

Prepared by and return to:
Pinellas County Administrative Services
Facilities and Real Property Division
Attn: Josh Rosado
509 East Avenue South
Clearwater, FL 33756

Attn:
Property Appraiser

COUNTY DEED

THIS DEED, made this _____ day of _____, 2023, by PINELLAS COUNTY, a political subdivision of the State of Florida, whose address is 315 Court Street, Clearwater, Florida 33756, party of the first part (“Grantor”), to CITY OF LARGO, whose address is PO Box 296, Largo, FL, 33779, party of the second part (“Grantee”).

WITNESSETH

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second party, receipt whereof is hereby acknowledged, has granted, bargained, and sold to the party of the second part, its heirs and assigns forever, subject to the special conditions described herein, the following described land lying and being in Pinellas County, Florida:

*Lands described in Exhibit “A” attached hereto
and fully incorporated herein.*

1. This Deed and conveyance is made and accepted upon the express condition that the real property hereby conveyed shall be used solely and perpetually as a City of Largo Fire Station. This condition shall run with said real property.
2. In the event that said real property, in whole or in part, is at any time or for any reason no longer used as a City of Largo Fire Station, then title to said real property shall automatically revert to and vest in the Grantor.
3. Grantee, by accepting this Deed, hereby agrees to and acknowledges said condition and agrees that said real property shall be subject thereto.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name by its Board of County Commissioners, acting by the Chairman of said Board, the day and year first written above.

SIGNED AND DELIVERED
IN THE PRESENCE OF:

PINELLAS COUNTY, FLORIDA
by and through its Board of County
Commissioners

ATTEST: KEN BURKE
Clerk of the Circuit Court

By: _____
Deputy Clerk

By: _____
Janet C. Long, Chair

(Official Seal)

Hyatt Survey Services, Inc.

Geographic Data Specialists

LB No.: 7203

2012 Lena Road Bradenton, Florida 34211

Phone: (941) 748-4693 Fax: (941) 744-1643



SECTION(S) 9, TOWNSHIP 30 SOUTH, RANGE 15 EAST

DESCRIPTION

A TRACT OF LAND BEING A PORTION OF THE GRANTORS TRACT AS DESCRIBED IN DEED BOOK 823, PAGE 227 AND IN DEED BOOK 917, PAGE 605, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, LYING IN LOT 24, IN THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 30 SOUTH, RANGE 15 EAST, PINELLAS GROVES, AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

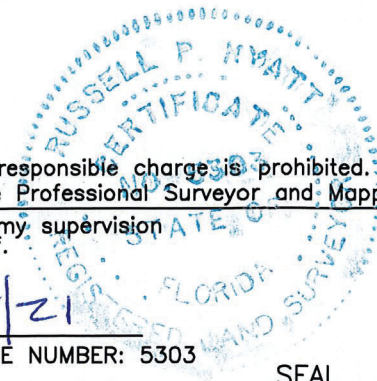
COMMENCE AT THE NORTHWEST CORNER SECTION 9; THENCE S 00°09'00" W, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 9, A DISTANCE OF 1331.96 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9; THENCE S 00° 09' 00" W, ALONG SAID WEST LINE OF THE NORTHWEST QUARTER OF SECTION 9, A DISTANCE OF 441.07 FEET; THENCE S 89° 51' 00" E, A DISTANCE OF 55.00 FEET TO THE POINT OF BEGINNING;

THENCE N 00° 09' 00" E, PARALLEL TO SAID WEST LINE OF THE NORTHWEST QUARTER OF SECTION 9, A DISTANCE OF 364.99 FEET TO A POINT OF CURVATURE;
THENCE ALONG AN ARC TO THE RIGHT WITH AN ARC LENGTH OF 39.60', A RADIUS OF 25.00', A DELTA ANGLE OF 90° 45' 47", A CHORD BEARING OF N 45° 31' 54" E AND A CHORD LENGTH OF 35.59' TO A POINT OF TANGENCY;
THENCE S 89° 05' 13" E, A DISTANCE OF 43.05 FEET;
THENCE S 00° 54' 47" W, A DISTANCE OF 5.00 FEET;
THENCE S 89° 05' 13" E, A DISTANCE OF 23.40 FEET;
THENCE N 00° 54' 47" E, A DISTANCE OF 5.00 FEET;
THENCE S 89° 05' 13" E, A DISTANCE OF 72.24 FEET;
THENCE S 00° 53' 02" W, A DISTANCE OF 390.22 FEET;
THENCE N 89° 06' 53" W, A DISTANCE OF 159.02 FEET TO THE AFOREMENTIONED POINT OF BEGINNING;

SAID PARCEL CONTAINING 62,778 SQUARE FEET OR 1.44 ACRES MORE OR LESS.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE WEST LINE THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 30 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, BEING S 00° 09' 00" W.

Reviewed by: GD
Date: 03/05/2021
SFN#: 00802_00002



Additions or deletions by other than the Professional Surveyor and Mapper in responsible charge is prohibited. Sketch and/or Description is invalid without the original signature and seal of the Professional Surveyor and Mapper

CALCULATED BY: JDS	The above Sketch and/or Land description was prepared under my supervision and is true and correct to the best of my knowledge and belief. By: <u>RUSSELL P. HYATT SURVEYING SERVICES INC.</u> <u>[Signature]</u> DATE <u>2/25/21</u> RUSSELL P. HYATT, PROFESSIONAL SURVEYOR AND MAPPER LICENSE NUMBER: 5303 STATE OF FLORIDA, PHONE # (941) 748-4693
CHECKED BY: RPH	
S.F.N.:	
802_00002	

SEAL

SKETCH-NOT A SURVEY SECTION(S) 9, TOWNSHIP 30 SOUTH, RANGE 15 EAST

POC:
THE NORTHWEST CORNER OF SECTION 9,
TWN 30 SOUTH, RNG 15 EAST FOUND
RAILROAD SPIKE (CCR #81923)

NORTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4
OF SECTION 9, TOWNSHIP 30 SOUTH, RANGE 15 EAST.

WILCOX ROAD (130th AVENUE)

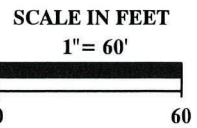
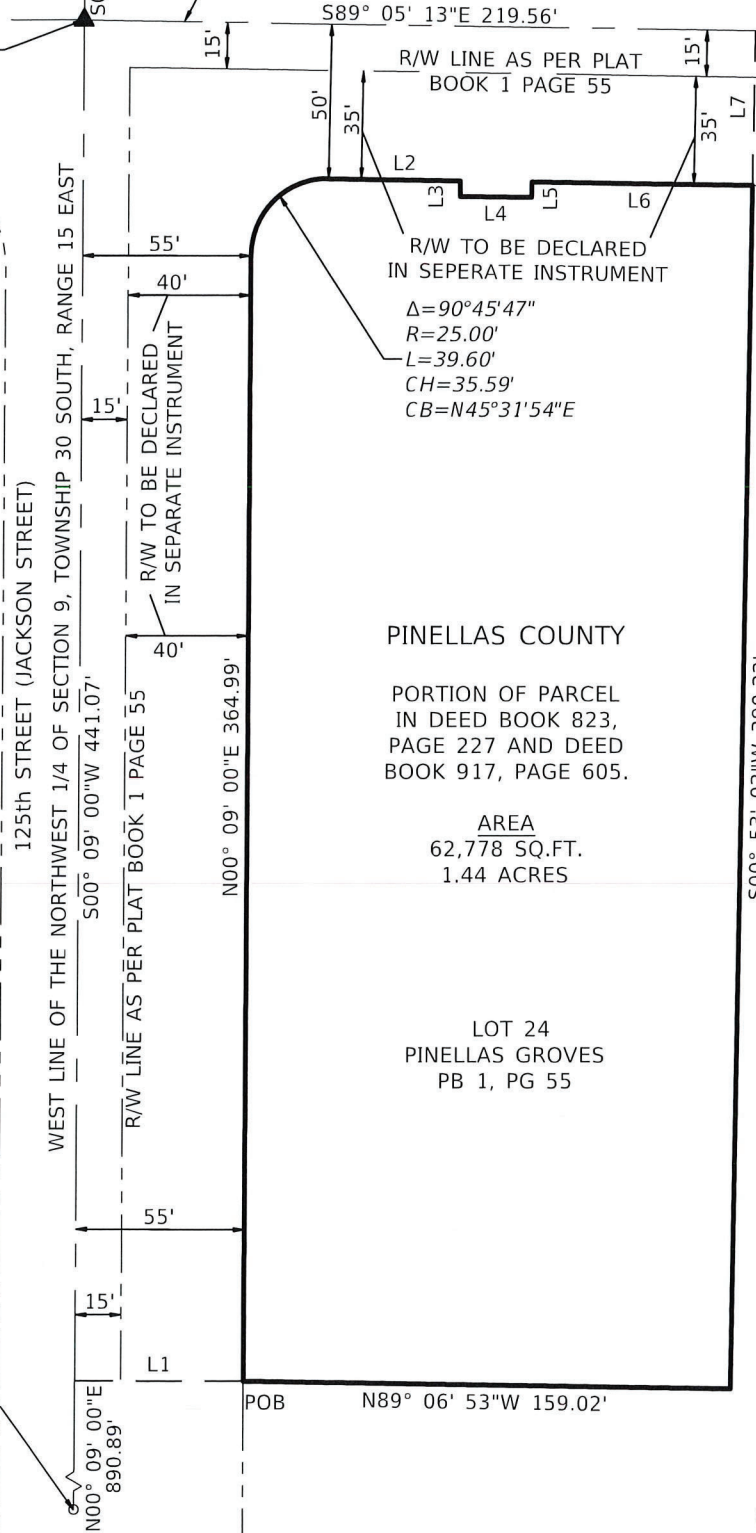
SET NAIL & DISK (LB #7203)
NORTHWEST CORNER OF THE
SOUTHWEST 1/4 OF THE NORTHWEST
1/4 OF SECTION 9, TOWNSHIP 30
SOUTH, RANGE 15 EAST.

LEGEND

- CCR CERTIFIED CORNER RECORD
- CB CHORD BEARING
- CH CHORD LENGTH
- Δ DELTA
- INC INCORPORATED
- L LENGTH
- LB LICENSED BUSINESS
- PB PLAT BOOK
- PG PAGE
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT
- PSM PROFESSIONAL SURVEYOR & MAPPER
- R RADIUS
- R/W RIGHT-OF-WAY
- RNG RANGE
- TWN TOWNSHIP

Line Table		
Line #	Length	Direction
L1	55.00'	S89° 51' 00"E
L2	43.05'	S89° 05' 13"E
L3	5.00'	S00° 54' 47"W
L4	23.40'	S89° 05' 13"E
L5	5.00'	N00° 54' 47"E
L6	72.24'	S89° 05' 13"E
L7	50.00'	S00° 54' 47"W

THE WEST 1/4 CORNER OF SECTION 9,
TOWNSHIP 30 SOUTH, RANGE 15 EAST.
FOUND NAIL & DISK "PLS 5240" (CCR
#73956)



CALCULATED BY: JDS
CHECKED BY: RPH
S.F.N.: 802_00002