

FILE # 200110394  
RCD: Mar 23 2001 @ 09:29AM

**MULTI-PARTY UTILITY EASEMENT**  
**FOR WATER & SEWER**

DEED DOC STAMPS \$.70

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

Mary M Johnson, Clerk Of Courts,  
SANTA ROSA COUNTY

60.00  
14 X N  
.70

This mutual agreement is made this 23 rd day of March, 2001, between **Jane M. Greenwood; Frederick A. Meloy and his wife, Barbara B. Meloy; J.J. McMillan, Jr.; Raymond Lopez and his wife, Janet Lopez; Claude Robert Hilliard and his wife, Elizabeth P. Hilliard and Stephen Gage Hilliard**, herein collectively called "**Grantors**", and **Jane M. Greenwood; Frederick A. Meloy and his wife Barbara B. Meloy; J.J. McMillan, Jr.; Raymond Lopez and his wife Janet Lopez; Claude Robert Hilliard and his wife, Elizabeth P. Hilliard and Stephen Gage Hilliard**, herein collectively called "**Grantees**".

For and in consideration of \$10.00 and other good and valuable consideration, the Parties agree as follows:

The **Grantors** are owners in fee simple to the lands described in Exhibit "A" and have the right to convey an easement over, sell and otherwise convey the below described real property, as it applies to that portion in which they own fee simple title.

**Grantors** do hereby grant, bargain, and sell and convey to **Grantees**, their heirs, successors and assigns, forever, the perpetual right and easement to enter upon, occupy and use the real property located in Santa Rosa County, Florida, described below, and which is owned by the respective grantor, to-wit:

1. Southeasterly 30 feet of the Southwesterly 313 feet of the Northeasterly 387 feet of the lands described in Official Records Book 127, Page 19. All lying and being in Section 34, Township 1 North, Range 29 West, Santa Rosa County, Florida.
2. Begin at the Westerly most corner of the lands described in Official Records Book 621, Page 31 and Official Records Book 1268, at Page 514: run Northeasterly along the Northwesterly line, 35 feet thence turn right at 90 Degrees, go a distance of 15 feet, then go Southwesterly, parallel Northwesterly line, 35 feet to the Southwest property line, thence Northwesterly to the point of beginning. All lying and being in Section 34, Township 1 North, Range 29 West, Santa Rosa County, Florida.

3. and 4. The Northeasterly 20 feet and the Southeasterly 20 feet of lands described in Official Records Book 621, at Page 29 (less the lands described in Official Records Book 856, at Page 675).

5. And the Southwesterly 20 feet, which abuts up to and lies adjacent to the lands described in Official Records Book 621 page 29, of lands described in Official Records Book 621, at Page 31 and Official Records Book 1268, at Page 14;

6. And Southwesterly 323 feet of the Northwesterly 20 feet of lands described In Official Records Book 230, at Page 611;

7. And Northwesterly 20 feet of the Northeasterly 20 feet, comprising a 20x20 foot square in the northern most corner, of the lands described In Official Records Book 1514, at Page 983;

8. And Southeasterly 20 feet of the Northeasterly 20 feet, comprising a 20x20 foot square in the eastern most corner, of the lands described In Official Records Book 147, at Page 40.

All lying and being in Section 34, Township 1 North, Range 29 West, Santa Rosa County, Florida.

for the purpose of installing underground water and/or sewer lines, together with the right to construct, maintain, replace, inspect, remove and repair such facilities from time to time, together with right of ingress and egress and together with all rights and privileges necessary or convenient for full enjoyment and use thereof for the aforementioned purposes.

The grant and other provisions of this easement shall constitute a covenant running with the land owned by the **Grantees**, as set forth in Exhibit "A", but is limited only as to that portion of the easement which lies within the property owned by each respective **Grantor**, for the benefit of the land owned by the **Grantees**, their heirs, successors and assigns, and shall be binding upon and benefit the heirs, successors or assigns of each of the parties, including, without limitation, heirs at law, each successor in interest or assigns of any part of the subject parcel, and future holders of any of the easements rights granted hereunder.

**GRANTEES** agree to restore the respective **GRANTORS** property to the original state in which it existed prior to the laying, maintaining, repairing or installation of said water and/or sewer line.

The parties hereto are in unanimous agreement that the provisions, covenants and representations contained herein apply only to that portion of the easement which lies within the boundaries of the lands owned in fee simple by the respective **Grantors**, as set forth in Exhibit "A".

Signed, sealed and delivered  
in the presence of:

Michael Heald  
MICHAEL HEALD

Patricia Ann Reynolds  
Patricia Ann Reynolds

Jack Lockington  
JACK LOCKINGTON

Jack Lockington  
JACK LOCKINGTON

Jack Lockington  
JACK LOCKINGTON

Kent A. Liberto  
KENT A. LIBERTO

Valerie Curry  
Valerie Curry

Paula Pitman  
PAULA PITMAN

Paula Pitman  
PAULA PITMAN

Monica Swearingen  
Monica Swearingen

Karen Calhoun  
KAREN CALHOUN

Michael Heald  
MICHAEL HEALD

Michael Heald  
MICHAEL HEALD

Michael Heald  
MICHAEL HEALD

Michael Heald  
MICHAEL HEALD

Patricia Ann Reynolds  
PATRICIA ANN REYNOLDS

Cynthia Dougherty  
Cynthia Dougherty

Patricia Ann Reynolds  
PATRICIA ANN REYNOLDS

Jane M. Greenwood  
Jane M. Greenwood

Frederick A. Meloy  
Frederick A. Meloy

Barbara B. Meloy  
Barbara B. Meloy

John J. McMillan, Jr.  
John J. McMillan, Jr.

Raymond Lopez  
Raymond Lopez

Janet Lopez  
Janet Lopez

Claude Robert Hilliard  
Claude Robert Hilliard


Elizabeth P. Hilliard  
Elizabeth P. Hilliard

Stephen Gage Hilliard  
Stephen Gage Hilliard

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this the 26  
day of JANUARY, 2001, by Frederick A. Meley who is personally  
known to me or has produced \_\_\_\_\_ as identification.


NOTARY PUBLIC - STATE OF FLORIDA  
JACK LOCKLIN, JR.  
COMMISSION # CC002552  
EXPIRES 12/28/2001  
BONDED THRU ASA 1-888-NOTARY

  
Notary Public \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this the 26  
day of JANUARY, 2001, by BARBARA B. Meley who is personally  
known to me or has produced \_\_\_\_\_ as identification.

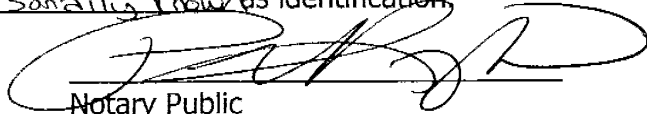
NOTARY PUBLIC - STATE OF FLORIDA  
JACK LOCKLIN, JR.  
COMMISSION # CC002552  
EXPIRES 12/28/2001  
BONDED THRU ASA 1-888-NOTARY

  
Notary Public \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

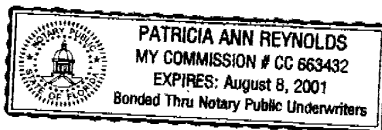
The foregoing instrument was acknowledged before me this the 31<sup>st</sup>  
day of January, 2001, by Claude Robert Hilliard who is personally  
known to me or has produced personally known as identification.



  
Notary Public \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

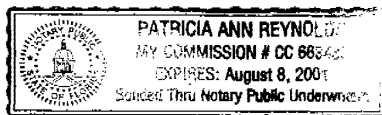
The foregoing instrument was acknowledged before me this the 31<sup>st</sup>  
day of January, 2001, by Elizabeth P. Hilliard who is personally  
known to me or has produced personally known as identification.



[Signature]  
Notary Public  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

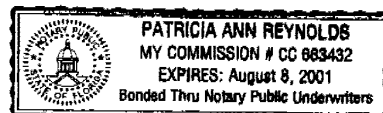
STATE OF FLORIDA  
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this the 31<sup>st</sup>  
day of January, 2001, by Stephen Gage Hilliard who is personally  
known to me or has produced FLDC# \_\_\_\_\_ identification.

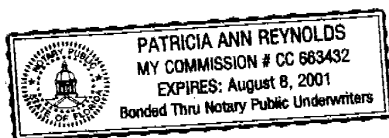


[Signature]  
Notary Public  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA



The foregoing instrument was acknowledged before me this the 1<sup>st</sup> February  
day of ~~January~~, 2001, by Jane M. Greenwood who is personally  
known to me or has produced FLDC# \_\_\_\_\_ identification.



[Signature]  
Notary Public  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this the 15<sup>th</sup>  
day of February, 2001, by Janet Lopez who is personally  
known to me or has produced \_\_\_\_\_ as identification.



Courtney B. Peacock  
Notary Public \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

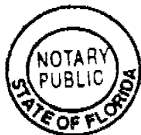
The foregoing instrument was acknowledged before me this the 13<sup>th</sup>  
day of February, 2001, by Raymond Lopez who is personally  
known to me or has produced \_\_\_\_\_ as identification.



Courtney B. Peacock  
Notary Public \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this the 19<sup>th</sup>  
day of March, 2001, by Paula J. Pitman who is personally  
known to me or has produced \_\_\_\_\_ as identification.



PAULA J. PITMAN  
My Comm. Exp. May 18, 2004  
No. # CC 937852  
☒ Personally Known  
☐ Other I. D.

Paula J. Pitman  
Notary Public PAULA J. PITMAN  
My commission expires: 5-18-2004  
Commission No. CC 937852

1. Jane M. Greenwood  
4884 Mulatto Bayou Drive  
Milton, FL 32583

Owners of Following:

A parcel of land in Section 34, township 1 North, Range 29 West, (Henry Wilson Grant), Santa Rosa County, Florida, described as follows: being at a concrete monument 113 feet North 06 degrees East of a concrete monument designated as the Southeast corner of said Section 34, thence North 79 degrees 46 minutes 14 seconds West 643 feet to a point in the East right-of-way line of the Louisville and Nashville Railroad; thence South 40 degrees 20 minutes West with said right-of-way parallel to and 25 feet from center line of said railroad a distance of 703 feet; thence left at right angles to said railroad right-of-way South 49 degrees 40 minutes East 600 feet; thence left at right angles to preceding line North 40 degrees 20 minutes East 825 feet to the Westerly shoreline of Mulatto Bayou; thence Northerly along and together with the meanderings of said Westerly shoreline to a point of 175 feet; South 86 degrees 30 minutes West of the point of beginning; thence North 86 degrees 30 minutes East 175 feet to the point of beginning.

And

Begin 113 feet North 06 degrees East of the Southeast corner of the Southeast corner then North 79 degrees West 643 feet to the Easterly right of way of the L & N Railroad then South 40 degrees West along said right of way 703 feet then South 40 degrees East 600 feet then North 40 degrees East 825 feet to Westerly shore of bayou.

2. Frederick A. Meloy and Barbara B. Meloy  
4867 Mulatto Bayou Drive  
Milton, FL 32583

Owners of Following:

A parcel of land in Section 34, Township 1 North, Range 29 West, (Henry Wilson Grant) described as follows: Begin at a point 300 feet South 49 degrees and 40 minutes East of a point 2100 feet South 40 degrees and 20 minutes West of a point 1108 feet North 6 degrees East of the Southeast corner of said Section 34; thence South 40 degrees and 20 minutes West 400 feet to shoreline of Bayou; thence South 40 degrees and 10 minutes East along shoreline 304 feet; thence North 40 degrees and 20 minutes East 450 feet; thence North 49 degrees and 40 minutes West 300 feet to point of beginning.



3. J. J. McMillan, Jr. 8527 Vehlin Court Navarre, FL 32566	and	Janet Lopez and Raymond Lopez 1013 Medieval Place Tallahassee, FL 32301
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Owners of Following:

A parcel of land in Section 34, Township 1 North, Range 29 West, (Henry Wilson Grant), Santa Rosa County, Florida, described as follows: being at a concrete monument 113 feet North 06 degrees East of a concrete monument designated as the Southeast corner of said Section 34, thence North 79 degrees 46 minutes 14 seconds West 643 feet to a point in the East right-of-way line of the Louisville and Nashville Railroad; thence South 40 degrees 20 minutes West with said right-of-way parallel to and 25 feet from center line of said railroad a distance of 703 feet; thence left at right angles to said railroad right-of-way South 49 degrees 40 minutes East 600 feet; thence left at right angles to preceding line North 40 degrees 20 minutes East 825 feet to the Westerly shoreline of Mulatto Bayou; thence Northerly along and together with the meanderings of said Westerly shoreline to a point 175 feet; South 86 degrees 30 minutes West of the point of beginning; thence North 86 degrees 30 minutes East 175 feet to the point of beginning, less lands in Official Records Book 856, at Page 675.

4. J. J. McMillan, Jr. 8527 Vehlin Court Navarre, FL 32566	and	Janet Lopez and Raymond Lopez 1013 Medieval Place Tallahassee, FL 32301
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Owners of Following:

A parcel of land in Section 34, Township One North, Range 29 West, (Henry Wilson Grant) described as follows: Begin at a point 1584 feet South 40 degrees and 20 minutes West of a point 1241 feet North 6 degrees East of the Southeast corner of said section 34; thence North 49 degrees and 40 minutes West 385 feet; thence left at right angles to preceding line South 40 degrees and 20 minutes West 210 feet ; thence Southwesterly at an angle of 25 degrees and 25 minutes to right from preceding line 250 feet to East edge of bayou; thence Southeasterly with shore line of said bayou to a point where the West right of way line of Louisville and Nashville railroad cuts said shoreline; thence North 40 degrees and 20 minutes East parallel to and 25 feet from center line of said railroad 946 feet; thence left at right angles to preceding line North 49 degrees and 40 minutes West 25 feet; thence right at right angles to preceding line North 40 degrees and 20 minutes East parallel to and 50 feet from center line of said railroad a distance of 74 feet to point of beginning.

5. Claude Robert Hilliard and Elizabeth P. Hilliard  
4877 Mulatto Bayou Drive  
Milton, FL 32583

Owners of Following:

A parcel of land in Section 34, Township 1 North, Range 29 West (Henry Wilson Grant) described as follows: Begin at a point 600 feet south 49 degrees and 40 minutes East of a point 2100 feet South 40 degrees and 20 minutes West of a point 1108 feet North 6 degrees East of the Southeast corner of said Section 34; thence South 40 degrees and 20 minutes West 450 feet to shoreline of Bayou; thence Easterly and Northerly with said shoreline to a point 372 feet South 49 degrees and 40 minutes East of the point of beginning; thence North 49 degrees and 40 minutes West 372 feet to point of beginning, containing 3.7 acres, more or less.

6. Stephen Gage Hilliard  
4897 Mulatto Bayou Drive  
Milton, FL 32583

Claude Robert Hilliard  
4877 Mulatto Bayou Drive  
Milton, Florida 32583

Owners of Following:

A parcel of land in Section 34, Township 1 North, Range 29 West (Henry Wilson Grant), described as follows: Begin at a point 600 feet South 49 degrees and 40 minutes East of a point 2100 feet South 40 degrees and 20 minutes West of a point 1108 feet North 6 degrees East of the Southeast corner of said Section 34; Thence North 40 degrees and 20 minutes East 390 feet; thence South 49 degrees and 40 minutes East 400 feet to West edge of bayou; thence Southwesterly along shoreline of bayou to a point 372 feet South 49 degrees and 40 minutes East of point of beginning; thence North 49 degrees and 40 minutes West 372 feet to point of beginning.

