





Interoffice Memorandum

REAL ESTATE MANAGEMENT ITEM 9

DATE: August 24, 2017

TO: Mayor Teresa Jacobs
and the
Board of County Commissioners

THROUGH: Paul Sladek, Manager 
Real Estate Management Division

FROM: Virginia G. Williams, Senior Title Examiner 
Real Estate Management Division

**CONTACT
PERSON:** Paul Sladek, Manager

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

**ACTION
REQUESTED:** APPROVAL OF UTILITY EASEMENT FROM QUEST VILLAGE,
LTD. TO ORANGE COUNTY, SUBORDINATION OF
ENCUMBRANCES TO PROPERTY RIGHTS TO ORANGE COUNTY
FROM FLORIDA HOUSING FINANCE CORPORATION AND
SUBORDINATION OF ENCUMBRANCES TO PROPERTY RIGHTS
TO ORANGE COUNTY FROM JPMORGAN CHASE BANK, N.A.
AND AUTHORIZATION TO RECORD INSTRUMENTS

PROJECT: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

District 4

PURPOSE: To provide for access, construction, operation, and maintenance of utility
facilities as a requirement of development

ITEMS: Utility Easement
Cost: Donation
Size: 200 square feet

Subordinations of Encumbrances to Property Rights to Orange County (2)

Real Estate Management Division

Agenda Item 9

August 24, 2017

Page 2

APPROVALS: Real Estate Management Division
Utilities Department

REMARKS: Grantor to pay all recording fees.

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

UTILITY EASEMENT

THIS INDENTURE, Made this 14th day of July, A.D. 2017, between Quest Village, Ltd., a Florida limited partnership, a partnership organized and existing under the laws of the state of Florida, having its principal place of business in the city of Orlando, county of Orange, whose address is 500 East Colonial Drive, Orlando, FL 32801, 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 \$1.00 and other valuable considerations, paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby give and grant to the GRANTEE and its assigns, a right-of-way and easement for utility purposes, with full authority to enter upon, excavate, construct and maintain, as the GRANTEE and its assigns may deem necessary, water lines, wastewater lines, reclaimed water lines, and any other utility facilities over, under and upon the following described lands situate in Orange County aforesaid, to-wit:

SEE ATTACHED EXHIBIT "A"

Property Appraiser's Parcel Identification Number:
a portion of
23-22-31-0000-00-034

TO HAVE AND TO HOLD said right-of-way and easement unto said GRANTEE and its assigns forever.

THE GRANTEE herein and its assigns shall have the right to clear and keep clear all trees, undergrowth and other obstructions that may interfere with normal operation or maintenance of the utilities and any facilities placed thereon by the GRANTEE and its assigns, out of and away from the herein granted right-of-way, and the GRANTOR, its successors and assigns, agree not to build, construct, or create, nor permit others to build, construct, or create any buildings or other structures on the herein granted right-of-way that may interfere with the normal operation or maintenance of the utility facilities installed thereon.

GRANTEE may at any time increase its use of the easement, change the location of pipelines or other facilities within the boundaries of the easement right-of-way, or modify the size of existing pipelines or other improvements as it may determine in its sole discretion from time to time without paying any additional compensation to GRANTOR or GRANTOR'S heirs, successors, or assigns, provided GRANTEE does not expand its use of the easement beyond the easement boundaries described above.

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

GRANTEE'S obligation to restore landscaping shall be limited to an obligation to restore to Orange County landscaping standards for Orange County right-of-way and shall not include an obligation to restore to exotic or enhanced landscaping standards.

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be duly executed the day and year above written.

Signed, sealed, and delivered
in the presence of:

Erica Razibat
Witness

ERICA RAZIBAT
Printed Name

[Signature]
Witness

Jonathan Ekins
Printed Name

Quest Village, Ltd.,
a Florida limited partnership

BY: Quest Village GP, LLC,
a Florida limited liability company,
its sole general partner

BY: Life Concepts, Inc.,
a Florida not-for-profit corporation,
its sole member

BY: [Signature]
John R. Gill, President

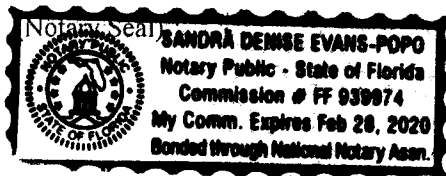
(Corporate Seal)

(Signature of TWO witnesses required by Florida law)

STATE OF Florida

COUNTY OF Orange

The foregoing instrument was acknowledged before me this 14th day of July, 2017, by John R. Gill, as President of Life Concepts, Inc., a Florida not-for-profit corporation, as sole member of Quest Village GP, LLC, a Florida limited liability company, as sole general partner of Quest Village, Ltd., a Florida limited partnership, on behalf of the limited partnership. He ☒ is personally known to me, or ☐ has produced _____ as identification.



[Signature]
Notary Signature

Sandra Denise Evans-Popo
Printed Notary Name

This instrument prepared by:
Virginia Williams, 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: Feb. 28, 2020

THIS IS A DONATION

A SKETCH AND LEGAL DESCRIPTION OF UTILITY EASEMENT 1

A PARCEL OF LAND BEING A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST, ORANGE COUNTY, FLORIDA.

(SEE SHEET 2 OF 2 FOR SKETCH)

PROJECT NAME: QUEST VILLAGE
OCU FILE NO.: 88306

UTILITY EASEMENT 1

A PARCEL OF LAND BEING A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST, ORANGE COUNTY, FLORIDA, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 23; THENCE NORTH 00°23'15" WEST, ALONG THE WESTERLY LINE OF SAID SECTION 23, A DISTANCE OF 661.71 FEET TO THE SOUTHWEST CORNER OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 23; THENCE SOUTH 89°30'58" EAST, ALONG THE SOUTH LINE OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 23, A DISTANCE OF 50.00 FEET TO THE EASTERLY RIGHT OF WAY LINE OF WOODBURY ROAD (RIGHT OF WAY WIDTH VARIES); THENCE NORTH 00°28'42" EAST, ALONG SAID EASTERLY RIGHT OF WAY LINE OF WOODBURY ROAD, A DISTANCE OF 30.01 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°28'42" EAST, CONTINUING ALONG SAID EASTERLY RIGHT OF WAY LINE OF WOODBURY ROAD, A DISTANCE OF 20.00 FEET; THENCE NORTH 89°18'45" EAST, DEPARTING SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 10.00 FEET; THENCE SOUTH 00°28'42" WEST, A DISTANCE OF 20.00 FEET; THENCE SOUTH 89°18'45" WEST, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING.

SAID PARCEL THUS DESCRIBED CONTAINS AN AREA OF 200.00 SQUARE FEET, MORE OR LESS.

SURVEYOR'S REPORT AND NOTES:

1. THIS IS NOT A BOUNDARY SURVEY. IT IS A SKETCH AND LEGAL DESCRIPTION OF A PROPOSED UTILITY EASEMENT
2. THE SKETCH AND LEGAL DESCRIPTION ARE BASED ON THE BOUNDARY SURVEY OF THE SUBJECT PROPERTY BY THIS COMPANY.
3. BEARING BASE FOR BEARINGS SHOWN IS THE WEST LINE OF SECTION 23, AS SHOWN ON THE PLAT OF WOODBURY COVE, AS RECORDED IN PLAT BOOK 46, PAGE 1, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, SAID LINE HAVING A BEARING OF N00°23'15"W.

Charles P. Delcambre

APRIL 3, 2017

CHARLES P. DELCAMBRE, P.S.M., FL REG. # 5100

ATLANTIC ~ GULF SURVEYING CO.

LAND & ENGINEERING SURVEYS

LICENSED BUSINESS NUMBER 6226

5736 TIMUQUANA ROAD,
JACKSONVILLE, FLORIDA 32210

PH. 904-771-6412

FAX 904-778-8578

SHEET 1 OF 2

JOB NO. S2543

DATE 3-8-2017

DATE OF SURVEY N/A

DRAFTER CPD

REVISIONS :

DATE

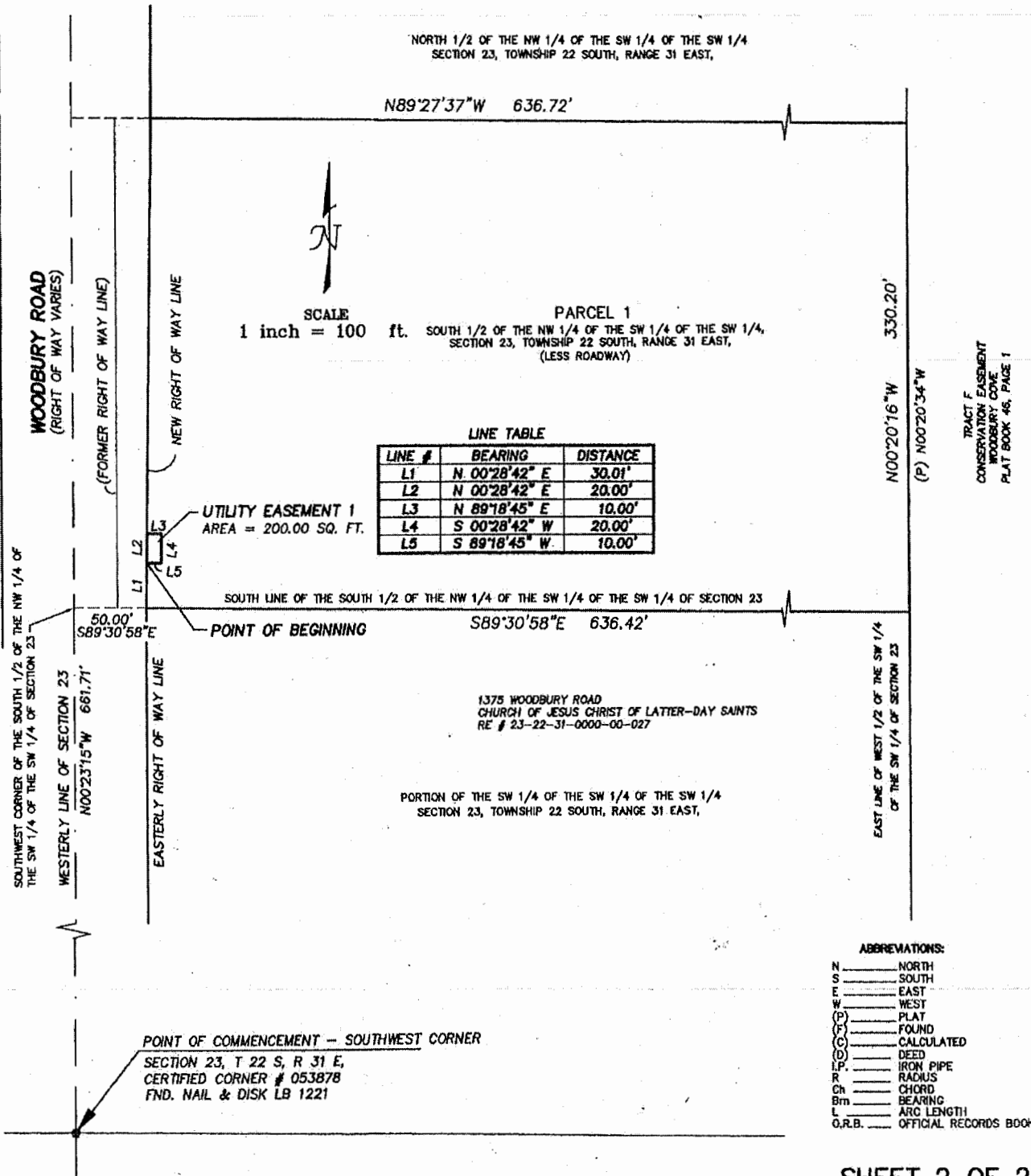
DATE

DATE

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NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4
OF SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST, ORANGE
COUNTY, FLORIDA.

(THIS SKETCH IS NOT A BOUNDARY SURVEY)
(SEE SHEET 1 OF 2 FOR LEGAL DESCRIPTION)



SHEET 2 OF 2

SEP 19 2017

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

SUBORDINATION OF ENCUMBRANCES TO PROPERTY RIGHTS TO ORANGE COUNTY

KNOW ALL MEN BY THESE PRESENTS: That Whereas, it is proposed 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, to locate, construct, maintain, and/or improve a utility facilities in Orange County, Florida; and,

WHEREAS, A portion of the lands involved and necessary for said facilities is subject to a Mortgage and Security Agreement; Assignment of Leases, Rents and Contract Rights; Financing Statement UCC-1; and Restrictive Covenant and Grant Agreement, held by the undersigned; and,

WHEREAS, On behalf of Orange County, a request has been made for the undersigned to subordinate said encumbrances to the property rights of Orange County in and to the portion of the premises hereinafter described.

NOW, THEREFORE, WITNESSETH: That for and in consideration of the premises and One Dollar and other good and valuable considerations paid, receipt of which is hereby acknowledged, the undersigned subordinates said encumbrances as it has been or as may be modified and amended from time to time to the property rights of Orange County to locate, construct, maintain, and/or improve said facilities over, through, upon, and/or across the following described lands, being a portion of the encumbered premises in Orange County, Florida, to-wit:

SEE ATTACHED EXHIBIT "A"

Encumbrances:

Florida Housing Finance Corporation
FROM: Quest Village, Ltd.
Mortgage and Security Agreement filed December 22, 2016
Recorded as Document No. 20160664413
Assignment of Leases, Rents and Contract Rights filed December 22, 2016
Recorded as Document No. 20160664414
Financing Statement UCC-1 filed December 22, 2016
Recorded as Document No. 20160664415
Restrictive Covenant and Grant Agreement filed December 22, 2016
Recorded as Document No. 20160664416
All in the Public Records of Orange County, Florida

PROVIDED ALWAYS, NEVERTHELESS, and it is expressly understood and agreed that this instrument subordinates said encumbrances insofar as same affects the rights and privileges of ORANGE COUNTY, in its use of the land specifically above described for utility purposes only, and that nothing herein contained shall in any way affect, alter, impair, minimize, or diminish the effect of said encumbrances or the remedies at law or in equity for recovering thereon, or against the parties charged thereby, the full amount of all

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

instrument subordinates said encumbrances insofar as same affects the rights and privileges of ORANGE COUNTY, in its use of the land specifically above described for utility purposes only, and that nothing herein contained shall in any way affect, alter, impair, minimize, or diminish the effect of said encumbrances or the remedies at law or in equity for recovering thereon, or against the parties charged thereby, the full amount of all sums secured by and/or due under the same. It is further understood and agreed that in the event said above described premises are abandoned by Orange County and cease to be used for utility purposes that in such event the subordination of said encumbrances shall become

[Signature on Following Page]

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

sums secured by and/or due under the same. It is further understood and agreed that in the event said above described premises are abandoned by Orange County and cease to be used for utility purposes that in such event the subordination of said encumbrances shall become of the same status with reference to such abandoned portion as if the subordination had never been made.

IN WITNESS WHEREOF, the said holder of said encumbrances has duly executed this instrument this 31st day of July, A.D. 2017.

Signed, sealed and delivered
in the presence of:

Heather Greene
Witness

Heather Greene
Printed Name

K
Witness

Karla Brown
Printed Name

Florida Housing Finance Corporation,
a public corporation and public body
corporate and politic duly created and
existing under the laws of the State of Florida

BY: Ken Reecy

Ken Reecy
Printed Name

Director of Multifamily Programs
Title

(Corporate Seal)

(Signature of **TWO** witnesses required by Florida law)

STATE OF FLORIDA
COUNTY OF LEON

The foregoing instrument was acknowledged before me this 31st of July, 2017, by Ken Reecy, as Director of Multifamily Programs, of Florida Housing Finance Corporation, a public corporation and public body corporate and politic duly created and existing under the laws of the state of Florida, on behalf of the corporation. He/She ☒ is personally known to me or ☐ has produced _____ as identification.

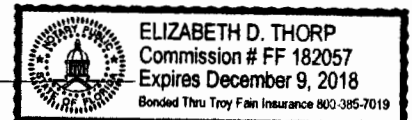
(Notary Seal)

Elizabeth D. Thorp
Notary Signature

Printed Notary Name

Notary Public in and for
the county and state aforesaid.

My commission expires:



This instrument prepared by:
Virginia Williams, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida

A SKETCH AND LEGAL DESCRIPTION OF UTILITY EASEMENT 1

A PARCEL OF LAND BEING A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST, ORANGE COUNTY, FLORIDA.

(SEE SHEET 2 OF 2 FOR SKETCH)

PROJECT NAME: QUEST VILLAGE
OCU FILE NO.: 88306

UTILITY EASEMENT 1

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SURVEYOR'S REPORT AND NOTES:

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2. THE SKETCH AND LEGAL DESCRIPTION ARE BASED ON THE BOUNDARY SURVEY OF THE SUBJECT PROPERTY BY THIS COMPANY.
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Charles P. Delcambre

APRIL 3, 2017

CHARLES P. DELCAMBRE, P.S.M., FL REG. # 5100

ATLANTIC ~ GULF SURVEYING CO.

LAND & ENGINEERING SURVEYS

LICENSED BUSINESS NUMBER 6226

5736 TIMUQUANA ROAD
JACKSONVILLE, FLORIDA 32210

PH. 904-771-6412

FAX 904-778-8578

SHEET 1 OF 2

JOB NO. S2543

DATE 3-8-2017

DATE OF SURVEY N/A

DRAFTER CPD

REVISIONS :

DATE

DATE

DATE

A PARCEL OF LAND BEING A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST, ORANGE COUNTY, FLORIDA.

NORTH 1/2 OF THE NW 1/4 OF THE SW 1/4 OF THE SW 1/4
SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST.

N

PARCEL 1

ft. SOUTH 1/2 OF THE NW 1/4 OF THE SW 1/4 OF THE SW 1/4,
SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST,
(LESS ROADWAY)

LINE #	BEARING	DISTANCE
L1	N 00°28'42" E	30.01'
L2	N 00°28'42" E	20.00'
L3	N 89°18'45" E	10.00'
L4	S 00°28'42" W	20.00'
L5	S 89°18'45" W	10.00'

- UTILITY EASEMENT 1
AREA = 200.00 SQ. FT.

SOUTH LINE OF THE SOUTH 1/2 OF THE NW 1/4 OF THE SW 1/4 OF THE SW 1/4 OF SECTION 23

- POINT OF BEGINNING

1375 WOODBURY ROAD
CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS
RE # 23-22-31-0000-00-027

PORTION OF THE SW 1/4 OF THE SW 1/4 OF THE SW 1/4
SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST.

N _____ NORTH
S _____ SOUTH
E _____ EAST
W _____ WEST
(P) _____ PLAT
(F) _____ FOUND
(C) _____ CALCULATED
(D) _____ DEED
I.P. _____ IRON PIPE
R _____ RADIUS
Ch _____ CHORD
Bm _____ BEARING
L _____ ARC LENGTH
O.R.B. _____ OFFICIAL RECORDS BOOK

SECTION 23, T 22 S, R 31 E,
CERTIFIED CORNER # 053878
FND. NAIL & DISK LB 1221

SHEET 2 OF 2

SEP 19 2017

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

SUBORDINATION OF ENCUMBRANCES TO PROPERTY RIGHTS TO ORANGE COUNTY

KNOW ALL MEN BY THESE PRESENTS: That Whereas, it is proposed 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, to locate, construct, maintain, and/or improve utility facilities in Orange County, Florida; and,

WHEREAS, A portion of the lands involved and necessary for said facilities is subject to a Mortgage, Security Agreement and Assignment of Rents, Leases, and Profits; Financing Statement UCC-1; and a Mortgage and Subordination Agreement, held by the undersigned; and,

WHEREAS, On behalf of Orange County, a request has been made for the undersigned to subordinate said encumbrances to the property rights of Orange County in and to the portion of the premises hereinafter described.

NOW, THEREFORE, WITNESSETH: That for and in consideration of the premises and One Dollar and other good and valuable considerations paid, receipt of which is hereby acknowledged, the undersigned subordinates said encumbrances as it has been or as may be modified and amended from time to time to the property rights of Orange County to locate, construct, maintain, and/or improve said facilities over, through, upon, and/or across the following described lands, being a portion of the encumbered premises in Orange County, Florida, to-wit:

SEE ATTACHED EXHIBIT "A"

Encumbrances:

JPMorgan Chase Bank, N.A.
FROM: Quest Village, Ltd.
Mortgage, Security Agreement and Assignment of Rents, Leases and Profits
filed December 22, 2016
Recorded as Document No. 20160664410
Financing Statement UCC-1 filed December 22, 2016
Recorded as Document No. 20160664411
Mortgage and Subordination Agreement filed December 22, 2016
Recorded as Document No. 20160664417
All in the Public Records of Orange County, Florida

PROVIDED ALWAYS, NEVERTHELESS, and it is expressly understood and agreed that this

Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

instrument subordinates said encumbrances insofar as same affects the rights and privileges of ORANGE COUNTY, in its use of the land specifically above described for utility purposes only, and that nothing herein contained shall in any way affect, alter, impair, minimize, or diminish the effect of said encumbrances or the remedies at law or in equity for recovering thereon, or against the parties charged thereby, the full amount of all sums secured by and/or due under the same. It is further understood and agreed that in the event said above described premises are abandoned by Orange County and cease to be used for utility purposes that in such event the subordination of said encumbrances shall become

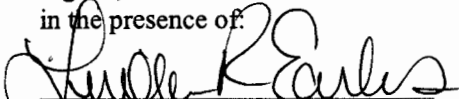
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Project: Quest Village Site Work Only Permit: B16903467
OCU File #: 88306

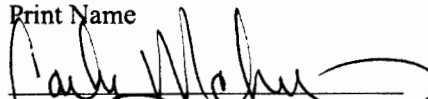
of the same status with reference to such abandoned portion as if the subordination had never been made.

IN WITNESS WHEREOF, the said holder of said encumbrances has duly executed this instrument
this 11 day of July, A.D. 2017.

Signed, sealed and delivered
in the presence of:

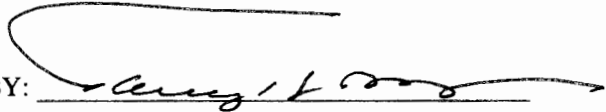

Witness

LINDA R. EARLES
Print Name


Witness

Carly McKay
Print Name

JPMorgan Chase Bank, N.A.,
a national banking association

BY: 

Tammy Haylock-Moore
Printed Name Tammy Haylock-Moore

Authorized Officer
Title

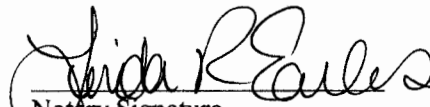
(Signature of **TWO** witnesses required by Florida law)

**STATE OF FLORIDA
COUNTY OF HILLSBOROUGH**

The foregoing instrument was acknowledged before me this 11 day of July, 2017 by Tammy Haylock-Moore as Authorized Officer of JPMorgan Chase Bank, N.A., a national banking association, on behalf of the bank. He/she ☒ is personally known to me or ☐ has produce _____ as identification.

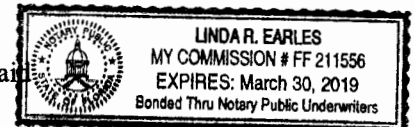
(Notary Seal) 
LINDA R. EARLES
MY COMMISSION # FF 211556
EXPIRES: March 30, 2019
Bonded Thru Notary Public Underwriters

This instrument prepared by:
Virginia Williams, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida


Notary Signature
LINDA R. EARLES
Printed Notary Name

Notary Public in and for
the county and state aforesaid

My commission expires:


LINDA R. EARLES
MY COMMISSION # FF 211556
EXPIRES: March 30, 2019
Bonded Thru Notary Public Underwriters

S:\Forms & Master Docs\Project Document Files\1_Misc. Documents\Q\Quest Village Site Work Only Permit B16903467 OCU File #88306
SUB.doc 04-14-17srb Revised 04-17-17srb

A SKETCH AND LEGAL DESCRIPTION OF UTILITY EASEMENT 1

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(SEE SHEET 2 OF 2 FOR SKETCH)

PROJECT NAME: QUEST VILLAGE
OCU FILE NO.: 88306

UTILITY EASEMENT 1

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SAID PARCEL THUS DESCRIBED CONTAINS AN AREA OF 200.00 SQUARE FEET, MORE OR LESS.

SURVEYOR'S REPORT AND NOTES:

1. THIS IS NOT A BOUNDARY SURVEY. IT IS A SKETCH AND LEGAL DESCRIPTION OF A PROPOSED UTILITY EASEMENT
2. THE SKETCH AND LEGAL DESCRIPTION ARE BASED ON THE BOUNDARY SURVEY OF THE SUBJECT PROPERTY BY THIS COMPANY.
3. BEARING BASE FOR BEARINGS SHOWN IS THE WEST LINE OF SECTION 23, AS SHOWN ON THE PLAT OF WOODBURY COVE, AS RECORDED IN PLAT BOOK 46, PAGE 1, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, SAID LINE HAVING A BEARING OF N00°23'15"W.

Charles P. Delcambre

APRIL 3, 2017

CHARLES P. DELCAMBRE, P.S.M., FL REG. # 5100

ATLANTIC ~ GULF SURVEYING CO.

LAND & ENGINEERING SURVEYS

LICENSED BUSINESS NUMBER 6226

5736 TIMUQUANA ROAD

JACKSONVILLE, FLORIDA 32210

PH. 904-771-6412

FAX 904-778-8578

SHEET 1 OF 2

JOB NO. S2543

DATE 3-8-2017

DATE OF SURVEY N/A

DRAFTER CPD

REVISIONS :

DATE

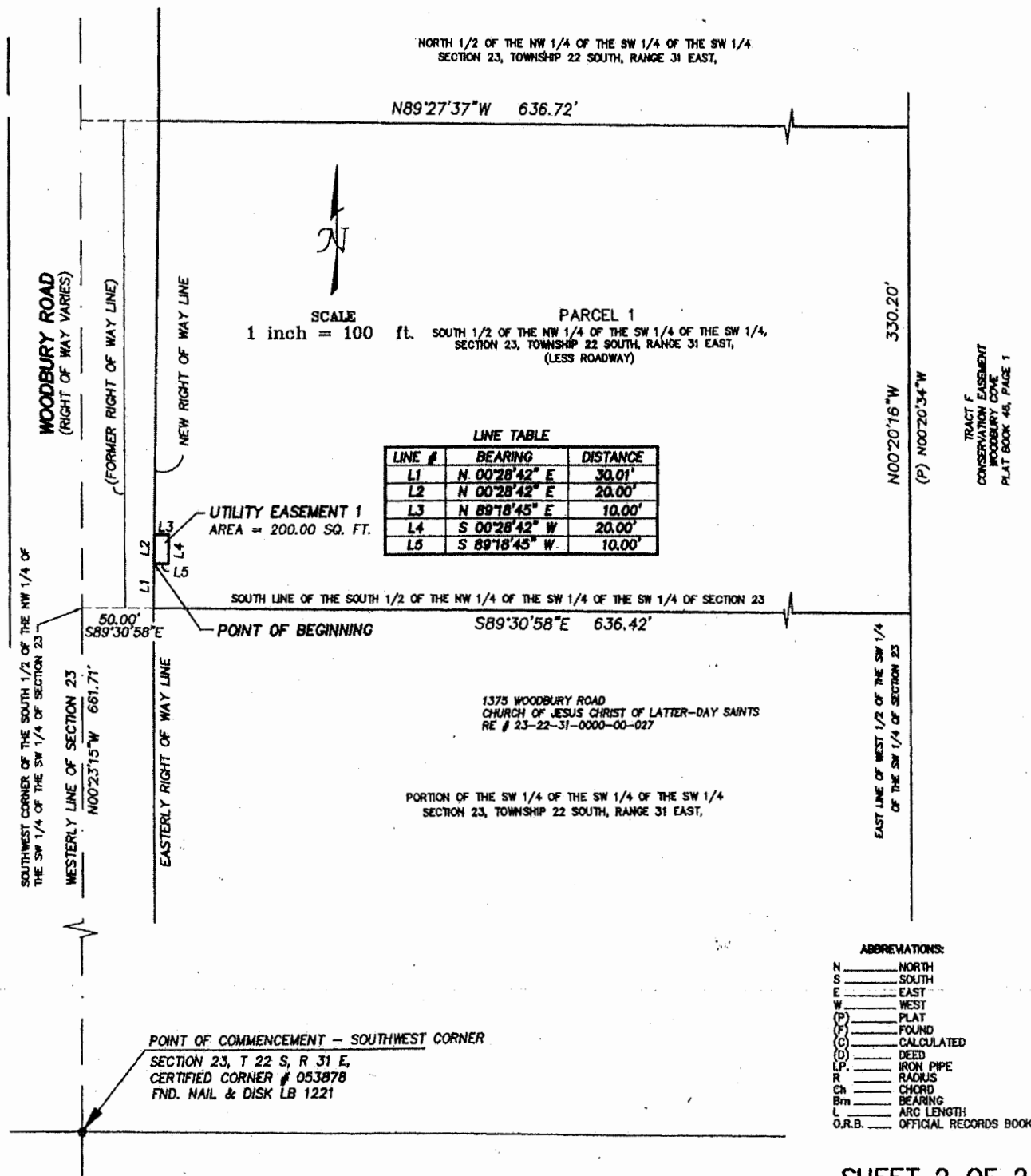
DATE

DATE

A SKETCH AND LEGAL DESCRIPTION OF UTILITY EASEMENT 1

A PARCEL OF LAND BEING A PORTION OF THE SOUTH 1/2 OF THE
NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4
OF SECTION 23, TOWNSHIP 22 SOUTH, RANGE 31 EAST, ORANGE
COUNTY, FLORIDA.

(THIS SKETCH IS NOT A BOUNDARY SURVEY)
(SEE SHEET 1 OF 2 FOR LEGAL DESCRIPTION)



SHEET 2 OF 2