

**THIS INSTRUMENT PREPARED BY AND
AFTER RECORDING RETURN TO:**

Anmber Ayub, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida
P.O. Box 1393
Orlando, Florida 32802-1393

Property Appraiser's Parcel Identification Number(s):
Not Assessed

Parcel: 100
Project: 444980-1/-2 Taft Vineland Rd

This document constitutes a conveyance from a state agency or instrumentality to an agency of the state and is not subject to documentary stamp tax. Department of Revenue Rule 12B-4.014(10), F.A.C.

COUNTY DEED

THIS DEED, made as of the date signed below, by Orange County, a charter county and political subdivision of the state of Florida, whose address is P. O. Box 1393, Orlando, Florida 32802-1393, GRANTOR, and the State of Florida, Department of Transportation, an executive agency of the State of Florida, whose address is Turnpike Headquarters, P.O. Box 613069, Milepost 263, Florida's Turnpike, Building 5315, Ocoee, Florida 34761, GRANTEE.

WITNESSETH: That the GRANTOR, for and in consideration of the sum of \$10.00 and other valuable considerations, in hand paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-claim unto the said GRANTEE forever, all the right, title, interest, claim, and demand which the GRANTOR has in and to the following described lot, piece, or parcel of land, situate, lying and being in the county of Orange, state of Florida, to-wit:

SEE ATTACHED EXHIBIT A

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the GRANTOR, either in law or equity, to the only proper use, benefit, and behoove of the GRANTEE forever.

Parcel: 100
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IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed in its name by its Board, acting by the County Mayor, the day and year as written below.

"COUNTY"
ORANGE COUNTY, FLORIDA
By: Board of County Commissioners

By: _____
Jerry L. Demings
Orange County Mayor

Date: _____

ATTEST:
Phil Diamond, CPA, County Comptroller
As Clerk of the Board of County Commissioners

By: _____
Deputy Clerk

Printed Name

FLORIDA'S TURNPIKE
STATE ROAD 91
PROJECT NO. 444890-1-32-01
PARCEL NO. 100
PURPOSE: LIMITED ACCESS RIGHT OF WAY
ESTATE: FEE SIMPLE

Exhibit A

LEGAL DESCRIPTION

That portion of:

The platted Right of Way lying between Lots 116 and 117, Block G Prosper Colony, as recorded in Plat Book D, page 101 of the Public Records of Orange County, Florida, lying in Section 3, Township 24 South, Range 29 East, Orange County, Florida.

Lying within the following described boundaries described as follows:

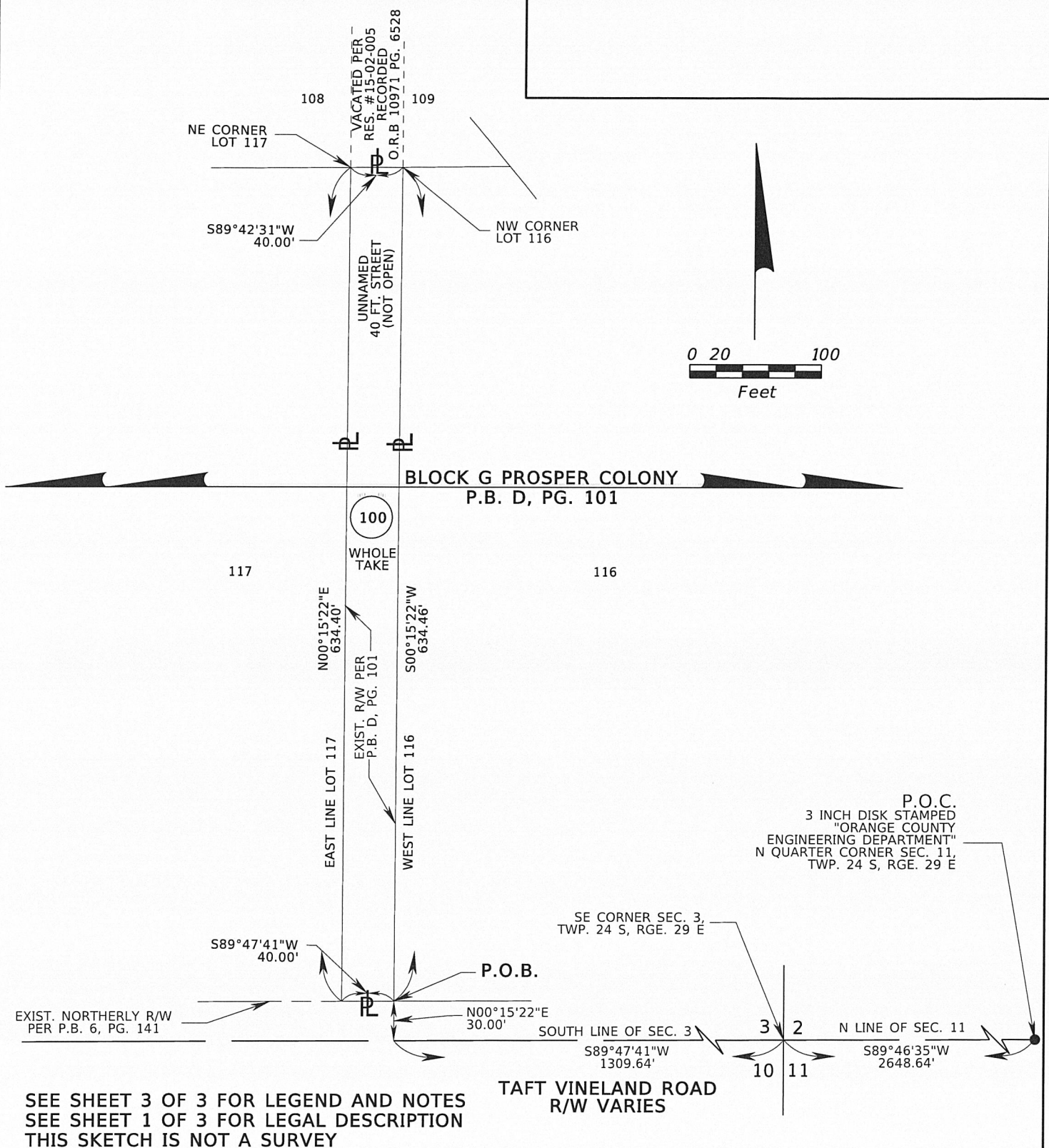
Commence at a 3 inch disk stamped "ORANGE COUNTY ENGINEERING DEPARTMENT" marking the North Quarter Corner of Section 11, Township 24 South, Range 29 East, Orange County, Florida; thence run South 89°46'35" West, along the North line of said Section 11, a distance of 2648.64 feet to the Southeast Corner of Section 3, Township 24 South, Range 29 East, Orange County, Florida; thence South 89°47'41" West, along the South line of said Section 3, a distance of 1309.64 feet; thence North 00°15'22" East, departing said South line, a distance of 30.00 feet to a point at the intersection of the Existing Northerly Right of Way line of Taft Vineland Road, as recorded in Plat Book 6, Page 141 of the Public Records of Orange County, Florida, and the West line of Lot 116 of said Block G Prosper Colony, as recorded in Plat Book D, page 101 of the Public Records of Orange County, Florida, and the POINT OF BEGINNING; thence run South 89°47'41" West, along said Existing Northerly Right of Way line, a distance of 40.00 feet to a point on the East line of Lot 117 of said Block G Prosper Colony; thence run North 00°15'22" East, along said East line, a distance of 644.40 feet to the Northeast corner of said Lot 117; thence run North 89°42'31" East, a distance of 40.00 feet to the Northwest corner of the aforementioned Lot 116; thence run South 00°15'22" West, along the West line of said Lot 116, a distance of 634.46 feet to the POINT OF BEGINNING.

Containing 0.583 Acres, more or less.

SEE SHEET 2 OF 3 FOR SKETCH OF DESCRIPTION
SEE SHEET 3 OF 3 FOR LEGEND AND NOTES

			FLORIDA'S TURNPIKE				
			RIGHT OF WAY PARCEL SKETCH				
			STATE ROAD NO. 91 FLORIDA'S TURNPIKE				ORANGE COUNTY
				BY	DATE	PREPARED BY:	
						WGI, INC.	
			DRAWN	MSK	3/20/23		
REVISION	BY	DATE	CHECKED	RO	3/30/23	PROJECT# 444980-1-32-01	SHEET 1 OF 3

SKETCH OF DESCRIPTION



SEE SHEET 3 OF 3 FOR LEGEND AND NOTES
SEE SHEET 1 OF 3 FOR LEGAL DESCRIPTION
THIS SKETCH IS NOT A SURVEY

FLORIDA'S TURNPIKE				
RIGHT OF WAY PARCEL SKETCH				
STATE ROAD NO. 91 FLORIDA'S TURNPIKE			ORANGE COUNTY	
	BY	DATE	PREPARED BY:	
	DRAWN	MSK	3/20/23	
	CHECKED	RO	3/30/23	
REVISION	BY	DATE	PROJECT# 444980-1-32-01	
			SHEET 2 OF 3	

LEGEND AND NOTES

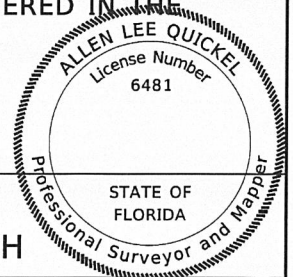
LEGEND:

E	=	EAST
EXIST.	=	EXISTING
N	=	NORTH
NAD83	=	NORTH AMERICAN DATUM OF 1983
O.R.B.	=	OFFICIAL RECORDS BOOK
	=	PROPERTY LINE
P.B.	=	PLAT BOOK
P.O.B.	=	POINT OF BEGINNING
P.O.C.	=	POINT OF COMMENCEMENT
PG./PGS.	=	PAGE/PAGES
RGE.	=	RANGE
R/W	=	RIGHT OF WAY
S	=	SOUTH
SEC.	=	SECTION
TWP.	=	TOWNSHIP
W	=	WEST

NOTES:

1. THE BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, 1983 NORTH AMERICAN DATUM, 1990 ADJUSTMENT, DERIVING A BEARING OF S89°47'41"W ALONG THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 24, RANGE 29 EAST, ORANGE COUNTY, FLORIDA.
2. THIS PARCEL SKETCH IS NOT A SURVEY, NO CORNERS WERE SET OR RECOVERED IN THE FIELD FOR THE PURPOSE OF PREPARING THIS SKETCH, EXCEPT AS SHOWN.

SEE SHEET 2 OF 3 FOR SKETCH OF DESCRIPTION
SEE SHEET 1 OF 3 FOR LEGAL DESCRIPTION



I HEREBY CERTIFY THAT THIS SKETCH AND DESCRIPTION ARE IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR SURVEYING AND MAPPING AS SET FORTH IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO CHAPTER 472, FLORIDA STATUTES

Allen Quickel
2023.09.07
11:09:09-04'00'

ALLEN L. QUICKEL
FLORIDA PSM# 6481
(NOT VALID UNLESS SIGNED AND SEALED)

FLORIDA'S TURNPIKE RIGHT OF WAY PARCEL SKETCH

STATE ROAD NO. 91 FLORIDA'S TURNPIKE

ORANGE COUNTY

	BY	DATE	PREPARED BY:	
			WGL, INC.	
DRAWN	MSK	3/20/23	PROJECT# 444980-1-32-01	
CHECKED	RO	3/30/23		
				SHEET 3 OF 3