

Exhibit 1

Legal Description
Belfort Landing PUD
June 29, 2021

A portion of Lot Four and one-half (4 -1/2) of the map or plat of Tiger Hole Plantation, as recorded in Deed Book AQ, page 260 of the former Public Records of Duval County, Florida, together with a portion of Lots 25 and 26, Block 3, Fairmont, according to the plat thereof, as recorded in Plat Book 20, Page 85 of the Current Public Records of Duval County, Florida and being more fully described as follows:

Beginning at the Northeast corner of said Lot 26 in Block 3; thence South 20°36'49" West along the Easterly line of said Lot 26, 25.00 feet; thence North 66°21'28" West, 254.88 feet to a point on the Westerly line of said Lot 25 in Block 3; thence North 01°40'56" West along said Westerly line, 125.00 feet to the Northwest corner of said Lot 25, said corner lying on the Northerly line of said plat of Fairmont; thence North 50°21'44" West along said Northerly line, 630 feet, more or less to the Easterly shoreline of Big Pottsburg Creek; thence Northerly and Northeasterly along said shoreline, 551 feet more or less to a point; thence South 24°09'49" East, 225 feet more or less; thence South 58°37'58" East, 721.57 feet; thence South 69°56'33" East, 439.99 feet to a point on the Westerly right of way line of Belfort Road as depicted on City of Jacksonville Right of Way Map, Drawing No. 96-35RM3, Sheet 3 of 5; thence the following four (4) courses along said right of way line; Course No. 1: South 26°55'30" West, 23.60 feet; Course No. 2: South 65°44'56" East, 23.40 feet; Course No. 3: Southwesterly along the arc of a curve concave Northwesterly, having a radius of 1494.89 feet and a central angle of 2°40'26", 69.76 feet and being subtended by a chord bearing and distance of South 25°35'17" West, 69.76 feet to a point of tangency; Course No. 4: South 26°55'30" West, 160.71 feet to the Northeast corner of lands described in Official Records Book 14666, page 284 of said Current Public Records; thence North 68°12'49" West along the Northerly line of last mentioned lands, 373.01 feet to a found iron pipe at the Northwest corner thereof; thence South 17°12'08" West along the Westerly line of said lands, 295.00 feet to the Southwest corner thereof, said corner lying on the Northerly line of aforementioned plat of Fairmont; thence the following two (2) courses along said Northerly line; Course No. 1: North 72°37'11" West, 63.69 feet; Course No. 2: North 50°21'44" West, 325.29 feet to the Point of Beginning.

Said lands contain 15.33 acres, more or less.