

LEGAL DESCRIPTION

Parcel Identification Number: 155665-0000 (A&S File 93-0190)

An undivided one half interest in and to the following described property:

A part of Government Lots 3 and 4, Section 9, Township 4 South, Range 27 East, Duval County, Florida being more particularly described as follows: Begin at the Southwest corner of the Southeast 1/4 of the Southwest 1/4 of Section 4, also being in the Southeast corner of those lands described and recorded in Official Records Volume 693, Page 589 of the Current Public Records of said County; thence South 00°24'32" East along a Southerly prolongation of the Easterly line of said lands described in Official Records Volume 693, Page 589, a distance of 60.00 feet; thence North 89°17'07" East, a distance of 8.00 feet; thence South 00°24'32" East a distance of 23.64 feet to the Point of Curve of a curve concave Northwesterly and having a radius of 91 feet; thence Southwesterly along the arc of said curve an arc distance of 123.82 feet, said arc being subtended by a chord bearing South 38°34'20" West and a chord distance of 114.49 feet to the Point of Tangency of said curve; thence South 77°33'11" West a distance of 75.26 feet to an intersection with the Easterly right-of-way line of Old St. Augustine Road, said point lying on a curve concave Southwesterly and having a radius of 2,914.83 feet; thence Northwesterly along said Easterly right-of-way line and along the arc of said curve an arc distance of 194.04 feet, said arc being subtended by a chord bearing of North 15°31'27" West and a chord distance of 194.01 feet to a point; thence leaving said Easterly right-of-way line, North 09°17'07" East, along the Southerly line of said lands described in Official Records Volume 693, Page 589, a distance of 188.22 feet to the Point of Beginning.