

**Lee County Board Of County Commissioners
Agenda Item Summary**

Blue Sheet No. 20051692-UTL

1. Action Requested/Purpose:

Authorize the Chairwoman, on behalf of the BOCC to: 1) execute one Partial Release of Easement; and, (2) approve final acceptance by executing Resolution, and one utility easement to be recorded as a donation of a 10" diameter fire line and a gravity main relocation to provide potable water service, fire protection and sanitary sewer service to *Riva del Lago, f/k/a Lakeridge Park*, a recently constructed multi-family residential development. This is a Developer Contributed asset project located on the west side of S Tamiami Trail approximately 2,200' north of Six Mile Cypress Parkway.

2. What Action Accomplishes:

Releases a portion of a Lee County water and sewer easement no longer needed, provides adequate utility infrastructure to support development of the subject property, and complies with the Lee County Utilities Operations Manual.

3. Management Recommendation:

Lee County Utilities and the County Attorney's Office recommend approval.

4. Departmental Category: 10 -

CIOA

5. Meeting Date:

1-10-2006

6. Agenda:

7. Requirement/Purpose: (specify)

8. Request Initiated:

<input checked="" type="checkbox"/>	Consent		Statute		Commissioner	Albion
	Administrative		Ordinance		Department	Public Works
	Appeals		Admin. Code		Division	Utilities
	Public	<input checked="" type="checkbox"/>	Other	Approval	By:	12/8/05
	Walk-On					Rick Diaz, P. E., Utilities Director

9. Background:

Lee County, as successor to Florida Cities Water Company, holds a thirty-five-foot (35') wide water and sewer easement created in the condominium plats for The Ashland I and II Condominiums. The developer for Riva del Lago has removed an old sewer line serving The Ashland and Riva del Lago Condominiums, and replaced it with a new sewer line in a better location for Lee County Utilities. The new sewer line will be more convenient for Lee County Utilities to perform future maintenance. In return for the new sewer line, Lee County Utilities would release twenty feet (20') of the thirty-five feet (35') water and sewer easement for the developer to place a substantial vegetative landscape for buffering between Riva del Lago and The Ashland Condominiums.

The Board granted permission to construct on 01/11/05, Blue Sheet #20041439.

The installation has been inspected for conformance to the Lee County Utilities Operations Manual.

Satisfactory pressure and bacteriological testing of the water system has been completed.

Satisfactory closed circuit television inspection of the gravity collection system has been performed.

Record Drawings have been provided.

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 Contributory Assets has been provided---copy attached.

100% of the connection fees have been paid.

Funds are available for recording fees in account number OD5360748700.504930.

SECTION 26 TOWNSHIP 44S RANGE 24E DISTRICT #5 COMMISSIONER ALBION

10. Review for Scheduling:

Department Director	Purchasing or Contracts	Human Resources	Other	County Attorney	Budget Services	County Manager/P.W. Director
<i>J. Jander</i> 12-12-05	N/A	N/A	<i>11.0.</i> <i>12/8</i>	<i>T. Jander</i> <i>12/13/05</i>	<i>C. Jander</i> <i>12/15/05</i>	<i>J. Jander</i> <i>12-12-05</i>
					Analyst	Grants
					Risk	Mgy.
					<i>12/14/05</i>	<i>12/14/05</i>

11. Commission Action:

- Approved
- Deferred
- Denied
- Other

COUNTY ATTORNEY
 12-13-05
 COUNTY MANAGER
 FORWARDED TO:

Rec. by CoAtty
 Date: 12/13/05
 Time: 11:00 AM
 Forwarded To:
 Co. Admin
 2:30 PM

RESOLUTION NO. _____

RESOLUTION ESTABLISHING UTILITY ACCEPTANCE OF
DEVELOPER CONTRIBUTED ASSETS
IN LEE COUNTY, FLORIDA

WHEREAS, it is the desire of "Lakes Development Corporation n/k/a Riva del Lago Development, Inc.", owner of record, to make a contribution to Lee County Utilities of water facilities (a 10" diameter fire line), and sewer facilities (gravity main relocation), serving **"RIVA DEL LAGO F/K/A LAKERIDGE PARK"**; and,

WHEREAS, Lee County Utilities requires proof of a Release of Lien, a warranty (one-year) on all labor and materials, an accurate value of contributed assets, and right-of-way and/or easement-indemnity granted for all systems being contributed to Lee County Utilities; and,

WHEREAS, all of the above information has been received and approved as complete by Lee County Utilities; and,

WHEREAS, Lee County Utilities has recommended to the Board of County Commissioners that the above-named system be accepted for ownership, operation, and maintenance.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF LEE COUNTY, FLORIDA, that the above facilities, for a contributed value of **\$59,685.00** is hereby ACCEPTED and acknowledged as an addition to Lee County Utilities.

THE FOREGOING RESOLUTION was offered by Commissioner _____ who moved for its adoption. The motion was seconded by Commissioner _____ and, upon being put to a vote, the vote was as follows:

- Commissioner Bob Janes: _____ (1)
- Commissioner Douglas St. Cerny: _____ (2)
- Commissioner Ray Judah: _____ (3)
- Commissioner Tammara Hall: _____ (4)
- Commissioner John Albion: _____ (5)

DULY PASSED AND ADOPTED this _____ day of _____, _____.

ATTEST:
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

By: _____
DEPUTY CLERK

By: _____
TAMMARA HALL, CHAIRWOMAN

APPROVED AS TO FORM

OFFICE OF COUNTY ATTORNEY

LETTER OF COMPLETION

DATE: September 13, 2005

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 gravity collection and fire line up to and including 1st OS + Y valve(s)** located

Riva Del Lago

(Name of Development/Project)

were designed by me and have been constructed in conformance with:

the revised plans, attached and the approved specifications

Upon completion of the work, we observed the following successful tests of the facilities:

Bacteriological Test , Low Pressure Test(s) - Gravity Main , Pressure Test(s) - Water Main ,

TV Inspection, Mandrill - Gravity Main

Very truly yours,

Johnson Engineering, Inc.

(Owner or Name of Corporation/Firm)



(Signature)

Project Engineer

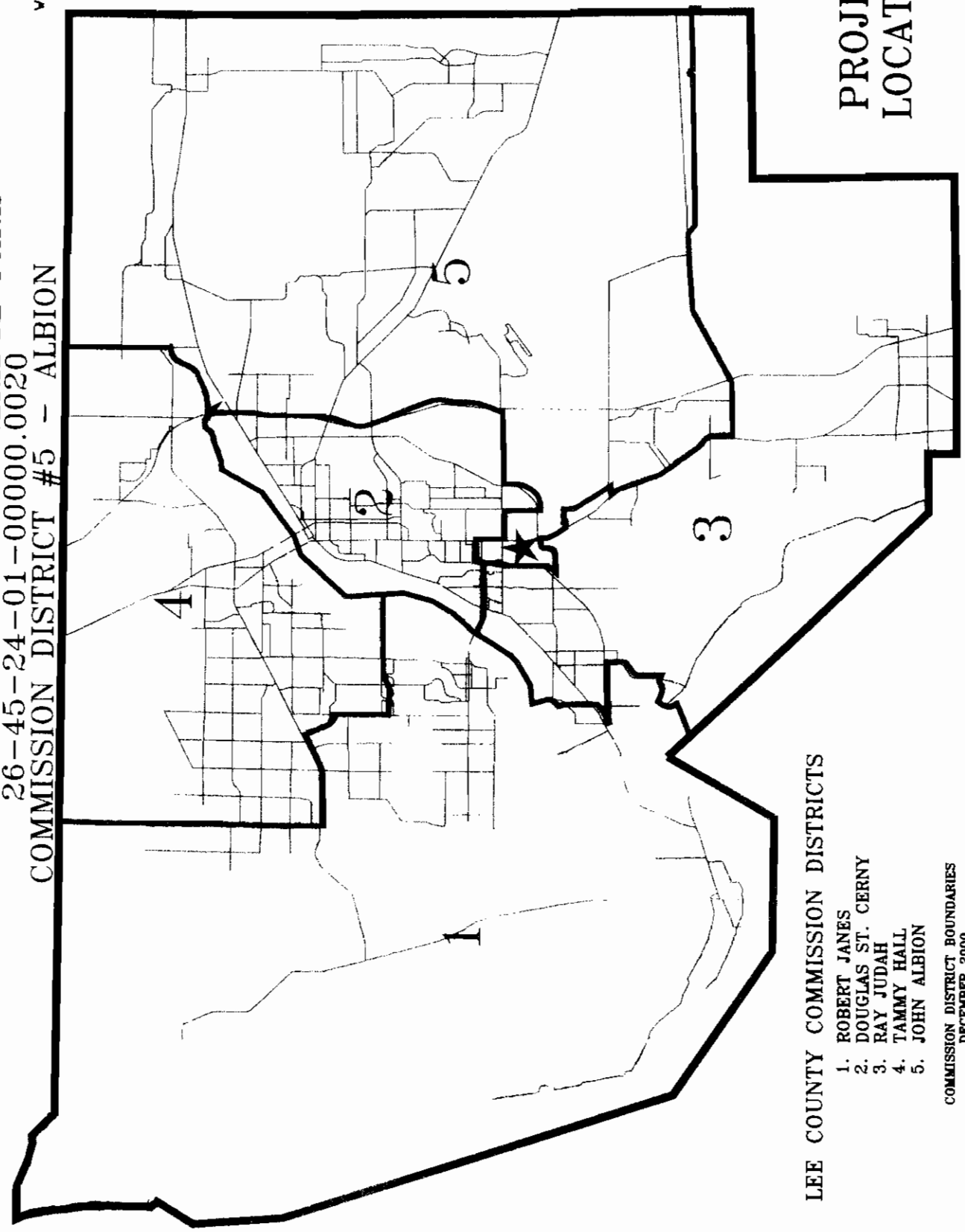
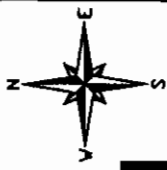
(Title)

(Seal of Engineering Firm)

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

 LEE COUNTY
SOUTHWEST FLORIDA
(Forms - Letter of Completion - Revised 2004)

RIVA DEL LAGO - FKA - LAKERIDGE PARK
26-45-24-01-00000.0020
COMMISSION DISTRICT #5 - ALBION



LEE COUNTY COMMISSION DISTRICTS

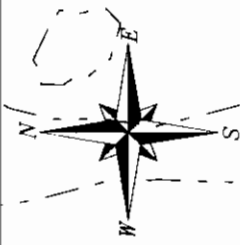
- 1. ROBERT JANES
- 2. DOUGLAS ST. CERNY
- 3. RAY JUDAH
- 4. TAMMY HALL
- 5. JOHN ALBION

COMMISSION DISTRICT BOUNDARIES
DECEMBER 2000

PROJECT
LOCATION

RIVA DEL LAGO - FKA - LAKERIDGE PARK

COMMISSION DISTRICT #5 - ALBION



SUBJECT PARCEL

RIVA DEL LAGO DR

LAKERIDGE CT

LAKERIDGE VIEW

LAKE

LAKE

S TAMiami TRLE (05 47)

264524
014

054

054-001

054-005

054-006

036

037

054-007

054-008

054-009

054-010

054-011

054-012

054-013

054-014

054-015

054-016

054-017

054-018

054-019

054-020

054-021

054-022

054-023

054-024

054-025

054-026

054-027

00000
00020

264524
022

066-002

PRIVATE EDGE HALL
AND PUMP STA
DUCU DUNES VALVE

P7

26-45-24-01-00000.0020 14290-14382 RIVA DEL LAGO DRIVE

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the water system of Riva Del Lago to be free from 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.

Cabana Construction Company, Inc.
(Name of Owner/Contractor)

BY: *Kenneth Cabana*
(Signature of Owner/Contractor)

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 14 th day of APR, 2006 by Kenneth Cabana who is personally known to me - , and who did not take an oath.

Elizabeth O. Pettit
Notary Public Signature

Elizabeth O. Pettit
Printed Name of Notary Public



(Notary Seal & Commission Number)

RECEIVED JUN - 6 2005

WARRANTY

THE UNDERSIGNED parties do hereby warrant and/or guaranty all work executed by the contractor on the sewer system of Riva Del Lago to be free from 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.

Cabana Construction Company, Inc.
(Name of Owner/Contractor)

BY: *Kenneth Cabana*
(Signature of Owner/Contractor)

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 14th day of APR, 2006 by Kenneth Cabana who is personally known to me - , and who did not take an oath.

Elizabeth O. Pettit
Notary Public Signature

Elizabeth O. Pettit
Printed Name of Notary Public



(Notary Seal & Commission Number)

RECEIVED JUN - 6 2005

CERTIFICATION OF CONTRIBUTORY ASSETS

PROJECT NAME: Riva Del Lago

STRAP NUMBER: 26-45-24-01-00000.0020

LOCATION: 14290-14382 Riva Del Lago Drive

OWNER'S NAME: (as shown on Deed) Lakes Development Corporation

OWNER'S ADDRESS: Post Office Box 716

OWNER'S ADDRESS: Sanibel,FL 33957-

TYPE UTILITY SYSTEM: POTABLE WATER

(Please provide separate 'Certifications' for potable water, sanitary sewer and effluent reuse facilities.)

DESCRIPTION AND COST OF MATERIAL, LABOR, AND SERVICES

Please list each element of the system from the drop-down list provided.

<u>ITEM</u>	<u>SIZE</u>	<u>QUANTITY</u>	<u>UNIT</u>	<u>UNIT COST</u>	<u>TOTAL</u>
TAPPING SLEEVE W/VALVE	8" x 6"	1.0	EA	\$3,500.00	\$3,500.00
TAPPING SLEEVE W/VALVE	10" x 10"	1.0	EA	\$3,800.00	\$3,800.00
FIRE LINE UP TO AND INCL 1ST OS + Y VALVE	10"	1.0	EA	\$5,000.00	\$5,000.00
SINGLE WATER SERVICE/COMPLETE	6"	1.0	LS	\$2,315.00	\$2,315.00
TOTAL					\$14,615.00

(If more space is required, use additional forms(s).

| RECEIVED SEP 16 2005

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:

X Kenneth Cabana
(Signature of Certifying Agent)

Kenneth Cabana / Vice-President
(Name & Title of Certifying Agent)

Cabana Construction Co., Inc.
(Name of Firm or Corporation)

P.O. Box 60639
(Address of Firm or Corporation)

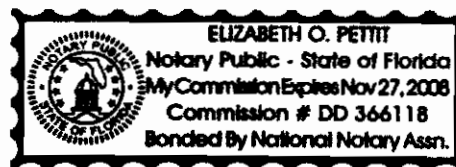
Ft. Myers, FL 33906 -

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 26 th day of July, 2005 by Kenneth Cabana who is personally known to me - __, and who did not take an oath.

Elizabeth O. Pettit
Notary Public Signature

Elizabeth O. Pettit
Printed Name of Notary Public



Notary Commission Number

(NOTARY SEAL)

CERTIFICATION OF CONTRIBUTORY ASSETS

PROJECT NAME: Riva Del Lago
 STRAP NUMBER: 26-45-24-01-00000.0020
 LOCATION: 14290-382 Riva Del Lago Drive
 OWNER'S NAME: (as shown on Deed) Lakes Development Corporation
 OWNER'S ADDRESS: Post Office Box 716
 OWNER'S ADDRESS: Sanibel, FL 33957-

TYPE UTILITY SYSTEM: SANITARY SEWER
 (Please provide separate 'Certifications' for potable water, sanitary sewer and effluent reuse facilities.)

DESCRIPTION AND COST OF MATERIAL, LABOR, AND SERVICES
 Please list each element of the system from the drop-down list provided.

ITEM	SIZE	QUANTITY	UNIT	UNIT COST	TOTAL
PVC SDR-26 GRAVITY MAIN (REMOVED)	8"	341.0	LS	\$1,000.00	\$1,000.00
PVC SDR-26 GRAVITY MAIN (GROUTED IN PLACE)	8"	32.0	LS	INC ABOVE	INC ABOVE
MANHOLE (REMOVED)	4'	1.0	LS	INC ABOVE	INC ABOVE
PVC SDR-26 GRAVITY MAIN	8"	395.0	LF	\$66.00	\$26,070.00
MANHOLE	4'	3.0	EA	\$5,000.00	\$15,000.00
SINGLE SEWER SERVICE W/CLEANOUT	6"	1.0	EA	\$1,000.00	\$1,000.00
EXISTING SEWER SERVICES RE-CONNECTED TO NEW MAIN	6"	2	EA	\$1,000.00	\$2,000.00
TOTAL					\$45,070.00

(If more space is required, use additional forms(s).)

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:

X Kenneth Cabana
(Signature of Certifying Agent)

Kenneth Cabana / Vice-President
(Name & Title of Certifying Agent)

Cabana Construction Co., Inc.
(Name of Firm or Corporation)

P.O. Box 60639
(Address of Firm or Corporation)

Ft. Myers, FL 33906 -

STATE OF FL)
) SS:
COUNTY OF Lee)

The foregoing instrument was signed and acknowledged before me this 14 th day of April, 2005 by Kenneth Cabana who is personally known to me - , and who did not take an oath.

Elizabeth O. Pettit
Notary Public Signature

Elizabeth O. Pettit
Printed Name of Notary Public



Notary Commission Number

(NOTARY SEAL)



FLORIDA DEPARTMENT OF REVENUE
RETURN FOR TRANSFERS OF INTEREST IN REAL PROPERTY
 (PLEASE READ INSTRUCTIONS BEFORE COMPLETING)



FDCR10240300
 DR-219
 R. 07/98

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

1. Parcel Identification Number
 (If Parcel ID not available
 please call County Property
 Appraiser's Office) →

26452400000110070;010000020

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):

BS 20051692

EASEMENT:

RIVA DEL LAGO DEV INC FKA LAKES DEV

Last

First

MI

Corporate Name (if applicable)

PO BOX 716

SANIBEL

FL

33957

Mailing Address

City

State

Zip Code

Phone No.

4. Grantee (Buyer):

RICK DIAZ, P.E. UTIL. DIRECTOR

FOR LEE CO. BD. OF CO. COMMISSIONERS

Last

First

MI

Corporate Name (if applicable)

P. O. BOX 398

FT. MYERS

FL

33902

(239) 4798181

Mailing Address

City

State

Zip Code

Phone No.

5. Date of Sale/Transfer

1 / **10** / **2006**
 Month Day Year

Sale/Transfer Price

\$10,000.00
 (Round to the nearest dollar.)

Property
 Located In

Lee

6. Type of Document

Contract/Agreement
 for Deed

Other

Warranty
 Deed

Quit Claim
 Deed

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

YES / NO

\$0.00
 (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:

Mark (x) all
 that apply

Residential

Commercial

Industrial

Agricultural

Institutional/
 Miscellaneous

Government

Vacant

Acreage

Timeshare

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 the nearest dollar.)

YES / NO

\$0.00
 Cents

12. Amount of Documentary Stamp Tax

\$70
 Cents

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/her has any knowledge.

Signature of Grantor or Grantee or Agent

Date

12/8/05

WARNING: FAILURE TO FILE THIS RETURN OR ALTERNATIVE FORM APPROVED BY THE DEPARTMENT OF REVENUE SHALL RESULT IN A PENALTY OF \$25.00 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

This copy to Property Appraiser

O. R. Book
 and

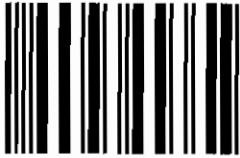
Page Number
 and

File Number

Date Recorded

/ /
 Month Day Year

This copy to Property Appraiser



FLORIDA DEPARTMENT OF REVENUE
RETURN FOR TRANSFERS OF INTEREST IN REAL PROPERTY
 (PLEASE READ INSTRUCTIONS BEFORE COMPLETING)



FDOR10240300
 DR-219
 R. 07/98

Enter numbers as shown below.

If typing, enter numbers as shown below.

1. Parcel Identification Number
 (If Parcel ID not available
 please call County Property
 Appraiser's Office) →

0 1 2 3 4 5 6 7 8 9

0123456789

26452400000110070;010000020

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):

BS 20051692

EASEMENT:

RIVA DEL LAGO DEV INC FKA LAKES DEV

Last
 PO BOX 716

First

SANIBEL

MI

FL

Corporate Name (if applicable)
 33957

4. Grantee (Buyer):

Mailing Address
 RICK DIAZ, P.E. UTIL. DIRECTOR

City
 FOR LEE CO. BD. OF

State
 CO. COMMISSIONERS

Zip Code
 Phone No.

Last
 P. O. BOX 398

First

FT. MYERS

MI

FL

Corporate Name (if applicable)
 33902 (2394798181)

5. Date of Sale/Transfer

1 10 2006 \$

Sale/Transfer Price

\$10

. 00

Property
 Located In

46

County Code

Month

Day

Year

(Round to the nearest dollar.)

6. Type of Document

Contract/Agreement
 for Deed

X

Other

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

YES

X NO

Warranty
 Deed

Quit Claim
 Deed

(Round to the nearest dollar.) \$

. 00

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

X NO

9. Was the sale/transfer financed? YES

X

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

X

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 the nearest dollar.)

YES

X

NO

\$

Cents

. 00

12. Amount of Documentary Stamp Tax

\$

0.70

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

12/8/05

WARNING: FAILURE TO FILE THIS RETURN OR ALTERNATIVE FORM APPROVED BY THE DEPARTMENT OF REVENUE SHALL RESULT IN A PENALTY OF \$25.00 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

This copy to Department of Revenue

O. R. Book

□□□□□

and
 Page Number

□□□□

and
 File Number

□□□□□□□□□□□□□□□□

Date Recorded

□□ / □□ / □□□□

Month

Day

Year

This copy to Department of Revenue

RECORDERS OFFICE:

PLEASE PUT MY NAME ON THE ATTENTION LINE:

Sue Gullledge

LCU 500283

OD5360748700.504930

BLUE SHEET NO. 2005 1692

THANK YOU

This Instrument Prepared By:
Lee County Attorneys Office
P.O. Box 398
Fort Myers, Florida 33902-0398

Strap Number: 26-45-24-00-00011.0070
26-45-24-01-00000.0020

LCU 500283

This Space for Recording

PARTIAL RELEASE OF EASEMENT

THIS PARTIAL RELEASE OF EASEMENT executed this ____ day of _____, 2005, by LEE COUNTY, FLORIDA a political subdivision of the State of Florida, whose address is Post Office Box 398, Fort Myers, Florida 33902-0398, hereinafter referred to as "Grantor", and RIVA DEL LAGO DEVELOPMENT, INC., a Florida Corporation, whose address is Post Office Box 716, Sanibel, Florida 33957, hereinafter referred to as "Grantee".

WITNESSETH:

Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged and accepted, has released, granted, bargained and sold to Grantee, its successors and assigns forever and subject to the conditions cited below, all of the described interested in certain lands, lying and being in Lee County, Florida, to wit:

See: Exhibit "A" attached hereto and made a part hereof for the description of the easement released herein. This release is made subject to any other existing restrictions or reservations of record with respect to the described easement.

Grantee accepts this Partial Release of Easement.

This Partial Release of Easement applies only to the interest of Lee County and its Board of County Commissioners in the Easement originally shown as #6 Water and Sewer Utility Easement to F.C.W.Co. as shown in Condominium Plat Book 13, Pages 83-84; Condominium Plat Book 15, Pages 32-33; OR Book 1847, Pages 2462-2463; and OR Book 1911, Page 4777, herein described, and does not warrant the title or represent any state of facts concerning the title.

BS 20051692

IN WITNESS WHEREOF, GRANTOR has caused this Partial Release of Easement to be executed in its name by its Board of County Commissioners acting by the Chair or Vice Chair of said Board, the day and year aforesaid.

ATTEST:
CHARLIE GREEN, CLERK

BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

By: _____
Deputy Clerk

By: _____
Tammara Hall, Chairwoman

APPROVED AS TO FORM

By: _____
Office of the County Attorney

**EXHIBIT "A"**

May 25, 2005

DESCRIPTION**RELEASE PART OF #6 WATER & SEWER UTILITY EASEMENT
THE ASHLAND AT LAKERIDGE I, II, A CONDOMINIUM
SECTION 26, TOWNSHIP 45 SOUTH, RANGE 24 EAST
LEE COUNTY, FLORIDA**

A tract or parcel of land lying in Section 26, Township 45 South, Range 24 East, Lee County, Florida being a part of #6 Water and Sewer Utility Easement, as shown on The Ashland at Lakeridge I, II, a Condominium as recorded in Condominium Plat Book 13, Page 83 and Condominium Plat Book 15, Page 32, Public Records of Lee County, Florida, which tract or parcel is described as follows:

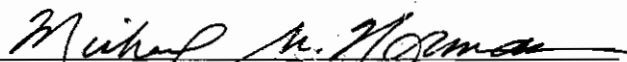
From the northeast corner of Lot 2 as shown on Lakeridge Park Subdivision, as recorded in Plat Book 34, Page 48, Public Records of Lee County, Florida, run N 86° 37' 50" W along the north line of said lot for 533.48 feet to the northwest corner of said Lot 2; thence run S 00° 55' 35" E along the west line of said Lot 2 for 192.09 feet to the southwest corner of The Ashland at Lakeridge II, A Condominium as recorded in Condominium Plat Book 15 at Page 32, Public Records of Lee County, Florida; thence run S 86° 37' 50" E along the south line of said condominium for 145.07 feet to an intersection with the westerly line of said 20-foot water and sewer utility easement; thence run S 24° 03' 00" E along said easement line for 22.85 feet to the Point of Beginning.

From said Point of Beginning run S 86° 43' 37" E departing said easement line for 69.38 feet; thence run N 66° 05' 07" E for 11.25 feet; thence run S 86° 37' 50" E for 328.37 feet to an intersection with the west line of Lakeridge Court (50 feet wide) as shown on said plat of Lakeridge Park; thence run S 00° 33' 30" E along said right-of-way line for 20.05 feet to the southeasterly corner of said 35-foot wide water and sewer utility easement; thence run N 86° 37' 50" W departing said right-of-way line and along said easement line for 399.30 feet; thence run S 03° 22' 10" W for 4.22 feet to the southwesterly most corner of said easement; thence run N 24° 03' 00" W along the west line said easement for 21.34 feet to the Point of Beginning.

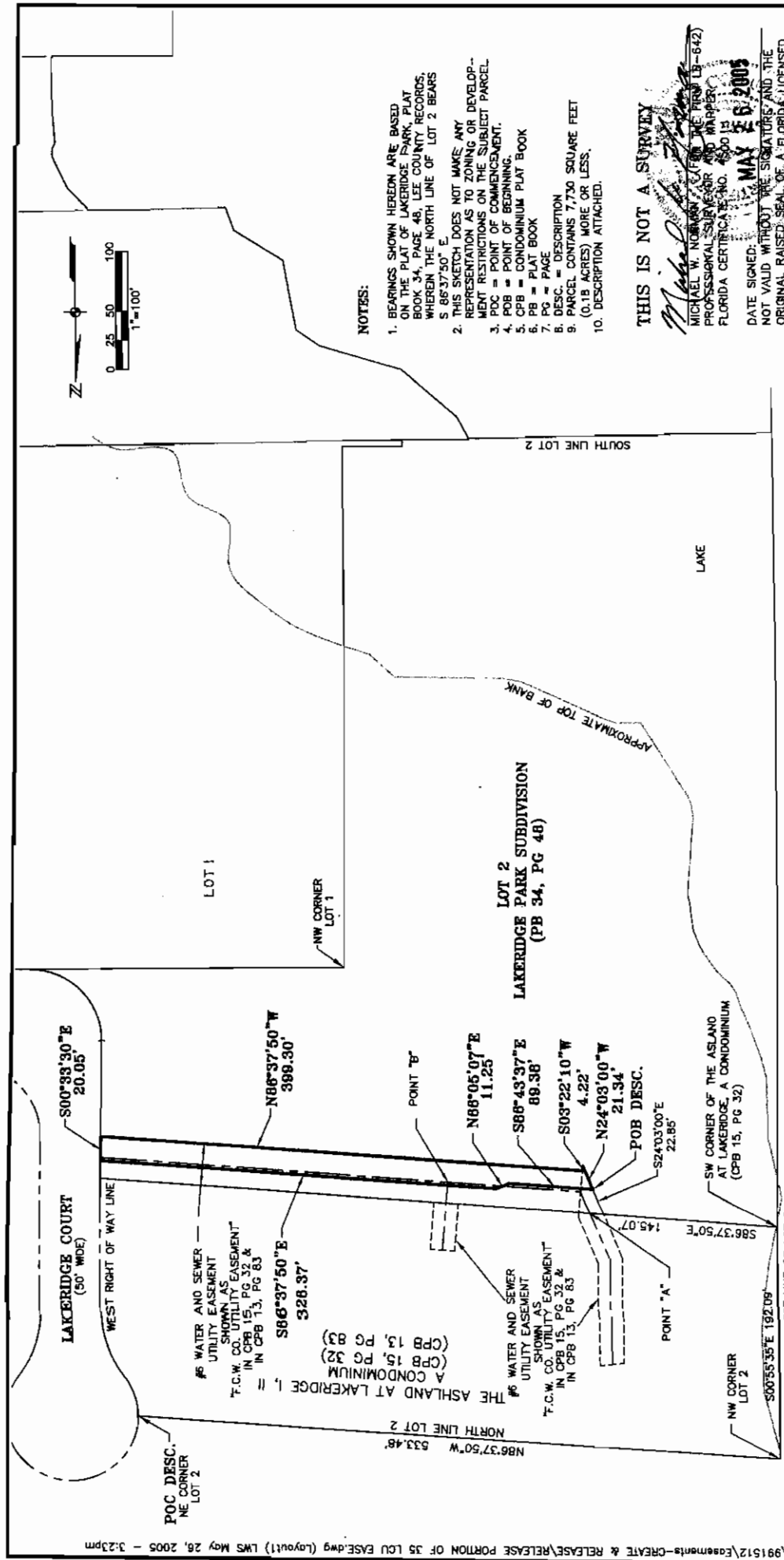
Parcel contains 7,730 square feet, more or less.

SUBJECT TO easements, restrictions and reservations of record.

Bearings hereinabove mentioned are based on the Plat of Lakeridge Park as recorded in Plat Book 34 at Page 48 of the Public Records of Lee County, Florida wherein the north line of Lot 2 as shown on said plat bears N 86° 37' 50" W.


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

19991512 Release of a Portion of Utility Easement 052505



S:\991512\casements-CREATE & RELEASE\RELEASE PORTION OF 35 LCU EASE.dwg (Layout1) LWS May 26, 2005 - 3:23pm

NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE PLAT OF LAKERIDGE PARK, PLAT BOOK 34, PAGE 48, LEE COUNTY RECORDS, WHEREIN THE NORTH LINE OF LOT 2 BEARS S 86°37'50" E.
2. THIS SKETCH DOES NOT MAKE ANY REPRESENTATION AS TO ZONING OR DEVELOPMENT RESTRICTIONS ON THE SUBJECT PARCEL.
3. POC = POINT OF COMMENCEMENT.
4. POB = POINT OF BEGINNING.
5. CPB = CONDOMINIUM PLAT BOOK
6. PB = PLAT BOOK
7. PG = PAGE
8. DESC. = DESCRIPTION
9. PARCEL CONTAINS 7,730 SQUARE FEET (0.18 ACRES) MORE OR LESS.
10. DESCRIPTION ATTACHED.

THIS IS NOT A SURVEY

MICHAEL W. JOHNSON, C.F.S., THE FERN LB-642
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 450013
 DATE SIGNED: MAY 26 2005

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

REVISION: REVISED 5/25/05 CHANGED BOUNDARY AND ACREAGE

NOT VALID WITHOUT SHEET 2 OF 2

RELEASE PART OF

#6 WATER & SEWER UTILITY EASEMENT
 THE ASHLAND AT LAKERIDGE I, II, A CONDOMINIUM
 CONDOMINIUM PLAT BOOK 15, PAGE 32, LEE COUNTY RECORDS
 SECTION 26, TOWNSHIP 45 SOUTH, RANGE 24 EAST
 LEE COUNTY, FLORIDA

JOHNSON
ENGINEERING

215B JOHNSON STREET
 P.O. BOX 1550
 FORT MYERS, FLORIDA 33902-1550
 PHONE (239) 334-0646
 FAX (239) 334-3661
 E.B. #642 & L.B. #642

SKETCH TO ACCOMPANY
 DESCRIPTION

DATE	02/21/05	PROJECT NO.	19981512	FILE NO.	26-45-24	SCALE	1"=100'	SHEET	1 OF 2
------	----------	-------------	----------	----------	----------	-------	---------	-------	--------