



Re: Smale-scale Polk County Comprehensive Plan Amendment (CPA)
Parcel Legal Description
2925 Pavers Road, Lakeland, FL 33803 (Parcel ID: 24-28-35-000000-012030)

Legal description:

PARCEL 1:

Those parts of Section 35, Township 28 South, Range 24 East, Polk County, Florida, labeled (a), (b), (c), (d) as described in O.R. Book 2473, Page 1353-1355 and described on Attachment 1 thereof, lying South of the limited access right-of-way of State Road 570 (Polk County Parkway) as described in O.R. Book 3527, Page 487-491, Public Records of Polk County, Florida.

Attachment 1: Lands of Asamera Minerals Florida, Inc.

Those parts of Section 35, Township 28 South, Range 24 East, Polk County, Florida, described as follows:

(a) The N-1/2 of SE-1/4 of NE-1/4 less that part lying east of a line described as: commencing at the Northwest corner of said Section 35, run thence S89°51'00"E along the northern boundary of said Section 35 a distance of 4,131.26 feet to the POINT OF BEGINNING of said line, run thence S0°00'25"E to the South boundary of the N-1/2 of SE-1/4 of NE-1/4 to the end of said line.

(b) The SW-1/4 of NE-1/4, and the N-1/2 of NW-1/4 of SE-1/4

(c) The NW-1/4 of NE-1/4 less that portion of the North 711.05 feet of the NW-1/4 of NE-1/4 lying East of a line described as: commencing at the Northwest corner of said Section 35, run thence S89°51'00"E along the North boundary of said Section 35 a distance of 2,751.26 feet to the POINT OF BEGINNING of said line, thence S0°00'25"E a distance of 711.05 feet to the end of said line.

(d) That part of the NE-1/4 of NE-1/4, less the North 711.05 feet thereof, of said Section 35 lying West of a line described as: commencing at the Northwest corner of said Section 35, run thence S89°51'00"E along the North boundary of said Section 35 a distance of 4,071.26 feet to the POINT OF BEGINNING of said line, thence S0°00'25"E to the end of said line at the South boundary of said NE-1/4 of NE-1/4.

PARCEL 2:

TOGETHER WITH an appurtenant non-exclusive easement for access and utilities service over the West 60 feet of property in the NE-1/4 of NE-1/4 of Section 35, Township 28 South, Range 24 East, Polk County, Florida, conveyed by G-M Properties, Inc., to Peavy-Townson Enterprises, Inc., by deed dated April 28, 1972 and recorded in official Records Book 1441, page 797, public records of Polk County, Florida, the Westerly boundary of said easement strip being a line described as follows: commencing at the Norwest corner of said Section 35, run thence S89°51'00"E along the North boundary of said Section 35 a distance of 4,071.26 feet to the POINT OF BEGINNING of said line, thence S0°00'25"E to the end of said line at the South boundary of said NE-1/4 of NE-1/4. .