



Interoffice Memorandum


APPROVED BY ORANGE
COUNTY BOARD OF COUNTY
COMMISSIONERS

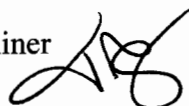
BCC Mtg. Date: Aug. 16, 2016

REAL ESTATE MANAGEMENT ITEM 3

DATE: July 21, 2016

TO: Mayor Teresa Jacobs
and the
Board of County Commissioners

THROUGH: Ann Caswell, Manager 
Real Estate Management Division

FROM: Theresa A. Avery, Senior Title Examiner 
Real Estate Management Division

CONTACT PERSON: Ann Caswell, Manager

DIVISION: Real Estate Management
Phone: (407) 836-7082

ACTION REQUESTED: APPROVAL AND EXECUTION OF DRAINAGE EASEMENTS AND TEMPORARY DRAINAGE AND UTILITY EASEMENT BETWEEN TAYLOR MORRISON OF FLORIDA, INC. AND ORANGE COUNTY AND AUTHORIZATION TO RECORD INSTRUMENTS

PROJECT: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)
District 1

PURPOSE: To provide for access, construction, operation and maintenance of drainage and utility facilities as a requirement of development.

ITEMS: Drainage Easements (2)
Cost: Donation
Total size: 4,180 square feet

Temporary Drainage and Utility Easement
Cost: Donation
Size: 28,164 square feet
Term: Until replaced by a permanent platted easement

Real Estate Management Division
Agenda Item 3
July 21, 2016
Page 2

APPROVALS: Real Estate Management Division
Public Works Department

REMARKS: Grantor to pay all recording fees.

A file labeled “BCC Agenda Backup” containing a copy of this agenda item and all supporting documentation is in the top drawer of the BCC file cabinet in the supply room adjacent to Commissioner Thompson’s office.

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
AUG 16 2016

THIS IS A DONATION

Project: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)

DRAINAGE EASEMENT

THIS INDENTURE, Made this 12th day of July, A.D. 2016, between Taylor Morrison of Florida, Inc., a Florida corporation, having its principal place of business in the city of Maitland county of Orange whose address is 2600 Lake Lucien Drive, Suite 350, GRANTOR, and Orange County, a charter county and political subdivision of the state of Florida, whose address is P.O. Box 1393, Orlando, Florida 32802-1393, GRANTEE.

WITNESSETH, That the GRANTOR, in consideration of the sum of \$1.00 and other valuable considerations, paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby give and grant to the GRANTEE and its assigns, an easement for drainage purposes, with full authority to enter upon, construct, and maintain, as the GRANTEE and its assigns may deem necessary, a drainage ditch, pipe, or facility over, under, and upon the following described lands situate in Orange County aforesaid to-wit:

SEE ATTACHED EXHIBIT "A"

Property Appraiser's Parcel Identification Number:

a portion of

20-23-27-5846-00-004

TO HAVE AND TO HOLD said easement unto said GRANTEE and its assigns forever.

THE GRANTEE herein and its assigns shall have the right to clear and keep clear all trees, undergrowth, and other obstructions that may interfere with normal operation or maintenance of the drainage ditch, pipe, or facility, out of and away from the herein granted easement, and the GRANTOR, its heirs, successors, and assigns agree not to build, construct, or create, nor permit others to build, construct, or create any buildings or other structures on the herein granted easement that may interfere with the normal operation or maintenance of the drainage ditch, pipe, or facility.

Project: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)

IN WITNESS WHEREOF, the said GRANOR has caused these presents to be executed in its name by Chris Tyree, its Vice President of Land Development

Signed, sealed, and delivered in the presence of:

Shelley Kaercher
Witness

Shelley Kaercher
Printed Name

Cami Jackson
Witness

CONNIE JACKSON
Printed Name

Taylor Morrison of Florida, Inc.,
a Florida corporation

BY: Chris Tyree

Chris Tyree
Printed Name

V.P. Land
Title

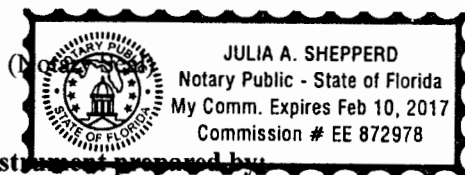
(Corporate Seal)

(Signature of TWO Witnesses required by Florida Law)

STATE OF Florida
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 12th day of July, 2016, by Chris Tyree, the Vice President of Taylor Morrison of Florida, Inc., a Florida corporation, on behalf of the corporation. He/she [] is personally known to me, or [] has produced _____ as identification.

Witness my hand and official seal this 12th day of July, 2016



Julia A. Shepperd
Notary Signature
Julia A. Shepperd
Printed Notary Name

This instrument prepared by
Theresa Avery, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida

Notary Public in and for
the county and state aforesaid

My commission expires: Feb. 10, 2017

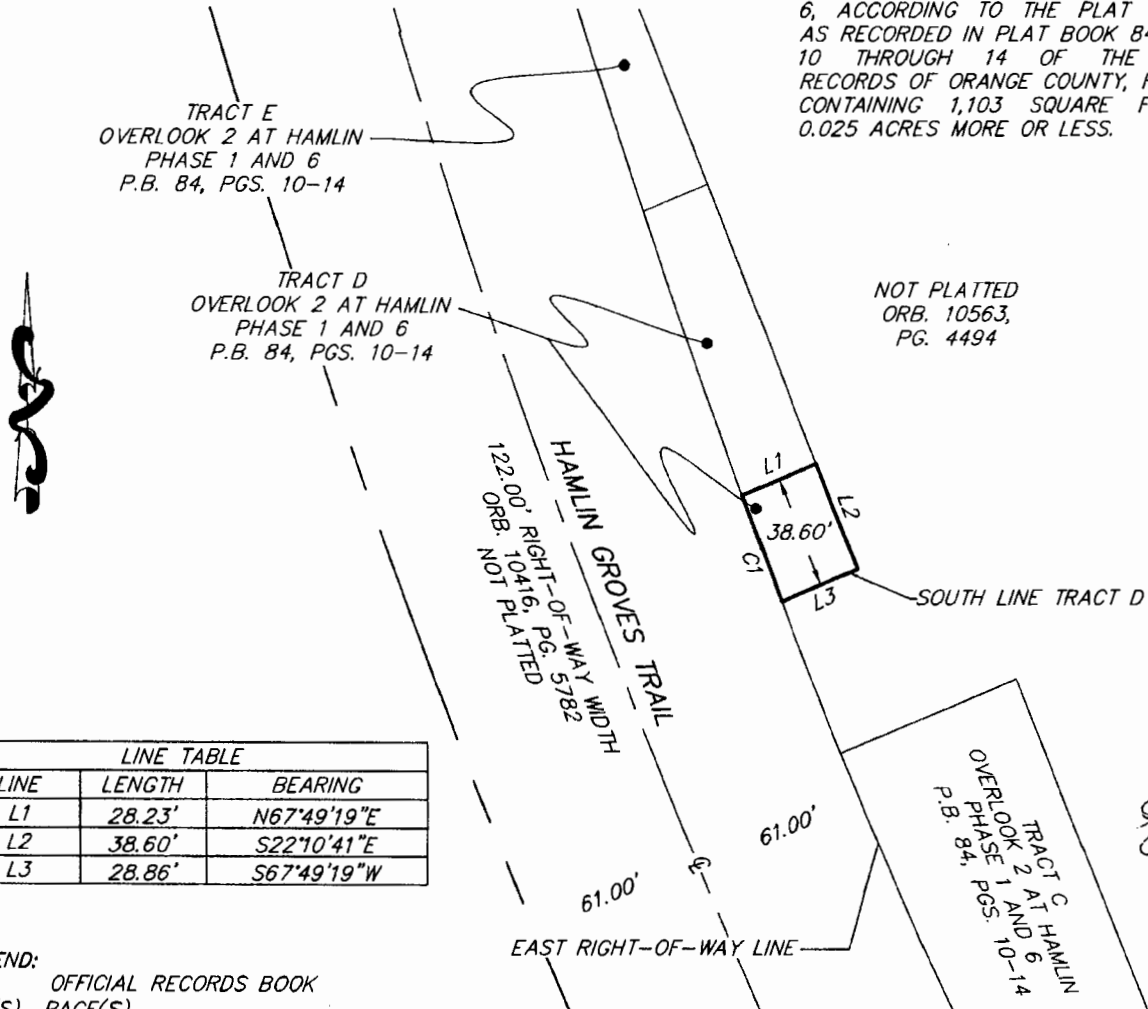
EXHIBIT "A"

SKETCH OF DESCRIPTION THIS IS NOT A SURVEY

ORANGE COUNTY PERMIT No.: 13-05-131
PROJECT NAME: OVERLOOK 2 AT HAMLIN PHASE 2 AND 5
PURPOSE: DRAINAGE EASEMENT
ESTATE: PERMANENT

LEGAL DESCRIPTION:

THE SOUTH 38.60 FEET OF TRACT D, OVERLOOK 2 AT HAMLIN PHASE 1 AND 6, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 84, PAGES 10 THROUGH 14 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, CONTAINING 1,103 SQUARE FEET OR 0.025 ACRES MORE OR LESS.



LINE TABLE

| LINE | LENGTH | BEARING |
|------|--------|-------------|
| L1 | 28.23' | N67°49'19"E |
| L2 | 38.60' | S22°10'41"E |
| L3 | 28.86' | S67°49'19"W |

LEGEND:

ORB. OFFICIAL RECORDS BOOK
PG.(S) PAGE(S)
P.B. PLAT BOOK
Ⓢ CENTERLINE

CURVE TABLE

| CURVE | RADIUS | DELTA | ARC LENGTH | CHORD | CHORD BEARING |
|-------|----------|----------|------------|--------|---------------|
| C1 | 3060.15' | 0°43'22" | 38.60' | 38.60' | N21°15'18"W |

SURVEYOR'S NOTES:

- THIS SKETCH IS NOT VALID UNLESS SIGNED AND SEALED WITH AN EMBOSSED SURVEYOR'S SEAL.
- BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE SOUTH LINE OF TRACT D, OVERLOOK 2 AT HAMLIN PHASE 1 AND 6, P.B. 84, PGS. 10-14, BEING SOUTH 67°49'19" WEST.
- THE LEGAL DESCRIPTION WAS PREPARED WITHOUT BENEFIT OF TITLE.
- THE RECORDING INFORMATION SHOWN HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISERS PUBLIC ACCESS SYSTEM.
- THE DELINEATION OF THE LANDS DESCRIBED HEREON IS AS PER THE CLIENT'S INSTRUCTIONS.

JOB NO. 20130011

DATE: 02/19/2016

SCALE: 1" = 60 FEET

FIELD BY: N/A

CALCULATED BY: MR

DRAWN BY: MR

CHECKED BY: SEJ

FOR THE LICENSED BUSINESS #6723 BY:

JAMES RICKMAN, P.S.M. #5633



16 East Plant Street
Winter Garden, Florida 34787 • (407) 654-5355

Drawing name: L:\Data\20130011\Sketches\Offsite Easement 7.dwg SKETCH

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
AUG 16 2016

THIS IS A DONATION

Project: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)

DRAINAGE EASEMENT

THIS INDENTURE, Made this 12th day of July, A.D. 2016 between Taylor Morrison of Florida, Inc., a Florida corporation, having its principal place of business in the city of Maitland county of Orange whose address is 2600 Lake Lucien Drive Suite 350, GRANTOR, and Orange County, a charter county and political subdivision of the state of Florida, whose address is P.O. Box 1393, Orlando, Florida 32802-1393, GRANTEE.

WITNESSETH, That the GRANTOR, in consideration of the sum of \$1.00 and other valuable considerations, paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby give and grant to the GRANTEE and its assigns, an easement for drainage purposes, with full authority to enter upon, construct, and maintain, as the GRANTEE and its assigns may deem necessary, a drainage ditch, pipe, or facility over, under, and upon the following described lands situate in Orange County aforesaid to-wit:

SEE ATTACHED EXHIBIT "A"

Property Appraiser's Parcel Identification Numbers:

a portion of

20-23-27-5846-10-000 and 20-23-27-5846-11-000

TO HAVE AND TO HOLD said easement unto said GRANTEE and its assigns forever.

THE GRANTEE herein and its assigns shall have the right to clear and keep clear all trees, undergrowth, and other obstructions that may interfere with normal operation or maintenance of the drainage ditch, pipe, or facility, out of and away from the herein granted easement, and the GRANTOR, its heirs, successors, and assigns agree not to build, construct, or create, nor permit others to build, construct, or create any buildings or other structures on the herein granted easement that may interfere with the normal operation or maintenance of the drainage ditch, pipe, or facility.

Project: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed in its name by Chris Tyree, its Vice President of Land Development

Taylor Morrison of Florida, Inc.,
a Florida corporation

Signed, sealed, and delivered
in the presence of:

Shelley Kaercher

Witness

Shelley Kaercher
Printed Name

BY: Chris Tyree

Chris Tyree
Printed Name

Corinne Jackson

Witness

Corinne Jackson
Printed Name

V.P. Carl
Title

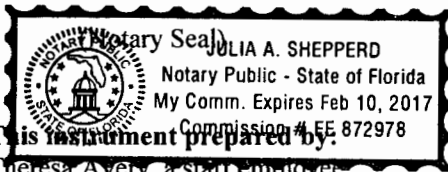
(Corporate Seal)

(Signature of TWO Witnesses required by Florida Law)

STATE OF Florida
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 12th day of July, 2016, by Chris Tyree, the Vice President of Land Development of Taylor Morrison of Florida, Inc., a Florida corporation, on behalf of the corporation. He/she is personally known to me, or has produced _____ as identification.

Witness my hand and official seal this 12th day of July, 2016.



Theresa Avery, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida

Julia A. Shepperd
Notary Signature
Julia A. Shepperd
Printed Notary Name

Notary Public in and for
the county and state aforesaid

My commission expires: February 10, 2017

EXHIBIT 'A'

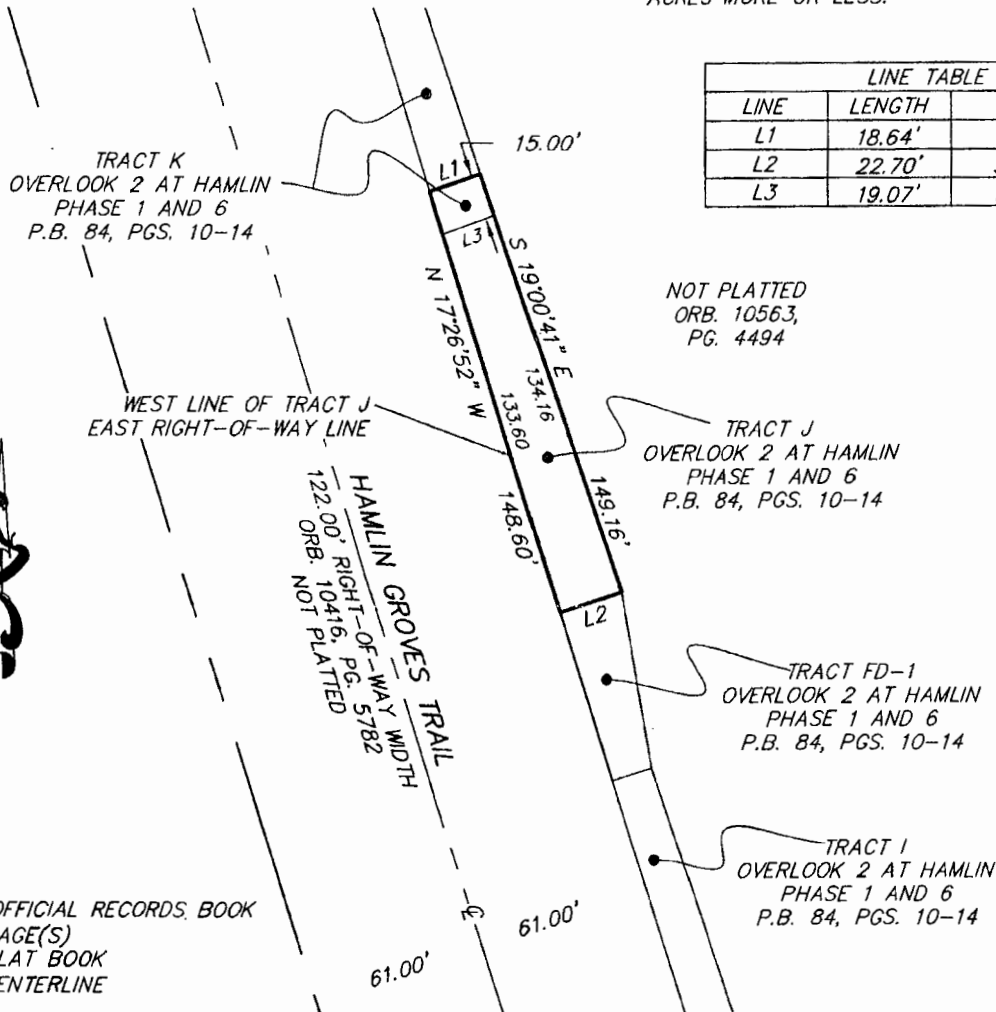
SKETCH OF DESCRIPTION THIS IS NOT A SURVEY

ORANGE COUNTY PERMIT No.: 13-05-131
PROJECT NAME: OVERLOOK 2 AT HAMLIN PHASE 2 AND 5
PURPOSE: DRAINAGE EASEMENT
ESTATE: PERMANENT

LEGAL DESCRIPTION:

TRACT J TOGETHER WITH THE SOUTH 15.00 FEET OF TRACT K, OVERLOOK 2 AT HAMLIN PHASE 1 AND 6, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 84, PAGES 10 THROUGH 14 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. CONTAINING 3,077 SQUARE FEET OR 0.071 ACRES MORE OR LESS.

| LINE TABLE | | |
|------------|--------|-------------|
| LINE | LENGTH | BEARING |
| L1 | 18.64' | N71°00'02"E |
| L2 | 22.70' | S72°33'08"W |
| L3 | 19.07' | S71°00'02"W |



NOT PLATTED
ORB. 10563,
PG. 4494



LEGEND:
ORB. OFFICIAL RECORDS BOOK
PG.(S) PAGE(S)
P.B. PLAT BOOK
☉ CENTERLINE

SURVEYOR'S NOTES:

- THIS SKETCH IS NOT VALID UNLESS SIGNED AND SEALED WITH AN EMBOSSED SURVEYOR'S SEAL.
- BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE WEST LINE OF TRACT J, OVERLOOK 2 AT HAMLIN PHASE 1 AND 6, P.B. 84, PGS. 10-14, BEING NORTH 17°26'52" WEST.
- THE LEGAL DESCRIPTION WAS PREPARED WITHOUT BENEFIT OF TITLE.
- THE RECORDING INFORMATION SHOWN HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISERS PUBLIC ACCESS SYSTEM.
- THE DELINEATION OF THE LANDS DESCRIBED HEREON IS AS PER THE CLIENT'S INSTRUCTIONS.

JOB NO. 20130011
DATE: 02/19/2016
SCALE: 1" = 60 FEET
FIELD BY: N/A

CALCULATED BY: MR
DRAWN BY: MR
CHECKED BY: SEJ

FOR THE LICENSED BUSINESS #5723 BY:
STATE OF
LOUISIANA
JAMES RICKMAN, P.S.M. #5633



16 East Plant Street
Winter Garden, Florida 34787 • (407) 654-5355

Drawing name: L:\Data\20130011\Sketches\Offsite Easement 6.dwg SKETCH

APPROVED

BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS

AUG 16 2016

THIS IS A DONATION

Project: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)

TEMPORARY DRAINAGE AND UTILITY EASEMENT

THIS INDENTURE, made the 12th day of July, 2016, between Taylor Morrison of Florida, Inc., a Florida corporation, having its principal place of business in the city of Maitland, county of Orange, whose address is 260 Lake Lucien Drive, Suite 300, GRANTOR, and Orange County, a charter county and political subdivision of the state of Florida, whose address is P. O. Box 1393, Orlando, Florida 32802-1393, GRANTEE.

WITNESSETH, That the GRANTOR, in consideration of the sum of \$1.00 and other valuable considerations, paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby give and grant to the GRANTEE and its assigns an easement for drainage and utility purposes, over, under, and upon the following described lands situate in Orange County aforesaid, to-wit:

SEE ATTACHED EXHIBIT "A"

Property Appraiser's Parcel Identification Number:

a portion of

21-23-27-0000-00-037

TO HAVE AND TO HOLD said easement unto said GRANTEE and its assigns forever; provided, however, the easement hereby granted shall automatically terminate, without the necessity of the GRANTOR undertaking vacation proceedings or obtaining any release from the GRANTEE, at such time as GRANTOR or its successors or assigns shall cause the property over which the easement passes to be included in a subdivision plat recorded among the public records of Orange County, Florida.

THE GRANTEE herein and its assigns shall have the right to clear and keep clear all trees, undergrowth, and other obstructions that may interfere with normal operation or maintenance of the easement and the GRANTOR, its heirs, successors, and assigns agree not to build, construct, or create, nor permit others to build, construct, or create any buildings or other structures on the herein granted easement that may interfere with the normal operation or maintenance of the granted easement.

Project: Overlook 2 at Hamlin Phase 2 and 5 (PR-15-11-073)

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be signed in its name.

Signed, sealed, and delivered
in the presence of:

Taylor Morrison of Florida, Inc.,
a Florida corporation

Shelley Kaercher
Witness

BY: Chris Tyre

Shelley Kaercher
Printed Name

Chris Tyre
Printed Name

Connie Jackson
Witness

V.P. Land
Title

Connie Jackson
Printed Name

(Corporate Seal)

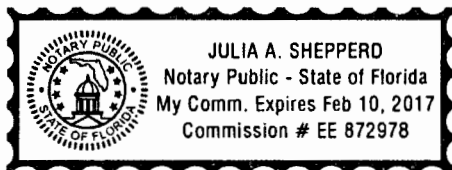
(Signature of TWO Witnesses required by Florida Law)

STATE OF Florida
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 12th day of July, 2016 by Chris Tyre, the V.P. Land Developer of Taylor Morrison of Florida, Inc., a Florida corporation, on behalf of the corporation. He/She is personally known to me, or [] has produced _____ as identification.

(Notary Seal)

Julia A Shepperd
Notary Signature



Julia A Shepperd
Printed Notary Name

Notary Public in and for
the County and State aforesaid

This instrument prepared by:
Theresa Avery, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida

My Commission Expires: Feb 10, 2017

EXHIBIT "A"

LEGAL DESCRIPTION THIS IS NOT A SURVEY

ORANGE COUNTY PERMIT No.: 13-05-131
PROJECT NAME: OVERLOOK 2 AT HAMLIN PHASE 2 AND 5
PURPOSE: DRAINAGE AND UTILITY EASEMENT
ESTATE: TEMPORARY

A TRACT OF LAND BEING A PORTION OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 10563, PAGE 4494 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, LYING IN SECTIONS 20 AND 21, TOWNSHIP 23 SOUTH, RANGE 27 EAST, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTH QUARTER CORNER OF SAID SECTION 21 FOR A POINT OF REFERENCE; THENCE RUN SOUTH 89°43'14" WEST, ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 21, FOR A DISTANCE OF 2313.04 FEET; THENCE RUN NORTH 00°16'46" WEST, DEPARTING SAID SOUTH LINE, FOR A DISTANCE OF 487.55 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY; THENCE RUN SOUTHWESTERLY ALONG SAID NON-TANGENT CURVE HAVING A RADIUS OF 7625.00 FEET, A CENTRAL ANGLE OF 02°53'19", AN ARC LENGTH OF 384.44 FEET, A CHORD LENGTH OF 384.39 FEET AND A CHORD BEARING OF SOUTH 69°15'59" WEST TO A POINT OF TANGENCY; THENCE RUN SOUTH 67°49'19" WEST, FOR A DISTANCE OF 23.72 FEET; THENCE RUN NORTH 22°10'41" WEST, FOR A DISTANCE OF 50.00 FEET; THENCE RUN NORTH 67°49'19" EAST, FOR A DISTANCE OF 23.72 FEET TO A POINT OF CURVATURE OF A TANGENT CURVE CONCAVE SOUTHEASTERLY; THENCE RUN NORTHEASTERLY ALONG SAID TANGENT CURVE, HAVING A RADIUS OF 7675.00 FEET, A CENTRAL ANGLE OF 01°20'41", AN ARC LENGTH OF 180.13 FEET, A CHORD LENGTH OF 180.12 FEET AND A CHORD BEARING OF NORTH 68°29'46" EAST TO A POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHWESTERLY; THENCE RUN NORTHEASTERLY ALONG SAID CURVE, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 88°23'38", AN ARC LENGTH OF 38.57 FEET, A CHORD LENGTH OF 34.86 FEET AND A CHORD BEARING OF NORTH 24°58'11" EAST TO A POINT OF TANGENCY; THENCE RUN NORTH 19°13'38" WEST, FOR A DISTANCE OF 124.88 FEET; THENCE RUN NORTH 70°46'22" EAST, FOR A DISTANCE OF 50.00 FEET; THENCE RUN SOUTH 19°13'38" EAST, FOR A DISTANCE OF 122.72 FEET TO A POINT OF CURVATURE OF A TANGENT CURVE CONCAVE NORTHEASTERLY; THENCE RUN SOUTHEASTERLY ALONG SAID TANGENT CURVE, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°51'43", AN ARC LENGTH OF 39.65 FEET, A CHORD LENGTH OF 35.62 FEET AND A CHORD BEARING OF SOUTH 64°39'29" EAST TO A POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY; THENCE RUN NORTHEASTERLY ALONG SAID CURVE, HAVING A RADIUS OF 7675.00 FEET, A CENTRAL ANGLE OF 00°47'59", AN ARC LENGTH OF 107.13 FEET, A CHORD LENGTH OF 107.13 FEET AND A CHORD BEARING OF NORTH 70°18'39" EAST; THENCE RUN SOUTH 19°17'21" EAST, RADIAL WITH SAID CURVE, FOR A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND LIES IN ORANGE COUNTY, FLORIDA AND CONTAINS 28,164 SQUARE FEET OR 0.647 ACRES MORE OR LESS.

OK
[Signature]

SHEET 1 OF 3
SEE SHEET 2 OF 3
FOR SKETCH DESCRIPTION
SEE SHEET 3 OF 3
FOR CURVE AND LINE TABLES

Drawing name: L:\Data\20130011\Sketches\Offsite Easement 4.dwg DESCRIPTION



16 East Plant Street
Winter Garden, Florida 34787 • (407) 654-5355

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT VALID UNLESS SIGNED AND SEALED WITH AN EMBOSSED SURVEYOR'S SEAL.
2. BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 23 SOUTH, RANGE 27 EAST, BEING SOUTH 89°43'14" WEST.
3. THE LEGAL DESCRIPTION WAS PREPARED WITHOUT BENEFIT OF TITLE.
4. THE RECORDING INFORMATION SHOWN HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISERS PUBLIC ACCESS SYSTEM.
5. THE DELINEATION OF THE LANDS DESCRIBED HEREON IS AS PER THE CLIENT'S INSTRUCTIONS.

JOB NO. 20130011
 DATE: 6-24-2015
 SCALE: 1" = 60 FEET
 FIELD BY: N/A

CALCULATED BY: SEJ
 DRAWN BY: MR
 CHECKED BY: SEJ

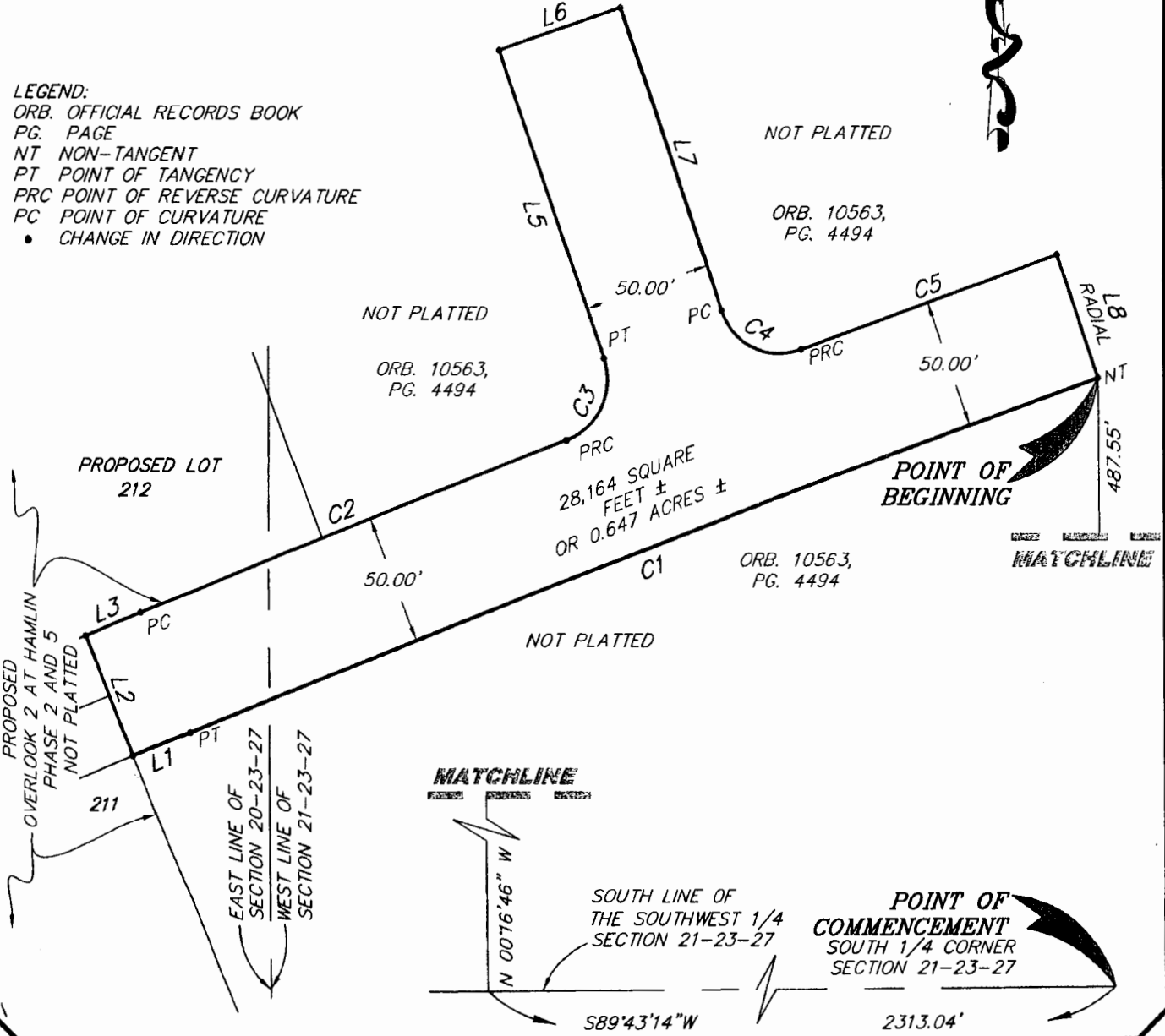
FOR THE LICENSED BUSINESS #6723 BY:
 [Signature]
 JAMES RICKMAN, P.S.M. #5633

SKETCH OF DESCRIPTION

THIS IS NOT A SURVEY

ORANGE COUNTY PERMIT No.: 13-05-131
 PROJECT NAME: OVERLOOK 2 AT HAMLIN PHASE 2 AND 5
 PURPOSE: DRAINAGE AND UTILITY EASEMENT
 ESTATE: TEMPORARY

- LEGEND:**
 ORB. OFFICIAL RECORDS BOOK
 PG. PAGE
 NT NON-TANGENT
 PT POINT OF TANGENCY
 PRC POINT OF REVERSE CURVATURE
 PC POINT OF CURVATURE
 • CHANGE IN DIRECTION



MATCHLINE

POINT OF COMMENCEMENT
 SOUTH 1/4 CORNER
 SECTION 21-23-27

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT VALID UNLESS SIGNED AND SEALED WITH AN EMBOSSED SURVEYOR'S SEAL.
2. BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 23 SOUTH, RANGE 27 EAST, BEING SOUTH 89°43'14" WEST.
3. THE LEGAL DESCRIPTION WAS PREPARED WITHOUT BENEFIT OF TITLE.
4. THE RECORDING INFORMATION SHOWN HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISERS PUBLIC ACCESS SYSTEM.
5. THE DELINEATION OF THE LANDS DESCRIBED HEREON IS AS PER THE CLIENT'S INSTRUCTIONS.

| | |
|---------------------|--------------------|
| JOB NO. 20130011 | CALCULATED BY: SEJ |
| DATE: 6-24-2015 | DRAWN BY: MR |
| SCALE: 1" = 60 FEET | CHECKED BY: SEJ |
| FIELD BY: N/A | |

SHEET 2 OF 3
 SEE SHEET 1 OF 3
 FOR LEGAL DESCRIPTION
 SEE SHEET 3 OF 3
 CURVE AND LINE TABLES



16 East Plant Street
 Winter Garden, Florida 34787 * (407) 654-5355

Drawing name: L:\Data\20130011\Sketches\Offsite Easement 4.dwg SKETCH

SKETCH OF DESCRIPTION

THIS IS NOT A SURVEY

ORANGE COUNTY PERMIT No.: 13-05-131
 PROJECT NAME: OVERLOOK 2 AT HAMLIN PHASE 2 AND 5
 PURPOSE: DRAINAGE AND UTILITY EASEMENT
 ESTATE: TEMPORARY

| LINE TABLE | | |
|------------|---------|-------------|
| LINE | LENGTH | BEARING |
| L1 | 23.72' | S67°49'19"W |
| L2 | 50.00' | N22°10'41"W |
| L3 | 23.72' | N67°49'19"E |
| L5 | 124.88' | N19°13'38"W |
| L6 | 50.00' | N70°46'22"E |
| L7 | 122.72' | S19°13'38"E |
| L8 | 50.00' | S19°17'21"E |

| CURVE TABLE | | | | | |
|-------------|----------|-----------|------------|---------|---------------|
| CURVE | RADIUS | DELTA | ARC LENGTH | CHORD | CHORD BEARING |
| C1 | 7625.00' | 02°53'19" | 384.44' | 384.39' | S69°15'59"W |
| C2 | 7675.00' | 01°20'41" | 180.13' | 180.12' | N68°29'40"E |
| C3 | 25.00' | 88°23'38" | 38.57' | 34.86' | N24°58'11"E |
| C4 | 25.00' | 90°51'43" | 39.65' | 35.62' | S64°39'29"E |
| C5 | 7675.00' | 00°47'59" | 107.13' | 107.13' | N70°18'39"E |

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT VALID UNLESS SIGNED AND SEALED WITH AN EMBOSSED SURVEYOR'S SEAL.
2. BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 23 SOUTH, RANGE 27 EAST, BEING SOUTH 89°43'14" WEST.
3. THE LEGAL DESCRIPTION WAS PREPARED WITHOUT BENEFIT OF TITLE.
4. THE RECORDING INFORMATION SHOWN HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISERS PUBLIC ACCESS SYSTEM.
5. THE DELINEATION OF THE LANDS DESCRIBED HEREON IS AS PER THE CLIENT'S INSTRUCTIONS.

JOB NO. 20130011
 DATE: 6-24-2015
 SCALE: 1" = 60 FEET
 FIELD BY: N/A

CALCULATED BY: SEJ
 DRAWN BY: MR
 CHECKED BY: SEJ

SHEET 3 OF 3
 SEE SHEET 1 OF 3
 FOR LEGAL DESCRIPTION
 SEE SHEET 2 OF 3
 SKETCH OF DESCRIPTION



16 East Plant Street
 Winter Garden, Florida 34787 * (407) 654-5355

Drawing name: L:\Data\20130011\Sketches\Offsite Easement 4.dwg TABLES