

EXHIBIT A
LEGAL DESCRIPTION

The land referred to herein below is situated in the County of POLK, State of Florida, and described as follows:

PHASE II:

A PORTION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 30 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA.

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 30 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, THENCE RUN N 89°39'33" E, ALONG THE NORTH LINE OF SAID SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 30 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, A DISTANCE OF 30.00 FEET; THENCE DEPARTING SAID NORTH LINE OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 30 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, RUN S 00°29'41" E, A DISTANCE OF 15.00 FEET TO A POINT OF INTERSECTION WITH THE EAST RIGHT OF WAY LINE OF MARTIN LUTHER KING STREET (WALKER STREET PER PLAT BOOK 15, PAGE 34 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA) AND THE SOUTH LINE OF THE NORTH 15.00 FEET LESS OUT AS RECORDED IN OFFICIAL RECORDS BOOK 2089, PAGE 814 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA; THENCE RUN S 00°26'36" E, ALONG SAID EAST RIGHT OF WAY LINE OF MARTIN LUTHER KING STREET, A DISTANCE OF 385.19 FEET TO THE POINT OF BEGINNING; THENCE RUN N 83°44'39" E, A DISTANCE OF 301.77 FEET; THENCE RUN N 89°27'19" E, A DISTANCE OF 156.23 FEET; THENCE RUN N 00°01'32" E, A DISTANCE OF 220.79 FEET; THENCE RUN N 89°59'26" E, A DISTANCE OF 319.54 FEET; THENCE RUN S 00°01'28" E, A DISTANCE OF 323.50 FEET; THENCE RUN S 07°45'26" W, A DISTANCE OF 248.65 FEET; THENCE RUN S 89°33'44" W, A DISTANCE OF 558.34 FEET; THENCE RUN S 63°58'18" W, A DISTANCE OF 102.42 FEET; THENCE RUN S 89°43'33" W, A DISTANCE OF 89.11 FEET TO A POINT OF INTERSECTION WITH THE EAST RIGHT OF WAY LINE OF MARTIN LUTHER KING STREET (WALKER STREET PER PLAT BOOK 15, PAGE 34 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA); THENCE RUN N 00°27'46" W, A DISTANCE OF 364.31 FEET, TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF: 339,453 SQUARE FEET / 7.79 ACRES ±

EXHIBIT B
OTHER APPLICABLE LAWS AND REGULATIONS

SHIP Program Requirements (as defined on Agreement Page 1).

NOTHING FOLLOWS ON THIS EXHIBIT
