

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

Tara Petersen, 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 30-22-31-0000-00-007

**Instrument:** 7006C.1

**Project:** Econlockhatchee Trail (Lake Underhill Rd to S.R. 50)

**THIS IS A DONATION**

**TEMPORARY CONSTRUCTION EASEMENT**

For and in consideration of \$1.00, other valuable considerations, and of the benefits accruing to us, we, PGORL RE LLC, a Florida limited liability company, whose address is 2033 Main Street, Suite 300, Sarasota, Florida 34237, GRANTOR, do hereby give, grant, bargain, and release to ORANGE COUNTY, a charter county and political subdivision of the state of Florida, whose address is P.O. Box 1393, Orlando, Florida 32802-1393, GRANTEE, a temporary non-exclusive easement with full authority to enter upon the following lands as described in the foregoing attached **Schedule "A"** ("**Easement Area**") for the purpose of constructing facilities that will be located within the adjacent right-of-way or easement. At all times during construction the GRANTEE will maintain access to the GRANTOR'S remaining lands.

AFTER THE construction on the Parcel is completed, the GRANTEE shall restore the Parcel to a same or similar condition as the one existing before being disturbed by the GRANTEE.

THIS EASEMENT shall expire upon the completion of the construction on the project adjacent to the Easement Area or after seven (7) years, whichever occurs first.

REMAINDER OF PAGE INTENTIONALLY LEFT BLANK

*{signature on following page}*

Instrument: 7006C.1  
Project: Econlockhatchee Trail (Lake Underhill Rd to S.R. 50)

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be signed in its name.

Signature of TWO witnesses and their mailing addresses are required by Florida law, F.S. 695.26

WITNESS #1

Steve Andrew Cochran  
Signature

Steve Andrew Cochran  
Print Name

Mailing Address: 1874 Meeting Place

City: Orlando State: FL

Zip Code: 32814

PGORL RE LLC,  
a limited liability company

By: Florida Convalescent Centers, Inc.,  
a Florida corporation, as Manager

Doug Hauke  
Signature

Doug Hauke  
Print Name

Sr. Director of Property Management  
Title

WITNESS #2

Eric K. Kingham  
Signature

Eric K. Kingham  
Print Name

Mailing Address: 654 N. Econlockhatchee Trail

City: Orlando State: FL

Zip Code: ~~32828~~ 32825

STATE OF Florida  
COUNTY OF Orange

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 18th day of November, 2025, by Doug Hauke, as Sr. Director of Prop. Mgmt., of Florida Convalescent Centers, Inc., a Florida corporation, as Manager of PGORL RE LLC, a Florida limited liability company. The individual  is personally known to me or  has produced FL Driver License as identification.

(Notary Stamp)

Steve Andrew Cochran  
Notary Signature

Steve Andrew Cochran  
Print Notary Name

Notary Public of: Florida

My Commission Expires: 11/7/2028



STEVE ANDREW COCHRAN  
Commission # HH 569022  
Expires November 7, 2028

Instrument: 7006C.1

Project: Econlockhatchee Trail (Lake Underhill Rd to S.R. 50)

**JOINDER AND CONSENT TO TEMPORARY CONSTRUCTION EASEMENT**

The undersigned hereby certifies that it is the holder of the following mortgage, lien, or other encumbrance upon the above described Temporary Construction Easement: (i) that certain Mortgage, Security Agreement and Fixture Filing executed by PGWPB RE LLC, a Florida limited liability company, PGJAX RE LLC, a Florida limited liability company, PGTPA RE LLC, a Florida limited liability company, and PGORL RE LLC, a Florida limited liability company, in favor of Regions Bank recorded March 21, 2024, as Official Records Document No. 20240168672; (ii) that certain Collateral Assignment of Leases and Rental Income executed by PGWPB RE LLC, a Florida limited liability company, PGJAX RE LLC, a Florida limited liability company, PGTPA RE LLC, a Florida limited liability company, and PGORL RE LLC, a Florida limited liability company, in favor of Regions Bank, recorded March 21, 2024, as Official Records Document No. 20240168673; and (iii) that certain Subordination and Collateral Access Agreement executed by PGWPB RE LLC, a Florida limited liability company, PGJAX RE LLC, a Florida limited liability company, PGTPA RE LLC, a Florida limited liability company, and PGORL RE LLC, a Florida limited liability company, in favor of Regions Bank, recorded March 21, 2024, as Official records Document No. 20240168674, all of the Public Records of Orange County, Florida and that the undersigned hereby joins in and consents to the execution and recording of the foregoing Temporary Construction Easement, and agrees that its mortgage, lien, or other encumbrance, as they have been, and as they may be, modified, amended, and/or assigned from time to time, shall be subordinated to the Temporary Construction Easement, as said easement may be modified, amended, and/or assigned from time to time.

**REMAINDER OF PAGE INTENTIONALLY LEFT BLANK**

*{Signature on following page}*

Instrument: 7006C.1  
Project: Econlockhatchee Trail (Lake Underhill Rd to S.R. 50)

Signature of **TWO** witnesses and their mailing addresses are required by Florida law, F.S. 695.26

[Signature]  
WITNESS #1  
Signature

Stephanie Masson  
Print Name

Mailing Address: 100 N. Tampa St Ste 3100

City: Tampa State: FL

Zip Code: 33602

[Signature]  
WITNESS #2  
Signature

John Hawke  
Print Name

Mailing Address: 100 N. Tampa St. Ste 3100

City: Tampa State: FL

Zip Code: 33602

STATE OF Florida  
COUNTY OF Hillsborough

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 10 day of February, 2026, by Amber Crosby, as Senior Vice President, of Regions Bank, an Alabama corporation, on behalf of the corporation. The individual  is personally known to me or  has produced Driver's License as identification.

(Notary Stamp)

Regions Bank,  
an Alabama Corporation

By: [Signature]  
Signature

Amber H. Crosby  
Print Name

SVP  
Title

Mailing Address: 100 N Tampa St STE 3400

City: Tampa State: FL

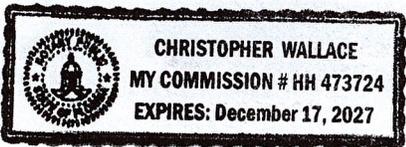
Zip Code: 33602

[Signature]  
Notary Signature

Christopher Wallace  
Print Notary Name

Notary Public of: Regions Bank

My Commission Expires: 12/17/2027



**SCHEDULE "A"  
LEGAL DESCRIPTION  
Parcel 7006C**

SEE SHEET 2 OF 2 FOR SKETCH OF DESCRIPTION

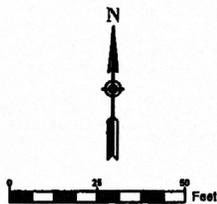
A portion of that parcel of land as described in Official Record Book 9649, page 2428 of the Public Records of Orange County, Florida, being more particularly described as follows:

Commence at the Northeast corner of the Northwest 1/4 of Section 30, Township 22 South, Range 31 East, Orange County, Florida, thence run S 00°24'07" E along the East line of said Northwest 1/4 of Section 30 for a distance of 680.73 feet; thence departing said East line of Section, thence run S 87°29'31" W for a distance of 58.54 feet to a point lying on the West right of way line of Econlockhatchee Trail; also being the West line of Official Record Book 10507, page 8426 of the Public Records of Orange County, Florida; thence run N 00°24'07" W along the said West right of way line of Econlockhatchee Trail for a distance of 22.03 feet to the Point of Beginning; thence continue N 00°24'07" W along said West right of way line for a distance of 279.10 feet; thence departing said West right of way line, thence run S 87°29'31" W for a distance of 18.01 feet; thence run S 00°24'07" E for a distance of 279.10 feet; thence run N 87°29'31" E for a distance of 18.01 feet to the Point of Beginning.

Containing 5,023.80 square feet, or 0.12 acres, more or less.

PREPARED FOR: Engineering Design Section		ORANGE COUNTY PUBLIC WORKS ENGINEERING DIVISION		
DRAWN BY: Washington	DATE: 3/19/17	SECTION: 30		DRAWING SCALE: NTS
CHECKED BY: Daynes	JOB No: 7962	TOWNSHIP: 22		PROJECT NUMBER
APPROVED BY: Daynes	DRAWING FILE: 7962 Palm Gardens Easements	RANGE: 31		7962
REVISION DATE: 10/25/17		SHEET 1 OF 2		
		SURVEY SECTION 4200 SOUTH JOHN YOUNG PARKWAY ORLANDO, FLORIDA 32839-9205 (407) 836-7940		

# SCHEDULE "A" SKETCH OF DESCRIPTION Parcel 7006C



PALM GARDEN  
NURSING HOME  
OFFICIAL RECORD BOOK 9649,  
PAGE 2428

WEST RIGHT OF WAY LINE  
AND WEST LINE OF  
OFFICIAL RECORD BOOK  
10507, PAGE 8426

S87° 29' 31"W  
18.01'

18.00'

S00° 24' 07"E 279.10'

OFFICIAL RECORD BOOK 10507, PAGE 8426

N00° 24' 07"W 279.10'

10.51'

48.00'

30.00'

OFFICIAL RECORD BOOK 3918, PAGE 1152

EAST LINE  
OF PARCEL

S00° 24' 07"E 680.73'

POINT OF  
COMMENCEMENT  
NE CORNER OF  
NW 1/4 OF  
SECTION 30-22-31

ECONLOCKHATCHEE TRAIL

N87° 29' 31"E  
18.01'

SOUTH LINE OF  
OFFICIAL RECORD  
BOOK 9649, PAGE 2428

POINT OF  
BEGINNING

N00° 24' 07"W  
22.03'

S87° 29' 31"W  
58.54'

I HEREBY AFFIRM THAT THIS SKETCH OF DESCRIPTION REPRESENTED HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. IT HAS BEEN PREPARED IN ACCORDANCE WITH THE STANDARDS SET FORTH IN CHAPTER 5A-17, F.A.C., PURSUANT TO CHAPTERS 17 AND 472 OF THE FLORIDA STATUTES AND IN ACCORDANCE WITH THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND AN INSTRUMENT DRAWING SKETCH ONLY. ORIGINAL INFORMATIONAL PURPOSES ONLY. THIS IS NOT VALID.

DATE: 10/26/17  
STATE OF FLORIDA LICENSE NO. 5479

SKETCH AND DESCRIPTION  
THIS IS NOT A SURVEY. NOR HAS FIELD WORK BEEN PERFORMED IN ACCORDANCE WITH 5A-17, FLORIDA ADMINISTRATIVE CODE FOR PREPARATION OF THIS DRAWING.

**NOTES:**

1. BEARINGS ARE BASED ON THE EAST LINE OF THE NW 1/4 SECTION 30, TOWNSHIP 22 SOUTH, RANGE 31 EAST, BEING S 00°24'07" E (ASSUMED).
2. THIS SKETCH OF DESCRIPTION AND LEGAL DESCRIPTION WAS PREPARED BY ORANGE COUNTY ENGINEERING DIVISION, SURVEY SECTION.
3. THERE MAY BE OTHER RECORDS DOCUMENTS FOUND IN ORANGE COUNTY RECORDS AFFECTING THIS PROPERTY, A COMPLETE TITLE RECORD SEARCH WAS NOT PERFORMED.

**LEGEND**

- CHANGE IN DIRECTION, NO POINT SET

SEE SHEET 1 OF 2 FOR LEGAL OF DESCRIPTION

PREPARED FOR:  
Engineering -  
Design Section

DRAWN BY: Washington

DATE: 3/19/17

SECTION: 30

PUBLIC WORKS  
ENGINEERING DIVISION  
SURVEY SECTION



DRAWING SCALE:  
1"=50'

CHECKED BY: Daynes

JOB No: 7962

TOWNSHIP: 22

4200 SOUTH JOHN YOUNG PARKWAY  
ORLANDO, FLORIDA 32839-9205  
(407) 836-7940

PROJECT NUMBER

APPROVED BY: Daynes

DRAWING FILE:  
7962 Palm Gardens  
Easements

RANGE: 31

SHEET 2 OF 2

7962

REVISION DATE: 10/26/17