

**Legal Description**  
**November 5, 2019**

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A PARCEL OF LAND, BEING A PORTION OF THE SOUTHWEST 1/4, OF THE NORTHEAST 1/4, OF SECTION 33, TOWNSHIP 1 NORTH, RANGE 26 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE INTERSECTION OF THE EASTERLY RIGHT OF WAY LINE OF LEM TURNER ROAD, (A 80 FOOT PUBLIC ROAD RIGHT OF WAY, AT THIS POINT, AS PER THE MAINTENANCE MAP, RECORDED IN ROAD PLAT BOOK "B", PAGES 50, 50A, 50B AND 50C OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, FLORIDA), WITH THE NORTHERLY RIGHT OF WAY LINE OF SAID PERCY ROAD, (A 60 FOOT ROAD RIGHT OF WAY, AS SHOWN ON AFORESAID MAINTENANCE MAP), AND RUN THENCE, NORTH 89°00'46" EAST, ALONG THE MONUMENTED NORTHERLY RIGHT OF WAY LINE OF PERCY ROAD, A DISTANCE OF 391.27 FEET, TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED, RUN THENCE, NORTH 00°52'50" WEST, A DISTANCE OF 445.57 FEET, TO A POINT, ON THE SOUTHERLY LINE OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 18644, PAGE 2474 OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, FLORIDA; RUN THENCE, NORTH 88°45'09" EAST, ALONG THE SOUTHERLY LINE OF SAID LANDS RECORDED IN OFFICIAL RECORDS BOOK 18644, PAGE 2474 OF THE CURRENT PUBLIC RECORDS, AND THEN ALONG AN EASTERLY PROLONGATION THEREOF, A DISTANCE OF 150.00 FEET, TO A POINT ON THE NORTHERLY PROLONGATION OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 18604, PAGE 1149 OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, FLORIDA; RUN THENCE, SOUTH 00°52'50" EAST, ALONG THE AFORESAID NORTHERLY PROLONGATION, AND THEN ALONG THE AFORESAID EASTERLY LINE OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 18604, PAGE 1149 OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY, FLORIDA, A DISTANCE OF 446.25 FEET, TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF SAID PERCY ROAD, (A 60 FOOT ROAD RIGHT OF WAY, AS SHOWN ON AFORESAID MAINTENANCE MAP); RUN THENCE, SOUTH 89°00'46" WEST, ALONG THE AFORESAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 150.00 FEET, TO THE POINT OF BEGINNING

THE LANDS THUS DESCRIBED, CONTAINS 66,886 SQUARE FEET OR 1.53 ACRES, MORE OR LESS, IN AREA.