





Interoffice Memorandum

REAL ESTATE MANAGEMENT ITEM 5

DATE: August 9, 2017

TO: Mayor Teresa Jacobs
and the
Board of County Commissioners

THROUGH: Paul Sladek, Manager 
Real Estate Management Division

FROM: Erica L. Guidroz, Acquisition Agent 
Real Estate Management Division

**CONTACT
PERSON:** Paul Sladek, Manager

DIVISION: Real Estate Management Division
Phone: (407) 836-7090

**ACTION
REQUESTED:** APPROVAL OF PURCHASE AGREEMENT AND TEMPORARY
CONSTRUCTION EASEMENT BETWEEN PIERCE HANGING MOSS
#1, LLC, PIERCE HANGING MOSS #2, LLC, PIERCE HANGING
MOSS #3, LLC, PIERCE HANGING MOSS #4, LLC, PIERCE
HANGING MOSS #5, LLC, PIERCE HANGING MOSS #6, LLC,
PIERCE HANGING MOSS #7, LLC, AND ORANGE COUNTY AND
AUTHORIZATION TO DISBURSE FUNDS TO PAY PURCHASE
PRICE AND RECORDING FEES AND RECORD INSTRUMENT

PROJECT: East-West Road (S.R. 436 to Dean Road) n/k/a Richard Crotty Parkway

District 5

PURPOSE: To provide for access, construction, operation, and maintenance of road
improvements.

ITEMS: Purchase Agreement (Parcel 7007)

Temporary Construction Easement (Instrument 7007.1)
Cost: \$13,700
Size: 897 square feet
Term: 7 years

BUDGET: Account No.: 1032-072-2752-6110

FUNDS: \$13,700.00 Payable to Jerry Pierce
(purchase price)

\$99.00 Payable to Orange County Comptroller
(recording fees)

APPROVALS: Real Estate Management Division
Public Works Department

REMARKS: Grantor to pay documentary stamp tax.

REQUEST FOR FUNDS FOR LAND ACQUISITION

X Under BCC Approval

Under Ordinance Approval

Date: July 10, 2017 Project: East West Road n/k/a Richard Crotty Parkway Parcel: 7007

Total Amount: \$13,799.00

Charge to Account # 1032-072-2752-6110 Amount \$ 13,799.00

_____ Amount \$ _____

Engineering Approval

Fiscal Approval

Date

Date

TYPE TRANSACTION (Check appropriate block(s))

____ Pre-Condemnation ____ Post-Condemnation N/A Not Applicable District # 5

- X Acquisition at Approved Appraisal
- ____ Acquisition at Below Approved Appraisal
- ____ Acquisition at Above Approved Appraisal
- ____ Advance Payment Requested

Jerry Pierce
566 Genius Drive
Winter Park, FL Road 32789
Purchase Price \$13,700.00

DOCUMENTATION ATTACHED (Check appropriate block(s))

- X Contract/Agreement
- X Copy of Executed Instruments
- X Certificate of Value
- X Settlement Analysis

Orange County Comptroller
Recording Fee \$99.00

Total \$ 13,799.00 ✓

Payable to: Jerry Pierce (\$13,700.00)

Payable to: Orange County Comptroller (\$99.00)

CHECKS ARE TO BE PICKED UP BY THE REAL ESTATE MANAGEMENT DIVISION (DO NOT MAIL)

Recommended by Erica L. Guidroz
Erica L. Guidroz, Acquisition Agent

7-10-2017
Date

Payment Approved Paul Sladek
Paul Sladek, Manager, Real Estate Management Division

7/10/17
Date

Certified Jennifer Ann-Klincy
Approved by BCC Deputy Clerk to the Board

AUG 29 2017
Date

Examined/Approved _____
Comptroller/Government Grants

CHECK No. / Date

REMARKS:

Scheduled Closing Date: As soon as check is available

Anticipated Closing Date: TBD

Please Contact Acquisition Agent @ 67036 if there are any questions.

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
AUG 29 2017

Project: East-West Road (S.R. 436 to Dean Road) n/k/a Richard Crotty Parkway
Parcel: 7007

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
AUG 29 2017

PURCHASE AGREEMENT

**COUNTY OF ORANGE
STATE OF FLORIDA**

THIS AGREEMENT made between Pierce Hanging Moss #1, LLC, a Florida limited liability company, Pierce Hanging Moss #2, LLC, a Florida limited liability company, Pierce Hanging Moss #3, LLC, a Florida limited liability company, Pierce Hanging Moss #4, LLC, a Florida limited liability company, Pierce Hanging Moss #5, LLC, a Florida limited liability company, Pierce Hanging Moss #6, LLC, a Florida limited liability company, and Pierce Hanging Moss #7, LLC, a Florida limited liability company, each as to its undivided interest, hereinafter referred to as SELLER, and Orange County, a charter county and political subdivision of the state of Florida, hereinafter referred to as BUYER.

WITNESSETH:

WHEREAS, the BUYER requires the land described on Schedule "A" attached hereto for construction and maintenance of the above referenced project and said SELLER agrees to furnish said land for such purpose.

Property Appraiser's Parcel Identification Number:
a portion of
15-22-30-3932-00-090

In consideration of the sum of One (\$1.00) Dollar, each to the other paid, the parties hereto agree as follows:

1. SELLER agrees to execute a Temporary Construction Easement for a period of 7 years on Parcel No. 7007, as more particularly described on the attached Schedule "B" for the sum of \$ 13,700.00.
2. SELLER agrees to pay the state documentary stamp tax, on land and improvements only, prior to receipt of proceeds, by separate check payable to the Orange County Comptroller in the amount of \$ 95.90.
3. This transaction shall be closed and the easement and other closing papers delivered on or before 90 days from the effective date of this AGREEMENT. Closing shall take place at the office of the Orange County Real Estate Management Division, 400 E. South Street, Fifth Floor, Orlando, Florida 32801, or at such place as shall be mutually agreed upon by BUYER and SELLER.
4. SELLER shall comply with Section 286.23, Florida Statutes, pertaining to disclosure of beneficial ownership, if applicable.
5. Effective Date: This agreement shall become effective on the date upon which it has been fully executed by the parties and approved by the Orange County Board of County Commissioners and/or the Manager/Assistant Manager of the Orange County Real Estate Management Division as may be appropriate.

Project: East-West Road (S.R. 436 to Dean Road) n/k/a Richard Crotty Parkway
Parcel: 7007

THIS AGREEMENT supersedes all previous agreements or representations, either verbal or written, heretofore in effect between SELLER and BUYER, made with respect to the matters herein contained, and when duly executed constitute the AGREEMENT between SELLER and BUYER. No additions, alterations, or variations to the terms of this AGREEMENT shall be valid, nor can provisions of this AGREEMENT be waived by either party unless expressly set forth in writing and duly signed.

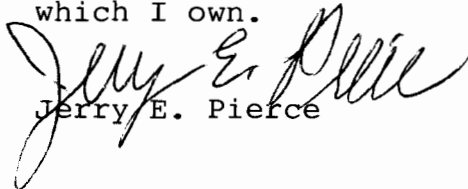
The parties hereto have executed this AGREEMENT on the date(s) written below.

This applies to all
signatures:

Properties are owned by
the Pierce Family Revocable
Trust.

All signatures by Jerry E.
Pierce are as an authorized
representative of the trust.

Jerry E. Pierce hereby
certifies that I have
complete authority to
sign in behalf of the trust
which I own.


Jerry E. Pierce

SELLER

Pierce Hanging Moss #1, LLC,
a Florida limited liability company,
as to its undivided interest

BY: 

Printed Name

JERRY E. PIERCE
REPRESENTATIVE OF MEMBER

Pierce Hanging Moss #2, LLC,
a Florida limited liability company,
as to its undivided interest

BY: 

Printed Name

JERRY E. PIERCE

Pierce Hanging Moss #3, LLC,
a Florida limited liability company,
as to its undivided interest

BY: 

Printed Name

JERRY E. PIERCE

Pierce Hanging Moss #4, LLC,
a Florida limited liability company,
as to its undivided interest

BY: 

Printed Name

JERRY E. PIERCE

Project: East-West Road (S.R. 436 to Dean Road) n/k/a Richard Crotty Parkway
Parcel: 7007

Pierce Hanging Moss #5, LLC,
a Florida limited liability company,
as to its undivided interest

BY:

Jerry E. Pierce
JERRY E. PIERCE

Printed Name

Pierce Hanging Moss #6, LLC,
a Florida limited liability company,
as to its undivided interest

BY:

Jerry E. Pierce
JERRY E. PIERCE

Printed Name

Pierce Hanging Moss #7, LLC,
a Florida limited liability company,
as to its undivided interest

BY:

Jerry E. Pierce
JERRY E. PIERCE

Printed Name

566 GENIUS DRIVE
WINTER PARK, FL 32789
Post Office Address

DATE:

MAY 24, 2017

BUYER

Orange County, Florida

BY:

Erica Guidroz
Erica Guidroz, Its Agent

DATE:

8-9-2017

Project: East-West Road (S.R. 436 to Dean Road) n/k/a Richard Crotty Parkway
Parcel: 7007

SELLER

Pierce Hanging Moss #1, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M Pierce
CAROL M PIERCE
Printed Name

Pierce Hanging Moss #2, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M Pierce
CAROL M PIERCE
Printed Name

Pierce Hanging Moss #3, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M Pierce
CAROL M PIERCE
Printed Name

Pierce Hanging Moss #4, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M Pierce
CAROL M PIERCE
Printed Name

Pierce Hanging Moss #5, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M Pierce
CAROL M PIERCE
Printed Name

Project: East-West Road (S.R. 436 to Dean Road) n/k/a Richard Crotty Parkway
Parcel: 7007

Pierce Hanging Moss #6, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M. Pierce

CAROL M PIERCE

Printed Name

Pierce Hanging Moss #7, LLC,
a Florida limited liability company,
as to its undivided interest

BY: Carol M. Pierce

CAROL M PIERCE

Printed Name

566 GENIUS DR

Post Office Address

WINTER PARK, FL 32789

DATE: 7/17/17

SCHEDULE "A"

EAST WEST ROAD

PARCEL 7007

ESTATE: Temporary Easement

PURPOSE: Temporary Construction

A portion of the lands lying in Section 15, Township 22 South, Range 30 East, as described in Official Records Book 5157, Page 2787, Public Records of Orange County, Florida, being more particularly described as follows:

COMMENCE at the Northeast corner of Hanging Moss Business Park, A Condominium as described in Condominium Book 10, Page 129, Public Records of Orange County, Florida, also being on the existing right of way line of Hanging Moss Road; thence along said existing right of way line, South 89°05'52" West, 86.11 feet to the POINT OF BEGINNING;


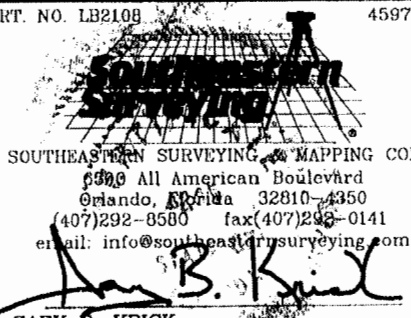
thence South 00°54'08" East, 15.00 feet; thence South 89°05'52" West, 59.83 feet; thence North 00°54'08" West, 15.00 feet to said existing right of way line; thence along said existing right of way line, North 89°05'52" East, 59.83 feet to the POINT OF BEGINNING.

Containing 897 square feet, more or less.

SURVEYORS NOTES:

1. The bearings and coordinates shown hereon are based on the Orange County Geodetic Information System traverse between G.I.S. Point #160 to G.I.S. Point #174 as being North 89°55'40" 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 Minimum Technical Standards for Land Surveying CH. 61G17-6 requirements.

Not without the raised seal and signature of a Florida licensed Surveyor and Mapper.
Not valid without sheet 2.

<p>DESCRIPTION</p>	<p>Date: February 2005 DCS</p>		<p>CERT. NO. LB2108 45979099</p>
<p>FOR</p>  <p>ORANGE COUNTY GOVERNMENT FLORIDA</p>	<p>Job No.: 45979</p>	<p>Scale: N.T.S.</p>	 <p>SOUTHEASTERN SURVEYING & MAPPING CORP. 6500 All American Boulevard Orlando, Florida 32810-4350 (407)292-8580 fax (407)292-0141 email: info@southeasternsurveying.com</p> <p>GARY B. KRICK REGISTERED LAND SURVEYOR NO. 4245</p>
	<p>CH. 61G17-6, Florida Administrative Code requires that a legal description drawing bear the notation that THIS IS NOT A SURVEY.</p>		
	<p>SHEET 1 OF 2 SEE SHEET 2 FOR SKETCH</p>		

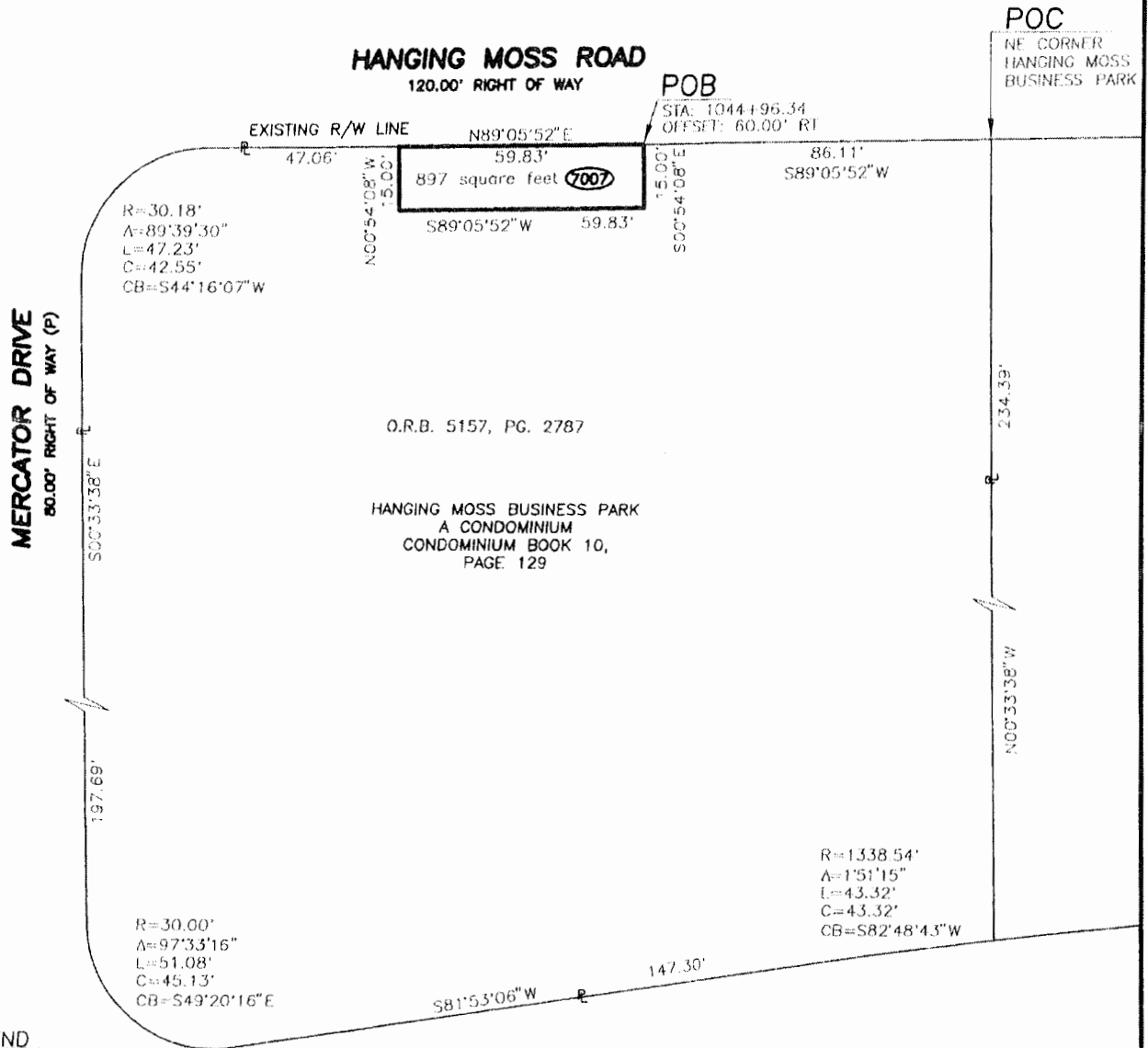
Revised: September, 2006 REJ

SKETCH OF DESCRIPTION
EAST WEST ROAD
PARCEL 7007



1"=40'

SECTION 15, TOWNSHIP 22 SOUTH, RANGE 30 EAST



LEGEND

CB=CHORD BEARING
CCR=CERTIFIED CORNER RECORD
CH=CHORD
COR.=CORNER
(D)=DEED
Δ=CENTRAL ANGLE
L=LENGTH
N.T.S.=NOT TO SCALE
O.R.B.=OFFICIAL RECORDS BOOK
(P)=PLAT

P.C.=POINT OF CURVATURE
PG.=PAGE
P=PROPERTY LINE
POB=POINT OF BEGINNING
POC=POINT OF COMMENCEMENT
P.T.=POINT OF TANGENCY
R=RADIUS
R/W=RIGHT OF WAY
SEC.=SECTION



Drawing No. 45979
Date: February 2005 DCS
Revised: May 2005 DCS
Revised: February, 2006 DRR
Revised: September, 2006 REJ
SHEET 2 OF 2
See Sheet 1 for Description

NOTE: NOT VALID WITHOUT RAISED SEAL AND SIGNATURE
OF A FLORIDA LICENSED SURVEYOR AND MAPPER
NOT VALID WITHOUT SHEET 1

NOTE: SEE SHEET 11 OF 35 FOR PARCEL IDENTIFICATION ON
RIGHT OF WAY MAPS FOR EAST WEST ROAD SEGMENT 1.

SOUTHEASTERN SURVEYING & MAPPING CORP.
6500 All American Boulevard
Orlando, Florida 32810-4350
(407)292-8580 fax(407)292-0141
Cert. No. LB 2108
email: info@southeasternsurveying.com
THIS IS NOT A SURVEY.

SCHEDULE "B"

2752 EAST WEST ROAD PARCEL 7007

TEMPORARY CONSTRUCTION EASEMENT

Parcel 7007 is being acquired as a temporary, non-exclusive easement with full authority to enter upon the lands described in attached Schedule "A" for the purpose of constructing, tying in and harmonizing the driveway with the adjacent roadway. At all times during construction the GRANTEE will maintain access to the GRANTOR'S remaining lands.

Although parcel 7007 encompasses an area with an existing ditch, mitered end section and pipe, the work will not adversely impact these drainage facilities.

After the construction on the Parcel is completed the GRANTEE shall restore the Parcel to a condition as good as or better than the one existing before being disturbed by the GRANTEE.

This easement shall expire upon the completion of the construction on the project adjacent to the lands described in attached Schedule "A" or after seven (7) years, whichever occurs first.

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS

AUG 29 2017

Instrument: 7007.1
Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

TEMPORARY CONSTRUCTION EASEMENT

THIS INDENTURE, made and executed the 25TH day of MAY, A.D. 202017, by Pierce Hanging Moss #1, LLC, a Florida limited liability company, Pierce Hanging Moss #2, LLC, a Florida limited liability company, Pierce Hanging Moss #3, LLC, a Florida limited liability company, Pierce Hanging Moss #4, LLC, a Florida limited liability company, Pierce Hanging Moss #5, LLC, a Florida limited liability company, Pierce Hanging Moss #6, LLC, a Florida limited liability company, and Pierce Hanging Moss #7, LLC, a Florida limited liability company, each as to its undivided interest, whose address is 566 GENIUS DRIVE, WINTER PARK, FL 32789, GRANTOR, and Orange County, a charter county and political subdivision of the state of Florida, whose address is P. O. Box 1393, Orlando, Florida 32802-1393, GRANTEE.

WITNESSETH, That the GRANTOR, in consideration of the sum of \$ 13,700.00 and other valuable considerations, paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby give and grant to the GRANTEE, its successors and assigns, a Temporary Construction Easement more particularly defined in Schedule "B" over and upon the following described lands of the GRANTOR situate in Orange County aforesaid, to-wit:

SEE ATTACHED SCHEDULE "A"

Property Appraiser's Parcel Identification Number:

a portion of

15-22-30-3932-00-090

THE GRANTOR covenants with the GRANTEE that the GRANTOR is lawfully seized of said lands in fee simple; that the GRANTOR has good right and lawful authority to grant this easement and shall take no action to interfere with the GRANTEE'S lawful use of said easement; that the GRANTOR hereby fully warrants the easement being granted and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

Signed, sealed and delivered
in the presence of:

Summer Tayon
Witness

Summer Tayon
Print Name

Summer Tayon
Witness PATRICIA NUZZO

Summer Tayon
Print Name

Pierce Hanging Moss #1, LLC
a Florida limited liability company,
as to its undivided interest

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

BY: Pierce Family Revocable Trust,
its Managing Member

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee

BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

(Signature of TWO witnesses required by Florida law)

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was acknowledged before me this 25th day of May, 2017
by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of Pierce Hanging Moss #1, LLC, a Florida limited liability company, as to its undivided interest.

They are personally known to me or have produced _____
and _____ as identification.

(Notary Seal)



Marybeth Lancione
Notary Signature

Marybeth Lancione
Printed Notary Name

Notary Public in and for
the County and State aforesaid

My commission expires: 11/05/18

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Signed, sealed and delivered
in the presence of:

Pierce Hanging Moss #2, LLC
a Florida limited liability company,
as to its undivided interest

Summer Tayon
Witness

Summer Tayon
Print Name

Summer Tayon
Witness PATRICIA NUZZO

Summer Tayon
Print Name

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

BY: Pierce Family Revocable Trust,
its Managing Member

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee

BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

(Signature of TWO witnesses required by Florida law)

STATE OF Florida

COUNTY OF Orange

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by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of Pierce Hanging Moss #2, LLC, a Florida limited liability company, as to its undivided interest.
They are personally known to me or have produced _____ as identification.
and _____ as identification.

(Notary Seal)



Marybeth Lancione
Notary Signature

Marybeth Lancione
Printed Notary Name

Notary Public in and for
the County and State aforesaid

My commission expires: 11/05/18

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Signed, sealed and delivered
in the presence of:

Pierce Hanging Moss #3, LLC
a Florida limited liability company,
as to its undivided interest

Summer Tayon
Witness

Summer Tayon
Print Name

Summer Tayon
Witness PATRICIA NUZZO

Summer Tayon
Print Name

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

BY: Pierce Family Revocable Trust,
its Managing Member

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee,

BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

(Signature of TWO witnesses required by Florida law)

STATE OF Florida

COUNTY OF Orange

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by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of Pierce Hanging Moss #3, LLC, a Florida limited liability company, as to its undivided interest.
They are personally known to me or have produced _____
and _____ as identification.

(Notary Seal)



Marybeth Lancione
Notary Signature
Marybeth Lancione
Printed Notary Name

Notary Public in and for
the County and State aforesaid

My commission expires: 11/05/18

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Signed, sealed and delivered
in the presence of:

Pierce Hanging Moss #4, LLC
a Florida limited liability company,
as to its undivided interest

Summer Tayan
Witness

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

Summer Tayan
Print Name

BY: Pierce Family Revocable Trust,
its Managing Member

Summer Tayan
Witness PATRICIA NUZZO

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee

Summer Tayan
Print Name

BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

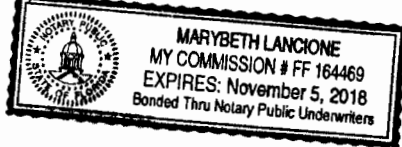
(Signature of TWO witnesses required by Florida law)

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 25th day of MAY, 2017
by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of Pierce Hanging Moss #4, LLC, a Florida limited liability company, as to its undivided interest.
They are personally known to me or have produced _____
and _____ as identification.

(Notary Seal)



Marybeth Lancione
Notary Signature
Marybeth Lancione
Printed Notary Name

Notary Public in and for
the County and State aforesaid

My commission expires: 11/05/18

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Signed, sealed and delivered
in the presence of:

Pierce Hanging Moss #5, LLC
a Florida limited liability company,
as to its undivided interest

Summer Tayon
Witness

Summer Tayon
Print Name

Summer Tayon
Witness PATRICIA NUNO

Summer Tayon
Print Name

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

BY: Pierce Family Revocable Trust,
its Managing Member

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee

BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

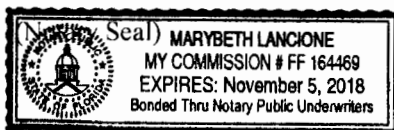
(Signature of TWO witnesses required by Florida law)

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 25th day of MAY, 2017
by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of ~~Pierce Hanging Moss #5, LLC~~, a Florida limited liability company, as to its undivided interest.

They are personally known to me or have produced _____
and _____ as identification.



Marybeth Lancione
Notary Signature
Marybeth Lancione
Printed Notary Name

Notary Public in and for
the County and State aforesaid

My commission expires: 11/05/18

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Signed, sealed and delivered
in the presence of:

Pierce Hanging Moss #6, LLC
a Florida limited liability company,
as to its undivided interest

Summer Tayon
Witness

Summer Tayon
Print Name

Summer Tayon
Witness

Summer Tayon
Print Name

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

BY: Pierce Family Revocable Trust,
its Managing Member

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee

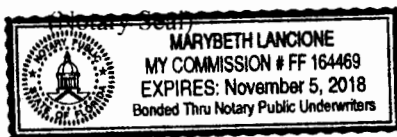
BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

(Signature of TWO witnesses required by Florida law)

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was acknowledged before me this 25th day of MAY, 2017
by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of Pierce Hanging Moss #6, LLC, a Florida limited liability company, as to its undivided interest.
They are personally known to me or have produced _____
and _____ as identification.



Marybeth Lancione
Notary Signature

Marybeth Lancione
Printed Notary Name

Notary Public in and for
the County and State aforesaid

My commission expires: 11/05/2018

Instrument: 7007.1

Project: East-West Road (S.R. 436 to Dean Road)
n/k/a Richard Crotty Parkway

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be executed in its name.

Signed, sealed and delivered
in the presence of:

Pierce Hanging Moss #7, LLC
a Florida limited liability company,
as to its undivided interest

Summer Tayon
Witness

Summer Tayon
Print Name

Summer Tayon
Witness PARALLIA NUZZO

Summer Tayon
Print Name

BY: Pierce Hanging Moss Rd, LLC,
a Florida limited liability company,
its Managing Member

BY: Pierce Family Revocable Trust,
its Managing Member

BY: Jerry E. Pierce
Jerry E. Pierce, as Co-Trustee

BY: Carol M. Pierce
Carol M. Pierce, as Co-Trustee

(Signature of TWO witnesses required by Florida law)

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was acknowledged before me this 25th day of May, 2017
by Jerry E. Pierce and Carol M. Pierce, as Co-Trustees of the Pierce Family Revocable Trust, as Managing
Member of Pierce Hanging Moss Rd, LLC, a Florida limited liability company, as Managing Member on
behalf of Pierce Hanging Moss #7, LLC, a Florida limited liability company, as to its undivided interest.
They are personally known to me or have produced _____ and
_____ as identification



Marybeth Lancione
Notary Signature
Marybeth Lancione
Printed Notary Name

This instrument prepared by:
E. Price Jackson, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida

Notary Public in and for
the county and state aforesaid

My commission expires: 11/05/18

SCHEDULE "A"

EAST WEST ROAD

PARCEL 7007

ESTATE: Temporary Easement

PURPOSE: Temporary Construction

A portion of the lands lying in Section 15, Township 22 South, Range 30 East, as described in Official Records Book 5157, Page 2787, Public Records of Orange County, Florida, being more particularly described as follows:

COMMENCE at the Northeast corner of Hanging Moss Business Park, A Condominium as described in Condominium Book 10, Page 129, Public Records of Orange County, Florida, also being on the existing right of way line of Hanging Moss Road; thence along said existing right of way line, South 89°05'52" West, 86.11 feet to the POINT OF BEGINNING;


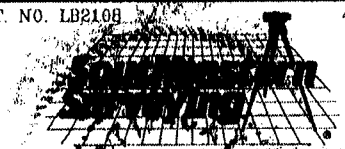
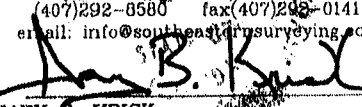
thence South 00°54'08" East, 15.00 feet; thence South 89°05'52" West, 59.83 feet; thence North 00°54'08" West, 15.00 feet to said existing right of way line; thence along said existing right of way line, North 89°05'52" East, 59.83 feet to the POINT OF BEGINNING.

Containing 897 square feet, more or less.

SURVEYORS NOTES:

1. The bearings and coordinates shown hereon are based on the Orange County Geodetic Information System traverse between G.I.S. Point #160 to G.I.S. Point #174 as being North 89°55'40" 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 Minimum Technical Standards for Land Surveying CH. 61G17-6 requirements.

Not without the raised seal and signature of a Florida licensed Surveyor and Mapper.
Not valid without sheet 2.

DESCRIPTION FOR  Revised: September, 2006 REJ	Date: February 2005 DCS		CERT. NO. LB2108 45979099  SOUTHEASTERN SURVEYING & MAPPING CORP. 6000 All American Boulevard Orlando, Florida 32810-4350 (407)292-8580 fax (407)292-0141 email: info@southeasternsurveying.com  GARY B. KRICK REGISTERED LAND SURVEYOR NO. 4245
	Job No.: 45979	Scale: N.T.S.	
	CH. 61G17-6, Florida Administrative Code requires that a legal description drawing bear the notation that THIS IS NOT A SURVEY.		
SHEET 1 OF 2 SEE SHEET 2 FOR SKETCH			

SKETCH OF DESCRIPTION

EAST WEST ROAD

PARCEL 7007



1"=40'

SECTION 15, TOWNSHIP 22 SOUTH, RANGE 30 EAST

MERCATOR DRIVE
80.00' RIGHT OF WAY (P)

HANGING MOSS ROAD

120.00' RIGHT OF WAY

POB

STA: 1044+96.34
OFFSET: 60.00' RT

POC

NE CORNER
HANGING MOSS
BUSINESS PARK

EXISTING R/W LINE

47.06'

N89°05'52"E

59.83'

897 square feet (7007)

S89°05'52"W

59.83'

86.11'

S89°05'52"W

R=30.18'

Δ=89°39'30"

L=47.23'

C=42.55'

CB=S44°16'07"W

N00°54'08"W
15.00'

S00°54'08"E
15.00'

O.R.B. 5157, PG. 2787

HANGING MOSS BUSINESS PARK
A CONDOMINIUM
CONDOMINIUM BOOK 10,
PAGE 129

197.69'

R=30.00'

Δ=97°33'16"

L=51.08'

C=45.13'

CB=S49°20'16"E

S81°53'06"W

147.30'

R=1338.54'

Δ=1°51'15"

L=43.32'

C=43.32'

CB=S82°48'43"W

234.33'

N00°33'38"W

LEGEND

CB=CHORD BEARING
CCR=CERTIFIED CORNER RECORD
CH=CHORD
COR=CORNER
(D)=DEED
Δ=CENTRAL ANGLE
L=LENGTH
N.T.S.=NOT TO SCALE
O.R.B.=OFFICIAL RECORDS BOOK
(P)=PLAT

P.C.=POINT OF CURVATURE
PG.=PAGE
P=PROPERTY LINE
POB=POINT OF BEGINNING
POC=POINT OF COMMENCEMENT
P.T.=POINT OF TANGENCY
R=RADIUS
R/W=RIGHT OF WAY
SEC.=SECTION

Drawing No. 45979

Date: February 2005 DCS

Revised: May 2005 DCS

Revised: February, 2006 DRR

Revised: September, 2006 REJ

SHEET 2 OF 2

See Sheet 1 for Description

NOTE: NOT VALID WITHOUT RAISED SEAL AND SIGNATURE
OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
NOT VALID WITHOUT SHEET 1

NOTE: SEE SHEET 11 OF 35 FOR PARCEL IDENTIFICATION ON
RIGHT OF WAY MAPS FOR EAST WEST ROAD SEGMENT 1.



SOUTHEASTERN SURVEYING & MAPPING CORP.

6500 All American Boulevard

Orlando, Florida 32810-4350

(407)292-8580 fax(407)292-0141

Cert. No. LB-2108

email:info@southeasternsurveying.com

THIS IS NOT A SURVEY.

SCHEDULE "B"

2752 EAST WEST ROAD PARCEL 7007

TEMPORARY CONSTRUCTION EASEMENT

Parcel 7007 is being acquired as a temporary, non-exclusive easement with full authority to enter upon the lands described in attached Schedule "A" for the purpose of constructing, tying in and harmonizing the driveway with the adjacent roadway. At all times during construction the GRANTEE will maintain access to the GRANTOR'S remaining lands.

Although parcel 7007 encompasses an area with an existing ditch, mitered end section and pipe, the work will not adversely impact these drainage facilities.

After the construction on the Parcel is completed the GRANTEE shall restore the Parcel to a condition as good as or better than the one existing before being disturbed by the GRANTEE.

This easement shall expire upon the completion of the construction on the project adjacent to the lands described in attached Schedule "A" or after seven (7) years, whichever occurs first.

CERTIFICATE OF VALUE

Project: Richard Crotty Parkway, Segment 1
County: Orange
Parcel No.: 7007

I certify to the best of my knowledge and belief, that:

1. The statements of fact contained in this report are true and correct.
2. The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, unbiased, professional analyses, opinions, and conclusions.
3. I have no present or prospective interest in the property or bias with respect to the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved. My engagement in this assignment was not contingent upon developing or reporting predetermined results.
4. I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
5. My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
6. My analyses, opinions, or conclusions were developed and this report has been prepared in conformity with the Uniform Standards of Professional Appraisal Practice, and the provisions of Chapter 475, Part II, Florida Statutes.
7. I have made a personal inspection of the property that is the subject of this report and I have afforded the property owner the opportunity to accompany me at the time of the inspection. I have also made a personal field inspection of the comparable sales relied upon in making this appraisal. The subject and the comparable sales relied upon in making this appraisal were as represented by the photographs contained in this appraisal.
8. No persons other than those named herein provided significant real property appraisal assistance to the person signing this certification.
9. I understand that this appraisal is to be used in connection with the acquisition by Orange County.
10. This appraisal has been made in conformity with the appropriate State laws, regulations, policies and procedures applicable to appraisal of right-of-way for transportation purposes; and, to the best of my knowledge, no portion of the property value entered on this certificate consists of items which are non-compensable under the established law of the State of Florida.
11. I have not revealed the findings or results of this appraisal to anyone other than the proper officials of Orange County and I will not do so until I am required by due process of law, or until I am released from this obligation by having publicly testified as to such findings.
12. Regardless of any stated limiting condition or assumption, I acknowledge that this appraisal report and all maps, data, summaries, charts and other exhibits collected or prepared under this agreement shall become the property of Orange County without restriction or limitation on their use.
13. Statements supplemental to this certification required by membership or candidacy in a professional appraisal organization, are described on an addendum to this certificate and, by reference, are made a part hereof.

Based upon my independent appraisal and the exercise of my professional judgment, my opinion of the market value for the part taken, including net severance damages after special benefits, if any, of the property appraised as of the 31st day of May, 2016, is:


THIRTEEN THOUSAND SEVEN HUNDRED DOLLARS

Market value should be allocated as follows:

LAND	<u>\$ 4,000</u>
IMPROVEMENTS	<u>\$ 3,800</u>
NET DAMAGES &/OR	
COST TO CURE	<u>\$ 5,900</u>
TOTAL	<u>\$ 13,700</u>

LAND AREA: (Ac/SF)	<u>897 SF</u>
Land Use (HABU as vacant):	<u>Industrial</u>

June 14, 2016
DATE


DAVID K. HALL, ASA
State-Certified General Appraiser #RZ1314

ORANGE COUNTY REAL ESTATE MANAGEMENT DIVISION
 REVIEW APPRAISER'S STATEMENT

NEGOTIATION APPRAISAL REPORT

PARCEL	PROJECT	LIMITS	PROPERTY OWNER	CIP
7007	East-West Road (Invest) n/k/a R Crotty Pkwy	(SR 436-Dean Rd)	Pierce Hanging Moss #1-#7, LLC	2752

A. I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of the work under review and no personal interest with respect to the parties involved.
- I have not performed any professional services regarding the subject of the work under review within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of the work under review or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation is not contingent on an action or event resulting from the analyses, opinions, or conclusions in this review or from its use.
- My compensation for completing this assignment is not contingent upon the development or reporting of predetermined assignment results or assignment results that favors the cause of the client, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal review.
- My analyses, opinions, and conclusions were developed, and this review report has been prepared, in conformity with the *Uniform Standards of Professional Appraisal Practice*.
- I have made a personal inspection of the subject of the work under review.
- No one provided significant appraisal or appraisal review assistance to the person signing this certification.
- The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Code of Professional Ethics and Standards of Professional Appraisal Practice of the Appraisal Institute.
- The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- As of the date of this report, I have completed continuing education requirements of the Appraisal Institute.

	1	2	3	4
APPRAISER	David K. Hall, ASA			
DATE OF REPORT	June 14, 2016			
PURPOSE*	A			
PROPERTY TYPE	Office/Warehouse			
ACQUISITION SIZE:	897 SF			
APPRAISAL DOV	5/31/2016			
APPRAISAL TOTAL:	\$13,700			
LAND	\$4,000			
IMPROVEMENTS	\$3,800			
COST TO CURE	\$5,900			
DAMAGES	\$0			
REVIEWER	R.K. Babcock, MAI			

*Purpose: A=Neg., B=Rev. Neg., C=2nd Rev. Neg., D=OT, E=Rev. OT, F=DOD, G=Rev. DOD, H=2nd Rev/DOD, O=Owner Report, R=Rev. Owner Report, X=Other.

CONCLUSION OF VALUE: \$ 13,700

ALLOCATION: LAND \$ 4,000 IMPROVEMENTS \$ 3,800 DAMAGES &/or COST TO CURE \$ 5,900

UNECONOMIC REMNANT (UNECO): N/A

Value to Acquisition Including Uneconomic Remainder		
Land Area:		Partial/Whole (P/W):
Land:		
Improvements		
Damages and/or Cost to Cure		
Total:		

<i>Robert K. Babcock</i>
Reviewer: Robert K. Babcock, MAI
State-Certified General Real Estate Appraiser RZ990
Review Report Date 7/5/2017 Rev

REVIEW APPRAISER'S STATEMENT

Parcel No.: 7007 E-W Road, n/k/a R. Crotty Pkwy

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B. Reviewer's Statement of Reasoning in Conformance with the Current R/W Procedures.**ASSIGNMENT PARAMETERS**

This review was conducted by Robert K. Babcock, MAI, State-Certified General Real Estate Appraiser RZ990, Supervisor of Acquisition and Appraisal, employed by the Orange County Real Estate Management Division.

The client and the intended user of this review is Orange County. The intended use is to determine whether the analyses, opinions, and conclusions in the appraisal report under review are appropriate and reasonable. The purpose of this appraisal review is to provide a basis for establishing recommended compensation for the proposed acquisition.

The appraisal being reviewed was prepared by David K. Hall, ASA, State-Certified General Real Estate Appraiser RZ1314, an employee of Bullard, Hall & Adams, Inc. Craig S. Adams, State-Certified General Real Estate Appraiser RZ665, was identified as providing significant professional assistance, and is also an employee of Bullard, Hall & Adams, Inc. The appraisers relied upon land planning and engineering analyses prepared by Hal Collins of Kelly, Collins & Gentry, Inc. (KCG) and cost estimates prepared by William D. Richardi, a certified general contractor, in formulating their opinions.

The report under review is an appraisal to estimate the market value of the land and affected improvements, as well as any remedial cost to cure activities and damages, as appropriate. The fee simple real property interest was appraised. The report type reviewed was an Appraisal Report, as defined by USPAP 2-2(a). The format was appropriate for the analysis and scope of work. The effective date of the opinion in the report being reviewed is May 31, 2016, which is also the effective date of this review. Neither the appraisal nor review was based upon any Extraordinary Assumptions. The report considers the remainder as if the proposed roadway improvements have been completed in accordance with the plans and that the facility is open for public use, which is a hypothetical condition.

The nature and extent of this review included a desk review of the report and field reviews of the subject and the comparable sales. The scope of this review assignment does not include the development of an independent opinion of value by the reviewer. However, the scope of this review does require a determination of whether the appraisal report under review is reasonable and supportable, in compliance with the Uniform Standards of Professional Appraisal Practice (USPAP) and Orange County R/W procedures.

SUBJECT DESCRIPTION

The subject (Parcel 7007) has an address of 6808-6832 Hanging Moss Road, Orlando, Florida 32810. This location is at the southeast corner of Hanging Moss Road and Mercator Drive, within unincorporated Orange County, Florida. The property's legal description has been recorded on the last deed of record, within Official Records Book (ORB) 3030, on Page 0576 of the Public Records of Orange County, Florida. The 1.26± acre (54,834 SF) property is improved with a masonry single story office/warehouse/flex building, which was constructed in 1984 and containing 17,500 SF of usable building area. The tract has three road frontages. The property has 193 feet of frontage along the south side of Hanging Moss Road, 197.69± feet along the east side of Mercator Drive and 147.30± feet along the north side of Venture Circle, with a depth of 234.39± feet along the east property line. At the immediate intersections, there are curved radii of 47.23 feet at Hanging Moss Road and Mercator Road and 51.08 feet at Mercator Road and Venture Circle. The

REVIEW APPRAISER'S STATEMENT

Parcel No.: 7007 E-W Road, n/k/a R. Crotty Pkwy

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property is generally level, near road grade and situated within Zone X of the Flood Insurance Rate Map (FIRM). All typical utilities serve the property.

The subject is zoned IND-1/IND-5, Industrial District (Light) and has a future land use designation of Industrial. The subject's zoning and future land use are consistent. The appraiser indicated there were no apparent adverse drainage or environmental conditions affecting the property. There are no other known easements affecting the property.

Mr. Hall's highest and best use analysis considers the four appropriate characteristics of such an analysis. Mr. Hall concluded that the subject's highest and best use, as if vacant and available for development, was for industrial use. The appraiser's analyses and development of the highest and best use are appropriate and reasonable. The methodology is consistent with and in conformance with accepted appraisal practice.

VALUATION

The report employs the Sales Comparison Approach to value the land. The Income and Cost Approaches were appropriately omitted because they are not applicable for this assignment, which considered only the value of the land and the contributory value of any improvements affected by the proposed acquisition.

Mr. Hall has valued the property using four comparable sale properties and has correlated to a value conclusion within the value range indicated by the sales. The comparable sales indicated an unadjusted range of \$5.21 to \$6.56 per square foot (psf) of land area. Mr. Hall provided a quantitative analysis of the sale data, adjusting the comparable sales for numerous factors, as appropriate. After adjustments, the indicated value range was \$6.23 to \$6.56 per square foot (psf) of land area. Based upon the analysis, Mr. Hall concluded to a unit value of **\$6.50 psf**. This equated to a market value for the subject's land of **\$356,500** ($\$6.50/\text{sf} \times 54,834 \text{ sf} = \$356,421$, rounded to \$356,500).

PART ACQUIRED

Parcel 7007 is a proposed acquisition of a temporary construction easement across 59.83 feet of road frontage along the south side of the property's Hanging Moss Road frontage with a depth of 15.0 feet. The easement is to permit construction of the proposed roadway improvements and harmonize the new roadway improvements with the remainder driveway. The acquisition parcel is generally rectangular and contains 897 square feet of land area. Site improvements within the area of the acquisition include grass / mulch, gang mail boxes, irrigation, asphalt pavement, protective pavement sealcoating, storm culvert, mitered end sections, concrete curb, ligustrum hedge plants, a "Tow-Away Zone" sign and an 8" oak tree. It was noted that the sod and asphalt pavement will be replaced by the contractor upon completion of the construction project. Improvements within the TCE were itemized, with cost new estimates provided by Mr. Richardi. The total estimated contributory value of the improvements within the TCE equated to **\$3,800**.

The proposed Temporary Construction Easement (TCE) will encumber the property for a period of up to seven years (84 months), or upon completion of the construction activities, whichever is shorter. Mr. Hall used a land rental rate of 11% of the fee simple value to derive an annual income attributable to the easement area. This amount was converted to a monthly income stream. A built-up discount rate was then applied to the monthly rental income stream to derive the value of the land area during the term of the TCE.

REVIEW APPRAISER'S STATEMENT

Parcel No.: 7007 E-W Road, n/k/a R. Crotty Pkwy

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DAMAGES &/OR COST TO CURE

During the land planning/engineering analyses, Mr. Collins of KCG, developed a cure plan to reestablish the remainder in a similar condition to the before condition. Mr. Richardi provided a cost estimate for the cure. The net cost to cure was properly calculated by recognizing the contributor values of the items paid for within the acquisition. The net cost to cure equated to **\$5,900**.

There were no severance damages attributable to the acquisition.

Mr. Hall's TCE value calculations have been summarized in the following table:

TCE VALUE CALCULATION		
TCE Land Area (SF)	897	
Land Value \$/SF	\$6.50	
Total Fee Value	\$5,831	
Rental Rate per Annum	11%	
Annual Income		\$641.36
Monthly Income		\$53.45
PV Factor 3.775%, 84 Months,		
Payable in advance	73.95	
Present Value of TCE		\$3,953
Rounded Value--Land		\$4,000
Improvements		\$3,800
Damages		\$0
Cost to Cure		\$5,900
TOTAL TCE VALUE		\$13,700

CONCLUSIONS

The data, appraisal methods and techniques, analyses, opinions, adjustments and conclusions within the Hall report are appropriate and reasonable. The report is complete and adequately supported within the scope of an Appraisal Report and in the context of market conditions as of the effective date of valuation. The value conclusions estimated in the appraisal are reasonable and supported by the analyses. This report is approved as meeting the current Uniform Standards of Professional Appraisal Practice and Orange County R/W procedures.

REVIEW APPRAISER'S STATEMENT

Parcel No.: 7007 E-W Road, n/k/a R. Crotty Pkwy

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Recommended Compensation is allocated as follows:

SUMMARY OF VALUES	
ITEM	VALUE \$
TCE/Land	\$4,000
Improvements	\$3,800
Damages	\$0
Costs to Cure	\$5,900
TOTAL VALUE	\$13,700

Project: East-West Road n/k/a Richard Crotty Parkway
Parcel: 7007

SETTLEMENT ANALYSIS

County's Appraised Value

<u>Land:</u> 897 S.F. (TCE)	\$ 4,000.00
<u>Improvements:</u>	\$ 3,800.00
<u>Cost-to-Cure:</u>	\$ 5,900.00
Total Appraisal Value	<u>\$13,700.00</u>
Recommended Settlement Amount	\$13,700.00

EXPLANATION OF RECOMMENDED SETTLEMENT

Parcel 7007 of the East-West Road n/k/a Richard Crotty Parkway is not under threat. The subject tract is on south side of Hanging Moss Road. The temporary construction easement is needed to harmonize the driveway for Parcel 7007 to Richard Crotty Parkway. Any concrete paving or asphalt paving for the driveway area will be replaced during construction at no cost to the property owner. No depreciation is applicable since the cost and contributory values of the site improvements are basically the same. The landowner has accepted the appraisal property value offer of \$13,700.00. I agree and request approval of purchase price in the amount of \$13,700.00.

Recommended by Erica L Guidroz Date 8-9-17
Erica Guidroz, Acquisition Agent, Real Estate Mgmt. Division

Recommended by Robert K Babcock Date 8-9-17
Robert K. Babcock, Acquisition Supervisor, Real Estate Mgmt. Division

Approved by Paul Sladek Date 8/10/17
Paul Sladek, Manager, Real Estate Management Division