

THIS INSTRUMENT PREPARED BY/RETURN TO:
City Attorney's Office
CITY OF OCALA, FLORIDA
110 S.E. Watula Avenue
Ocala, Florida 34471

CITY OF OCALA, FLORIDA

QUIT CLAIM DEED REMOVING USE RESTRICTION(S) AND RIGHT OF REVERTER

THIS INDENTURE, made and entered into this ____ day of November 2024, by the CITY OF OCALA, FLORIDA, a Florida municipal corporation, whose address is 110 S.E. Watula Avenue, Ocala, Florida 34471, hereinafter referred to as GRANTOR; and TRANSITIONS LIFE CENTER & COMMUNITY, INC., a Florida not-for-profit corporation, whose mailing address is P.O. Box 236, Ocala, FL 34478, hereinafter referred to as GRANTEE.

WITNESSETH, that the GRANTOR, for and in consideration of the sum of TEN AND NO/100 U.S. DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, and sold to the GRANTEE, its successors and assigns forever, the following described property, situate, lying and being in Marion County, Florida, and more particularly described as follows:

LOTS 5, 8, 9, 12, 13 AND 16, OF HOMEWOOD, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK C, PAGE 73, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, LESS AND EXCEPT THAT PORTION OF THE SOUTHEASTERLY 86.85 FEET OF LOT 16 LYING SOUTH OF THE CITY OF OCALA ELECTRIC EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 1951, PAGE 944, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, ALL OF THE ABOVE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHERNMOST CORNER OF LOT 5 OF SAID HOMEWOOD, SAID POINT BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF DIXIE HIGHWAY (A.K.A. N.W. GAINESVILLE ROAD - 66 FEET WIDE); THENCE S32°16'16"E ALONG THE EASTERLY LINE OF SAID HOMEWOOD AND SAID WESTERLY RIGHT-OF-WAY LINE OF DIXIE HIGHWAY, A DISTANCE OF 900.51 FEET; THENCE DEPARTING SAID EASTERLY LINE AND SAID RIGHT-OF-WAY LINE, PROCEED S57°44'16"W ALONG THE SOUTHERLY LINE OF LOT 16 OF SAID HOMEWOOD, A DISTANCE OF 44.41 FEET; THENCE DEPARTING SAID SOUTH LINE, PROCEED N89°33'37"W, A DISTANCE OF 160.63 FEET; THENCE S57°44'16"W, 315.44 FEET TO A POINT ON THE WESTERLY LINE OF AFOREMENTIONED LOT 16; THENCE N32°16'16"W ALONG THE WESTERLY LINE OF LOTS 16, 13, 12, 9, 8 AND 5 OF SAID HOMEWOOD, A DISTANCE OF 812.64 FEET TO THE WESTERNMOST CORNER OF SAID LOT 5; THENCE N57°36'44"E ALONG THE NORTHERLY LINE OF SAID LOT 5, A DISTANCE OF 495.00 FEET TO THE POINT OF BEGINNING, CONTAINING 9.46 ACRES MORE OR LESS.

IN ADDITION, any and all use restrictions, including those contained in Section 2 of that certain *Special Warranty Deed*, dated January 16, 2018, and recorded at Book 6771, Pages 1-6, of the Official Records of Marion County, Florida are specifically removed and released.; and

FURTHER IN ADDITION, the right of reverter contained in Section 3 of that certain *Special Warranty Deed*, dated January 16, 2018, and recorded at Book 6771, Pages 1-6, of the Official Records of Marion County, Florida is specifically removed and released.

IN WITNESS WHEREOF, the GRANTOR has signed and sealed these presents the day and year first written above.

CITY OF OCALA, FLORIDA,
A Florida municipal corporation

By:

BARRY MANSFIELD, as
President, Ocala City Council

WITNESS 1 (signature)

WITNESS 2 (signature)

WITNESS 1 (printed name)

WITNESS 2 (printed name)

WITNESS 1 (address)

WITNESS 2 (address)

ATTEST:

APPROVED AS TO FORM / LEGALITY:

By: ANGEL B. JACOBS, City Clerk

By: WILLIAM E. SEXTON, City Attorney

STATE OF FLORIDA
COUNTY OF MARION

The foregoing instrument was acknowledged before me by physical presence this ____ day of November 2024, by Barry Mansfield, as President of the City Council of the City of Ocala, Florida, a Florida municipal corporation, who is personally known to me, for and on behalf of the City of Ocala, Florida.

NOTARY PUBLIC