



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 2nd day of April, 2013, by UNIVERSAL AGGREGATE SOLUTIONS, INC., successor by merger and name change to Recyclable 100, Inc., whose address is P.O. Box 490180, Leesburg, FL 34749, 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:

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.

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 set his or her hand and seal the day and year first above written. As used herein, the term "Grantor" shall refer to that person, or those persons, so named above, and shall be interpreted as being singular or plural, and shall be considered to have the person, number and gender appropriate to the context of the named individuals or entities.

WITNESSES (two required)

GRANTOR: UNIVERSAL AGGREGATE SOLUTIONS, INC.

Lisa Feczko
Lisa Feczko
(Type or print name of Witness)

BY: [Signature]
GARY L. JONES, Vice President

Jerri Gonzalez
Jerri Gonzalez
(Type or print name of witness)

STATE OF FLORIDA
COUNTY OF LAKE

BEFORE ME, the undersigned Notary Public, personally appeared Gary L. Jones, as Vice President of Universal Aggregate Solutions, Inc., who acknowledged before me that he executed this instrument on behalf of the corporation on the 2 day of April, 2013, and who was either personally known to me, or who produced _____ as identification.

Sheila K. Henderson
NOTARY PUBLIC
Sheila K. Henderson
Type or print name of Notary

EE 827297
Commission Number
October 24, 2016
Commission expiration date



EXHIBIT "A"
LEGAL DESCRIPTION

A 15 FOOT WIDE, PERPENDICULAR MEASURED, PARCEL OF LAND LYING ALONG THE EASTERN PROPERTY LINE OF THE PARCEL CONTIGUOUS WITH AND BOUNDED BY THE WESTERLY RIGHT OF WAY LINE OF HAYWOOD WORM FARM ROAD, BEING DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SECTION 22 TOWNSHIP 20 RANGE 24. RUN THENCE SOUTH 00°06'03" EAST 624 FEET; THENCE SOUTH 89° 56' 10" WEST 25 FEET TO WESTERLY R/W LINE OF HAYWOOD WORM FARM RD. AND THE POINT OF BEGINNING, THENCE SOUTH 00° 06' 03" EAST 200 FEET; THENCE SOUTH 89° 56' 10" WEST 654.69 FEET; THENCE NORTH 00° 06' 03" WEST 200 FEET; THENCE NORTH 89° 56' 10" EAST 654.69 FEET TO THE POINT OF BEGINNING. ORB 1896 PG. 2331

ALSO:

A 7.5 FOOT WIDE, PERPENDICULAR MEASURED, PARCEL OF LAND LYING ALONG THE NORTHERN PROPERTY LINE OF THE PARCEL BEING DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SECTION 22 TOWNSHIP 20 RANGE 24. RUN THENCE SOUTH 00°06'03" EAST 624 FEET; THENCE SOUTH 89° 56' 10" WEST 25 FEET TO WESTERLY R/W LINE OF HAYWOOD WORM FARM RD. AND THE POINT OF BEGINNING, THENCE SOUTH 00° 06' 03" EAST 200 FEET; THENCE SOUTH 89° 56' 10" WEST 654.69 FEET; THENCE NORTH 00° 06' 03" WEST 200 FEET; THENCE NORTH 89° 56' 10" EAST 654.69 FEET TO THE POINT OF BEGINNING. ORB 1896 PG. 2331

ALSO:

A 7.5 FOOT WIDE, PERPENDICULAR MEASURED, PARCEL OF LAND LYING ALONG THE WESTERN PROPERTY LINE OF THE PARCEL BEING DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SECTION 22 TOWNSHIP 20 RANGE 24. RUN THENCE SOUTH 00°06'03" EAST 624 FEET; THENCE SOUTH 89° 56' 10" WEST 25 FEET TO WESTERLY R/W LINE OF HAYWOOD WORM FARM RD. AND THE POINT OF BEGINNING, THENCE SOUTH 00° 06' 03" EAST 200 FEET; THENCE SOUTH 89° 56' 10" WEST 654.69 FEET; THENCE NORTH 00° 06' 03" WEST 200 FEET; THENCE NORTH 89° 56' 10" EAST 654.69 FEET TO THE POINT OF BEGINNING. ORB 1896 PG. 2331

ALSO:

A 7.5 FOOT WIDE, PERPENDICULAR MEASURED, PARCEL OF LAND LYING ALONG THE SOUTHERN PROPERTY LINE OF THE PARCEL BEING DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SECTION 22 TOWNSHIP 20 RANGE 24. RUN THENCE SOUTH 00°06'03" EAST 624 FEET; THENCE SOUTH 89° 56' 10" WEST 25 FEET TO WESTERLY R/W LINE OF HAYWOOD WORM FARM RD. AND THE POINT OF BEGINNING, THENCE SOUTH 00° 06' 03" EAST 200 FEET; THENCE SOUTH 89° 56' 10" WEST 654.69 FEET; THENCE NORTH 00° 06' 03" WEST 200 FEET; THENCE NORTH 89° 56' 10" EAST 654.69 FEET TO THE POINT OF BEGINNING. ORB 1896 PG. 2331