

03-ORLANDO-03/07

February 17, 2011

This instrument prepared by  
JENIFER A. PATTERSON

Under the direction of  
FREDRICK W. LOOSE, ATTORNEY  
Department of Transportation  
719 South Woodland Boulevard  
DeLand, Florida 32720-6834

PARCEL NO. 529.1R (3529)  
SECTION 75280  
F.P. NO. 242484 3 4084161 - - -  
STATE ROAD 400 (I-4)  
COUNTY ORANGE

**CITY DEED**

THIS DEED, made this \_\_\_ day of \_\_\_\_\_, 200\_\_ by the CITY OF ORLANDO, a municipality of the State of Florida, and ORLANDO UTILITIES COMMISSION grantor, to the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, 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 organizations).

WITNESSETH: That the grantor, for and in consideration of the sum of \$1.00 and other valuable considerations, receipt and sufficiency being hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Orange County, Florida, viz:

**PARCEL NO. 529  
LIMITED ACCESS RIGHT OF WAY  
STATE ROAD 400  
COUNTY ORANGE**

**SECTION 75280  
F.P. NO. 242484-3  
STATION 1113+00  
RIGHT (EAST)**

THAT PART OF:

The Southwest quarter (SW ¼) of the Northwest quarter (NW ¼) of Section 9, Township 23 South, Range 29 East, lying Southeasterly (SE) of the right-of-way of Interstate 4, less the lands described in Official Records Book 6986, Page 3739, Public Records Orange County, Florida.

(The above described lands being described in Official Records Book 3735, Page 2184, Official Records Book 3735, Page 2190, Official Records Book 4308, Page 4472, and Official Records Book 4308, Page 4486, Public Records Orange County, Florida.)

DESCRIBED AS FOLLOWS:

PARCEL NO. 529.1R  
SECTION 75280  
F.P. NO. 242484 3  
PAGE 2

**PARCEL 529, Part "A"**

Commencing at the West  $\frac{1}{4}$  corner of said Section 9, Township 23 South, Range 29 East, Orange County, Florida, being a found 6" x 6" concrete monument with a 1 1/2" iron pipe (no identification), said West  $\frac{1}{4}$  corner of Section 9 lying South 00° 20' 56" East, a distance of 259.46 feet from station 1105+73.76 of the Centerline of Survey of State Road 400 as shown on the Florida Department of Transportation Right of Way Map for State Road 400, Section 75280, F.P. No. 242484 3 on file at the Florida Department of Transportation District Five Office, Surveying and Mapping Section, Deland, Florida; thence North 89° 35' 44" East, along the South line of the Northwest  $\frac{1}{4}$  of Section 9, a distance of 50.77 feet to a point on the existing Easterly Limited Access Right of Way line of State Road 400, as shown on said Right of Way Map, and the POINT OF BEGINNING; thence North 37° 44' 43" East, along said Existing Easterly Limited Access Right of Way Line of State Road 400, a distance of 410.86 feet to the Westerly Existing Right of Way Line, as described in Minute Book 14, Page 168, Public Records of Orange County, Florida and shown on said Right of Way Map; thence South 14° 14' 43" West, along said Westerly Line, a distance of 59.02 feet to the beginning of a curve, concave Northwesterly, having a radius of 22993.31 feet, a central angle of 00° 50' 30" and a chord bearing of South 37° 38' 26" West; thence from a tangent bearing of South 37° 13' 11" West, run Southwesterly along the arc of said curve 337.78 feet to the South Line of the Northwest  $\frac{1}{4}$  of said Section 9; thence South 89° 35' 44" West, along said South line, 30.71 feet to the POINT OF BEGINNING.

TOGETHER WITH ALL RIGHTS OF INGRESS, EGRESS, LIGHT, AIR AND VIEW  
BETWEEN THE GRANTOR'S REMAINING PROPERTY AND ANY FACILITY  
CONSTRUCTED ON THE ABOVE DESCRIBED PROPERTY.

Containing 9059.65 square feet, more or less.

**PARCEL NO. 529, Part "B"**

Commencing at the West  $\frac{1}{4}$  corner of said Section 9, Township 23 South, Range 29 East, Orange County, Florida, being a found 6" x 6" concrete monument with a 1 1/2" iron pipe (no identification), said West  $\frac{1}{4}$  corner of Section 9 lying South 00° 20' 56" East, a distance of 259.46 feet from station 1105+73.76 of the Centerline of Survey of State Road 400 as shown on the Florida Department of Transportation Right of Way Map for State Road 400, Section 75280, F.P. No. 242484 3 on file at the Florida Department of Transportation District Five Office, Surveying and Mapping Section, Deland, Florida; thence North 89° 35' 44" East, along the South line of the Northwest  $\frac{1}{4}$  of Section 9, a distance of 50.77 feet to a point on the Existing Easterly Limited Access Right of Way Line of State Road 400 as shown on said Right of Way Map; thence North 37° 44' 43" East, along said Existing Easterly Limited Access Right of Way Line of State Road 400, a distance of 486.10 feet to the Easterly Existing Right of Way Line, as described in Minute Book 14 Page, 168, Public Records of Orange County, Florida, and as shown on said Right of Way Map and the POINT OF BEGINNING; thence continuing along said Existing Easterly Limited

PARCEL NO. 529.1R  
SECTION 75280  
F.P. NO. 242484 3  
PAGE 3

Access Right of Way Line, North 37° 44' 43" East, 872.61 feet, to the South Line of the lands described in Official Records Book 6986, Page 3739, Public Records of Orange County, Florida; thence North 89° 31' 01" East, along said South Line, 9.13 feet; thence South 36° 46' 32" West, 829.54 feet to the beginning of a curve, concave Northwesterly, having a radius of 22993.31 feet a central angle of 00° 05' 03.4" and a chord bearing of South 36° 49' 04" West ; thence Southwesterly along the arc of said curve, 33.82 feet; thence South 53° 08' 24" East, radial to said curve, 4.00 feet to a point on curve, concave Northwesterly, having a radius of 22997.31 feet, a central angle of 00° 01' 29.7" and a chord bearing of South 36° 52' 21" West; thence Southwesterly along the arc of said curve, 10.00 feet; thence North 53° 06' 55" West, radial to said curve, 4.00 feet to a point on curve, concave Northwesterly, having a radius of 22993.31 feet, a central angle of 00° 08' 33" and a chord bearing of South 36° 57' 22" West; thence Southwesterly, along the arc of said curve, 57.23 feet to the Easterly Existing Right of Way Line, as described in Minute Book 14 Page, 168, Public Records of Orange County, Florida, and as shown on said Right of Way Map; thence North 14° 14' 43" East, along said Easterly line, 56.92 feet to the POINT OF BEGINNING.

TOGETHER WITH ALL RIGHTS OF INGRESS, EGRESS, LIGHT, AIR AND VIEW  
BETWEEN THE GRANTOR'S REMAINING PROPERTY AND ANY FACILITY  
CONSTRUCTED ON THE ABOVE DESCRIBED PROPERTY.

Containing 0.308 acres, more or less.

Containing in the aggregate 0.516 acres, more or less.

This legal description prepared under the direction of:  
Kevin M. Maylone, P.L.S. No. 3293  
Florida Department of Transportation  
719 South Woodland Boulevard  
DeLand, Florida 32720  
February 17, 2011

TOGETHER with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same together with the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said grantor, either in law or equity, to the said grantee forever.

PARCEL NO. 529.1R  
SECTION 75280  
F.P. NO. 242484 3  
PAGE 4

IN WITNESS WHEREOF, the said grantor has caused these presents to be executed in its name by its Mayor, and its seal to be hereto affixed, attested by its City Clerk, the date first above written.

Signed, sealed and delivered in the presence of: Two witnesses required by Florida Law

CITY OF ORLANDO, FLORIDA

\_\_\_\_\_  
SIGNATURE LINE  
PRINT/TYPE NAME: \_\_\_\_\_

By: \_\_\_\_\_

Its Mayor

\_\_\_\_\_  
SIGNATURE LINE  
PRINT/TYPE NAME: \_\_\_\_\_

ATTEST: \_\_\_\_\_

Its City Clerk

ADDRESS OF GRANTOR:

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, by \_\_\_\_\_, Mayor, who is personally known to me or who has produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
PRINT/TYPE NAME: \_\_\_\_\_  
Notary Public in and for the  
County and State last aforesaid.  
My Commission Expires: \_\_\_\_\_  
Serial No., if any: \_\_\_\_\_

PARCEL NO. 529.1R  
SECTION 75280  
F.P. NO. 242484 3  
PAGE 5

Signed, sealed and delivered  
in the presence of:

*Nanci Schwartz*  
(sign)  
Print Name: Nanci Schwartz

*Richard H. Parker Jr*  
(sign)  
Print Name: Richard H. Parker Jr  
As to Orlando Utilities Commission

ORLANDO UTILITIES COMMISSION

By: *Kenneth P. Ksionek*  
KENNETH P. KSIONEK  
General Manager & CEO

Attest: *Elizabeth M. Mason*  
ELIZABETH M. MASON  
Assistant Secretary

(COMMISSION SEAL)

Approved as to form and legality  
OUC Legal Department  
DATE: 5-15-15 BY: *WCS*

STATE OF FLORIDA)  
: SS  
COUNTY OF ORANGE)

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the state and county aforesaid to take acknowledgments, personally appeared KENNETH P. KSIONEK and ELIZABETH M. MASON respectively, General Manager & CEO and Assistant Secretary of the ORLANDO UTILITIES COMMISSION, a statutory commission under the laws of the State of Florida, to me known to be the individuals and officers described in and who executed the foregoing instrument on behalf of said ORLANDO UTILITIES COMMISSION, and severally acknowledged the execution thereof to be their free act and deed as such officers thereunto duly authorized, and that the official seal of ORLANDO UTILITIES COMMISSION is duly affixed thereto and the instrument is the act and deed of said Commission.

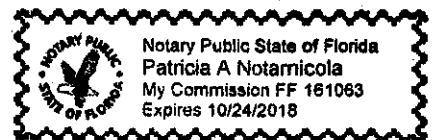
WITNESS my hand and official seal in the county and state last aforesaid  
this 21<sup>st</sup> day of MAY, 2015.

(Notarial Seal)

*Patricia A. Notarnicola*  
Notary Public (sign)  
Print Name:  
State of Florida  
My Commission Expires:

Approved by OUC as to Form

*JK*  
Attorney



**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION OF THE CITY OF ORLANDO, FLORIDA, AUTHORIZING EXECUTION OF A DEED IN FAVOR OF THE STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION TO ACCOMMODATE CONSTRUCTION AND IMPROVEMENT OF STATE ROAD NO. 400, (I-4); AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the State of Florida Department of Transportation purposes to construct or improve State Road No. 400, Section No. 75280, F.P. No. 2424843, in Orange County, Florida; and

**WHEREAS**, it is necessary that certain lands now owned by the City of Orlando, be acquired by the State of Florida Department of Transportation; and

**WHEREAS**, the FDOT has made application to the City of Orlando to execute and deliver a deed acceptable to the City in favor of the FDOT conveying all right, title and interest that the City has in and to said lands.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ORLANDO, FLORIDA**, that:

SECTION 1. – The City Council hereby authorizes the Mayor of the City of Orlando to execute and deliver to the State of Florida Department of Transportation the deed referenced above.

SECTION 2. – This Resolution shall take effect immediately upon its adoption.

PASSED AND DULY ADOPTED by the City Council of the City of Orlando this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

CITY OF ORLANDO, FLORIDA

By: \_\_\_\_\_  
Mayor / Mayor Pro Tem

Attest:

\_\_\_\_\_  
Celeste T. Brown, City Clerk