

Work Request No. 14283658

Sec. , Twp S, Rge E

Parcel I.D.

(Maintained by County Appraiser)

UNDERGROUND EASEMENT (INDIVIDUAL)

This Instrument Prepared By

Name: DORAN MCFALLS

Co. Name: FPL

Address: 351 COLLEY RD,
STARKE, FL 32091

The undersigned, in consideration of the payment of \$1.00 and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, grant and give to Florida Power & Light Company, its affiliates, licensees, agents, successors, and assigns ("FPL"), a non-exclusive easement forever for the construction, operation and maintenance of underground electric utility facilities (including cables, conduits, appurtenant equipment, and appurtenant above-ground equipment) to be installed from time to time; with the right to reconstruct, improve, add to, enlarge, change the voltage as well as the size of, and remove such facilities or any of them within an easement described as follows:

See Exhibit "A" ("Easement Area")

Together with the right to permit any other person, firm, or corporation to attach or place wires to or within any facilities hereunder and lay cable and conduit within the Easement Area and to operate the same for communications purposes; the right of ingress and egress to the Easement Area at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Area; the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Area, which might interfere with or fall upon the lines or systems of communications or power transmission or distribution; and further grants, to the fullest extent the undersigned has the power to grant, if at all, the rights hereinabove granted on the Easement Area, over, along, under and across the roads, streets or highways adjoining or through said Easement Area.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on September 24, 2025.

Signed, sealed and delivered in the presence of:

Maisie A Bergin
(Witness' Signature)

Print Name: Maisie A Bergin
(Witness)

(Witness' Signature)

Print Name: _____
(Witness)

By: Stephen Proveaux

Print Name: Stephen Proveaux

Print Address: 3718 Sand pebble dr
Valrico, FL 33596

By: _____

Print Name: _____

Print Address: _____

STATE OF Florida AND COUNTY OF Hillsborough.

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization,

this 24 day of September, 2025, by Stephen Proveaux

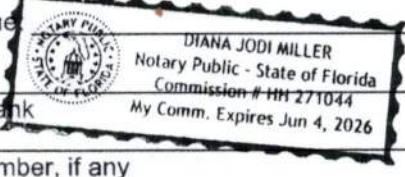
and _____ who is (are) personally known to me or has (have)

produced FL DL as identification.

[Notary Seal]

Diana Jodi Miller
Notary Public Signature

Print Name: _____
Title or Rank: _____
Serial Number, if any: _____



Inst: 202512022216 Date: 09/29/2025 Time: 12:51PM
Page 1 of 4 B: 1550 P: 1141 James M Swisher Jr. Clerk of Court
Columbia County, By: VC
Deputy Clerk/Doc Stamp-Deed: 0:70

Reserved for Circuit Court

CERTIFIED TO: ZECHER CONSTRUCTION		JOB NO. 25-239	
DARRELL COPELAND SURVEYING, INC. 7910 180TH STREET WALFON, FLORIDA 32062 (386) 209-4343 dsurvey@aol.com			
DRAWN DMC FARTY CHIEF	DATE 7-29-93	CHECKED DARRELL FIELD BOOK	DATE 7-29-93 PAGE 24-27 FILE NO.

DESCRIPTION: FPL EASEMENT #1 A parcel of land lying in the NW 1/4 of Section 2, Township 4 South, Range 15 East, Columbia County, Florida, explicitly described as follows: Commence at the NW corner of the NW 1/4 of said Section 2; thence on the north boundary thereof N87°16'07"E, a distance of 1360.00 feet to the easterly right-of-way line of SW Koonville Avenue, said point being on a curve concave northeasterly having a radius of 2824.79 feet and a central angle of 03°17'35"; thence on said right-of-way line and on the arc of said curve a distance of 162.35 feet, said arc subtended by a chord which bears S06°39'41"E a distance of 162.33 feet to the curve's end; thence continue on said right-of-way line S08°18'28"E, a distance of 197.82 feet; to the beginning of a curve concave southwesterly having a radius of 2904.79 feet and a central angle of 09°48'59"; thence continue on said right-of-way line and on the arc of said curve a distance of 497.68 feet, said arc subtended by a chord which bears S02°30'09"E a distance of 497.07 feet to the POINT OF BEGINNING; thence S25°35'11"E, a distance of 17.04 feet; thence N88°10'54"W, a distance of 8.04 feet to the aforesaid easterly right-of-way line and a point on a curve concave northwesterly having a radius of 2904.79 feet and a central angle of 00°17'54"; thence on said right-of-way line and on the arc of said curve a distance of 15.13 feet, said arc subtended by a chord which bears N02°33'18"E a distance of 15.13 feet to the POINT OF BEGINNING.

DESCRIPTION: FPL EASEMENT #2 A strip of land 10 in width lying in the NW 1/4 of Section 2, Township 4 South, Range 15 East, Columbia County, Florida, and being 5 feet on each side of the following described centerline: Commence at the NW corner of the NW 1/4 of said Section 2; thence on the north boundary thereof N87°16'07"E, a distance of 1360.00 feet to the easterly right-of-way line of SW Koonville Avenue, said point being on a curve concave northeasterly having a radius of 2824.79 feet and a central angle of 03°17'35"; thence on said right-of-way line and on the arc of said curve a distance of 162.35 feet, said arc subtended by a chord which bears S06°39'41"E a distance of 162.33 feet to the curve's end; thence continue on said right-of-way line S08°18'28"E, a distance of 197.82 feet; to the beginning of a curve concave southwesterly having a radius of 2904.79 feet and a central angle of 10°06'54"; thence on the arc of said curve a distance of 512.81 feet, said arc subtended by a chord which bears S02°21'12"E a distance of 512.14 feet; thence S88°10'54"E, a distance of 101.97 feet to the POINT OF BEGINNING; thence N50°57'04"E, a distance of 12.02 feet; thence N44°42'13"E, a distance of 37.63 feet; thence N13°00'32"E, a distance of 14.83 feet; thence S57°55'35"E, a distance of 25.87 feet; thence S60°29'33"E, a distance of 79.52 feet to the POINT OF TERMINUS, with the usual form of the sidelines bring lengthened or shortened to intersect with the boundary of the parent parcel.

DESCRIPTION: FPL EASEMENT #3 A strip of land 10 in width lying in the NW 1/4 of Section 2, Township 4 South, Range 15 East, Columbia County, Florida, and being 5 feet on each side of the following described centerline: Commence at the NW corner of the NW 1/4 of said Section 2; thence on the north boundary thereof N87°16'07"E, a distance of 1360.00 feet to the easterly right-of-way line of SW Koonville Avenue, said point being on a curve concave northeasterly having a radius of 2824.79 feet and a central angle of 03°17'35"; thence on said right-of-way line and on the arc of said curve a distance of 162.35 feet, said arc subtended by a chord which bears S06°39'41"E a distance of 162.33 feet to the curve's end; thence continue on said right-of-way line S08°18'28"E, a distance of 197.82 feet; to the beginning of a curve concave southwesterly having a radius of 2904.79 feet and a central angle of 10°06'54"; thence on the arc of said curve a distance of 512.81 feet, said arc subtended by a chord which bears S02°21'12"E a distance of 512.14 feet; thence S88°10'54"E, a distance of 101.97 feet to the POINT OF BEGINNING; thence S50°57'04"W, a distance of 15.41 feet; thence S80°28'08"W, a distance of 83.82 feet; thence N25°35'11"W, a distance of 29.93 feet to the POINT OF TERMINUS, with the usual form of the sidelines bring lengthened or shortened to intersect with the boundary of the parent parcel.

DESCRIPTION: FPL EASEMENT #4 A strip of land 10 in width lying in the NW 1/4 of Section 2, Township 4 South, Range 15 East, Columbia

County, Florida, and being 5 feet on each side of the following described centerline: Commence at the NW corner of the NW 1/4 of said Section 2; thence on the north boundary thereof N87°16'07"E, a distance of 1360.00 feet to the easterly right-of-way line of SW Koonville Avenue, said point being on a curve concave northeasterly having a radius of 2824.79 feet and a central angle of 03°17'35"; thence on said right-of-way line and on the arc of said curve a distance of 162.35 feet, said arc subtended by a chord which bears S06°39'41"E a distance of 162.33 feet to the curve's end; thence continue on said right-of-way line S08°18'28"E, a distance of 197.82 feet; to the beginning of a curve concave southwesterly having a radius of 2904.79 feet and a central angle of 10°06'54"; thence on the arc of said curve a distance of 512.81 feet, said arc subtended by a chord which bears S02°21'12"E a distance of 512.14 feet; thence S88°10'54"E, a distance of 232.31 feet to the POINT OF BEGINNING; thence S60°29'33"E, a distance of 17.22 feet; thence S64°07'36"E, a distance of 83.17 feet; thence S71°56'27"E, a distance of 185.20 feet to the POINT OF TERMINUS, with the usual form of the sidelines bring lengthened or shortened to intersect with the boundary of the parent parcel. [