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C.A. 2686 PG. 1391

AGREEMENT

EXHIBIT

A

THIS AGREEMENT, made and entered into this the 22 day of March, 1976, A.D., by and between GERALD L. OTZELBERGER and BARBARA J. OTZELBERGER, his wife, hereinafter referred to as "the Owner", and the CITY OF ORLANDO, a Florida municipal corporation, hereinafter referred to as "the City".

W I T N E S S E T H:

WHEREAS, the Owner is the owner of certain real estate located in the City of Orlando, County of Orange, State of Florida, more particularly described as follows, to-wit:

Lots 19 and 20, Block C, West Central Park Replat, Plat Book H, Page 96 Public Records of Orange County, Florida.

WHEREAS, the Owner has applied to the City for a variance of five (5) feet from the required forty (40) feet center line setback in order to permit the expansion of an existing nonconforming building thirty-five (35) feet from the center line at 1127-1135 West Central Boulevard, and

WHEREAS, the requested variance was approved conditionally on February 16, 1976.

NOW THEREFORE, in consideration of the premises, the mutual covenants herein contained and other good and valuable considerations each to the other parties agree as follows:

1. The City hereby authorizes the construction of a new building at the premises above described with a thirty-five (35) foot center line setback.
2. The Owner agrees that in the event the City of Orlando shall at any future date widen Central Avenue, the owner will, at their expense and at no cost to the governmental agency, raze that portion of the building occupying any part of the premises erected on the five (5) foot area covered by the variance herein above referred to.

This agreement shall be binding upon the successors, heirs, executors, administrators, or assigns of the Owner, and upon all persons acquiring an interest thereunder, and shall be a covenant running with the lands hereinabove described.

*C. L. Stenerson, Inc.
P.O. Box 2545
Orlando 32802*

IN WITNESS WHEREOF, the parties have caused these presents to be duly executed as a sealed instrument as of the day and year first above written.

(OWNER)

By Gerald L. Otzelberger
Barbara J. Otzelberger

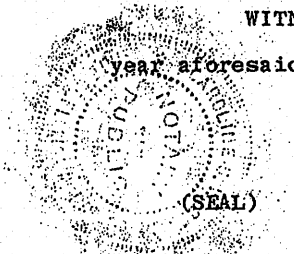
WITNESSES:

Wilson Sanders
Caroline S. Wood

STATE OF FLORIDA
COUNTY OF ORANGE

On the 22 day of March, A.D., 1976, before me, the subscriber, a Notary Public of the State of Florida, personally appeared GERALD L. OTZELBERGER and BARBARA J. OTZELBERGER, his wife, to me well known and known to me to be the persons described in and who executed the foregoing instrument and acknowledged to and before me that they executed said instrument as and for their act and deed and for the purposes therein expressed.

WITNESS my hand and official seal the day, month and year aforesaid.



Caroline S. Wood
Notary Public
NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES NOV. 3 1979
My Commission Expires THRU GENERAL INS. UNDERWRITERS

THIS INSTRUMENT PREPARED BY:

Wilson Sanders, Esq.
P. O. Box 753
Orlando, Florida 32802

APPROVED as to form and
legality, March 22,
1976.

Robert L. Hamilton
ASST. City Attorney
City of Orlando, Florida

RECORDED & RECORD VERIFIED

Wm. H. Gault
County Controller, Orange Co., Fla.