

This Instrument Prepared By:
Ann M. Mullins, Right-of-Way Agent
Real Estate Division
Gainesville Regional Utilities
P.O. Box 147117, Sta. A130
Gainesville, FL 32614-7117

NW 18 Street East of Tax Parcel #9000-007-000
Section 30, Township 9 South, Range 19 East

PARTIAL RELEASE OF EASEMENT

This Partial Release of Easement executed this _____ day of _____, 1999, by the CITY OF GAINESVILLE, Florida, a municipal corporation of the State of Florida, whose post office address is P. O. Box 490, Gainesville, Florida 32602, GRANTOR, to COUNTRY MANOR APARTMENTS, LTD., GRANTEE:

WHEREAS, the purpose of this Partial Release of Easement is to release the City of Gainesville's interests in a portion of a certain public utilities easement reserved in City of Gainesville, Florida, Ordinance No. 961097 to vacate, abandon and close a portion of N.W. 18th Street south of N.W. 31st Place, dated July 28, 1997, filed in Official Record Book 2125, Pages 247-250, of the Public Records of Alachua County, Florida.

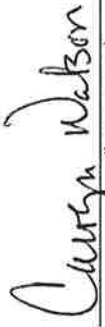

WITNESSETH, That the City of Gainesville, for and in consideration of the benefits flowing to the City from improvement of the referenced property, does hereby remise and release forever, all the right, title, interest, claim and demand which the City has by virtue of the above-described easement in 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:

See Exhibit "A" Attached Hereto and Made a Part Hereof.


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, affixed its seal the day and year first above written.

Signed, sealed and delivered:
in the presence of:


Print Name: CAROLYN WATSON

Print Name: Sharon D. Watson

CITY OF GAINESVILLE, FLORIDA

BY: 
Paula M. DeLaney
Mayor

ATTEST: 
Kurt M. Lannon
Clerk of the Commission

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 28th day of July, 1999, by Paula M. DeLaney and Kurt M. Lannon, the 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, acknowledged that as such officers, and pursuant to authority from said corporation, they executed the foregoing instrument and affixed the corporate seal all 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.

Sharon D. Watson

Print Name: Sharon D. Watson
Notary Public, State of Florida
Commission No. and Expiration:



Approved as to Form and Legality

By: Raymond O. Manasco, Jr.
Raymond O. Manasco, Jr.
Utilities Attorney
City of Gainesville, Florida

EXHIBIT "A"

LEGAL DESCRIPTION (20' WIDE STRIP):

A STRIP OF LAND SITUATED IN SECTION 30, TOWNSHIP 9 SOUTH, RANGE 20 EAST, ALACHUA COUNTY, FLORIDA, BEING A PORTION OF THAT PART OF NORTHWEST 18TH STREET THAT WAS VACATED BY THE CITY OF GAINESVILLE ON JULY 28, 1997, PER CITY ORDINANCE No. 961097, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER (1/4) OF SAID SECTION 30; THENCE RUN NORTH 00 DEG. 18 MIN. 01 SEC. EAST ALONG THE EASTERLY LINE OF "RIDGEVIEW UNIT NO. 1", AS PER PLAT THEREOF, AS RECORDED IN PLAT BOOK 'C', PAGE 21 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, A DISTANCE OF 261.86 FEET TO AN EXTENSION OF THE SOUTH RIGHT-OF-WAY LINE OF NORTHWEST 31ST PLACE; THENCE RUN SOUTH 87 DEG. 16 MIN. 00 SEC. EAST ALONG SAID EXTENSION AND SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 389.20 FEET TO AN INTERSECTION WITH THE WESTERLY RIGHT-OF-WAY OF NORTHWEST 18TH STREET (NOW VACATED); THENCE RUN SOUTH 00 DEG. 21 MIN. 24 SEC. WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 150.06 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL AS RECORDED IN OFFICIAL RECORDS BOOK 282, PAGE 289 OF SAID PUBLIC RECORDS AND THE POINT OF BEGINNING; THENCE RUN SOUTH 89 DEG. 38 MIN. 37 SEC. EAST, A DISTANCE OF 20.00 FEET; THENCE RUN SOUTH 00 DEG. 21 MIN. 24 SEC. WEST, A DISTANCE OF 530.44 FEET; THENCE RUN NORTH 89 DEG. 38 MIN. 51 SEC. WEST, A DISTANCE OF 20.00 FEET TO THE AFORESAID WESTERLY RIGHT-OF-WAY LINE OF NORTHWEST 18TH STREET; THENCE RUN NORTH 00 DEG. 21 MIN. 24 SEC. EAST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 530.44 FEET TO THE POINT OF BEGINNING. CONTAINING 10,608 SQUARE FEET, MORE OR LESS.

THIS IS NOT A BOUNDARY SURVEY

J.W. BROWN INC. LAND SURVEYORS
101 N.W. 75th STREET GAINESVILLE, FL 32607 (PH. 331-3663)

| | | |
|---------------------------------|--------|--------------|
| SCALE: | DATE: | DRAWN BY: |
| 1" = 100' | 1-4-98 | CHECKED BY: |
| FIELD WORK COMPLETED: | | PGS. |
| PREPARED FOR: SHEY ASSOC., INC. | | WORK ORDER # |
| | | 12822-98 |

