

**EXHIBIT 1**

**LEGAL DESCRIPTION**

**NOVEMBER 23, 2021**

**PARCEL 1**

All of the lands in the North one-half of the Southwest Quarter of Section 9, Township 2 South, Range 26 East, Duval County, Florida acquired by Jacksonville Kennel Club, Inc. and described in deeds recorded in Deed Book 1395, page 319, and in Deed Book 1396, page 99, and in Official Records Volume 4310, page 1008, LESS AND EXCEPT THEREFROM the lands conveyed by Jacksonville Kennel Club, Inc. to Episcopal Children's Services, Inc. as described in that certain deed recorded in Official Records Book 15480, page 190, all of which instruments were recorded in the current public records of Duval County, Florida

**PARCEL 2**

All of the lands in the North one-half of the Southwest Quarter of Section 9, Township 2 South, Range 26 East, Duval County, Florida and which is part of either Lots 12 and 13 of the Mann Estate, a subdivision according to plat thereof recorded to Plat Book 1, pages 97 and 98 of the former public records of Duval County, Florida that lies (a) adjacent to and westerly of the lands previously transferred by Jacksonville Kennel Club, Inc. to Jacksonville Alliance for Kipp Schools, Inc. by deed dated June 30, 2009 and recorded in Official Records Book 14924, page 1414 of the current public records of Duval County, Florida, and (b) adjacent to and easterly of lands conveyed to Jacksonville Kennel Club, Inc., by deed dated September 17, 1949 and recorded in Deed Book 1395, page 319, of said public records.