

RESOLUTION NO. 2026 -043

WHEREAS, FRANK MCDOWELL III and MARGARET M. MCDOWELL have petitioned the Hernando County Board of County Commissioners to vacate, abandon, renounce and disclaim any right of the County and public in and to the hereinafter described drainage and utility easements:

TRACT A (7.5' EASEMENT):

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1, ROLLING OAKS UNIT 1 AS RECORDED IN PLAT BOOK 15, PAGE 73 THROUGH 75, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA; THENCE ALONG THE NORTH LINE OF SAID LOT 1, RUN N89°21'16"E, 395.24 FEET TO THE WEST RIGHT-OF-WAY LINE OF ANDERSON SNOW ROAD; THENCE RUN S32°46'32"W, 8.99 FEET; THENCE RUN S89°21'16"W, 382.79 FEET; THENCE RUN N45°38'23"W, 10.61 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING. CONTAINING 2,918 SQUARE FEET.

TRACT B (5' EASEMENT):

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK 1, ROLLING OAKS UNIT 1 AS RECORDED IN PLAT BOOK 15, PAGE 73 THROUGH 75, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA. AND THE WEST RIGHT-OF-WAY LINE OF ANDERSON SNOW ROAD; THENCE ALONG THE SAID WEST RIGHT-OF-WAY LINE RUN S01°02'02"E, 275.12 FEET; THENCE N34°35'13"W, 9.05 FEET; THENCE RUN N01°02'02"W, 260.11 FEET; THENCE RUN N32°46'32"W, 8.99 FEET TO THE NORTHEAST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING. CONTAINING 1,338 SQUARE FEET.

TRACT C (7.5' EASEMENT):

BEGINNING AT THE SOUTHEAST CORNER OF LOT 1, BLOCK 1, ROLLING OAKS UNIT 1 AS RECORDED IN PLAT BOOK 15, PAGE 73 THROUGH 75, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, AND THE WEST RIGHT-OF-WAY LINE OF ANDERSON SNOW ROAD; THENCE ALONG THE SOUTH LINE OF SAID LOT 1, RUN S89°24'37"W, 397.16 FEET; THENCE N44°23'18"E, 10.60 FEET; THENCE RUN N89°24'37"E, 384.61 FEET; THENCE RUN S34°35'13"E, 9.05 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING. CONTAINING 2,932 SQUARE FEET.

TRACT D (7.5' EASEMENT):

BEGINNING AT THE SOUTHWEST CORNER OF LOT 1, BLOCK 1, ROLLING OAKS UNIT 1 AS RECORDED IN PLAT BOOK 15, PAGE

73 THROUGH 75, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA: THENCE ALONG THE WEST LINE OF SAID LOT 1 RUN N00°38'01"W, 274.72 FEET; THENCE RUN S45°38'23"E, 10.61 FEET; THENCE RUN S00°38'01"E 259.73 FEET; THENCE RUN S44°23'18"W, 10.60 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING. CONTAINING 2,004 SQUARE FEET.

WHEREAS, the Petitioners have shown that they have complied with the provisions and requirements in accordance with Hernando County Board of County Commissioners' Policy No. 19-07; and

WHEREAS, it appears that the Clerk of the Circuit Court has advertised a notice of proceeding to vacate, abandon, discontinue, renounce and disclaim any right of the County and public in and to the above-described easements pursuant to Section 177.101, *Florida Statutes*, as made and provided prior to the date set forth for hearing as to the vacating, abandoning, and discontinuing of said easements; and

WHEREAS, the above-described easements are not situated within the incorporated city limits of any municipality within Hernando County, Florida, and the vacation of the above-described easements will not affect the ownership or right of convenient access of persons owning other parts of the subdivision.

NOW, THEREFORE, BE IT RESOLVED BY THE HERNANDO COUNTY BOARD OF COUNTY COMMISSIONERS AS FOLLOWS:

SECTION 1. The above-described easements are hereby vacated, abandoned, discontinued and closed, and the Board of County Commissioners of Hernando County, Florida hereby renounces any right of the County and the public in and to the land embraced in and constituting said easements.

ADOPTED IN REGULAR SESSION THE 3rd DAY OF March 2026.

**BOARD OF COUNTY COMMISSIONERS
HERNANDO COUNTY, FLORIDA**

Attest: Ulenke Osunga, Deputy Clerk
Douglas A. Chorvat, Jr.
Clerk of Circuit Court & Comptroller

Jerry Campbell
Jerry Campbell
Chairman



APPROVED AS TO FORM AND LEGAL SUFFICIENCY

By: Natasha López Perez
County Attorney's Office