EASEMENT

THIS INDENTURE made and entered into this 03 day of APRIL, 2008, by and between parties of the first part, ESDO-OCEOLA LLC, and TOHOPEKALIGA WATER AUTHORITY ("Authority"), an independent "Special District" created pursuant to Chapter 189, laws of the State of Florida, party of the second part,

WITNESSETH:

That for and in consideration of the sum of One ($1.00) Dollar, receipt whereof is hereby acknowledged, and the benefits they may derive there from and other good and valuable considerations, the party of the first part does give and grant unto the Authority, its successors and assigns, a perpetual non-exclusive utility easement over and across the following described property located in Osceola County, Florida, to-wit:

LEGAL DESCRIPTION

See exhibit.

As described in Exhibit "A" attached hereto and incorporated for reference.

An Easement for Utility purposes, over and across the above described property for the purpose of constructing, maintaining and keeping in repair a sewer, reuse, and water utility service in such manner as the Authority may deem advisable.

Party of the first part shall not alter the ground elevation more than one (1) foot without prior written approval from the Authority.

Party of the first part shall not place any permanent structures upon the above-described easement.

Party of the first part shall not place any obstacles, which prohibit the Authority from
constructing, repairing, replacing or maintaining the utility service.

The Authority shall restore the property to its original condition or better after construction and after any repairs.

Parcel Tax Identification Number: 03-25-29-4575-0001-0005

IN WITNESS WHEREOF, said parties of the first part have hereunto set their hands and seals the date first above written.

Signed, sealed and delivered in the presence of:
(Signature of TWO witnesses required by Florida Law)

Witness

Printed or typed name

Witness

Printed or typed name

GRANTOR:

Printed or typed name

GRANTEE:

Printed or typed name

Witness

Printed or typed name

Witness

Printed or typed name
STATE OF FLORIDA
COUNTY OF OSCEOLA

Before me personally appeared ____________ to me well known and known to me to be the individuals described in and who executed the foregoing instrument and acknowledged before me that they executed the same for the purposes therein expressed, and did/did not take an oath.

WITNESS my hand and seal this ____________ day of ____________ 2008.

______________________________
printed or typed name

Notary Public in and for the County and State aforesaid

My Commission Expires:

Document Prepared By:
LEGAL DESCRIPTION OF PROPERTY

A PORTION OF TRACT "D", OSCEOLA CORPORATE CENTER, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGES 147 THROUGH 149, PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS:

COMMENCE AT THE EAST 1/4 CORNER OF SECTION 3, TOWNSHIP 25 SOUTH, RANGE 29 EAST, OSCEOLA COUNTY, FLORIDA; THENCE RUN S00°00'00"E, ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 3, A DISTANCE OF 130.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF OSCEOLA PARKWAY AS DEPICTED ON THE PLAT OF OSCEOLA CORPORATE CENTER, RECORDED IN PLAT BOOK 6, PAGES 147 THROUGH 149, PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA, WITH SAID LINE BEING OCCUPIED IN THE FIELD BY 4"X4" CONCRETE MONUMENTS STAMPED "OSCEOLA COUNTY"; THENCE RUN N89°41'04"W, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 152.08 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1367.42 FEET AND A CENTRAL ANGLE OF 11°32'47"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 275.57 FEET TO THE WESTERLY LINE OF WETLAND NO. 35 AS RECORDED IN OFFICIAL RECORDS BOOK 1700, PAGE 1888, PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA AND THE POINT OF BEGINNING; THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY LINE, RUN ALONG SAID WESTERLY LINE THE FOLLOWING FIFTY THREE (53) COURSES, S04°43'56"W, A DISTANCE OF 74.69 FEET; THENCE RUN S41°44'09"W, A DISTANCE OF 98.11 FEET; THENCE RUN S23°14'59"W, A DISTANCE OF 41.12 FEET; THENCE RUN S54°33'48"W, A DISTANCE OF 36.34 FEET; THENCE RUN S42°14'59"W, A DISTANCE OF 62.92 FEET; THENCE RUN S51°37'24"W, A DISTANCE OF 83.77 FEET; THENCE RUN S44°33'29"W, A DISTANCE OF 47.33 FEET; THENCE RUN S46°39'40"W, A DISTANCE OF 34.15 FEET; THENCE RUN S65°57'21"W, A DISTANCE OF 59.15 FEET; THENCE RUN S57°18'32"W, A DISTANCE OF 45.84 FEET; THENCE RUN N76°47'38"W, A DISTANCE OF 43.99 FEET; THENCE RUN S23°25'43"W, A DISTANCE OF 32.54 FEET; THENCE RUN S77°09'03"W, A DISTANCE OF 33.46 FEET; THENCE RUN N65°54'29"W, A DISTANCE OF 35.75 FEET; THENCE RUN S52°16'18"W, A DISTANCE OF 28.12 FEET; THENCE RUN S59°19'54"W, A DISTANCE OF 76.11 FEET; THENCE RUN S28°53'18"W, A DISTANCE OF 42.10 FEET; THENCE RUN N85°33'05"W, A DISTANCE OF 29.21 FEET; THENCE RUN S35°13'55"W, A DISTANCE OF 28.52 FEET; THENCE RUN N74°08'05"W, A DISTANCE OF 50.38 FEET; THENCE RUN S42°25'31"W, A DISTANCE OF 38.08 FEET; THENCE RUN N81°56'40"W, A DISTANCE OF 30.28 FEET; THENCE RUN S38°38'10"W, A DISTANCE OF 16.81 FEET; THENCE RUN N86°33'00"E, A DISTANCE OF 16.08 FEET; THENCE RUN S26°09'25"E, A DISTANCE OF 15.64 FEET; THENCE RUN S61°25'37"E, A DISTANCE OF 39.81 FEET; THENCE RUN N85°56'38"E, A DISTANCE OF 18.72 FEET; THENCE RUN S03°00'34"W, A DISTANCE OF 16.58 FEET; THENCE RUN N89°36'39"E,
A distance of 47.46 feet; thence run S07°48'59"E, a distance of 27.97 feet; thence run N85°38'11"W, a distance of 19.15 feet; thence run S31°49'11"W, a distance of 26.73 feet; thence run S19°50'32"E, a distance of 18.54 feet; thence run N69°47'07"E, a distance of 20.95 feet; thence run S19°40'23"E, a distance of 30.09 feet; thence run S71°38'29"E, a distance of 25.58 feet; thence run S26°09'19"E, a distance of 41.24 feet; thence run S48°09'41"E, a distance of 27.66 feet; thence run S20°04'43"E, a distance of 39.59 feet; thence run S31°00'23"E, a distance of 39.54 feet; thence run S27°35'19"E, a distance of 43.30 feet; thence run S52°57'58"E, a distance of 29.81 feet; thence run S06°06'32"E, a distance of 36.57 feet; thence run S43°14'22"E, a distance of 24.56 feet; thence run S57°05'52"E, a distance of 47.13 feet; thence run S38°17'46"E, a distance of 41.71 feet; thence run S44°51'43"E, a distance of 25.12 feet; thence run S21°11'42"E, a distance of 24.35 feet; thence run S47°12'17"E, a distance of 22.26 feet; thence run S46°08'19"E, a distance of 22.57 feet; thence run S28°17'42"W, a distance of 20.81 feet to a point on the south line of the north 1/2 of the south 1/2 of said section 3; thence departing said westerly line, run N89°58'59"W, along the said south line, a distance of 96.91 feet to a point on the easterly right-of-way line of the aforementioned Osceola Parkway, said point also being a point on a non-tangent curve, concave southwestly, having a central angle of 18°14'16", and a radius of 484.16 feet; thence run along said easterly and southerly right-of-way line the following six (6) courses, from a tangent bearing of N03°32'49"W, run northerly along the arc of said curve a distance of 116.09 feet to a point on curve; thence departing said curve, run N18°45'22"E, a distance of 113.02 feet to a point on a non-tangent curve, concave northwesterly, having a central angle of 12°47'23" and a radius of 1507.91 feet; thence from a tangent bearing of N57°48'48"E, run northeasterly along the arc of said curve a distance of 336.60 feet to a point of tangency; thence N45°01'25"E, a distance of 317.64 feet; thence N44°58'35"W, a distance of 10.00 feet; thence N45°01'25"E, a distance of 167.14 feet to a point of curvature of a curve, concave southeasterly, having a central angle of 33°44'44" and a radius of 1367.42 feet; thence run northeasterly along the arc of said curve a distance of 805.37 feet to the point of beginning.