

13

Prepared under the direction of,  
Record and return to:  
Grady H. Williams, Jr., Esq.  
c/o Clay County Utility Authority  
3176 Old Jennings Road  
Middleburg, Florida 32068-3907



O. P. BRANCH

Book: 2171  
Page: 1073  
Rec: 03/19/2003  
02:47 PM  
File# 200317334  
James B. Jett  
Clerk Of Courts  
Clay County, FL  
FEE: \$15.00 chg  
DOC: \$0.70



### GRANT OF EASEMENT

(Corporation)

Parcel No.: 05-04-25-007868-000-00  
Project Name: Tract "C", Waverly  
at Oakleaf Plantation

THIS INDENTURE, made this 10th day of March, A.D. 2003, BETWEEN **OAKLEAF PLANTATION, LLC**, a Florida Limited Liability Company, hereinafter called **GRANTOR**, whose mailing address is 3020 Hartley Road, Suite 100, Jacksonville, Florida 32257, and **CLAY COUNTY UTILITY AUTHORITY**, hereinafter called **GRANTEE**, whose business address is 3176 Old Jennings Road, Middleburg, Florida 32068-3907.

WITNESSETH: That GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to them in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed to the GRANTEE, its successors and assigns forever an unobstructed right-of-way and easement with the right, privilege and authority to said GRANTEE, its successors and assigns, to construct, operate, lay, maintain, improve and/or repair associated equipment for water, wastewater, and/or reclaimed water utilities, any or all, on, along, over, through, across or under the following described land, situate in Clay County, Florida, to-wit:

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

TOGETHER, with the right of said GRANTEE, its successors and assigns, of ingress and egress, to and over said above described premises, and for doing anything necessary or useful or convenient or removing at any time any and all of said improvements upon, over, under or in said lands, together also with the right and easements, privileges and appurtenances in and to said land which may be required for the enjoyment of the rights herein granted. GRANTOR does hereby fully warrant the title to the Grant of Easement described herein, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said GRANTOR has caused this instrument to be executed in its name by its authorized officers and caused its Corporate Seal attested by its Secretary to be hereto affixed the day and year first above written.

Signed and Sealed in our Presence:

Witness: [Signature]  
Print Name: Erik Wilson

Witness: [Signature]  
Print Name: Cami Gomez

OAKLEAF PLANTATION, LLC,  
a Florida Limited Liability Company

By: [Signature]  
Donald P. Hinson, President

ATTEST:  
By: [Signature]  
Secretary

(Corporate Seal)

STATE OF FLORIDA  
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 10th, day of March, 2003, by **DONALD P. HINSON**, as **PRESIDENT**, of **OAKLEAF PLANTATION, LLC**, a Florida Limited Liability Company, who is personally known to me or has produced \_\_\_\_\_, as identification, and by \_\_\_\_\_, as **SECRETARY**, of **OAKLEAF PLANTATION, LLC**, a Florida Limited Liability Company, who is personally known to me or has produced \_\_\_\_\_, as identification.

*Linda C. Flad*

Print Name: \_\_\_\_\_  
Notary Public in and for the  
County and State Aforesaid  
My Commission Expires:

**LINDA C. FLAD**  
**Notary Public, State of Florida**  
**My comm. exp. June 1, 2005**  
**Comm. No. DD 022833**

Accepted on behalf of the Clay County Utility Authority.

By: *Ray O. Avery*  
Ray O. Avery, Executive Director

**Waverly at Oakleaf Plantation**

**EXHIBIT "A"**

An easement for ingress, egress and utilities covering the portion of Tract "C", which is designated as a twenty-five foot (25') CCUA Utility Easement, as shown on the Record Plat of *Waverly at Oakleaf Plantation*, recorded in Plat Book 40, Pages 12 through 21, of the Public Records of Clay County, Florida.