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BRYCE W. ACKERMAN (1953-2021)
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August 28, 2024

VIA E-MAIL: WSEXTON@OCALAFXL.ORG

William E. Sexton, City Attorney

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Pete Lee, City Manager

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Joe Switt, Real Estate Coordinator

**RE: CITY OF OCALA DEED TO AIRPORT 7 OCALA, LLC
OUR FILE NO: PENDING**

Gentlemen:

I am representing Airport 7 Ocala, LLC, a Florida limited liability company. Late last year the City of Ocala conveyed real property to my client by Special Warranty Deed recorded in OR Book 8179, at Page 706, Public Records of Marion County, Florida. I attach a copy.

The Special Warranty Deed did not contain the statutorily required language to release the City's interest in mineral rights. I am sure this was an oversight but it has the effect of rendering title to the property unmarketable. I have prepared and attach a proposed Corrective Special Warranty Deed for your review, approval, and hopefully execution by the City.

If this meets with your approval I would appreciate execution of the same and return of the original to me. We will then have it recorded and provide you a copy upon recording.

If this is unsatisfactory or you have any questions, comments, or changes in the proposed document please do not hesitate to contact me.

Sincerely,

Tim Haines
For the Firm

TDH

Encl: Recorded Deed, Proposed Corrective Deed
c. Thad Boyd, via email: tboyd@boydrealstategroup.com