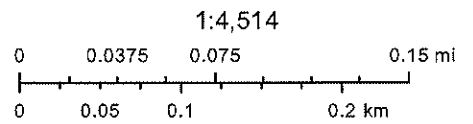


LOCATION MAP



February 26, 2024



FIRE STATION NO. 92

ATTACHMENT 2
UTILITY EASEMENT with Exhibits A & B
6 pages

Prepared by & Return to:
Margaret Jackson
Palm Beach County
Property & Real Estate Management Division
2633 Vista Parkway
West Palm Beach, Florida 33411-5605

PCN: 00-42-44-30-04-007-0000 (a portion of)

UTILITY EASEMENT AGREEMENT

This EASEMENT is granted October 22, 2024, by **PALM BEACH COUNTY**, a political subdivision of the State of Florida, whose legal mailing address is 2633 Vista Parkway, West Palm Beach, Florida 33411-5605, Grantor, to **FLORIDA POWER & LIGHT COMPANY**, a Florida corporation, whose legal mailing address is Post Office Box 14000, Juno Beach, Florida 33408-0420, Grantee.

WITNESSETH:

That the said Grantor, in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable consideration paid, the receipt and sufficiency of which are hereby acknowledged, hereby grants unto Grantee, its successors and assigns, a perpetual non-exclusive easement (the "Easement") for the construction, operation and maintenance of overhead electric utility facilities, wires, poles, guys, cables, conduits and appurtenant equipment, including transformers (the "Facilities") 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 upon, over and across the following described real property (the "Easement Premises") situate, lying and being in the County of Palm Beach, State of Florida to wit:

**See legal description marked Exhibit "A"
attached hereto and made a part hereof.**

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 Premises and to operate the same for communications purposes. Together with the right of reasonable ingress and egress to said Easement Premises at all times, the right to clear the land and keep it cleared of all trees, undergrowth and other obstructions within the Easement Premises, and the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the Easement Premises which might interfere with or fall upon the Facilities installed within the Easement Premises. Together with the Grantee's right to remove the Grantee's existing improvement located within the limits of the County's property as legally described in Exhibit "B" attached hereto and made a part hereof.

THE CONDITIONS OF THIS RIGHT OF USAGE ARE SUCH THAT:

1. Grantee shall cause the Facilities and their appurtenances to be constructed within the confines of the Easement Premises.
2. Grantee hereby expressly agrees that in the event Grantee abandons use of the Easement Premises for the purpose herein expressed, the Easement granted hereby shall become null and void, and all rights in and to the Easement Premises shall revert to Grantor.

3. Grantee further expressly agrees to maintain in good condition and repair, at its sole cost and expense, its Facilities within the Easement Premises at all times during the term hereof.

4. The grant of this Easement shall in no way restrict the right and interest of Grantor in the use, maintenance and quiet enjoyment of the Easement Premises to the extent that such does not interfere with the rights granted herein.

(REMAINDER OF PAGE INTENTIONALLY LEFT BLANK)

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name, by its proper officers thereunto duly authorized, the day and year first above written.

ATTEST:

JOSEPH ABRUZZO
CLERK OF THE CIRCUIT COURT
& COMPTROLLER

PALM BEACH COUNTY, a political
subdivision of the State of Florida

By: _____
Deputy Clerk

By: _____
Maria Sachs, Mayor

APPROVED AS TO
LEGAL SUFFICIENCY

By: _____
Assistant County Attorney

APPROVED AS TO TERMS AND
CONDITIONS

By: _____
Department Director

Exhibit "A"
EASEMENT PREMISES
Legal Description

A FLORIDA POWER & LIGHT EASEMENT IN SECTION 30, TOWNSHIP 44 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA, BEING A PORTION OF TRACT "G", REGENCY LAKE ESTATES, PLAT BOOK 75, PAGE 100, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH FIVE (5) FEET OF SAID TRACT "G", REGENCY LAKE ESTATES.

CONTAINING 1,575 SQUARE FEET (0.036 ACRES), MORE OR LESS.

EXHIBIT "B"
COUNTY'S PROPERTY

North 25 feet, of the South 30 feet, Tract "G", REGENCY LAKE ESTATES, according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 75, Page 100.

**NONGOVERNMENTAL ENTITY HUMAN
TRAFFICKING AFFIDAVIT (§ 787.06(13), Fla. Stat.)
THIS AFFIDAVIT MUST BE SIGNED AND NOTARIZED**

I, the undersigned, am an officer or representative of Florida Power & Light Company
(CONTRACTOR) and attest that CONTRACTOR does not use coercion for labor or services as
defined in section 787.06, Florida Statutes.

**Under penalty of perjury, I hereby declare and affirm that the above stated facts are true
and correct.**



(signature of officer or representative)

Alexander David Acosta

(printed name of officer or representative)

State of Florida, County of Palm Beach

Sworn to and subscribed before me by means of physical presence or online notarization
this, 30 day of August, 2024, by Alexander D. Acosta.

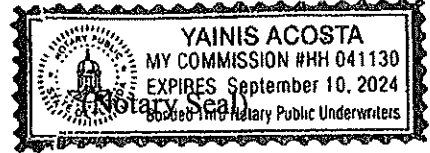
Personally known OR produced identification .

Type of identification produced FLDL.



NOTARY PUBLIC

My Commission Expires: September 10, 2024
State of Florida at large





To: WHOM IT MAY CONCERN

Date: January 7, 2022

Re: FLORIDA POWER & LIGHT COMPANY
AUTHORIZATION TO SIGN STREET LIGHTING AGREEMENTS AND
RELATED DOCUMENTS

I, W. Scott Seeley, Vice President, Compliance & Corporate Secretary for Florida Power & Light Company, do verify that the following listed individual:

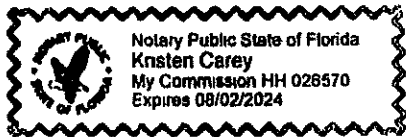
- ALEXANDER ACOSTA, SALES MANAGER
ROBERT HORSWOOD, DIRECTOR LED LIGHTING SOLUTIONS
MELISSA ROETTGER, SENIOR CUSTOMER ADVISOR
ALAIN URBANO, LEADER OF STREETLIGHT BILLING & SURVEY

is authorized to represent, sign for, and act on behalf of Florida Power & Light Company in matters relating to street lighting agreements and all related matters in accordance with the Florida Power & Light Company electric tariff on file at the Florida Public Service Commission.

Handwritten signature of W. Scott Seeley
W. Scott Seeley
Vice President, Compliance &
Corporate Secretary

STATE OF FLORIDA)
COUNTY OF PALM BEACH) ss

The foregoing instrument was acknowledged before me on January 7, 2022, by W. Scott Seeley, Vice President, Compliance & Corporate Secretary for Florida Power & Light Company, a Florida corporation. He is personally known to me and did not take an oath.



Handwritten signature of K. Carey
Notary Public
State of Florida

Florida Power & Light Company

700 Universe Boulevard, Juno Beach, FL 33408