ORDINANCE 2023-295

Legal Description

March 16, 2023

COMMENCING AT A FOUND 6X4 ” CONCRETE MONUMENT, SAID MONUMENT BEING LOCATED IN THE SOUTHEASTERLY CORNER OF TRACT 5 RECORDED IN DEED BOOK 1091, PAGE 282, BLOCK 3, JACKSONVILLE HEIGHTS, IN SECTION 23, TOWNSHIP 3 SOUTH, RANGE 25 EAST, AS RECORDED IN PLAT BOOK 5, PAGE 93, CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, LESS ROAD RIGHT-OF-WAY FOR MORSE AVENUE ON NORTH, BEING BETTER DESCRIBED; THENCE N 89°58'34 ” W, 665.97 FEET; THENCE N 00°32'30 ” W, 1255.33 FEET; THENCE N 89°13'25 ” E, 124.26 FEET; THENCE S 00°32'30 ” E, 190.34 FEET; THENCE N 89°14'18 ” E, 210.59 FEET; THENCE S 00°32' 30 ” E, 415.27 FEET; THENCE S 00°32'30 ” E, 415.27 FEET; N 89°14'18 ” E, 331.09 FEET; THENCE S 00°32'30 ” E, 658.89 FEET TO THE POINT OF BEGINNING.
CONTAINING 13.74 ACRES, MORE OR LESS.