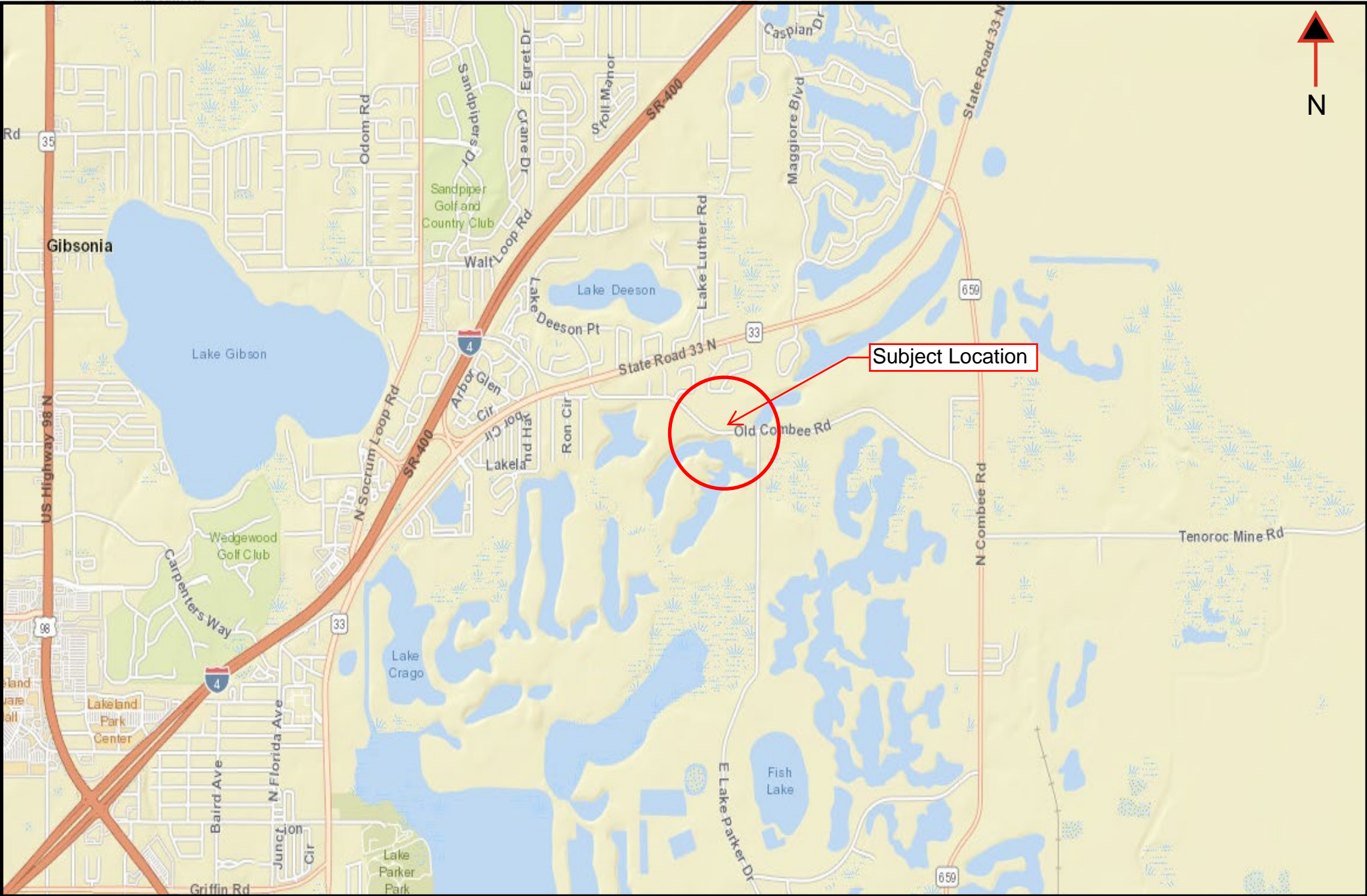
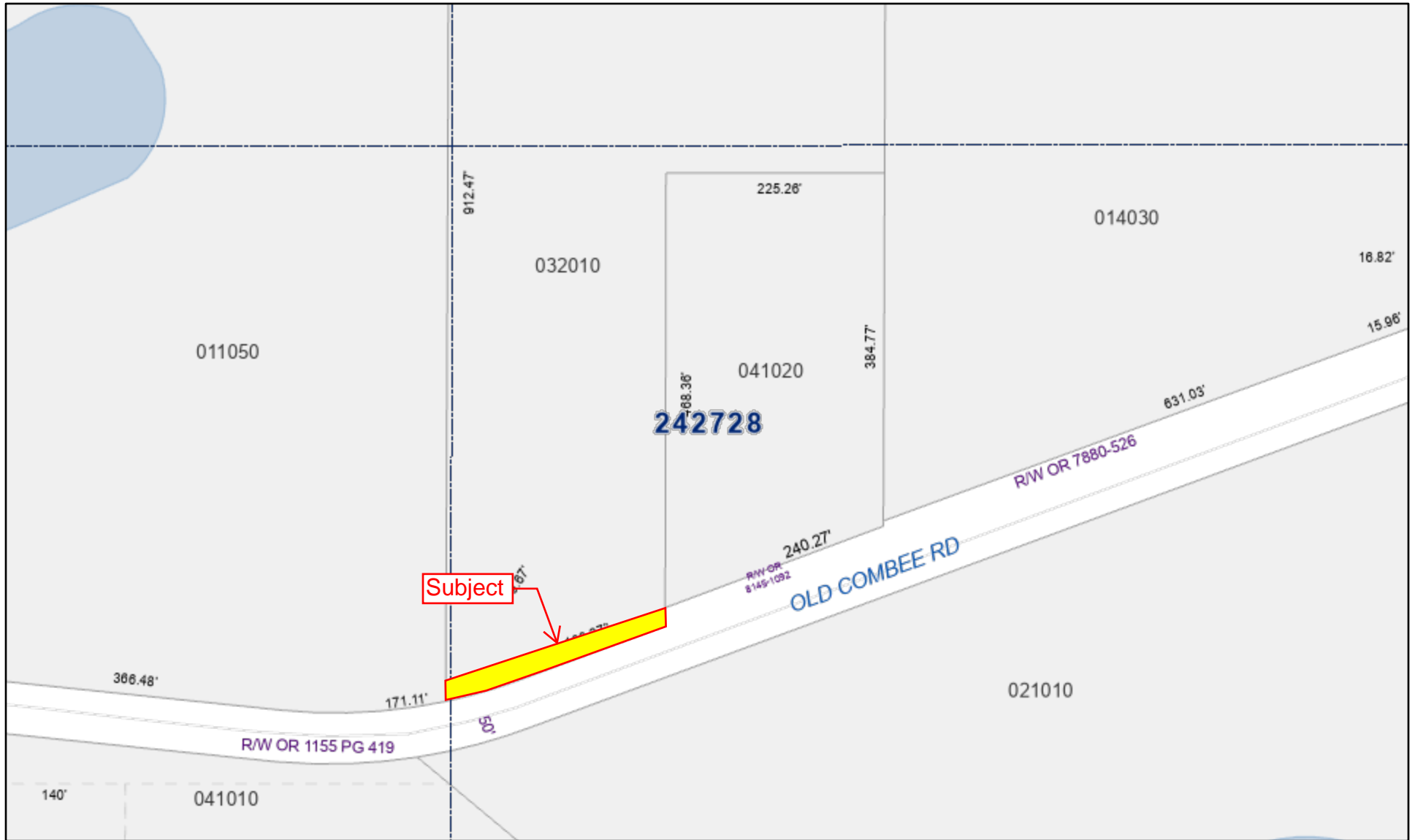


Section 28, Township 27 South, Range 24 East



Section 28, Township 27 South, Range 24 East



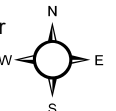
- PLSS Townships
 Roads
 Lots
- PLSS Sections
 Waterbodies
 Parcels
- PLSS Boundaries
 Water lines
 <all other values>

0 75 150 300 Feet

All maps are worksheets used for illustrative purposes only, they are not surveys. The Polk County Property Appraiser assumes no responsibility for errors in the information and does not guarantee the data is free from error or inaccuracy. The information is provided "as is".



Polk County Property Appraiser
Polk County, Florida
December 1, 2025



This Instrument prepared under the direction of:
R. Wade Allen, Director
Polk County Real Estate Services
P.O. Box 9005, Drawer RE-01
Bartow, Florida 33831-9005
By: Scott C. Lowery
Project Name: Old Combee Rd R/W
LDROW-2025-25

Parent Parcel ID No.: 242728-000000-032010

QUIT CLAIM DEED

THIS INDENTURE, made this 18th day of November, 2025, between **PF GLOBAL PROPERTY GROUP (DOVER), INC.**, a Nevada corporation, whose address is 2901 Leisure Island Way, Knoxville, Tennessee 37914, Grantor, and **POLK COUNTY**, a political subdivision of the State of Florida, whose address is P.O. Box 988, Bartow, Florida 33831, Grantee.

(Wherever used herein the terms "Grantor" and "Grantee" may be singular or plural and/or natural or artificial, whenever the context so requires, and include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of business entities.)

WITNESSETH, that the Grantor, for and in consideration of the sum of One Dollar, to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, quit claim, and convey unto the Grantee, its successors and assigns all right, title, interest, claim, and demand which the Grantor has in and to the following described land, situate, lying and being in the County of Polk, State of Florida, to-wit:

SEE EXHIBIT "A"

TO HAVE AND TO HOLD THE SAME, together with all and singular the appurtenances thereto belonging or in anywise incident or appertaining, and all the estate, right, title, interest, and claim whatsoever of the said Grantor, in law or in equity to the only proper use, benefit, and behoove of the said Grantee, its successors and assigns forever.

[SIGNATURE PAGE FOLLOWS]

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Grantor has caused these presents to be duly executed in its name the date first above written.

Signed, Sealed and Delivered in the presence of:
(Signature of two witnesses required by Florida Law)

Rachael Sigler

Witness #1

Rachael Sigler

Print Name

2901 Leisure Island Way Knoxville TN

Address

37914

Crystal L. North

Witness #2

CRYSTAL L. NORTH

Print Name

2901 LEISURE ISLAND WAY KNOXVILLE TN

Address

37914

**PF GLOBAL PROPERTY
GROUP (DOVER), INC., a
Nevada corporation**

By: [Signature]

David Pain, President

STATE OF TN

COUNTY OF Knox

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 18th day of Nov., 2025, by David Pain, as President of PF Global Property Group (Dover), Inc., a Nevada corporation, on behalf of the corporation, who ☒ is personally known to me or ☐ has produced _____ as identification.

(AFFIX NOTARY SEAL)



[Signature]
Notary Public

Michele L. Ferrell
Printed Name of Notary

My Commission Expires:

July 06, 2026

Commission Number and Expiration Date

Exhibit "A"

DESCRIPTION:

A parcel of land located in Section 28, Township 27 South, Range 24 East, Polk County, Florida, and being more particularly described as follows:

COMMENCE at the Southwest corner of the Northwest 1/4 of said Section 28, run thence along the South line of the North 1/2 of said Section 28, S.89°54'18"E., a distance of 1,320.95 feet; thence S.00°12'57"W., a distance of 554.56 feet to the **POINT OF BEGINNING**; thence 74.25 feet in a easterly direction along a non-tangent curve turning to the left, having a central angle of 07°58'57", with a radius of 532.92 feet, having a chord bearing of N.73°41'07"E. and a chord distance of 74.19 feet; thence N.69°41'38"E., a distance of 166.23 feet; thence S.00°03'11"W., a distance of 16.00 feet to a point on the Northerly right-of-way line of Old Combee Road; thence along said North right-of-way line, the following two (2) courses: 1) S.69°41'38"W., a distance of 160.67 feet; 2) 79.67 feet in a westerly direction along a tangent curve turning to the right, having a central angle of 08°19'52", with a radius of 547.92 feet, having a chord bearing of S.73°51'35"W. and a chord distance of 79.60 feet; thence N.00°12'57"E., a distance of 15.36 feet to the **POINT OF BEGINNING**.

Containing 3,606 square feet, or 0.083 acres, more or less.

BASIS OF BEARINGS:

Bearings shown hereon are based on the Northerly right-of-way line of Old Combee Road, having a Grid bearing of S.69°41'38"W. The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North America Horizontal Datum of 1983 (NAD 83-2011 ADJUSTMENT) for the West Zone of Florida.



The Description hereon is not valid without the accompanying sketch shown on Sheet 2

Description Sketch
Not a survey

Survey History			Surveyor's Certificate		Old Combee Road		MRIC SPATIAL	
Date	Description	By	This sketch not valid without the original signature and seal of a Florida Professional Surveyor and Mapper, or a digital signature complying with 5J-17 Florida Statutes		Right-of-way Parcel	701 S. Howard Avenue, Suite 106-320		
	Date of Sketch	PM			Description Sketch	Tampa, FL 33606		
10/9/25			Pierson			813-515-0821		
			Monetti			MRICspatial.com		
			2025.11.17		Section 28	Licensed Business #8325		
			13:20:28 -05'00'		Township 27 South	Project Number: 240165		
			Pierson A Monetti, LS 7227		Range 24 East	Sheet 1 of 2		
					Polk County, FL			

Exhibit "A"



0 75' 150'

Scale: 1" = 150'

CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	74.25'	532.92'	007°58'57"	N73°41'07"E	74.19'
C2	79.67'	547.92'	008°19'52"	S73°51'35"W	79.60'

POINT OF COMMENCEMENT
SW CORNER OF THE NW 1/4
OF SECTION 28-27S-24E

S89°54'18"E 1320.95'

SOUTH LINE OF THE N 1/2
OF SECTION 28-27S-24E

S00°12'57"W 569.91'

**RIGHT-OF-WAY
PARCEL**
3,606 S.F. ±
0.083 ACRES ±

LINE TABLE

LINE #	DIRECTION	LENGTH
L1	N69°41'38"E	166.23'
L2	S00°03'11"W	16.00'
L3	S69°41'38"W	160.67'
L4	N00°12'57"E	15.36'

POINT OF BEGINNING

NORTHERLY RIGHT-OF-WAY LINE
(BASIS-OF BEARINGS)

OLD COMBEE ROAD
PUBLIC RIGHT OF WAY WIDTH VARIES
ASPHALT PAVED

Not Valid without Sheets 1-2

Description Sketch
Not a survey

Survey History

Date	Description	By

Surveyor's Certificate

See Sheet 1 for Surveyor's
Certificate

Old Combee Road.

Right-of-way Parcel

Description Sketch

Section 28
Township 27 South
Range 24 East
Polk County, FL



701 S. Howard Avenue, Suite 106-320
Tampa, FL 33606
813-515-0821
MRICSpatial.com
Licensed Business #8325

Project Number: 240165 Sheet 2 of 2