



Agenda Report

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Consent

F.17.

7/6/2021

Subject:

Approval, Re: 1) Donation of Permanent Right of Way, Drainage and Utility Easement Agreement and Drainage Easement from Monica Ellis, and 2) Donation of Warranty Deed and Drainage Easement from Angie E. and Jeffrey C. Hampton for Bevis Ditch Drainage Maintenance - District 2.

Fiscal Impact:

None

Dept/Office:

Public Works Department / Land Acquisition

Requested Action:

It is requested that the Board of County Commissioners approve and accept the attached Permanent Right of Way, Drainage and Utility Easement Agreement (1), Drainage Easements (2), and Warranty Deed (1) and authorize the Chair to execute the Permanent Right of Way, Drainage and Utility Easement Agreement.

Summary Explanation and Background:

The subject properties are located in Section 27, Township 24 South, Range 36 East, on the east side of North Tropical Trail south of Lucas Road in Merritt Island.

Public Works Department is planning to improve drainage along a section of North Tropical Trail. The section of improvements will encompass the approximate area of 950 North Tropical Trail to Lucas Road. Upon reviewing the survey provided by parcel owner Ellis, it was determined by the Department that a Right-of-Way, Drainage and Utility Easement along North Tropical Trail would be necessary to implement the drainage improvement.

Ellis subsequently conveyed approximately 1 acre of her parcel to the Hamptons and informed them of the County's plan to improve drainage along this section of North Tropical Trail. In a desire to cooperate with the County, the Hamptons agreed to donate by Warranty Deed the right- of- way along North Tropical Trail to clearly define the right-of-way limits.

The attached Drainage Easements provided by both Ellis and Hampton will formalize the County's ability to access and maintain Bevis Ditch.

The User Department approves this request.

This acquisition follows the policies and procedures as set forth in Administrative Order 37.

Clerk to the Board Instructions:

Upon execution by the Chair, Public Works Department will make arrangements to pick up the original executed Permanent Right-of-Way, Drainage, and Utility Easement Agreement.



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

July 7, 2021

MEMORANDUM

TO: Marc Bernath, Public Works Director

RE: Item F.17., Approval for Donation of Permanent Right-of-Way, Drainage and Utility Easement Agreement, and Drainage Easement from Monica Ellis; and Donation of Warranty Deed and Drainage Easement from Angie E. and Jeffrey C. Hampton for Bevis Ditch Drainage Maintenance

The Board of County Commissioners, in regular session on July 6, 2021, approved and executed the Permanent Right-of-Way, Drainage, and Utility Easement Agreement; approved and accepted the Drainage Easement from Monica Ellis; and approved and accepted the Warranty Deed and Drainage Easement from Angie E. and Jeffrey C. Hampton for the Bevis Ditch Drainage Maintenance. Enclosed is a fully-executed Agreement.

Your continued cooperation is always appreciated.

Sincerely,

BOARD OF COUNTY COMMISSIONERS
RACHEL M. SADOFF, CLERK

Kimberly Powell, Clerk to the Board

Encl. (1)

Prepared by and return to: Lisa Kruse
Public Works Department, Land Acquisition
2725 Judge Fran Jamieson Way, A-204, Viera, Florida 32940
A portion of Interest in Tax Parcel I.D.: 24-36-27-00-13

**PERMANENT RIGHT-OF-WAY, DRAINAGE,
AND UTILITY EASEMENT AGREEMENT**

THIS right-of-way, drainage, and utility easement agreement (the "Easement") is made this 9th day of June, 2021, between Monica Ellis, whose mailing address is Post Office Box 540604, Merritt Island, Florida 32954, hereafter called the Grantor, and Brevard County, a political subdivision of the State of Florida, whose address is 2725 Judge Fran Jamieson Way, Viera, Florida 32940, hereafter called the Grantee, for the use and benefit of Brevard County, Florida.

WITNESSETH:

1. Grant of Easement. That the Grantor, in consideration of One Dollar (\$1.00) and other valuable consideration paid, the receipt of which is acknowledged, grants unto the Grantee, a perpetual non-exclusive right-of-way, drainage and utility easement commencing on the above date for the purposes of constructing, maintaining, reconstructing, or reconfiguring right-of-way, drainage and utilities, including the right of ingress and egress onto the easement area as may be necessary for the full use and enjoyment by Grantee of its easement, and other allied uses pertaining thereto, over, under, upon, above, and through the following lands:

The land affected by the granting of the easements is located in Section 27, Township 24 South, Range 36 East, Brevard County, Florida, and being more particularly described on Exhibit "A" attached hereto (the "Easement Property").

The easement granted is non-exclusive and is made subject to all easements, conditions and restrictions, reservations and other matters of public record.

2. Construction and Maintenance. Grantee shall be responsible, at its sole cost and expense, for constructing and maintaining right-of-way, drainage and utility improvements (collectively the "Infrastructure Improvements") constructed by, or dedicated to Grantee within the Easement Property. Grantee shall perform all construction and maintenance of the Infrastructure Improvements in a good and

workmanlike manner, and such work shall be done in such a manner so as not to unreasonably interfere with Grantors access to and from any property of Grantors lying adjacent to the Easement Property.

3. Applicable Law. This Easement shall be governed, enforced and construed in accordance with the laws of the State of Florida. If any provisions of this Easement or the application thereof shall be held to be invalid or unenforceable in a court of law, the remainder of this Easement shall not be affected thereby and each provision of this Easement shall otherwise remain valid and enforceable to the fullest extent permitted by law.

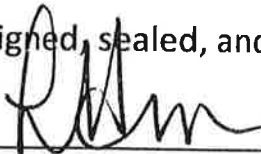
4. Enforcement and Remedies. If any party or parties hereto fails to perform or breaches any obligation, requirement, duty or covenant contained herein, the other non-defaulting party or parties shall have the right, at their option, in addition to any of their other rights, privileges or remedies otherwise stated elsewhere herein to (i) bring an action for the recovery of actual damages (not including punitive, consequential or incidental loss or damage) in a court of competent jurisdiction in and for Brevard County, Florida. Any trial shall be non-jury. The failure to enforce any of the terms or provisions of this Easement, however long continued, shall in no event be deemed a waiver of the right to enforce the same thereafter as to the same breach or violation, or as to any other breach or violation occurring prior to or subsequent thereto.

Each Party is responsible for the negligent or wrongful acts or omissions of its own employees, agents or other representatives while acting within the scope of their employment or otherwise within their authorized capacity, arising from the activities encompassed by this Easement. To the extent allowable by law each party, and their successors and assigns, shall indemnify and hold the other party harmless from and against any and all loss, cause, damage, expense, injury, claim and liability (including reasonable attorney's fees and paraprofessional fees at any pre-trial, trial or appellate proceedings) which said other party may suffer or incur solely by reason of the negligent acts or omissions or intentional misconduct of the indemnifying party. Nothing in this agreement shall be considered a waiver of the Grantee's protections afforded to it under Florida's sovereign immunity provisions contained within 768.28, Fla. Statutes and any amount paid under this provision shall not exceed the limits on damages pursuant to 768.28(5), Fla. Statutes.

5. Binding Effect. This Easement, and the rights and interests created herein, runs with the land and shall be binding upon and inuring to the benefit of the parties hereto and their respective successors and assigns. Notwithstanding anything in the foregoing provisions of this Easement to the contrary, Grantors shall have no duties, responsibilities or liabilities hereunder after Grantors have conveyed title to the Easement Property to a third party, except for any duties, responsibilities or liabilities that may have arisen prior to such conveyance. The Grantor does covenant with the Grantee that it is lawfully seized and possessed of the Easement Property and that it has a good and lawful right to grant the Easement. Grantor(s) shall not make any improvements within the Easement Property which will conflict or interfere with the Easement granted herein.

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


Signed, sealed, and delivered in the presence of:



Witness

Lucy Hamelers

(Print Name)



Monica Ellis

Witness

Lisa Kruse

(Print Name)

STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me by means of physical presence or [] online notarization on this 9th day of June, 2021, by Monica Ellis. Is personally known or produced Driver License as identification.

Notary Signature
SEAL

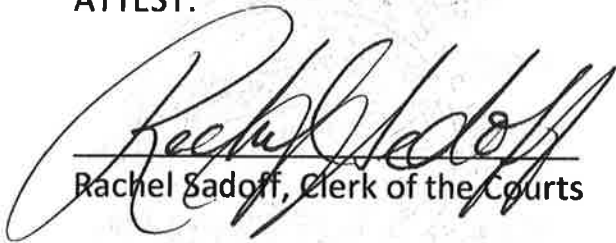


Acceptance

The Grantee accepts the Permanent Right of Way, Drainage and Utility Easement Agreement and agrees to be bound by its terms.

Dated: 6th day of July, 2021.

ATTEST:



Rachel Sadoff, Clerk of the Courts

GRANTEE:

BOARD OF COUNTY COMMISSIONERS
OF BREVARD COUNTY, FLORIDA



Rita Pritchett, Chair

As approved by the Board on 07/06/2021

LEGAL DESCRIPTION

PARCEL 801

EXHIBIT "A"

SHEET 1 OF 2

NOT VALID WITHOUT SHEET 2 OF 2

THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1

PARENT PARCEL ID#: 24-36-27-00-13

PURPOSE: RIGHT OF WAY, UTILITY & DRAINAGE EASEMENT

LEGAL DESCRIPTION: PARCEL 801, RIGHT OF WAY, UTILITY AND DRAINAGE EASEMENT (BY SURVEYOR)

A PARCEL OF LAND BEING A PORTION OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7091, PAGE 1230 AND BEING LOCATED WITHIN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 24 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID LANDS DESCRIBED THENCE SOUTH 78° 56' 47" WEST ALONG THE NORTH LINE OF SAID DESCRIBED LANDS FOR A DISTANCE OF 569.90 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED LANDS; THENCE DEPARTING SAID NORTH LINE, RUN THENCE SOUTH 13° 40' 15" EAST FOR A DISTANCE OF 158.53 FEET; THENCE SOUTH 17° 32' 30" EAST FOR A DISTANCE OF 72.22 FEET; THENCE SOUTH 16° 24' 35" EAST FOR A DISTANCE OF 182.15 FEET; THENCE SOUTH 16° 40' 53" EAST FOR A DISTANCE OF 98.30 FEET; THENCE SOUTH 18° 52' 34" EAST FOR A DISTANCE OF 12.50 FEET TO A POINT ON THE NORTH LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 9082, PAGE 2516; THENCE SOUTH 78° 56' 47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 10.07 FEET TO THE NORTHWEST CORNER OF SAID DESCRIBED LANDS; THENCE ALONG THE WEST LINE OF SAID LANDS DESCRIBED IN SAID OFFICIAL RECORDS BOOK 7091, PAGE 1230 THE FOLLOWING 8 COURSES; THENCE NORTH 17° 51' 46" WEST FOR A DISTANCE OF 17.86 FEET; THENCE NORTH 17° 16' 07" WEST FOR A DISTANCE OF 87.64 FEET; THENCE NORTH 16° 44' 48" WEST FOR A DISTANCE OF 83.79 FEET; THENCE NORTH 16° 27' 47" WEST FOR A DISTANCE OF 129.83 FEET; THENCE NORTH 15° 38' 08" WEST FOR A DISTANCE OF 91.33 FEET; THENCE NORTH 14° 14' 49" WEST FOR A DISTANCE OF 44.92 FEET; THENCE NORTH 12° 48' 59" WEST FOR A DISTANCE OF 33.57 FEET; THENCE NORTH 12° 14' 45" WEST FOR A DISTANCE OF 34.76 FEET TO THE NORTHWEST CORNER OF THE AFORESAID DESCRIBED LANDS; THENCE NORTH 78° 56' 47" EAST ALONG THE NORTH LINE OF THE AFORESAID DESCRIBED LANDS FOR A DISTANCE OF 10.04 FEET TO THE POINT OF BEGINNING, CONTAINING 5639 SQUARE FEET (0.125 ACRES), MORE OR LESS.

ALL DEED, MAP AND PLAT REFERENCES AS SHOWN HEREON. RIGHTS OF WAY AND EASEMENTS SHOWN ON APPLICABLE RECORD PLATS OR INCLUDED IN THE ABOVE REFERENCE MATERIAL ARE INDICATED HEREON. NO OPINION OF TITLE, OWNERSHIP OR UNWRITTEN RIGHTS IS EXPRESSED OR IMPLIED. ALL PUBLIC RECORDS REFERENCED HEREIN ARE PER THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT A SURVEY BUT ONLY A GRAPHIC DEPICTION OF THE LEGAL DESCRIPTION SHOWN HEREIN.
2. BEARINGS SHOWN HEREON ARE SPECIFICALLY BASED ON THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 27 AS BEING SOUTH 00° 09' 48" EAST BASED ON THEIR COORDINATE VALUES PER SAID FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE 0901.
3. REFERENCE MATERIAL:
 - A. TITLE REPORT BY NEW REVELATIONS, INC., BY CRAIG KARLSON, FILE NUMBER 21-1128, TAX ACCOUNT NUMBER 2420809, EFFECTIVE DATE 3/11/21. NO EASEMENTS WERE DECLARED WITHIN SAID TITLE REPORT.
 - B. RIGHT OF WAY AND TOPOGRAPHIC SURVEY, NORTH TROPICAL TRAIL & LUCAS ROAD DRAINAGE, PREPARED FOR BREVARD COUNTY PUBLIC WORKS DEPARTMENT, PREPARED BY BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DEPT., PROJECT NO. 20-09-097, DATED 1/12/2021.
 - C. BOUNDARY SURVEY (TO FACILITATE LOT SPLIT), PREPARED BY TOTAL CONTROL SURVEYS, LLC, DATED 2/26/2021.

ABBREVIATIONS

BOB = BASIS OF BEARINGS
 C/L = CENTERLINE
 CCMB = COUNTY COMMISSIONERS MINUTE BOOK
 ESMT = EASEMENT
 GOV'T = GOVERNMENT
 ID = IDENTIFICATION
 N/F = NOW OR FORMERLY
 ORB = OFFICIAL RECORDS BOOK

PB = PLAT BOOK
 PG = PAGE
 POB = POINT OF BEGINNING
 POC = POINT OF COMMENCEMENT
 R/W = RIGHT OF WAY
 SECT = SECTION
 SQ FT = SQUARE FEET



PREPARED FOR: BREVARD COUNTY
 BOARD OF COUNTY COMMISSIONERS

(Signature)
 MICHAEL J. SWEENEY, PSM 4870
 PROFESSIONAL SURVEYOR & MAPPER
 NOT VALID UNLESS SIGNED AND SEALED

PREPARED BY: BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DIVISION
 ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220, VIERA, FLORIDA 32940
 PHONE: (321) 633-2080



DRAWN BY: R. HENNING

CHECKED BY: M. J. SWEENEY

PROJECT NO. 20-09-097

DATE: APRIL 21, 2021

SHEET: 1 OF 2

REVISIONS

DATE

DESCRIPTION

SECTION 27
 TOWNSHIP 24 SOUTH
 RANGE 36 EAST

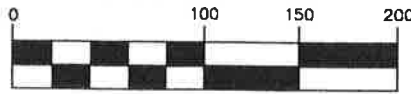
SKETCH OF DESCRIPTION

PARCEL 801

PARENT PARCEL ID#: 24-36-27-00-13

PURPOSE: RIGHT OF WAY, UTILITY & DRAINAGE EASEMENT

GRAPHIC SCALE



(IN FEET)

1 inch = 100 feet

EXHIBIT "A"

SHEET 2 OF 2

NOT VALID WITHOUT SHEET 1 OF 2

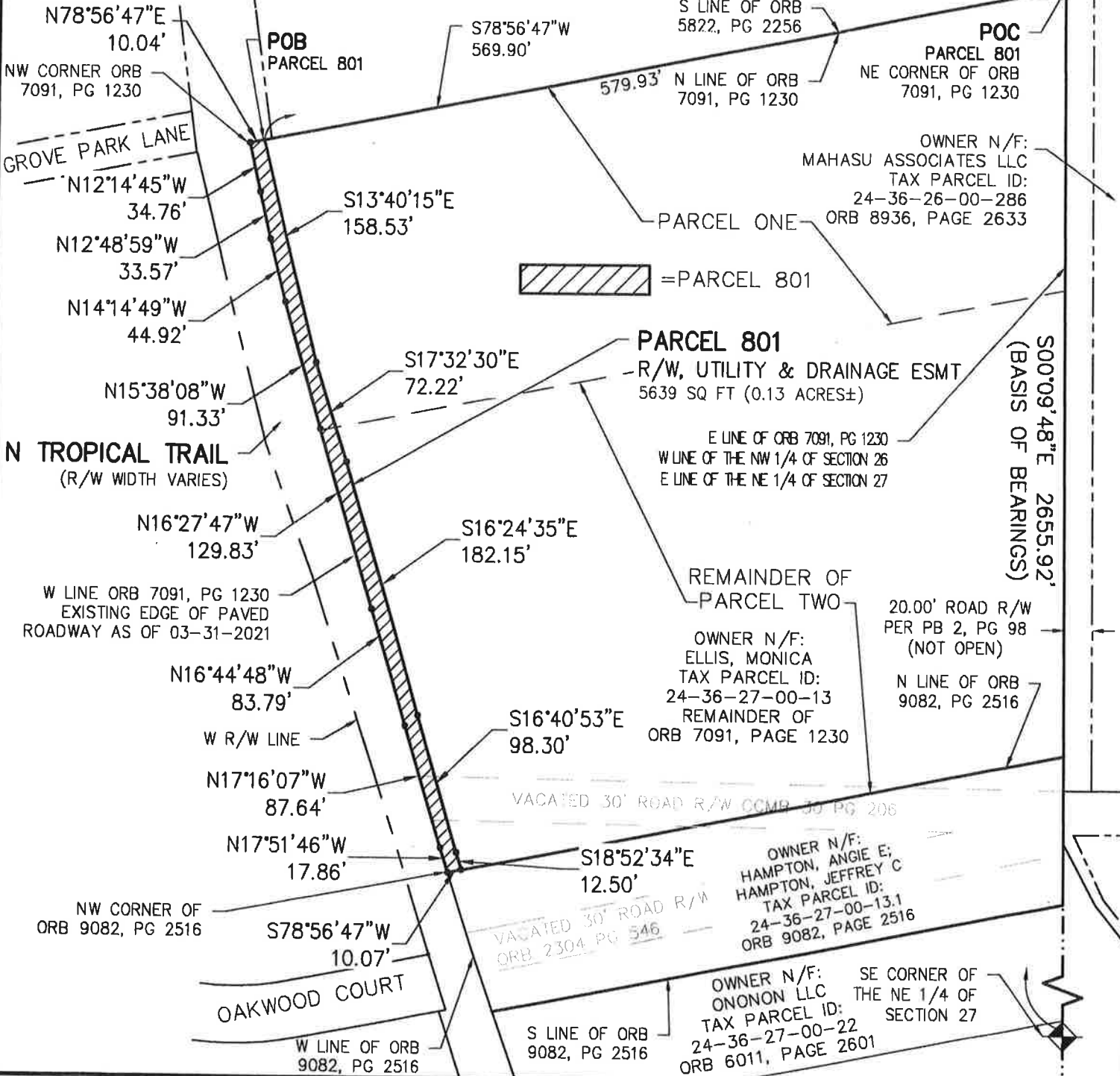
THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1



OWNER N/F:
GUTHRIE, LARRY B; GUTHRIE, SUN K
TAX PARCEL ID:
24-36-27-00-8.1
ORB 5822, PAGE 2256

NE CORNER OF
SECTION 27



PREPARED BY: BREVARD COUNTY PUBLIC WORKS
SURVEYING AND MAPPING DIVISION
ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220,
VIERA, FLORIDA 32940
PHONE: (321) 633-2080

SCALE: 1"=100'
PROJECT NO.: 20-09-097

SECTION 27
TOWNSHIP 24 SOUTH
RANGE 36 EAST

DRAINAGE EASEMENT

THIS INDENTURE, made this 9th day of June, 2021, between Monica Ellis, whose mailing address is Post Office Box 540604, Merritt Island, Florida 32954, as the first party, and Brevard County, a political subdivision of the State of Florida, whose address is 2725 Judge Fran Jamieson Way, Viera, Florida 32940, as the second party, for the use and benefit of Brevard County, Florida.

WITNESSETH that the first party, in consideration of One Dollar (\$1.00) and other valuable consideration paid, the receipt of which is acknowledged, grants unto the second party, its successors and assigns, a perpetual easement commencing on the above date for the purposes of constructing, reconstructing, reconfiguring, and maintaining drainage facilities and other allied uses pertaining thereto, over, under, upon, above, and through the following lands:

The land affected by the granting of the easement is located in Section 27, Township 24 South, Range 36 East, Brevard County, Florida, and being more particularly described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS "EXHIBIT A"

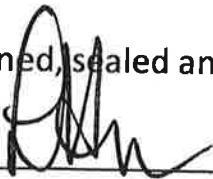
Including the right of ingress and egress onto the easement area as may be necessary for the full use and enjoyment by the second party of its easement. The first party shall have full use and enjoyment of the easement area but shall not make any improvements within the easement area which will conflict or interfere with the easement granted herein.

TO HAVE AND TO HOLD said easement unto Brevard County, a political subdivision of the State of Florida, and to its successors and/or assigns. The first party does 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.


(Signatures and Notary on next page)

IN WITNESS WHEREOF, the first party has caused this easement to be executed, the day and year first above written,

Signed, sealed and delivered in the presence of:



Witness
Lucy Hamelers
Print Name



Monica Ellis



Witness
Lisa Kruse
Print Name

STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me by means of physical presence or online notarization on this 9th day of ~~May~~^{June}, 2021, by Monica Ellis. Is personally known or produced Driver License as identification.



Notary Signature

SEAL



LEGAL DESCRIPTION

PARCEL 802

PARENT PARCEL ID#: 24-36-27-00-13

PURPOSE: DRAINAGE EASEMENT

EXHIBIT "A"

SHEET 1 OF 2

NOT VALID WITHOUT SHEET 2 OF 2

THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1

LEGAL DESCRIPTION: PARCEL 802, DRAINAGE EASEMENT (BY SURVEYOR)

A PARCEL OF LAND BEING A PORTION OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7091, PAGE 1230 AND BEING LOCATED WITHIN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 24 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF SAID DESCRIBED LANDS; THENCE SOUTH 00° 09' 48" EAST ALONG THE EAST LINE OF SAID NORTHEAST QUARTER, SAID LINE ALSO BEING THE EAST LINE OF THE AFORESAID DESCRIBED LANDS, FOR A DISTANCE OF 531.26 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 9082, PAGE 2516; THENCE SOUTH 78° 56' 47" WEST ALONG THE NORTH LINE OF THE AFORESAID DESCRIBED LANDS FOR A DISTANCE OF 19.46 FEET; THENCE DEPARTING SAID NORTH LINE, RUN NORTH 04° 53' 51" WEST FOR A DISTANCE OF 34.55 FEET; THENCE NORTH 00° 13' 27" WEST FOR A DISTANCE OF 91.46 FEET; THENCE NORTH 00° 41' 47" EAST FOR A DISTANCE OF 105.80 FEET; THENCE NORTH 01° 24' 23" WEST FOR A DISTANCE OF 98.94 FEET; THENCE NORTH 02° 17' 19" EAST FOR A DISTANCE OF 95.90 FEET; THENCE NORTH 03° 32' 40" WEST FOR A DISTANCE OF 103.97 FEET TO A POINT ON THE NORTH LINE OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 7091, PAGE 1230; THENCE NORTH 78° 56' 47" EAST ALONG SAID NORTH LINE FOR A DISTANCE OF 25.09 FEET TO THE TO THE POINT OF BEGINNING, CONTAINING 11,333 SQUARE FEET (0.26 ACRES), MORE OR LESS.

ALL DEED, MAP AND PLAT REFERENCES AS SHOWN HEREON. RIGHTS OF WAY AND EASEMENTS SHOWN ON APPLICABLE RECORD PLATS OR INCLUDED IN THE ABOVE REFERENCE MATERIAL ARE INDICATED HEREON. NO OPINION OF TITLE, OWNERSHIP OR UNWRITTEN RIGHTS IS EXPRESSED OR IMPLIED. ALL PUBLIC RECORDS REFERENCED HEREIN ARE PER THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

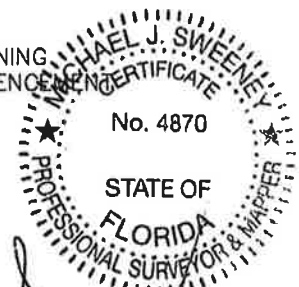
SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT A SURVEY BUT ONLY A GRAPHIC DEPICTION OF THE LEGAL DESCRIPTION SHOWN HEREIN.
2. BEARINGS SHOWN HEREON ARE SPECIFICALLY BASED ON THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 27 AS BEING SOUTH 00° 09' 48" EAST BASED ON THEIR COORDINATE VALUES PER SAID FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE 0901.
3. REFERENCE MATERIAL:
 - A. TITLE REPORT BY NEW REVELATIONS, INC., BY CRAIG KARLSON, FILE NUMBER 21-1128, TAX ACCOUNT NUMBER 2420809, EFFECTIVE DATE 3/11/21. NO EASEMENTS WERE DECLARED WITHIN SAID TITLE REPORT.
 - B. RIGHT OF WAY AND TOPOGRAPHIC SURVEY, NORTH TROPICAL TRAIL & LUCAS ROAD DRAINAGE, PREPARED FOR BREVARD COUNTY PUBLIC WORKS DEPARTMENT, PREPARED BY BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DEPT., PROJECT NO. 20-09-097, DATED 1/12/2021.
 - C. BOUNDARY SURVEY (TO FACILITATE LOT SPLIT), PREPARED BY TOTAL CONTROL SURVEYS, LLC, DATED 2/26/2021.

ABBREVIATIONS

BOB = BASIS OF BEARINGS
 C/L = CENTERLINE
 CCMB = COUNTY COMMISSIONERS MINUTE BOOK
 ESMT = EASEMENT
 GOV'T = GOVERNMENT
 ID = IDENTIFICATION
 N/F = NOW OR FORMERLY

ORB = OFFICIAL RECORDS BOOK
 PB = PLAT BOOK
 PG = PAGE
 POB = POINT OF BEGINNING
 POC = POINT OF COMMENCEMENT
 R/W = RIGHT OF WAY
 SECT = SECTION
 SQ FT = SQUARE FEET



PREPARED FOR: BREVARD COUNTY
 BOARD OF COUNTY COMMISSIONERS

[Signature]
 MICHAEL J. SWEENEY, PSM 4870
 PROFESSIONAL SURVEYOR & MAPPER
 NOT VALID UNLESS SIGNED AND SEALED

PREPARED BY: BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DIVISION
 ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220, VIERA, FLORIDA 32940
 PHONE: (321) 633-2080



DRAWN BY: R. HENNING	CHECKED BY: M. J. SWEENEY	PROJECT NO. 20-09-097			SECTION 27 TOWNSHIP 24 SOUTH RANGE 36 EAST
		REVISIONS	DATE	DESCRIPTION	
DATE: APRIL 21, 2021	SHEET: 1 OF 2				

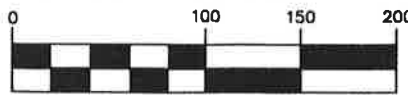
SKETCH OF DESCRIPTION

PARCEL 802

PARENT PARCEL ID#: 24-36-27-00-13

PURPOSE: DRAINAGE EASEMENT

GRAPHIC SCALE



(IN FEET)

1 inch = 100 feet

EXHIBIT "A"

SHEET 2 OF 2

NOT VALID WITHOUT SHEET 1 OF 2

THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1



OWNER N/F:
GUTHRIE, LARRY B;
GUTHRIE, SUN K
TAX PARCEL ID:
24-36-27-00-8.1
ORB 5822, PAGE 2256

NE CORNER OF
SECTION 27

POB
PARCEL 802
NE CORNER OF ORB
7091, PG 1230

S LINE OF ORB
5822, PG 2256

N LINE OF ORB
7091, PG 1230

N03°32'40"W
103.97'

E LINE OF ORB 7091, PG 1230
W LINE OF THE NW 1/4 OF SECTION 26
E LINE OF THE NE 1/4 OF SECTION 27

OWNER N/F:
ELLIS, MONICA
TAX PARCEL ID:
24-36-27-00-13
REMAINDER OF
ORB 7091, PAGE 1230

PARCEL ONE

N02°17'19"E
95.90'

S00°09'48"E
2655.92'
(BASIS OF BEARINGS)

OWNER N/F:
MAHASU ASSOCIATES LLC
TAX PARCEL ID:
24-36-26-00-286
ORB 8936, PAGE 2633

N01°24'23"W
98.94'

S00°09'48"E
531.26'

PARCEL 802
DRAINAGE ESMT
11,333 SQ FT (0.26)ACRES±

N00°41'47"E
105.80'

REMAINDER OF
PARCEL TWO

N00°13'27"W
91.46'

20.00' ROAD R/W
PER PB 2, PG 98
(NOT OPEN)

EXISTING EDGE OF PAVED
ROADWAY AS OF 03-31-2021

N TROPICAL TRAIL
(R/W VARIES)

N04°53'51"W
34.55'

S78°56'47"W
19.46'

NE CORNER
ORB 9082, PG 2516

N LINE OF ORB 9082, PG 2516

E LINE OF ORB 9082, PG 2516

VACATED 30' ROAD R/W CCMB 30 PG 206

30' DRAINAGE EASEMENT
PER PB 19, PG 33

OAKWOOD COURT

VACATED 30' ROAD R/W
ORB 2304 PG 546

OWNER N/F:
HAMPTON, ANGIE E;
HAMPTON, JEFFREY C
TAX PARCEL ID:
24-36-27-00-13.1
ORB 9082, PAGE 2516

BARONY ESTATES
UNIT 2, SECTION 1
PLAT BOOK 19, PAGE 33

OWNER N/F:
ONONON LLC
TAX PARCEL ID:
24-36-27-00-22
ORB 6011, PAGE 2601

S LINE OF ORB
9082, PG 2516

SE CORNER OF THE NE
1/4 OF SECTION 27

= PARCEL 802



PREPARED BY: BREVARD COUNTY PUBLIC WORKS
SURVEYING AND MAPPING DIVISION
ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220,
VIERA, FLORIDA 32940
PHONE: (321) 633-2080

SCALE:
1"=100'
PROJECT NO.:
20-09-097

SECTION 27
TOWNSHIP 24 SOUTH
RANGE 36 EAST

Public Works Department, Land Acquisition
2725 Judge Fran Jamieson Way, A-204, Viera, Florida 32940
A portion of interest in Tax Parcel ID: 24-36-27-00-13.1
North Tropical Trail

WARRANTY DEED

THIS INDENTURE is made this 17 day of May, 2021, by Angie E. Hampton and Jeffrey C. Hampton, wife and husband, hereafter called the Grantor, whose mailing address is 76 Laurel Gate Lane, Saint Augustine, Florida 32092, to Brevard County, a political subdivision of the State of Florida, hereafter called the Grantee, whose mailing address is 2725 Judge Fran Jamieson Way, Viera, Florida 32940;

WITNESSETH that the Grantor, for and in consideration of the sum of One Dollar and No Cents (\$1.00) and other valuable considerations, paid, receipt of which is acknowledged, does grant, bargain, sell, and convey unto the Grantee, its successors and assigns the following described lands, situate, lying and being in the Brevard County, State of Florida, to-wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

TO HAVE AND TO HOLD THE SAME, together with all and singular the appurtenances thereunto belonging or in anywise incident and/or appertaining thereto and all the estate, right, title & interest forever, and the Grantor does fully warrant the title to said lands, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:



Witness

Alyssa De Hoyos

Print Name



Witness

Jonah Murphy

Print Name

GRANTOR:



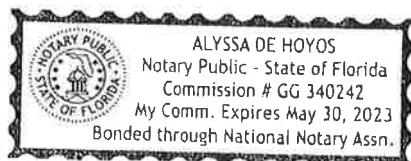
Angie E. Hampton



Jeffrey C. Hampton

STATE OF FLORIDA
COUNTY OF ~~BREVARD~~ St. Johns

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization on this 17 day of May, 2021, by Angie E. Hampton and Jeffrey C. Hampton, wife and husband. Is personally known or produced Driver License as identification.





Notary Signature
SEAL

LEGAL DESCRIPTION

PARCEL 103

PARENT PARCEL ID#: 24-36-27-00-13.1

PURPOSE: FEE SIMPLE RIGHT OF WAY

EXHIBIT "A"

SHEET 1 OF 2

NOT VALID WITHOUT SHEET 2 OF 2

THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1

LEGAL DESCRIPTION: PARCEL 103, FEE SIMPLE RIGHT OF WAY (BY SURVEYOR)

A PARCEL OF LAND BEING A PORTION OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 9082, PAGE 2516 AND BEING LOCATED WITHIN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 24 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE AFORESAID DESCRIBED LANDS; THENCE SOUTH 78° 56' 47" WEST ALONG THE SOUTH LINE OF THE AFORESAID DESCRIBED LANDS FOR A DISTANCE OF 404.04 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED LANDS; THENCE CONTINUE SOUTH 78° 56' 47" WEST ALONG SAID SOUTH LINE FOR A DISTANCE OF 10.09 FEET TO THE SOUTHWEST CORNER OF THE AFORESAID DESCRIBED LANDS; THENCE NORTH 18° 46' 26" WEST ALONG THE WEST LINE OF THE AFORESAID DESCRIBED LANDS FOR A DISTANCE OF 40.07 FEET; THENCE NORTH 17° 51' 46" WEST CONTINUING ALONG THE WEST LINE OF THE AFORESAID DESCRIBED LANDS FOR A DISTANCE OF 60.72 FEET TO THE NORTHWEST CORNER OF THE AFORESAID DESCRIBED LANDS; THENCE NORTH 78° 56' 47" EAST ALONG THE NORTH LINE OF THE AFORESAID DESCRIBED LANDS FOR A DISTANCE OF 10.07 FEET; THENCE DEPARTING SAID NORTH LINE, RUN SOUTH 17° 51' 46" EAST FOR A DISTANCE OF 59.45 FEET; THENCE SOUTH 18° 46' 26" EAST A DISTANCE OF 41.34 FEET TO THE POINT OF BEGINNING, CONTAINING 1,008 SQUARE FEET (0.02 ACRES), MORE OR LESS.

ALL DEED, MAP AND PLAT REFERENCES AS SHOWN HEREON. RIGHTS OF WAY AND EASEMENTS SHOWN ON APPLICABLE RECORD PLATS OR INCLUDED IN THE ABOVE REFERENCE MATERIAL ARE INDICATED HEREON. NO OPINION OF TITLE, OWNERSHIP OR UNWRITTEN RIGHTS IS EXPRESSED OR IMPLIED. ALL PUBLIC RECORDS REFERENCED HEREIN ARE PER THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT A SURVEY BUT ONLY A GRAPHIC DEPICTION OF THE LEGAL DESCRIPTION SHOWN HEREIN.
2. BEARINGS SHOWN HEREON ARE SPECIFICALLY BASED ON THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 27 AS BEING SOUTH 00° 09' 48" EAST BASED ON THEIR COORDINATE VALUES PER SAID FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE 0901.
3. REFERENCE MATERIAL:
 - A. AMERICAN LAND TITLE ASSOCIATION COMMITMENT ISSUED BY DOCKSIDE TITLE LLC, ISSUING OFFICE FILE NUMBER 21-1044, FILE NO. 21006051 DM1, EFFECTIVE DATE 3/20/2021. NO EASEMENTS WERE DECLARED WITHIN SAID TITLE REPORT.
 - B. RIGHT OF WAY AND TOPOGRAPHIC SURVEY, NORTH TROPICAL TRAIL & LUCAS ROAD DRAINAGE, PREPARED FOR BREVARD COUNTY PUBLIC WORKS DEPARTMENT, PREPARED BY BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DEPT., PROJECT NO. 20-09-097, DATED 1/12/2021.
 - C. BOUNDARY SURVEY (TO FACILITATE LOT SPLIT), PREPARED BY TOTAL CONTROL SURVEYS, LLC, DATED 2/26/2021.

ABBREVIATIONS

BOB = BASIS OF BEARINGS
 C/L = CENTERLINE
 CCMB = COUNTY COMMISSIONERS MINUTE BOOK
 ESMT = EASEMENT
 GOV'T = GOVERNMENT
 ID = IDENTIFICATION
 N/F = NOW OR FORMERLY

ORB = OFFICIAL RECORDS BOOK
 PB = PLAT BOOK
 PG = PAGE
 POB = POINT OF BEGINNING
 POC = POINT OF COMMENCEMENT
 R/W = RIGHT OF WAY
 SECT = SECTION
 SQ FT = SQUARE FEET



[Handwritten Signature]

PREPARED FOR: BREVARD COUNTY
 BOARD OF COUNTY COMMISSIONERS

MICHAEL J. SWEENEY, PSM 4870
 PROFESSIONAL SURVEYOR & MAPPER
 NOT VALID UNLESS SIGNED AND SEALED

PREPARED BY: BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DIVISION
 ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220, VIERA, FLORIDA 32940
 PHONE: (321) 633-2080



DRAWN BY: R. HENNING	CHECKED BY: M. J. SWEENEY	PROJECT NO. 20-09-097		SECTION 27 TOWNSHIP 24 SOUTH RANGE 36 EAST
		REVISIONS	DATE DESCRIPTION	
DATE: APRIL 21, 2021	SHEET: 1 OF 2			

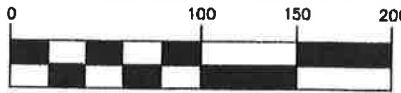
SKETCH OF DESCRIPTION

PARCEL 103

PARENT PARCEL ID#: 24-36-27-00-13.1

PURPOSE: FEE SIMPLE RIGHT OF WAY

GRAPHIC SCALE



(IN FEET)

1 inch = 100 feet

EXHIBIT "A"

SHEET 2 OF 2

NOT VALID WITHOUT SHEET 1 OF 2

THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1



N TROPICAL TRAIL
(R/W VARIES)

PARCEL ONE

NE CORNER OF SECTION 27

OWNER N/F:
 MAHASU ASSOCIATES LLC
 TAX PARCEL ID:
 24-36-26-00-286
 ORB 8936, PAGE 2633

E LINE OF ORB 7091, PG 1230
 W LINE OF THE NW 1/4 OF SECTION 26
 E LINE OF THE NE 1/4 OF SECTION 27

OWNER N/F:
 ELLIS, MONICA
 TAX PARCEL ID:
 24-36-27-00-13
 REMAINDER OF
 ORB 7091, PAGE 1230

REMAINDER OF PARCEL TWO

EXISTING EDGE OF PAVED ROADWAY AS OF 03-31-2021

N LINE OF
 ORB 9082,
 PG 2516

20.00' ROAD R/W
 PER PB 2, PG 98
 (NOT OPEN)

S00°09'48"E 2655.92'
(BASIS OF BEARINGS)

SECTION 27

SECTION 26

NE CORNER
 ORB 9082, PG 2516

PARCEL 103

FEE SIMPLE R/W
 1,008 SQ FT (0.02)ACRES±

VACATED 30' ROAD R/W COMB 30 PG 206

30' DRAINAGE EASEMENT
 PER PB 19, PG 33

OWNER N/F:
 HAMPTON, ANGIE E;
 HAMPTON, JEFFREY C
 TAX PARCEL ID:
 24-36-27-00-13.1
 ORB 9082, PAGE 2516

VACATED 30' ROAD R/W ORB 2304 PG 546

BARONY ESTATES
 UNIT II, SECTION I
 PLAT BOOK 19, PAGE 33
 LOT 17, BLOCK E

NW CORNER
 ORB 9082,
 PG 2516

N17°51'46"W
 60.72'
 W LINE OF ORB
 9082, PG 2516

S17°51'46"E
 59.45'

S78°56'47"W
 404.04'

S LINE OF ORB
 9082, PG 2516
 N LINE OF ORB
 6011, PG 2601

POC
 PARCEL 103
 SE CORNER OF ORB
 9082, PG 2516

OAKWOOD COURT

N18°46'26"W
 40.07'

SW CORNER
 ORB 9082, PG 2516

S18°46'26"E
 41.34'

OWNER N/F:
 ONONON LLC
 TAX PARCEL ID:
 24-36-27-00-22
 ORB 6011, PAGE 2601

S78°56'47"W
 10.09'

POB PARCEL 103

SE CORNER OF THE NE
 1/4 OF SECTION 27

= PARCEL 103



PREPARED BY: BREVARD COUNTY PUBLIC WORKS
 SURVEYING AND MAPPING DIVISION
 ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220,
 VIERA, FLORIDA 32940
 PHONE: (321) 633-2080

SCALE:
 1"=100'
 PROJECT NO.:
 20-09-097

SECTION 27
 TOWNSHIP 24 SOUTH
 RANGE 36 EAST

DRAINAGE EASEMENT

THIS INDENTURE, made this 17 day of May, 2021, between Angie E. Hampton and Jeffrey C. Hampton, wife and husband whose address is 76 Laurel Gate Lane, Saint Augustine, Florida 32092, as the first party, and Brevard County, a political subdivision of the State of Florida, whose address is 2725 Judge Fran Jamieson Way, Viera, Florida 32940, as the second party, for the use and benefit of Brevard County, Florida.

WITNESSETH that the first party, in consideration of One Dollar (\$1.00) and other valuable consideration paid, the receipt of which is acknowledged, grants unto the second party, its successors and assigns, a perpetual easement commencing on the above date for the purposes of constructing, reconstructing, reconfiguring, and maintaining drainage facilities and other allied uses pertaining thereto, over, under, upon, above, and through the following lands:

The land affected by the granting of the easement is located in Section 27, Township 24 South, Range 36 East, Brevard County, Florida, and being more particularly described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS "EXHIBIT A"

Including the right of ingress and egress onto the easement area as may be necessary for the full use and enjoyment by the second party of its easement. The first party shall have full use and enjoyment of the easement area but shall not make any improvements within the easement area which will conflict or interfere with the easement granted herein.

TO HAVE AND TO HOLD said easement unto Brevard County, a political subdivision of the State of Florida, and to its successors and/or assigns. The first party does 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.

(Signatures and Notary on next page)

IN WITNESS WHEREOF, the first party has caused this easement to be executed, the day and year first above written,

Signed, sealed and delivered in the presence of:

Alyssa De Hoyos
Witness
Alyssa De Hoyos
Print Name

Angie E Hampton
Angie E. Hampton

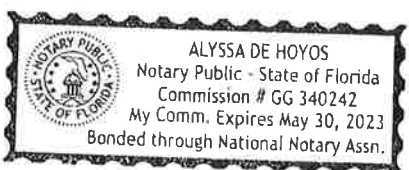
Jonah Murphy
Witness
Jonah Murphy
Print Name

Jeffrey C Hampton
Jeffrey C. Hampton

STATE OF FLORIDA
COUNTY OF ~~BREVARD~~ *St. Johns*
(EX-20)

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization on this 17 day of May, 2021, by Angie E. Hampton and Jeffrey C. Hampton, wife and husband. Is personally known or produced Driver License as identification.

Alyssa De Hoyos
Notary Signature
SEAL



LEGAL DESCRIPTION

PARCEL 803

PARENT PARCEL ID#: 24-36-27-00-13.1
PURPOSE: DRAINAGE EASEMENT

EXHIBIT "A"
SHEET 1 OF 2
NOT VALID WITHOUT SHEET 2 OF 2
THIS IS NOT A SURVEY
SEE SURVEYORS NOTE #1

LEGAL DESCRIPTION: PARCEL 803, DRAINAGE EASEMENT (BY SURVEYOR)

A PARCEL OF LAND BEING A PORTION OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 9082, PAGE 2516 AND BEING LOCATED WITHIN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 24 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF THE AFORESAID DESCRIBED LANDS; THENCE NORTH 11° 59' 02" WEST FOR A DISTANCE OF 88.71 FEET; THENCE NORTH 04° 53' 51" WEST FOR A DISTANCE OF 11.37 FEET TO A POINT ON THE NORTH LINE OF THE AFORESAID DESCRIBED LANDS; THENCE NORTH 78° 56' 47" EAST ALONG SAID NORTH LINE FOR A DISTANCE OF 19.46 FEET TO THE NORTHEAST CORNER OF THE AFORESAID DESCRIBED LANDS; THENCE SOUTH 00° 09' 48" EAST ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 27, SAID LINE ALSO BEING THE EAST LINE OF THE AFORESAID DESCRIBED LANDS, FOR A DISTANCE OF 101.83 FEET TO THE POINT OF BEGINNING, CONTAINING 1,035 SQUARE FEET (0.03 ACRES), MORE OR LESS.

ALL DEED, MAP AND PLAT REFERENCES AS SHOWN HEREON. RIGHTS OF WAY AND EASEMENTS SHOWN ON APPLICABLE RECORD PLATS OR INCLUDED IN THE ABOVE REFERENCE MATERIAL ARE INDICATED HEREON. NO OPINION OF TITLE, OWNERSHIP OR UNWRITTEN RIGHTS IS EXPRESSED OR IMPLIED. ALL PUBLIC RECORDS REFERENCED HEREIN ARE PER THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

SURVEYOR'S NOTES:

1. THIS SKETCH IS NOT A SURVEY BUT ONLY A GRAPHIC DEPICTION OF THE LEGAL DESCRIPTION SHOWN HEREIN.
2. BEARINGS SHOWN HEREON ARE SPECIFICALLY BASED ON THE EAST LINE OF SAID NORTHEAST QUARTER OF SECTION 27 AS BEING SOUTH 00° 09' 48" EAST BASED ON THEIR COORDINATE VALUES PER SAID FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE 0901.
3. REFERENCE MATERIAL:
 - A. AMERICAN LAND TITLE ASSOCIATION COMMITMENT ISSUED BY DOCKSIDE TITLE LLC, ISSUING OFFICE FILE NUMBER 21-1044, FILE NO. 21006051 DM1, EFFECTIVE DATE 3/20/2021. NO EASEMENTS WERE DECLARED WITHIN SAID TITLE REPORT.
 - B. RIGHT OF WAY AND TOPOGRAPHIC SURVEY, NORTH TROPICAL TRAIL & LUCAS ROAD DRAINAGE, PREPARED FOR BREVARD COUNTY PUBLIC WORKS DEPARTMENT, PREPARED BY BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DEPT., PROJECT NO. 20-09-097, DATED 1/12/2021.
 - C. BOUNDARY SURVEY (TO FACILITATE LOT SPLIT), PREPARED BY TOTAL CONTROL SURVEYS, LLC, DATED 2/26/2021.

ABBREVIATIONS

BOB	= BASIS OF BEARINGS	ORB	= OFFICIAL RECORDS BOOK
C/L	= CENTERLINE	PB	= PLAT BOOK
CCMB	= COUNTY COMMISSIONERS MINUTE BOOK	PG	= PAGE
ESMT	= EASEMENT	POB	= POINT OF BEGINNING
GOV'T	= GOVERNMENT	POC	= POINT OF COMMENCEMENT
ID	= IDENTIFICATION	R/W	= RIGHT OF WAY
N/F	= NOW OR FORMERLY	SECT	= SECTION
		SQ FT	= SQUARE FEET



PREPARED FOR: BREVARD COUNTY
BOARD OF COUNTY COMMISSIONERS

MICHAEL J. SWEENEY, PSM 4870
PROFESSIONAL SURVEYOR & MAPPER
NOT VALID UNLESS SIGNED AND SEALED

PREPARED BY: BREVARD COUNTY PUBLIC WORKS SURVEYING AND MAPPING DIVISION
ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220, VIERA, FLORIDA 32940
PHONE: (321) 633-2080



DRAWN BY: R. HENNING	CHECKED BY: M. J. SWEENEY	PROJECT NO. 20-09-097		SECTION 27 TOWNSHIP 24 SOUTH RANGE 36 EAST
		REVISIONS	DATE	
DATE: APRIL 21, 2021	SHEET: 1 OF 2			

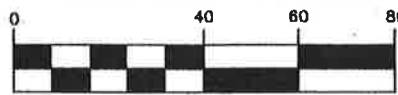
SKETCH OF DESCRIPTION

PARCEL 803

PARENT PARCEL ID#: 24-36-27-00-13.1

PURPOSE: DRAINAGE EASEMENT

GRAPHIC SCALE



(IN FEET)

1 inch = 40 feet

EXHIBIT "A"

SHEET 2 OF 2

NOT VALID WITHOUT SHEET 1 OF 2

THIS IS NOT A SURVEY

SEE SURVEYORS NOTE #1



=PARCEL 803

OWNER N/F:
 ELLIS, MONICA
 TAX PARCEL ID:
 24-36-27-00-13
 REMAINDER OF
 ORB 7091, PAGE 1230

N LINE OF ORB
 9082, PG 2516

N78°56'47"E
 19.46'

N04°53'51"W
 11.37'

REMAINDER OF PARCEL TWO

VACATED 30' ROAD R/W CCMB 30 PG 206

VACATED 30' ROAD R/W
 ORB 2504 PG 546

OWNER N/F:
 HAMPTON, ANGIE E;
 HAMPTON, JEFFREY C
 TAX PARCEL ID:
 24-36-27-00-13.1
 ORB 9082, PAGE 2516

N11°59'02"W
 88.71'

OWNER N/F:
 ONONON LLC
 TAX PARCEL ID:
 24-36-27-00-22
 ORB 6011, PAGE 2601

S LINE OF ORB
 9082, PG 2516
 N LINE OF ORB
 6011, PG 2601

S00°09'48"E 2655.92'
 (BASIS OF BEARINGS)

NE CORNER OF SECTION 27

20.00' ROAD R/W
 PER PB 2, PG 98
 (NOT OPEN)

E LINE OF ORB 7091, PG 1230
 W LINE OF THE NW 1/4 OF SECTION 26
 E LINE OF THE NE 1/4 OF SECTION 27

OWNER N/F:
 MAHASU ASSOCIATES LLC
 TAX PARCEL ID:
 24-36-26-00-286
 ORB 8936, PAGE 2633

NE CORNER ORB 9082, PG 2516

PARCEL 803
 DRAINAGE ESMT
 1,035 SQ FT (0.03)ACRES±

E LINE OF ORB 9082, PG 2516

S00°09'48"E 30' DRAINAGE EASEMENT
 PER PB 19, PG 33
 101.83'

BARONY ESTATES
 UNIT 2, SECTION 1
 PLAT BOOK 19, PAGE 33
 LOT 17, BLOCK E

POB
PARCEL 803
 SE CORNER OF ORB
 9082, PG 2516

SE CORNER OF THE NE 1/4 OF SECTION 27



PREPARED BY: BREVARD COUNTY PUBLIC WORKS
 SURVEYING AND MAPPING DIVISION
 ADDRESS: 2725 JUDGE FRAN JAMIESON WAY, SUITE A220,
 VIERA, FLORIDA 32940
 PHONE: (321) 633-2080

SCALE:
 1"=40'
 PROJECT NO.:
 20-09-097

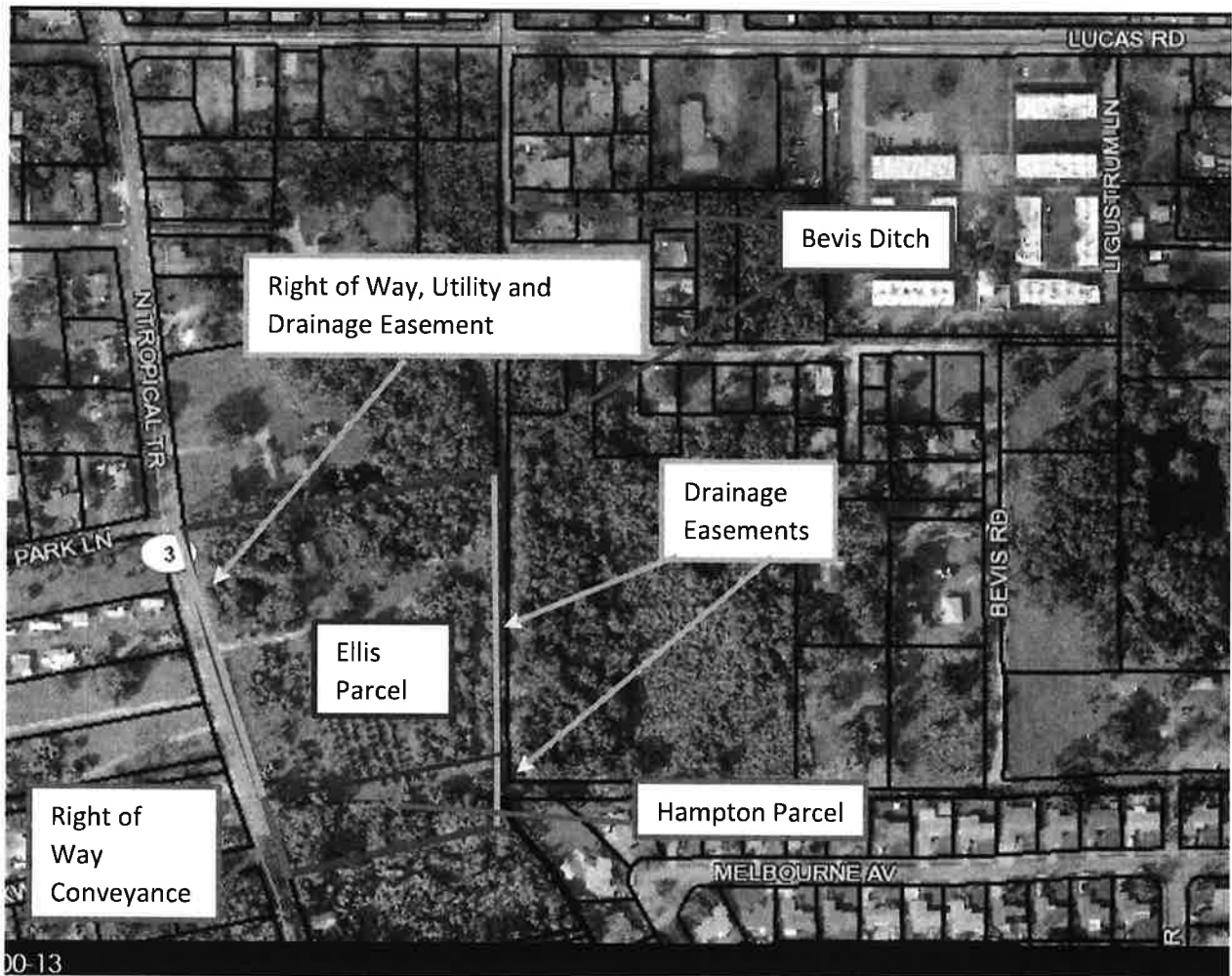
SECTION 27
 TOWNSHIP 24 SOUTH
 RANGE 36 EAST

LOCATION MAP

Section 27, Township 24 South, Range 36 East - District 2

PROPERTY LOCATION: parcels are located on the east side of North Tropical Trail, south of Lucas Road

OWNERS NAME(S): Monica Ellis and Angie E. and Jeffrey C. Hampton



BOARD OF COUNTY COMMISSIONERS


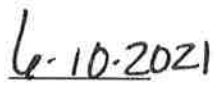

AGENDA REVIEW SHEET

AGENDA: 1) Donation of Permanent Right of Way, Drainage and Utility Easement Agreement and Drainage Easement from Monica Ellis, and 2) Donation of Warranty Deed and Drainage Easement from Angie E. and Jeffrey C. Hampton for Bevis Ditch Maintenance – District 2

AGENCY: Public Works Department / Land Acquisition

AGENCY CONTACT: Lisa Kruse, Land Acquisition Specialist

CONTACT PHONE: 321-350-8353 Ext. 58353

	APPROVE	DISAPPROVE	DATE
LAND ACQUISITION Lucy Hamelers, Supervisor	 _____	_____	 _____
COUNTY ATTORNEY Christine Schverak Assistant County Attorney	 _____	_____	06/14/2021 _____