

Ret to name

Doc# 200109022
Book: 978
Pages: 300 - 302
Filed & Recorded
03/29/2001 08:55:12 AM
J. M. OXLEY JR
CLERK OF CIRCUIT COURT
NASSAU COUNTY, FLORIDA
DEED REC STAMP \$ 0.70
RECORDING \$ 13.00
TAX \$ 2.00

Quit - Claim Deed

doc 70
B.P.

PART OF PIN# 43-2N-28-0000-0001-0050

PROJECT: Frank Ward
NASSAU COUNTY, FLORIDA

This INDENTURE, made this 12th day of March, 2001, between MARVIN P. JENKINS L/E, whose mailing address is 4049 FRANK WARD ROAD FERNANDINA BEACH, FLORIDA 32034 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, LYING AND BEING IN THE COUNTY OF NASSAU AND STATE OF FLORIDA AND BEING FURTHER DESCRIBED IN OFFICIAL RECORDS BOOK 317, PAGE 103 OF THE PUBLIC RECORDS 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 Laura Stevens
Print Name: Laura Stevens

Marvin P. Jenkins (SEAL)
MARVIN P. JENKINS L/E

WITNESS Mary P. Wood
Print Name: Mary P. Wood

WITNESS Laura Stevens
Print Name: Laura Stevens

Laura Stevens (SEAL)

WITNESS Mary P. Wood
Print Name: Mary P. Wood

STATE OF Florida
COUNTY OF Nassau

The foregoing instrument was acknowledged before me this 12th day of March, 2001, by MARVIN P. JENKINS L/E who are personally known to me or who have produced _____ 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

Marisha D. Stevenson
Notary Public, State of Florida
MARISHA D. STEVENSON
Notary Public, State of Florida
Comm. No. CC 920403
Serial # or Commission # CC 920403
My Commission Expires:



Michael A. Manzie, P.L.S. • Stephen W. Hoffman, P.S.M. • Jeanette C. Hoffman, Office Manager

LEGAL DESCRIPTION: (FRANK WARD ROAD RIGHT-OF-WAY)
(P.I.N. 43-2N-28-0000-0001-0050)

THAT PORTION OF THE FOLLOWING DESCRIBED PARCEL OF LAND, 60 FEET IN WIDTH, LYING AND BEING WITHIN LANDS CONVEYED IN OFFICIAL RECORD BOOK 332, PAGE 543, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA, ALSO BEING IDENTIFIED BY THE PROPERTY APPRAISER OF NASSAU COUNTY, FLORIDA, AS PARCEL (43-2N-28-0000-0001-0050).

A 60.00 FOOT WIDE STRIP OF LAND, FOR RIGHT-OF-WAY PURPOSES, LYING 30.00 FEET ON EACH SIDE, WHEN MEASURED AT RIGHT ANGLES TO, THE FOLLOWING DESCRIBED CENTERLINE:

BEING A PORTION OF SECTIONS 29, 28 & 43, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT POINT OF CURVATURE 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 94, PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA; THENCE NORTH $04^{\circ}39'32''$ WEST, ALONG THE CENTERLINE OF SAID COUNTY ROAD NO. 107, A DISTANCE OF 304.56 FEET TO THE INTERSECTION OF FRANK WARD ROAD (A PROPOSED 60 FOOT RIGHT-OF-WAY, CURRENTLY A VARIABLE WIDTH, COUNTY MAINTAINED DIRT ROAD AND THE POINT OF BEGINNING; THENCE ALONG SAID CENTERLINE OF FRANK WARD ROAD, SOUTH $86^{\circ}02'55''$ EAST, 296.52 FEET TO THE POINT OF CURVATURE, OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 615.11 FEET, A CENTRAL ANGLE OF $27^{\circ}24'32''$ AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH $72^{\circ}20'39''$ EAST, 291.46 FEET; THENCE SOUTHEASTERLY AROUND SAID CURVE TO THE RIGHT, AN ARC DISTANCE OF 294.26 FEET TO ITS POINT OF TANGENCY; THENCE SOUTH $58^{\circ}38'23''$ EAST, 819.70 FEET TO THE POINT OF CURVATURE, OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 2956.05 FEET, A CENTRAL ANGLE OF $16^{\circ}21'47''$ AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH $50^{\circ}27'29''$ EAST, 841.35 FEET; THENCE SOUTHEASTERLY AROUND SAID CURVE TO THE RIGHT, AN ARC DISTANCE OF 844.21 FEET TO THE TERMINUS POINT OF THIS DESCRIPTION.

Michael A. Manzie, P.L.S.
Florida Registration No. 4069

SHEET 1 OF 2 (SEE ATTACHED "EXHIBIT A")

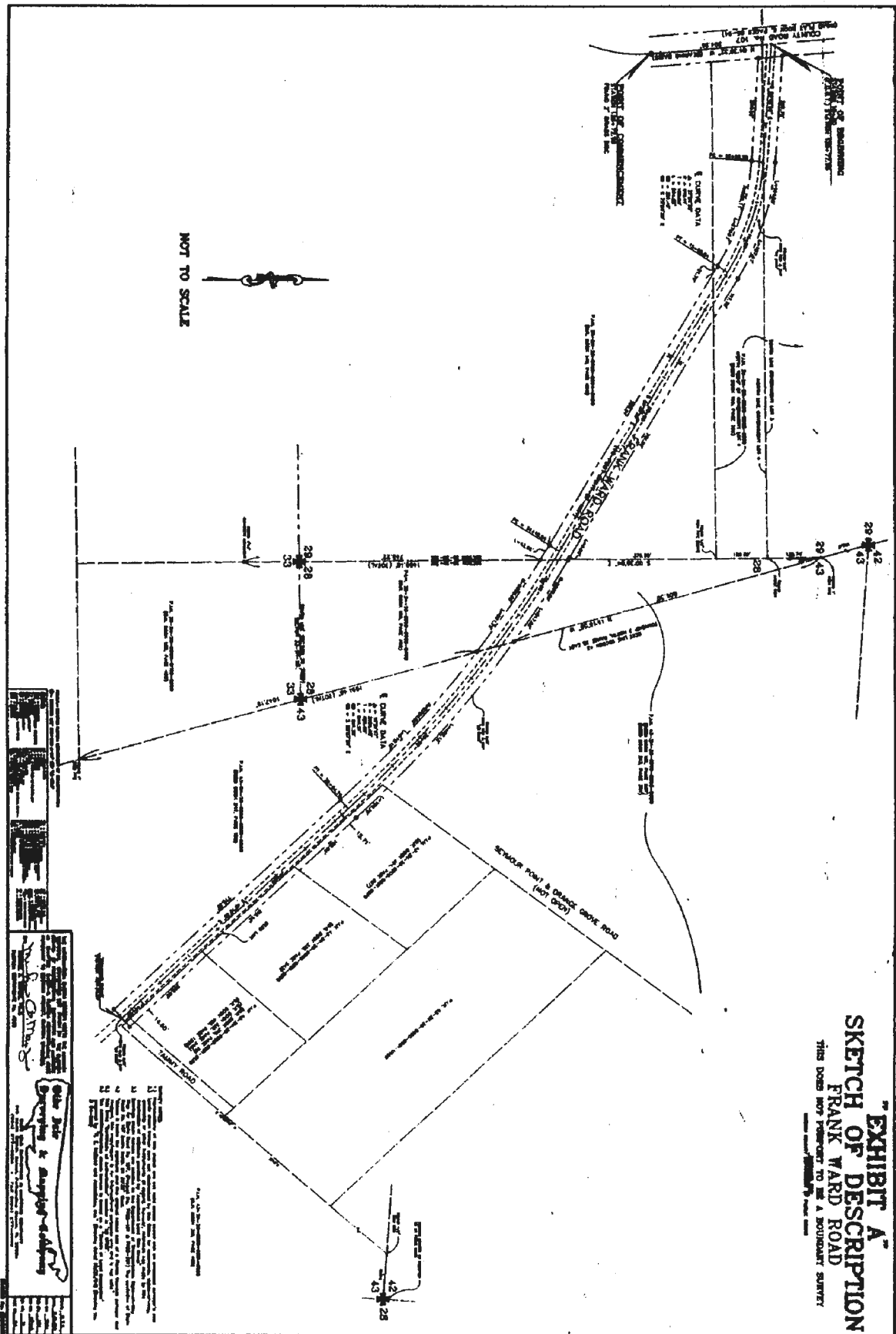


EXHIBIT A
SKETCH OF DESCRIPTION
FRANK WARD ROAD
 THIS DOES NOT PURPORT TO BE A BOUNDARY SURVEY

Surveyed by
 J. P. O'Connell
 State of Ohio
 Surveyor
 No. 10,000

1. The line of the road is shown as a double line with a center line. The road is shown as a thoroughfare with various easements and encroachments. The sketch is annotated with numerous bearings and distances, such as 'S 89° 43' 00\"/>