

Susan Spurgeon Speaks to RPPTL on Florida Legislative Changes Coming into Effect

8.8.24

[Susan K. Spurgeon](#), a partner in Shutts & Bowen LLP's Tampa office, recently spoke about property easements and dispossession of squatters at the 44th Annual Legislative & Case Law Update.

Susan spoke on "Creation of Easements Over One's Own Property" and on "Dispossession of Squatters" at the 44th Annual Legislative & Case Law Update presented by the Real Property, Probate & Trust Law Section of The Florida Bar, held at the Breakers Hotel in Palm Beach, Florida, on July 26, 2024. Orlando partner and member of Shutts' Executive Committee, [Jennifer Sloane Tobin](#), served as Vice Chair of the event. The Annual Legislative and Case Law Update was focused on developments in the law over the past legislative session, including an introduction to the new Florida Income and Principal Act, updates to Community Property laws, discussion of Supported Decision-Making legislation for use with special needs planning and declining seniors, as well as legislation focused on rogue Condo and HOA Boards.

Susan is Chair of the Real Property Problem Study Committee of the RPPTL, which drafted and proposed the legislation on Easements Over One's Own Property. The legislation addresses the issue of recent case law which invalidated easements created over properties in common ownership. The owners of the affected properties faced loss of access and, in some cases, the loss of parking required to maintain the property's use. Susan worked closely with the RPPTL lobby team during the legislative process in which the easements bill was enacted.

About Susan K. Spurgeon

[Susan Spurgeon](#) is a partner in the Tampa office of Shutts & Bowen LLP, where she is a member of the Business Litigation practice group. Susan focuses her practice on complex commercial litigation, with an emphasis on real property issues, title and boundary disputes, eminent domain and agricultural law. With over 35 years of experience, she represents businesses and individuals from a wide range of industries in real property litigation, including disputes involving easements, right of access, quiet title, survey retracement, adverse possession, partition, and ejectment.

Professionals

Susan K. Spurgeon

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