

This Instrument prepared by:
Herbert W.A. Thiele, Esq., County Attorney
Leon County Attorney's Office
301 South Monroe Street, Suite 202
Tallahassee, Florida 32301

ATTACHMENT # 1
PAGE 1 OF 4

Parcel No.: 14-22-20-012-0000

ACCESS AND SIDEWALK EASEMENT

THIS EASEMENT, made this 4th day of AUGUST, 2010,
by and between **OTFRIED GUHRT and HEIDI GUHRT**, husband and wife, whose mailing
address is 10850 Luna Point Road, Tallahassee, Florida, 32312, as Grantors, and **LEON
COUNTY, FLORIDA**, a charter county and political subdivision of the State of Florida, whose
post office address is 301 South Monroe Street, Tallahassee, Florida 32301, as Grantee.

WITNESSETH: That the Grantors, for and in consideration of the sum of Ten Dollars
(\$10.00), receipt of which is hereby acknowledged, hereby grants and releases to the Grantee and
its assigns, a perpetual easement for the purpose of access, construction and maintenance of a
sidewalk, with full and free right, liberty and authority to enter upon and to construct and
maintain a sidewalk upon and across the following described property, lying in the County of
Leon, State of Florida, to-wit:

See EXHIBIT "A"
attached hereto and made a part hereof

The rights granted herein shall not be construed to interfere with or restrict the Grantor and
assigns from the use of the Easement Area including without limitation the construction and
maintenance of improvements along or adjacent to the Easement Area so long as the same are so
constructed as not to unreasonably interfere with the Grantee's use and maintenance of the Easement
Area for the purposes set forth herein.

Grantor shall in no way be obligated under this instrument or otherwise to improve, repair or
maintain the improvements constructed by the Grantor within the Easement Area, nor does the
Grantor assume any liability or responsibility to Grantee, its invitees, agents, successors or assigns,
or persons authorized by Grantee to use the Easement Area, other than for the negligent acts of the
Grantor, its employees, invitees, agents, successors or assigns. Grantee hereby assumes all
maintenance and repair responsibility and costs of its improvements constructed within the Easement
Area. Grantee further assumes all risk of loss, damage or injury to its property (real or personal) or

for any personal injury of third parties arising from any use of its improvements constructed within the Easement Area and, without waiving its right to sovereign immunity and to the extent allowed by Florida Statutes, Section 768.28 (2009) and any other applicable state or federal law, shall indemnify and hold harmless Grantor for any and all such injuries, damages, losses, actions, claims, suits and judgments arising in connection with the use of its improvements constructed within the Easement Area.

IN WITNESS WHEREOF, the Grantors have caused these presents to be to be duly executed the date first above written.

Signed, sealed and delivered
in the presence of:

[Signature] (signature)

Darren G Webb (typed or printed name)

[Signature] (signature)

CAROL HAM (typed or printed name)

[Signature] (signature)

Darren G Webb (typed or printed name)

[Signature] (signature)

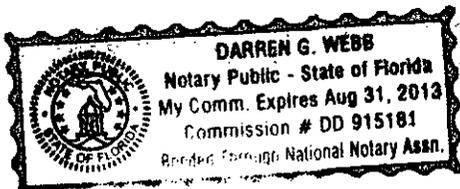
LINDA GAY (typed or printed name)

[Signature]
Otfried Guhrt

[Signature]
Heidi Guhrt

STATE OF FLORIDA
COUNTY OF LEON

The foregoing instrument was acknowledged before me on this 10 day of August 2010, by Otfried Guhrt and Heidi Guhrt, husband and wife, who are personally known to me, or have produced _____ as identification.



NOTARY PUBLIC

Signature [Signature]

Typed or printed name Darren G Webb

My Commission expires 8/31/13

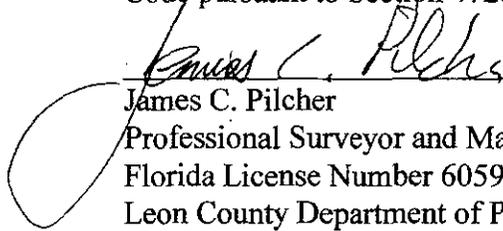
EXHIBIT "A"
Sidewalk Easement
Page 1 of 2

Commence at the Northeast corner of Section 22, Township 2 North, Range 1 East, Leon County, Florida and run South 00 degrees 10 minutes 50 seconds East 1480.94 feet along the East boundary of said Section 22 to a point on the northerly right-of-way boundary of Bradfordville Road; thence South 23 degrees 27 minutes 30 seconds West 64.38 feet West to a point of intersection of the southerly right-of-way boundary of said Bradfordville Road with the westerly right-of-way boundary of Velda Dairy Road; thence along said westerly right-of-way boundary of Velda Dairy Road run South 01 degrees 03 minutes 41 seconds West 18.21 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 01 degrees 03 minutes 41 seconds West 211.93 feet; thence leaving said right-of-way boundary run North 82 degrees 35 minutes 50 seconds West 15.09 feet; thence North 01 degrees 03 minutes 41 seconds East 197.37 feet; thence North 80 degrees 19 minutes 30 seconds West 173.48 feet; thence North 57 degrees 28 minutes 20 seconds West 32.52 feet to a point on said southerly right-of-way boundary of Bradfordville Road; thence along said right-of-way boundary run North 09 degrees 49 minutes 06 seconds East 20.37 feet; thence South 80 degrees 19 minutes 30 seconds East 30.00 feet; thence leaving said right-of-way boundary run South 09 degrees 49 minutes 06 seconds West 18.00 feet; thence South 80 degrees 19 minutes 30 seconds East 186.34 feet to the POINT OF BEGINNING, containing 0.15 acres, more or less.

No abstract of title or title opinion provided. It is possible that there are recorded or unrecorded deeds, easements, agreements or other instruments which could affect the boundaries hereinabove described.

A Sketch of Description attached as Exhibit "A", Page 2 of 2 and by reference incorporated herein. This description is not complete without the attached sketch and the attached sketch is not complete without the description.

This description meets all applicable requirements of the Florida Minimum Technical Standards as contained in Chapter 61G17-6 Florida Administrative Code pursuant to Section 472.027 Florida Statutes.


James C. Pilcher
Professional Surveyor and Mapper
Florida License Number 6059
Leon County Department of Public Works
2280 Miccosukee Road
Tallahassee, FL 32308

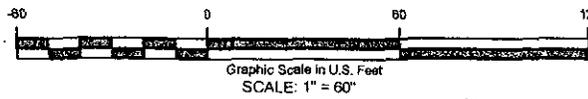
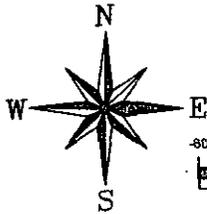
5/14/2010
Date

Not valid without the signature and original raised seal of the above signing surveyor

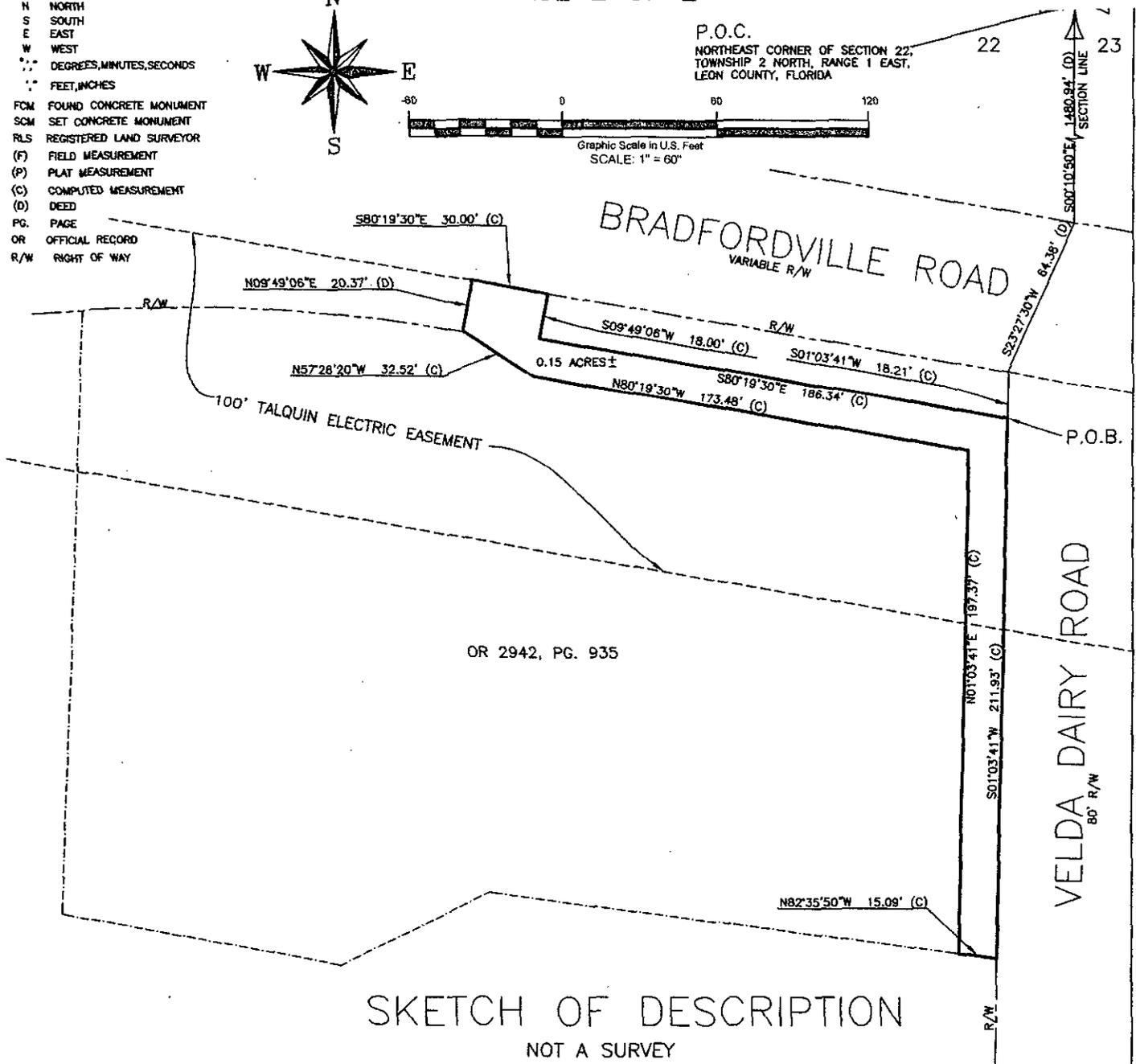
EXHIBIT "A"
PAGE 2 OF 2

LEGEND

- POC POINT OF COMMENCEMENT
- POB POINT OF BEGINNING
- N NORTH
- S SOUTH
- E EAST
- W WEST
- ° ' " DEGREES, MINUTES, SECONDS
- ' " FEET, INCHES
- FCM FOUND CONCRETE MONUMENT
- SCM SET CONCRETE MONUMENT
- RLS REGISTERED LAND SURVEYOR
- (F) FIELD MEASUREMENT
- (P) PLAT MEASUREMENT
- (C) COMPUTED MEASUREMENT
- (D) DEED
- PG. PAGE
- OR OFFICIAL RECORD
- R/W RIGHT OF WAY



P.O.C.
NORTHEAST CORNER OF SECTION 22,
TOWNSHIP 2 NORTH, RANGE 1 EAST,
LEON COUNTY, FLORIDA



SKETCH OF DESCRIPTION
NOT A SURVEY

THIS SKETCH IS NOT COMPLETE WITHOUT THE ATTACHED LEGAL DESCRIPTION AND THE ATTACHED LEGAL DESCRIPTION IS NOT COMPLETE WITHOUT THE SKETCH.
NO ABSTRACT OR TITLE OPINION FURNISHED. IT IS POSSIBLE THAT THERE ARE RECORDED OR UNRECORDED DEEDS, EASEMENTS, AGREEMENTS OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES HEREINABOVE DESCRIBED.

Prepared for LEON COUNTY BOARD OF COUNTY COMMISSIONERS

DATE OF FIELDWORK:	DATE OF DRAFTING: 4-27-2010	DRAWN BY: D.K.	REVISION:
FIELDBOOK No.	FILE VELDA.DWG	CHECKED BY: J.P.	REVISION:



PREPARED BY:
LEON COUNTY PUBLIC WORKS DEPARTMENT
DIVISION OF ENGINEERING SERVICES
SURVEY AND RIGHT-OF-WAY SECTION
2280 MICCOSUKEE ROAD
TALLAHASSEE, FL 32308
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