

120.50

ORDINANCE NO. O2018-26

AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA, ESTABLISHING AND NAMING THE VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 13 IN ACCORDANCE WITH CHAPTER 190 OF THE FLORIDA STATUTES; DESCRIBING THE EXTERNAL BOUNDARIES OF THE DISTRICT; GRANTING SPECIAL POWERS; NAMING THE INITIAL MEMBERS OF THE DISTRICT'S BOARD OF SUPERVISORS; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Chapter 190, Florida Statutes, The Villages Land Company, LLC ("Petitioner"), has petitioned the City Commission of the City of Wildwood, Florida ("Commission"), to adopt an ordinance establishing the Village Community Development District No. 13 ("District"), pursuant to Chapter 190, Florida Statutes (2017); and,

WHEREAS, Petitioner is a Florida limited liability company authorized to conduct business in the State of Florida; and,

WHEREAS, pursuant to Chapter 190, all interested persons and affected units of general-purpose local government were afforded an opportunity to present oral and written comments on the petition for establishment ("Petition") at a duly noticed public hearing conducted by the Commission; and,

WHEREAS, upon consideration of the record established at that hearing, the Commission determined that the statements within the Petition are true and correct; that the establishment of the District is not inconsistent with any applicable element or portion of the state comprehensive plan or the local government comprehensive plan; that the land within the District is of sufficient size, is sufficiently compact, and sufficiently contiguous to be developable as a functionally interrelated community; that the District is the best alternative available for delivering community development services and facilities to the area served by the District; that the services and facilities of the District will not be incompatible with the capacity and uses of existing local and regional community development services and facilities and that the area to be served by the District is amenable to separate special-district governance; and,

WHEREAS, establishment of the District will constitute a timely, efficient, effective, responsive and economic way to deliver community development services in the area described in the Petition.

NOW, THEREFORE, be it ordained by the City Commission of the City of Wildwood, Florida, as follows:

SECTION 1: RECITALS. That the recitals above are hereby incorporated as if fully set forth herein.

Return to: City of Wildwood
100 N. Main St
Wildwood, FL 34785

SECTION 2: AUTHORITY. This Ordinance is adopted in compliance with, and pursuant to, the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (2017).

SECTION 3: DISTRICT NAME. There is hereby established a community development district situated within the City of Wildwood, Florida, which shall be known as the "Village Community Development District No. 13".

SECTION 4: EXTERNAL BOUNDARIES OF THE DISTRICT. Encompassing approximately 2,464.70 acres, the external boundaries of the District are described in Exhibit A attached hereto.

SECTION 5: POWERS AND FUNCTIONS. The powers and functions of the District are described in Chapter 190, Florida Statutes. Consent is hereby given to the District's Board of Supervisors to plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain systems and facilities described and authorized by section 190.012(3)(a), (d) and (e), Florida Statutes, as long as they do not conflict with systems and facilities provided by the City of Wildwood.

SECTION 6: BOARD OF SUPERVISORS. The five persons designated to serve as initial members of the District's Board of Supervisors are as follows: Karen Crews, Brad Weber, Danny Graham, Bobby Gulati, Mike Hooper. All of the above-listed persons are residents of the State of Florida and citizens of the United States of America.


SECTION 7: SEVERABILITY. If any section, sentence, clause or phrase of this Ordinance, or any particular application thereof, is held to be invalid or unconstitutional by a Court of competent jurisdiction, then said holding shall in no way affect the validity of the remaining portions of said Ordinance.

SECTION 8: EFFECTIVE DATE. This Ordinance shall take effect immediately upon its final adoption by the City Commission.


PASSED AND ORDAINED this 11th day of June, 2018, by the City Commission of the City of Wildwood, Florida.

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA

SEAL



Ed Wolf, Mayor

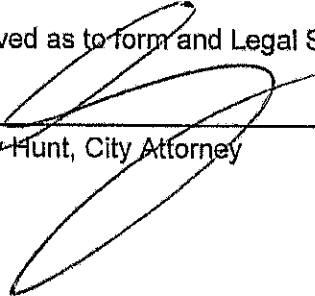
ATTEST: 
Cassandra Smith, City Clerk

First Reading: May 14, 2018

Second Reading: June 11, 2018

Inst:201860024900 Date:7/10/2018 Time:12:55 PM
____DC, Gloria R. Hayward, Sumter County Page 3 of 14 B:3437 P:15

Approved as to form and Legal Sufficiency:



Ashley Hunt, City Attorney

**DESCRIPTION OF THE
VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 13
APPROXIMATELY 2,464.70 ACRES**

A PARCEL OF LAND LYING WITHIN SECTION 36, TOWNSHIP 19 SOUTH, RANGE 23 EAST AND SECTION 1, TOWNSHIP 20 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 1; THENCE RUN ALONG THE EAST LINE THEREOF S00°10'48"W, 440.25 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S00°10'48"W, ALONG SAID EAST LINE A DISTANCE OF 1299.89 FEET TO THE NORTHEAST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2044, PAGE 465, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE DEPARTING SAID EAST LINE AND ALONG THE NORTH LINE OF SAID LANDS RUN S89°54'54"W, 1257.71 FEET TO A POINT ON THE EAST LINE OF A 170 FOOT WIDE EASEMENT PER OFFICIAL RECORDS BOOK 86, PAGE 486, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID EAST LINE RUN N00°00'29"W, 3886.91 FEET; THENCE DEPARTING SAID EASEMENT LINE RUN S68°19'52"E, 324.38 FEET; THENCE S65°45'00"E, 153.78 FEET; THENCE S35°24'56"E, 318.46 FEET; THENCE S00°42'32"E, 405.28 FEET; THENCE S19°22'46"W, 611.24 FEET; THENCE S71°20'21"E, 389.27 FEET; THENCE S38°02'38"E, 217.75 FEET; THENCE S00°00'00"E, 234.77 FEET; THENCE S53°00'48"W, 348.15 FEET; THENCE S63°28'09"E, 580.55 FEET; THENCE S29°04'08"E, 184.48 FEET TO THE POINT OF BEGINNING.

AND

A PARCEL OF LAND LYING WITHIN SECTIONS 26, 27, 34, 35, AND 36, TOWNSHIP 19 SOUTH, RANGE 23 EAST AND SECTION 1, TOWNSHIP 20 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 1; THENCE RUN ALONG THE EAST LINE THEREOF S00°10'48"W, 1,740.14 FEET; THENCE DEPARTING SAID EAST LINE RUN S89°54'54"W, 1,733.79 FEET TO A POINT ON THE WEST LINE OF A 100 FOOT TRANSMISSION LINE EASEMENT PER OFFICIAL RECORDS BOOK 1758, PAGE 342, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE ALONG SAID WEST LINE RUN S00°10'36"W, 441.29 FEET; THENCE DEPARTING SAID WEST LINE RUN N89°49'30"W, 421.21 FEET; THENCE S38°34'46"W, 131.99 FEET; THENCE N82°36'16"W, 859.96 FEET; THENCE N64°12'20"W, 179.43 FEET; THENCE N55°37'47"W, 627.12 FEET; THENCE N44°42'55"W, 309.17 FEET; THENCE N72°36'59"W, 127.12 FEET; THENCE N58°15'41"W, 145.17 FEET; THENCE N50°07'15"W, 587.10 FEET; THENCE N21°36'30"W, 268.48 FEET; THENCE N05°02'47"W, 160.41 FEET; THENCE N59°35'46"E, 184.25 FEET; THENCE N43°40'13"E, 211.16 FEET; THENCE N27°07'41"E, 608.58 FEET; THENCE N03°35'16"E, 612.43 FEET; THENCE N00°00'00"E, 383.26 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 2,095.26 FEET AND A CHORD BEARING AND DISTANCE OF N76°50'21"W, 293.35 FEET TO WHICH A RADIAL LINE BEARS N17°10'31"E; SAID POINT ALSO HEREBY DESIGNATED AS POINT "A"; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 08°01'42", AN ARC DISTANCE OF 293.59 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A

RADIUS OF 1,577.56 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°21'41", AN ARC DISTANCE OF 725.82 FEET TO THE POINT OF TANGENCY; THENCE N54°29'31"W, 280.59 FEET; THENCE S10°04'19"W, 136.57 FEET; THENCE S45°59'49"W, 86.59 FEET; THENCE S23°13'22"W, 91.94 FEET; THENCE S14°23'19"W, 537.11 FEET; THENCE S13°38'59"W, 785.88 FEET; THENCE N75°21'45"W, 298.62 FEET; THENCE N84°24'43"W, 320.00 FEET; THENCE S80°35'50"W, 301.19 FEET; THENCE N68°50'08"W, 82.92 FEET; THENCE N01°05'51"E, 515.80 FEET; THENCE N01°28'59"W, 445.32 FEET; THENCE N18°16'46"W, 578.90 FEET; THENCE N56°16'50"E, 312.27 FEET; THENCE N54°21'58"E, 232.41 FEET; THENCE N36°02'46"E, 64.93 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 3,950.01 FEET AND A CHORD BEARING AND DISTANCE OF S81°23'26"W, 675.48 FEET TO WHICH A RADIAL LINE BEARS N03°42'16"W; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 09°48'36", AN ARC DISTANCE OF 676.31 FEET TO THE POINT OF TANGENCY; THENCE S76°29'08"W, 319.46 FEET; THENCE S44°03'31"W, 152.58 FEET; THENCE S01°02'51"W, 343.77 FEET; THENCE S22°21'07"E, 436.89 FEET; THENCE S00°21'32"E, 783.65 FEET; THENCE N46°22'06"W, 481.96 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 6,080.62 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°19'48", AN ARC DISTANCE OF 2,369.81 FEET; THENCE ALONG A NON-TANGENT LINE RUN N68°43'48"W, 437.56 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 5,377.63 FEET AND A CHORD BEARING AND DISTANCE OF N64°08'43"W, 853.64 FEET TO WHICH A RADIAL LINE BEARS S21°18'09"W; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 09°06'17", AN ARC DISTANCE OF 854.54 FEET TO A POINT ON THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 34; THENCE ALONG SAID EAST LINE RUN S00°25'14"W, 110.57 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 5,474.58 FEET AND A CHORD BEARING AND DISTANCE OF N53°14'38"W, 1,320.76 FEET TO WHICH A RADIAL LINE BEARS S29°49'41"W; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 13°51'24", AN ARC DISTANCE OF 1,323.99 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 1,663.12 FEET AND A CHORD BEARING AND DISTANCE OF N14°14'27"W, 557.72 FEET TO WHICH A RADIAL LINE BEARS S66°06'24"W; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 19°18'18", AN ARC DISTANCE OF 560.37 FEET; THENCE ALONG A NON-TANGENT LINE RUN N65°29'30"E, 508.84 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 292.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 92°26'37", AN ARC DISTANCE OF 471.13 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 628.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 34°46'50", AN ARC DISTANCE OF 381.22 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 522.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 36°46'24", AN ARC DISTANCE OF 335.03 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 528.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 35°11'00", AN ARC DISTANCE OF 324.23 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 522.00 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 23°26'45", AN ARC DISTANCE OF 213.61 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3,409.29 FEET AND A CHORD BEARING AND DISTANCE OF N66°53'06"E, 428.94 FEET TO WHICH A RADIAL LINE BEARS S19°30'30"E; SAID POINT ALSO BEING ON THE

SOUTHEASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-468 PER OFFICIAL RECORDS BOOK 2211, PAGE 383, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THE FOLLOWING TWO (2) COURSES BEING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-468: RUN EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°12'48", AN ARC DISTANCE OF 429.22 FEET TO THE POINT OF TANGENCY; THENCE N63°16'42"E, 1,477.51 FEET TO THE WEST BOUNDARY OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1334, PAGE 158, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID WEST BOUNDARY AND THE WEST BOUNDARY OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1323, PAGE 77, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, RUN S00°31'15"W, 731.22 FEET TO THE NORTHEAST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3094, PAGE 387, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THE FOLLOWING TWO (2) COURSES BEING ALONG THE NORTH AND WEST BOUNDARY LINES OF SAID LANDS: RUN N89°46'12"W, 88.00 FEET; THENCE S00°31'15"W, 200.00 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 26; THENCE ALONG SAID SOUTH LINE RUN S89°46'12"E, 523.86 FEET TO THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26; THENCE ALONG THE EAST LINE THEREOF RUN N00°31'42"E, 1,153.54 FEET TO THE SOUTHERLY BOUNDARY LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2486, PAGE 539, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID SOUTHERLY BOUNDARY LINE RUN N63°17'09"E, 161.05 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1,331.36 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 17°35'23", AN ARC DISTANCE OF 408.72 FEET TO THE POINT OF COMPOUND CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 635.43 FEET; SAID POINT ALSO BEING ON THE SOUTHERLY LINE OF FLORIDA POWER CORPORATION EASEMENT PER DEED BOOK 151, PAGE 546, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE DEPARTING SAID SOUTHERLY LINE RUN NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 37°27'04", AN ARC DISTANCE OF 415.35 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 1,261.11 FEET AND A CHORD BEARING AND DISTANCE OF N18°42'31"E, 400.57 FEET TO WHICH A RADIAL LINE BEARS S62°09'11"E; SAID POINT ALSO BEING ON AFORESAID SOUTHEASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-468; THE FOLLOWING TWO (2) COURSES BEING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE OF COUNTY ROAD C-468: THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 18°16'35", AN ARC DISTANCE OF 402.27 FEET TO THE POINT OF TANGENCY; THENCE N09°34'14"E, 627.50 FEET; THENCE DEPARTING SAID SOUTHEASTERLY RIGHT OF WAY LINE RUN S80°25'46"E, 202.91 FEET TO THE EASTERLY LINE OF AFORESAID FLORIDA POWER CORPORATION EASEMENT PER DEED BOOK 151, PAGE 546; THENCE ALONG SAID EASTERLY LINE RUN N09°34'14"E, 144.30 FEET; THENCE DEPARTING SAID EASTERLY LINE RUN S80°25'46"E, 32.04 FEET; THENCE N09°34'14"E, 97.78 FEET; THENCE N64°28'43"E, 45.26 FEET; THENCE N04°24'01"E, 298.49 FEET; THENCE S79°39'29"E, 348.97 FEET; THENCE S03°14'15"E, 534.39 FEET; THENCE S08°33'08"E, 488.79 FEET; THENCE S12°15'22"E, 660.19 FEET; THENCE S19°12'12"E, 248.10 FEET; THENCE S76°30'06"E, 369.54 FEET; THENCE S57°47'20"E, 286.33 FEET; THENCE N81°27'20"E, 379.67 FEET; THENCE S75°13'59"E, 217.64 FEET; THENCE S53°58'29"E, 353.93 FEET; THENCE S27°39'56"E, 276.89 FEET; THENCE S14°55'37"W, 341.31 FEET; THENCE S19°19'55"E, 674.48 FEET; THENCE S18°10'55"E, 540.71 FEET; THENCE S18°07'40"E, 284.07 FEET; THENCE S74°18'56"E, 135.10 FEET; THENCE N75°59'15"E, 277.42 FEET; THENCE N56°58'35"E, 244.08 FEET; THENCE N66°22'55"E, 249.01 FEET; THENCE S83°22'21"E, 207.29 FEET; THENCE S74°52'14"E, 523.76 FEET; THENCE N72°41'14"E, 704.50 FEET; THENCE N68°49'09"E, 293.73 FEET; THENCE S79°49'08"E, 237.35 FEET; THENCE S83°42'33"E, 444.52 FEET; THENCE

S71°55'43"E, 244.15 FEET; THENCE S61°06'01"E, 443.68 FEET; THENCE S54°09'06"E, 401.50 FEET; THENCE S37°02'05"E, 56.70 FEET; THENCE S17°24'51"W, 670.54 FEET; THENCE S00°10'51"W, 5,117.16 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT A PARCEL OF LAND LYING WITHIN SECTIONS 35 AND 36, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE ABOVE MENTIONED POINT "A"; THENCE RUN N37°48'42"W, 291.78 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 2,275.26 FEET AND A CHORD BEARING AND DISTANCE OF N79°51'13"W, 79.39 FEET TO WHICH A RADIAL LINE BEARS N11°08'46"E; SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE WESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 01°59'58", AN ARC DISTANCE OF 79.40 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 1,397.56 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°21'41", AN ARC DISTANCE OF 643.01 FEET TO THE POINT OF TANGENCY; THENCE N54°29'31"W, 665.02 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 1,150.28 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 17°40'11", AN ARC DISTANCE OF 354.74 FEET; THENCE ALONG A NON-TANGENT LINE RUN N09°19'01"E, 287.50 FEET; THENCE S86°20'55"E, 126.36 FEET; THENCE N87°00'00"E, 208.99 FEET; THENCE N77°29'00"E, 318.31 FEET; THENCE S86°16'09"E, 226.83 FEET; THENCE S81°14'27"E, 223.05 FEET; THENCE N87°15'16"E, 279.45 FEET; THENCE S34°34'09"E, 228.74 FEET; THENCE S07°12'05"W, 434.15 FEET; THENCE S03°09'45"W, 204.64 FEET; THENCE S08°09'39"E, 300.87 FEET TO THE POINT OF BEGINNING.

AND

A PARCEL OF LAND LYING WITHIN SECTIONS 23, 24, 25 AND 26, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 24; THENCE ALONG THE EAST LINE THEREOF RUN S00°15'37"W, 2652.11 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 25; THENCE ALONG THE EAST LINE THEREOF RUN S00°26'01"W, 1329.67 FEET TO THE SOUTHEAST CORNER OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 25; THENCE DEPARTING SAID EAST LINE AND ALONG THE NORTH LINE OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3159, PAGE 511, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA, RUN S85°23'14"W, 5645.26 FEET TO A POINT ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF COUNTY ROAD NO. 468, AS RECORDED IN OFFICIAL RECORDS BOOK 812, PAGE 462, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THE FOLLOWING THREE (3) COURSES BEING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE: RUN N09°34'14"E, 456.86 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N09°34'14"E, 509.06 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 2,767.79 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 05°04'57", AN ARC DISTANCE OF 245.52 FEET TO THE POINT OF CUSP OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET AND A CHORD BEARING AND DISTANCE OF S31°37'33"E, 36.14 FEET TO WHICH A RADIAL LINE BEARS N75°20'49"W; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL

ANGLE OF 92°33'28", AN ARC DISTANCE OF 40.39 FEET TO THE POINT OF TANGENCY; THENCE S77°54'18"E, 22.96 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 116.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 15°23'17", AN ARC DISTANCE OF 31.15 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 284.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11°14'22", AN ARC DISTANCE OF 55.71 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 22.50 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 22°36'48", AN ARC DISTANCE OF 8.88 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 48.50 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 72°43'54", AN ARC DISTANCE OF 61.57 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 33°55'03", AN ARC DISTANCE OF 14.80 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 275.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 23°20'40", AN ARC DISTANCE OF 112.04 FEET TO THE POINT OF TANGENCY; THENCE S42°30'30"E, 252.18 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 75.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°53'15", AN ARC DISTANCE OF 117.66 FEET TO THE POINT OF TANGENCY; THENCE N47°36'15"E, 278.08 FEET; THENCE N42°23'45"W, 84.45 FEET; THENCE N09°44'40"W, 84.42 FEET; THENCE N16°19'02"E, 81.48 FEET; THENCE N47°52'30"E, 77.29 FEET; THENCE N69°54'26"E, 68.16 FEET; THENCE N13°44'13"W, 210.66 FEET; THENCE N62°24'27"E, 68.47 FEET; THENCE N46°53'09"E, 60.43 FEET; THENCE N44°08'29"E, 58.73 FEET; THENCE N35°32'44"E, 38.28 FEET; THENCE N77°58'04"E, 77.39 FEET; THENCE N46°38'34"E, 166.76 FEET; THENCE N26°12'27"E, 62.18 FEET; THENCE N12°15'17"W, 321.18 FEET; THENCE S81°32'13"W, 52.85 FEET; THENCE S83°37'05"W, 46.12 FEET; THENCE S88°50'24"W, 78.17 FEET; THENCE S69°00'46"W, 75.19 FEET; THENCE N84°59'55"W, 141.83 FEET; THENCE S38°15'10"W, 38.93 FEET; THENCE N05°24'03"W, 29.72 FEET; THENCE N07°11'55"W, 72.56 FEET; THENCE N25°30'53"W, 46.87 FEET; THENCE N16°31'51"E, 53.82 FEET; THENCE N07°01'14"E, 44.23 FEET; THENCE N34°31'05"E, 77.62 FEET; THENCE N61°40'51"E, 40.27 FEET; THENCE N60°40'51"E, 74.79 FEET; THENCE S71°56'43"E, 42.52 FEET; THENCE S74°20'04"E, 33.76 FEET; THENCE S70°02'25"E, 42.42 FEET; THENCE S75°39'48"E, 23.46 FEET; THENCE N85°02'25"E, 33.29 FEET; THENCE N79°09'48"E, 44.21 FEET; THENCE N52°37'53"E, 26.83 FEET; THENCE N09°35'56"E, 36.90 FEET; THENCE N02°02'28"E, 33.97 FEET; THENCE N51°04'41"W, 10.80 FEET; THENCE N13°18'39"W, 5.35 FEET; THENCE N55°11'56"E, 4.23 FEET; THENCE N74°53'32"E, 29.57 FEET; THENCE N82°19'37"E, 38.88 FEET; THENCE S88°04'15"E, 38.37 FEET; THENCE N79°12'43"E, 9.38 FEET; THENCE S36°05'06"E, 14.36 FEET; THENCE S67°14'25"E, 31.31 FEET; THENCE N62°33'52"E, 0.35 FEET; THENCE S46°43'39"E, 31.28 FEET; THENCE S42°28'27"E, 48.95 FEET; THENCE S57°56'44"E, 60.86 FEET; THENCE S71°04'56"E, 38.63 FEET; THENCE S83°52'58"E, 47.69 FEET; THENCE N69°21'33"E, 26.51 FEET; THENCE N77°44'54"E, 38.05 FEET; THENCE N75°12'13"E, 51.05 FEET; THENCE N56°57'53"E, 41.48 FEET; THENCE N58°54'47"E, 44.96 FEET; THENCE N71°54'19"E, 35.69 FEET; THENCE N89°26'31"E, 36.38 FEET; THENCE S86°47'46"E, 49.58 FEET; THENCE N86°59'32"E, 60.89 FEET; THENCE N78°21'19"E, 29.13 FEET; THENCE S81°40'05"E, 31.69 FEET; THENCE S88°09'58"E, 40.70 FEET; THENCE N66°52'22"E, 28.02 FEET; THENCE N62°24'30"E, 30.49 FEET; THENCE N45°00'06"E, 28.38 FEET; THENCE N45°25'20"E, 41.29 FEET; THENCE N33°32'58"E, 38.36 FEET; THENCE N31°17'30"E, 30.20 FEET; THENCE N17°41'57"E, 27.15 FEET; THENCE N32°53'15"E, 44.59 FEET; THENCE N25°57'54"W, 44.85 FEET; THENCE N57°58'25"W, 39.10 FEET; THENCE N68°32'01"W, 73.11 FEET; THENCE

N55°19'00"W, 39.47 FEET; THENCE N32°46'51"W, 38.24 FEET; THENCE N55°41'42"W, 82.51 FEET; THENCE N57°08'01"W, 49.15 FEET; THENCE S69°59'51"W, 11.52 FEET; THENCE N08°18'40"W, 5.94 FEET; THENCE N36°30'10"W, 12.70 FEET; THENCE N03°04'13"E, 19.93 FEET; THENCE N07°19'02"E, 43.49 FEET; THENCE N23°59'58"E, 20.69 FEET; THENCE N32°01'35"E, 53.45 FEET; THENCE N32°44'14"W, 41.28 FEET; THENCE N24°49'47"W, 16.81 FEET; THENCE N38°44'44"W, 28.31 FEET; THENCE N58°37'28"W, 11.89 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF FLORIDA POWER CORPORATION EASEMENT PER OFFICIAL RECORDS BOOK 81, PAGE 687, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE RUN N73°18'33"E, 1,302.38 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE RUN N46°37'04"W, 111.58 FEET; THENCE N49°41'03"W, 2.66 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 152.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 60°46'38", AN ARC DISTANCE OF 161.77 FEET TO THE POINT OF TANGENCY; THENCE N11°05'35"E, 47.40 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF SAID FLORIDA POWER CORPORATION EASEMENT; THENCE ALONG SAID NORTHERLY RIGHT OF WAY LINE RUN S73°18'33"W, 899.89 FEET; THENCE DEPARTING SAID NORTHERLY RIGHT OF WAY LINE RUN N20°40'07"W, 196.30 FEET; THENCE N19°01'47"W, 822.78 FEET; THENCE N14°01'11"W, 121.81 FEET; THENCE N11°58'55"W, 51.39 FEET; THENCE N40°59'55"W, 58.58 FEET; THENCE N49°48'05"W, 30.98 FEET; THENCE N00°21'13"E, 27.22 FEET; THENCE N55°51'00"E, 159.29 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 96°28'12", AN ARC DISTANCE OF 84.19 FEET; THENCE ALONG A NON-TANGENT LINE RUN S86°12'19"E, 77.54 FEET; THENCE S23°49'41"E, 118.44 FEET; THENCE S42°44'50"E, 602.14 FEET; THENCE N87°28'09"E, 151.46 FEET; THENCE N40°03'23"E, 201.67 FEET; THENCE N18°08'31"E, 121.32 FEET; THENCE N18°08'32"E, 35.00 FEET; THENCE S71°51'29"E, 17.80 FEET; THENCE N25°28'37"E, 44.40 FEET; THENCE N01°16'43"E, 58.60 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD NO. 44 (A VARIABLE WIDTH RIGHT-OF-WAY PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP, SECTION 18070-2518); THE FOLLOWING TWO (2) COURSES BEING ALONG SAID SOUTHERLY RIGHT OF WAY LINE: RUN S81°01'49"E, 224.19 FEET; THENCE N08°58'11"E, 36.28 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE RUN S40°12'35"E, 125.37 FEET; THENCE S10°30'25"E, 99.26 FEET; THENCE S35°26'54"E, 326.25 FEET; THENCE S08°12'23"E, 102.81 FEET; THENCE S18°15'20"W, 62.83 FEET; THENCE S74°54'44"W, 112.24 FEET; THENCE ALONG A RADIAL LINE RUN N43°18'22"W, 36.67 FEET TO A POINT ON THE ARC OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 106.50 FEET AND A CHORD BEARING AND DISTANCE OF S49°19'02"W, 9.75 FEET TO WHICH A RADIAL LINE BEARS S43°18'22"E; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 05°14'48", AN ARC DISTANCE OF 9.75 FEET TO THE POINT OF TANGENCY; THENCE S51°56'27"W, 82.37 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 132.50 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 40°50'52", AN ARC DISTANCE OF 94.46 FEET TO THE POINT OF TANGENCY; THENCE S11°05'35"W, 179.66 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 117.50 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 60°46'38", AN ARC DISTANCE OF 124.64 FEET TO THE POINT OF TANGENCY; THENCE S49°41'03"E, 2.66 FEET; THENCE S52°45'02"E, 139.65 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 175.00 FEET AND A CHORD BEARING AND DISTANCE OF S29°17'01"E, 128.01 FEET TO WHICH A RADIAL LINE BEARS N39°15'48"E; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 42°54'22", AN ARC DISTANCE OF 131.05 FEET; THENCE ALONG A RADIAL LINE

RUN N82°10'10"E, 100.16 FEET; THENCE S07°47'22"W, 208.72 FEET; THENCE S78°41'48"E, 81.32 FEET TO THE NORTHWESTERLY RIGHT OF WAY LINE OF FLORIDA POWER CORPORATION EASEMENT PER OFFICIAL RECORDS BOOK 151, PAGE 546, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID NORTHWESTERLY RIGHT OF WAY LINE RUN S47°33'38"W, 176.90 FEET; THENCE DEPARTING SAID NORTHWESTERLY RIGHT OF WAY LINE AND ALONG A RADIAL LINE RUN N60°49'55"W, 90.00 FEET TO A POINT ON THE ARC OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 375.00 FEET AND A CHORD BEARING AND DISTANCE OF S42°13'33"W, 169.45 FEET TO WHICH A RADIAL LINE BEARS S60°49'55"E; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 26°06'55", AN ARC DISTANCE OF 170.92 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 82°49'09", AN ARC DISTANCE OF 36.14 FEET TO THE POINT OF TANGENCY; THENCE S27°32'09"E, 68.12 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 475.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 10°29'18", AN ARC DISTANCE OF 86.95 FEET TO THE SOUTHEASTERLY RIGHT OF WAY LINE OF SAID FLORIDA POWER CORPORATION EASEMENT; THE FOLLOWING TWO (2) COURSES BEING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE: RUN N47°26'12"E, 55.93 FEET; THENCE N47°33'38"E, 53.53 FEET; THENCE DEPARTING SAID SOUTHEASTERLY RIGHT OF WAY LINE RUN S40°52'32"E, 89.57 FEET; THENCE S33°34'26"E, 61.24 FEET; THENCE S17°52'12"E, 61.24 FEET; THENCE S01°58'04"E, 62.70 FEET; THENCE S14°07'21"W, 62.70 FEET; THENCE S67°49'57"E, 103.81 FEET; THENCE S33°42'40"W, 33.99 FEET; THENCE S55°54'49"W, 75.12 FEET; THENCE S67°35'48"W, 82.68 FEET; THENCE S47°36'20"W, 101.52 FEET; THENCE S34°40'23"W, 96.45 FEET; THENCE S02°54'49"E, 26.88 FEET; THENCE S34°04'34"W, 56.58 FEET; THENCE S25°02'57"W, 69.03 FEET; THENCE S19°53'01"W, 115.44 FEET; THENCE S22°30'32"W, 142.00 FEET; THENCE S10°33'09"W, 64.78 FEET; THENCE S10°22'07"W, 113.98 FEET; THENCE S12°08'55"W, 69.88 FEET; THENCE N68°18'08"W, 99.67 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 5.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 71°19'33", AN ARC DISTANCE OF 6.22 FEET TO THE POINT OF TANGENCY; THENCE S40°22'19"W, 26.20 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 5.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04°46'47", AN ARC DISTANCE OF 0.42 FEET TO THE POINT OF TANGENCY; THENCE S35°35'31"W, 54.16 FEET; THENCE S26°22'38"W, 62.91 FEET; THENCE S17°59'16"W, 66.70 FEET; THENCE S17°18'16"W, 72.43 FEET; THENCE S20°52'52"W, 78.33 FEET; THENCE S25°40'58"W, 78.33 FEET; THENCE S30°29'03"W, 78.33 FEET; THENCE S35°17'09"W, 78.33 FEET; THENCE S40°05'15"W, 78.33 FEET; THENCE S44°53'20"W, 78.33 FEET; THENCE S48°02'25"W, 71.45 FEET; THENCE S48°07'08"W, 70.00 FEET; THENCE S49°04'51"W, 77.70 FEET; THENCE S58°30'17"W, 90.17 FEET; THENCE S60°11'41"W, 64.42 FEET; THENCE S52°14'53"W, 64.47 FEET; THENCE S46°30'29"W, 68.60 FEET; THENCE S46°16'15"W, 210.00 FEET; THENCE S46°43'36"W, 74.39 FEET; THENCE S52°43'25"W, 83.58 FEET; THENCE S60°34'51"W, 83.58 FEET; THENCE S68°26'16"W, 83.58 FEET; THENCE S76°17'42"W, 83.58 FEET; THENCE S84°09'07"W, 83.58 FEET; THENCE N87°59'27"W, 83.58 FEET; THENCE N80°08'02"W, 83.58 FEET; THENCE N72°16'36"W, 83.58 FEET; THENCE N64°25'11"W, 83.58 FEET; THENCE N56°33'26"W, 83.70 FEET; THENCE N37°22'35"E, 110.00 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 500.00 FEET AND A CHORD BEARING AND DISTANCE OF N47°30'35"W, 89.14 FEET TO WHICH A RADIAL LINE BEARS S37°22'35"W; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°13'40", AN ARC DISTANCE OF 89.25 FEET TO THE POINT OF TANGENCY; THENCE N42°23'45"W, 271.68 FEET TO THE POINT OF CURVATURE OF A CURVE

CONCAVE SOUTHERLY AND HAVING A RADIUS OF 20.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 31.42 FEET TO THE POINT OF TANGENCY; THENCE S47°36'15"W, 179.01 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 125.00 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 75°18'36", AN ARC DISTANCE OF 164.30 FEET; THENCE ALONG A NON-TANGENT LINE RUN S47°29'30"W, 154.78 FEET; THENCE S57°24'54"W, 147.57 FEET; THENCE S35°45'39"W, 65.75 FEET; THENCE S35°37'41"W, 106.47 FEET; THENCE S72°20'59"W, 107.56 FEET; THENCE S86°12'10"W, 144.23 FEET TO THE POINT OF BEGINNING.

AND

A PARCEL OF LAND LYING WITHIN SECTION 27, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 27; THENCE ALONG THE EAST LINE THEREOF RUN N00°26'02"E, 702.87 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-468; THE FOLLOWING FOUR (4) COURSES BEING ALONG SAID NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD C-468; RUN S63°16'42"W, 168.58 FEET TO THE SOUTHWEST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1077, PAGE 294, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE S63°16'42"W, 411.34 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 3,209.05 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°53'59", AN ARC DISTANCE OF 1,506.61 FEET TO THE POINT OF TANGENCY; THENCE N89°49'19"W, 158.70 FEET; THENCE DEPARTING SAID NORTHERLY RIGHT OF WAY LINE RUN N00°10'41"E, 248.95 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 535.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 63°32'30", AN ARC DISTANCE OF 593.32 FEET; THENCE ALONG A NON-TANGENT LINE RUN N33°24'48"E, 263.91 FEET; THENCE S87°09'20"E, 413.77 FEET; THENCE S63°48'12"E, 151.78 FEET; THENCE S80°07'00"E, 345.93 FEET; THENCE N63°07'49"E, 126.23 FEET; THENCE N22°51'14"E, 247.17 FEET; THENCE N46°21'21"E, 247.27 FEET; THENCE N78°49'20"E, 873.70 FEET TO THE NORTHWEST CORNER OF AFORESAID LANDS; THENCE ALONG THE WEST LINE OF SAID LANDS RUN S00°26'02"W, 899.90 FEET TO THE POINT OF BEGINNING.

AND

A PARCEL OF LAND LYING WITHIN SECTIONS 16, 17, 20, 21 AND 28, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, AND ALSO WITHIN A PORTION OF WILDWOOD RANCH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGES 29A AND 29B, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG THE EAST LINE THEREOF RUN S00°44'24"W, 1727.22 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 400 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 16; THENCE ALONG SAID SOUTH LINE RUN N89°59'33"E, 1339.03 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 16; THENCE ALONG SAID EAST LINE RUN S00°24'08"W, 927.24 FEET TO THE NORTHEAST CORNER OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 21;

THENCE ALONG THE EAST LINE THEREOF RUN S00°20'04"W, 1577.79 FEET; THENCE DEPARTING SAID EAST LINE RUN S31°11'53"E, 4911.10 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF FLORIDA POWER CORPORATION EASEMENT PER OFFICIAL RECORDS BOOK 72, PAGE 741, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID SOUTH RIGHT OF WAY LINE RUN S88°30'12"E, 646.68 FEET; THENCE DEPARTING SAID SOUTH RIGHT OF WAY LINE RUN S06°10'01"W, 742.48 FEET; THENCE S72°36'43"W, 913.07 FEET TO THE NORTHEASTERLY RIGHT OF WAY LINE OF FLORIDA'S TURNPIKE; THENCE ALONG SAID NORTHEASTERLY RIGHT OF WAY LINE RUN N42°55'12"W, 4655.91 FEET; THENCE DEPARTING SAID NORTHEASTERLY RIGHT OF WAY LINE RUN N47°03'38"E, 207.23 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 1,175.00 FEET AND A CHORD BEARING AND DISTANCE OF N10°09'23"W, 373.64 FEET TO WHICH A RADIAL LINE BEARS S70°41'42"W; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 18°17'50", AN ARC DISTANCE OF 375.23 FEET; THENCE ALONG A RADIAL LINE RUN S88°59'33"W, 30.00 FEET TO A POINT ON THE ARC OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 1,205.00 FEET AND A CHORD BEARING AND DISTANCE OF N14°25'43"E, 641.46 FEET TO WHICH A RADIAL LINE BEARS S88°59'33"W; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30°52'21", AN ARC DISTANCE OF 649.29 FEET; THENCE ALONG A RADIAL LINE RUN N60°08'06"W, 442.19 FEET; THENCE N87°48'06"W, 175.58 FEET; THENCE N74°07'33"W, 215.70 FEET; THENCE N51°27'30"W, 339.42 FEET; THENCE N39°15'06"W, 574.84 FEET TO THE SOUTHWEST CORNER OF LOT 22, BLOCK "Q" OF SAID WILDWOOD RANCH; THENCE ALONG THE WEST LINE OF LOTS 19 THROUGH 22, INCLUSIVE, BLOCK "Q" OF SAID PLAT RUN N00°19'41"E, 656.83 FEET TO THE NORTHWEST CORNER OF SAID LOT 19; THENCE ALONG THE SOUTH LINE OF LOTS 17 AND 18, BLOCK "Q" OF SAID PLAT RUN N89°41'40"W, 215.02 FEET TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE ALONG THE WEST LINE THEREOF RUN N00°32'48"E, 675.20 FEET TO THE NORTHWEST CORNER OF SAID LOT 17; THENCE ALONG THE NORTH LINE OF LOT 16, BLOCK "Q" OF SAID PLAT RUN N89°52'51"W, 165.04 FEET TO THE NORTHEAST CORNER OF LOT 15, BLOCK "Q" OF SAID PLAT; THENCE ALONG THE EAST LINE THEREOF RUN S00°32'40"W, 674.66 FEET TO THE SOUTHEAST CORNER OF SAID LOT 15; THENCE ALONG THE SOUTH LINE THEREOF RUN N89°41'40"W, 159.28 FEET TO THE SOUTHWEST CORNER OF SAID LOT 15; THENCE ALONG THE WEST LINE THEREOF RUN N00°07'49"E, 674.12 FEET TO THE NORTHWEST CORNER OF SAID LOT 15 AND THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 20; THENCE ALONG THE NORTH LINE THEREOF RUN N89°52'51"W, 1,309.99 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 20; THENCE ALONG THE EAST LINE THEREOF RUN S00°10'00"W, 231.63 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 5,929.58 FEET AND A CHORD BEARING AND DISTANCE OF N55°15'19"W, 356.92 FEET TO WHICH A RADIAL LINE BEARS N36°28'10"E; SAID POINT ALSO BEING ON THE NORTHEASTERLY LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 360, PAGE 783, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THE FOLLOWING (4) COURSES BEING ALONG SAID NORTHEASTERY LINE: RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°26'57", AN ARC DISTANCE OF 356.97 FEET TO THE POINT OF TANGENCY; THENCE N56°58'48"W, 268.50 FEET; THENCE S33°01'12"W, 20.00 FEET; THENCE N56°58'48"W, 389.36 FEET; THENCE DEPARTING SAID NORTHEASTERLY LINE RUN N00°17'06"E, 1,526.31 FEET; THENCE N89°50'57"W, 858.00 FEET; THENCE N00°17'06"E, 811.80 FEET TO A POINT THAT IS 1716 FEET WEST OF THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 17; THENCE ALONG THE NORTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 17 RUN S89°50'57"E, 1,716.00 FEET TO SAID NORTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 17; THENCE ALONG THE SOUTH

LINE OF THE NORTHEAST 1/4 OF SAID SECTION 17 CONTINUE S89°50'57"E, 660.25 FEET TO THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG THE WEST LINE THEREOF RUN N00°17'31"E, 704.32 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 630 FEET OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG SAID SOUTH LINE RUN S89°52'27"E, 627.34 FEET TO THE SOUTHEAST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 3027, PAGE 664; THENCE ALONG THE EAST LINE OF SAID LANDS RUN N00°17'57"E, 440.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 190 FEET OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG SAID SOUTH LINE RUN S89°52'27"E, 33.00 FEET TO THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG SAID EAST LINE RUN N00°17'57"E, 157.00 FEET TO THE SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2399, PAGE 82 AND OFFICIAL RECORDS BOOK 2399, PAGE 84, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID SOUTH LINE RUN S89°52'27"E, 900.83 FEET TO THE WEST LINE OF THE WEST 420 FEET OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG SAID WEST LINE RUN S00°18'48"W, 364.50 FEET TO A POINT ON THE NORTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1309, PAGE 185 AND OFFICIAL RECORDS BOOK 1740, PAGE 475, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID NORTH LINE RUN S89°50'57"E, 420.00 FEET TO THE EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17; THENCE ALONG SAID EAST LINE RUN S00°18'48"W, 937.50 FEET TO THE POINT OF BEGINNING.

AND

A PARCEL OF LAND LYING WITHIN SECTIONS 17, 18, 19 AND 20, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, AND ALSO WITHIN A PORTION OF WILDWOOD RANCH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGES 29A AND 29B, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE EAST 1/4 CORNER OF SAID SECTION 19; THENCE ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 19 RUN S00°19'23"W, 1318.18 FEET TO THE SOUTHEAST CORNER OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 19; THENCE ALONG THE SOUTH LINE THEREOF RUN N89°32'09"W, 2574.25 FEET TO A POINT ON THE EAST LINE OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 18, PAGE 619, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THENCE ALONG SAID EAST LINE RUN N06°34'19"E, 665.47 FEET; THENCE DEPARTING SAID EAST LINE RUN N25°22'49"E, 728.89 FEET TO A POINT ON THE NORTH LINE OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 19; THENCE ALONG SAID NORTH LINE RUN N89°25'01"W, 419.32 FEET TO THE EAST RIGHT OF WAY LINE OF US HIGHWAY NO. 301 (A 100 FOOT WIDE PUBLIC RIGHT OF WAY); THENCE ALONG SAID EAST RIGHT OF WAY LINE RUN N00°11'23"E, 2629.94 FEET; THENCE DEPARTING SAID EAST RIGHT OF WAY LINE RUN S89°48'37"E, 385.80 FEET; THENCE N01°36'56"W, 749.77 FEET; THENCE N87°25'37"E, 389.90 FEET; THENCE N34°24'06"W, 388.13 FEET; THENCE N12°04'03"W, 222.04 FEET; THENCE N00°17'04"W, 854.63 FEET; THENCE N89°32'18"W, 475.48 FEET TO A POINT ON THE MAINTAINED RIGHT OF WAY LINE OF US HIGHWAY NO. 301 PER STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP, SECTION 18010-2502; THENCE ALONG SAID MAINTAINED RIGHT OF WAY LINE RUN N00°14'28"E, 92.26 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF THE SUNSHINE STATE PARKWAY (ALSO KNOWN AS THE FLORIDA TURNPIKE, A VARIABLE WIDTH RIGHT OF WAY PER FLORIDA STATE TURNPIKE AUTHORITY RIGHT OF WAY MAP,

CONTRACT NO. 14.2); THE FOLLOWING NINE (9) COURSES BEING ALONG SAID SOUTHERLY RIGHT OF WAY LINE: RUN N06°21'08"E, 267.58 FEET; THENCE N63°23'13"E, 158.55 FEET; THENCE S56°58'48"E, 379.27 FEET; THENCE S67°03'31"E, 371.36 FEET; THENCE S56°58'48"E, 884.66 FEET; THENCE S47°35'47"E, 781.20 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 4,904.65 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 20°41'26", AN ARC DISTANCE OF 1,771.16 FEET TO THE POINT OF TANGENCY; THENCE S68°17'13"E, 498.84 FEET; THENCE S56°58'48"E, 191.29 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 17; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE AND ALONG SAID SOUTH LINE RUN N89°54'08"W, 338.16 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 20; THENCE ALONG THE WEST LINE THEREOF RUN S00°13'51"W, 19.28 FEET TO THE SOUTHWESTERLY CORNER OF THE LANDS DESCRIBED IN DEED BOOK 80, PAGE 329, PUBLIC RECORDS OF SUMTER COUNTY, FLORIDA; THE FOLLOWING TWO (2) COURSES BEING ALONG THE SOUTHWESTERLY AND SOUTHEASTERLY LINE OF SAID LANDS DESCRIBED IN DEED BOOK 80, PAGE 329: RUN S56°58'48"E, 532.03 FEET; THENCE N33°01'12"E, 200.00 FEET TO A POINT ON AFORESAID SOUTHERLY RIGHT OF WAY LINE OF THE SUNSHINE STATE PARKWAY; THE FOLLOWING THREE (3) COURSES BEING ALONG SAID SOUTHERLY RIGHT OF WAY LINE: RUN S56°58'48"E, 334.77 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 5,579.58 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 14°03'36", AN ARC DISTANCE OF 1,369.19 FEET TO THE POINT OF TANGENCY; THENCE S42°55'12"E, 374.52 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE RUN S53°08'38"W, 868.40 FEET TO THE NORTH RIGHT OF WAY LINE OF LOIS AVENUE; THENCE ALONG SAID NORTH RIGHT OF WAY LINE RUN N89°39'16"W, 515.91 FEET TO THE NORTHEAST CORNER OF LOT 2, BLOCK "P" AND THE WEST RIGHT OF WAY LINE OF PINE STREET; THENCE ALONG SAID WEST RIGHT OF WAY LINE AND THE EAST BOUNDARY LINE OF SAID LOT 2, BLOCK "P" RUN S00°21'57"W, 178.54 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2, BLOCK "P"; THENCE ALONG THE SOUTH BOUNDARY LINE OF SAID LOT 2, BLOCK "P" RUN N89°39'16"W, 580.03 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2, BLOCK "P" AND THE EAST RIGHT OF WAY LINE OF LEE STREET; THENCE ALONG SAID EAST RIGHT OF WAY LINE AND THE WEST BOUNDARY LINE OF SAID LOT 2, BLOCK "P" AND THE NORTHERLY EXTENSION THEREOF RUN N00°21'17"E, 178.54 FEET TO THE NORTH RIGHT OF WAY LINE OF LOIS AVENUE; THENCE ALONG SAID NORTH RIGHT OF WAY LINE AND THE SOUTH BOUNDARY LINE OF LOTS 8 THROUGH 10, BLOCK "P" RUN N89°39'15"W, 353.42 FEET TO THE SOUTHWEST CORNER OF SAID LOT 10, BLOCK "P"; SAID POINT ALSO BEING ON THE EAST LINE OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 20; THENCE ALONG SAID EAST LINE RUN S00°13'51"W, 677.18 FEET TO THE SOUTHEAST CORNER OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 20; THENCE ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SECTION 20 RUN N89°53'20"W, 1323.38 FEET TO THE POINT OF BEGINNING.