

**LEGAL DESCRIPTION**

**Exhibit 1**

**October 4, 2023**

The South 1/4 of Farm 16, and that part of Farm 17 and that part of Farm 18 lying East of State Road 200 and West of Seaboard Coastline Railroad, of MAXVILLE FARMS, lying in Section 32, Township 3 South, Range 23 East according to the Plat thereof as recorded in Plat Book 3, Page(s) 94, of the Public Records of DUVAL County, Florida.