

DESCRIPTION:

A parcel of land being a portion of the lands described in Official Record Book 12454, Pages 1662 through 1667 of the Public Records of Polk County, Florida, located in the Southwest 1/4 of Section 29, Township 27 South, Range 25 East, being more particularly described as follows:

COMMENCE at the Southeast corner of the Southwest 1/4 of Section 29, Township 27 South, Range 25 East; thence along the South line of the Southwest 1/4 of said Section 29, North 89°40'42" West, a distance of 67.82 feet to the Southwest corner of Fee Simple Limited Access Right of Way of lands described in the Official Records Book 4402, Page 1587 of the Public Records of Polk County, Florida, said corner also being the POINT OF BEGINNING of the parcel herein described; thence continue along said South line, North 89°40'42" West, a distance of 1,912.07 feet to the Southwest corner of the East 1/2 of the Southwest 1/4 of the Southwest 1/4 of said Section 29; thence along the West line of the East 1/2 of the Southwest 1/4 of the Southwest 1/4 of said Section 29, North 00°21'21" West, a distance of 1,323.44 feet to the Northwest corner of the East 1/2 of the Southwest 1/4 of the Southwest 1/4 of said Section 29; thence along the North line of the East 1/2 of the Southwest 1/4 of the Southwest 1/4 of said Section 29, South 89°44'33" East, a distance of 659.59 feet to the Northwest corner of the Southeast 1/4 of the Southwest 1/4 of said Section 29, said line also being the Northwest corner of Polk County Road Right of Way as described in the Official Records Book 2802, Page 1440 of the Public Records of Polk County, Florida; thence along the West line of the Southeast 1/4 of the Southwest 1/4 of said Section 29, also being the West line of Polk County Road Right of Way as described in the Official Records Book 2802, Page 1440 of the Public Records of Polk County, Florida, South 00°21'14" East, a distance of 25.00 feet to the Southwest corner of said Polk County Road Right of Way; thence departing said line, along the South line of the North 25 feet of the Southeast 1/4 of the Southwest 1/4 of said Section 29, also being the South line of Polk County Road Right of Way as described in the Official Records Book 2802, Page 1440 of the Public Records of Polk County, Florida, South 89°44'33" East, a distance of 966.95 feet to the Northwest corner of Fee Simple Limited Access Right of Way lands described in Official Records Book 10800, Page 1629 of the Public Records of Polk County, Florida; thence along the West line of said Fee Simple Limited Access Right of Way, South 22°53'27" East, a distance of 432.22 feet to the Point of Curvature of a curve to the right having a radius of 1,543.02 feet, a central angle of 06°15'18", a chord bearing of South 19°45'48" East, a chord length of 168.37 feet; thence Southeasterly along said curve, a distance of 168.45 feet to a point on the West line of Fee Simple Limited Access Right of Way of lands described in the Official Records Book 4402, Page 1587 of the Public Records of Polk County, Florida, also being the point of curve of a

non-tangent curve to the right having a radius of 22,718.31 feet, a central angle of 01°53'15"; a chord bearing of South 05°15'14" East, a chord length of 748.35 feet; thence Southerly along said curve, and along said West line, a distance of 748.38 feet to the POINT OF BEGINNING.

LESS AND EXCEPT

A parcel of land being a portion of the parcel described in Official Record Book 12454, Pages 1662 through 1667 of the Public Records of Polk County, Florida, located in Section 29, Township 27 South, Range 25 East, being more particularly described as follows:

COMMENCE at the Southeast corner of the Southwest 1/4 of said Section 29; thence North 89°40'42" West, along the South line of the Southwest 1/4 of said Section 29, a distance of 67.82 feet to the West line of the Fee Simple Limited Access right-of-way as described in Official Record Book 4402, Page 1587; thence continue North 89°40'42" West, along said South line of the Southwest 1/4, a distance of 399.96 feet for the POINT OF BEGINNING; thence continue North 89°40'42" West, along said South line, 1121.59 feet; thence North 38°54'39" East, a distance of 33.38 feet; thence North 33°34'18" East, a distance of 67.28 feet; thence North 10°41'12" East, a distance of 73.71 feet; thence North 32°12'50" East, a distance of 36.40 feet; thence North 00°04'13" East, a distance of 51.39 feet; thence North 14°50'56" East, a distance of 39.38 feet; thence North 06°08'57" East, a distance of 44.44 feet; thence North 12°05'49" West, a distance of 46.88 feet; thence North 23°01'29" East, a distance of 34.48 feet; thence North 14°14'56" West, a distance of 50.72 feet; thence North 07°34'29" East, a distance of 80.00 feet; thence North 16°38'20" East, a distance of 79.32 feet; thence North 26°32'39" East, a distance of 55.56 feet; thence North 46°49'48" East, a distance of 84.45 feet; thence South 65°13'19" East, a distance of 15.23 feet; thence North 52°23'00" East, a distance of 34.28 feet; thence North 02°08'03" East, a distance of 23.82 feet; thence North 47°05'50" East, a distance of 54.08 feet; thence North 42°39'28" East, a distance of 24.66 feet; thence North 70°59'00" East, a distance of 48.71 feet; thence North 62°55'02" East, a distance of 58.39 feet; thence North 75°19'31" East, a distance of 55.80 feet; thence North 37°58'16" East, a distance of 11.67 feet; thence North 82°06'52" East, a distance of 41.39 feet; thence North 78°54'32" East, a distance of 57.10 feet; thence North 74°26'09" East, a distance of 65.51 feet; thence North 68°45'26" East, a distance of 43.75 feet; thence North 51°22'55" East, a distance of 45.13 feet; thence North 33°33'29" East, a distance of 52.61 feet; thence South 59°25'37" East, a distance of 15.12 feet; thence South 82°23'55" East, a distance of 53.74 feet; thence South 67°44'15" East, a distance of 39.72 feet; thence South 83°30'10" East, a distance of 25.49 feet; thence South 45°46'31" East, a distance of 38.36 feet; thence South 23°17'29" West, a distance of 46.51 feet; thence

South 41°04'46" West, a distance of 28.65 feet; thence South 45°29'10" West, a distance of 23.51 feet; thence South 13°27'18" East, a distance of 25.32 feet; thence South 25°42'45" East, a distance of 41.93 feet; thence South 40°04'29" East, a distance of 36.53 feet; thence South 26°45'59" East, a distance of 35.62 feet; thence South 18°30'34" East, a distance of 30.67 feet; thence South 51°32'52" East, a distance of 26.11 feet; thence North 89°48'54" East, a distance of 23.86 feet; thence South 48°29'56" East, a distance of 17.85 feet; thence North 67°46'19" East, a distance of 13.06 feet; thence South 62°32'35" East, a distance of 48.23 feet; thence South 66°17'15" East, a distance of 14.38 feet; thence South 19°55'11" East, a distance of 66.55 feet; thence South 19°50'43" East, a distance of 59.89 feet; thence South 05°58'12" East, a distance of 62.46 feet; thence South 06°59'51" East, a distance of 72.10 feet; thence South 04°43'14" East, a distance of 101.00 feet; thence South 07°28'14" East, a distance of 71.48 feet; thence South 02°34'43" East, a distance of 57.41 feet; thence South 34°09'36" East, a distance of 18.60 feet; thence South 07°12'24" East, a distance of 35.98 feet; thence South 36°17'42" West, a distance of 20.23 feet; thence South 01°09'54" East, a distance of 54.99 feet; thence South 59°56'39" East, a distance of 14.88 feet; thence South 02°32'16" West, a distance of 26.27 feet; thence South 40°19'00" West, a distance of 20.67 feet to the POINT OF BEGINNING.

Containing 36.00 acres, more or less.

Subject to a 60 foot Easement for Ingress and Egress along the North boundary of the following described property, to-wit: The southeast 1/4 of southwest 1/4 (less the North 25 feet thereof conveyed to Polk County for road purposes) in Section 29, Township 27 South, Range 25 East.

Subject to a 50 foot Pipeline Easement recorded in Official Records Book 4662, Pages 630 through 634, Public Records of Polk County, Florida.

Subject to a Non-Exclusive Easement recorded in Official Records Book 12311, Pages 587 through 591, Public Records of Polk County, Florida.

Subject to Perpetual Drainage Easement recorded in Official Records Book 3844, Pages 698 through 705, Public Records of Polk County, Florida.