

INSTR # 200342603
OR BK 01190 PGS 1123-1246
RECORDED 11/24/2003 10:57:50 AM
J. M. OXLEY JR
CLERK OF CIRCUIT COURT
NASSAU COUNTY, FLORIDA
RECORDING FEES 559.50

RESOLUTION NO. 2003-141 RECORDING FEES 559.50

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF NASSAU COUNTY, FLORIDA, RELATING TO THE CONSTRUCTION AND FUNDING OF ROAD IMPROVEMENTS; CREATING THE AMELIA CONCOURSE ASSESSMENT AREA ASSESSMENT AREA; AMENDING AND CONFIRMING THE INITIAL ASSESSMENT RESOLUTION; ESTABLISHING THE MAXIMUM ANNUAL ASSESSMENT FOR EACH TAX **IMPOSING ASSESSMENTS** PARCEL: **AGAINST** PROPERTY WITHIN THE AMELIA CONCOURSE ASSESSMENT AREA; APPROVING THE ASSESSMENT ROLL; PROVIDING FOR COLLECTION OF THE ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of County Commissioners (the "Board") of Nassau County, Florida, enacted Ordinance No. 2000-37 (the "Ordinance"), to provide for the creation of Assessment Areas (as described thereunder) and authorize the imposition of special assessments to fund (1) the construction of Local Improvements (as defined in the Ordinance) to benefit property located in proposed Assessment Areas, and (2) the cost of maintaining such Local Improvements; and

WHEREAS, on August 11, 2003, the Board adopted Resolution No. 2003-109, the Initial Assessment Resolution, proposing creation of the Assessment Area (as described therein) and describing the method of assessing the capital and maintenance cost of the Road Improvements (as therein defined) against the real property that will be specially benefitted thereby, and directing preparation of the tentative Improvement Assessment Roll,

Maintenance Assessment Roll (collectively, the "Assessment Rolls") and provision of the notices required by the Ordinance; and

WHEREAS, pursuant to the provisions of the Ordinance, the Board is required to confirm or repeal the Initial Assessment Resolution, with such amendments as the Board deems appropriate, after hearing comments and receiving objections of all interested parties; and

WHEREAS, the Assessment Rolls have heretofore been filed with the office of the Assessment Coordinator, as required by the Initial Assessment Resolution and the Ordinance; and

WHEREAS, as required by the terms of the Initial Assessment Resolution and the Ordinance, notice of a public hearing has been published and mailed to each property owner proposed to be assessed notifying such property owner of the opportunity to be heard; the affidavit of mailing and proof of publication are attached hereto as Appendices C and D respectively; and

WHEREAS, the original public hearing scheduled for October 27, 2003, was continued to a time certain on November 10, 2003 due to certain issues raised by property owners in the Assessment Area relating to the Project Cost; and

WHEREAS, a public hearing has been duly held and comments and objections of all interested person have been heard and considered as required by the terms of the Ordinance.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF NASSAU COUNTY, FLORIDA, AS FOLLOWS:

SECTION 1. AUTHORITY. This Resolution is adopted pursuant to the Ordinance, Chapter 125, Florida Statutes, and other applicable provisions of law.

SECTION 2. DEFINITIONS. This Resolution is the Final Assessment Resolution as defined in the Initial Assessment Resolution. All capitalized terms in this Resolution shall have the meanings defined in the Ordinance and the Initial Assessment Resolution.

SECTION 3. AMENDMENT TO INITIAL ASSESSMENT RESOLUTION. The Initial Assessment Resolution is hereby amended as follows:

- (A) Since adoption of the Initial Assessment Resolution, there have been some minor modifications to the rounding formula which forms part of the assessment methodology. Accordingly, Section 3.02(C) of the Initial Assessment Resolution is hereby amended and restated as follows:
 - "(C) <u>NONRESIDENTIAL</u>. A specific assessment will be computed for each potential parcel of nonresidential property based upon its size and intended use and the number of vehicle trips it will generate relative to a Single-Family Residential Unit, expressed in ERUs. The Vehicle Trip Concurrency Ordinance indicates the following development activity and related trip generation data:

 General Office (<50,000 s.f.)</td>
 15.59

 General Commercial (<100,000 s.f.)</td>
 87.30

 General Commercial (100,000 - 199,000 s.f.)
 58.98

 Golf Course
 5.04 t

15.59 trips per day/1,000 s.f. 87.30 trips per day/1,000 s.f. 58.98 trips per day/1,000 s.f. 5.04 trips per day/43,560 s.f. (acre)

The above trip data was applied to the one ERU value of 9.57 trips per day to derive the following ERUs per 1,000 s.f. which were assigned to the Subareas:

 General Office (<50,000 s.f.)</td>
 1.63 ERUs per 1,000 s.f.

 General Commercial (<100,000 s.f.)</td>
 9.12 ERUs per 1,000 s.f.

 General Commercial (100,000 - 199,000 s.f.)
 6.16 ERUs per 1,000 s.f.

 Golf Course
 0.53 ERUs per 43,560 s.f. (acre)"

(B) Since adoption of the Initial Assessment Resolution, several property owners have indicated modifications to the planned development of their respective properties. In addition, two parcels which were designated Parcels H and D, respectively, in the Initial Assessment Resolution were removed for the reasons stated below. Accordingly, Section 3.03 of the Initial Assessment Resolution is hereby amended and restated as follows:

"SECTION 3.03. ESTABLISHMENT OF SUBAREAS AND ASSIGNMENT OF ERUS WITHIN THE ASSESSMENT AREA. The following Subareas and resulting ERU assignments are hereby established in the Assessment Area based on the current ownership, land development plan and ERU determination in accordance with Section 3.02 hereof.

Parcel A (Amelia National Enterprise, LLC). This parcel consists of approximately 876.40 acres and will yield 1,034.20 ERUs which are based on the following: 729.00 ERUs derived directly from Single-Family Residential Units; 13.20 ERUs derived directly from Multi-family Residential Units;

182.40 ERUs derived directly from 20,000 square feet of general commercial space; and 109.6 ERUs derived from the golf course and related clubhouse facilities. The legal description for this parcel is attached as Exhibit B to Appendix A hereto.

Parcel B (Lofton Pointe, Inc.). This parcel consists of approximately 16.00 acres and will yield 145.92 ERUs which are derived directly from 16,000 square feet of general commercial space. The legal description for this parcel is attached as Exhibit C to Appendix A hereto.

<u>Parcel C (CoppenBarger Homes, Inc.)</u>. This parcel consists of approximately 65.36 acres and will yield 105.00 ERUs which are derived directly from Single-Family Residential Units. The legal description for this parcel is attached as Exhibit D to Appendix A hereto.

<u>Parcel D (Peters James D. & Shirley)</u>. This parcel will yield 0 ERUs since this parcel contributed rights-of-way necessary for construction of the Road Improvements the value of which is greater than costs attributable to the potential vehicle trips generated by this parcel.

Parcel E (Amelia Concourse Development, LLC). This parcel consists of approximately 52.00 acres and will yield 106.00 ERUs which are derived directly from Single-Family Residential Units. The legal description for this parcel is attached as Exhibit F to Appendix A hereto.

Parcel F (Nassau County, Florida). This and other County-owned parcels in the area consist of approximately 18 acres and will yield 0 ERUs since they will be used for a regional parks, utility service and other public uses. Pursuant to Section 3.02(D) hereof, the County intends to contribute rights-of-ways necessary for construction of the Road Improvements the value of which is greater than the costs attributable to the potential vehicle trips generated by these parcels and vehicle trips generated by drivers outside of the Assessment Area using the Road Improvements as a collector road and mandated emergency evacuation route.

Parcel G (Seda Construction). This parcel consists of approximately 120.00 acres and will yield 210.00 ERUs which are derived directly from Single-Family Residential Units. The legal description for this parcel is attached as Exhibit G to Appendix A hereto.

Parcel H (North Hampton, LLC). This and other parcels in the area owned by North Hampton, LLC will yield 0 ERUs since these parcels already have access to A1A via a network of previously built roadways. Any use of the Road Improvements by the property owners of these parcels would be merely incidental and accordingly, they will not derive a special benefit from construction of such Road Improvements.

Parcel I (Rayland, LLC). This parcel consists of approximately 655.00 acres and will yield 1,220.60 ERUs which are based on the following: 749.00 ERUs derived directly from Single-Family Residential Units; 198.00 ERUs derived directly from Multi-family Residential Units; and 273.60 ERUs derived directly from 30,000 square feet of general commercial space. The legal description for this parcel is attached as Exhibit I to Appendix A hereto.

Parcel J (Marino). This parcel consists of approximately 73.57 acres and will yield 149.00 ERUs which are derived directly from Single-Family Residential Units. The legal description for this parcel is attached as Exhibit J to Appendix A hereto.

Parcel K (Rayland, LLC). This parcel consists of approximately 62.40 acres and will yield 716.00 ERUs which are based on the following: 100.00 ERUs derived directly from Single-Family Residential Units; and 616.00 ERUs derived from approximately 100,000 square feet of general commercial space. The legal description for this parcel is attached as Exhibit K to Appendix A hereto.

Parcel L (Rayland, LLC). This parcel consists of approximately 199.83 acres and will yield 500.00 ERUs which are derived directly from Single-Family Residential Units. The legal description for this parcel is attached as Exhibit L to Appendix A hereto.

- (C) Since adoption of the Initial Assessment Resolution, the County has decided to contribute rights-of-ways necessary for construction of the Road Improvements in lieu of a monetary contribution. Accordingly, the following changes are necessary:
 - (1) Section 1.03(K) of the Initial Assessment Resolution is hereby amended and restated as follows:
 - "(K) Government Property (e.g. parks, utility parcels and other public uses) will not be assessed. Instead, the County is contributing rights-of-ways necessary for construction of the Road Improvements the value of which is greater than the costs attributable to the potential vehicle trips generated by such parcels and vehicle trips generated by drivers outside of the Assessment Area using the Road Improvements as a collector road and mandated emergency evacuation route."
 - (2) Section 3.02(D) of the Initial Assessment Resolution is hereby amended and restated as follows:
 - "(D) GOVERNMENTAL PROPERTY. Government Property will not be assigned any ERUs and is excluded from the Assessment Area. The County is contributing rights-of-way necessary for construction of the Road Improvements. The County contribution is equal to or greater than the costs attributable to the

potential vehicle trips generated by Government Property and vehicle trips generated by drivers outside of the Assessment Area using the Road Improvements as a collector road and mandated emergency evacuation route."

- (3) Section 4.01(A) of the Initial Assessment Resolution is hereby amended and restated as follows:
 - "(A) The estimated Capital Cost for the Road Improvements is \$7,393,355.00. The Project Cost of the Road Improvements will be funded through the imposition of Improvement Assessments against property located in the Assessment Area in the manner set forth in Article IV hereof."
- (D) Since adoption of the Initial Assessment Resolution, the County has sought and received additional information regarding the special benefit derived from construction and maintenance of the Road Improvements. Accordingly, additional findings are necessary and Section 1.03 of the Initial Assessment Resolution is hereby amended to include the following two findings:

"By allowing development to occur in the Assessment Area and providing access to the property for construction, the Road Improvements will provide a special benefit to such property different in nature than the general benefit derived by other developed property in the immediate geographical area."

"The Road Improvements include certain improvements that would not otherwise be constructed on a standard County road (i.e. improved lighting, median improvements, etc.). In order to maintain such improvements, the Maintenance Assessment will be imposed against property in the Assessment Area. The County would not otherwise accept the Road Improvements unless the maintenance for those improvements (i.e. improved lighting, median improvements, etc.) was provided for by the Maintenance Assessments. Accordingly, the Maintenance Assessments are necessary for the Road Improvements to be dedicated to the public and accepted by the County."

SECTION 4. CREATION OF AMELIA CONCOURSE ASSESSMENT AREA. The Assessment Area is hereby created to include the property specifically identified in Exhibits B through L contained in Appendix A hereto. An overall map of the Assessment Area is attached hereto as Exhibit A to Appendix A. The Assessment Area is created for the purpose of improving the use and enjoyment of property by funding the construction of Road Improvements to improve access to property location therein.

SECTION 5. CONFIRMATION OF INITIAL ASSESSMENT RESOLUTION; ACKNOWLEDGMENTS.

(A) The Initial Assessment Resolution, as modified by Section 3 hereof, is hereby ratified and confirmed.

(B) The property owners relating to approximately 100% of the ERUs in the Assessment Area have each signed an acknowledgment form which states (1) they agree with the methodology described in the Initial Assessment Resolution, as amended hereby, and (2) they agree with the ERUs assigned to their Tax Parcel. The acknowledgments are attached as Appendix B hereto.

Rolls, copies of which are attached hereto as Appendix E, are hereby approved.

SECTION 7. IMPROVEMENT AND MAINTENANCE ASSESSMENTS.

- (A) The Tax Parcels described in the Improvement Assessment Roll are hereby found to be specially benefitted by construction of the Road Improvements in the amount of the maximum annual Improvement Assessment set forth in the Improvement Assessment Roll. The methodology for computing annual Improvement Assessments described in the Initial Assessment Resolution is hereby approved. Annual Improvement Assessments computed in the manner described in the Initial Assessment Resolution are hereby levied and imposed on all Tax Parcels described in the Improvement Assessment Roll at a maximum annual rate of \$320.00 per ERU for a period of ten (10) years, commencing with the ad valorem tax bill to be mailed in November 2004.
- (B) The Tax Parcels described in the Maintenance Assessment Roll are hereby found to be specially benefitted by maintenance of the Road Improvements in the amount of the maximum annual Maintenance Assessment set forth in the Maintenance Assessment Roll.

The methodology for computing annual Maintenance Assessments described in the Initial Assessment Resolution is hereby approved. Annual Maintenance Assessments computed in the manner described in the Initial Assessment Resolution are hereby levied and imposed on all Tax Parcels described in the Maintenance Assessment Roll at a maximum annual rate of \$46.00 per ERU, commencing with the ad valorem tax bill to be mailed in November 2004.

- (C) Upon adoption of the Annual Assessment Resolution for each subsequent Fiscal Year:
 - (1) The annual Assessments shall constitute a lien against assessed property equal in rank and dignity with the liens of all state, county, district or municipal taxes and other non-ad valorem assessments. Except as otherwise provided by law, such lien shall be superior in dignity to all other liens, titles and claims, until paid. The lien shall be deemed perfected upon adoption by the Board of the Annual Assessment Resolution and shall attach to the property included on the Assessment Roll as of the prior January 1, the lien date for ad valorem taxes.
 - (2) As to any Tax Parcel that is acquired by a public entity through condemnation, negotiated sale or otherwise prior to adoption of the next Annual Assessment Resolution, the Adjusted Prepayment Amount shall constitute a lien against assessed property equal in rank and dignity with the liens of all state, county, district or municipal taxes and other non-ad valorem assessments. Except as otherwise provided by law, such lien shall be superior in dignity to all other liens,

titles and claims, until paid. The lien shall be deemed perfected upon adoption by the Board of the Annual Assessment Resolution and shall attach to the property included on the Assessment Roll upon adoption of the Annual Assessment Resolution.

be collected pursuant to the Uniform Assessment Collection Act. Upon adoption of the Annual Assessment Resolution for each Fiscal Year, the Assessment Coordinator shall cause the certification and delivery of the Assessment Rolls to the Tax Collector by September 15, in the manner prescribed by the Uniform Assessment Collection Act. The Assessment Rolls, as delivered to the Tax Collector, shall be accompanied by a Certificate of Non-Ad Valorem Assessment Roll in substantially the form attached hereto as Appendix F.

SECTION 9. EFFECT OF FINAL ASSESSMENT RESOLUTION. The adoption of this Final Assessment Resolution shall be the final adjudication of the issues presented herein and in the Initial Assessment Resolution (including, but not limited to, the method by which the Assessments will be computed, the Assessment Rolls, the maximum annual Improvement Assessment, the maximum annual Maintenance Assessment, the levy and lien of the Assessments and the terms for prepayment of the Improvement Assessments) unless proper steps are initiated in a court of competent jurisdiction to secure relief within twenty (20) days from the date of Board action on this Final Assessment Resolution.

SECTION 10. ASSESSMENT NOTICE AND PUBLIC ACCESS TO

ASSESSMENT ROLLS. The Assessment Coordinator is hereby directed to record this

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Resolution as notice of the Assessments in the Official Records Book in the office of the Nassau County Clerk of Courts. The preliminary Assessment Rolls and each annual Assessment Roll shall be retained by the Assessment Coordinator and shall be available for public inspection.

SECTION 11. EFFECTIVE DATE. This Resolution shall take effect immediately upon its adoption.

DULY ADOPTED this 10th day of November, 2003.

BOARD OF COUNTY COMMISSIONERS OF NASSAU COUNTY, FLORIDA

By:

Vickie Samus, Chairman

(SEAL) ATTEST:

J.M. "Chip" Øxlev. Jr., Clerk

APPROVED AS TO FORM BY THE NASSAU COUNTY, ATTORNEY

Michael S. Mulkin, County Attorney

APPENDIX A

MAP AND LEGAL DESCRIPTION OF AMELIA CONCOURSE ASSESSMENT AREA

EXHIBIT A - MAP DEPICTING ENTIRE PROPOSED ASSESSMENT AREA

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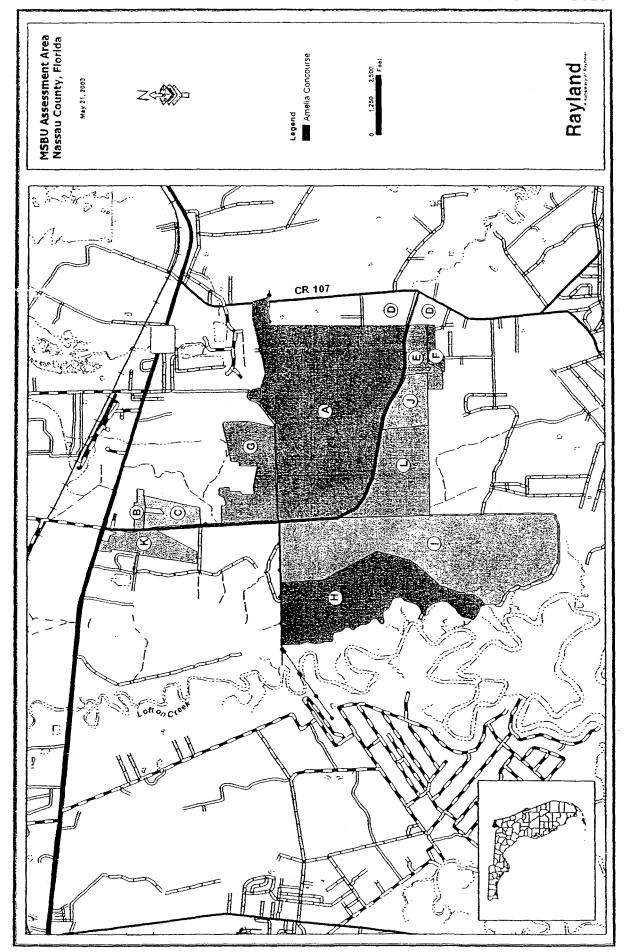


EXHIBIT B - LEGAL DESCRIPTION FOR PARCEL A (AMELIA NATIONAL ENTERPRISE, LLC)

EXHIBIT B

LEGAL DESCRIPTION:

ALL THAT CERTAIN TRACT OF PARCEL OF LAND BEING A PORTION OF GOVERNMENT LOT 1. SECTION 27, TOMISHIP 2 NORTH RANGE 28 ESST, AND A PORTION OF SECTIONS 26, 27, 27 AND 30, TOWNSHIP I HORTH, RANGE 28 EAST, MASSAU COURTS.
TOPICS AND SELIE MORE PARTICULARLY DESCRIBED 45 FOLLOWS: FOR A POINT OF SECRIMINE COMMENCE AT THE MUPLIFIED HELT CORNER OF GOVERNMENT LOT & SAID SECTION 17 AND RUN SOUTH OF-05"- IT EAST, ALONG THE WESTERL! LUTE OF SAID GOVERNMENT LOT 4. A DISTANCE OF 1319.50 FEET TO THE SOUTHINGS CORNER THEREOF, RUN THENCE SOUTH DO-05-JS EAST, ALONG-THE WESTERLY, LINE OF SAID EQUEENMENT LOT 1 AND GOVERNMENT LOT 2, SAID SECTION 29. A DISTANCE OF 1800 00 FEET TO A POHIT, RUN THENCE NORTH 66 -00 -00 WEST DEPARTNE FROM LAST HENTICHED WESTERLY LINE A DISTANCE OF 795.01 FEET TO A POINT, RUN THENCE NORTH 51-00-00" WEST, & DISTANCE OF 1800.32 FEET TO A POWIE RUN THENCE NORTH 84"-00"-00" WEST A DISTANCE OF ZOO TO FEET TO A POINT; MUN THENCE SOUTH OO"-OO"-OO" EAST, A DISTANCE OF 350.00 FEET TO A POINT, RUN THENCE MORTH BS'-00'-00" NEST, A DISTANCE OF 1050 DO FEET TO A POINT: RUN THENCE SOUTH 00'-00'-00' EAST. A DISTANCE OF 1642 43 FEET TO A POINT: RUN THENCE NORTH 80'-00'-00" WEST, A DISTANCE OF 2532.78 FEET TO A POINT OF CURVATURE RUN IN A NORTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE MORTHEASTERLY AND HAVING A RADIUS OF 1909.ES FEET, A CHORD DISTANCE OF BS9.25 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE BEARING OF THE NORTH ENTINED CURVE BEING HORTH 67-00'-00' WEST, RUN, THENCE NORTH 34"-DU"-DU" WEST, A DISTANCE OF SSOLE! FEET TO A POINT OF CURVATURE: RUN THENCE IN A
HORT THRESTERLY DIRECTION ALONG THE ARC OF A CUPVE, SAID CURVE FRING CONCAVE NOR THEASTERLY AND HAVING A RADIUS
OF \$54.93 FTET, A CHORD DISTANCE OF 837.23 FTET TO, THE POINT OF TANGENCY OF SAID CUPVE, THE BEARTHS OF THE
AFOREMENTIONED CURVE BEING KIRPIN 28"-OJ-GO" WEST, IRIN THENLE HORTH 32"-OJ-OO" WEST, A DISTANCE OF 1881.51 FEET TO A POINT OF CURVATURE RUN THENCE IN A MORTHERLY DIRECTION ALONG THE ARC OF A CURVE SAID CURVE BEING CONCAVE WESTERLY AND HAVING A RADIUS OF 5725.56 FEET, A CHORD DISTANCE OF 145.00 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE SEARING OF THE AFOREMENTIONED CHOSO BEING NORTH DZ-13'-30" WEST: RUN THENCE NORTH DI-27'-00" WEST. A DISTANCE OF 405.98 FEET TO A POINT ON THE NORTHERLY LINE OF THAT CERTAIN 25-FOOT MIDE WIGHT EASTHENT DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 164, PAGE 560; RUN THENCE THE FOLLOWING FOUR (4) EGURSES 4LONG LAST MENTIONED NORTHERLY EASEMENT LINE COURSE NO. 1 - NORTH 37-42'-42" EAST, A DISTANCE OF 1428.82 FEET TO AM ANGLE POINT; COURSE NO. 2 - NORTH 88"-40"-24" EAST, A DISTANCE OF ERD 40 FEET TO A SECOND ANGLE POINT; COURSE NO. 3 - NORTH BE'-09'-54" EAST, A DISTANCE OF 1419.45 FEET TO A THIRD ANGLE POINT; COURSE NO 4 - HORTH 99:-55-04" EAST, A DESTANCE OF 553.06 FEET TO A POINT; HUM THENCE MORTH 53'-00'-00' EAST, DEPARTING FROM SHID NORTHERLY EASEMENT LINE, A DISTANCE OF 813.04 FEET TO A POINT: RUN THENCE NORTH 37"-00"-00" EAST, A DISTANCE OF 354.32 FEET TO A POINT, RUN THENCE NORTH-00"-00"-00" WEST, A DISTANCE OF ZIJEZ FEET TO A POINT; RUN THENCE SOUTH BY-00'-00" EAST, A DISTANCE OF JIJES FEET TO A POINT ON THE WESTERLY LINE OF NASSAU LAKES SUBDIVISION PHASE 1-8 (ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5. PACES 72 AND 73 OF THE PUBLIC RECORDS OF SAID COUNTY; BUN THENCE THE FOLLOWING THREE (3) COURSES ALONG THE MESTERLY AND SOUTHERLY LINES OF EAG MASSAU LAKES SUBDINSION PHASE 1-8: COURSE NO. 1 - SOUTH 18'-08'-30" EAST, A DISTANCE OF 497.68 FEET TO AN ANGLE POINT: COURSE NO. 2 - SOUTH 68'-10'-20" EAST, A DISTANCE OF ESS. 25 FEET TO A SECOND ANGLE POINT: COURSE NO. 3 - MORTH 77-22-09" EAST. A DISTANCE OF 2340,00 FEET TO THE SOUTHWESTERLY CORNER OF TRACT "D", SAID NASSAU LAKES SUBDIVISION PHASE 1-8: RUN THENCE MORTH - 69'-30'-26" EAST, ALONG THE SOUTHERLY LINE OF SAID MACT "" AND ALONG THE SOUTHERLY LINE OF LANDS NOW OR FORMERLY OF RAD PROPERTIES INC. (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 403 FACE 89), A DISTANCE OF 618.60 FEET TO THE SOUTHERSTERLY CORNER OF LAST MENTIONED LANDS ON THE MESTERLY RICHT-OF-WAY LINE OF SAID STATE ROAD NO. 101- BUN THENCE SONDY 90-33-65-EAST, ALONG SAID WESTERLY RICHT-OF-WAY LINE, A DISTANCE OF \$77.73 FEET TO A POINT ON THE NORTHERLY LINE OF SAID GOVERNMENT LOT 4, SECTION 27 AT THE MORTHEASTERLY CORNER OF LANDS HOW OR FOGUERLY OF JACK LOUIS WORTHAM AND CHERTE HORTHAM CACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 796, PAGE 1443]. REN THENCE SOUTH 89-19'-15' WEST, ALONG THE NORTHERLY LINE OF LAST KENTHOMED LANDS. THE SALIE LEWIS THE MOTDERLY LINE OF SAID GOVERNMENT LOT 4. A DISTANCE OF 935.10 FEET TO THE FOUNT OF BEGINNING.

THE LUNG THUS DESCRIBED CONTAINS 665.81 ACRES, MORE OR LESS.

MAP SHOWING BOUNDARY SURVEY OF

MELIA NATIONAL BOUNDARY HASE TWO

PARCEL OF LAND BEING A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 NORTH, RANGE 28 AST. NASSAU COUNTY, FLORIDA, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED S FOLLOWS:

OR A POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 29,

DWNSHIP 2 NORTH. RANGE 28 EAST, AND RUN NORTH 89:35'23" EAST, ALONG THE SOUTH LINE

SAID SECTION 29, A DISTANCE OF 2.643.15 FEET, TO THE WESTERLY LINE OF GOVERNMENT LOT

SECTION 29; RUN THENCE NORTH 00:05'39" WEST, ALONG THE WESTERLY LINE OF AFORESAID

OVERNMENT LOT 4, A DISTANCE OF 947.75 FEET, TO THE POINT OF BEGINNING.

ROM THE POINT OF BEGINNING THUS DESCRIBED, CONTINUE NORTH 00'05'39" WEST. ALONG THE ESTERLY LINE OF SAID GOVERNIJENT LOT 4, AND THEN ALONG THE WESTERLY LINE OF OVERNMENT LOT 3, SECTION 29, A DISTANCE OF 2,609.08 FEET, TO A POINT; RUN THENCE 'ORTH 86'00'00" WEST. A DISTANCE OF 795.01 FEET. TO A POINT; RUN THENCE NORTH 84'00'00" WEST. A VISTANCE OF 1,800.32 FEET. TO A POINT; RUN THENCE NORTH 84'00'00" EAST, A DISTANCE OF 1,050.00 FEET, TO A POINT; RUN THENCE SOUTH 00'00'00" EAST, A DISTANCE OF 1,050.00 FEET, TO A POINT; RUN THENCE NORTH 84'00'00" WEST. A DISTANCE OF 1,050.00 FEET, TO A POINT; RUN THENCE SOUTH 60'00'00" EAST, A DISTANCE OF 1,642.43 FEET, TO A POINT ON THE PROPOSED NORTHERLY RIGHT OF WAY LINE OF A PROPOSED 150 FOOT RIGHT OF WAY, AS SHOWN IN SKETCH BY PRIVETT AND ASSOCIATES, DATED DECEMBER 17, 1999, DRAWING NO.

3-3-309(B)-12-96; RUN THENCE, ALONG THE NORTHERLY BOUNDARY OF SAID PROPOSED 150 TOOT RIGHT OF WAY, THE FOLLOWING SIX (6) COURSES AND DISTANCES:

COURSE NO. 1: THENCE, SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE SOUTHERLY, AND HAVING A RADIUS OF 1,273.34 FEET, THROUGH A CENTRAL ANGLE OF 2017.00" THE RIGHT, AN ARC DISTANCE OF 450.78 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 69'51'30" EAST, 448.43 FEET;

COURSE No. 2: SOUTH 59:43'00" EAST, A DISTANCE OF 1,260.24 FEET, TO THE POINT OF CURVATURE, OF A CURVE LEADING SOUTHEASTERLY:

COURSE No. 3: THENCE SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE NORTHERLY, AND HAVING A RADIUS OF 1,050.00 FEET, THROUGH A CENTRAL ANGLE OF 31'34'37" TO THE LEFT, AN ARC DISTANCE OF 578.68 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 75'30'18" EAST, 571.38 FEET:

COURSE No. 4: NORTH 88-42'23" EAST, A DISTANCE OF 1,015.37 FEET. TO THE POINT OF CURVATURE, OF A CURVE LEADING SOUTHEASTERLY;

COURSE No. 5: THENCE SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE SOUTHERLY, AND HAVING A RADIUS OF 1,200.00 FEET, THROUGH A CENTRAL ANGLE OF 19'00'26" TO THE RIGHT. AN ARC DISTANCE OF 398.09 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTEMBED BY A CHORD EEARING AND DISTANCE OF SOUTH 81'47'24" LEAST, 396.26 FEET;

COURSE NO. 6: SOUTH 72:17'11" EAST, A DISTANCE OF 366.85 FEET, TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED. CONTAINS 9,007,820 SQUARE FEET. OR 206.79 ACRES, MORE OR LESS, IN AREA.

EXHIBIT C - LEGAL DESCRIPTIONS FOR PARCEL B (LOFTON POINTE, INC.)

EXHIBIT C

PARCEL BI
A PORTION OF SECTION 1. FORWISHIP 2 MORTH, RANGE 27 EAST, MASALE
COUNTY I DORIGO YAND BEING WORE PARTICLARY L'ESCRIBED AS
FOLLOWS FOR A POINT OF REFERENCE COMMENCE AT THE MORTHMEST
CORNER OF 1017 OF FLORA PLANKE AS RECOMBED TO LAY BOOK BY
PAGES JIS6, 337 AND JISB TO THE CURRENT RUBLIC RECOMBES OF SADD
COUNTY STHENCE MORTH 72 46 55? MEST ALONG THE MORTHMEST
COUNTY STHENCE MORTH 72 46 55? MEST ALONG THE MORTHMEST AS
FOLLOWS FOR A LAND, COMPANY, MIC. PARCEL REFERRED 10 AS PLI.

N.26-2M-28-2000-0002-20080 AND AS PAICE 28 AS SHOWN ON SURVEY STILL NO. LG SOCIC PREPARED BY MICHARD MILLER AS
SOCIALTS JATED SEPTEMBER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITORER 7. 2 1999. A DISTANCE OF TAZ PLI JEEP THEMSE SOLITOR SOLITOR FOR THE MORTHMEST TAKE OF SOOD SIFET TO THE MORTHMEST THE 10 TAKE AND THE MORTHMEST TAKE OF SOOD SIFET TO THE MORTHMEST THE 10 TAKE AND TAKE THE TOTAL THE MORTHMEST THE 10 THE MORTHMEST THE CORNER OF SOOD PARCEL AD DISTANCE OF TAX BUSINESS TO THE MORTHMEST THE YEAR PARCEL AD DISTANCE OF TAX BUSINESS TO THE MORTHMEST THE YEAR PARCEL BY TRIBET THE MORTHMEST THE YEAR PARCEL AD THE MORTHMEST THE YEAR PARCEL BY TRIBET THE MORTHMEST THE YEAR PARCEL AD THE MORTHMEST THE YEAR PARCEL BY TRIBET THE YEAR PARCEL BY THE

EXHIBIT D - LEGAL DESCRIPTIONS FOR PARCEL C (COPPENBARGER HOMES, INC.)

EXHIBIT D

PARCEL BZ

A BORTION OF SECTIONS 1 NAND-12, TOWNSHIP 2 NORTH, RANGE ZZ SE

EAST, AND A PORTION OF SECTIONS 25 AND 26. TOWNSHIP 2 NORTH I

RANGE 28 LAST, NASSAU COUNTY, FLORDAL AND BEING WORE 3

PARTICULARLY DESCRIBED AS COLUMNS FOR A POINT OF REFERENCE SECONDERIOR OF 1 NEW YORK STORM POINT OF REFERENCE SECONDERIOR AND 18 OF THE CORAF PARTICULARLY DESCRIBED AS COLUMNS FOR A POINT OF FLORA PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE CORAF PARKENS SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE SECONDED IN PLAT BOOK 15. PAGES 136. 137 AND 138 OF THE PAGES 15. PARKEN 15. PAGES 136. 137 AND 138 OF THE PAGES 15. PARKEN 15. PARKEN 15. PAGES 15. PARKEN 15. PARKEN 15. PAGES 15. PARKEN 15. PAGES 15. PAGE 15. PAGES 15. PAGE 15. PAGES 15. PAGE 15. PAGES 15. PAGE 15. PAGE 15. PAGE SUBJECT TO AN BO-FOOT EASTWENT FOR INVERSE AND EGRESS AND UTILITIES TO SUNRAY WATER PLANT SITE, AS DESCRIBED IN OFFICIAL IN RECORDS BOOK 809 PAGE 1455 SAID PUBLIC RECORDS.

EXHIBIT E - LEGAL DESCRIPTION FOR PARCEL D (PETERS JAMES D. & SHIRLEY)

REMOVED FROM ASSESSMENT AREA

EXHIBIT F - LEGAL DESCRIPTION FOR PARCEL E (AMELIA CONCOURSE DEVELOPMENT, LLC)

EXHIBIT F

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING IN SECTION 29, AND SECTION 32, TOWNSHIP 2 NORTH, RANGE 28 EAST: NASSAU COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 32; SAID POINT LYING ON THE SOUTHERLY LINE OF LANDS NOW OR FORMERLY OF ROBERT A. MARINO AND SOOK MARINO (ACCORDING TO DEED RECORDED IN BOOK 933 PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY): RUN THENCE NORTH 89'-43'-40" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 660.00 FEET TO THE SOUTHEAST CORNER THEREOF; RUN THENCE NORTH 05'-34'-05" WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 911.75 FEET TO A POINT ON A NON-TANGENT CURVE; RUN THENCE IN A EASTERLY DIRECTION ALONG THE ARC OF A CURVE. SAID CURVE BEING CONCAVE TO THE NORTH AND HAVING A RADIUS OF 1200.00 FEET, A CHORD DISTANCE OF 318.21 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 83"-40"-28" EAST: RUN THENCE NORTH 88"-42"-23" EAST, A DISTANCE OF 1015.37 FEET TO A POINT OF CURVATURE; RUN THENCE IN A EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1050,00 FEET, A CHORD DISTANCE OF 346.73 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 81"-47"-24" EAST: RUN THENCE SOUTH 72'-17' EAST. A DISTANCE OF 415.16 FEET TO A POINT ON THE WESTERLY LINE OF LANDS NOW OR FORMERLY OF JAMES D. PETERS & SHIRLEY D. PETERS, DAVID B. ZACHRY & BARBARA P. ZACHRY (ACCORDING TO DEED RECORDED IN BOOK 149, PAGE 499 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 00"-05"-39" EAST, ALONG THE WESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 710.06 FEET TO THE - NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF THE NASSAU COUNTY BOARD OF COUNTY COMMISSIONERS (ACCORDING TO DEED RECORDED IN BOOK 855, PAGE 1174 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH: 89:-43'-40" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1599.32 FEET TO THE NORTHWEST CORNER THEREOF: RUN THENCE SOUTH 28'-19" WEST ALONG THE NORTHWESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 712.17 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF NORTH HAMPTON, LLC (ACCORDING TO DEED RECORDED IN BOOK 999, PAGE 346 OF THE OFFICIAL RECORDS OF SAID COUNTY): RUN THENCE SOUTH 89"—59"—20" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 709.26 FEET TO THE NORTHWEST CORNER THEREOF, SAID POINT LYING ON THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF BARNEY L. NELSON AND KATTE E. NELSON (ACCORDING TO DEED RECORDED IN BOOK 16, PAGE 203 OF THE OFFICIAL RECORDS OF SAID COUNTY), SAID EASTERLY LINE ALSO BEING THE WESTERLY LINE OF SAID SECTION 32: RUN THENCE NORTH OU - 20' - 26" EAST ALONG SAID SECTION 32. A DISTANCE OF 622.11 FEET TO THE POINT OF BEGINNING.

EXHIBIT G - LEGAL DESCRIPTION FOR PARCEL G (SEDA CONSTRUCTION)

EXHIBIT G

LEGAL DESCRIPTION:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTICULARLY DESCRIBED AS FOLLORS: FOR A POINT OF REFERENCE COMMENCE AT THE SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 2 HORTH, RANGE 28 EAST, ALL IN NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLORS: FOR A POINT OF REFERENCE COMMENCE AT THE SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 2 HORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA AND RUN THENCE HORTH DO-"26"-42" MEST ALONG THE EASTERLY LINE OF SAD SECTION 26, A DISTANCE OF TOTAL RECORDS OF SAD COUNTY) AND RUN THENCE SOUTH BB"-35"-04" MEST ALONG LAST MENTIONED CENTERLINE, A DISTANCE OF 1514:87 FEET TO A POINT; RUN THENCE HORTH OF "04"-56" MEST, A DISTANCE OF 50.00 FEET TO A POINT ON THE SOUTHERLY LINE OF AN 80 FOOT MICE UTLITY EASEMENT (ACCORDING TO DEED RECORDED IN BOOK 673, PAGE 1452 OF THE OFFICIAL RECORDS OF SAD COUNTY) AND THE PICHT OF BECOMBING.

FROM THE POINT OF BECOMMON THUS DESCRIBED RUN THENCE THE FULLUMING FOUR COURSES ALONG THE SOUTHERLY LINE OF THE LIST MENTONED BY FOOT MODE UTILITY EASEMENT, THE SAME BOING THE HORIMERLY LIME OF LANDS NOW OR FORMERLY OF AMELIA MARIONAL ENTERPRISE, LLC (ACCORDING TO DEED RECORDED IN DEED BOOK 1090, PAGE 1213 OF THE PUBLIC RECORDS OF SAIC COUNTY); (1) SOUTH 85"-55"-04" WEST, A DISTANCE OF 200.68 FEET TO A POINT; (2) RUN THENCE SOUTH 88"-09"-54" WEST, A DISTANCE OF 1,419.45 FEET TO A POINT; (3) RUN THENCE SOUTH 88"-40"-24" WEST A DISTANCE OF 820.4D FEET TO A POINT; (4) RUN THENCE SOUTH 87"-42"-44" NEST, A DISTANCE OF 1,426.80 FEET TO A POINT ON THE EASTERLY FRUIT-OF-284Y UNE DE AMELIA CONCOURSE (A+125 FUE)T 4915. 'EASSMENT ACCORDING TO DEED RECORDED IN BOOK ROI, PAGE 1970 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 035—275—1005 WEST-ALONG-THE EASTERLY LINE OF THE LAST WHATCHED 125 FOOT NOTE EASEMENT, A DISTANCE OF 2302.82 FEET TO THE SOUTHNEST CORNER OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT V, INC. (ACCORDING TO DEED RECORDED BY BOCK 1053. " PAGE 1793 OF THE PUBLIC RECORDS OF SAID COUNTY); RUN THENCE NORTH BS'-50"-55" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 753.29 FEET TO THE SOUTHEAST CORNER THEREOF, SAID POINT LYING ON THE MORTHNESTERLY LINE OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT, INC. (ACCORDING TO DEED RECORDED IN BOOK 940, PACE 919 OF THE OFFICIAL RECORDS OF SAID COUNTY; RUN THENCE THE POLLOWING 21 COURSES GENERALLY ALONG THE HORTHHESTERLY AND SOUTHERLY LINE OF LAST MENTIONED LANDS (1) SOUTH 25"-36"-46" HEST, A DISTANCE OF 70.06 FEET TO A POINT; (2) RUN THENCE SOUTH 12-26'-20' WEST, A DISTANCE OF 43.16 FEET TO A POINT; (3) RUN THENCE SOUTH 37-55'-37" EAST, A DISTANCE OF 69.41 FEET TO A "POINT; (4) RUN THENCE SOUTH 86"-25"-21" EAST, A DISTANCE OF 70.01 FEET TO A POINT; (5) RUN THENCE HORTH 76"-02"-02"-02" EAST, A DISTANCE OF 73.29 FEET TO A POINT; (6) RUN THENCE HORTH 84"-45"-49" EAST, A DISTANCE OF 78.71 FEET TO A POINT; (7) RUN THENCE NORTH 66"-33"-46" EAST, A DISTANCE OF 44.66 FEET TO A POINT; (8) RUN THENCE HORTH 76"-07"-19" EAST, A DISTANCE OF 42.39 FEET TO A POINT; (9) RUN THENCE NORTH 49"-21"-01" EAST, A DISTANCE OF 34.42 FEET TO A POINT; (10) RUN THENCE NORTH 30"-03" EAST, A DISTANCE OF 44.46 FEET TO A POINT; (11) RUN THENCE MORTH 18"-01"-53" EAST, A DISTANCE OF 30.18 FEET 10 A POINT; (12) HUN THENCE WORTH 27"-46" EAST, A DISTANCE OF 46.39 FEET 10 A POINT; (13) RUN THENCE WORTH 12"-64" EAST, A DISTANCE OF 44.21 FEET 10 A MOINT; (14) RUN THENCE NORTH 46"-20"-03" EAST, A DISTANCE OF 32.00 FEET 10 A POINT; (15) RUN THENCE HORTH 73"-45"-12" EAST, A DISTANCE OF 32.37 FEET 10 A POINT; (16) RUN THENCE NORTH 79"-33"-19" EAST, A DISTANCE OF 18.01 FEET TO A POINT; (17) RUN THENCE HORTH 86"-15"-44" EAST, A DISTANCE OF 25.07 FEET TO A POINT; (18) RUN THENCE SOUTH 69'-58'-42" EAST, A DISTANCE OF 34.81 FEET TO A POINT; (19) RUN THENCE SOUTH 75'-08'-15" EAST, A DISTANCE OF 37.29 FEET TO A POINT; (20) RUN THENCE HORTH 62'-16'-46' EAST, A DISTANCE OF 38.89 FEET TO A POINT; (21) RUN THENCE SOUTH 64"-OT"-13" EAST, A DISTANCE OF (21.16 FEET TO THE NORTHNEST COMMER OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT Y, HIC. (according to deed reconded" in book 1053, page 1783 of the official records of said county). Run thence south 04'-06'-30' east along the nesterly line of last monitched lands in distance of 427.80 feet to a point; run thence south 85"-55" west along a northedry line of last mentioned lands, a distance of 174.83 feet to a point; run thence south 00'-00'-05" EAST ALONG THE MESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 430.80 FEET TO A POINT; RUN THONGE SOUTH 58"-00"-54" MEST ALONG A HURTHMESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 147,75 FEET TO A POINT; RUN THENCE SOUTH 00"-00"-05" EAST ALONG THE NESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 470,17 FEET TO THE SOUTH NEST CORNER THEREOF; RUN THENCE MORTH 88"-32"-55" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 327.78 FEET TO A POINT; RUN THENCE SOUTH 79"-00"-(05" EAST CONTINUING ALONG LAST MENTIONED SOUTHERLY LINE, A DISTANCE OF 870.03 FEET TO THE SOUTHEAST CORNER THEREOF; RUN THENCE NORTH OUT-OC'-OS' MEST ALONG THE EASTERLY LINE OF LAST MENTIONED, LANDS, A DISTANCE OF 737,46 FEET TO A POINTE RUN THENCE HORTH BSY-55" EAST, ALONG A SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 155,94 FEET TO A FORIT; RUN THENCE MORTH OF-20"-39" EAST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DESTANCE OF 344.43 FEET TO A POINT; RUN THENCE MORTH 77"-16"-16" EAST ALONG THE SZUTHEFLY LINE OF LAST MENTIONED LINES, A DESTANCE OF 1,810.86 FEET TO IA POINT ON THE SOUTHWESTERLY, LINE OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT, INC. (ACCORDING TO DIED RECOGNED IN ROCK IND. PAGE 1397 OF THE PUBLIC RECORDS OF SAID COUNTYE FRUIN THENCE SOUTH 55"-15"-37" EAST ALCHIC LAST MENTIONED SOUTHWESTERLY LINE, A DISTANCE OF 71.50 FEET TO A POINT, ROW THENCE SOUTH OZ-OF-OF EAST ALONG THE WESTERLY LIKE OF LAST MONTONED LANGS, TO AND ALONG THE WESTERLY LIKE OF LANDS HOW OR FORMERLY OF FLORA FARK DEVELOPMENT V, HC. (ACCORDING TO DEED RECORDED IN BOOK 1053, PAIR 1793 OF THE PUBLIC RELORDS OF SAD COUNTY, A DISTANCE OF 975.00 FEET TO A POINT; RUN THENCE SOUTH 11"-33"-08" NEST CONTINUENC ALONG THE PESTERLY LINE OF LAST MENTIONED LANDS, A DISTURBE OF LIBERO FIET TO THE POINT OF MEDIANIC

EXHIBIT H - LEGAL DESCRIPTION FOR PARCEL H (NORTH HAMPTON, LLC)

REMOVED FROM ASSESSMENT AREA

EXHIBIT I - LEGAL DESCRIPTION FOR PARCEL I (RAYLAND, LLC)

EXHIBIT I

LEGAL DESCRIPTION OF A PORTION OF SECTIONS 12, 13, 24, 39, AND 40, TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTIONS 12, 13, 24, 39, AND 40. TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 24 AND RUN SOUTH 88°-27'-11" WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 24, A DISTANCE OF 2138 FEET, MORE OR LESS, TO A POINT ON THE NORTHEASTERLY EDGE OF MARSH OF LOFTON CREEK; RUN THENCE IN GENERALLY A NORTHWESTERLY DIRECTION ALONG THE MEANDERINGS OF SAID NORTHEASTERLY EDGE OF MARSH OF LOFTON CREEK, THE SAME BEING THE SOUTHWESTERLY LINE OF LANDS NOW OR FORMERLY OF RAYLAND, LLC (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 579, PAGE 407), A DISTANCE OF 5,475 FEET, MORE OR LESS, TO A POINT THAT BEARS NORTH 18°-00'-00" EAST, A DISTANCE OF 40 FEET, MORE OR LESS, FROM A 1/2 INCH PIPE FOUND; RUN THENCE NORTH 18°-00'-00" EAST TO AND ALONG THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF NORTH HAMPTON, LLC (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 967, PAGE 522), A DISTANCE OF ±1004 FEET, MORE OR LESS, TO A POINT; RUN THENCE NORTH 40°-00'-00" EAST ALONG THE SOUTHEASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1650.02 FEET TO A POINT; RUN THENCE NORTH 15°-00'-12" EAST, ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1460.22 FEET TO A POINT; RUN THENCE NORTH 28°-01'-01" WEST ALONG THE NORTHEASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 2498.71 FEET TO A POINT; RUN THENCE NORTH 04°-00'-00" WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, TO AND ALONG THE EASTERLY LINE OF TRACT 10, NORTH HAMPTON ~ PHASE ONE (ACCORDING TO PLAT RECORDED IN PLAT BOOK 6, PAGE 215 OF THE PUBLIC RECORDS OF SAID COUNTY). A DISTANCE OF 1681.71 FEET TO A POINT ON THE NORTH ON THE SOUTHERLY LINE OF PARCEL 2 OF SAID NORTH HAMPTON PHASE ~ ONE; RUN THENCE NORTH 87°-43'-05" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, TO AND ALONG A SOUTHERLY LINE OF THE AFOREMENTIONED LANDS OF NORTH HAMPTON, LLC, A DISTANCE OF 2478.42 FEET TO A POINT ON THE WESTERLY LINE OF A 150-FOOT WIDE EASEMENT (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 933, PAGE 803); RUN THENCE SOUTH 03°-27'-00" EAST ALONG LAST MENTIONED WESTERLY LINE, A DISTANCE OF 489.40 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY LINE, SAID CURVE BEING CONCAVE TO THE WEST AND HAVING A RADIUS OF 5579.58 FEET, A CHORD DISTANCE OF 141.20 FEET, TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 02°-43'-30" EAST; RUN THENCE SOUTH 02°-00'-00" EAST ALONG LAST MENTIONED WESTERLY LINE, A DISTANCE OF 1881.51 FEET TO A POINT OF CURVATURE: RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY LINE, SAID CURVE BEING CONCAVE TO THE EAST AND HAVING A RADIUS OF 1104.93 FEET, A CHORD DISTANCE OF 415.86 FEET TO A POINT ON THE EASTERLY LINE OF AFOREMENTIONED SECTION 13, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 12°-50'-48" EAST; RUN THENCE SOUTH 01°-14'-16" EAST ALONG LAST MENTIONED SECTION LINE, A DISTANCE OF 3420.44 FEET TO THE NORTHEAST CORNER OF AFOREMENTIONED SECTION 24; RUN THENCE SOUTH 01°-33'-59" EAST ALONG THE EASTERLY OF SAID SECTION 24, A DISTANCE OF 5320.31 FEET TO SOUTHEAST CORNER THEREOF FOR THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 673 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHIN.

EXHIBIT J - LEGAL DESCRIPTION FOR PARCEL J (MARINO)

EXHIBIT J

LEGAL DESCRIPTION OF SUBJECT PROPERTY

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BLING A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 NORTH, RANGE 2B EAST, NASSAU COUNTY, FLORIDA AND BLING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 30 AND RUN SOUTH 89"—38"—10" WEST, ALONG THE SOUTHERLY UNE OF SAID SECTION 30, A DISTANCE OF 1513.44 FEET TO A POINT; RUN THENCE NORTH 05"—00"—00" WEST, A DISTANCE OF 1911.51 FEET TO A POINT; RUN THENCE SOUTH 80"—00"—00" EAST, A DISTANCE OF 483.25 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 1123.34 FEET, A CHORD DISTANCE OF 395.60 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 69"—51"—30" EAST; RUN THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTH AND HAVING A RADIUS OF 1200.00 FEET, A CHORD DISTANCE OF 341.03 FEET TO A POINT, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 67"—53"—09" EAST; RUN THENCE SOUTH 05"—34"—00" EAST; ALDISTANCE OF 911.75 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID SECTION 29, RUN THENCE SOUTH 89"—43"—40" WEST, ALONG THE SOUTHERLY LINE OF SAID SECTION 29, A DISTANCE OF SCO.CC FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 73.57. ACRES, MORE OR LESS AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT UE WITHIN

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EXHIBIT K - LEGAL DESCRIPTION FOR PARCEL K (RAYLAND, LLC)

EXHIBIT K

A 62.40 ACRE PARCEL OF LAND BEING A PORTION OF SECTION I AND SECTION 12 AND A PORTION OF SECTION 37 OF THE JOHN LOWE MILL GRANT, ALL LYING IN TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA

FALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTION 1 AND SECTION 12 AND A PORTION OF SECTION 37 OF THE JOHN LOWE MILL GRANT, ALL LYING IN TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE CENTERLINE OF RIGHT-OF-WAY INTERSECTION OF STATE ROAD No. 200-A (A 100 FOOT RIGHT-OF-WAY BY DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAPS FOR SECTION 74600-2150 (7460-175)) AND STATE ROAD No. 200 / A1A (RIGHT-OF-WAY VARIES AS SHOWN ON DEPARTMENT OF TRANSPORTATION RIGHT-OF- WAY MAPS FOR SECTION 74060-2503) AND RUN THENCE NORTH 72°-46'-59" WEST ALONG LAST MENTIONED CENTERLINE, A DISTANCE OF 62.87 FEET TO A POINT; RUN THENCE SOUTH 17°-13'-01" WEST, A DISTANCE OF 92.00 FEET TO A POINT WHERE THE SOUTHERLY RIGHT-OF-WAY LINE OF THE AFOREMENTIONED STATE ROAD No. 200 / AIA INTERSECTS THE WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE (A 125 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED BY DEED RECORDED IN BOOK 766, PAGE 775 OF THE OFFICIAL RECORDS OF SAID COUNTY) SAID POINT ALSO BEING THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF BAPTIST HEALTH PROPERTIES, INC. (ACCORDING TO DEED RECORDED IN BOOK 765, PAGE 186 OF THE OFFICIAL RECORDS OF SAID COUNTY); THENCE CONTINUE SOUTH 17°-13'-01 WEST ALONG LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE, A DISTANCE OF 268.06 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF NASSAU COUNTY (ACCORDING TO DEED RECORDED IN BOOK 766, PAGE 775 OF THE OFFICIAL RECORDS OF SAID COUNTY); THENCE CONTINUE SOUTH 17°-13'-01 WEST ALONG LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE, TO AND ALONG, THE WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE (ACCORDING TO DEED RECORDED IN BOOK 901, PAGE 1965 OF THE OFFICIAL RECORDS OF SAID COUNTY), A DISTANCE OF 104.36 FEET TO A FOINT OF CURVATURE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED, RUN IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE, SAID CURVE BEING CONCAVE TO THE EAST AND HAVING A

RADIUS OF 1,562.50 FEET, A CHORD DISTANCE OF 1,086:63 FEET TO A POINT OF REVERSE CURVATURE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 03°-07-52" EAST; RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE, SAID :: CURVE BEING CONCAVE TO THE WEST AND HAVING A RADIUS OF 1437.50 FEET. A CHORD DISTANCE OF 502.84 FEET TO THE NORTHERNMOST CORNER OF THE NORTH HAMPTON PHASE ONE SUBDIVISION (ACCORDING TO PLAT RECORDED IN PLATBOOK 6, PAGE 215 OF THE OFFICIAL RECORDS OF SAID COUNTY), THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 13°-24'-23" EAST; RUN THENCE SOUTH 27°-57-39" WEST ALONG LAST THE NORTHWESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1997.29 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF LANDMAR RESORTS. INC. (ACCORDING TO DEED RECORDED IN BOOK 911, PAGE 845 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 86°-50'-00" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 402.81 FEET TO A POINT; RUN THENCE NORTH 08°-21'-15" EAST, TO AND ALONG THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF THE SUNRAY TREATMENT PLANT (ACCORDING TO DEED RECORDED IN BOOK 532, PAGE 274 OF THE OFFICIAL RECORDS OF SAID COUNTY), A DISTANCE OF: 2278.29 FEET TO A POINT ON THE NORTHERLY LINE OF A 60 FOOT WIDE: EASEMENT FOR INGRESS AND EGRESS (ACCORDING TO DEED RECORDED IN BOOK 809, PAGE 1445 OF THE OFFICIAL RECORDS OF SAID COUNTY), RUN THENCE SOUTH 81°-38'-47" EAST ALONG LAST . MENTIONED NORTHERLY EASEMENT LINE, A DISTANCE OF 84.06 FEET TO A POINT ON AN EASTERLY LINE OF LANDS NOW OR FORMERLY OF RAYONIER, INC. (ACCORDING TO DEED RECORDED IN BOOK 696, PAGE 962 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 06°-49'-18" EAST ALONG LAST ···MENTIONED EASTERLY LINE, A DISTANCE OF 1,159.22 FEET TO AN ANGLE POINT; RUN THENCE NORTH 84°-21'-57" WEST ALONG A NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 100.02 FEET TO AN ANGLE POINT; RUN THENCE NORTH 05°-38'-03" EAST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 500.00 FEET TO A POINT ON THE AFOREMENTIONED SOUTHERLY RIGHT-OF-WAY LINE OF STATE ROAD No. 200 / A1A; RUN THENCE SOUTH 72°-46'-59" EAST ALONG LAST MENTIONED SOUTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 324.95 FEET TO A POINT; RUN THENCE SOUTH 75°-38'-44" EAST ALONG LAST MENTIONED SOUTHERLY RIGHT-OF-WAY LINE. A DISTANCE OF 46.78 FEET TO A POINT AT THE NORTHWEST CORNER OF THE AFOREMENTIONED LANDS NOW OR FORMERLY OF BAPTIST HEALTH PROPERTIES, INC. RUN THENCE THE FOLLOWING & COURSES ALONG THE GENERALLY WESTERLY AND SOUTHERLY LINES OF LAST MENTIONED LANDS: (1) RUN THENCE SOUTH 61°-51"-51" WEST, A DISTANCE OF 46.17 FEET TO A POINT; (2) RUN THENCE SOUTH 16°-55'-11" WEST, A DISTANCE OF 47.44 FEET TO A POINT; (3) RUN THENCE SOUTH 07°-32'-07" WEST, A DISTANCE OF 88.76 FEET TO A POINT; (4) RUN THENCE SOUTH 12°-11'-32" WEST, A DISTANCE OF 41.02 FEET TO A POINT; (5) RUN THENCE SOUTH 01°-01'-02" EAST, A DISTANCE OF 60.38 FEET TO A POINT; (6) RUN THENCE SOUTH 72°-20'-46" EAST, A DISTANCE OF 24.34 FEET TO A POINT; (7) RUN

THENCE NORTH 43°-25'-52" EAST, A DISTANCE OF 19.36 FEET TO A POINT; (8) RUN THENCE SOUTH 72°-46'-59" EAST, A DISTANCE OF 212.67 FEET TO THE NORTHWEST CORNER OF THE AFOREMENTIONED LANDS OF NASSAU COUNTY; RUN THENCE THE FOLLOWING 11 COURSES ALONG THE SOUTHWESTERLY, SOUTHERLY AND EASTERLY LINE OF LAST MENTIONED LANDS: (1) RUN THENCE SOUTH 19°-59'-44" EAST, A DISTANCE OF 8.33 FEET TO A POINT; (2) RUN THENCE SOUTH 27°-18'-59" EAST, A DISTANCE OF 28.53 FEET TO A POINT; (3) RUN THENCE SOUTH 06°-59'-03" EAST, A DISTANCE OF 48.93 FEET TO A POINT; (4) RUN THENCE SOUTH 44°-02'-12" EAST, A DISTANCE OF 41.79 FEET TO A POINT; (5) RUN THENCE SOUTH 32°-48'-33" - WEST, A DISTANCE OF 18.08 FEET TO A POINT; (6) RUN THENCE SOUTH 17°-31'-53" WEST, A DISTANCE OF 15.88 FEET TO A POINT; (?) RUN THENCE SOUTH 22°-24'-08" EAST, A DISTANCE OF 34.47 FEET TO A POINT; (8) RUN THENCE SOUTH 01°-04'-32" WEST, A DISTANCE OF 21.18 FEET TO A POINT; (9) RUN THENCE SOUTH 39°-59-03° EAST, A DISTANCE OF 41.04 FEET TO A POINT; (10) RUN THENCE SOUTH 72°-46-59" EAST, A DISTANCE OF 42.40 FEET TO A POINT; (11) RUN THENCE NORTH 17°-13'-01" EAST, A DISTANCE OF 78.43 FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 62.40 ACRES AND IS SUBJECT TO ANY EASMENETS OF RECORD THAT LIE WITHIN.

EXHIBIT L - LEGAL DESCRIPTION FOR PARCEL L (RAYLAND, LLC)

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING IN SECTION 30, TOMMSHIP 2 HORTH, RANGE 28 EAST, HASSAU COUNTY, FLURIUA BEING WORE PARTICULARLY DESCRIBED AS F AT THE NORTHNEST COPINER OF SECTION 32, TOWNSHIP 2 HORTH, RANGE 28 EAST, HASSAU COUNTY, FLORIDA SALD FOINT LYING ON THE SOUTHERLY LINE OF LANDS HOW OR FORM (AUCORDING TO DEED RECORDED IN BOOK 933, PAGE 803 OF THE OFTICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 89"-38"-10" MEST, ALONG THE SOUTHERLY LINE OF LANDS HOW OR FORMERLY OF LOUISE WILLIAMS (AL 805 OF THE OFTICIAL RECORDS OF SAID COUNTY).

FROM THE POINT OF BEGINNING THUS DESCRIBED CONTINUE SOUTH 89"-38"-10" WEST ALONG THE NORTHETILY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 3771.54 FEET TO THE RUN THENCE NORTH OI"-14"-16" MEST, ALONG THE WESTERLY SECTION LINE OF SAID SECTION 30, A DISTANCE OF 3420.44 FEET TO A POINT ON A HON-TANGENT CURVE, RUN THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1104.93 FEET, A CHORD DISTANCE OF 577.66 FEET TO THE POINT OF TANGENCY OF AFORDMENTIONED CHORD BEING SOUTH 36"-50"-48" EAST; RUN THENCE SOUTH 54"-00"-00" LAST, A DISTANCE OF 550.61 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SCOURVE, SAID CURVE BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 2059.86 FEET, A CHORD DISTANCE OF 926,74 FEET TO THE POINT OF TANGENCY OF SAID CURVE BEING SOUTH 67"-00"-00" EAST, RUN THENCE SOUTH 80"-00"-00" EAST, A DISTANCE OF 2049.03 FEET TO A POINT ON THE WESTERLY LINE OF THE AFOREMENTIONED LANDS NOW MARKNO (ACCORDING TO DEED RECORDED IN BOOK 933, PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 05"-00"-00" EAST, ALONG THE WESTERLY LINE 1911.51 FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 199.83 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHIN

LEGAL DESCRIPTION OF THE 150' WIDE INGRESS AND EGRESS EASEMENT:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A (50-FOOT WIDE EASEMENT FOR INGRESS AND EGRESS LYING OVER A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 A SAID EASEMENT LYING 75.00 FEET (AS MEASURED AT RIGHT ANGLES) EACH SIDE OF THE FOLLOWING DESCRIBELY CHITERLINE; FOR A POINT OF REFERENCE CONCRETE 47. THE SOILLYING ON THE SOLITHERLY LINE OF LANDS NOW OR FORMERLY OF ROBERT A. MARINO AND SOOK MARINO (ACCORDING TO DEED RECORDED IN BOOK \$33, PAGE 803 OF THE OFFICE SOLITH 89"-38"-10" WEST, ALONG THE SOLITHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1513.44 FEET TO THE SOLITHWEST CORNIES THEREOF, SAID FORT ALSO LYING FORMERLY OF LOUISE WILLIAMS (ACCORDING TO DEED RECORDED IN BOOK 548, FAGE 805 OF THE OFFICIAL RECORDS OF SAID COUNTY); CONTINUE THENCE SOLITH 89"-38"-10" N MENTIONED LANDS, A DISTANCE OF 3771.54 FEET TO THE SOLITHWESTERLY CORNIES OF SAID SECTION 30; RUN THENCE HORTH OI"-14"-16" WEST, ALONG THE WESTERLY SECTION 3420.44 FEET TO A POINT ON A NON-TANGENT CURVE; RUN THENCE HORTH 66"-18"-24" EAST, A DISTANCE OF 75.00 FEET TO THE CENTERLINE OF THE 150-FOOT WISE EASEM HERCAFTER AND THE POINT OF BEGINNING.

FROM THE PORT OF BEGINNING THUS DESCRIBED RUN IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE HORTHEAST AND HAVING OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 38"-50"-48" EAST; RUN THENCE SOUTH 5 A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING SOUTH 67"-00" EAST; RUN THENCE SOUTH BIT"-00"-00" EAST, A CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING SOUTH 69"-51"-30" EAST; RUN THENCE SOUTH 59"-43"-00" EAST, A DISTANCE OF THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING SOUTH 69"-51"-30" EAST; RUN THENCE SOUTH 59"-43"-00" EAST, A DISTANCE OF THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 1015.37 FL SAIGENCY OF SAID CURVE, THE BEARMAG OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 1015.37 FL SAIGENCY OF SAID CURVE, THE BEARMAG OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 371.50 FINE BEARMAG OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 371.50 FINE BEARMAG OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 371.50 FINE BEARMAG OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF THE OFFICIAL RECORDS OF SAID COUNT DISTANCE OF 391.07 FEET TO A POINT ON THE WESTE OF THE BEARMAG OF THE OFFICIAL RECORDS OF SAID COUNT DISTANCE OF 391.07 FEET TO A POINT ON THE WESTE DISTANCE OF 391.07 FEET TO A POINT ON THE WESTE DISTANCE OF 391.07 FEET TO A POINT ON THE WESTE DISTANCE OF 391.07 FEET TO A POINT ON THE MESTE DISTAN

THE LAND THAIS DESCRIBED CONTAINS 29.66 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHIN

APPENDIX B

ACKNOWLEDGMENTS



Return: BOCC Joyce/Connie

INSTR # 200342046
OR BK 01189 PGS 0921-0927
RECORDED 11/18/2003 04:27:35 PM

CERTIFICATE OF ACKNOWLEDGMENT IN AMELIA CONCOURSE ASSESSMENT RECORDING FEES 33.00

RAYLAND, LLC (the "Owner"), a Delaware limited liability company and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 716.00, which are based on the following: 100.00 ERUs derived directly from Single-Family Residential Units; and 616.00 ERUs derived from approximately 100,000 square feet of general commercial space.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution , including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be

provided to each Tax Parcel located within the Assessment Area by construction and maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the Acknowledgment as o

RAYLAND, LLC, a Delaware Limited Liability Company

ATTEST:

Asse Secretary

(SEAL)

By its manager, Rayonier Timberlands

Management, Inc

Ву: (). ().

Its: Vice President

STATE OF Honda COUNTY OF Nassau

The foregoing instrument was acknowledged	I before me by W.D. Ericksen
Vice President and Tracy K. Arthur, Asst. Secy.	, respectively, of Rayland, LLC. They
are personally known to me or have produced	, as identification, and did
(did not) take an oath.	

WITNESS my hand and official seal, this 10th day of November, A.D., 2003

Notary Public

State of Hondon

My commission expires _____



EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

A 62.40 ACRE PARCEL OF LAND BEING A PORTION OF SECTION I AND SECTION 12 AND A PORTION OF SECTION 37 OF THE JOHN LOWE MILL GRANT, ALL LYING IN TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA

"ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTION 1 AND SECTION 12 AND A PORTION OF SECTION 37 OF THE JOHN LOWE MILL GRANT. ALL LYING IN TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE CENTERLINE OF RIGHT-OF-WAY INTERSECTION OF STATE ROAD No. 200-A (A 100 FOOT RIGHT-OF-WAY BY DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAPS FOR SECTION 74600-2150 (7460-175)) AND STATE ROAD No. 200 / AIA (RIGHT-OF-WAY VARIËS AS SHOWN ON DEPARTMENT OF TRANSPORTATION RIGHT-OF- WAY MAPS FOR SECTION 74060-2503) AND RUN THENCE NORTH 72°-46'-59" WEST ALONG LAST MENTIONED CENTERLINE, A DISTANCE OF 62.87 FEET TO A POINT; RUN THENCE SOUTH 17°-13'-01" WEST, A DISTANCE OF 92.00 FEET TO A POINT WHERE THE SOUTHERLY RIGHT-OF-WAY LINE OF THE AFOREMENTIONED STATE ROAD No., 200 / AIA INTERSECTS THE WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE (A 125 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED BY DEED RECORDED IN BOOK 766, PAGE 775 OF THE OFFICIAL RECORDS OF SAID COUNTY) SAID POINT ALSO BEING THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF BAPTIST HEALTH PROPERTIES, INC. (ACCORDING TO DEED RECORDED IN BOOK 765, PAGE 186 OF THE OFFICIAL RECORDS OF SAID COUNTY): THENCE CONTINUE SOUTH 17°-13'-01 WEST ALONG LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE, A DISTANCE OF 268.06 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF NASSAU COUNTY (ACCORDING TO DEED RECORDED IN BOOK 766, PAGE 775 OF THE OFFICIAL RECORDS OF SAID COUNTY); THENCE CONTINUE SOUTH 17°-13'-01 WEST ALONG LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE, TO AND ALONG, THE WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE (ACCORDING TO DEED RECORDED IN BOOK 901, PAGE 1965 OF THE OFFICIAL RECORDS OF SAID COUNTY), A DISTANCE OF 104.36 FEET TO A FOINT OF CURVATURE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE FOR THE POINT OF BEGINNING.

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THENCE NORTH 43°-25'-52" EAST, A DISTANCE OF 19.36 FEET TO A POINT; (8) RUN THENCE SOUTH 72°-46'-59" EAST, A DISTANCE OF 212.67 FEET TO THE NORTHWEST CORNER OF THE AFOREMENTIONED LANDS OF NASSAU COUNTY; RUN THENCE THE FOLLOWING 11 COURSES ALONG THE SOUTHWESTERLY, SOUTHERLY AND EASTERLY LINE OF LAST MENTIONED LANDS: (1) RUN THENCE SOUTH 19°-59'-44" EAST, A DISTANCE OF 8.33 FEET TO A POINT; (2) RUN THENCE SOUTH 27°-18'-59" EAST, A DISTANCE OF 28.53 FEET TO A POINT; (3) RUN THENCE SOUTH 06%-59'-03" EAST, A DISTANCE OF 48.93 FEET TO A POINT; (4) RUN THENCE SOUTH 44°-02'-12" EAST, A DISTANCE OF 41.79 FEET TO A POINT; (5) RUN THENCE SOUTH 32°-48'-33" WEST, A DISTANCE OF 18.08 FEET TO A POINT; (6) RUN THENCE SOUTH 17°-31'-53" WEST, A DISTANCE OF 15.88 FEET TO A POINT; (7) RUN THENCE SOUTH 22°-24'-08" EAST, A DISTANCE OF 34.47 FEET TO A POINT: (8) RUN THENCE SOUTH 01°-04'-32" WEST, A DISTANCE OF 21.18 FEET TO A POINT; (9) RUN THENCE SOUTH 39°-59'-03" EAST, A DISTANCE OF 41.04 FEET TO A POINT; (10) RUN THENCE SOUTH 72°-46-59" EAST, A DISTANCE OF 42.40 FEET TO A POINT; (11) RUN THENCE NORTH 17°-13'-01" EAST, A DISTANCE OF 78.43 FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 62.40 ACRES AND IS SUBJECT TO ANY EASMENETS OF RECORD THAT LIE WITHIN.

Roturn: BOCC Joyce/Cornil

INSTR # 200342047 OR BK 01189 PGS 0928-0932 RECORDED 11/18/2003 04:27:35 PM

CERTIFICATE OF ACKNOWLEDGMENTEY JR CLERK OF CIRCUIT COURT AMELIA CONCOURSE ASSESSMENTS ARE ANTY, FLORIDA RECORDING FEES 24.00

RAYLAND, LLC (the "Owner"), a Delaware limited liability company and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 500.00, which are derived directly from Single-Family Residential Units.
- Resolution , including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and maintenance of the Road Improvements.

Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the 10 th day of September, 2003.

> RAYLAND, LLC, a Delaware Limited Liability Company

ATTEST:

AstSecretary

(SEAL)

By its manager, Rayonier Timberlands

Management, Inc

STATE OF	Horcia
COUNTY C	OF Nassay

The foregoing instrument was acknowledged before me by <u>W.D. Encloser</u>, <u>Vice fresident</u> and <u>Tracy K. Arthur</u>, <u>Asst. Secy.</u>, respectively, of Rayland, LLC. They are personally known to me or have produced ______, as identification, and did (did not) take an oath.

WITNESS my hand and official seal, this 10th day of Nevember, A.D., 2003

Notary Public
State of Honaa

My commission expires



EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING IN SECTION 30, TOWNSHIP 2 HORTH, RANGE 28 EAST, MASSAU COUNTY, FLURIUA BEING MORE PARTIKULARLY DESCRIBED AS F AT THE HORTHNEST CORNER OF SECTION 32, TOWNSHIP 2 NORTH, RANGE 28 EAST, MASSAU COUNTY, FLORIDA SAD FOINT LYING ON THE SOUTHERLY LINE OF LANDS HOW OR FORM (AUCORDING TO DEED RECORDED IN BOOK \$33, PAGE 803 OF THE OFFICIAL RECORDS OF SAD COUNTY); RUN THENCE SOUTH 89"-39"-10" WEST, ALONG THE SOUTHERLY LINE OF LANDS HOW OR FORMERLY OF LOUISE WILLIAMS (ALL 805 OF THE OFFICIAL RECORDS OF SAD COUNTY).

FROM THE POINT OF BEGINNING THUS DESCRIBED CONTINUE SOUTH 89"-38"-10" MEST ALONG THE NORTHETILY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 3771.54 FEET TO THE RUN THENCE NORTH OF "-14"-16" MEST, ALONG THE MESTERLY SECTION LINE OF SAID SECTION 30, A DISTANCE OF 3420.44 FEET TO A POINT ON A NON-TANGENT CURVE, RUN THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 1104.93 FEET, A CHORD DISTANCE OF 577.66 FEET TO THE POINT OF TANGENCY OF AFORDMENTIONED CHORD BEING SOUTH 38"-50"-48" EAST, RUN THENCE SOUTH 54"-00"-00" LAST, A DISTANCE OF 550.61 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SCIENCE, SAID CURVE BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 2069.86 FEET, A CHORD DISTANCE OF 926.74 FEET TO THE POINT OF TANGENCY OF SAID CURVE BEING SOUTH 67"-00" EAST, RUN THENCE SOUTH BO"-00" EAST, A DISTANCE OF 2049.03 FEET TO A POINT ON THE MESTERLY LINE OF THE AFOREMENTIONED LANDS NOW WARRING (ACCORDING TO DEED RECORDED IN BOOK 933, PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 65"-00"-00" EAST, ALONG THE MESTERLY LINE 1911.51 FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 199,83 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHIN.

LEGAL DESCRIPTION OF THE 150' WIDE INGRESS AND EGRESS EASEMENT:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A (50-FOOT WIDE EXSCIPINT FOR INGRESS AND EGRESS LYING OVER A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 A SAID EASEMENT LYING 75.00 FEET (AS MEASURED AT RIGHT ANGLES) EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: FOR A POINT OF RETERIOR CONTRIBUTE AT THE SOLLY ON THE SOUTHERLY LINE OF LANDS NOW OR FORMERLY OF ROBERT A. MARINO AND SOOK MARINO (ACCORDING TO DEED RECORDED IN BOOK 533, PACE 803 OF THE OFFIC SOUTH 89"-38"-10" WEST, ALONG THE SOUTHWEST CORNER THEREOF, SAID FORT ALSO LYING FORMERLY OF LOUISE WILLIAMS (ACCORDING TO DEED RECORDED IN BOOK 548, PACE 805 OF THE OFFICIAL RECORDS OF SAID COUNTY); CONTINUE THENCE SOUTH 89"-86"-10" IN MENTIONED LANDS, A DISTANCE OF 3771.54 FEET TO THE SOUTHWESTERLY CORNER OF SAID SECTION 30; RUN THENCE HORTH 01"-14"-16" WEST, ALONG THE WESTERLY SECTION 3420.44 FEET TO A POINT ON A NOTH-TANGENT CURVE; RUN THENCE NORTH 66"-18"-24" EAST, A DISTANCE OF 75.00 FEET TO THE CENTERLINE OF THE 150-FOOT WAS EASEMED HERCAFTER AND THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCREED RUN IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE HORTHEAST AND HAY DISTANCE OF 538 45 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTONED CHORD BEING SOUTH 38"-50"-48" EAST, RUN THENCE SOUTH 5 A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTONED CHORD BEING SOUTH 67"-00"-00" EAST, RUN THENCE SOUTH 80"-00"-00" EAST, A CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTHINEST AND HAVING A RADIUS OF 118834 FURDING OF THE BEARING OF THE AFOREMENTONED CHORD BEING SOUTH 69"-51"-30" EAST, RUN THENCE SOUTH 59"-41"-00" EAST, A DISTANCE OF THEORY OF SAID CURVE, THE BEARING OF THE AFOREMENTONED CHORD BEING SOUTH 69"-51"-30" EAST, RUN THENCE SOUTH 59"-41"-00" EAST, A CHORD ON THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTHEASTERLY DIRECTION ALONG THE ARC OF THE AFOREMENTHED CHORD BEING SOUTH 75"-30"-18" EAST, RUN THENCE SOUTH 68"-42"-23" EAST, A DISTANCE OF 1015.37 FUR SELECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 1015.37 FUR BEARING OF THE AFOREMENTONED CHORD BEING SOUTH 75"-30"-18" EAST, RUN THENCE SOUTH 68"-42"-23" EAST, A DISTANCE OF 391.07 FEET TO A POINT ON THE NESTE OF THE SOUTH AND HAVING A RADIUS OF 1125.00 FEET, A CHORD DISTANCE OF 371.50 FIRE BEARING OF THE AFOREMENTONED CHORD BEING SOUTH 81"-47"-24" EAST, RUN THENCE SOUTH 72"-17"-11" EAST, A DISTANCE OF 391.07 FEET TO A POINT ON THE NESTE OF SHIPLEY D. PETERS, DAVID B. ZACHRY & BARBARA P. ZACHRY (ACCORDING TO DEED RECORDED IN BOOK 149, PAGE 499 OF THE OFTICIAL RECORDS OF SAID COUNTED DESCRIBED HEREIN.

THE LAND THUS DESCRIBED CONTAINS 29.66 ACRES, WORE OR LESS, WHO IS SUBJECT TO MY EXSEMENTS OF RECORD THAT LIE WITHIN

Rec 24.00

Returni BUCC. Toyce Connic

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CERTIFICATE OF ACKNOWLEDGMENTEY JR CLERK OF CIRCUIT COURT AMELIA CONCOURSE ASSESSMENTABEIATY, FLORIDA RECORDING FEES 24.00

RAYLAND, LLC (the "Owner"), a Delaware limited liability company and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The aggregate number of ERUs (based on estimated development) for the Benefitted Property is 1,220.60 ERUs, which are based on the following: 749.00 ERUs derived directly from Single-Family Residential Units; 198.00 ERUs derived directly from Multi-family Residential Units; and 273.60 ERUs derived directly from 30,000 square feet of general commercial space.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments

upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the of day of September, 2003.

RAYLAND, LLC, a Delaware Limited Liability Company,

ATTEST:

Asa Secretary

(SEAL)

By its manager, Rayonier Timberlands Management, Inc

By: (1) D. Calaba

Its: Vice- Hesident

STATE OF	Florida
COUNTY C	OF Nossau

The foregoing instrument was acknowledged before me by W.D. Encken, Vice President and Trace K. Arthur, Ast. Secy., respectively, of Rayland, LLC. They are personally known to me or have produced ______, as identification, and did (did not) take an oath.

WITNESS my hand and official seal, this with day of November, A.D., 2003

Notary Public

State of Honda

My commission expires



EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

LEGAL DESCRIPTION OF A PORTION OF SECTIONS 12, 13, 24, 39, AND 40, TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTIONS 12, 13, 24, 39, AND 40, TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 24 AND RUN SOUTH 88°-27'-11" WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 24. A DISTANCE OF 2138 FEET, MORE OR LESS, TO A POINT ON THE NORTHEASTERLY EDGE OF MARSH OF LOFTON CREEK; RUN THENCE IN GENERALLY A NORTHWESTERLY DIRECTION ALONG THE MEANDERINGS OF SAID NORTHEASTERLY EDGE OF MARSH OF LOFTON CREEK, THE SAME BEING THE SOUTHWESTERLY LINE OF LANDS NOW OR FORMERLY OF RAYLAND, LLC (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 579, PAGE 407), A DISTANCE OF 5.475 FEET, MORE OR LESS, TO A POINT THAT BEARS NORTH 18°-00'-00" EAST, A DISTANCE OF 40 FEET, MORE OR LESS, FROM A 1/2 INCH PIPE FOUND; RUN THENCE NORTH 18°-00'-00" EAST TO AND ALONG THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF NORTH HAMPTON, LLC (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 967, PAGE 522), A DISTANCE OF ±1004 FEET, MORE OR LESS, TO A POINT; RUN THENCE NORTH 40°-00'-00" EAST ALONG THE SOUTHEASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1650.02 FEET TO A POINT; RUN THENCE NORTH 15°-00'-12" EAST, ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1460.22 FEET TO A POINT: RUN THENCE NORTH 28°-01'-01" WEST ALONG THE NORTHEASTERLY LINE OF LAST MENTIONED LANDS. A DISTANCE OF 2498.71 FEET TO A POINT; RUN THENCE NORTH 04°-00'-00" WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, TO AND ALONG THE EASTERLY LINE OF TRACT 10, NORTH HAMPTON ~ PHASE ONE (ACCORDING TO PLAT RECORDED IN PLAT BOOK 6, PAGE 215 OF THE PUBLIC RECORDS OF SAID COUNTY). A DISTANCE OF 1681.71 FEET TO A POINT ON THE NORTH ON THE SOUTHERLY LINE OF PARCEL 2 OF SAID NORTH HAMPTON PHASE ~ ONE; RUN THENCE NORTH 87°-43'-05" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, TO AND ALONG A SOUTHERLY LINE OF THE AFOREMENTIONED LANDS OF NORTH HAMPTON, LLC, A DISTANCE OF 2478.42 FEET TO A POINT ON THE WESTERLY LINE OF A 150-FOOT WIDE EASEMENT (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 933, PAGE 803); RUN THENCE SOUTH 03°-27'-00" EAST ALONG LAST MENTIONED WESTERLY LINE. A DISTANCE OF 489.40 FEET TO A POINT OF CURVATURE: RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY LINE, SAID CURVE BEING CONCAVE TO THE WEST AND HAVING A RADIUS OF 5579.58 FEET, A CHORD DISTANCE OF 141.20 FEET, TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 02°-43'-30" EAST; RUN THENCE SOUTH 02°-00'-00" EAST ALONG LAST MENTIONED WESTERLY LINE, A DISTANCE OF 1881.51 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY LINE, SAID CURVE BEING CONCAVE TO THE EAST AND HAVING A RADIUS OF 1104.93 FEET, A CHORD DISTANCE OF 415.86 FEET TO A POINT ON THE EASTERLY LINE OF AFOREMENTIONED SECTION 13. THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 12°-50'-48" EAST; RUN THENCE SOUTH 01°-14'-16" EAST ALONG LAST MENTIONED SECTION LINE, A DISTANCE OF 3420.44 FEET TO THE NORTHEAST CORNER OF AFOREMENTIONED SECTION 24: RUN THENCE SOUTH 01°-33'-59" EAST ALONG THE EASTERLY OF SAID SECTION 24. A DISTANCE OF 5320.31 FEET TO SOUTHEAST CORNER THEREOF FOR THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 673 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHIN.



Return: BOCC Joyce/Connul

INSTR # 200342049 OR BK 01189 PGS 0938-0943 RECORDED 11/18/2003 04:27:35 PM

CERTIFICATE OF ACKNOWLEDGMENTS CIRCUIT COURT AMELIA CONCOURSE ASSESSMENTS ARE ACUNTY, FLORIDA RECORDING FEES 28.50

LOFTON POINTE, INC. (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 145.92, which are derived directly from 16,000 square feet of general commercial space.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the // day of September, 2003.

ATTEST:

By:

Million J. Mook Jr.

(SEAL)

STATE OF	
COUNTY OF Nassau	
The foregoing instrument was acknown and William J. Mock	wledged before me by <u>Harry R. Trevett</u> , respectively, of Lofton Pointe, Inc.
They are personally known to me or have prod	luced, as identification, and
did (did not) take an oath.	
WITNESS my hand and official seal, t	this 15th day of <u>September</u> , A.D., 2003
	Carol a. Chauncely Notary Public Carol A. Chacheey State of Florida
My commission expires July 19,2006	CAROLA CHAUNCEY

CAROL A. CHAUNCEY Notary Public, State of Florida My comm. expires July 19, 2006 Comm. No. DD 131570

EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

EXHIBIT C - LEGAL DESCRIPTIONS FOR PARCEL B (LOFTON POINTE, INC.)

EXHIBIT C

PARCEL BI

A PORTION OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 27 EAST, MASSAL

PORTION OF SECTION 25, SOMMSHIP 2 NORTH, RANGE 28 EAST, MASSAL

COUNTY, FLORIDA 2440 BEING WORE PARTICULARY, DESCRIBED AS

POLLOWS FOR A POINT OF SETTRENCE COMMENCE AT THE NORTHWEST.

CORNER OF LOTS! OF SELOR PARKE AS RECORDED IN PLAT 1800B 5.8

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ASSOCIATES DATED SERTEMBER 2 1989. A DISTANCE OF TLOT OF STEEL

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INSTR # 200342050 OR BK 01189 PGS 0944-0949 RECORDED 11/18/2003 04:27:35 PM J. M. OXLEY JR

CERTIFICATE OF ACKNOWLEDGMENT CIRCUIT COURT AMELIA CONCOURSE ASSESSMENT COUNTY, FLORIDA (CONTING FEES 28.50)

COPPENBARGER HOMES, INC. (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 105.00 ERUs, which are derived directly from Single-Family Residential Units.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the day of September, 2003.

	COPPENBARGER HOMES, INC., a **Florida Corporation**
ATTEST:	By: Connie O Cappen Day
(In I I I I	

Secretary (SEAL)

STATE OF PLORIDA COUNTY OF DVVAL

The foregoing instrument was acknowledged before me by RONNIED, COPPENBARGE and IDALOU STEPHENS respectively, of CoppenBarger Homes, Inc. They are personally known to me or have produced ______, as identification, and did (did not) take an oath.

WITNESS my hand and official seal, this Aday of September A.D., 2003

ANGELA M. ELEFSIADES

MY COMMISSION # DD 078613

OF TO EXPIRES: March 18, 2006

1800 3-NOTARY FL Notery Service & Bonding, Inc.

Notary Public State of FLORIS

My commission expires

EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

EXHIBIT D - LEGAL DESCRIPTIONS FOR PARCEL C (COPPENBARGER HOMES, INC.)

EXHIBIT D

PARCEL BZ

A PORTION TO, SCILIANS (INAND-12, TOWNSHIP 2, NORTH) RANGE ZZ STEPST (NO. A PORTION FOR SCILIANS 2) SAND 28 TOWNSHIP 2 NORTH) RANGE ZZ STEPST (NO. A) PORTION FOR SCILIANS (INAND-12) TOWNSHIP 2 NORTH (INAND 2) SECTIONS 25 SAND 28 TOWNSHIP 2 NORTH (INAND 2) SECTION 2 SECTION 3 SAND BEING LICHE SPAND (INAND 10) FOR PARCELS (INAND 2) SECTION 2 PARTICULARLY DESCRIBED AS EDUCION FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWEST CORNER FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWEST CORNER FOR A PARCEL SECTION OF A PARCEL SECTION

Return: BOCC Joyce/Come

INSTR # 200342051 OR BK 01189 PGS 0950-0955 RECORDED 11/18/2003 04:27:35 PM

CERTIFICATE OF ACKNOWLEDGMENT STREET OF CIRCUIT COURT AMELIA CONCOURSE ASSESSMENT AREA OUNTY, FLORIDA RECORDING FEES 28.50

AMELIA CONCOURSE DEVELOPMENT, LLC (the "Owner"), a Florida limited liability company and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 106.00, which are derived directly from Single-Family Residential Units.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the // day of September, 2003.

A M E L I A C O N C O U R S E DEVELOPMENT, LLC, a Florida Limited Liability Company

ATTEST:

Secretary // (SEAL) Rv.

Monasin Member

STATE OF _	Florida
COUNTY OF	

The foregoing instrument was acknowledged before me by William J. Mode and ______, ____, respectively, of Amelia Concourse Development, LLC. They are personally known to me or have produced ______, as identification, and did (did not) take an oath. WITNESS my hand and official seal, this 15th day of September, A.D., 2003 Ochol Chauncey Notary Public

State of Elovida

My commission expires 7-19-06



CAROL A. CHAUNCEY Notary Public, State of Florida My comm. expires July 19, 2006 Comm. No. DD 131570

EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

EXHIBIT F - LEGAL DESCRIPTION FOR PARCEL E (AMELIA CONCOURSE DEVELOPMENT, LLC)

EXHIBIT F

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING IN SECTION 29, AND SECTION 32, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 32; SAID POINT LYING ON THE SOUTHERLY LINE OF LANDS NOW OR FORMERLY OF ROBERT A. MARINO AND SOOK MARINO (ACCORDING TO DEED RECORDED IN BOOK 933. PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 89'-43'-40" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 660.00 FEET TO THE SOUTHEAST CORNER THEREOF; RUN THENCE NORTH 05'-34'-05" WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 911,75 FEET. TO A POINT ON A NON-TANGENT CURVE; RUN THENCE IN A EASTERLY DIRECTION ALONG THE ARC OF A CURVE. SAID CURVE BEING CONCAVE TO THE NORTH AND HAVING A RADIUS OF 1200.00 FEET, A CHORD DISTANCE OF 318.21 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 83"-40'-28" EAST: RUN THENCE NORTH 88'-42'-23" EAST, A DISTANCE OF 1015.37 FEET TO A POINT OF CURVATURE; RUN THENCE IN A EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1050,00 FEET, A CHORD DISTANCE OF 346.73 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 81"-47"-24" EAST: RUN THENCE SOUTH 72'--17" EAST, A DISTANCE OF 415.16 FEET TO A POINT ON THE WESTERLY LINE OF LANDS NOW OR FORMERLY OF JAMES D. PETERS & SHIRLEY D. PETERS, DAVID B. ZACHRY & BARBARA P. ZACHRY (ACCORDING TO DEED RECORDED IN BOOK 149, PAGE 499 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 00"-05"-39" EAST, ALONG THE WESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 710.06 FEET TO THE · NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF THE NASSAU COUNTY BOARD OF COUNTY COMMISSIONERS (ACCORDING TO DEED RECORDED IN BOOK 855, PAGE 1174 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH: 89"-43"-40" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1599.32 FEET TO THE NORTHWEST CORNER THEREOF; RUN THENCE SOUTH 28"-19" WEST ALONG THE NORTHWESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 712.17 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF NORTH HAMPTON, LLC (ACCORDING TO DEED RECORDED IN BOOK 999, PAGE 346 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 89"-59"-20" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED LANDS. A DISTANCE OF 709.26 FEET TO THE NORTHWEST CORNER THEREOF, SAID POINT LYING ON THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF BARNEY L. NELSON AND KATIE E. NELSON (ACCORDING TO DEED RECORDED IN BOOK 16, PAGE 203 OF THE OFFICIAL RECORDS OF SAID COUNTY), SAID EASTERLY LINE ALSO BEING THE WESTERLY LINE OF SAID SECTION 32; RUN THENCE NORTH 00"-20"-26" EAST ALONG SAID SECTION 32. A DISTANCE OF 622.11 FEET TO THE POINT OF BEGINNING.



- Robun: BOCC. Toyce/Comil

INSTR # 200342052 OR BK 01189 PGS 0956-0960 RECORDED 11/18/2003 04:27:35 PM J. M. OXLEY JR

CERTIFICATE OF ACKNOWLEDGMENT OF CIRCUIT COURT AMELIA CONCOURSE ASSESSMENT RECONDING FEES 24.00

ROBERT A. MARINO and SOOK MARINO (collectively, the "Owner"), the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 149.00, which are derived directly from Single-Family Residential Units.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS 'C.^NOWLEDGMENT OR THE ASSESSMENT?

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the 30 day of September, 2003.

Robert A. Marino

Sook Marino

Anda Miranda

STATE OF FLORIDA COUNTY OF NASSAU

The foregoing instrument was acknowledged before me by Robert A. Marino and Sook Marino, respectively. They are <u>personally known to me</u> or have produced _____, as identification, and did (did not) take an oath.

WITNESS my hand and official seal, this 30 day of 5 eptember, A.D., 2003

P Co

Paula V. Peters Commission #DD163089 Expires: Dec 14, 2006 Bonded Thru Atlantic Bonding Co., Inc.

Notary Public

State of PLORIDA

My commission expires DEC . 14, 2006

EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

LEGAL DESCRIPTION OF SUBJECT PROPERTY

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BLING A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 NORTH, RANGE 2B EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 30 AND RUN SOUTH 89"—38"—10" MEST, ALONG THE SOUTHERLY UNE OF SAID SECTION 30, A DISTANCE OF 1513.44
FEET TO A POINT; RUN THENCE NORTH 05"—00"—00" WEST, A DISTANCE OF 1911.51 FEET TO A POINT; RUN THENCE SOUTH 80"—00"—00" EAST, A DISTANCE OF 483.25 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 1123.34 FEET, A CHORD DISTANCE OF 395.60 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 69"—51"—30" EAST; RUN THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTH AND HAVING A RADIUS OF 1200.00 FEET, A CHORD DISTANCE OF 341.03 FEET TO A POINT, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH.

105"—34"—05" EAST, A DISTANCE OF 911.75 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID SECTION 29, A DISTANCE OF SCO.CC FELT TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 73.57 ACRES, MORE OR LESS AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT HE MITHIN



Roturn: BOCC Joyce/Connie

INSTR # 200342053
OR BK 01189 PGS 0961-0966
RECORDED 11/18/2003 04:27:35 PM
J. M. OXLEY JR
CLERK OF CIRCUIT COURT
NASSAU COUNTY, FLORIDA

CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

AMELIA NATIONAL ENTERPRISE, LLC (the "Owner"), a Florida limited liability company and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The aggregate number of ERUs (based on estimated development) for the Benefitted Property is 1,034.2, which consists of the following: 729.00 ERUs derived directly from Single-Family Residential Units; 13.20 ERUs derived directly from Multi-Family Residential Units; 182.40 ERUs derived directly from 20,000 square feet of general commercial space; and 109.6 ERUs derived from the golf course and related clubhouse facilities.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c)

computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the ____ day of September, 2003.

October

AMELIA NATIONAL ENTERPRISE, LLC, a Florida Limited Liability

Company By: Montgome

Land Company

ATTEST:

its President

Secretary

(SEAL)

Notary Public, State of Florida My comm. expires February 11, 2006 Comm. No. OD 091396

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STATE OF House COUNTY OF Dural	
COUNTY OF Juval	
The foregoing instrument was acknown and and Enterprise, JLC. They are personally known identification, and did (did not) take an oath.	owledged before me by Switchell &, respectively, of Amelia National to me or have produced, as
WITNESS my hand and official seal,	this 23 day of October, A.D., 2003
	Esa B. Murph
	Notary Public
	State of Horion
My commission expires 2/11/06	ELSA B. MURPHY Notary Public State of Florida

EXHIBIT A

LEGAL DESCRIPTION FOR BENEFITTED PROPERTY

LEGAL DESCRIPTION

ALL THAT CERTAIN TRACT OF PARCEL OF LAND BEING A PORTION OF GOVERNMENT LOT 1. SECTION 27, TOURISING 2 MIRELY RANGE 28 ESST. AND A PORTION OF SECTIONS 26, 21, 25 AND JO. TOWNSHIP : HORTH, RANGE 28 EAST, HASSAU COURTY. PLATES AND STUTE MORE PARTICULARLY DESCRIBED AS TOLLOWS: FOR A POINT OF SECRIBING COMMENCE AT THE MUMICHESTERY CORNER OF GOVERNMENT LOT & SUO SECTION 17 AND BUN SQUIT- GOT-US-11 EAST, ALONG THE MESTERL! LUK OF SAD GOVERNMENT LOT 4. A DISTANCE OF 1319.50 FEET TO THE SOUTHWEST CORNER THEREOF; BUN THENCE SOUTH DO-05-38" EAST, ALONG THE WESTERLY LINE OF SAID EDVERNMENT LOT 1 AND GOVERNMENT LOT 2, SAID SECTION 29, A DISTANCE OF 1800.00 FEET TO A POINT, FURL THEMCE NORTH 66 -00-00 WEST, DEPARTME FROM LAST MENTICHED WESTERLY THE A DISTANCE OF 195.01 FEET TO A POINT; RUN THENSE NEATH 51'-00'-00" HIST. A DISTANCE OF 1800.32 FEET TO A POWIT RUN THENCE NORTH 84"-CO"-CO" WEST A DISTANCE OF 200,70 FEET TO A POINT, AUN THENCE SOUTH 00"-00"-00" EAST, A DISTANCE OF 350.00 FEET TO A POINT; RUN THENCE MORTH BY-00-00" NEST. A DISTANCE OF 1050 00 FEET TO A POINT: RUN THENCE SOUTH 00'-00'-00' EAST, A DISTANCE OF 1612 43 FLET TO A POINT: RUN THENCE MORTH 80'-00'-00' NEST, A DISTANCE OF 2532.28 FEET TO A POINT OF CURVATURE: RUN IN A NORTHHESTERLY DIRECTION ALONG THE ARC OF A CURVE SAID CURVE BEING CONCAVE HORTHEISTERLY AND HAVING A RADIUS OF 1909.85 FEET, A CHORD DISTANCE OF 859.25 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE BEADING OF THE AFOREMENTIONED CURVE SEING MORTH 67-00'-00" WEST, RUN, THENCE NORTH 14"-00"-OF WEST, A DISTANCE OF SSCIENT FOR A POINT OF CLAVATURE RUN THENCE IN A THESE, MUN. INCIDENT MOMENTS OF THE ARC OF A CUPYC. SAID CLEVE ECONG CONCAVE MORTHESTERLY AND HAVING A RAPHUS OF SSAID FEET, A CHORD DISTANCE OF BOTAL FIELD, WE POWE OF TAMBETORY OF SAID CUPYC, THE BEARING OF THE AFOREMENTIONED CURVE BEING NORTH 28-00-GO" WEST IRUN THENET NORTH 02-00-CO" MEST, A DISTANCE OF 1881.51
FEET TO A POINT OF CURVETURE RUN THENCE IN A NORTHERLY DIRECTION ALONG THE ARC OF A CURVE SAID CURVE SEING CONCAYE HESTERLY AND HANNE & RADIUS OF 5729.56 FEET, A CHORD DISTANCE OF 145.00 FEET TO THE POINT OF THEGENCY OF SAID CURVE. THE SEARING OF THE AFOREMENTIONED CHOSE EGING NORTH D7-43'-30" WEST: RUN THENCE MORTH DI-77-00" WEST, A DISTANCE OF 405.98 FTET TO A POINT ON THE NORTHERLY LIME OF THAT CERTAIN 25-FOOT WIDE WINITY EASEMENT DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 184, PAGE 560; RUN THENCE THE FOLLOWING FOUR (4) COURSES ALONG LAST MENTIONED NORTHERLY EASEMENT LINE. COURSE NO. 1 - NORTH 37-42'-46" EAST, A DISTANCE OF 1428.82 STEEL TO AN ANGLE FORM! COURSE NO. 2 - NORTH 88-40'-24" EAST, A DISTANCE OF 820.40 FEET TO A SECOND ANGLE POINT; COURSE NO. 3 - NORTH 88'-09'-54" EAST, A DISTANCE OF 1419.45 FEIT TO A THRO ANGLE POINT; COURSE NO 4 - HORTH 39:-55-04" EAST, A DISTANCE OF 359.08 FEET TO A POINT; RUM THENCE NORTH 53'-00'-00' EAST, DEPARTING FROM SAID NORTHERLY EASEMENT, (INC. A DISTANCE OF BILDY FEET TO A POINT: RUM THENCE NORTH 37-00-00" EAST, A DISTANCE OF 354:32 FEET TO A POINT; RUM THENCE MORTH-00-00-00" HEST, A DISTANCE OF 213.62 FEET TO A POINT, RUN THENCE SOUTH 37-00'-GO" EAST, A DISTANCE OF 333.63 FEET TO A POINT ON THE WESTERLY LINE OF NASSAU LAKES SUBDIMSION PHASE 1-8 (ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5. PACKS 72 AND 73 OF THE PUBLIC RECORDS OF SAID COUNTY; BUIL THENCE THE FOLLOWING THREE (3) COURSES ALONG THE HESTERLY AND SOUTHERLY LINES OF SAID MASSAU LAKES SUBDINISION PHASE 1-6: COURSE NO. 1 - SOUTH THE LOGI- JOT EAST, A DISTANCE OF 497.68 FIET TO AN ANGLE POINT: COURSE NO. 2 - SOUTH 68-10'-20" EAST, A DISTANCE OF ESS. 25 FEET TO A SECOND ANGLE POWT COURSE NO. 3 - NOATH 77"-22"-09" EAST, A DISTANCE OF 2340.33 FEET TO THE SOUTHWESTERLY CORNER OF TRACT "D". SAID NASSAU LAXES SUPPLYSION PHASE 1-8: RUN THENCE MORTH -69'-JO'-26" EAST, ALONG THE SOUTHERLY LIVE OF SAID TRACT "O" AND ALONG THE SOUTHETLY LINE OF LANDS MON OR FORMERLY OF RAD PROPERTIES, MIC (ACCORDING TO DEED RECORDED IN THE CYTICAL RECORDS OF SAID COUNTY IN BOOK 408, PAGE 891. A DISTANCE OF 649.60 FEET TO THE SOUTHERS TERET CORNER OF LAST MENTIONED LANDS ON THE RESTERE RICHT-OF-WAY LINE OF SAID STATE FOAD NO. 107- BUN THENCE SOUTH 94"-33"-G5" EAST, ALONG SAID WESTERLY RICHT-OF-WAY LINE, A DISTANCE OF \$77.73 FEET TO A POINT ON THE HORTHEFLY LINE OF SAID GOVERNMENT LOT 4, SECTION 27 AT THE NORTHELSTERLY CORNER OF LANDS NOW OR FORWERLY OF JACK LOUIS WORTHAM AND CHERTL HORTHAM LACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 796, PAGE 1442), RIAN INTENCE SOUTH 89'- 39'- 15' WEST, ALONG THE NORTHERLY LINE OF LAST HENTINGER LANDS. THE SAME BEING THE MOTTMERLY LINE OF SAID GOVESNMENT LOT 4. A DISTANCE OF 935.10 FIT! TO THE FOURT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 665.61 ACRES, HORE OF LESS.

INSTR # 200342603 DR BK 01190 PG 1208

MAP SHOWING BOUNDARY SURVEY OF

MELIA NATIONAL BOUNDARY HASE TWO

PARCEL OF LAND BEING A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 NORTH, RANGE 28 AST, NASSAU COUNTY, FLORIDA, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED S FOLLOWS:

OR A POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 29.

OWNSHIP 2 NORTH, RANGE 28 EAST, AND RUN NORTH 89'35'23" EAST, ALONG THE SOUTH LINE

SAID SECTION 29, A DISTANCE OF 2.643.15 FEET, TO THE WESTERLY LINE OF GOVERNMENT LOT

SECTION 29: RUN THENCE NORTH 00'05'39" WEST, ALONG THE WESTERLY LINE OF AFORESAID

OVERNMENT LOT 4, A DISTANCE OF 947.75 FEET, TO THE POINT OF BEGINNING.

ROM THE POINT OF BEGINNING THUS DESCRIBED, CONTINUE NORTH 00°05'39" WEST, ALONG THE ESTERLY LINE OF SAID GOVERNI, IENT LOT 4, AND THEN ALONG THE WESTERLY LINE OF OVERNMENT LOT 3, SECTION 29, A DISTANCE OF 2,609.08 FEET, TO A POINT; RUN THENCE 'ORTH 86'00'00" WEST, A DISTANCE OF 795.01 FEET. TO A POINT; RUN THENCE NORTH 81'00'00" WEST, A DISTANCE OF 1,800.32 FEET, TO A POINT; RUN THENCE NORTH 84'00'00" WEST, A DISTANCE OF 200.70 FEET, TO A POINT; RUN THENCE SOUTH 00'00'00" EAST, A DISTANCE OF 50.00 FEET, TO A POINT; RUN THENCE NORTH 84'GO'00" WEST, A DISTANCE OF 1,050.00 FEET, TO POINT; RUN THENCE SOUTH GO'00'00" EAST, A DISTANCE OF 1,642.43 FEET, TO A POINT ON THE 'ROPOSED NORTHERLY RIGHT OF WAY LINE OF A PROPOSED 150 FOOT RIGHT OF WAY, AS SHOWN IN SKETCH BY PRIVETT AND ASSOCIATES, DATED DECEMBER 17, 1999, DRAWING NO.

3-3-309(B)-12-96; RUN THENCE, ALONG THE NORTHERLY BOUNDARY OF SAID PROPOSED 150 TOOT RIGHT OF WAY, THE FOLLOWING SIX (6) COURSES AND DISTANCES:

COURSE NO. 1: THENCE, SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE SOUTHERLY, AND HAMNG A RADIUS OF 1,273.34 FEET. THROUGH A CENTRAL ANGLE OF 2017'00" THE RIGHT, AN ARC DISTANCE OF 450.78 FEET. TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 69'51'30" EAST, 448.43 FEET;

COURSE No. 2: SOUTH 59:43'00" EAST, A DISTANCE OF 1,260.24 FEET, TO THE POINT OF CURVATURE, OF A CURVE LEADING SOUTHEASTERLY:

COURSE No. 3: THENCE SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE NORTHERLY, AND HAVING A RADIUS OF 1,050.00 FEET, THROUGH A CENTRAL ANGLE OF 31'34'37" TO THE LEFT, AN ARC DISTANCE OF 578.68 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORO BEARING AND DISTANCE OF SOUTH 75'30'18" EAST, 571.38 FEET:

COURSE No. 4: NORTH 88'42'23" EAST, A DISTANCE OF 1,015.37 FEET, TO THE POINT OF CURVATURE, OF A CURVE LEADING SOUTHEASTERLY;

COURSE No. 5: THENCE SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE SOUTHERLY, AND HAVING A RADIUS OF 1,200.00 FEET, THROUGH A CENTRAL ANGLE OF 1900'26" TO THE RIGHT. AN ARC DISTANCE OF 398.09 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTEMBED BY A CHORD EEARING AND DISTANCE OF SOUTH 8147'24" LEAST, 396.26 FEET:

COURSE No. 6: SOUTH 7277'11" EAST, A DISTANCE OF 366.85 FEET, TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED. CONTAINS 9,007,820 SQUARE FEET. OR 206.79 ACRES, MORE OR LESS, IN AREA.



Published Weekly 511 Ash Street/P.O. Box 766 (904) 261-3696 Fernandina Beach, Nassau County, Florida 32034

STATE OF FLORIDA COUNTY OF NASSAU:

Before the undersigned authority personally appeared Robert O. Fiege

Who on oath says that he is the Production Director of the Fernandina Beach News-Leader, a weekly newspaper published at Fernandina Beach in Nassau County, Florida; that the attached copy of advertisement, being a LEGAL ADVERTISEMENT in the matter of

NOTICE OF HEARING To Impose and Provide for **Collection of Special Assessments** In the Amelia Concourse Area

Was published in said newspaper in the issues of

08/15.20/03 **Display Legal**

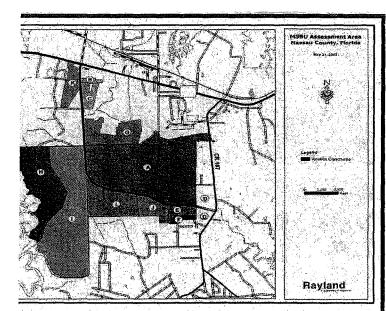
Affiant further says that the said Fernandina Beach News-Leader is a newspaper published at Fernandina Beach, in said Nassau County, Florida and that the said newspaper has heretofore been continuously published in said Nassau County, Florida, each week and has been entered as second class mail matter at the post office in Fernandina Beach in said Nassau County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and Affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me

This 4th day of September A.D. 2003.

Angeline B. Mudd, Notary Public

ANGELINE B. MUDD My Comm Exp. 1/4/2004 No. CC 876475 (JYFersonally Known [] Other I.D.



CE OF HEARING TO IMPOSE AND COLLECTION OF SPECIAL ASSESSMENTS **ELIA CONCOURSE ASSESSMENT AREA**

/EN that the Nassau County Board of County Commissioners will sider creation of the Amelia Concourse Assessment Area, as shown cial assessments for the construction and maintenance of road 1 be held at 7:00 PM, or as soon thereafter as the matter can be 1 the Commission Chambers, Yulee County Building, 1336 Pages 97, for the purpose of receiving public comment on the proposed s. All affected property owners have a right to appear at the hearwith the County Commission prior to the public hearing. If a perion made by the board, agency or commission with respect to any ng or hearing, he/she will need a record of the proceedings and that ensure that a verbatim record of the proceedings is made, which d testimony upon which the appeal is to be based.

lities requiring an accommodation in order to participate in the prot the office of the Ex-Officio Clerk at (904) 321-5703 or Florida 770(v) or 1-800-955-8771(TDD) at least seventy two hours in nodation.

be collected on the ad valorem tax bill, as authorized by Section lure to pay the assessments will cause a tax certificate to be issued result in a loss of title. The County Commission intends to collect stallments, the first of which will be included on the ad valorem tax 2004.

ions, please contact the Nassau County Clerk of Courts Office at

BOARD OF COUNTY COMMISSIONERS NASSAU COUNTY, FLORIDA

/S/ VICKIE SAMUS

JR.

Its: Chairman

01:52pm P. 002

Robum: BOCC.
Toyce Come

CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

SEDA CONSTRUCTION COMPANY (the "Owner"), a Florida comoration and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1)The Owner is vested with fee simple title of record to the Benefitted Property.
- The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- The number of ERUs (based on estimated development) for the Benefitted Property is 210.00, which are derived directly from Single-Family Residential Units.
- The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

4

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

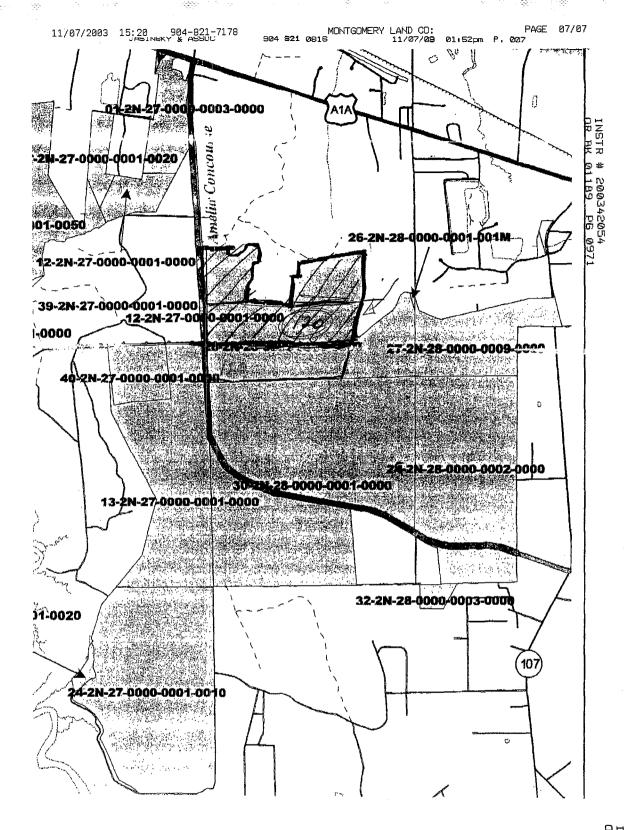
IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the ____ day of September, 2003.

SEDA CONSTRUCTION COMPANY,

a Florida Corporation

ATTEST:

(SBAL)



STATE OF FLORIDA
COUNTY OF DWA

The foregoing instrument was acknowledge	d before me by
	respectively, of Seda Construction
Company. They are personally known to me or	have produced, as
identification, and did (did not) take an oath.	

1	
1	TNESS my band and other
4	Notary Public - State of Florida
4	My Commission Equites Am 12, 2007
4	Commission # DD222481
J	

I seal, this <u>10</u> day of <u>NOV CM U</u>NA.D., 2003

Notary Public .
State of Funda

My commission expires 4/12/07

Robern BOCC.
Joyce Count

CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

SEDA CONSTRUCTION COMPANY (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- The Owner is vested with fee simple title of record to the Benefitted Property. **(1)**
- The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- The number of ERUs (based on estimated development) for the Benefitted Property is 210.00, which are derived directly from Single-Family Residential Units.
- The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the _____ day of September, 2003.

SEDA CONSTRUCTION COMPANY,

a Florida Corporation

ATTEST:

(SEAL)

2

STATE OF FLORIDA COUNTY OF DWAL

The foregoing instrument was acknowledged before me by , respectively, of Seda Construction and _____, respectively, of Company. They are personally known to me or have produced _ identification, and did (did not) take an oath.

MITNESS now hand and official seal, this [O day of NOV UM UNA.D., 2003]
Notary Public - State of Florida
My Commission An 12, 2007

Case Muss CO

Notary Public J.
State of Funda

My commission expires $\omega/\omega/2$

 $\{\frac{1}{2},\frac{1}{2}\}$

1959

VSTR # 200342603 R BK 01190 PG 1214 1/97/2003 15:20 1904-821-7178

Poyce Com

CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

SEDA CONSTRUCTION COMPANY (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- (1) The Owner is vested with fee simple title of record to the Benefitted Property.
- (2) The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- (3) Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- (4) The number of ERUs (based on estimated development) for the Benefitted Property is 210.00, which are derived directly from Single-Family Residential Units.
- (5) The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the ____ day of September, 2003.

SEDA CONSTRUCTION COMPANY, a Florida Corporation

By:

ATTEST:

Secretar

(SBAL)

STATE OF FLORIDA COUNTY OF DIWAL

The foregoing instrument was acknowledged	ledged before me by,
and,	, respectively, of Seda Construction
Company. They are personally known to m	e or have produced, as
identification, and did (did not) take an oath.	
Notary Public - State of Fiorida MyCommission & 00222481	is 10 day of NOV LM UNA.D., 2003 COUNTY Public State of FLOYCLA

My commission expires 4/07

All that certain tract or parcel of land being a portion of Section 26, Township 2 North, Range 28 East, together with a portion of Section 12, Township 2 North, Range 27 East, all in Nassau County, Florida and being more particularly described as follows: For a point of reference Commence at the Southeast Corner of said Section 26, Township 2 North, Range 28 East, Nassau County, Florida and run thence North 00 Degrees, 26 Minutes, 37 Seconds West along the Easterly Line of said Section 26, a distance of 1038.85 Ft. to a point on the centerdine of a 50 Ft. wide Construction and Maintenance Easement and Right-Of-Way (according to deed recorded in Book 21, Page 44 of the Official Records of said County) and run thence South 88 Degrees, 55 Minutes, 09 Seconds West along last mentioned centerline, a distance of 1514.87 Ft. to a point; Run thence North 01 Degree, 04 Minutes, 51 Seconds West, a distance of 50 Ft. to a point on the Southerly Line of and 80 Ft. wide Utility Easement (according to deed recorded in Book 673, Page 1452 of the Official Records of said County) and the POINT OF BEGINNING.

From the POINT OF BEGINNING thus described, run thence the following four courses along the Southerly Line of the last mentioned 80 Ft. wide Utility Easement, the same being the Northerly Line of lands now or formerly of Amelia National Enterprise, LLC (according to deed recorded in Deed Book 1090, Page 1213 of the Public Records of said County): (1) South 88 Degrees, 55 Minutes, 09 Seconds West, a distance of 200.68 Ft. to a point; (2) Run thence South 88 Degrees, 09 Minutes, 59 Seconds West, a distance of 1,419.45 Ft. to a point; (3) Run thence South 88 Degrees, 40 Minutes, 29 Seconds West, a distance of 820.40 Ft. to a point; (4) Run thence South 87 Degrees, 42 Minutes; 49 Seconds West, a distance of 1,428.82 Ft. to a point on the Easterly Right-Of-Way Line of Amelia Concourse (a 125 Ft. wide easement according to deed recorded in Book 901, Page 1970 of the Official Records of said County); Run thence North 03 Degrees, 26 Minutes, 55 Seconds West, along the Easterly Line of the last mentioned 125 Ft. wide easement, a distance of 914.68 Ft. to a point; Run thence North 86 Degrees, 33 Minutes, 00 Seconds East, a distance of 1440.00 Ft. to a point; Run thence South 79 Degrees, 00 Minutes, 00 Seconds East, a distance of 870. 03 Ft. to a point; Run thence North 56 Degrees, 00 Minutes, 00 Seconds East, a distance of 809.36 Ft. to a point; Run thence South 74 Degrees, 36 Minutes, 04 Seconds East, a distance of 500.00 Ft. to a point; Run thence North 81 Degrees, 53 Minutes, 51 Seconds East, a distance of 715.00 Ft. to a point; Run thence South 11 Degrees, 33 Minutes, 11 Seconds West, a distance of 1152.40 Ft. to the POINT OF BEGINNING and containing 120.00 Acres, more or less.

All that certain tract or parcel of land being a portion of Section 26, Township 2 North, Range 28 East, together with a portion of Section 12, Township 2 North, Range 27 East, all in Nassau County, Florida and being more particularly described as follows: For a point of reference Commence at the Southeast Corner of said Section 26, Township 2 North, Range 28 East, Nassau County, Florida and run thence North 00 Degrees, 26 Minutes, 37 Seconds West along the Easterly Line of said Section 26, a distance of 1038.85 Ft. to a point on the centerline of a 50 Ft. wide Construction and Maintenance Easement and Right-Of-Way (according to deed recorded in Book 21, Page 44 of the Official Records of said County) and run thence South 88 Degrees, 55 Minutes, 09 Seconds West along last mentioned centerline, a distance of 1514.87 Ft. to a point; Run thence North 01 Degree, 04 Minutes, 51 Seconds West, a distance of 50 Ft. to a point on the Southerly Line of and 80 Ft. wide Utility Easement (according to deed recorded in Book 673, Page 1452 of the Official Records of said County) and the POINT OF BEGINNING.

From the POINT OF BEGINNING thus described, run thence the following four courses along the Southerly Line of the last mentioned 80 Ft. wide Utility Easement, the same being the Northerly Line of lands now or formerly of Amelia National Enterprise, LLC (according to deed recorded in Deed Book 1090, Page 1213 of the Public Records of said County): (1) South 88 Degrees, 55 Minutes, 09 Seconds West, a distance of 200.68 Ft. to a point, (2) Run thence South 88 Degrees, 09 Minutes, 59 Seconds West, a distance of 1,419.45 Ft. to a point; (3) Run thence South 88 Degrees, 40 Minutes, 29 Seconds West. a distance of 820.40 Ft. to a point; (4) Run thence South 87 Degrees, 42 Minutes; 49 Seconds West, a distance of 1,428.82 Ft. to a point on the Easterly Right-Of-Way Line of Amelia Concourse (a 125 Ft. wide easement according to deed recorded in Book 901, Page 1970 of the Official Records of said County); Run thence North 03 Degrees, 26 Minutes, 55 Seconds West, along the Easterly Line of the last mentioned 125 Ft, wide easement, a distance of 914.68 Ft. to a point; Run thence North 86 Degrees, 33 Minutes, 00 Seconds East, a distance of 1440.00 Ft. to a point; Run thence South 79 Degrees, 00 Minutes, 00 Seconds East, a distance of 870. 03 Ft. to a point; Run thence North 56 Degrees, 00 Minutes, 00 Seconds East, a distance of 809.36 Ft. to a point; Run thence South 74 Degrees, 36 Minutes, 04 Seconds East, a distance of 500.00 Ft. to a point; Run thence North 81 Degrees, 53 Minutes, 51 Seconds East, a distance of 715.00 Ft. to a point; Run thence South 11 Degrees, 33 Minutes, 11 Seconds West, a distance of 1152.40 Ft. to the POINT OF BEGINNING and containing 120.00 Acres, more or less.

APPENDIX C

AFFIDAVIT OF MAILING

AFFIDAVIT OF MAILING

STATE OF FLORIDA COUNTY OF LEON

BEFORE ME, the undersigned authority, personally appeared Matt Matherne, who, after being duly sworn, deposes and says:

1. I, Matt Matherne, have been designated by the Assessment Coordinator of Nassau County, Florida, to mail the notices required by Section 2.03 of Resolution No. 2003-109, adopted by the Board of County Commissioners of Nassau County, Florida, on August 11, 2003 (the "Initial Assessment Resolution").

2. On or before August 19, 2003, I mailed, or directed the mailing of, a notice in accordance with the Initial Assessment Resolution by first class mail, to each owner of property within the Amelia Concourse Assessment Area in conformance with the requirements of Nassau County Ordinance No. 2000-37, at the address shown on the real property assessment tax roll maintained by the Nassau County Property Appraiser for the purpose of the levy and collection of ad valorem taxes.

FURTHER AFFIANT SAYETH NOT.

JAN JANheune

A ffiant

STATE OF FLORIDA COUNTY OF LEON

My commission expires: 1270-2006

The foregoing instrument was acknowledged before me by Matt Matherne,
who is personally known to me or who has produced as identification
and did (did not) take an oath.
WITNESS, my hand and official seal this 10 day of September A.D.,
2003.
Signature of person taking acknowledgment
Tammaca L. Beary Name of acknowledger (printed)



APPENDIX D

PROOF OF PUBLICATION

APPENDIX E ASSESSMENT ROLLS

INSTR # 200342603 OR BK 01190 PG 1221

Appendix E

Nassau Amelia Concourse Assessment Area and Capital Assessment Roll

Parcel	ERUs	Initial Prepayment	Adjusted Prepayment	Max Annual Capital Assessment	
	/ The same of the				
A - Legal Attached	1034.20	\$1,865,696.80	\$2,107,699.60	\$330,944.00	
B - Legal Attached	145.92	\$263,239.68	\$297,384.96	\$46,694.40	
C - Legal Attached	105.00	\$189,420.00	\$213,990.00	\$33,600.00	
E - Legal Attached	106.00	\$191,224.00	\$216,028.00	\$33,920.00	
G - Legal Attached	210.00	\$378,840.00	\$427,980.00	\$67,200.00	
I - Legal Attached	1220.60	\$2,201,962.40	\$2,487,582.80	\$390,592.00	
J - Legal Attached	149.00	\$268,796.00	\$303,662.00	\$47,680.00	
K - Legal Attached	716.00	\$1,291,664.00	\$1,459,208.00	\$229,120.00	
L - Legal Attached	500.00	\$902,000.00	\$1,019,000.00	\$160,000.00	
9 Parcels	4186.72	\$7,552,842.88	\$8,532,535.36	\$1,339,750.40	

Appendix E

Nassau Amelia Concourse Assessment Area and Maintenance Assessment Roll

Parcel	ERUs	Max Annual Maintenance Assessment	
A - Legal Attached	1034.20	\$47,573.20	Marine de la Cida de Marine de Caracteria de
B - Legal Attached	145.92	\$6,712.32	
C - Legal Attached	105.00	\$4,830.00	
E - Legal Attached	106.00	\$4,876.00	
G - Legal Attached	210.00	\$9,660.00	
I - Legal Attached	1220.60	\$56,147.60	
J - Legal Attached	149.00	\$6,854.00	
K - Legal Attached	716.00	\$32,936.00	
L - Legal Attached	500.00	\$23,000.00	
9 Parcels	4186.72	\$192,589.12	

EXHIBIT B - LEGAL DESCRIPTION FOR PARCEL A (AMELIA NATIONAL ENTERPRISE, LLC)

EXHIBIT B

LEGAL DESCRIPTION

ALL THAT CERTAIN MACE OF PARCEL OF LAND BEING A DINARO OF GOVERNATION LOT & SECTION 27, TOWNSHIP 2 NORTH RANGE 28 ESST. AND A PORTION OF SECTIONS 26. 27. 29 AND 30. TOWNSHIP : HORTH, RANGE 28 EAST, MASSAU COUNTY. PURPOS AND SENIO MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF SECONDARY COMMENCE AT THE MUMINIMESTRALY CORNER OF COVERNMENT LOT & SAID SECTION OF AND BUN SQUEN DOT-05"- IN EAST, ALONG THE WESTERLY LUTE OF SAW COVERNMENT LOT 4. A DISTANCE OF 1319.50 FEET TO THE SOUTHINEST CORNER THEREOF, RUN THENCE SOUTH DO-05-39 EAST, ALONG-THE WESTERLY-LINE OF SAID EDVERNMENT LOT 1 AND GOVERNMENT LOT 2, SAID SECTION 29, A DISTANCE OF 1800.00 FEET TO A POINT. RUN THENCE NORTH 66'-00'-00" WEST, DEPARTME FROM LAST MENTIONED WESTERLY LINE, A DISTANCE OF 195.01 FEET TO A POINT, RUN THENCE NEATH 61'-00'-00" WEST, & DISTANCE OF 1800.32 FEET TO A POINTE RUN THENCE NORTH 84"-CO"-CO" WEST A DISTANCE OF ZOO TO FEET TO A POINT RUN THENCE SOUTH OO"-OO"-OO" EAST A DISTANCE OF 350.00 FEET TO A POINT, RUN THENCE NORTH B3 -00 -00 WEST. A DISTANCE OF 1050 00 FEET TO A POINT RUN THENCE SOUTH OF-ON-ON EAST, A DISTANCE OF 164243 FEET TO A POINT: RUN THENCE NORTH 80'-00'-00" WEST, A DISTANCE OF 2532 28 FLET TO A POINT OF CURVATURE: RUN IN A MORTHMESTERLY DIRECTION ALONG THE ARC OF A CURVE SAID CURVE BEING CONCAVE MORTHEASTERLY AND HAVING A RADIUS OF 1909.ES FEET, A CHORD DISTANCE OF BS9.25 FEET TO THE POINT OF TANGENCY OF SAID CURVE THE BEARING OF THE AFORENEMTIONED CURVE BEING HORTH 67-00'-00" WEST, RUN THENCE NORTH 34-20-00" WEST. A DISTANCE OF SSO. 61 FEET TO A POINT OF CURVATURE RUN THENCE IN A THESE, MUNICIPAL MONTH SHOWS THE ARE OF A CUPYE. SAID CURYE EEING CONCAVE MORTHEASTERLY AND HAVING A RADIUS OF \$54.93 FEET, A CHORD DISTANCE OF \$37.21 FEET TO THE POINT OF TAMBENCY OF SAID CUPYE, THE BEARING OF THE AFOREMENTIONED CURVE BEING NORTH 28"-00"-GO" WEST, RUM THENCE NORTH 02"-00"-00" WEST, A DISTANCE OF 1881.51
FEET TO A POINT OF CURVATURE RUM THENCE IN A NORTHERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAME MESTERLY AND HAVING A RADIUS OF 5729.38 FEET, A CHORD DISTANCE OF 145.00 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE SEARING OF THE AFOREMENTIONED CHOFD BEING NORTH DZ-13'-30" WEST: RUN THENCE MORTH DI-17-00" WEST. A DISTANCE OF 405.98 FTET TO A POINT ON THE NORTHERLY LINE OF THAT CERTAIN 25-FOOT WIDE UTILITY EASOMENT DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 164. PAGE 560, RUN THENCE THE FOLLOWING FOUR (4) COURSES ALONG LAST MENTIONED NORTHERLY EASEMENT LINE. COURSE NO. 1 - NORTH 87-42'-44" EAST, A DISTANCE OF 1428.82 FEET TO AN ANCIE POINT: COURSE NO. 2 - NORTH 88"-40"-24" EAST, A DISTANCE OF 820,40 FEET TO A SECOND ANGLE POINT; COURSE NO. 3 - NORTH BE"-09"-54" EAST, A DISTANCE OF 1419,45 FELT TO A THIRD ANGLE POINT; COURSE NO. 4 - MORTH SE:-55-04" EAST, A DISTANCE OF 553.06 FEET TO A POINT; RUN THENCE NORTH 53'-00'-00' EAST, DEPARTHIG FROM SHIP NORTHERLY EASEMENT-LINE. A CUSTANCE OF BIJLOR FEET TO A POINT: RUN THENCE NORTH 37-00-00" EAST, A DISTANCE OF 354:32 FEET TO A POINT, RUN THENCE NORTH-00"-00"-00" HEST, A DISTANCE OF 273.62 FEET TO A POINT, RUN THENCE SOUTH 37-00'-CO" EAST, A DISTANCE OF 333.63 FEET TO A POINT ON THE WESTERLY LINE OF NASSAU LAKES SUBDIMSION PHASE 1-9 (ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5, PACES 72 AND 73 OF THE PUBLIC RECORDS OF SAID COUNTY; BUIL THENCE THE FOLLOWING THREE (3) COURSES ALONG THE HESTERLY AND SOUTHERLY LINES OF EAG MASSAU LAKES SUBDIVISION PHASE 1-6: COURSE NO. 1 - SOUTH 18-08-30" SAST, A DISTANCE OF 497.68 FEET TO AN ANGLE POINT: COURSE NO. 2 - SOUTH 68-10-20" EAST, A DISTANCE OF 655.25 FEET TO A SECOND ANGLE POINT: COURSE NO. 3 - NOATH 77"-22"-09" EAST. A DISTANCE OF 2340.50 FELL IC THE SOUTHWESTERLY CORNER OF TRACT "D". SAID NASSAU LAKES SUBDIVISION PHASE 1-8: RUN THENCE HORTH 89"-30"-26" EAST, ALONG THE SOUTHERLY LINE OF SAID TRACT "O" AND ALONG THE SOUTHERLY LINE OF LANDS NOW OR FORMERLY OF RAD PROPERTIES INC. (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 4CS. PAGE 891. A DISTANCE OF 649.60 FEET TO THE SOUTHERSTERLY CORNER OF LAST WENTIONED LANDS ON THE MESTERLY PICHT-OF-WAY LINE OF SAID STATE ROAD NO 107 BUN THENCE SOUTH 98-33-05 EAST, ALONG SAID WESTERLY RICHT-OF-WAY LINE, A DISTANCE OF 577.73 FEET TO A POINT ON THE NORTHERLY LINE OF SAID GOVERNMENT LOT 4, SECTION 27 AT THE NORTHEASTERLY CORNER OF LANDS HOW OR FORWERLY OF JACK LOWS WORTHAM AND CHERTE HORTHAM CACCORDING TO DECT RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 796, PAGE 1442]. RIAN THENCE SOUTH 89'- 19'- 15' WEST, ALONG THE MORTHERLY LINE OF LAST MENTIONER LANCS. THE SAME ELING THE MORTHERLY LINE OF SMO GOVERNMENT LOT 4. A DISTANCE OF 935.10 FEET TO THE FOUNT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 665 BT ACRES HORE OF LESS.

MAP SHOWING BOUNDARY SURVEY OF

MELIA NATIONAL BOUNDARY HASE TWO

PARCEL OF LAND BEING A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 NORTH, RANGE 28 AST. NASSAU COUNTY, FLORIDA, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED 5 FOLLOWS:

OR A POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 29, DWNSHIP 2 NORTH. RANGE 28 EAST. AND RUN NORTH 89'35'23" EAST, ALONG THE SOUTH LINE SAID SECTION 29, A DISTANCE OF 2.643.15 FEET, TO THE WESTERLY LINE OF GOVERNMENT LOT SECTION 29; RUN THENCE NORTH 00'05'39" WEST, ALONG THE WESTERLY LINE OF AFORESAID OVERNMENT LOT 4, A DISTANCE OF 947.75 FEET, TO THE POINT OF BEGINNING.

ROM THE POINT OF BEGINNING THUS DESCRIBED, CONTINUE NORTH 00°05'39" WEST, ALONG THE ESTERLY LINE OF SAID GOVERNMENT LOT 4. AND THEN ALONG THE WESTERLY LINE OF OVERNMENT LOT 3. SECTION 29, A DISTANCE OF 2,609.08 FEET, TO A POINT; RUN THENCE 'ORTH 86'00'00" WEST, A DISTANCE OF 1,800.32 FEET, TO A POINT; PUN THENCE NORTH 84'00'00" WEST, A DISTANCE OF 1,800.32 FEET, TO A POINT; RUN THENCE SOUTH 00'00'00" EAST, A DISTANCE OF 50.00 FEET, TO A POINT; RUN THENCE NORTH 84'00'00" WEST, A DISTANCE OF 1,050.00 FEET, TO POINT; RUN THENCE NORTH 84'00'00" WEST, A DISTANCE OF 1,050.00 FEET, TO POINT; RUN THENCE SOUTH 00'00'00" EAST, A DISTANCE OF 1,642.43 FEET, TO A POINT ON THE PROPOSED NORTHERLY RIGHT OF WAY LINE OF A PROPOSED 150 FOOT RIGHT OF WAY, AS SHOWN IN SKETCH BY PRIVETT AND ASSOCIATES, DATED DECEMBER 17, 1999, DRAWING NO.

1-3-309(B)-12-96; RUN THENLE, ALONG THE NORTHERLY BOUNDARY OF SAID PROPOSED 150 TOOT RIGHT OF WAY, THE FOLLOWING SIX (6) COURSES AND DISTANCES:

COURSE NO. 1: THENCE. SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE SOUTHERLY, AND HAVING A RADIUS OF 1,273.34 FEET, THROUGH A CENTRAL ANGLE OF 2017'00" THE RIGHT, AN ARC DISTANCE OF 450.78 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 69'51'30" EAST, 448.43 FEET;

COURSE No. 2: SOUTH 59:43'00" EAST, A DISTANCE OF 1,260.24 FEET, TO THE POINT OF CURVATURE, OF A CURVE LEADING SOUTHEASTERLY:

COURSE No. 3: THENCE SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE. CONCAVE NORTHERLY, AND HAVING A RADIUS OF 1,050.00 FEET, THROUGH A CENTRAL ANGLE OF 31'34'37" TO THE LEFT, AN ARC DISTANCE OF 578.68 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID PARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 75'30'18" EAST, 578.38 FEET;

COURSE No. 4: NORTH 88-42'23" EAST, A DISTANCE OF 1,015-37 FEET, TO THE POINT OF CURVATURE, OF A CURVE LEADING SOUTHEASTERLY,

COURSE No. 5: THENCE SOUTHEASTERLY, ALONG AND AROUND THE ARC OF A CURVE, CONCAVE SOUTHERLY, AND HAVING A RACIUS OF 1,200.00 FEET, THROUGH A CENTRAL ANGLE OF 19°00'26" TO THE RIGHT. AN ARC DISTANCE OF 398.09 FEET, TO THE POINT OF TANGENCY OF LAST SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 81°47′24" FAST, 396.26 FEET;

COURSE No. 6: SOUTH 7277'11" EAST A DISTANCE OF 366.85 FEET, TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED. CONTAINS 9,007,820 SQUARE FEET. OR 206.79 ACRES, MORE OR LESS, IN AREA.

EXHIBIT C - LEGAL DESCRIPTIONS FOR PARCEL B (LOFTON POINTE, INC.)

EXHIBIT C

全国的大学 PARCEL B1

A PORTION OF SECTION 1, TOWNSHIP Z NORTH RANGE 27 EAST, MOD AT PORTION OF SECTION 25 TOWNSHIP Z NORTH RANGE 27 EAST, MOD AT PORTION OF SECTION 25 TOWNSHIP Z NORTH RANGE 28 EAST, MASSAU COUNTY FLORIDA, TAND BEING MORE PARTICLARLY DESCRIBED AS FOLLOWS FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWEST CORNER OF TOTAL OF FLORA PARKE AS RECORDED IN PLAT BOOK 55 LL CORNER OF TOTAL OF FLORA PARKE AS RECORDED IN PLAT BOOK 55 LL CORNER OF THE CURRENT PUBLIC RECORDS OF SAME COUNTY STHENCE NORTH 72 46 59 WEST ALONG THE NORTHEILY LINE OF A RAYLAND COMPANY, INC. PARCEL REFERRED TO AS SHOWN ON SURVEY FILE NO. LG 656(C) PREPARED BY RICHARD MILLER A SOCIATIS DATED SEPTEMBER Z 1999, A DISTANCE OF 327 OF FEET, THENCE SOUTH 218 27 WEST ALONG THE MESTERY LINE OF AN ADJOINING RAYLAND COMPANY PARCEL REFERRED TO AS PLAY ADJOINING RAYLAND COMPANY PARCEL REFERRED TO AS PLAY. PARCEL A DISTANCE OF 580.BS FEET TO THE NORTHERLY INE OF AN ADJOINING RATANCE OF 580.BS FEET TO THE NORTHERLY INE OF AN ADJOINING RATANCE OF 580.BS FEET TO THE NORTHERLY INE OF AN 25-21-26-DOOD-DOOZ-D280. THENCE NORTH 80'5477. WEST, ALDING THE NORTHERLY UNE OF SAID PARCEL A DISTANCE OF 230.02 FEET TO THE NORTHERSTERLY CORNER OF 5A0 PARCEL A DISTANCE OF 230.02 FEET TO THE NORTHERSTERLY CORNER OF 5A0 PARCEL BY AND A NORTHERSTERLY CORNER OF PARCEL BY AS SHOWN ON MAR. NO. 5-2-1050-5-888. PREPARED BY PRIVETT AND ASSOCIATES, INC. AND ALSO BEING THE SEPONT OF BEGINNING. THENCE SOUTH 12'48'30' WEST ALONG THE SEPONT OF BEGINNING. THENCE SOUTH 12'48'30' WEST ALONG THE SEASTERLY UNE OF SAID ADJOINING PARCEL B. A DISTANCE OF 372'98' FEET. THENCE NORTH BIJTSO' WEST ALONG THE LASTERLY PROLONGATION OF THE NORTHERITY UNE OF THOSE LIANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 809, PAGE 1455. SAID PUBLIC RECORDS A DISTANCE OF 1593.47 TEET TO A POINT LITING ALONG A CURVE GONGARE SOUTHWESTERLY AND HANNE A RADIUS OF 1562.60 FEET, SAID POINT ALSO LITING ALONG THE INTERSECTION OF THE BASTERLY LIKE OF A PROPOSED LOS FOON BOULEVARD. AN ARC DISTANCE OF A SAID FURESS AND ECRESS EASSWENT XNOWN AS LOFTON BOULEVARD. THENCE NORTHERS THE PROPOSED LOFTON BOULEVARD. AN ARC DISTANCE OF 1553.14 MEST, CAND M CHORD DISTANCE OF 195.40 FEET, DIO A POINT OF REFERSE OUR VATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAYING A RADIUS OF HASTENCE OF 155.50 OF THE LAND BEFORED BY A CHORD DISTANCE OF 155.50 OF THE TAID BEFORED BY A CHORD DISTANCE OF 155.50 OF THE TOLLUMING FIFE CONCESS. SOUTH 72'46'53' EAST A DISTANCE OF 105.00 FEET; THENCE NORTHEASTERLY AND A CHORD DISTANCE OF 155.50 OF THE TAID A CHORD DISTANCE OF 152.50 OF THE TAID A CHORD DISTANCE OF 152.50 OF THE TAID A CHORD DISTANCE OF 152.50 OF THE TOLLUMING FIFE COURSES. SOUTH 72'46'53' EAST A DISTANCE OF 150.50 FEET; THENCE SOUTH 16'16'25' DISTANCE OF 152.28 FE

EXHIBIT D - LEGAL DESCRIPTIONS FOR PARCEL C (COPPENBARGER HOMES, INC.)

EXHIBIT D

PARCEL BZ

A BORTION OF SECTIONS 1: AND 12. TOWNSHIP 2 NORTH, RANGE 27 MISSERS, PAND A PORTION OF SECTIONS 25 AND 26. TOWNSHIP 2 NORTH CONTROL RANGE 28: EAST, NASSAU-COUNTY, FLORIDA, AND BEING WORE:

PARTICULARLY DESCRIBED AS EDULOWS: FOR A POINT OF REFERENCE SECONDERING THE NORTHWEST CORNER OF LOT 1, OF FLORA PARKESS SECONDED IN PLAT BOOK 15. PAGES 136: 137. AND 138 OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, THENCE NORTH 72:46.59 WEST ALONG THE NORTHERLY LINE OF A RAYLAND COMPANY, DIC PARCELS SEREFERED TO AS PLINIES 2N-28-0000-0002-0080 AND ALSO SEREFERRED TO AS PLINIES 2N-28-0000-0002-0080 AND ALSO SEREFERRED TO AS PLINIES OF ARTICLE SEPTEMBER 2, 1997, A DESTANCE OF 3270 A FEET, THENCE SOUTH 21 18 27 WEST ALONG THE WESTINGS UNDER CONTROL OF SAID PARCELTA DISTANCE OF SAID PARCEL TO THE WORTHERLY LINE OF SAID PARCELTA DISTANCE OF SAID PARCEL A DISTANCE OF SAID PARCEL TO THE NORTHERLY LINE OF SAID PARCEL A DISTANCE OF SAID SEPTEMBER 2, 1997, A DESTANCE OF SAID PARCEL TO THE NORTHERLY LINE OF SAID PARCEL A DISTANCE OF SAID PARCEL SAID SEPTEMBER 2, 1997, AND SAID SEPTEMBER 2, 1997, A DESTANCE OF SAID PARCEL SAID SEPTEMBER 3, AND SAID SAID SEPTEMBER 3, AND SAID SEPTEMBER USIANC O 3/2.98 ELT 10 THE POINT OF SEGNNING THERE SOUTH 12.48 30 WEST, ALONG THE EASTERLY LINE OF AFOREMENTIONED 35 PARCEL B. A DISTANCE OF 224101 FEET. THENCE SOUTH BE 13.00° BST. HEST, ALONG THE SOUTH BE 13.00° BST. HEST, ALONG THE SOUTH BE 13.00° BST. HEST, ALONG THE SOUTH BE SOUTH BE 13.00° BST. HEST, ALONG THE INTERSECTION OF THE EASTERLY LINE OF A BST. HEST TO THE INTERSECTION OF THE EASTERLY LINE OF A BST. HE FOLLOWING TWO COURSES AND EASTERLY ALONG SAID EASTERLY LINE OF THE PROPOSED LIDTON BOULEVARD. THE FOLLOWING TWO COURSES NORTH BY 32000 THE ST. A DISTANCE OF 1212E-94 TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTH BESTERLY AND HAVING A RADIUS OF 156750 FETT. THENCE NORTH MESTERLY ALONG SAID CURVE AN ARC DISTANCE OF 35.178 FEET AND BEING SUBTENDED BY A CHORD BEARING OF NORTH 109.18 11 THENCE NORTH MESTERLY ALONG SAID CURVE AN ARC DISTANCE OF 35.178 FEET AND BEING SUBTENDED BY A CHORD BEARING OF NORTH 109.18 11 THENCE NORTH BETTY LINE OF THOSE LANDS THE TOTAL POINT LINE OF THOSE LANDS THE TOTAL HERE Y LINE OF THOSE LANDS THE FEET TO A POINT LINE ALONG THE TOTAL HERE Y LINE OF THOSE LANDS THE POINT OF BEGINNING CONTAMINES OF 15.93.47 FEET TO STAND THE POINT OF BEGINNING CONTAMINES OF 15.93.47 FEET TO STAND THE POINT OF BEGINNING CONTAMINES BASIS ALONG SAID NORTHER BY THE POINT OF BEGINNING CONTAMINES BASIS ALONG THE BOOK SOIL ARE SOIL SAID THE POINT OF BEGINNING CONTAMINES BASIS ALONG THE ACCORDS BOOK BY AGE 511 AND WAS PROCEDED BY OFFICIAL RECORDS BOOK BY AGE 511 AND WAS PROCEDED BY OFFICIAL RECORDS BOOK BY AGE 511 AND WAS PROCEDED BY OFFICIAL RECORDS BOOK BY AGE 511 AND WAS PROCEDED BY OFFICIAL RECORDS BOOK BY AGE 511 AND WAS PROCEDED BY OFFICIAL RECORDS BOOK BY AGE 506 SAID SAID SAID SUBJECT TO AN BO FOOT FASEMENT FOR WARRESS AND EFFICIAL RECORDS BOOK BY AGE 511 AND WAS PROCEDED BY A DESCRIBED IN OFFICIAL RECORDS BOOK BY AGE 511 AND WAS PROCEDED BY A BECORDS BOOK BY AGE 511 AND WAS PROCEDED BY A BECORDS BOOK BY AGE 510 AND WAS PROCEDED BY A BECORDS BOOK BY AGE 510 AND WAS PROCEDED BY A BECORDS B

EXHIBIT E - LEGAL DESCRIPTION FOR PARCEL D (PETERS JAMES D. & SHIRLEY)

REMOVED FROM ASSESSMENT AREA

EXHIBIT F - LEGAL DESCRIPTION FOR PARCEL E (AMELIA CONCOURSE DEVELOPMENT, LLC)

EXHIBIT F

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING IN SECTION 29, AND SECTION 32, TOWNSHIP 2 NORTH, RANGE 28 EAST; NASSAU COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 32. SAID POINT LYING ON THE SOUTHERLY LINE OF LANDS NOW OR FORMERLY OF ROBERT A. MARINO AND SOOK MARINO (ACCORDING TO DEED RECORDED IN BOOK 933, PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 89'-43'-40" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 660.00 FEET TO THE SOUTHEAST CORNER THEREOF; RUN THENCE NORTH 05"-34"-05" WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 911.75 FEET TO A POINT ON A NON-TANGENT CURVE; RUN THENCE IN A EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTH AND HAVING A RADIUS OF 1200.00 FEET, A CHORD DISTANCE OF 318.21 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 83"-40"-28" EAST: RUN THENCE NORTH 88"-42"-23" EAST, A DISTANCE OF 1015.37 FEET TO A POINT OF CURVATURE RUN THENCE IN A EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 1050,00 FEET, A CHORD DISTANCE OF 346.73 FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 81"-47"-24" EAST: RUN THENCE SOUTH 72'-17' EAST, A DISTANCE OF 415.16 FEET TO A POINT ON THE WESTERLY LINE OF LANDS NOW OR FORMERLY OF JAMES D. PETERS & SHIRLEY D. PETERS, DAVID B. ZACHRY & BARBARA P. ZACHRY (ACCORDING TO DEED RECORDED IN BOOK 149, PAGE 499 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 00"-05"-39" EAST, ALONG THE WESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 710.06 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF THE NASSAU COUNTY BOARD OF COUNTY COMMISSIONERS (ACCORDING TO DEED RECORDED IN BOOK 855, PAGE 1174 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH: 89"-43"-40" WEST ALONG THE NORTHERLY LINE OF LAST, MENTIONED LANDS, A DISTANCE OF 1599.32 FEET TO THE NORTHWEST CORNER THEREOF: RUN THENCE SOUTH 28'-19' MEST ALONG THE NORTHWESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 712.17 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF NORTH HAMPTON, LLC (ACCORDING TO DEED RECORDED IN BOOK 999, PAGE 346 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 89"-59"-20" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED L'ANDS, A DISTÂNCE OF 709.26 FEET TO THE NORTHWEST CORNER THEREOF, SAID POINT LYING ON THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF BARNEY L. NELSON AND KATIE E. NELSON (ACCORDING TO DEED RECORDED IN BOOK 16. PAGE 203 OF THE OFFICIAL RECORDS OF SAID COUNTY), SAID EASTERLY LINE ALSO BEING THE WESTERLY LINE OF SAID SECTION 32: RUN THENCE NORTH OU - 20'-26" EAST ALONG SAID SECTION 32. A DISTANCE OF 622.11 FEET TO THE POINT OF BEGINNING.

EXHIBIT G - LEGAL DESCRIPTION FOR PARCEL G (SEDA CONSTRUCTION)

FROM THE POINT OF BECOMMING THUS DESCRIBED RUN THENCE THE FOLLOWING FOUR COURSES ALONG THE SOUTHERLY LINE OF THE LIST MENTIONED BY FOOT MIDE UTILITY EASEMENT, THE SAME BEING THE NORTHERLY LINE OF LANCES HOW OR FORMERLY UF AMELIA MARIONAL ENTERPRISE, LLC (ACCORDING TO DEED RECORDED IN DEED BOOK 1090, PAGE 1213 OF THE PUBLIC RECORDS OF SAID COUNTY); (1) SOUTH 65"-55"-04" WEST, A DISTANCE OF 202.68 FEET TO A POINT: (2) RUN THENCE SOUTH BS"-09"-59" WEST, A DISTANCE OF 1.419.45 FEET TO A POINT: (3) RUN THENCE SOUTH BS"-40"-24" WEST A DISTANCE OF 820.40 FEET TO A POINT; (4) RUN THENCE SOUTH 87-48" MEST, A DISTANCE OF 1,426.80 FEET TO A POINT ON THE EASTERLY FRONT-UF-RAY LINE OF AMELIA CONCOURSE (A 125 FUN) 41KE EXSEMENT ACCORDANC TO DEED RECORDED IN BOOK 901, PAGE 1970 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 03"-27"-40" NEST ALONG THE EXSTENCY UNE OF THE LAST ARTHUNED 125 FOOT MIDE EASEMENT, A DISTANCE OF 2302.82 FEET TO THE SOUTHWEST CORNER OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT V, INC. (ACCORDING TO DEED RECORDED BY BOOK 1053. ". PAGE 1793 OF THE PUBLIC RECORDS OF SAID COUNTY'S RUN THENCE WORTH BY -59"-55" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS. A DISTANCE OF 753.20 FEET TO THE SOUTHEAST CORRECT THEREOF, SAID POINT LYING ON THE MORTHWESTERLY LINE OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT, INC. (ACCORDING TO DEED RECORDED IN BOOK 940, PACE 919 OF THE OFFICIAL RECORDS OF SAID COUNTY; RUN THENCE THE POLLOWING 21 COURSES GENERALLY ALONG THE HORTHWESTERLY AND SOUTHERLY LINE OF LAST MENTIONED LANDS (1) SOUTH 25"-36" HEST. A PISTANCE OF 70.06 FEET TO A POINT; (2) RUN THENCE SOUTH 12"-26"-20" NEST, A DISTANCE OF 43.16 FEET TO A POINT; (3) RUN THENCE SOUTH 37"-55"-37" EAST, A DISTANCE OF 69,41 FEET TO A POINTI (4) RUN THENCE SOUTH 86"-25"-21" EAST, A DISTANCE OF 70.91 FEET TO A POINTI; (5) RUN THENCE NORTH 76"-02" EAST, A DISTANCE OF 73.29 FEET TO A POINTI; (6) RUN THENCE WORTH 64"-43"-49" EAST, A DISTANCE OF 78,71 FEET TO A POINT: (7) RUN THENCE NORTH 66"-33"-46" EAST, A DISTANCE OF 44.66 FEET TO A POINT: (8) RUN THENCE HORTH 76"-07"-19" EAST, A DISTANCE OF 42.39 FEET TO A POINT; (9) RUN THENCE NORTH 49"-21"-01" EAST, A DISTANCE OF 34.42 FEET TO A POINT; (10) RUN THENCE NORTH 30"-03"-33" EAST, A DISTANCE OF 44.46 FEET TO A POINT; (11) RUN THENCE MORTH 18"-01"-53" EAST, A DISTANCE OF 30.18 FEET 10 A POINT; (12) RUN THENCE WORTH 27"-46" EAST, A DISTANCE OF 46.39 FEET 10 A POINT; (13) RUN THENCE WORTH 12"-64"-46" EAST, A DISTANCE OF 44.21 FEET TO A MONT!; (14) RUN THENCE NORTH 46"-20"-05" EAST, A DISTANCE OF 32.00 FEET TO A POINT; (15) RUN THENCE HORTH 73"-45"-12" EAST, A DISTANCE OF 32.37 FEET TO A POINT, (16) RUN THENCE HORTH 79"-33"-19" EAST, A DISTANCE OF 18.01 FEET TO A POINT; (17) RUN THENCE HORTH 86"-15"-44" EAST, A DISTANCE OF 25.07 FEET TO A POINT; (18) RUN THENCE SOUTH 69"-58"-42" EAST, A DISTANCE OF 34.81 FEET TO A POINT; (19) RUN THENCE SOUTH 75"-08"+15" EAST, A DISTANCE OF 37.29 FEET TO A POINT; (20) RUN THENCE HORTH 62"-16"-46" EAST, A DISTANCE OF 38.80 FEET TO A POINT; (21) RUN THENCE SOUTH 64"-"01"-45" EAST, A DISTANCE OF (21,16" FEET TO THE HORTHWEST COPPRER OF LANDS NOW OR FORMERLY OF FLORA PARK DEVELOPMENT Y, HIC. INS (ACCORDING TO DEED RECURDED IN BOOK 1053, PAGE 1783 OF THE OFFICIAL RECORDS OF SAID COUNTY), RUN THENCE SOUTH 04"-06"-30" EAST ALDNO THE WESTERLY LINE OF UAST WINTIDED LANDS, A DISTANCE OF 127.00 FEET TO A POINT: RUN THENCE SOUTH 85"-55" NEST ALONG A HORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 174.83 FEET TO A POINT: RUN THENCE SOUTH 00'-00'-05" EAST ALONG THE WESTERLY UNE OF LAST MENTIONED LANDS, A DISTANCE OF ASE, 80 FEET TO A POINT; RUN THENCE SOUTH 58'-06'-54" WEST ALONG A HURTHWESTERLY UNE OF LAST 四一 MENTIONED LANDS, A DISTANCE OF 147,75 FEET TO A POINT; RUN THENCE SOUTH 00"-00"-05" EAST ALONG THE NESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 170,17 FEET TO THE SOUTHWEST 不可 CORNER THEREOF; RUN THENCE NORTH 86"-32"-55" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 327.78 FEET TO A POINT; RUN THENCE SOUTH 79"-00"-05" EAST S # CONTINUING ALONG LAST MENTIONED SOUTHERLY LINE. A DISTANCE OF 870.03 FEET TO THE SOUTHEAST CORNER THEREOF; RAN THEREOF WORTH OUT-OUT-OUT-OUT WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 737.46 FEET TO A POINTE RUN THENCE HORTH 89"-59"-55" EAST ALONG A SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 156,94 FEET TO A POINTE RUN THENCE HORTH 89"-59" EAST ALONG A SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 156,94 FEET TO A POINTE RUN O Q THENCE MORTH OF-20-30" EAST ALONG THE EASTERLY LIFE OF LAST MENTIONED LANDS, A DISTANCE OF 344.43 FET TO A POINT; RUN THENCE MORTH 77"-16"-16" EAST ALONG THE SOUTHERLY LIFE OF LAST HENTICHED LANDS, A DISTANCE OF LETGERS FEET TO A POINT ON THE SOUTHWESTERLY LINE OF LANDS NOW OF FORMERLY OF FLORA PARK DEVELOPMENT, INC. (ACCORDING TO DRED RECORDED IN ROCK) INBLY PAGE 1397 OF THE PUBLIC TECORDS OF SAID COUNTYS. RUM THENCE SOUTH 55"-15"-37" EAST ALDRIC LAST WENTIONED SOUTHWESTERLY LINE, A DISTANCE OF 71.50 FEET TO A POINT! RUM THENCE ONO SOUTH DZ"-O4"-O4" EAST ALONG THE WESTERLY LIKE OF LAST MENTIONED LANGS. TO AND ALONG THE WESTERLY LIKE OF LANDS HOW OR FORMERLY OF FLORA FARK DEVELOPMENT V. HE. (ACCORDING TO G DEED RECORDED IN BOOK 1053, PAGE 1783 OF THE PUBLIC RECORDS OF SAID COUNTY, A DISTANCE OF 975.00 FEET TO A POINT; RUN THEHCE SOUTH 11"-33"-08" REST CONTRIBING ALONG THE PESTERNIT 03 LIFE OF LAST MEMBERS LANDS, A DISTANCE OF 1,15240 FEET TO THE POINT OF MEDIANIC

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EXHIBIT H - LEGAL DESCRIPTION FOR PARCEL H (NORTH HAMPTON, LLC)

REMOVED FROM ASSESSMENT AREA

EXHIBIT I - LEGAL DESCRIPTION FOR PARCEL I (RAYLAND, LLC)

EXHIBIT I

LEGAL DESCRIPTION OF A PORTION OF SECTIONS 12, 13, 24, 39, AND 40, TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTIONS 12, 13, 24, 39, AND 40, TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 24 AND RUN SOUTH 88°-27'-11' WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 24, A DISTANCE OF 2138 FEET, MORE OR LESS, TO A POINT ON THE NORTHEASTERLY EDGE OF MARSH OF LOFTON CREEK; RUN THENCE IN GENERALLY A NORTHWESTERLY DIRECTION ALONG THE MEANDERINGS OF SAID NORTHEASTERLY EDGE OF MARSH OF LOFTON CREEK, THE SAME BEING THE SOUTHWESTERLY LINE OF LANDS NOW OR FORMERLY OF RAYLAND, LLC (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 579, PAGE 407), A DISTANCE OF 5.475 FEET, MORE OR LESS, TO A POINT THAT BEARS NORTH 18°-00'-00" EAST, A DISTANCE OF 40 FEET, MORE OR LESS, FROM A 1/2 INCH PIPE FOUND; RUN THENCE NORTH 18°-00'-00" EAST TO AND ALONG THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF NORTH HAMPTON, LLC (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 967, PAGE 522), A DISTANCE OF ±1004 FEET, MORE OR LESS, TO A POINT; RUN THENCE NORTH 40°-00'-00" EAST ALONG THE SOUTHEASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1650.02 FEET TO A POINT; RUN THENCE NORTH 15°-00'-12" EAST, ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1460.22 FEET TO A POINT; RUN THENCE NORTH 28°-01'-01" WEST ALONG THE NORTHEASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 2498.71 FEET TO A POINT; RUN THENCE NORTH 04°-00'-00" WEST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, TO AND ALONG THE EASTERLY LINE OF TRACT 10, NORTH HAMPTON ~ PHASE ONE (ACCORDING TO PLAT RECORDED IN PLAT BOOK 6, PAGE 215 OF THE PUBLIC RECORDS OF SAID COUNTY). A DISTANCE OF 1681,71 FEET TO A POINT ON THE NORTH ON THE SOUTHERLY LINE OF PARCEL 2 OF SAID NORTH HAMPTON PHASE ~ ONE; RUN THENCE NORTH 87°-43'-05" EAST ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, TO AND ALONG A SOUTHERLY LINE OF THE AFOREMENTIONED LANDS OF NORTH HAMPTON, LLC, A DISTANCE OF 2478.42 FEET TO A POINT ON THE WESTERLY LINE OF A 150-FOOT WIDE EASEMENT (ACCORDING TO DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 933, PAGE 803); RUN THENCE SOUTH 03°-27'-00" EAST ALONG LAST MENTIONED WESTERLY LINE. A DISTANCE OF 489.40 FEET TO A POINT OF CURVATURE: RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY LINE, SAID CURVE BEING CONCAVE TO THE WEST AND HAVING A RADIUS OF 5579.58 FEET, A CHORD DISTANCE OF 141.20 FEET, TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 02°-43'-30" EAST; RUN THENCE SOUTH 02°-00'-00" EAST ALONG LAST MENTIONED WESTERLY LINE, A DISTANCE OF 1881.51 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY LINE, SAID CURVE BEING CONCAVE TO THE EAST AND HAVING A RADIUS OF 1104.93 FEET, A CHORD DISTANCE OF 415.86 FEET TO A POINT ON THE EASTERLY LINE OF AFOREMENTIONED SECTION 13. THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 12°-50'-48" EAST; RUN THENCE SOUTH 01°-14'-16" EAST ALONG LAST MENTIONED SECTION LINE, A DISTANCE OF 3420.44 FEET TO THE NORTHEAST CORNER OF AFOREMENTIONED SECTION 24; RUN THENCE SOUTH 01°-33'-59" EAST ALONG THE EASTERLY OF SAID SECTION 24, A DISTANCE OF 5320.31 FEET TO SOUTHEAST CORNER THEREOF FOR THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 673 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHIN.

EXHIBIT J - LEGAL DESCRIPTION FOR PARCEL J (MARINO)

EXHIBIT J

LEGAL DESCRIPTION OF SUBJECT PROPERTY

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BLING A PORTION OF SECTIONS 29 AND 30, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 30 AND RUN SOUTH 89"-38"-10" WEST, ALONG THE SOUTHERLY UNE OF SAID SECTION 30, A DISTANCE OF 1513.44 FEET TO A POINT: RUN THENCE NORTH 05"-00"-00" WEST, A DISTANCE OF 1911.51 FEET TO A POINT; RUN THENCE SOUTH 80"-00"-00" EAST, A DISTANCE OF 483.25 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 1123.34 FEET, A CHORD DISTANCE OF 395.60 FEET TO THE POINT FOR TANGENCY OF SAID GURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 69"-51"-30" EAST: RUN THENCE SOUTH 59'-43'-00" EAST, A DISTANCE OF 1260.24 FEET TO A POINT OF CURVATURE; RUN THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE NORTH AND HAVING A RADIUS OF 1200.00 FEET, A CHORD DISTANCE OF 341.03 FEET TO A POINT, THE : BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 67"-53"-09" EAST; RUN THENCE SOUTH 05-34'-05" EAST, A DISTANCE OF 911.75 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID SECTION 29: RUN THENCE SOUTH 89"-45"-40" WEST, ALONG THE SOUTHERLY LINE OF SAID SECTION 29, A DISTANCE OF SCO.CC FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 73.57 ACRES, MORE OR LESS AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT UE MITHIN

EXHIBIT K - LEGAL DESCRIPTION FOR PARCEL K (RAYLAND, LLC)

EXHIBIT K

A 62.40 ACRE PARCEL OF LAND BEING A PORTION OF SECTION I AND SECTION 12 AND A PORTION OF SECTION 37 OF THE JOHN LOWE MILL GRANT, ALL LYING IN TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA

TALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTION 1 AND SECTION 12 AND A PORTION OF SECTION 37 OF THE JOHN LOWE MILL GRANT. ALL LYING IN TOWNSHIP 2 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE CENTERLINE OF RIGHT-OF-WAY INTERSECTION OF STATE ROAD No. 200-A (A 100 POOT RIGHT-OF-WAY BY DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAPS FOR SECTION 74600-2150 (7460-175)) AND STATE ROAD No. 200 / ALA (RIGHT-OF-WAY VARIES AS SHOWN ON DEPARTMENT OF TRANSPORTATION RIGHT-OF- WAY MAPS FOR SECTION 74060-2503) AND RUN THENCE NORTH 72°-46'-59" WEST ALONG LAST. MENTIONED CENTERLINE, A DISTANCE OF 62.87 FEET TO A POINT; RUN THENCE SOUTH 17°-13'-01" WEST, A DISTANCE OF 92.00 FEET TO A POINT WHERE THE SOUTHERLY RIGHT-OF-WAY LINE OF THE AFOREMENTIONED STATE ROAD No. 200 / AIA INTERSECTS THE WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE (A 125 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED BY DEED RECORDED IN BOOK 766, PAGE 775 OF THE OFFICIAL RECORDS OF SAID COUNTY) SAID POINT ALSO BEING THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF BAPTIST HEALTH PROPERTIES, INC. (ACCORDING TO DEED RECORDED IN BOOK 765, PAGE 186 OF THE OFFICIAL RECORDS OF SAID COUNTY); THENCE CONTINUE SOUTH 17°-13'-01 WEST ALONG LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE, A DISTANCE OF 268.06 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF NASSAU COUNTY (ACCORDING TO DEED RECORDED IN BOOK 766, PAGE 775 OF THE OFFICIAL RECORDS OF SAID COUNTY); THENCE CONTINUE SOUTH 17°-13'-01 WEST ALONG LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE, TO AND ALONG, THE WESTERLY RIGHT-OF-WAY LINE OF AMELIA CONCOURSE (ACCORDING TO DEED RECORDED IN BOOK 901, PAGE 1965 OF THE OFFICIAL RECORDS OF SAID COUNTY), A DISTANCE OF 104.36 FEET TO A FOINT OF CURVATURE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE FOR THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED, RUN IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE, SAID CURVE BEING CONCAVE TO THE EAST AND HAVING A

RADIUS OF 1,562.50 FEET, A CHORD DISTANCE OF 1,086.63 FEET TO A POINT OF REVERSE CURVATURE, THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 03°-07-52" EAST; RUN THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE IN LAST MENTIONED WESTERLY RIGHT-OF-WAY LINE, SAID CURVE BEING CONCAVE TO THE WEST AND HAVING A RADIUS OF 1437.50 FEET, A "CHORD DISTANCE OF 502.84 FEET TO THE NORTHERNMOST CORNER OF THE NORTH HAMPTON PHASE ONE SUBDIVISION (ACCORDING TO PLAT RECORDED IN PLATBOOK 6, PAGE 215 OF THE OFFICIAL RECORDS OF SAID COUNTY). THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 13°-24'-23" EAST; RUN THENCE SOUTH 27°-57-39" WEST ALONG LAST THE NORTHWESTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1997.29 FEET TO THE NORTHEAST CORNER OF LANDS NOW OR FORMERLY OF LANDMAR RESORTS. INC. (ACCORDING TO DEED RECORDED IN BOOK 911, PAGE 845 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE NORTH 86°-50'-00" WEST ALONG THE NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 402.81 FEET TO A POINT; RUN THENCE NORTH 08°-21'-15" EAST, TO AND ALONG THE EASTERLY LINE OF LANDS NOW OR FORMERLY OF THE SUNRAY TREATMENT PLANT (ACCORDING TO DEED RECORDED IN BOOK 532, PAGE 274 OF THE OFFICIAL RECORDS OF SAID COUNTY), A DISTANCE OF: 2278.29 FEET TO A POINT ON THE NORTHERLY LINE OF A 60 FOOT WIDE:: EASEMENT FOR INGRESS AND EGRESS (ACCORDING TO DEED RECORDED IN BOOK 809, PAGE 1445 OF THE OFFICIAL RECORDS OF SAID COUNTY), RUN THENCE SOUTH 81°-38'-47" EAST ALONG LAST MENTIONED NORTHERLY EASEMENT LINE, A DISTANCE OF 84.06 FEET TO A POINT "ON AN EASTERLY LINE OF LANDS NOW OR FORMERLY OF RAYONIER, INC. (ACCORDING TO DEED RECORDED IN BOOK 696, PAGE 962 OF THE OFFICIAL - RECORDS OF SAID COUNTY); RUN THENCE NORTH 06°-49'-18" EAST ALONG LAST · MENTIONED EASTERLY LINE, A DISTANCE OF 1,159.22 FEET TO AN ANGLE POINT: RUN THENCE NORTH 84°-21'-57" WEST ALONG A NORTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 100.02 FEET TO AN ANGLE POINT: RUN THENCE NORTH 05°-38'-03" EAST ALONG THE EASTERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 500.00 FEET TO A POINT ON THE AFOREMENTIONED SOUTHERLY RIGHT-OF-WAY-LINE OF STATE ROAD No. 200 / A1A; RUN THENCE SOUTH 72°-46'-59" EAST ALONG LAST MENTIONED SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 324.95 FEET TO A POINT; RUN THENCE SOUTH 75°-38'-44" EAST ALONG LAST MENTIONED SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 46.78 FEET TO A POINT AT THE NORTHWEST CORNER OF THE AFOREMENTIONED LANDS NOW OR FORMERLY OF BAPTIST HEALTH PROPERTIES,. INC.; RUN THENCE THE FOLLOWING 8 COURSES ALONG THE GENERALLY WESTERLY AND SOUTHERLY LINES OF LAST MENTIONED LANDS: (1) RUN THENCE SOUTH 61°-31'-51" WEST, A DISTANCE OF 46.17 FEET TO A POINT; (2) RUN THENCE SOUTH 16°-55'-11" WEST, A DISTANCE OF 47.44 FEET TO A POINT; (3) RUN THENCE SOUTH 07°-32'-07" WEST, A DISTANCE OF 88.76 FEET TO A POINT; (4) RUN THENCE SOUTH 12°-11'-32" WEST, A DISTANCE OF 41.02 FEET TO A POINT; (5) RUN THENCE SOUTH 01°-01'-02" EAST, A DISTANCE OF 60.38 FEET TO A POINT: (6) RUN THENCE SOUTH 72°-20'-46" EAST, A DISTANCE OF 24.34 FEET TO A POINT; (7) RUN

THENCE NORTH 43°-25'-52" EAST, A DISTANCE OF 19.36 FEET TO A POINT; (8) RUN THENCE SOUTH 72°-46'-59" EAST, A DISTANCE OF 212.67 FEET TO THE NORTHWEST CORNER OF THE AFOREMENTIONED LANDS OF NASSAU COUNTY, RUN THENCE THE FOLLOWING 11 COURSES ALONG THE SOUTHWESTERLY, SOUTHERLY AND EASTERLY LINE OF LAST MENTIONED LANDS: (1) RUN THENCE SOUTH 19°-59'-44" EAST, A DISTANCE OF 8.33 FEET TO A POINT; (2) RUN THENCE SOUTH 27°-18'-59" EAST, A DISTANCE OF 28.53 FEET TO A POINT; (3) RUN THENCE SOUTH 06°-59'-03" EAST, A DISTANCE OF 48.93 FEET TO A POINT; (4) RUN THENCE SOUTH 44°-02'-12" EAST, A DISTANCE OF 41.79 FEET TO A POINT; (5) RUN THENCE SOUTH 32°-48'-33" WEST, A DISTANCE OF 18.08 FEET TO A POINT; (6) RUN THENCE SOUTH 17°-31'-53" WEST, A DISTANCE OF 15.88 FEET TO A POINT; (7) RUN THENCE SOUTH 22°-24'-08" EAST, A DISTANCE OF 34.47 FEET TO A POINT; (8) RUN THENCE SOUTH 01°-04-32" WEST, A DISTANCE OF 21.18 FEET TO A POINT; (9) RUN THENCE SOUTH 39°-59-03° EAST, A DISTANCE OF 41.04 FEET TO A POINT; (10) RUN THENCE SOUTH 72°-46-59" EAST, A DISTANCE OF 42.40 FEET TO A POINT; (11) RUN THENCE NORTH 17°-13'-01" EAST, A DISTANCE OF 78.43 FEET TO THE POINT OF BEGINNING.

THE LAND THUS DESCRIBED CONTAINS 62.40 ACRES AND IS SUBJECT TO ANY EASMENETS OF RECORD THAT LIE WITHIN.

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING IN SECTION 30, TOWNSHIP 2 HORTH, RANGE 28 EAST, MASSAU COUNTY, FLURIUM BEING INCRE PARTICULARLY DESCRIBED AS F AT THE NORTHWEST CORNER OF SECTION 32, TOWNSHIP 2 NORTH, RANGE 28 EAST, MASSAU COUNTY, FLORIDA SAID FOINT LYING ON THE SOUTHERLY LINE OF LANDS HOW OR FORM (ALCORDING TO DEED RECORDED IN BOOK 933, PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 89"-39"-10" WEST, ALLONG THE SOUTHERLY LINE OF L FEET TO THE SOUTHWEST CORNER THEREOF AND THE POINT OF BEGINNING, SAID POINT ALSO LITHG ON THE NORTHERLY LINE OF LANDS HOW OR FORMERLY OF LOUISE WILLIAMS (ALL 805 OF THE OFFICIAL RECORDS OF SAID COUNTY).

FROM THE POINT OF BEGINNING THUS DESCRIBED CONTINUE SOUTH 89"-38"-10" WEST ALONG THE NORTHETALY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 3771,54 FEET TO TO AND THEMES, ALONG THE WESTERLY SECTION LINE OF SAID SECTION 30, A DISTANCE OF 3420.44 FEET TO A POINT ON A HON-TANGENT CURVE, RUN THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE MORTHEAST AND HAVING A RADIUS OF 1104.93 FEET, A CHORD DISTANCE OF 577.66 FEET TO THE POINT OF TANGENCY OF AFORDMENTIONED CHORD BEING SOUTH 36"-50"-48" EAST; RUN THENCE SOUTH 54"-00"+00" LAST, A DISTANCE OF 550.61 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SCICIRLY, SAID CURVE BEING CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 2069.86 FEET, A CHORD DISTANCE OF 926.74 FEET TO THE POINT OF TANGENCY OF SAID CURVE BEING SOUTH 67"-00"+00" EAST, RUN THENCE SOUTH 80"-00"-00" EAST, A DISTANCE OF 2049.03 FEET TO A POINT ON THE WESTERLY LINE OF THE AFOREMENTIONED LIANDS NOW HARHING (ACCORDING TO DEED RECORDED IN BOOK 933, PAGE 803 OF THE OFFICIAL RECORDS OF SAID COUNTY); RUN THENCE SOUTH 05"-00"-00" EAST, ALONG THE WESTERLY LINE 1911.51 FEET TO THE POINT OF BEGRHARICS.

THE LAND THUS DESCRIBED CONTAINS 199.83 ACRES WORE OR LESS, AND IS SUBJECT TO ANY EASEMENTS OF RECORD THAT LIE WITHHI

LEGAL DESCRIPTION OF THE 150' WIDE INGRESS AND EGRESS EASEMENT:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A (50-FOOT WIDE EASEMENT FOR INGRESS AND EGRESS LITER) OVER A PORTION OF SECTIONS 29 AND 31, TOWNSHIP 2 A SAID EASEMENT LYHIS 75.00 FEET (AS MEASURED AT RIGHT ANGLES) EACH SIDE OF THE FOLLOWING DESCRIBED CHIERLINE: FOR A POINT OF REFERENCE COMMENTER AT THE SOIL LYHIG ON THE SCUTHERLY LINE OF LARDS HOW OR FORMERLY OF ROBERT A. MARINO AND SOCK MARINO (ACCORDING TO DEED RECORDED IN BOOK \$23, FACE 203 OF THE OFFICE SOUTH 89"-38"—10" WEST, ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS, A DISTANCE OF 1513 44 FEET TO THE SOUTHWEST CORNER THEREOF, SAID FICHT ALSO LITHE FORMERLY OF LOURSE WILLIAMS (ACCORDING TO DEED RECORDED IN BOOK 548, FACE 805 OF THE OFFICIAL RECORDS OF SAID COUNTY); CONTINUE THENCE SOUTH 89"-38"—10" WESTITIVED LANDS, A DISTANCE OF 3771.54 FEET TO THE SOUTHWESTERLY CORNER OF SAID SECTION 30; RUN THENCE HORTH OF "14"—16" WEST, ALONG THE WESTERLY SECTION 3420.44 FEET TO A POINT ON A NON-TANGENT CURVE, RUN THENCE HORTH 66"—18"—24" EAST, A DISTANCE OF 75.00 FEET TO THE CENTERLINE OF THE 150-FOXT MINE EASEME HERDATTER AND THE POINT OF BEGINNING.

FROM THE POINT OF BECOMING THE'S DESCREED RUN IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING CONCAVE TO THE HORTHEAST AND HAVING A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING CONCAVE TO THE MORTHEAST AND HAVING A RADRUS (FEET TO THE POINT OF TANGENCY OF SAID CURVE. THE BEARING OF THE AFOREMENTIONED CHORD BEING SOUTH 67"-00"-00" EAST, RUN THENCE SOUTH 80"-00"-00" EAST, A CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTHWEST AND HAVING A RADRUS OF TIBLISH TO POINT OF TANGENCY OF SAID CURVE. THE BEARING OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE SOUTHWEST AND HAVING A RADRUS OF TIBLISH TO POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE NORTHEAST AND HAVING A RADRUS OF 1125,00 FEET, A CHORD OF THEIR OF THE SOUTH BEST-23" EAST, A DISTANCE OF THEIR ARCHIVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING CONCAVE TO THE NORTHEASTERLY DIRECTION ALONG THE AFOREMENTIONED CHORD BEING SOUTH 75"-50"-18" EAST, RUN THENCE SOUTH 88"-42"-23" EAST, A DISTANCE OF 371,50 FIRE BEARING OF THE AFOREMENTANCE SAID CURVE BEING CONCAVE TO THE SOUTH AND HAVING A RADRUS OF 1125,00 FEET, A CHORD DISTANCE OF 371,50 FIRE BEARING OF THE AFOREMENTANED CHORD BEING SOUTH 85"-17"-11" EAST, A DISTANCE OF 391,07 FEET TO A POINT ON THE MESTER A SHIRET O. PETERS, DAVID BE THE OFFICIAL RECORDS OF SAID COUNTERED HEREIN DISTANCE OF 391,07 FEET TO A POINT ON THE MESTER A SHIRET O. PETERS, DAVID B. ZACHRY & BARBARA P. ZACHRY (ACCORDING TO DEED RECORDED IN BOOK 149, PAGE 499 OF THE OFFICIAL RECORDS OF SAID COUNTERS.

THE LAND THAIS DESCRIBED CONTAINS 29.66 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY EXSENCED TO THAT LIE WITHIN

APPENDIX F

FORM OF CERTIFICATE TO NON-AD VALOREM ASSESSMENT ROLL

Robern: BOCC. Joyce Come

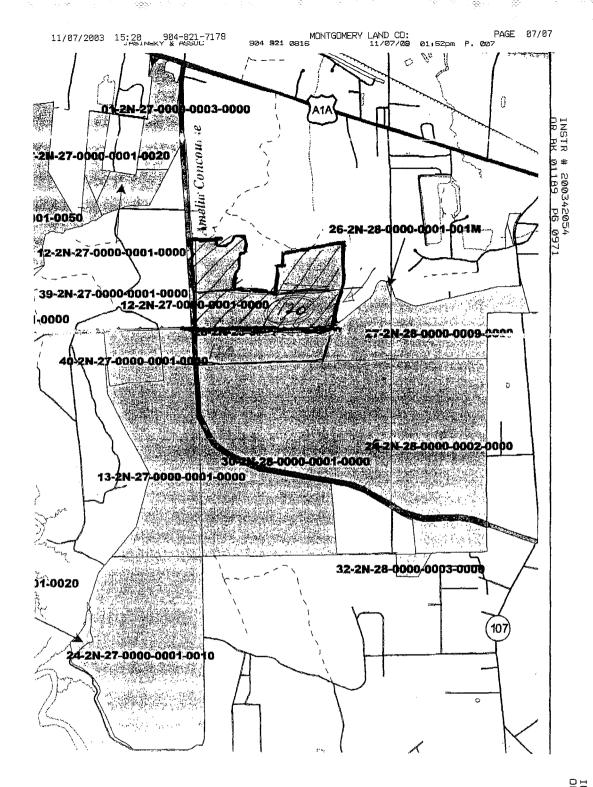
CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

SEDA CONSTRUCTION COMPANY (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- The Owner is vested with fee simple title of record to the Benefitted Property.
- The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- The number of ERUs (based on estimated development) for the Benefitted Property is 210.00, which are derived directly from Single-Family Residential Units.
- The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

INSTR # 200342054 OR BK 01189 PGS 0967-0972 RECORDED 11/18/2003 04:27:35 PM J. M. OXLEY JR CLERK OF CIRCUIT COURT NASSAU COUNTY, FLORIDA PETORDING FEES 28.50



INSTR # 200342603 OR BK 01190 PG 1214

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the ____day of September, 2003.

SEDA CONSTRUCTION COMPANY,

a Florida Corporation

ATTEST:

(SBAL)

2

STATE OF FLOTICAL COUNTY OF DWAL	
The foregoing instrument was	recognitively of Seda Construction
Company. They are personally know identification, and did (did not) take an	oath. as
MITNESS IN hand and office of Florida My Commiscin & DD222481	seal, this D day of NOV LM UNA.D., 2003 Notary Public State of Florida

My commission expires <u>4/12/07</u>

Robumi BOCC. Joyce Come

CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

SEDA CONSTRUCTION COMPANY (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

- The Owner is vested with fee simple title of record to the Benefitted Property. (1)
- The construction and maintenance of the Road Improvements by the County will provide access to the Benefitted Property. The Benefitted Property will be specially benefitted by the construction and maintenance of the Road Improvements by the County and is properly included in the Assessment Area.
- Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Parcel on the basis of the potential vehicle trips generated by each Tax Parcel.
- The number of ERUs (based on estimated development) for the Benefitted Property is 210.00, which are derived directly from Single-Family Residential Units.
- The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

INSTR # 200342603 OR BK 01190 PG 1214

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITTED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the _____day of September, 2003.

SEDA CONSTRUCTION COMPANY,

a Florida Corporațion

ATTEST:

(SBAL)

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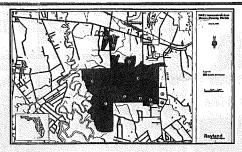
INSTR # 200342054 OR BK 01189 PG 0969

The foregoing instrument was ackno	wiedged before me by,
and ,	, respectively, of Seda Construction
Company. They are personally known to dentification, and did (did not) take an oath.	me or have produced, as
MINISTER COMPANY OF THE PROPERTY OF THE PROPER	stic 10 down of A MILL MANGE A D. 2002

TNESS my hand and official sec Notary Public - State of Florida My Commission Bullet La 12, 2007 Commission & DD222481

Notary Public J.
State of FUNCLA

My commission expires <u>U/12/07</u>



NOTICE OF HEARING TO IMPOSE AND PROVIDE FOR COLLECTION OF SPECIAL ASSESSMENTS IN THE AMELIA CONCOURSE ASSESSMENT AREA

NOTICE IS HEREBY GIVEN that the Nassau County Board of County Commissioners will conduct a public hearing to consider creation of the Amelia Concourse Assessment Area, as shown above, and imposition of special assessments for the construction and maintenance of road improvements. The hearing will be held at 7:00 PM, or as soon thereafter as the matter can be heard, on October 27, 2003, in the Commission Chambers, Yulee County Building, 1336 Pages Dairy Road, Yulee, Florida 32097, for the purpose of receiving public comment on the proposed assessment area and assessments. All affected property owners have a right to appear at the hearing and to file written objections with the County Commission prior to the public hearing. If a person decides to appeal any decision made by the board, agency or commission with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings and that for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the evidence and testimony upon which the appeal is to be based.

Individuals with disabilities requiring an accommodation in order to participate in the program or activity should contact the office of the Ex-Officio Clerk at (904) 321-5703 or Florida Relay Service at 1-800-955-8770 (y) or 1-800-955-8771 (TDD) at least seventy two hours in advance to request such accommodation.

The assessments will be collected on the ad valorem tax bill, as authorized by Section 197.3632, Florida Statutes. Failure to pay the assessments will cause a tax certificate to be issued against the property which may result in a loss of title. The County Commission intends to collect the assessments in 10 annual installments, the first of which will be included on the ad valorem tax bill to be mailed in November 2004.

. If you have any questions, please contact the Nassau County Clerk of Courts Office at (904) 321-5703.

BOARD OF COUNTY COMMISSIONERS NASSAU COUNTY, FLORIDA

/S/ J.M. "CHIP" OXLEY, JR. Its: Ex-Officio Clerk

/S/ VICKIE SAMUS Its: Chairman



Published Weekly 511 Ash Street/P.O. Box 766 (904) 261-3696 Fernandina Beach, Nassau County, Florida 32034

STATE OF FLORIDA COUNTY OF NASSAU:

Before the undersigned authority personally appeared Robert O. Fiege

Who on oath says that he is the Production Director of the Fernandina Beach News-Leader, a weekly newspaper published at Fernandina Beach in Nassau County, Florida; that the attached copy of advertisement, being a LEGAL ADVERTISEMENT in the matter of

NOTICE OF HEARING
Collection of Special Assessments
Amelia Concourse
Nassau County Board of County Commissioners

Was published in said newspaper in the issues of

10/03,08/03 Display Legal

Affiant further says that the said Fernandina Beach News-Leader is a newspaper published at Fernandina Beach, in said Nassau County, Florida and that the said newspaper has heretofore been continuously published in said Nassau County, Florida, each week and has been entered as second class mail matter at the post office in Fernandina Beach in said Nassau County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and Affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me This 5th day of November A.D. 2003.

Mageline B. Mudd, Notary Public

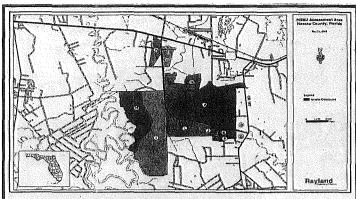
ANGELINE B. MUDD

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NOTABLE S

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NOTICE OF HEARING TO IMPOSE AND PROVIDE FOR COLLECTION OF SPECIAL ASSESSMENTS IN THE AMELIA CONCOURSE ASSESSMENT AREA

NOTICE IS HERBBY GIVEN that the Nassau County Board of County Commissioners will conduct a public hearing to consider creation of the Amelia Concourse Assessment Area, as shown above, and imposition of special assessments for the construction and maintenance of road improvements. The hearing will be held at 7:00 PM, or as soon thereafter as the matter can be heard, on September 8, 2003, in the Commission Chambers, Yulee County Building, 1336 Pages Dairy Road, Yulee, Florida 32097, for the purpose of receiving public comment on the proposed assessment area and assessments. All affected property owners have a right to appear at the hearing and to file written objections with the County Commission prior to the public hearing. If a person decides to appeal any decision made by the board, agency or commission with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings and that for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the evidence and testimony upon which the appeal is to be based.

Individuals with disabilities requiring an accommodation in order to participate in the program or activity should contact the office of the Ex-Officio Clerk at (904) 321-5703 or Florida Relay Service at 1-800-955-8770(v) or 1-800-955-8771(TDD) at least seventy two hours in advance to request such accommodation.

The assessments will be collected on the ad valorem tax bill, as authorized by Section 197.3632, Florida Statutes. Failure to pay the assessments will cause a tax certificate to be issued against the property which may result in a loss of title. The County Commission intends to collect the assessments in 10 annual installments, the first of which will be included on the ad valorem tax bill to be mailed in November 2004.

If you have any questions, please contact the Nassau County Clerk of Courts Office at (904) 321-5703.

BOARD OF COUNTY COMMISSIONERS NASSAU COUNTY, FLORIDA

/S/ J. M. 'CHIP' OXLEY, JR. Its: Ex-Officio Clerk

/S/ VICKIE SAMUS Its: Chairman



Published Weekly 511 Ash Street/P.O. Box 766 (904) 261-3696 Fernandina Beach, Nassau County, Florida 32034

STATE OF FLORIDA COUNTY OF NASSAU:

Before the undersigned authority personally appeared Robert O. Fiege

Who on oath says that he is the Production Director of the Fernandina Beach News-Leader, a weekly newspaper published at Fernandina Beach in Nassau County, Florida; that the attached copy of advertisement, being a LEGAL ADVERTISEMENT in the matter of

NOTICE OF HEARING To Impose and Provide for Collection of Special Assessments In the Amelia Concourse Area

Was published in said newspaper in the issues of

08/15,20/03 Display Legal

Affiant further says that the said Fernandina Beach News-Leader is a newspaper published at Fernandina Beach, in said Nassau County, Florida and that the said newspaper has heretofore been continuously published in said Nassau County, Florida, each week and has been entered as second class mail matter at the post office in Fernandina Beach in said Nassau County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and Affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me This 4th day of September A.D. 2003.

Angeline B. Mudd, Notary Public

ANGELINE B. MUDD

MY Comm Exp. 1/4/2004

No. CC 876475

LY Fersonally Known [10ther I.D.

Roburni BOCC.

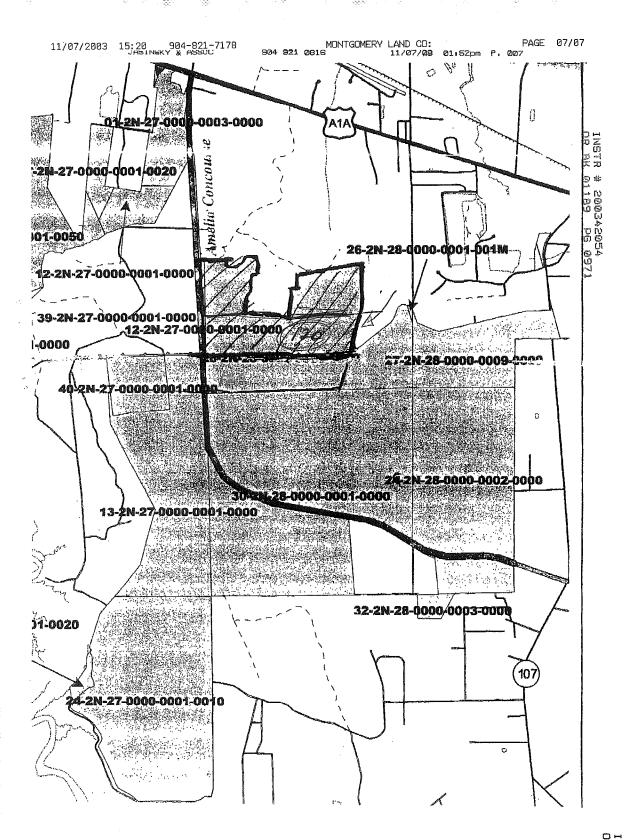
CERTIFICATE OF ACKNOWLEDGMENT AMELIA CONCOURSE ASSESSMENT AREA

SEDA CONSTRUCTION COMPANY (the "Owner"), a Florida corporation and the sole owner of the land described in Exhibit A attached hereto (the "Benefitted Property") located in Nassau County, Florida (the "County"), intending that it and its successors in interest shall be legally bound hereby, has executed and delivered this Certificate of Acknowledgment to induce the County, to construct and maintain the Road Improvements, as defined in the Assessment Resolution No. 2003-109 adopted by the Board of County Commissioners of the County on August 11, 2003, as amended (the "Assessment Resolution"). Capitalized terms not otherwise defined herein shall have the meanings set forth in the Assessment Resolution.

The Owner, its successors and assigns, hereby acknowledge and agree as follows:

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- Due to the nature of the Benefitted Property, it is fair and reasonable to approximate the special benefits to be provided by the construction and maintenance of the Road Improvements by imposing the Improvement Assessments and Maintenance Assessments (collectively, the "Assessments") based on the relative amount of vehicle trips estimated to be generated by the Benefitted Property in the Assessment Area. The Assessments provide an equitable method of funding the Capital Cost and Maintenance Cost of the Road Improvements by fairly and reasonably allocating such costs to each Tax Percel on the basis of the potential vehicle trips generated by each Tax Parcel.
- The number of ERUs (based on estimated development) for the Benefitted Property is 210.00, which are derived directly from Single-Family Residential Units.
- The terms and conditions of the Assessments described in the Assessment Resolution, including but not limited to (a) the boundaries of the Assessment Area, (b) assignment of vehicle trips to each Tax Parcel located within the Assessment Area, (c) computation of annual Assessments, (d) computation of the Initial Prepayment Amounts and Adjusted Prepayment Amounts for the Assessments, and (e) reallocation of Assessments upon subdivision of property, are fair and reasonable in relation to the special benefits to be provided to each Tax Parcel located within the Assessment Area by construction and

1



INSTR # 200342603 OR BK 01190 PG 1214

maintenance of the Road Improvements.

(6) Imposition of the Assessments does not affect any existing rights to develop the Benefitted Property in a specific manner, and does not confer any new or additional development rights upon the Owner, its successors and assigns.

THIS CERTIFICATE SHALL BE RECORDED IN THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. THE ACKNOWLEDGMENTS CONTAINED HEREIN SHALL RUN WITH THE BENEFITTED PROPERTY AND SHALL BE BINDING ON THE OWNER AND ON ALL PERSONS (INCLUDING CORPORATIONS, ASSOCIATIONS, TRUSTS AND OTHER LEGAL ENTITIES) TAKING TITLE TO ALL OR ANY PART OF THE BENEFITTED PROPERTY, AND THEIR SUCCESSORS IN INTEREST, WHETHER OR NOT THE BENEFITIED PROPERTY IS PLATTED AT SUCH TIME. BY TAKING TITLE SUCH PERSONS SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS ACKNOWLEDGMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE SUCH PERSONS SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY, AND ENFORCEABILITY OF THIS ACKNOWLEDGMENT OR THE ASSESSMENTS.

IN WITNESS WHEREOF, the Owner has executed and delivered this Certificate of Acknowledgment as of the ____ day of September, 2003.

SEDA CONSTRUCTION COMPANY,

a Florida Corporațion

ATTEST:

Secretary

2

INSTR # 200342054 OR BK 01189 PG 0968 STATE OF FLORIDA COUNTY OF DWA

The foregoing instrument was acknowledged	before me by
and	, respectively, of Seda Construction
Company. They are personally known to me or h	ave produced, a
dentification, and did (did not) take an oath.	

Notary Public - State of Florida State of Florida Notary Public - State of Florida

My commission expires 4/12/07

3

INSTR # 200342054 OR BK 01189 PG 0969