

LEGAL DESCRIPTION

PARCEL "A"

A parcel of land in the Francis Richard Grant, Section 56, Township 3 South, Range 27 East, Jacksonville, Duval County, Florida, said parcel being more particularly described as follows:

For point of reference, commence at the point of intersection of the Northeasterly right of way line of Phillips Highway (U.S. Highway No. 1, State Road No. 5, a 150 foot right of way) with the centerline of Baycenter Road (a 100 foot right of way, as described in the Public Records of said County in Official Records Volume 3358, Page 746) and run thence North 64°15'10" East, along said centerline, a distance of 95 feet to a point; run thence North 25°44'50" West, a distance of 50 feet to a point in the Northwesterly right of way line of said Baycenter Road for a point of beginning; from the point of beginning thus described, run North 64°15'10" East, along said Northwesterly right of way line, a distance of 455 feet to a point; run thence North 25°44'50" West, a distance of 889.52 feet to a point; run thence South 64°15'10" West, a distance of 490 feet to a point; run thence South 25°44'50" East, a distance of 854.52 feet to a point in the Northwesterly right of way line of said Baycenter Road; run thence South 70°44'50" East, a distance of 49.50 feet to the point of beginning. Containing 435,081 square feet, more or less, or 9.99 acres, more or less.

PARCEL "B"

A tract of land in the Francis Richard Grant, Section 56, Township 3 South, Range 27 East, Jacksonville, Duval County, Florida, more particularly described as follows:

For point of reference commence at the point of intersection of the centerline of Baycenter Road with the Easterly right of way line of Phillips Highway (U.S. Highway No. 1, State Road No. 5, a 150 foot right of way, as now established), and run North 25°44'50" West, along said Easterly right of way line, a distance of 85.00 feet to a point for the point of beginning. From the point of beginning thus described, continue North 25°44'50" West, along said Easterly right of way line, a distance of 854.52 feet to a point; run thence North 64°15'10" East, a distance of 60.00 feet to a point; run thence South 25°44'50" East, parallel to and 60 feet Easterly of the aforementioned right of way line of Phillips Highway, a distance of 854.52 feet to a point in the aforementioned Northerly right of way line of Baycenter Road; run thence South 64°15'10" West, along said right of way line, a distance of 60.00 feet to the point of beginning. Containing 51,250 square feet, more or less, or 1.18 acres, more or less.

PARCEL "C"

That certain piece, parcel or tract of land situate, lying and being in the City of Jacksonville, County of Duval and State of Florida more particularly described as follows:

A parcel of land in the Francis Richard Grant, Section 56, Township 3 South, Range 27 East, Jacksonville, Duval County, Florida, more particularly described as follows:

For a point of reference, commence at the point of intersection of the Northeasterly right of way line of Phillips Highway (U.S. Highway No. 1, State Road No. 5, a 150 foot right of way) with the centerline of Baycenter Road (a 100 foot right of way, as described in the Official Records of said County in Official Records Volume 3358, Page 746) and run North 64°15'10" East, along said centerline, a distance of 550.00 feet to a point; run thence North 25°44'50" West, a distance of 50.00 feet to a point in the Northwesterly right of way line of said Baycenter Road for point of beginning. From the point of beginning thus described, run North 25°44'50" West, a distance of 350.00 feet to a point; run thence North 64°15'10" East, a distance of 275.00 feet to a point; run thence South 25°44'50" East, a distance of 350.00 feet to a point in the Northwesterly right of way line of said Baycenter Road; run thence South 64°15'10" West, along said right of way line, a distance of 275.00 feet to the point of beginning. Containing 96,374 square feet, more or less, or 2.21 acres, more or less.