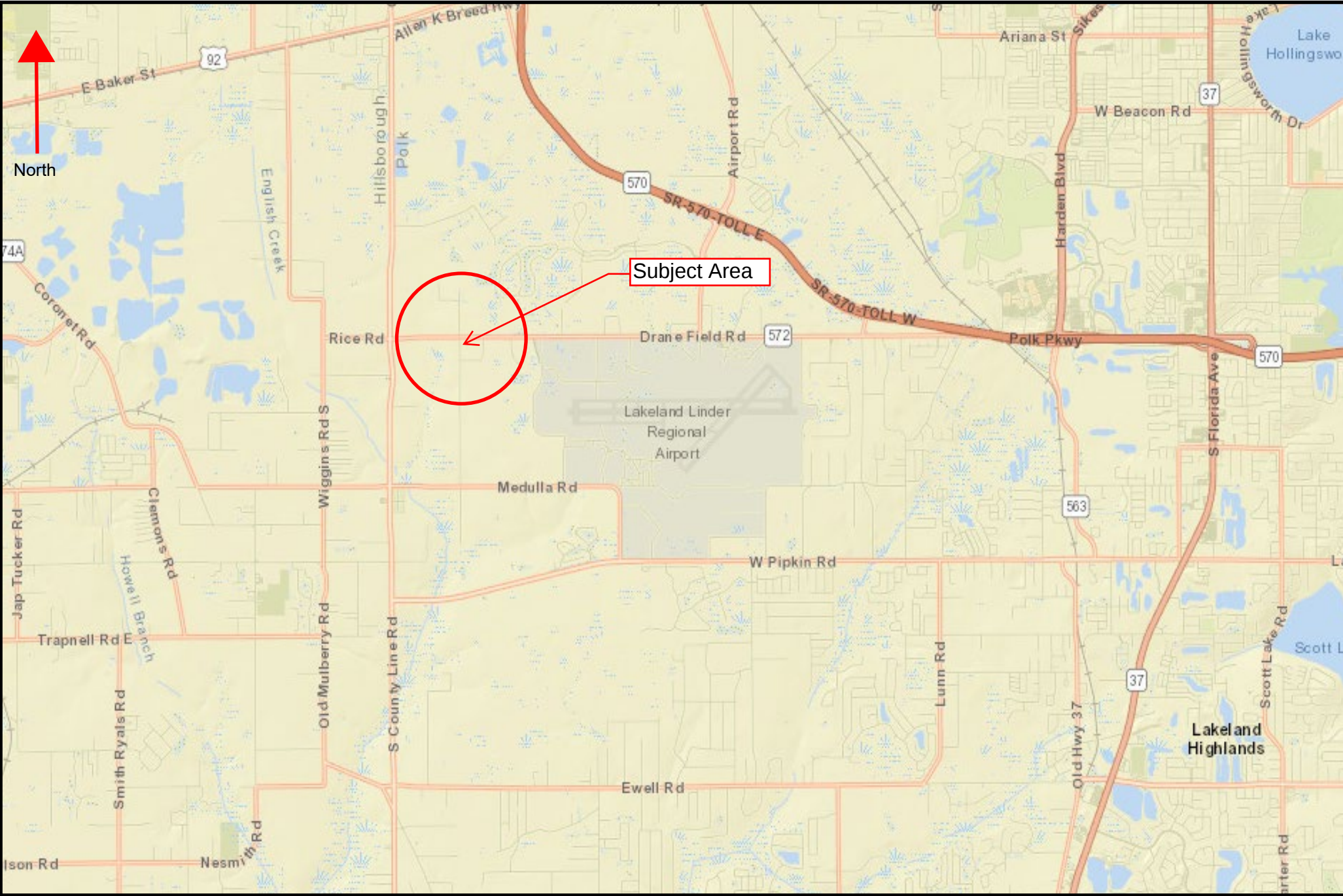
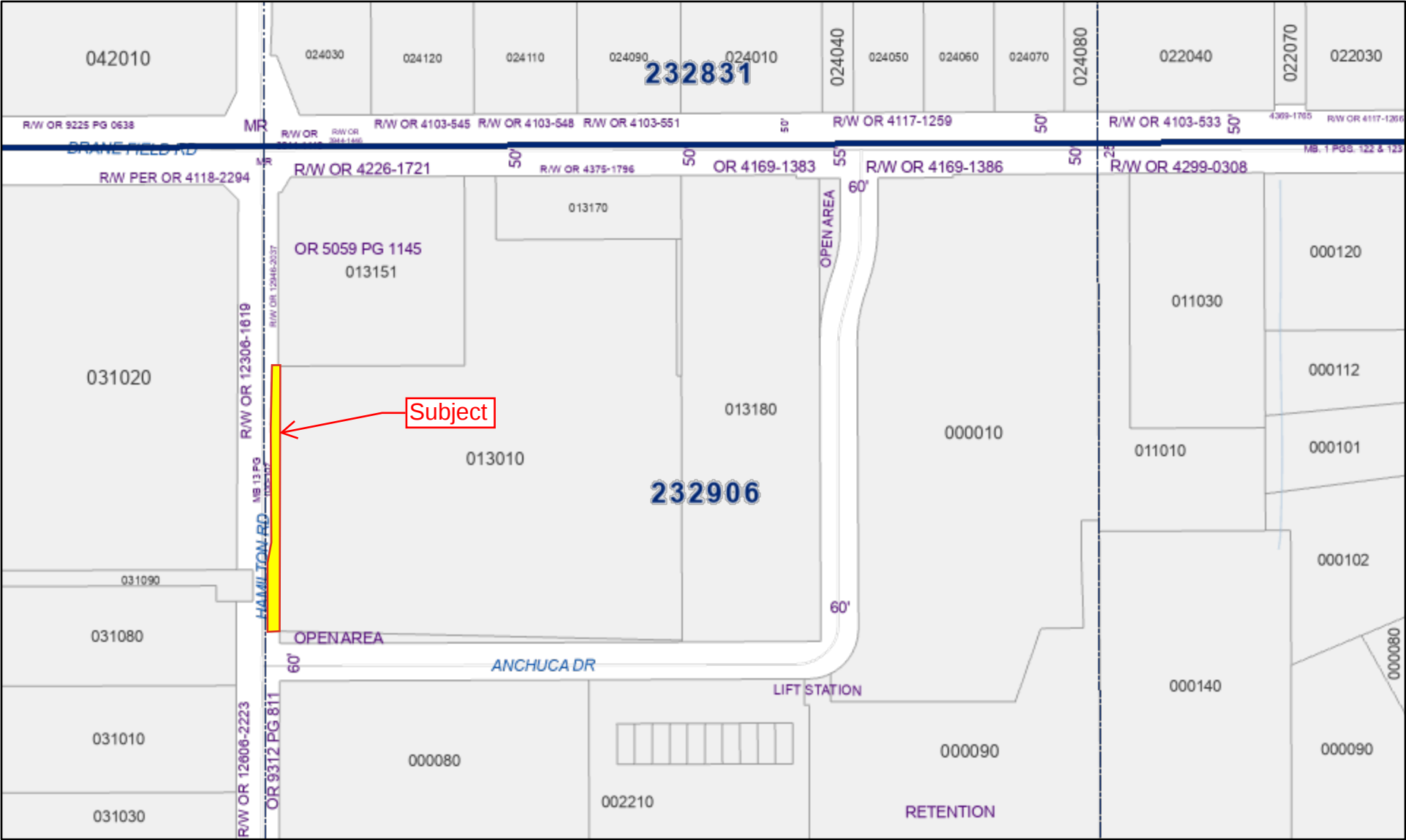


Section 06, Township 29 South, Range 23 East



Section 06, Township 29 South, Range 23 East

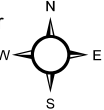


0 120 240 480 Feet

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
October 7, 2025



This Instrument prepared under the direction of:
R. Wade Allen, Director
Polk County Real Estate Services
P.O. Box 9005, Drawer RE-01
Bartow, Florida 33831-9005
By: Heather Fuentes
Hamilton Road Additional R/W

Parent Parcel ID No.: 232906-000000-013010

QUIT CLAIM DEED

THIS INDENTURE, made this 3rd day of October, 2025, between **RUTHVEN GREEN, LLC**, a Florida limited liability company, whose address is P.O. Box 2420, Lakeland, Florida 33806, Grantor, and **POLK COUNTY**, a political subdivision of the State of Florida, whose address is P.O. Box 988, Bartow, Florida 33831, Grantee.

(Wherever used herein the terms "Grantor" and "Grantee" may be singular or plural and/or natural or artificial, whenever the context so requires, and include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of business entities.)

WITNESSETH, that the Grantor, for and in consideration of the sum of One Dollar, to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, quit claim, and convey unto the Grantee, its successors and assigns all right, title, interest, claim, and demand which the Grantor has in and to the following described land, situate, lying and being in the County of Polk, State of Florida, to-wit:

SEE EXHIBIT "A"

TO HAVE AND TO HOLD THE SAME, together with all and singular the appurtenances thereto belonging or in anywise incident or appertaining, and all the estate, right, title, interest, and claim whatsoever of the said Grantor, in law or in equity to the only proper use, benefit, and behoove of the said Grantee, its successors and assigns forever.

[SIGNATURE PAGE FOLLOWS]

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Grantor has caused these presents to be duly executed in its name the date first above written.

Signed, Sealed and Delivered in the presence of:
(Signature of two witnesses required by Florida Law)

David A. Miller

Witness #1

David A. Miller

Print Name

225 E. Lemon St., Suite 300

Address Lakeland, FL 33801

Victoria Benson

Witness #2

Victoria Benson

Print Name

225 E. Lemon St., Suite 300

Address Lakeland, FL 33801

RUTHVEN GREEN, LLC, a Florida
limited liability company

By: **THE RUTHVENS, INC.**, a Florida
corporation, its Manager

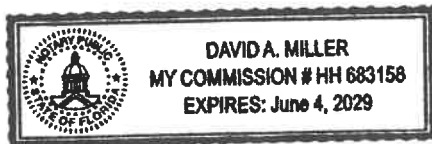
By: Brandon T. Clark
Brandon T. Clark, President

STATE OF FLORIDA

COUNTY OF POLK

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 3rd day of October, 2025, by Brandon T. Clark, as President of The Ruthvens, Inc., a Florida corporation, which is the Manager of Ruthven Green, LLC, a Florida limited liability company, on behalf of the company, who ☒ is personally known to me or ☐ has produced _____ as identification.

(AFFIX NOTARY SEAL)



David A. Miller
Notary Public

Printed Name of Notary

Commission Number and Expiration Date

*DESCRIPTION*SURVEYOR'S NOTES:

- 1) This is not a boundary survey.
- 2) Bearings are based on the West line of the Northwest 1/4 of the Northeast 1/4 of Section 6, Township 29 South, Range 23 East, being assumed South 00°13'51" East.
- 3) See sheet 2 for sketch and legend.

DESCRIPTION:

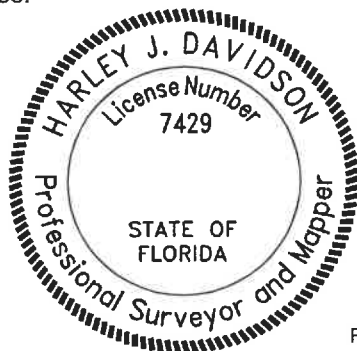
A parcel of land being a portion of the parcel described in Official Records Book 12550, Pages 273 through 276, Public Records of Polk County, Florida, located in the Northwest 1/4 of the Northeast 1/4 of Section 6, Township 29 South, Range 23 East, being more particularly described as follows:

COMMENCE at the Northwest corner of the Northeast 1/4 of said Section 6; thence South 00°13'51" East, along the West line of the Northeast 1/4, a distance of 771.05 feet; thence South 88°44'59" East along the Westerly extension of the North line of Tract "B" of RUTHVEN AIRPARK WEST, as depicted in Plat Book 162, Page 40 through 41, Public Records of Polk County, Florida, 2.30 feet to the intersection with the East maintained right-of-way line of Hamilton Road, as depicted in Map Book 13, Pages 100 through 107, Public Records of Polk County, Florida, also being the POINT OF BEGINNING; thence along said East maintained right-of-way line of Hamilton Road the following seven (7) courses; (1) thence North 00°20'06" East, 108.43 feet; (2) thence North 06°27'56" East, 32.34 feet; (3) thence North 01°14'11" East, 71.19 feet; (4) thence North 00°04'19" East, 77.95 feet; (5) thence North 02°23'17" West, 41.70 feet; (6) thence North 01°34'21" East, 50.28 feet; (7) thence North 01°41'47" East, 39.54 feet; thence North 89°43'27" East, 11.25 feet to the intersection with a line being 21.97 feet east of and parallel with said West line of the Northeast 1/4; thence South 00°13'51" East, along said parallel line, 421.63 feet to the Northwest corner of said Tract "B"; thence North 88°44'59" West, along said Westerly projection of the North line of Tract "B", 19.68 feet to the POINT OF BEGINNING.

Said Parcel containing 6,305 square feet, more or less.

CERTIFICATION:

I hereby certify that this Description with Sketch was made under my direction and was made in accordance with Standards of Practice adopted by the State of Florida Department of Agriculture and Consumer Services, Board of Professional Surveyors and Mappers, Chapter 5J-17 of the Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.



Harley J Davidson

Digitally signed by Harley J Davidson
DN: cn=Harley J Davidson,
o=Chastain Skillman LLC, ou=CHASTAIN SKILLMAN LLC, c=US
Date: 2025.10.01 11:06:24-0400

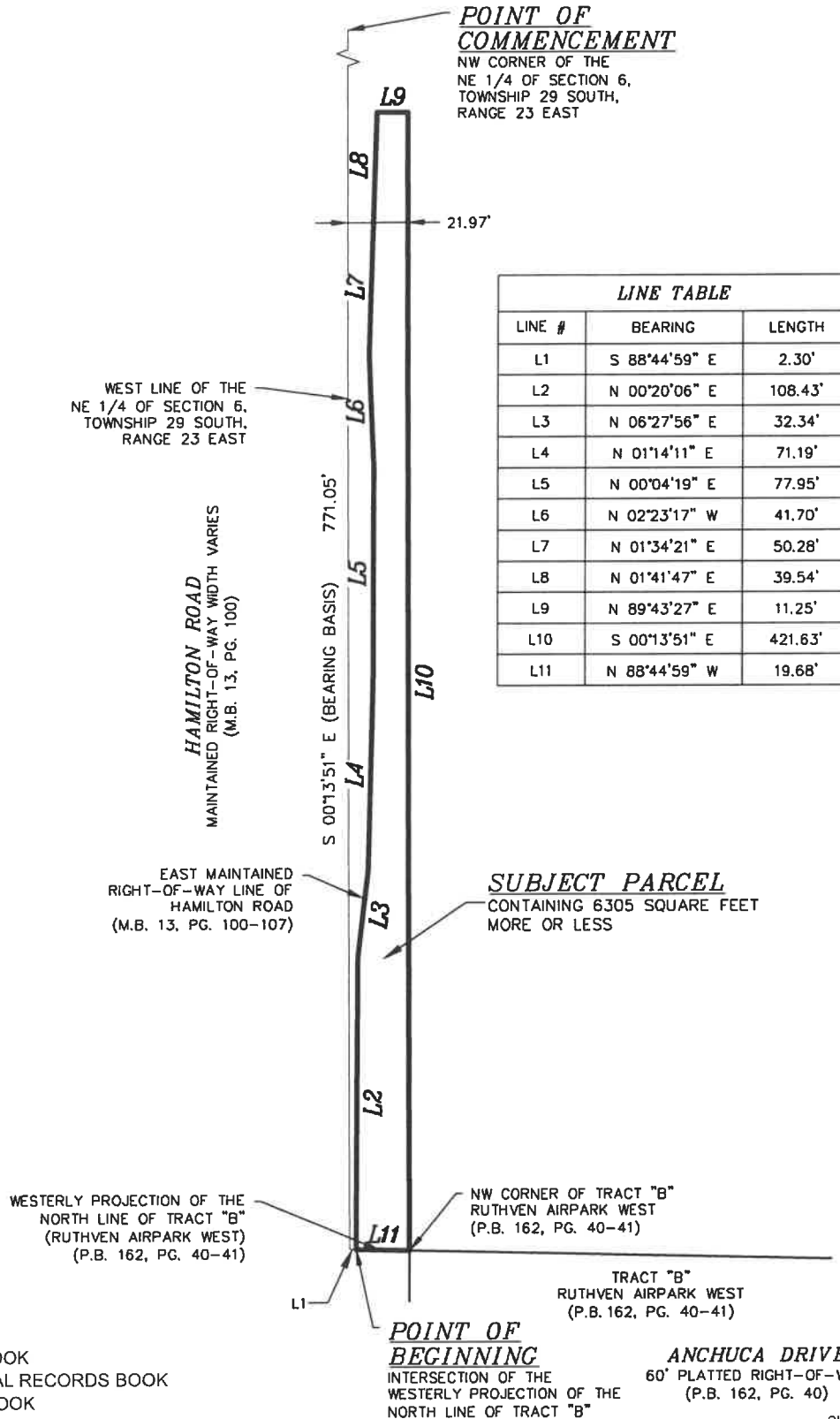
HARLEY J. DAVIDSON P.S.M.
FLORIDA REGISTRATION PSM 7429
HDAVIDSON@CHASTAINSKILLMAN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY THE ABOVE
SURVEYOR ON THE DATE ADJACENT TO SEAL. ANY SIGNATURE MUST BE
VERIFIED ON ANY ELECTRONIC COPIES. PRINTED COPIES OF THIS DOCUMENT
ARE NOT CONSIDERED VALID WITHOUT A RAISED SEAL.

SHEET 1 OF 2

PREPARED BY: CHASTAIN-SKILLMAN, LLC - 205 EAST ORANGE STREET SUITE #110 LAKELAND, FLORIDA 33801 - (888) 646-1402 - LB 262			7171.91-COUNTY
DRAWN BY: H. DAVIDSON	FIELD BOOK: N/A PAGE: N/A	DATE: 10/01/2025	SHEET NO. V-01

DESCRIPTION SKETCH



SCALE 1" = 60'

LEGEND:

M.B. = MAP BOOK
O.R. = OFFICIAL RECORDS BOOK
P.B. = PLAT BOOK
P.G. = PAGE

SHEET 2 OF 2

SEE SHEET 1 OF 2 FOR
DESCRIPTION, CERTIFICATION,
SURVEYOR'S NOTES, SURVEYOR'S
SIGNATURE AND SEAL.

PREPARED BY: CHASTAIN-SKILLMAN, LLC - 205 EAST ORANGE STREET SUITE #110
LAKELAND, FLORIDA 33801 - (888) 646-1402 - LB 262

7171.91-COUNTY

DRAWN BY: H. DAVIDSON

FIELD BOOK: N/A PAGE: N/A

DATE: 10/01/2025

SHEET NO. V-02