



# Agenda Report

2725 Judge Fran Jamieson  
Way  
Viera, FL 32940

## Consent

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F.3.

11/18/2025

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### **Subject:**

Approval, Re: Resolution and Underground Easement (Business) from Brevard County to Florida Power and Light Company for the Benefit of the Veterans' Memorial Park Bandshell and Additions Project - District 2.

### **Fiscal Impact:**

None

### **Dept/Office:**

Public Works Department / Land Acquisition Office / Parks and Recreation Department

### **Requested Action:**

It is requested that the Board of County Commissioners accept and authorize the Chair to execute the attached Resolution and Underground Easement (Business).

### **Summary Explanation and Background:**

The subject property is located in Section 36, Township 24 South, Range 36 East, south of Fortenberry Road and north of Cone Road in Merritt Island.

The Veteran's Memorial Park has an ongoing expansion project that consists of an outside venue with an amphitheater, bandshell, concession building, and a lift station. On July 8, 2025, during regular session, the Board of County Commissioners accepted a Waterline & Ingress/Egress Easement Agreement and Bill of Sale in favor of the City of Cocoa. To further support the infrastructure of the project, an Underground Easement (Business) in favor of Florida Power and Light Company is needed for the installation and maintenance of electric utility facilities.

The User Department approves this request.

This transaction follows the policies and procedures as set forth in Administrative Order 37 and Brevard County Code, Charter Section 2.10.1.

### **Clerk to the Board Instructions:**

Upon execution by the Chair, Public Works Department will contact the Clerk's office to make arrangements to pick up the original executed Resolution and original executed Underground Easement (Business).

## BOARD OF COUNTY COMMISSIONERS


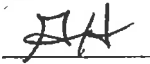
### AGENDA REVIEW SHEET

AGENDA: Resolution and Underground Easement (Business) from Brevard County to Florida Power and Light Company for the Benefit of the Veteran's Memorial Park Bandshell and Additions Project – District 2.

AGENCY: Public Works Department / Land Acquisition Office

AGENCY CONTACT: Jean Kremitzki / Land Acquisition Specialist

CONTACT PHONE: 321-350-8351

	APPROVE	DISAPPROVE	DATE
LAND ACQUISITION Lisa Kruse, Supervisor		_____	<u>10/14/25</u>
COUNTY ATTORNEY Greg Hughes Assistant County Attorney		_____	<u>10/28/2025</u>



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

Telephone: (321) 637-2001

Fax: (321) 264-6972

Kimberly.Powell@brevardclerk.us

November 19, 2025

**M E M O R A N D U M**

**TO:** Marc Bernath, Public Works Director

**RE:** Item F.3., Approval of Resolution and Underground Easement (Business) from Brevard County to Florida Power and Light Company for the Benefit of the Veterans' Memorial Park Bandshell and Additions Project

The Board of County Commissioners, in regular session on November 18, 2025, adopted Resolution No. 25-139; and authorized the Chairman to execute Underground Easement (Business) from Brevard County to Florida Power and Light Company for the benefit of the Veterans' Memorial Park Bandshell and Additions Project. Enclosed are a fully-executed Resolution and Easement.

Your continued cooperation is always appreciated.

Sincerely,

BOARD OF COUNTY COMMISSIONERS  
RACHEL M. SADOFF, CLERK

Kimberly Powell, Clerk to the Board

/tr

Encls. (2)

RESOLUTION NO. 25- 139

RESOLUTION PURSUANT TO SECTION 125.01,  
FLORIDA STATUTES AUTHORIZING THE CONVEYANCE  
OF A REAL PROPERTY INTEREST BY THE COUNTY.

RECITALS

WHEREAS, Brevard County, Florida (County), a political subdivision of the State of Florida, whose mailing address is 2725 Judge Fran Jamieson Way, Viera, Florida, 32940, hereafter known as "COUNTY," owns certain real property described in Exhibit "A"; and

WHEREAS, the Florida Power and Light Company (FPL) is a Florida corporation providing electric utility services, and FPL has requested a perpetual easement to provide electric service to said County owned property; and

WHEREAS, said utility easement will support the use of the County owned property, and will not conflict with the County's use of the servient property.

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

1. The recitals above are true and correct, and incorporated herein.
2. Pursuant to section 125.01, Florida Statutes, the grant of easement is required to provide electric service to a County structure, to wit, a park that will provide recreational services to the community.
3. County agrees to convey a perpetual easement for the purpose of permitting Florida Power and Light Company (FPL) to place its facilities within said easement area, so that FPL can provide electric service to the County Veteran's Memorial Park.
4. This Resolution shall take effect immediately upon its adoption.


**DONE, ORDERED, and ADOPTED** in Regular Session this 18th Day of 2025.

ATTEST:



Rachel M. Sadoff, Clerk

BOARD OF COUNTY COMMISSIONERS  
OF BREVARD COUNTY, FLORIDA



Thad Altman, Chair

As approved by the Board on 11-18-25.

# LEGAL DESCRIPTION

NOT VALID WITHOUT  
SHEETS 2, 3, 4, AND 5 OF 5

EXHIBIT "A"

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501

SHEET 1 OF 5  
NOT A SURVEY

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

## LEGAL DESCRIPTION: (PREPARED BY SURVEYOR)

A PARCEL OF LAND LYING IN SECTION 36, TOWNSHIP 24 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, SAID PARCEL BEING A PORTION OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 6033, PAGE 2921, PUBLIC RECORDS OF BREVARD COUNTY FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 36, TOWNSHIP 24 SOUTH, RANGE 36 EAST; THENCE N 88°50'36" E, ALONG THE SOUTH LINE OF SAID SECTION 36, FOR A DISTANCE OF 850.01 FEET TO THE EAST LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 573, PAGE 482 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE CONTINUE ALONG SAID SOUTH LINE N 88°50'20" E, 469.95 FEET TO THE INTERSECTION WITH THE EAST LINE OF SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 36; THENCE N 00°34'07" W ALONG SAID EAST LINE A DISTANCE OF 1767.35 FEET TO THE SOUTH RIGHT OF WAY LINE OF FORTENBERRY ROAD (A 60 FOOT RIGHT OF WAY) AS RECORDED IN OFFICIAL RECORDS BOOK 1103, PAGE 172 OF SAID PUBLIC RECORDS; THENCE N 89°31'17" E ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 550.36 FEET TO THE NORTHWEST CORNER OF PARCEL "B", AS DESCRIBED IN SAID OFFICIAL RECORDS BOOK 6033, PAGE 2921; THENCE CONTINUE N 89°31'17" E ALONG SAID SOUTH RIGHT OF WAY LINE AND THE NORTH LINE OF SAID PARCEL "B" 323.11 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL:

THENCE CONTINUE N 89°31'17" E ALONG SAID SOUTH RIGHT OF WAY LINE AND SAID NORTH LINE 10.00 FEET; THENCE S 00°39'10" W 184.42 FEET; THENCE S 29°55'28" E 136.16 FEET; THENCE S 23°56'49" E 120.63 FEET; THENCE S 00°20'13" E 25.55 FEET; THENCE S 05°10'07" E 119.09 FEET; THENCE N 89°39'47" E 2.48 FEET; THENCE S 00°20'13" E 15.00 FEET; THENCE S 89°39'47" W 2.50 FEET; THENCE S 00°20'13" E 3.13 FEET; THENCE S 41°25'24" E 198.35 FEET; THENCE S 54°25'35" E 181.14 FEET; THENCE S 49°26'15" E 67.21 FEET; THENCE N 89°39'47" E 3.14 FEET; THENCE N 00°20'13" W 2.50 FEET; THENCE N 89°39'47" E 15.00 FEET; THENCE S 00°20'13" E 15.00 FEET; THENCE S 89°39'47" W 15.00 FEET; THENCE N 00°20'13" W 2.50 FEET; THENCE S 89°39'47" W 6.87 FEET; THENCE N 49°26'15" W 70.50 FEET; THENCE N 54°25'35" W 181.84 FEET; THENCE N 41°25'24" W 203.24 FEET; THENCE N 00°20'13" W 6.88 FEET; THENCE S 89°39'47" W 2.50 FEET; THENCE N 00°20'13" W 15.00 FEET; THENCE N 89°39'47" E 2.48 FEET; THENCE N 05°10'07" W 118.67 FEET; THENCE N 00°20'13" W 23.88 FEET; THENCE N 23°56'49" W 118.01 FEET; THENCE N 29°55'28" W 138.37 FEET; THENCE N 00°39'10" E 186.96 FEET TO THE POINT OF BEGINNING. CONTAINING 10,920 SQUARE FEET, 0.25 ACRES MORE OR LESS.

## SURVEYOR'S NOTES:

1. BEARINGS BASED ON THE SOUTH R/W LINE OF FORTENBERRY ROAD BEING N 89°31'17" E AS PER OFFICIAL RECORDS BOOK 6033, PAGE 2921 (SEE SKETCH).
2. THIS SKETCH AND DESCRIPTION CONTAINS FIVE (5) SHEETS. EACH SHEET IS NOT FULL OR COMPLETE WITHOUT THE OTHER.
3. THIS SKETCH AND DESCRIPTION IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL, OR THE DIGITAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER WHICH CAN BE FOUND ON SHEET 1 OF 5.
4. THE SURVEYOR WAS FURNISHED THE TITLE STATION OWNER AND ENCUMBRANCES REPORT FILE No. 25-1039-A AND 25-1039-B, DATED 02/05/2025. PLOTTABLE EASEMENTS ARE SHOWN HEREON.

## LEGEND:

BRG = BEARING  
(C) = CALCULATED  
COR = CORNER  
(D) = DEED  
ESMT = EASEMENT  
FP&L = FLORIDA POWER AND  
LIGHT COMPANY  
ORB = OFFICIAL RECORDS BOOK  
PG = PAGE  
P.O.B. = POINT OF BEGINNING  
P.O.C. = POINT OF COMMENCEMENT  
RNG = RANGE  
REF = REFERENCE  
R/W = RIGHT OF WAY  
SEC = SECTION  
TWP = TOWNSHIP

PREPARED FOR AND CERTIFIED TO:

BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS

PREPARED BY: **Kane Surveying, Inc.**

FLORIDA LICENSED BUSINESS No. LB 7838  
505 DISTRIBUTION DRIVE  
MELBOURNE, FLORIDA 32904  
(321) 676-0427

JOEL A. SEYMOUR, LS 6133  
PROFESSIONAL SURVEYOR & MAPPER  
NOT VALID UNLESS SIGNED AND SEALED

DRAWN BY: JED	PROJECT NO. 44034	REVISIONS:	DATE:	SECTION 36
DATE: 8/22/25	DRAWING: 36-24-36	ADDED EXISTING EASEMENTS	DATE: 8/27/25	TOWNSHIP 24 SOUTH
				RANGE 36 EAST

# SKETCH OF DESCRIPTION

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

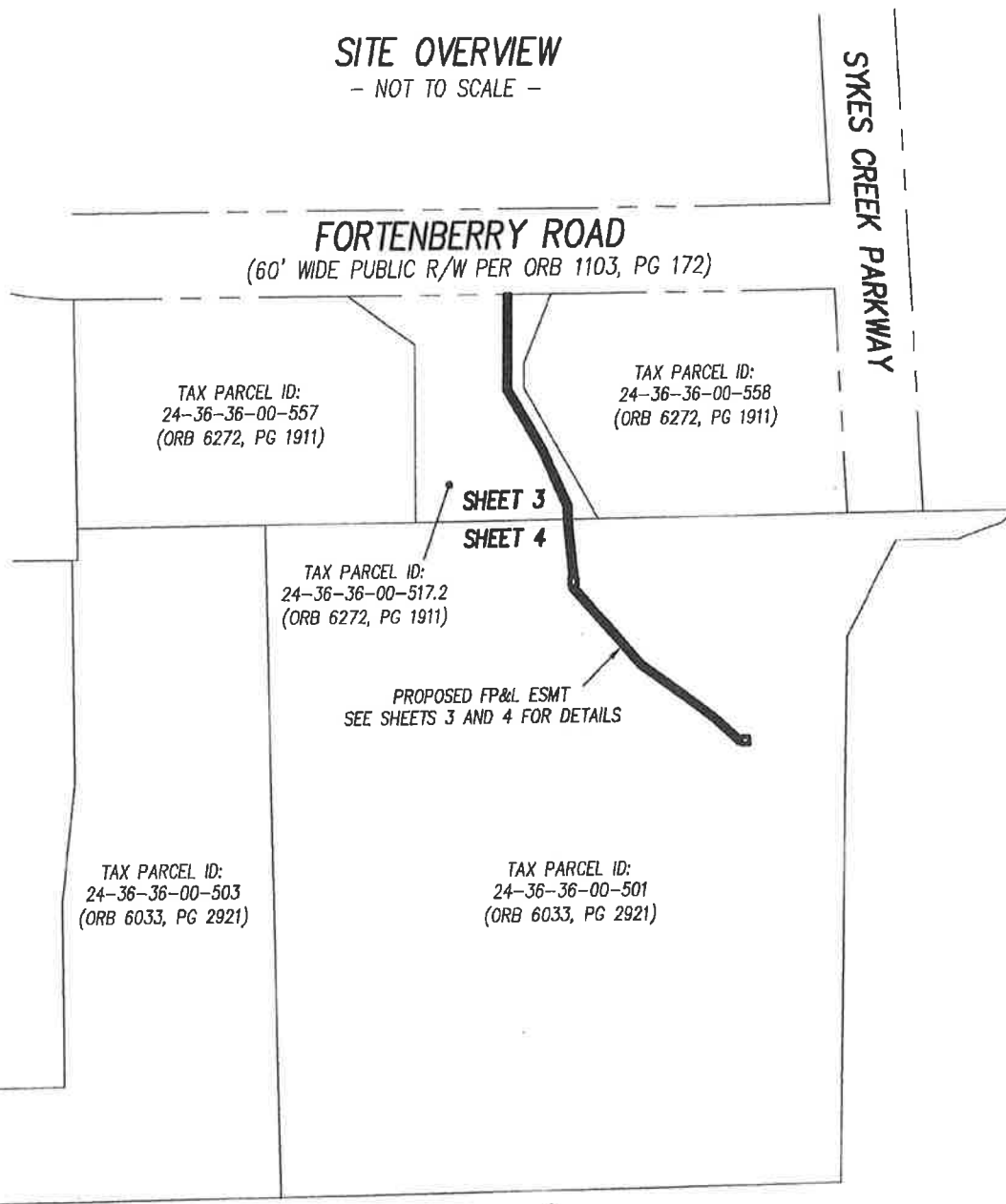
NOT VALID WITHOUT  
SHEETS 1, 3, 4, AND 5 OF 5

EXHIBIT "A"

SHEET 2 OF 5  
NOT A SURVEY

## SITE OVERVIEW

- NOT TO SCALE -



PREPARED BY:

**Kane Surveying, Inc.**

FLORIDA LICENSED BUSINESS No. LB 7838  
505 DISTRIBUTION DRIVE  
MELBOURNE, FLORIDA 32904  
(321) 678-0427

SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST

# SKETCH OF DESCRIPTION

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501  
PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

NOT VALID WITHOUT  
SHEETS 1, 2, 4, AND 5 OF 5

EXHIBIT "A"  
SHEET 3 OF 5  
NOT A SURVEY

## FORTENBERRY ROAD

(60' WIDE PUBLIC R/W PER ORB 1103, PG 172)

LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°20'13"E	25.55'
L17	N00°20'13"W	23.88'



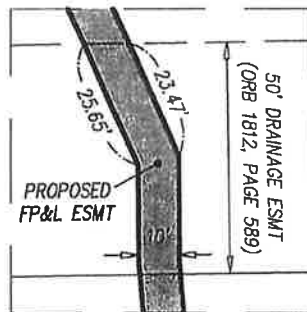
N.W. COR OF PARCEL "B"  
AS DESCRIBED IN  
ORB 6033, PAGE 2921

TAX PARCEL ID:  
24-36-36-00-557  
(ORB 6272, PG 1911)

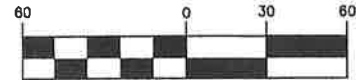
CONTAINING  
0.25± ACRES

TAX PARCEL ID:  
24-36-36-00-517.2  
(ORB 6272, PG 1911)

\*DETAIL "A"  
(NOT TO SCALE)



## GRAPHIC SCALE



( IN FEET )  
1 inch = 60 ft.

TAX PARCEL ID: 24-36-36-00-558  
(ORB 6272, PG 1911)

N 88°50'36" E 850.01'  
N 88°50'20" E 469.95'

P.O.C.

SW COR OF SEC 36,  
TWP 24S, RNG 36 E

S. LINE OF SEC 36

SHEET 3  
SHEET 4

MATCHLINE

TAX PARCEL ID: 24-36-36-00-501  
(ORB 6033, PG 2921)

TAX PARCEL ID:  
24-36-36-00-501  
(ORB 6033, PG 2921)

PREPARED BY:

**Kane Surveying, Inc.**

FLORIDA LICENSED BUSINESS No. LB 7838  
505 DISTRIBUTION DRIVE  
MELBOURNE, FLORIDA 32904  
(321) 678-0427

SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST

EXHIBIT "A"  
SHEET 4 OF 5  
NOT A SURVEY

PARENT PARCEL ID# 24-36-36-00-517.2 &

24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

TAX PARCEL ID:  
24-36-36-00-517.2

TAX PARCEL ID: 24-36-36-00-558

**SHEET 2**

**SHEET 4**

## MATCHLINE

TAX PARCEL ID:  
24-36-36-00-517.2

AX PARCEL ID: 24-36-36-00-501  
(ORB 6033, PG 2921)

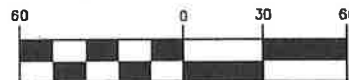
TAX PARCEL ID: 24-36-36-00-501  
(ORB 6033, PG 2921)

\*SEE DETAIL "B"

\*DETAIL "B" (NOT TO SCALE)

LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°20'13"E	25.55'
L2	N89°39'47"E	2.48'
L3	S00°20'13"E	15.00'
L4	S89°39'47"W	2.50'
L5	S00°20'13"E	3.13'
L6	N89°39'47"E	3.14'
L7	N00°20'13"W	2.50'
L8	N89°39'47"E	15.00'
L9	S00°20'13"E	15.00'
L10	S89°39'47"W	15.00'
L11	N00°20'13"W	2.50'
L12	S89°39'47"W	6.87'
L13	N00°20'13"W	6.88'
L14	S89°39'47"W	2.50'
L15	N00°20'13"W	15.00'
L16	N89°39'47"E	2.48'
L17	N00°20'13"W	23.88'

### GRAPHIC SCALE



( IN FEET )  
inch = 60 ft.

CONTAINING  
0.25± ACRES

-CONSERVATION ESMT  
(ORB 6445, PG 527)

CONCERVATION ESMT  
(ORB 6445, PG 527)

PREPARED BY:

**Kane Surveying, Inc.**

**FLORIDA LICENSED BUSINESS No. LB 7838**  
**505 DISTRIBUTION DRIVE**  
**MELBOURNE, FLORIDA 32904**  
**(321) 678-0427**

SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST



## SKETCH OF DESCRIPTION

NOT VALID WITHOUT  
SHEETS 1, 2, 3, AND 4 OF 5

EXHIBIT "A"  
SHEET 5 OF 5  
NOT A SURVEY

PARENT PARCEL ID# 24-36-36-00-517.2 &

24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

### OWNER & ENCUMBRANCE REPORT

FILE No. 25-1039-A, DATED 2/5/25

#### Easements and Exceptions:

1. Right-of-Way Easement recorded in Official Records Book 2296, Page 787.  
(Does not affect subject parcel)
2. Easement recorded in Official Records Book 2302, Page 908.  
(Affects subject parcel, blanket in nature)
3. Conservation Easement recorded in Official Records Book 3828, Page 725.  
(Does not affect subject parcel)
4. Easement recorded in Official Records Book 3828, Page 732.  
(Does not affect subject parcel)
5. Resolution recorded in Official Records Book 5659, Page 5368.  
(Does not affect subject parcel)
6. Conservation Easement recorded in Official Records Book 5702, Page 8180.  
(Does not affect subject parcel)
7. Conservation Easement recorded in Official Records Book 6445, Page 527.  
(Does not affect subject parcel)
8. Water Line & Ingress/Egress Easement recorded in Official Records Book 7692, Page 218.  
(Affects subject parcel, plotted hereon)

### OWNER & ENCUMBRANCE REPORT

FILE No. 25-1039-B, DATED 2/5/25

#### Easements and Exceptions:

1. Right-of-Way Easement recorded in Official Records Book 1103, Page 172.  
(Does not affect subject parcel)
2. Easement recorded in Official Records Book 1812, Page 589.  
(Affects subject parcel, plotted hereon)
3. Right-of-Way Easement recorded in Official Records Book 2296, Page 787.  
(Does not affect subject parcel)
4. Easement recorded in Official Records Book 2302, Page 908.  
(Affects subject parcel, blanket in nature)
5. Conservation Easement recorded in Official Records Book 6445, Page 527.  
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PREPARED BY:

**Kane Surveying, Inc.**

FLORIDA LICENSED BUSINESS No. LB 7838  
505 DISTRIBUTION DRIVE  
MELBOURNE, FLORIDA 32904  
(321) 878-0427

SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST

Work Request No:

WR 14 1 5 9 3 8 3

Sec. 36, Twp 24 S, Rge 36

Parcel I.D. 24-36-36-00-517 2 &  
24-36-36-00-501

(Maintained by County Appraiser)

## UNDERGROUND EASEMENT (BUSINESS)

This Instrument Prepared By

Name: Zineb Elkadir

Co. Name: Florida Power and Light

Address: 270 Pioneer Rd  
Merritt Island, FL

The undersigned, in consideration of the payment of \$1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company, its affiliates, licensees, agents, successors, and assigns ("FPL"), a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility facilities (including cables, conduits, appurtenant equipment, and appurtenant above-ground equipment) to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage as well as the size of, and remove such facilities or any of them within an easement described as follows:

Reserved for Circuit Court

see Exhibit "A"

Together with the right to permit any other person, firm, or corporation to attach or place wires to or within any facilities hereunder and lay cable and conduit within the Easement Area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area; the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on November 18, 2025.

Signed, sealed and delivered in the presence of:

Donna Scott  
(Witness' Signature)

Print Name: Donna Scott  
(Witness)

Shayna Jencks  
(Witness' Signature)

Print Name: Shayna Jencks  
(Witness)

Brevard County, a political subdivision of the State of Florida

By: (see below)

Print Name & Title: Thad Altman, Chair

Print Address: 2725 Judge Fran Jamieson Way

Viera, FL 32940

Approved by the Board on 11-18-25

Attest: Rachel M. Sadoff, Clerk

STATE OF Florida AND COUNTY OF Brevard. The foregoing instrument was acknowledged before me this 18th day of November, 2025, by Thad Altman, the Chair of Brevard County Board of County Commissioners a political subdivision of the State of Florida, who is personally known to me or has produced \_\_\_\_\_ as identification, and who did (did not) take an oath. (Type of Identification)

My Commission Expires:



Thad Altman  
Notary Public, Signature

Print Name Shayna Jencks

Shayna Jencks

# LEGAL DESCRIPTION

NOT VALID WITHOUT  
SHEETS 2, 3, 4, AND 5 OF 5

EXHIBIT "A"

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501

SHEET 1 OF 5  
NOT A SURVEY

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

## LEGAL DESCRIPTION: (PREPARED BY SURVEYOR)

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## SURVEYOR'S NOTES:

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PREPARED FOR AND CERTIFIED TO:

BREVARD COUNTY BOARD OF COUNTY COMMISSIONERS

PREPARED BY: **Kane Surveying, Inc.**  
FLORIDA LICENSED BUSINESS No. LB 7838  
505 DISTRIBUTION DRIVE  
MELBOURNE, FLORIDA 32904  
(321) 676-0427

## LEGEND:

BRG = BEARING  
(C) = CALCULATED  
COR = CORNER  
(D) = DEED  
ESMT = EASEMENT  
FP&L = FLORIDA POWER AND  
LIGHT COMPANY  
ORB = OFFICIAL RECORDS BOOK  
PG = PAGE  
P.O.B. = POINT OF BEGINNING  
P.O.C. = POINT OF COMMENCEMENT  
RNG = RANGE  
REF = REFERENCE  
R/W = RIGHT OF WAY  
SEC = SECTION  
TWP = TOWNSHIP



JOEL A. SEYMOUR, LS 6133  
PROFESSIONAL SURVEYOR & MAPPER  
NOT VALID UNLESS SIGNED AND SEALED

DRAWN BY: JED	PROJECT NO. 44034	REVISIONS:	DATE:	SECTION 36
DATE: 8/22/25	DRAWING: 36-24-36	ADDED EXISTING EASEMENTS	DATE: 8/27/25	TOWNSHIP 24 SOUTH
				RANGE 36 EAST

# SKETCH OF DESCRIPTION

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

NOT VALID WITHOUT  
SHEETS 1, 3, 4, AND 5 OF 5

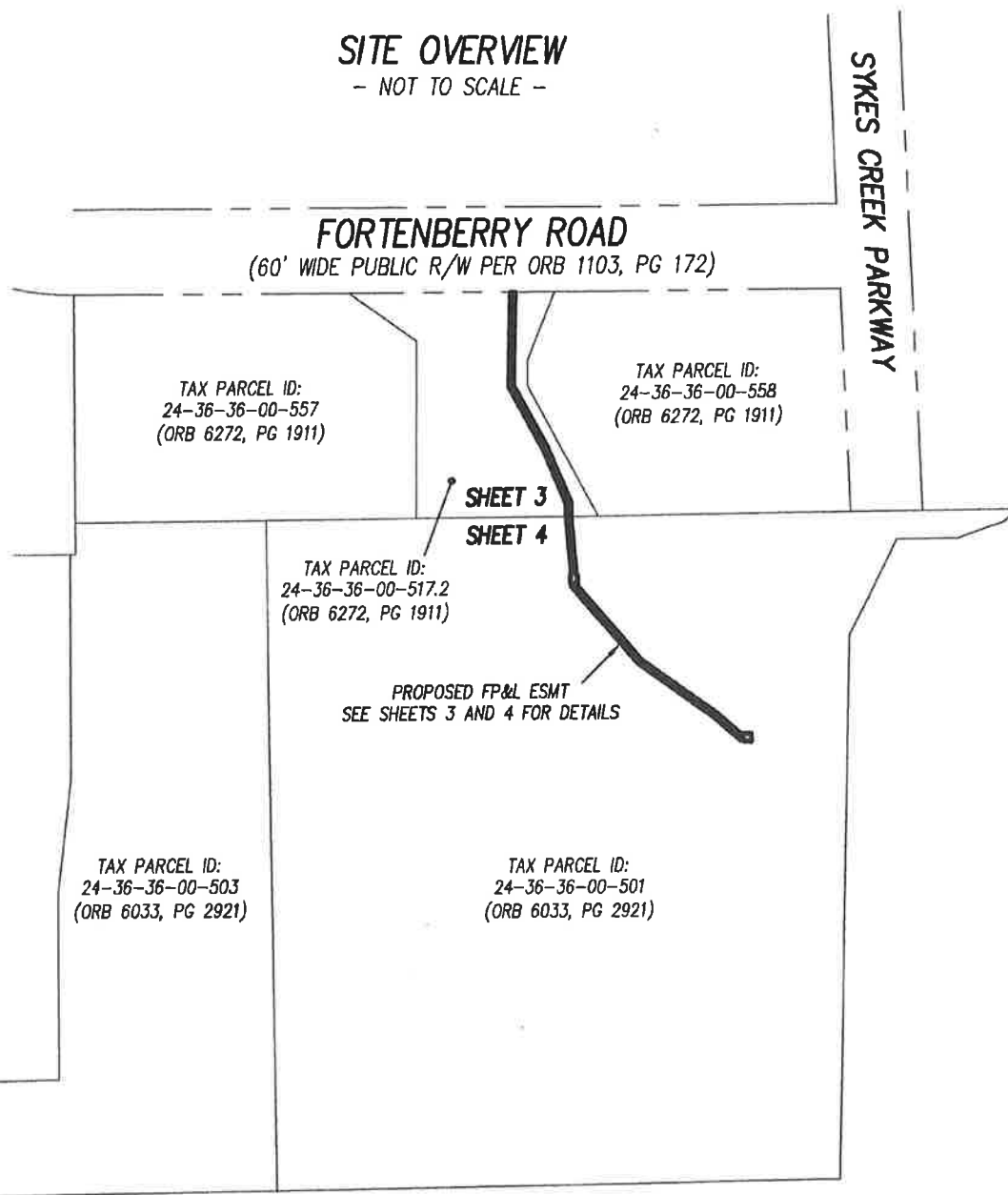
EXHIBIT "A"

SHEET 2 OF 5

NOT A SURVEY

## SITE OVERVIEW

- NOT TO SCALE -



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SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST

# SKETCH OF DESCRIPTION

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

NOT VALID WITHOUT  
SHEETS 1, 2, 4, AND 5 OF 5

EXHIBIT "A"

SHEET 3 OF 5

NOT A SURVEY

## FORTENBERRY ROAD

(60' WIDE PUBLIC R/W PER ORB 1103, PG 172)

LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°20'13"E	25.55'
L17	N00°20'13"W	23.88'



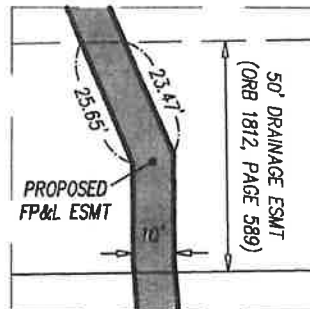
N.W. COR OF PARCEL "B"  
AS DESCRIBED IN  
ORB 6033, PAGE 2921

TAX PARCEL ID:  
24-36-36-00-557  
(ORB 6272, PG 1911)

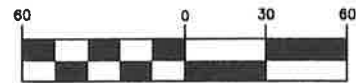
CONTAINING  
0.25± ACRES

TAX PARCEL ID:  
24-36-36-00-517.2  
(ORB 6272, PG 1911)

\*DETAIL "A"  
(NOT TO SCALE)



## GRAPHIC SCALE



( IN FEET )  
1 inch = 60 ft.

TAX PARCEL ID: 24-36-36-00-558  
(ORB 6272, PG 1911)

N 88°50'36" E 850.01'  
N 88°50'20" E 469.95'

P.O.C.

SW COR OF SEC 36,  
TWP 24S, RNG 36 E

S. LINE OF SEC 36

50' DRAINAGE ESMT  
(ORB 1812, PAGE 589)

SHEET 3

MATCHLINE

SHEET 4

TAX PARCEL ID: 24-36-36-00-501  
(ORB 6033, PG 2921)

TAX PARCEL ID:  
24-36-36-00-501  
(ORB 6033, PG 2921)

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SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST

# SKETCH OF DESCRIPTION

PARENT PARCEL ID# 24-36-36-00-517.2 &  
24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

NOT VALID WITHOUT  
SHEETS 1, 2, 3, AND 5 OF 5

EXHIBIT "A"

SHEET 4 OF 5  
NOT A SURVEY

TAX PARCEL ID:  
24-36-36-00-517.2

TAX PARCEL ID: 24-36-36-00-558

SHEET 2

SHEET 4

MATCHLINE

TAX PARCEL ID:  
24-36-36-00-517.2

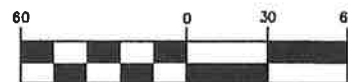
AX PARCEL ID: 24-36-36-00-501  
(ORB 6033, PG 2921)

TAX PARCEL ID: 24-36-36-00-501  
(ORB 6033, PG 2921)

\*DETAIL "B" (NOT TO SCALE)

LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°20'13"E	25.55'
L2	N89°39'47"E	2.48'
L3	S00°20'13"E	15.00'
L4	S89°39'47"W	2.50'
L5	S00°20'13"E	3.13'
L6	N89°39'47"E	3.14'
L7	N00°20'13"W	2.50'
L8	N89°39'47"E	15.00'
L9	S00°20'13"E	15.00'
L10	S89°39'47"W	15.00'
L11	N00°20'13"W	2.50'
L12	S89°39'47"W	6.87'
L13	N00°20'13"W	6.88'
L14	S89°39'47"W	2.50'
L15	N00°20'13"W	15.00'
L16	N89°39'47"E	2.48'
L17	N00°20'13"W	23.88'

GRAPHIC SCALE



( IN FEET )

1 inch = 60 ft.

CONTAINING  
0.25± ACRES

CONSERVATION ESMT  
(ORB 6445, PG 527)

CONSERVATION ESMT  
(ORB 6445, PG 527)

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SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36

TOWNSHIP 24 SOUTH  
RANGE 36 EAST

## SKETCH OF DESCRIPTION

NOT VALID WITHOUT  
SHEETS 1, 2, 3, AND 4 OF 5

EXHIBIT "A"  
SHEET 5 OF 5  
NOT A SURVEY

PARENT PARCEL ID# 24-36-36-00-517.2 &

24-36-36-00-501

PURPOSE: FLORIDA POWER AND LIGHT EASEMENT

### OWNER & ENCUMBRANCE REPORT

FILE No. 25-1039-A, DATED 2/5/25

#### Easements and Exceptions:

1. Right-of-Way Easement recorded in Official Records Book 2296, Page 787.  
(Does not affect subject parcel)
2. Easement recorded in Official Records Book 2302, Page 908.  
(Affects subject parcel, blanket in nature)
3. Conservation Easement recorded in Official Records Book 3828, Page 725.  
(Does not affect subject parcel)
4. Easement recorded in Official Records Book 3828, Page 732.  
(Does not affect subject parcel)
5. Resolution recorded in Official Records Book 5659, Page 5368.  
(Does not affect subject parcel)
6. Conservation Easement recorded in Official Records Book 5702, Page 8180.  
(Does not affect subject parcel)
7. Conservation Easement recorded in Official Records Book 6445, Page 527.  
(Does not affect subject parcel)
8. Water Line & Ingress/Egress Easement recorded in Official Records Book 7692, Page 218.  
(Affects subject parcel, plotted hereon)

### OWNER & ENCUMBRANCE REPORT

FILE No. 25-1039-B, DATED 2/5/25

#### Easements and Exceptions:

1. Right-of-Way Easement recorded in Official Records Book 1103, Page 172.  
(Does not affect subject parcel)
2. Easement recorded in Official Records Book 1812, Page 589.  
(Affects subject parcel, plotted hereon)
3. Right-of-Way Easement recorded in Official Records Book 2296, Page 787.  
(Does not affect subject parcel)
4. Easement recorded in Official Records Book 2302, Page 908.  
(Affects subject parcel, blanket in nature)
5. Conservation Easement recorded in Official Records Book 6445, Page 527.  
(Does not affect subject parcel)

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SCALE: 1 INCH = 60 FEET

PROJECT NO. 44034

SECTION 36  
TOWNSHIP 24 SOUTH  
RANGE 36 EAST



## LOCATION MAP

**Section 36, Township 24 South, Range 36 East - District: 2**

**PROPERTY LOCATION:** South of Fortenberry Road and north of Cone Road in Merritt Island.

**OWNERS NAME(S):** Brevard County

