

March 19, 2019

**Legal Description**

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A portion of Section 1, Township 3 South, Range 28 East, Duval County, Florida, being more particularly described as follows:

For a Point of Reference, commence at the centerline intersection of San Pablo Parkway and Crosswater Boulevard, both variable width rights of way as presently established; thence North 89°30'21" East, along the Easterly prolongation of said centerline of Crosswater Boulevard, 70.00 feet to a point lying on the Easterly right of way line of said San Pablo Parkway; thence Southerly along said Easterly right of way line and along the arc of a curve concave Easterly having a radius of 1430.00 feet, through a central angle of 00°09'27", an arc length of 3.93 feet to the Point of Beginning, said arc being subtended by a chord bearing and distance of South 00°31'48" East, 3.93 feet.

From said Point of Beginning, thence South 88°12'13" East, departing said Easterly right of way line of San Pablo Parkway, 346.50 feet; thence South 01°47'47" West, 347.34 feet; thence South 23°08'59" West, 75.73 feet; thence South 54°14'15" West, 29.89 feet; thence South 20°12'40" West, 47.37 feet; thence South 60°16'04" West, 19.41 feet; thence South 88°46'54" West, 29.52 feet; thence North 31°53'17" West, 62.99 feet; thence North 36°02'11" West, 55.00 feet; thence North 18°36'51" East, 30.58 feet; thence North 08°08'03" East, 26.81 feet; thence North 21°41'32" West, 34.42 feet; thence North 63°09'52" West, 35.52 feet; thence South 74°59'33" West, 32.26 feet; thence South 56°53'32" West, 36.01 feet; thence South 02°41'06" West, 26.40 feet; thence South 26°50'11" East, 43.05 feet; thence South 10°48'26" West, 40.86 feet to a point lying on said Easterly right of way line of San Pablo Parkway; thence Northerly along said Easterly right of way line and along the arc of a curve concave Easterly having a radius of 1430.00 feet, through a central angle of 17°35'03", an arc length of 438.87 feet to the Point of Beginning, said arc being subtended by a chord bearing and distance of North 09°24'03" West, 437.15 feet.

Containing 2.92 acres, more or less.