



THIS INSTRUMENT PREPARED BY & RETURN TO:  
Fred A. Morrison  
McLin & Burnsed, P.A.  
Post Office Box 491357  
Leesburg, Florida 34749-1357

**Utility Easement**

RESERVED FOR RECORDING

THIS EASEMENT given the 16 day of September, 2011, by LIFESTREAM BEHAVIORAL CENTER, INC., whose address is 515 West Main Street, Leesburg, FL 34748, hereafter referred to as Grantor, to THE CITY OF LEESBURG, FLORIDA, whose address is P.O. Box 490630, Leesburg, FL 34749-0630, hereafter referred to as Grantee,

WITNESSETH:

That for and in consideration of the sum of \$1.00 and other good and valuable considerations, in hand paid and tendered unto Grantor, receipt whereof is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and confirm unto Grantee, its successors and assigns forever, a perpetual easement over and across the following described real property lying in Section 15, Township 19 South, Range 24 East, Lake County, Florida:

AS DESCRIBED ON EXHIBIT "A" ATTACHED

for the purpose of construction, installation, repair, maintenance, replacement and improvement of underground or above ground utilities, including but not limited to water, sewer, reuse water, natural gas, electricity, cable television, fiber optics, and telecommunications. If Grantee damages any surface improvements in its use of this easement, it shall repair any such damage at its expense, and restore the improvements to substantially the same condition they were in prior to the damage. Grantee is also given an irrevocable license, for so long as this Easement remains in effect, to cross the adjoining real property owned by Grantor, for the purpose of conducting any activities permitted by this Easement provided that such right of passage shall not interfere substantially with Grantor's use of its adjoining property. Grantee may also trim any trees, bushes, shrubbery or other vegetation which interferes with or creates a hazard with respect to any of its utilities within this Easement.

Grantee shall in its use of this Easement avoid placing any utilities under any existing buildings or structures, or so close thereto as to create any hazard or conflict between the utilities and the building or structure.

TO HAVE AND TO HOLD unto Grantee, its successors and assigns forever. Grantor does hereby warrant the title to the interests conveyed to Grantee hereunder and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has caused its duly authorized officer to set his hand and seal the day and year first above written.

WITNESSES (two required)

LIFESTREAM BEHAVIORAL CENTER, INC.

K Howard Wiener  
K Howard Wiener  
(Type or print name of Witness)

BY: Jonathan M. Cherry  
JONATHAN M. CHERRY, President

Carol E. Dorris  
CAROL E. DORRIS  
(Type or print name of witness)

STATE OF FLORIDA  
COUNTY OF Lake

BEFORE ME, the undersigned Notary Public, personally appeared Jonathan M. Cherry, as President of Lifestream Behavioral Center, Inc., who acknowledged before me that he executed this instrument on the 11th day of September, 2011, and who was either  personally known to me, or who  produced \_\_\_\_\_ as identification.

Melissa L. Altom  
NOTARY PUBLIC

EE 110401  
Commission Number

Melissa L. Altom  
Type or print name of Notary

8/23/2015  
Commission expiration date

