

This instrument prepared by and return to:

Jeff Earhart, Engineering Manager
Lake County Public Works Department
P.O. Box 7800, Tavares, FL 32778

NON-EXCLUSIVE UTILITY EASEMENT DEED
(Individual)

THIS INDENTURE, made this _____ day of _____, 2025, between _____, hereinafter referred to as "Grantor"; and **Lake County, Florida**, a political subdivision of the State of Florida, P.O. Box 7800, Tavares, Florida 32778-7800, "Grantee".

WITNESSETH, that Grantor, for and in consideration, of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, has granted, bargained, sold, and conveyed to Lake County, its successors and assigns, the following described Distributed Wastewater Treatment System utility easement, situate, lying, and being in Lake County, Florida:

AS SET FORTH ON EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN

Said easement is hereby dedicated to Lake County for the purposes of installing, maintaining, inspecting, sampling, and removing utility equipment, or to install, maintain, inspect, sample, or remove the necessary drainfield, by employees, agents, or contractors of Grantee. Failure to provide access for the identified purposes may be grounds for the discontinuance of Distributed Wastewater Treatment System services and relocation of equipment at Grantor's expense. Neither Lake County nor its employees, agents or contractors shall be liable for trespass during the performance of these activities.

Nothing herein shall be intended to obligate the Grantee to any act of maintenance for any portion of the property not directly related to the Distributed Wastewater Treatment System. Grantor shall be solely responsible for maintaining the property in a safe condition.

IN WITNESS WHEREOF, Grantor has executed this instrument in the manner provided by law, on the day and year first above written. Signed, Sealed and Delivered in our presence as witnesses:

Witnesses:

Grantor(s):

1. Sign: _____

_____(Seal)

Property owner signature

Print Name: _____

Address: _____

Printed name

City, State Zip Code: _____

2. Sign: _____

Print Name: _____

Address: _____

City, State Zip Code: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this ____ day of _____, 2025, by _____.

Signature of Notary Public – State of _____

Print Commissioned Name

Personally Known OR Produced Identification

Type of Identification Produced _____

Witnesses:

1. Sign: _____

Print Name: _____

Address: _____

City, State Zip Code: _____

2. Sign: _____

Print Name: _____

Address: _____

City, State Zip Code: _____

Grantor(s):

_____(Seal)

Property owner spouse signature

Printed name

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or
☐ online notarization, this ____ day of _____, 2025, by _____.

Signature of Notary Public – State of _____

Print Commissioned Name

Personally Known OR Produced Identification

Type of Identification Produced _____

EXHIBIT A

Replace with legal description