

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.

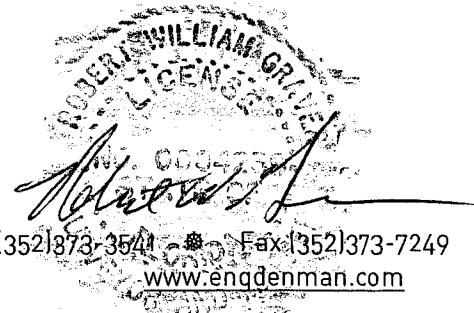
W:\Legals\GRU Legals\Kanapaha 2 - 10-22-13 Legal.Docx

2404 NW 43rd Street
eda@atlantic.net

✻ Gainesville, FL 32606-6602 ✻

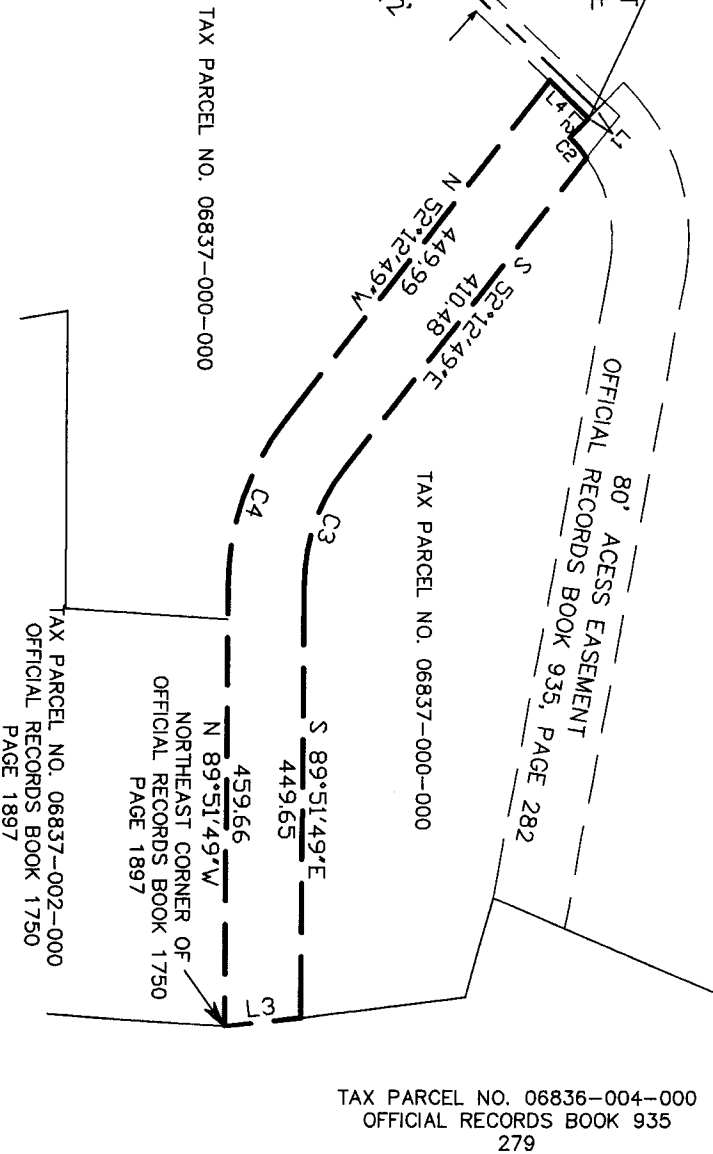
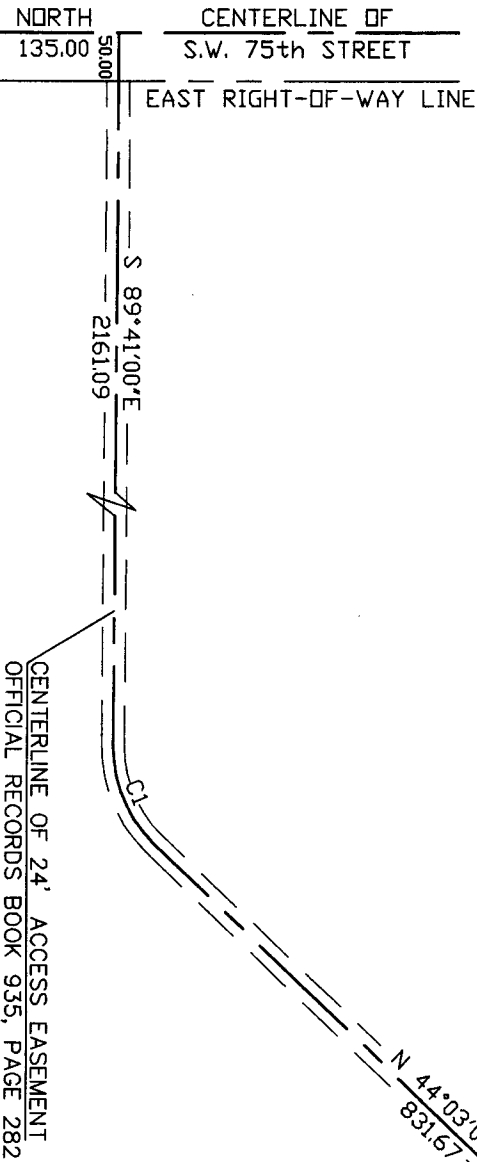
Tel. (352) 373-3541 ✻ Fax (352) 373-7249

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), ±

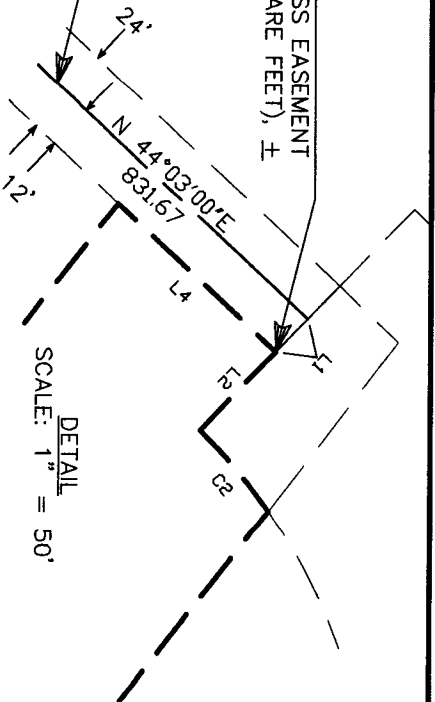


Page 3 of 3
EXHIBIT "A"
(continued)

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), ±



LEGAL DESCRIPTION SKETCH OF

CHKD.	SURVEY DATE	DATE	COMP. PRD.	NO.	FIELD BK.	PAGE NO.
B.G.	B.G.	10/28/13	12-167	1	1	1

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 P.S.M. 4239
Corporate Authorization No. LB 2389

FOR: GAINESVILLE REGIONAL UTILITIES

SCALE: 1" = 200'

NORTH

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.