

North

Subject Area

Section 19,
Township 28 South,
Range 29 East

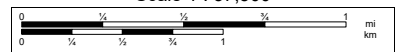
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Scale 1 : 37,500



1" = 3,125.0 ft

Data Zoom 12-4



SECTION 19, TOWNSHIP 28 SOUTH, RANGE 29 EAST



This instrument prepared under
the direction of:
R. Wade Allen, Administrator
Polk County Real Estate Services
P. O. Box 9005, Drawer RE 01
Bartow, Florida 33831-9005
By: Scott C. Lowery

Unassessed Parcel at end of Catfish Street
Section 19; Township 28 South; Range 29 East

COUNTY DEED

THIS DEED, made this 6th day of February, 2024, by **POLK COUNTY**, a political subdivision of the State of Florida, whose address is P.O. Box 9005, Drawer RE-01, Bartow, FL 33831, Grantor, to **LHRV PARK, LLC**, a Florida limited liability company, whose address is 4900 Dundee Road, Winter Haven, Florida 33884, Grantee.

WITNESSETH: That the Grantor, for and in consideration of the sum of \$1.00, to it in hand paid by the Grantee, receipt whereof is hereby acknowledged, has granted, bargained, and sold to Grantee, its successors and assigns forever, all the right, title, interest, including interests, if any, in rights which may have been reserved by operation of Section 270.11 Florida Statutes, claim, and demand, which the Grantor has in and to the following described land lying and being in Polk County, Florida, to wit:

SEE EXHIBIT "A"

IN WITNESS WHEREOF, said grantor has caused these presents to be executed in its name by its Board of County Commissioners, acting by the Chair or Vice-Chair of said board, the day and year aforesaid.

ATTEST:

Stacy M. Butterfield
Clerk to the Board

By: _____
Deputy Clerk

(Seal)

GRANTOR:

**Polk County, a political subdivision of the
State of Florida**

By: _____
W.C. Braswell, Chairman
Board of County Commissioners

Exhibit "A" - Sheet 1 of 2

Project Name: Catfish Street
Project Number: 8919E23-1

Road Number: 891906

DESCRIPTION

A parcel of land being a portion of the right-of-way for Catfish Street (Parker Drive NE), lying in Section 19, Township 28 South, Range 29 East, Polk County, Florida, being more particularly described as follows:

Commence at a point 1926.10 feet North and 1359.24 feet East of the Southwest corner of the Southeast 1/4 of said Section 19, being the point of intersection of the Northeasterly right-of-way line of Bass Street (Parker Drive) and the Southeasterly right-of-way line of said Catfish Street (Parker Drive NE) as recorded in Official Records Book 1353, Page 684-689, Public Records of Polk County, Florida; thence along said right-of-way line of Catfish Street (Parker Drive NE) the following five (5) courses: (1) thence North 44°02'03" East, 576.30 feet; (2) thence South 67°21'57" East, 79.00 feet to the **Point of Beginning**; (3) thence South 69°10'38" East, 79.12 feet; (4) thence North 51°47'33" East, 54.39 feet; (5) thence North 67°21'57" West, 110.00 feet; thence South 17°34'48" West, 50.19 feet to said **Point of Beginning**.

Containing 4,595 square feet, more or less.

SHEET 1 OF 2

FOR SKETCH SEE SHEET 2 OF 2

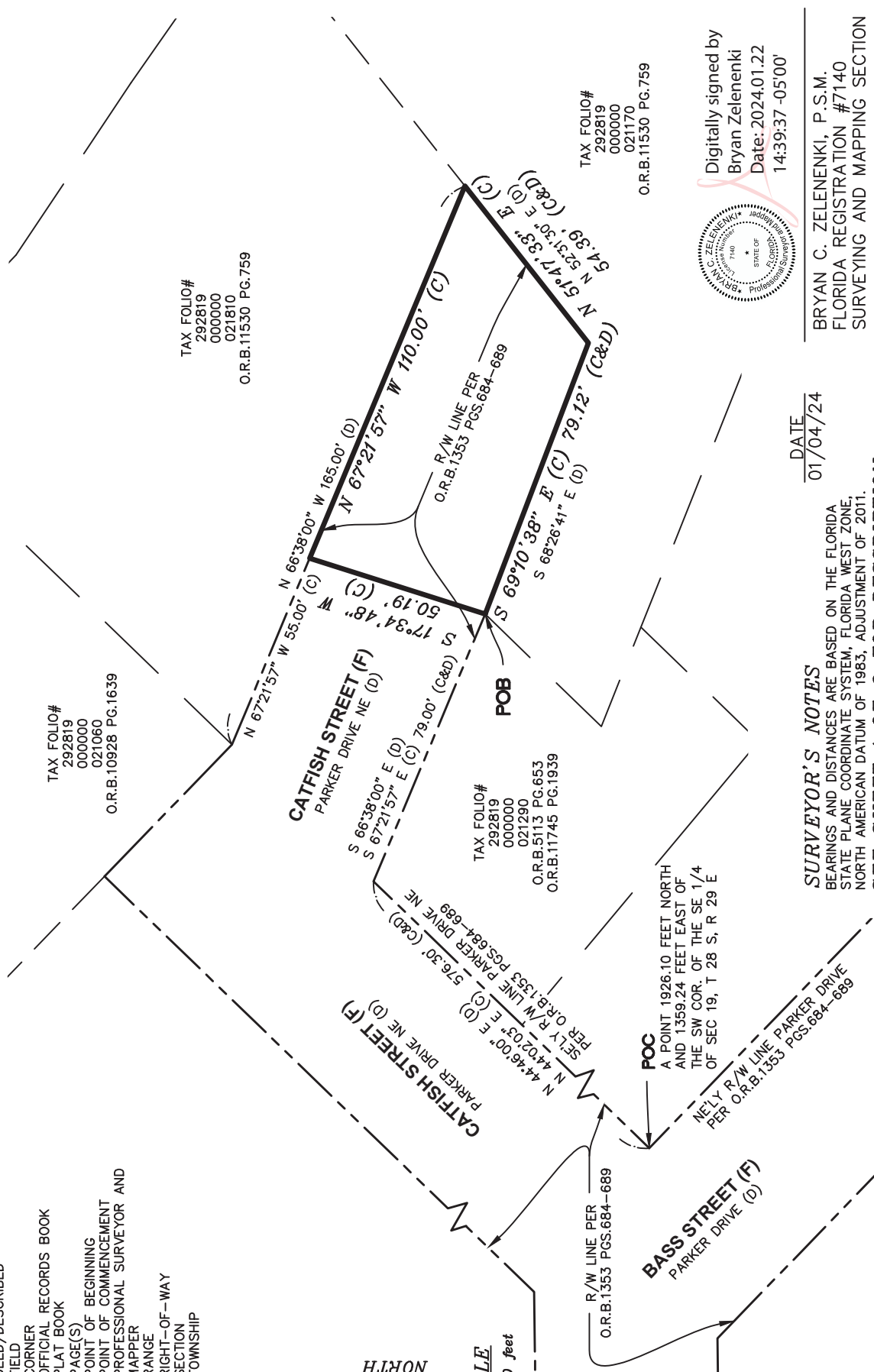
REVISION	DATE	BY

THIS IS NOT A SURVEY

- LEGEND**
- (C) = CALCULATED
 - (D) = DEED/DESCRIBED
 - (F) = FIELD
 - COR. = CORNER
 - O.R.B. = OFFICIAL RECORDS BOOK
 - P.B. = PLAT BOOK
 - PG(S). = PAGE(S)
 - POB = POINT OF BEGINNING
 - POC = POINT OF COMMENCEMENT
 - P.S.M. = PROFESSIONAL SURVEYOR AND MAPPER
 - R = RANGE
 - R/W = RIGHT-OF-WAY
 - SEC = SECTION
 - T = TOWNSHIP



SCALE
1" = 40 feet



TAX FOLIO#
292819
000000
021060
O.R.B.10928 PG.1639

TAX FOLIO#
292819
000000
021810
O.R.B.11530 PG.759

CATFISH STREET (F)
PARKER DRIVE NE (D)

TAX FOLIO#
292819
000000
021290
O.R.B.5113 PG.653
O.R.B.11745 PG.1939

TAX FOLIO#
292819
000000
021170
O.R.B.11530 PG.759

BASS STREET (F)
PARKER DRIVE (D)

POC
A POINT 1926.10 FEET NORTH
AND 1359.24 FEET EAST OF
THE SW COR. OF THE SE 1/4
OF SEC 19, T 28 S, R 29 E



Digitally signed by
Bryan Zelnenki
Date: 2024.01.22
14:39:37 -05'00'

DATE
01/04/24

SURVEYOR'S NOTES

BEARINGS AND DISTANCES ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011.

SEE SHEET 1 OF 2 FOR DESCRIPTION.

DESCRIPTION SKETCH

LOCATED IN SECTION 19,
TOWNSHIP 28 SOUTH, RANGE 29 EAST,
POLK COUNTY, FLORIDA.

POLK COUNTY ROADS AND DRAINAGE
3000 SHEFFIELD ROAD, WINTER HAVEN, FL 33880

PHONE: (863) 535-2200	FAX: (863) 519-8117
Sheet No. 2 of 2	Drawn by: BCZ
Checked by: JRN	Check Date: 01/17/24
PREPARED FOR: REAL ESTATE SERVICES	Job Number: 801923-1
Parcel Number: N/A	

THIS DESCRIPTION AND SKETCH IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

BRYAN C. ZELEZENKI, P.S.M.
FLORIDA REGISTRATION #7140
SURVEYING AND MAPPING SECTION

