

EXHIBIT "B" - THE PROPERTY

PARCEL 1

PARCEL 1:

THAT PART OF GOVERNMENT LOT 1, SECTION 1, TOWNSHIP 31 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 1 AS A POINT OF REFERENCE; THENCE SOUTH 00°20'09" WEST, ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 1, FOR A DISTANCE OF 1,216.06 FEET; THENCE LEAVING SAID LINE NORTH 89°39'51" WEST, 114.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF S.R. 695S, THE SAME BEING PARK STREET EXTENSION, AS RECORDED IN OFFICIAL RECORDS BOOK 2060, PAGE 388, OF THE PUBLIC RECORDS OF SAID COUNTY, AND BEING THE POINT OF BEGINNING; THENCE ALONG THE NORTHERLY AND WESTERLY RIGHT-OF-WAY LINE OF SHEEN DRIVE AS DESCRIBED IN OFFICIAL RECORDS BOOK 4456, PAGE 1004 BY THE FOLLOWING FOUR COURSES: NORTH 89°39'51" WEST, 7.75 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, RADIUS 105.25 FEET, ARC 165.33 FEET, CHORD SOUTH 45°20'09" WEST, 148.85 FEET TO A POINT OF TANGENCY; THENCE SOUTH 00°20'09" WEST, 19.00 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, RADIUS 26.00 FEET, ARC 45.19 FEET, CHORD SOUTH 50°07'59" WEST, 39.71 FEET TO A POINT OF TANGENCY ON THE NORTH RIGHT-OF-WAY LINE OF SAID SHEEN DRIVE (AN 80 FOOT RIGHT-OF-WAY, AS RECORDED IN OFFICIAL RECORDS BOOK 4066, PAGES 1099 AND 1101); THENCE ALONG SAID LINE NORTH 80°07'21" WEST, 664.88 FEET; THENCE LEAVING SAID LINE NORTH 00°20'09" EAST, 309.44 FEET TO AN IRON ROD ON THE TOP OF THE BANK; THENCE CONTINUE NORTH 00°20'09" EAST, 3.00 FEET MORE OR LESS TO THE WATERS OF LONG BAYOU TO A POINT HEREINAFTER KNOWN AS POINT "A" FOR CONVENIENCE; RETURN THENCE TO THE POINT OF BEGINNING; THENCE ALONG THE WEST RIGHT-OF-WAY LINE OF AFORESAID STATE ROAD NORTH 00°20'09" EAST, 514.42 FEET; THENCE LEAVING SAID RIGHT OF WAY LINE NORTH 89°39'51" WEST, 577 FEET TO AN IRON ROD; THENCE CONTINUE NORTH 89°39'51" WEST TO THE APPROXIMATE MEAN HIGH WATER LINE OF SAID LONG BAYOU; THENCE SOUTHWESTERLY ALONG THE WATERS OF SAID BAYOU AND BINDING THEREWITH TO THE AFOREMENTIONED POINT "A".

LESS AND EXCEPT THE FOLLOWING OUT-PARCEL:

THAT PART OF GOVERNMENT LOT 1, SECTION 1, TOWNSHIP 31 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 1 AS A POINT OF REFERENCE; THENCE SOUTH 00°20'09" WEST, ALONG THE NORTH-SOUTH CENTERLINE SAID SECTION 1, FOR A DISTANCE OF 1,216.06 FEET; THENCE LEAVING SAID LINE NORTH 89°39'51" WEST, 114.00 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF S.R. 695S, THE SAME BEING PARK STREET EXTENSION, AS RECORDED IN O.R. BOOK 2060, PAGE 388, OF THE PUBLIC RECORDS OF SAID COUNTY, AND BEING THE POINT OF BEGINNING; THENCE ALONG THE NORTHERLY AND WESTERLY RIGHT OF WAY LINE OF SHEEN DRIVE AS DESCRIBED IN O.R. BOOK 4456, PAGE 1004 BY THE FOLLOWING FOUR COURSES: NORTH 89°39'51" WEST, 7.75 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, RADIUS 105.25 FEET, ARC 165.33 FEET, CHORD SOUTH 45°20'09" WEST, 148.85 FEET TO A POINT OF TANGENCY; THENCE SOUTH 00°20'09" WEST, 19.00 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, RADIUS 26.00 FEET, ARC 45.19 FEET, CHORD SOUTH 50°07'59" WEST, 39.71 FEET TO A POINT OF TANGENCY ON THE NORTH RIGHT OF WAY LINE OF SAID SHEEN DRIVE (AN 80 FOOT RIGHT OF WAY, AS RECORDED IN O.R. BOOK 4066, PAGES 1099 AND 1101); THENCE ALONG SAID LINE NORTH 80°07'21" WEST, 227.32 FEET; THENCE LEAVING SAID LINE, NORTH 00°20'09" EAST, 224.10 FEET; THENCE SOUTH 89°39'51" EAST, 196.16 FEET; THENCE NORTH 00°20'09" EAST, 10.00 FEET; THENCE SOUTH 89°39'51" EAST, 171.33 FEET TO A POINT ON AFORESAID WESTERLY RIGHT OF WAY LINE OF S.R. 695S, THE SAME BEING AFORESAID PARK STREET EXTENSION; THENCE SOUTH 00°20'09" WEST, 121.90 FEET, ALONG SAID WESTERLY RIGHT OF WAY LINE, TO THE POINT OF BEGINNING.

PARCEL 1 (CONT.)

PARCEL I MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PART OF GOVERNMENT LOT 1, SECTION 1, TOWNSHIP 31 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 1, AS A POINT OF REFERENCE; THENCE SOUTH 00°20'09" WEST, ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 1, FOR A DISTANCE OF 1,216.00 FEET; THENCE LEAVING SAID LINE, NORTH 89°39'51" WEST, 114.00 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF S. R. 695S, THE SAME BEING PARK STREET EXTENSION, AS RECORDED IN OFFICIAL RECORDS BOOK 2060, PAGE 388, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, AND BEING THE POINT OF BEGINNING; THENCE ALONG THE NORTHERLY AND WESTERLY RIGHT OF WAY LINE OF SHEEN DRIVE AS DESCRIBED IN OFFICIAL RECORDS BOOK 4456, PAGE 1004 BY THE FOLLOWING FOUR COURSES: NORTH 89°39'51" WEST, 7.75 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, RADIUS 105.25 FEET, ARC 165.33 FEET, CHORD SOUTH 45°20'09" WEST, 148.85 FEET TO A POINT OF TANGENCY; THENCE SOUTH 00°20'09" WEST, 19.00 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, RADIUS 26.00 FEET, ARC 45.19 FEET, CHORD SOUTH 50°07'59" WEST, 39.71 FEET TO A POINT OF TANGENCY ON THE NORTH RIGHT OF WAY LINE OF SAID SHEEN DRIVE (AN 80 FOOT RIGHT OF WAY, AS RECORDED IN OFFICIAL RECORDS BOOK 4066, PAGES 1099 AND 1101); THENCE ALONG SAID LINE NORTH 80°07'21" WEST, 664.66 FEET; THENCE LEAVING SAID LINE NORTH 00°20'09" EAST, 323.17 FEET TO THE INTERSECTION WITH THE MEAN HIGH WATER LINE OF LONG BAYOU; THENCE ALONG THE MEAN HIGH WATER LINE THE FOLLOWING 13 CALLS: (1) NORTH 66°29'06" EAST, 11.85 FEET; (2) NORTH 24°16'03" EAST, 18.63 FEET; (3) NORTH 32°37'18" EAST, 24.59 FEET; (4) NORTH 38°40'40" EAST, 27.09 FEET; (5) NORTH 18°56'25" EAST, 24.66 FEET; (6) NORTH 08°25'55" EAST, 28.04 FEET; (7) NORTH 00°48'28" WEST, 16.12 FEET; (8) NORTH 08°46'24" WEST, 49.04 FEET; (9) NORTH 41°05'58" EAST, 31.93 FEET; (10) SOUTH 82°56'16" EAST, 17.73 FEET; (11) NORTH 73°08'57" EAST, 21.74 FEET; (12) NORTH 85°02'19" EAST, 35.77 FEET; (13) NORTH 62°46'55" EAST, 16.82 FEET TO THE INTERSECTION OF THE MEAN HIGH WATER LINE AND THE NORTH LINE OF SAID PARCEL; THENCE SOUTH 89°39'51" EAST, ALONG SAID NORTH BOUNDARY, 640.60 FEET TO THE WEST RIGHT OF WAY LINE OF AFORESAID PARK STREET EXTENSION (STATE ROAD 695S); THENCE SOUTH 00°20'09" WEST ALONG THE WEST RIGHT OF WAY OF SAID PARK STREET EXTENSION, A DISTANCE OF 514.42 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT THE FOLLOWING OUT-PARCEL:

THAT PART OF GOVERNMENT LOT 1, SECTION 1, TOWNSHIP 31 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 1 AS A POINT OF REFERENCE; THENCE SOUTH 00°20'09" WEST, ALONG THE NORTH-SOUTH CENTERLINE SAID SECTION 1, FOR A DISTANCE OF 1,216.06 FEET; THENCE LEAVING SAID LINE NORTH 89°39'51" WEST, 114.00 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF S.R. 695S, THE SAME BEING PARK STREET EXTENSION, AS RECORDED IN O.R. BOOK 2060, PAGE 388, OF THE PUBLIC RECORDS OF SAID COUNTY, AND BEING THE POINT OF BEGINNING; THENCE ALONG THE NORTHERLY AND WESTERLY RIGHT OF WAY LINE OF SHEEN DRIVE AS DESCRIBED IN O.R. BOOK 4456, PAGE 1004 BY THE FOLLOWING FOUR COURSES: NORTH 89°39'51" WEST, 7.75 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, RADIUS 105.25 FEET, ARC 165.33 FEET, CHORD SOUTH 45°20'09" WEST, 148.85 FEET TO A POINT OF TANGENCY; THENCE SOUTH 00°20'09" WEST, 19.00 FEET TO A POINT OF CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, RADIUS 26.00 FEET, ARC 45.19 FEET, CHORD SOUTH 50°07'59" WEST, 39.71 FEET TO A POINT OF TANGENCY ON THE NORTH RIGHT OF WAY LINE OF SAID SHEEN DRIVE (AN 80 FOOT RIGHT OF WAY, AS RECORDED IN O.R. BOOK 4066, PAGES 1099 AND 1101); THENCE ALONG SAID LINE NORTH 80°07'21" WEST, 227.32 FEET; THENCE LEAVING SAID LINE, NORTH 00°20'09" EAST, 224.10 FEET; THENCE SOUTH 89°39'51" EAST, 196.16 FEET; THENCE NORTH 00°20'09" EAST, 10.00 FEET; THENCE SOUTH 89°39'51" EAST, 171.33 FEET TO A POINT ON AFORESAID WESTERLY RIGHT OF WAY LINE OF S.R. 695S, THE SAME BEING AFORESAID PARK STREET EXTENSION; THENCE SOUTH 00°20'09" WEST, 121.90 FEET, ALONG SAID WESTERLY RIGHT OF WAY LINE, TO THE POINT OF BEGINNING.

PARCEL 1 (CONT.)

PARCEL II:

COMMENCING THE NORTH QUARTER CORNER OF SECTION 1, TOWNSHIP 31 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA; THENCE SOUTH $00^{\circ}20'09''$ WEST, ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 1, FOR A DISTANCE OF 1,316.06 FEET; THENCE NORTH $89^{\circ}39'51''$ WEST, 114.00 FEET TO A POINT ON THE WEST RIGHT OF WAY OF STATE ROAD 695S (PARK STREET) FOR A POINT OF BEGINNING; THENCE CONTINUE NORTH $89^{\circ}39'51''$ WEST, 9.50 FEET TO A POINT OF CURVATURE; THENCE BY A CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF $90^{\circ}00'00''$, ARC 38.09 FEET, RADIUS 24.25 FEET, TANGENT 24.25 FEET, CHORD BEARING SOUTH $45^{\circ}20'09''$ WEST, CHORD DISTANCE 34.29 FEET TO A POINT OF REVERSE CURVATURE; THENCE BY A CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF $48^{\circ}07'43''$, ARC 89.04 FEET, RADIUS 106.00 FEET, TANGENT 47.34 FEET, CHORD BEARING SOUTH $24^{\circ}23'50''$ WEST, CHORD DISTANCE 86.45 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE CENTERLINE OF SHEEN DRIVE; THENCE SOUTH $80^{\circ}07'21''$ EAST, ALONG SAID EXTENSION, 69.99 FEET TO SAID WEST RIGHT OF WAY OF STATE ROAD 695S; THENCE NORTH $00^{\circ}20'09''$ EAST, ALONG SAID RIGHT OF WAY, 114.78 FEET TO THE POINT OF BEGINNING.

EXHIBIT "B" - THE PROPERTY

PARCEL 2

That part of Government Lot 1, Section 1, Township 31 South, Range 15 East, Pinellas County, Florida, described as follows:

From the Northeast corner of said Government Lot 1 as a point of reference; thence South 00°20'09" West, along the North-South centerline of said section, 1,216.06 feet; thence leaving said line North 89°39'51" West, 114.00 feet to a point on the Westerly right-of-way line of S.R. 695S, the same being Park Street Extension, as recorded in Official Records Book 2060, Page 388, of the Public Records of said County, the Point of Beginning; thence along the Northerly and Westerly right-of-way line of Sheen Drive as described in Official Records Book 4456, Page 1004 by the following four courses: North 89°39'51" West, 7.75 feet to a point of curve; thence along the arc of a curve to the left, radius 105.25 feet, arc 165.33 feet, chord South 45°20'09" West, 148.85 feet to a point of tangency; thence South 00°20'09" West, 19.00 feet to a point of curve; thence along the arc of a curve to the right, radius 26.00 feet, arc 45.19 feet, chord South 50°07'59" West, 39.71 feet to a point of tangency on the North right-of-way line of said Sheen Drive (an 80 foot right-of-way, as recorded In Official Records Book 4066, Pages 1099 and 1101); thence along said line North 80°07'21" West 227.32 feet; thence leaving said line, North 00°20'09" East, 224.10 feet; thence South 89°39'51" East, 196.16 feet; thence North 00°20'09" East, 10.00 feet; thence South 89°39'51" East 171.33 feet to a point on aforesaid Westerly right of way line of S.R. 695S, the same being aforesaid Park Street Extension; thence South 00°20'09" West, 121.90 feet, along said Westerly right of way line to the Point of Beginning.