

Instrument Prepared By & Returned To:
LIN KURANT
Real Estate Services Manager, Sarasota County

This instrument prepared by
and return to:
City of Venice
401 W. Venice Avenue
Venice, FL 34285

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2016100598 3 PG(S)
August 12, 2016 02:06:56 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

Doc Stamp-Deed \$0.70



GRANT OF EASEMENT

THIS INDENTURE, made this 12th day of JULY, 2016, by and between Mark Richmond and Stephany Richmond, as Co-Trustees of the Mark Richmond Revocable Trust dated July 5, 1995 of the County of Sarasota, State of Florida, party of the first part, and CITY OF VENICE, a municipal corporation in the County of Sarasota, State of Florida, party of the second part;

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations to him in hand paid by said party of the second part, the receipt of which is hereby acknowledged, has granted, bargained, and sold, and by these presents does hereby grant, bargain, and sell unto the party of the second part, its successors and assigns forever, an easement ten (10) feet on each side of Grantee's facilities within the Grantor's property as described on Exhibit "I" for the installation, maintenance and servicing of utility line or lines, manholes, fire hydrants, valves and associated utility appurtenances over, across, under and along the property described on Exhibit "I".

IN WITNESS WHEREOF, the party of the first part has hereunto set its hand and seal, the day and year first above written.

SIGNED, SEALED, AND DELIVERED
IN THE PRESENCE OF:

[Signature] (witness)

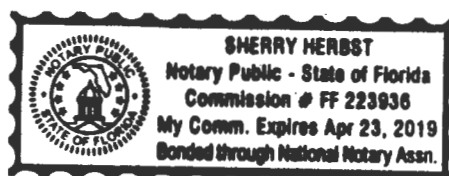
[Signature] (witness)

[Signature]
Mark Richmond, Co-Trustee of the Mark Richmond Revocable Trust dated July 5, 1995
[Signature]
Stephany Richmond, Co-Trustee of the Mark Richmond Revocable Trust dated July 5, 1995

STATE OF FLORIDA)
COUNTY OF SARASOTA)

Subscribed before me this 12th day of JULY, 2106, by by Mark Richmond and Stephany Richmond, as Co-Trustees of the Mark Richmond Revocable Trust dated July 5, 1995, who are personally known to me or who have produced _____ as identification.

Notary stamp:
Commission No.



[Signature]
Notary Public

SKETCH OF DESCRIPTION

NON-EXCLUSIVE UTILITY EASEMENT

SHEET 1 OF 2

SECTION 17, TOWNSHIP 39, RANGE 19 EAST,
SARASOTA COUNTY, FLORIDA

DESCRIPTION:

A portion of VENICE BY-WAY, a 30 ft. wide right of way as shown on the Plat of VENICE EDGEWOOD SECTION, recorded in Plat Book 2, at Page 166, Public Records of Sarasota County, Florida, described as follows:

BEGIN at a point which lies on the West line of Section 17, Township 39 South, Range 19 East, Sarasota County, Florida, being S.00°31'52"W., and 862.96 feet from the Northwest corner of said Section 17; thence N.00°31'52" along the East right of way line of Venice By-Way (30 ft. wide Right of way, per Plat of VENICE EDGEWOOD SECTION, recorded in Plat Book 2, at Page 166 of the Public Records of Sarasota County, Florida), a distance of 77.22 feet; thence leaving said East right of way line of Venice By-Way, N.46°31'31"W, a distance of 42.08 feet to a point on the West right of way line of said Venice By-Way, same being the boundary of lands described in Official Records Book 2224, Page 1739 of the Public Records of Sarasota County, Florida; thence along said boundary of lands described in Official Records Book 2224, Page 1739, the following two (2) courses: (1) thence S 00°25'39" W, a distance of 105.50 feet; (2) thence S.88°43'51" E, a distance of 30.61 feet to the POINT OF BEGINNING.

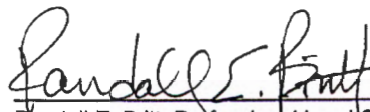
All being in Section 18, Township 39 South, Range 19 East, Sarasota County, Florida.

NOTES:

1. This sketch does not represent a Boundary Survey. See Boundary Survey prepared by Britt Surveying, Inc. Job No. 15-06-20F, dated November 25, 2015.
2. Bearings shown hereon refer to an assumed meridian, the West line of Section 17-39-19 being S.00°31'52"W.
3. Description shown hereon has been prepared for this sketch.
4. This sketch has been prepared without the benefit of a Commitment for Title Insurance or a Title Policy.

JUNE 24, 2016
DATE OF SKETCH

THIS SKETCH IS NOT A BOUNDARY SURVEY


Randall E. Britt, Professional Land Surveyor
Florida Certification Number 3979

Note: Not Valid Unless Imprinted With Embossed Land Surveyor's Seal

PREPARED FOR:
FURNITURE WAREHOUSE

**BRITT SURVEYING, INC.**

LAND SURVEYORS AND MAPPERS
CERTIFICATE OF AUTHORIZATION NO. L.B. 6638

806 Cypress Avenue Venice Florida 34285
Telephone: (941) 493-1398 Fax: (941) 484-5766

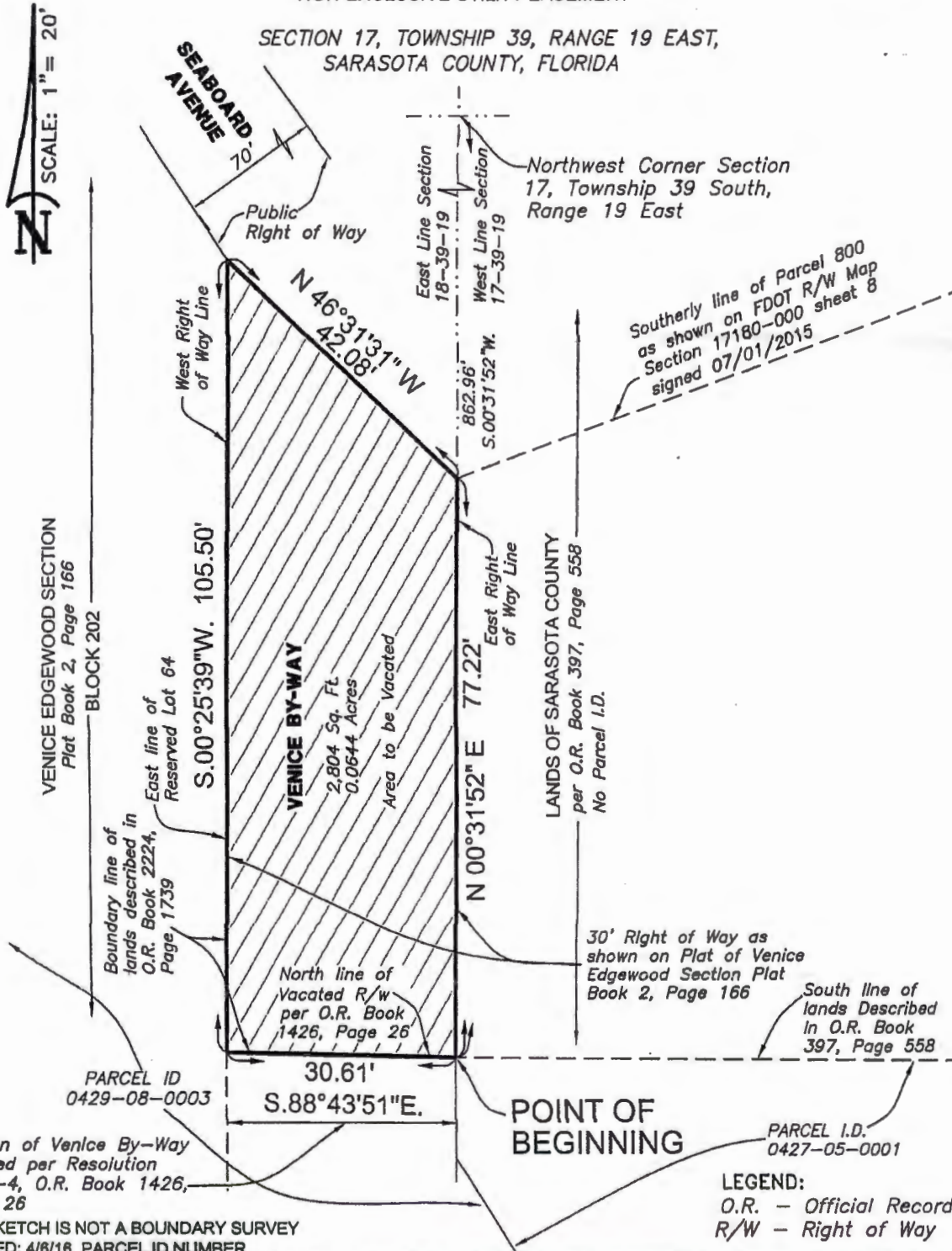
Email: bsl@brittsurveying.com

JOB NUMBER: 15-06-20G

SKETCH OF DESCRIPTION NON-EXCLUSIVE UTILITY EASEMENT

SHEET 2 OF 2

SECTION 17, TOWNSHIP 39, RANGE 19 EAST,
SARASOTA COUNTY, FLORIDA



PREPARED FOR:
FURNITURE WAREHOUSE



BRITT SURVEYING, INC.

LAND SURVEYORS AND MAPPERS
CERTIFICATE OF AUTHORIZATION NO. L.B. 6038

806 Cypress Avenue Venice Florida 34285

Telephone: (941) 493-1396 Fax: (941) 484-5766

Email: bsi@brittsurveying.com

DATE: DECEMBER 22, 2015

JOB NUMBER: 15-06-20G

THIS SKETCH IS NOT A BOUNDARY SURVEY
REVISED: 4/8/16 PARCEL ID NUMBER