a point

EXHIBIT A1

of curvature; thence run southwesterly along arc of said curve to the right of radius 20.00 feet (chord bearing S 42° 37' 23" W) (chord 27.52 feet) (delta 86° 56' 55") for 30.35 feet to a point of tangency; thence run S 86° 05' 45" W for 321.12 feet to a point of curvature; thence run southwesterly along arc of said curve to the right of radius 860.00 feet (chord bearing S 87° 32' 01" W) (chord 42.66 feet) (delta 02° 52' 32") for 43.16 feet to a point of tangency; thence run S 88° 58' 17" W for 65.43 feet to the Point of Beginning.

Parcel contains 4,488 square feet, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.



Michael W. Norman (For The Firm LB-642)

Professional Surveyor and Mapper

Florida Certificate No. 4500



July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(10 FEET WIDE)
GLEN ABBEY PHASES II & III
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B2

A tract or strip of land (10 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida being all of a 10 foot by 25 foot Utility Easement as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 through 4, Public Records of Lee County, Florida which 10 foot wide Utility Easement is described as follows:

From the northeasterly most corner of Tract "H" as shown on said plat run S 02° 03' 12"E along the east line of said tract for 25.00 feet; thence run S 88° 58' 17" W for 10.00 feet; thence run N 02° 03' 12" W for 25.00 feet to the north line of said tract; thence run N 88° 58' 17" E along said north line for 10.00 feet to the Point of Beginning.

Parcel contains 250 square foot, more or less.

Bearings hereinabove mentioned are based on the east line of the Northeast Quarter (NE-1/4) of Section 32, Township 45 South, Range 25 East to bear S 00° 50' 20" W.

Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



July 10, 2002

DESCRIPTION**VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA****PARCEL B3**

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

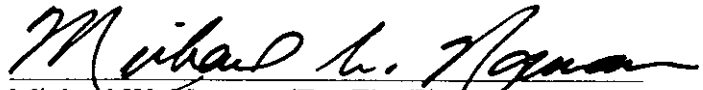
From the southeast corner of the North Half (N-1/2) of the North Half (N-1/2) of the Southeast Quarter (SE-1/4) of the Northeast Quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East, run N 00° 50' 20" W along the Section line common to Sections 32 and 33 for 122.08 feet; thence run S 00° 50' 20" E for 10.01 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 30.00 feet (delta 86° 56' 04") (chord bearing S 42° 37' 43" W) (chord 41.28 feet) for 45.52 feet to a point of tangency; thence run S 86° 05' 45" W for 321.13 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 870.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 43.66 feet) for 43.66 feet to a point of tangency; thence run S 88° 58' 17" W for 65.25 feet to the southeast corner of Tract H as shown on the Plat of Glen Abbey Phases II & III as recorded in Plat Book 64 at Pages 3 and 4 of said Public Records; thence run N 02° 03' 12" W along the east line of said Tract H for 103.02 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning and a point designated "A". From said Point of Beginning continue N 02° 03' 12" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along the north line of said easement for 73.46 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 510.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 25.59 feet) for 25.60 feet to a point of tangency; thence run N 86° 05' 45" E for 125.78 feet to an intersection with a non-tangent curve; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 37° 51' 49") (chord bearing S 74° 58' 20" E) (chord 36.99 feet) for 37.67

EXHIBIT A3

feet to an intersection with a non-tangent line being the south line of said 12 foot easement; thence run S 86° 05' 45" W for 160.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 522.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 26.20 feet) for 26.20 feet to a point of tangency; thence run S 88° 58' 17" W for 73.24 feet to the Point of Beginning.

Parcel contains 2,834 square feet (0.07 acres), more or less.

Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.



Michael W. Norman (For The Firm LB-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500



July 10, 2002

DESCRIPTION

**VACATION OF UTILITY EASEMENT
(12 FEET WIDE)
FIDDLESTICKS COUNTRY CLUB
SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
LEE COUNTY, FLORIDA**

PARCEL B4

A tract or strip of land (12 feet wide) lying in Section 32, Township 45 South, Range 25 East, Lee County, Florida, being a part of a utility easement (12 feet wide) as recorded in Official Record Book 2207 at Page 3307 of the Lee County Public Records, also being a part of the lands as described in deed recorded in Official Record Book 3389 at Page 3257 of said Public Records, which 12 foot wide utility easement is described as follows:

From the hereinabove point designated "A" run N 02° 03' 12" W for 12.00 feet; thence run S 88° 58' 17" W for 41.31 feet; thence run N 01° 01' 43" W for 20.00 feet to an intersection with the south line of said 12 foot utility easement and the Point of Beginning of Parcel 2.

From said Point of Beginning continue N 01° 01' 43" W for 12.00 feet to an intersection with the north line of said 12 foot easement; thence run N 88° 58' 17" E along said north line for 114.77 feet to a point of curvature; thence run northeasterly along the arc of said curve to the left of radius 478.00 feet (delta 02° 52' 32") (chord bearing N 87° 32' 01" E) (chord 23.99 feet) for 23.99 feet to a point of tangency; thence run N 86° 05' 45" E for 90.76 feet to the beginning of a curve; thence run northeasterly along the arc of said curve to the left of radius 13.00 feet (delta 90° 00' 00") (chord bearing N 41° 05' 45" E) (chord 18.38 feet) for 20.42 feet to an intersection with a non-tangent curve and a point of cusp; thence run southeasterly along the arc of said curve to the left of radius 57.00 feet (delta 19° 27' 47") (chord bearing S 13° 38' 08" E) (chord 19.27 feet) for 19.36 feet to an intersection with a non-tangent curve; thence run southwesterly along the arc of said curve to the right of radius 25.00 feet (delta 40° 33' 47") (chord bearing S 65° 48' 51" W) (chord 17.33 feet) for 17.70 feet to a point of tangency; thence run S 86° 05' 45" W for 90.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 490.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 24.59 feet) for 24.59 feet to a point of tangency; thence run S 88° 58' 17" W for 114.77 feet to the Point of Beginning.

Parcels containing 2,959 square feet (0.07 acres), more or less

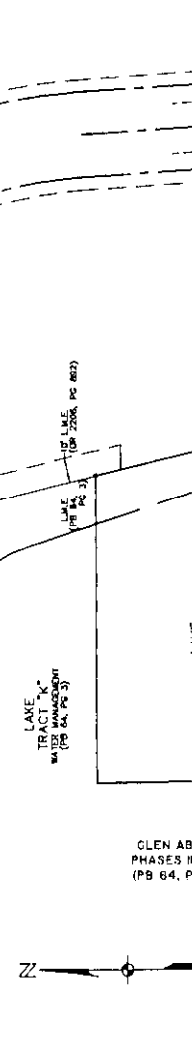
Bearings hereinabove mentioned are based on the Plat of Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, Lee County Public Records.

Michael W. Norman (For The Firm B-642)
Professional Surveyor and Mapper
Florida Certificate No. 4500

LINE	LENGTH	BEARING
1	15.00	S88°36'17"W
2	10.00	N07°03'17"W
3	10.00	S88°36'17"E
4	25.00	S00°00'00"E
5	10.00	N07°03'17"W
6	10.01	S00°00'00"E
7	10.01	N07°03'17"W
8	12.00	N07°03'17"W
9	12.00	N07°03'17"W

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	30.00'	45.52'	41.28'	S 42°37'41" W	88°52'04"
C2	870.00'	43.66'	43.66'	S 87°32'01" E	02°52'32"
C3	510.00'	25.60'	25.59'	N 87°32'01" E	02°52'32"
C4	572.00'	37.67'	36.99'	S 74°36'20" E	37°51'49"
C5	572.00'	26.70'	26.70'	S 87°32'01" W	02°52'32"
C6	478.00'	23.89'	23.99'	N 87°32'01" E	02°52'32"
C7	13.00'	20.42'	18.38'	N 41°05'45" E	90°00'00"
C8	52.00'	19.96'	19.27'	S 13°36'08" E	19°27'47"
C9	75.00'	17.70'	17.33'	S 65°48'51" W	40°33'47"
C10	490.00'	24.59'	24.59'	S 87°32'01" W	02°52'32"

LINE	LENGTH	BEARING
1	15.00	S88°36'17"W
2	10.00	N07°03'17"W
3	10.00	S88°36'17"E
4	25.00	S00°00'00"E
5	10.00	N07°03'17"W
6	10.01	S00°00'00"E
7	10.01	N07°03'17"W
8	12.00	N07°03'17"W
9	12.00	N07°03'17"W



- NOTES:
- BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TWP. 45 S., RGE. 25 E. TO BEAR N 87°32'01" E.
 - THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR REGULATIONS APPLICABLE TO THE SUBJECT PARCEL.
 - POB = POINT OF BEGINNING.
 - POB = POINT OF COMMENCEMENT.
 - POB = POINT OF BEGINNING.
 - DESCRIPTION ATTACHED.
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 - POB = POINT OF BEGINNING.
 - POB = POINT OF COMMENCEMENT.

THIS IS NOT A SURVEY

Michael W. Johnson

REGISTERED PROFESSIONAL SURVEYOR
 FLORIDA CERTIFICATE NO. 14500
 DATE ISSUED: 11/17/2003
 NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL BASED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

DATE	03/06/02	PROJECT NO.	20023067	FILE NO.	32-45-25	SCALE	1" = 60'	SHEET	1 OF 1
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SKETCH TO ACCOMPANY
 DESCRIPTION EXHIBIT "B"

2158 JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (941) 334-0046
 FAX (941) 334-3661
 E.S. #642 & L.B. #642

JOHNSON ENGINEERING

VACATION UTILITY EASEMENTS
 GLEN ABBEY, FIDDLESTICKS COUNTRY CLUB
 SECTION 32, TWP. 45 S., RGE. 25 E.

PREPARED BY:
 JOHNSON ENGINEERING, INC.
 174 JOHNSON STREET
 GAITHERSBURG, MARYLAND 20878

GLEN ABBEY PHASES II & III

HIGHLANDS I, A CONDOMINIUM
 (OR 1969, PG 3576)

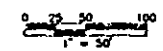
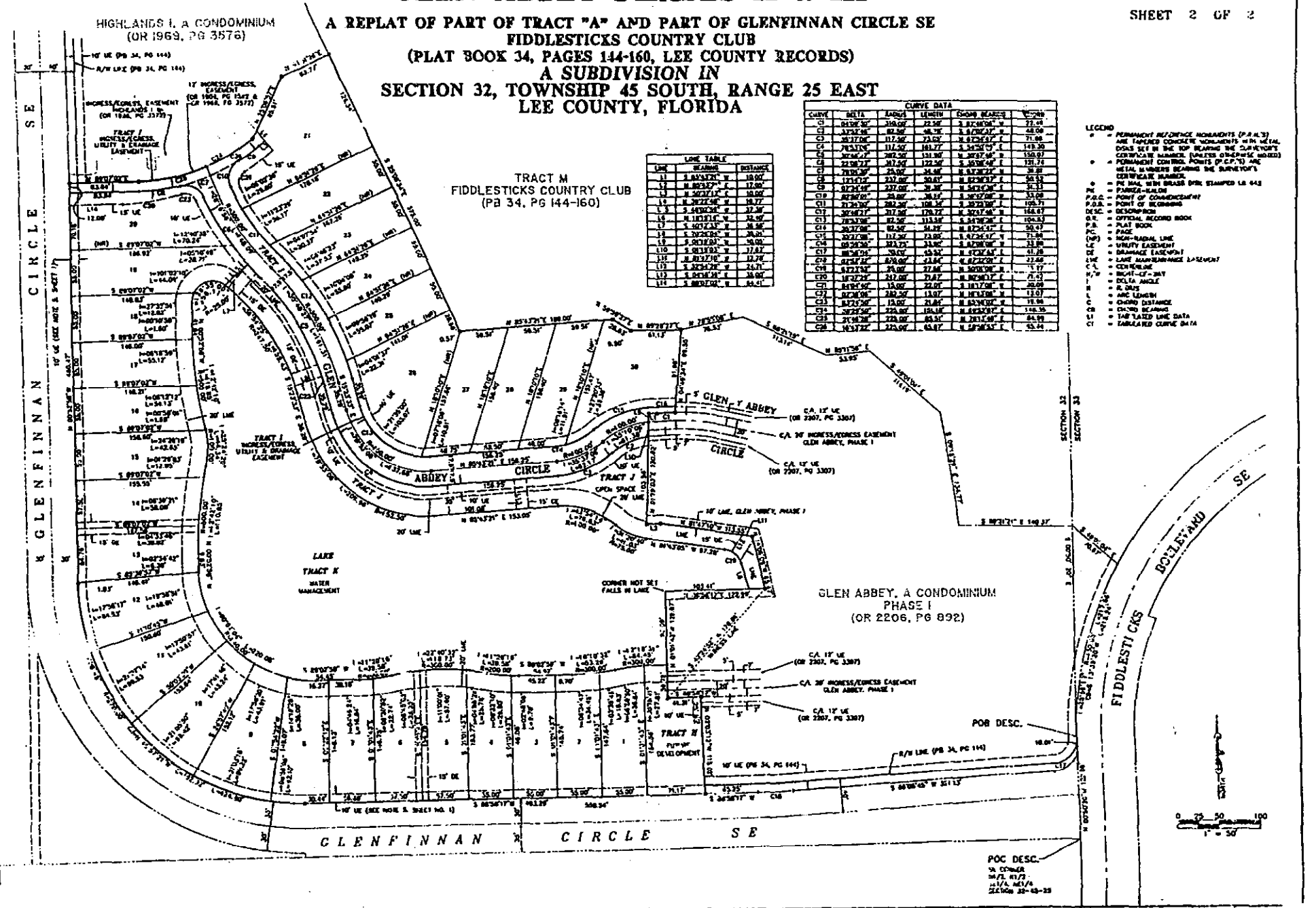
A REPLAT OF PART OF TRACT "A" AND PART OF GLENFINNAN CIRCLE SE
 FIDDLESTICKS COUNTRY CLUB
 (PLAT BOOK 34, PAGES 144-160, LEE COUNTY RECORDS)
 A SUBDIVISION IN
 SECTION 32, TOWNSHIP 45 SOUTH, RANGE 25 EAST
 LEE COUNTY, FLORIDA

TRACT M
 FIDDLESTICKS COUNTRY CLUB
 (PB 34, PG 144-160)

CURVE	DELTA	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C2	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C3	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C4	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C5	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C6	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C7	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C8	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C9	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C10	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C11	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C12	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C13	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C14	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C15	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C16	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C17	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C18	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C19	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C20	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C21	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C22	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C23	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C24	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C25	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C26	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C27	90.00°	100.00'	S 87.00° 00' 00" W	100.00'
C28	90.00°	100.00'	S 87.00° 00' 00" W	100.00'

LINE	BEARING	DISTANCE
1	S 87.00° 00' 00" W	100.00'
2	S 87.00° 00' 00" W	100.00'
3	S 87.00° 00' 00" W	100.00'
4	S 87.00° 00' 00" W	100.00'
5	S 87.00° 00' 00" W	100.00'
6	S 87.00° 00' 00" W	100.00'
7	S 87.00° 00' 00" W	100.00'
8	S 87.00° 00' 00" W	100.00'
9	S 87.00° 00' 00" W	100.00'
10	S 87.00° 00' 00" W	100.00'
11	S 87.00° 00' 00" W	100.00'
12	S 87.00° 00' 00" W	100.00'
13	S 87.00° 00' 00" W	100.00'
14	S 87.00° 00' 00" W	100.00'

- LEGEND
- PERMANENT SURFACE MONUMENTS (P.A.M.) ARE TYPED CONCRETE MONUMENTS WITH METAL DOGS SET IN THE TOP BEARING THE CURVE'S CURVATURE NUMBER (UNLESS OTHERWISE NOTED)
 - PERMANENT CONTROL POINTS (P.C.P.) ARE METAL MONUMENTS BEARING THE POINT'S CURVATURE NUMBER
 - P.M. = POINT OF MARCH
 - P.C. = POINT OF CURVATURE
 - P.T. = POINT OF TANGENCY
 - P.O.B. = POINT OF BEGINNING
 - P.O.E. = POINT OF ENDING
 - P.O.C. = POINT OF CURVATURE
 - P.O.T. = POINT OF TANGENCY
 - P.O.M. = POINT OF MARCH
 - P.O.A. = POINT OF ANGLE
 - P.O.S. = POINT OF SIGHT
 - P.O.D. = POINT OF DISTANCE
 - P.O.B. = POINT OF BEGINNING
 - P.O.E. = POINT OF ENDING
 - P.O.C. = POINT OF CURVATURE
 - P.O.T. = POINT OF TANGENCY
 - P.O.M. = POINT OF MARCH
 - P.O.A. = POINT OF ANGLE
 - P.O.S. = POINT OF SIGHT
 - P.O.D. = POINT OF DISTANCE



POC DESC.
 N 0° 00' 00" E
 100.00'
 S 87.00° 00' 00" W
 100.00'

Fiddlesticks Country Club

SECTIONS 32 & 33, TOWNSHIP 45 SOUTH, RANGE 25 EAST

LEE COUNTY, FLORIDA
NOVEMBER 1981

JOHNSON ENGINEERING, INC.
CIVIL ENGINEERS AND LAND SURVEYORS
FORT MYERS, FLORIDA

NOTES:

There are utility easements 6 feet wide along the side and rear boundaries of each homestead, and utility easements 18 feet wide along the road frontage inside all lots, and tracts unless otherwise shown.

Permanent Control Points (P.C.P.) are metal markers with the Certificate number of the surveyor marked thereon.

Permanent Reference Monument (P.R.M.) are tapered concrete monuments with metal discs set in top, bearing the surveyor's certificate number.

Bearings are plane coordinates for the Florida West Zone.

There are easements for drainage purposes 6 feet wide along the boundaries of each homestead, unless otherwise shown.

Lots number 1 through 285 are for single family residence construction.

Tracts A, B, C, and D are for multi-family construction.

Tract E is the maintenance and service area.

Tracts F, F-1, and F-2 are the Country Club area.

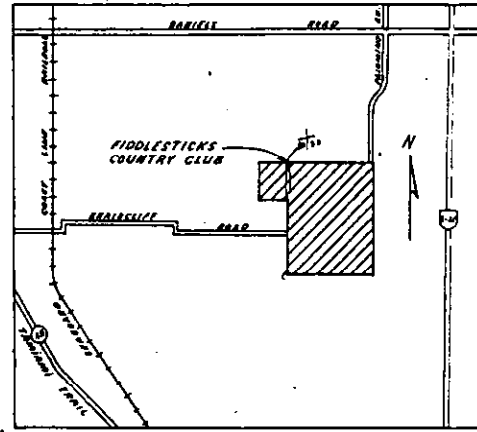
Tracts G, H, and I are reserved for future county roads.

Tracts J, K, L, M, N, O, and P are occupied by the golf course.

Tracts Q, R, S, T, U, V, W, X, and Y are green ways.

Tract Z is for a lake.

Dashed lines around lakes indicate approximate lake surfaces under normal circumstances, and will vary with hydrological conditions.



VICINITY MAP
Scale: 1" = 4000'

NOTICE:

LANDS DESCRIBED IN THIS PLAT ARE SUBDIVIDED BY THE DEVELOPER WITHOUT THE ROADS, DRAINAGE AND SEWAGE FACILITIES BEING SPECIFICALLY APPROVED OR ACCEPTED BY LEE COUNTY, ANY PURCHASER OF A LOT IN THIS SUBDIVISION IS ADVISED THAT HE MAY BE SUBJECT TO ASSESSMENT OR CALLED UPON TO BEAR A PORTION OF OR ALL OF THE EXPENSE OF CONSTRUCTION, MAINTENANCE OR IMPROVEMENT OF ROADS, DRAINAGE, AND SEWAGE FACILITIES WITHIN THE SUBDIVISION.

DESCRIPTION

Section 33, Township 45 South, Range 25 East and the NE 1/4 of the NE 1/4 and the NW 1/4 of the SE 1/4 of the NE 1/4 of Section 32, Township 45 South, Range 25 East, Lee County, Florida.

CERTIFICATE

I HEREBY CERTIFY that the attached plat of FIDDLESTICKS COUNTRY CLUB is a true and correct representation of the herein described land according to a recent survey made and plotted under my direction and supervision and that the survey data complies with all requirements of Chapter 177 Florida Statutes.

Leland F. Dy Sand

Leland F. Dy Sand
Professional Land Surveyor
Florida Certificate No. 1859



This plat accepted this _____ day of _____ 1981 A.D. in open meeting of the Board of County Commissioners of Lee County, Florida.

Chairman _____ Clerk _____

County Attorney _____ County Engineer _____

I HEREBY CERTIFY that the attached plat of FIDDLESTICKS COUNTRY CLUB has been examined by me and from my examination I find that said plat complies in form with the requirements of Chapter 177 Florida Statutes. I FURTHER CERTIFY that said plat was filed for record on _____ M. this _____ day of _____ 1982 A.D. and was duly recorded in Plat Book _____ at pages _____ of the Public Records of Lee County, Florida.

Clerk of the Circuit Court
in and for Lee County, Florida

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that FIDDLESTICKS LTD., a Florida limited partnership with FIDDLESTICKS DEVELOPMENT COMPANY a Florida Corporation, being the general partner, the owner of the herein described lands has caused this Plat of FIDDLESTICKS COUNTRY CLUB to be made and does hereby dedicate to the perpetual use of all lot and tract owners all drives, roads, streets, drainage easements, and utility easements shown hereon, said easements being dedicated solely for the uses and purposes indicated, hereby revoking, vacating and abrogating any plat or plats of any part of said lands, heretofore made. IN WITNESS WHEREOF Fiddlesticks Ltd. has caused this dedication to be signed by its general partner, Fiddlesticks Development Company, in its name by its President and its corporate seal affixed, attested by its Secretary this 16th day of April 1982 A.D.

J. Foster Hale
J. Foster Hale, President
FIDDLESTICKS DEVELOPMENT COMPANY
Danna M. Maloney
Danna M. Maloney, Secretary
FIDDLESTICKS DEVELOPMENT COMPANY



ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF LEE
I HEREBY CERTIFY that on this day before me personally appeared J. Foster Hale and Danna M. Maloney to me known to be the persons who signed the foregoing execution and they acknowledged the execution thereof to be their free act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal of Fort Myers, said county and state this _____ day of _____ 1982 A.D.

Lawrence L. Moran
Notary Public, State of Florida at large
My Commission expires 7-12-83

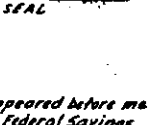


ACKNOWLEDGEMENT

STATE OF FLORIDA
CITY OF PALMETTO
COUNTY OF MANATEE
I HEREBY CERTIFY that on this day personally appeared before me John Kuykendall, Executive Vice-President, Palmetto Federal Savings and Loan Association, to me known to be the person who signed the following execution and he acknowledged the execution thereof to be his free act and deed for the use and purposes therein mentioned.

WITNESS my hand and official seal of Palmetto, said county and state this 15 day of April 1982 A.D.

Carlton H. Simpson
Notary Public, State of Florida
My Commission expires 9-12-83



MORTGAGEE CONSENT TO DEDICATION

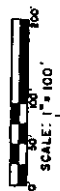
KNOW ALL MEN BY THESE PRESENTS that Palmetto Federal Savings and Loan Association holder of certain mortgage as recorded in Official Record Book 1581, Page 1341 Public Records of Lee County, Florida, on the herein described lands; hereby consents to ratify, approve and authorize the plat dedications and join in the dedication appearing hereon this 15 day of April 1982 A.D.

Carlton H. Simpson
Witness
John Kuykendall
John Kuykendall
Executive Vice-President
Palmetto Federal Savings
and Loan Association



Fiddlesticks Country Club

UNPLATTED



UNPLATTED
FD. F. M. D. D.
CONC. MON.
SEC. CORNER

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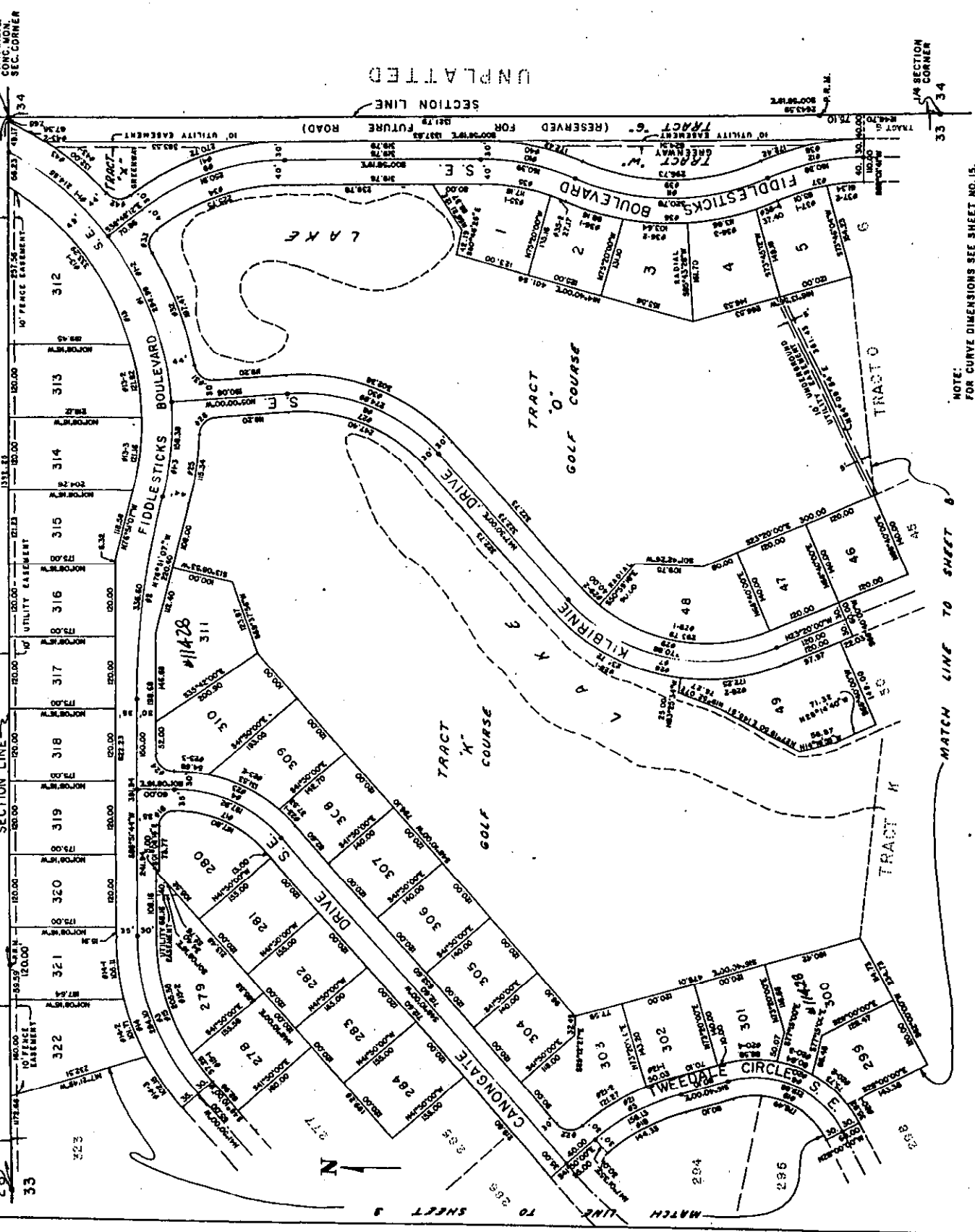
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UNPLATTED

SECTION LINE

TRACT 6 (RESERVED FOR FUTURE ROAD)

TRACT W

TRACT X

TRACT Y

TRACT O

TRACT X

TRACT Y

TRACT O

TRACT X

TRACT Y

TRACT O

TRACT X

TRACT Y

TRACT O

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TRACT O

NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 15.

MATCH LINE TO SHEET 6

TRACT K

TRACT J

TRACT I

TRACT H

TRACT G

TRACT F

TRACT E

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UNPLATTED

SECTION LINE

TRACT 6 (RESERVED FOR FUTURE ROAD)

TRACT W

TRACT X

TRACT Y

TRACT O

TRACT X

TRACT Y

TRACT O

TRACT X

TRACT Y

TRACT O

TRACT X

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TRACT X

TRACT Y

TRACT O

TRACT X

Middlesticks Country Club

PLAT BOOK 34 PAGE 147
SHEET 4 OF 17

SCALE: 1" = 100'

SECTION LINE
10' UTILITY EASEMENT

TRACT "N"
GOLF COURSE

TRACT N

LAKE

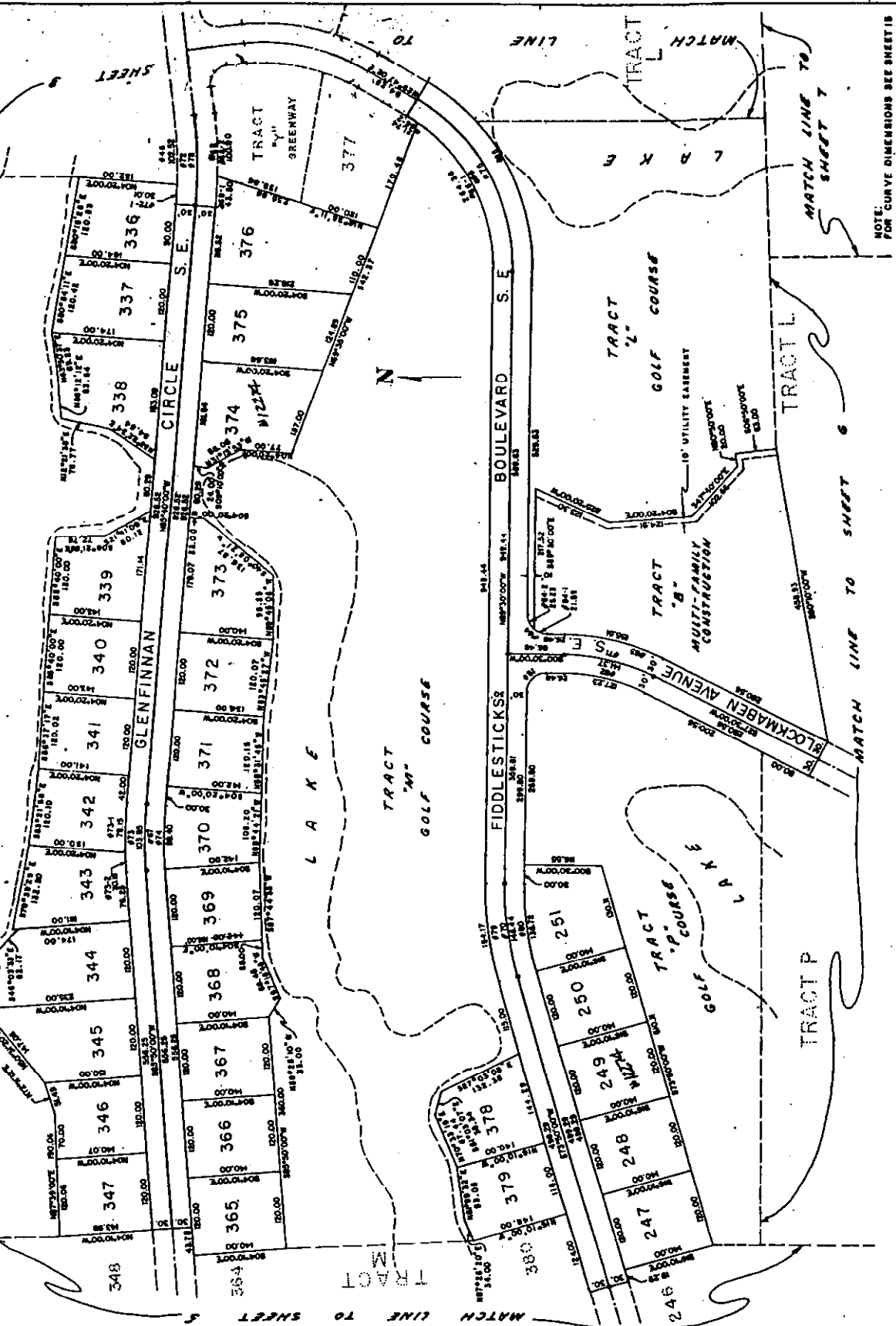
LAKE

LAKE

LAKE

LAKE

LAKE



NOTE: FOR CURVE DIMENSIONS SEE SHEET 15

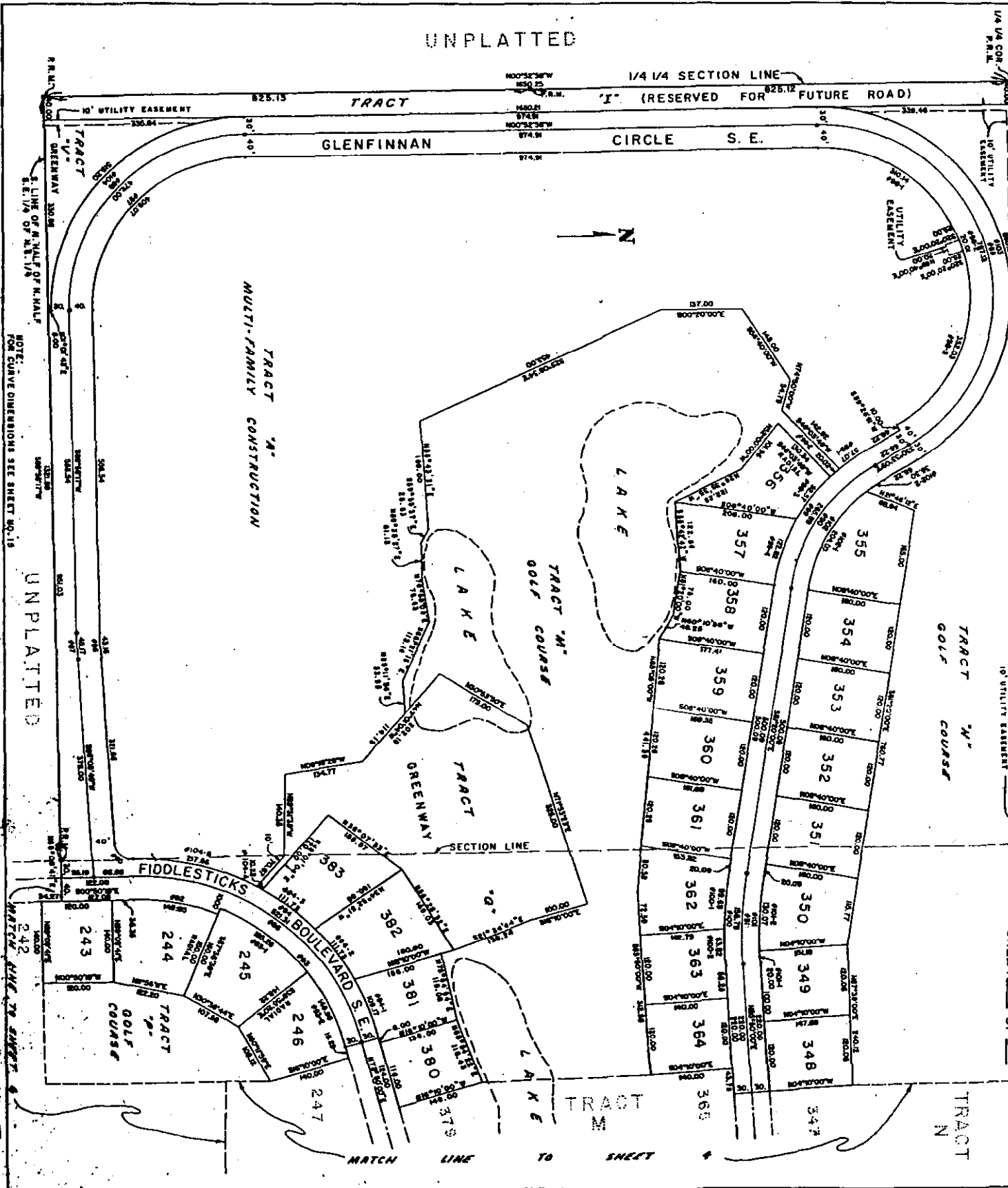
25500

Fiddlesticks Country Club

UNPLATTED
SCALE: 1" = 100'
SECTION LINE

UNPLATTED
M.A.D.D. CONIC. MON.
PLAT BOOK 34 PAGE 148
SHEET 5 OF 17

UNPLATTED



NOTE:
FOR CURVE DIMENSIONS SEE SHEET NO. 16

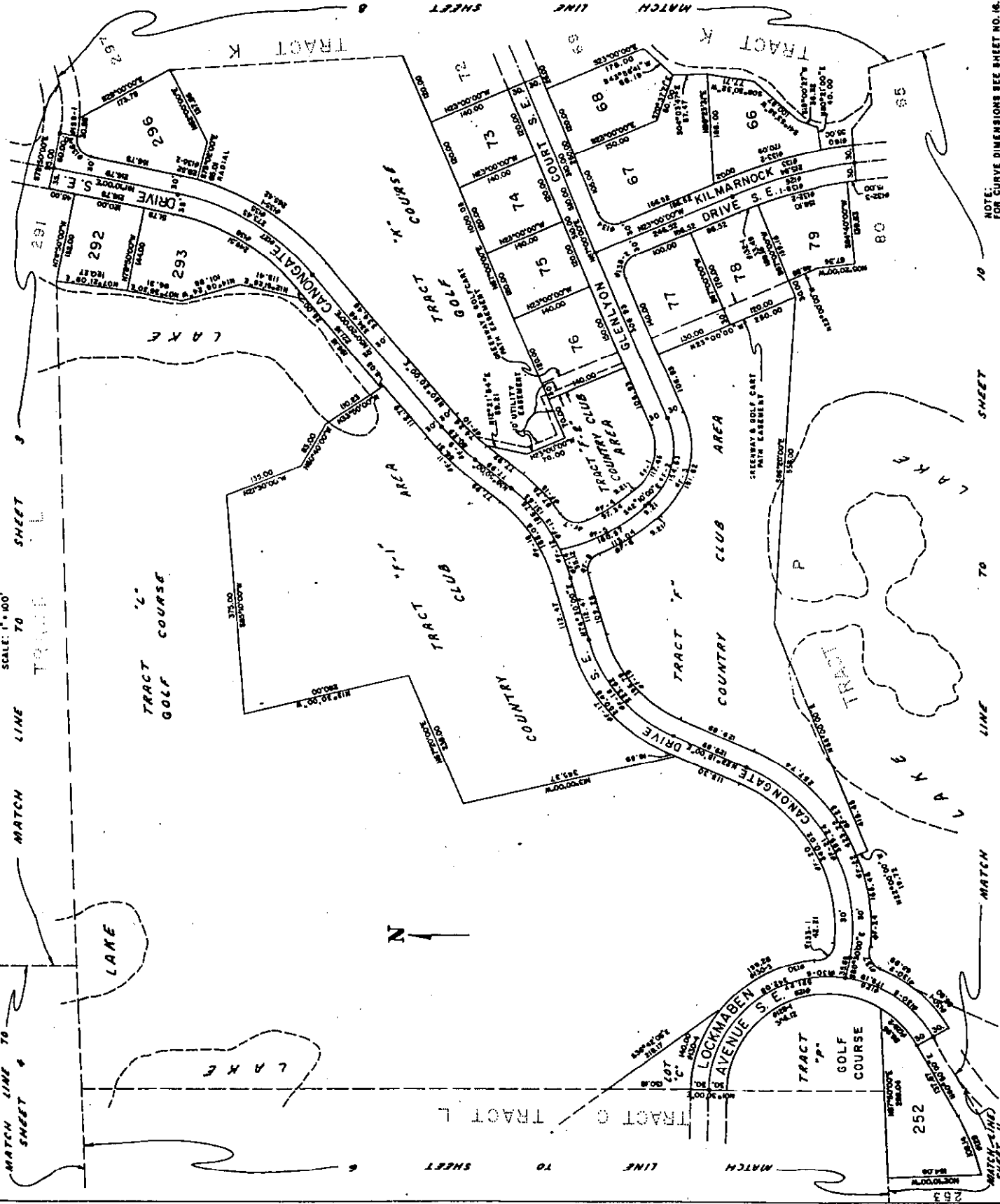
UNPLATTED

32489-45-25

Middlesticks Country Club

PLAT BOOK 34 PAGE 150

SHEET 7 OF 11

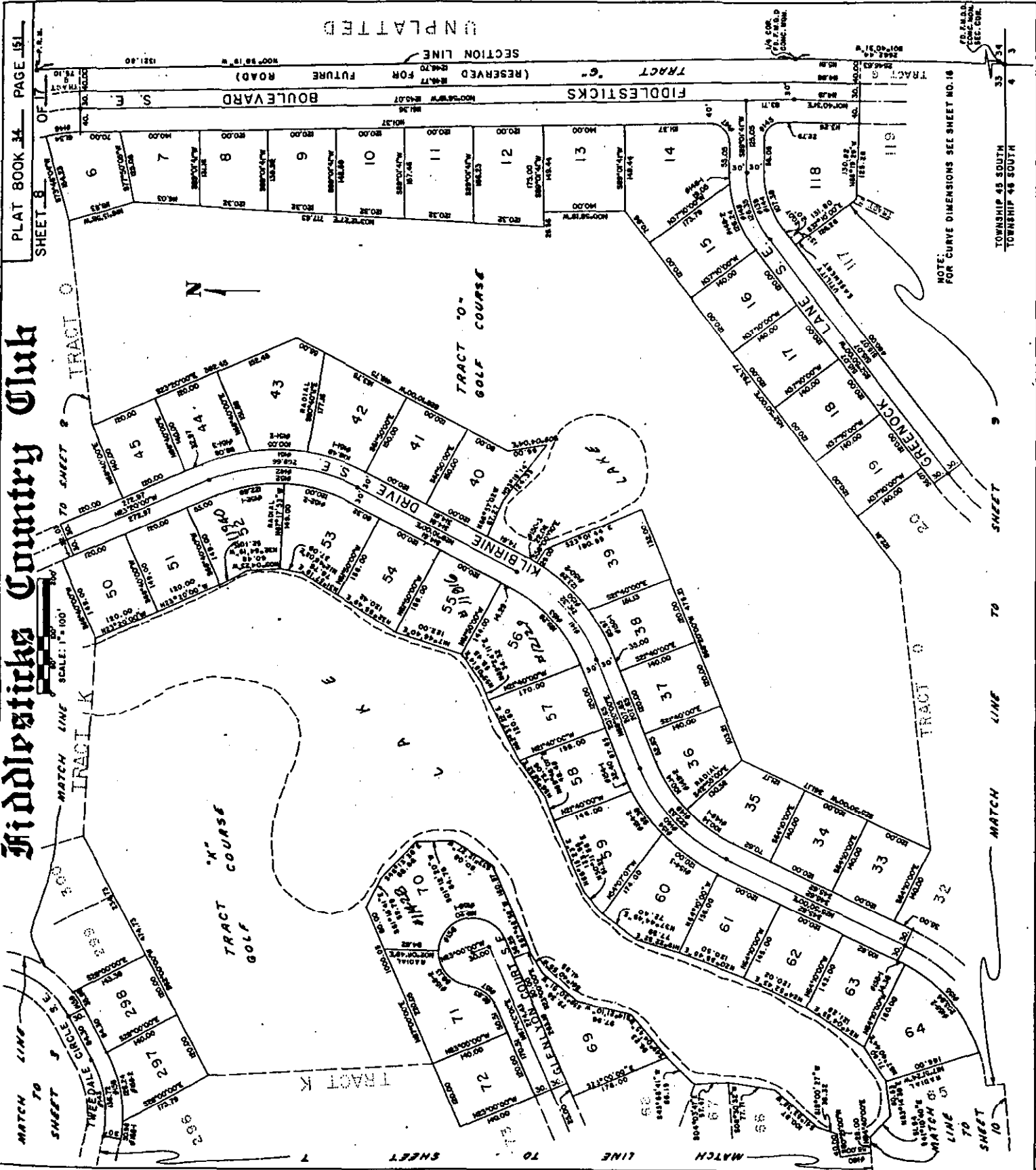


NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 16.

32,88-45-25

Fiddlesticks Country Club

UNPLATTED



NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 18

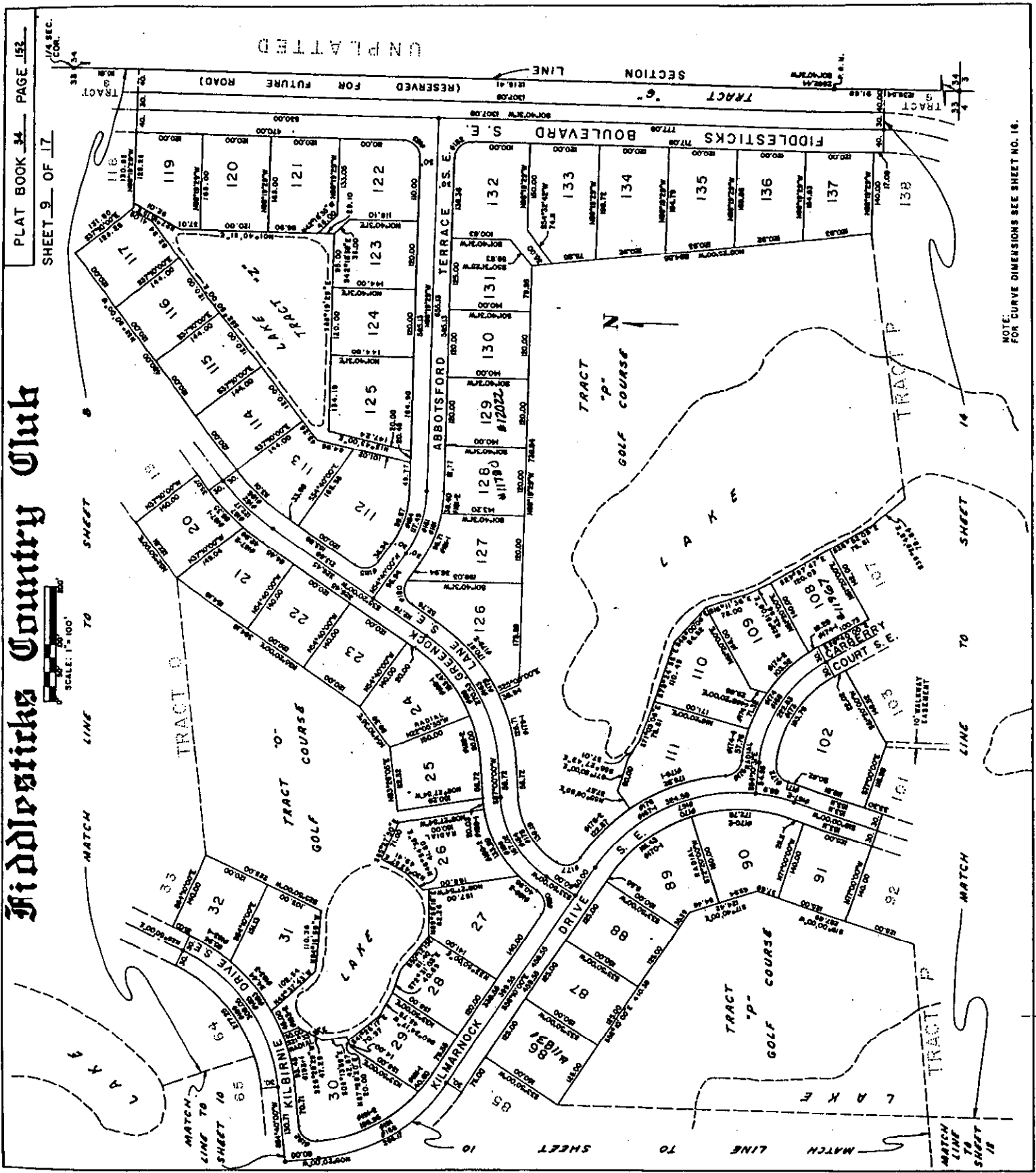
TOWNSHIP 45 SOUTH
RANGE 48 SOUTH

32/97-45 27

Middlesticks Country Club

PLAT BOOK 34 PAGE 152
SHEET 9 OF 17

SCALE: 1"=100'
N



UNPLATTED

NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 16.

32,877-4525

Middlesticks Country Club



TO SHEET 7

TO SHEET 11

MATCH LINE

CANONGATE DRIVE S.E.



NOTE: SEE SHEET 7 FOR CURVE INFORMATION.

TRACT 'P' GOLF COURSE

TRACT 'O' MULTI-FAMILY CONSTRUCTION

TRACT 'P' TO SHEET 11

TRACT 'O' TO SHEET 10

TRACT P

TRACT D

TRACT 'O' TO SHEET 14

MATCH LINE TO SHEET 18

TO SHEET 13

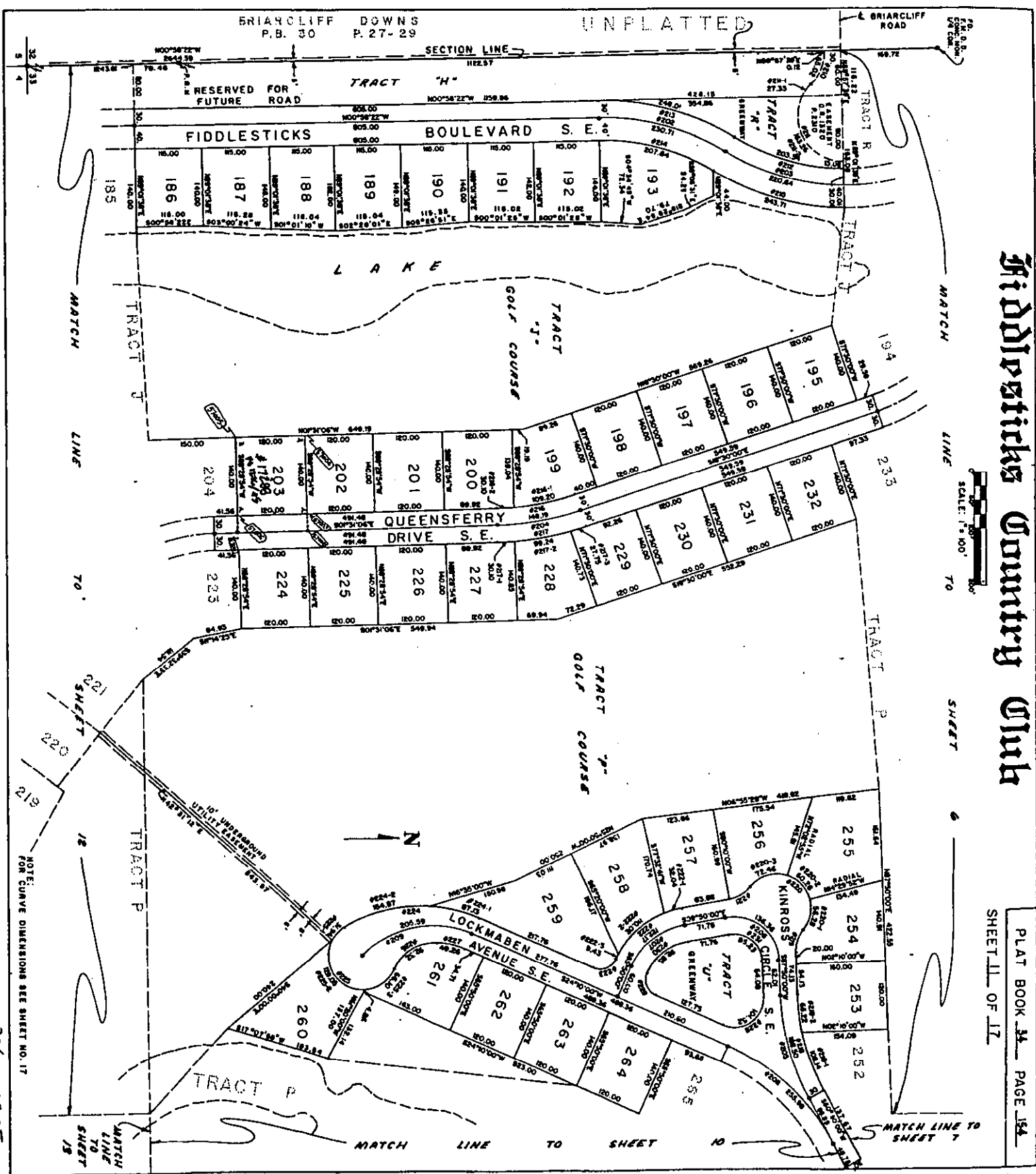
MATCH LINE

NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 17.

32/13-45-25

Fiddlesticks Country Club

PLAT BOOK 11 PAGE 154
SHEET 11 OF 17

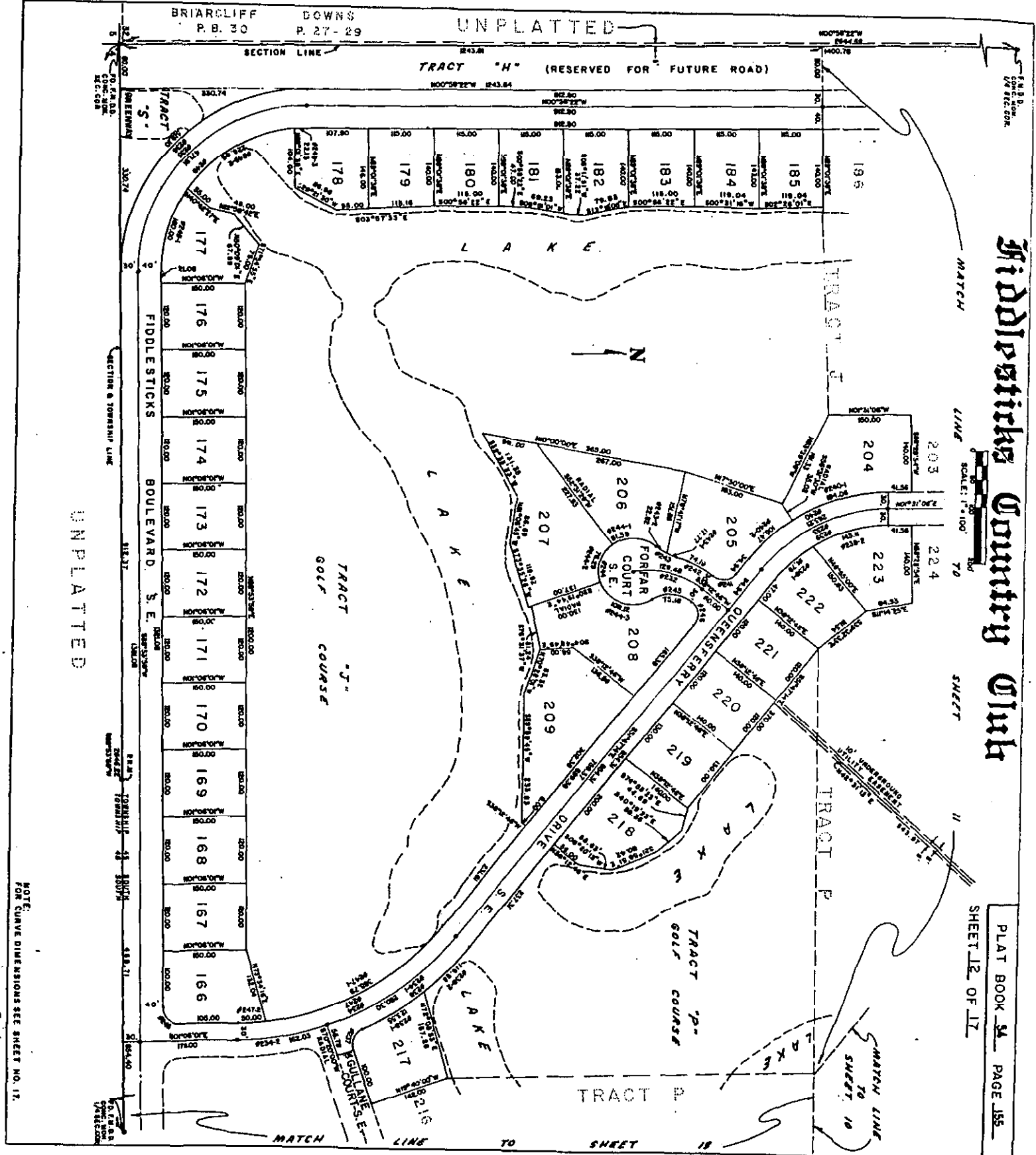


32/34-45-25

NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 17

Fiddlesticks Country Club

PLAT BOOK M PAGE 155
SHEET 12 OF 17



UNPLATTED

BRIARCLIFF DOWNS
P. B. 30 P. 27-29

TRACT "H" (RESERVED FOR FUTURE ROAD)

L A K E

L A K E

TRACT "J"
GOLF COURSE

TRACT "K"
GOLF COURSE

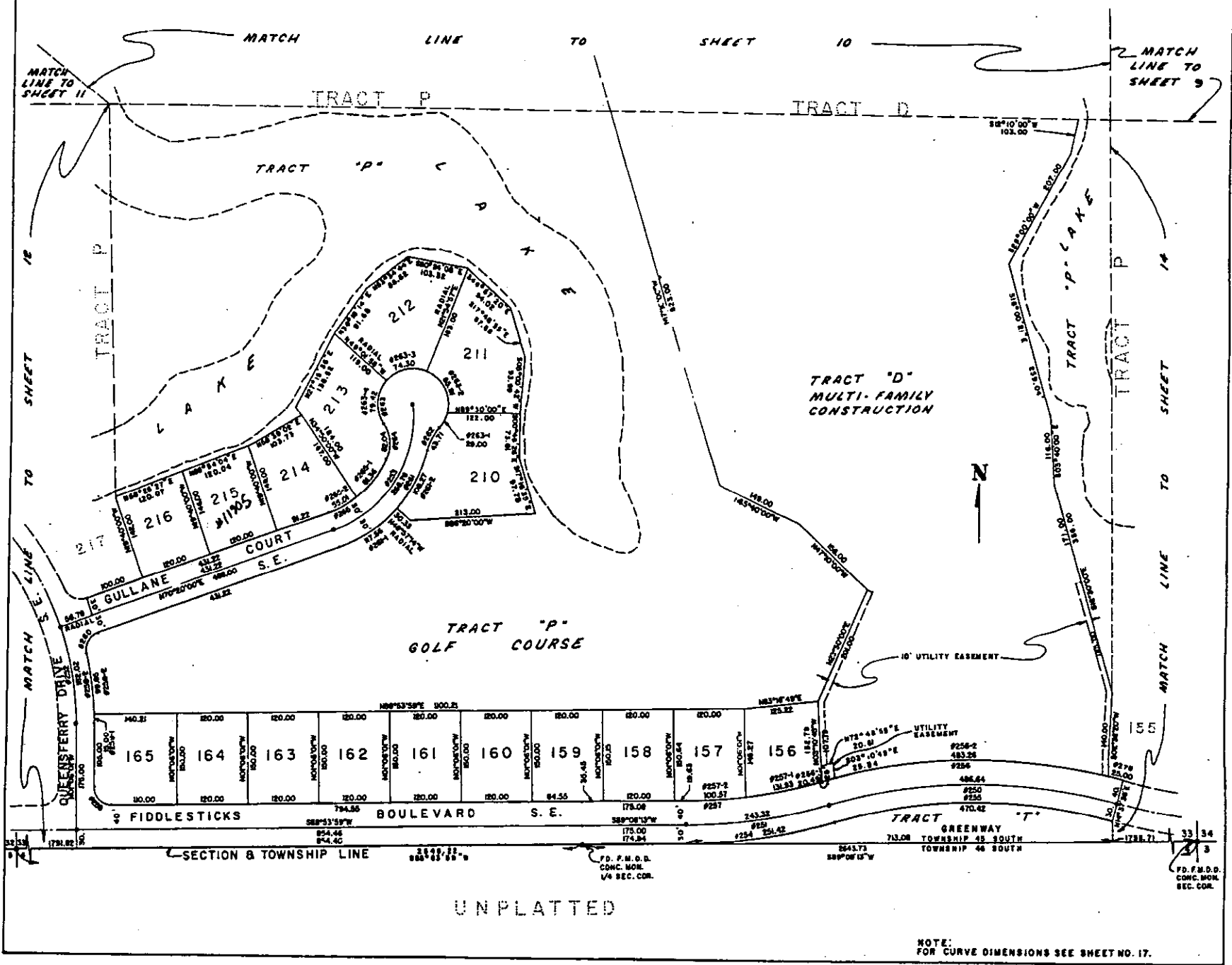
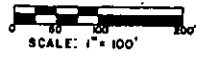
TRACT "P"
GOLF COURSE

TRACT "B"

NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 17.

72/77-AC-07

Fiddlesticks Country Club



UNPLATTED

NOTE:
FOR CURVE DIMENSIONS SEE SHEET NO. 17.

37/33-45-25

P.D. P.M.D.
CONC. MON.
1/4 SEC. COR.

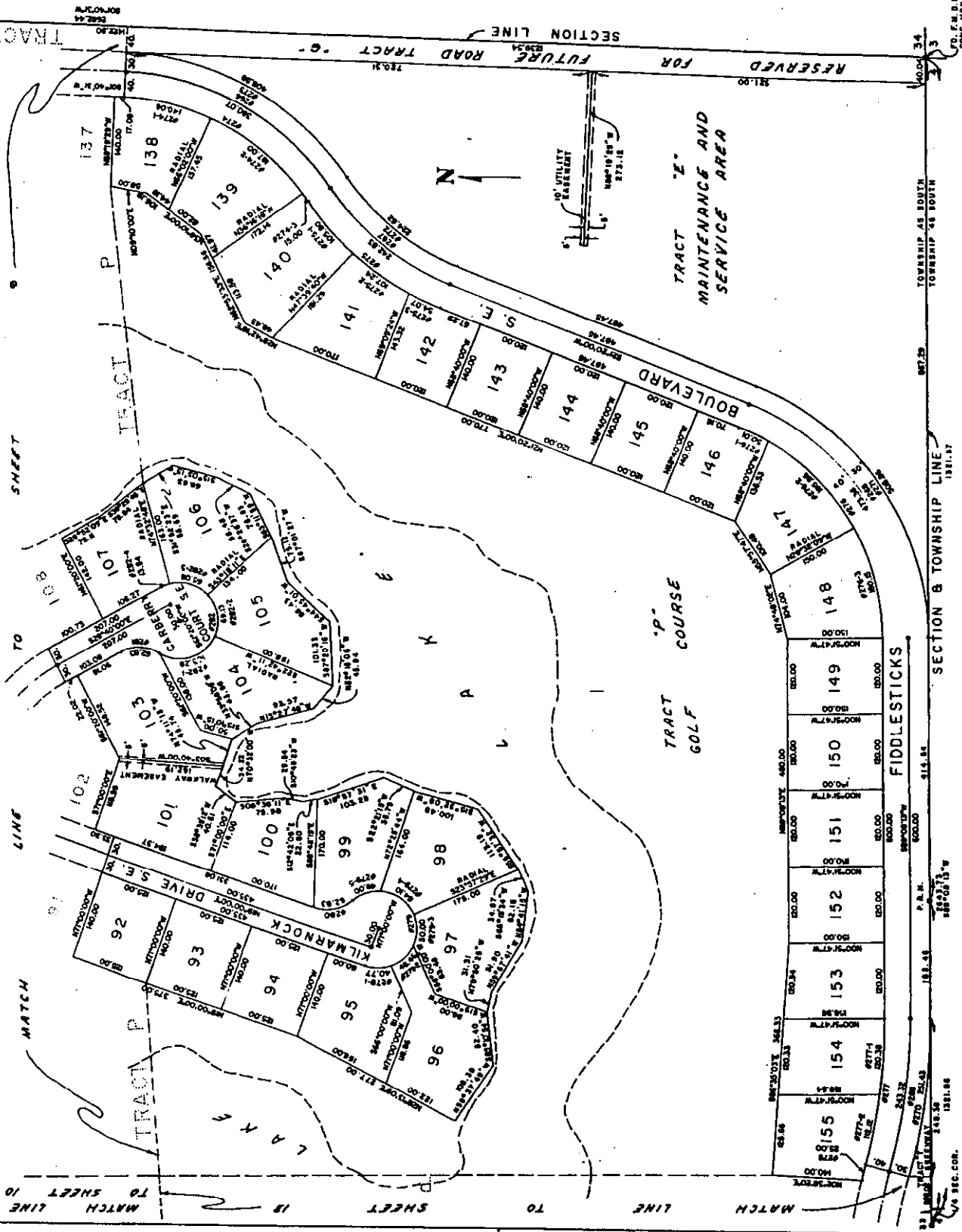
P.D. P.M.D.
CONC. MON.
1/4 SEC. COR.

Middlesticks Country Club

PLAT BOOK 34 PAGE 157

SHEET 14 OF 17

UNPLATTED



UNPLATTED

NOTE: FOR CURVE DIMENSIONS SEE SHEET NO. 17.

322-11-15-25

SHEET 10

NUMBER	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEARING
184	300.00	298.17	050°50'00"	142.56	297.82	E30°48'00"E
185	400.00	288.88	036°40'00"	131.53	281.84	N48°30'00"E
186	370.00	236.78	036°40'00"	122.60	232.78	N48°30'00"E
186-1		29.38	004°08'08"	13.20	29.37	N88°18'33"E
186-2		210.40	032°34'54"	108.13	207.88	N44°32'33"E
187	230.00	88.80	021°38'54"	43.88	88.38	N50°00'33"E
188	270.00	89.01	018°31'24"	29.83	88.80	S78°21'18"W
189	30.00	47.12	090°00'00"	30.00	42.43	N50°00'00"E
200	670.00	15.00	001°18'58"	7.50	15.00	S03°58'29"E
201	330.00	292.78	050°50'00"	142.61	293.27	E30°48'00"E
201-1		49.33	006°33'57"	24.61	49.48	S08°37'58"E
201-2		106.83	018°53'57"	53.94	106.48	S23°11'55"E
201-3		86.12	014°57'13"	43.31	85.88	S36°18'30"E
201-4		80.20	008°42'53"	23.13	80.14	S51°48'33"E

SHEET 11

NUMBER	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEARING
202	400.00	230.71	033°02'48"	118.68	227.82	N18°39'00"E
203	400.00	270.84	031°38'18"	113.21	217.45	N16°18'18"E
204	500.00	148.18	018°58'54"	74.84	147.88	E10°00'33"E
205	400.00	189.50	027°00'00"	96.03	186.78	S74°20'00"W
206	80.00	138.38	087°40'00"	91.49	120.45	S38°00'00"W
207	125.00	122.17	058°00'00"	68.48	117.37	S33°00'00"W
208	400.00	235.88	038°40'00"	123.35	231.54	S43°30'00"W
209	145.00	205.58	071°23'18"	118.54	192.34	S11°31'37"E
210	80.00	65.02	046°34'03"	34.43	63.28	S67°45'19"E
211	80.00	190.58	136°30'04"	200.53	148.61	S67°18'40"E
211-1		27.33	018°34'38"	13.80	27.20	S54°15'37"E
211-2		163.26	116°55'24"	130.55	136.37	N57°58'27"E
212	370.00	203.34	031°29'15"	104.31	200.78	N18°19'49"W
213	430.00	248.01	033°02'48"	127.56	244.39	S13°33'02"W
214	380.00	207.64	033°02'48"	106.80	204.77	N18°33'02"E
215	440.00	243.71	031°44'08"	123.07	240.61	N18°18'22"E
216	470.00	139.30	016°58'54"	70.18	138.78	E10°00'33"E
216-1		106.20	013°18'44"	54.85	108.96	S11°40'38"E
216-2		30.10	003°40'10"	15.05	30.09	S03°21'11"E
217	530.00	157.09	016°58'54"	79.12	156.31	N10°00'33"W
217-1		30.10	003°18'13"	15.05	30.08	N03°08'43"W
217-2		89.24	010°43'42"	48.77	89.10	N10°08'10"W
217-3		27.78	002°58'58"	13.88	27.79	N17°00'00"W
218	370.00	174.38	027°00'00"	88.83	172.73	S74°20'00"W
218-1		108.14	015°44'53"	54.46	107.75	S69°12'00"W
218-2		65.22	019°15'17"	33.20	65.13	S62°42'17"W
219	80.00	45.38	041°24'38"	22.58	42.43	S71°37'43"W
220	60.00	198.00	180°30'10"	---	120.00	S38°00'00"W
220-1		56.38	083°44'27"	30.40	54.24	S77°37'58"W
220-2		80.38	087°53'03"	32.95	87.77	S46°43'37"W
220-3		72.46	068°11'40"	41.39	68.14	S16°38'45"E
221	60.00	49.34	041°24'38"	22.58	42.43	S30°32'17"E
222	155.00	151.49	058°00'00"	82.41	149.34	S37°50'00"E
222-1		32.04	011°50'43"	16.08	31.99	S15°45'27"E
222-2		110.02	040°40'09"	57.44	107.73	S42°00'47"E
222-3		9.43	003°28'08"	4.72	9.43	S64°05'26"E
223	30.00	47.12	090°00'00"	30.00	42.43	S03°58'29"E
224	248.88	242.00	055°32'18"	131.48	238.63	S03°38'09"E
224-1		87.13	018°59'48"	44.01	86.89	S14°10'04"W
224-2		154.87	035°32'29"	80.01	152.39	S13°38'03"E
225	80.00	228.08	215°53'56"	---	114.16	N40°40'44"E
225-1		31.84	030°30'01"	18.36	31.38	S46°37'18"E
225-2		128.05	122°18'56"	108.67	108.10	N54°59'13"E
225-3		66.10	063°08'59"	36.65	66.80	N35°42'44"W
226	79.00	92.32	070°31'43"	53.03	86.60	N32°00'22"W
227	135.00	49.28	020°54'31"	24.91	48.99	N13°42'45"E
228	30.00	101.32	118°20'00"	60.54	84.34	S34°00'00"E
229	30.00	47.12	090°00'00"	30.00	42.43	S49°10'00"W
230	85.00	92.85	058°00'00"	50.51	89.20	N37°50'00"E
231	30.00	85.23	097°40'00"	57.18	75.29	N39°00'00"E

SHEET 12

NUMBER	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEARING
232	130.00	129.48	048°27'30"	69.08	123.50	S13°59'01"W
233	300.00	283.21	050°18'08"	140.75	284.85	S26°39'10"E
234	800.00	448.33	050°41'13"	236.91	428.04	S26°38'36"E
234-1		280.30	032°07'14"	143.84	278.85	S35°43'37"E
234-2		182.03	018°33'59"	91.73	181.32	E10°00'33"E
235	300.00	471.81	080°07'38"	300.67	424.74	N48°02'11"W
236	330.00	519.10	080°07'38"	330.74	487.21	S48°02'11"E
237	30.00	43.80	083°50'59"	28.84	40.09	N87°44'31"W
238	630.00	240.25	025°58'18"	122.21	238.16	N34°48'08"W
238-1		129.35	013°21'24"	62.08	123.27	N32°39'44"W
238-2		118.68	012°36'48"	58.57	116.44	N45°28'30"W
239	270.00	236.69	050°18'08"	126.67	229.36	N26°39'10"W
239-1		91.79	018°28'32"	46.34	91.34	N46°39'38"W
239-2		145.17	030°47'36"	74.33	143.37	N18°04'54"W
240	330.00	288.53	065°18'08"	144.88	280.33	S28°38'10"E
240-1		184.08	031°57'24"	84.48	181.88	S17°28'48"E
240-2		103.47	018°18'44"	53.19	103.02	S42°37'59"E
241	30.00	47.12	090°00'00"	30.00	42.43	S08°47'14"E
242	180.00	74.19	023°36'59"	37.53	73.87	S28°24'17"W
243	90.00	40.38	025°30'31"	20.53	40.28	S27°31'03"W
243-1		17.77	011°18'48"	8.91	17.74	S20°16'11"W
243-2		22.82	014°51'43"	11.47	22.78	S33°10'27"W
244	80.00	288.00	184°00'00"	---	80.83	S86°34'10"E
244-1		81.69	077°54'48"	48.61	78.45	S01°28'04"W
244-2		78.29	078°51'13"	44.28	71.28	S73°04'07"E
244-3		108.12	103°14'54"	75.77	84.07	N18°02'49"E
245	80.00	78.18	071°47'24"	43.42	70.38	N02°19'04"E
246	30.00	47.12	090°00'00"	30.00	42.43	N83°18'46"E

SHEET 12

NUMBER	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEARING
247	470.00	418.78	080°41'13"	222.60	402.36	S26°55'28"E
247-1		369.79	044°35'30"	182.72	356.63	S29°29'29"E
247-2		50.00	008°08'43"	25.02	49.98	S04°08'52"E
248	30.00	47.12	090°00'00"	30.00	42.43	S43°55'59"W
248	280.00	408.99	090°07'38"	280.58	388.10	N48°02'11"W
248-1		160.00	033°15'32"	82.82	157.49	N73°28'15"W
248-2		228.88	049°53'33"	121.82	219.73	N30°20'42"W
248-3		22.13	004°52'34"	11.07	22.18	N03°44'38"W

SHEET 13

NUMBER	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEARING
250	900.00	488.64	030°58'48"	248.42	480.73	S89°08'14"W
251	900.00	243.32	013°29'24"	122.41	242.89	S81°31'31"W
252	500.00	182.02	018°33'39"	91.73	181.32	N10°00'33"E
253	100.00	288.78	077°00'00"	188.09	249.01	N31°40'00"E
254	830.00	281.42	013°29'24"	120.49	280.66	N81°23'31"E
255	870.00	470.42	030°58'48"	241.11	464.71	N89°08'14"E
256	940.00	508.28	030°58'48"	260.81	502.10	S89°08'14"W
256-1		80.49	001°14'58"	10.88	80.49	S74°16'17"W
256-2		462.77	028°12'27"	236.18	458.12	S88°58'59"W
257	880.00	232.50	013°29'24"	116.87	231.80	S81°23'31"W
257-1		121.83	008°47'21"	60.00	121.80	S73°02'28"W
257-2		100.37	008°12'03"	50.33	100.91	S83°47'11"W
258	30.00	47.12	090°00'00"	30.00	42.43	N48°02'11"W
259	330.00	114.83	012°24'57"	57.95	114.82	N07°18'28"W
259-1		15.00	001°37'18"	7.50	15.00	N01°54'40"W
259-2		89.25	010°47'38"	45.07	88.70	N08°07'08"W
260	30.00	43.80	083°50'58"	28.84	40.09	N88°24'31"E
261	230.00	228.83	056°30'27"	123.60	217.75	N48°04'47"E
261-1		117.56	029°17'14"	60.10	116.29	N50°41'23"E
261-2		108.27	027°13'13"	53.69	106.84	N27°26'09"E
262	80.00	43.71	027°48'31"	22.29	43.28	N27°44'19"E
263	80.00	288.83	236°31'27"	---	84.22	N88°38'59"W
263-1		28.00	027°41'42"	14.78	28.78	N27°48'13"E
263-2		85.81	082°02'56"	52.19	78.78	N27°03'80"W
263-3		74.30	070°58'55"	42.78	68.84	S78°28'29"W
263-4		79.42	073°50'25"	44.74	73.75	S03°02'50"W
264	80.00	62.04	059°14'43"	34.12	59.31	S05°18'01"E
265	170.00	138.37	048°57'40"	72.08	132.74	S47°21'10"W
265-1		81.36	027°25'20"	41.48	80.59	S38°08'00"E
265-2		55.81	018°32'20"	27.75	54.77	S81°03'50"W

SHEET 14

NUMBER	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEARING
266	400.00	380.07	054°26'28"	209.73	345.83	S28°53'48"W
267	400.00	242.83	034°48'59"	128.29	239.12	S38°43'30"W
268	400.00	475.36	087°48'13"	268.81	448.22	S58°14'00"W
269	800.00	248.32	013°28'25"	122.41	242.50	N83°07'08"W
270	830.00	251.42	013°28'28"	120.49	250.66	S83°07'08"E
271	430.00	508.88	087°48'13"	288.87	478.88	N58°14'06"E
272	370.00	224.42	034°46'39"	118.89	221.19	N38°43'30"E
273	430.00	408.58	054°26'28"	221.19	393.38	N28°53'48"E
274	380.00	342.06	054°26'28"	188.18	328.34	S28°53'48"E
274-1		140.06	022°17'28"	70.93	139.18	S12°48'16"W
274-2						

10/98
THIS INSTRUMENT WAS PREPARED BY:
Johnson Engineering
2158 Johnson St.
Ft. Myers, FL 33901

46-50R
55D

Lee County Tax Ref. 55
Hernandez

GRANT OF PERPETUAL UTILITY EASEMENT

AND

INDEMNITY AGREEMENT

2989777

CR2207 PG3307

This INDENTURE, made and entered into this 16th day
of January, 1991, between Fiddlesticks, Ltd.,
Owner, hereinafter "Grantor", and LEE COUNTY BOARD OF
COMMISSIONERS, hereinafter "Grantee":

WITNESSETH:

1. For and in consideration of the sum of One Dollar and
other good and valuable consideration, receipt of which is
hereby acknowledged, Grantor hereby grants and transfers to the
Grantee, its successors and assigns, the use of a perpetual
public utility easement situated in Lee County, Florida, and
located and described as set forth in Exhibit "A" attached
hereto and made a part hereof.

2. Grantee, its successors, appointees and assigns, are
granted the right, privilege, and authority to construct,
replace, renew, extend and maintain a wastewater collection
and/or water distribution system, together with, but not
limited to, all necessary service connections, manholes,
valves, fire hydrants, lift stations and appurtenances, to be
located on, under, across and through the easement which is
located on the property described (Exhibit A), with the
additional right, privilege and authority to remove, replace,
repair and enlarge said system, and to trim and remove roots,
trees, shrubs, bushes and plants and remove fences or other
improvements which may affect the operation of lines, mains
and/or facilities.

3. The public utility easement shall not be limited to
any particular diameter size or type and/or number of
connections to other water/sewer mains for providing
water/sewer service to this and any adjacent properties. The

total area of this public utility easement is to be reserved for utility lines, mains, or facilities and for any landscaping (excluding trees), walkways, roadways, drainage ways, or similar uses. Houses, fences, buildings, carports, garages, storage sheds or any other structures shall not be constructed upon or placed in this easement, at any time, present or future, by Grantor, or its heirs, successors or assigns.

4. Title to the utilities constructed hereunder shall remain in the Grantee, Grantee's successors, appointees and/or assigns.

5. Subject to any existing easements for public highways or roads, railroads, laterals, ditches, pipelines and electrical transmission or distribution lines and telephone and cable television lines covering the land herein described, Grantors covenant that they are lawfully seized and possessed of the described real property (Exhibit A), have good and lawful right and power to sell and convey it, and that the property is free and clear of all liens and encumbrances, except as herein stated, and accordingly, Grantors will forever warrant and defend the title and terms to this said easement and the quiet possession thereof against all claims and demands of all other entities.

6. Grantor, its heirs, successors or assigns, shall indemnify and hold the Grantee harmless for any consequential damages to any houses, fences, buildings, carports, garages, storage sheds or any other structures subsequently constructed by Grantor in violation of paragraph 3. within the above easement, which results from the required activities of the Grantee for any construction, maintenance or repairs to the utilities located within the above-described easement.

7. Grantee shall indemnify, save harmless and defend Grantor against all losses, claims, demands, payments, suits, actions, recoveries and judgments of every nature and description brought or recoverable against it or them by reason

DR2207 Pg3308

of any act or omission of Grantee, its agents, consultants, employees or contractors in the execution of any work performed pursuant to this easement, or in consequence of any negligence or carelessness in guarding the same, and agrees to assume any related costs.

8. Grantee shall have a reasonable right of access across Grantor's property for the purposes of reaching the described easement (Exhibit "A") on either paved or unpaved surfaces. Any damage to Grantor's property or permitted improvements thereon as the result of such access to the described easement or the construction, maintenance, or repairs located within the above-described easement shall be restored by the County, to the condition in which it existed prior to the damage.

9. THIS AGREEMENT shall be binding upon the parties hereto, their successors and assigns.

IN WITNESS WHEREOF, John Santini, President of Fiddlesticks Dev.Co, OWNER, has caused this document to be signed on the date first above written.

FIDDLESTICKS DEVELOPMENT CO., GENERAL PARTNER OF FIDDLESTICKS, LTD.

WITNESS:

[Signature]
[Signature]

[Signature] Owner/Corporation
BY: John Santini
President
Title

DR2207 PG3309



Document

STATE OF FLORIDA)
COUNTY OF LEE)

BEFORE ME, personally appeared JOHN SANTINI,
Name
PRESIDENT, FIDDLESTICKS
DEVELOPMENT CO., LEE
Title County

to me well known and known to me to be the person described in
and who executed the foregoing instrument, and acknowledged to
and before me that he executed said instrument for the purposes
herein expressed.

WITNESS my hand and official seal, this 16th day
January, 19 91.

Commission Expires:

NOTARY PUBLIC, STATE OF FLORIDA,
MY COMMISSION EXPIRES: JUNE 27, 1993.
SIGNED THIS NOTARY PUBLIC UNDERWRITERS.

Karen A. Commiskey
Notary Public

1/16/91
Date

ATTEST:
CHARLIE GREEN, CLERK

Anna S. Purice
Deputy Clerk

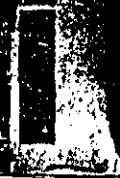
BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

By: [Signature]
Chairman

Approved as to Form

[Signature]
Office of the County Attorney

OR2207 PG3310



1400100

JOHNSON ENGINEERING, INC.

Exhibit A

CIVIL ENGINEERS AND LAND SURVEYORS

2188 JOHNSON STREET
TELEPHONE (813) 384-0048
TELEFAX (813) 336-1461
POST OFFICE BOX 1530
FORT MYERS, FLORIDA
33902-1530

August 1, 1990

CARLE E. JOHNSON
1911-1988

DESCRIPTION
12 FOOT UTILITY EASEMENT
AT GLENN ABBEY DEVELOPMENT
FIDDLESTICKS COUNTRY CLUB
SECTIONS 32 & 33, T. 45 S., R. 25 E.
LEE COUNTY, FLORIDA

PARCEL ONE

A strip of land (12 feet wide) lying in Sections 32 and 33, Township 45 South, Range 25 East being a portion of Tract "A", Fiddlesticks Country Club as recorded in Plat Book 34 at Pages 144 through 160, public records of Lee County, Florida lying 5 feet to the left and 7 feet to the right, looking in the direction of the traverse of the following described line:

From the southeast corner of the north half (N-1/2) of the north half (N-1/2) of the southeast quarter (SE-1/4) of the northeast quarter (NE-1/4) of said Section 32, Township 45 South, Range 25 East run N 00° 50' 20" W along the common section line between Sections 32 and 33, for 122.08 feet to a point on the curved westerly right-of-way line of Fiddlesticks Boulevard S.E.; thence run northeasterly along said curved right-of-way line to the right of radius 430.00 feet (delta 07° 32' 31") (chord bearing N 02° 55' 56" E) (chord 56.56 feet) for 56.60 feet to an intersection with a curve and the Point of Beginning of Parcel One and a point designated "A".

From said Point of Beginning run the following courses and distances along a line of said 12 foot utility easement: northwesterly along the arc of said curve to the left of radius 43.00 feet (delta 37° 49' 01") (chord bearing N 59° 58' 57" W) (chord 27.87 feet) to a point of tangency; thence run N 78° 53' 27" W for 39.91 feet to a point of curvature; thence run southwesterly along the arc of said curve to the left of radius 126.00 feet (delta 34° 28' 42") (chord bearing S 83° 52' 12" W) (chord 74.68 feet) for 75.82 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the right of radius 167.00 feet (delta 19° 27' 54") (chord bearing S 76° 21' 48" W) (chord 56.46 feet to a point of tangency; thence run S 86° 05' 45" W for 172.55 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 517.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 25.94 feet) for 25.95 feet to a point of tangency; thence run

CHAIRMAN
ARCHIE T. GRANT, JR.

PRESIDENT
FORREST H. BANKS

JOSEPH W. EBNER
STEVEN K. MORRISON
ANDREW D. TILTON
JEFFREY C. COONER

DAN W. DICKEY
KENTON R. KELING
GEORGE J. KALAL
MICHAEL L. HARMON
THOMAS L. FENDLEY
W. DAVID KEY, JR.
W. BRITT POMEROY
CARL A. BARRACO
GARY R. BULL

CONSULTANTS
LESTER L. BULSON
ROBERT S. O'BRIEN

DR2207 PG3311

JOHNSON ENGINEERING INC

12 Foot Wide Utility Easement
August 1, 1990
Page 2

S 88° 58' 17" W for 200.20 feet to a point of curvature; thence run northwesterly along the arc of said curve to the right of radius 117.00 feet (delta 22° 19' 54") (chord bearing N 79° 51' 46") (chord 45.31 feet) for 45.60 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the left of radius 83.00 feet (delta 44° 39' 48") (chord bearing S 88° 58' 17" W) (chord 63.07 feet) for 64.70 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the right of radius 117.00 feet (delta 22° 19' 54") (chord bearing S 77° 48' 20" W) (chord 45.31 feet) for 45.60 feet to a point of tangency; thence run S 88° 58' 17" W for 192.80 feet to a point of curvature; thence run southwesterly along the arc of said curve to the left of radius 83.00 feet (delta 42° 10' 58") (chord bearing S 67° 52' 48" W) (chord 59.74 feet) for 61.11 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the right of radius 117.00 feet (delta 34° 45' 31") (chord bearing S 64° 10' 05" W) (chord 69.89 feet) for 70.98 feet to the end of the herein described centerline.

AND

PARCEL TWO

From the hereinabove point designated "A" run northeasterly along the westerly curved right-of-way of Piddlesticks Boulevard S.E. to the right of radius 430.00 feet (delta 04° 24' 20") (chord bearing N 08° 54' 22" E) (chord 33.06 feet) for 33.06 feet to an intersection with the centerline of the entrance road for Glenn Abbey Development and a point designated "B"; thence run N 78° 53' 27" W departing said westerly right-of-way line for 65.00 feet to a point of curvature; thence run southwesterly along the arc of said curve to the left of radius 125.00 feet (delta 39° 43' 28") (chord bearing S 81° 14' 49" W) (chord 84.94 feet) for 86.66 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the right of radius 93.00 feet (delta 32° 13' 25") (chord bearing S 69° 59' 03" W) (chord 51.62 feet) for 52.30 feet to a point of tangency; thence run S 86° 05' 45" W for 81.39 feet; thence run N 03° 54' 15" W departing said centerline for 17.00 feet to the Point of Beginning of Parcel Two.

From said Point of Beginning run the following courses and distances along a line of said 12 foot utility easement, lying 7 feet to the left and 5 feet to the

OR2207 PG3312

JOHNSON ENGINEERING INC

12 Foot Wide Utility Easement
August 1, 1990
Page 3

right, looking in the direction of the traverse of the following described line: S 86° 05' 45" W for 90.76 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 483.00 feet (delta 02° 52' 32") (chord bearing S 87° 32' 01" W) (chord 24.24 feet) for 24.24 feet to a point of tangency; thence run S 88° 58' 17" W for 200.20 feet to a point of curvature; thence run northwesterly along the arc of said curve to the right of radius 83.00 feet (delta 22° 19' 53") (chord bearing N 79° 51' 46" W) (chord 32.15 feet) for 32.35 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the left of radius 117.00 feet (delta 44° 39' 48") (chord bearing S 88° 58' 17" W) (chord 88.91 feet) for 91.20 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the right of radius 83.00 feet (delta 22° 19' 54") (chord bearing S 77° 48' 20" W) (chord 32.15 feet) for 32.35 feet to a point of tangency; thence run S 88° 58' 17" W for 192.80 feet to a point of curvature; thence run southwesterly along the arc of said curve to the left of radius 117.00 feet (delta 42° 10' 58") (chord bearing S 67° 52' 48" W) (chord 84.21 feet) for 86.14 feet to a point of reverse curvature; thence run southwesterly, westerly and northwesterly along the arc of a curve to the right of radius 83.00 feet (delta 91° 59' 34") (chord bearing N 87° 54" W) (chord 119.40 feet) for 133.26 feet to a point of compound curvature; thence run northwesterly along the arc of said curve to the right of radius 233.00 feet (delta 40° 20' 09") (chord bearing N 21° 03' 02" W) (chord 160.66 feet) for 164.03 feet to a point of tangency; thence run N 00° 52' 58" W for 350.31 feet to a point of tangency; thence run northeasterly along the arc of said curve to the right of radius 83.00 feet (delta 84° 11' 13") (chord bearing N 41° 12' 39" E) (chord 111.28 feet) for 121.96 feet to a point of reverse curvature; thence run northeasterly along the arc of said curve to the left of radius 274.00 feet (delta 14° 24' 31") (chord bearing N 76° 06' 00" E) (chord 68.72 feet) for 68.90 feet to a point of reverse curvature; thence run easterly and southeasterly along the arc of said curve to the right of radius 83.00 feet (delta 85° 57' 42") (chord bearing S 68° 07' 25" E) (chord 113.17 feet) for 124.53 feet to a point of tangency; thence run S 25° 08' 34" E for 189.61 feet to a point of curvature; thence run southeasterly along the arc of said curve to the left of radius 142.00 feet (delta 69° 08' 05") (chord bearing S 59° 42' 37" E) (chord 161.31 feet) for 171.34 feet to a point of

OR2207 PG3313

JOHNSON ENGINEERING, INC

12 Foot Wide Utility Easement
August 1, 1990
Page 4

tangency; thence run N 85° 43' 21" E for 217.16 feet to a point of curvature; thence run southeasterly along the arc of said curve to the right of radius 283.00 feet (delta 16° 52' 34") (chord bearing S 85° 50' 22" E) (chord 83.06 feet) for 83.36 feet to a point of tangency; thence run S 77° 24' 05" E for 25.00 feet to a point of curvature; thence run southeasterly along the arc of said curve to the right of radius 183.00 feet (delta 73° 29' 50") (chord bearing S 40° 39' 10" E) (chord 218.98 feet) for 234.75 feet to a point of tangency; thence run S 03° 54' 15" E for 82.02 feet to a point of curvature; thence run southwesterly along the arc of said curve to the right of radius 18.00 feet (delta 90° 00' 00") (chord bearing S 41° 05' 45" W) (chord 25.46 feet) for 28.27 feet to the end of the herein described centerline and the Point of Beginning.

AND

PARCEL THREE

From the hereinabove point designated "B" run northeasterly along the curved westerly right-of-way line of Fiddlesticks Boulevard S.E. to the right of radius 430.00 feet (delta 04° 24' 20") (chord bearing N 13° 10' 43" E) (chord 33.06 feet) for 33.06 feet to an intersection with a curve and a point of cusp and the Point of Beginning of Parcel Three.

From said Point of Beginning run the following courses and distances along a line of said 12 foot utility easement, lying 7 feet to the left and 5 feet to the right, looking in the direction of the traverse of the following described line: southwesterly along the arc of said curve to the right of radius 43.00 feet (delta 37° 49' 01") (chord bearing S 82° 12' 02" W) (chord 27.87 feet) for 28.38 feet to a point of tangency; thence run N 78° 53' 27" W for 48.96 feet to a point of curvature; thence run southwesterly along the arc of said curve to the left of radius 107.00 feet (delta 47° 14' 13") (chord bearing S 77° 29' 26" W) (chord 85.74 feet) for 88.22 feet to a point of reverse curvature; thence run southwesterly along the arc of said curve to the right of radius 93.00 feet (delta 32° 13' 25") (chord bearing S 69° 59' 03" W) (chord 51.62 feet) for 52.30 feet to a point of tangency; thence run S 86° 05' 45" W for 11.39 feet to a point of curvature; thence run northwesterly and northerly along the arc of said curve to the right of radius 18.00 feet (delta 90° 00' 00") (chord bearing N 48° 54' 15" W) (chord 25.46 feet) for 28.27 feet to a point of

OR2207 PG314

JOHNSON ENGINEERING INC

12 Foot Wide Utility Easement
August 1, 1990
Page 5

tangency; thence run N 03° 54' 15" W for 82.02 feet to a point of curvature; thence run northwesterly along the arc of said curve to the left of radius 217.00 feet (delta 73° 29' 50") (chord bearing N 40° 39' 10" W) (chord 259.66 feet) for 278.36 feet to a point of tangency; thence run N 77° 24' 05" W for 25.00 feet to a point of curvature; thence run northwesterly along the arc of said curve to the left of radius 317.00 feet (delta 16° 52' 34") (chord bearing N 85° 50' 22" W) (chord 93.03 feet) for 93.37 feet to a point of tangency; thence run S 85° 43' 21" W for 217.16 feet to a point of curvature; thence run northwesterly along the arc of said curve to the right of radius 108.00 feet (delta 69° 08' 05") (chord bearing N 59° 42' 37" W) (chord 122.55 feet) for 130.32 feet to a point of tangency; thence run N 25° 08' 34" W for 189.61 feet to a point of curvature; thence run northwesterly along the arc of said curve to the left of radius 117.00 feet (delta 66° 22' 24") (chord bearing N 58° 19' 46" W) (chord 128.08 feet) for 135.54 feet to the end of the herein described centerline.

SUBJECT TO easements, restrictions and reservations of record.

Bearings hereinabove mentioned are based on the plat of Fiddlesticks Country Club, Plat Book 34, Pages 144 through 160, Lee County Records.

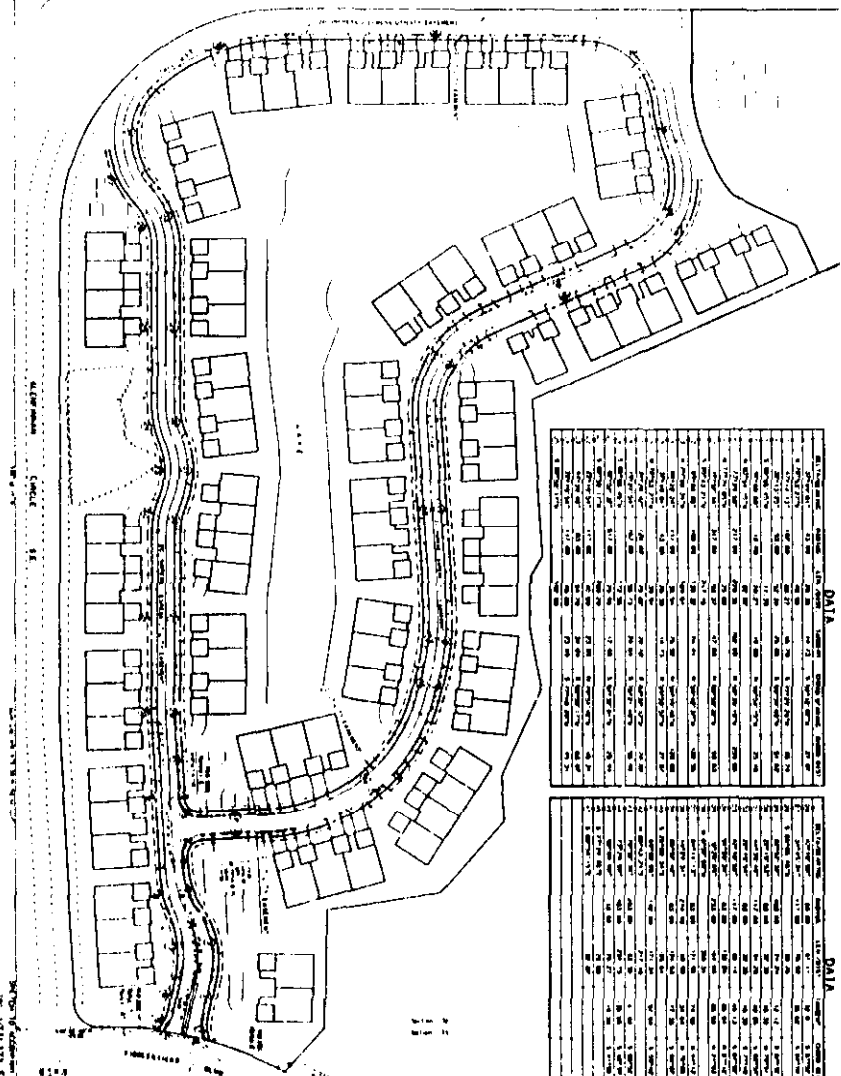
Michael W. Norman
Michael W. Norman
Professional Land Surveyor
Florida Certificate No. 4500

MWN/pd
18188

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91 MAR 12 AM 9:25

THIS IS NOT A SURVEY



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SECTION 27 AND 28, TOWNSHIP 35 SOUTH, RANGE 20 EAST
 COUNTY OF CLATSOP, OREGON

JOHNSON ENGINEERING, INC.
 11001 SE 10th Street, Portland, OR 97203
 503-253-1100

DATE: 03/09/07

