



North

Alturas Babson Park Cutoff

Subject Area

Alturas Babson Park Cutoff

Willow St
Middle St
Hwy 27

Tower Rd

Coleman Rd

Shelley Rd

Crooked Lake Park

27

Jefferson St
Jackson St
Tyler St
Harrison St
Pierce St
Grant St
Taylor St
Hayes St
Taft St
Wales St
Avon St
Easton St
Fleetwood St
Berrion St
MacDonald St
Canal Dr
Sunshine Dr
1st Ave N
Lake Blvd
Caloosa Blvd
1st Ave
N Central Dr
South Dr

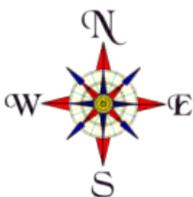
Genesis Pt
Presidents Dr

Wamer University

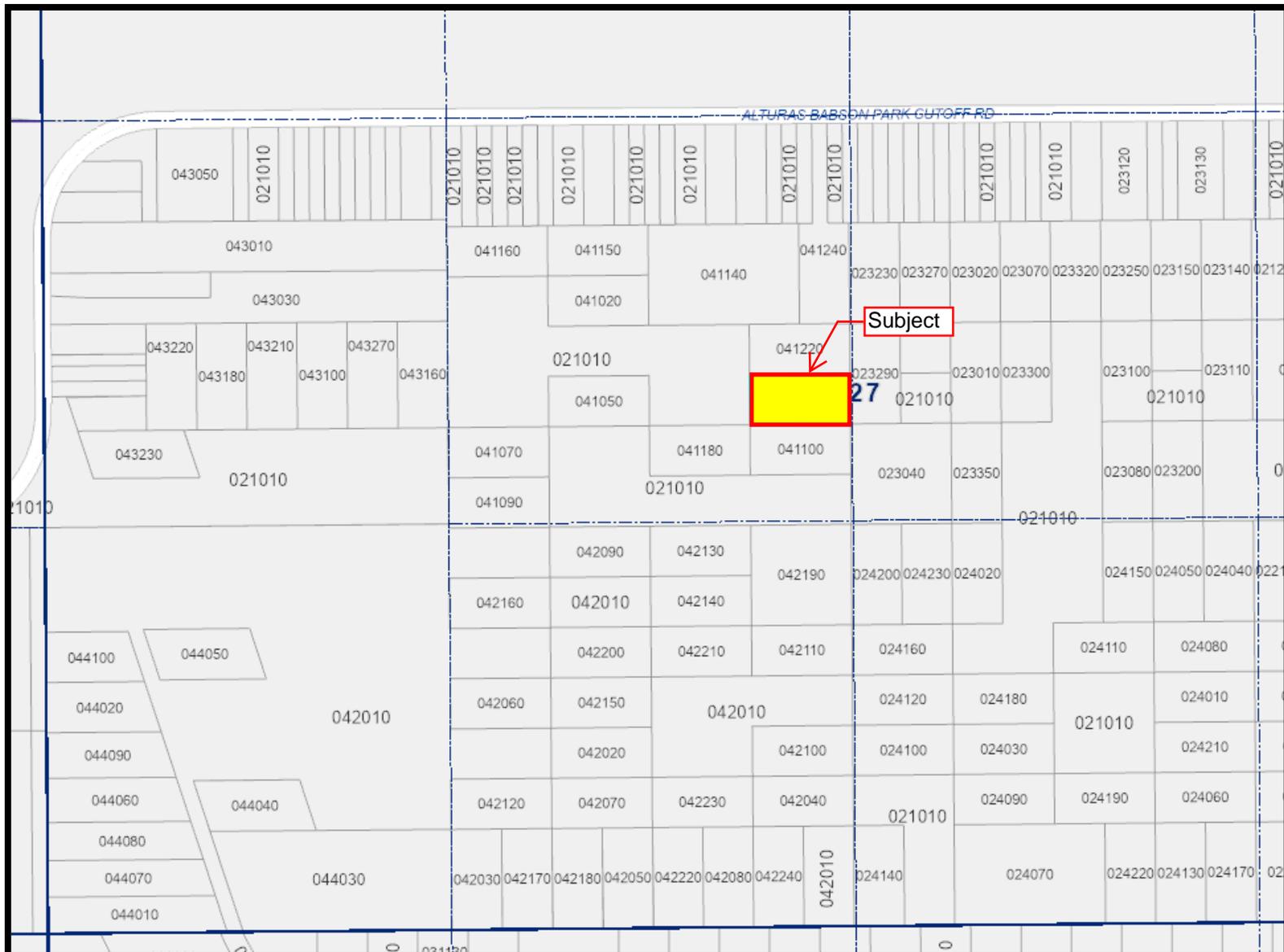
N Lakeshore Dr
1st Ave S
S Lakeshore Dr

Bohde

Section 27, Township 30 South, Range 27 East



SECTION 27, TOWNSHIP 30 SOUTH, RANGE 27 EAST





Board of County Commissioners

Crooked Lake West Project Area
Parcel ID Number: 273027-000000-041200

LAND PURCHASE AGREEMENT

COUNTY OF POLK
STATE OF FLORIDA

THIS AGREEMENT made and entered into this 23rd day of January, 2024, between **Linda Thornley, Personal Representative of the Estate of Bruce Frederick Williams, deceased** whose mailing address is 104 Elizabeth Way, Swansboro, North Carolina 28584, hereinafter referred to as "Owner", and **POLK COUNTY**, a political subdivision of the State of Florida, whose mailing address is Post Office Box 9005, Bartow, Florida 33831-9005, hereinafter referred to as "Purchaser".

WITNESSETH

WHEREAS, Owner agrees to sell to Purchaser and Purchaser agrees to purchase from Owner the land identified as **Parcel ID Number 273027-000000-041200** located in Polk County, Florida, as further described in **Exhibit "A"**, containing approximately 1.25 acres, together with all improvements, easements, and appurtenances, (collectively, the "Property"), in accordance with the provisions of this Agreement.

NOW, THEREFORE, in consideration of the premises and the sum of One Dollar each to the other paid, it is agreed as follows:

- (a) Owner agrees to sell and convey the Property by Warranty Deed, free of liens and encumbrances, unto Purchaser, for the sum of **\$6,000.00 (Six Thousand Dollars)**.
- (b) Purchaser shall pay unto the Owner the total sum of \$6,000.00, by County Warrant, within ninety (90) days from the date hereof upon simultaneous delivery of such instrument of conveyance. Any improvements or personal property not removed from the Property by closing shall be considered abandoned by the Owner.
- (c) Owner shall be responsible for the payment of any past due property taxes or current property taxes for which tax bills are available. Purchaser will be responsible for current year taxes for which no tax bill is available yet. Purchaser shall be responsible for the recording of the deed of conveyance.
- (d) Owner shall be responsible for the payment of all real estate fees or commission due, if any, and any payment(s) due will be deducted at closing from Owner's proceeds. Purchaser represents it has not incurred the services of a broker.

(e) The Owner agrees and expressly acknowledges that the monies paid and other consideration given in accordance with this Agreement is just and full compensation for all property interest and/or claims arising from this acquisition and no other monies, including fees and/or costs, are owed by the County to Owner.

- **THIS AGREEMENT IS SUBJECT TO FINAL APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS OF POLK COUNTY, FLORIDA.**

IN WITNESS WHEREOF, the parties hereto have caused these presents to be executed in their respective names on the date shown above.

PURCHASER:
POLK COUNTY, A POLITICAL SUBDIVISION
OF THE STATE OF FLORIDA

By: 
Melanea D. Hough, Professional
Real Estate Services

OWNER:

By: 
Linda Thornley, Personal Representative
of the Estate of Bruce Frederick Williams, deceased

APPROVED BY:

By:  11/29/26
R. Wade Allen, Director
Real Estate Services
Its Agent

Exhibit "A"

Tract No. 195: The East 330 feet of the West 1320 feet of the North 165 feet of the South 1815 feet of the East 3/4 of the South 1/2 of Section 27, Township 30 South, Range 27 East. The West 30 feet thereof subject to an easement for road right-of-way.

Being Parcel I.D. #273027-000000-041200

Being the same property described in that certain Warranty Deed recorded in Official Record Book 2215 at Page 0346, Public Records of Polk County, Florida.