

LEGAL DESCRIPTION

Parcel1

Situated in the City of Jacksonville, County of Duval and State of Florida. Known as being part of Section 1, Township 3 South, Range 27 East, being a 109,967 square feet parcel of land now or formerly conveyed to DOC-9726 TOUCHTON ROAD MOB, LLC, a Wisconsin limited liability 18478, Page 1538 of Duval County Records and being more particularly described as follows:

Beginning at the southerly terminus of a turnout between the south right-of-way of Touchton Road and the west right-of-way of Deer Lake Court and a mag nail; thence, South 26°27'23" West, along said west right-of-way, a distance of 19.17 feet to a point of curvature and a 1/2" iron pipe with cap stamped "CLARY & ASSOC", Thence, along the arc of a curve to the left, said curve having an arc length of 203.25 feet, radius of 500.00 feet, a delta angle of 23°17'25", a chord bearing South 14°48'40" West and a chord distance of 201.85 feet to a 1/2" iron pipe; thence, South 03°09'49" West, along said west right-of-way of Deer Lake Court, a distance of 74.28 feet to a nail set; thence, North 86°50'03" West, a distance of 54.98 feet to a nail set; thence North 03°09'57" East, a distance of 6.00 feet to a nail set; thence, North 03°13'33" East, a distance of 256.54 feet to a nail set; thence, North 09°29'22" West, a distance of 61.83 feet to a 1/2" iron pipe; thence, North 31°26'07" East, a distance of 148.00 feet to said south right-of-way of Touchton Road and 1/2" iron pipe with cap stamped CLARY & ASSOC", THENCE, SOUTH 58°33'53" East, along south right-of-way of Touchton Road, a distance of 263.05 feet to 1/2" iron pipe with cap stamped "CLARY & ASSOC", thence, along the arc a curve to the left, said curve having an arc length of 14.91 feet, a radius of 700.00 feet, a delta angle of 1°13'14". A chord bearing South 59°02'21" East and a chord distance of 14.91 feet to a 1/2" iron pipe with cap stamp "CLARY & ASSOC", thence, along the arc of a curve to the right, said curve having an arc length of 37.51 feet, delta angle of 85°58'08", a chord bearing South 16°31'43" East and chord distance of 34.09 feet to the Point of Beginning and containing 2.524 acres (109,967 square feet) of land, more or less.

Parcel2

Situated in the City of Jacksonville, County of Duval and State of Florida. Known as being part of Section 1, Township 3 South, range 27 East, being a 107,496 square foot parcel of land now or formerly conveyed to DOC-9726 TOUCHTON ROAD MOB, LLC, a Wisconsin limited liability company as recorded in Book 18478, Page 1538 and Book 18478, Page 1552 of Duval County Records and being more particularly described as follows;

Beginning at the southwest corner of land now or formerly conveyed to Touchton Building, LLC, a Florida limited liability company as recorded in Book 18345, page 1076 of Duval County Records and a ½" iron pipe; thence, South 58°33'53" East, a distance of 164.00 feet to ½" iron pipe; thence, South 09°29'22" East, a distance of 61.83 feet to a nail set; thence, South 03°13'33" West, a distance of 298.91 feet to a nail set; thence, South 10°28'13" East, a distance of 56.57 feet to a nail set; thence, South 72°01'43" West, a distance of 50.84 feet to a ½" iron pipe; thence, South 81°30'22" West, a distance of 153.50 feet ½" iron pipe; thence, North 08°30'41" West, a distance of 326.96 feet to a ½" iron pipe; thence, South 81°29'19" West, a distance of 20.00 feet to a ½" iron pipe cap stamped 'CLARY & ASSOC"; thence, North 58°45'51" West, of 7.52 feet to a ½" iron pipe with cap stamped 'CLARY & ASSOC", thence, North 31°26'07" East, a distance of 251.56 feet to the Point of Beginning and containing 2,468 acres (107,496 square feet) of land, more or less.

Parcel 3

Situated in the City of Jacksonville, County of Duval and State of Florida. Known as being part of Section 1, Township 3 South, Range 27 East, being a 86,468 square foot parcel of land now or formerly conveyed to DOC-9726 TOUCHTON ROAD MOB, LLC, a Wisconsin limited liability company as recorded in Book 18478, Page 1538 and Book 18478, Page 1552 of Duval County Records and being more particularly described as follows;

'North Carolina limited liability company as recorded in Book 10713, Page 307 of Duval County Records and a ½" iron pipe; thence, North 72°01'43" East, a distance of 50.84 feet to a nail set; thence North 10°28'13" West, a distance of 56.57 feet to a nail set; thence, North 03°13'33" East, a distance of 42.37 feet to a nail set; thence, South 86°50'03" East, a distance of 54.98 feet to the right-of-way Deer Lake Court and a nail set; thence South 03°09'57" West, a distance of 154.66 feet to ½" iron pipe; thence, along the arc of a curve to the right, said having an arc length of 196.40 feet, a radius of 763.31 feet, delta angle of 14°44'32", a chord bearing South 10°32'42" West and a chord distance of 195.86 feet ½" iron pipe; thence, South 70°20'18" West, a distance of 37.52 feet to a ½" iron pipe with cap stamped 'CLARY & ASSOC", thence, North 58°22'28" West, a distance of 239.28 feet to a ½" iron pipe stamped 'CLARY & ASSOC", THENCE, North 08°30'41" West, a distance of 142.70 feet to the Point of Beginning and containing 1.985 acres (86,468 square feet) of land, more or less.