

RESOLUTION 25-

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY, FLORIDA, AUTHORIZING THE RELEASE THE INGRESS- EGRESS EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 4325, PAGE 171 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA AND ACCEPTING A REPLACEMENT ACCESS EASEMENT FROM GRU; AUTHORIZING THE EXECUTION OF DOCUMENTS TO EFFECTUATE THE RELEASE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Gainesville, d/b/a Gainesville Regional Utilities granted an ingress-egress easement to Alachua County across a portion of tax parcel number 06837-000-000 as recorded in Official Records Book 4325, Page 171 of the Public Records of Alachua County, Florida (a copy of which is attached hereto as **Exhibit A**); and

WHEREAS, Gainesville Regional Utilities requested that Alachua County release the ingress-easement as recorded in Official Records Book 4325, Page 171 of the Public Records of Alachua County, Florida; and

WHEREAS, in exchange, Gainesville Regional Utilities has offered to grant Alachua County a separate, replacement ingress-egress easement to Alachua County across a portion of tax parcel numbers 06837-000-000, 06837-003-000, 06846-000-000, and 06847-000-000 (the "Replacement Easement") (a copy of which is attached hereto as **Exhibit B**); and

WHEREAS, Alachua County staff has determined that the Replacement Easement will provide Alachua County with sufficient access; and

WHEREAS, Alachua County staff has determined that the ingress-egress easement as recorded in Official Records Book 4325, Page 171 of the Public Records of Alachua County, Florida will no longer be needed for County purposes upon the granting

and recording of the Replacement Easement.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY, FLORIDA;

1. The foregoing recitals are true and correct and are incorporated herein by reference.

2. The Board hereby accepts the Replacement Easement attached hereto as **Exhibit B**.

3. The Board hereby approves the release of the ingress-easement attached hereto as **Exhibit C** upon the recording of the Replacement Easement in the Public Records of Alachua County, Florida.

4. The Chairman and the Clerk of the Board are authorized to execute the release of the ingress-easement attached hereto as **Exhibit C** for the purpose of indicating the County's approval of same, and any other documents approved by the County Attorney needed to complete this release.

5. This resolution shall take effect immediately upon its adoption.

DULY ADOPTED in regular session, this _____ day of _____, A.D., 2025.

**BOARD OF COUNTY COMMISSIONERS
OF ALACHUA COUNTY, FLORIDA**

By: _____
Charles Chestnut, IV, Chair

ATTEST:

J. K. "Jess" Irby, Esq., Clerk

APPROVED AS TO FORM

Alachua County Attorney's Office

This Instrument Prepared By:
Kristie A. Williams, Land Rights Coordinator
Real Estate Division
Gainesville Regional Utilities
P.O. Box 147117, Sta. A130
Gainesville, FL 32614-7117

Doc Stamp-Deed: \$0.70



Tax Parcel No. 06837-000-000
Section 16, Township 10 South, Range 19 East

Page 1 of 3

EASEMENT FOR INGRESS/EGRESS

THIS EASEMENT, made this 19 day of November, 2013, by the CITY OF GAINESVILLE, Florida, d/b/a Gainesville Regional Utilities, a municipal corporation, whose post office address is P.O. Box 147117, Mail Station A130, Gainesville, Florida 32614-7117, GRANTOR, to ALACHUA COUNTY, a political subdivision of the State of Florida, whose post office address is 5620 NW 120 Lane, Gainesville, FL 32653, GRANTEE,

WITNESSETH:

That the said GRANTOR, for and in consideration of the sum of one (\$1.00) Dollar to it in hand paid by GRANTEE, receipt of which is hereby acknowledged, has given and granted, and by these presents does give and grant unto the GRANTEE, its successors and assigns, a perpetual, non-exclusive easement for the purposes of constructing, repairing, and maintain ingress and egress to property owned by Grantee, over, under, upon and through the following described property in Alachua County, Florida, to wit:

See Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the same unto the said GRANTEE, its successors and assigns, forever.

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name, affixed its seal the day and year first above written.

Signed, sealed and delivered
in the presence of:

CITY OF GAINESVILLE, FLORIDA, d/b/a
GAINESVILLE REGIONAL UTILITIES

Kristie A. Williams
Print Name: Kristie A Williams

Tiffany A. Davis
Print Name: TIFFANY A. DAVIS

By:

Kathy Viehe
Kathy Viehe
Interim General Manager for Utilities

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 19 day of November, 2013, by Kathy Viehe, Interim General Manager for Utilities, of the City of Gainesville, Florida, d/b/a Gainesville Regional Utilities (GRU), a municipal corporation, who is personally known to me and duly sworn, acknowledged that as such officer, and pursuant to authority from said corporation, she executed the foregoing instrument on behalf of said corporation, as its act and deed, and for the uses and purposes set forth and contained in said instrument.

Kristie A. Williams

Notary Public, State of Florida

My commission expires:



KRISTIE ANN WILLIAMS
MY COMMISSION # EE 087962
EXPIRES: August 23, 2015
Bonded thru Budget Notary Services

Approved as to Form and Legality:

By:

Shayla L. McNeill 11/19/13
Shayla L. McNeill
Utilities Attorney
City of Gainesville, Florida

EXHIBIT "A"

Eng, Denman & Associates, Inc.

October 22, 2013

Legal Description
Proposed Ingress/Egress Easement

A portion of Section 16, Township 10 South, Range 19 East, City of Gainesville, Alachua County, Florida; being more particularly described as follows:

Commence at the southwest corner of Section 16, Township 10 South, Range 19 East, Alachua County, Florida, and run thence North along the centerline of SW 75th Street, a distance of 135 feet; thence South 89°41' East, 50 feet to the east right-of-way line of said SW 75th Street; thence continue South 89°41' East, 2161.09 feet to the beginning of a curve concave northwesterly, having a radius of 140.55 feet; thence northeasterly, along the arc of said curve, an arc distance of 113.41 feet to the end of said curve; thence North 44°03' East, 831.67 feet; thence South 45°57'00" East, 12.00 feet to a point on the southerly line of a 24 foot wide Ingress/Egress easement as described in Official Records Book 935, page 282 of the Public Records of Alachua County, Florida and to the Point of Beginning; thence continue South 45°57'00" East, 28.00 feet to a point on the southerly line of an 80 foot wide Ingress/Egress easement as described in Official Records Book 935, page 282 of the Public Records of Alachua County, Florida, said point lying on the arc of a curve, concave southerly, having a radius of 147.64 feet; thence northeasterly along said southerly line and along the arc of said curve, through a central angle of 10°39'32", an arc distance of 27.47 feet, said arc being subtended by a chord having a bearing and distance of North 49°22'46" East, 27.43 feet; thence South 52°12'49" East, 410.48 feet to the beginning of a curve, concave northeasterly, having a radius of 200.00 feet; thence southeasterly along the arc of said curve, through a central angle of 37°39'00", an arc distance of 131.42 feet to the end of said curve, said arc being subtended by a chord having a bearing and distance of South 71°02'19" East, 129.07 feet; thence South 89°51'49" East, 449.65 feet to a point on the west line of that certain tract of land as described in Official Records Book 935, page 279 of said Public Records; thence South 06°59'44" East, along said west line, 80.62 feet to the northeast corner of that certain parcel of land as described in Official Records Book 1750, page 1897 of said Public Records; thence North 89°51'49" West, along the north line of said certain parcel of land and along the westerly extension of said north line, 459.66 feet to the beginning of a curve, concave northeasterly, having a radius of 280.00 feet; thence northwesterly along the arc of said curve, through a central angle of 37°39'00", an arc distance of 183.99 feet to the end of said curve, said arc being subtended by a chord having a bearing and distance of North 71°02'19" West, 180.70 feet; thence North 52°12'49" West, 449.99 feet to a point on said southerly line of said 24 foot wide Ingress/Egress easement; thence North 44°03'00" East, along said southerly line, 56.53 feet to the Point of Beginning.

Containing 1.93 acres (83,900 square feet), more or less.

W:\Legals\GRU Legals\Kanapaha 2 - 10-22-13 Legal.Docx

2404 NW 43rd Street
eda@atlantic.net

✻ Gainesville, FL 32606-6602 ✻

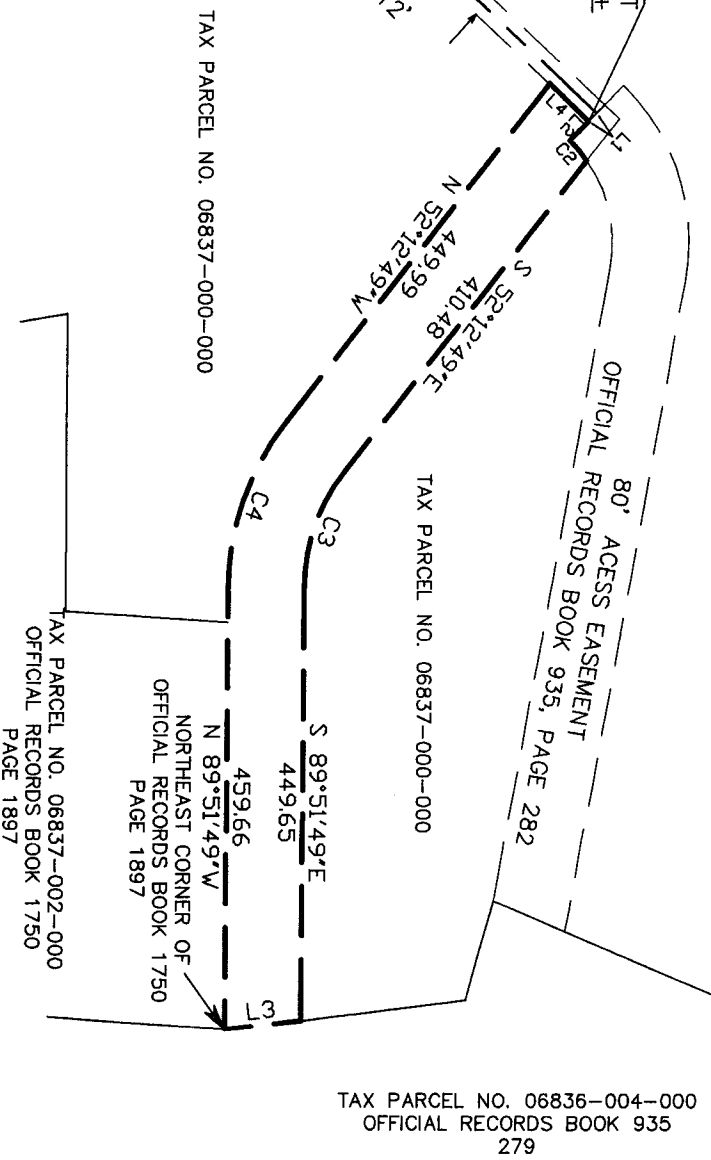
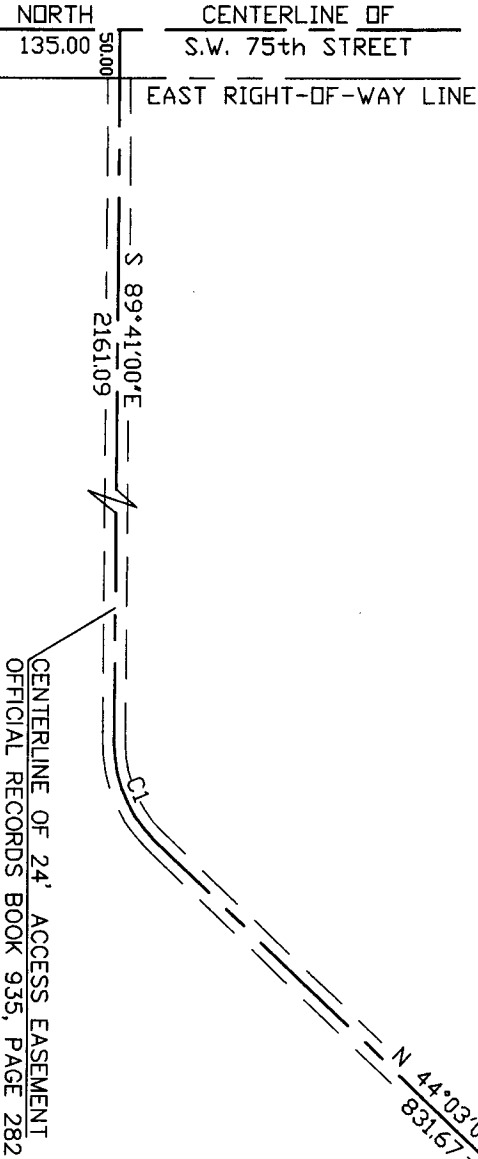
Tel. (352) 373-3541 ✻ Fax (352) 373-7249

www.engdenman.com



LINE	BEARING	DISTANCE
L1	S 45° 57' 00" E	12.00
L2	S 45° 57' 00" E	28.00
L3	S 06° 59' 44" E	80.62
L4	N 44° 03' 00" E	56.53
CURVE	DELTA	RADIUS
C1		140.55
C2	10° 39' 32"	147.64
C3	37° 39' 00"	200.00
C4	37° 39' 00"	280.00
ARC	CHORD	TANGENT
113.41	27.43	13.77
27.47	129.07	68.18
131.42	180.70	95.46
183.99		

POINT OF BEGINNING
PROPOSED INGRESS/EGRESS EASEMENT
1.93 ACRES (83,900 SQUARE FEET), ±

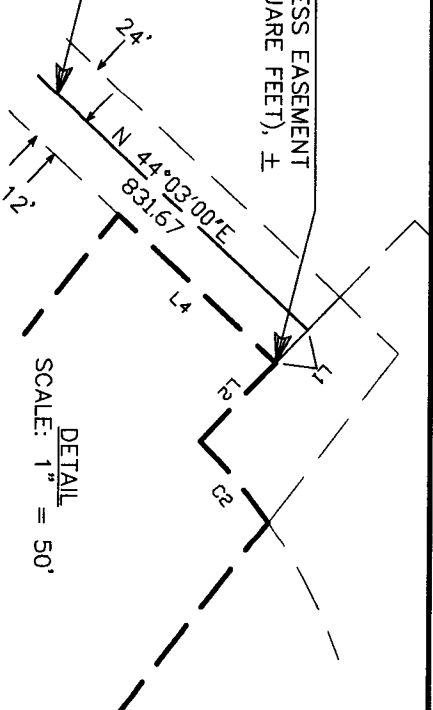


Page 3 of 3
EXHIBIT "A"
(continued)

POINT OF COMMENCEMENT
S.W. CORNER SECTION 16
TOWNSHIP 10 SOUTH, RANGE 19 EAST

CENTERLINE OF 24' ACCESS EASEMENT
OFFICIAL RECORDS BOOK 935, PAGE 282

POINT OF BEGINNING
PROPOSED INGRESS/EGRESS EASEMENT
1.93 ACRES (83,900 SQUARE FEET), ±



THIS IS NOT A BOUNDARY SURVEY

DRN.	CHKD.	SURVEY DATE	DATE	COMP. PRD.	IND.	FIELD BK.	PAGE NO.
B.G.	B.G.	10/28/13	12-167				

THIS SKETCH OF LEGAL DESCRIPTION MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPERS IN CHAPTER SJ - 17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 (2013), FLORIDA STATUTES.

ENG. DENMAN & ASSOC. INC. BY: ROBERT W. GRAVER
Corporate Authorization No. LB 2389
P.S.M. 4239

LEGAL DESCRIPTION SKETCH OF

A PORTION OF SECTION 16, TOWNSHIP 10 SOUTH
RANGE 19 EAST, CITY OF GAINESVILLE
ALACHUA COUNTY, FLORIDA
PROPOSED 80' INGRESS/EGRESS EASEMENT

FOR: GAINESVILLE REGIONAL UTILITIES

NORTH

SCALE: 1" = 200'

EDA
ENG. DENMAN & ASSOCIATES, INC.
ENGINEERS-SURVEYORS-PLANNERS
www.engdenman.com
2404 N.W. 43rd Street
Gainesville, FL 32606-6602
Tel. (352) 373-3541 Fax (352) 373-7249
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NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

Exhibit "B" to Resolution

This Instrument Prepared By:
Tiffany Davis, Land Rights Coordinator
Real Estate Division
Gainesville Regional Utilities
P. O. Box 147117, Sta. E3E
Gainesville, FL 32614-7117

Tax Parcel Nos. 06837-000-000, 06837-003-000,
06846-000-000 & 06847-000-000
Section 16, Township 10 South, Range 19 East

GRU File No. U-RW-5-25
Page 1 of 9

EASEMENT FOR PUBLIC ACCESS INGRESS/EGRESS

THIS EASEMENT, made this 12th day of March, 2025, by GAINESVILLE REGIONAL UTILITIES, a Unit of City Government of the City of Gainesville, Florida ("GRU"), a municipal corporation, whose mailing address is Post Office Box 147117, Sta. E3E, Gainesville, Florida 32614-7117, GRANTOR, and ALACHUA COUNTY, a political subdivision of the State of Florida, whose mailing address is c/o Alachua County Public Works Department, 5620 NW 120th Lane, Gainesville, Florida 32653, GRANTEE.

WITNESSETH:

That the said GRANTOR, for and in consideration of the sum of one (\$1.00) Dollar to it in hand paid by GRANTEE, receipt of which is hereby acknowledged, has given and granted, and by these presents does give and grant unto the GRANTEE, its successors and assigns, a perpetual, non-exclusive easement for the purposes of constructing, repairing and maintaining ingress and egress for public use to property owned by the GRANTEE, over, under, upon and through the following described property in Alachua County, Florida, to wit:

See Exhibits "A through C" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the same unto the said GRANTEE, its successors and assigns, forever.

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed under seal on the day and year aforesaid.

Signed, sealed and delivered
in the presence of:

K. Nesbitt

Witness Signature

Print Name: KUNTI NESBITT

Witness Address: 301 SE 4th Ave.

GAINESVILLE, FL 32601

Tiffany A. Davis

Witness Signature

Print Name: Tiffany A. Davis

Witness Address: 4747 N. Main Street

Gainesville, FL 32609

GAINESVILLE REGIONAL UTILITIES, a
Unit of City Government of the City of
Gainesville, Florida ("GRU")

By: [Signature]

Edward J. Bielarski, Jr., CEO

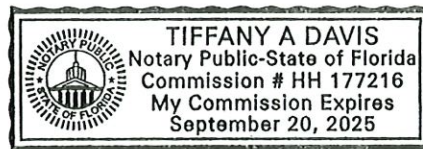
STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 12th day of March, 2025, by Edward J. Bielarski, Jr., CEO of Gainesville Regional Utilities, a Unit of City Government of the City of Gainesville ("GRU"), a municipal corporation, who is personally known to me and duly sworn, acknowledged that as such officer, and pursuant to authority from said corporation, she executed the foregoing instrument on behalf of said corporation, as its act and deed, and for the uses and purposes set forth and contained in said instrument.

Tiffany A. Davis

Notary Public, State of Florida

My commission expires: 9/20/25



Approved as to Form and Legality on behalf of Grantee:

By: [Signature]

Katherine Mockler

Katherine Mockler
Assistant City Attorney II
City of Gainesville, Florida



July 1, 2024

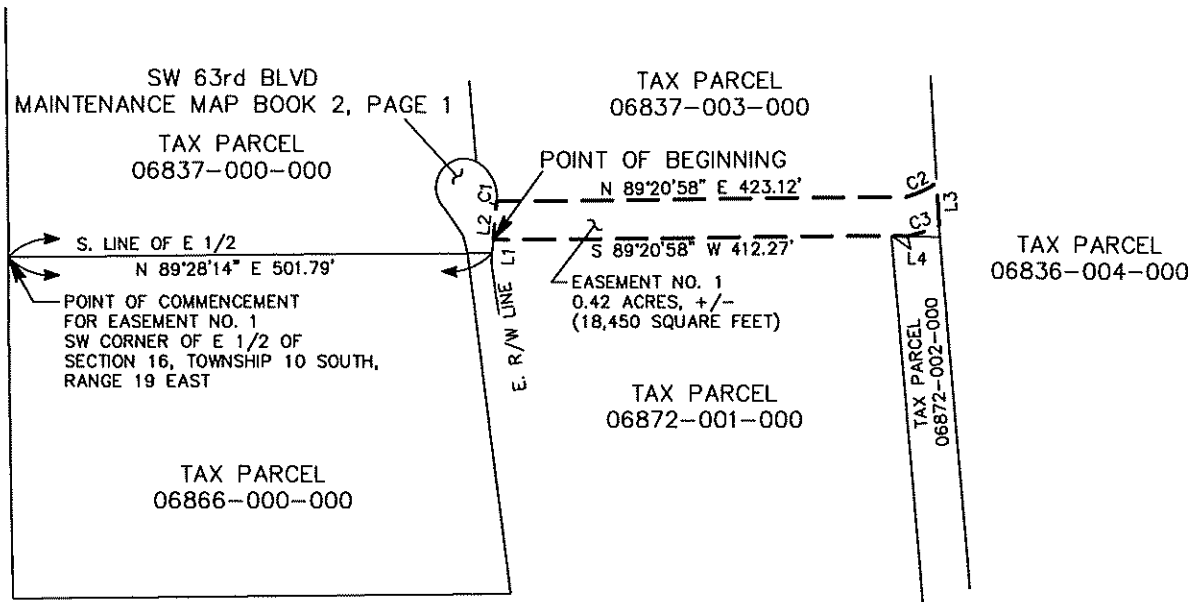
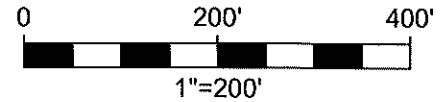
Legal Description
Archer Braid Trail
Easement No. 1

A portion of the East 1/2 of Section 16, Township 10 South, Range 19 East, Alachua County, Florida;
being more particularly described as follows:

Commence at the southwest corner of the East 1/2 of Section 16, Township 10 South, Range 19 East, Alachua County, Florida and run thence North 89°28'14" East, along the South line of said East 1/2, a distance of 501.79 feet to a point on the East Right of Way line of SW 63rd Boulevard as per Maintenance Map recorded in Maintenance Map Book 2, page 1 of the Public Records of Alachua County, Florida; thence North 05°08'15" East, along said East Right of Way line, 13.89 feet to the Point of Beginning; thence North 05°07'12" East, along said East Right of Way line, 33.92 feet to a point lying on the arc of a curve concave West, having a radius of 42.07 feet; thence northerly along the arc of said curve, through a central angle of 08°39'49", an arc distance of 6.36 feet, said arc being subtended by a chord having a bearing and distance of North 09°47'11" East, 6.36 feet; thence North 89°20'58" East, 423.12 feet to a point lying on the arc of a curve concave northwesterly, having a radius of 124.00 feet; thence northeasterly along the arc of said curve through a central angle of 16°18'32", an arc distance of 35.30 feet, said arc being subtended by a chord having a bearing and distance of North 66°28'07" East, 35.18 feet; thence South 03°03'32" East, 44.02 feet to a point lying on the arc of a curve concave northwesterly, having a radius of 164.00 feet; thence southwesterly along the arc of said curve through a central angle of 12°00'57", an arc distance of 34.39 feet, said arc being subtended by a chord having a bearing and distance of South 71°42'38" West, 34.33 feet; thence North 88°16'02" West, 16.97 feet; thence South 89°20'58" West, 412.27 feet to the Point of Beginning.

Containing 0.42 Acres (18,450 Square Feet), more or less.

NORTH



LINE	BEARING	DISTANCE	CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BEARING
L1	N 05° 08' 15" E	13.89'	C1	08° 39' 49"	42.07'	6.36'	6.36'	3.19'	N 09° 47' 11"
L2	N 05° 07' 12" E	33.92'	C2	16° 18' 32"	124.00'	35.30'	35.18'	17.77'	N 66° 28' 07"
L3	S 03° 03' 32" E	44.02'	C3	12° 00' 57"	164.00'	34.39'	34.33'	17.26'	S 71° 42' 38"
L4	N 88° 16' 02" W	16.97'							

THIS IS NOT A BOUNDARY SURVEY

DRN.	CHKD.	SURVEY DATE	DWG COMP	PROJ. NO.	FIELD BK.	PAGE NO.
B.G.	B.G.		7/2/2024	2024-106		

R/W = RIGHT OF WAY

LEGAL DESCRIPTION SKETCH OF

A PORTION OF

THE EAST 1/2 OF SECTION 16, TOWNSHIP 10 SOUTH
RANGE 19 EAST, ALACHUA COUNTY, FLORIDA**FOR:** ALACHUA COUNTY PUBLIC WORKS DEPARTMENTTHIS SKETCH OF LEGAL DESCRIPTION MEETS THE STANDARDS OF PRACTICE
AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND
MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO
SECTION 472.027 (2023), FLORIDA STATUTES.

BY: ROBERT W. GRAVER P.S.M. 4239

Corporate Authorization
No. LB 2389

eda consultants inc.

LB 2389
720 S.W. 2nd Ave, South Tower, Suite 300
GAINESVILLE, FLORIDA 32601
TEL. (352) 373-3541
www.edafl.com mail@edafl.com

July 1, 2024



Legal Description

Archer Braid Trail

Easement No. 2

A portion of Section 16, Township 10 South, Range 19 East, Alachua County, Florida; being more particularly described as follows:

Begin at the southeast corner of the Southwest 1/4 of Section 16, Township 10 South, Range 19 East, Alachua County, Florida and run thence South 89°30'42" West, along the South line of said Southwest 1/4, a distance of 72.00 feet to a point lying on the arc of a curve, concave northerly, having a radius of 176.00 feet; thence westerly, along the arc of said curve, through a central angle of 14°24'46", an arc distance of 44.27 feet, said arc being subtended by a chord, having a bearing and distance of North 71°00'19" West, 44.16 feet to a point lying on the arc of a curve concave southerly, having a radius of 86.00 feet; thence westerly, along the arc of said curve, through a central angle of 26°43'51", an arc distance of 40.12 feet, said arc being subtended by a chord, having a bearing and distance of North 77°09'51" West, 39.76 feet; thence South 89°28'14" West, 246.99 feet to a point lying on the arc of a curve, concave northerly, having a radius of 100.00 feet; thence westerly, along the arc of said curve, through a central angle of 45°58'48", an arc distance of 80.25 feet, said arc being subtended by a chord, having a bearing and distance of North 67°32'22" West, 78.11 feet to a point lying on the arc of a curve, concave southerly, having a radius of 60.00 feet; thence westerly, along the arc of said curve, through a central angle of 46°00'07", an arc distance of 48.17 feet, said arc being subtended by a chord, having a bearing and distance of North 67°33'02" West, 46.89 feet; thence North 00°32'51" West, 3.09 feet to a point lying 20.00 feet South of the South Right of Way line of SW 41st Place (80' Right of Way), measured perpendicular; thence South 89°27'09" West, parallel with said South Right of Way line, 289.60 feet to a point on the East Right of Way line of SW 69th Terrace (80' Right of Way as per deed recorded in Official Records Book 1326, page 805 of the Public Records of Alachua County, Florida); thence North 00°55'48" West, along said East Right of Way line, 20.00 feet to a point on said South Right of Way line of SW 41st Place; thence North 89°27'09" East, along said South Right of Way line, 289.73 feet; thence North 00°32'51" West, along the East Right of Way line of SW 41st Place, 16.91 feet to a point lying on the arc of a curve, concave southerly, having a radius of 100.00 feet; thence easterly, along the arc of said curve, through a central angle of 46°00'01", an arc distance of 80.29 feet, said arc being subtended by a chord, having a bearing and distance of South 67°32'59" East, 78.15 feet to a point lying on the arc of a curve, concave northerly, having a radius of 60.00 feet; thence easterly, along the arc of said curve, through a central angle of 45°58'48", an arc distance of 48.15 feet, said arc being subtended by a chord, having a bearing and distance of South 67°32'22" East, 46.87 feet; thence North 89°28'14" East, 246.99 feet to the beginning of a curve, concave southerly, having a radius of 126.00 feet; thence easterly, along the arc of said curve, through a central angle of 26°43'51", an arc distance of 58.78 feet, said arc being subtended by a chord, having a bearing and distance of South 77°09'51" East, 58.25 feet to a point lying on the arc of a curve, concave northerly, having a radius of 136.00 feet; thence easterly, along the arc of said curve, through a central angle of 12°42'57", an arc distance of 30.18 feet, said arc being subtended

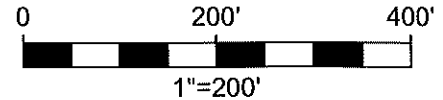
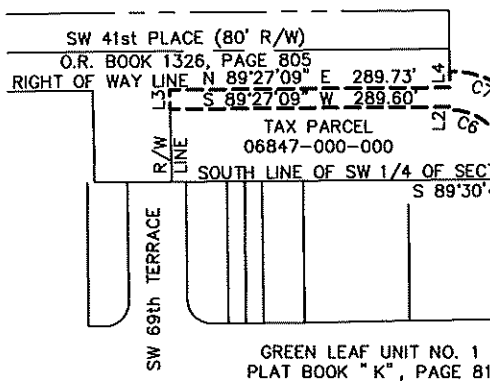
Page 6 of 9

by a chord, having a bearing and distance of South 70°09'24" East, 30.12 feet; thence North 89°30'42" East, 67.40 feet; thence North 89°28'14" East, 456.98 feet to a point on the West Right of Way line of SW 63rd Boulevard as per Maintenance Map recorded in Maintenance Map Book 2, page 1 of said Public Records; thence South 34°58'03" East, along said West Right of Way line, 25.98 feet; thence South 14°25'19" East, along said West Right of Way line, 19.13 feet to a point on the South line of the East 1/2 of said Section 16; thence South 89°28'14" West, along the South line of said East 1/2 of said Section 16, a distance of 476.28 feet to the Point of Beginning.

Containing 1.05 Acres (45,817 Square Feet), more or less.

EXHIBIT "B" Con't

NORTH

TAX PARCEL
06847-000-000SW 63rd BLVD
MAINTENANCE MAP BOOK 2, PAGE 1TAX PARCEL
06837-000-000

N 89°28'14" E 456.98'

S. LINE OF E 1/2 476.28'
S 89°28'14" WPOINT OF BEGINNING OF EASEMENT NO. 2
SE CORNER OF SW 1/4 OF
SECTION 16, T-10-S, R-19-ETAX PARCEL
06877-003-000TAX PARCEL
06866-000-000

LINE	BEARING	DISTANCE	CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BEARING
L1	S 89° 30' 42" W	72.00'	C1	14° 24' 46"	176.00'	44.27'	44.16'	22.25'	N 71° 00' 19" W
L2	N 00° 32' 51" W	3.09'	C2	26° 43' 51"	86.00'	40.12'	39.76'	20.43'	N 77° 09' 51" W
L3	N 00° 55' 48" W	20.00'	C3	26° 43' 51"	126.00'	58.78'	58.25'	29.94'	S 77° 09' 51" E
L4	N 00° 32' 51" W	16.91'	C4	12° 42' 57"	136.00'	30.18'	30.12'	15.15'	S 70° 09' 24" E
L5	N 89° 30' 42" E	67.40'	C5	45° 58' 48"	100.00'	80.25'	78.11'	42.43'	N 67° 32' 22" W
L6	S 34° 58' 03" E	25.98'	C6	46° 00' 07"	60.00'	48.17'	46.89'	25.47'	N 67° 33' 02" W
L7	S 14° 25' 19" E	19.13'	C7	46° 00' 01"	100.00'	80.29'	78.15'	42.45'	S 67° 32' 59" E
			C8	45° 58' 48"	60.00'	48.15'	46.87'	25.46'	S 67° 32' 22" E

THIS IS NOT A BOUNDARY SURVEY

O.R. = OFFICIAL RECORDS

R/W = RIGHT OF WAY

T-10-S, R-19-E = TOWNSHIP 10 SOUTH, RANGE 19 EAST

DRN.	CHKD.	SURVEY DATE	DWG COMP	PROJ. NO.	FIELD BK.	PAGE NO.
B.G.	B.G.		7/1/2024	2024-106		

LEGAL DESCRIPTION SKETCH OF

A PORTION OF

SECTION 16, TOWNSHIP 10 SOUTH

RANGE 19 EAST, ALACHUA COUNTY, FLORIDA

FOR: ALACHUA COUNTY PUBLIC WORKS DEPARTMENT

THIS SKETCH OF LEGAL DESCRIPTION MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 (2023), FLORIDA STATUTES.

BY: ROBERT W. GRAVER, P.S.M. 4239

Corporate Authorization
No. LB 2389

eda consultants inc.

LB 2389
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TEL. (352) 373-3541
www.edafl.com mail@edafl.com



July 1, 2024

Legal Description
Archer Braid Trail
Easement No. 3

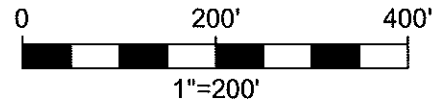
A portion of the Southwest 1/4 of Section 16, Township 10 South, Range 19 East, Alachua County, Florida; being more particularly described as follows:

Commence at the southeast corner of the Southwest 1/4 of Section 16, Township 10 South, Range 19 East, Alachua County, Florida and run thence South 89°30'42" West, along the South line of said Southwest 1/4, a distance of 883.44 feet to a point on the West Right of Way line of SW 69th Terrace (80' Right of Way), as per deed recorded in Official Records Book 1326, page 805 of the Public Records of Alachua County, Florida; thence North 00°55'48" West, along said West Right of Way line, 75.47 feet to the Point of Beginning; thence continue North 00°55'48" West, along said West Right of Way line, 20.00 feet to a point on the South Right of Way line of SW 41st Place (80' Right of Way); thence South 89°27'09" West, along said South Right of Way line, 745.22 feet; thence South 00°31'53" East, 20.00 feet; thence North 89°27'09" East, parallel with said South Right of Way line, 745.36 feet to the Point of Beginning.

Containing 0.34 Acres (14,905 Square Feet), more or less.

J:_Projects\2024\2024-0106 (Archer Braid Trail Easements)\EASEMENT NO. 3.docx

NORTH

TAX PARCEL
06846-001-000TAX PARCEL
06846-000-000TAX PARCEL
06847-000-000

SW 41st PLACE (80' R/W)

O.R. BOOK 1326, PAGE 805

S 89°27'09" W 745.22'

RIGHT OF WAY LINE

POINT OF BEGINNING

TAX PARCEL
06846-000-000EASEMENT NO. 3
0.34 ACRES, +/-
(14,905 SQUARE FEET)

N 89°27'09" E 745.36'

TAX PARCEL
06847-000-000TAX PARCEL
06847-000-000

SOUTH LINE OF SW 1/4 OF SECTION 16

S 89°30'42" W 883.44'

POINT OF COMMENCEMENT
FOR EASEMENT NO. 3
SE CORNER OF SW 1/4
SECTION 16, T-10-S, R-19-EDRAINAGE
RIGHT-OF-WAYDRAINAGE
RIGHT-OF-WAYTAX PARCEL
06877-003-000

SW 69th TERRACE

TOWER VILLAGE
PLAT BOOK "J", PAGE 96GREEN LEAF UNIT NO. 1
PLAT BOOK "K", PAGE 81

LINE	BEARING	DISTANCE
L1	N 00° 55' 48" W	75.47'
L2	N 00° 55' 48" W	20.00'
L3	S 00° 31' 53" E	20.00'

THIS IS NOT A BOUNDARY SURVEY

O.R. = OFFICIAL RECORDS
R/W = RIGHT OF WAY LINE

T-10-S, R-19-E = TOWNSHIP 10 SOUTH, RANGE 19 EAST

DRN.	CHKD.	SURVEY DATE	DWG COMP	PROJ. NO.	FIELD BK.	PAGE NO.
B.G.	B.G.	7/2/2024	2024-106			

LEGAL DESCRIPTION SKETCH OFA PORTION OF THE SW 1/4 OF
SECTION 16, TOWNSHIP 10 SOUTH,
RANGE 19 EAST, ALACHUA COUNTY, FLORIDA**FOR:** ALACHUA COUNTY PUBLIC WORKS DEPARTMENTTHIS SKETCH OF LEGAL DESCRIPTION MEETS THE STANDARDS OF PRACTICE
AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND
MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO
SECTION 472.027 (2023), FLORIDA STATUTES.

BY: ROBERT W. GRAVER, P.S.M. 4239

Corporate Authorization
No. LB 2389

eda consultants inc.

LB 2389
720 S.W. 2nd Ave, South Tower, Suite 300
GAINESVILLE, FLORIDA 32601
TEL. (352) 373-3541
www.edafl.com mail@edafl.com

EXHIBIT "C" TO RESOLUTION

This instrument prepared by:
Alachua County Public Works
5620 NW 120 Lane
Gainesville, Florida 32653

Portion of Tax Parcel.
No. 06837-000-000
ALACHUA COUNTY, FLORIDA

RELEASE OF EASEMENT

THIS RELEASE OF EASEMENT, made this _____ day of _____, 2025, by **ALACHUA COUNTY**, a political subdivision of the State of Florida, by and through its BOARD OF COUNTY COMMISSIONERS, whose mailing address is, c/o Alachua County Public Works Department, 5620 NW 120th Lane, Gainesville, Florida 32653, (the "County") to **GAINESVILLE REGIONAL UTILITIES**, a Unit of City Government of the City of Gainesville, Florida, ("GRU"), a municipal corporation whose mailing address is PO Box 147117, Sta. E3E, Gainesville, FL 32614-7117.

WITNESSETH:

WHEREAS, pursuant to that certain easement dated November 19, 2013, and recorded in OR Book 4325, Page 171, Public Records of Alachua County, Florida (the "Easement"), GRU granted the County an easement for ingress/egress over the real property described in the Easement attached hereto as **Exhibit "A"**; and

WHEREAS, GRU has granted a replacement ingress/egress easement to the County and has requested the County to release the original Easement.

NOW, THEREFORE, the County, for and in consideration of the sum of One Dollar (\$1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, hereby releases, terminates and cancels the Easement.

1. Recitals. The foregoing recitals are true and correct and are incorporated herein by reference.
2. Termination of Easement. Alachua County hereby terminates, releases and relinquishes all rights to the easement recorded at Official Records Book 4325,

Page 171, Public Records of Alachua County, Florida.

3. Binding Effect. The covenants contained in this Release of Easement are not personal but shall run with the land and shall be binding upon and inure to the benefit of the fee simple holder of the property and their respective heirs, personal representatives, transferees, successors and assigns.

IN WITNESS WHEREOF, the County has caused these presents to be executed in its name by its Board of County Commissioners acting by the Chairman of said Board, the day and year first above written.

**BOARD OF COUNTY COMMISSIONERS
ALACHUA COUNTY, FLORIDA**

CHARLES CHESTNUT, IV, CHAIR
BOARD OF COUNTY COMMISSIONERS

Executed on this _____ day of _____, 2025

ATTEST:

J. K. "JESS" IRBY, ESQ., CLERK

Approved as to Form:

County Attorney's Office

This Instrument Prepared By:
Kristie A. Williams, Land Rights Coordinator
Real Estate Division
Gainesville Regional Utilities
P.O. Box 147117, Sta. A130
Gainesville, FL 32614-7117

Doc Stamp-Deed: \$0.70



Tax Parcel No. 06837-000-000
Section 16, Township 10 South, Range 19 East

Page 1 of 3

EASEMENT FOR INGRESS/EGRESS

THIS EASEMENT, made this 19 day of November, 2013, by the CITY OF GAINESVILLE, Florida, d/b/a Gainesville Regional Utilities, a municipal corporation, whose post office address is P.O. Box 147117, Mail Station A130, Gainesville, Florida 32614-7117, GRANTOR, to ALACHUA COUNTY, a political subdivision of the State of Florida, whose post office address is 5620 NW 120 Lane, Gainesville, FL 32653, GRANTEE,

WITNESSETH:

That the said GRANTOR, for and in consideration of the sum of one (\$1.00) Dollar to it in hand paid by GRANTEE, receipt of which is hereby acknowledged, has given and granted, and by these presents does give and grant unto the GRANTEE, its successors and assigns, a perpetual, non-exclusive easement for the purposes of constructing, repairing, and maintain ingress and egress to property owned by Grantee, over, under, upon and through the following described property in Alachua County, Florida, to wit:

See Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the same unto the said GRANTEE, its successors and assigns, forever.

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name, affixed its seal the day and year first above written.

Signed, sealed and delivered
in the presence of:

CITY OF GAINESVILLE, FLORIDA, d/b/a
GAINESVILLE REGIONAL UTILITIES

Kristie A. Williams
Print Name: Kristie A Williams

Tiffany A. Davis
Print Name: TIFFANY A. DAVIS

By: Kathy Viehe
Kathy Viehe
Interim General Manager for Utilities

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 19 day of November, 2013, by Kathy Viehe, Interim General Manager for Utilities, of the City of Gainesville, Florida, d/b/a Gainesville Regional Utilities (GRU), a municipal corporation, who is personally known to me and duly sworn, acknowledged that as such officer, and pursuant to authority from said corporation, she executed the foregoing instrument on behalf of said corporation, as its act and deed, and for the uses and purposes set forth and contained in said instrument.

Kristie A. Williams
Notary Public, State of Florida
My commission expires:



KRISTIE ANN WILLIAMS
MY COMMISSION # EE 087962
EXPIRES: August 23, 2015
Bonded thru Budget Notary Services

Approved as to Form and Legality:

By: Shayla L. McNeill 11/19/13
Shayla L. McNeill
Utilities Attorney
City of Gainesville, Florida

EXHIBIT "A"

Eng, Denman & Associates, Inc.

October 22, 2013

Legal Description
Proposed Ingress/Egress Easement

A portion of Section 16, Township 10 South, Range 19 East, City of Gainesville, Alachua County, Florida; being more particularly described as follows:

Commence at the southwest corner of Section 16, Township 10 South, Range 19 East, Alachua County, Florida, and run thence North along the centerline of SW 75th Street, a distance of 135 feet; thence South 89°41' East, 50 feet to the east right-of-way line of said SW 75th Street; thence continue South 89°41' East, 2161.09 feet to the beginning of a curve concave northwesterly, having a radius of 140.55 feet; thence northeasterly, along the arc of said curve, an arc distance of 113.41 feet to the end of said curve; thence North 44°03' East, 831.67 feet; thence South 45°57'00" East, 12.00 feet to a point on the southerly line of a 24 foot wide Ingress/Egress easement as described in Official Records Book 935, page 282 of the Public Records of Alachua County, Florida and to the Point of Beginning; thence continue South 45°57'00" East, 28.00 feet to a point on the southerly line of an 80 foot wide Ingress/Egress easement as described in Official Records Book 935, page 282 of the Public Records of Alachua County, Florida, said point lying on the arc of a curve, concave southerly, having a radius of 147.64 feet; thence northeasterly along said southerly line and along the arc of said curve, through a central angle of 10°39'32", an arc distance of 27.47 feet, said arc being subtended by a chord having a bearing and distance of North 49°22'46" East, 27.43 feet; thence South 52°12'49" East, 410.48 feet to the beginning of a curve, concave northeasterly, having a radius of 200.00 feet; thence southeasterly along the arc of said curve, through a central angle of 37°39'00", an arc distance of 131.42 feet to the end of said curve, said arc being subtended by a chord having a bearing and distance of South 71°02'19" East, 129.07 feet; thence South 89°51'49" East, 449.65 feet to a point on the west line of that certain tract of land as described in Official Records Book 935, page 279 of said Public Records; thence South 06°59'44" East, along said west line, 80.62 feet to the northeast corner of that certain parcel of land as described in Official Records Book 1750, page 1897 of said Public Records; thence North 89°51'49" West, along the north line of said certain parcel of land and along the westerly extension of said north line, 459.66 feet to the beginning of a curve, concave northeasterly, having a radius of 280.00 feet; thence northwesterly along the arc of said curve, through a central angle of 37°39'00", an arc distance of 183.99 feet to the end of said curve, said arc being subtended by a chord having a bearing and distance of North 71°02'19" West, 180.70 feet; thence North 52°12'49" West, 449.99 feet to a point on said southerly line of said 24 foot wide Ingress/Egress easement; thence North 44°03'00" East, along said southerly line, 56.53 feet to the Point of Beginning.

Containing 1.93 acres (83,900 square feet), more or less.

W:\Legals\GRU Legals\Kanapaha 2 - 10-22-13 Legal.Docx

2404 NW 43rd Street
eda@atlantic.net

✻ Gainesville, FL 32606-6602 ✻

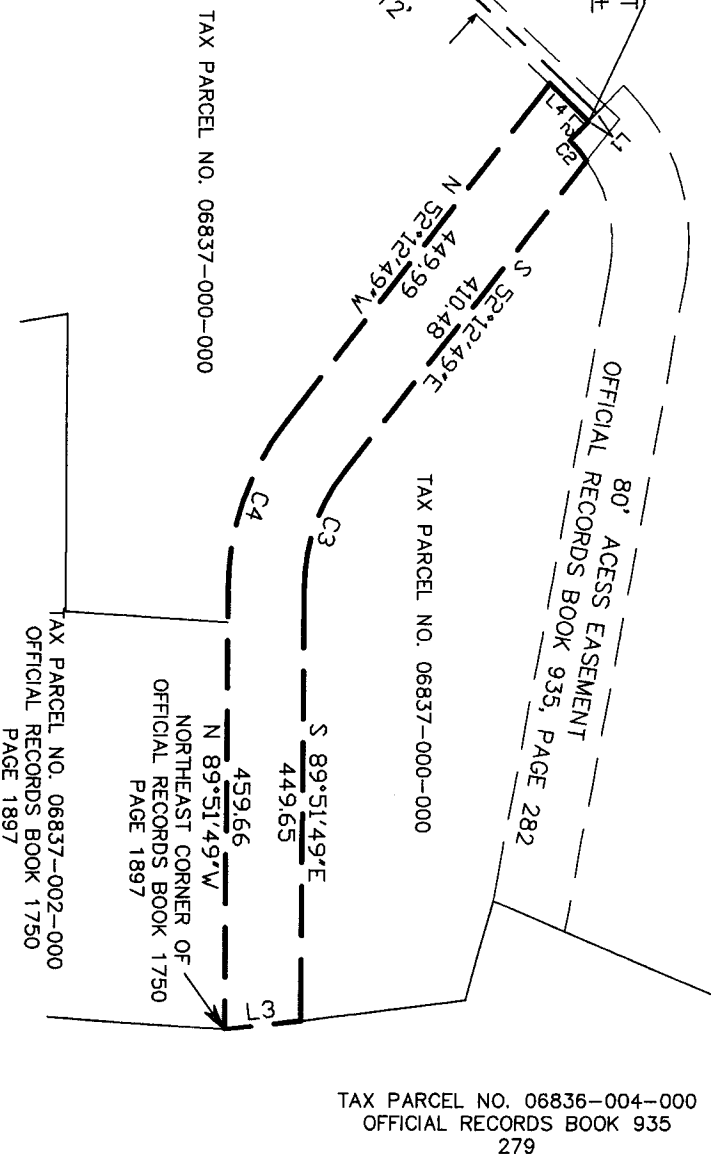
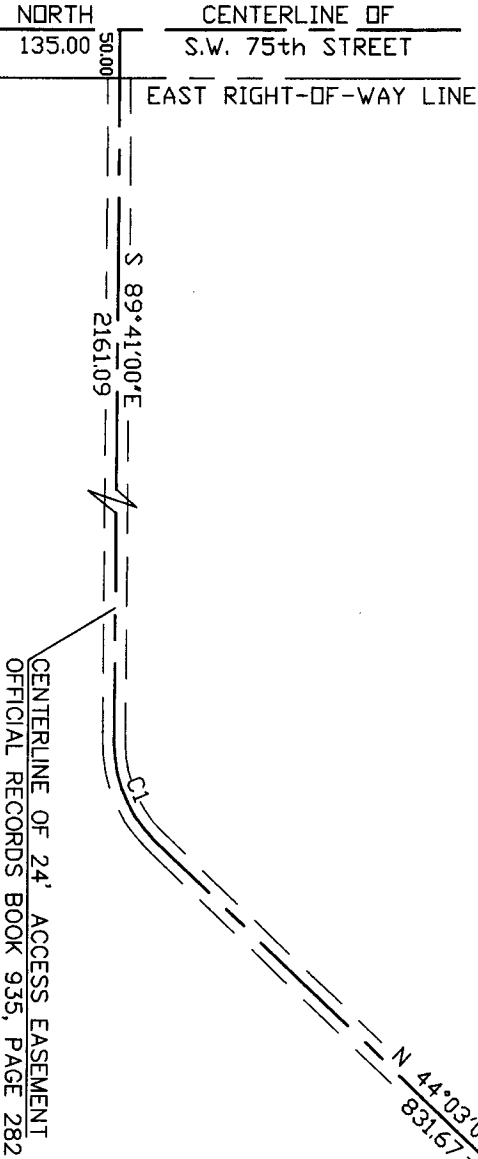
Tel. (352) 373-3541 ✻ Fax (352) 373-7249

www.engdenman.com



LINE	BEARING	DISTANCE
L1	S 45° 57' 00" E	12.00
L2	S 45° 57' 00" E	28.00
L3	S 06° 59' 44" E	80.62
L4	N 44° 03' 00" E	56.53
CURVE	DELTA	RADIUS
C1		140.55
C2	10° 39' 32"	147.64
C3	37° 39' 00"	200.00
C4	37° 39' 00"	280.00
ARC	CHORD	TANGENT
113.41	27.43	13.77
27.47	129.07	68.18
131.42	180.70	95.46
183.99		

POINT OF BEGINNING
PROPOSED INGRESS/EGRESS EASEMENT
1.93 ACRES (83,900 SQUARE FEET), ±

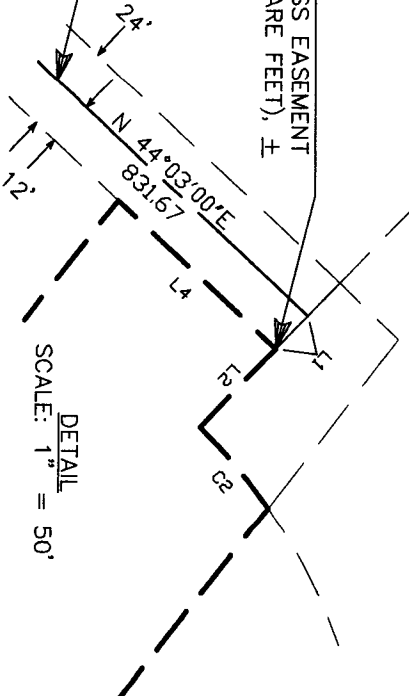


Page 3 of 3
EXHIBIT "A"
(continued)

POINT OF COMMENCEMENT
S.W. CORNER SECTION 16
TOWNSHIP 10 SOUTH, RANGE 19 EAST

CENTERLINE OF 24' ACCESS EASEMENT
OFFICIAL RECORDS BOOK 935, PAGE 282

POINT OF BEGINNING
PROPOSED INGRESS/EGRESS EASEMENT
1.93 ACRES (83,900 SQUARE FEET), ±



THIS IS NOT A BOUNDARY SURVEY

DRN.	CHKD.	SURVEY DATE	DATE	COMP. PRD.	IND.	FIELD BK.	PAGE NO.
B.G.	B.G.	10/28/13	12-167				

THIS SKETCH OF LEGAL DESCRIPTION MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPERS IN CHAPTER SJ - 17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 (2013), FLORIDA STATUTES.

ENG. DENMAN & ASSOC. INC. BY: ROBERT W. GRAVER
Corporate Authorization No. LB 2389
P.S.M. 4239

LEGAL DESCRIPTION SKETCH OF

A PORTION OF SECTION 16, TOWNSHIP 10 SOUTH
RANGE 19 EAST, CITY OF GAINESVILLE
ALACHUA COUNTY, FLORIDA
PROPOSED 80' INGRESS/EGRESS EASEMENT

FOR: GAINESVILLE REGIONAL UTILITIES

NORTH

SCALE: 1" = 200'

EDA
ENG. DENMAN & ASSOCIATES, INC.
ENGINEERS-SURVEYORS-PLANNERS
www.engdenman.com
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Gainesville, FL 32606-6602
Tel. (352) 373-3541 Fax (352) 373-7249
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NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.