

LEGAL DESCRIPTION

7/25/2022

Lot 17 (except part in deed recorded in O.R. Book 6571, Page 942 erroneously referred to as O.R. Book 6571, Page 972), and Lot 18, Lone Eagle Estates, according to plat thereof recorded in Plat Book 18, page 77, in the Official Records of Duval County, Florida.

Together with:

That certain piece, parcel or tract of land situate, lying and being in the County of Duval and State of Florida, and being more particularly described as follows:

A portion of Section 33, Township 1 South, Range 27 East, Jacksonville, Duval County, Florida and being more particularly described as follows: Commence at the Northeast corner of Government Lot 2 of said Section 33; thence run South 00°42'22" East along the Easterly boundary of said Government Lot 2, a distance of 30.0 feet to the point of beginning, said point lying in the Southerly right-of-way of Edenfield Road (as now established); thence South 89°03'16" West along said Southerly right-of-way line, 296.11 feet; thence South 00°56'44" East, 100.0 feet; thence South 52°33'11" West, 362.92 feet; thence South 00°56'44" East, 145.37 feet; thence North 89°04'17" East, 914.66 feet; thence North 01°04'23" West, 441.52 feet; thence South 89°03'16" West, 325.91 feet to the Easterly boundary of aforementioned Government Lot 2; thence North 00°42'22" West along said boundary, 20.0 feet to the point of beginning.

RE#: 108986-0000

Address: 0 Edenfield Road, Jacksonville, FL 32277