

Rec 10.30
Doc EXEMPT
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Pages: 643 - 644
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J. M. OXLEY JR
CLERK OF CIRCUIT COURT
NASSAU COUNTY, FLORIDA
RECORDING \$ 9.00
TRUST FUND \$ 1.50

Quit - Claim Deed

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PART OF PIN# 29-2N-28-0000-0003-0000

PROJECT: Frank Ward Road
NASSAU COUNTY, FLORIDA

This INDENTURE, made this 12th day of December, 2001, between EAGLE DEVELOPMENT OF FERNANDINA BEACH, INC., whose mailing address is POST OFFICE BOX 15388, FERNANDINA BEACH, FLORIDA 32035 as parties of the first part and NASSAU COUNTY, as part of the second part.

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of One Dollar and other valuable considerations, paid, receipt of which is hereby acknowledged, do hereby grant, bargain, sell, and convey unto the party of the second part, its successors and assigns, the following described land, situate, lying and being in the County of Nassau, State of Florida, to wit:

The part of: ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, SYING AND BEING IN THE COUNTY OF NASSAU AND STATE OF FLORIDA AND BIENG FURTHER DESCRIBED IN OFFICIAL RECORDS BOOK 989, PAGES 1107 & 1108 OF THE PUBLIC RECORDDS OF NASSAU COUNTY, FLORIDA.

Lying within: ATTACHMENT "A"

TO HAVE AND TO HOLD THE SAME, together with all and singular the appurtenances thereto belonging or in anywise incident or appertaining, forever.

IN WITNESS WHEREOF, said parties of the first part have hereunto set their hands and seals the date first above written.

Signed, sealed, and delivered in the presence of:
WITNESS Michael S. Wall
Print Name: MICHAEL WALLACE
WITNESS Patty Wiggins
Print Name: Patty Wiggins

[Signature] (SEAL)
EAGLE DEVELOPMENT OF FERNANDINA BEACH, INC.

STATE OF Florida
COUNTY OF Nassau

The foregoing instrument was acknowledged before me this 12th day of December, 2001, by EAGLE DEVELOPMENT OF FERNANDINA BEACH, INC. who is personally known to me or who have produced N/A as identification and who (did, did not) take an oath.

This document prepared by:
NASSAU COUNTY PUBLIC WORKS DEPARTMENT
2290 STATE ROAD 200
FERNANDINA BEACH, FLORIDA 32034

Robyn Lynn Mobley
Notary Public, State and County Aforesaid
Robyn Lynn Mobley
Name (TYPED OR PRINTED OR STAMPED)

Serial # or Commission # _____
My Commission Expires: _____



ROBYN LYNN MOBLEY
Notary Public, State of Florida
My comm. expires Feb. 8, 2002
Comm. No. CC 714247

SKETCH OF DESCRIPTION

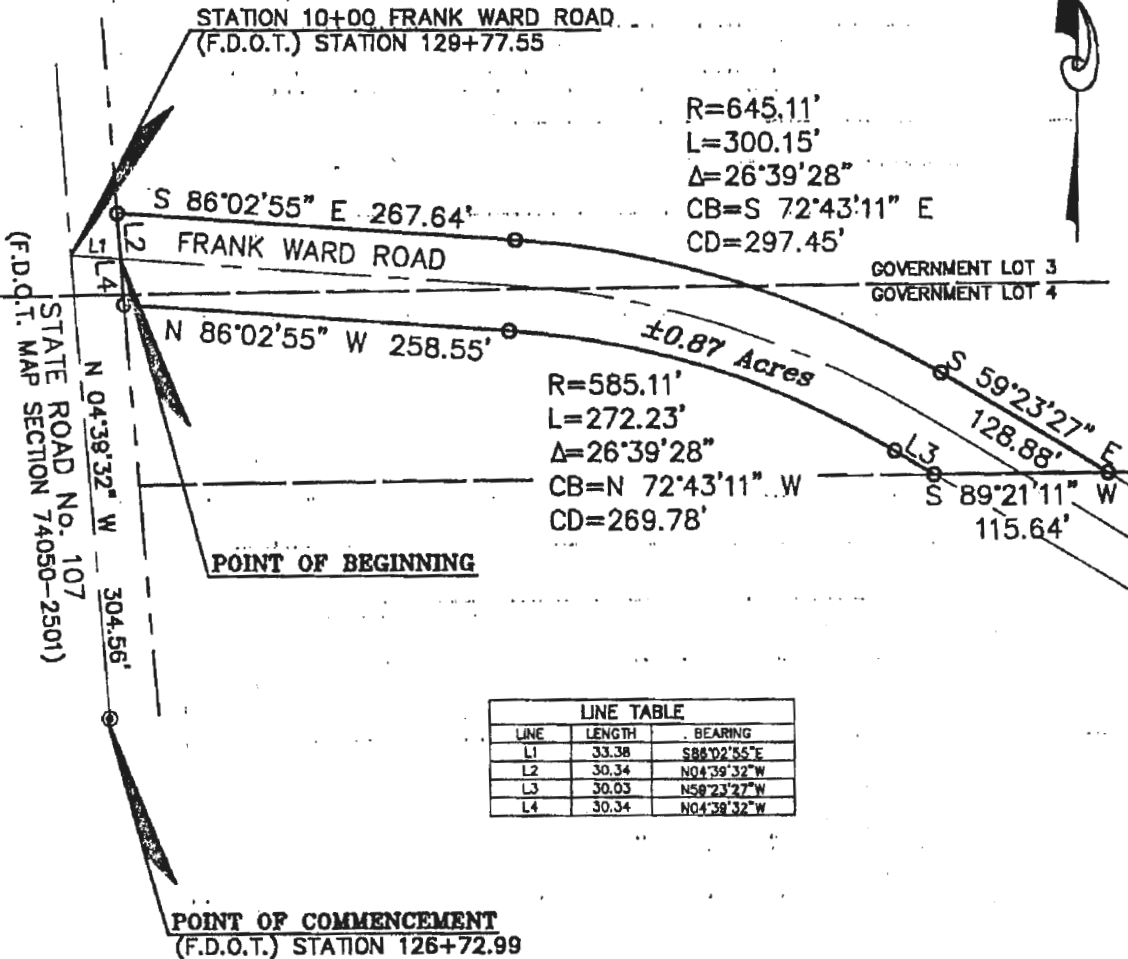
LEGAL DESCRIPTION: (FRANK WARD ROAD RIGHT-OF-WAY)
(P.I.N. 29-2N-28-0000-0003-0000)

ALL THAT CERTAIN PIECE PARCEL OR TRACT OF LAND LYING IN AND BEING A PORTION OF GOVERNMENT LOT 3, SECTION 29, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A BRASS DISK MARKING STATION 126+72.99, AS SHOWN ON RIGHT-OF-WAY MAP FOR COUNTY ROAD No. 107, AS RECORDED IN ROAD PLAT BOOK 6, PAGES 85 THROUGH 84, PUBLIC RECORDS OF SAID NASSAU COUNTY; THENCE NORTH 04°39'32" WEST, ALONG THE CENTERLINE OF SAID COUNTY ROAD No. 107, A DISTANCE OF 304.56 FEET TO THE INTERSECTION OF THE CENTERLINE OF FRANK WARD ROAD (A PROPOSED 60-FOOT RIGHT-OF-WAY, CURRENTLY A VARIABLE WIDTH, COUNTY MAINTAINED DIRT ROAD); THENCE SOUTH 86°02'55" EAST, ALONG THE CENTERLINE OF SAID FRANK WARD ROAD, A DISTANCE OF 33.38 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SAID COUNTY ROAD 107 AND THE POINT OF BEGINNING; THENCE NORTH 04°39'32" WEST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 30.34 FEET; THENCE SOUTH 86°02'55" EAST, A DISTANCE OF 267.84 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 645.11 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 26°39'28", A DISTANCE OF 300.15 FEET (CHORD BEARING AND DISTANCE SOUTH 72°43'11" EAST, 297.45 FEET); THENCE SOUTH 59°23'27" EAST, A DISTANCE OF 128.88 FEET; THENCE SOUTH 89°21'11" WEST, A DISTANCE OF 115.64 FEET; THENCE NORTH 59°23'27" WEST, A DISTANCE OF 30.03 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 585.11 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 26°39'28", A DISTANCE OF 272.23 FEET (CHORD BEARING AND DISTANCE NORTH 72°43'11" WEST, 269.78 FEET); THENCE NORTH 86°02'55" WEST, A DISTANCE OF 258.55 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SAID COUNTY ROAD No. 107; THENCE NORTH 04°39'32" WEST, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 30.34 FEET TO THE POINT OF BEGINNING, CONTAINING 0.87 ACRES, MORE OR LESS.

PREPARED FOR:
NASSAU COUNTY DEPARTMENT OF PUBLIC WORKS

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LINE TABLE		
LINE	LENGTH	BEARING
L1	33.38	S86°02'55\"E
L2	30.34	N04°39'32\"W
L3	30.03	S59°23'27\"W
L4	30.34	N04°39'32\"W

THIS DOES NOT PURPORT TO BE A BOUNDARY SURVEY

Stephen W. Hoffman

STEPHEN W. HOFFMAN, P.S.M.
FLORIDA REGISTERED SURVEYOR AND
MAPPER CERTIFICATE No. 5774

**Older Isle
Surveying & Mapping Company**

OLDE ISLE SURVEYING & MAPPING COMPANY
493 North U.S. Highway 17, Suite 2, Yulee FL 32097
(904) 228-0887 FAX (904) 848-0458
CERTIFICATE OF AUTHORIZATION NUMBER LB 8758

SCALE 1"=100'
DATE 11/26/01
DWN BY: SWH
CKD BY: SH
JOB NO. 97110
F.S. NO. N/A
PAGE NO. N/A