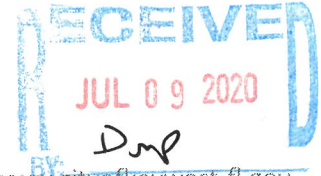


# **Application**



# Application for Easement

City of Key West, Florida • Planning Department  
1300 White Street • Key West, Florida 33040 • 305-809-3764 • www.cityofkeywest-fl.gov



**Application Fee: \$2,400.00**

(includes \$200.00 advertising/noticing fee and \$100.00 fire review fee)  
(\$500.00 for each additional easement for same parcel)

Please complete this application and attach all required documents. This will help staff process your request quickly and obtain necessary information without delay. If you have any questions, please call 305-809-3764.

### PROPERTY DESCRIPTION:

Site Address: 427 Catherine Street, Key West, FL 33040  
Zoning District: HRCC-3 Real Estate (RE) #: 00027960-000000  
Property located within the Historic District?  Yes  No

### APPLICANT: Owner Authorized Representative

Name: Lewis + Susan Haskell  
Mailing 324 Julia Street Address:  
City: Key West, FL State: FL 33040 Zip:  
Home/Mobile Phone: (858)353-3949 Office: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: aKeywestvacation@gmail.com

### PROPERTY OWNER: (if different than above)

Name: \_\_\_\_\_  
Mailing \_\_\_\_\_ Address:  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip:  
Home/Mobile Phone: \_\_\_\_\_ Office: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

Description of requested easement and use: See typed description please

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Are there any easements, deed restrictions or other encumbrances attached to the property?  Yes  No

If yes, please describe and attach relevant documents: See typed description please  
+ Boundary Agreement + Perpetual Easement

---

**REQUIRED SUBMITTALS:** All of the materials listed below must be submitted in order to have a complete application. Applications will not be processed until all materials are provided. Please submit one (1) paper copy of the materials to the Planning Department along with one (1) electronic copy of materials on a flash drive.

- Correct application fee. Check may be payable to "City of Key West."
- Notarized verification form signed by property owner or the authorized representative.
- Notarized authorization form signed by property owner, if applicant is not the owner.
- Certificate of Liability Insurance with the City of Key West listed as additional Certificate Holder.
- Copy of recorded warranty deed
- Monroe County Property record card
- Signed and sealed Specific Purpose Survey with the legal description of the easement area requested and naming the property owner and/or entity and the City of Key West on the document.
- Photographs showing the proposed area



## THE CITY OF KEY WEST

Post Office Box 1409 Key West, FL 33041-1409 (305) 809-3700

Provision of affidavits to support the existence of a unit is allowed, but cannot be the sole record upon which a decision is based. Provision of documents is the responsibility of the applicant. The city planner's decision shall be rendered to the department of economic opportunity for a determination of consistency with the principals for guiding development.

After review of your application considering these criteria, coupled with a site visit on June 21, 2019, it is my determination that you have established that two units exist on the property. Rental records included with the LUD application show the previously unrecognized unit was rented transiently on or about April 1, 2010, therefore, the unit will be licensed by the city. This is a net change to one transient unit plus one non-transient unit where just one non-transient unit was previously recognized.

In order for your unit to be legally recognized, the Key West Code of Ordinances requires the following additional criteria be met:

- ✓ a. The applicant satisfies the building department that the unit meets the Florida Building Code, through as-built certifications or other means acceptable to the building official; and
- ✓ b. Fees: All back-fee payments shall be paid current and in full, from the date determined to be the established date of the unit. All impact fees shall be paid in full for units determined to have been established after the implementation of the Impact Fee Ordinance (January 1, 1985).
- ✓ c. Occupational license with the city is updated, and street addresses are assigned commensurate with the updated unit count.
- ✓ d. Applications received after May 2, 2017, must demonstrate that the unit sought to be established hereunder is or has been legally permissible under the current or any former zoning requirements of the applicable district in which the unit is located.

✓ In addition, an easement agreement is required to address the encroachment of an existing open porch and a planter on the front of the principle structure and a wood fence with gate running parallel to Catherine Street as shown on the boundary survey report.

Under separate letter, you will receive a calculation of the back-fee payments due. This letter should be sent to you within a maximum of 60 days of the receipt of this correspondence.

While the City of Key West recognizes the unit contingent upon fulfillment of the five additional requirements above, the City Code also mandates that we render our decision to the Department of Economic Opportunity in Tallahassee for a determination of consistency with the Principals for Guiding Development. If the Department makes a finding that this determination is consistent with the Principals, you will have 180 days from the Department's finding to meet the criteria described in a., b., c., and d. above.

Sincerely,

Roy Bishop  
Planning Director

Dated: 11/25/19

## **Application of Easement**

### **Page 1**

#### **Description of requested easement and use**

The easement requested is for 66 square feet across the front of the house. This area is part of the original structure as it was built in 1923 and per the 1956 photo showing the open porch. The easement request also includes the existing concrete and brick planter which is tied in to the concrete support of the original porch columns and covers the original 1923 concrete steps up to the porch and protects the front wall of the house. We bought the home in 2002 with the porch already enclosed and the planter in place so we are not sure when the porch was enclosed and the concrete planter added.

### **Page 2**

#### **Existing easements**

There are 2 boundary agreements and perpetual easements that were part of the buying agreement. The "Parcel A" easement was for the spa already in place and the surrounding decking and back gate to the property from the alley behind the commercial 1128/1130 Duval Street. "Parcel B" is allowing us access to the alley to our shed, airconditioners and water heater as necessary.

## BOUNDARY AGREEMENT AND PERPETUAL EASEMENT

THIS BOUNDARY AGREEMENT AND PERPETUAL EASEMENT made on this 13<sup>th</sup> day of September, 2002, by JOAN ROBYN BROWN, a married woman, also known as **JOAN ROBYN SPINA**, also known as **JOAN SPINA**, also known as **JOAN BROWN-CESSNA**, also known as **JOAN CESSNA**, whose address is: 7832 Sonoma Springs Circle, Apt. 204, Lake Worth, Florida 33463, hereinafter referred "GRANTOR", and

**LEWIS C. HASKELL and SUSAN M. HASKELL, a married couple**, whose address is 5859 Lake Kessler court, Indianapolis, Indiana 46226, hereinafter referred to as "GRANTEE".

### RECITALS

1. GRANTOR is the owner of two parcels of real property located in Key West, Monroe County, Florida; to wit, single family residence located at 427 Catherine Street, Key West, Florida and mixed use/commercial property located at 1128/1130 Duval Street, Key West, Florida. The legal descriptions for each parcel are as follows:

Street Address: 427 Catherine Street, Key West, Florida

Legal Description: A parcel of land on the Island of Key West, Monroe County, Florida, being a part of Lot 1 in Square 6 of Tract 11 according to Charles W. Tift's Map as recorded in Deed Book "L" at page 433 of the Public Records of Monroe County, said parcel being described as follows: Commence at the intersection of the Northwesterly right of way line of Catherine Street with the Southwesterly right of way line of Duval Street and run thence Southwesterly along the right of way line of the said Catherine Street for a distance of 81.50 feet to the POINT OF BEGINNING of the parcel of land being described herein; thence continue Southwesterly along the right of way line of the said Catherine Street for a distance of 23.50 feet; thence Northwesterly and at right angles for a distance of 63.59 feet; thence Northeasterly and at right angles for a distance of 23.50 feet; thence Southeasterly for a distance of 63.59 feet back to the Point of Beginning.

Street Address: 1128/1130 Duval Street, Key West, Florida

Legal Description: Part of Lot One (1) in Square Six (6) of Tract Eleven (11) according to Charles W. Tift's map or plan of the city and Island of Key West and being more particularly described as follows: COMMENCING at the corner of Duval and Catherine Streets and running thence in a N.W.'ly direction along the S.W.'ly side of Duval Street Sixty-four (64) feet and Two (2) inches;

thence at right angles in a S.W.'ly direction Eighty-one (81) feet, Six (6) inches; thence at right angles in a S.E.'ly direction Sixty-four (64) feet and Two (2) inches to the N.W.'ly side of Catherine Street; thence at right angles in a N.E.'ly direction along Catherine Street Eighty-one (81) feet, Six (6) inches to the Point of Beginning.

2. Said parcels share a common boundary on the northeast boundary line of 427 Catherine Street and the southwest boundary line of 1128/1130 Duval Street.
3. Grantor has agreed to sell and Grantee has agreed to purchase property located at 427 Catherine Street, Key West, Florida.
4. According to the survey dated September 9, 2002, performed by Thomas A. Norby, Professional Land Surveyors, Norby and Associates, Inc., Florida Registration #5234, there are certain encroachments impeding the marketability of title to the respective parcels. A copy of the survey is attached hereto and incorporated by reference.

#### BOUNDARY AGREEMENT AND GRANT OF EASEMENT

5. Grantor hereby grants and conveys to Grantee, his/her heirs, successors-in-interest and assigns, a perpetual easement for the use of the existing improvements (fence, deck and hot tub) on the following real property described as "PARCEL A". Grantor reserves to Grantor, his/her heirs, successors-in-interest and assigns, the right to enter upon "PARCEL A" at times reasonable and upon prior notice, for the purpose of repairs and maintenance to the southwesterly exterior of the two-story CBS and frame building located at 1128/1130 Duval Street, Key West. The legal description for "PARCEL A" is attached hereto and incorporated by reference.
6. Grantee hereby grants and conveys to Grantor, his/her heirs, successors-in-interest and assigns, a perpetual easement for ingress and egress purposes the existing paved walkway located on the real property described as "PARCEL B" having as its southwesterly border the northeasterly face of the one-story frame residence located at 427 Catherine Street, Key West, Florida and having as its northwesterly border the northwesterly boundary line. Grantee reserves to Grantor, his/her heirs, successors-in-interest and assigns, the right to enter upon "PARCEL B" at all times reasonable for the purpose of repairs and maintenance to the northeasterly exterior of the one-story frame residence located at 427 Catherine Street, and for the purpose of repairs or replacement of the existing hot water heater and two air conditioning units located in an existing shed at the northwest end of said "PARCEL B". Further, Grantor grants to Grantee the right to utilize without notice for emergency purposes the existing front gate and the existing paved walkway located between the one-story frame residence at 427 Catherine Street and the two-story CBS structure located at 1128/1130 Duval Street and to utilize same upon reasonable prior notice to Grantor for the purpose of repairs and maintenance of the facade and for service or replacement of existing utility services and equipment at 427 Catherine Street.
7. Grantor hereby agrees to remove within 90 days of closing, those certain wood-frame storage sheds (excluding the northwesterly shed housing Grantee's existing hot water heater and two air conditioning units) used by Grantor and Grantor's third-party tenants and located upon the real property described in "PARCEL B". Said sheds abut the northeasterly face of the one-story frame residence located at 427 Catherine Street, Key West, Florida. The costs for demolition and removal of the sheds shall be shared equally by the Grantor and Grantee. The parties hereby agree that at closing, the closing agent shall escrow \$2,500 from each party (\$5,000 total escrow funds) for the purpose of securing demolition and removal of the sheds. The closing agent

is hereby instructed without further consent to pay those fees and costs charged by the Grantor's contractor/agent for removal of the sheds and disposal of the shed materials. Further, the closing agent is hereby instructed without further consent to refund equally to the parties (50%/50%) any escrow balance remaining after payment for completion of the demolition and removal of the sheds. In the event additional funds are required to complete this work, each party agrees to contribute equally to said reasonable additional costs or fees.

"PARCEL "A": A parcel of land on the Island of Key West, Monroe County, Florida, being a part of Lot 1 in Square 6 of Tract 11 according to Charles W. Tift's Map as recording in Deed Book "L" at Page 433 of the Public Records of Monroe County, said parcel being more particularly described by metes and bounds as follows: COMMENCE at the intersection of the NW'ly right of way line of Catherine Street with the SW'ly right of way line of Duval Street and run thence SW'ly along the NW'ly right of way line of the said Catherine Street for a distance of 81.50 feet to the SW'ly boundary line of the lands described in Official Record Book 1569 at Page 12; thence NW'ly and at right angles along the SW'ly boundary line of the said lands for a distance of 47.09 feet to the SE'ly face of an existing wooden deck, said point being the Point of Beginning of the parcel of land being described herein: thence continue NW'ly along the previously mentioned course for a distance of 17.08 feet to the NW'ly boundary line of the lands described in said O.R. Book 1569 at Page 12; thence NE'ly and at right angles along the NW'ly boundary line of the said lands for a distance of 5.50 feet; thence SE'ly and at right angles along the SW'ly face of an existing two story structure and NW'ly extension thereof for a distance of 17.08 feet; thence SW'ly and at right angles along the SE'ly face of said wooden deck for a distance of 5.50 feet back to the Point of Beginning.

PARCEL "B": A parcel of land on the Island of Key West, Monroe County, Florida, being a part of Lot 1 in Square 6 of Tract 11 according to Charles W. Tift's Map as recording in Deed Book "L" at Page 433 of the Public Records of Monroe County, said parcel being more particularly described by metes and bounds as follows: COMMENCE at the intersection of the NW'ly right of way line of Catherine Street with the SW'ly right of way line of Duval Street and run thence SW'ly along the NW'ly right of way line of the said Catherine Street for a distance of 81.50 feet to the SW'ly boundary line of the lands described in Official Record Book 1569 at Page 12; thence NW'ly and at right angles along the SW'ly boundary line of the said lands for a distance 3.83 FEET TO THE Point of Beginning of the parcel of land being describe herein: thence continue NW'ly along the previously mentioned course for a distance of 31.51 feet; thence SW'ly with a deflection angle of 90° 41'00" to the left and along the SE'ly face of an existing one story structure and NE'ly extension thereof for a distance of 4.68 feet; thence SE'ly and at right angles along the NE'ly face of said structure for a distance of 31.50 feet; thence NE'ly and at right angles for a distance of 4.30 feet back to the Point of Beginning.

#### CONSIDERATION

Grantee and Grantor hereby agree and acknowledge the sum of \$10.00 and other good and valuable consideration paid by each to the other, the receipt of which is hereby acknowledged.



COVENANT RUNS WITH THE LAND

The parties hereto acknowledge and agree that this boundary agreement and perpetual easement constitutes a covenant that runs with the land and shall be binding on and inure to the benefit of the parties hereto, their successors or assigns.

MAINTENANCE

Parties agree to maintain their respective easement properties.

INDEMNIFICATION

The parties expressly waive and release the other from all claims against the other relating to the easement properties and further, to indemnify and hold the other harmless for any loss resulting from and against any and all loss, liability, damage or expense arising out or in connection with each party's use of the easement property.

IN WITNESS WHEREOF THE PARTIES SET HER/HIS HAD AND SEAL THE DAY AND YEAR FIRST WRITTEN ABOVE.

John Sloan  
Signature of Witness #1  
John Sloan

Print Name of Witness #1

Tiffany Grant  
Signature of Witness #2  
Tiffany Grant

Print Name of Witness #2

STATE OF PA )  
COUNTY OF Chester )

Grantor:

JOAN ROBYN BROWN

BY:

Virginia Marie Brown B.  
VIRGINIA MARIE BROWN

POWER OF ATTORNEY FOR JOAN ROBYN BROWN

7832 Sonoma Springs Circle, Apt. 204  
Lake Worth, Florida 33463

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, **VIRGINIA MARIE BROWN, POWER OF ATTORNEY FOR JOAN ROBYN BROWN**, also known as **JOAN ROBYN SPINA**, also known as **JOAN SPINA**, also known as **JOAN BROWN-CESSNA**, also known as **JOAN CESSNA**, to me well known or who provided Drivers Lic AS IDENTIFICATION, and known to me to be the person described in and who executed the foregoing and she acknowledged before me that she executed the same freely and voluntarily for the purposes therein expressed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal at the aforesaid County and State, this 16 day of SEPTEMBER 2003

Kyle A. Smith  
Print Name of Notary Public

My Commission Expires:

4-27-2004

(SEAL)

Notarial Seal  
Kyle A. Smith, Notary Public  
East Goshen Twp., Chester County  
My Commission Expires Apr. 27, 2004

Grantee:  
LEWIS C. HASKELL

*[Handwritten Signature]*

LEWIS C. HASKELL  
5859 Lake Kessler Court  
Indianapolis, IN 46226

*[Handwritten Signature]*  
Signature of Witness #1  
SOY A JEFFRIES  
Print Name of Witness #1

*[Handwritten Signature]*  
Signature of Witness #2  
MARGARET POLLARD  
Print Name of Witness #2

✓ STATE OF INDIANA )  
✓ COUNTY OF MARION )

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, **LEWIS C. HASKELL**, to me well known or who provided IN DR LIC # 1930 04 0900 AS IDENTIFICATION, and known to me to be the person described in and who executed the foregoing and he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal at the aforesaid County and State, this 16<sup>th</sup> day of SEPTEMBER 2002.

*[Handwritten Signature]*  
JANET H. SCOTT  
Print Name of Notary Public

My Commission Expires:

(SEAL)

**JANET H. SCOTT, Notary Public**  
My Commission Expires November 13, 2008  
County of Residence: Marion

SUSAN M. HASKELL

*[Handwritten Signature]*

Signature of Witness #1  
LINDA Wheeler

Print Name of Witness #1

*[Handwritten Signature]*

Signature of Witness #2  
Wendy Zintsmaster

Print Name of Witness #2

*[Handwritten Signature]*

SUSAN M. HASKELL  
5859 Lake Kessler Court  
Indianapolis, IN 46226

STATE OF FLORIDA )

COUNTY OF MOORE )

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, **SUSAN M. HASKELL**, to me well known or who provided IN. DRIVERS LICENSE AS IDENTIFICATION, and known to me to be the person described in and who executed the foregoing and he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal at the aforesaid County and State, this 17<sup>th</sup> day of SEPTEMBER 2002.

*[Handwritten Signature]*

LINDA WHEELER  
Print Name of Notary Public

My Commission Expires: 4/30/2004

(SEAL)



# Verification Form

**City of Key West  
Planning Department**



**Verification Form**  
*(Where Owner is the applicant)*

I, Susan Haskell, being duly sworn, depose and say that I am the Owner (as appears on the deed), for the following property identified as the subject matter of this application:

St 427 Catherine St, Key West, FL  
*Street address of subject property*

All of the answers to the above questions, drawings, plans and any other attached data which make up the application, are true and correct to the best of my knowledge and belief. In the event the City or the Planning Department relies on any representation herein which proves to be untrue or incorrect, any action or approval based on said representation shall be subject to revocation.

[Signature]  
*Signature of Owner*

Subscribed and sworn to (or affirmed) before me on this 15/12/20 by

Susan Haskell  
*Name of Owner*

He/She is personally known to me or has presented \_\_\_\_\_ as identification.

[Signature]  
*Notary's Signature and Seal*

Lauren Mongelli  
*Name of Acknowledger typed, printed or stamped*

GG909917  
*Commission Number, if any*



City of Key West  
Planning Department



Verification Form  
(Where Owner is the applicant)

I, Lewis C Haskell, being duly sworn, depose and say that I am the Owner (as appears on the deed), for the following property identified as the subject matter of this application:

427 CATHERINE ST

Street address of subject property

All of the answers to the above questions, drawings, plans and any other attached data which make up the application, are true and correct to the best of my knowledge and belief. In the event the City or the Planning Department relies on any representation herein which proves to be untrue or incorrect, any action or approval based on said representation shall be subject to revocation.

[Signature]  
Signature of Owner

Subscribed and sworn to (or affirmed) before me on this 5/6/2020 by

Lewis C Haskell  
Name of Owner

He/She is personally known to me or has presented \_\_\_\_\_ as identification.

[Signature]  
Notary's Signature and Seal

Lauren Mongelli  
Name of Acknowledger typed, printed or stamped

607909917  
Commission Number, if any



# **Warranty Deed**

This instrument prepared by:

LEWIS C. HASKELL and SUSAN M. HASKELL  
5859 Lake Kessler Court  
Indianapolis, Indiana 46226

Send Tax Bills to:

Owner

DEED DOC STAMPS  
07/09/2003 *LP* 0.70  
DEP CLK

Name and Address of New Owner:

LEWIS C. HASKELL and SUSAN M. HASKELL, Trustees  
5859 Lake Kessler Court  
Indianapolis, Indiana 46226

WARRANTY DEED, made on June 23, 2003, Between LEWIS C. HASKELL and SUSAN M. HASKELL, having an address of 5859 Lake Kessler Court, Indianapolis, Indiana 46226, Grantors, and LEWIS C. HASKELL AND SUSAN M. HASKELL, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE LEWIS C. AND SUSAN M. HASKELL LIVING TRUST, DATED JUNE 23, 2003, AND ANY AMENDMENTS THERETO, Grantee, whose post office address is 5859 Lake Kessler Court, Indianapolis, Indiana 46226.

WITNESSETH: That the Grantors, as a gift and without consideration, receipt whereof by Grantors is hereby acknowledged, has granted, bargained and sold to Grantee, and Grantee's heirs, legal representatives, successors and assigns forever, the following described land, situate, lying and being in the County of Monroe, State of Florida, to-wit:

SEE ATTACHED EXHIBIT A

Property Appraiser's Parcel Identification Number: 00027960-000000

Subject to mortgages, liens, encumbrances, easements, other matters of record, and taxes assessed and unpaid.

TOGETHER with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the Grantor hereby covenants with said Grantee that Grantor is lawfully seized of said land in fee simple; that Grantor has good right and lawful authority to sell and convey said land; that Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that, except as above noted, said land is free from all encumbrances.

"Grantor" and "Grantee" are used for singular or plural, as context requires.

Grantor, pursuant to the provisions of Section 689.071 Florida Statutes, confers on the



Grantee as Trustee the power and authority to protect, conserve and to sell or to lease, or to encumber, or otherwise to manage and dispose of the real property described herein.

And Grantor further warrants that Grantor is a permanent resident of the State of Indiana and that the parcel hereby conveyed is not and never has been his permanent residence so as to become Homestead under the Florida Constitution.

IN WITNESS WHEREOF, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

*Jim L. Clark*  
Witness  
*Jerusha Gauthier*  
Witness

*Lewis C. Haskell*  
LEWIS C. HASKELL  
*Susan M. Haskell*  
SUSAN M. HASKELL

STATE OF INDIANA                    )  
  )SS:  
COUNTY OF MARION                )

Subscribed and sworn to on June 23, 2003, before me, a Notary in and for said County and State.

Witness my hand and official seal.

*Jerusha Gauthier*  
\_\_\_\_\_



JERUSHA GAUTHIER, Notary Public  
Hendricks County Resident  
My Commission Expires: May 13, 2008

Printed, Notary Public

My commission expires: \_\_\_\_\_

My county of residence: \_\_\_\_\_

MONROE COUNTY  
OFFICIAL RECORDS

THIS INSTRUMENT PREPARED BY;  
Record and Return to:  
LINDA B. WHEELER, ESQ.  
ATTORNEY AT LAW  
1213 WHITE STREET  
KEY WEST, FLORIDA 33040

RCD Sep 17 2002 05:16PM  
DANNY L KOLHAGE, CLERK

DEED DOC STAMPS 2555.00  
09/17/2002 *DP* DEP CLK

Parcel Account No. RE# 00027960-000000  
Alternate Key No. 1028738

[Space Above This Line For Recording Data]

## Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

*Wherever used herein the term "Grantee" shall include the heirs, personal representatives, successors and/or assigns of the Grantee hereto; the term "Grantor" shall include the heirs, personal representatives, successors and/or assigns of the Grantor hereto; the use of the singular number shall include the plural and the plural the singular; the use of any gender shall include all genders; and if used, the term "note" shall include all the notes herein described if more than one.*

THIS INDENTURE, made this 16<sup>th</sup> day of SEPTEMBER 2002, between JOAN ROBYN BROWN, a married woman, also known as JOAN ROBYN SPINA, also known as JOAN SPINA, also known as JOAN BROWN-CESSNA, also known as JOAN CESSNA, whose address is: 7832 Sonoma Springs Circle, Apt. 204, Lake Worth, Florida 33463, hereinafter referred "GRANTOR",

and

LEWIS C. HASKELL and SUSAN M. HASKELL, a married couple, whose address is 5859 Lake Kessler court, Indianapolis, Indiana 46226, hereinafter referred to as "GRANTEE"

WITNESSETH that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND INCORPORATED BY REFERENCE.

Street Address: 427 Catherine Street, Key West, Florida 33040  
Parcel Account No. RE# 00027960-000000  
Alternate Key No. 1028738

SUBJECT TO taxes for 2002 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

GRANTOR WARRANTS THAT AT THE TIME OF THIS CONVEYANCE, THE SUBJECT PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR WITHIN THE MEANING SET FORTH IN THE CONSTITUTION OF THE STATE OF FLORIDA, NOR IS IT CONTIGUOUS TO OR A PART OF HOMESTEAD PROPERTY. GRANTOR'S RESIDENCE AND HOMESTEAD ADDRESS IS: 7832 Sonoma Springs Circle, Apt. 204, Lake Worth, Florida 33463.

\* "Grantor" and "Grantee" are used for singular or plural, as context requires.

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written. Signed, sealed and delivered in our presence:

Grantor:  
JOAN ROBYN BROWN

BY: Virginia Marie Brown, PO  
VIRGINIA MARIE BROWN  
POWER OF ATTORNEY FOR JOAN ROBYN BROWN  
7832 Sonoma Springs Circle, Apt. 204  
Lake Worth, Florida 33463

John Sloan  
Signature of Witness #1  
John Sloan  
Print Name of Witness #1

Tiffany Grant  
Signature of Witness #2  
Tiffany Grant  
Print Name of Witness #2

STATE OF PA )  
COUNTY OF Chester )

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, **VIRGINIA MARIE BROWN, POWER OF ATTORNEY FOR JOAN ROBYN BROWN**, also known as **JOAN ROBYN SPINA**, also known as **JOAN SPINA**, also known as **JOAN BROWN-CESSNA**, also known as **JOAN CESSNA**, to me well known or who provided Drivers Lic AS IDENTIFICATION, and known to me to be the person described in and who executed the foregoing and she acknowledged before me that she executed the same freely and voluntarily for the purposes therein expressed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal at the aforesaid County and State, this 16 day of SEPTEMBER 2002.

Kyle A. Smith  
Print Name of Notary Public

My Commission Expires: 4-27-2004

(SEAL)

Warranty Deed(non-homestead)

Notarial Seal  
Kyle A. Smith, Notary Public  
East Goshen Twp., Chester County  
My Commission Expires Apr. 27, 2004  
Member, Pennsylvania Association of Notaries

EXHIBIT A  
LEGAL DESCRIPTION  
BROWN TO HASKELL/427 Catherine Street, Key West, Florida

A parcel of land on the Island of Key West, Monroe County, Florida, being a part of Lot 1 in Square 6 of Tract 11 according to Charles W. Tift's Map as recorded in Deed Book "L" at page 433 of the Public Records of Monroe County, said parcel being described as follows: Commence at the intersection of the Northwesterly right of way line of Catherine Street with the Southwesterly right of way line of Duval Street and run thence Southwesterly along the right of way line of the said Catherine Street for a distance of 81.50 feet to the POINT OF BEGINNING of the parcel of land being described herein; thence continue Southwesterly along the right of way line of the said Catherine Street for a distance of 23.50 feet; thence Northwesterly and at right angles for a distance of 63.59 feet; thence Northeasterly and at right angles for a distance of 23.50 feet; thence Southeasterly for a distance of 63.59 feet back to the Point of Beginning.

MONROE COUNTY  
OFFICIAL RECORDS

# **Specific Purpose Survey**

BEARING BASE:  
ALL BEARINGS ARE BASED  
ON N90°00'00"W ASSUMED  
ALONG THE CENTERLINE OF  
CATHERINE STREET.

ALL ANGLES DEPICTED  
ARE 90 DEGREES UNLESS  
OTHERWISE INDICATED

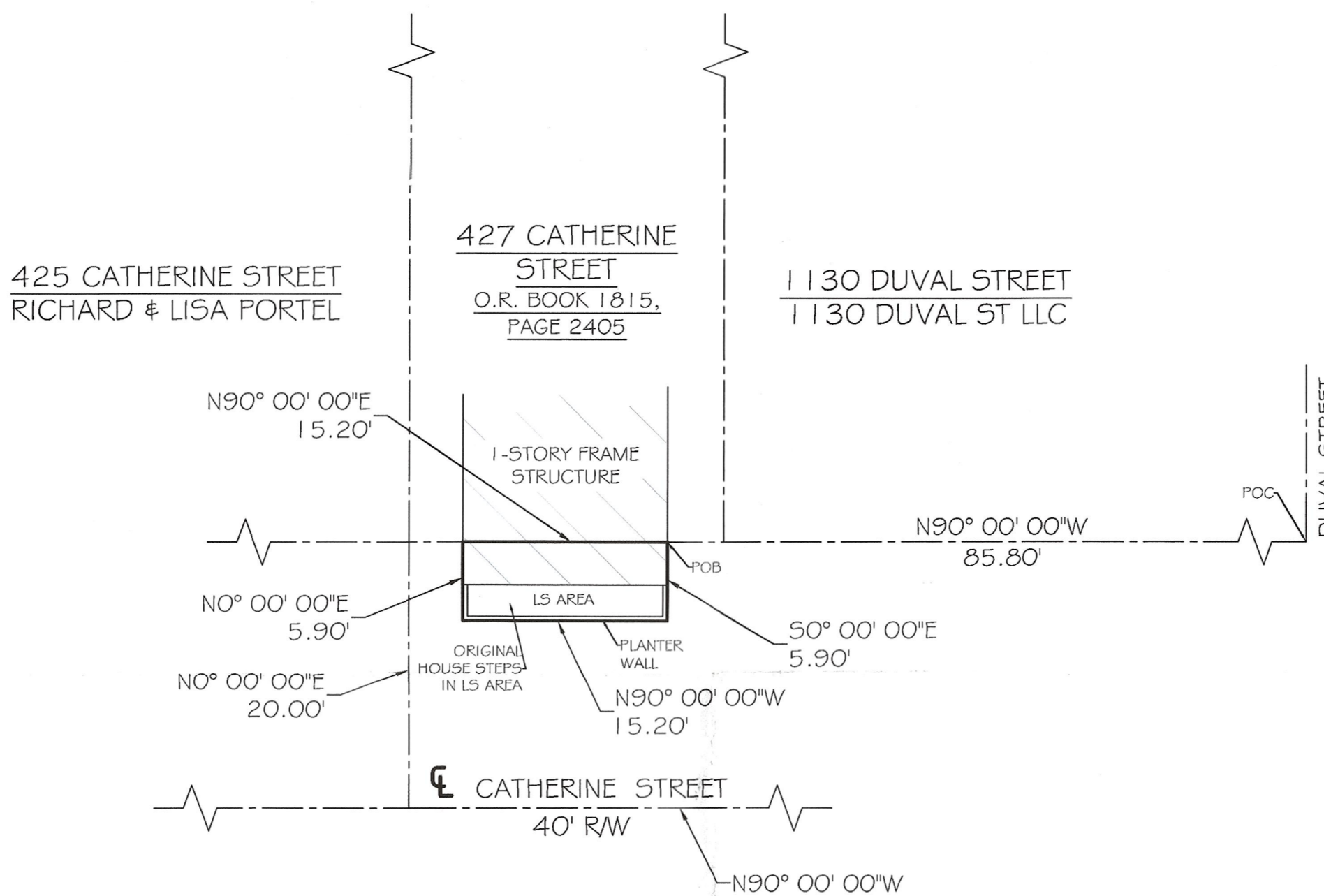
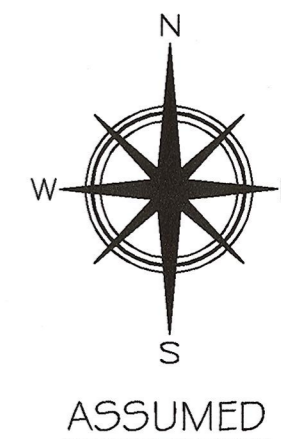
ALL UNITS ARE SHOWN IN  
U.S. SURVEY FEET

ADDRESS:  
427 CATHERINE STREET  
KEY WEST, FL 33040

# LEGAL DESCRIPTION SKETCH

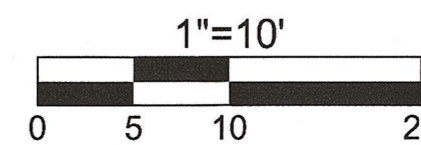


LOCATION MAP - NTS  
SEC. 06-T685-R25E



## SURVEYOR NOTES

- THIS IS NOT A BOUNDARY SURVEY, ANY BOUNDARY OR RIGHT OF WAY LINES SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY, AND ARE A GRAPHICAL REPRESENTATION OF THE BOUNDARY BASED ON AND REFERENCED TO THE BOUNDARY SURVEY COMPLETED BY NORBY & O'FLYNN, SURVEYING INC., WITH A STREET ADDRESS OF "427 CATHERINE STREET, KEY WEST, FL. 33040", CERTIFIED TO "LEWIS C. HASKELL & SUSAN M. HASKELL", WITH A DATE OF "09/09/2002".
- THE SAID SURVEY BY NORBY & O'FLYNN, SURVEYING INC., WAS SUPPLIED TO FLORIDA KEYS LAND SURVEYING BY THE CLIENT AND/OR THEIR AGENT.
- ALL BOUNDARY DIMENSIONS AND IMPROVEMENT(S) LOCATIONS SHOWN HEREON ARE SOLELY BASED ON THE SAID SURVEY BY NORBY & O'FLYNN, SURVEYING INC., FLORIDA KEYS LAND SURVEYING HAS NOT COMPLETED ANY FIELD WORK IN CONJUNCTION WITH THIS LEGAL DESCRIPTION SKETCH, FURTHERMORE FLORIDA KEYS LAND SURVEYING HAS NOT FIELD VERIFIED ANY INFORMATION ON THE SAID NORBY & O'FLYNN, SURVEYING INC., SURVEY.
- NO ATTEMPT WAS MADE TO VALIDATE OR CONFIRM THE INFORMATION ON THE SAID NORBY & O'FLYNN, SURVEYING INC., SURVEY.



\*VERIFY ORIGINAL SCALE OF 2"

TOTAL AREA = 89.68 SQFT ±

CERTIFIED TO -

Lewis C. Haskell & Susan M. Haskell;

NOTE: FOUNDATIONS BENEATH THE SURFACE ARE NOT SHOWN. MEASURED DIMENSIONS EQUAL PLATTED OR DESCRIBED DIMENSIONS UNLESS INDICATED OTHERWISE. THE FOLLOWING IS A LIST OF ABBREVIATIONS THAT MAY BE FOUND ON THIS SHEET.

BFP = BACK-FLOW PREVENTER	GLY = GLY WIRE	POC = POINT OF COMMENCEMENT
BO = BLOW-OUT	HIB = HOSE BIB	PRC = POINT OF REVERSE CURVE
C 4 G = 2" CONCRETE CURB & GUTTER	IP = IRON PIPE	PRM = PERMANENT REFERENCE MONUMENT
CB = CONCRETE BLOCK	R = IRON ROD	PT = POINT OF TANGENT
CBW = CONCRETE BLOCK WALL	L = ARC LENGTH	R = RADIUS
CL = CENTERLINE	LS = LANDSCAPING	RW = RIGHT OF WAY LINE
CLP = CHAINLINK FENCE	MB = MAILBOX	SSCO = SANITARY SEWER CLEAN-OUT
CNI = CONCRETE MONUMENT	MF = METAL FENCE	SW = SIDE WALK
CONC = CONCRETE	MEAS = MEASURED	TEB = TEMPORARY BENCHMARK
CPP = CONCRETE POWER POLE	MHWL = MEAN HIGH WATER LINE	TOB = TOP OF BANK
CVRD = COVERED	NGVD = NATIONAL GEODETIC VERTICAL DATUM (1929)	TOS = TOP OF SLOPE
DELTA = CENTRAL ANGLE	NTS = NOT TO SCALE	TR = TYPICAL
DEASE = DRAINAGE EASEMENT	OH = ROOF OVERHANG	UR = UNREADABLE
EL = ELEVATION	OHV = OVERHEAD WIRES	UL = UTILITY EASEMENT
ENCL = ENCLOSURE	PC = POINT OF CURVE	WD = WOOD DECK
EP = EDGE OF PAVEMENT	PM = PARKING METER	WL = WOOD LANDING
FF = FINISHED FLOOR ELEVATION	PCC = POINT OF COMPOUND CURVE	WM = WATER METER
FR = FIRE HYDRANT	PCP = PERMANENT CONTROL POINT	WFP = WOOD POWER POLE
FI = FENCE INSIDE	PK = PARKER KALON NAIL	WRACK LINE = LINE OF DEBRIS ON SHORE
FND = FOUND	POB = POINT OF BEGINNING	WV = WATER VALVE
FO = FENCE OUTSIDE	PI = POINT OF INTERSECTION	
FOL = FENCE ON LINE		

NOTE: LEGAL DESCRIPTIONS HAVE BEEN FURNISHED BY THE CLIENT OR HIS/HER REPRESENTATIVE. ADDITIONS OR DELETIONS TO SURVEY MAP OR REPORT BY OTHER THAN THE SIGNING PARTY IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY. THE BOLD LINE SHOWN HEREON REPRESENTS THE SURVEYORS OPINION OF THE DEED LINES. THE MEAN HIGH WATER LINE WAS NOT DETERMINED FOR THIS SURVEY, THE APPARENT MEAN HIGH WATER LINE IS SHOWN FOR REFERENCE ONLY.

## -LEGAL DESCRIPTION(S) -


\*\*AUTHORED BY THE UNDERSIGNED\*\*

A portion of the public Right of Way of Catherine Street, on the Island of Key West, according to Charles W. Tift's Map as recorded in Deed Book "L" at page 433 of the Public Records of Monroe County, Florida, and being more particularly described as follows:

Commencing at the intersection of the Westerly Right of Way line of Duval Street and the Northerly Right of Way line of Catherine Street, thence N90°00'00"W along the Northerly Right of Way line of Catherine Street a distance of 85.80 feet to the Easterly face of an existing one story frame house, said point being the Point of Beginning of the parcel of land hereinafter described; thence 500°00'00"E along the said Easterly face an existing one story frame house and the Easterly face of an existing planter wall, for a distance of 5.90 feet to the Southeasterly corner of the said existing planter wall; thence N90°00'00"W along the Southerly face of the said existing planter wall, for a distance of 15.20 feet to the Southwesterly corner of the said existing planter wall; thence N00°00'00"E along the Westerly face of the said existing planter wall and the Westerly face of the said existing one story frame house for a distance of 9.90 feet to a point on the Northerly Right of Way line of Catherine Street; thence N90°00'00"E along the said Northerly Right of Way line of Catherine Street for a distance of 15.20 feet back to the Point of Beginning. Containing 89.68 square feet more or less.

SCALE: 1" = 10'  
MAP DATE: 06/22/2020  
REVISION DATE: XXXXXXXX  
SHEET: 1 OF 1  
DRAWN BY: MPB  
CHECKED BY: EAJ  
JOB NO.: 20-290

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 51-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES AND COMPLIES WITH CHAPTER 177, FLORIDA STATUTES.

NOT VALID WITHOUT THE SIGNATURE AND THE RAISED SEAL OF A FLORIDA SURVEYOR AND MAPPER  
SIGNED:   
ERIC A. ISAACS, LICENSE #6783, PROFESSIONAL SURVEYOR AND MAPPER, LB# 7847



**FLORIDA KEYS  
LAND SURVEYING**  
19960 OVERSEAS HIGHWAY  
SUGARLOAF KEY, FL 33042  
PHONE: (305) 394-3690  
FAX: (305) 509-7373  
EMAIL: FKL5email@gmail.com

# Site Photos







# **Property Record Card**



**Disclaimer**

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the data is intended for ad valorem tax purposes only and should not be relied on for any other purpose.

By continuing into this site you assert that you have read and agree to the above statement.

**Summary**

Parcel ID 00027960-000000  
 Account# 1028738  
 Property ID 1028738  
 Millage Group 10KW  
 Location 427 CATHERINE ST, KEY WEST  
 Address  
 Legal KW PT SUBS 3-4 PT LOT 1 SQR 6 TR 11 G11-444 OR416-103/104 OR804-2119 OR880-1687  
 Description OR881-19/22(WILL) PROBATE #82-365-CP-12 OR990-1712/1713Q/C OR1103-1693/94 OR1205-686/688 OR1304-1068/69 OR1569-13/14 OR1815-2405/07(LG) OR1906-1841/42(CMS)  
 [Note: Not to be used on legal documents.]  
 Neighborhood 6021  
 Property Class MULTI FAMILY LESS THAN 10 UNITS (0800)  
 Subdivision  
 Sec/Twp/Rng 06/68/25  
 Affordable No  
 Housing



**Owner**

HASKELL LEWIS C  
 324 Julia St  
 Key West FL 33040

HASKELL SUSAN M  
 324 Julia St  
 Key West FL 33040

**Valuation**

	2019	2018	2017	2016
+ Market Improvement Value	\$97,941	\$99,360	\$99,360	\$90,589
+ Market Misc Value	\$260	\$260	\$260	\$259
+ Market Land Value	\$258,584	\$258,584	\$258,584	\$203,008
= Just Market Value	\$356,785	\$358,204	\$358,204	\$293,856
= Total Assessed Value	\$316,146	\$287,405	\$261,278	\$237,525
- School Exempt Value	\$0	\$0	\$0	\$0
= School Taxable Value	\$356,785	\$358,204	\$358,204	\$293,856

**Land**

Land Use	Number of Units	Unit Type	Frontage	Depth
MULTI RES DRY (080D)	1,494.36	Square Foot	25	64

**Buildings**

Building ID	2171	Exterior Walls	ABOVE AVERAGE WOOD
Style	1 STORY ELEV FOUNDATION	Year Built	1923
Building Type	M.F. - R2 / R2	EffectiveYearBuilt	2005
Gross Sq Ft	1312	Foundation	CONC BLOCK
Finished Sq Ft	813	Roof Type	GABLE/HIP
Stories	1 Floor	Roof Coverage	METAL
Condition	AVERAGE	Flooring Type	CONC S/B GRND
Perimeter	138	Heating Type	NONE with 0% NONE
Functional Obs	0	Bedrooms	2
Economic Obs	0	Full Bathrooms	1
Depreciation %	16	Half Bathrooms	1
Interior Walls	WALL BD/WD WAL	Grade	500
		Number of Fire Pl	0

Code	Description	Sketch Area	Finished Area	Perimeter
EPB	ENCL PORCH BLK	105	0	0
FLA	FLOOR LIV AREA	813	813	0
OPU	OP PR UNFIN LL	376	0	0
SBF	UTIL FIN BLK	18	0	0
<b>TOTAL</b>		<b>1,312</b>	<b>813</b>	<b>0</b>

**Yard Items**

Description	Year Built	Roll Year	Quantity	Units	Grade
FENCES	1989	1990	1	54 SF	4

**Sales**

Sale Date	Sale Price	Instrument	Instrument Number	Deed Book	Deed Page	Sale Qualification	Vacant or Improved
9/16/2002	\$365,000	Warranty Deed		1815	2405	Q - Qualified	Improved
3/26/1999	\$200,000	Warranty Deed		1569	0013	Q - Qualified	Improved
4/1/1994	\$20,000	Warranty Deed		1304	1068	H - Unqualified	Improved
3/1/1992	\$96,000	Warranty Deed		1205	686	Q - Qualified	Improved
8/1/1989	\$139,000	Warranty Deed		1103	1693	M - Unqualified	Improved

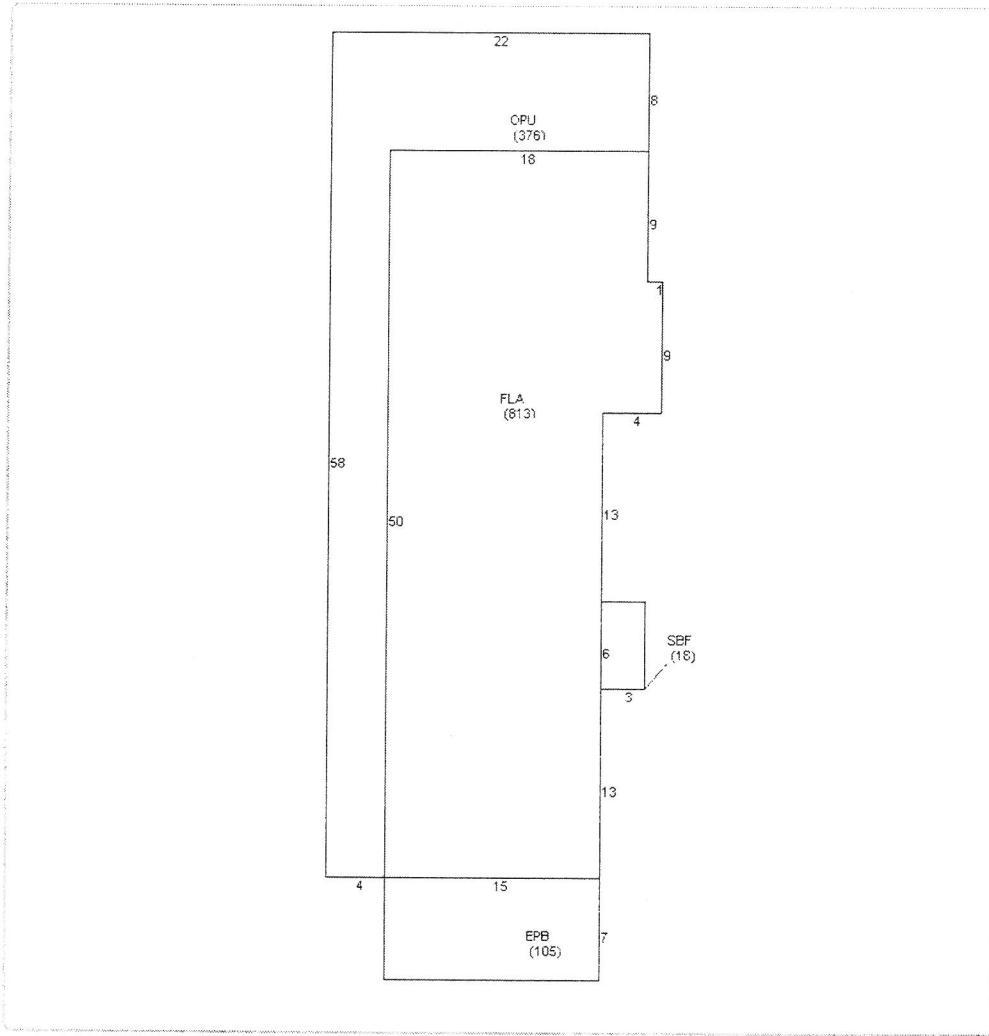
**Permits**

Number	Date Issued	Date Completed	Amount	Permit Type	Notes
09-2460	8/19/2009	2/10/2010	\$480		INSTALL 20 ALUMINUM HURRICANE PANELS ACROSS WINDOWS AT FRONT OF HOUSE FOR USE IN CASE OF H
06-4810	8/15/2006	11/3/2006	\$380	Residential	REPLACE 60SF OF 116 POINT SIDING
04-1357	4/27/2004	12/31/2006	\$12,000	Residential	NEW ROOF COVER
03-2051	9/26/2003	12/31/2003	\$2,261	Residential	PORCH ROOF

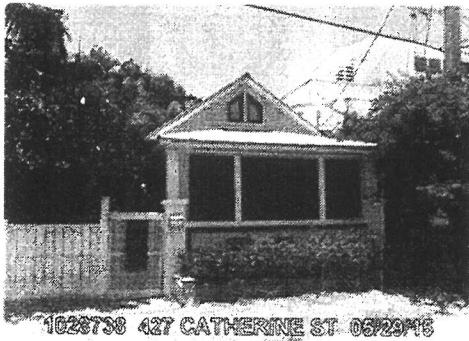
**View Tax Info**

[View Taxes for this Parcel](#)

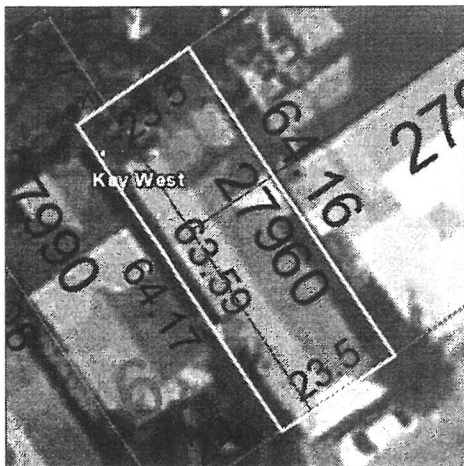
Sketches (click to enlarge)



Photos



Map



TRIM Notice

Trim Notice

2019 Notices Only

No data available for the following modules: Commercial Buildings, Mobile Home Buildings, Exemptions.

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the

[User Privacy Policy](#)  
[GDPR Privacy Notice](#)

[Last Data Upload: 5/21/2020, 3:30:18 AM](#)

Developed by



[Version 2.3.60](#)

# **Insurance**



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
07/07/2020

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Key West Insurance Mike Williams 646 United St. Key West FL 33040	<table border="1" style="width:100%; border-collapse: collapse;"> <tr><td colspan="2">CONTACT NAME: Mike Williams</td></tr> <tr><td>PHONE (A/C, No, Ext): 305-294-1096</td><td>FAX (A/C, No):</td></tr> <tr><td colspan="2">E-MAIL ADDRESS: mike.williams@keywestinsurance.com</td></tr> <tr><td colspan="2" style="text-align: center;">INSURER(S) AFFORDING COVERAGE</td></tr> <tr><td>INSURER A : SEACOAST BROKERS LLC</td><td>NAIC #</td></tr> <tr><td>INSURER B :</td><td></td></tr> <tr><td>INSURER C :</td><td></td></tr> <tr><td>INSURER D :</td><td></td></tr> <tr><td>INSURER E :</td><td></td></tr> <tr><td>INSURER F :</td><td></td></tr> </table>	CONTACT NAME: Mike Williams		PHONE (A/C, No, Ext): 305-294-1096	FAX (A/C, No):	E-MAIL ADDRESS: mike.williams@keywestinsurance.com		INSURER(S) AFFORDING COVERAGE		INSURER A : SEACOAST BROKERS LLC	NAIC #	INSURER B :		INSURER C :		INSURER D :		INSURER E :		INSURER F :	
CONTACT NAME: Mike Williams																					
PHONE (A/C, No, Ext): 305-294-1096	FAX (A/C, No):																				
E-MAIL ADDRESS: mike.williams@keywestinsurance.com																					
INSURER(S) AFFORDING COVERAGE																					
INSURER A : SEACOAST BROKERS LLC	NAIC #																				
INSURER B :																					
INSURER C :																					
INSURER D :																					
INSURER E :																					
INSURER F :																					
<b>INSURED</b> Susan Haskell & Lewis Haskell 427 Catherine St Key West, FL 33040																					

COVERAGES	CERTIFICATE NUMBER:	REVISION NUMBER:					
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.							
INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:						EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS - COM/OP AGG \$ \$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED    RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below		Y / N				PER STATUTE    OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A	Dwelling Fire protection			NF033FL02044138	09/16/2019	09/16/2020	\$280,000 Coverage A \$28,000 Coverage C \$14,000 Coverage D \$1,000,000 Personal Liability
DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)							

<b>CERTIFICATE HOLDER</b> City of Key West 1300 White St Key West FL 33040	<b>CANCELLATION</b> SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.  AUTHORIZED REPRESENTATIVE  
---	--



with five

PROGRAM MANAGER  
SEACOAST BROKERS LLC  
PO BOX 7378  
HILTON HEAD ISLAND SC 29938

**Dwelling Three® X-Wind**

**CERTIFICATE DECLARATIONS**

Policy No NF033FL0204138  
Endt No 00 Yr 19  
Policy Period

COMPANY  
**NATIONAL FIRE & MARINE INS CO**  
1314 DOUGLAS STREET, STE 1400  
OMAHA NE 68102

AGENT DARLENE MAY CULLEN  
PHONE (305) 294-1096

09/16/2019 to 09/16/2020  
(12:01 AM Standard Time) at Residence Premises

CONTRACT/UMR NF010119

**AGENCY NAME AND ADDRESS:**

KEY WEST INSURANCE  
2430 W OAKLAND PARK BLVD  
FORT LAUDERDALE FL 33311

**NAMED INSURED AND MAILING ADDRESS**

SUSAN HASKELL  
324 JULIA ST  
KEY WEST FL 33040

**RESIDENCE PREMISES**

LOCATION OF RISK 427 Catherine St  
COMPLEX NAME (if applicable)  
UNIT  
CITY/ STATE/ ZIP Key West FL 33040  
COUNTY Monroe

**SECTION I COVERAGES**

COVERAGE A - DWELLING 280,000  
COVERAGE C - PERSONAL PROPERTY 28,000  
COVERAGE D - LOSS OF USE / RENTS 14,000  
COVERAGE B - OTHER STRUCTURES 0

**LIMIT OF LIABILITY**

**MORTGAGEE INFORMATION**

LOAN NO 68218017648299 PAYOR: Insured  
Bank of America NA ISAOA  
PO Box 961291  
Ft Worth TX 76161-0291

**SECTION II COVERAGES**

COVERAGE L - PERSONAL LIABILITY 1,000,000  
COVERAGE M - MEDICAL PAYMENTS 25,000  
**DEDUCTIBLE(S) PER OCCURRENCE**  
ALL OTHER PERILS \$5,000  
WATER DAMAGE \$5,000

**2nd MORTGAGEE INFORMATION**

LOAN NO

**PREMIUM**

COVERAGE A - DWELLING 935.68  
COVERAGE C - PERSONAL PROPERTY 74.85  
OPTIONAL COVERAGES (if any) 292.71  
SUB TOTAL 1,303.24  
POLICY FEE 35.00  
OTHER FEE 0.00  
TAXABLE TOTAL 1,338.24  
SURPLUS LINES TAX 0.05 66.91  
FSLSO TAX 0.001 1.34  
EMPA FEE 2.00  
0.00

**NAMED INSURED**


**ADDITIONAL INSURED**

**FORMS AND ENDORSEMENTS MADE PART OF THIS POLICY AT TIME OF ISSUE**  
NFPJ0119; SE0119; DP00031202; NFDT0119; WHXDP0510; LMMLDDPDL0117;  
MUPDP1014; AOSDP1017; DL24011202; ALCADP0510 [25Pct]; PPRCDP0509; ALDL0716;  
DP04631202 [S0]; DP04111202 [2%];

**TOTAL PREMIUM** **\$ 1,408.49**

UPON POLICY EXPIRATION, A 100% EARNED PREMIUM WILL APPLY. NO FLAT CANCELLATIONS.  
IN THE EVENT OF CANCELLATION THE POLICY FEE WILL BE FULLY EARNED.

This insurance is issued pursuant to the Florida Surplus Lines Law. Persons insured by surplus lines carriers do not have the protection of the Florida Insurance Guaranty Act to the extent of any right of recovery for the obligation of an insolvent unlicensed insurer.

Signed By   
Correspondent: Brian Hover

  
Surplus Lines Broker: William McIver #A173196  
26290 Hayman Road Brooksville FL 34602-9172

File  
Printed On 08/06/2019  
Processing Date 08/05/2019

Service of Suit Nominee: Counsel, Legal Department, National Fire & Marine Insurance Company, 1314 Douglas Street, Ste. 1400, Omaha, NE 6810

**Development Review Committee  
Comments from May 28, 2020**



(305) 295-1000  
1001 James Street  
PO Box 6100  
Key West, FL 33040-6100  
[www.KeysEnergy.com](http://www.KeysEnergy.com)

---

UTILITY BOARD OF THE CITY OF KEY WEST

August 12, 2020

Planning Director  
City of Key West  
PO Box 1409  
Key West, Florida 33040

RE: DEVELOPMENT REVIEW COMMITTEE  
KEYS ENERGY SERVICES COMMENTS FOR MEETING OF AUGUST 27, 2020

Dear Planning Director:

Keys Energy Services (KEYS) received the Development Review Committee Agenda for August 27, 2020. KEYS reviewed the items that will be discussed at the City's Development Review Committee meeting.

Below are KEYS' comments:

LOCATION: Easement - 427 Catherine Street  
COMMENT: KEYS has no objection to the Easement request.

Thank you for giving KEYS the opportunity to participate in the City's review process. If you have any questions, please call me at 305.295.1055.

Best regards,

A handwritten signature in blue ink that reads "Matthew Alfonso".

Matthew Alfonso  
Supervisor of Engineering  
[Matthew.Alfonso@KeysEnergy.com](mailto:Matthew.Alfonso@KeysEnergy.com)

MA/cdc

Copied via electronic mail:  
L. Tejada, General Manager & CEO  
J. Wetzler, Asst. General Manager & CFO  
D. Sabino, Director of Engineering & Control Center  
E. Zarate, Director of Customer Services



# City of Key West, FL

City Hall  
1300 White Street  
Key West FL 33040

## Meeting Agenda Full Detail

### Development Review Committee

---

Thursday, August 27, 2020

10:00 AM

---

#### VIRTUAL MEETING

**ADA Assistance:** It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

**ALL VISUAL PRESENTATIONS (POWER POINT ONLY) FOR AGENDA ITEMS MUST BE RECEIVED IN THE CITY CLERK'S OFFICE (24) TWENTY-FOUR HOURS PRIOR TO THE MEETING.**

Virtual Meeting Instructions

Attachments: [Virtual Meeting Instructions](#)

#### Call Meeting To Order

#### Roll Call

#### Pledge of Allegiance to the Flag

#### Approval of Agenda

#### Approval of Minutes

1 July 23, 2020

Attachments: [Meeting Minutes](#)

#### Discussion Items

2 Easement - 427 Catherine Street (RE# 00027960-000000) - A request for an Easement Agreement for encroachments totaling 89.68 square feet, more or less on property located within the Historic Residential Commercial Core Duval Street Oceanside (HRCC-3) District pursuant to Section 2-938 (b) (2) of the Code of Ordinances of the city of Key West, Florida.

Attachments: [\\*Large File\\* Package](#)

**Reports**

**Adjournment**

**From:** Scott Fraser <sfraser@cityofkeywest-fl.gov>  
**Sent:** Thursday, August 13, 2020 11:41 AM  
**To:** Donna Phillips <donna.phillips@cityofkeywest-fl.gov>  
**Subject:** RE: August DRC Agenda

No comments on behalf of the floodplain.

Scott

**From:** Karen DeMaria <kdemaria@cityofkeywest-fl.gov>  
**Sent:** Monday, August 17, 2020 11:52 AM  
**To:** Donna Phillips <donna.phillips@cityofkeywest-fl.gov>  
**Subject:** RE: August DRC Agenda

Urban Forester: I have no comments regarding the easement.

Sincerely,

Karen

**From:** Johnnie Yongue <jyongue@cityofkeywest-fl.gov>  
**Sent:** Wednesday, August 19, 2020 4:51 PM  
**To:** Donna Phillips <donna.phillips@cityofkeywest-fl.gov>  
**Cc:** Melissa Paul-Leto <mleto@cityofkeywest-fl.gov>; Kelly M. Crowe <kcrowe@cityofkeywest-fl.gov>  
**Subject:** DRC Meeting 427 Catherine Street

Donna,

Our only concern with the easement is that we want to make sure a 7 foot width is provided outside of the travel lane, which the current set up provides. The planter though it encroaches into the Right of way still provide sufficient width for parking so we are ok with the easement. I will tune into the meeting anyway.

Thanks,

Johnnie W Yongue PE CEM  
Project Manager  
City of Key West  
(305)809-3867  
(305)965-3690  
[jyongue@cityofkeywest-fl.gov](mailto:jyongue@cityofkeywest-fl.gov)





THE CITY OF KEY WEST

Post Office Box 1409 Key West, FL 33041-1409 (305) 809-3700

---

Development Review Committee  
August 27, 2020  
Utilities Comments

**427 Catherine Street  
Easement**  
No comments.

**727 Fort Street  
Major Development Plan**

Solid Waste

Please provide a site plan that shows trash and recycling storage area(s).

In accordance with Sec. 108-279, solid waste storage area(s) are required to be screened from adjacent properties and public view.