

**THIS INSTRUMENT PREPARED BY:**

Brandie Adams, Real Property Specialist  
Property Acquisition Division  
On behalf of Joy Leggett-Murphy, Property Acquisition Division  
Manatee County Property Management Department  
1112 Manatee Avenue West, Suite 800  
Bradenton, Florida 34205



PROJECT NAME: North River Ranch  
PID NO: 401910059

SPACE ABOVE THIS LINE FOR RECORDING DATA

**TEMPORARY ACCESS AND UTILITY EASEMENT**

**THIS TEMPORARY ACCESS AND UTILITY EASEMENT (Easement)** is made this \_\_\_\_ day of \_\_\_\_\_, 2019, between **PARRISH HOLDINGS, LLC**, a Florida limited liability company, whose mailing address is 5800 Lakewood Ranch Boulevard North, Lakewood Ranch, Florida 34240 (**Grantor**), and **MANATEE COUNTY**, a political subdivision of the State of Florida, whose mailing address is Post Office Box 1000, Bradenton, Florida 34206, (**Grantee**).

As used herein, the term "Grantor" shall include any and all heirs, legal representatives, successors, or assigns of the Grantor, and all subsequent owners of the **Easement Area** as defined below, and the term "Grantee" shall include any successor or assignee of Grantee.

Grantor, for and in consideration of the sum of **ONE DOLLAR (\$1.00)** and other valuable consideration paid, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, and transfer unto Grantee, a **nonexclusive, temporary easement for the purposes of ingress and egress, construction, installation, maintenance and operation of surface and/or underground utility infrastructure and facilities, and other related improvements**, in, on, over, under, and upon the real property of Grantor situated, lying, and being in the County of Manatee, State of Florida, particularly described in **Exhibit "A"** and **Exhibit "B"** attached hereto and incorporated herein by this reference (**Easement Area**).

Grantor reserves the right to the continued free use and enjoyment of the Easement Area for any purposes which are not inconsistent with the rights granted herein unto Grantee.

Grantor covenants with Grantee that Grantor is lawfully seized of said lands and has good, right and lawful authority to grant this Easement, and shall take no action to interfere with Grantee's lawful use of said Easement. Grantor hereby fully warrants the Easement being granted and will defend the same against lawful claims of all persons whomsoever.

This Easement shall automatically expire and terminate upon (1) Grantor recording a subdivision plat or deed of conveyance that dedicates or conveys the Easement Area to Manatee County for use by the general public forever as public right-of-way and (2) acceptance of said aforementioned subdivision plat by the Board of County Commissioners of Manatee County,

Florida.

**IN WITNESS WHEREOF**, Grantor has caused these presents to be executed in its name and its seal to be hereunto affixed, by its proper agent or officer thereunto duly authorized, on the day, month and year written above.

**SIGNATURE PAGE AND ACKNOWLEDGMENT FOLLOW ON NEXT PAGE.**

Signed, sealed and delivered in the presence of two witnesses as required by law.

**GRANTOR:**  
**PARRISH HOLDINGS, LLC**, a Florida limited liability company

[Signature]  
First Witness Signature

Thomas J Parascy  
First Witness Printed Name

By: [Signature]  
John A. Neal, Manager

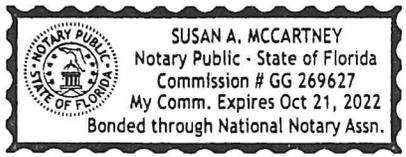
[Signature]  
Second Witness Signature

SUSAN A MCCARTNEY  
Second Witness Printed Name

STATE OF FLORIDA  
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 3<sup>RD</sup> day of DECEMBER, 2019, by John A. Neal, as Manager of Parrish Holdings, LLC, a Florida limited liability company, on behalf of said company, who () is personally known to me or who () has produced \_\_\_\_\_ as identification.

Affix seal below:



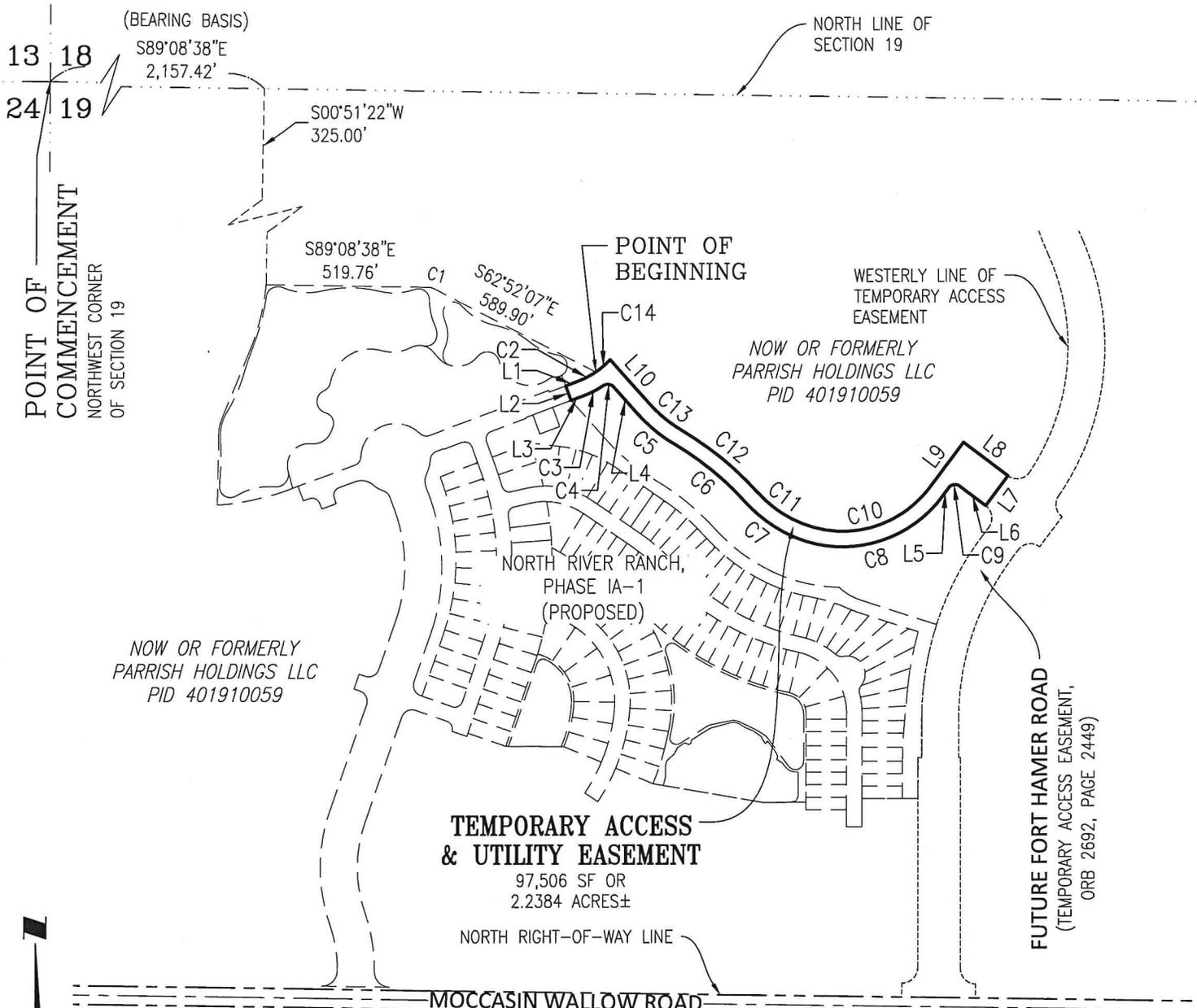
[Signature]  
Notary Public Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Commission Number

\_\_\_\_\_  
Expiration Date

# EXHIBIT "A"



POINT OF COMMENCEMENT  
NORTHWEST CORNER  
OF SECTION 19

(BEARING BASIS)  
S89°08'38"E  
2,157.42'

S00°51'22"W  
325.00'

S89°08'38"E  
519.76'

S62°52'07"E  
589.90'

POINT OF BEGINNING

NORTH LINE OF SECTION 19

WESTERLY LINE OF TEMPORARY ACCESS EASEMENT

NOW OR FORMERLY PARRISH HOLDINGS LLC  
PID 401910059

NORTH RIVER RANCH,  
PHASE IA-1  
(PROPOSED)

NOW OR FORMERLY PARRISH HOLDINGS LLC  
PID 401910059

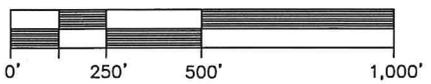
**TEMPORARY ACCESS & UTILITY EASEMENT**  
97,506 SF OR  
2.2384 ACRES±

FUTURE FORT HAMER ROAD  
(TEMPORARY ACCESS EASEMENT,  
ORB 2692, PAGE 2449)

**MOCCASIN WALLOW ROAD**  
(60' ROAD DEDICATED PER PLAT OF MANATEE RIVER FARMS, UNIT 1 PLAT BOOK 6, PAGE 45)



SCALE: 1"=500'



- LEGEND:  
 L# = LINE TABLE NUMBER  
 C# = CURVE TABLE NUMBER  
 PID - PROPERTY IDENTIFICATION NUMBER  
 ORI = OFFICIAL RECORD INSTRUMENT  
 ORB = OFFICIAL RECORD BOOK  
 SF = SQUARE FEET  
 AC = ACRES  
 ± = MORE OR LESS

SEE SHEET 1 FOR SKETCH  
 SEE SHEET 2 FOR TABLES  
 SEE SHEET 3 FOR DESCRIPTION

This is NOT a Survey and Not valid without all sheets.

Nov 14, 2019 - 14:00:18 JLACEY\J:\2156\active\215613809\survey\drawing\215613809v-spsk04.dwg

SKETCH & DESCRIPTION OF A TEMPORARY ACCESS & UTILITY EASEMENT, LOCATED IN SECTION 19, TOWNSHIP 33 S., RANGE 19 E., MANATEE COUNTY, FLORIDA



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TASK CODE: 435	DRAWN BY: EDM	CHKED BY: JDL	CAD FILE: 215613809v-spsk04	PROJECT NO: 215613809	SHEET 1 OF 3	DRAWING INDEX NO: 215613809v-spsk04	REV:
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# EXHIBIT "A"

CURVE TABLE					
CURVE	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
C1	44.99'	26°16'44"	20.63'	20.45'	S76°00'29"E
C2	275.00'	13°55'59"	66.87'	66.71'	S62°35'41"W
C3	325.00'	13°10'28"	74.73'	74.57'	N62°58'27"E
C4	25.00'	81°52'10"	35.72'	32.76'	S82°40'42"E
C5	524.50'	17°37'56"	161.41'	160.77'	S50°33'35"E
C6	970.50'	17°11'35"	291.22'	290.13'	S50°46'46"E
C7	464.50'	22°33'31"	182.88'	181.70'	S53°27'44"E

CURVE TABLE					
CURVE	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
C8	399.50'	78°10'36"	545.09'	503.78'	S76°10'13"W
C9	25.00'	90°00'00"	39.27'	35.36'	N82°04'55"E
C10	349.50'	78°10'36"	476.87'	440.73'	S76°10'13"W
C11	414.50'	22°33'31"	163.20'	162.15'	N53°27'44"W
C12	1,020.50'	17°11'35"	306.23'	305.08'	N50°46'46"W
C13	474.50'	17°37'56"	146.02'	145.45'	N50°33'35"W
C14	275.00'	12°41'33"	60.92'	60.79'	S49°16'56"W

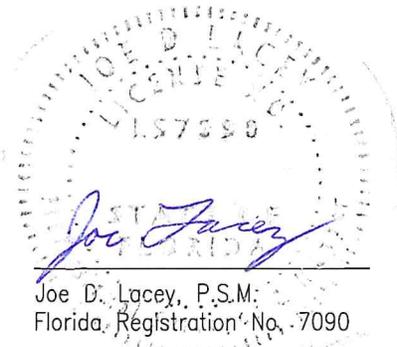
LINE TABLE		
LINE	BEARING	DISTANCE
L1	S69°33'41"W	39.63'
L2	S20°26'19"E	50.00'
L3	N69°33'41"E	39.63'
L4	S41°44'37"E	113.84'
L5	N37°04'55"E	39.77'

LINE TABLE		
LINE	BEARING	DISTANCE
L6	S52°55'05"E	105.50'
L7	N36°32'24"E	120.01'
L8	N52°55'05"W	179.37'
L9	S37°04'55"W	184.77'
L10	N41°44'37"W	186.50'

THE TERM "DELTA" AS USED IN THE CURVE TABLES ABOVE IS INTENDED TO BE SYNONYMOUS WITH "CENTRAL ANGLE" REFERENCES IN THE ACCOMPANYING LEGAL DESCRIPTION

**NOTES:**

1. UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA SURVEYOR AND MAPPER, THIS SKETCH, DRAWING, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY.
2. BEARINGS SHOWN HEREON ARE RELATIVE TO THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 19, BEING S.89°08'38"E.
3. THIS IS A SKETCH ONLY AND DOES NOT REPRESENT A FIELD SURVEY.



Joe D. Lacey, P.S.M.  
Florida Registration No. 7090

*11/14/2019*  
Date of Signature

**SEE SHEET 1 FOR SKETCH  
SEE SHEET 2 FOR TABLES  
SEE SHEET 3 FOR DESCRIPTION**

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SKETCH & DESCRIPTION OF A TEMPORARY ACCESS & UTILITY EASEMENT, LOCATED IN SECTION 19, TOWNSHIP 33 S., RANGE 19 E., MANATEE COUNTY, FLORIDA



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TASK CODE: 435	DRAWN BY: EDM	CHKD BY: JDL	CAD FILE: 215613809v-spsk04	PROJECT NO: 215613809	SHEET 2 OF 3	DRAWING INDEX NO: 215613809v-spsk04	REV:
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DESCRIPTION (as prepared by the certifying Surveyor and Mapper):

A tract of land lying in Section 19, Township 33 South, Range 19 East, Manatee County, Florida, being more particularly described as follows:

COMMENCE at the northwest corner of said Section 19; thence S.89°08'38"E. along the north line of said Section 19, a distance of 2,157.42 feet; thence S.00°51'22"W., a distance of 325.00 feet; thence S.89°08'38"E., a distance of 519.76 feet to the point of curvature of a non-tangent curve to the right, having a radius of 44.99 feet and a central angle of 26°16'44"; thence Easterly along the arc of said curve, a distance of 20.63 feet, said curve having a chord bearing and distance of S.76°00'29"E., 20.45 feet, to the point of tangency of said curve; thence S.62°52'07"E., a distance of 589.90 feet to the POINT OF BEGINNING, said point also being the point of curvature of a non-tangent curve to the right having a radius of 275.00 feet and a central angle of 13°55'59"; thence Southwesterly along the arc of said curve, a distance of 66.87 feet, said curve having a chord bearing and distance of S.62°35'41"W., 66.71 feet, to the point of tangency of said curve; thence S.69°33'41"W., a distance of 39.63 feet; thence S.20°26'19"E., a distance of 50.00 feet; thence N.69°33'41"E., a distance of 39.63 feet to the point of curvature of a curve to the left having a radius of 325.00 feet and a central angle of 13°10'28"; thence Northeasterly along the arc of said curve, a distance of 74.73 feet to the point of reverse curvature of a curve to the right having a radius of 25.00 feet and a central angle of 81°52'10"; thence Easterly along the arc of said curve, a distance of 35.72 feet to the point of tangency of said curve; thence S.41°44'37"E., a distance of 113.84 feet to the point of curvature of a curve to the left having a radius of 524.50 feet and a central angle of 17°37'56"; thence Southeasterly along the arc of said curve, a distance of 161.41 feet to the point of reverse curvature of a curve to the right having a radius of 970.50 feet and a central angle of 17°11'35"; thence Southeasterly along the arc of said curve, a distance of 291.22 feet to the point of reverse curvature of a curve to the left having a radius of 464.50 feet and a central angle of 22°33'31"; thence Southeasterly along the arc of said curve, a distance of 182.88 feet to the point of compound curvature of a curve to the left having a radius of 399.50 feet and a central angle of 78°10'36"; thence Easterly along the arc of said curve, a distance of 545.09 feet to the point of tangency of said curve; thence N.37°04'55"E., a distance of 39.77 feet to the point of curvature of a curve to the right having a radius of 25.00 feet and a central angle of 90°00'00"; thence Easterly along the arc of said curve, a distance of 39.27 feet to the point of tangency of said curve; thence S.52°55'05"E., a distance of 105.50 feet to the westerly line of a temporary access easement (future Fort Hamer Road) recorded in Official Records Book 2692, Page 2449 of the Public Records of Manatee County, Florida; thence N.36°32'24"E. along said westerly line, a distance of 120.01 feet; thence N.52°55'05"W., a distance of 179.37 feet; thence S.37°04'55"W., a distance of 184.77 feet to the point of curvature of a curve to the right having a radius of 349.50 feet and a central angle of 78°10'36"; thence Westerly along the arc of said curve, a distance of 476.87 feet to the point of compound curvature of a curve to the right having a radius of 414.50 feet and a central angle of 22°33'31"; thence Northwesterly along the arc of said curve, a distance of 163.20 feet to the point of reverse curvature of a curve to the left having a radius of 1,020.50 feet and a central angle of 17°11'35"; thence Northwesterly along the arc of said curve, a distance of 306.23 feet to the point of reverse curvature of a curve to the right having a radius of 474.50 feet and a central angle of 17°37'56"; thence Northwesterly along the arc of said curve, a distance of 146.02 feet to the point of tangency of said curve; thence N.41°44'37"W., a distance of 186.50 feet to the point of curvature of a non-tangent curve to the right, having a radius of 275.00 feet and a central angle of 12°41'33"; thence Southwesterly along the arc of said curve, a distance of 60.92 feet, said curve having a chord bearing and distance of S.49°16'56"W., 60.79 feet to the POINT OF BEGINNING.

Said tract contains 97,506 square feet or 2.2384 acres, more or less.

**SEE SHEET 1 FOR SKETCH  
SEE SHEET 2 FOR TABLES  
SEE SHEET 3 FOR DESCRIPTION**

**This is NOT a Survey and Not valid without all sheets.**

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SKETCH & DESCRIPTION OF A TEMPORARY ACCESS & UTILITY EASEMENT, LOCATED IN SECTION 19, TOWNSHIP 33 S., RANGE 19 E., MANATEE COUNTY, FLORIDA



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# EXHIBIT "B"

NOW OR FORMERLY  
HAVAL FARMS LLC  
PID 394610109

NOW OR FORMERLY  
AMAZON LANDCO LLC  
PID 400410409  
(ORB 2692, PAGE 2443)

NOW OR FORMERLY  
NORTH MANATEE  
INVESTMENT LLC  
PID 400410359

NOW OR FORMERLY  
PARRISH HOLDINGS LLC  
PID 401910059

NOW OR FORMERLY  
PARRISH HOLDINGS LLC  
PID 401910059

(BEARING BASIS)  
NORTH LINE OF SECTION 19  
S89°08'38"E 4,246.71'

13 18  
24 19

POINT OF COMMENCEMENT  
NORTHWEST CORNER  
OF SECTION 19

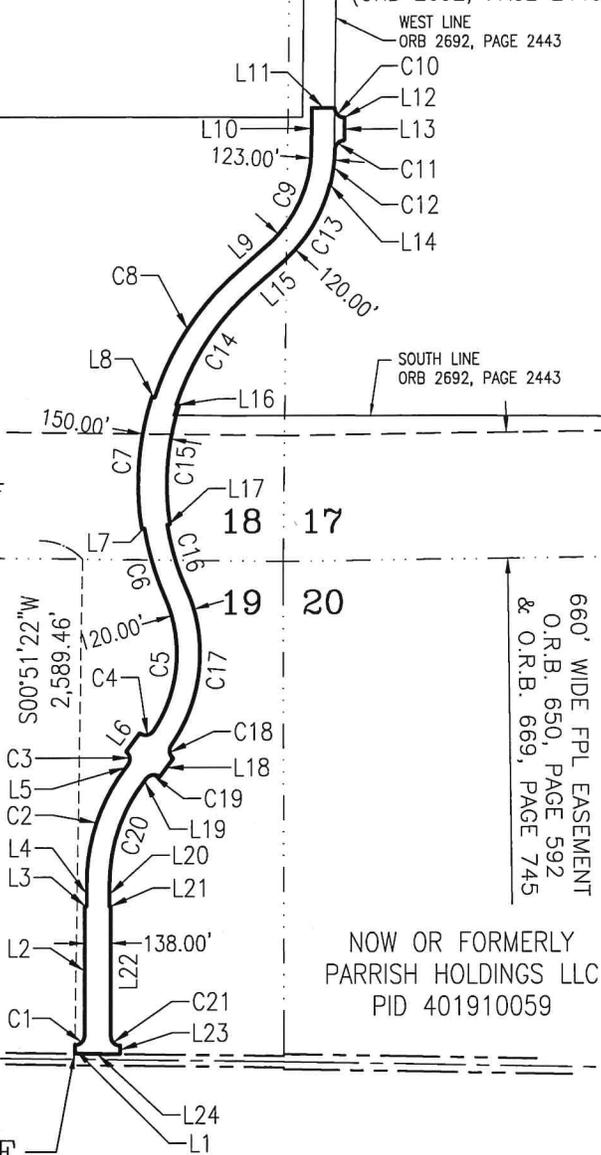
EASEMENT AREA - 707,533 SQUARE FEET OR  
16.24 ACRES OF LAND, MORE OR LESS.

NORTH RIGHT-OF-WAY LINE

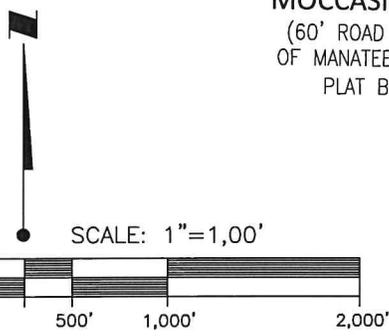
MOCCASIN WALLOW ROAD  
(60' ROAD DEDICATED PER PLAT  
OF MANATEE RIVER FARMS, UNIT 1  
PLAT BOOK 6, PAGE 45)

POINT OF BEGINNING

NOTE: THE LOCATION OF THE NORTHERLY RIGHT-OF-WAY  
LINE FOR MOCCASIN WALLOW ROAD IS SUBJECT TO  
MANATEE COUNTY MAINTENANCE,



660' WIDE FPL EASEMENT  
O.R.B. 650, PAGE 592  
& O.R.B. 669, PAGE 745



LEGEND:  
L# = LINE TABLE NUMBER  
C# = CURVE TABLE NUMBER  
PID - PROPERTY IDENTIFICATION NUMBER  
ORI = OFFICIAL RECORD INSTRUMENT  
ORB = OFFICIAL RECORD BOOK

SEE SHEET 1 FOR SKETCH  
SEE SHEET 2 FOR TABLES  
SEE SHEETS 3 & 4 FOR DESCRIPTION

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FOR: PULTE HOME CORPORATION, INC. Nov 27, 2019 - 11:09:33 JLACEY\V:\2156\active\215613809\survey\drawing\215613562v-spsk12-REV B.dwg

SKETCH & DESCRIPTION OF A TEMPORARY ACCESS  
AND UTILITY EASEMENT, LOCATED IN  
SECTIONS 17, 18 & 19, TOWNSHIP 33 S., RANGE 19 E.,  
MANATEE COUNTY, FLORIDA



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# EXHIBIT "B"

CURVE TABLE					
CURVE	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
C1	50.00'	90°51'02"	79.28'	71.23'	N45°25'31"E
C2	975.00'	37°04'55"	631.02'	620.07'	N18°32'27"E
C3	50.00'	90°00'00"	78.54'	70.71'	N07°55'05"W
C4	50.00'	93°19'22"	81.44'	72.73'	N80°25'14"E
C5	725.00'	57°38'59"	729.48'	699.09'	N04°56'03"E
C6	1,475.00'	14°46'40"	380.43'	379.38'	N16°30'07"W
C7	1,490.00'	26°57'37"	701.11'	694.66'	N04°22'01"E
C8	1,475.00'	30°53'14"	795.15'	785.56'	N33°17'27"E
C9	675.00'	48°08'26"	567.14'	550.61'	N24°39'51"E
C10	50.00'	90°00'00"	78.54'	70.71'	S44°24'22"E
C11	50.00'	89°50'05"	78.40'	70.61'	S45°40'35"W

CURVE TABLE					
CURVE	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
C12	798.00'	13°13'46"	184.26'	183.85'	S07°22'26"W
C13	795.00'	34°44'46"	482.11'	474.76'	S31°21'41"W
C14	1,355.00'	30°53'14"	730.46'	721.65'	S33°17'27"W
C15	1,340.00'	26°57'37"	630.53'	624.73'	S04°22'01"W
C16	1,355.00'	14°46'40"	349.48'	348.51'	S16°30'07"E
C17	845.00'	58°28'02"	862.28'	825.35'	S05°20'34"W
C18	50.00'	87°29'41"	76.35'	69.15'	S09°10'15"E
C19	50.00'	90°00'00"	78.54'	70.71'	S82°04'55"W
C20	855.00'	37°04'55"	553.36'	543.75'	S18°32'27"W
C21	50.00'	89°08'58"	77.80'	70.18'	S44°34'29"E

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N00°51'03"E	44.82'
L2	N00°00'00"E	674.66'
L3	N90°00'00"E	12.00'
L4	N00°00'00"E	128.42'
L5	N37°04'55"E	31.01'
L6	N36°32'24"E	120.01'

LINE TABLE		
LINE	BEARING	DISTANCE
L7	S80°53'13"W	15.00'
L8	S72°09'10"E	15.00'
L9	N48°44'04"E	213.94'
L10	N00°35'38"E	217.56'
L11	S89°24'22"E	120.00'
L12	S89°24'22"E	3.00'

LINE TABLE		
LINE	BEARING	DISTANCE
L13	S00°35'38"W	120.00'
L14	N76°00'42"W	3.00'
L15	S48°44'04"W	213.94'
L16	S72°09'10"E	15.00'
L17	S80°53'13"W	15.00'
L18	S36°40'24"W	120.00'

LINE TABLE		
LINE	BEARING	DISTANCE
L19	S37°04'55"W	31.01'
L20	S00°00'00"E	128.42'
L21	N90°00'00"E	6.00'
L22	S00°00'00"E	678.19'
L23	S00°51'03"W	44.82'
L24	N89°08'57"W	238.03'

THE TERM "DELTA" AS USED IN THE CURVE TABLES ABOVE  
IS INTENDED TO BE SYNONYMOUS WITH "CENTRAL ANGLE"  
REFERENCES IN THE ACCOMPANYING LEGAL DESCRIPTION

**SEE SHEET 1 FOR SKETCH**  
**SEE SHEET 2 FOR TABLES**  
**SEE SHEETS 3 & 4 FOR DESCRIPTION**

This is NOT a Survey and Not valid without all sheets.

FOR: PULTE HOME CORPORATION, INC.

Nov 15, 2019 - 16:19:21

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SKETCH & DESCRIPTION OF A TEMPORARY ACCESS  
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DESCRIPTION (as prepared by the certifying Surveyor and Mapper):

**EXHIBIT "B"**

A tract of land lying in Sections 17, 18 & 19, Township 33 South, Range 19 East, Manatee County, Florida, being more particularly described as follows:

COMMENCE at the northwest corner of Section 19; thence S.89°08'38"E. along the north line of said Section 19, a distance of 4,246.71 feet; thence S.00°51'22"W., a distance of 2,589.46 feet to a point on the north right-of-way line of Moccasin Wallow Road (60' road dedicated per Plat of Manatee River Farms, Unit 1, Plat Book 6, Page 45 of the Public Records of Manatee County, Florida), also being the POINT OF BEGINNING; thence N.00°51'03"E., a distance of 44.82 feet to the point of curvature of a non-tangent curve to the left, having a radius of 50.00 feet and a central angle of 90°51'02"; thence Northeasterly along the arc of said curve, a distance of 79.28 feet, said curve having a chord bearing and distance of N.45°25'31"E., 71.23 feet, to the point of tangency of said curve; thence N.00°00'00"E., a distance of 674.66 feet; thence N.90°00'00"E., a distance of 12.00 feet; thence N.00°00'00"E., a distance of 128.42 feet to the point of curvature of a curve to the right having a radius of 975.00 feet and a central angle of 37°04'55"; thence Northerly along the arc of said curve, a distance of 631.02 feet to the point of tangency of said curve; thence N.37°04'55"E., a distance of 31.01 feet to the point of curvature of a curve to the left having a radius of 50.00 feet and a central angle of 90°00'00"; thence Northerly along the arc of said curve, a distance of 78.54 feet to the end of said curve; thence N.36°32'24"E. along a line non-tangent to said curve, a distance of 120.01 feet to the point of curvature of a non-tangent curve to the left, having a radius of 50.00 feet and a central angle of 93°19'22"; thence Easterly along the arc of said curve, a distance of 81.44 feet, said curve having a chord bearing and distance of N.80°25'14"E., 72.73 feet, to the point of compound curvature of a curve to the left having a radius of 725.00 feet and a central angle of 57°38'59"; thence Northerly along the arc of said curve, a distance of 729.48 feet to the point of reverse curvature of a curve to the right having a radius of 1,475.00 feet and a central angle of 14°46'40"; thence Northerly along the arc of said curve, a distance of 380.43 feet to the end of said curve; thence S.80°53'13"W. along a line non-tangent to said curve, a distance of 15.00 feet to the point of curvature of a non-tangent curve to the right, having a radius of 1,490.00 feet and a central angle of 26°57'37"; thence Northerly along the arc of said curve, a distance of 701.11 feet, said curve having a chord bearing and distance of N.04°22'01"E., 694.66 feet, to the end of said curve; thence S.72°09'10"E. along a line non-tangent to said curve, a distance of 15.00 feet to the point of curvature of a non-tangent curve to the right, having a radius of 1,475.00 feet and a central angle of 30°53'14"; thence Northerly along the arc of said curve, a distance of 795.15 feet, said curve having a chord bearing and distance of N.33°17'27"E., 785.56 feet to the point of tangency of said curve; thence N.48°44'04"E., a distance of 213.94 feet to the point of curvature of a curve to the left having a radius of 675.00 feet and a central angle of 48°08'26"; thence Northeasterly along the arc of said curve, a distance of 567.14 feet to the point of tangency of said curve; thence N.00°35'38"E., a distance of 217.56 feet; thence S.89°24'22"E., a distance of 120.00 feet to the point of curvature of a non-tangent curve to the left, having a radius of 50.00 feet and a central angle of 90°00'00", said point being a point on the west line of premises described in Official Record Book 2692, Page 2443 of the Public Records of Manatee County, Florida; thence Southeasterly along the arc of said curve, a distance of 78.54 feet, said curve having a chord bearing and distance of S.44°24'22"E., 70.71 feet, to the point of tangency of said curve; thence S.89°24'22"E., a distance of 3.00 feet; thence S.00°35'38"W., a distance of 120.00 feet to the point of curvature of a non-tangent curve to the left, having a radius of 50.00 feet and a central angle of 89°50'05"; thence Southwesterly along the arc of said curve, a distance of 78.40 feet, said curve having a chord bearing and distance of S.45°40'35"W., 70.61 feet, to the point of reverse curvature of a curve to the right having a radius of 798.00 feet and a central angle of 13°13'46"; thence Southerly along the arc of said curve, a distance of 184.26 feet to the end of said curve; thence N.76°00'42"W. along a line non-tangent to said curve, a distance of 3.00 feet to the point of curvature of a non-tangent curve to the right, having a radius of 795.00 feet and a central angle of 34°44'46", said point being a point on the above mentioned west line of premises described in Official Record Book 2692,

**SEE SHEET 1 FOR SKETCH**

**SEE SHEET 2 FOR TABLES**

**SEE SHEETS 3 & 4 FOR DESCRIPTION**

**This is NOT a Survey and Not valid without all sheets.**

FOR: PULTE HOME CORPORATION, INC.

Nov 15, 2019 - 16:19:21

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SKETCH & DESCRIPTION OF A TEMPORARY ACCESS AND UTILITY EASEMENT, LOCATED IN SECTIONS 17, 18 & 19, TOWNSHIP 33 S., RANGE 19 E., MANATEE COUNTY, FLORIDA



**Stantec**

6900 Professional Parkway East, Sarasota, FL 34240-8414  
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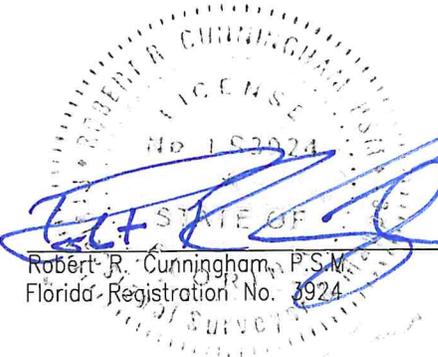
# EXHIBIT "B"

Page 2443 of said Public Records; the following three (3) calls are along said the west line of premises described in Official Record Book 2692, Page 2443; (1) thence Southwesterly along the arc of said curve, a distance of 482.11 feet, said curve having a chord bearing and distance of S.31°21'41"W., 474.76 feet, to the point of tangency of said curve; (2) thence S.48°44'04"W., a distance of 213.94 feet to the point of curvature of a curve to the left having a radius of 1,355.00 feet and a central angle of 30°53'14"; (3) thence Southwesterly along the arc of said curve, a distance of 730.46 feet to the end of said curve; thence S.72°09'10"E., a distance of 15.00 feet to the point of curvature of a non-tangent curve to the left, having a radius of 1,340.00 feet and a central angle of 26°57'37"; thence Southerly along the arc of said curve, a distance of 630.53 feet, said curve having a chord bearing and distance of S.04°22'01"W., 624.73 feet, to the end of said curve; thence S.80°53'13"W. along a line non-tangent to said curve, a distance of 15.00 feet to the point of curvature of a non-tangent curve to the left, having a radius of 1,355.00 feet and a central angle of 14°46'40"; thence Southerly along the arc of said curve, a distance of 349.48 feet, said curve having a chord bearing and distance of S.16°30'07"E., 348.51 feet, to the point of reverse curvature of a curve to the right having a radius of 845.00 feet and a central angle of 58°28'02"; thence Southerly along the arc of said curve, a distance of 862.28 feet to the point of reverse curvature of a curve to the left having a radius of 50.00 feet and a central angle of 87°29'41"; thence Southerly along the arc of said curve, a distance of 76.35 feet to the end of said curve; thence S.36°40'24"W. along a line non-tangent to said curve, a distance of 120.00 feet to the point of curvature of a non-tangent curve to the left, having a radius of 50.00 feet and a central angle of 90°00'00"; thence Westerly along the arc of said curve, a distance of 78.54 feet, said curve having a chord bearing and distance of S.82°04'55"W., 70.71 feet, to the point of tangency of said curve; thence S.37°04'55"W., a distance of 31.01 feet to the point of curvature of a curve to the left having a radius of 855.00 feet and a central angle of 37°04'55"; thence Southerly along the arc of said curve, a distance of 553.36 feet to the point of tangency of said curve; thence S.00°00'00"E., a distance of 128.42 feet; thence N.90°00'00"E., a distance of 6.00 feet; thence S.00°00'00"E., a distance of 678.19 feet to the point of curvature of a curve to the left having a radius of 50.00 feet and a central angle of 89°08'58"; thence Southeasterly along the arc of said curve, a distance of 77.80 feet to the end of said curve; thence S.00°51'03"W. along a line non-tangent to said curve, a distance of 44.82 feet to the abovementioned north right-of-way line of Moccasin Wallow Road; thence N.89°08'57"W. along said north right-of-way line, a distance of 238.03 feet to the POINT OF BEGINNING.

Said tract contains 707,533 square feet or 16.2427 acres, more or less.

**NOTES:**

1. UNLESS IT BEARS THE ORIGINAL SIGNATURE AND THE RAISED SEAL OF A FLORIDA SURVEYOR AND MAPPER, THIS SKETCH, DRAWING, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY.
2. BEARINGS SHOWN HEREON ARE RELATIVE TO THE NORTH LINE OF SECTION 19, BEING S.89°08'38"E.
3. THIS IS A SKETCH ONLY AND DOES NOT REPRESENT A FIELD SURVEY.



Robert R. Cunningham, P.S.M.  
Florida Registration No. 3924

11/27/2019  
Date of Signature

**SEE SHEET 1 FOR SKETCH  
SEE SHEET 2 FOR TABLES  
SEE SHEETS 3 & 4 FOR DESCRIPTION**

**This is NOT a Survey and Not valid without all sheets.**

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