

Legal Description

Parcel A

BEGINNING 320 FEET EAST OF NW CORNER OF THE WEST ½ OF THE NORTH ½ OF THE NORTHEAST ¼ OF SECTION 27, TOWNSHIP 2 SOUTH, RANGE 23 EAST RUNNING THENCE SOUTH 210 FEET; THENCE EAST 210 FEET; THENCE NORTH 210 FEET; THENCE WEST 210 FEET TO THE PLACE OF BEGINNING , AS RECORDED IN DEED BOOK 977, PAGE 82 OF THE PUBLIC RECORD OF DUVAL COUNTY, FLORIDA.

LESS AND EXCEPT THAT PART DESCRIBED IN OFFICIAL RECORDS VOLUME 3665, PAGE 567 , OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.

Parcel B

FOR A POINT OF REFERENCE COMMENCE AT THE INTERSECTION OF EAST LINE OF THE NORTHWEST ¼, SECTION 27, TOWNSHIP 2 SOUTH, RANGE 23 EAST AND THE CENTER LINE OF THE 120.0 FOOT RIGHT OF WAY OF THE SEABOARD COASTLINE R.R. THENCE CONTINUE NORTH 82°29'50" EAST ALONG SAID LINE 915.0 FEET; THENCE NORTH 0°16'26" WEST 324.0 TO A POINT FOR THE POINT OF BEGINNING; THENCE CONTINUE NORTH 0°16'26" WEST 341.0 FEET; THENCE SOUTH 82°29'50" WEST 410.0 FEET; THENCE SOUTH 0°16'26" EAST 341.0 FEET TO A POINT; THENCE NORTH 82°29'50" EAST 410.0 FEET TO THE POINT OF BEGINNING.

Parcel C

A PART OF THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 27, TOWNSHIP 2 SOUTH, RANGE 23 EAST, OF DUVAL COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE NORTHERLY LINE OF THE SEABOARD AIRLINE RAILROAD RIGHT OF WAY AND THE WEST LINE OF THE NORTHEAST ¼ OF SAID SECTION 27, RUN THENCE NORTH 0°19'30" WEST A DISTANCE OF 84.86 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 0°19'30" WEST, A DISTANCE OF 664.90 FEET; THENCE NORTH 89°33'32" EAST, A DISTANCE OF 321.87; THENCE NORTH 0°08'58" WEST, A DISTANCE OF 416 FEET; THENCE NORTH 89°33'32" EAST, A DISTANCE OF 210 FEET; THENCE SOUTH 0°08'58" EAST, A DISTANCE OF 416 FEET; THENCE NORTH 89°33'32" EAST, A DISTANCE OF 373.12 FEET; THENCE SOUTH 0°05' EAST, A DISTANCE OF 40.03 FEET; THENCE SOUTH 82°55'30" WEST, A DISTANCE OF 410 FEET; THENCE SOUTH 0°05' EAST, A DISTANCE OF 341 FEET; THENCE NORTH 82°55'30" EAST, A DISTANCE OF 43 FEET; THENCE SOUTH 0°05' EAST, A DISTANCE OF 236.96 FEET; THENCE SOUTH 89°3'10" WEST, A DISTANCE OF , 537.10 FEET TO THE POINT OF BEGINNING, AND ALSO A PART OF THE NORTHEAST ¼ OF SECTION 27, TOWNSHIP 2 SOUTH, RANGE 23 EAST OF DUVAL COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE NORTHEAST ¼ OF SAID SECTION 27 AND THE NORTHERLY LINE OF THE SEABOARD AIRLINE RAILROAD; RUN THENCE NORTH 0°19'30" WEST A DISTANCE OF 84.86 FEET; THENCE NORTH 89°03'10" EAST A DISTANCE OF 537.10 FEET; THENCE SOUTH 0°05' EAST, A DISTANCE OF 27.04 FEET; THENCE SOUTH 82°55'30" WEST, A DISTANCE OF 540.84 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT THE SOUTH 150'.