

This instrument prepared by:
Barbara Carter, Manager, Property Acquisition
Property Management Department
P.O. Box 1000
Bradenton, Florida 34206

ID #655700109

=====SPACE ABOVE THIS LINE FOR RECORDING DATA=====

INGRESS/EGRESS ACCESS EASEMENT

THIS INDENTURE, made this 24th day of February, 2009, between **COUNTY OF MANATEE**, a political subdivision of the State of Florida, whose mailing address is P.O. Box 1000, Bradenton, Florida 34206, Grantor, and **SCHOOL BOARD OF MANATEE COUNTY**, a public body corporate organized and existing under the laws of the State of Florida, having its principal place of business at 215 Manatee Avenue West, Bradenton, Florida 34205, Grantee,

WITNESSETH

That said Grantor, for and in consideration of the sum of \$1.00 and other valuable consideration in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, sold and transferred, and by these presents does grant, bargain, sell and transfer unto said Grantee, **a nonexclusive access easement for ingress and egress** across the following described property situate in the County of Manatee, State of Florida, more particularly described as follows:

See legal description identified as Exhibit "A" attached hereto.

This is a nonexclusive access easement with the Grantor reserving unto itself, its heirs, successors, or assigns, the right to the continued free use and enjoyment of the property herein described, for any purposes, which are not inconsistent with the rights granted herein unto the Grantee.

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

**MANATEE COUNTY, FLORIDA BOARD OF
COUNTY COMMISSIONERS**

BY: *Dr. Guendolyne J. Brown*
Chairman

ATTEST: *R. B. Shore*
R. B. Shore

Clerk of the Circuit Court



Date: FEB 24 2009

EXHIBIT "A"

SKETCH AND DESCRIPTION

(NOT A SURVEY)

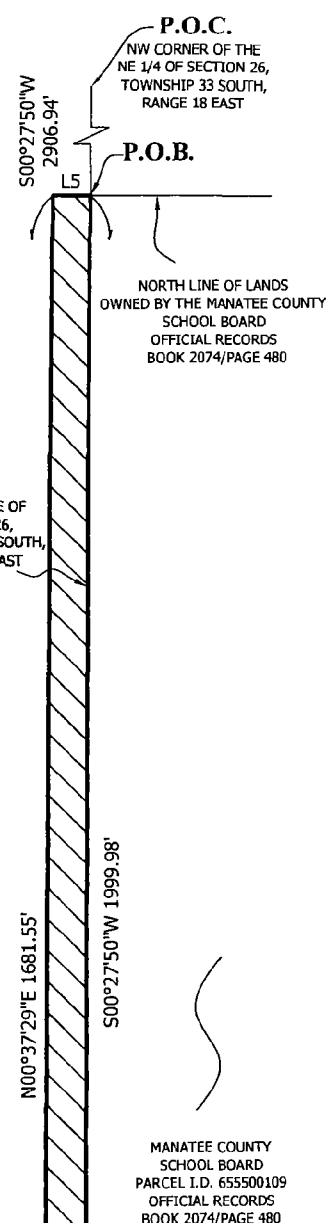
DESCRIPTION:

INGRESS/EGRESS ACCESS EASEMENT BEING AND LYING IN SECTION 26, TOWNSHIP 33 SOUTH, RANGE 18 EAST; MANATEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 33 SOUTH, RANGE 18 EAST; THENCE S00°27'50"W, ALONG THE CENTER LINE OF SAID SECTION 26, FOR A BASIS OF BEARING, A DISTANCE OF 2906.94 FEET TO THE NORTH LINE OF THE LANDS OWNED BY THE MANATEE COUNTY SCHOOL BOARD, OFFICIAL RECORDS BOOK 2074, PAGE 480, PUBLIC RECORDS MANATEE COUNTY, FLORIDA, FOR A POINT OF BEGINNING; THENCE CONTINUE S00°27'50"W, ALONG THE CENTER LINE OF SAID SECTION 26, A DISTANCE OF 1999.98 FEET TO THE INTERSECTION WITH THE NORTHERLY RIGHT-OF-WAY LINE OF THE OLD "SEABOARD RAILROAD"; THENCE S63°22'07"W, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 543.92 FEET; THENCE N87°48'23"E ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 24.17 FEET; THENCE S63°22'07"W, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 700.84 FEET TO THE INTERSECTION WITH THE EASTERLY RIGHT-OF-WAY LINE OF 69TH STREET EAST (ERIE ROAD); THENCE N00°15'51"E ALONG SAID EASTERLY RIGHT-OF-WAY, A DISTANCE OF 92.95 FEET; THENCE N86°49'36"E, A DISTANCE OF 16.34 FEET; THENCE N69°17'48"E, A DISTANCE OF 67.41 FEET; THENCE N63°27'28"E, A DISTANCE OF 780.08 FEET TO THE PC OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 495.00 FEET (WHICH BEARS N28°52'21"W); THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 58°22'17", A DISTANCE OF 504.29 FEET, A CHORD BEARING OF N31°56'31"E, AND A CHORD LENGTH OF 482.76 FEET TO THE PT OF SAID CURVE; THENCE N00°37'29"E, A DISTANCE OF 1681.55; THENCE S89°32'10"E, A DISTANCE OF 53.33 FEET MORE OR LESS BACK TO THE POINT OF BEGINNING, BEING AND LYING IN SECTIONS 26 AND 35, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.

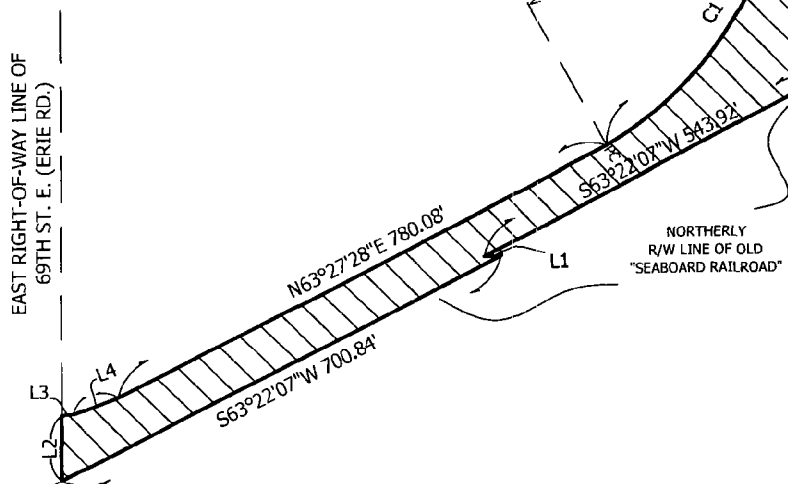
CONTAINING AN AREA OF 203,124 SQUARE FEET (+/-), 4.66 ACRES (+/-).

SUBJECT TO DEDICATIONS, EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.



CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	495.00'	504.29'	58°22'17"	N31°56'31"E	482.76'

LINE	BEARING	DISTANCE
L1	N87°48'23"E	24.17'
L2	N00°15'51"E	92.95'
L3	N86°49'36"E	16.34'
L4	N69°17'48"E	67.41'
L5	S89°32'10"E	53.33'



Michael S. Labaree
 OCTOBER 14, 2008
 MICHAEL S. LABAREE, PSM
 FLORIDA REGISTERED SURVEYOR AND MAPPER 5616

Manatee County Government
 Property Management Department
 Survey Division
 1022 26th Avenue East
 Bradenton, Florida 34208
 (941) 708-7490

SURVEY TYPE: SKETCH AND DESCRIPTION
 PROJECT NUMBER: 6020171H
 SECTION 26 TOWNSHIP 33 SOUTH RANGE 18 EAST

NOTE
 SURVEY MAP OR REPORT NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR & MAPPER. FOR INFORMATIONAL PURPOSES ONLY UNLESS SIGNED AND SEALED.

LEGEND
 LS = LICENSED SURVEYOR
 P.O.B. = POINT OF BEGINNING
 P.O.C. = POINT OF COMMENCEMENT
 PC = POINT OF CURVATURE
 PT = POINT OF TANGENCY
 R/W = RIGHT-OF-WAY