

HOLD HARMLESS COVENANT

This **Hold Harmless Covenant** is hereby granted this _____ day of _____, 2019, by **2018 LEILA JAX LLC**, whose address is 151 Sawgrass Corners Drive, Suite 202, Ponte Vedra, FL 32082 (Grantor) in favor of the **CITY OF JACKSONVILLE**, a Municipal Corporation, whose mailing address is 117 Duval Street West, Jacksonville, FL 32202 (City).

IN CONSIDERATION for the closure and/or abandonment, by **CITY ORDINANCE** _____, a copy of which is attached hereto and incorporated by reference, located at May Street in Council District 7, and established in the Former Official Public Records of Duval County, Florida in Deed Book AJ, Page 722.

2018 LEILA JAX LLC, Grantor, its successors and assigns, holds harmless, indemnifies, and will defend **CITY OF JACKSONVILLE**, its members, officials, officers, employees, and agents against any claim, action, loss, damage, injury, liability, cost and expense of whatever kind or nature (including, but not by way of limitation, attorney fees and court costs) arising out of injury (whether mental or corporeal) to persons, including death, or damage to property, arising out of or incidental to the use of the abandoned right-of-way areas, more particularly described in **Exhibit "A,"** attached hereto, including but not limited to such injuries or damages resulting from flooding or erosion. This **Hold Harmless Covenant** shall run with the real property described in **Exhibit "A."** The adjacent property owner(s) who acquire the property as a result of the abandonment shall be responsible for maintaining the property.

Furthermore, the Property shall remain totally unobstructed by any permanent improvements that may impede the use by JEA of their reserved easement rights under the provisions of the reserved easement. The construction of driveways and the installation of fences, hedges, and landscaping is permissible but subject to removal or damage by JEA at the expense of the Grantor, its successors and assigns, for any repairs to or replacement of the improvements. Grantor, its successors and assign, indemnify, defend, and hold JEA harmless from, any and all loss, damage, action, claim, suit, judgment, cost, or expense for injury to persons (including death) or damage to property and improvements (including destruction), in any manner resulting from or arising out of the installation, replacement, maintenance or failure to maintain, use existences, ore removal of any improvements placed within the easement area by Grantor, its successors and assigns, and JEA's exercise of their rights in the reserved easement.

**Signed and Sealed
in Our Presence:**

**GRANTOR:
2018 LEILA JAX LLC**

(Sign) _____
(Print) _____

(Sign) _____
(Print) _____

Its Managing Member

(Sign) _____
(Print) _____

**STATE OF FLORIDA
COUNTY OF DUVAL**

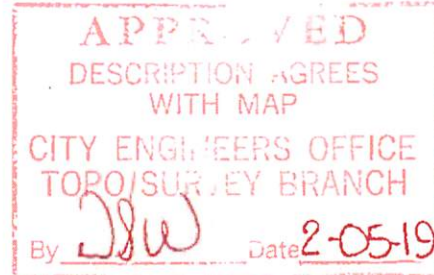
The foregoing was acknowledged before me this _____ day of _____, 2019 by _____, Managing Member, on behalf of **2018 LEILA JAX LLC**. Such person is personally known to me or produced _____ as identification.

**NOTARY PUBLIC
State of Florida**

SKETCH FOR DESCRIPTION

(NOT A FIELD SURVEY)

EXHIBIT "A"
SHEET 1 OF 2



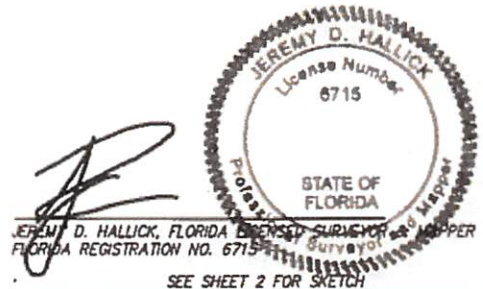
LEGAL DESCRIPTION:

THAT PORTION OF MAY STREET, AS BOUNDED ON THE WEST BY NORTHERLY EXTENSION OF THE WESTERLY LINE OF LOT 2, BLOCK 6 AND ON THE EAST BY THE WESTERLY RIGHT-OF-WAY LINE OF LEILA STREET, BROOKLYN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN DEED BOOK AJ, PAGE 723, OF THE FORMER PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEASTERLY CORNER OF LOT 1, BLOCK 5 OF SAID BROOKLYN; THENCE RUN SOUTH 35°33'52" EAST, ALONG THE WESTERLY LINE OF LEILA STREET (A 33.00 FOOT WIDE PUBLIC RIGHT-OF-WAY), A DISTANCE OF 210.04 FEET TO THE SOUTHEASTERLY CORNER OF LOT 8, BLOCK 5 OF SAID BROOKLYN AND THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 35°33'52" EAST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 33.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID MAY STREET; THENCE DEPARTING SAID WESTERLY RIGHT-OF-WAY LINE, RUN SOUTH 54°49'48" WEST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 210.04 FEET TO THE WESTERLY LINE OF SAID LOT 2, BLOCK 6 AND A POINT ON THE EASTERLY LINE OF THAT PORTION OF MAY STREET AS CLOSED BY ORDINANCE 2013-288-E, RECORDED IN OFFICIAL RECORDS BOOK 16542, PAGE 623, OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA; THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY LINE, RUN NORTH 35°34'18" WEST, ALONG SAID EASTERLY LINE, A DISTANCE OF 33.00 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID MAY STREET; THENCE DEPARTING SAID EAST LINE, RUN NORTH 54°49'48" EAST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 210.04 FEET TO THE POINT OF BEGINNING.

SAID LANDS CONTAINING 0.16 ACRES, MORE OR LESS.

12/11/2018
DATE



JEREMY D. HALLICK, FLORIDA ENGINEER, SURVEYOR AND MAPPER
FLORIDA REGISTRATION NO. 6715

SEE SHEET 2 FOR SKETCH

GENERAL NOTES

1. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. THIS SKETCH PREPARED FOR DESCRIPTION PURPOSES ONLY AND DOES NOT REPRESENT A SURVEY.
3. BEARINGS ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NORTH AMERICAN DATUM OF 1983 WITH 2011 ADJUSTMENT. AS A REFERENCE FOR THIS SKETCH, THE WESTERLY RIGHT-OF-WAY LINE OF LEILA STREET HAS A BEARING OF SOUTH 35°33'52" EAST.
4. UNDERLYING LOTS SHOWN HEREON ARE PER PLAT OF BROOKLYN, RECORDED IN PLAT BOOK AJ, PAGE 723, OF THE FORMER PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.



**FORNER
BERLEY**
AND ASSOCIATES, INC.

▲ ENGINEERS
▲ SURVEYORS
▲ PLANNERS
LB 4709

4400 NE 83RD ROAD - BLDGWOOD, FL 34785 - (352) 748-3128

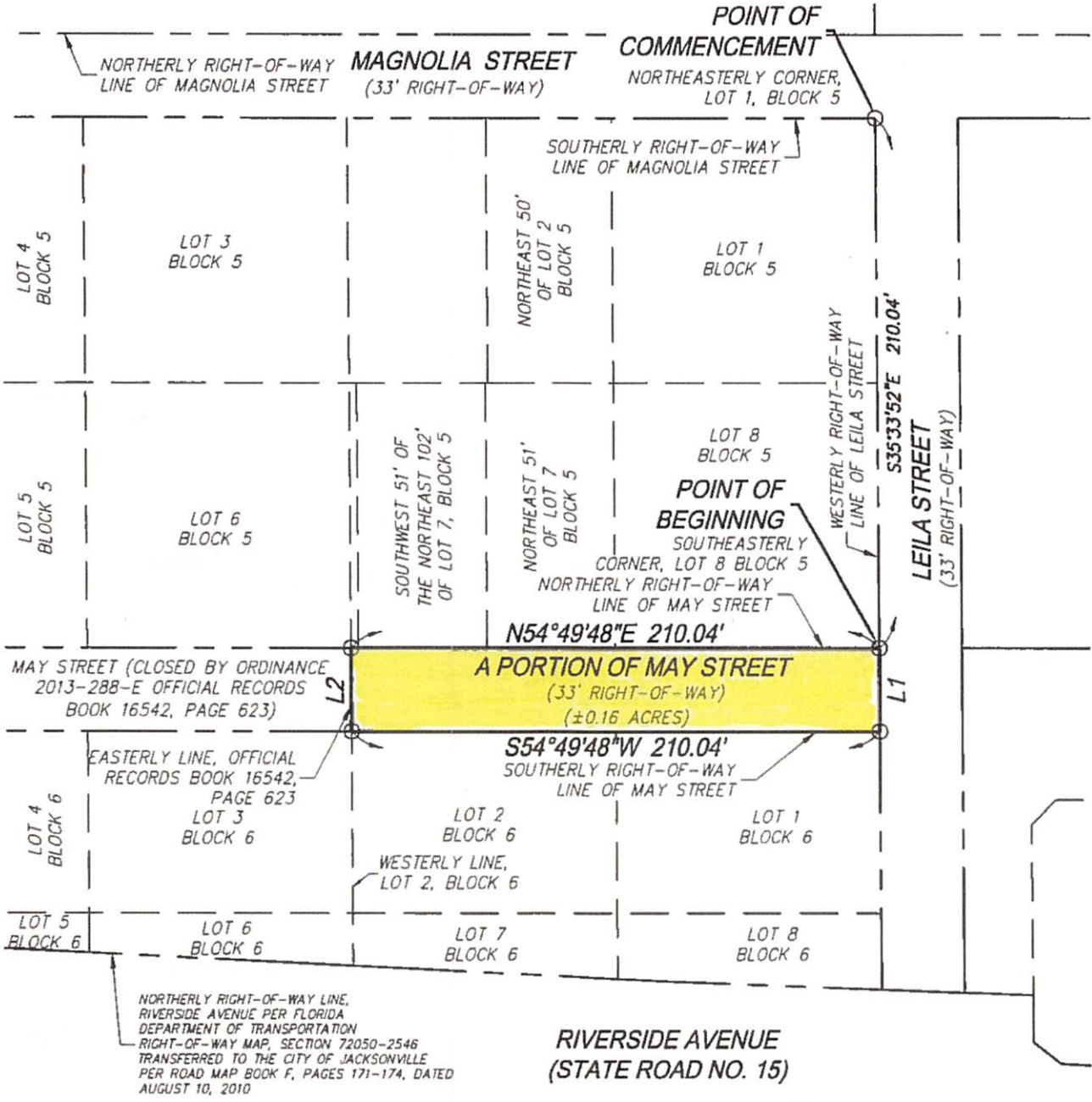
Survey name: S:\SURVEY NEW\DUVAL\University-Brooklyn\COR-20\FILES\INTERPOLAR-BROOKLYN-MAY STREET RW SOURCE\CH.dwg Plot Sketch Dec 11, 2018 10:51am by jhallick

SKETCH FOR DESCRIPTION

(NOT A FIELD SURVEY)

EXHIBIT "A"
SHEET 2 OF 2

Drawing name: S:\SURVEY\NEW SURVEY\DUVAL\WATERVILLE\CHLAD\FILES\WATERVILLE-BROOKLYN\MAY STREET R/W SURVEY\CHLAD.dwg 8.5x11 Sketch Dec 11, 2018 10:54am by jhalick



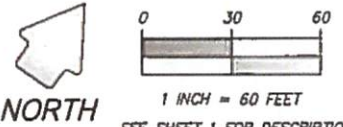
MAY STREET (CLOSED BY ORDINANCE 2013-288-E OFFICIAL RECORDS BOOK 16542, PAGE 623)

EASTERLY LINE, OFFICIAL RECORDS BOOK 16542, PAGE 623

WESTERLY LINE, LOT 2, BLOCK 6

NORTHERLY RIGHT-OF-WAY LINE, RIVERSIDE AVENUE PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP, SECTION 72050-2546 TRANSFERRED TO THE CITY OF JACKSONVILLE PER ROAD MAP BOOK F, PAGES 171-174, DATED AUGUST 10, 2010

RIVERSIDE AVENUE
(STATE ROAD NO. 15)



LEGEND:

- CHANGE IN DIRECTION
- L1 LINE TAG LABEL (SEE LINE TABLE)

LINE TABLE		
LINE	BEARING	LENGTH
L1	S35°33'52"E	33.00'
L2	N35°34'18"W	33.00'

**FORNESS
ORSLEY
AND ASSOCIATES, INC.**

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