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Documentary Tax Pd. \$.70
Intangible Tax Pd.
by *[Signature]* CLERK, LEE COUNTY
Deputy Clerk

GRANT OF EASEMENT

Water Management

THIS INDENTURE made and executed this 15th day of November, 1994, by and between **GATEWAY COMMUNITIES, INC.**, formerly Westinghouse Gateway Communities, Inc., a Florida corporation, whose address is: 11691 Gateway Blvd., Fort Myers, Florida 33913, and **George Sanders**, individually and as Trustee pursuant to the Trust Agreement dated January 15, 1982 whose address is 2030 McGregor Blvd. Ft. Myers, Fl 33902 hereinafter called **GRANTORS**; and the **GATEWAY SERVICES DISTRICT**, a community development district organized under the laws of the State of Florida, hereinafter called **GRANTEE**, whose address is: 13240 Commerce Lakes Drive, Fort Myers, Florida 33913.

WITNESSETH

That for and in consideration of the sum of Ten Dollars (\$10.00) and other good valuable consideration, receipt of which is hereby acknowledged, the **GRANTORS** hereby grant to **GRANTEE**, its successors or assigns, an easement for drainage including the construction, maintenance, repair, and replacement of structures, lakes, flowways, culverts, pipes, manholes, and related appurtenances over, under, and through the property as more particularly described in Exhibit "A", attached hereto and made a part hereof; including reasonable access to said property for purposes of ingress and egress over **GRANTORS** property.

TO HAVE AND TO HOLD the easement hereby granted unto said **GRANTEE**, its successors and assigns.

GRANTEE by acceptance of this easement agrees to maintain said easement and in no way interfere at any time with the right of ingress and egress of **GRANTORS**, its successor or assigns, or any other party requiring access to any of the property over which said easement is granted. **GRANTEE** further agrees that it will at all times use extreme care to repair and or replace any pavement, landscaping or other improvements which it may disturb, damage or destroy in the construction, operation or maintenance of said District facilities on, over, in and under the said property.

In the event **GRANTORS**, its successors or assigns requires modification of this easement, **GRANTEE** agrees to consider said modification whose approval shall not be unreasonable withheld. Modification will not impair existing facilities and be substantially same as existing easement.

In the event **GRANTEE**, its successors or assigns, shall fail to use this easement for the purposes intended, then **GRANTEE**, its successors or assigns shall vacate said easement or relevant part thereof. **GRANTEE**, upon said vacation, shall have the right to remove any structures or improvements which may be on the property.

RECORD VERIFIED - CHARLIE GREEN, CLERK
By: SUSAN THOMPSON

OR2558 P62002

IN WITNESS WHEREOF, the GRANTORS, have caused these presents to be executed in its name, the day and year first above written.

Signed, sealed and delivered in the presence of:

GATEWAY COMMUNITIES, INC.

David Caldwell
David W. Caldwell

BY: Jerry H. Schmoyer
Executive Vice President

Robin Martin
~~Peter D. Doragh~~ Robin Martin

STATE OF FLORIDA
COUNTY OF LEE

The foregoing instrument was acknowledged before me this 15th day of November, A.D. 1994 by Jerry H. Schmoyer, Executive Vice President of Gateway Communities, Inc., a Florida corporation, on behalf of the corporation. He is personally known to me and ~~did~~ (did not) take an oath.



Joann Finn
Notary Public, State of Florida
Joann Finn
Printed Name

My Commission Expires:
July 31, 1995

Signed, sealed and delivered in the presence of:

George Sanders, Individually and as Trustee pursuant to Trust Agreement dated January 15, 1982.

Richard C. Metz
Printed Name: Richard C. Metz

BY: George Sanders
George Sanders

Michael C. Sanders
Printed Name: Michael C. Sanders

STATE OF FLORIDA
COUNTY OF LEE

The foregoing instrument was acknowledged before me this 29th day of November, A.D. 1994 by George Sanders, individually and as Trustee., pursuant to the Trust Agreement dated January 15, 1982. He is personally known to me and did (did not) take an oath.

My Commission Expires:

Cynthia I. Cooner
Notary Public, State of Florida

This instrument prepared by:

Cynthia I. Cooner
Printed Name:

Peter Doragh, Esquire
801 Laurel Oak Drive, Suite 500
Naples, Florida 33963



CYNTHIA I COONER
My Commission CC395814
Expires Aug. 21, 1998
Bonded by ANB
800-852-5878

DR2558 PG2003

JOHNSON ENGINEERING, INC.

CIVIL ENGINEERS AND LAND SURVEYORS

2198 JOHNSON STREET
TELEPHONE (813) 334-0048
TELECOPIER (813) 334-3661
POST OFFICE BOX 1550
FORT MYERS, FLORIDA
33902-1550

July 20, 1990

CARLE JOHNSON
1911-1968

DESCRIPTION 160 FOOT WIDE DRAINAGE EASEMENT SECTIONS 2, 3, 10 & 11, T. 45 S., R. 25 E. LEE COUNTY, FLORIDA

A tract or parcel of land for a 160 foot wide drainage easement lying in Sections 2, 3, 10 and 11, Township 45 South, Range 25 East, Lee County, Florida lying 80 feet either side of the following described centerline:

From the southeast corner of said Section 2 run S 89° 03' 49" W along the south line of said Section 2 for 1066.06 feet; thence run N 00° 52' 29" W for 1464.90 feet; thence run N 57° 22' 33" E for 75.32 feet to the Point of Beginning.

From said Point of Beginning run N 62° 54' 10" W for 500.45 feet to a point of curvature; thence run northwesterly and westerly along the arc of a curve to the left of radius 250.00 feet (chord bearing N 80° 34' 13" W) (chord 151.74 feet) (delta 35° 20' 05") for 154.18 feet to a point of tangency; thence run

S 81° 45' 45" W	for	83.91	feet;	thence	run
N 70° 23' 54" W	for	344.37	feet;	thence	run
N 83° 14' 56" W	for	279.87	feet;	thence	run
S 84° 40' 47" W	for	69.39	feet;	thence	run
S 75° 52' 50" W	for	402.57	feet;	thence	run
S 43° 07' 04" W	for	519.25	feet;	thence	run
S 78° 02' 48" W	for	242.25	feet;	thence	run
S 60° 38' 04" W	for	117.49	feet;	thence	run
S 20° 42' 13" W	for	118.75	feet;	thence	run
S 36° 30' 44" W	for	109.13	feet;	thence	run
S 06° 52' 49" E	for	109.55	feet;	thence	run
S 23° 40' 29" W	for	475.63	feet;	thence	run
S 34° 14' 49" W	for	127.19	feet;	thence	run
S 67° 03' 34" W	for	478.36	feet;	thence	run

S 45° 27' 12" W for 398.60 feet to a point of curvature; thence run southwesterly, westerly and northwesterly along the arc of a curve to the right of radius 600.00 feet (chord bearing S 87° 36' 01" W) (chord 805.24 feet) (delta 84° 17' 37") for 882.72 feet to a point of tangency; thence run N 50° 15' 11" W for 144.85 feet; thence run S 89° 37' 18" W for 354.32 feet to a point of curvature; thence run northwesterly along the arc of a curve to the right of radius 710.00 feet (chord bearing N 67° 18' 19" W) (chord 556.51 feet) (delta 46° 08' 46") for 571.84 feet to a point of reverse curvature; thence run northwesterly and westerly along the arc of a curve to the left of radius 230.00 feet (chord bearing

CHAIRMAN
ARCHIE T. GRANT, JR.

PRESIDENT
FORREST H. BANKS

JOSEPH W. EBNER
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DAN W. DICKEY
KENTON R. KEILING
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THOMAS L. FENDLEY
W. DAVID KEY, JR.
W. BRITT POMEROY
CARL A. BARRACO
GARY R. BULL

CONSULTANTS
LESTER L. BULSON
ROBERT S. O'BRIEN

EXHIBIT A

OR2558 Pg2004


160 Foot Wide Drainage Easement.
July 20, 1990
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N 75° 45' 36" W) (chord 240.54 feet) (delta 63° 03' 20")
for 253.12 feet to the easterly right-of-way line of
Interstate I-75 (State Road No. 93) as described in
Official Record Book 1056 at Page 362 of the public
records of Lee County, Florida and the end of the herein
described centerline.

Containing 24.75 acres more or less.

Bearings hereinabove mentioned are Plane Coordinate for the
Florida West Zone (1979 Adjustment).

WBP/pd
16235


W. BRITT POMEROY, JR.
Professional Land Surveyor
Florida Certificate No. 4448

DR2558 PG2005

EXHIBIT A

JOHNSON ENGINEERING, INC.

CIVIL ENGINEERS AND LAND SURVEYORS

2158 JOHNSON STREET
TELEPHONE (813) 334-0048
TELECOPIER (813) 334-3661
POST OFFICE BOX 1550
FORT MYERS, FLORIDA
33902-1550

July 20, 1990

CARLE JOHNSON
1911-1968

DESCRIPTION
DRAINAGE EASEMENT
SECTION 2, T. 45 S., R. 25 E.
LEE COUNTY, FLORIDA

A tract or parcel of land for a drainage easement lying in Section 2, Township 45 South, Range 25 East, Lee County, Florida which tract or parcel is described as follows:

From the southeast corner of said Section 2 run S 89° 03' 49" W along the south line of said Section 2 for 1066.06 feet; thence run N 00° 52' 29" W for 1464.90 feet to the Point of Beginning.

From said Point of Beginning run N 57° 22' 33" E for 75.32 feet; thence run N 11° 23' 30" E for 77.45 feet; thence run N 50° 01' 47" E for 43.17 feet; thence run

N 64° 30' 06" E	for	115.17	feet;	thence	run
N 69° 06' 32" E	for	122.95	feet;	thence	run
S 85° 52' 18" E	for	87.04	feet;	thence	run
S 75° 26' 28" E	for	58.41	feet;	thence	run
S 58° 02' 50" E	for	94.74	feet;	thence	run
S 19° 31' 06" E	for	48.50	feet;	thence	run
S 63° 36' 15" E	for	167.98	feet;	thence	run
S 55° 05' 37" W	for	67.37	feet;	thence	run
S 15° 40' 49" W	for	58.53	feet;	thence	run
N 86° 39' 28" W	for	155.34	feet;	thence	run
N 87° 43' 39" W	for	110.15	feet;	thence	run
S 89° 52' 42" W	for	104.71	feet;	thence	run
S 76° 11' 20" W	for	88.73	feet;	thence	run
S 80° 05' 16" W	for	115.08	feet;	thence	run
N 59° 27' 16" W	for	54.53	feet;	thence	run
N 34° 35' 40" W	for	59.25	feet	to the Point of	Beginning.

Containing 3.24 acres more or less.

Bearings hereinabove mentioned are Plane Coordinate for the Florida West Zone (1979 Adjustment).

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PRESIDENT
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LESTER L. BULSON
ROBERT S. O'BRIEN

WBP/pd
16235a



W. BRITT POMEROY, JR.
Professional Land Surveyor
Florida Certificate No. 4448

EXHIBIT A

0R2558 Pg2006

JOHNSON ENGINEERING, INC.

CIVIL ENGINEERS AND LAND SURVEYORS

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TELEPHONE (813) 334-0048
TELECOPIER (813) 334-3661
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FORT MYERS, FLORIDA
33902-1550

July 20, 1990

CARLE E. JOHNSON
1911-1968

DESCRIPTION 130 FOOT WIDE DRAINAGE EASEMENT SECTIONS 1 & 2, T. 45 S., R. 25 E. LEE COUNTY, FLORIDA

A tract or parcel of land for a 130 foot wide drainage easement lying in Sections 1 and 2, Township 45 South, Range 25 East, Lee County, Florida lying 65 feet either side of the following described centerline:

From the southeast corner of said Section 2 run S 89° 03' 49" W along the south line of said Section 2 for 1066.06 feet; thence run N 00° 52' 29" W for 1464.90 feet; thence run S 34° 35' 40" E for 59.25 feet; thence run S 59° 27' 16" E for 54.53 feet; thence run N 80° 05' 16" E for 115.08 feet; thence run N 76° 11' 20" E for 88.73 feet; thence run N 89° 52' 42" E for 104.71 feet; thence run S 87° 43' 39" E for 110.15 feet; thence run S 86° 39' 28" E for 155.34 feet; thence run N 15° 40' 49" E for 58.53 feet to the Point of Beginning.

From said Point of Beginning run S 61° 58' 54" E for 151.08 feet; thence run S 68° 52' 59" E for 190.96 feet to a point of curvature; thence run southeasterly along the arc of a curve to the right of radius 700.00 feet (chord bearing S 53° 40' 46" E) (chord 367.15 feet) (delta 30° 24' 27") for 371.50 feet to a point of tangency; thence run S 38° 28' 32" E for 133.12 feet to a point of curvature; thence run southeasterly and easterly along the arc of a curve to the left of radius 400.00 feet (chord bearing S 65° 30' 09" E) (chord 363.53 feet) (delta 54° 03' 13") for 377.37 feet to a point of tangency; thence run N 87° 28' 15" E for 565.40 feet to a point of curvature; thence run easterly and northeasterly along the arc of a curve to the left of radius 350.00 feet (chord bearing N 58° 13' 32" E) (chord 341.98 feet) (delta 58° 29' 26") for 357.30 feet to a point of tangency; thence run N 28° 58' 49" E for 330.74 feet; thence run N 41° 44' 23" E for 123.65 feet; thence run N 26° 38' 14" E for 75.07 feet; thence run N 06° 59' 00" E for 115.29 feet; thence run N 12° 14' 26" E for 314.88 feet to a point of curvature; thence run northeasterly along the arc of a curve to the right of radius 1000.00 feet (chord bearing N 31° 43' 13" E) (chord 666.95 feet) (delta 38° 57' 35") for 679.98 feet to a point of tangency; thence run N 51° 12' 01" E for 468.68 feet; thence run

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CONSULTANTS
LESTER L. BULSON
ROBERT S. O'BRIEN

EXHIBIT A

DR2558 PG2007

JOHNSON ENGINEERING, INC.

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130 Foot Wide Drainage Easement
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N 61° 43' 46" E for 154.90 feet to a point of curvature; thence run northeasterly, easterly and southeasterly along the arc of a curve to the right of radius 300.00 feet (chord bearing S 89° 56' 25" E) (chord 284.73 feet) (delta 56° 39' 38") for 296.67 feet to a point of tangency; thence run S 61° 36' 36" E for 275.00 feet to a point of curvature; thence run southeasterly, easterly and northeasterly along the arc of a curve to the left of radius 900.00 feet (chord bearing S 83° 08' 36" E) (chord 660.68 feet) (delta 43° 04' 00") for 676.49 feet to a point of tangency; thence run N 75° 19' 24" E for 406.35 feet; thence run S 86° 37' 23" E for 185.33 feet; thence run S 70° 35' 40" E for 138.97 feet to the westerly line of a water management easement for Lake 3-T-LK4 and the end of the herein described centerline.

Containing 19.07 acres more or less.

Bearings hereinabove mentioned are Plane Coordinate for the Florida West Zone (1979 Adjustment).



W. BRITT POMEROY, JR.
 Professional Land Surveyor
 Florida Certificate No. 4448

WBP/pd
 16235b

OR2558 PG2008

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