

This Instrument Prepared By:
Sam Bridges, Land Rights Coordinator
City of Gainesville
Public Works Department, Sta. 58
P.O. Box 490
Gainesville, FL 32627

Tax Parcel 15504-000-000
Section 7, Township 10 South, Range 19 East

RELEASE OF EASEMENT

This Release of Easement executed this _____ day of _____, 2018, by the **City of Gainesville**, Florida, a municipal corporation of the State of Florida, whose mailing address is P.O. Box 490, Gainesville, Florida 32627, GRANTOR, Sanmukh L. Patel and Savita S. Patel, husband and wife, whose mailing address is % Americas Best Value Inn, 1900 Southwest 13th Street, Gainesville, Florida 32608-1531, GRANTEE.

WHEREAS, the purpose of this Release of Easement is to release the City of Gainesville's interests in a certain public utilities easement granted by Sanmukh L. Patel and Savita S. Patel, husband and wife, to the City of Gainesville dated October 20, 2015, filed in Official Record Book 4386, Pages 2501, of the Public Records of Alachua County, Florida.

WITNESSETH, That the GRANTOR, for and in consideration of the benefits flowing to the City from improvement of the referenced property, does hereby remise and release forever, all the right, title, interest, claim and demand which the City has by virtue of the above-described easement in and to the following described lot, piece or parcel of land, situated, lying and being in the County of Alachua, State of Florida, to wit:

LEGAL DESCRIPTION

See Exhibit "A" attached hereto and made part thereof.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behoof of the said Grantee forever.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed in its name and affixed its seal the day and year first above written.

Signed, sealed & delivered
In the Presence of:

CITY OF GAINESVILLE, FLORIDA
A Florida Municipal Corporation

Print Name _____

Lauren Poe, City Mayor

Print Name _____

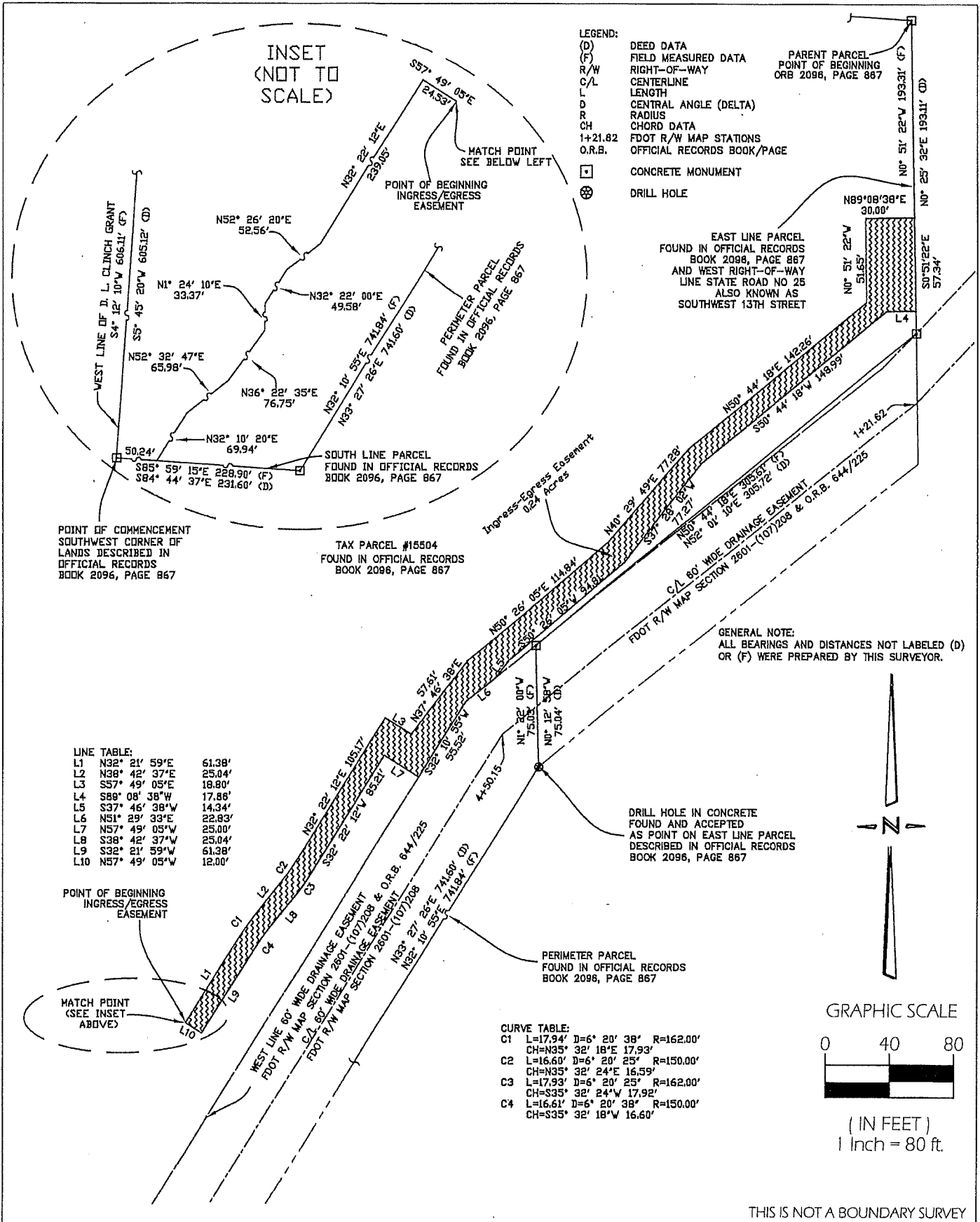
ATTEST:

Omichele D. Gainey, Clerk of the Commission

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this ____ day of _____, 2018, by Lauren Poe and Omichele D. Gainey, Mayor and Clerk of the Commission, respectively, of the City of Gainesville, Florida, a municipal corporation, who are personally known to me and duly sworn, who acknowledged that as such officers, and pursuant to authority from said corporation, they executed the foregoing instrument and affixed the corporate seal for and on behalf of said corporation, as its act and deed, and for the uses and purposes set forth and contained in said instrument.

Print Name: _____
Notary Public, State of Florida
My Commission Expires:



PARENT PARCEL DEED DESCRIPTION FOUND IN OFFICIAL RECORDS BOOK 2096, PAGE 867 ET SEQ:

COMMENCE AT THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 10 SOUTH, RANGE 20 SOUTH, AND RUN NORTH 89° 35' 25" WEST, 27.08 FEET; THENCE RUN SOUTH 00° 24' 35" WEST, 3751.51 FEET; THENCE RUN NORTH 85° 01' 25" WEST, 94.67 FEET TO THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY OF SOUTHWEST 18TH PLACE AND THE WEST RIGHT-OF-WAY LINE OF STATE RD. NO 25 AND THE POINT OF BEGINNING; THENCE CONTINUE NORTH 85° 01' 25" WEST, ALONG SAID SOUTH RIGHT-OF-WAY, 494.9 FEET; THENCE RUN SOUTH 52° 14' 02" WEST, 73.54 FEET TO THE EAST LINE OF HOLIDAY GARDENS PROPERTY; THENCE RUN SOUTH 8° 25' 24" WEST, 162.89 FEET; THENCE RUN SOUTH 21° 56' 18" WEST, 331.72 FEET; THENCE RUN NORTH 80° 40' 44" WEST, 123.31 FEET; THENCE RUN SOUTH 5° 45' 20" WEST, 605.12 FEET; THENCE RUN SOUTH 84° 44' 37" EAST, 231.6 FEET; THENCE RUN NORTH 33° 27' 26" EAST, 741.60 FEET TO THE NORTHWEST CORNER OF LOT FOUR, BLOCK "B" CASA LOMA REPLAT, THENCE RUN NORTH 00° 12' 58" WEST, ALONG AN EXTENSION OF THE WEST LINE OF SAID LOT, 75.04 FEET; THENCE RUN NORTH 52° 01' 10" EAST, 305.72 FEET TO THE WEST RIGHT-OF-WAY LINE OF STATE RD., NO. 25; THENCE RUN NORTH 00° 25' 32" EAST, ALONG SAID RIGHT-OF-WAY 193.11 FEET TO THE POINT OF BEGINNING. BEING AND LYING IN THE D. L. CLINCH GRANT, TOWNSHIP 10 SOUTH, RANGE 20 EAST, ALACHUA COUNTY, FLORIDA.

INGRESS AND EGRESS EASEMENT:

A PARCEL OF LAND BEING AND LYING IN THE D. L. CLINCH GRANT, TOWNSHIP 10 SOUTH, RANGE 20 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCE AT A CONCRETE MONUMENT (NO IDENTIFICATION) FOUND AND ACCEPTED AS MARKING THE SOUTHWEST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2096, PAGE 867 ET SEQ OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SAID MONUMENT ALSO BEING ON THE WEST LINE OF THE D. L. CLINCH GRANT; THENCE SOUTH 85° 59' 15" EAST ON LINE WITH A CONCRETE MONUMENT (NO IDENTIFICATION), FOUND 228.90 FEET FROM SAID SOUTHWEST CORNER ALONG THE SOUTH LINE OF SAID LANDS A DISTANCE OF 50.24 FEET; THENCE NORTH 32° 10' 20" EAST A DISTANCE OF 69.94 FEET; THENCE NORTH 52° 32' 47" EAST A DISTANCE OF 65.98 FEET; THENCE NORTH 36° 22' 35" EAST A DISTANCE OF 76.75 FEET; THENCE NORTH 01° 24' 10" EAST A DISTANCE OF 33.37 FEET; THENCE NORTH 32° 22' 00" EAST A DISTANCE OF 49.58 FEET; THENCE NORTH 52° 26' 20" EAST A DISTANCE OF 52.56 FEET; THENCE NORTH 32° 22' 12" EAST A DISTANCE OF 239.05 FEET; THENCE SOUTH 57° 49' 05" EAST A DISTANCE OF 24.53 FEET TO THE POINT OF BEGINNING OF HEREIN DESCRIBED EASEMENT; THENCE NORTH 32° 21' 59" EAST A DISTANCE OF 61.38 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHEASTERLY, SAID CURVE HAVING A RADIUS OF 162.00 FEET, A CENTRAL ANGLE OF 06° 20' 38", AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 35° 32' 18" EAST, 17.93 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 17.94 FEET; THENCE NORTH 38° 42' 37" EAST A DISTANCE OF 25.04 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY, SAID CURVE HAVING A RADIUS OF 150.00 FEET, A CENTRAL ANGLE OF 06° 20' 25", AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 35° 32' 24" EAST, 16.59 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 16.60 FEET; THENCE NORTH 32° 22' 12" EAST A DISTANCE OF 105.17 FEET; SOUTH 57° 49' 05" EAST A DISTANCE OF 18.80 FEET; THENCE NORTH 37° 46' 38" EAST A DISTANCE OF 57.61 FEET; THENCE NORTH 50° 26' 05" EAST A DISTANCE OF 114.84 FEET; THENCE NORTH 40° 29' 49" EAST A DISTANCE OF 77.28 FEET; THENCE NORTH 50° 44' 18" EAST A DISTANCE OF 142.26 FEET; THENCE NORTH 00° 51' 22" WEST PARALLEL TO THE EAST LINE OF SAID PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 2096, PAGE 867 AND THE WEST RIGHT-OF-WAY LINE OF STATE ROAD NO. 25 ALSO KNOWN AS SOUTHWEST 13TH STREET, A DISTANCE OF 51.65 FEET; THENCE NORTH 89° 08' 38" EAST PERPENDICULAR TO SAID EAST PROPERTY LINE AND WEST RIGHT-OF-WAY LINE A DISTANCE OF 30.00 FEET TO A POINT ON SAID EAST PROPERTY LINE AND WEST RIGHT-OF-WAY; THENCE SOUTH 00° 51' 22" EAST ALONG SAID EAST PROPERTY LINE AND WEST RIGHT-OF-WAY LINE A DISTANCE OF 57.34 FEET; THENCE RUN SOUTH 89°08' 38" WEST PERPENDICULAR TO SAID EAST PROPERTY LINE AND WEST RIGHT-OF-WAY LINE A DISTANCE OF 17.86 FEET; THENCE RUN SOUTH 50° 44' 18" WEST PARALLEL TO THE SOUTHERLY LINE OF SAID PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 2096, PAGE 867, A DISTANCE OF 148.99 FEET; THENCE RUN SOUTH 37° 28' 02" WEST, A DISTANCE OF 77.27 FEET; THENCE RUN SOUTH 50° 26' 05" WEST A DISTANCE OF 94.81 FEET; THENCE SOUTH 37° 46' 38" WEST A DISTANCE OF 14.34 FEET TO A POINT ON THE WESTERLY LINE OF A 60 FEET WIDE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) DRAINAGE EASEMENT AS SHOWN ON FDOT RIGHT-OF-WAY MAP SECTION 2601-(107)208 AND IN OFFICIAL RECORDS BOOK 644, PAGE 225, SAID LINE BEING PARALLEL TO THE EASTERLY LINE OF THE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 2096, PAGE 867; THENCE ALONG SAID WESTERLY LINE SOUTH 51° 29' 33" WEST A DISTANCE OF 22.83 FEET; THENCE CONTINUE ALONG SAID WESTERLY LINE SOUTH 32° 10' 55" WEST A DISTANCE OF 55.52 FEET; THENCE LEAVING SAID WESTERLY LINE NORTH 57° 49' 05" WEST A DISTANCE OF 25.00 FEET; THENCE SOUTH 32° 22' 12" WEST A DISTANCE OF 85.21 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHEASTERLY, SAID CURVE HAVING A RADIUS OF 162.00 FEET, A CENTRAL ANGLE OF 06° 20' 25", AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 35° 32' 24" WEST, 17.92 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 17.93 FEET; THENCE SOUTH 38° 42' 37" WEST A DISTANCE OF 25.04 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHEASTERLY, SAID CURVE HAVING A RADIUS OF 150.00 FEET, A CENTRAL ANGLE OF 06° 20' 38", AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 35° 32' 18" WEST, 16.60 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 16.61 FEET; THENCE SOUTH 32° 21' 59" WEST A DISTANCE OF 61.38 FEET; THENCE NORTH 57° 49' 05" WEST A DISTANCE OF 12.00 FEET TO THE POINT OF BEGINNING, SAID EASEMENT CONTAINING 0.24 ACRES MORE OR LESS.

THE SKETCH AND LEGAL DESCRIPTION SHOWN HEREON IS IN COMPLIANCE WITH THE MINIMUM TECHNICAL STANDARDS IN CHAPTER 6J-17 OF THE FLORIDA ADMINISTRATIVE CODE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027 FLORIDA STATUTES, AS SURVEYED UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. FOR REFERENCE ONLY - NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A LICENSED FLORIDA SURVEYOR AND MAPPER.

PATRICK R. DURBIN,
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATION NUMBER 5368

Patrick R. Durbin DATE: 6/30/15

CITY OF GAINESVILLE PUBLIC WORKS DEPARTMENT
ENGINEERING SUPPORT SERVICES
405 NW 37TH AVENUE, P.O. BOX 490 GAINESVILLE, FL 32627
OFFICE (352) 373-8194 FAX (352) 355-2073

TUMBLING CREEK EASEMENTS - INGRESS AND EGRESS EASEMENT LEGAL DESCRIPTION
THIS SKETCH AND LEGAL DESCRIPTION NOT COMPLETE WITHOUT BOTH SHEETS

DRAWN BY TH	CHECKED BY PD	DATE JUNE 23, 2015
ACAD FILE NAME TUMBLING CREEK EASEMENTS		SHEET 2 OF 2