

This instrument prepared by and return to:
Edward Vogler II, Esq.
Vogler Ashton, PLLC
1771 Manatee Avenue West
Bradenton, Florida 34205

DRAINAGE/STORMWATER EASEMENT

THIS DRAINAGE/STORMWATER EASEMENT (“Easement”), made this 27th day of February, 2009, by **SBC DEVELOPMENTS, L.L.L.P.**, a Florida limited liability limited partnership, whose mailing address is 1605 Main Street, Suite 606, Sarasota, Florida 34236 (“SBC”) and **MANATEE COUNTY**, a Political Subdivision of the State of Florida, whose principal office is at 1112 Manatee Avenue West, Post Office Box 1000, Bradenton, Florida 34206 (“Manatee County” or “Manatee County”),.

WITNESSETH:

WHEREAS, SBC is the owner of that certain property located within Manatee County, Florida, more particularly described on **Exhibit A** attached hereto and incorporated herein (“the SBC Parcel”); and,

WHEREAS, SBC and Manatee County are parties to that certain Amendment To Local Development Agreement, dated November 18, 2008, and recorded in OR Book 2281, Page 938, of the Public Records of Manatee County, Florida (the Amended LDA”), which Amended LDA provides that SBC shall convey certain non-exclusive easements to Manatee County as provided for therein; and,

WHEREAS, SBC and/or Manatee County intends to develop a drainage and stormwater retention and detention facility (the “Facility”) on a portion of the SBC Parcel as more particularly described on **Exhibit B** attached hereto and incorporated herein (the “SBC Easement Area”); and,

WHEREAS, pursuant to the Amended LDA, SBC has agreed to grant and Manatee County has agreed to accept this Easement, in accordance with the further terms hereof;

NOW THEREFORE, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, SBC does hereby grant, and Manatee County does hereby accept, the following non-exclusive drainage and stormwater easement, as follows:

1. **Non-Exclusive Drainage/Stormwater Easement.** SBC hereby grants, bargains, sells and transfers, and by these presents does grant, bargain, sell and transfer to Manatee County, for the benefit of the construction of El Conquistador Parkway, a non-

exclusive, easement for drainage, and a stormwater retention and detention Facility, including the right of ingress/egress, construction, installation, maintenance and operation of such Facility, which non-exclusive easement shall be located on, over and across the SBC Easement Area.

2. **Covenants Running with the Land.** The Easement granted herein and the rights, privileges and obligations herein contained shall run to the benefit of and bind the parcels referred to herein, and the owners, from time to time of such parcels or any portions thereof. This Easement shall be binding upon and inure to the benefit of the successors and assigns of SBC and Manatee County.

3. **Rights Reserved.** SBC, on behalf of itself and its successors and assigns, reserves the right to continued free use and enjoyment of the SBC Easement Area for any purposes which are not inconsistent with the rights granted herein to Manatee County and which are the subject of valid permits and authorizations. SBC's reserved rights include the right to incorporate the SBC Easement Area into any development planned and/or pursued by SBC on the SBC Parcel, and include, without limitation, the right to expand, modify, reconfigure or reshape any of the drainage or stormwater facilities constructed within the SBC Easement Area, provided that such reserved rights are exercised in a manner consistent with the provisions of this paragraph. Manatee County shall execute such consent and authorizations as are reasonably deemed necessary to implement the provisions of this paragraph.

4. **Maintenance.**

(a) Following their construction, Manatee County will be responsible, at its sole cost and expense, for maintaining, repairing and replacing, as necessary, the Facility. SBC shall have no responsibility or liability relating to the maintenance, repair or replacement of the Facility.

(b) If Manatee County fails to perform or commence to perform and diligently pursue any necessary maintenance or repair work within thirty (30) days after the date on which SBC gives written notice of its intention to perform such necessary maintenance or repair work, SBC will have the right, but not the obligation, to perform the necessary maintenance or repair work. In the event of an emergency or other extraordinary circumstances requiring immediate repairs, the aforesaid thirty (30) day notice may not be given and SBC shall have the right to perform the necessary repair work if Manatee County fails to immediately commence the necessary repair work after written or oral notice that is reasonable under the circumstances. In the event SBC performs any necessary maintenance or repair work, Manatee County covenants and agrees to reimburse SBC for any and all reasonable maintenance and repair costs within thirty (30) days of receipt of an invoice for same. In the event Manatee County fails to make such reimbursement, then SBC shall have the right to seek reimbursement in accordance with all available remedies at law or in equity.

5. **Use of Easements.** The Easement herein above granted shall be used and enjoyed by Manatee County in such a manner so as not to unreasonably interfere with,

obstruct or delay the conduct and operations of SBC on the SBC Parcel. Except to the extent specifically set forth in the Easement, nothing contained herein shall be construed as creating any rights in the general public or as dedicating for public use any portion of the SBC Parcel.


6. **Liens.** SBC and Manatee County each covenant and agree that it shall not suffer or permit any mechanic's, materialman's, contractor's or other construction liens to be filed, place or exist against any portion of the other parties property by reason of any work relative to the construction, maintenance or repair of improvements in connection with easements granted hereunder.

7. **Indemnification.** Manatee County agrees to indemnify and hold SBC harmless from all costs (including, but not limited to, attorneys' fees), claims, loss, damages, law suits, choses in action, judgments, settlements, liens, of every nature, kind and description, incurred or arising, directly or indirectly, as a result of the exercise by Manatee County, and its respective employees, agents, and contractors (collectively, the "Manatee County's Permittees") of any of the rights granted to Manatee County and/or the Manatee County's Permittees under this Agreement. In the event SBC incurs such a loss, it shall notify Manatee County in writing of the extent, nature and out of pocket monetary cost of such loss, and shall have a right to collect such loss from Manatee County in any manner permitted by law and/or equity.

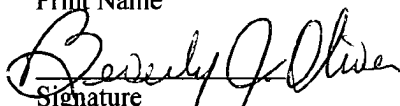
8. **Attorneys' Fees.** In the event a party institutes any legal action or proceeding for the enforcement of any right or obligation herein contained, the prevailing party shall be entitled to recover its costs and reasonable attorneys' fees incurred in the preparation and prosecution of such action or proceeding.

9. **Governing Law.** This Agreement shall be governed and construed in accordance with the laws of the State of Florida.

IN WITNESS WHEREOF, the parties have caused these presents to be executed in its name, the day and year first above written.


Signature

Donna L. Sherman
Print Name


Signature

Beverly J. Oliver
Printed Name

SBC DEVELOPMENTS, L.L.L.P., a
Florida limited liability limited partnership

By: BGI Development Ltd., L.L.L.P., as
Managing General Partner

By:  GENBAR-I, L.L.C., as
General Partner

By: 
Larry P. Lieberman
Its: Managing Member

Donna L. Sherman
Signature

Donna L. Sherman
Printed Name

Beverly J Oliver
Signature

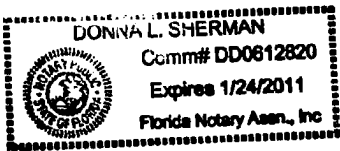
BEVERLY J OLIVER
Printed Name

By: Alexander Berne/SBC LLC, as
Other General Partner

By: [Signature]
Alexander Berne
Its: Managing Member

STATE OF FLORIDA)
COUNTY OF SARASOTA)

The foregoing instrument was subscribed and sworn to before me this 27 day of February, 2009, by Larry P. Lieberman, as Managing Member of GENBAR-I, L.L.C., as General Partner of BGI Development Ltd., L.L.L.P., as Managing General Partner of SBC DEVELOPMENTS, L.L.L.P., a Florida limited liability limited partnership, on behalf of the limited liability limited partnership, who is personally known to me () or who produced _____ as identification, and who acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed.



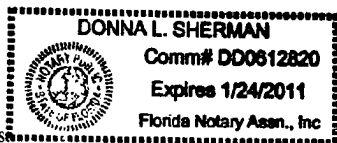
Donna L. Sherman
Signature

Print Name
NOTARY PUBLIC- State of Florida
Commission No. _____

My Commission Expires:

STATE OF ~~NEW YORK~~ Florida)
COUNTY OF Sarasota)

The foregoing instrument was subscribed and sworn to before me this 27 day of February, 2009, by Alexander Berne, as Managing Member of Alexander Berne/SBC LLC, as Other General Partner of SBC DEVELOPMENTS, L.L.L.P., a Florida limited liability limited partnership, on behalf of the limited liability limited partnership, who is personally known to me () or who produced _____ as identification, and who acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed.



Donna L. Sherman
Signature

Print Name
NOTARY PUBLIC- State of New York
Commission No. _____

My Commission Expires:

COUNTY OF MANATEE, FLORIDA,
by and through its BOARD OF
COUNTY COMMISSIONERS:

By: [Signature]
Chairman

Date: 7/27/2010

ATTEST: R. B. SHORE
Clerk of the Circuit Court

By: [Signature]
RB



EXHIBIT "A"
LEGAL DESCRIPTION OF:

FEBRUARY 25, 2009
PARCELS "B-2" AND "C" LONGBAR POINTE

A NON-EXCLUSIVE DRAINAGE/STORMWATER EASEMENT TO MANATEE COUNTY, LYING AND BEING IN SECTION 17, TOWNSHIP 35 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 17, TOWNSHIP 35 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORIDA; THENCE N.00°25'27"E., ALONG THE WEST LINE OF THE AFOREMENTIONED SECTION 17, A DISTANCE OF 2,443.46 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES S.30°02'56"W., A RADIAL DISTANCE OF 4,790.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 00°12'24", TO THE WESTERLY LINE OF PARCEL "C" AS RECORDED IN OFFICIAL RECORDS BOOK 1465, PAGE 741, MANATEE COUNTY, FLORIDA, A DISTANCE OF 17.27 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°07'42", A DISTANCE OF 846.74 FEET; THENCE S.49°36'58"E., A DISTANCE OF 2175.00 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 1715.00 FEET AND A CENTRAL ANGLE OF 09°47'34"; THENCE SOUTHEASTERLY ALONG THE ARC A DISTANCE OF 293.12 FEET TO THE WESTERLY LINE OF LEGENDS BAY, A SUBDIVISION, AS RECORDED IN PLAT BOOK 52, PAGE 26 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA; THENCE S.40°14'25"W., A DISTANCE OF 46.72 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.50°27'12"W., A RADIAL DISTANCE OF 1,669.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 10°04'11", A DISTANCE OF 293.32 FEET; THENCE N.49°36'58"W., A DISTANCE OF 113.49 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 50.00 FEET AND A CENTRAL ANGLE OF 71°13'40"; THENCE WESTERLY ALONG THE ARC A DISTANCE OF 62.16 FEET; THENCE S.59°09'22"W., A DISTANCE OF 48.17 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 42.00 FEET AND A CENTRAL ANGLE OF 71°13'40"; THENCE WESTERLY ALONG THE ARC A DISTANCE OF 52.21 FEET; THENCE N.49°36'58"W., A DISTANCE OF 306.46 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 42.00 FEET AND A CENTRAL ANGLE OF 90°00'00"; THENCE NORTHERLY ALONG THE ARC A DISTANCE OF 65.97 FEET; THENCE N.40°23'02"E., A DISTANCE OF 42.00 FEET TO A POINT OF CURVE TO THE LEFT HAVING A RADIUS OF 20.00 FEET AND A CENTRAL ANGLE OF 89°59'53"; THENCE NORTHERLY ALONG THE ARC A DISTANCE OF 31.42 FEET; THENCE N.49°36'58"W., A DISTANCE OF 335.78 FEET; THENCE N.43°29'44"W., A DISTANCE OF 56.28 FEET; THENCE N.49°36'58"W., A DISTANCE OF 572.48 FEET; THENCE S.40°23'02"W., A DISTANCE OF 36.00 FEET; THENCE N.49°36'58"W., A DISTANCE OF 20.00 FEET; THENCE N.40°23'02"E., A DISTANCE OF 36.00 FEET; THENCE N.49°36'58"W., A DISTANCE OF 562.53 FEET; THENCE N.55°45'13"W., A DISTANCE OF 56.24 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.40°14'11"W., A RADIAL DISTANCE OF 4,740.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 02°46'05", A DISTANCE OF 229.00 FEET; THENCE N.89°34'33"W., A DISTANCE OF 472.72 FEET; THENCE N.00°25'27"E., A DISTANCE OF 371.94 FEET TO THE POINT OF BEGINNING.

CONTAINING 274,961.00 SQUARE FEET OR 6.312 ACRES, MORE OR LESS.

(REFER TO ATTACHED SKETCH ON SHEET 2 OF 2)

Kenneth R. Palmér 04-07-09

KENNETH R. PALMER
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE No. 4661
FLORIDA CERTIFICATE AUTHORIZATION NUMBER LB#5654
NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.



CYRIX ENGINEERING, INC.

Engineers & Surveyors
1410 Magellan Drive
Sarasota, Fla 34243



EXHIBIT "A" SKETCH OF DESCRIPTION

NOT A SURVEY

Curve Number 1
 Radius = 4790.00'
 Delta = 00°12'24"
 Arc = 17.27'
 Tangent = 8.64'
 Chord = 17.27'
 Chord Brg. = S.59°50'52"E.

L-1 S.49°36'58"E. 2175.00'
 L-2 S.40°14'25"W. 46.72'
 L-3 N.49°36'58"W. 113.49'
 L-4 S.59°09'22"W. 48.17'
 L-5 N.49°36'58"W. 306.46'
 L-6 N.40°23'02"E. 42.00'
 L-7 N.49°36'58"W. 335.78'
 L-8 N.43°29'44"W. 56.28'

L-9 N.49°36'58"W. 572.48'
 L-10 S.40°23'02"W. 36.00'
 L-11 N.49°36'58"W. 20.00'
 L-12 N.40°23'02"E. 36.00'
 L-13 N.49°36'58"W. 562.53'
 L-14 N.55°45'13"W. 56.24'
 L-15 N.89°34'33"W. 472.72'
 L-16 N.00°25'27"E. 371.94'

Curve Number 2
 Radius = 4790.00'
 Delta = 10°07'42"
 Arc = 846.74'
 Tangent = 424.47'
 Chord = 845.63'
 Chord Brg. = S.54°40'49"E.

Curve Number 3
 Radius = 1715.00'
 Delta = 09°47'34"
 Arc = 293.12'
 Tangent = 146.92'
 Chord = 292.77'
 Chord Brg. = S.44°43'11"E.

Curve Number 4
 Radius = 1669.00'
 Delta = 10°04'11"
 Arc = 293.32'
 Tangent = 147.04'
 Chord = 292.95'
 Chord Brg. = N.44°34'53"W.

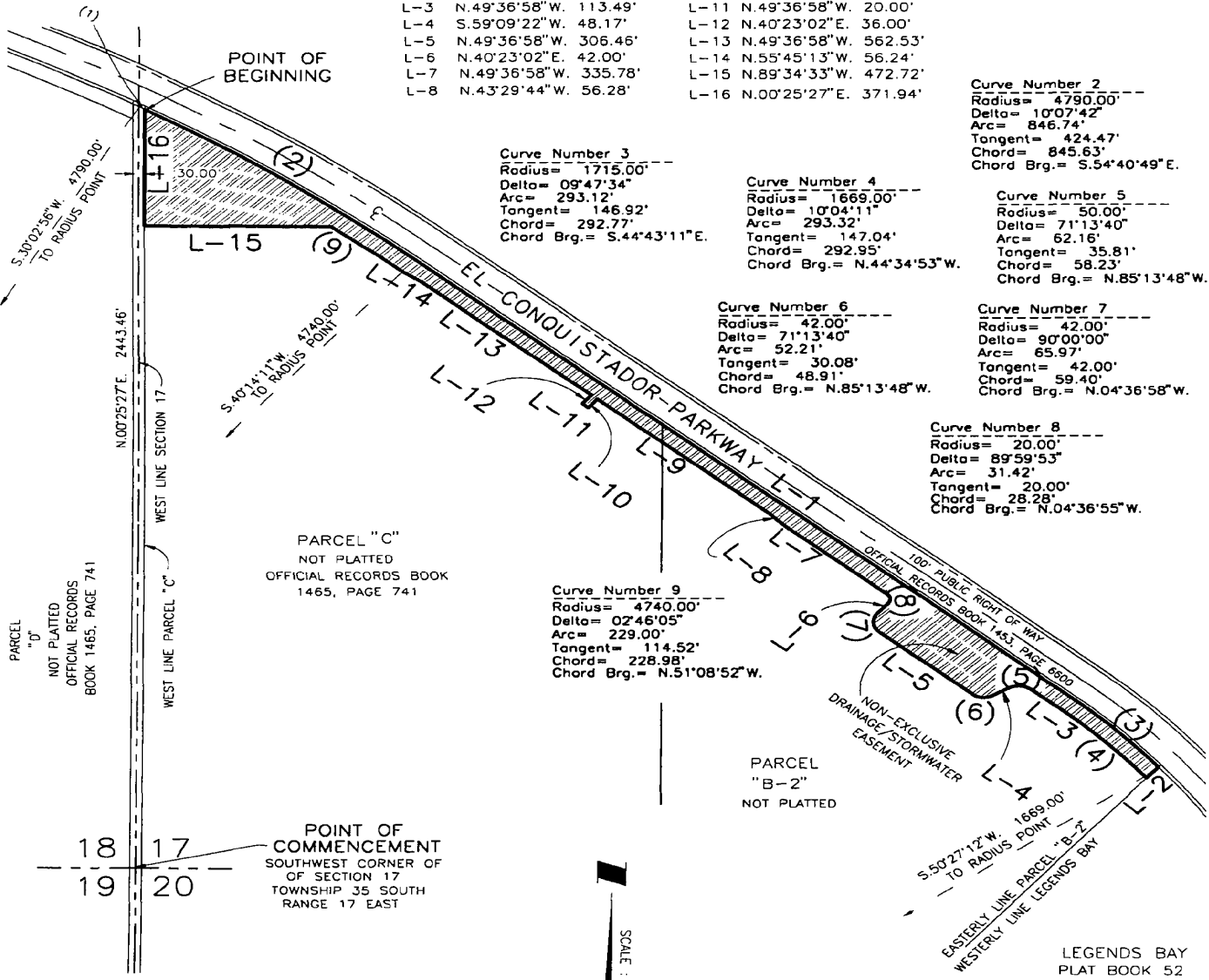
Curve Number 5
 Radius = 50.00'
 Delta = 71°13'40"
 Arc = 62.16'
 Tangent = 35.81'
 Chord = 58.23'
 Chord Brg. = N.85°13'48"W.

Curve Number 6
 Radius = 42.00'
 Delta = 71°13'40"
 Arc = 52.21'
 Tangent = 30.08'
 Chord = 48.91'
 Chord Brg. = N.85°13'48"W.

Curve Number 7
 Radius = 42.00'
 Delta = 90°00'00"
 Arc = 65.97'
 Tangent = 42.00'
 Chord = 59.40'
 Chord Brg. = N.04°36'58"W.

Curve Number 8
 Radius = 20.00'
 Delta = 89°59'53"
 Arc = 31.42'
 Tangent = 20.00'
 Chord = 28.28'
 Chord Brg. = N.04°36'55"W.

Curve Number 9
 Radius = 4740.00'
 Delta = 02°46'05"
 Arc = 229.00'
 Tangent = 114.52'
 Chord = 228.98'
 Chord Brg. = N.51°08'52"W.



(REFER TO ATTACHED DESCRIPTION ON SHEET 2 OF 2)



EXHIBIT "A"
LEGAL DESCRIPTION OF:

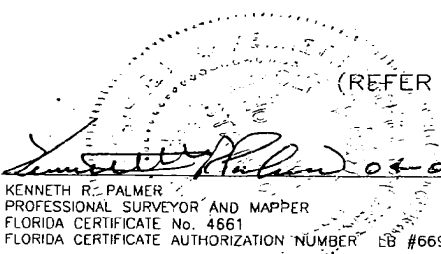
FEBRUARY 25, 2009
PARCELS "D" AND "E" LONGBAR POINTE

A NON-EXCLUSIVE DRAINAGE/STORMWATER EASEMENT TO MANATEE COUNTY, LYING AND BEING IN SECTION 18, TOWNSHIP 35 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 18, TOWNSHIP 35 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORIDA; THENCE N.00°25'27"E., ALONG THE EAST LINE OF THE AFOREMENTIONED SECTION 18, A DISTANCE OF 2,443.46 FEET TO A POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.30°02'56"W., A RADIAL DISTANCE OF 4,790.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 00°12'22", A DISTANCE OF 17.24 FEET TO THE EASTERLY LINE OF PARCEL "D" AS RECORDED IN OFFICIAL RECORDS BOOK 1465, PAGE 741, MANATEE COUNTY, FLORIDA TO THE END OF THE CURVE, AND BEING THE POINT OF BEGINNING; THENCE S.00°25'27"W., ALONG SAID EASTERLY LINE OF PARCEL "D", A DISTANCE OF 48.29 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.30°07'44"W., A RADIAL DISTANCE OF 4,748.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 15°50'37", A DISTANCE OF 1,312.94 FEET; THENCE N.81°46'36"W., A DISTANCE OF 60.42 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES S.13°33'34"W., A RADIAL DISTANCE OF 4,742.00 FEET; THENCE WESTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 04°08'20", A DISTANCE OF 342.54 FEET TO A POINT OF REVERSE CURVE TO THE RIGHT HAVING A RADIUS OF 1,358.00 FEET AND A CENTRAL ANGLE OF 05°57'06"; THENCE WESTERLY ALONG THE ARC, A DISTANCE OF 141.06 FEET TO A POINT OF REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 31.00 FEET AND A CENTRAL ANGLE OF 88°11'28"; THENCE SOUTHWESTERLY ALONG THE ARC, A DISTANCE OF 47.72 FEET; THENCE S.17°10'51"W., A DISTANCE OF 43.40 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 42.00 FEET AND A CENTRAL ANGLE OF 91°10'00"; THENCE SOUTHWESTERLY ALONG THE ARC A DISTANCE OF 66.83 FEET TO A POINT OF COMPOUND CURVE TO THE RIGHT HAVING A RADIUS OF 1,474.00 FEET AND A CENTRAL ANGLE OF 15°38'14"; THENCE NORTHWESTERLY ALONG THE ARC, A DISTANCE OF 402.29 FEET TO THE WESTERLY LINE OF PARCEL "E"; THENCE N.48°12'12"E., ALONG SAID WESTERLY LINE OF PARCEL "E", SAID LINE BEING 30.00 FOOT EASTERLY OF AND PARALLEL TO THE EASTERLY LINE OF PARCEL "F" AS RECORDED IN OFFICIAL RECORDS BOOK 1465, PAGE 741, MANATEE COUNTY, FLORIDA, A DISTANCE OF 169.87 FEET TO THE POINT OF CURVE OF A NON TANGENT CURVE TO THE LEFT, OF WHICH THE RADIUS POINT LIES N.32°09'35"E., A RADIAL DISTANCE OF 1,310.00 FEET; THENCE EASTERLY ALONG THE ARC, THROUGH A CENTRAL ANGLE OF 22°44'21", A DISTANCE OF 519.91 FEET TO A POINT OF REVERSE CURVE TO THE RIGHT HAVING A RADIUS OF 4,790.00 FEET AND A CENTRAL ANGLE OF 20°25'20"; THENCE EASTERLY ALONG THE ARC, A DISTANCE OF 1,707.33 FEET TO THE POINT OF BEGINNING.

CONTAINING 147,632 SQUARE FEET OR 3.389 ACRES, MORE OR LESS.

(REFER TO ATTACHED SKETCH ON SHEET 2 OF 2)


KENNETH R. PALMER
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE No. 4661
FLORIDA CERTIFICATE AUTHORIZATION NUMBER EB #6694

NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

JOB No. 325-003

SHEET 1 OF 2



CYRIX ENGINEERING, INC.

Engineers & Surveyors
1410 Magellan Drive
Sarasota, Fla 34243

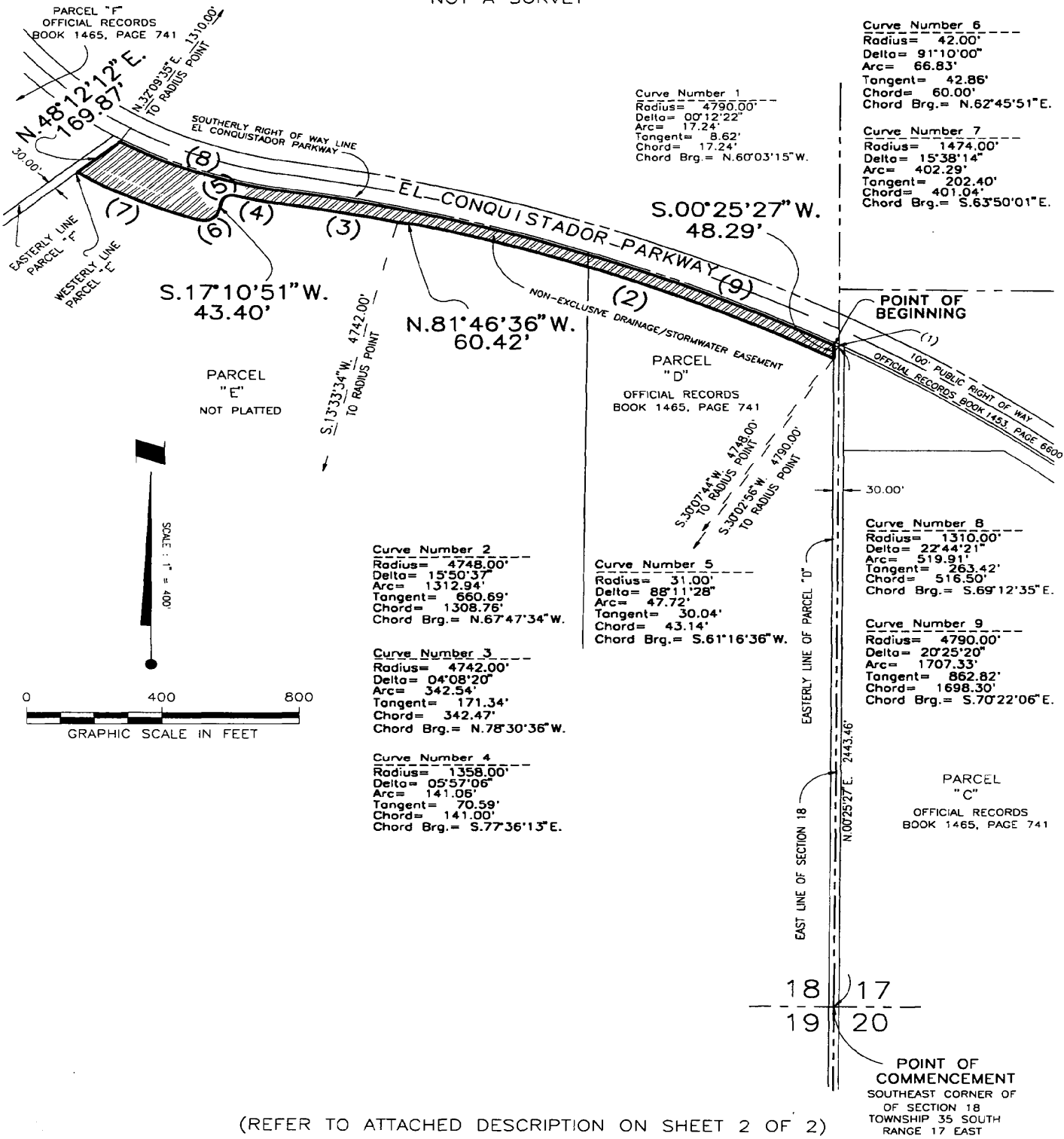


(941) 758-8812 (ph) * (941) 758-8821 (fax)

ELCONLG1.DWG

EXHIBIT "A" SKETCH OF DESCRIPTION

NOT A SURVEY



Curve Number 6
 Radius= 42.00'
 Delta= 91°10'00"
 Arc= 66.83'
 Tangent= 42.86'
 Chord= 60.00'
 Chord Brg.= N.62°45'51"E.

Curve Number 1
 Radius= 4790.00'
 Delta= 00°12'22"
 Arc= 17.24'
 Tangent= 8.62'
 Chord= 17.24'
 Chord Brg.= N.60°03'15"W.

Curve Number 7
 Radius= 1474.00'
 Delta= 15°38'14"
 Arc= 402.29'
 Tangent= 202.40'
 Chord= 401.04'
 Chord Brg.= S.63°50'01"E.

Curve Number 2
 Radius= 4748.00'
 Delta= 15°50'37"
 Arc= 1312.94'
 Tangent= 660.69'
 Chord= 1308.76'
 Chord Brg.= N.67°47'34"W.

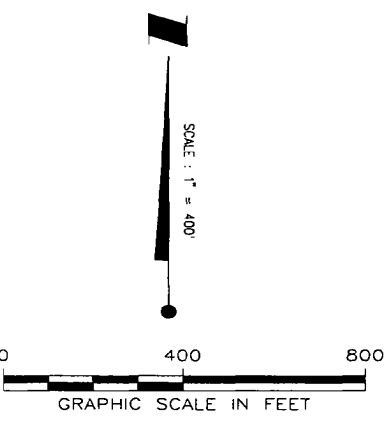
Curve Number 5
 Radius= 31.00'
 Delta= 88°11'28"
 Arc= 47.72'
 Tangent= 30.04'
 Chord= 43.14'
 Chord Brg.= S.61°16'36"W.

Curve Number 3
 Radius= 4742.00'
 Delta= 04°08'20"
 Arc= 342.54'
 Tangent= 171.34'
 Chord= 342.47'
 Chord Brg.= N.78°30'36"W.

Curve Number 8
 Radius= 1310.00'
 Delta= 22°44'21"
 Arc= 519.91'
 Tangent= 263.42'
 Chord= 516.50'
 Chord Brg.= S.69°12'35"E.

Curve Number 9
 Radius= 4790.00'
 Delta= 20°25'20"
 Arc= 1707.33'
 Tangent= 862.82'
 Chord= 1698.30'
 Chord Brg.= S.70°22'06"E.

Curve Number 4
 Radius= 1358.00'
 Delta= 05°57'06"
 Arc= 141.06'
 Tangent= 70.59'
 Chord= 141.00'
 Chord Brg.= S.77°36'13"E.

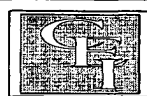


(REFER TO ATTACHED DESCRIPTION ON SHEET 2 OF 2)

REVISE DRAWING AS PER COUNTY 03-26-09

JOB No. 325-003

SHEET 2 OF 2



CYRIX ENGINEERING, INC.

Engineers & Surveyors
 1410 Magellan Drive
 Sarasota, Fla 34243



(941) 758-8812 (ph) * (941) 758-8821 (fax)

ELCONLG1.DWG

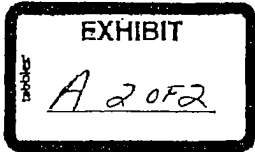
Exhibit "B"

Description of Project

BK 2134 PG 1691 Filed & Recorded 7/21/06 1:34:34 PM
 R. B. "CHIPS" SHORE Clerk of Circuit Court Manatee County FL. (11 of 11)

A parcel of land lying in Sections 7, 17, 18, 19 and 20, Township 35 South, Range 17 East, Manatee County, Florida and described as follows:

Commence at the northwest corner of Esplanade on the Bay as recorded in Plat Book 26, Page 56 of the Public Records of Manatee County, Florida, said point being on the southerly right-of-way line of El Conquistador Parkway as shown on said plat of Esplanade on the Bay, also being on the west line of the above mentioned Section 20; thence N.00°29'43"W. along said west line of Section 20, a distance of 21.20 feet to a point on the southerly right-of-way line of El Conquistador Parkway as recorded in Official Record Book 1453, Page 6600 of the above mentioned Public Records, being the point of curvature of a curve to the left, of which the radius point lies N.15°48'17"E., a radial distance of 5,158.91 feet; thence along said southerly right-of-way line of El Conquistador Parkway for the following four (4) calls; (1) thence westerly along the arc of said curve, through a central angle of 07°18'06", an arc length of 657.44 feet to the point of tangency of said curve; (2) thence N.66°53'37"W., a distance of 1,544.78 feet to the point of curvature of a curve to the right having a radius of 950.00 feet and a central angle of 39°04'56"; (3) thence northwesterly along the arc of said curve, an arc length of 648.01 feet to the point of reverse curvature of a curve to the left having a radius of 1,725.00 feet and a central angle of 12°04'45"; (4) thence northwesterly along the arc of said curve, a distance of 363.67 feet to the POINT OF BEGINNING; thence S.40°14'30"W., a distance of 768.33 feet; thence S.27°05'16"W., a distance of 299.56 feet; thence S.22°39'47"W., a distance of 338.28 feet; thence S.12°19'37"W., a distance of 1,284.92 feet; thence N.52°50'58"W., a distance of 3,195.78 feet; thence N.46°12'28"W., a distance of 7,442.33 feet to the southerly extension of the east line of the above mentioned Section 7; thence N.00°20'31"E., along said southerly extension and said east line of Section 7, a distance of 1,717.44 feet to a point on the north line of a parcel as recorded in Deed Book 348, Page 36, Public Records of Manatee County, Florida; thence S.89°14'48"E., along said north line, a distance of 1,091.97 feet; thence S.00°20'48"W., a distance of 655.34 feet; thence S.89°17'46"E., a distance of 665.10 feet; thence S.01°32'38"W., a distance of 666.93 feet to a point on the north line of U. S. Government Lot 1 in the above mentioned Section 18; thence S.89°10'13"E., along said north line, a distance of 670.02 feet to the northeast corner of said U. S. Government Lot 1; thence S.00°31'28"W., along the east line of said U. S. Government Lot 1, a distance of 675.40 feet to a point on the north line of the South 1/2 of the Northwest 1/4 of the above mentioned Section 18; thence S.89°33'23"E., along said north line, a distance of 1,280.44 feet to a point on the westerly right-of-way line of the above mentioned El Conquistador Parkway; thence along said westerly and southerly right-of-way line of El Conquistador Parkway for the following five (5) calls; (1) thence S.01°04'58"W., a distance of 334.79 feet to the point of curvature of a curve to the left having a radius of 1,300.00 feet and a central angle of 81°39'47"; (2) thence southeasterly along the arc of said curve, an arc length of 1,852.88 feet to the point of reverse curvature of a curve to the right having a radius of 4,800.00 feet and a central angle of 30°57'58"; (3) thence southeasterly along the arc of said curve, a distance of 2,594.20 feet to the point of tangency of said curve; (4) thence S.49°36'51"E., a distance of 2,174.75 feet to the point of curvature of a curve to the right having a radius of 1,725.00 feet and a central angle of 09°43'23"; (5) thence southeasterly along the arc of said curve, an arc length of 292.73 feet to the POINT OF BEGINNING.



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 SOUTH LINE OF EL CONQUISTADOR PARKWAY, BEING N.66°53'37"W.
3. THIS IS A SKETCH ONLY AND DOES NOT REPRESENT A FIELD SURVEY.

SEE SHEET 1 FOR SKETCH

Jennie W. Brannon 5/29/06
 Jennie W. Brannon, P.S.M. Date of Signature
 Florida Registration No. 5041

This is NOT a Survey.

FOR: SEC DEVELOPMENTS, LLLP

SKETCH & DESCRIPTION OF PARCELS B-2, C, D, E, F, P & Q, IN SECTIONS 7, 17, 18, 19 & 20, TOWNSHIP 35 S., RANGE 17 E., MANATEE COUNTY, FLORIDA

Wilson Miller

Planners • Engineers • Ecologists • Surveyors • Landscape Architects • Transportation Consultants
 Wilson Miller, Inc.

TASK CODE: MASLD	DRAWN BY: JWB	CHKD BY: RRC	CAD FILE: 03506-005-K04	PROJECT NO: 03506-005-000	SHEET 2 OF 2	DRAWING INDEX NO: A3506-005-052*	REV:
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