

LEGAL DESCRIPTION

PART OF SECTIONS 11 AND 12, TOWNSHIP 1 SOUTH, RANGE 24 EAST, DUVAL COUNTY, FLORIDA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF PLUMMER ROAD (A 66.0 FOOT RIGHT-OF-WAY) WITH THE DIVIDING LINE BETWEEN DUVAL AND NASSAU COUNTIES; THENCE NORTH 89°18'10" EAST, 496.35 FEET, ALONG THE SOUTH LINE OF PLUMMER ROAD, TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 89°18'10" EAST, 792.10 FEET, ALONG THE SOUTH LINE OF SAID PLUMMER ROAD; THENCE SOUTH 00°42'20" EAST, 1000.0 FEET; THENCE SOUTH 89°18'10" WEST, 1797.85 FEET; THENCE NORTH 44°27'46" EAST, 1418.18 FEET TO THE POINT OF BEGINNING.

September 8, 2021

Exhibit 1  
Page 1 of 1