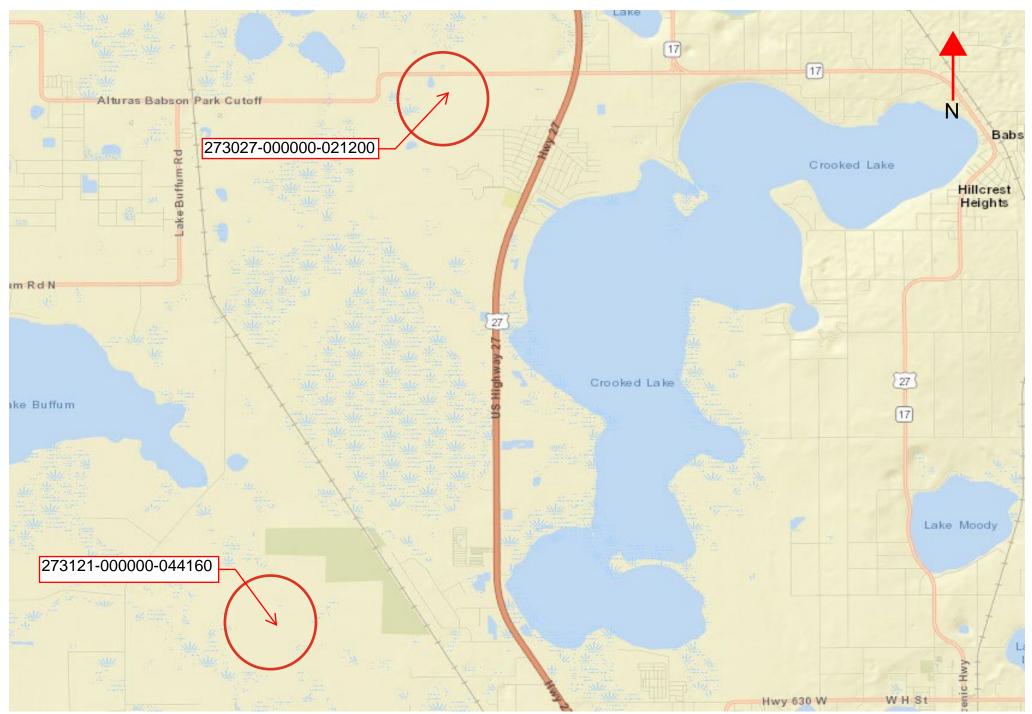
Section 21, Township 31 South, Range 27 East



Section 27, Township 30 South, Range 27 East

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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 _W October 1, 2025



Section 21, Township 31 South, Range 27 East

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Polk County Property Appraiser
Polk County, Florida W
October 2, 2025



Crooked Lake West Project Area Parcel ID Number: 273027-000000-021200 & 273121-000000-044160

LAND PURCHASE AGREEMENT

COUNTY OF POLK STATE OF FLORIDA

WITNESSETH

WHEREAS, Owners agree to sell to Purchaser and Purchaser agrees to purchase from Owners the land identified as Parcel ID Number 273027-000000-021200 & 273121-000000-044160 located in Polk County, Florida, as further described in Exhibit "A", each containing approximately 1.25 acres, together with all improvements, easements, and appurtenances, (collectively, the "Property"), in accordance with the provisions of this Agreement.

NOW, THEREFORE, in consideration of the premises and the sum of One Dollar each to the other paid, it is agreed as follows:

- (a) Owners agree to sell and convey the Property by Warranty Deed, free of liens and encumbrances, unto Purchaser, for the sum of \$8,000.00 (Eight Thousand Dollars).
- (b) Purchaser shall pay unto the Owners the total sum of \$8,000.00, by County Warrant, within ninety (90) days from the date hereof upon simultaneous delivery of such instrument of conveyance. Any improvements or personal property not removed from the Property by closing shall be considered abandoned by the Owner.
- (c) The total amount of \$8,000.00 will be made payable to James Maras Musech for equal disbursement to the remaining Owners.
- (d) Purchaser shall be responsible for the payment of any real property taxes, or proration thereof and the recording of the deed of conveyance.
- (e) Owners acknowledge they have not incurred the services of a Real Estate Broker.
- (f) The Owners agree and expressly acknowledge that the monies paid and other consideration given in accordance with this Agreement is just and full compensation for all property interest

Polk County Land Purchase Agreement Crooked Lake West Project Area Parcel ID Number: 273027-000000-021200 & 273121-000000-044160 Page 2

and/or claims arising from this acquisition and no other monies, including fees and/or costs, are owed by the County to Owner.

• THIS AGREEMENT IS SUBJECT TO FINAL APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS OF POLK COUNTY, FLORIDA.

IN WITNESS WHEREOF, the parties hereto have caused these presents to be executed in their respective names on the date shown above.

PURCHASER:

POLK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA

By:

Melanea D. Hough, Professional

Real Estate Services

APPROVED BY:

R. Wade Allen, Director

Real Estate Services Its Agent

OWNER:

By:___\

James Maras Musech, heir at law of the Estate of Joseph G. Musech, deceased

P.O. Box 738

Gallatin Gateway, Montana 59730

Polk County Land Purchase Agreement Crooked Lake West Project Area Parcel ID Number: 273027-000000-021200 & 273121-000000-044160

Page 2

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PURCHASER:

POLK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA

Melanea D. Hough, Professional

Real Estate Services

APPROVED BY:

R. Wade Allen, Director

Real Estate Services

Its Agent

OWNER:

Marjorie Kay Musech, hein at law of the

Estate of Joseph G. Musech, deceased

6222 Quinwood Lane North Maple Grove, Minnesota 55369 Polk County Land Purchase Agreement Crooked Lake West Project Area Parcel ID Number: 273027-000000-021200 & 273121-000000-044160 Page 2

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PURCHASER:
POLK COUNTY, A POLITICAL SUBDIVISION
OF THE STATE OF FLORIDA

Melanea D. Hough, Professional
Real Estate Services

APPROVED BY:

R. Wade Allen, Director Real Estate Services Its Agent Bv: /

OWNER:

Roberta Joy Dolinich, heir at law of the Estate of Joseph G. Musech, deceased

65420 County Road 553 Effie, Minnesota 56639 Polk County Land Purchase Agreement Crooked Lake West Project Area Parcel ID Number: 273027-000000-021200 & 273121-000000-044160 Page 3

Exhibit "A"

Tract No. 162: The North 330 feet of the South 2310 feet of the East 165 feet of the West 2805 feet of the East 3/4 of the South 1/2 of Section 27, Township 30 South, Range 27 East. The South 30 feet thereof subject to an easement for road right-of-way.

Being Parcel I.D. #273027-000000-021200

Being the same property described in that certain Warranty Deed recorded in Official Record Book 1938 at Page 414, Public Records of Polk County, Florida.

AND

Tract No. 791: The East 165 feet of the West 990 feet of the South 330 feet of the Southwest 1/4 of the Southwest 1/4 of Section 21, Township 31 South, Range 27 East. The North 30 feet thereof subject to an easement for road right-of-way.

Being Parcel I.D. #273121-000000-044160

Being the same property described in that certain Warranty Deed recorded in Official Record Book 2039 at Page 6, Public Records of Polk County, Florida.