Prepared by and return to:
Port St Lucie Utility Systems Department
900 SE Ogden Lane, Port St Lucie, FL 34984
This instrument was prepared under the direction of:
Azlina Goldstein-Siegel, Interim City Attorney

UTILITY EASEMENT

THIS INDENTURE made and entered into this ____ day of _____, 20__, by and between _____ ("Grantor"), owner of the property for which this document applies, whose mailing address is _____ and the **CITY OF PORT ST. LUCIE**, a Florida municipal corporation ("Grantee"), whose mailing address is 900 SE Ogden Lane, Port St. Lucie, Florida 34983:

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and their respective heirs, legal representatives, successors and assigns.)

WITNESSETH:

That Grantor is the owner in fee simple of that certain real property (the "Property") lying, located and being in St. Lucie County, Florida and more particularly described in Exhibit "A", attached hereto and made a part hereof; and

That Grantor, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby grants and warrants to the Grantee, its successors and assigns, an easement in perpetuity for utility purposes, more particularly described in Exhibit "B" (the "Easement Premises"), attached hereto and incorporated herein by reference, which shall run with and be a burden upon the Property.

Grantor and Grantee agree that there will be no improvement planted or constructed within the boundaries of the Easement Premises without written approval by the Grantee. Should the Grantor plant or construct such improvement, it is subject to removal or destruction by the Grantee, without liability or responsibility thereof on the part of the Grantee.

Grantor further grants to the Grantee, its agents, employees, contractors, designees and assigns, a general ingress/egress easement over and across its driveways, parking, common or open areas of the Property for the purpose of access to, installation of, modification of, and/or maintenance of, any of the Grantee's utility pipelines, appurtenances, facilities and equipment.

Grantor hereby covenants and warrants that Grantor owns the said land described herein, or is an agent of Grantor, and has the right to grant this easement.

(Continued on next page)

IN WITNESS WHEREOF, the Grantor has duly authorized and caused this Indenture to be executed in its name as of the day and year first herein written.

_____	_____
WITNESS ONE	**GRANTOR** (owner/agent of property)
_____	_____
Print Name	Print Name/ Title
_____	_____
WITNESS TWO	Company (if applicable)
_____	
Print Name	

(document requires two witnesses' signatures)

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this ____ day of _____, 20__, by _____, and did not take an oath, who [☐] is known to me, or [☐] produced _____ as identification.

_____
Notary Public

Print Name: _____

Notary Seal

My Commission Expires: _____

Please return this form and attached exhibits to

EXHIBIT "A"

Legal Description of the Property

Parcel ID #_____

EXHIBIT "B"

Sketch of the Easement Premises