



25 Plat Book 38, Page 160 through 163 of the Public  
26 Records of Manatee County, Florida;  
27 Section 31, Township 34 South, Range 19 East:  
28 That portion of the southeast quarter of Section 31,  
29 lying east of Lakewood Ranch Boulevard, a 120-foot  
30 wide Public Right-of-Way, as recorded in Official  
31 Record Book 1429, Page 3703 Public Records of Manatee  
32 County, Florida; also that portion of the southeast  
33 quarter of said Section 31, lying west of said  
34 Lakewood Ranch Boulevard, south of Lakewood Ranch  
35 Commerce Park, Block B, recorded in Plat Book 36,  
36 Pages 71 through 77 of said Public Records and east of  
37 the east line of the "Manatee County Landfill" as  
38 described in Special Warranty Deed to Manatee County,  
39 recorded in Official Record Book 1166, Page 3590,  
40 Public Records of Manatee County, Florida;  
41 Section 32, Township 34 South, Range 19 East:  
42 That portion of the west half of Section 32, lying  
43 east of Lakewood Ranch Boulevard, a 120-foot wide  
44 Public Right-of-Way, as recorded in Official Record  
45 Book 1429, Page 3703 of said Public Records, less and  
46 except the record plat of Lakewood Ranch Commerce  
47 Park, Block C, recorded in Plat Book 38, Page 160  
48 through 163 of said Public Records, also less and  
49 except premises described in Special Warranty Deed to

50 Lakewood Flex Properties Phase II, Inc., recorded in  
51 Official Record Book 1934, Page 5505 Public Records of  
52 Manatee County, Florida;

53 Also:

54 The west half of the southeast quarter of said Section  
55 32;

56 Also:

57 The southeast quarter of the southeast quarter of said  
58 Section 32, less and except premises described in  
59 Special warranty Deed to Ashton Associates of  
60 Sarasota, L.L.C., recorded in Official Record Book  
61 1888, Page 7567 Public Records of Manatee County,  
62 Florida;

63 Also:

64 The northwest quarter of the northeast quarter lying  
65 south of State Road 64, less and except the east 100-  
66 feet described in Warranty Deed to John D. Taylor and  
67 Beverly J. Taylor, recorded in Official Record Book  
68 1331, Page 0041 Public Records of Manatee County,  
69 Florida;

70 Also:

71 That portion of the southwest quarter of the northeast  
72 quarter being more particularly described as follows:  
73 Begin at the northwest corner of the southwest quarter  
74 of the northeast quarter of said Section 32; thence

75 east, 466.8 feet along north side of said 40 acre  
 76 tract; thence south, 466.8 feet; thence west, 466.8  
 77 feet to west line of 40 acre tract; thence north,  
 78 466.8 feet to the POINT OF BEGINNING;  
 79 Also:  
 80 That part of the southwest quarter of the northeast  
 81 quarter of Section 32, Township 34 South, Range 19  
 82 East, described as follows: Commence at a concrete  
 83 monument found marking the southwest corner of the  
 84 southwest quarter of the northeast quarter of Section  
 85 32, Township 34 South, Range 19 East, as occupied by  
 86 John D. Taylor & being the southwest corner of that  
 87 certain parcel of land as described in Official Record  
 88 Book 656 Page 103 of the Public Records of Manatee  
 89 County, Florida, for a POINT OF BEGINNING; thence  
 90 S.89°35'55"E., along the south line of said southeast  
 91 quarter of northeast quarter, 290.77 feet; thence N.  
 92 00° 42' 08"E., parallel with the west line of said  
 93 southwest quarter of northeast quarter, 299.62 feet;  
 94 thence N. 89°35'55"W. along the northerly line of said  
 95 land described in Official Record Book 656 Page 103, a  
 96 distance of 290.77 feet to the intersection with the  
 97 west line of said southwest quarter of the northeast  
 98 quarter; thence S.00 °42'"08W., along the west line of  
 99 said southwest quarter of the northeast quarter, a

100 distance of 299.62 feet to the POINT OF BEGINNING,  
 101 being & lying in the southwest quarter of the  
 102 northeast quarter of Section 32, township 34 South,  
 103 Range 19 East, Manatee County, Florida;  
 104 Section 33, Township 34 South, Range 19 East:  
 105 The east half, the northeast quarter of the northwest  
 106 quarter, the northwest quarter of the northwest  
 107 quarter, the southeast quarter of the northwest  
 108 quarter, and the southwest quarter of the southwest  
 109 quarter of Section 33, Township 34 South, Range 19  
 110 East,  
 111 Less:  
 112 Road right-of-way for State Road 64 and less that part  
 113 of the above described property, lying north and east  
 114 of said State Road 64 as described in Official Record  
 115 Book 1095, Page 256;  
 116 Less:  
 117 Road right-of-way for Pope Road;  
 118 Less:  
 119 Premises described in Special Warranty Deed to Roy F.  
 120 Green, recorded in Official Record Book 1752, Page  
 121 4576;  
 122 Less:  
 123 Premises described in Special Warranty Deed to Triko  
 124 Enterprises, Inc., recorded in Official Record Book

125 | 1407, Page 3313 and Official Record Book 1752, Page  
 126 | 2251;  
 127 | Less:  
 128 | Premises described in Special Warranty Deed to Peoples  
 129 | Gas System, recorded in Official Record Book 1576,  
 130 | Page 4158;  
 131 | Section 35, Township 34 South, Range 19 East:  
 132 | The south half of the northeast quarter, and the east  
 133 | half of the southeast quarter of Section 35, Township  
 134 | 34 South, Range 19 East;  
 135 | Less:  
 136 | Road right-of-way for State Road 64  
 137 | Section 36, Township 34 South, Range 19 East:  
 138 | The west half of the northeast quarter, the southeast  
 139 | quarter of the northeast quarter, the east half of the  
 140 | northwest quarter, and the south half of Section 36,  
 141 | Township 34 South, Range 19 East;  
 142 | Less:  
 143 | Road right-of-way for State Road 64  
 144 | Section 1, Township 35 South, Range 19 East:  
 145 | All of Section 1, Township 35 South, Range 19 East;  
 146 | Less:  
 147 | Road right-of-way for State Road 64  
 148 | Section 2, Township 35 South, Range 19 East:  
 149 | All of Section 2, Township 35 South, Range 19 East;

150 Less:

151 The northwest quarter of the northeast quarter, the

152 north half of the northwest quarter, and road right-

153 of-way for State Road 64;

154 Section 3, Township 35 South, Range 19 East:

155 The south half of the north half, the southeast

156 quarter of the southwest quarter, and the southeast

157 quarter of Section 3, Township 35 South, Range 19

158 East;

159 Less:

160 Road right-of-way for Lorraine Road

161 Section 4, Township 35 South, Range 19 East:

162 The northwest quarter of the northeast quarter, the

163 south-half of the northeast quarter, the east half of

164 the northeast quarter of the northwest quarter, the

165 southeast quarter of the northwest quarter, the south-

166 half of the southwest quarter of the northwest

167 quarter, the north-half of the south-half, the

168 southeast quarter of the southwest quarter, and the

169 south half of the southeast quarter of Section 4,

170 Township 35 South, Range 19 East;

171 Also:

172

173 DESCRIPTION (WAGER-FANTO PROPERTY):

174

175 A tract of land lying in Section 4, Township 35 South,  
 176 Range 19 East, Manatee County, Florida, being more  
 177 particularly described as follows:

178  
 179 COMMENCE at the northwest corner of Section 4; thence  
 180 S.00°15'25"W. along the west line of said Section 4, a  
 181 distance of 664.60 feet to the northwest corner of the  
 182 South 1/2 of the Northwest 1/4 of the Northwest 1/4 of  
 183 said Section 4; the following three (3) calls are  
 184 along the north line of the South 1/2 of the Northwest  
 185 1/4 of the Northwest 1/4 of said Section 4; (1) thence  
 186 S.89°20'00"E. a distance of 25.00 to the northwest  
 187 corner of premises described in Official Records Book  
 188 2397, Page 1900 of the Public Records of Manatee  
 189 County, Florida; (2) thence S.89°20'00"E., a distance  
 190 of 324.00 feet to the POINT OF BEGINNING; (3) thence  
 191 S.89°20'00"E., a distance of 986.58 feet to the  
 192 northeast corner of the South 1/2 of the Northwest 1/4  
 193 of the Northwest 1/4 of said Section 4; thence  
 194 S.00°10'10"W., along the east line of the South 1/2 of  
 195 the Northwest 1/4 of the Northwest 1/4 of said Section  
 196 4, a distance of 661.66 feet to the northeast corner  
 197 of the North 1/2 of the Southwest 1/4 of the Northwest  
 198 1/4 of said Section 4, according to a Boundary Line  
 199 Agreement, recorded in Official Record Book 1472, Page



200 1069 of said Public Records; thence S.00°27'35"W.,  
201 along the east line of said Boundary Line Agreement, a  
202 distance of 661.67 feet to the easterly extension of  
203 the north line of the premises described in Official  
204 Records Book 2533, Page 1294 of said Public Records;  
205 the following three (3) calls are along the north  
206 boundary of said premises and the easterly extension  
207 thereof; (1) thence N.89°35'18"W., a distance of  
208 741.08 feet; (2) thence S.01°58'28"E., a distance of  
209 598.39 feet; (3) thence S.89°10'03"W., a distance of  
210 594.46 feet to the east maintained right-of-way line  
211 of Pope Road (Plat Book 8, Page 138); the following  
212 five (5) calls are along said east maintained right-  
213 of-way line of Pope Road: (1) thence N.00°11'03"W., a  
214 distance of 17.41 feet; (2) thence N.00°15'10"W., a  
215 distance of 400.00 feet; (3) thence N.00°49'27"E., a  
216 distance of 200.00 feet; (4) thence N.00°07'15"E., a  
217 distance of 880.00 feet; (5) thence N.04°38'59"E., a  
218 distance of 232.92 feet to a point on the south line  
219 of said premises described in Official Records Book  
220 2397, Page 1900 of said Public Records; thence  
221 S.89°21'05"E., along said south line, a distance of  
222 312.90 feet; thence N.00°15'00"E., along the east line  
223 of said premises, a distance of 210.15 feet to the  
224 POINT OF BEGINNING.

225 Less:  
 226 Premises described in Special Warranty Deed to  
 227 Ellenton Fruit Company, recorded in Official Record  
 228 Book 1472, Page 4620  
 229 Less:  
 230 Road right-of-way for Pope Road, recorded in Road Plat  
 231 Book 8, Pages 138 through 152, lying northerly of  
 232 Resolution R-17-013, vacating a portion of Pope Road,  
 233 as recorded in Official Record Book 2664, Page 2798,  
 234 Public Records of Manatee County, Florida.  
 235 Section 5, Township 35 South, Range 19 East:  
 236 All of Section 5, Township 35 South, Range 19 East;  
 237 Less:  
 238 Right-of-way for Lakewood Ranch Boulevard, as recorded  
 239 in Official Record Book 1429, Page 3703 Public Records  
 240 of Manatee County, Florida;  
 241 Less:  
 242 A portion of premises described in Warranty Deed to  
 243 the County of Manatee, recorded in Official Record  
 244 Book 1540, Page 7900 of said Public Records  
 245 Less:  
 246 Road right-of-way for Pope Road, recorded in Road Plat  
 247 Book 8, Pages 138 through 152  
 248 Section 6, Township 35 South, Range 19 East:

249 That portion of Section 6, Township 35 South, Range 19  
 250 East, lying easterly of east line of the "Manatee  
 251 County Landfill", as described in Special Warranty  
 252 Deed to Manatee County, recorded in Official Record  
 253 Book 1166, Page 3590, Public Records of Manatee  
 254 County, Florida;  
 255 Less:  
 256 Right-of-way for Lakewood Ranch Boulevard, as recorded  
 257 in Official Record Book 1429, Page 3703 Public Records  
 258 of Manatee County, Florida;  
 259 Less:  
 260 A portion of premises described in Warranty Deed to  
 261 the County of Manatee, recorded in Official Record  
 262 Book 1540, Page 7900 of said Public Records  
 263 Section 7, Township 35 South, Range 19 East:  
 264 That portion of Section 7, Township 35 South, Range 19  
 265 East, lying easterly of the easterly right-of-way line  
 266 of Lakewood Ranch Boulevard, as recorded in Official  
 267 Record Book 1429, Page 3703 Public Records of Manatee  
 268 County, Florida;  
 269 Also:  
 270 That portion of Section 7, Township 35 South, Range 19  
 271 East, lying southerly of the "Manatee County  
 272 Landfill", as described in Special Warranty Deed to  
 273 Manatee County, recorded in Official Record Book 1166,

274 Page 3590, of said Public Records and northerly of the  
275 southerly line of the proposed 44th Avenue, said 44th  
276 Avenue being more particularly described as follows:  
277 LEGAL DESCRIPTION OF 44TH AVENUE RIGHT-OF-WAY (as  
278 prepared by the certifying Surveyor and Mapper):  
279 A tract lying in Sections 7 and 8, Township 35 South,  
280 Range 19 East, Manatee County, Florida and described  
281 as follows:  
282 Commence at the southwest corner of the North 1/2 of  
283 Section 17, Township 35 South, Range 19 East, also  
284 being the Southeast corner of the North 1/2 of Section  
285 18, Township 35 South, Range 19 East; thence  
286 S.89°34'40"E., along the South line of the North 1/2  
287 of said Section 17, a distance of 187.55 feet to the  
288 intersection with the Westerly Right-of-way of  
289 Lakewood Ranch Boulevard (formerly Upper Manatee River  
290 Road Extension), a 120-foot wide public right-of-way  
291 as recorded in Official Record Book 1429, Page 3703 of  
292 the Public Records of Manatee County, Florida, said  
293 point being on the arc of a curve to the right, whose  
294 radius point lies N.63°58'46"E., a radial distance of  
295 2310.00 feet; thence run northwesterly, along said  
296 westerly right-of-way for the following five calls;  
297 thence along the arc of said curve, through a central  
298 angle of 23°42'37", a distance of 955.93 feet to the

299 point of tangency of said curve; thence N.02°18'37"W.,  
300 a distance of 1736.20 feet to the intersection with  
301 the common section line to Sections 7 and 18, Township  
302 35 South, Range 19 East, said point lying  
303 N.88°45'31"W., 141.64 feet from the section corner  
304 common to said Sections 7 and 18; thence continue  
305 N.02°18'37"W., a distance of 339.27 feet to the point  
306 of curvature of a curve to the right, having a radius  
307 of 4060.00 feet and a central angle of 06°59'18";  
308 thence run Northerly along the arc of said curve, a  
309 distance of 495.20 feet to the point of tangency of  
310 said curve; thence N.04°40'41"E., a distance of  
311 2,624.25 feet to the point of curvature of a curve to  
312 the left having a radius of 1,940.00 feet and a  
313 central angle of 26°40'32"; thence northerly along the  
314 arc of said curve, an arc length of 903.21 feet to the  
315 POINT OF BEGINNING; thence S.68°00'09"W., a distance  
316 of 15.00 feet to a point on a curve to the left, of  
317 which the radius point lies S.68°00'09"W., a radial  
318 distance of 50.00 feet; thence northwesterly along the  
319 arc of said curve, through a central angle of  
320 83°34'33", an arc length of 72.93 feet to the point of  
321 tangency of said curve; thence S.74°25'37"W., a  
322 distance of 54.55 feet to the point of curvature of a  
323 curve to the right having a radius of 2,952.50 feet

324 and a central angle of  $12^{\circ}46'49''$ ; thence westerly  
325 along the arc of said curve, an arc length of 658.58  
326 feet to the end of said curve; thence  $N.02^{\circ}47'34''W.$ ,  
327 along a line radial to the last described curve, a  
328 distance of 12.50 feet to the point of curvature of a  
329 non-tangent curve to the right, of which the radius  
330 point lies  $N.02^{\circ}47'34''W.$ , a radial distance of  
331 2,940.00 feet; thence westerly along the arc of said  
332 curve, through a central angle of  $24^{\circ}02'05''$ , an arc  
333 length of 1,233.29 feet to the point of reverse  
334 curvature of a curve to the left having a radius of  
335 2,790.00 feet and a central angle of  $31^{\circ}26'50''$ ; thence  
336 westerly along the arc of said curve, a distance of  
337 1,531.31 feet to the point of reverse curvature of a  
338 curve to the right having a radius of 2,940.00 feet  
339 and a central angle of  $15^{\circ}52'03''$ ; thence westerly  
340 along the arc of said curve, a distance of 814.20 feet  
341 to the northerly line of a 50-foot wide gas line  
342 easement as recorded in Official Record Book 27, Page  
343 220 and Official Record Book 396, Page 91 of said  
344 public records; thence  $N.59^{\circ}42'53''E.$ , along said  
345 northerly line, a distance of 270.14 feet to the point  
346 of curvature of a non-tangent curve to the left, of  
347 which the radius point lies  $N.01^{\circ}10'01''E.$ , a radial  
348 distance of 2,790.00 feet; thence easterly along the

349 arc of said curve, through a central angle of  
350  $11^{\circ}22'19''$ , an arc length of 553.75 feet to the point  
351 of reverse curvature of a curve to the right having a  
352 radius of 2,940.00 feet and a central angle of  
353  $31^{\circ}26'50''$ ; thence easterly along the arc of said  
354 curve, a distance of 1,613.64 feet to the point of  
355 reverse curvature of a curve to the left having a  
356 radius of 2,790.00 feet and a central angle of  
357  $24^{\circ}02'05''$ ; thence easterly along the arc of said  
358 curve, a distance of 1,170.37 feet to the end of said  
359 curve; thence  $N.02^{\circ}47'34''W.$ , a distance of 12.50 feet  
360 to the point of curvature of a non-tangent curve to  
361 the left, of which the radius point lies  
362  $N.02^{\circ}47'34''W.$ , a radial distance of 2,777.50 feet;  
363 thence easterly along the arc of said curve, through a  
364 central angle of  $12^{\circ}46'49''$ , an arc length of 619.55  
365 feet to the point of tangency of said curve; thence  
366  $N.74^{\circ}25'37''E.$ , a distance of 12.28 feet to the point  
367 of curvature of a curve to the left having a radius of  
368 50.00 feet and a central angle of  $55^{\circ}27'02''$ ; thence  
369 northeasterly along the arc of said curve, an arc  
370 length of 48.39 feet to a point on the south line of  
371 Manatee County Pond Site Number 5, as recorded in  
372 Official Record Book 1528, Page 7481 of said public  
373 records; thence  $S.87^{\circ}35'31''E.$ , along a line non-

374 tangent to the last described curve, being the south  
 375 line of said Pond Site Number 5, a distance of 30.72  
 376 feet to the westerly right-of-way line of the  
 377 aforementioned Lakewood Ranch Boulevard and the point  
 378 of curvature of a non-tangent curve to the left, of  
 379 which the radius point lies N.66°15'14"E., a radial  
 380 distance of 1,560.00 feet; the following 2 calls are  
 381 along said westerly right-of-way line; thence  
 382 southeasterly along the arc of said curve, through a  
 383 central angle of 02°50'31", an arc length of 77.38  
 384 feet to the point of reverse curvature of a curve to  
 385 the right having a radius of 1,940.00 feet and a  
 386 central angle of 04°35'26"; thence southeasterly along  
 387 the arc of said curve, a distance of 155.44 feet to  
 388 the POINT OF BEGINNING.

389 Said tract contains 650,151 square feet or 14.9254  
 390 acres, more or less.

391 Also:

392 A tract of land lying in Sections 7 and 8, Township 35  
 393 South, Range 19 East, Manatee County, Florida and  
 394 described as follows:

395 Commence at the Southeast corner of Section 7,  
 396 Township 35 South, Range 19 East; thence  
 397 S.89°34'35"E., a distance of 4,650.84 feet; thence  
 398 N.00°25'25"E., a distance of 1,889.17 feet; thence



399 S82°55'49"W, 912.79 feet to a point of curvature;  
400 Thence 1,287.78 feet along the arc of said curve to  
401 the left through a central angle of 34°25'49", said  
402 curve having a radius of 2,143.00 feet and being  
403 subtended by a chord which bears S65°42'55"W, 1,268.49  
404 feet to a point of reverse curvature; Thence 1,575.56  
405 feet along the arc of a curve to the right through a  
406 central angle of 44°37'24", said curve having a radius  
407 of 2,023.00 feet and being subtended by a chord which  
408 bears S70°48'42"W, 1,536.04 feet to the point of  
409 tangency of said curve; Thence N86°52'35"W, 1,131.57  
410 feet to a point of curvature; Thence 79.90 feet along  
411 the arc of said curve to the right through a central  
412 angle of 91°33'16", said curve having a radius of  
413 50.00 feet and being subtended by a chord which bears  
414 N41°05'57"W, 71.66 feet to the point of tangency of  
415 said curve; said point being a point on the east line  
416 of Lakewood Ranch Boulevard as recorded in Official  
417 Record Book 1429, Page 3703 of the Public Records of  
418 Manatee County, Florida; thence along said east line  
419 of Lakewood Ranch Boulevard, N04°40'41"E, 1649.56  
420 feet; Thence N85°19'19"W, 120.00 feet to a point on  
421 the west line of said Lakewood Ranch Boulevard, said  
422 point being the northeast corner of Pond No. 4, as  
423 described in Official Record Book 1528, Page 7481 and

424 corrected in Official Record Book 1540, Page 7918 of  
 425 said Public Records and being the POINT OF BEGINNING;  
 426 The following five (5) calls are along the northerly  
 427 and westerly lines of said Pond No. 4; Thence  
 428 S86°50'17"W, 227.27 feet; Thence S40°02'37"W, 121.13  
 429 feet; Thence S28°36'43"W, 108.34 feet; Thence  
 430 S43°57'34"W, 79.62 feet; Thence S56°46'06"W, 71.21  
 431 feet to a point on the northerly line of premises  
 432 described in Official Record Book 1859, Page 5334 of  
 433 said Public Records; the following fifteen (15) calls  
 434 are along said northerly line; Thence N22°59'39"W,  
 435 32.80 feet; Thence S59°56'00"W, 91.50 feet; Thence  
 436 S54°50'36"W, 42.43 feet; Thence S21°03'16"W, 42.67  
 437 feet; Thence S64°33'59"W, 57.70 feet; Thence  
 438 S78°35'00"W, 52.83 feet; Thence S26°29'07"W, 28.22  
 439 feet; Thence S72°42'09"W, 41.01 feet; Thence  
 440 N88°04'14"W, 58.26 feet; Thence N63°20'21"W, 61.49  
 441 feet; Thence N77°09'41"W, 34.90 feet; Thence  
 442 N87°11'33"W, 50.79 feet; Thence N88°21'13"W, 70.97  
 443 feet; Thence N59°06'15"W, 54.56 feet; Thence  
 444 S87°08'17"W, 75.46 feet to a point on the easterly  
 445 line of premises described in Official Record Book  
 446 2043, Page 123 of said Public Records: the following  
 447 three (3) calls are along said easterly line; Thence  
 448 N27°44'24"E, 782.09 feet; Thence N08°14'34"E, 859.88

449 feet; Thence N04°53'06"W, 605.45 feet to a point on  
 450 the arc of a curve, said point also being a point on  
 451 the southerly right-of-way line of 44th Avenue East  
 452 (175' wide right-of-way, at this point) as recorded in  
 453 Official Record Book 2191, Page 3454 of said Public  
 454 Records; the following three (3) calls are along said  
 455 southerly right-of-way line; Thence 552.19 feet along  
 456 the arc of said curve to the left through a central  
 457 angle of 10°42'56", said curve having a radius of  
 458 2,952.50 feet and being subtended by a chord which  
 459 bears N79°47'05"E, 551.38 feet to the point of  
 460 tangency of said curve; Thence N74°25'37"E, 69.64 feet  
 461 to a point of curvature; Thence 72.98 feet along the  
 462 arc of said curve to the right through a central angle  
 463 of 83°37'37", said curve having a radius of 50.00 feet  
 464 and being subtended by a chord which bears  
 465 S63°45'35"E, 66.67 feet to a point of compound  
 466 curvature, said point being a point on the westerly  
 467 right-of-way line of said Lakewood Ranch Boulevard;  
 468 the following two (2) calls are along said westerly  
 469 right-of-way line; Thence 901.48 feet along the arc of  
 470 said curve to the right through a central angle of  
 471 26°37'27", said curve having a radius of 1,940.00 feet  
 472 and being subtended by a chord which bears

473 | S08°38'03"E, 893.39 feet; Thence S04°40'41"W, 970.22  
 474 | feet to the POINT OF BEGINNING.  
 475 | Containing 1,711,100 square feet or 39.2814 acres,  
 476 | more or less.  
 477 | Less:  
 478 | Right-of-way for Lakewood Ranch Boulevard, as recorded  
 479 | in Official Record Book 1429, Page 3703 Public Records  
 480 | of Manatee County, Florida;  
 481 | Less:  
 482 | A portion of premises described in Warranty Deed to  
 483 | the County of Manatee, recorded in Official Record  
 484 | Book 1528, Page 7481 and Corrective Warranty Deed  
 485 | recorded in Official Record Book 1540, Page 7918  
 486 | Public Records of Manatee County, Florida;  
 487 | Section 8, Township 35 South, Range 19 East:  
 488 | All of Section 8, Township 35 South, Range 19 East;  
 489 | Less:  
 490 | Right-of-way for Lakewood Ranch Boulevard, as recorded  
 491 | in Official Record Book 1429, Page 3703 Public Records  
 492 | of Manatee County, Florida;  
 493 | Less:  
 494 | A portion of premises described in Warranty Deed to  
 495 | the County of Manatee, recorded in Official Record  
 496 | Book 1528, Page 7481 and Corrective Warranty Deed

497 recorded in Official Record Book 1540, Page 7918  
 498 Public Records of Manatee County, Florida;  
 499 Section 9, Township 35 South, Range 19 East:  
 500 All of Section 9, Township 35 South, Range 19 East;  
 501 Section 10, Township 35 South, Range 19 East:  
 502 The north half and the southeast quarter of Section  
 503 10, Township 35 South, Range 19 East;  
 504 Less:  
 505 Road right-of-way for Lorraine Road;  
 506 Section 11, Township 35 South, Range 19 East:  
 507 All of Section 11, Township 35 South, Range 19 East;  
 508 Section 12, Township 35 South, Range 19 East:  
 509 All of Section 12, Township 35 South, Range 19 East;  
 510 Section 13, Township 35 South, Range 19 East:  
 511 All of Section 13, Township 35 South, Range 19 East;  
 512 Section 14, Township 35 South, Range 19 East:  
 513 All of Section 14, Township 35 South, Range 19 East;  
 514 Section 15, Township 35 South, Range 19 East:  
 515 The east-half, the Southwest quarter of the northwest  
 516 quarter, the southeast quarter of the southwest  
 517 quarter, and the northeast quarter of the southwest  
 518 quarter of Section 15, Township 35 South, Range 19  
 519 East;  
 520 Less:  
 521 Road right-of-way for Lorraine Road and State Road 70;

522 Less:  
 523 The northeast quarter of the southwest quarter of the  
 524 northwest quarter of Section 15, Township 35 South,  
 525 Range 19 East;  
 526 Less:  
 527 The east 66 feet of the northwest quarter of the  
 528 southwest quarter of the northwest quarter of Section  
 529 15, Township 35 South, Range 19 East, described in  
 530 Warranty Deed to Clive and Judith Morris, recorded in  
 531 Official Record Book 1574, Page 2146;  
 532 Less:  
 533 Premises described in Special Warranty Deed to Peace  
 534 River Electric Cooperative, Inc. described in Official  
 535 Record Book 1542, Page 5178;  
 536 Less:  
 537 Premises described in Special Warranty Deed to Peace  
 538 River Electric Cooperative, Inc. described in Official  
 539 Record Book 1747, Page 6675;  
 540 Less:  
 541 That part included in the plat of Crawley Substation  
 542 Roadway, recorded in Plat Book 43, Pages 84 and 85  
 543 Public Records of Manatee County, Florida;  
 544 Less:  
 545 Fire House Site

546 COMMENCE at a concrete monument found marking the  
547 occupied northwest corner of the southwest 1/4 of  
548 Section 15, Township 35 South, Ranch 19 East; thence  
549 S89°31'12"E, along the occupied north line of said  
550 southwest 1/4, a distance of 1343.23 ft. to the  
551 intersection with the west line of the northeast 1/4  
552 of said southwest 1/4; thence S00°04'29"E, along said  
553 west line, a distance of 1281.86 ft., thence  
554 S87°56'19"E, a distance of 1049.55 ft. for a POINT OF  
555 BEGINNING, said point lying on the northerly right-of-  
556 way of 59th Avenue East, a 100 ft. wide public right-  
557 of-way as shown on "Crawley Substation Roadway", a  
558 roadway plat as recorded in Plat Book 43, Pages 84 and  
559 85, Public Records of Manatee County, Florida; thence  
560 continue S87°56'19"E, along said northerly right-of-  
561 way, a distance of 398.37 ft. to the intersection with  
562 the westerly line of that certain parcel of land as  
563 described and recorded in Official Records Book 1542,  
564 Page 5178, said Public Records; thence N00°25'16"W,  
565 along said westerly line, a distance of 547.23 ft.;  
566 thence N87°56'19"W, 398.37 ft.; thence S00°25'16"E, a  
567 distance of 547.23 ft. to the POINT OF BEGINNING,  
568 being and lying in Section 15, Township 35 South,  
569 Range 19 East, Manatee County, Florida.  
570 Containing 5.00 acres, more or less.

571 Section 16, Township 35 South, Range 19 East:  
 572 All of Section 16, Township 35 South, Range 19 East;  
 573 Less:  
 574 Road right-of-way for State Road 70;  
 575 Less:  
 576 Road right-of-way for Pope Road  
 577 Less:  
 578 Premises described in Warranty Deed to the State of  
 579 Florida Department of Transportation, recorded in  
 580 Official Record Book 1915, Page 5768 Public Records of  
 581 Manatee County, Florida;  
 582 Less:  
 583 Premises described in Warranty Deed to Covered Bridge  
 584 Holdings III, LLC, recorded in Official Record Book  
 585 1970, Page 707 Public Records of Manatee County,  
 586 Florida;  
 587 Less:  
 588 Premises described in Warranty Deed to the Diocese of  
 589 Venice, recorded in Official Record Book 1451, Page  
 590 964, less premises conveyed to SMR 70, North 70, LLC,  
 591 in Special Warranty Deed, recorded in Official Record  
 592 Book 1928, Page 3315;  
 593 Less:  
 594 Premises described in Special Warranty Deed to the  
 595 Diocese of Venice, recorded in Official Record Book



596 | 1928, Page 3321 Public Records of Manatee County,  
 597 | Florida;  
 598 | Section 17, Township 35 South, Range 19 East:  
 599 | All of Section 17, Township 35 South, Range 19 East,  
 600 | lying east of the right-of-way of Lakewood Ranch  
 601 | Boulevard, as recorded in Official Record Book 1429,  
 602 | Page 3703 Public Records of Manatee County, Florida;  
 603 | Less:  
 604 | Road right-of-way for State Road 70;  
 605 | Less:  
 606 | Premises described in Warranty Deed to the State of  
 607 | Florida Department of Transportation, recorded in  
 608 | Official Record Book 1915, Page 5768 Public Records of  
 609 | Manatee County, Florida;  
 610 | Less:  
 611 | A portion of premises described in Warranty Deed to  
 612 | the County of Manatee, recorded in Official Record  
 613 | Book 1528, Page 7481 and Corrective Warranty Deed  
 614 | recorded in Official Record Book 1540, Page 7918  
 615 | Public Records of Manatee County, Florida;  
 616 | Section 18, Township 35 South, Range 19 East:  
 617 | All of Section 18, Township 35 South, Range 19 East,  
 618 | lying east of the right-of-way of Lakewood Ranch  
 619 | Boulevard, as recorded in Official Record Book 1429,  
 620 | Page 3703 Public Records of Manatee County, Florida;

621 Section 22, Township 35 South, Range 19 East:  
 622 That portion of Section 22, Township 35 South, Range  
 623 19 East, lying northerly of the northerly right-of-way  
 624 line of State Road 70;  
 625 Also:  
 626 That portion of Sections 22, 23 and 27, lying within  
 627 the following described property:  
 628 DESCRIPTION (Proposed Braden River Mitigation Bank)  
 629 A tract of land lying in Sections 22, 23 and 27,  
 630 Township 35 South, Range 19 East, Manatee County,  
 631 Florida and described as follows:  
 632 Commence at the northwest corner of Section 21,  
 633 Township 35 South, Range 19 East; thence S.89°24'47"E.  
 634 along the north line of said Section 21, a distance of  
 635 5379.98 feet to the northwest corner of said Section  
 636 22; thence S.00°30'23"W. along the west line of said  
 637 Section 22, a distance of 134.20 feet to a point on  
 638 the southerly Right-of-way line of State Road 70; the  
 639 following 4 calls are along said southerly right-of-  
 640 way line; thence S.89°19'57"E., a distance of 521.35  
 641 feet; thence S.89°21'15"E., a distance of 3,754.54  
 642 feet to the point of curvature of a curve to the right  
 643 having a radius of 1,777.86 feet and a central angle  
 644 of 34°24'33"; thence easterly along the arc of said  
 645 curve, an arc length of 1,067.70 feet to the point of

646 tangency of said curve; thence S.54°56'41"E., a  
647 distance of 821.49 feet to the POINT OF BEGINNING;  
648 thence continue S.54°56'41"E. along the above  
649 mentioned southerly right-of-way line, a distance of  
650 4,427.83 feet; thence S.15°00'00"W., a distance of  
651 701.34 feet; thence N.71°00'00"W., a distance of  
652 2,270.00 feet; thence S.45°00'00"W., a distance of  
653 65.00 feet; thence S.00°00'00"W., a distance of 395.00  
654 feet; thence S.86°30'00"W., a distance of 1,250.00  
655 feet; thence S.00°00'00"W., a distance of 338.36 feet;  
656 thence S.43°00'00"E., a distance of 155.00 feet;  
657 thence S.00°00'00"W., a distance of 150.00 feet;  
658 thence S.59°56'21"W., a distance of 110.00 feet;  
659 thence N.63°00'00"W., a distance of 306.73 feet;  
660 thence N.10°00'00"W., a distance of 299.62 feet;  
661 thence S.89°37'37"W., a distance of 301.32 feet;  
662 thence S.72°00'46"W., a distance of 368.15 feet;  
663 thence S.48°06'41"W., a distance of 169.68 feet;  
664 thence N.08°37'00"E., a distance of 159.00 feet;  
665 thence N.57°02'56"E., a distance of 594.02 feet;  
666 thence N.07°52'51"W., a distance of 27.87 feet; thence  
667 N.61°22'29"W., a distance of 167.29 feet; thence  
668 N.83°56'09"W., a distance of 103.18 feet; thence  
669 S.85°40'21"W., a distance of 75.29 feet; thence  
670 S.44°35'18"W., a distance of 66.94 feet; thence

671 S.82°54'53"W., a distance of 86.64 feet; thence  
 672 S.48°07'08"W., a distance of 74.53 feet; thence  
 673 S.26°33'46"W., a distance of 49.90 feet; thence  
 674 S.39°24'11"W., a distance of 50.01 feet to a point on  
 675 the northerly line of a Conservation Easement as  
 676 recorded in the Official Records Book 1524, Page 5098  
 677 of the Public Records of Manatee County, Florida; the  
 678 following 15 calls are along the northerly and  
 679 westerly lines of said Conservation Easement; thence  
 680 S.63°06'49"W., a distance of 38.30 feet; thence  
 681 S.30°38'41"W., a distance of 53.69 feet; thence  
 682 S.68°49'15"W., a distance of 91.30 feet; thence  
 683 S.51°14'32"W., a distance of 68.98 feet; thence  
 684 S.76°31'40"W., a distance of 62.88 feet; thence  
 685 S.45°09'35"W., a distance of 35.02 feet; thence  
 686 S.36°11'14"E., a distance of 48.92 feet; thence  
 687 S.18°26'10"E., a distance of 45.74 feet; thence  
 688 S.09°12'08"W., a distance of 19.73 feet; thence  
 689 S.32°09'14"E., a distance of 76.50 feet; thence  
 690 S.07°27'24"E., a distance of 35.67 feet; thence  
 691 S.29°09'12"E., a distance of 41.08 feet; thence  
 692 S.11°37'55"E., a distance of 49.89 feet; thence  
 693 S.51°55'08"E., a distance of 29.11 feet; thence  
 694 S.67°03'11"E., a distance of 66.38 feet; thence  
 695 N.66°35'24"E., a distance of 31.03 feet; thence

696 S.45°47'43"E., a distance of 148.54 feet; thence  
 697 S.18°48'41"W., a distance of 163.72 feet; thence  
 698 S.82°50'11"W., a distance of 81.44 feet; thence  
 699 N.69°18'50"W., a distance of 147.54 feet; thence  
 700 N.16°28'56"W., a distance of 96.10 feet; thence  
 701 N.07°30'43"W., a distance of 141.37 feet; thence  
 702 S.65°00'00"W., a distance of 1,078.77 feet; thence  
 703 S.83°00'00"W., a distance of 630.49 feet; thence  
 704 S.62°15'00"W., a distance of 585.88 feet; thence  
 705 S.55°30'00"W., a distance of 859.04 feet; thence  
 706 S.35°00'00"W., a distance of 453.13 feet; thence  
 707 S.69°00'00"W., a distance of 637.50 feet; thence  
 708 N.65°15'00"W., a distance of 464.25 feet; thence  
 709 N.35°51'00"W., a distance of 385.00 feet; thence  
 710 N.83°00'00"W., a distance of 137.04 feet to the point  
 711 of curvature of a non-tangent curve to the left, of  
 712 which the radius point lies S.85°59'50"W., a radial  
 713 distance of 6,090.00 feet; thence northerly along the  
 714 arc of said curve, through a central angle of  
 715 00°49'46", an arc length of 88.17 feet to the point of  
 716 tangency of said curve; thence N.00°51'26"E., a  
 717 distance of 490.58 feet; thence N.00°30'20"E., a  
 718 distance of 355.33 feet to the point of curvature of a  
 719 curve to the right having a radius of 2,880.00 feet  
 720 and a central angle of 07°28'45"; thence northerly

721 along the arc of said curve, an arc length of 375.94  
 722 feet to the end of said curve; thence S.67°11'02"E.  
 723 non-radial to the last described curve, a distance of  
 724 629.23 feet; thence S.81°49'22"E., a distance of  
 725 263.52 feet; thence N.80°03'53"E., a distance of  
 726 275.24 feet; thence N.69°59'29"E., a distance of  
 727 317.24 feet; thence N.57°35'22"E., a distance of  
 728 178.26 feet; thence N.81°03'05"E., a distance of  
 729 234.09 feet; thence N.63°21'55"E., a distance of  
 730 439.23 feet; thence N.44°11'27"E., a distance of  
 731 241.21 feet; thence N.63°21'56"E., a distance of  
 732 148.94 feet; thence N.74°49'49"E., a distance of  
 733 163.40 feet; thence N.75°39'49"E., a distance of  
 734 461.38 feet; thence N.52°24'58"E., a distance of  
 735 284.05 feet; thence N.37°35'20"E., a distance of  
 736 294.52 feet; thence N.33°58'26"E., a distance of  
 737 687.37 feet; thence N.46°31'18"E., a distance of  
 738 195.52 feet; thence N.76°15'16"E., a distance of  
 739 235.33 feet; thence N.53°47'33"E., a distance of  
 740 231.66 feet; thence N.15°20'53"E., a distance of  
 741 147.34 feet; thence N.32°20'46"E., a distance of  
 742 368.15 feet; thence S.83°51'29"E., a distance of  
 743 332.08 feet; thence S.56°57'53"E., a distance of  
 744 139.47 feet; thence N.35°53'49"E., a distance of  
 745 417.52 feet; thence N.50°25'21"W., a distance of

746 348.47 feet; thence N.00°06'50"E., a distance of  
 747 135.65 feet; thence N.24°22'30"E., a distance of  
 748 201.08 feet; thence N.61°14'22"E., a distance of  
 749 113.08 feet; thence S.62°11'08"E., a distance of  
 750 197.43 feet to the point of curvature of a curve to  
 751 the right having a radius of 100.00 feet and a central  
 752 angle of 88°54'40"; thence southerly along the arc of  
 753 said curve, an arc length of 155.18 feet to the point  
 754 of tangency of said curve; thence S.26°43'33"W., a  
 755 distance of 224.96 feet; thence S.50°07'45"E., a  
 756 distance of 125.37 feet; thence N.49°56'25"E., a  
 757 distance of 228.41 feet; thence N.08°47'40"E., a  
 758 distance of 153.43 feet; thence N.38°13'49"W., a  
 759 distance of 139.09 feet; thence N.11°59'28"E., a  
 760 distance of 271.56 feet; thence N.37°00'30"E., a  
 761 distance of 306.68 feet to the POINT OF BEGINNING.  
 762 Said tract contains 15,214,335 square feet or 349.2731  
 763 acres, more or less.

764 Also:

765 That portion of Sections 22 and 23, lying within the  
 766 following described property:

767 A tract of land lying in Sections 22 and 23, Township  
 768 35 South, Range 19 East, Manatee County, Florida and  
 769 being more particularly described as follows:

770 Commence at the southeast corner of Section 22,  
771 Township 35 South, Range 19 East; thence N.89°29'42"W.  
772 along the south line of said Section 22, 587.90 feet;  
773 thence N.00°30'18"E., perpendicular with said south  
774 line, a distance of 802.96 feet to the POINT OF  
775 BEGINNING; thence N.66°35'24"E., a distance of 31.03  
776 feet; thence S.45°47'43"E., a distance of 68.87 feet;  
777 thence N.22°15'45"E., a distance of 66.77 feet; thence  
778 N.21°25'53"E., a distance of 88.19 feet; thence  
779 N.08°37'00"E., a distance of 159.00 feet; thence  
780 N.57°02'56"E., a distance of 594.02 feet; thence  
781 N.07°52'51"W., a distance of 27.87 feet; thence  
782 N.61°22'29"W., a distance of 167.29 feet; thence  
783 N.83°56'09"W., a distance of 103.18 feet; thence  
784 S.85°40'21"W., a distance of 75.29 feet; thence  
785 S.44°35'18"W., a distance of 66.94 feet; thence  
786 S.82°54'53"W., a distance of 86.64 feet; thence  
787 S.48°07'08"W., a distance of 74.53 feet; thence  
788 S.26°33'46"W., a distance of 49.90 feet; thence  
789 S.39°24'11"W., a distance of 50.01 feet to a point on  
790 the northerly line of a Conservation Easement as  
791 recorded in the Official Records Book 1524, Page 5098  
792 of the Public Records of Manatee County, Florida; the  
793 following 15 calls are along the northerly and  
794 westerly lines of said Conservation Easement; thence



795 S.63°06'49"W., a distance of 38.30 feet; thence  
 796 S.30°38'41"W., a distance of 53.69 feet; thence  
 797 S.68°49'15"W., a distance of 91.30 feet; thence  
 798 S.51°14'32"W., a distance of 68.98 feet; thence  
 799 S.76°31'40"W., a distance of 62.88 feet; thence  
 800 S.45°09'35"W., a distance of 35.02 feet; thence  
 801 S.36°11'14"E., a distance of 48.92 feet; thence  
 802 S.18°26'10"E., a distance of 45.74 feet; thence  
 803 S.09°12'08"W., a distance of 19.73 feet; thence  
 804 S.32°09'14"E., a distance of 76.50 feet; thence  
 805 S.07°27'24"E., a distance of 35.67 feet; thence  
 806 S.29°09'12"E., a distance of 41.08 feet; thence  
 807 S.11°37'55"E., a distance of 49.89 feet; thence  
 808 S.51°55'08"E., a distance of 29.11 feet; thence  
 809 S.67°03'11"E., a distance of 66.38 feet to the POINT  
 810 OF BEGINNING.

811 Said tract contains 249,186 square feet or 5.7205  
 812 acres, more or less.

813 Section 23, Township 35 South, Range 19 East:

814 That portion of Section 23, Township 35 South, Range  
 815 19 East, lying north of State Road 70;

816 Also:

817 That portion of Section 23, Township 35 South, Range  
 818 19 East, lying southerly of the right-of-way line for  
 819 State Road 70, easterly of premises described in

820 Special Warranty Deed to Sarasota Development, L.L.C.,  
 821 recorded in Official Record Book 1892, Page 750 of  
 822 said Public Records and easterly of the (Proposed  
 823 Braden River Mitigation Bank), described above;  
 824 Section 24, Township 35 South, Range 19 East:  
 825 All of Section 24, Township 35 South, Range 19 East;  
 826 Less:  
 827 Right-of-way for State Road 70;  
 828 Section 25, Township 35 South, Range 19 East:  
 829 All of Section 25, Township 35 South, Range 19 East;  
 830 Less:  
 831 Right-of-way for State Road 70;  
 832 Section 26, Township 35 South, Range 19 East:  
 833 All of Section 26, Township 35 South, Range 19 East,  
 834 including that portion of the Phase 2 Parcel,  
 835 described in Memorandum of Purchase Option Agreement,  
 836 recorded in Official Record Book 1892, Page 776 Public  
 837 Records of Manatee County, Florida, being more  
 838 particularly described below, under Section 27,  
 839 Township 35 South, Range 19 East;  
 840 Less:  
 841 Premises described in Special Warranty Deed to  
 842 Sarasota Development, L.L.C., recorded in Official  
 843 Record Book 1892, Page 750 Public Records of Manatee  
 844 County, Florida;

845 Section 27, Township 35 South, Range 19 East:  
 846 All of Section 27, lying southerly of the Phase 2  
 847 Parcel, described in Memorandum of Purchase Option  
 848 Agreement, recorded in Official Record Book 1892, Page  
 849 776 of said Public Records and southerly of the Phase  
 850 1 Parcel and Entry Road Parcel, described in Special  
 851 Warranty Deed to Sarasota Development, L.L.C.,  
 852 recorded in Official Record Book 1892, Page 750 Public  
 853 Records of Manatee County, Florida;  
 854 Also:  
 855 The Phase 2 Parcel, described in Memorandum of  
 856 Purchase Option Agreement, recorded in Official Record  
 857 Book 1892, Page 776 Public Records of Manatee County,  
 858 Florida, lying in Sections 26 and 27, Township 35  
 859 South, Range 19 East, described as follows:  
 860 A tract of land lying in Sections 26 and 27, Township  
 861 35 South, Range 19 East, Manatee County, Florida and  
 862 described as follows:  
 863 Commence at the Northwest corner of said Section 27;  
 864 thence S.89°29'32"E. along the north line of said  
 865 Section 27, a distance of 56.31 feet to a point on the  
 866 easterly line of Lorraine Road, a 120-foot wide public  
 867 right-of-way, also being point of curvature of a non-  
 868 tangent curve to the left, of which the radius point  
 869 lies N.89°18'01"E., a radial distance of 5,940.00

870 feet; thence southerly along the arc of said curve,  
 871 through a central angle of  $04^{\circ}26'58''$ , an arc length of  
 872 461.28 feet to the point of reverse curvature of a  
 873 curve to the right having a radius of 6,060.00 feet  
 874 and a central angle of  $05^{\circ}31'12''$ ; thence southerly  
 875 along the arc of said curve, a distance of 583.83 feet  
 876 to the end of said curve; thence  $S.89^{\circ}37'46''E.$  along a  
 877 line radial to the last described curve, a distance of  
 878 240.68 feet; thence  $S.40^{\circ}36'26''E.$ , a distance of  
 879 257.70 feet; thence  $S.81^{\circ}04'26''E.$ , a distance of  
 880 540.66 feet; thence  $S.49^{\circ}05'50''E.$ , a distance of  
 881 215.16 feet; thence  $N.40^{\circ}54'10''E.$ , a distance of  
 882 656.03 feet; thence  $N.69^{\circ}00'00''E.$ , a distance of  
 883 414.64 feet to the point of curvature of a curve to  
 884 the right having a radius of 325.00 feet and a central  
 885 angle of  $93^{\circ}51'32''$ ; thence southeasterly along the arc  
 886 of said curve, an arc length of 532.40 feet to the  
 887 point of tangency of said curve; thence  $S.17^{\circ}08'28''E.$ ,  
 888 a distance of 477.41 feet to the point of curvature of  
 889 a curve to the left having a radius of 1,304.68 feet  
 890 and a central angle of  $46^{\circ}09'43''$ ; thence southeasterly  
 891 along the arc of said curve, an arc length of 1,051.15  
 892 feet to the point of compound curvature of a curve to  
 893 the left having a radius of 300.00 feet and a central  
 894 angle of  $27^{\circ}41'00''$ ; thence easterly along the arc of

895 |       said curve, an arc length of 144.95 feet to the point  
 896 |       of reverse curvature of a curve to the right having a  
 897 |       radius of 300.00 feet and a central angle of  
 898 |       33°34'45"; thence easterly along the arc of said  
 899 |       curve, a distance of 175.82 feet to the point of  
 900 |       reverse curvature of a curve to the left having a  
 901 |       radius of 500.00 feet and a central angle of  
 902 |       14°40'42"; thence southeasterly along the arc of said  
 903 |       curve, a distance of 128.09 feet to the POINT OF  
 904 |       BEGINNING; thence N.39°42'17"E., a distance of  
 905 |       1,366.14 feet; thence N.71°15'17"E., a distance of  
 906 |       132.13 feet to the point of curvature of a curve to  
 907 |       the right having a radius of 265.00 feet and a central  
 908 |       angle of 28°19'05"; thence easterly along the arc of  
 909 |       said curve, an arc length of 130.97 feet to the point  
 910 |       of reverse curvature of a curve to the left having a  
 911 |       radius of 155.00 feet and a central angle of  
 912 |       30°13'47"; thence easterly along the arc of said  
 913 |       curve, a distance of 81.78 feet to the point of  
 914 |       reverse curvature of a curve to the right having a  
 915 |       radius of 270.00 feet and a central angle of  
 916 |       23°31'53"; thence easterly along the arc of said  
 917 |       curve, a distance of 110.89 feet to the point of  
 918 |       reverse curvature of a curve to the left having a  
 919 |       radius of 95.00 feet and a central angle of 52°06'49";

920 |       thence northeasterly along the arc of said curve, a  
 921 |       distance of 86.41 feet to the point of tangency of  
 922 |       said curve; thence N.40°45'38"E., a distance of 298.99  
 923 |       feet to the point of curvature of a curve to the left  
 924 |       having a radius of 30.00 feet and a central angle of  
 925 |       33°41'32"; thence northeasterly along the arc of said  
 926 |       curve, an arc length of 17.64 feet to the point of  
 927 |       tangency of said curve; thence N.07°04'07"E., a  
 928 |       distance of 174.24 feet to the point of curvature of a  
 929 |       curve to the left having a radius of 80.00 feet and a  
 930 |       central angle of 27°39'30"; thence northerly along the  
 931 |       arc of said curve, an arc length of 38.62 feet to the  
 932 |       point of tangency of said curve; thence N.20°35'23"W.,  
 933 |       a distance of 166.34 feet to the point of curvature of  
 934 |       a curve to the right having a radius of 70.00 feet and  
 935 |       a central angle of 77°05'18"; thence northerly along  
 936 |       the arc of said curve, an arc length of 94.18 feet to  
 937 |       the point of compound curvature of a curve to the  
 938 |       right having a radius of 750.00 feet and a central  
 939 |       angle of 07°46'18"; thence northeasterly along the arc  
 940 |       of said curve, an arc length of 101.73 feet to the  
 941 |       point of compound curvature of a curve to the right  
 942 |       having a radius of 220.00 feet and a central angle of  
 943 |       88°47'03"; thence easterly along the arc of said  
 944 |       curve, an arc length of 340.91 feet to the point of

945 reverse curvature of a curve to the left having a  
946 radius of 130.00 feet and a central angle of  
947  $26^{\circ}24'49''$ ; thence southeasterly along the arc of said  
948 curve, a distance of 59.93 feet to the point of  
949 reverse curvature of a curve to the right having a  
950 radius of 120.00 feet and a central angle of  
951  $55^{\circ}00'55''$ ; thence southeasterly along the arc of said  
952 curve, a distance of 115.22 feet to the point of  
953 reverse curvature of a curve to the left having a  
954 radius of 130.00 feet and a central angle of  
955  $108^{\circ}23'06''$ ; thence southeasterly along the arc of said  
956 curve, a distance of 245.92 feet to the point of  
957 tangency of said curve; thence  $N.73^{\circ}16'16''E.$ , a  
958 distance of 141.48 feet to the point of curvature of a  
959 curve to the left having a radius of 70.00 feet and a  
960 central angle of  $82^{\circ}19'35''$ ; thence northeasterly along  
961 the arc of said curve, an arc length of 100.58 feet to  
962 the point of reverse curvature of a curve to the right  
963 having a radius of 70.00 feet and a central angle of  
964  $68^{\circ}01'53''$ ; thence northeasterly along the arc of said  
965 curve, a distance of 83.12 feet to the point of  
966 reverse curvature of a curve to the left having a  
967 radius of 95.00 feet and a central angle of  $60^{\circ}36'52''$ ;  
968 thence northeasterly along the arc of said curve, a  
969 distance of 100.50 feet to the point of tangency of

970 said curve; thence N.01°38'19"W., a distance of 186.20  
971 feet; thence N.88°23'11"E., a distance of 344.58 feet  
972 to the point of curvature of a non-tangent curve to  
973 the left, of which the radius point lies  
974 N.88°23'11"E., a radial distance of 115.00 feet;  
975 thence southeasterly along the arc of said curve,  
976 through a central angle of 105°16'41", an arc length  
977 of 211.31 feet to the point of reverse curvature of a  
978 curve to the right having a radius of 220.00 feet and  
979 a central angle of 81°21'02"; thence southeasterly  
980 along the arc of said curve, a distance of 312.36 feet  
981 to the point of tangency of said curve; thence  
982 S.25°32'28"E., a distance of 142.25 feet to the point  
983 of curvature of a curve to the left having a radius of  
984 155.00 feet and a central angle of 127°49'24"; thence  
985 easterly along the arc of said curve, an arc length of  
986 345.80 feet to the point of reverse curvature of a  
987 curve to the right having a radius of 145.00 feet and  
988 a central angle of 50°15'09"; thence northeasterly  
989 along the arc of said curve, a distance of 127.18 feet  
990 to the point of reverse curvature of a curve to the  
991 left having a radius of 130.00 feet and a central  
992 angle of 127°23'16"; thence northerly along the arc of  
993 said curve, a distance of 289.03 feet to the point of  
994 reverse curvature of a curve to the right having a



995 | radius of 30.00 feet and a central angle of 62°22'12";  
 996 | thence northerly along the arc of said curve, a  
 997 | distance of 32.66 feet to the point of tangency of  
 998 | said curve; thence N.11°52'14"E., a distance of 47.37  
 999 | feet; thence N.88°23'11"E., a distance of 424.82 feet  
 1000 | to the point of curvature of a curve to the right  
 1001 | having a radius of 500.00 feet and a central angle of  
 1002 | 17°30'03"; thence easterly along the arc of said  
 1003 | curve, an arc length of 152.72 feet to the point of  
 1004 | reverse curvature of a curve to the left having a  
 1005 | radius of 500.00 feet and a central angle of  
 1006 | 15°22'06"; thence easterly along the arc of said  
 1007 | curve, a distance of 134.11 feet to the point of  
 1008 | reverse curvature of a curve to the right having a  
 1009 | radius of 750.00 feet and a central angle of  
 1010 | 31°38'30"; thence easterly along the arc of said  
 1011 | curve, a distance of 414.19 feet to the point of  
 1012 | reverse curvature of a curve to the left having a  
 1013 | radius of 300.00 feet and a central angle of  
 1014 | 64°53'57"; thence easterly along the arc of said  
 1015 | curve, a distance of 339.81 feet to the point of  
 1016 | tangency of said curve; thence N.57°15'40"E., a  
 1017 | distance of 219.84 feet; thence S.37°15'24"E., a  
 1018 | distance of 54.75 feet; thence S.19°56'50"E., a  
 1019 | distance of 97.95 feet; thence S.24°32'50"E., a

1020 distance of 61.35 feet; thence S.22°56'33"E., a  
 1021 distance of 70.86 feet; thence S.31°12'58"E., a  
 1022 distance of 30.80 feet; thence S.17°19'12"E., a  
 1023 distance of 83.40 feet; thence S.12°40'53"E., a  
 1024 distance of 88.21 feet; thence S.11°11'41"E., a  
 1025 distance of 95.61 feet; thence S.20°13'54"E., a  
 1026 distance of 93.20 feet; thence S.08°13'38"E., a  
 1027 distance of 82.77 feet; thence S.23°07'39"W., a  
 1028 distance of 85.27 feet; thence S.36°11'08"W., a  
 1029 distance of 55.31 feet; thence S.33°40'31"W., a  
 1030 distance of 64.96 feet; thence S.24°59'05"W., a  
 1031 distance of 39.88 feet; thence S.01°57'16"E., a  
 1032 distance of 42.48 feet; thence S.41°44'47"E., a  
 1033 distance of 64.61 feet; thence S.66°37'53"E., a  
 1034 distance of 64.05 feet; thence N.89°47'09"E., a  
 1035 distance of 82.13 feet; thence S.85°44'48"E., a  
 1036 distance of 30.22 feet; thence S.45°05'19"E., a  
 1037 distance of 111.73 feet; thence S.14°16'58"E., a  
 1038 distance of 38.36 feet; thence S.45°20'10"W., a  
 1039 distance of 124.58 feet to the point of curvature of a  
 1040 curve to the right having a radius of 300.00 feet and  
 1041 a central angle of 31°57'45"; thence southwesterly  
 1042 along the arc of said curve, an arc length of 167.36  
 1043 feet to the point of tangency of said curve; thence  
 1044 S.77°17'56"W., a distance of 121.43 feet to the point

1045 of curvature of a curve to the left having a radius of  
1046 200.00 feet and a central angle of  $22^{\circ}43'46''$ ; thence  
1047 southwesterly along the arc of said curve, an arc  
1048 length of 79.34 feet to the point of tangency of said  
1049 curve; thence  $S.54^{\circ}34'10''W.$ , a distance of 441.05 feet  
1050 to the point of curvature of a curve to the right  
1051 having a radius of 200.00 feet and a central angle of  
1052  $42^{\circ}19'55''$ ; thence westerly along the arc of said  
1053 curve, an arc length of 147.77 feet to the point of  
1054 reverse curvature of a curve to the left having a  
1055 radius of 200.00 feet and a central angle of  
1056  $16^{\circ}51'13''$ ; thence westerly along the arc of said  
1057 curve, a distance of 58.83 feet to the point of  
1058 tangency of said curve; thence  $S.80^{\circ}02'52''W.$ , a  
1059 distance of 293.78 feet to the point of curvature of a  
1060 curve to the right having a radius of 200.00 feet and  
1061 a central angle of  $49^{\circ}09'14''$ ; thence westerly along  
1062 the arc of said curve, an arc length of 171.58 feet to  
1063 the point of reverse curvature of a curve to the left  
1064 having a radius of 200.00 feet and a central angle of  
1065  $38^{\circ}04'03''$ ; thence westerly along the arc of said  
1066 curve, a distance of 132.88 feet to the point of  
1067 tangency of said curve; thence  $N.88^{\circ}51'58''W.$ , a  
1068 distance of 87.04 feet to the point of curvature of a  
1069 curve to the left having a radius of 500.00 feet and a

1070 central angle of 22°24'10"; thence westerly along the  
 1071 arc of said curve, an arc length of 195.50 feet to the  
 1072 point of reverse curvature of a curve to the right  
 1073 having a radius of 300.00 feet and a central angle of  
 1074 43°13'43"; thence westerly along the arc of said  
 1075 curve, a distance of 226.35 feet to the point of  
 1076 reverse curvature of a curve to the left having a  
 1077 radius of 200.00 feet and a central angle of  
 1078 32°02'15"; thence westerly along the arc of said  
 1079 curve, a distance of 111.83 feet to the point of  
 1080 reverse curvature of a curve to the right having a  
 1081 radius of 300.00 feet and a central angle of  
 1082 23°01'12"; thence westerly along the arc of said  
 1083 curve, a distance of 120.53 feet to the point of  
 1084 reverse curvature of a curve to the left having a  
 1085 radius of 300.00 feet and a central angle of  
 1086 20°39'54"; thence westerly along the arc of said  
 1087 curve, a distance of 108.20 feet to the point of  
 1088 tangency of said curve; thence S.82°16'39"W., a  
 1089 distance of 205.12 feet to the point of curvature of a  
 1090 curve to the left having a radius of 300.00 feet and a  
 1091 central angle of 25°22'04"; thence westerly along the  
 1092 arc of said curve, an arc length of 132.83 feet to the  
 1093 point of tangency of said curve; thence S.56°54'35"W.,  
 1094 a distance of 16.80 feet to the point of curvature of

1095 a curve to the right having a radius of 300.00 feet  
1096 and a central angle of  $32^{\circ}18'02''$ ; thence westerly  
1097 along the arc of said curve, an arc length of 169.13  
1098 feet to the point of tangency of said curve; thence  
1099  $S.89^{\circ}12'37''W.$ , a distance of 130.29 feet to the point  
1100 of curvature of a curve to the left having a radius of  
1101 300.00 feet and a central angle of  $34^{\circ}39'07''$ ; thence  
1102 westerly along the arc of said curve, an arc length of  
1103 181.44 feet to the point of tangency of said curve;  
1104 thence  $S.54^{\circ}33'30''W.$ , a distance of 58.73 feet to the  
1105 point of curvature of a curve to the right having a  
1106 radius of 500.00 feet and a central angle of  
1107  $36^{\circ}25'43''$ ; thence westerly along the arc of said  
1108 curve, an arc length of 317.90 feet to the point of  
1109 tangency of said curve; thence  $N.89^{\circ}00'47''W.$ , a  
1110 distance of 111.19 feet to the point of curvature of a  
1111 curve to the left having a radius of 500.00 feet and a  
1112 central angle of  $22^{\circ}46'21''$ ; thence westerly along the  
1113 arc of said curve, an arc length of 198.73 feet to the  
1114 point of tangency of said curve; thence  $S.68^{\circ}12'52''W.$ ,  
1115 a distance of 55.21 feet to the point of curvature of  
1116 a curve to the right having a radius of 500.00 feet  
1117 and a central angle of  $20^{\circ}06'52''$ ; thence westerly  
1118 along the arc of said curve, an arc length of 175.53  
1119 feet to the point of tangency of said curve; thence

1120 S.88°19'44"W., a distance of 135.20 feet to the point  
1121 of curvature of a curve to the left having a radius of  
1122 300.00 feet and a central angle of 22°54'06"; thence  
1123 westerly along the arc of said curve, an arc length of  
1124 119.91 feet to the point of tangency of said curve;  
1125 thence S.65°25'38"W., a distance of 102.22 feet to the  
1126 point of curvature of a curve to the right having a  
1127 radius of 300.00 feet and a central angle of  
1128 33°05'48"; thence westerly along the arc of said  
1129 curve, an arc length of 173.29 feet to the point of  
1130 tangency of said curve; thence N.81°28'34"W., a  
1131 distance of 29.29 feet to the point of curvature of a  
1132 curve to the left having a radius of 300.00 feet and a  
1133 central angle of 26°43'39"; thence westerly along the  
1134 arc of said curve, an arc length of 139.94 feet to the  
1135 point of tangency of said curve; thence S.71°47'48"W.,  
1136 a distance of 174.58 feet to the point of curvature of  
1137 a curve to the right having a radius of 300.00 feet  
1138 and a central angle of 36°07'04"; thence westerly  
1139 along the arc of said curve, an arc length of 189.11  
1140 feet to the point of tangency of said curve; thence  
1141 N.72°05'08"W., a distance of 687.44 feet to the POINT  
1142 OF BEGINNING.  
1143 Said tract contains 7,769,611 square feet or 178.3657  
1144 acres, more or less.

1145 Less:  
 1146 DESCRIPTION: Special Warranty Deed - O.R. Book 2221,  
 1147 Page 4402  
 1148 A tract of land lying in Section 27, Township 35  
 1149 South, Range 19 East, Manatee County, Florida and  
 1150 described as follows:  
 1151 Commence at the Northwest corner of said Section 27;  
 1152 thence S.89°29'32"E. along the north line of said  
 1153 Section 27, a distance of 56.31 feet to a point on the  
 1154 easterly line of Lorraine Road, a 120-foot wide public  
 1155 right-of-way, also being the point of curvature of a  
 1156 non-tangent curve to the left, of which the radius  
 1157 point lies N.89°18'01"E., a radial distance of  
 1158 5,940.00 feet; thence southerly along the arc of said  
 1159 curve, through a central angle of 04°26'58", an arc  
 1160 length of 461.28 feet to the point of reverse  
 1161 curvature of a curve to the right having a radius of  
 1162 6,060.00 feet and a central angle of 05°31'12"; thence  
 1163 southerly along the arc of said curve, a distance of  
 1164 583.83 feet to the end of said curve; thence  
 1165 S.89°37'46"E. along a line radial to the last  
 1166 described curve, a distance of 240.68 feet; thence  
 1167 S.40°36'26"E. a distance of 257.70 feet; thence  
 1168 S.81°04'26"E. a distance of 540.66 feet; thence  
 1169 S.49°05'50"E. a distance of 215.16 feet; thence

1170 N.40°54'10"E. a distance of 656.03 feet; thence  
 1171 N.69°00'00"E. a distance of 257.96 feet the POINT OF  
 1172 BEGINNING; thence N.69°00'00"E., a distance of 156.67  
 1173 feet to the point of curvature of a curve to the right  
 1174 having a radius of 325.00 feet and a central angle of  
 1175 88°23'34"; thence southeasterly along the arc of said  
 1176 curve, an arc length of 501.39 feet to the point of  
 1177 tangency of said curve; thence N.57°58'54"W., a  
 1178 distance of 261.63 feet to the point of curvature of a  
 1179 non-tangent curve to the left, of which the radius  
 1180 point lies S.16°31'11"W., a radial distance of 275.00  
 1181 feet; thence westerly along the arc of said curve,  
 1182 through a central angle of 33°06'57", an arc length of  
 1183 158.94 feet to the point of reverse curvature of a  
 1184 curve to the right having a radius of 332.00 feet and  
 1185 a central angle of 20°43'35"; thence westerly along  
 1186 the arc of said curve, a distance of 120.10 feet to  
 1187 the point of reverse curvature of a curve to the left  
 1188 having a radius of 268.00 feet and a central angle of  
 1189 14°02'42"; thence westerly along the arc of said  
 1190 curve, a distance of 65.70 feet to the point of  
 1191 tangency of said curve to the POINT OF BEGINNING.  
 1192 Said tract contains 26,076 square feet or 0.5986  
 1193 acres, more or less.  
 1194 Less:



1195 DESCRIPTION: Special Warranty Deed - O.R. Book 2221,  
 1196 Page 4402  
 1197 A tract of land lying in Section 27, Township 35  
 1198 South, Range 19 East, Manatee County, Florida and  
 1199 described as follows:  
 1200 Commence at the northwest corner of said Section 27;  
 1201 thence S.89°29'32"E., along the north line of said  
 1202 Section 27, a distance of 56.31 feet to a point on the  
 1203 easterly line of Lorraine Road, a 120-foot wide right-  
 1204 of-way, also being the point of curvature of a non-  
 1205 tangent curve to the left, of which the radius point  
 1206 lies N.89°18'01"E., a radial distance of 5,940.00  
 1207 feet; thence southerly along the arc of said curve,  
 1208 through a central angle of 04°26'58", an arc length of  
 1209 461.28 feet to the point of reverse curvature of a  
 1210 curve to the right having a radius of 6,060.00 feet  
 1211 and a central angle of 05°31'12"; thence southerly  
 1212 along the arc of said curve, a distance of 583.83 feet  
 1213 to the end of said curve, said point also being the  
 1214 southwest corner of the Access Parcel as described in  
 1215 Official Records Book 1892, page 750 of the Public  
 1216 Records of Manatee County, Florida; the following five  
 1217 calls are along the south boundary line of said Access  
 1218 Parcel; thence S.89°37'46"E., along a line radial to  
 1219 the last described curve, a distance of 240.68 feet;

1220 |       thence S.40°36'26"E., a distance of 257.70 feet;  
 1221 |       thence S.81°04'26"E., a distance of 540.66 feet;  
 1222 |       thence S.49°05'50"E., a distance of 215.16 feet;  
 1223 |       thence N.40°54'10"E., a distance of 656.03 feet to a  
 1224 |       point on the south boundary line of Parcel 1, as  
 1225 |       recorded in Official Record Book 1892, Page 750, of  
 1226 |       said Public Records; thence N.69°00'00"E., along said  
 1227 |       south boundary line, a distance of 257.96 feet to the  
 1228 |       point of curvature of a non-tangent curve to the  
 1229 |       right, of which the radius point lies S.09°54'54"E., a  
 1230 |       radial distance of 268.00 feet; thence easterly along  
 1231 |       the arc of said curve, through a central angle of  
 1232 |       14°02'42", an arc length of 65.70 feet to the point of  
 1233 |       reverse curvature of a curve to the left having a  
 1234 |       radius of 332.00 feet and a central angle of  
 1235 |       20°43'35"; thence easterly along the arc of said  
 1236 |       curve, a distance of 120.10 feet to the point of  
 1237 |       reverse curvature of a curve to the right having a  
 1238 |       radius of 275.00 feet and a central angle of  
 1239 |       33°06'57"; thence easterly along the arc of said  
 1240 |       curve, a distance of 158.94 feet to the end of said  
 1241 |       curve; thence S.57°58'54"E., along a line non-tangent  
 1242 |       to the last described curve, a distance of 261.63 feet  
 1243 |       to the point of curvature of a non-tangent curve to  
 1244 |       the right, of which the radius point lies

1245 S.67°23'34"W., a radial distance of 325.00 feet, said  
 1246 point being the POINT OF BEGINNING; thence along the  
 1247 arc, in a southerly direction, passing through a  
 1248 central angle of 05°27'58", an arc length of 31.01  
 1249 feet to the point of tangency of said curve; thence  
 1250 S.17°08'28"E., a distance of 477.41 feet; thence  
 1251 N.17°18'27"W., a distance of 508.37 feet to the POINT  
 1252 OF BEGINNING.

1253 Said tract contains 360 square feet or 0.01 acres,  
 1254 more or less.

1255 Less:

1256 DESCRIPTION: Special Warranty Deed - O.R. 2221, Page  
 1257 4411

1258 A tract of land lying in Section 27, Township 35  
 1259 South, Range 19 East, Manatee County, Florida and  
 1260 described as follows:

1261 Commence at the Northwest corner of said Section 27;  
 1262 thence S.89°29'32"E. along the north line of said  
 1263 Section 27, a distance of 56.31 feet to a point on the  
 1264 easterly line of Lorraine Road, a 120-foot wide public  
 1265 right-of-way, also being the point of curvature of a  
 1266 non-tangent curve to the left, of which the radius  
 1267 point lies N.89°18'01"E., a radial distance of  
 1268 5,940.00 feet; thence southerly along the arc of said  
 1269 curve, through a central angle of 04°26'58", an arc

1270 length of 461.28 feet to the point of reverse  
 1271 curvature of a curve to the right having a radius of  
 1272 6,060.00 feet and a central angle of 05°31'12"; thence  
 1273 southerly along the arc of said curve, a distance of  
 1274 583.83 feet to the end of said curve, said point being  
 1275 the southwest corner of the Access Parcel as described  
 1276 in Official Record Book 1892, Page 750 of the Public  
 1277 Records of Manatee County, Florida; the following four  
 1278 (4) calls are along the southerly line of said Access  
 1279 Parcel; (1) thence S.89°37'46"E. along a line radial  
 1280 to the last described curve, a distance of 240.68  
 1281 feet; (2) thence S.40°36'26"E. a distance of 257.70  
 1282 feet; (3) thence S.81°04'26"E. a distance of 540.66  
 1283 feet; (4) thence S.49°05'50"E. a distance of 215.16  
 1284 feet; thence N.40°54'10"E., along the south line of  
 1285 said Access Parcel and the south line of Phase 1, as  
 1286 described in said Official Record Book 1892, Page 750,  
 1287 a distance of 462.14 feet to the POINT OF BEGINNING;  
 1288 the following two (2) calls are along the south line  
 1289 of said Phase 1; (1) thence continue N.40°54'10"E., a  
 1290 distance of 193.89 feet; (2) thence N.69°00'00"E., a  
 1291 distance of 257.96 feet to the point of curvature of a  
 1292 non-tangent curve to the right, of which the radius  
 1293 point lies S.09°54'54"E., a radial distance of 268.00  
 1294 feet; thence easterly along the arc of said curve,

1295 through a central angle of 14°02'42", an arc length of  
 1296 65.70 feet to the point of reverse curvature of a  
 1297 curve to the left having a radius of 332.00 feet and a  
 1298 central angle of 20°43'35"; thence easterly along the  
 1299 arc of said curve, a distance of 120.10 feet to the  
 1300 point of reverse curvature of a curve to the right  
 1301 having a radius of 275.00 feet and a central angle of  
 1302 33°06'57"; thence easterly along the arc of said  
 1303 curve, a distance of 158.94 feet to the end of said  
 1304 curve; thence S.57°58'54"E., a distance of 261.63 feet  
 1305 to the northerly line of Country Club East Investors,  
 1306 LLC property, as recorded in Official Record Book  
 1307 2094, Page 2170, of said Public Records; thence  
 1308 S.17°18'27"E., along said northerly line, a distance  
 1309 of 43.59 feet; thence N.56°24'12"W., a distance of  
 1310 287.20 feet to the point of curvature of a non-tangent  
 1311 curve to the left, of which the radius point lies  
 1312 S.32°01'06"W., a radial distance of 32.50 feet; thence  
 1313 northwesterly along the arc of said curve, through a  
 1314 central angle of 17°15'45", an arc length of 9.79 feet  
 1315 to the point of compound curvature of a curve to the  
 1316 left having a radius of 254.50 feet and a central  
 1317 angle of 31°21'08"; thence westerly along the arc of  
 1318 said curve, an arc length of 139.26 feet to the point  
 1319 of reverse curvature of a curve to the right having a

1320 radius of 352.50 feet and a central angle of  
 1321 09°54'31"; thence westerly along the arc of said  
 1322 curve, a distance of 60.96 feet to the point of  
 1323 reverse curvature of a curve to the left having a  
 1324 radius of 32.50 feet and a central angle of 37°05'48";  
 1325 thence southwesterly along the arc of said curve, a  
 1326 distance of 21.04 feet to the point of curvature of a  
 1327 non-tangent curve to the right, of which the radius  
 1328 point lies N.43°46'37"W., a radial distance of 212.50  
 1329 feet; thence westerly along the arc of said curve,  
 1330 through a central angle of 44°56'31", an arc length of  
 1331 166.68 feet to the point of reverse curvature of a  
 1332 curve to the left having a radius of 287.50 feet and a  
 1333 central angle of 50°15'44"; thence southwesterly along  
 1334 the arc of said curve, a distance of 252.21 feet to  
 1335 the point of tangency of said curve; thence  
 1336 S.40°54'10"W., a distance of 111.31 feet; thence  
 1337 N.49°05'50"W., a distance of 42.50 feet to the POINT  
 1338 OF BEGINNING.  
 1339 Said tract contains 39,215 square feet or 0.9003  
 1340 acres, more or less.  
 1341 Less:  
 1342 Right-of-way for Lorraine Road;  
 1343 Section 34, Township 35 South, Range 19 East:

1344 All of Section 34, Township 35 South, Range 19 East,  
 1345 lying easterly of the east right-of-way line of  
 1346 Lorraine Road;  
 1347 Less:  
 1348 Premises described in Special Warranty Deed to The  
 1349 School Board of Manatee County, recorded in Official  
 1350 Record Book 1959, Page 2350 Public Records of Manatee  
 1351 County, Florida; (School Site J)  
 1352 Less:  
 1353 Premises described in Special Warranty Deed to the  
 1354 Diocese of Venice, recorded in Official Record Book  
 1355 1532, Page 5848, Less and except premises described in  
 1356 Special Warranty Deed to Schroeder-Manatee Ranch,  
 1357 Inc., recorded in Official Record Book 1928, Page 3242  
 1358 of said Public Records:  
 1359 Less:  
 1360 Premises described in Special Warranty Deed to the  
 1361 Diocese of Venice, recorded in Official Record Book  
 1362 1928, Page 3248 Public Records of Manatee County,  
 1363 Florida;  
 1364 Less:  
 1365 Premises described in Corrective Warranty Deed to  
 1366 Harvest United Methodist Church, Inc., recorded in  
 1367 Official Record Book 1747, Page 777 of said Public  
 1368 Records:

1369 Less:  
 1370 Premises described in Corrective Special Warranty Deed  
 1371 to Cornerstone Presbyterian Church of Sarasota, Inc.,  
 1372 recorded in Official Record Book 1655, Page 5526 of  
 1373 said Public Records and being more particularly  
 1374 described as follows:  
 1375 Description: Cornerstone Presbyterian Church of  
 1376 Sarasota, Inc. - OR 1655, Page 5526  
 1377 Commence at the Southwest corner of Section 34,  
 1378 Township 35 S, Range 19 E, thence S 89°58'32" E along  
 1379 the Southerly line of said Section 34 (same being the  
 1380 County line), a distance of 618.97 feet to the  
 1381 intersection with the centerline of "Lorraine Road"  
 1382 (120 feet wide); thence N 00°01'28" E along the  
 1383 centerline of said "Lorraine Road", 1020.28 feet;  
 1384 thence S 89°58'32" E, perpendicular with said  
 1385 centerline, a distance of 60.00 feet to the  
 1386 intersection with the Easterly line of said "Lorraine  
 1387 Road" for a Point of Beginning; thence N00°01'28" E,  
 1388 along said Easterly line, a distance of 382.49 feet to  
 1389 the P.C. of a curve concave to the West, having a  
 1390 radius of 10560.00 feet; thence run Northerly along  
 1391 said Easterly line and the arc of said curve, through  
 1392 a central angle of 01°56'28", a distance of 357.76  
 1393 feet to the P.R.C. of a curve concave to the



1394 Southeast, having a radius of 50.00 feet; thence  
 1395 leaving said Easterly line, run Northeasterly along  
 1396 the arc of said curve, through a central angle of  
 1397 90°00'00", a distance of 78.54 feet to the P.T. of  
 1398 said curve; thence N 88°05'00"E 446.97 feet; thence S  
 1399 00°01'28" W 806.99 feet; thence N 89°58'32" W a  
 1400 distance of 488.93 feet to the Point of Beginning.  
 1401 Being and lying in Section 34, Township 35 S, Range 19  
 1402 E, Manatee County, Florida.  
 1403 Section 35, Township 35 South, Range 19 East:  
 1404 All of Section 35, Township 35 South, Range 19 East;  
 1405 Section 36, Township 35 South, Range 19 East:  
 1406 All of Section 36, Township 35 South, Range 19 East;  
 1407 Section 1, Township 36 South, Range 19 East:  
 1408 All of Section 1, Township 36 South, Range 19 East;  
 1409 Section 2, Township 36 South, Range 19 East:  
 1410 All of Section 2, Township 36 South, Range 19 East;  
 1411 Section 3, Township 36 South, Range 19 East:  
 1412 All of Section 3, Township 36 South, Range 19 East;  
 1413 Less:  
 1414 Premises described in Special Warranty Deed to Polo  
 1415 Ranches of Sarasota, Inc., recorded in Official Record  
 1416 Book 2602, Page 702 of the Public Records of Sarasota  
 1417 County, Florida;  
 1418 Less:

1419 Premises described in Special Warranty Deed to Polo  
 1420 Ranches of Sarasota, Inc., recorded in Official  
 1421 Instrument Number 2000076164 of the Public Records of  
 1422 Sarasota County, Florida;  
 1423 Section 4, Township 36 South, Range 19 East:  
 1424 All of Section 4, Township 36 South, Range 19 East;  
 1425 Less:  
 1426 Premises described in Special Warranty Deed to Polo  
 1427 Ranches of Sarasota, Inc., recorded in Official Record  
 1428 Book 2602, Page 702 of the Public Records of Sarasota  
 1429 County, Florida;  
 1430 Less:  
 1431 A portion of Premises described in Warranty Deed to  
 1432 Out-of-Door Academy of Sarasota, Inc., recorded in  
 1433 Official Record Book 2858, Page 189 of the Public  
 1434 Records of Sarasota County, Florida  
 1435 Section 5, Township 36 South, Range 19 East:  
 1436 That portion of Section 5, Township 36 South, Range 19  
 1437 East, lying east of premises described in Warranty  
 1438 Deed to Out-of-Door Academy of Sarasota, Inc.,  
 1439 recorded in Official Record Book 2858, Page 189 of the  
 1440 Public Records of Sarasota County, Florida;  
 1441 Also:

1442 That portion of Section 5, Township 36 South, Range 19  
 1443 East, lying southerly of the following described  
 1444 properties:  
 1445 Premises described in Warranty Deed to Out-of-Door  
 1446 Academy of Sarasota, Inc., recorded in Official Record  
 1447 Book 2858, Page 189 of the Public Records of Sarasota  
 1448 County, Florida  
 1449 Lakewood Ranch Corporate Park, Unit 3C, recorded in  
 1450 Plat Book 43, Page 34, Public Records of Sarasota  
 1451 County, Florida;  
 1452 Lakewood Ranch Corporate Park, Unit 3B, recorded in  
 1453 Plat Book 42, Page 30, Public Records of Sarasota  
 1454 County, Florida;  
 1455 Lakewood Ranch Corporate Park, Unit 3A, recorded in  
 1456 Plat Book 41, Page 19, Public Records of Sarasota  
 1457 County, Florida;  
 1458 Lakewood Ranch Corporate Park, Unit 1, recorded in  
 1459 Plat Book 38, Page 26, Public Records of Sarasota  
 1460 County, Florida;  
 1461 Lakewood Ranch Corporate Park, Unit 4, Phase 1,  
 1462 recorded in Plat Book 43, Page 22, Public Records of  
 1463 Sarasota County, Florida;  
 1464 Section 6, Township 36 South, Range 19 East:

1465 That portion of Section 6, Township 36 South, Range 19  
 1466 East, lying east of the right-of-way of Interstate 75  
 1467 and south of the following described properties:  
 1468 Lakewood Ranch Corporate Park, Unit 4, Phase 1,  
 1469 recorded in Plat Book 43, Page 22, Public Records of  
 1470 Sarasota County, Florida;  
 1471 Lakewood Ranch Corporate Park, Unit 4, recorded in  
 1472 Plat Book 40, Page 37, Public Records of Sarasota  
 1473 County, Florida;  
 1474 Lakewood Ranch Corporate Park, Unit 6, Phase 2,  
 1475 recorded in Plat Book 42, Page 23, Public Records of  
 1476 Sarasota County, Florida;  
 1477 Less:  
 1478 Premises described in Corporate Warranty Deed to  
 1479 Sarasota County, recorded in Official Record  
 1480 Instrument Number 2002146329, Public Records of  
 1481 Sarasota County, Florida;  
 1482 Section 7, Township 36 South, Range 19 East:  
 1483 That portion of Section 7, Township 36 South, Range 19  
 1484 East, lying east of the right-of-way of Interstate 75;  
 1485 Less:  
 1486 Premises described in Warranty Deed to Sarasota  
 1487 County, recorded in Official Instrument Number  
 1488 2004118447, Public Records of Sarasota County,  
 1489 Florida;

1490 Less:  
 1491 Premises described in Corporate Warranty Deed to  
 1492 Sarasota County, recorded in Official Record Book  
 1493 2880, Page 1528, Public Records of Sarasota County,  
 1494 Florida;  
 1495 Section 8, Township 36 South, Range 19 East:  
 1496 All of Section 8, Township 36 South, Range 19 East;  
 1497 Less:  
 1498 Premises described in Special Warranty Deed to Florida  
 1499 Power & Light Company, recorded in Official Record  
 1500 Book 2848, Page 77, Public Records of Sarasota County,  
 1501 Florida;  
 1502 Section 9, Township 36 South, Range 19 East:  
 1503 All of Section 9, Township 36 South, Range 19 East;  
 1504 Section 10, Township 36 South, Range 19 East:  
 1505 All of Section 10, Township 36 South, Range 19 East;  
 1506 Section 11, Township 36 South, Range 19 East:  
 1507 All of Section 11, Township 36 South, Range 19 East;  
 1508 Section 12, Township 36 South, Range 19 East:  
 1509 All of Section 12, Township 36 South, Range 19 East;  
 1510 Section 15, Township 36 South, Range 19 East:  
 1511 DESCRIPTION: FERNANDEZ TO SCHROEDER-MANATEE RANCH,  
 1512 INC. (O.R. 2508, Page 1392)  
 1513 A 150.0 FT. WIDE PARCEL OF LAND LYING IN THE NORTHEAST  
 1514 1/4 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 36

1515 S., RANGE 19 E., BEING MORE PARTICULARLY DESCRIBED AS  
 1516 FOLLOWS:  
 1517 COMMENCE AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4  
 1518 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 36 S.,  
 1519 RANGE 19 E., SAME BEING THE NORTHEAST CORNER OF SAID  
 1520 SECTION 15; THENCE N 89°32'01" W, ALONG THE NORTH LINE  
 1521 OF SAID SECTION 15, A DISTANCE OF 1022.06 FT. FOR A  
 1522 POINT OF BEGINNING: THENCE CONTINUE N 89°32'01" W,  
 1523 ALONG SAID NORTH LINE, 150.01 FT.; THENCE S 00°09'44"  
 1524 E, A DISTANCE OF 695.18 FT. TO THE P.C. OF A CURVE  
 1525 CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 1275.00  
 1526 FT.; THENCE RUN SOUTHEASTERLY, ALONG THE ARC OF SAID  
 1527 CURVE, THROUGH A CENTRAL ANGLE OF 29°37'26", A  
 1528 DISTANCE OF 659.22 FT. TO THE INTERSECTION WITH THE  
 1529 SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4  
 1530 OF SAID SECTION 15; THENCE S 89°50'22" E, ALONG SAID  
 1531 SOUTH LINE, A DISTANCE OF 176.75 FT.; THENCE N  
 1532 32°55'31" W, A DISTANCE OF 26.67 FT. TO THE P.C. OF A  
 1533 CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF  
 1534 1125.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC  
 1535 OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 32°45'47", A  
 1536 DISTANCE OF 643.30 FT. TO THE P.T. OF SAID CURVE;  
 1537 THENCE N 00°09'44" W, A DISTANCE OF 693.53 FT. TO THE  
 1538 POINT OF BEGINNING, BEING AND LYING IN THE NORTHEAST

1539 1/4 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 36  
 1540 S., RANGE 19 E., SARASOTA COUNTY, FLORIDA.  
 1541 PARCEL CONTAINS 4.6786 ACRES, MORE OR LESS.  
 1542 Also:  
 1543 DESCRIPTION: FERLISE TO SCHROEDER-MANATEE RANCH, INC.  
 1544 (O.R. 2508, PAGE 1388)  
 1545 A 150.0 FT. WIDE PARCEL OF LAND LYING IN THE SOUTHEAST  
 1546 1/4 OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF  
 1547 SECTION 15, TOWNSHIP 36 S., RANGE 19 E., BEING MORE  
 1548 PARTICULARLY DESCRIBED AS FOLLOWS:  
 1549 COMMENCE AT THE NORTHEAST CORNER OF SECTION 15,  
 1550 TOWNSHIP 36 S., RANGE 19 E., THENCE S 00°10'42" W,  
 1551 ALONG THE EAST LINE OF SAID SECTION 15, A DISTANCE OF  
 1552 1318.21 FT. TO THE NORTHEAST CORNER OF THE SOUTHEAST  
 1553 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 15; THENCE N  
 1554 89°50'22" W, ALONG THE NORTH LINE OF SAID SOUTHEAST  
 1555 1/4 OF THE NORTHEAST 1/4, A DISTANCE OF 820.77 FT. FOR  
 1556 A POINT OF BEGINNING: THENCE S 32°55'31" E, A DISTANCE  
 1557 OF 595.82 FT. TO THE P.C. OF A CURVE CONCAVE TO THE  
 1558 SOUTHWEST, HAVING A RADIUS OF 3075.00 FT.; THENCE RUN  
 1559 SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE THROUGH A  
 1560 CENTRAL ANGLE OF 10°45'47", A DISTANCE OF 577.64 FT.  
 1561 TO THE P.T. OF SAID CURVE; THENCE S 22°09'44" E, A  
 1562 DISTANCE OF 208.25 FT. TO THE P.C. OF A CURVE CONCAVE  
 1563 TO THE SOUTHWEST, HAVING A RADIUS OF 2075.00 FT.;

1564 THENCE RUN SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE,  
 1565 THROUGH A CENTRAL ANGLE OF 21°39'34", A DISTANCE OF  
 1566 784.41 FT. TO THE P.T. OF SAID CURVE AND THE  
 1567 INTERSECTION WITH THE EAST LINE OF SECTION 15,  
 1568 TOWNSHIP 36 S., RANGE 19 E.; THENCE S 00°30'10" E,  
 1569 ALONG THE EAST LINE OF SAID SECTION 15, A DISTANCE OF  
 1570 1986.51 FT. TO THE SOUTHEAST CORNER OF SAID SECTION  
 1571 15; THENCE S 89°10'27" W, ALONG THE SOUTH LINE OF SAID  
 1572 SECTION 15, 150.04 FT.; THENCE N 00°33'44" E, 2.24  
 1573 FT.; THENCE N 00°30'10" W, PARALLEL WITH THE EAST LINE  
 1574 OF SAID SECTION 15 AND 150.0 FT. WESTERLY THEREFROM A  
 1575 DISTANCE OF 1985.11 FT. TO THE P.C. OF A CURVE CONCAVE  
 1576 TO THE SOUTHWEST, HAVING A RADIUS OF 1925.00 FT.;  
 1577 THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE,  
 1578 THROUGH A CENTRAL ANGLE OF 21°39'34", A DISTANCE OF  
 1579 727.70 FT. TO THE P.T. OF SAID CURVE; THENCE N  
 1580 22°09'44" W, A DISTANCE OF 208.25 FT. TO THE P.C. OF A  
 1581 CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF  
 1582 2925.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC  
 1583 OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°45'47", A  
 1584 DISTANCE OF 549.46 FT. TO THE P.T. OF SAID CURVE;  
 1585 THENCE N 32°55'31" W, A DISTANCE OF 622.48 FT. TO THE  
 1586 P.C. OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A  
 1587 RADIUS OF 1275.00 FT.; THENCE RUN NORTHWESTERLY, ALONG  
 1588 THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF



1589 03°08'21", A DISTANCE OF 69.85 FT. TO THE INTERSECTION  
 1590 WITH THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE  
 1591 NORTHEAST 1/4 OF SAID SECTION 15; THENCE S 89°50'22"  
 1592 E, ALONG SAID NORTH LINE, A DISTANCE OF 176.75 FT. TO  
 1593 THE POINT OF BEGINNING, BEING AND LYING IN SECTION 15,  
 1594 TOWNSHIP 36 S., RANGE 19E., SARASOTA COUNTY, FLORIDA.  
 1595 PARCEL CONTAINS 14.3223 ACRES, MORE OR LESS.  
 1596 Section 22, Township 36 South, Range 19 East:  
 1597 DESCRIPTION: ANDREWS TO SCHROEDER-MANATEE RANCH, INC.  
 1598 (O.R. 2508, PAGE 1384)  
 1599 A 150.0 FT. WIDE PARCEL OF LAND LYING IN THE NORTHEAST  
 1600 1/4 OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 36  
 1601 S., RANGE 19 E., BEING MORE PARTICULARLY DESCRIBED AS  
 1602 FOLLOWS:  
 1603 COMMENCE AT THE NORTHEAST CORNER OF SECTION 22,  
 1604 TOWNSHIP 36 S., RANGE 19 E. FOR A POINT OF BEGINNING:  
 1605 THENCE S 00°33'44" W, ALONG THE EAST LINE OF SAID  
 1606 SECTION 22, A DISTANCE OF 1126.17 FT. TO THE NORTHEAST  
 1607 CORNER OF THAT CERTAIN 52.0 FT. WIDE PARCEL OF LAND  
 1608 KNOWN AS "PARCEL 161". AS DESCRIBED AND RECORDED IN  
 1609 CHANCERY BOOK 3, PAGE 206 THROUGH 242, PUBLIC RECORDS  
 1610 OF SARASOTA COUNTY, FLORIDA; THENCE N 89°26'16" W,  
 1611 ALONG THE NORTHERLY LINE OF SAID "PARCEL 161", A  
 1612 DISTANCE OF 52.00 FT. TO THE NORTHWEST CORNER OF SAID  
 1613 "PARCEL 161"; THENCE S 00°33'44" W, ALONG THE WESTERLY

1614 LINE OF SAID "PARCEL 161", PARALLEL WITH THE EAST LINE  
 1615 OF SAID SECTION 22 AND 52.0 FT. WESTERLY THEREFROM, A  
 1616 DISTANCE OF 135.20 FT. TO THE INTERSECTION WITH THE  
 1617 NORTHERLY R/W OF STATE ROAD NO. 780 (FRUITVILLE ROAD)  
 1618 AS SHOWN ON FLORIDA DEPARTMENT OF TRANSPORTATION R/W  
 1619 MAPS SECTION 17040-2501 (SARASOTA COUNTY ROAD PLAT  
 1620 BOOK 2, PAGE 7F); SAID POINT BEING ON THE ARC OF A  
 1621 CURVE WHOSE RADIUS POINT LIES S 00°03'33" E, 17221.74  
 1622 FT.; THENCE RUN WESTERLY, ALONG SAID NORTHERLY R/W AND  
 1623 THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF  
 1624 00°19'33.8", A DISTANCE OF 98.01 FT.; THENCE N  
 1625 00°33'44" E, PARALLEL WITH THE EAST LINE OF SAID  
 1626 SECTION 22 AND 150.0 FT. WESTERLY THEREFROM, A  
 1627 DISTANCE OF 1259.08 FT. TO THE INTERSECTION WITH THE  
 1628 NORTH LINE OF SAID SECTION 22; THENCE N 89°10'27" E,  
 1629 ALONG THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF  
 1630 150.04 FT. TO THE POINT OF BEGINNING, BEING AND LYING  
 1631 IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION  
 1632 22, TOWNSHIP 36 S., RANGE 19 E., SARASOTA COUNTY,  
 1633 FLORIDA.  
 1634 PARCEL CONTAINS 4.1774 ACRES, MORE OR LESS.  
 1635 Section 5, Township 36 South, Range 20 East:  
 1636 The south half of Section 5, Township 36 South, Range  
 1637 20 East;  
 1638 Section 6, Township 36 South, Range 20 East:

1639 All of Section 6, Township 36 South, Range 20 East;  
 1640 Section 7, Township 36 South, Range 20 East:  
 1641 All of Section 7, Township 36 South, Range 20 East;  
 1642 Section 8, Township 36 South, Range 20 East:  
 1643 All of Section 8, Township 36 South, Range 20 East;  
 1644 Less:  
 1645 A strip of land 50-feet wide, described as beginning  
 1646 at the southwest corner of Section 8, Township 36  
 1647 South, Range 20 East, thence South 87°10'13" East,  
 1648 511.24 feet for POINT OF BEGINNING; thence North  
 1649 42°59'05" West to a point lying 50 feet north of the  
 1650 south line of Section 8; thence easterly along a line  
 1651 parallel to and 50 feet north of, the south line of  
 1652 Section 8 to a point lying 529.3 feet west of the east  
 1653 line of said Section 8; thence southwesterly 70.7 feet  
 1654 to point on south line of Section 8, lying 600 feet  
 1655 westerly of the southeast corner of Section 8; thence  
 1656 westerly along the south section line of said Section  
 1657 8 to the POINT OF BEGINNING, lying and being in  
 1658 Section 8, Township 36 South, Range 20 East, Sarasota  
 1659 County, Florida.  
 1660 CONTAINING A TOTAL AREA OF 23,302 ~~23,255~~ ACRES, PLUS  
 1661 OR MINUS.  
 1662  
 1663 Section 2. In the election provided for in section 3, each

1664 assessable acre or fraction thereof present in person or by  
1665 proxy shall be counted as one vote pursuant to section 5(2)(b)  
1666 of chapter 2005-338, Laws of Florida.

1667       Section 3. This section and section 2 shall take effect  
1668 upon this act becoming a law, and section 1 shall take effect  
1669 upon approval by a majority vote of the owners of land within  
1670 the area described in section 1, who are not exempt from ad  
1671 valorem taxes or non-ad valorem assessments and who are present  
1672 in person or by proxy at a landowners' meeting to be held within  
1673 90 days after the effective date of this act. Such landowners'  
1674 meeting shall be noticed as provided in section 5(2)(a) of  
1675 chapter 2005-338, Laws of Florida.