

This Easement was prepared by:
Jay Sircy,
Bureau of Public Land Administration
Division of State Lands
Department of Environmental Protection, MS 130
3900 Commonwealth Boulevard,
Tallahassee, Florida 32399-3000
Action No. 48820

OAE1
[+/- 0.8 acres]

**BOARD OF TRUSTEES OF THE INTERNAL IMPROVEMENT
TRUST FUND OF THE STATE OF FLORIDA**

EASEMENT

Easement Number 33579

THIS EASEMENT is made and entered into this _____ day of _____, 20____, between the **BOARD OF TRUSTEES OF THE INTERNAL IMPROVEMENT TRUST FUND OF THE STATE OF FLORIDA**, acting pursuant to its authority set forth in Section 253.03, Florida Statutes, hereinafter referred to as "GRANTOR", and **MARION COUNTY, FLORIDA**, a political subdivision of the State of Florida, hereinafter referred to as "GRANTEE".

WHEREAS, GRANTOR is the owner of the hereinafter described real property, which is managed by the State of Florida Department of Environmental Protection, Division of Recreation and Parks, under Lease Number 4013 ("managing agency"); and

WHEREAS, GRANTEE desires an easement across the hereinafter described real property used solely for the purpose of ingress and egress to and installation, operation and maintenance of a well monitoring site; and

WHEREAS, the managing agency has agreed to the proposed use of the land subject to this easement.

NOW THEREFORE, GRANTOR, for and in consideration of mutual covenants and agreements hereinafter contained, has granted, and by these presents does grant unto GRANTEE, a non-exclusive easement across the following described real property in Marion County, Florida, to-wit:

(See Exhibit "A" Attached)(the "Easement Area")

subject to the following terms and conditions:

1. **DELEGATIONS OF AUTHORITY**: GRANTOR'S responsibilities and obligations herein shall be exercised by the Division of State Lands, State of Florida Department of Environmental Protection.

2. **TERM:** The term of this easement shall be for a period of twenty years commencing on _____ and ending on _____, unless sooner terminated pursuant to the provisions of this easement.

3. **USE OF PROPERTY AND UNDUE WASTE:** This easement shall be limited solely for the purpose of ingress and egress to and installation, operation and maintenance of a well monitoring site, upon and across the Easement Area during the term of this easement. This easement shall be non-exclusive. GRANTOR retains the right to engage in any activities on, over, below or across the Easement Area which do not unreasonably interfere with GRANTEE'S exercise of this easement and further retains the right to grant compatible uses to third parties during the term of this easement.

GRANTEE shall dispose of, to the satisfaction of GRANTOR, all brush and refuse resulting from the clearing of the Easement Area for the uses authorized hereunder. If timber is removed in connection with clearing this easement, the net proceeds derived from the sale of such timber shall accrue to GRANTOR. GRANTEE shall take all reasonable precautions to control soil erosion and to prevent any other degradation of the Easement Area and adjacent land during the term of this easement. GRANTEE shall not remove water from any source on this easement including, but not limited to, a water course, reservoir, spring, or well, without the prior written approval of GRANTOR. GRANTEE shall clear, remove and pick up all debris including, but not limited to, containers, papers, discarded tools and trash foreign to the work locations and dispose of the same in a satisfactory manner as to leave the work locations clean and free of any such debris. GRANTEE, its agents, successors, or assigns, shall not dispose of any contaminants including, but not limited to, hazardous or toxic substances, chemicals or other agents produced or used in GRANTEE'S operations on this easement or on any adjacent state land or in any manner not permitted by law. GRANTEE shall be liable for all costs associated with any cleanup of the Easement Area and adjacent land which is a result of GRANTEE'S operations and use of the Easement Area.

Upon termination or expiration of this easement GRANTEE shall restore the Easement Area to substantially the same condition it was upon the Effective Date. GRANTEE agrees that upon termination or expiration of this easement all authorization granted hereunder shall cease and terminate. If the Easement Area is under lease to another agency, GRANTEE shall obtain the consent of such agency prior to engaging in any use of the Easement Area.

4. **ASSIGNMENT**: This easement shall not be assigned in whole or in part without the prior written consent of GRANTOR. Any assignment made either in whole or in part without the prior written consent of GRANTOR shall be void and without legal effect.

5. **RIGHT OF INSPECTION**: GRANTOR or its duly authorized agents, representatives or employees shall have the right at any and all times to inspect this easement and the works of GRANTEE in any matter pertaining to this easement.

6. **NON-DISCRIMINATION**: GRANTEE shall not discriminate against any individual because of that individual's race, color, religion, sex, national origin, age, handicaps, or marital status with respect to any activity occurring within this easement or upon lands adjacent to and used as an adjunct of this easement.

7. **LIABILITY**: GRANTOR does not warrant or represent that Easement Area is safe or suitable for the purpose for which GRANTEE is permitted to use it, and GRANTEE and its agents, representatives, employees, and independent contractors assume all risks in its use. GRANTEE hereby covenants and agrees to investigate all claims of every nature at its own expense and to indemnify, protect, defend, save and hold harmless GRANTOR and the State of Florida, its officers, agents and employees from any and all damages, claims, costs, expense, including attorney's fees, demands, lawsuits, causes of action or liability of any kind or nature arising out of all personal injury or damages attributable to the negligent acts or omissions of GRANTEE and its agents, officers, and employees. GRANTEE shall contact GRANTOR regarding the legal action deemed appropriate to remedy such damage or claims. The GRANTEE shall maintain a program of insurance covering its liabilities as prescribed by Section 768.28, F.S. Nothing herein shall be construed as a waiver of sovereign immunity enjoyed by any party hereto, as provided in Section 768.28, Florida Statutes, as amended from time to time, or any other law providing limitations on claims. In the event GRANTEE subcontracts any part or all of the work performed in the Easement Area, the GRANTEE shall require each and every subcontractor to identify the GRANTOR as an additional insured on all insurance policies required by the GRANTEE. Any contract awarded by GRANTEE for work in the Easement Area shall include a provision whereby the GRANTEE's subcontractor agrees to indemnify, pay on behalf, and hold the GRANTOR harmless for all injuries and damages arising in connection with the GRANTEE's subcontract.

8. **COMPLIANCE WITH LAWS**: GRANTEE agrees that this easement is contingent upon and subject to GRANTEE obtaining all applicable permits and complying with all applicable permits, regulations, ordinances, rules, and laws of the State of Florida or the United States or of any political subdivision or agency of either.

9. **ARCHAEOLOGICAL AND HISTORIC SITES:** Execution of this easement in no way affects any of the parties' obligations pursuant to Chapter 267, Florida Statutes. The collection of artifacts or the disturbance of archaeological and historic sites on state-owned lands is prohibited unless prior authorization has been obtained from the State of Florida Department of State, Division of Historical Resources.
10. **PROHIBITIONS AGAINST LIENS OR OTHER ENCUMBRANCES:** Fee title to the lands underlying this easement is held by GRANTOR. GRANTEE shall not do or permit anything to be done which purports to create a lien or encumbrance of any nature against the real property of GRANTOR including, but not limited to, mortgages or construction liens against the real property described in Exhibit "A" or against any interest of GRANTOR therein.
11. **PARTIAL INVALIDITY:** If any term, covenant, condition or provision of this easement shall be ruled by a court of competent jurisdiction to be invalid, void, or unenforceable, the remainder shall remain in full force and effect and shall in no way be affected, impaired or invalidated.
12. **SOVEREIGNTY SUBMERGED LANDS:** This easement does not authorize the use of any lands located waterward of the mean or ordinary high water line of any lake, river, stream, creek, bay, estuary, or other water body or the waters or the air space there above.
13. **ENTIRE UNDERSTANDING:** This easement sets forth the entire understanding between the parties and shall only be amended with the prior written approval of GRANTOR.
14. **TIME:** Time is expressly declared to be of the essence of this easement.
15. **RIGHT OF AUDIT:** GRANTEE shall make available to GRANTOR all financial and other records relating to this easement and GRANTOR shall have the right to audit such records at any reasonable time during the term of this easement. This right shall be continuous until this easement expires or is terminated. This easement may be terminated by GRANTOR should GRANTEE fail to allow public access to all documents, papers, letters or other materials made or received in conjunction with this easement, pursuant to Chapter 119, Florida Statutes.
16. **PAYMENT OF TAXES AND ASSESSMENTS:** GRANTEE shall assume full responsibility for and shall pay all liabilities that accrue to the Easement Area or to the improvements thereon including any and all drainage and special assessments or taxes of every kind and all mechanic's or materialman's liens which may be hereafter lawfully assessed and levied against this easement.
17. **AUTOMATIC REVERSION:** This easement is subject to an automatic termination and reversion to GRANTOR when, in the opinion of GRANTOR, this easement is not used for the purposes outlined herein, and any

costs or expenses arising out of the implementation of this clause shall be borne completely, wholly and entirely by GRANTEE, including attorneys' fees.

18. **RECORDING OF EASEMENT:** GRANTEE, at its own expense, shall record this fully executed easement in its entirety in the public records of the county within which the easement site is located within fourteen days after receipt, and shall provide to the GRANTOR within ten days following the recordation a copy of the recorded easement in its entirety which contains the O.R. Book and Pages at which the easement is recorded. Failure to comply with this paragraph shall constitute grounds for immediate termination of this easement agreement at the option of the GRANTOR.

19. **GOVERNING LAW:** This easement shall be governed by and interpreted according to the laws of the State of Florida.

20. **SECTION CAPTIONS:** Articles, subsections and other captions contained in this easement are for reference purposes only and are in no way intended to describe, interpret, define or limit the scope, extent or intent of this easement or any provisions thereof.

21. **SPECIAL CONDITIONS:** The following special conditions shall apply to this easement:

- A.) Upon termination of this easement, GRANTEE shall, at GRANTEE'S sole cost and expense, remove all equipment, accessories, and material owned by GRANTEE from the Easement Area. Upon abandonment, any well will become a fixture on the well site which the GRANTEE will plug and GRANTEE will restore said Easement Area to as good a condition as it was before GRANTEE entered upon it. GRANTEE will complete said removal, plugging, and restoration within sixty days of the date upon which GRANTEE ceases its operations on the Easement Area.
- B.) GRANTEE shall pay maintenance, repair, and/or replacement costs for any adverse impacts any scheduled monitoring or ongoing maintenance activities may have on lands managed by the managing agency or its resources, facilities, infrastructure, or other improvements should the managing agency determine such impacts are a result of GRANTEE'S actions pertaining to this easement.
- C.) GRANTEE shall coordinate all scheduled monitoring and/or ongoing maintenance activities with the managing agency or designee and obtain prior written approval from the managing agency. In the event of any emergency repairs or maintenance activities, GRANTEE shall inform the managing agency or designee of such emergency as soon as is practicable.

- D.) GRANTEE acknowledges and understands that prescribed burning is a land management practice used by the managing agency to effectively manage natural resources. Prescribed burning may result in fire or smoke within or surrounding the Easement Area. GRANTEE assumes all responsibility for ensuring that the GRANTEE'S improvements within the Easement Area are designed, constructed, operated, and maintained in a manner compatible with prescribed burning practices.
- E.) GRANTOR shall not physically disturb the well casings or covers (water meter boxes) in any way without prior approval from GRANTEE.
- F.) Prior to entering the Easement Area during ongoing maintenance and monitoring, GRANTEE shall contact the managing agency.

[Remainder of page intentionally left blank; Signature page follows]

IN WITNESS WHEREOF, the parties have caused this Easement to be executed on the day and year first above written.

WITNESSES:

Signature: _____

Printed Name: _____

Address: 3800 Commonwealth Blvd

Tallahassee, FL 32399

Signature: _____

Printed Name: _____

Address: 3800 Commonwealth Blvd

Tallahassee, FL 32399

**BOARD OF TRUSTEES OF THE INTERNAL
IMPROVEMENT TRUST FUND OF THE STATE
OF FLORIDA**

(SEAL)

BY: _____

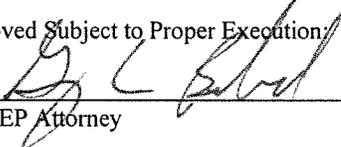
Brad Richardson, Chief, Bureau of Public Land
Administration, Division of State Lands, State of
Florida Department of Environmental Protection,
as agent for and on behalf of the Board of
Trustees of the Internal Improvement Trust Fund
of the State of Florida

“GRANTOR”

**STATE OF FLORIDA
COUNTY OF LEON**

The foregoing instrument was acknowledged before me, by ___ physical presence or ___ online notarization this ___ day of _____, 20___, by Brad Richardson, Chief, Bureau of Public Land Administration, Division of State Lands, State of Florida Department of Environmental Protection, as agent for and on behalf of the Board of Trustees of the Internal Improvement Trust Fund of the State of Florida. He is personally known to me.

Approved Subject to Proper Execution:

BY:  03-14-2024
DEP Attorney Date

Notary Public, State of Florida

Printed, Typed or Stamped Name

My Commission Expires: _____

Commission/Serial No. _____

IN WITNESS WHEREOF, the undersigned has set its hand and seal as of the day first above written.

ATTEST:

**GRANTOR: MARION COUNTY, A
POLITICAL SUBDIVISION OF THE STATE
OF FLORIDA BY ITS BOARD OF COUNTY
COMMISSIONERS**

GREGORY C. HARRELL,
CLERK OF THE COURT

BY: MICHELLE STONE, CHAIR

FOR USE AND RELIANCE OF
MARION COUNTY ONLY,
APPROVED AS TO FORM AND
LEGAL SUFFICIENCY.



COUNTY ATTORNEY

EXHIBIT "A"

SKETCH OF DESCRIPTION
10' PIEZOMETER INGRESS/EGRESS EASEMENT
(THIS IS NOT A BOUNDARY SURVEY)

DESCRIPTION:

A 10.00 FOOT WIDE STRIP OF LAND TO BE USED AS AN INGRESS/EGRESS EASEMENT, BEING WITHIN THE NORTHEAST 1/4 OF SECTION 3 AND THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 17 SOUTH, RANGE 20 EAST, MARION COUNTY, FLORIDA, LYING 5.00 FOOT ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCE AT THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 17 SOUTH, RANGE 20 EAST, MARION COUNTY, FLORIDA; THENCE RUN N.89°50'23"W., ALONG THE NORTH BOUNDARY LINE OF N.E. 1/4 SAID SECTION 3, 937.93 FEET TO THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF STATE ROAD 200 (100' WIDTH) AND THE NORTH BOUNDARY LINE OF THE N.E. 1/4 OF SAID SECTION 3; THENCE RUN S.41°57'18"W., ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, 439.90 FEET TO THE POINT OF BEGINNING;

THENCE RUN S.54°10'11"E. 18.29 FEET; THENCE RUN S.34°12'02"E. 18.99 FEET; THENCE RUN S.45°06'06"E. 18.71 FEET; THENCE RUN S.70°50'08"E. 43.66 FEET; THENCE RUN S.85°33'16"E. 66.50 FEET; THENCE RUN S.69°38'58"E. 49.86 FEET; THENCE RUN S.54°01'25"E. 74.42 FEET; THENCE RUN S.79°00'49"E. 59.04 FEET; THENCE RUN S.55°31'06"E. 36.73 FEET; THENCE RUN S.89°49'34"E. 35.59 FEET; THENCE RUN S.59°19'39"E. 47.40 FEET; THENCE RUN S.87°24'58"E. 86.45 FEET; THENCE RUN S.67°37'26"E. 44.83 FEET; THENCE RUN S.48°26'32"E. 89.88 FEET; THENCE RUN S.36°01'39"E. 92.13 FEET; THENCE RUN S.54°47'21"E. 69.93 FEET; THENCE RUN S.47°59'45"E. 85.44 FEET; THENCE RUN S.66°51'21"E. 29.68 FEET; THENCE RUN S.86°53'38"E. 26.36 FEET; THENCE RUN S.63°15'28"E. 119.91 FEET; THENCE RUN S.12°44'34"E. 86.65 FEET; THENCE RUN S.33°16'20"E. 45.94 FEET; THENCE RUN S.57°05'01"E. 58.76 FEET; THENCE RUN S.36°07'22"E. 129.92 FEET; THENCE RUN S.89°16'22"E. 128.60 FEET; THENCE RUN N.73°56'05"E. 105.15 FEET; THENCE RUN S.43°38'36"E. 79.08 FEET; THENCE RUN S.52°42'11"E. 82.07 FEET; THENCE RUN S.71°05'55"E. 61.21 FEET; THENCE RUN S.30°11'05"E. 73.33 FEET; THENCE RUN S.73°54'11"E. 63.73 FEET; THENCE RUN S.33°37'26"E. 164.93 FEET; THENCE RUN S.24°23'28"E. 107.77 FEET; THENCE RUN S.00°59'32"W. 69.64 FEET; THENCE RUN S.15°32'34"E. 119.41 FEET; THENCE RUN S.11°00'01"W. 95.67 FEET; THENCE RUN S.34°18'37"W. 99.13 FEET; THENCE RUN S.81°42'38"W. 229.08 FEET; THENCE RUN N.72°06'24"W. 73.90 FEET; THENCE RUN N.33°50'46"W. 162.87 FEET; THENCE RUN N.71°17'41"W. 41.28 FEET; THENCE RUN N.88°57'45"W. 47.17 FEET; THENCE RUN S.81°01'46"W. 30.69 FEET; THENCE RUN S.56°15'02"W. 48.29 FEET; THENCE RUN N.44°59'39"W. 128.87 FEET TO THE POINT OF TERMINUS, SAID TERMINUS BEING THE CENTER OF A 10' RADIUS PIEZOMETER WELL EASEMENT.

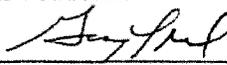
NOTES:

- 1) BEARING BASED ON STATE PLANE COORDINATES ALONG THE NORTH BOUNDARY LINE OF THE N.E. 1/4 OF SECTION 3-17-20; BEARING BEING N89°50'23"W.
- 2) DESCRIPTION FURNISHED BY SURVEYOR.
- 3) ELEVATIONS AND STATE PLANE COORDINATES ARE BASED ON THE GPS RTK NETWORK DATUM FROM F.D.O.T. DATABASE AND HAVE BEEN ESTABLISHED ON THIS SITE BY RTK GPS. THE VERTICAL DATUM IS BASED ON NAVD-88 DATUM AND THE HORIZONTAL DATUM IS BASED ON NAD 83 (2011 ADJUSTMENT), FLORIDA ZONE WEST (902) & NGS BENCHMARK E-614, ELEVATION=57.50'.

SKETCH NOT VALID WITHOUT
SHEET 1, SHEET 2, & SHEET 3

BY GT
DATE 2/23/24

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, AND THE PLAT AND DESCRIPTION ABOVE IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND MEETS THE ESTABLISHED STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.


GARY L. MILAM P.S.M. #5058 L.B. 1
ARDURRA GROUP, INC.
OCALA SURVEY DIVISION
2182 N.E. 2nd STREET
OCALA, FLORIDA 34470
(352) 622-7224



Digitally signed by
Gary L Milam
Date: 2024.01.24
10:05:30 -05'00'

LEGEND:

- ° = DEGREES WHEN USED IN A BEARING AND/OR ANGLE
- ' = MINUTES WHEN USED IN A BEARING AND/OR ANGLE
- " = SECONDS WHEN USED IN A BEARING AND/OR ANGLE
- ' = FEET WHEN USED IN A DISTANCE

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OCALA SURVEY DIVISION 2182 N.E. 2nd STREET OCALA, FLORIDA 34470 (352) 622-7224 OFFICE @ MIAMI, FL		NO. BY	DATE	REVISION
ARDURRA ELEVATION MONITORING CENTER				
PROJECT NAME SKETCH OF DESCRIPTION FOR 10' PIEZOMETER INGRESS/EGRESS EASEMENT				
DRAWN BY: RAB	DATE: 1/11/24	SHEET NO. 1 OF 3		
CHECKED BY: GM	JOB NO: 23-1081			

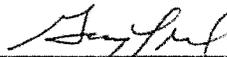
**SKETCH OF DESCRIPTION
10' PIEZOMETER INGRESS/EGRESS EASEMENT
(THIS IS NOT A BOUNDARY SURVEY)**

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S54°10'11"E	18.29'
L2	S34°12'02"E	18.99'
L3	S45°06'06"E	18.71'
L4	S70°50'08"E	43.66'
L5	S85°33'16"E	66.50'
L6	S69°38'58"E	49.86'
L7	S54°01'25"E	74.42'
L8	S79°00'49"E	59.04'
L9	S55°31'06"E	36.73'
L10	S89°49'34"E	35.59'
L11	S59°19'39"E	47.40'
L12	S87°24'58"E	86.45'
L13	S67°37'26"E	44.83'
L14	S48°26'32"E	89.88'
L15	S36°01'39"E	92.13'
L16	S54°47'21"E	69.93'
L17	S47°59'45"E	85.44'
L18	S66°51'21"E	29.68'
L19	S86°53'38"E	26.36'
L20	S63°15'28"E	119.91'
L21	S12°44'34"E	86.65'
L22	S33°16'20"E	45.94'
L23	S57°05'01"E	58.76'
L24	S36°07'22"E	129.92'
L25	S89°16'22"E	128.60'
L26	N73°56'05"E	105.15'
L27	S43°38'36"E	79.08'
L28	S52°42'11"E	82.07'
L29	S71°05'55"E	61.21'
L30	S30°11'05"E	73.33'
L31	S73°54'11"E	63.73'
L32	S33°37'26"E	164.93'
L33	S24°23'28"E	107.77'
L34	S00°59'32"W	69.64'
L35	S15°32'34"E	119.41'
L36	S11°00'01"W	95.67'
L37	S34°18'37"W	99.13'
L38	S81°42'38"W	229.08'
L39	N72°06'24"W	73.90'
L40	N33°50'46"W	162.87'
L41	N71°17'41"W	41.28'
L42	N88°57'45"W	47.17'
L43	S81°01'46"W	30.69'
L44	S56°15'02"W	48.29'
L45	N44°59'39"W	128.87'

SKETCH NOT VALID WITHOUT
SHEET 1, SHEET 2, & SHEET 3

FLORIDA DEP
DSM APPROVED
BY GT
DATE 2/23/24

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, AND THE PLAT AND DESCRIPTION ABOVE IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND MEETS THE ESTABLISHED STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.


GARY L. MILAM P.S.M. #5058 L.B. #2610
ARDURRA GROUP, INC.
OCALA SURVEY DIVISION
2182 N.E. 2nd STREET
OCALA, FLORIDA 34470
(352) 622-7224

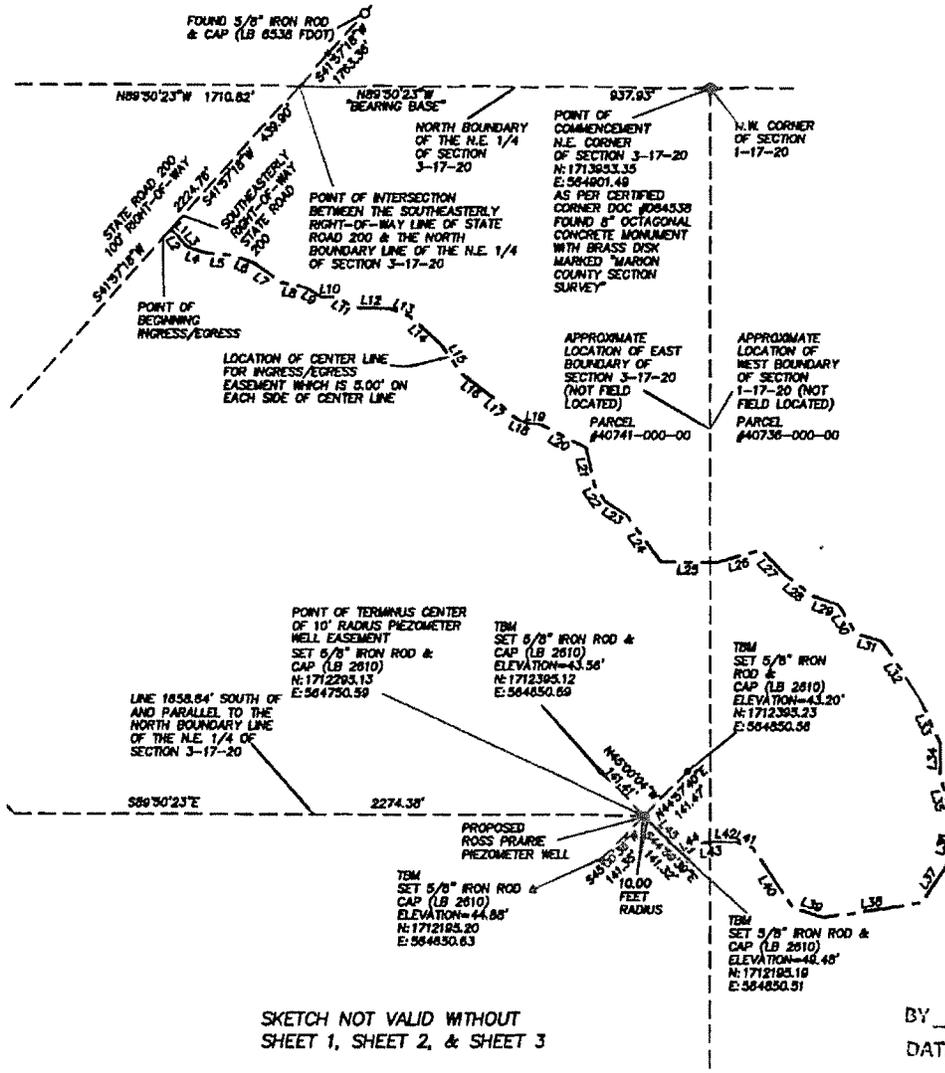
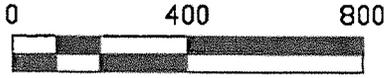


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PROJECT NAME		OCALA SURVEY DIVISION 2182 N.E. 2nd STREET OCALA, FLORIDA 34470 (352) 622-7224 OFFICE • MFLA.MLS.COM
SKETCH OF DESCRIPTION FOR 10' PIEZOMETER INGRESS/EGRESS EASEMENT		
DRAWN BY: RAB	DATE: 1/11/24	NO. BY DATE REVISION
CHECKED BY: GM	SHEET NO. 2 OF 3	
JOB NO: 23-1081		

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10' PIEZOMETER INGRESS/EGRESS EASEMENT
(THIS IS NOT A BOUNDARY SURVEY)**



SKETCH NOT VALID WITHOUT
SHEET 1, SHEET 2, & SHEET 3

**FLORIDA DEP
BSM APPROVED**
BY GT
DATE 2/23/24

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Gary L. Milam
GARY L. MILAM P.S.M. #5058 L.B. #2610
ARDURRA GROUP, INC.
OCALA SURVEY DIVISION
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NO.	BY	DATE	REVISION

ARDURRA
CALIFORNIA LICENSE #10000

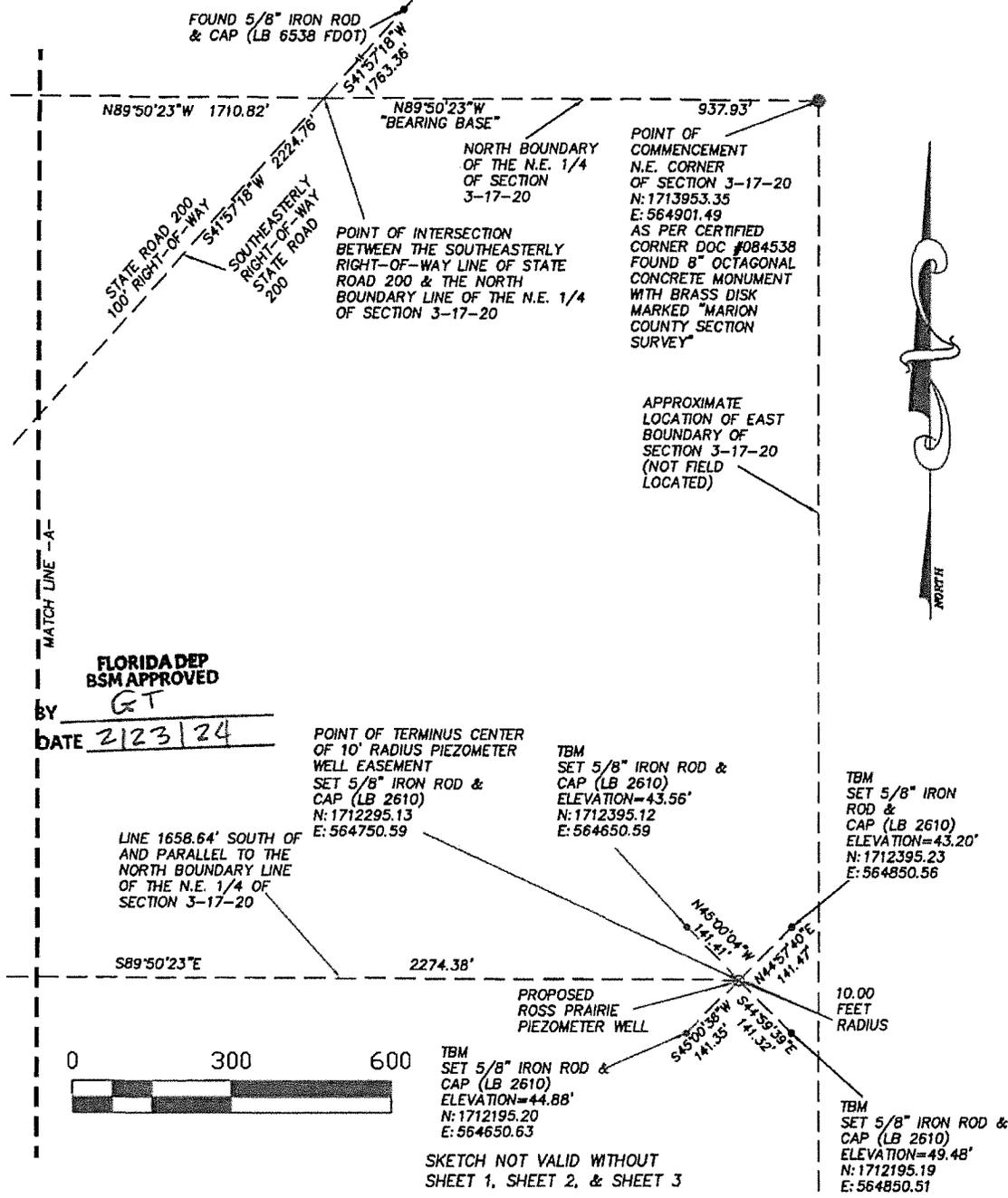
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OFFICES @ MIAMI, FLORIDA

PROJECT NAME
SKETCH OF DESCRIPTION FOR
10' PIEZOMETER INGRESS/EGRESS
EASEMENT

DRAWN BY: RAB **DATE:** 1/11/24
CHECKED BY: GM **SHEET NO. 3 OF 3**
JOB NO. 23-1081

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10' RADIUS PIEZOMETER WELL EASEMENT
(THIS IS NOT A BOUNDARY SURVEY)**



Z:\Job Folders\2023\23-1081 PIEZOMETER WELL LOCATION\DWG\23-1081.dwg, October 10, 2023 2:40 PM, ARDURRA GROUP, Inc.

NO.	BY	DATE	REVISION

OCALA SURVEY DIVISION
2182 N.E. 2nd STREET
OCALA, FLORIDA 34470
(863) 622-7224
OFFICE • MILAMLS.COM

COLLEGE OF PROFESSIONAL DESIGN

PROJECT NAME
SKETCH OF DESCRIPTION FOR
10' RADIUS PIEZOMETER WELL EASEMENT

DRAWN BY: RAB	DATE: 10/09/23
CHECKED BY: GM	SHEET NO. 2 OF 3
JOB NO: 23-1081	

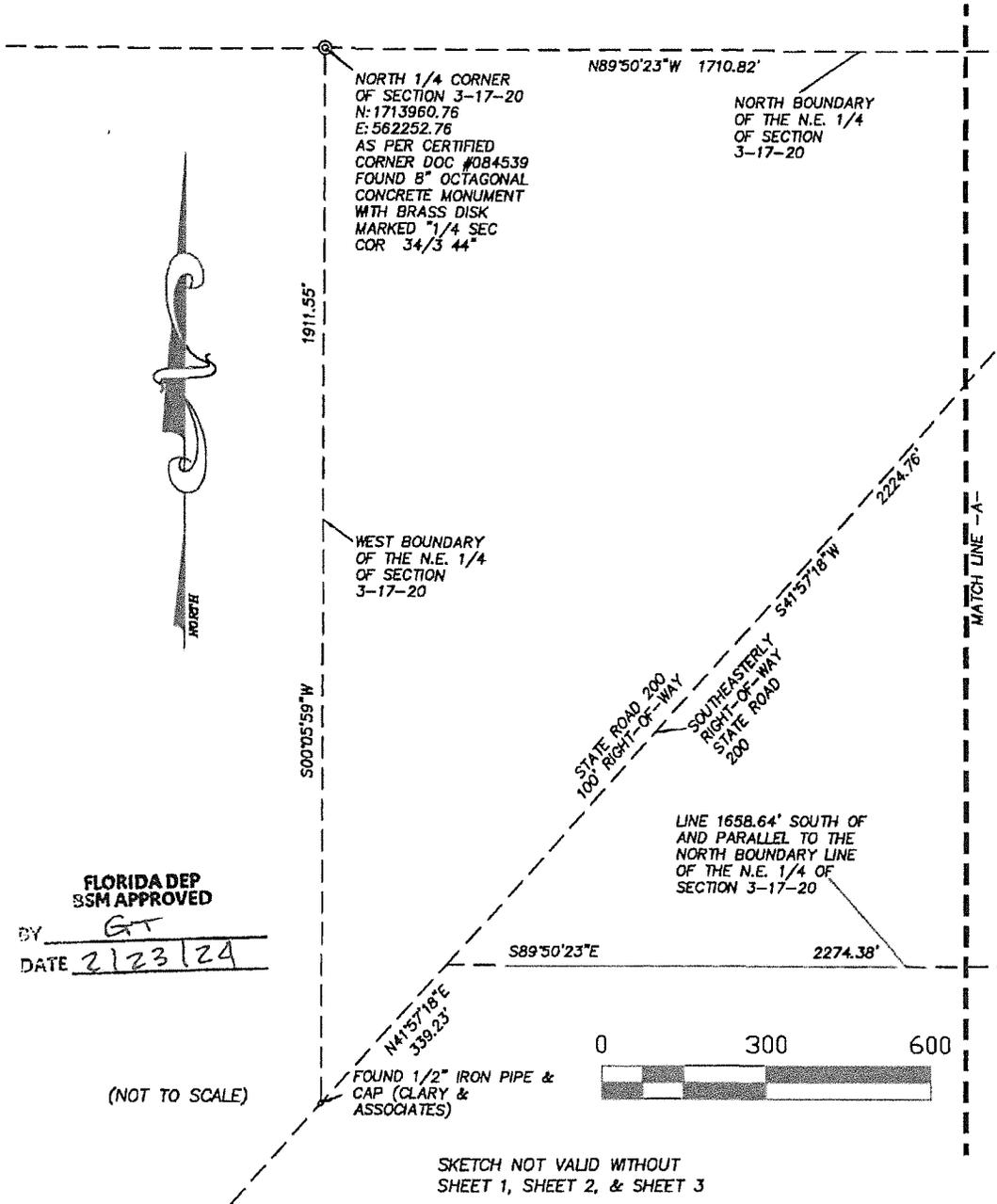
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, AND THE PLAT AND DESCRIPTION ABOVE IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND MEETS THE ESTABLISHED STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

GARY L. MILAM P.S.M. #5058 L.B. #2610
ARDURRA GROUP, INC.
OCALA SURVEY DIVISION
2182 N.E. 2nd STREET
OCALA, FLORIDA 34470
(352) 622-7224



- LEGEND:**
- ° = DEGREES WHEN USED IN A BEARING AND/OR ANGLE
 - ' = MINUTES WHEN USED IN A BEARING AND/OR ANGLE
 - " = SECONDS WHEN USED IN A BEARING AND/OR ANGLE
 - FEET = FEET WHEN USED IN A DISTANCE

**SKETCH OF DESCRIPTION
10' RADIUS PIEZOMETER WELL EASEMENT
(THIS IS NOT A BOUNDARY SURVEY)**



FLORIDA DEP
SSM APPROVED
BY GT
DATE 2/23/24

(NOT TO SCALE)



SKETCH NOT VALID WITHOUT
SHEET 1, SHEET 2, & SHEET 3

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, AND THE PLAT AND DESCRIPTION ABOVE IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND MEETS THE ESTABLISHED STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

Gary L. Milam
GARY L. MILAM P.S.M. #5058 L.B. #2610 No. 0066
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NO.	BY	DATE	REVISION

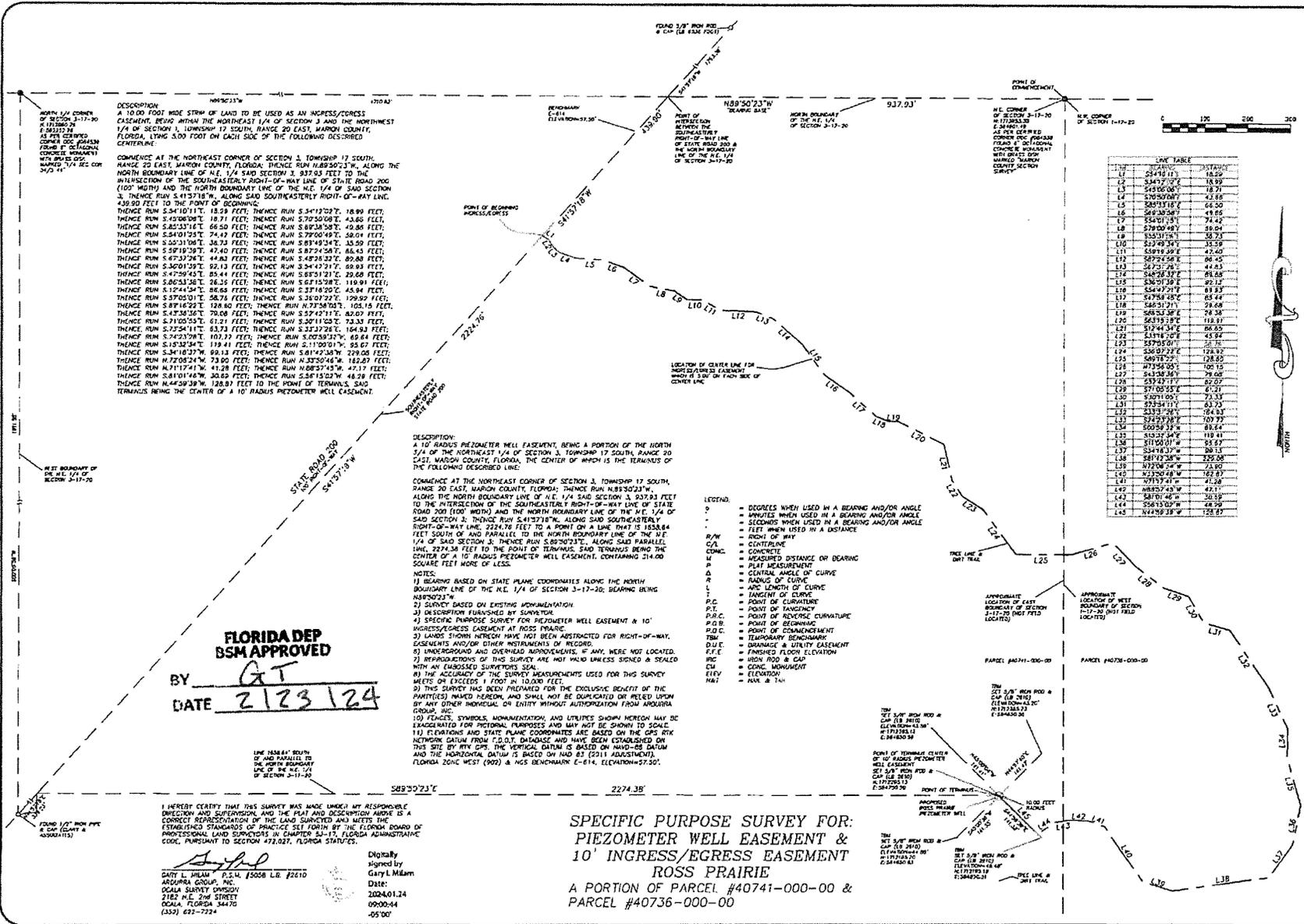
OCALA SURVEY DIVISION
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OCALA, FLORIDA 34470
(352) 622-7224
OFFICE @ MILAMLS.COM

ARDURRA
COLLECTIVE. PROBLEM. SOLVER.

PROJECT NAME
SKETCH OF DESCRIPTION FOR
10' RADIUS PIEZOMETER WELL EASEMENT

DRAWN BY: RAB	DATE: 10/09/23
CHECKED BY: GM	SHEET NO. 3 OF 3
JOB NO: 23-1081	

Z:\Job Folders\2023\23-1081 PIEZOMETER WELL LOCATION\DWG\23-1081.dwg, October 10, 2023 2:40 PM, ARDURRA GROUP, Inc.



DESCRIPTION:
A 1000 FOOT WIDE STRIP OF LAND TO BE USED AS AN INGRESS/EGRESS EASEMENT, BEING THE NORTHWEST 1/4 OF SECTION 3 AND THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 17 SOUTH, RANGE 20 EAST, MARION COUNTY, FLORIDA, LYING 4.00 FOOT ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:
COMMENCE AT THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 17 SOUTH, RANGE 20 EAST, MARION COUNTY, FLORIDA; THENCE RUN N48°50'23"W, ALONG THE NORTH BOUNDARY LINE OF N.E. 1/4 SAID SECTION 3, 937.93 FEET TO THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF STATE ROAD 200 (100' WIDE) AND THE NORTH BOUNDARY LINE OF THE N.E. 1/4 OF SAID SECTION 3; THENCE RUN S 41°57'18"W, ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, 430.80 FEET TO THE POINT OF BEGINNING;
THENCE RUN S 34°12'02"E, 18.99 FEET; THENCE RUN S 34°12'02"E, 18.99 FEET;
THENCE RUN S 42°08'00"E, 18.71 FEET; THENCE RUN S 72°05'00"E, 43.86 FEET;
THENCE RUN S 82°53'16"E, 66.50 FEET; THENCE RUN S 89°38'58"E, 49.86 FEET;
THENCE RUN S 84°01'24"E, 24.42 FEET; THENCE RUN S 72°05'00"E, 58.04 FEET;
THENCE RUN S 20°53'10"E, 36.32 FEET; THENCE RUN S 89°38'58"E, 33.59 FEET;
THENCE RUN S 59°18'39"E, 47.40 FEET; THENCE RUN S 87°24'58"E, 86.43 FEET;
THENCE RUN S 67°37'24"E, 44.83 FEET; THENCE RUN S 48°24'32"E, 89.88 FEET;
THENCE RUN S 30°01'59"E, 92.13 FEET; THENCE RUN S 34°42'17"E, 69.93 FEET;
THENCE RUN S 47°59'43"E, 85.44 FEET; THENCE RUN S 68°51'21"E, 29.68 FEET;
THENCE RUN S 60°53'38"E, 28.35 FEET; THENCE RUN S 67°15'08"E, 119.91 FEET;
THENCE RUN S 12°44'54"E, 88.68 FEET; THENCE RUN S 37°14'02"E, 45.84 FEET;
THENCE RUN S 37°02'01"E, 58.78 FEET; THENCE RUN S 25°07'22"E, 129.59 FEET;
THENCE RUN S 8°16'49"E, 128.80 FEET; THENCE RUN N 73°58'08"E, 126.15 FEET;
THENCE RUN S 47°38'56"E, 78.08 FEET; THENCE RUN S 57°42'11"E, 82.07 FEET;
THENCE RUN S 71°05'55"E, 61.21 FEET; THENCE RUN S 50°11'03"E, 73.33 FEET;
THENCE RUN S 27°54'11"E, 63.73 FEET; THENCE RUN S 12°12'29"E, 164.93 FEET;
THENCE RUN S 24°23'28"E, 101.72 FEET; THENCE RUN S 00°59'32"E, 65.64 FEET;
THENCE RUN S 14°32'54"E, 119.41 FEET; THENCE RUN S 81°14'48"W, 229.08 FEET;
THENCE RUN N 72°05'24"W, 73.00 FEET; THENCE RUN N 33°55'46"W, 142.87 FEET;
THENCE RUN N 11°17'41"W, 41.28 FEET; THENCE RUN N 88°54'35"E, 42.19 FEET;
THENCE RUN S 81°01'46"W, 30.65 FEET; THENCE RUN S 58°15'22"E, 48.78 FEET;
THENCE RUN N 46°59'39"W, 128.87 FEET TO THE POINT OF TERMINAL SAID TERMINAL BEING THE CENTER OF A 10' RADIUS PIEZOMETER WELL EASEMENT.

DESCRIPTION:
A 10' RADIUS PIEZOMETER WELL EASEMENT, BEING A PORTION OF THE NORTH 1/4 OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 17 SOUTH, RANGE 20 EAST, MARION COUNTY, FLORIDA, THE CENTER OF WHICH IS THE TERMINUS OF THE FOLLOWING DESCRIBED LINE:
COMMENCE AT THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 17 SOUTH, RANGE 20 EAST, MARION COUNTY, FLORIDA; THENCE RUN N 83°50'23"W, ALONG THE NORTH BOUNDARY LINE OF N.E. 1/4 SAID SECTION 3, 937.93 FEET TO THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF STATE ROAD 200 (100' WIDE) AND THE NORTH BOUNDARY LINE OF THE N.E. 1/4 OF SAID SECTION 3; THENCE RUN S 41°57'18"W, ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, 2274.36 FEET TO A POINT ON A LINE THAT IS 1558.84 FEET SOUTH OF AND PARALLEL TO THE NORTH BOUNDARY LINE OF THE N.E. 1/4 OF SAID SECTION 3; THENCE RUN S 83°50'23"W, ALONG SAID PARALLEL LINE, 2274.36 FEET TO THE POINT OF TERMINUS, SAID TERMINUS BEING THE CENTER OF A 10' RADIUS PIEZOMETER WELL EASEMENT, CONTAINING 214.00 SQUARE FEET MORE OR LESS.

NOTES:
1) BEARING BASED ON STATE PLANE COORDINATES ALONG THE NORTH BOUNDARY LINE OF THE N.E. 1/4 OF SECTION 3-17-20; BEARING BEING N83°50'23"W
2) SURVEY BASED ON EXISTING MONUMENTATION
3) DESCRIPTION FURNISHED BY SURVEYOR
4) SPECIFIC PURPOSE SURVEY FOR PIEZOMETER WELL EASEMENT & 10' INGRESS/EGRESS EASEMENT AT CROSS FRAME
5) LANDS SHOWN HEREON HAVE NOT BEEN ABSTRACTED FOR RIGHT-OF-WAY, EASEMENTS AND/OR OTHER INSTRUMENTS OF RECORD
6) UNDERGROUND AND OVERHEAD APPROXIMATIONS, IF ANY, WERE NOT LOCATED
7) REPRODUCTIONS OF THIS SURVEY ARE NOT VALID UNLESS SIGNED & SEALED WITH AN ENCLOSED SURVEYOR'S SIGNATURE
8) THE ACCURACY OF THE SURVEY MEASUREMENTS USED FOR THIS SURVEY MEETS OR EXCEEDS 1 FOOT IN 10,000 FEET
9) THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE BENEFIT OF THE PARTY(ES) NAMED HEREON, AND SHALL NOT BE DUPLICATED OR RELED UPON BY ANY OTHER INDIVIDUAL OR ENTITY WITHOUT AUTHORIZATION FROM ARDURRA GROUP, INC.
10) FEATHERS, SYMBOLS, MONUMENTATION, AND UTILITIES SHOWN HEREON MAY BE ENLARGED FOR PRACTICAL PURPOSES AND MAY NOT BE SHOWN TO SCALE
11) ELEVATIONS AND STATE PLANE COORDINATES ARE BASED ON THE GRS 83 NETWORK DATUM FROM F.T.D.T. DATUMS AND HAVE BEEN ESTABLISHED ON THIS SITE BY RTK GPS. THE VERTICAL DATUM IS BASED ON NAVD-83 DATUM AND THE HORIZONTAL DATUM IS BASED ON NAD 83 (2011 ADJUSTMENT), FLORIDA ZONE WEST (9002) & NGS BECNMARN C-614. ELEVATION=75.60'

FLORIDA DEP
BSM APPROVED
BY: *GT*
DATE: 2/23/24

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE SUPERVISION AND THAT THE PLAN AND DESCRIPTION THEREON IS A CORRECT REPRESENTATION OF THE LAND SURVEYED AND MEETS THE ESTABLISHED STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 461.17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.
Signature
DARYL L. WILSON, P.S. 14, 15058 L.B. #2610
ARDURRA GROUP, INC.
OCALA SURVEY DIVISION
2182 N.E. 2ND STREET
OCALA, FLORIDA 34470
(352) 225-7224
Digitally
Signed by
Gary L. Midam
Date:
2024.01.24
09:00:44
-05'00"

SPECIFIC PURPOSE SURVEY FOR:
PIEZOMETER WELL EASEMENT &
10' INGRESS/EGRESS EASEMENT
ROSS PRAIRIE
A PORTION OF PARCEL #40741-000-00 &
PARCEL #40736-000-00

LINE TABLE

LINE NO.	BEARING	DISTANCE
L1	S 24°49'11"E	18.59
L2	S 44°17'07"E	18.99
L3	S 42°08'00"E	18.71
L4	S 72°05'00"E	43.86
L5	S 82°53'16"E	66.50
L6	S 89°38'58"E	49.86
L7	S 84°01'24"E	24.42
L8	S 72°05'00"E	58.04
L9	S 20°53'10"E	36.32
L10	S 89°38'58"E	33.59
L11	S 59°18'39"E	47.40
L12	S 87°24'58"E	86.43
L13	S 67°37'24"E	44.83
L14	S 30°01'59"E	92.13
L15	S 34°42'17"E	69.93
L16	S 47°59'43"E	85.44
L17	S 68°51'21"E	29.68
L18	S 60°53'38"E	28.35
L19	S 67°15'08"E	119.91
L20	S 12°44'54"E	88.68
L21	S 37°14'02"E	45.84
L22	S 37°02'01"E	58.78
L23	S 25°07'22"E	129.59
L24	S 8°16'49"E	128.80
L25	N 73°58'08"E	126.15
L26	S 47°38'56"E	78.08
L27	S 57°42'11"E	82.07
L28	S 71°05'55"E	61.21
L29	S 50°11'03"E	73.33
L30	S 27°54'11"E	63.73
L31	S 12°12'29"E	164.93
L32	S 24°23'28"E	101.72
L33	S 00°59'32"E	65.64
L34	S 14°32'54"E	119.41
L35	S 81°14'48"W	229.08
L36	N 72°05'24"W	73.00
L37	N 33°55'46"W	142.87
L38	N 11°17'41"W	41.28
L39	N 88°54'35"E	42.19
L40	S 81°01'46"W	30.65
L41	S 58°15'22"E	48.78
L42	N 46°59'39"W	128.87
L43	S 41°57'18"W	2274.36

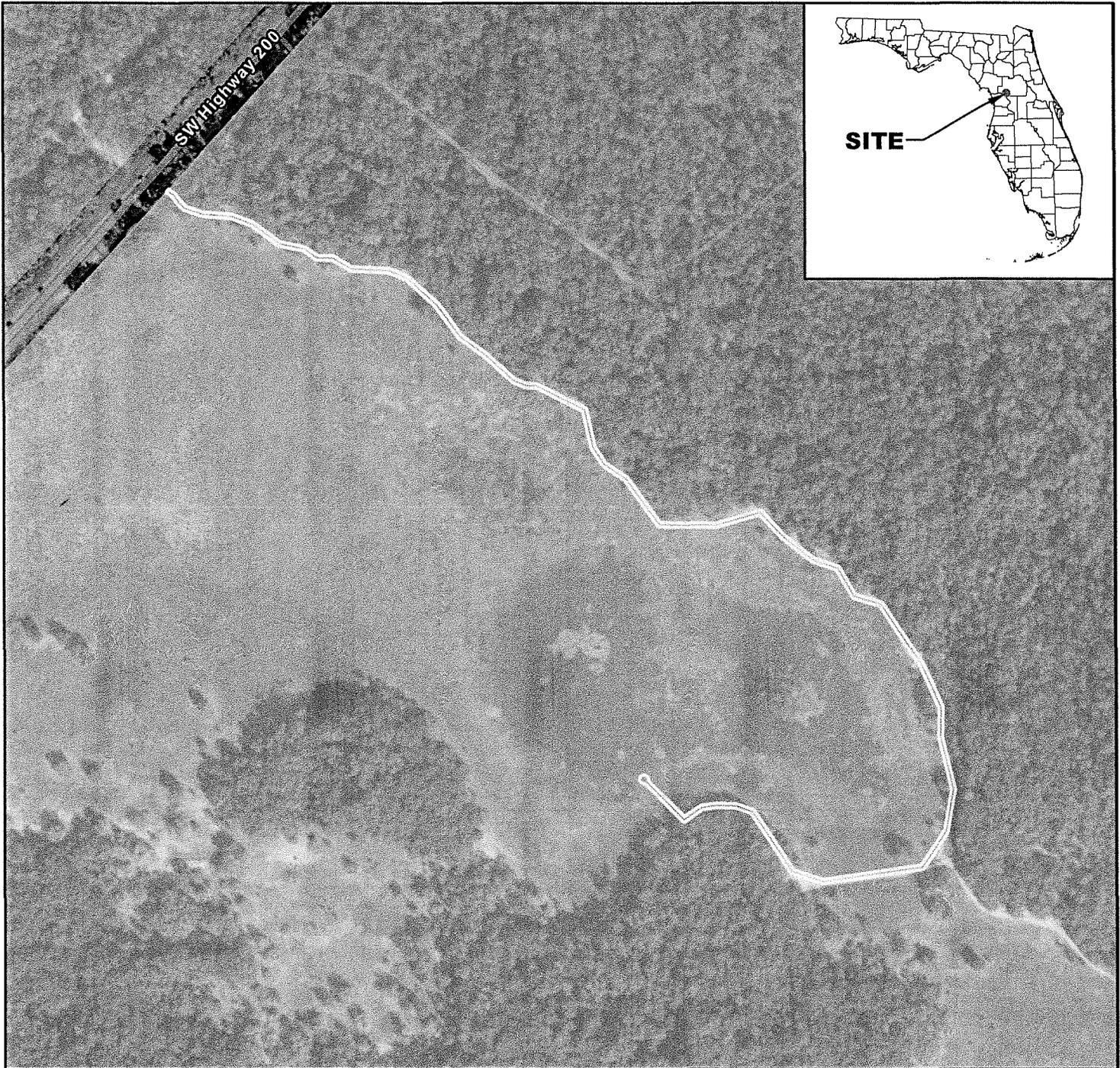
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 - ' = MINUTES WHEN USED IN A BEARING AND/OR ANGLE
 - '' = SECONDS WHEN USED IN A BEARING AND/OR ANGLE
 - = FEET WHEN USED IN A DISTANCE
 - = RIGHT OF WAY
 - C/L = CENTERLINE
 - CONC. = CONCRETE
 - M = MEASURED DISTANCE OR BEARING
 - PLT = PLAT MEASUREMENT
 - Δ = CENTRAL ANGLE OF CURVE
 - R = RADIUS OF CURVE
 - L = ARC LENGTH OF CURVE
 - P.C. = POINT OF CURVATURE
 - P.T. = POINT OF TANGENCY
 - P.V.C. = POINT OF VERTICAL CURVATURE
 - P.O.B. = POINT OF BEGINNING
 - P.O.C. = POINT OF COMMENCEMENT
 - TRM = TEMPORARY BENCHMARK
 - D.U.E. = DRAINAGE & UTILITY EASEMENT
 - F.F.E. = FINISHED FLOOR ELEVATION
 - IRC = IRON ROD & CAP
 - CM = CONCRETE MONUMENT
 - ELEV = ELEVATION
 - NAI = NAIL & TIN

SHEET NO. 1 of 1

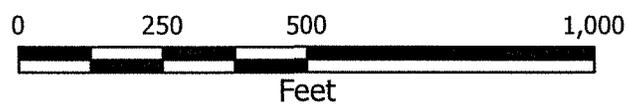
OCALA SURVEY DIVISION
2182 N.E. 2ND STREET
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OFFICE @ WILSON.COM

ARDURRA
SPECIALTY SURVEY GROUP, INC.
PIEZOMETER WELL EASEMENT & 10' INGRESS/EGRESS EASEMENT

PROJECT NAME: _____
DATE: 10/09/23
CHECKED BY: GM
DATE: 2/23/24



 Subject Parcel
 State Managed Conservation Lands



Easement 35579

Marion County, Florida