

SCHEDULE "A"

DESCRIPTION (BY THIS SURVEYOR):



A portion of Parcels 16 and 17 of "Heath Brook North B-2" as recorded in Plat Book 9, Page 149 of the Public Records of Marion County, Florida, lying in Section 34, Township 15 South, Range 21 East, Marion County, Florida, being more particularly described as follows:

BEGIN at the Northern most corner of Parcel 17 of "Heath Brook North B-2", as recorded in Plat Book 9, Page 149 of the Public Records of Marion County, Florida; thence South 48°11'03" East, a distance of 25.00 feet along the Northeasterly line of said Parcel 17, said Northeasterly line also being the Southerly Right of Way line of SW 46th Court (50' Right of Way); thence departing said Northeasterly line and Southerly Right of Way line the following two (2) courses and distances: South 41°48'57" West, a distance of 25.00 feet; thence South 48°11'03" East, a distance 121.21 feet to a point on the Southeasterly line of aforesaid Parcel 17; thence South 45°00'20" West, a distance of 24.04 feet along said Southeasterly line of Parcel 17; thence departing said Southeasterly line of Parcel 17, North 48°11'03" West, a distance of 292.47 feet to a point on the Northwesterly line of Parcel 16 as recorded in said Plat Book 9, Page 149 of the Public Records of Marion County, Florida; thence North 41°48'57" East, a distance of 24.00 feet along said Northwesterly line of Parcel 16; thence departing said Northwesterly line of Parcel 16 the following two (2) courses and distances: South 48°11'03" East, a distance of 122.60 feet; thence North 41°48'57" East, a distance of 25.00 feet to the Northeasterly line of said Parcel 16, said Northeasterly line also being the aforesaid Southerly Right of way line of SW 46th Court; thence South 48°11'03" East, a distance of 25.00 feet along said Northeasterly line and said Southerly Right of Way line to the POINT OF BEGINNING.

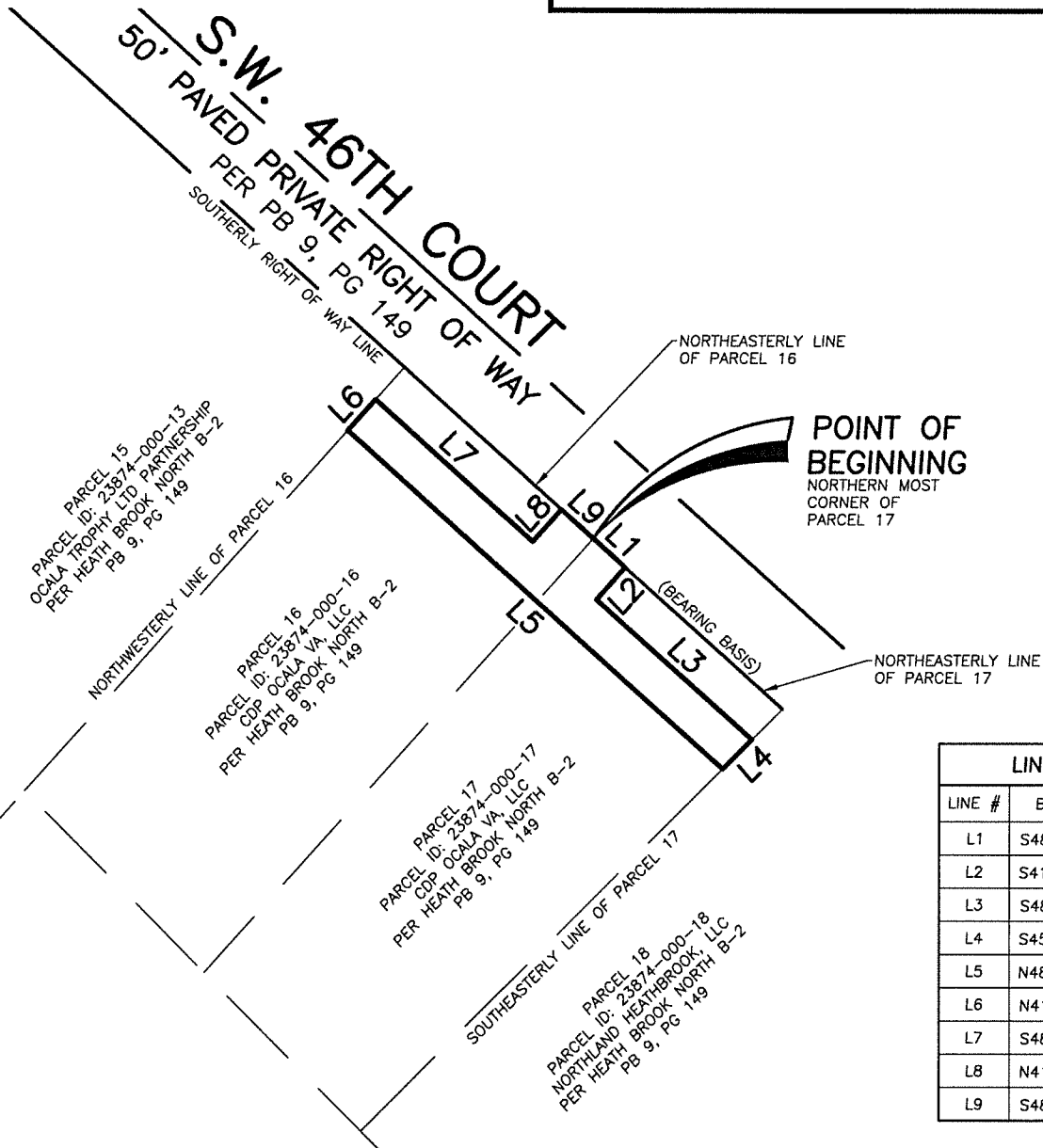
Containing 8,285 square feet, more or less.

SURVEYOR'S REPORT:

1. Bearings shown hereon are based on the Southerly Right of Way Line of S.W. 46th Court, being South 48°11'03" East.
2. I hereby certify that the "Sketch of Description" of the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Standards of Practice for Land Surveying Chapter 5J-17 requirements of Florida Administrative Code.
3. The intent of this Sketch and Description is to vacate the 24' Parallel Access & Drainage Easement as shown on the Plat of "Heath Brook North B-2".
4. Certified To: CDP Ocala VA, LLC; Renasant Bank and its successors and assigns as to the extent that they have an interest in this transaction; The City of Ocala, a Florida municipal corporation.

SKETCH & DESCRIPTION FOR CDP OCALA VA, LLC	Date: NOVEMBER 28, 2023 GR		Certification Number LB2108 68686004  SSMC™ SUE • SURVEY • GIS SOUTHEASTERN SURVEYING AND MAPPING CORPORATION 6500 All American Boulevard Orlando, Florida 32810-4350 (407) 292-8580 e-mail: info@southeasternsurveying.com  WILLIAM C. ROWE, PSM Registered Land Surveyor Number 5225
	Job Number: 68686	Scale: 1" = 100'	
	Chapter 5J-17, Florida Administrative Code requires that a legal description drawing bear the notation that THIS IS NOT A SURVEY. REVISED: 12/01/2023		
	SHEET 1 OF 2 SEE SHEET 2 FOR SKETCH		

SKETCH OF DESCRIPTION



LINE TABLE		
LINE #	BEARING	LENGTH
L1	S48°11'03"E	25.00'
L2	S41°48'57"W	25.00'
L3	S48°11'03"E	121.21'
L4	S45°00'20"W	24.04'
L5	N48°11'03"W	292.47'
L6	N41°48'57"E	24.00'
L7	S48°11'03"E	122.60'
L8	N41°48'57"E	25.00'
L9	S48°11'03"E	25.00'

LEGEND & ABBREVIATIONS:



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SOUTHEASTERN SURVEYING
 AND MAPPING CORPORATION
 6500 All American Boulevard
 Orlando, Florida 32810-4350
 (407) 292-8580

Certification Number LB2108

e-mail: info@southeasternsurveying.com

Drawing No. 68686004
 Job No. 68686
 Date: NOVEMBER 28, 2023
 SHEET 2 OF 2
 See Sheet 1 for Description

THIS IS NOT A SURVEY.
 NOT VALID WITHOUT SHEET 1 THROUGH 2

SCHEDULE "A"

DESCRIPTION (BY THIS SURVEYOR):

A portion of Parcels 16 and 17 of "Heath Brook North B-2" as recorded in Plat Book 9, Page 149 of the Public Records of Marion County, Florida, lying in Section 34, Township 15 South, Range 21 East, Marion County, Florida, being more particularly described as follows:

COMMENCE at the Northerly most corner of Parcel 17 of "Heath Brook North B-2", as recorded in Plat Book 9, Page 149 of the Public Records of Marion County, Florida; thence South 41°48'56" West, a distance of 10.00 feet along the Northwesterly line of said Parcel 17, said Northwesterly line also being the Southeasterly line of Parcel 16 of "Heath Brook North B2" as recorded in Plat Book 9, Page 149 of the Public Records of Marion County, Florida, to the POINT OF BEGINNING; thence departing said Northwesterly line the following five (5) courses and distance: South 48°11'03" East, a distance of 10.00 feet; thence South 41°48'56" West, a distance of 303.04 feet; thence North 44°59'40" West, a distance of 20.03 feet; thence North 41°48'56" East, a distance of 301.92 feet; thence South 48°11'03" East, a distance of 10.00 feet to the POINT OF BEGINNING.

Containing 6,050 square feet, more or less.

SURVEYOR'S REPORT:

1. Bearings shown hereon are based on the Northwesterly line of Parcel 17 of "Heath Brook North B-2", as recorded in Plat Book 9, Page 149 of the Public Records of Marion County, Florida, being South 41°48'56" West.
2. I hereby certify that the "Sketch of Description" of the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Standards of Practice for Land Surveying Chapter 5J-17 requirements of Florida Administrative Code.
3. The intent of this Sketch and Description is to vacate the 2 - 10' Utility Easements (being 20' in the aggregate) as shown on the Plat of "Heath Brook North B-2".
4. Certified To: CDP Ocala VA, LLC; Renasant Bank and its successors and assigns as to the extent that they have an interest in this transaction; The City of Ocala, a Florida municipal corporation.

SKETCH & DESCRIPTION

FOR
CDP OCALA VA, LLC

Date: NOVEMBER 28, 2023 KJB

Job Number: 68686 Scale: 1" = 50'

Chapter 5J-17, Florida
Administrative Code requires
that a legal description drawing
bear the notation that

THIS IS NOT A SURVEY.

REVISED: 12/01/2023

SHEET 1 OF 2
SEE SHEET 2 FOR SKETCH

Certification Number LB2108

68686005



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SOUTHEASTERN SURVEYING
AND MAPPING CORPORATION

6500 All American Boulevard
Orlando, Florida 32810-4350

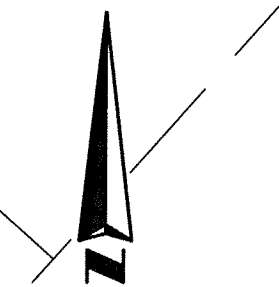
(407) 292-8580

e-mail: info@southeasternsurveying.com

William C. Rowe
WILLIAM C. ROWE, PSM

Registered Land Surveyor Number 5225

SKETCH OF DESCRIPTION



1" = 50'
GRAPHIC SCALE
0 50

PARCEL 16
CDP OCALA VA, LLC
PER HEATH BROOK NORTH B-2
PB 9, PG 149

N41°48'56"E 301.92'
SOUTHEASTERLY LINE OF PARCEL 16
NORTHWESTERLY LINE OF PARCEL 17
S41°48'56"W 303.04'

PARCEL 17
CDP OCALA VA, LLC
PER HEATH BROOK NORTH B-2
PB 9, PG 149

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S48°11'03"E	10.00'
L2	S48°11'03"E	10.00'

PARCEL 18
CDP OCALA VA, LLC
OR 7722, PG 1957
N44°59'40"W
20.03'

(BEARING BASIS)

S41°48'56"W
10.00'

POINT OF COMMENCEMENT
NORTHERLY MOST
CORNER OF
PARCEL 17

POINT OF BEGINNING

S.W. 48th COURT
50' PAVED PRIVATE
RIGHT OF WAY
PER PB 9, PG 149
SOUTHERLY RIGHT OF WAY LINE

PARCEL 18
CDP OCALA VA, LLC
NORTHLAND HEATHBROOK, LLC
PER HEATH BROOK NORTH B-2
PB 9, PG 149

LEGEND & ABBREVIATIONS:

PG(S) = PAGE(S)
PB = PLAT BOOK



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SOUTHEASTERN SURVEYING
AND MAPPING CORPORATION
6500 All American Boulevard
Orlando, Florida 32810-4350
(407) 292-8580
Certification Number LB2108

Drawing No. 68686005
Job No. 68686
Date: NOVEMBER 28, 2023
SHEET 2 OF 2
See Sheet 1 for Description

THIS IS NOT A SURVEY.
NOT VALID WITHOUT SHEET 1 THROUGH 2 e-mail: info@southeasternsurveying.com