

This instrument prepared by:
Nassau County Attorney's Office
96135 Nassau Place, Suite 6,
Yulee, FL 32097

-----SPACE ABOVE THIS LINE FOR RECORDING DATA-----

TEMPORARY CONSTRUCTION EASEMENT

For and in consideration of the benefits accruing to **Owner, YULEE PROPERTY INVESTMENT, LLC**, a Florida limited liability company, as Grantors, whose mailing address is 1304 Merry Water Drive, Lutz, Florida 33548, does hereby give, grant, bargain and release to the **COUNTY OF NASSAU**, a political subdivision of the State of Florida, with its mailing address being 96135 Nassau Place, Suite 1, Yulee, Florida 32097, a Temporary Construction Easement to enter upon that portion of the owners land, said portion described as follows:

See legal description identified as Exhibit "A" attached hereto.

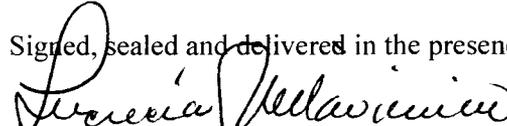
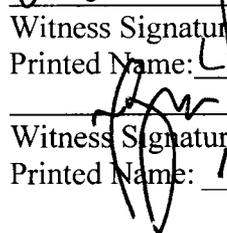
for the purpose of constructing the adjacent improvements and tying in and harmonizing said property and any existing improvements thereon with the construction to be undertaken by Nassau County, its agents or assigns.

This easement shall be for a term of nine (9) months from the effective date, which is defined herein as the date of acceptance by the Board of County Commissioners of Nassau County, Florida.

DATED this 25 day of July, 2014.

YULEE PROPERTY INVESTMENT, LLC
a Florida limited liability company

Signed, sealed and delivered in the presence of:


Witness Signature
Printed Name: Lucrecia Villavicencio

Witness Signature
Printed Name: NAJI BADDOURA


Grantor Signature
Name: Rania Baddoura
Its: Manager member

STATE OF Florida
COUNTY OF Hillsborough

The foregoing instrument was acknowledged before me this 25 day of July, 2014, by Rania Buddour, the managing member of **YULEE PROPERTY INVESTMENT, LLC**, a Florida limited liability company, on behalf of the company. He (she) is personally known to me or has produced Florida DL as identification.

Roxanne M. Haynes
Print Name: _____

NOTARY PUBLIC
State of _____ at Large
My Commission Expires: _____



ROXANNE M. HAYNES
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF136844
Expires 7/27/2018

EXHIBIT "A"

A PORTION OF SECTION 25, TOWNSHIP 2, NORTH, RANGE 28, EAST, NASSAU COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT A RAILROAD SPIKE FOUND AT THE CENTERLINE OF RIGHT-OF-WAY INTERSECTION OF STATE ROAD NO. 200/A1A (A 184.00 FOOT RIGHT-OF-WAY BY DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAPS OF SECTION NO. 74060-2503) AND STATE ROAD NO. 200-A (A 100.00 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED BY DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAPS SECTION NO. 74600-2150 AND 7460-175); THENCE NORTH $07^{\circ}51'58''$ EAST ALONG THE CENTERLINE OF SAID STATE ROAD 200-A, 93.25 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 200/A1A; THENCE SOUTH $72^{\circ}46'59''$ EAST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, 2,448.98 FEET TO THE EASTERLY LINE OF AN 80-FOOT EASEMENT FOR INGRESS AND EGRESS AS RECORDED IN OFFICIAL RECORDS BOOK 761, PAGE 189, OF THE PUBLIC RECORDS OF SAID COUNTY, KNOWN AS "NASSAU CENTER COURT"; THENCE NORTH $17^{\circ}13'41''$ EAST ALONG SAID EASTERLY LINE, 80.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH $17^{\circ}13'41''$ EAST ALONG LAST SAID LINE, 295.26 FEET; THENCE SOUTH $72^{\circ}46'19''$ EAST 41.50 FEET; THENCE SOUTH $17^{\circ}13'41''$ WEST 295.26 FEET; THENCE NORTH $72^{\circ}46'19''$ WEST 41.50 FEET TO THE POINT OF BEGINNING.