



Town of
Orange Park

2042 Park Avenue • Orange Park, Florida 32073 • Telephone 904/264-9565

April 19, 2013

Hon. Charlie Van Zant
Superintendent of Schools
School District of Clay County
925 West Center Street
Green Cove Springs, FL 32043

SUBJ: Request for Utility and Drainage Easement at Orange Park Junior High

Dear Superintendent Van Zant:

The Town of Orange Park requests a thirty (30) foot Utility and Drainage Easement along the south side of the Orange Park Junior High property for the purpose of installing an 8 inch potable water main. Installation of this water main will interconnect the water mains currently installed on Kingsley Avenue and Gano Avenue. Interconnecting these lines will increase the reliability of water service and fire protection to Orange Park Junior High School in addition to the surrounding neighborhood. The costs associated with the construction of the potable water main including removal/relocation of School Board property within the easement will be paid by the Town.

The following documents are attached:

- Grant of Easement document
- Survey with complete legal description
- Engineering plans

On April 16, 2013 the Town of Orange Park Council approved the Grant of Easement document.

If you need further information please feel free to contact me at (904) 278-3018.

Sincerely,

Cindy Hall
Town Manager

PREPARED BY, RECORD & RETURN TO:

Kopelousos, Bradley & Garrison, P.A.
Post Office Box 562
Orange Park, FL 32067-0562

Tax Parcel Identification No.:

UTILITY AND DRAINAGE EASEMENT

THIS EASEMENT, made on the 16th day of May, 2013, between THE SCHOOL BOARD OF CLAY COUNTY, FLORIDA, a political subdivision of the State of Florida, whose mailing address is 925 West Center Street, Green Cove Springs, Florida 32043, hereinafter referred to as "Grantor" and THE TOWN OF ORANGE PARK, a Florida municipality, whose mailing address is 2042 Park Avenue, Orange Park, Florida 32073, hereinafter referred to as "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 corporations and public bodies.)

WITNESSETH

THAT THE GRANTOR, for and in consideration of the sum of \$10.00, and other good and valuable considerations in hand paid by the Grantee, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, its successors and assigns forever, a non-exclusive and unobstructed easement with the right, privilege and authority to said Grantee, to construct, operate, lay, maintain, improve and/or repair surface and subsurface equipment, lines, pipes, valves, meters, fittings, manholes, structures, ponds, swales, weirs, control structures and related apparatus for drainage, sewer, reuse water and potable water in, on, along, through, across or under the following described property in Clay County, Florida, to-wit:

See Attached Exhibit "A" attached hereto and by reference made a part hereof.

TOGETHER with the right of Grantee of ingress and egress to and over the above described property for doing anything necessary or useful or convenient for the enjoyment of this Easement. Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey an easement interest in said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; that said land is free of all encumbrances except as stated herein.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its authorized officers thereunto duly authorized, the day and year first above written.

Signed in the presence of:

GRANTOR:
THE SCHOOL BOARD OF CLAY
COUNTY, FLORIDA

Witness: _____
Print Name: _____
Address: _____

By: _____
Print Name: Carol Y. Studdard
Title: Chairman

Witness: _____
Print Name: _____
Address: _____

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged personally before me this ____ day of _____, 20__, by _____, _____ who is personally known to me or _____ who provided the following as identification: _____ (check one).

Notary Public, State of Florida
(Official Stamp)

Accepted on behalf of the Town of
Orange Park, a Florida municipality

By: _____
Print Name: _____
Title: _____
Date: _____

