

27-SPD04 07/02

October 5, 2021

This instrument prepared by

Robin D. Derr

Under the direction of

FREDRICK W. LOOSE, ATTORNEY

Department of Transportation

719 South Woodland Boulevard

DeLand, Florida 32720-6834

PARCEL NO. 28,Part and 29,Part

SECTION 36600-2604

P.M. NO. 3603-2021

STATE ROAD Lincoln Street (SR 492)

COUNTY Marion

Please Return To:

Fla. Department of Transportation

719 S. Woodland Blvd.

R/W Records Mgmt., MS 1-551

DeLand, FL 32720-6834

Attn: M. Yeeloy-Sanderson

### QUITCLAIM DEED

THIS INDENTURE, Made this 29<sup>th</sup> day of November, 2021, by and between the STATE OF FLORIDA by and through the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, Party of the First Part, whose address is 719 South Woodland Blvd., DeLand, FL 32720, to the CITY OF OCALA, a municipality of the State of Florida, Party of the Second Part, 601 SE. 25<sup>th</sup> Avenue, Ocala, Florida 34471.

### WITNESSETH

WHEREAS, said land hereinafter described was heretofore acquired for state highway purposes; and

WHEREAS, said land is no longer required for such purposes, and the Party of the First Part, by action of the District Secretary, District Five, Florida Department of Transportation on November 29, 2021 pursuant to the provisions of Section 337.25 Florida Statutes, has agreed to quitclaim the land hereinafter described to the Party of the Second Part.

NOW THEREFORE, THIS INDENTURE WITNESSETH: That the Party of the First Part, for and in consideration of the sum of \$1.00 and other valuable considerations, receipt and sufficiency being hereby acknowledged, does hereby remise, release and quitclaim unto the Party of the Second Part, and assigns, forever, all the right, title and interest in all that certain land situate in Marion County, Florida, viz:

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**PARCEL NO. 28, PART**

**SECTION 36600-2604**

**ALL OF:**

"Lot 2 and the West 55 feet of Lot 1 of Block "M", Allred's Addition to the City of Ocala, according to the plat recorded in Plat Book "A", page 74, public records of Marion County, Florida,

containing 1.21 acres, more or less.

Also: A triangular parcel in the Northwest corner of Lot 3 Block "M" Allred's Addition aforesaid, described as:

Beginning on the West line of said Lot 3 at a point 10 feet South from the Northwest corner of said Lot 3 and running North along said lot line 10 feet to said Northwest corner; thence Easterly along North line of said Lot 3 a distance of 10 feet; thence Southwesterly in a straight line of said Lot 3 a distance of 10 feet; thence Southwesterly in a straight line to the point of beginning,

Containing 50 square feet, more or less."

(Being the lands described in Official Records Book 57, Page 38, Public Records of Marion County, Florida)

**AND**

**PARCEL NO. 29, PART**

**SECTION 36600-2604**

**ALL OF:**

"The East 15 feet of the West 70 feet of the South 87 feet of Lot 1 of Block "M", Allred's Addition to the City of Ocala, according to plat recorded in Plat Book "A", page 74, public records of Marion County, Florida,

Containing .03 acre, (1305 square feet), more or less."

(Being the lands described in Official Records Book 61, Page 379, Public Records of Marion County, Florida)

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SUBJECT to all utilities in place and in use and to the maintenance thereof.

RESERVING unto the Party of the First Part, the State of Florida, Department of Transportation, a permanent, perpetual drainage easement in, over, under and through the property described in Exhibit "A" for the storm water drainage needs of the State of Florida, Department of Transportation associated with State Road 492, located in Marion County, Florida. Additionally, and not by way of limitation, Party of the First Part reserves storm water drainage capacity in said lands to satisfy all capacity and permit conditions associated with any and all future improvement of State Road 492 that may occur in the future. Party of the Second Part, the City of Ocala, shall be perpetually and solely responsible for the maintenance of the drainage system and property associated therewith. In the event the City of Ocala fails to repair, maintain, replace or reconstruct said drainage system or any damage arising out of or associated with the use of the drainage system, the State of Florida, Department of Transportation shall be entitled to perform the maintenance, repairs, replacement or reconstruction of the drainage systems and water retention areas at the expense of the City of Ocala.

REVERTER - The property herein described is to be used for storm water drainage, by the Party of the Second Part. If the property ceases to be used for the above described purpose all property rights shall revert back to the said Party of the First Part.

TO HAVE AND TO HOLD, the said premises and the appurtenances thereof unto the Party of the Second Part.

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IN WITNESS WHEREOF, the State of Florida Department of Transportation has caused these presents to be signed in the name of the State of Florida Department of Transportation by its District Secretary, District Five and its seal to be hereunto affixed, attested by its Executive Secretary, on the date first above written.

ATTEST:

Sharon G. Liehr  
(Type/print name)  
Executive Secretary

(Affix Department Seal)

STATE OF FLORIDA  
DEPARTMENT OF TRANSPORTATION

By:

Jared W. Perdue, P.E.  
District Five Secretary

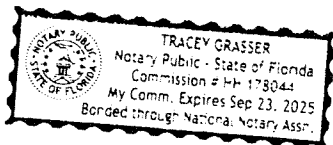
Legal Review

Office of General Counsel

STATE OF FLORIDA

COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 30th day of November, 2021, Jared W. Perdue, P.E., District Secretary for District Five, who is personally known to me, or who has produced \_\_\_\_\_ as identification.



(Affix Notary Seal)

Tracey Grasser  
Tracey Grasser

(type/print name)

Notary Public in and for the  
County and State last aforesaid.  
My Commission Expires: \_\_\_\_\_