

The Northerly one-half of the Southeast one-quarter of the Southwest one-quarter of Section 2, Township 3 South, Range 25 East, Duval County, Florida, excepting however therefrom that portion lying within Ricker Road, a 60 foot right of way as now established.

ALSO KNOWN AS:

THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 25 EAST, DUVAL COUNTY, FLORIDA, LYING WEST OF RICKER ROAD, (A 60 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED); FOR A POINT OF REFERENCE, COMMENCE AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF GREGOR DRIVE (A 60 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED), WITH THE WESTERLY RIGHT-OF-WAY LINE OF SAID RICKER ROAD; FROM THE POINT OF REFERENCE THUS DESCRIBED, RUN NORTH 00° 08' 41" EAST, ALONG THE SAID WESTERLY RIGHT-OF-WAY OF RICKER ROAD, A DISTANCE OF 292.52 FEET TO THE NORTHEASTERLY CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 7882, PAGE 1372 AND THE POINT OF BEGINNING, SAID LINE ALSO BEING THE SOUTHERLY LINE OF THE SAID NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4; THENCE NORTH 89° 28' 52" WEST, ALONG THE NORTHERLY LINE OF SAID OFFICIAL RECORDS VOLUME 7882, PAGE 1372 AND ITS WESTERLY PROLONGATION THEREOF, ALSO BEING THE SAID SOUTHERLY LINE OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, A DISTANCE OF 580.93 FEET TO THE NORTHWESTERLY CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 6635, PAGE 1636, ALSO BEING THE SOUTHWESTERLY CORNER OF SAID NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, SAID CORNER LYING IN THE EASTERLY LINE OF HUNTERS LAKE, AS RECORDED IN PLAT BOOK 43, PAGE 25, OF THE SAID PUBLIC RECORDS OF SAID DUVAL COUNTY; THENCE NORTH 01° 25' 26" EAST, ALONG THE SAID EASTERLY LINE OF HUNTERS LAKE AND THE WESTERLY LINE OF SAID NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, A DISTANCE OF 323.00 FEET TO THE NORTHWEST CORNER OF SAID NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4; THENCE SOUTH 89° 18' 14" EAST, ALONG THE NORTHERLY LINE OF SAID NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, A DISTANCE OF 573.73 FEET TO ITS INTERSECTION WITH SAID WESTERLY RIGHT-OF-WAY LINE OF RICKER ROAD; THENCE SOUTH 00° 08' 41" WEST, ALONG THE SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 321.53 FEET TO THE POINT OF BEGINNING.