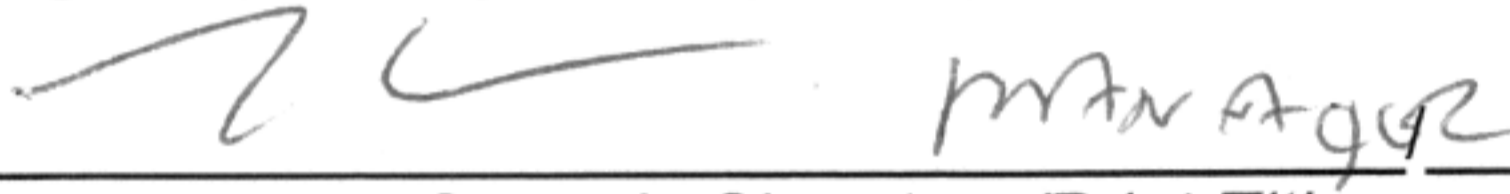


**POLK COUNTY BUILDING DEPARTMENT & LAND DEVELOPMENT DIVISION  
 AFFIDAVIT OF COMPLIANCE**

**C4 TOWERS, LLC**  
 1123 Solana Ave, Winter Park, FL 32789  
 Manager's Name: Tim O'Shaughnessy

*Being first duly sworn, depose(s) and say(s):*

1. That I am (we are) the Manager of Record for the C4 Towers, LLC and we have entered into a ground Lease Agreement with the Owner of the following described property legal description, to wit: (see Exhibit A & B)
2. That this property constitutes the property for which a request for a Conditional Use Permit to construct a Wireless Communication Support Facility (160ft Mono Pole) is being applied for to Polk County Land Development Division, Polk County, Florida;
3. The undersigned shall comply with all applicable Federal and State regulations, including those of the Polk County Joint Airport Zoning Board, and shall obtain all necessary permits in advance of constructing the cell tower.
4. That this affidavit has been executed to induce Polk County, Florida to consider and act on the foregoing request;
5. That I, (we) the undersigned authority, hereby certify that the foregoing is true and correct.

  
 \_\_\_\_\_  
 Owner's Signature/Print Title  
 \_\_\_\_\_  
 Owner's Signature/Print Title

STATE OF FLORIDA  
 COUNTY OF Orange

The foregoing instrument was acknowledged before me this 6/9/25 by \_\_\_\_\_ by \_\_\_\_\_  
 \_\_\_\_\_ (date)  
Timothy O'Shaughnessy who is personally known to me or who  
 \_\_\_\_\_  
 (name of person acknowledging)

has produced drivers license as identification.  
 \_\_\_\_\_  
 (type of identification)

My Commission Expires: 10/16/28 \_\_\_\_\_  
 \_\_\_\_\_  
 Signature of Person Taking Acknowledgment  
 \_\_\_\_\_  
 Donna M Burke  
 Name

Title or Rank \_\_\_\_\_  
  
 \_\_\_\_\_  
 DONNA M. BURKE  
 NOTARY PUBLIC - STATE OF FLORIDA  
 MY COMMISSION EXPIRES OCT. 16, 2028  
 COMMISSION NO. HH 603922

Site Number: C4685  
Site Name: Black Rd

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## EXHIBIT A

### Description of Land

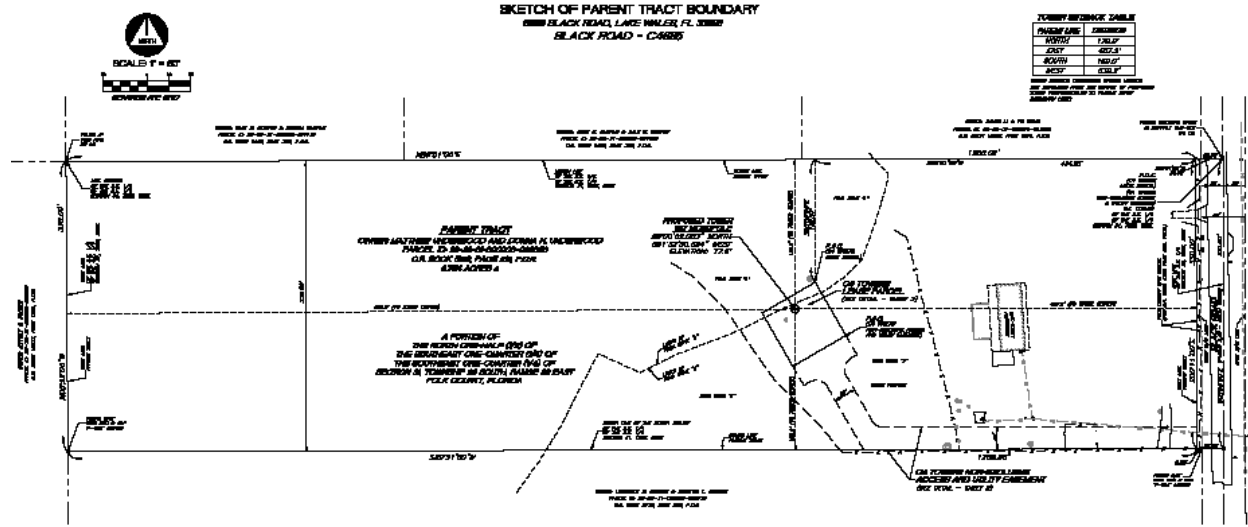
Site situated in the County of Charlotte, State of Florida, commonly described as follows:

#### **PARENT TRACT**

(PER OFFICIAL RECORD BOOK 5919, PAGE 218 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA)

THE NORTH 330 FEET OF THE N 1/2 OF THE SE 1/4 OF THE SE 1/4 OF SECTION 31, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, LESS AND EXCEPT ROAD RIGHT-OF-WAY FOR BLACK ROAD.

### EXHIBIT A Description of Land



**EXHIBIT B**  
**Description of Site**

Site situated in the County of Charlotte, State of Florida, commonly described as follows:

**C4 TOWERS LEASE PARCEL**

A PARCEL OF LAND BEING A PORTION OF THE NORTH ONE-HALF (1/2) OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SECTION 31, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31; THENCE ON A GRID BEARING OF S89°51'00"W ALONG THE NORTH LINE OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31, A DISTANCE OF 31.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF BLACK ROAD (PUBLIC RIGHT-OF-WAY - WIDTH VARIES) (PER OFFICIAL RECORD BOOK 4168, PAGE 688 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA); THENCE CONTINUE S89°51'00"W CONTINUING ALONG THE NORTH LINE OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31, A DISTANCE OF 434.25 FEET; THENCE S00°09'00"E A DISTANCE OF 139.57 FEET TO THE POINT OF BEGINNING; THENCE S30°00'00"E A DISTANCE OF 70.00 FEET; THENCE S60°00'00"W A DISTANCE OF 70.00 FEET; THENCE N30°00'00"W A DISTANCE OF 70.00 FEET; THENCE N60°00'00"E A DISTANCE OF 70.00 FEET TO THE POINT OF BEGINNING; SAID PARCEL OF LAND SITUATE WITHIN POLK COUNTY, FLORIDA, CONTAINING 4,900.00 SQUARE FEET, MORE OR LESS.

Site Number: C4685  
Site Name: Black Road

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EXHIBIT B  
Description of Site

**C4 TOWERS NON-EXCLUSIVE ACCESS AND UTILITY EASEMENT**

A PARCEL OF LAND BEING A PORTION OF THE NORTH ONE-HALF (1/2) OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SECTION 31, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31; THENCE ON A GRID BEARING OF S89°51'00"W ALONG THE NORTH LINE OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31, A DISTANCE OF 31.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF BLACK ROAD (PUBLIC RIGHT-OF-WAY - WIDTH VARIES) (PER OFFICIAL RECORD BOOK 4168, PAGE 688 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA); THENCE CONTINUE S89°51'00"W CONTINUING ALONG THE NORTH LINE OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31, A DISTANCE OF 434.25 FEET; THENCE S00°09'00"E A DISTANCE OF 139.57 FEET; THENCE S30°00'00"E A DISTANCE OF 70.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S30°00'00"E A DISTANCE OF 25.00 FEET; THENCE S60°00'00"W A DISTANCE OF 7.50 FEET TO A POINT OF CURVATURE OF A TANGENT CURVE CONCAVE TO THE EAST; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 90°00'00" AND A RADIUS OF 15.00 FEET FOR AN ARC DISTANCE OF 23.56 FEET TO A POINT OF TANGENCY; THENCE S30°00'00"E A DISTANCE OF 59.14 FEET TO A POINT OF CURVATURE OF A TANGENT CURVE CONCAVE TO THE NORTHEAST; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 60°09'00" AND A RADIUS OF 15.00 FEET FOR AN ARC DISTANCE OF 15.75 FEET TO A POINT OF TANGENCY, SAID POINT BEING ON A LINE 25.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTH 330.00 FEET OF THE NORTH ONE-HALF (1/2) OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31; THENCE N89°51'00"E ALONG SAID PARALLEL LINE, A DISTANCE OF 356.75 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SAID BLACK ROAD; THENCE S00°11'00"E ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 25.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 330.00 FEET OF THE NORTH ONE-HALF (1/2) OF THE SOUTHEAST ONE-QUARTER (1/4) OF THE SOUTHEAST ONE-QUARTER (1/4) OF SAID SECTION 31; THENCE S89°51'00"W ALONG SAID SOUTH LINE, A DISTANCE OF 379.93 FEET; THENCE N30°00'00"W A DISTANCE OF 82.30 FEET TO A POINT OF CURVATURE OF A TANGENT CURVE CONCAVE TO THE SOUTH; THENCE WESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 90°00'00" AND A RADIUS OF 15.00 FEET FOR AN ARC DISTANCE OF 23.56 FEET TO A POINT OF TANGENCY; THENCE S60°00'00"W A DISTANCE OF 7.50 FEET; THENCE N30°00'00"W A DISTANCE OF 25.00 FEET; THENCE N60°00'00"E A DISTANCE OF 70.00 FEET TO THE POINT OF BEGINNING; SAID PARCEL OF LAND SITUATE WITHIN POLK COUNTY, FLORIDA, CONTAINING 13,427.39 SQUARE FEET, MORE OR LESS.

### EXHIBIT B Description of Site

