

LEE COUNTY BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY **BLUE SHEET NO: 20031160 -UTL**

1. REQUESTED MOTION:

ACTION REQUESTED:

Approve final acceptance, by Resolution, and recording of one Utility Easement as a donation of a water main extension, two (2) fire hydrants and a force main connection serving *VERANDA# - PHASE 1A-1 (MAINTENANCE FACILITY)*. This is a Developer Contributed asset project located on the south side of State Road 80 approximately 1/2 mile east of State Road 31.

WHY ACTION IS NECESSARY:

To provide potable water service, fire protection and sanitary sewer service to this phase of the residential development.

WHAT ACTION ACCOMPLISHES:

Places the water main, fire hydrants and force main into operation and complies with the Lee County Utilities Operations Manual.

2. DEPARTMENTAL CATEGORY:
COMMISSION DISTRICT #: 5

C10A

3. MEETING DATE:
10-14-2003

4. AGENDA:

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

5. REQUIREMENT/PURPOSE:

- (Specify)
- STATUTE _____
 - ORDINANCE _____
 - ADMIN. CODE _____
 - OTHER Res., Easement

6. REQUESTOR OF INFORMATION:

- A. COMMISSIONER: _____
- B. DEPARTMENT: Lee County - Public Works
- C. DIVISION/SECTION: Utilities Division
- BY: Rick Diaz, P. E., Utilities Director
- DATE: 9/25/03

7. BACKGROUND:

The Board granted permission to construct on 02/18/03, Blue Sheet #20030080.
 The installation has been inspected for conformance to the Lee County Utilities Operations manual.
 Satisfactory pressure and bacteriological testing has been completed.
 Record drawings have been received.
 Engineer's Certification of Completion has been provided---copy attached.
 Project Location Map---copy attached.
 Warranty has been provided---copy attached.
 Waiver of Lien has been provided---copy attached.
 Certification of Contributed Assets has been provided---copy attached.
 100% of the water and sewer connection/capacity fees have been paid for this phase of the project.
 Sanitary sewer service for this phase of the project will be provided by Lee County Utilities via a recently constructed privately owned & maintained lift station and force main which now ties into an existing Lee County Utilities' force main located adjacent to the project site.
 Funds are available for recording fees in account # OD5360748700.504930.

SECTION 30 TOWNSHIP 43S RANGE 25E DISTRICT #5 COMMISSIONER ALBION

MANAGEMENT RECOMMENDATIONS:

9. RECOMMENDED APPROVAL

(A) DEPARTMENT DIRECTOR	(B) PURCH. OR CONTRACTS	(C) HUMAN RESOURCES	(D) OTHER	(E) COUNTY ATTORNEY	(F) BUDGET SERVICES				(G) COUNTY MANAGER
					OA	PM	Risk	GC	
<i>J. Lavender</i> Date: <u>9-26-03</u>	N/A Date:	N/A Date:	<u>T. O.</u> T. Osterhout Date: <u>9-25</u>	<u>S. J.</u> Date: <u>9/26/03</u>	<u>R.M.</u> Date: <u>9/30/03</u>	<u>PM</u> Date: <u>9/30/03</u>	<u>9/30/03</u> <u>OR</u>	<u>MS</u> Date: <u>9/30/03</u>	<u>J. Lavender</u> Date: <u>9-26-03</u>

10. COMMISSION ACTION:

- _____ APPROVED
- _____ DENIED
- _____ DEFERRED
- _____ OTHER

Rec. by CoAtty

Date: 9-26-03

Time: 4:30

Forwarded To:

Clk. Admin

RECEIVED BY
 COUNTY ADMIN: pm/ea

9/26

4:40 pm/ea

COUNTY ADMIN
 FORWARDED TO:

1/100

COPY

LETTER OF COMPLETION

DATE: 7/24/03

Department of Lee County Utilities
Division of Engineering
Post Office Box 398
Fort Myers, FL 33902

Gentlemen:

This is to certify that the water distribution and/or sewage collection systems located in:

Verandah Phase 1A: Phase 1 Utilities – Maintenance Facility

was designed by me and has been constructed in conformance with:

the approved plans the revised plans, attached

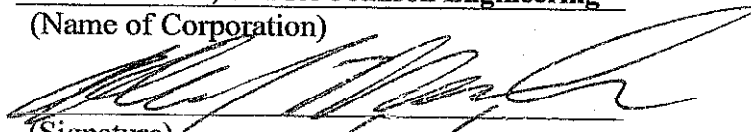
and:

the approved specifications the revised specifications, attached

Upon completion of the work, we observed the following successful tests of the facilities: **Lee County Pressure Test, dated June 5, 2003**

Very truly yours,

Allen J. Mank, P.E. for Johnson Engineering
(Name of Corporation)


(Signature) 7/24/03

Project Engineer
(Title)

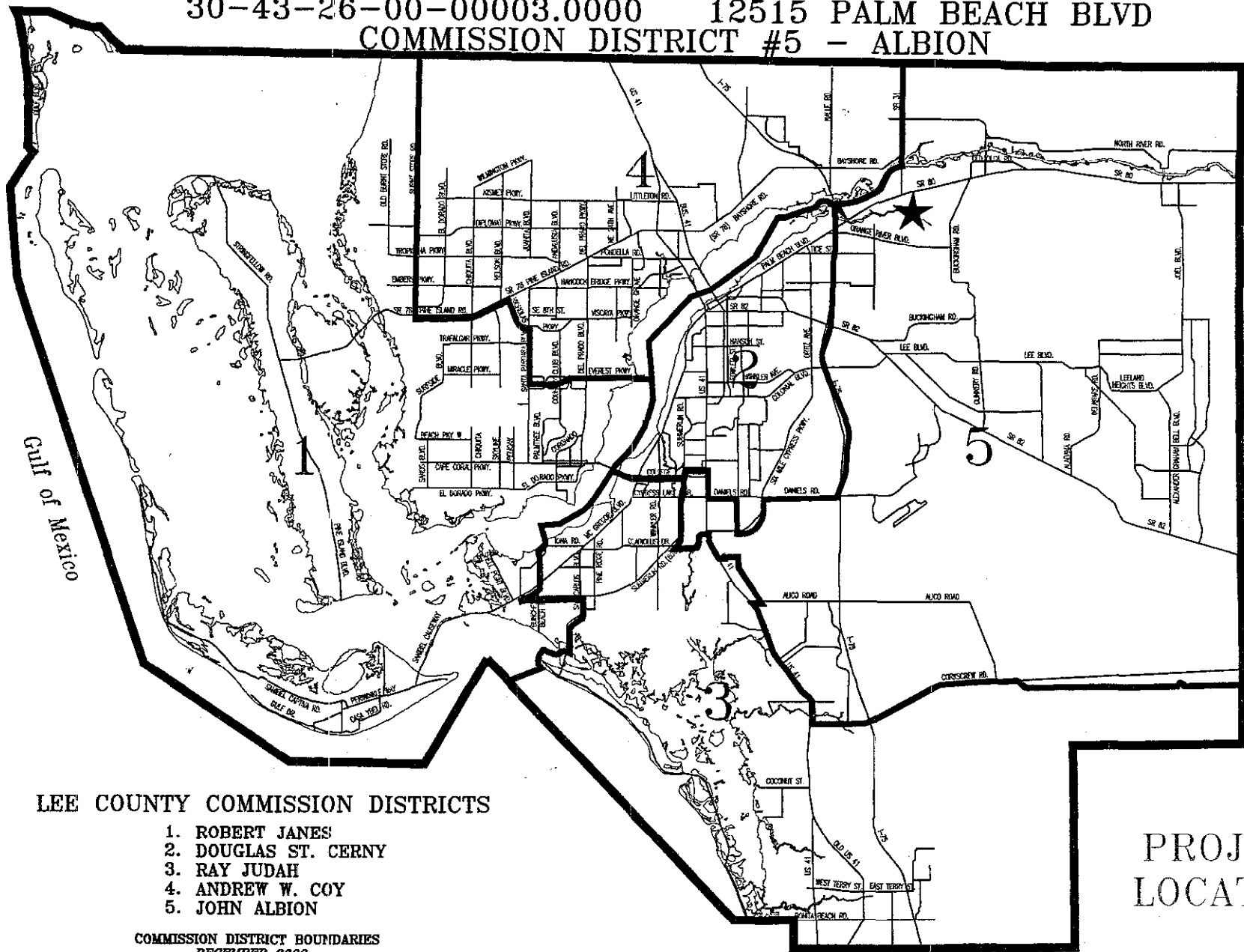
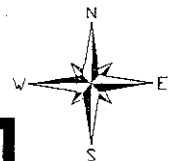
(SEAL OF ENGINEERING FIRM)

Johnson Engineering, Inc.
2158 Johnson Street
Fort Myers, Florida 33901
(239) 334-0046 (239) 334-3661
E.B. #642 & L.B. #642

7/1/96



VERNADAH - PHASE 1A, PHASE 1 - MAINTENANCE FACILITY
 30-43-26-00-00003.0000 12515 PALM BEACH BLVD
 COMMISSION DISTRICT #5 - ALBION



Gulf of Mexico

LEE COUNTY COMMISSION DISTRICTS

1. ROBERT JANES
2. DOUGLAS ST. CERNY
3. RAY JUDAH
4. ANDREW W. COY
5. JOHN ALBION

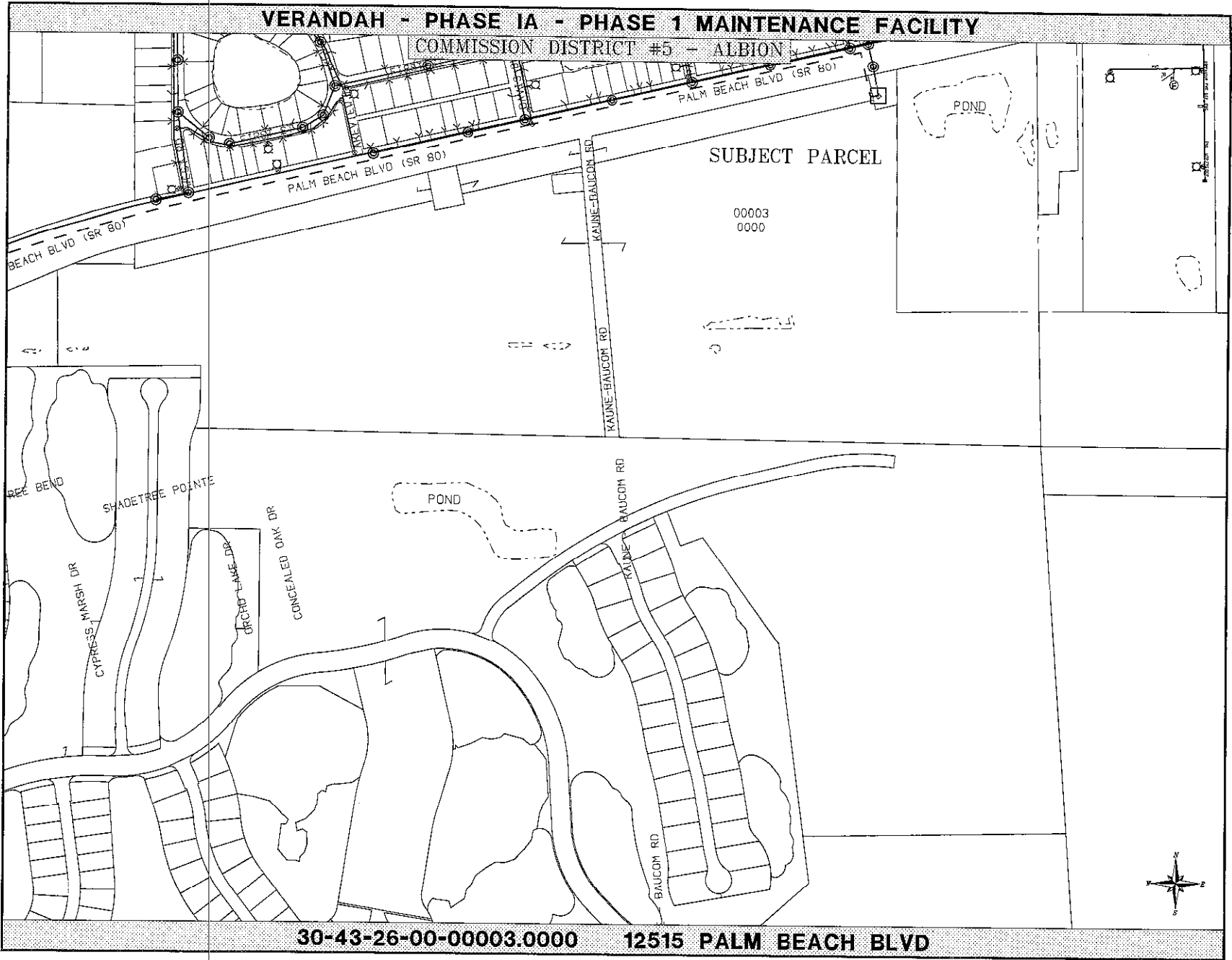
COMMISSION DISTRICT BOUNDARIES
 DECEMBER 2000

PROJECT
 LOCATION

COPY

VERANDAH - PHASE IA - PHASE 1 MAINTENANCE FACILITY

COMMISSION DISTRICT #5 - ALBION



30-43-26-00-00003.0000 12515 PALM BEACH BLVD

COPY

COPY

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the water and/or sewer system of (Name of Development): Verandah Phase 1 A : Phase 1 Utilities to be free from (Maintenance Facility) defects in material and workmanship for a period of one (1) year from the date of acceptance by the Lee County Board of County Commissioners. The undersigned parties further agree that they will, at their own expense, repair and replace all such defective work and all other work damaged by said defective work under this Warranty-Guaranty.

It is furthermore understood that the consideration for the giving of this warranty and/or guaranty is the requirement by the General Conditions and Specifications under which the contract was let that such warranty and/or guaranty would be given.


Mitchell & Stark Construction Co. Inc.
(NAME OF OWNER OR CONTRACTOR)

BY: [Signature] PROJECT MANAGER
(SIGNATURE & TITLE)

STATE OF Florida)
) SS:
COUNTY OF Collier)

The foregoing instrument was signed and acknowledged before me this 13 th day of June, 2003 by L.D. NEAL who has produced 15 PERSONALLY KNOWN TO ME as identification, and who ~~(did)~~ (did not) take an oath.

(NOTARY SEAL)

 Morris Sons
My Commission DD059332
Expires January 07 2006

[Signature]
Notary Public
Morris Sons
My Commission DD059332
Expires January 07 2006

Printed Name of Notary Public

Notary Commission Number



COPY

WAIVER AND RELEASE OF LIEN
UPON FINAL PAYMENT

The undersigned lienor, in consideration of the final payment in the amount of Tweleve thousand eight hundred fifty one dollars and sixty six cents (\$12,851.66) hereby waivers and releases its lien and right to claim a lien for labor, services, or materials furnished to Verandah Development LLC (F.K.A. State Road 80 LLC) on the job of Verandah Development LLC (f.k.a. State Road 80 LLC) to the following described property:

<u>Verandah Phase 1 A : Phase 1 Utilities (Maintenance Facility)</u>	<u>sanitary sewer system</u>
(Name of Development/Project)	(Facilities Constructed)
<u>12515 Palm Beach Blvd., Ft. Myers, FL 33905</u>	<u>30-43-26-00-00003.0000</u>
(Location)	(Strap # or Section, Township & Range)
(Please provide full name and location of development and a description of the utility system constructed).	

Dated on: June 13, 2003

By: <u>[Signature]</u>	<u>Mitchell & Stark Construction Co., Inc.</u>
(Signature of Authorized Representative)	(Name of Firm or Corporation)

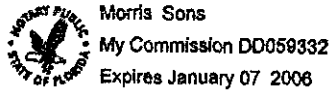
By: <u>BRIAN PENNER, VICE PRESIDENT</u>	<u>6001 Shirley Street</u>
(Print Name of Authorized Representative)	(Address of Firm or Corporation)

<u>Phone #: (239)597-2165 Ext.25</u>	<u>Naples, FL 34109-</u>
	(City, State & Zip Of Firm Or Corporation)

Fax#: (239)566-7865

STATE OF FL)
) SS:
COUNTY OF Collier)

The foregoing instrument was signed and acknowledged before me this 13 th day of JUNE, 2003 by Brian Penner who is personally known to me - , and who did not take an oath.



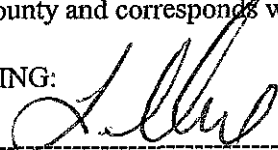
[Signature]
(Notary Public Signature)

(Notary Seal & Commission Number) Morris Sons
(Printed Name of Notary Public)



I do hereby certify that the quantities of material and services described above are a true and accurate representation of the as-installed cost of the system being contributed to Lee County and corresponds with the record drawings.

CERTIFYING:



(Name & Title of Certifying Agent)

OF: MITCHELL & STARK CONST. CO. INC.

(Firm or Corporation)

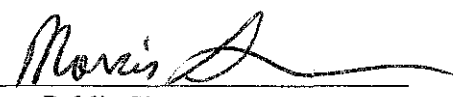
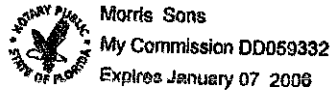
ADDRESS: 6001 Shirley Street
Naples, Florida, 34109

STATE OF Florida)
) SS:
COUNTY OF Collier)

The foregoing instrument was signed and acknowledged before me this 1 st day of August, 2003, by L.D. Neal, Project Manager

who is personally known to me, and who (did not) take an oath.

(NOTARY SEAL)



Notary Public Signature

MORRIS SONS

Printed Name of Notary Public

DD 059332

Notary Commission Number



COPY

CERTIFICATION OF CONTRIBUTORY ASSETS

PROJECT NAME: Verandah Phase 1 A: Phase 1 Utilities (Maintenance Facility)

LOCATION: 11501 Palm Beach Blvd. Ft. Myers, FL 33905

STRAP # 36-43-25-00-00013.1010

(Including STRAP)

NAME AND ADDRESS OF OWNER: Verandah Development LLC (F.K.A., State Road 80 LLC)

9990 Coconut Road, Suite 200, Bonita Springs, FL 34135

(as shown on Deed)

TYPE UTILITY SYSTEM: Sewer System

(list water, sewer and effluent reuse separately)

DESCRIPTION AND COST OF MATERIAL, LABOR, AND SERVICES

Please list each element of the system, e.g., pipe, manholes, lift stations, meters, valves, fittings, etc.

ITEM	SIZE	QUANTITY	UNIT	UNITCOST	TOTAL
24" X 12" Tapping Saddle and Valve		1	LS	\$ 9,830.00	\$ 9,830.00
Plug Valve	12"	1	EA	\$ 1,790.00	\$ 1,790.00
Plug Valve	4"	1	EA	\$ 783.00	\$ 783.00
PVC C-900 DR 18	12"	22	LF	\$ 19.72	\$ 433.84
PVC C-900 DR 18	4"	2	LF	\$ 7.41	\$ 14.82

\$ 12,851.66

TOTAL AMOUNT

(If more space is required, use additional page(s). Number each page and include the name of the project).



I do hereby certify that the quantities of material and services described above are a true and accurate representation of the as-installed cost of the system being contributed to Lee County and corresponds with the record drawings.

CERTIFYING:

L. Neal, PROJECT MANAGER
(Name & Title of Certifying Agent)

OF: MITCHELL & STARK CONST. CO. INC.

(Firm or Corporation)

ADDRESS: 6001 Shirley Street
Naples, Florida, 34109

STATE OF Florida)
) SS:
COUNTY OF Collier)

The foregoing instrument was signed and acknowledged before me this 13 th day of June, 2003, by L.D. Neal, Project Manager,

who is personally known to me, and who (did not) take an oath.

(NOTARY SEAL)



Morris Sons
My Commission DD059332
Expires January 07 2008

Morris Sons
Notary Public Signature

Morris Sons
Printed Name of Notary Public

DD059332
Notary Commission Number



This Instrument Prepared By:
Lee County Utilities
1500 Monroe Street – 3rd Floor
Fort Myers, Florida 33901

PERPETUAL PUBLIC UTILITY EASEMENT GRANT

THIS INDENTURE is made and entered into this _____ day of _____, _____, by and between Verandah Development LLC, Owner, hereinafter referred to as GRANTOR(S), and LEE COUNTY, hereinafter referred to as GRANTEE.

WITNESSETH:

1. For and in consideration of the sum of TEN DOLLAR (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged and accepted, GRANTOR hereby grants, bargains, sells and transfers to the GRANTEE, its successors and assigns, a perpetual public utility easement situated in Lee County, Florida, 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 appurtenant facilities and for any landscaping (excluding trees), walkways, roadways, drainage ways, or similar uses. Houses, fences, buildings, carports, garages, storage sheds, overhangs, or any other structures or portions of structures shall not be constructed on or placed within this easement at any time, present or future, by GRANTOR, or its heirs, successors or assigns.

4. Title to the utilities constructed and/or placed hereunder by GRANTEE or its agents shall remain in the GRANTEE, GRANTEE's successors, appointees, and/or assigns.

5. Subject to any pre-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, GRANTOR(S) 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 said property is free of any and all liens and encumbrances, except as herein stated, and accordingly, GRANTOR(S) will forever defend the title and terms of this said easement and the quiet possession thereof by GRANTEE against all claims and demands of all other entities.

6. GRANTOR(S), its heirs, successors or assigns, shall assume all liability for any consequential damages to any houses, fences, buildings, carports, garages, storage sheds, overhangs, or any other structures or portions of structures subsequently constructed by GRANTOR(S) in violation of paragraph 3 within the above easement, which result from the required activities of the GRANTEE for any construction, maintenance or repairs to the utilities location within the above-described easement.

7. GRANTEE will be liable for money damages in tort for any injury to or loss of property, personal injury, or death caused by the negligent or wrongful act(s) or omission(s) of any official or employee of the GRANTEE while acting within the scope of the official's or employee's office or employment under circumstances in which a private person would be found to be liable in accordance with the general laws of the State of Florida, and subject to the limitations as set out in Section 768.28, Florida Statutes, as it may be revised or amended from time to time.

8. GRANTEE shall have 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 described easement shall be restored by GRANTEE, to the condition in which it existed prior to the damage as is reasonably practicable. GRANTEE agrees to coordinate each activity within the easement premises in advance with the manager of the U. S. Postal Service, so as not to interfere with Postal Service operations.

9. By acceptance of this easement, the GRANTEE assumes no responsibility for ownership or maintenance of any associated roads. The easement is strictly for utility purposes. If GRANTEE fails to utilize the granted easement (Exhibit "A", hereto) for the purposes as set out herein and for the time as set out in Section 255.22, Florida Statutes, then this easement shall be extinguished pursuant to law.

10. This easement shall be binding upon the parties hereto, their successors in interest and any assigns.

IN WITNESS WHEREOF, the GRANTOR has caused this document to be signed on the date and year first above written.

X Michael A. Jones
(Signature of 1st Witness)

Michael A. Jones
(Name of 1st Witness)

X Joanne Janes
(Signature of 2nd Witness)

Joanne Janes
(Name of 2nd Witness)

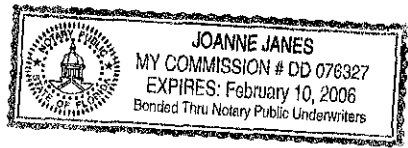
X David H. Graham
(Grantor's/Owner's Signature)

David H. Graham, Vice President of
(Grantor's/Owner's Name)
Resource Conservation Properties, Inc.
Owner Managing Member of
Title Verandah Development LLC
(f/k/a State Road 80 LLC)

STATE OF FLORIDA)
) ss:
COUNTY OF LEE)

The foregoing instrument was signed and acknowledged before me this 5th day of June, 20 03 by David H. Graham, VP who is personally known by me and who did not take an oath.

Joanne Janes
Notary Public Signature
Joanne Janes
Printed Name of Notary Public



(Notary Seal & Commission Number)

September 16, 2003

DESCRIPTION
20' LEE COUNTY UTILITY EASEMENT
LYING IN
SECTION 30 & 31, TOWNSHIP 43 SOUTH, RANGE 26 EAST,
LEE COUNTY, FLORIDA

A 20' Lee County Utility Easement lying in Section 30 & 31, Township 43 South, Range 26 East, Lee County, Florida, being more particularly described as follows:

Commencing at the South Quarter Corner (1/4) of Section 30, Township 43 South, Range 26 East, Lee County, Florida, thence run North 01° 30' 19" West, for 1,092.44 feet, to an intersection with the Southerly Right-Of-Way of Palm Beach Boulevard (State Road 80); thence run North 77° 10' 13" East, along said Southerly Right-Of-Way, for 64.20 feet to the Point of Beginning.

From said Point of Beginning thence continue North 77° 10' 13" East, along said Southerly Right-Of-Way, a distance of 20.00 feet; thence run South 12° 49' 47" East for 204.35 feet; thence run North 85° 28' 56" East for 312.88 feet; thence run North 05° 31' 44" West for 3.43 feet; thence run North 16° 16' 43" East for 69.65 feet; thence run South 73° 43' 17" East for 20.00 feet; thence run South 16° 16' 43" West for 65.79 feet; thence run South 05° 31' 44" East for 19.93 feet; thence run South 85° 28' 56" West for 331.42 feet; thence run South 32° 09' 55" West for 76.18 feet; thence run South 13° 27' 45" West for 50.40 feet; thence run South 05° 21' 05" East for 75.42 feet; thence run South 35° 02' 07" East for 285.18 feet; thence run South 04° 19' 35" West for 143.27 feet; thence run South 00° 15' 09" West for 163.47 feet; thence run South 15° 51' 33" East for 192.72 feet; thence run South 04° 17' 36" West for 37.20 feet; thence run South 46° 31' 19" East for 134.05 feet; thence run South 37° 44' 15" East for 260.30 feet; thence run South 35° 10' 40" East for 63.74 feet to a point on a non-tangent curve, being a point on the Northerly Right-of-Way line of Oak Bend Drive ; thence run southwesterly along an arc of said curve to the left of radius 2,325.00 feet (delta 00°29'36") (chord bearing South 57° 38' 52" West) (chord 20.02 feet) for 20.02 feet; thence run North 35° 10' 40" West for 62.31 feet; thence run North 37° 44' 15" West for 258.31 feet; thence run North 46° 31' 19" West for 142.01 feet; thence run North 04° 17' 36" East for 43.14 feet; thence run North 15° 51' 33" West for 192.00 feet; thence run North 00° 15' 09" East for 167.02 feet; thence run North 04° 19' 35" East for 136.83 feet; thence run North 35° 02' 07" West for 283.32 feet; thence run North 05° 21' 05" West for 84.03 feet; thence run North 13° 27' 45" East for 57.00 feet; thence run North 32° 09' 55" East for 72.73 feet; thence run North 12° 49' 47" West for 15.04 feet; thence run South 77° 23' 09" West for 131.45 feet; thence run North 54° 28' 29" West for 25.93 feet; thence run North 12° 43' 37" West for 86.39 feet; thence run North 14° 18' 15" West for 45.18 feet; thence run North 11° 52' 21" West for 48.56 feet, to an intersection with the Southerly Right-of-Way of Palm Beach Boulevard (State Road 80); thence run North 77° 10' 13" East, along said Southerly Right-of-Way, for 20.00 feet, thence run South 11° 52' 21" East for 48.47 feet; thence run South 14° 18' 15" East for 45.03 feet; thence run South 12° 43' 37" East for 79.04 feet; thence run South 54° 28' 29" East for 9.37 feet; thence run North 77° 23' 09" East for 122.44 feet; thence run North 12° 49' 47" West for 179.99 feet to the Point of Beginning.

Containing 48,644 square feet or 1.12 acres, more or less.

Bearings hereinabove mentioned are based on the East line of the Southwest Quarter (1/4) of Section 30 to bear North 01° 30' 19" West.

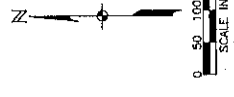
COPY

20002118/Description 091603

CURVE	RADIUS	DELTA	CHORD BEARINGS	CHORD LENGTH	ARC LENGTH
C1	2325.00	0°29'36"	S57°38'57"W	20.02	20.02

LINE	LENGTH	BEARING
L1	64.20	N77°01'13"E
L2	20.00	N77°01'13"E
L3	204.35	S172°48'47"E
L4	312.88	N85°28'56"E
L5	5.43	N05°21'44"W
L6	69.65	N16°16'43"E
L7	20.00	S73°43'17"E
L8	65.78	S16°16'43"W
L9	19.33	S05°31'44"E
L10	331.42	S32°09'55"W
L11	76.18	S32°09'55"W
L12	50.40	S13°27'45"W
L13	75.42	S05°21'05"E
L14	285.18	S35°02'07"E
L15	143.27	S04°18'35"W
L16	163.47	S00°15'09"W
L17	192.72	S15°51'33"E
L18	37.20	S04°17'35"W
L19	134.05	S46°31'19"E
L20	260.30	S37°44'15"E
L21	63.74	S35°19'49"E
L22	62.31	N55°10'40"W
L23	258.31	N37°44'15"W
L24	142.01	N46°31'19"W
L25	43.14	N04°17'36"E
L26	192.00	N55°51'33"E
L27	167.02	N00°15'09"E
L28	196.83	N04°19'35"E
L29	283.52	N35°02'07"W
L30	84.03	N05°21'05"W
L31	57.00	N13°27'45"E
L32	72.73	N32°09'55"E
L33	15.04	N72°48'47"E
L34	31.45	S77°23'08"W
L35	24.93	N84°28'25"W
L36	48.18	N74°43'29"W
L37	48.18	N15°52'15"W
L38	20.00	N17°56'43"E
L39	45.47	S11°52'21"E
L40	45.03	S11°56'41"E
L41	75.04	S77°43'17"E
L42	6.37	N54°28'20"E
L43	123.44	N77°30'03"E
L44	173.99	N72°48'47"W

LINE	LENGTH	BEARING
L45	173.99	N72°48'47"W



NOTES:

- BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 43 SOUTH, RANGE 26 EAST TO BEAR NORTH 01°30'19" WEST.
- THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON SUBJECT PARCEL.
- SUBJECT PARCEL CONTAINS 48,644 SQUARE FEET OR 41.12 ACRES, MORE OR LESS.
- DESCRIPTION ATTACHED.

THIS IS A SURVEY

MICHAEL A. WARD (FOR THE FIRM LB-642)
 PROFESSIONAL LAND SURVEYOR
 FLORIDA CERTIFICATE NO. 5301

DATE SIGNED: 9/18/03

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

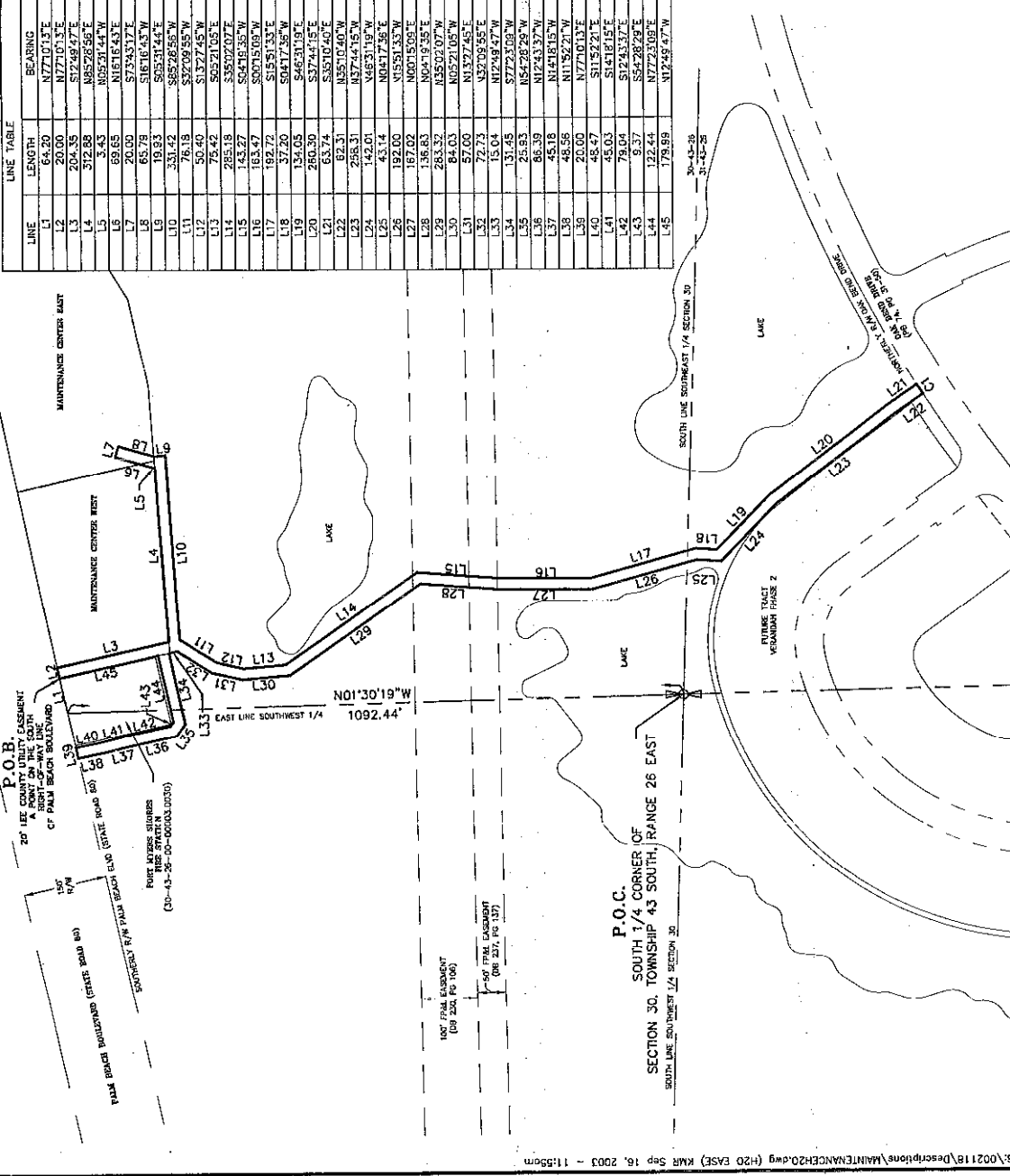
DATE	9/18/03	PROJECT NO.	20030866	FILE NO.	31-43-26	SCALE	1" = 200'	SHEET	1 OF 2
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2158 JOHNSON STREET
 P.O. BOX 1500
 FORT MYERS, FLORIDA 33902-1500
 PHONE (239) 334-3866
 FAX (239) 334-3861
 E.B. #642 & L.B. #642



20' LEE COUNTY UTILITY EASEMENT
 SECTION 30 & 31, TOWNSHIP 43 SOUTH, RANGE 26 EAST
 LEE COUNTY, FLORIDA

LEGEND
 PGS = POINT OF BEGINNING
 POC = POINT OF COMMENCEMENT
 R/W = RIGHT-OF-WAY
 PB = BEG. BOOK
 PS = PLAT BOOK
 FPL = FLORIDA POWER AND LIGHT



COPY



FLORIDA DEPARTMENT OF REVENUE
RETURN FOR TRANSFERS OF INTEREST IN REAL PROPERTY

PHOTOCOPIES OF THIS FORM NOT ACCEPTABLE
 DR-219 R. 07/98

(PLEASE READ INSTRUCTIONS ON THE BACK OF THIS FORM BEFORE COMPLETING)

Use black ink. Enter numbers as shown below. If typing, enter numbers as shown below.

0	1	2	3	4	5	6	7	8	9			0	1	2	3	4	5	6	7	8	9
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1. Parcel Identification Number (If Parcel ID not available please call County Property Appraiser's Office) →

30432600000030000

2. Mark (x) all that apply

Multi-parcel transaction? →

Transaction is a split or cutout from another parcel? →

Property was improved with building(s) at time of sale/transfer? →

3. Grantor (Seller):

Last First MI Corporate Name (if applicable)
 9990 COCONUT ROAD, STE 200, BONITA SPRINGS FL 34135
 Mailing Address City State Zip Code Phone No.
 LEE COUNTY BOARD OF COUNTY COMMISSIONERS

4. Grantee (Buyer):

Last First MI Corporate Name (if applicable)
 P.O. BOX 398, FT. MYERS FL 33902
 Mailing Address City State Zip Code Phone No.
 (239) 479-8181

5. Date of Sale/Transfer

Month Day Year

Sale/Transfer Price

\$ (Round to the nearest dollar.)

Property Located In County Code (County Codes on Reverse)

6. Type of Document

Contract/Agreement for Deed
 Other
 Warranty Deed
 Quit Claim Deed
 EASEMENT
 DONATION

7. Are any mortgages on the property? If "Yes", outstanding mortgage balance:

(Round to the nearest dollar.) \$

8. To the best of your knowledge, were there unusual circumstances or conditions to the sale/transfer

such as: Forced sale by court order? Foreclosure pending? Distress Sale? Title defects? Corrective Deed? Mineral rights? Sale of a partial or undivided interest? Related to seller by blood or marriage. YES / NO

9. Was the sale/transfer financed? YES / NO If "Yes", please indicate type or types of financing:

Conventional Seller Provided Agreement or Contract for Deed Other

10. Property Type:

Residential Commercial Industrial Agricultural Institutional/Miscellaneous Government Vacant Acreage Timeshare
 Mark (x) all that apply

11. To the best of your knowledge, was personal property included in the sale/transfer? If "Yes", please state the amount attributable to the personal property. (Round to nearest dollar.)

YES / NO \$

12. Amount of Documentary Stamp Tax

\$

13. If no tax is due in number 12, is deed exempt from Documentary Stamp Tax under s. 201.02(6), Florida Statutes?

YES / NO

Under penalties of perjury, I declare that I have read the foregoing return and that the facts stated in it are true. If prepared by someone other than the taxpayer, his/her declaration is based on all information of which he/she has any knowledge.

Signature of Grantor or Grantee or Agent

Date

RICK DIAZ, P.E., J.T.D., DIRECTOR

9/25/03

WARNING: FAILURE TO FILE THIS RETURN OR ALTERNATIVE FORM APPROVED BY THE DEPARTMENT OF REVENUE SHALL RESULT IN A PENALTY OF \$5.00 IN ADDITION TO ANY OTHER PENALTY IMPOSED BY THE REVENUE LAW OF FLORIDA.

(To be completed by the Clerk of the Circuit Court's Office)	Clerks Date Stamp
O. R. Book and Page Number and File Number	
Date Recorded	

TO: LEE COUNTY FINANCE DEPARTMENT

UTILITIES ENGINEERING

BS 20031160-UTL

FROM: _____

(Department)

SUE GULLEDGE

A. AUTHORIZATION:

This transmittal authorizes the UTIL. ENGINEERING office to incur expenses for filing/records against:

Purchase Order # N/A for VERANDAH-PHASE 1A-A (MAINTENANCE FACILITY) project. VERANDAH DEV. LLC EASEMENT

ACCOUNT NO. OD5360748700.504930

ORIGINAL DOCUMENT TO MINUTES AFTER RECORDING, WITH COPY TO SUE GULLEDGE.


SUE GULLEDGE Signature Authorization

B. SERVICE RECEIVED:

RECORDING _____

O. R. COPIES _____

PLAT COPIES _____

CASE #/INDEX FEE _____

DESCRIPTION OF SERVICE _____

AMOUNT OF FEE INCURRED \$ _____

(date)

(DEPUTY CLERK)

(CUSTOMER) (DEPT.)

THIS FORM GOES TO CASHIER WITH REGULAR RECEIPT ATTACHED

C. INVOICE INFORMATION: (FOR CLERK'S DEPARTMENT ONLY)

REC'D _____

ENTERED _____

CUST. # _____

INV. # _____

PLEASE REMIT TO:

Clerk's Accounting
P.O. BOX 2396
FORT MYERS, FLORIDA 33902-2396

White - FINANCE Yellow - DEPT FISCAL OFFICER Pink - CLERK'S OFFICE