

(SURVEYORS DESCRIPTION)

A PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 2 SOUTH, RANGE 27 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR THE POINT OF BEGINNING, COMMENCE AT THE NORTHEAST CORNER OF THE SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 12, THENCE SOUTH 00°51'24" EAST, ALONG THE EASTERLY LINE OF THE SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, 1,268.85 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF LONE STAR ROAD, A VARIABLE WIDTH RIGHT-OF-WAY AS NOW ESTABLISHED; THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID LONE STAR ROAD NORTH 89°38'22" WEST, A DISTANCE OF 60.01 FEET; THENCE DEPARTING NORTHERLY RIGHT-OF-WAY LINE NORTH 00°51'24" WEST, A DISTANCE OF 714.56 FEET; THENCE SOUTH 89°43' 42" WEST, A DISTANCE OF 1,128.29 FEET TO THE WESTERLY LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 2633, PAGE 1040; THENCE NORTH 26°45'27" WEST, ALONG SAID WESTERLY DEED LINE, 114.12 FEET; THENCE DEPARTING WESTERLY LINE NORTH 07°56'48" EAST, A DISTANCE OF 144.67 FEET; THENCE NORTH 19°47'47" EAST, A DISTANCE OF 66.67 FEET; THENCE NORTH 37°28'56" EAST, A DISTANCE OF 71.61 FEET; THENCE NORTH 54°57'45" EAST, A DISTANCE OF 75.66 FEET; THENCE NORTH 65°11'29" EAST, A DISTANCE OF 142.36 FEET; THENCE NORTH 77°53'25" EAST, A DISTANCE OF 93.48 FEET; THENCE NORTH 73°22'57" EAST, A DISTANCE OF 90.52 FEET; THENCE NORTH 67°42'03" EAST, A DISTANCE OF 72.17 FEET; THENCE NORTH 57°22'25" EAST, A DISTANCE OF 36.57 FEET TO A POINT ON THE NORTHERLY LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12; THENCE SOUTH 89°53'24" EAST, ALONG SAID NORTHERLY LINE, 678.34 FEET TO THE POINT OF BEGINNING.

LAND THUS DESCRIBED CONTAINS 15.22 ACRES MORE OR LESS.