

LEGAL DESCRIPTION

June 23, 2020

A PART OF TRACT 12, BLOCK 2, SECTION 6, TOWNSHIP 3 SOUTH RANGE 25 EAST, JACKSONVILLE HEIGHTS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE INTERSECTION OF THE EAST LINE OF SAID TRACT 12 WITH THE NORTHWESTERLY LINE OF NORMANDY BOULEVARD (A 200.0 FOOT RIGHT-OF-WAY); THENCE NORTH 00°-41'-00" EAST, 1045.2 FEET, ALONG THE EAST LINE OF SAID TRACT 12, TO ITS NORTHEAST CORNER; THENCE SOUTH 89°-42'-50 " WEST, 331.36 FEET, ALONG THE NORTH LINE OF SAID TRACT 12, TO ITS NORTHWEST CORNER; THENCE SOUTH 00°-39-42" WEST, 657.7 FEET, ALONG THE WEST LINE OF SAID TRACT 12; THENCE SOUTH 24°-52'-20" EAST, 493.64 FEET TO THE NORTHWESTERLY LINE OF SAID NORMANDY BOULEVARD; THENCE NORTH 62°-25'-42" EAST, 134.15 FEET, ALONG THE NORTHWESTERLY LINE OF SAID NORMANDY BOULEVARD, TO THE POINT OF BEGINNING.