

Meeting Date
July 11, 2017



AGENDA	
Section	Consent
Item No.	II. A. 6

AGENDA REPORT
BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS

SUBJECT:	Approval Re: Contract for Sale and Purchase of property from Synergistic Satellite, Inc. for additional land needed related to improvements to Lift Station S-07, Specific Purpose Easement and Resolution related to the relocation of a gate post - District 4 (Fiscal Impact: \$3,400.00)
DEPT/OFFICE:	Public Works Department / Land Acquisition Section / Utility Services Department

Requested Action:

It is requested that the Board of County Commissioners approve and authorize the Chairman to: 1) Execute a Contract for Sale and Purchase between Brevard County and Synergistic Satellite, Inc. for additional land needed related to the improvements to Lift Station S-07, 2) Authorize the acceptance of a Warranty Deed as part of the contract process, and 3) Approve and authorize the Chairman to execute the Resolution and Specific Purpose Easement related to the relocation of the gate post.

Summary Explanation & Background:

This subject property is located in Section 35, Township 26 South, Range 37 East.

Brevard County Utility Services is nearing completion of the improvements to Lift Station S-07 located at the northeast corner of the intersection of South Patrick Drive and Sherwood Avenue in Satellite Beach. To make these improvements, Synergistic Satellite, Inc., previously deeded to the County the land needed for the proposed project. Upon completion it was found that there is a need for and additional 75 square feet to accommodate the improvements.

An offer was made to the owner in the amount of \$1,000.00 for the fee simple parcel. The owner countered with an offer of \$3,400.00 for the fee simple parcel and damages done to the sign on his remainder property. The owner provided proof of comparable sales in the area that supported the counter-offer.

To have the parcel appraised (partial take with the potential for damage) it would cost approximately \$5,000.00, raising the potential cost for acquisition of the fee simple parcel to \$8,400.00. Therefore, it is in the best interest of the County to accept the \$3,400.00 counter-offer to include both the fee simple parcel and release from further damage claims.

During construction, the owner's gate post was relocated on to property previously acquired by the County from the owner. It is also requested that the Board approve and authorize the Chairman to sign the resolution and easement related to granting Synergistic Satellite, Inc. an easement for the gate post. The easement is 4 square feet in size.

There are no mortgages on the property.

Land Acquisition Policies and Procedures require approval and acceptance by the Board of County Commissioners for all easements and fee simple dedications.

Fiscal Impact – FY 2016 / 2017 - \$3,400.00
FY 2017 / 2018 – No impact

Clerk to the Board Instructions: Forward executed Resolution, Specific Purpose Easement, Contract for Sale and Purchase and Board approval memo Department.

Exhibits Attached: Original Contract for Sale and Purchase, Resolution, Specific Purpose Easement, Location Map, Property Fact Sheet

Contract /Agreement (If attached): Reviewed by County Attorney Yes No PR

Interim County Manager	Interim Assistant County Manager	Department Director / Extension
Frank Abbate	John Denninghoff / 57202	Andrew J. Holmes (Interim) / 57202
		Jim Helmer / 52091



Tammy Rowe, Clerk to the Board, 400 South Street • P.O. Box 999, Titusville, Florida 32781-0999

Telephone: (321) 637-2001
Fax: (321) 264-6972
Tammy.Rowe@brevardclerk.us

July 12, 2017

M E M O R A N D U M

TO: Andrew Holmes, Interim Public Works Director

RE: Item II.A.6., Resolution, Contract for Sale and Purchase, and Specific Purpose Easement with Synergistic Satellite, Inc. for Additional Land Needed Related to Improvements to Lift Station S-07, and Relocation of a Gate Post

The Board of County Commissioners, in regular session on July 11, 2017, adopted Resolution No. 17-110, executed Contract for Sale and Purchase, and executed Specific Purpose Easement with Synergistic Satellite, Inc. for additional land needed related to the improvements to Lift Station S-07, and relocation of gate post. Enclosed are fully-executed Resolution, Contract for Sale and Purchase, and Specific Purpose Easement.

Your continued cooperation is always appreciated.

Sincerely,

BOARD OF COUNTY COMMISSIONERS
SCOTT ELLIS, CLERK

Tammy Rowe

Tammy Rowe, Deputy Clerk

Encls. (3)

cc: Utility Services Director
Contracts Administration
Asset Management
Finance
Budget

BOARD OF COUNTY COMMISSIONERS


AGENDA: RESOLUTION, CONTRACT FOR SALE AND PURCHASE, ADDENDUM
BETWEEN SYNERGISTIC SATELLITE, INC. AND BREVARD COUNTY
RELATED TO LIFT STATION S-07- DISTRICT 4

AGENCY: PUBLIC WORKS DEPARTMENT / LAND ACQUISITION SECTION /
UTILITY SERVICES

AGENCY CONTACT: DAN JONES, LAND ACQUISITION SUPERVISOR

CONTACT PHONE: 321-690-6847

REVIEW

	APPROVE	DISAPPROVE	DATE
LAND ACQUISITION Dan Jones, Supervisor	_____	_____	_____
COUNTY ATTORNEY Cristina Berrios Assistant County Attorney	_____	_____	_____
PUBLIC WORKS Andrew J. Holmes, Interim Director		_____	<u>6/19/2017</u>
Utility services Jim Helmer, Director	_____	_____	_____

AGENDA DUE DATE: June 19, 2017 for the July 11, 2017 Board meeting

IF ANY REVIEWING OFFICE HAS QUESTIONS OR CONCERNS REGARDING THIS PACKAGE, PLEASE ADVISE AGENCY CONTACT IMMEDIATELY.

PLEASE CALL DEBBIE CRUZ AT 690-6847 (5-6847) WHEN READY TO BE PICKED UP.

THANK YOU.

BOARD OF COUNTY COMMISSIONERS




AGENDA: RESOLUTION, CONTRACT FOR SALE AND PURCHASE, ADDENDUM
BETWEEN SYNERGISTIC SATELLITE, INC. AND BREVARD COUNTY
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AGENCY CONTACT: DAN JONES, LAND ACQUISITION SUPERVISOR

CONTACT PHONE: 321-690-6847

REVIEW

	APPROVE	DISAPPROVE	DATE
LAND ACQUISITION Dan Jones, Supervisor		_____	5/17/17
COUNTY ATTORNEY * Cristina Berrios Assistant County Attorney		_____	5/17/17
PUBLIC WORKS John Denninghoff, Director	_____	_____	_____
Utility services Jim Helmer, Director		_____	5/18/17

AGENDA DUE DATE: June 19, 2017 for the July 11, 2017 Board meeting

IF ANY REVIEWING OFFICE HAS QUESTIONS OR CONCERNS REGARDING THIS PACKAGE, PLEASE ADVISE AGENCY CONTACT IMMEDIATELY.

PLEASE CALL DEBBIE CRUZ AT 690-6847 (5-6847) WHEN READY TO BE PICKED UP.

THANK YOU.

* Assuming the exchange agreement is properly advertized.



CLERK TO THE BOARD OF COUNTY C
400 SOUTH ST

TITUSVILLE, FL 32780

STATE OF FLORIDA COUNTY OF BREVARD:
Before the undersigned authority personally appeared Becky Holland, who on oath says that he or she is a Legal Advertising Representative of the FLORIDA TODAY, a daily newspaper published in Brevard County, Florida that the attached copy of advertisement, being a Legal Ad in the matter of

Legal Notices

as published in FLORIDA TODAY in the issue(s) of:

06/26/17, 07/03/17

Affiant further says that the said FLORIDA TODAY is a newspaper in said Brevard County, Florida and that the said newspaper has heretofore been continuously published in said Brevard County, Florida each day and has been entered as periodicals matter at the post office in MELBOURNE in said Brevard County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has never paid nor promised any person, firm or coporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and Subscribed before me this 26th of June 2017, by Becky Holland who is personally known to me

Adia Bell
Notary Public for the State of Florida
My Commission expires January 27, 2020

Publication Cost: \$155.29
Ad No: 0002231701
Customer No: BRE-6BR427



Adia Bell
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF954893
Expires 1/27/2020

AD# 2231701 6/26, 7/3/2017
PUBLIC NOTICE
BREVARD COUNTY BOARD OF
COUNTY COMMISSIONERS
As provided in Chapter 125.37 F.S., notice is hereby given that the Board of County Commissioners will hold a public hearing at 5:00 p.m. on July 11, 2017, at the Brevard County Government Center Board Room, Building C, 2725 Judge Fran Jamieson Way, Viera, Florida.

The purpose of the hearing will be to consider an exchange of easement rights between Brevard County and Synergistic Satellite, Inc.

In accordance with the Americans with Disabilities Act and Section 286.26 of the Florida Statutes, persons needing special accommodations or an interpreter to participate in the proceedings, please notify Dan Jones at 321-690-6847 in the Public Works Department, Land Acquisition Section, no later than 48 hours prior to the meeting.
A copy of the proposed agreement may be obtained by contacting Dan Jones, Land Acquisition Specialist at 321-690-6847.

Persons seeking to preserve a verbatim transcript of the record meeting must make those arrangements at their own expense.

RESOLUTION NO 2017 - 110

A RESOLUTION PURSUANT TO SECTION 125.37, FLORIDA STATUTES (2016) AUTHORIZING THE EXCHANGE OF COUNTY PROPERTY FOR OTHER REAL PROPERTY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Brevard County holds certain real property and desires to exchange an easement interest in a portion of that property for a fee interest in a portion of real property owned by Synergistic Satellite, Inc.; and

WHEREAS, in further consideration for obtaining fee interest in a portion of real property owned by Synergistic Satellite, Inc., Brevard County agrees to pay Synergistic Satellite, Inc. a sum totaling thirty-four hundred dollars (\$3,400.00).

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF BREVARD COUNTY, FLORIDA, that:

The parcel to be exchanged is described as follows:

See Attached **Exhibit "A"**

The parcel to be acquired is described as follows:

See Attached **Exhibit "B"**

This resolution shall take effect immediately and the County Attorney is directed to prepare the necessary instruments to be recorded with this Resolution in the Official Records Books of Brevard County, Florida. However, the exchange of real property and any interests therein shall not occur prior to the August 8, 2017 closing on the parcel described in **Exhibit "B"** pursuant to the Contract for Sale and Purchase executed between the parties on July 11, 2017.


DONE, ORDERED AND ADOPTED, in Regular Session, this 11 day of July, 2017, A.D.

ATTEST:



Scott Ellis, Clerk

BOARD OF COUNTY COMMISSIONERS
OF BREVARD COUNTY, FLORIDA

By: 
Curt Smith, Chairman
As approved by the Board on 7/11/17

LEGAL DESCRIPTION

"EXHIBIT A"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.01
PURPOSE: PERMANENT EASEMENT IN FAVOR
OF SYNERGISTIC SATELLITE, INC.

SHEET 1 OF 2

FOR SKETCH OF DESCRIPTION
SEE SHEET 2 OF 2
NOT VALID WITHOUT
SHEET 2 OF 2

LEGAL DESCRIPTION: PERMANENT EASEMENT (BY SURVEYOR)

THE EAST 2.00 FEET OF THE SOUTH 2.00 FEET OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, LYING IN SECTION 35, TOWNSHIP 26 SOUTH, RANGE 37 EAST, BREVARD COUNTY.

CONTAINING 4.00 SQUARE FEET MORE OR LESS AND SUBJECT TO ANY OTHER EASEMENTS AND/OR RIGHTS OF WAY OF RECORD.

SURVEYOR'S NOTES:

1. THIS IS NOT A BOUNDARY SURVEY.
2. BEARINGS BASED ON THE WEST PROPERTY LINE OF LOT 9, BLOCK 5, PLAT OF 11TH ADDITION TO MICHIGAN BEACH SUBDIVISION PER PLAT BOOK 19, PAGE 23, HAVING A RECORD BEARING OF N00°16'00"W.
3. SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD.
4. THIS DESCRIPTION WAS PREPARED WITH THE BENEFIT OF ALLIANT NATIONAL TITLE INSURANCE COMPANY OWNERSHIP AND ENCUMBRANCE REPORT, FILE NUMBER FL1075-1400798 AND AGENT FILE NUMBER 14-1074.
5. SKETCH DOES NOT WARRANT TITLE.
6. THIS SKETCH WAS PREPARED FOR THE EXCLUSIVE USE OF THE CLIENT (S) SHOWN HEREON; COPIES ARE VALID ONLY WHEN SIGNED, DATED AND EMBOSSED WITH THE SURVEYOR'S SEAL.

MAP OF LEGAL DESCRIPTION PREPARED FOR AND CERTIFIED TO: THE BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS

DAVID J. KUGELMANN, PLS NO. 5117
NOT VALID UNLESS SIGNED AND SEALED

KUGELMANN LAND SURVEYING, INC.

30 NORTH TROPICAL TRAIL, SUITE B
MERRITT ISLAND, FLORIDA 32953
L.B. NO. 6575 - PHONE (321) 459-0930

DRAWN BY: DJK

CHECKED BY: KKW

DRAWING NO. 2013058

SECTION 35

DATE: 4-16-16

SHEET 1 OF 2

REVISIONS _____

TOWNSHIP 26 SOUTH

RANGE 37 EAST

SKETCH OF DESCRIPTION

"EXHIBIT A"

SECTION 35, TOWNSHIP 26 S. RANGE 37 E
 PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.01

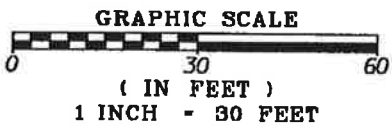
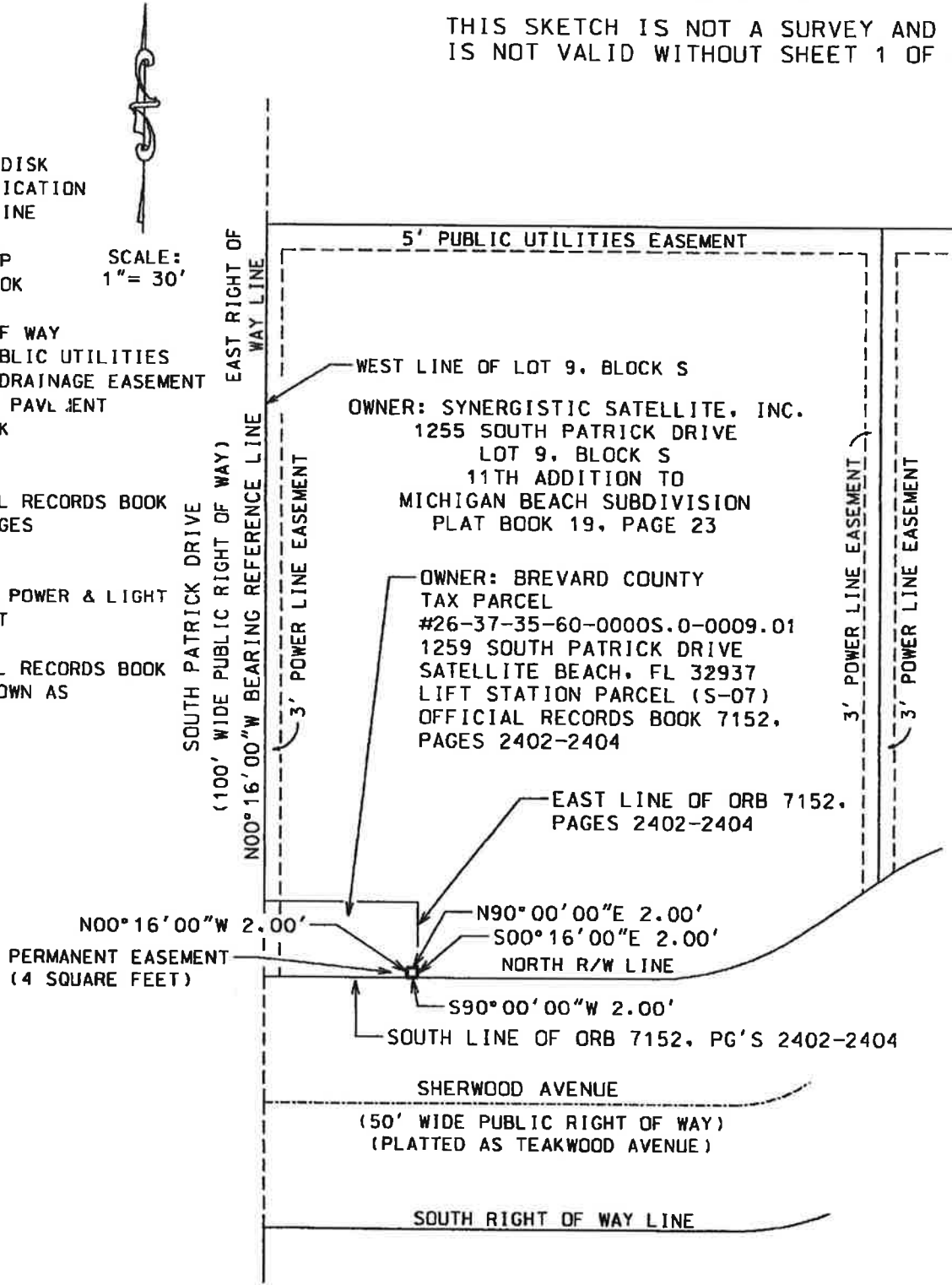
SHEET 2 OF 2

THIS SKETCH IS NOT A SURVEY AND
 IS NOT VALID WITHOUT SHEET 1 OF 2

ABBREVIATIONS:

- FND FOUND
- N&D NAIL & DISK
- ID IDENTIFICATION
- C/L CENTERLINE
- SEC SECTION
- T TOWNSHIP
- P.B. PLAT BOOK
- AVE AVENUE
- R/W RIGHT OF WAY
- P.U & D.E. PUBLIC UTILITIES & DRAINAGE EASEMENT
- EOP EDGE OF PAVEMENT
- S/W SIDEWALK
- SO SQUARE
- FT FEET
- ORB OFFICIAL RECORDS BOOK
- PG(S) PAGE/PAGES
- L LOT
- R RANGE
- FPL FLORIDA POWER & LIGHT
- ESMT EASEMENT
- PG PAGE
- ORB OFFICIAL RECORDS BOOK
- AKA ALSO KNOWN AS
- ST STREET
- N NORTH
- S SOUTH
- E EAST
- W WEST

SCALE:
 1" = 30'



PROJECT NO. 2013058
 SECTION 35, TOWNSHIP 26
 SOUTH, RANGE 37 EAST

PREPARED BY:
 DAVID J. KUGELMANN, PLS NO. 5117

LEGAL DESCRIPTION

"EXHIBIT B"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.00

PURPOSE: FEE SIMPLE PURCHASE FOR EXPANSION OF
LIFT STATION PARCEL (S-07) IN FAVOR
OF THE BOARD OF COUNTY COMMISSIONERS

SHEET 1 OF 2
FOR SKETCH DESCRIPTION
SEE SHEET 2 OF 2
NOT VALID WITHOUT
SHEET 2 OF 2

LEGAL DESCRIPTION: LIFT STATION PARCEL (S-07) EXPANSION, BY SURVEYOR

A PORTION OF LOT 9, BLOCK S, 11TH ADDITION TO MICHIGAN BEACH SUBDIVISION AS RECORDED IN PLAT BOOK BOOK 19, PAGE 23 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, LYING IN SECTION 35, TOWNSHIP 26 SOUTH, RANGE 37 EAST, BREVARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404; THENCE $N00^{\circ}16'00''W$ ALONG THE WEST PROPERTY LINE OF THE SAID LANDS AND THE EAST RIGHT OF WAY LINE OF SOUTH PATRICK DRIVE, A DISTANCE OF 15.00 FEET TO THE NORTHWEST CORNER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404, AND THE POINT OF BEGINNING; THENCE CONTINUE $N00^{\circ}16'00''W$ ALONG THE EAST RIGHT OF WAY LINE OF SOUTH PATRICK LINE, SAID LINE ALSO BEING THE WEST PROPERTY LINE OF SAID LOT 9, BLOCK S, A DISTANCE OF 2.00'; THENCE DEPARTING THE SAID EAST RIGHT OF WAY LINE AND SAID WEST PROPERTY LINE, $N88^{\circ}05'26''E$, A DISTANCE OF 30.01 FEET; THENCE $S00^{\circ}16'00''E$, A DISTANCE OF 3.00 FEET TO THE NORTHEAST CORNER OF SAID OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404; THENCE $S90^{\circ}00'00''W$ ALONG THE NORTH PROPERTY LINE OF THE SAID OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 75.00 SQUARE FEET MORE OR LESS AND SUBJECT TO ANY OTHER EASEMENTS AND/OR RIGHTS OF WAY OF RECORD.

SURVEYOR'S NOTES:

1. THIS IS NOT A BOUNDARY SURVEY.
2. BEARINGS BASED ON THE WEST PROPERTY LINE OF LOT 9, BLOCK S, PLAT OF 11TH ADDITION TO MICHIGAN BEACH SUBDIVISION PER PLAT BOOK 19, PAGE 23 HAVING A RECORD BEARING OF $N00^{\circ}16'00''W$.
3. SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD.
4. THIS DESCRIPTION WAS PREPARED WITH THE BENEFIT OF ALLIANT NATIONAL TITLE INSURANCE COMPANY OWNERSHIP AND ENCUMBRANCE REPORT, FILE NUMBER FL1075-1400798 AND AGENT FILE NUMBER 14-1074.
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MAP OF LEGAL DESCRIPTION PREPARED FOR AND
CERTIFIED TO: THE BREVARD COUNTY BOARD OF
COUNTY COMMISSIONERS

DAVID J. KUGELMANN, PLS NO. 5117
NOT VALID UNLESS SIGNED AND SEALED

KUGELMANN LAND SURVEYING, INC.

30 NORTH TROPICAL TRAIL, SUITE B
MERRITT ISLAND, FLORIDA 32953
L.B. NO. 6575 - PHONE (321) 459-0930

DRAWN BY: <u>DJK</u>	CHECKED BY: <u>KKW</u>	DRAWING NO. <u>2013058</u>	SECTION <u>35</u>
DATE: <u>4-16-16</u>	SHEET <u>1</u> OF <u>2</u>	REVISIONS _____	TOWNSHIP <u>26</u> SOUTH
			RANGE <u>37</u> EAST

SKETCH OF DESCRIPTION

"EXHIBIT B"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
 PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.00

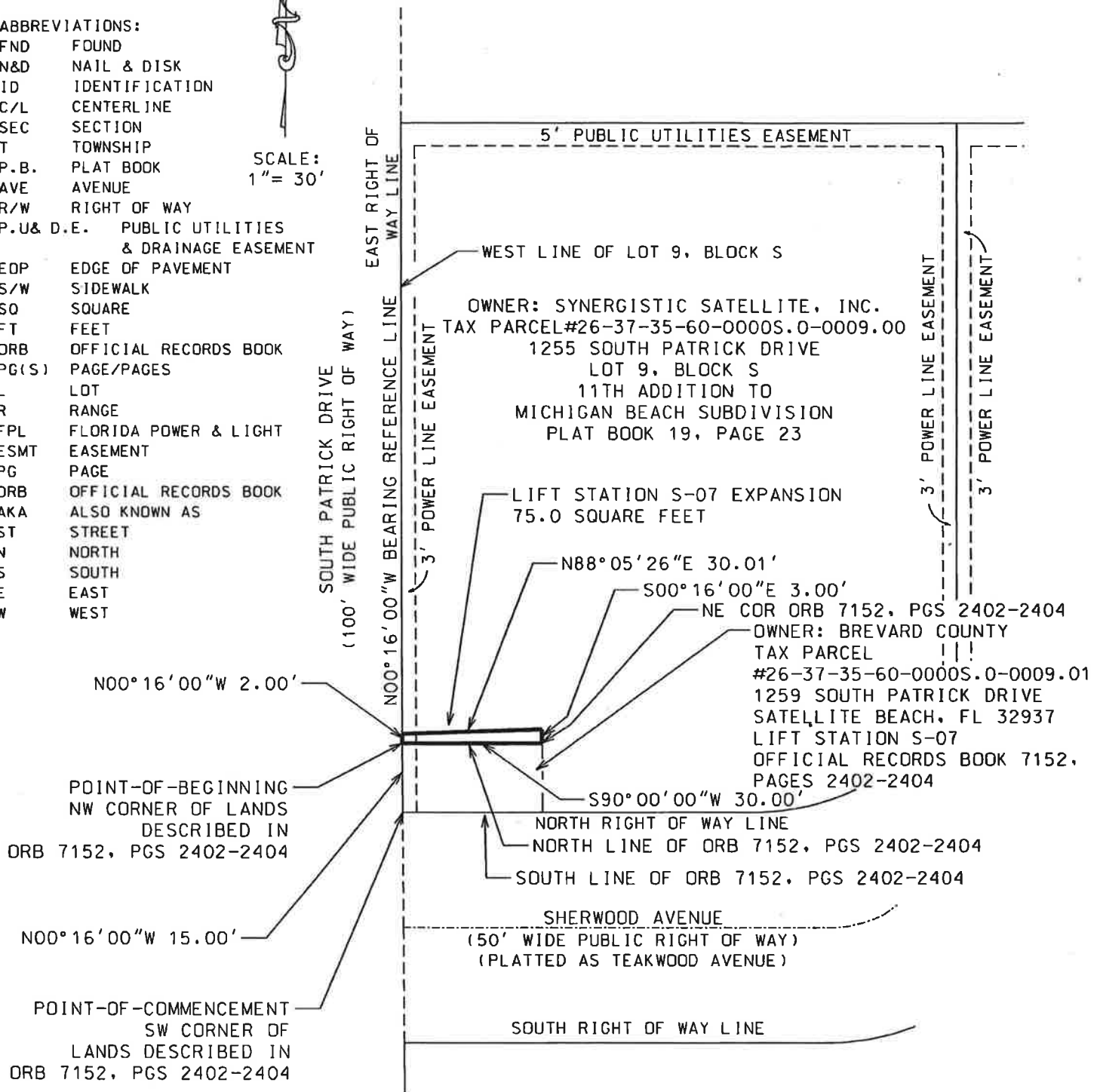
SHEET 2 OF 2

THIS SKETCH IS NOT A SURVEY AND
 IS NOT VALID WITHOUT SHEET 1 OF 2

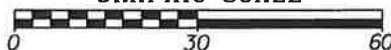
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- AKA ALSO KNOWN AS
- ST STREET
- N NORTH
- S SOUTH
- E EAST
- W WEST

SCALE:
 1" = 30'



GRAPHIC SCALE



(IN FEET)
 1 INCH = 30 FEET

PROJECT NO. 2013058
 SECTION 35, TOWNSHIP 26
 SOUTH, RANGE 37 EAST

PREPARED BY:
 DAVID J. KUGELMANN, PLS NO. 5117

Specific Purpose Easement

THIS INDENTURE, made this 11 day of July 2017, between BREVARD COUNTY, Florida, a political subdivision of the State of Florida, 2725 Judge Fran Jamieson Way, Viera, Florida 32940, as the first party, and SYNERGISTIC SATELLITE INC., 1255 South Patrick Drive, Satellite Beach, FL 32937, as the second party, for the use and benefit of the second party.

WITNESSETH: That the first party, in consideration of One Dollar (\$1.00) and other valuable consideration paid, the receipt of which is hereby acknowledged, hereby grant unto the second party, its successors and assigns, a perpetual easement commencing on the above date for the purposes of locating and maintaining a gate/chain post for securing the property owned by Synergistic Satellite, Inc., and other allied uses pertaining thereto, which shall be strictly construed so as not to enlarge the use, scope, or purpose of the easement.

The land affected by the granting of the easements is located in Section 35, Township 26 South, Range 37 East, County of Brevard, State of Florida, and being more particularly described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS "EXHIBIT A"

TO HAVE AND TO HOLD said easement unto the SYNERGISTIC SATELLITE, INC. and to its successors and/or assigns. The first party does hereby covenant with the second party that it is lawfully seized and possessed of the lands above described and that it has a good and lawful right to convey it or any part thereof.

IN WITNESS WHEREOF, the first party having set their hand and seal this, the day and year first above written.

ATTEST:



Scott Ellis, Clerk

BOARD OF COUNTY COMMISSIONERS
OF BREVARD COUNTY, FLORIDA



Curt Smith, Chairman
Brevard County Commission

Board Date July 11, 2017

Agenda Item II.A.6

As approved by Board 7/11/17



Dana Blickley, CFA
Brevard County Property Appraiser



Location Map – Synergistic Satellite Site



Location Map S-07 Lift Station Improvement Site:
Owner - Synergistic Satellite, Inc.
Parcel ID # - 26-37-35-60-0000S.0-0009.00
Tax ID# - 2613621

North Government Complex
400 South St, 5th Floor
Titusville, FL 32780
Phone: (321) 264-8700
Fax: (321) 264-8654

Merritt Island Services Complex
2575 N Courtenay Pkwy
Merritt Island, FL 32953
Phone: (321) 454-6620
Fax: (321) 454-6618

Viera Government Center
2725 Judge Fran Jamieson Wy
Viera, FL 32940
Phone: (321) 680-6880
Fax: (321) 680-6883

South Services Complex
1515 Sarno Rd
Melbourne, FL 32936
Phone: (321) 255-4440
Fax: (321) 255-4439

Palm Bay Service Complex
450 Cogan Dr, SE
Palm Bay, FL 32909
Phone: (321) 952-4574
Fax: (321) 952-4573

Document content intended for assessment purposes only. Not a survey. Map layers may not precisely align. Other disclaimers apply.
Printed Thursday, March 27, 2014 at 2:10 PM. www.bcpao.us

PROPERTY FACT SHEET

PROJECT: Improvements to Lift Station S-07

OWNER:	Synergistic Satellite, Inc.
PARENT PARCEL LOCATION:	1255 South Patrick Drive, Satellite Drive
PARENT PARCEL SIZE:	0.38 Acres (16,800 square feet)
ZONING/LANDUSE:	C-Convenience Store
PARENT PARCEL IMPROVEMENTS:	2,450 square feet structure with parking lot.
TOPOGRAPHY:	Level with road grade, no wetlands indicated
FLOOD ZONE:	X (outside 500-year flood)
PARCEL ID#:	26-37-35-00-0000S.0-0009.00
TAX ID#:	2613621
MARKET VALUE: (Property Appraiser's Records)	\$172,000.00 (2015 Assessment)
PUBLIC UTILITIES:	All utilities
PROPERTY TRANSACTION: (Clerk of the Court Records)	Purchase date: July 10, 2013 Sale amount: \$175,000.00
ACQUISITION PARCEL SIZE:	75 square feet

CONTRACT FOR SALE AND PURCHASE

Seller: Synergistic Satellite Inc.
1255 South Patrick Drive, Satellite Beach, FL 32937 (site address)
2040 Highway A1A, #205, Indian Harbour Beach, FL 32937 (mailing address)

Buyer: Board of County Commissioners, Brevard County, Florida
2725 Judge Fran Jamieson Way, Viera, Florida 32940

Legal description of property being transferred: SEE ATTACHED EXHIBIT "B"

The transfer shall be made pursuant to the following terms and conditions and the Standards for Real Estate Transactions, on the reverse side of this contract.

Purchase price: \$ 3,400.00 (THREE THOUSAND FOUR HUNDRED DOLLARS AND NO CENTS)

Deposit: \$100 to be transferred to an escrow account established and held by the Brevard County Clerk, such deposit to be applied to the purchase price.

Time for acceptance of offer; effective date; facsimile: If this offer is not executed by and delivered to all parties OR FACT OF EXECUTION communicated in writing between the parties on or before July 11, 2017, the deposit(s) will, at Buyer's option, be returned and this offer withdrawn. The date of Contract ("Effective Date") will be the date when the last one of the Buyer and Seller has signed this offer. A facsimile copy of this Contract and any signatures hereon shall be considered for all purposes as originals.

Title evidence: At least 15 days before closing date, [] Seller shall, at Seller's expense, deliver to Buyer or Buyer's attorney or [X] Buyer shall at Buyer's expense obtain [X] a title search and/or [] title insurance commitment (with legible copies of instruments listed as exceptions attached thereto) and, after closing, an owner's policy of title insurance.

Closing Date: This transaction shall be closed and the deed and other closing papers delivered on August 8, 2017, unless modified by other provisions of this Contract.

Warranties: The following warranties are made and shall survive closing.
a. SELLER warrants that there are no parties in occupancy other than Seller.
b. SELLER warrants there is no hazardous waste or other environmental contamination located in or upon the property being acquired by the County. Seller shall indemnify and defend Buyer from any and all claims or expenses resulting from hazardous waste or environmental contamination located in or upon the property provided such waste or contamination was not placed on the property by the Buyer.
c. SELLER warrants that he/she has no knowledge of any fact or restriction which would prevent use of the property for purposes.
d. SELLER hereby represents and warrants to COUNTY that SELLER has not engaged or dealt with any agent, broker or finder, in regard to this Agreement or to the sale and purchase of the property contemplated hereby. SELLER hereby acknowledges and covenants that SELLER is solely responsible for any and all commissions due arising out of or connected with the sale or transfer of the property. SELLER hereby indemnifies COUNTY and agrees to hold COUNTY free and harmless from and against any and all liability, loss, costs, damage and expense, including but not limited to attorney's fees and costs of litigation both prior to and on appeal, which COUNTY shall ever suffer or incur because of any claim by any agent, broker or finder engaged by SELLER, including broker, whether or not meritorious, for any fee, commission or other compensation with respect to this Agreement or to the sale and purchase of the property contemplated hereby.

Inspections: The BUYER shall have 60 days after the Brevard County Board of County Commissioners executes the contract within which to complete physical inspection and evaluation of the property for environmental, hazardous materials, developability, access, drainage and subsurface conditions. In the event a Phase I environmental assessment meeting ASTM standards is prepared and environmental issues objectionable to BUYER are detected, SELLER shall 1) take all steps necessary to remove BUYER'S objections prior to the expiration of the 60 day inspection period, if possible or 2) if acceptable to BUYER, SELLER shall allow an additional 90 days to provide adequate time to conduct a Phase II assessment meeting ASTM standards. If the Phase I assessment reveals contamination this agreement may be terminated by BUYER and BUYER may decline to allow SELLER to clean up or to proceed to a Phase II assessment. Likewise, if the Phase II assessment reveals contamination objectionable to BUYER, BUYER may terminate this agreement. Alternatively, BUYER may grant SELLER an additional 90 days to clean up the site after the Phase II assessment, but BUYER is not required to do so. SELLER shall allow the BUYER or its agents reasonable right of entry upon the property for inspection purposes. Before the expiration of the initial 60-day inspection period or the additional 90-day extension for a Phase II assessment, BUYER shall have the right to terminate this agreement with a full refund of any deposits, should the results of the inspection indicate the property cannot be used for its intended purpose or that mitigation of conditions would be required. If clean up after a Phase II assessment is attempted but unacceptable to BUYER, the BUYER shall receive a full refund of its deposit.

Condemnation: This property [] is [X] is not being acquired under threat of condemnation. If so, this agreement, includes and settles all issues of full compensation for the property being acquired, including fees and costs.

SELLER shall comply with §196.295, Fla. Stat.

SELLER hereby agrees to provide the necessary information and execute a beneficial interest and disclosure affidavit as required by §286.23, Fla. Stat.

Special Clauses: [X] See attached addendum [] NOT APPLICABLE

BOARD OF COUNTY COMMISSIONERS
BREVARD COUNTY, FLORIDA
Curt Smith, CHAIRMAN

Synergistic Satellite Inc.
Date 6/14/17
(Seller) Joseph J. Joseph, Jr. as President

As approved by the Board July 11, 2017
Date: 7/11/17

STANDARDS FOR REAL ESTATE TRANSACTIONS

A. EVIDENCE OF TITLE: A title insurance commitment issued by a Florida licensed title insurer agreeing to issue to Buyer, upon recording of the deed to Buyer, an owner's policy of title insurance in the amount of the purchase price insuring Buyer's title to the Real Property, subject only to liens, encumbrances, exceptions or qualifications set forth in this Contract and those which shall be discharged by Seller at or before closing. Seller shall convey marketable title subject only to liens, encumbrances, exceptions or qualifications specified in this Contract. Marketable title shall be determined according to applicable Title Standards adopted by authority of The Florida Bar and in accordance with law. Buyer shall have 5 days from date of receiving evidence of title to examine it. If title is found defective, Buyer shall within 3 days thereafter, notify Seller in writing specifying defect(s). If the defect(s) render title unmarketable, Seller will have 30 days from receipt of notice to remove the defects, failing which Buyer shall, within five (5) days after expiration of the thirty (30) day period, deliver written notice to Seller either: (1) extending the time for a reasonable period not to exceed 120 days within which Seller shall use diligent effort to remove the defects; or (2) requesting a refund of deposit(s) paid which shall immediately be returned to Buyer. If Buyer fails to so notify Seller, Buyer shall be deemed to have accepted the title as it then is. Seller shall, if title is found unmarketable, use diligent effort to correct defect(s) in the title within the time provided therefor. If Seller is unable to remove the defects within the times allowed therefor, Buyer shall either waive the defects or receive a refund of deposit(s), thereby releasing Buyer and Seller from all further obligation under this Contract.

B. SURVEY: Buyer, at Buyer's expense, within time allowed to deliver evidence of title and to examine same, may have the Real Property surveyed and certified by a registered Florida surveyor. If survey shows encroachment on Real Property or that improvements located on Real Property encroach on setback lines, easements, lands of others or violate any restrictions, Contract covenants or applicable governmental regulation, the same shall constitute a title defect.

C. INGRESS AND EGRESS: Seller warrants and represents that there is ingress and egress to the Real Property sufficient for its intended use as described in the Warranties section of the agreement.

D. LIENS: Seller shall furnish to Buyer at time of closing an affidavit attesting to the absence, unless otherwise provided for herein, of any financing statement, claims of lien or potential lienors known to Seller and further attesting that there have been no improvements or repairs to the Property for 90 days immediately preceding date of closing. If Property has been improved or repaired within that time Seller shall deliver releases or waivers of construction liens executed by all general contractors, subcontractors, suppliers and materialmen in addition to Seller's lien affidavit setting forth the names of all such general contractors, subcontractors, suppliers and materialmen and further affirming that all charges for improvements or repairs which could serve as a basis for a construction lien or a claim for damages have been paid or will be paid at closing of this Contract.

E. TIME PERIOD: Time is of the essence in this Contract.

F. DOCUMENTS FOR CLOSING: Seller shall furnish the deed, bill of sale, construction lien affidavit, owner's possession affidavit, assignments of leases, tenant and mortgagee estoppel letters and corrective instruments. Buyer shall furnish closing statement.

G. EXPENSES: Documentary stamps on the deed, if required, and recording of corrective instruments shall be paid by Seller. Buyer will pay for the cost of recording the deed.

H. PRORATIONS; CREDITS: Taxes, assessments, rent, interest, insurance and other expenses and revenue of Property shall be prorated through day before closing. Buyer shall have the option of taking over any existing policies of insurance, if assumable, in which event premiums shall be prorated. Cash at closing shall be increased or decreased as may be required by prorations. Prorations will be made through day prior to occupancy if occupancy occurs before closing. Advance rent and security deposits will be credited to Buyer and escrow deposits held by mortgagee will be credited to Seller. Taxes shall be prorated based on the current year's tax with due allowance made for maximum allowable discount, homestead and other exemptions. If closing occurs at a date when the current year's millage is not fixed and current year's assessment is available, taxes will be prorated based upon such assessment and the prior year's millage. If current year's assessment is not available, then taxes will be prorated on the prior year's tax. If there are completed improvements on the Real Property by January 1st of year of closing, which improvements were not in existence on January 1st of the prior year, then taxes shall be prorated based upon the prior year's millage and at an equitable assessment to be agreed upon between the parties, failing which, request will be made to the County Property Appraiser for an informal assessment taking into consideration available exemptions. Any tax proration based on an estimate shall, at request of either Buyer or Seller, be subsequently readjusted upon receipt of tax bill on condition that a statement to that effect is in the closing statement.

I. SPECIAL ASSESSMENT LIENS: Certified, confirmed and ratified special assessment liens as of date of closing (not as of Effective Date) are to be paid by Seller. Pending liens as of date of closing shall be assumed by Buyer. If the improvement has been substantially completed as of Effective Date, any pending lien shall be considered certified, confirmed or ratified and Seller shall, at closing, be charged an amount equal to the last estimate of assessment for the improvement by the public body.

J. PROCEEDS OF SALE; CLOSING PROCEDURE: The deed shall be recorded upon clearance of funds. If abstract of title has been furnished, evidence of title shall be continued at Buyer's expense to show title in Buyer, without any encumbrances or change which would render Seller's title unmarketable from the date of the last evidence. Proceeds of the sale shall be held in escrow by Seller's attorney or by another mutually acceptable escrow agent for a period of not more than 5 days after closing date. If Seller's title is rendered unmarketable, through no fault of Buyer, Buyer shall, within the 5-day period, notify Seller in writing of the defect and Seller shall have 30 days from date of receipt of such notification to cure the defect. If Seller fails to timely cure the defect, all deposit(s) and closing funds shall, upon written demand by Buyer and within 5 days after demand, be returned to Buyer and, simultaneously with such repayment, Buyer shall return the Personal Property, vacate the Real Property and reconvey the Property to Seller by special warranty deed and bill of sale. If Buyer fails to make timely demand for refund, Buyer shall take title as is, waiving all rights against Seller as to any intervening defect except as may be available to Buyer by virtue of warranties contained in the deed or bill of sale. The escrow and closing procedure required by this Standard shall be waived if title agent insures adverse matters pursuant to Section 627.7841, F.S. (1993), as amended.

K. FAILURE OF PERFORMANCE: If Buyer fails to perform this Contract within the time specified, including payment of all deposit(s), the deposit(s) paid by Buyer and deposit(s) agreed to be paid, may be retained by or for the account of Seller as agreed upon liquidated damages, consideration for the execution of this Contract and in full settlement of any claims; whereupon, Buyer and Seller shall be relieved of all obligations under this Contract; or Seller, at Seller's option, may proceed in equity to enforce Seller's rights under this Contract. If for any reason other than failure of Seller to make Seller's title marketable after diligent effort, Seller fails, neglects or refuses to perform this Contract, the Buyer may seek specific performance or elect to receive the return of Buyer's deposit(s) without thereby waiving any action for damages resulting from Seller's breach. In the event of any litigation arising out of this contract, each party shall bear its own attorney's fees and costs. The parties hereby agree to waive trial by jury.

L. CONVEYANCE: Seller shall convey title to the Real Property by statutory warranty, trustee's, personal representative's or guardian's deed, as appropriate to the status of Seller. Personal Property shall, at request of Buyer, be transferred by an absolute bill of sale with warranty of title, subject only to such matters as may be otherwise provided for herein.

M. OTHER AGREEMENTS: No prior or present agreements or representations shall be binding upon Buyer or Seller unless included in this Contract. No modification to or change in this Contract shall be valid or binding upon the parties unless in writing and executed by the party or parties intended to be bound by it.

N. WARRANTY: Seller warrants that there are no facts known to Seller materially affecting the value of the Property which are not readily observable by Buyer or which have not been disclosed.

Reviewed for legal form and content:

(Assistant) County Attorney


Addendum

This addendum is made this 11th day of July, 2017 and amends the CONTRACT FOR SALE AND PURCHASE between Seller: Synergistic Satellite, Inc., whose mailing address is 2040 Highway A1A, #205, Indian Harbor Beach, FL 32937 and Buyer: Brevard County, Florida, 2725 Judge Fran Jamieson Way, Viera, Florida 32940:

For value received, the parties hereto agree as follows:

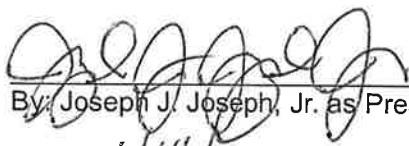
1. This contract shall constitute full settlement of all claims for compensation from the Board whatsoever, regarding the subject property, including land value, improvements, severance damages, attorney fees, expert fees and costs and all other damages.
2. Brevard County is to grant an easement to Synergistic for locating a gate / chain post within the area described in Exhibit "A" and \$3,400.00 in exchange for fee ownership in the real property described in Exhibit "B".
3. All other terms and conditions of the contract for sale and purchase between the parties shall remain in full force and effect.
4. No brokers were used during this transaction.

BREVARD COUNTY, FLORIDA



Curt Smith, CHAIRMAN

Synergistic Satellite, Inc.



By: Joseph J. Joseph, Jr. as President
Date: 6/14/17

As approved by the Board: July 11, 2017

ATTEST:



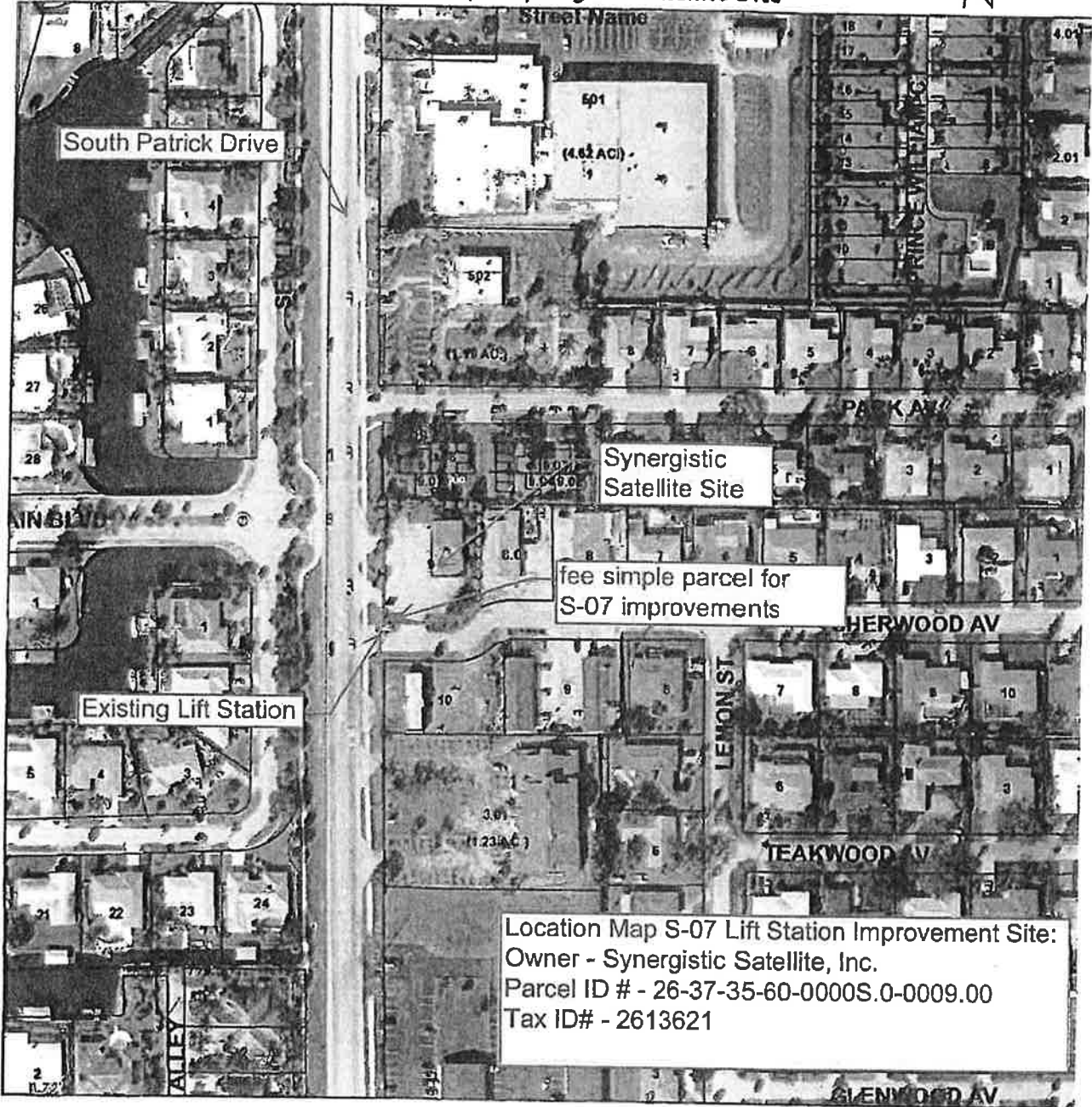
SCOTT ELLIS, CLERK



Dana Blickley, CFA
Brevard County Property Appraiser



Location Map - Synergistic Satellite Site



North Government Complex
400 South St, 5th Floor
Titusville, FL 32780
Phone: (321) 284-8700
Fax: (321) 284-8954

Merritt Island Services Complex
2575 N Courteney Pkwy
Merritt Island, FL 32953
Phone: (321) 464-6620
Fax: (321) 454-6618

Viera Government Center
2725 Judge Fran Jamieson Wy
Viera, FL 32940
Phone: (321) 690-8880
Fax: (321) 690-8883

South Services Complex
1515 Sarno Rd
Melbourne, FL 32936
Phone: (321) 255-4440
Fax: (321) 255-4439

Palm Bay Service Complex
460 Cogan Dr, SE
Palm Bay, FL 32909
Phone: (321) 952-4574
Fax: (321) 952-4573

Document content intended for assessment purposes only. Not a survey. Map layers may not precisely align. Other disclaimers apply.

Printed Thursday, March 27, 2014 at 2:10 PM. www.bcpao.us

PROPERTY FACT SHEET

PROJECT: Improvements to Lift Station S-07

OWNER:	Synergistic Satellite, Inc.
PARENT PARCEL LOCATION:	1255 South Patrick Drive, Satellite Drive
PARENT PARCEL SIZE:	0.38 Acres (16,800 square feet)
ZONING/LANDUSE:	C-Convenience Store
PARENT PARCEL IMPROVEMENTS:	2,450 square feet structure with parking lot.
TOPOGRAPHY:	Level with road grade, no wetlands indicated
FLOOD ZONE:	X (outside 500-year flood)
PARCEL ID#:	26-37-35-00-0000S.0-0009.00
TAX ID#:	2613621
MARKET VALUE: (Property Appraiser's Records)	\$172,000.00 (2015 Assessment)
PUBLIC UTILITIES:	All utilities
PROPERTY TRANSACTION: (Clerk of the Court Records)	Purchase date: July 10, 2013 Sale amount: \$175,000.00
ACQUISITION PARCEL SIZE:	75 square feet

LEGAL DESCRIPTION

"EXHIBIT A"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.01
PURPOSE: PERMANENT EASEMENT IN FAVOR
OF SYNERGISTIC SATELLITE, INC.

SHEET 1 OF 2

FOR SKETCH OF DESCRIPTION
SEE SHEET 2 OF 2
NOT VALID WITHOUT
SHEET 2 OF 2

LEGAL DESCRIPTION: PERMANENT EASEMENT (BY SURVEYOR)

THE EAST 2.00 FEET OF THE SOUTH 2.00 FEET OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, LYING IN SECTION 35, TOWNSHIP 26 SOUTH, RANGE 37 EAST, BREVARD COUNTY.

CONTAINING 4.00 SQUARE FEET MORE OR LESS AND SUBJECT TO ANY OTHER EASEMENTS AND/OR RIGHTS OF WAY OF RECORD.

SURVEYOR'S NOTES:

1. THIS IS NOT A BOUNDARY SURVEY.
2. BEARINGS BASED ON THE WEST PROPERTY LINE OF LOT 9, BLOCK S, PLAT OF 11TH ADDITION TO MICHIGAN BEACH SUBDIVISION PER PLAT BOOK 19, PAGE 23, HAVING A RECORD BEARING OF N00°16'00"W.
3. SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD.
4. THIS DESCRIPTION WAS PREPARED WITH THE BENEFIT OF ALLIANT NATIONAL TITLE INSURANCE COMPANY OWNERSHIP AND ENCUMBRANCE REPORT, FILE NUMBER FL1075-1400798 AND AGENT FILE NUMBER 14-1074.
5. SKETCH DOES NOT WARRANT TITLE.
6. THIS SKETCH WAS PREPARED FOR THE EXCLUSIVE USE OF THE CLIENT (S) SHOWN HEREON; COPIES ARE VALID ONLY WHEN SIGNED, DATED AND EMBOSSED WITH THE SURVEYOR'S SEAL.

MAP OF LEGAL DESCRIPTION PREPARED FOR AND
CERTIFIED TO: THE BREVARD COUNTY BOARD OF
COUNTY COMMISSIONERS

DAVID J. KUGELMANN, PLS NO. 5117
NOT VALID UNLESS SIGNED AND SEALED

KUGELMANN LAND SURVEYING, INC.

30 NORTH TROPICAL TRAIL, SUITE B
MERRITT ISLAND, FLORIDA 32953
L.B. NO. 6575 - PHONE (321) 459-0930

DRAWN BY: DJK

CHECKED BY: KKW

DRAWING NO. 2013058

SECTION 35

DATE: 4-16-16

SHEET 1 OF 2

REVISIONS _____

TOWNSHIP 26 SOUTH

RANGE 37 EAST

SKETCH OF DESCRIPTION

"EXHIBIT A"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
 PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.01

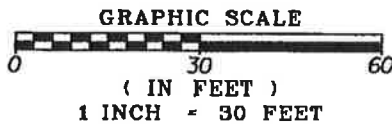
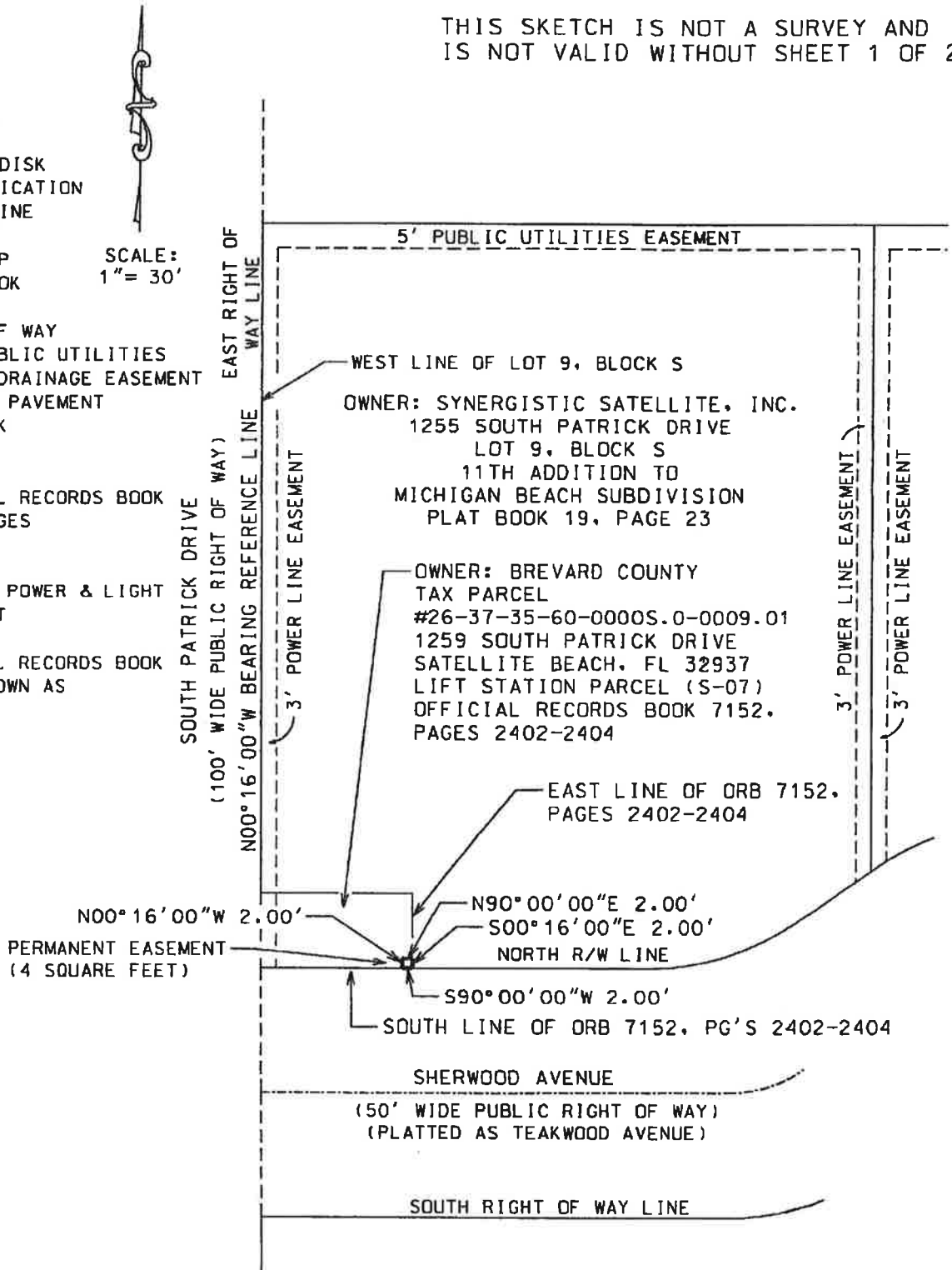
SHEET 2 OF 2

THIS SKETCH IS NOT A SURVEY AND
 IS NOT VALID WITHOUT SHEET 1 OF 2

ABBREVIATIONS:

- FND FOUND
- N&D NAIL & DISK
- ID IDENTIFICATION
- C/L CENTERLINE
- SEC SECTION
- T TOWNSHIP
- P.B. PLAT BOOK
- AVE AVENUE
- R/W RIGHT OF WAY
- P.U & D.E. PUBLIC UTILITIES & DRAINAGE EASEMENT
- EOP EDGE OF PAVEMENT
- S/W SIDEWALK
- SO SQUARE
- FT FEET
- ORB OFFICIAL RECORDS BOOK
- PG(S) PAGE/PAGES
- L LOT
- R RANGE
- FPL FLORIDA POWER & LIGHT
- ESMT EASEMENT
- PG PAGE
- ORB OFFICIAL RECORDS BOOK
- AKA ALSO KNOWN AS
- ST STREET
- N NORTH
- S SOUTH
- E EAST
- W WEST

SCALE:
 1" = 30'



PROJECT NO. 2013058
 SECTION 35, TOWNSHIP 26
 SOUTH, RANGE 37 EAST

PREPARED BY:
 DAVID J. KUGELMANN, PLS NO. 5117

LEGAL DESCRIPTION

"EXHIBIT B"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.00

SHEET 1 OF 2
FOR SKETCH DESCRIPTION
SEE SHEET 2 OF 2
NOT VALID WITHOUT
SHEET 2 OF 2

PURPOSE: FEE SIMPLE PURCHASE FOR EXPANSION OF
LIFT STATION PARCEL (S-07) IN FAVOR
OF THE BOARD OF COUNTY COMMISSIONERS

LEGAL DESCRIPTION: LIFT STATION PARCEL (S-07) EXPANSION, BY SURVEYOR

A PORTION OF LOT 9, BLOCK S, 11TH ADDITION TO MICHIGAN BEACH SUBDIVISION AS RECORDED IN PLAT BOOK BOOK 19, PAGE 23 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, LYING IN SECTION 35, TOWNSHIP 26 SOUTH, RANGE 37 EAST, BREVARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404; THENCE N00°16'00"W ALONG THE WEST PROPERTY LINE OF THE SAID LANDS AND THE EAST RIGHT OF WAY LINE OF SOUTH PATRICK DRIVE, A DISTANCE OF 15.00 FEET TO THE NORTHWEST CORNER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404, AND THE POINT OF BEGINNING; THENCE CONTINUE N00°16'00"W ALONG THE EAST RIGHT OF WAY LINE OF SOUTH PATRICK LINE, SAID LINE ALSO BEING THE WEST PROPERTY LINE OF SAID LOT 9, BLOCK S, A DISTANCE OF 2.00'; THENCE DEPARTING THE SAID EAST RIGHT OF WAY LINE AND SAID WEST PROPERTY LINE, N88°05'26"E, A DISTANCE OF 30.01 FEET; THENCE S00°16'00"E, A DISTANCE OF 3.00 FEET TO THE NORTHEAST CORNER OF SAID OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404; THENCE S90°00'00"W ALONG THE NORTH PROPERTY LINE OF THE SAID OFFICIAL RECORDS BOOK 7152, PAGES 2402 THROUGH 2404, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 75.00 SQUARE FEET MORE OR LESS AND SUBJECT TO ANY OTHER EASEMENTS AND/OR RIGHTS OF WAY OF RECORD.

SURVEYOR'S NOTES:

1. THIS IS NOT A BOUNDARY SURVEY.
2. BEARINGS BASED ON THE WEST PROPERTY LINE OF LOT 9, BLOCK S, PLAT OF 11TH ADDITION TO MICHIGAN BEACH SUBDIVISION PER PLAT BOOK 19, PAGE 23 HAVING A RECORD BEARING OF N00°16'00"W.
3. SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD.
4. THIS DESCRIPTION WAS PREPARED WITH THE BENEFIT OF ALLIANT NATIONAL TITLE INSURANCE COMPANY OWNERSHIP AND ENCUMBRANCE REPORT, FILE NUMBER FL1075-1400798 AND AGENT FILE NUMBER 14-1074.
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COUNTY COMMISSIONERS

DAVID J. KUGELMANN, PLS NO. 5117
NOT VALID UNLESS SIGNED AND SEALED

KUGELMANN LAND SURVEYING, INC.

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MERRITT ISLAND, FLORIDA 32953
L.B. NO. 6575 - PHONE (321) 459-0930

DRAWN BY: DJK

CHECKED BY: KKW

DRAWING NO. 2013058

SECTION 35

DATE: 4-16-16

SHEET 1 OF 2

REVISIONS _____

TOWNSHIP 26 SOUTH

RANGE 37 EAST

SKETCH OF DESCRIPTION

"EXHIBIT B"

SECTION 35, TOWNSHIP 26 S, RANGE 37 E
 PARENT PARCEL ID # 26-37-35-60-0000S.0-0009.00

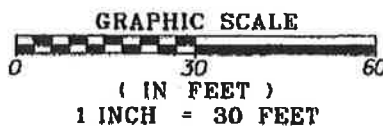
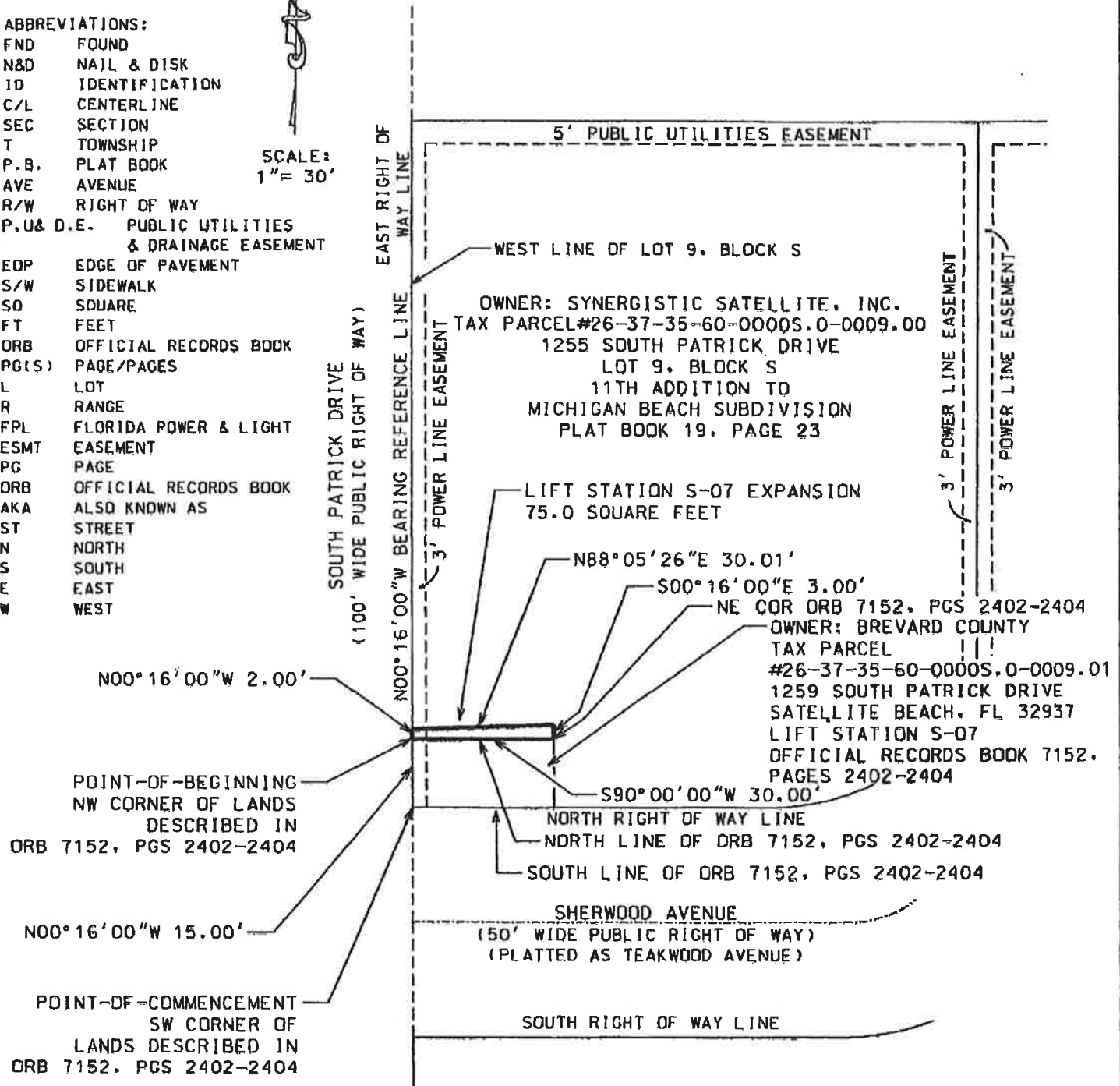
SHEET 2 OF 2

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SCALE:
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PROJECT NO. 2013058
 SECTION 35, TOWNSHIP 26
 SOUTH, RANGE 37 EAST

PREPARED BY:
 DAVID J. KUGELMANN, PLS NO. 5117