

**THIS INSTRUMENT PREPARED BY AND  
AFTER RECORDING RETURN TO:**

Sara Solomon, a staff employee  
in the course of duty with the  
Real Estate Management Division  
of Orange County, Florida  
P.O. Box 1393  
Orlando, Florida 32802-1393

**Property Appraiser's Parcel Identification Number:**  
a portion of 07-23-31-0000-00-004

**Project:** Oasis Reserve Access and License Agreement

**NOTICE OF RESERVATION**

ORANGE COUNTY, A CHARTER COUNTY AND POLITICAL SUBDIVISION OF THE STATE OF  
FLORIDA, HEREBY reserves an easement for drainage purposes in perpetuity on the following property:

**SEE ATTACHED EXHIBIT "A"**

ORANGE COUNTY shall retain its easement interest despite any transfer of fee title.

Dated at Orlando, Florida this \_\_\_\_\_.

IN WITNESS WHEREOF, the said COUNTY has caused these presents to be executed in its name by its Board,  
acting by the County Mayor, the day and year aforesaid.

**"COUNTY"**

ORANGE COUNTY, FLORIDA  
By: Board of County Commissioners

By: \_\_\_\_\_  
Jerry L. Demings  
Orange County Mayor

Date: \_\_\_\_\_

**ATTEST:**

Phil Diamond, CPA, County Comptroller  
As Clerk of the Board of County Commissioners

By: \_\_\_\_\_  
Deputy Clerk

\_\_\_\_\_  
Printed Name

**SKETCH OF DESCRIPTION  
PROJECT: ORANGE COUNTY EASTERN WATER  
FACILITY**

Exhibit A


SPACE ABOVE RESERVED FOR RECORDING INFORMATION

**SURVEYORS NOTES:**

1. THIS DESCRIPTION WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT, AND IS SUBJECT TO ANY RIGHT-OF-WAY, EASEMENTS, OR OTHER MATTERS THAT A TITLE SEARCH MIGHT DISCLOSE.
2. PUBLIC RECORDS INDICATED HEREON ARE OF ORANGE COUNTY, UNLESS OTHERWISE NOTED.
3. NOT A BOUNDARY SURVEY.
4. PARCEL IDENTIFICATION NUMBER 07-23-31-0000-00-004.
5. THE PURPOSE OF THIS SKETCH AND DESCRIPTION IS A DRAINAGE AND MAINTENANCE EASEMENT.
6. BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 23 SOUTH, RANGE 31 EAST, BEARING BEING N89°45'44"E (ASSUMED).

**LEGEND:**

- CB = Chord Bearing
- CH= Chord Distance
- CCR #= Certified Corner Record
- DE = Drainage Easement
- L = Arc Distance
- ORB = Official Record Book
- PC = Point of Curvature
- PT = Point of Tangency
- POC =Point of Commencement
- POB =Point of Beginning
- PB = Plat Book
- PG(S) = Page/Pages
- R = Radius
- R/W = Right of Way
- RGE = Range
- TWP = Township
- (NR) = Non Radial
- NT = Non-Tangent
- SEC = Section
  - △ = Delta Angle
  - / = Change of Direction (no point set)




**DANIEL L. WHITTAKER,**  
REGISTERED LAND SURVEYOR AND MAPPER  
STATE OF FLORIDA LICENSE NO. 5648  
DATE: 07/10/2024

I HEREBY AFFIRM THAT THIS SKETCH REPRESENTED HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS SURVEY HAS BEEN PREPARED IN ACCORDANCE WITH THE STANDARDS SET FORTH IN CHAPTER 5J-17, F.A.C., PURSUANT TO CHAPTER 472 OF THE FLORIDA STATUTES. NOT VALID UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

NOT VALID WITHOUT SHEETS 2 THROUGH 4 OF 4

**PREPARED FOR:**  
ORANGE COUNTY  
DEVELOPMENT ENGINEERING

<b>FIELD DATE:</b> 05/25/2023	<b>DATE:</b> 07/24/2023	<b>SECTION:</b> 7	<b>PUBLIC WORKS ENGINEERING DIVISION SURVEY SECTION</b>  4200 SOUTH JOHN YOUNG PARKWAY ORLANDO, FLORIDA 32839-9205 (407) 836-7861	<b>DRAWING SCALE:</b> N/A
<b>DRAWN BY:</b> C.WHITE		<b>TOWNSHIP:</b> 23S		<b>COUNTY PROJECT NUMBER</b> 9089
<b>CHECKED BY:</b> D.WHITTAKER	<b>REVISIONS:</b> 11/07/2023; 07/10/2024	<b>RANGE:</b> 31E		
<b>APPROVED BY:</b> D.WHITTAKER		<b>SHEET 1 OF 4</b>		

**SKETCH OF DESCRIPTION**

**PROJECT: ORANGE COUNTY EASTERN WATER FACILITY**

SPACE ABOVE RESERVED FOR RECORDING INFORMATION

**LEGAL DESCRIPTION:**

A PARCEL OF LAND LYING WITHIN THE NORTHWEST 1/4 SECTION 7, TOWNSHIP 23 SOUTH, RANGE 31 EAST, ORANGE COUNTY FLORIDA;


COMMENCE AT THE NORTHWEST CORNER OF SAID NORTHWEST 1/4 SECTION 7; THENCE RUN S00°04'15"W ALONG THE WEST LINE OF SAID NORTHWEST 1/4, FOR A DISTANCE OF 70.00 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF CURRY FORD ROAD, ACCORDING TO THE ORANGE COUNTY RIGHT OF WAY MAP FOR CURRY FORD ROAD, COUNTY PROJECT NUMBER Y2-810, PREPARED BY LOCHRANE ENGINEERING AND OFFICIAL RECORD BOOK 6091 PAGE 878, RECORDED IN THE PUBLIC RECORDS OF ORANGE COUNTY FLORIDA; THENCE DEPARTING SAID WEST LINE RUN ALONG SAID SOUTH RIGHT OF WAY LINE THE FOLLOWING THREE (3) COURSES AND DISTANCES: N89°45'44"E 403.01 FEET; THENCE S00°15'10"E 20.00 FEET; THENCE N89°45'44"E 28.62 FEET FOR A POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTH RIGHT-OF-WAY LINE RUN THE FOLLOWING FIVE (5) COURSES AND DISTANCES: N89°45'44"E A DISTANCE OF 28.03 FEET; THENCE S38°36'22"E A DISTANCE OF 19.13 FEET; THENCE N89°45'44"E A DISTANCE OF 45.97 FEET; THENCE N00°14'16"W A DISTANCE OF 32.00 FEET; THENCE N89°45'44"E A DISTANCE OF 26.01 FEET; THENCE DEPARTING SAID SOUTH RIGHT OF WAY LINE RUN S00°06'43"E A DISTANCE OF 164.34 FEET; THENCE RUN S20°59'40"W A DISTANCE OF 299.85 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 500.00 FEET; THENCE FROM A CHORD BEARING OF S07°41'46"W AND A CHORD DISTANCE OF 230.02 FEET, RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°35'47", FOR AN ARC DISTANCE OF 232.10 FEET TO A POINT OF NON TANGENCY; THENCE RUN S05°40'54"E A DISTANCE OF 61.81 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 279.00 FEET; THENCE FROM A CHORD BEARING OF S22°19'40"E AND A CHORD DISTANCE OF 159.93 FEET, RUN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 33°18'39", FOR AN ARC DISTANCE OF 162.21 FEET TO THE POINT OF TANGENCY; THENCE RUN S38°58'59"E

**LEGAL DESCRIPTION CONTINUED:**

A DISTANCE OF 73.78 FEET; THENCE RUN S50°21'47"E A DISTANCE OF 183.24 FEET; THENCE RUN S88°12'17"E A DISTANCE OF 53.96 FEET; THENCE RUN S00°12'24"W A DISTANCE OF 85.54 FEET; THENCE RUN S89°43'20"W A DISTANCE OF 15.24 FEET; THENCE RUN N68°26'37"W A DISTANCE OF 81.36 FEET; THENCE RUN N50°21'47"W A DISTANCE OF 215.57 FEET; THENCE RUN N73°28'25"W A DISTANCE OF 15.28 FEET; THENCE RUN S85°41'11"W A DISTANCE OF 44.97 FEET; THENCE RUN N15°42'57"W A DISTANCE OF 35.85 FEET; THENCE RUN N63°40'55"E A DISTANCE OF 35.83 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 347.00 FEET; THENCE FROM A CHORD BEARING OF N22°19'40"W AND A CHORD DISTANCE OF 198.91 FEET, RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 33°18'39", FOR AN ARC DISTANCE OF 201.74 FEET TO A POINT OF NON TANGENCY; THENCE RUN N05°40'54"W A DISTANCE OF 61.89 FEET TO A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 568.00 FEET; THENCE FROM A CHORD BEARING OF N07°41'46"E AND A CHORD DISTANCE OF 261.30 FEET, RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°35'47", FOR AN ARC DISTANCE OF 263.66 FEET TO THE POINT OF TANGENCY; THENCE RUN N20°59'40"E A DISTANCE OF 248.08 FEET; THENCE RUN N00°06'43"W A DISTANCE OF 137.63 FEET; THENCE RUN N82°03'21"W A DISTANCE OF 10.48 FEET; THENCE RUN N34°58'37"W A DISTANCE OF 33.94 FEET; THENCE RUN N00°06'00"W A DISTANCE OF 3.95 FEET TO THE POINT OF BEGINNING; CONTAINING 2.102 ACRES (91,546 SQUARE FEET) MORE OR LESS.

NOT VALID WITHOUT SHEETS 1, 3 AND 4 OF 4

PREPARED FOR:  
ORANGE COUNTY  
DEVELOPMENT ENGINEERING

FIELD DATE: 05/25/2023	DATE: 07/24/2023	SECTION: 7	PUBLIC WORKS ENGINEERING DIVISION SURVEY SECTION 4200 SOUTH JOHN YOUNG PARKWAY ORLANDO, FLORIDA 32839-9205 (407) 836-7951		DRAWING SCALE: N/A
DRAWN BY: C.WHITE		TOWNSHIP: 23S			COUNTY PROJECT NUMBER
CHECKED BY: D.WHITTAKER	REVISIONS: 11/07/2023; 07/10/2024	RANGE: 31E			9089
APPROVED BY: D.WHITTAKER		SHEET 2 OF 4			

**SKETCH OF DESCRIPTION**  
**PROJECT: ORANGE COUNTY EASTERN WATER FACILITY**

NOT PLATTED  
 ORB 10999, PAGE 4671

WEST LINE OF NW 1/4 SECTION 7, TWP 23S, RGE 31E

ORANGE COUNTY EASTERN WATER FACILITY  
 ORB 4486, PAGE 317

CONSERVATION EASEMENT  
 ORB 4830, PAGE 2473

CURVE DATA  
 R=568.00'  
 $\Delta = 26^{\circ}35'47''$   
 L=263.66'  
 CB=N07°41'46"E  
 CH=261.30'

CURVE DATA  
 R=500.00'  
 $\Delta = 26^{\circ}35'47''$   
 L=232.10'  
 CB=S07°41'46"W  
 CH=230.02'

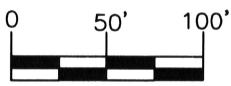
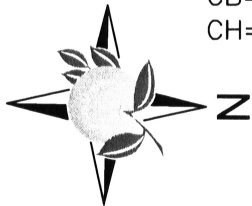
MATCHLINE SEE SHEET 4

PT  
 88.00'  
 N20°59'40"E 248.08'  
 DRAINAGE AND MAINTENANCE EASEMENT  
 PC  
 S20°59'40"W 299.85'

POB  
 N89°45'44"E 403.01'  
 S00°04'15"W 70.00'  
 S00°15'10"E 20.00'  
 N89°45'44"E 28.62'  
 N00°06'00"W 3.95'  
 N34°58'37"W 33.94'  
 N82°03'21"W 10.48'  
 N00°06'43"W 137.63'  
 S38°36'22"E 19.13'  
 N89°45'44"E 45.97'  
 S00°06'43"E 164.34'  
 N89°45'44"E 26.01'  
 N00°14'16"W 32.00'  
 SOUTH R/W LINE

POC  
 NW CORNER NW 1/4  
 SEC 7, TWP 23S, RGE 31E  
 CCR #76021  
 CURRY FORD ROAD NORTH LINE OF NW 1/4 SECTION 7, TWP 23S, RGE 31E  
 BEARING BASIS  
 N89°45'44"E  
 73' 55'

ORANGE COUNTY R/W MAP FOR  
 CURRY ROAD ROAD, COUNTY PROJECT No. Y2-810, PREPARED BY LOCHRANE ENGINEERING AND ORB 6091, PG 878  
 R/W WIDTH VARIES



SCALE: 1" = 100'

PREPARED FOR:  
 ORANGE COUNTY  
 DEVELOPMENT ENGINEERING

NOT VALID WITHOUT SHEETS 1, 2 AND 4 OF 4

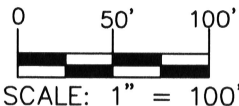
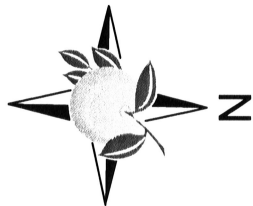
FIELD DATE: 05/25/2023	DATE: 07/24/2023	SECTION: 7	PUBLIC WORKS ENGINEERING DIVISION SURVEY SECTION 4200 SOUTH JOHN YOUNG PARKWAY ORLANDO, FLORIDA 32839-9205 (407) 836-7951	ORANGE COUNTY GOVERNMENT FLORIDA	DRAWING SCALE: 1"=100'
DRAWN BY: C.WHITE		TOWNSHIP: 23S			COUNTY PROJECT NUMBER
CHECKED BY: D.WHITTAKER	REVISIONS: 11/07/2023; 07/10/2024	RANGE: 31E			9089
APPROVED BY: D.WHITTAKER		SHEET 3 OF 4			

**SKETCH OF DESCRIPTION**  
**PROJECT: ORANGE COUNTY EASTERN WATER FACILITY**

CHICKASAW WOODS  
 FIRST ADDITION  
 PB 6, PAGE 17

NOT PLATTED  
 ORB 10999, PAGE 4671

WEST LINE OF NW 1/4 SECTION 7, TWP 23S, RGE 31E



ORANGE COUNTY EASTERN WATER FACILITY  
 ORB 4486, PAGE 317

CONSERVATION EASEMENT  
 ORB 4830, PAGE 2473

CURVE DATA  
 R=568.00'  
 $\Delta = 26^{\circ}35'47''$   
 L=263.66'  
 CB=N07°41'46"E  
 CH=261.30'

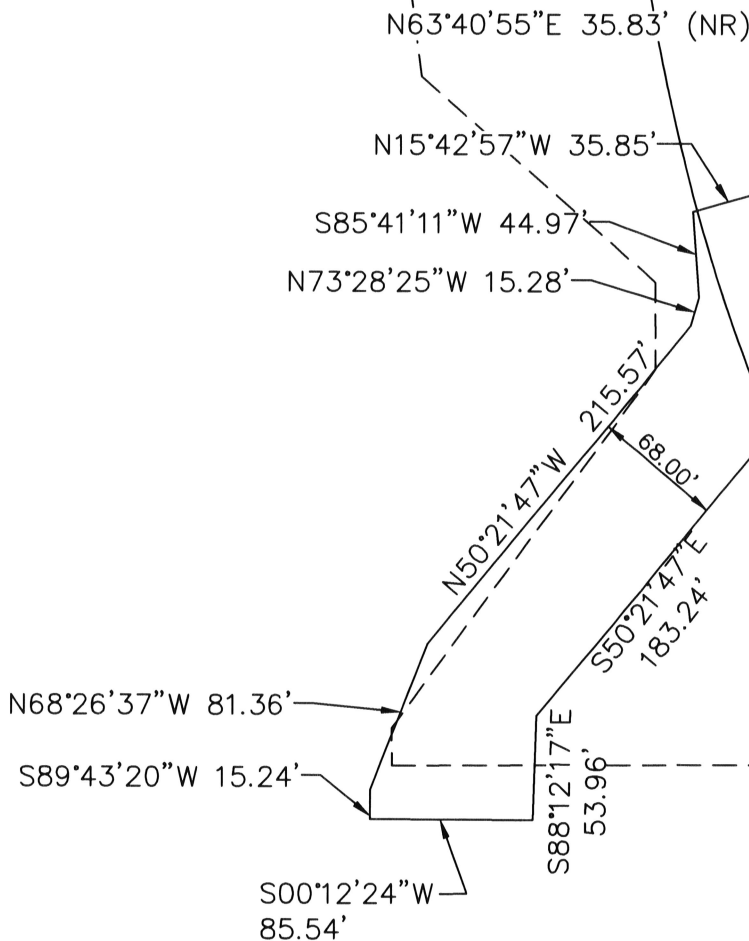
CURVE DATA  
 R=347.00'  
 $\Delta = 33^{\circ}18'39''$   
 L=201.74'  
 CB=N22°19'40"W  
 CH=198.91'

DRAINAGE AND MAINTENANCE EASEMENT

CURVE DATA  
 R=500.00'  
 $\Delta = 26^{\circ}35'47''$   
 L=232.10'  
 CB=S07°41'46"W  
 CH=230.02'

CURVE DATA  
 R=279.00'  
 $\Delta = 33^{\circ}18'39''$   
 L=162.21'  
 CB=S22°19'40"E  
 CH=159.93'

MATCHLINE SEE SHEET 3



NOT VALID WITHOUT SHEETS 1 THROUGH 3 OF 4

PREPARED FOR:  
 ORANGE COUNTY  
 DEVELOPMENT ENGINEERING

FIELD DATE: 05/25/2023  
 DRAWN BY: C.WHITE  
 CHECKED BY: D.WHITTAKER  
 APPROVED BY: D.WHITTAKER

DATE: 07/24/2023  
 REVISIONS: 11/07/2023;  
 07/10/2024

SECTION: 7  
 TOWNSHIP: 23S  
 RANGE: 31E  
 SHEET 4 OF 4

PUBLIC WORKS  
 ENGINEERING DIVISION  
 SURVEY SECTION  
 4200 SOUTH JOHN YOUNG PARKWAY  
 ORLANDO, FLORIDA 32839-9205  
 (407) 836-7951



DRAWING SCALE:  
 1"=100'  
 COUNTY PROJECT  
 NUMBER  
 9089