

Instrument prepared by:

Daniel A. Espino, Esq.
Weiss Serota Helfman Cole & Bierman, PL
City Attorney, City of Doral
Folio No. _____
User Department: Public Works

F.P.I.D. No.: 435543
State Road: 821 – Homestead Extension – Florida’s Turnpike
Parcel No.: 800
County: Dade

GRANT OF EASEMENT

THIS EASEMENT, is made this 4 day of November, 2016, by the **CITY OF DORAL**, a municipality organized under the laws of the State of Florida, whose mailing address of which is 8401 NW 53rd Terrace, Doral, FL 33166, hereinafter “Grantor”, to the **STATE OF FLORIDA, DEPARTMENT OF TRANSPORTATION**, an executive agency of the State of Florida, whose address is Turnpike Headquarters, P.O. Box 613069, Milepost 263, Florida’s Turnpike, Building 5315, Ocoee, Florida 34761, hereinafter “Grantee”:

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors, and assigns of organizations).

PERPETUAL MAINTENANCE EASEMENT

WITNESSETH: That the Grantor, for and in consideration of the sum of One Dollar (\$1.00) and other valuable considerations, receipt and sufficiency being hereby acknowledged, hereby grants unto the Grantee, its successors and assigns, a perpetual easement for the purpose of clearing, excavating, constructing and maintaining an easement for maintenance in, over, under, upon and through the following described land in Dade County, Florida, viz:

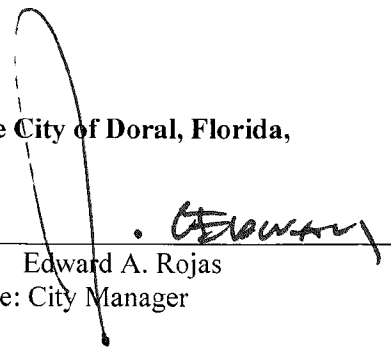
SEE EXHIBIT “A” ATTACHED HERETO AND MADE A PART HEREOF.

TO HAVE AND TO HOLD, the same unto said Grantee, its successors and assigns forever.

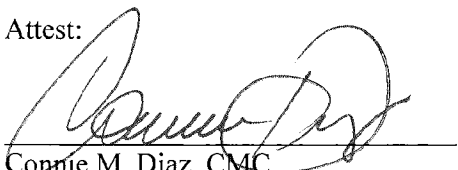
IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered in the
Presence of:

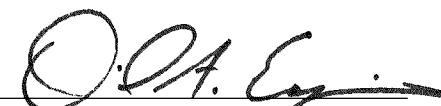
The City of Doral, Florida,


By: Edward A. Rojas
Title: City Manager

Attest:

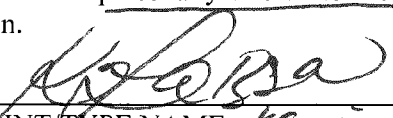

Connie M. Diaz, CMC
City Clerk

Approved as to form and legal sufficiency
For the sole use and reliance of the City of Doral


Weiss Serota Helfman Cole & Bierman, PL
City Attorney

**STATE OF FLORIDA
COUNTY OF MIAMI-DADE**

The foregoing instrument was acknowledged before me this 25 day of January, 2017, by Edward A. Rojas, who is personally known to me or who has produced _____ as identification.


PRINT/TYPE NAME: Karina La Rosa
Notary Public in and for the
County and State last aforesaid.
My Commission Expires: 04/09/2019
Serial No., if any: _____


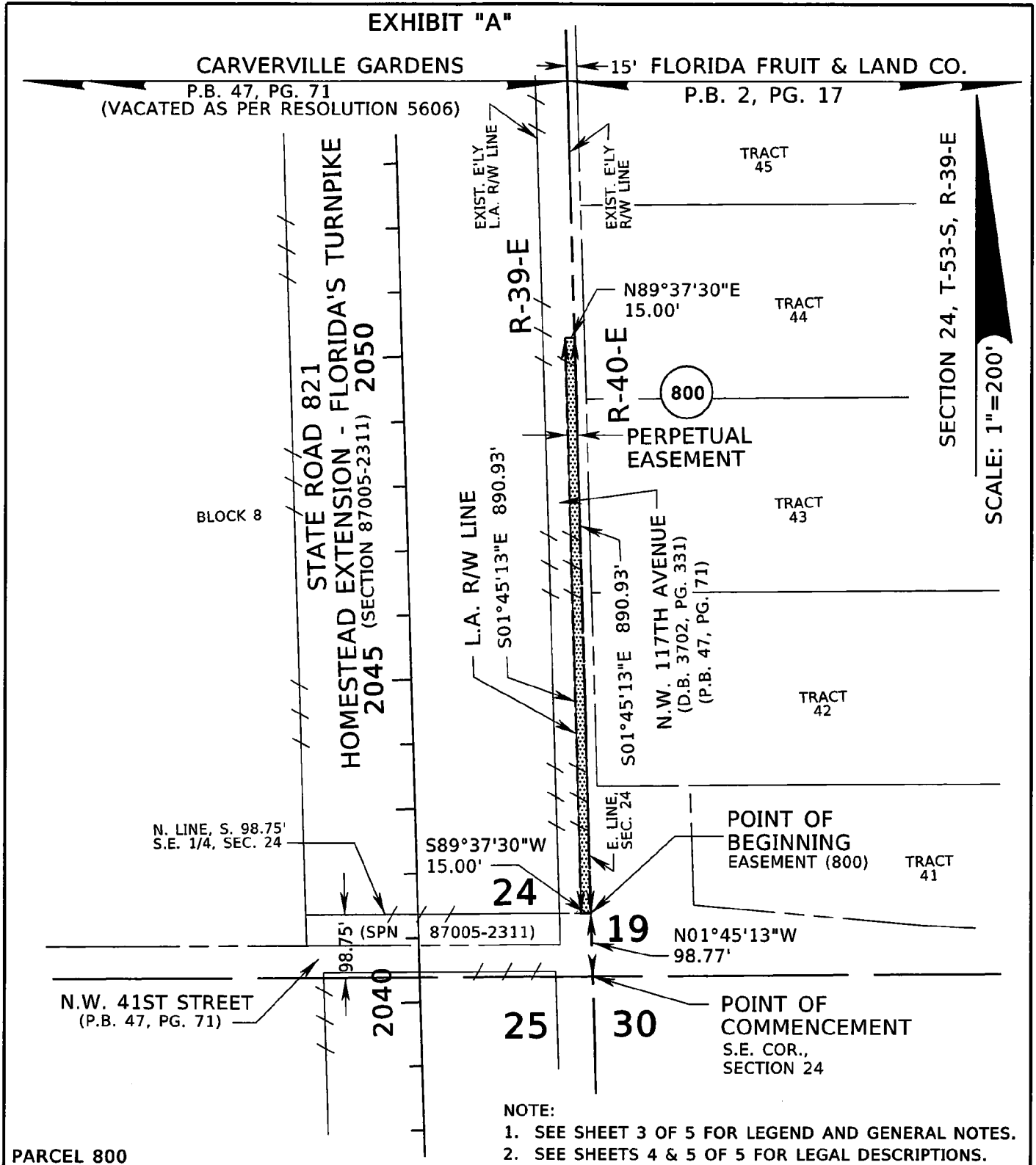
 Karina La Rosa
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF219157
Expires 4/9/2019

EXHIBIT "A"



FLORIDA DEPARTMENT OF TRANSPORTATION
 PARCEL SKETCH - NOT A SURVEY

HOMESTEAD EXTENSION - FLORIDA'S TURNPIKE

DADE COUNTY

REVISED EXIST. R/W	A.S.	10/11/16	BY	DATE	APPROVED BY: JAMES M. JOINER, TURNPIKE SURVEYOR	DATE: JUNE 30, 2016
DELETED SOUTH PARCELS	A.S.	9/9/16	DRAWN	ASCHAEFER	6/28/2016	F.P. NO. 435543
REVISION	BY	DATE	CHECKED	LKNUTSEN	06/30/2016	SECTION 87005-2311

SHEET 1 OF 3

EXHIBIT "A"

GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON RIGHT OF WAY MAPS SECTION 87005-2311, DATED: JUNE 1970 AND SECTION 97871-2390, DATED: APRIL 12, 1988, AND FILED OF RECORD AT THE FLORIDA TURNPIKE ENTERPRISE.
2. ALL RECORDED PLATS, OFFICIAL RECORDS BOOKS AND DEED BOOKS REFERENCED HEREON ARE FOUND IN THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA
3. ATTENTION IS DIRECTED TO THE FACT THIS SKETCH MAY HAVE BEEN ALTERED IN SIZE BY REPRODUCTION. THIS MUST BE CONSIDERED WHEN OBTAINING SCALED DATA.
4. ALL BEARINGS AND DISTANCES ARE CALCULATED FROM EXISTING RECORDS UNLESS OTHERWISE NOTED.
5. THE EFFECTS OF ROUNDING MUST BE CONSIDERED WHEN USING THIS SKETCH. ALL BEARINGS AND ANGLES HAVE BEEN ROUNDED TO THE NEAREST SECOND WITH DISTANCES BEING ROUNDED TO THE NEAREST HUNDREDTH OF A FOOT.

LEGEND

- COR. = CORNER
- (C) = CALCULATED
- Δ = CURVE DELTA ANGLE
- F.P. = FINANCIAL PROJECT
- LT. = LEFT
- — — = LIMITED ACCESS
- NO. = NUMBER
- N/A = NOT APPLICABLE
- N.T.S. = NOT TO SCALE
- PSM = PROFESSIONAL SURVEYOR AND MAPPER
- P.O.B. = POINT OF BEGINNING
- P.C. = POINT OF CURVATURE
- P.O.C. = POINT ON CURVE
- P.R.C. = POINT OF REVERSE CURVE
- P.T. = POINT OF TANGENCY
- R = RANGE
- RT. = RIGHT
- R/W = RIGHT OF WAY
- SEC. = SECTION
- T = TOWNSHIP

NOTE:

1. SEE SHEET 1 OF 3 FOR SKETCH.
2. SEE SHEET 3 OF 3 FOR LEGAL DESCRIPTION.

PARCEL 801

			FLORIDA DEPARTMENT OF TRANSPORTATION			
			PARCEL SKETCH - NOT A SURVEY			
			HOMESTEAD EXTENSION - FLORIDA'S TURNPIKE			DADE COUNTY
			BY	DATE	APPROVED BY: JAMES M. JOINER, TURNPIKE SURVEYOR	
			DRAWN	ASCHAEFER	10/11/2016	DATE: OCTOBER 13, 2016
REVISION	BY	DATE	CHECKED	LKNUTSEN	10/12/2016	F.P. NO. 435543
					SECTION 87005-2311	SHEET 2 OF 3

Exhibit A

Prepared under the direction of:
J.M. Joiner, Turnpike Surveyor
DATE: June 29, 2016
REVISED: September 9, 2016
REVISED: October 11, 2016

PARCEL NO.: 800
F.P. No. 435543
SECTION NO.: 87005-2311
STATE ROAD: 821
HOMESTEAD EXTENSION
COUNTY: DADE

**PARCEL 800
PERPETUAL EASEMENT**

A portion of N.W. 117th Avenue, as per plat of Carverville Gardens, as recorded in Plat Book 47, Page 71 of the Public Records of Dade County, Florida, and as per resolution recorded in Deed Book 3702, Page 331 of said Public Records, lying in the Southeast 1/4 of Section 24, Township 53 South, Range 39 East, Dade County, Florida, being more particularly described as follows:

COMMENCE at the Southeast corner of said Section 24; thence North $01^{\circ}45'13''$ West along the East line of said Section 24, a distance of 98.77 feet to the North line of the South 98.75 feet of said Southeast 1/4 of Section 24, and the **POINT OF BEGINNING**; thence departing said East line, run South $89^{\circ}37'30''$ West, along said North line of the South 98.75 feet of the Southeast 1/4 of Section 24, a distance of 15.00 feet; thence departing said North line, run North $01^{\circ}45'13''$ West, a distance of 890.93 feet; thence North $89^{\circ}37'30''$ East, a distance of 15.00 feet to said East line of Section 24; thence South $01^{\circ}45'13''$ East, along said East line of Section 24, a distance of 890.93 feet to the **POINT OF BEGINNING**.

Containing 13,364 square feet, more or less.