

Prepared by: Mario Bohorquez  
Florida Power & Light Company  
21400 Powerline Rd., Boca Raton, FL

RWO/SIO/TWO/ER 3915-7-410  
Sec. 33, Twp 47 S, Rge 42 E

✓ FLA. POWER & LGT. CO.  
21400 Powerline Rd.  
Boca Raton, FL 33433  
c/o Joel Comerford

EASEMENT

Form 3722 (Stocked) Rev. 2/86

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 licensees, agents, successors, and assigns, an easement forever for the construction, operation and maintenance of overhead and underground electric utility facilities (including wires, poles, guys, cables, conduits and appurtenant 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 10 feet in width described as follows:

Promenade

A 10 foot wide Florida Power & Light Company easement lying in portions of Tract "A" and Tract "C-3" of the plat of Promenade at Boca Pointe No. 3, as recorded in Plat Book 51, Pages 12 and 13 of the Public Records of Palm Beach County, Florida, being more particularly described as follows:

Commencing at the northwest corner of said Tract "A"; thence north 87°-00'-00" east along the north line of Tract "A" for a distance of 136.68 feet to the Point of Beginning of the centerline of a 10 foot wide easement (5 feet on each side of said centerline); thence south 03°-39'-59" east for a distance of 66.30 feet to the Point of Termination.

The sidelines of said 10 foot wide easement are to be extended or shortened to meet at angle points to the north line of said Tract "A".

Documentary Tax Pd \$ .50  
Intangible Tax Pd.  
Clark, Palm Beach County, Florida  
*John B. Smith*

Together with the right to permit any other person, firm or corporation to attach wires to any facilities hereunder and lay cable and conduit within the easement and to operate the same for communications purposes; the right of ingress and egress to said premises at all times; the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the easement area; 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 land heretofore described, over, along, under and across the roads, streets or highways adjoining or through said property.

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument on \_\_\_\_\_, 19\_\_\_\_.

Signed, sealed and delivered  
in the presence of:

See attached - Page 3

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

Attest: \_\_\_\_\_  
Secretary  
(Corp. Seal)

STATE OF \_\_\_\_\_ AND COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
by \_\_\_\_\_ and \_\_\_\_\_,  
respectively the \_\_\_\_\_ President and \_\_\_\_\_ Secretary of \_\_\_\_\_  
a \_\_\_\_\_ corporation, on behalf of said corporation.

My Commission Expires:

Notary Public, State of \_\_\_\_\_

87 025541

1987 JAN 28 AM 8:37

13 (2) 50

8515 P1011

IN WITNESS WHEREOF, the undersigned has signed and sealed this instrument  
on October 28, 1986.

Signed, sealed and delivered  
in the presence of:

Raria L. Fagus  
Susan Lingley

PROMENADE DEVELOPERS, a Florida  
General Partnership

By: YALE ASSOCIATES, LTD., a  
Florida limited partnership,  
Partner

By: YALE DEVELOPMENT CORP., a  
Florida corporation, General  
Partner

By: Morris Richter  
Morris Richter, President

PROMENADE III DEVELOPERS, a Florida  
general partner

By: PROMENADE III ASSOCIATES, LTD.,  
a Florida limited partnership,  
general partner

By: PROMENADE III DEVELOPMENT CORP.,  
a Florida corporation, general  
partner

By: Morris Richter  
Morris Richter, President

PROMENADE III CONDOMINIUM ASSOCIATION  
INC.

By: Gordon Deckelbaum  
Gordon Deckelbaum, President

PROMENADE HOMEOWNERS ASSOCIATION INC.

By: Gordon Deckelbaum  
Gordon Deckelbaum, President

STATE OF FLORIDA AND COUNTY OF PALM BEACH  
The foregoing instrument was acknowledged before me this 28th day of  
October, 1986, by Morris Richter and ---,  
respectively the President and Secretary of  
PROMENADE DEVELOPERS, a Florida corporation, on behalf of said corporation.

STATE OF FLORIDA AND COUNTY OF PALM BEACH  
The foregoing instrument was acknowledged before me this 28th day of  
October, 1986, by Morris Richter and ---,  
respectively the President and Secretary of  
PROMENADE III DEVELOPERS, a Florida corporation, on behalf of said  
corporation.

STATE OF FLORIDA AND COUNTY OF PALM BEACH  
The foregoing instrument was acknowledged before me this 28th day of  
October, 1986, by Gordon Deckelbaum and ---,  
respectively the President and Secretary of  
PROMENADE III CONDOMINIUM ASSOCIATION INC., a Florida corporation, on  
behalf of said corporation.

STATE OF FLORIDA AND COUNTY OF PALM BEACH  
The foregoing instrument was acknowledged before me this 28th day of  
October, 1986, by Gordon Deckelbaum and ---,  
respectively the President and Secretary of  
PROMENADE HOMEOWNERS ASSOCIATION INC., a Florida corporation, on  
behalf of said corporation.

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXP. SEP 24, 1986

Raria L. Fagus  
Notary Public State of FLORIDA



29209 -

P.O.C.

P.O.B.

NORTH LINE TRACT "A"

N87°00'00"E

U.S. CUSTOMER SERVICE

130.00

S03°39'59"E  
66.30'

S01°07'20"E  
188.77'

571°45'38"E  
217.75.

PROMENADE DRIVE  
217.75  
3/1 45.3

GRAPHIC DELINEATION OF THE 4' OF A 10' WIDE EASEMENT FOR LOCATION OF F.P.&L. CO.'S FACILITIES IN PROMENADE AT BOCA POINTE No. 3 SEC. 33, TWP. 47S, RGE. 42E, IN PORTIONS OF TRACT "A," 1/2-3", AS RECORDED IN P.B. 51 P& 12113, PALM BEACH COUNTY, FLORIDA.

RECORD VERIFIED  
PALM BEACH COUNTY, FLA.  
JOHN B. DUNKLE  
CLERK CIRCUIT COURT

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REV	DATE	AUTH	ENGR	BY	CH	COR	APP	DATE: 8-26-80	AUTH: 5915-7-410	ENGR BY: BOHARQUEZ	FOR FPA&L CO. EASEMENTS	EXHIBIT "A"	REV. NO.:
										DR GREEN	PROMENADE AT	MAP NO: 20110	
								<b>FPA&amp;L</b>		CH NCD	BOCA POINT No 3	COI-EX-36	
								FLORIDA POWER & LIGHT CO.		APPROVED	N/5/0 PROMENADE DR.		
										TAC	W/O POWERLINE RD.		