575-030-07 RIGHT OF WAY OGC = 05/10 Fago 1 of 4

	SEGMEN	NT NO.;			_		
DISTR			Seven		<b>→</b>		
. — —	RAL PRO E ROAD	DJECT NO.:	1316003U				
COUN		NO.:	685 Pinellas				
	EL NO.:		101		_		
					_		
Seller	: <u>Pinella</u>	s County a Po	ilitical Subdivision of the	State of Fig	rlda		
Buyer	: State	of Florida, De	partment of Transport	ation			
Buyer followi	and Sello ng terms	er hereby agre and condition	e that Seller shall sell a is:	nd Buyer sh	all buy	/ the	e following described property pursuant to the
1.	Descri	ption of Prop	erty				
(a)	Estate being purchased:  Fee Simple  Permanent Easement  Temporary Easement  Leaseho						
( <b>b</b> )	Real pr	operty describ	ped as: see attached led	nai descripti	on	_	
(c)	Person	al property: n	/a	<del></del> -			
(d)	Outdoo	r advertising :	structure(s) permit numb	er(s): <u>n/a</u>			
Buildin	as. struc	tures. fixtures	and other improvement	s owned by	others	e n	/a
These	items ar	e NOT include	ed in this agreement. A	separate off	er is b	einç	g, or has been, made for these items.
H.	PURC	ASE PRICE					
	(a)	Real Proper					
		Land			1.	\$	0.00
			ovements   Estate Damages		2. 3.	2	
			erance/Cost-to-Cure)		J.	•	
		Total Real P			4.	5	0.00
	(b)	<b>Total Person</b>			5.		
	(c)	Fees and Co				Ť	
	• •		ney Fees		6.	\$	<del></del>
		Appr	alser Fees		7.	\$	
				 Fee(s)			
		Total Fees a	and Casta	Lee(2)	_	4	A 08
	(d)		ess Damages		9.		0.00
	(e)	Total of Othe			44	<b>€</b>	
	(=)		ei Custs	_	114	4	
Total F	urchase	Price (Add	Lines 4, 5, 9, 10 and 11	<u></u>		\$	0.00
	(f)	Portion of To	tal Purchase Price to be	paid to		\$	0.00
		Seller by Buy					
	(g)	Portion of To Seller by Buy	tal Purchase Price to be er upon surrender of po	paid to ssession		\$	

FEE SIMPLE RIGHT OF WAY

PART "A"

That portion of property described in Official Record Book 7990, Page 1117, Public Records of Pinellas County, Florida, being a portion of Lot 14, in the Southwest Quarter of Section 10, Township 30 South, Range 16 East, PINELLAS GROVES INC., as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida.

Being more particularly described as follows:

Commence at the Southwest Corner of said Section 10; thence South 89° 51' 45" East along the south line of said section, a distance of 2664.35 feet; thence North 00° 05' 37" West, a distance of 50.00 feet to the to the existing north right-of-way line of 118TH Avenue North per Official Record Book 3347, Page 244 of the Public Records of Pinellas County, Florida, to the POINT OF BEGINNING; thence North 89° 51' 45" West along said north right-of-way, a distance of 140.76 feet; thence North 0° 03' 03" East a distance of 105.23 feet to a non-tangent curve concave to the Northeast and having a radius of 1,676.70 feet and a chord bearing of South 69° 19' 08" East with a chord distance of 150.26 feet; thence run along the arc of said curve through a central angle of 5° 08' 11" for a distance of 150.31 feet to the west right-of-way line of 40TH Street North per FINELLAS GROVES INC., as recorded in Plat Book 1, Page 55, Public Records of Finellas County, Florida; thence South 0° 05' 37" East along said west rightof-way line, a distance of 52.49 feet to the POINT OF BEGINNING.

Containing 10,924 square feet, more or less.

AND

PART "B"

That portion of property described in Official Record Book 7990, Page 1117, Public Records of Pinellas County, Florida, being a portion of Lot 14, in the Southwest Quarter of Section 10, Township 30 South, Range 16 East, PINELLAS GROVES INC., as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida.

Being more particularly described as follows:

Commence at the Southwest Corner of said Section 10; thence South 89° 51' 45" East along the south line of said section, a distance of 2159.75 feet; thence North 00° 03' 03" East, a distance of 290.00 feet to the POINT OF BEGINNING; thence North 0° 03' 03" East a distance of 78.27 feet to a non-tangent curve concave to the Northeast and having a radius of 1,676.70 feet and a chord bearing of South 54° 37' 02" East with a chord distance of 135.63 feet; thence run along the arc of said curve through a central angle of 4° 38' 10" for a distance of 135.67 feet; thence North 89° 51' 45" West a distance of 110.65 feet to the POINT OF BEGINNING.

Containing 4,206 square feet, more or less.

AND

PART "C" - (NOT USED)

AND

PART "D"

All of the property described in Official Record Book 9254, Page 1403, Public Records of Pinellas County, Florida, being a portion of Lot 14, in the Southwest Quarter of Section 10, Township 30 South, Range 16 East, PINELLAS GROVES INC., as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida.

Being more particularly described as follows:

Commence at the Southwest Corner of said Section 10; thence South 89° 51' 45" East along the south line of said section, a distance of 2159.75 feet; thence North 00° 03' 03" East, a distance of 50.00 feet to the existing north right-of-way line of 118TH Avenue North per Official Record Book 3347, Page 244 of the Public Records of Pinellas County, Florida, to the POINT OF BEGINNING; thence North 0° 03' 03" East a distance of 240.00 feet; thence South 89° 51' 45" East a distance of 272.78 feet; thence South 0° 03' 03" West a distance of 240.00 feet to the existing north right-of-way line of 118TH Avenue North per Official Record Book 3347, Page 244 of the Public Records of Pinellas County, Florida; thence North 89° 51' 45" West along said north right-of-way line, a distance of 272.78 feet to the POINT OF BEGINNING.

Containing 1.503 acres, more or less.

Parts "A", "B", and "D" contain 1.850 acres, more or less.

#### PURCHASE AGREEMENT

875-1213-07 NGHT OF WAY OGC - OF 16 Paça 1 of 4

DIST FED STA COU	RICT:		2569951 Seven 1316003U 686 Pinellas 700		_		
Selte	r: <u>Pinel</u>	las County a Po	ilitical Subdivision of th	e State of Flo	orida		
	·						
			partment of Transpor				•
Buye	rand Se ving tern	siler hereby agre ns and condition	e that Seller shall sell : s:	and Buyer st	heli bu	ıy ti	he following described property pursuant to the
t.	Desc	ription of Prop	erty				
(a)	Estat	e being purchas	ed: 🔲 Fee Simple 🏻 [	] Permaner	nt Eas	em	ent 🗵 Temporary Easement 🔲 Leasehold
(b)	Real	property describ	ed as: see attached le	gal descript	lon		
(c)	Perso	onal property: n	·				
				· · · · · · · · · · · · · · · · · · ·			
(d)	Outdo	oor advertising s	iructure(s) permit num	ber(s): <u>n/a</u>		_	
Buildi	ngs, str	ctures, fixtures	and other improvemen	ts owned by	olhen	B:	n/a ng, or has been, made for these items.
			o iis usis agreement. A	separate on	er is t	)elr	ng, or has been, made for these items.
W.	PUR(	CHASE PRICE Real Propert					
	(a)	Land			1.	9	
		impro	vements		2.	\$	
		Real (Seur	Estate Damages France/Cost-to-Cure)		3.	\$	
		Total Real Pr	oparty		4.		7.100.00
	(b)	Total Person			5.	\$	7.100.00
	(c)	Fees and Co	sts		_	- 4	<del></del>
			ey Fees		6.	\$	
		Appre	iser Fees		7.	\$	
				Fee(s)	8.	e	
		Total Fees ar	d Costs		9.	\$	0.00
	(d)	Total Busines				-5	30.50
	(e)	Total of Othe			11.	\$	
Total I	Purchas	e Price (Add	Lines 4, 5, 9, 10 and 1	1)			7.100.00
	<b>(f)</b>	Partion of Total	al Purchase Price to be	paid to		\$	7,100.00
	(g)	Selier by Buye Portion of Tota Seller by Buye	r at Closing Il Purchase Price to be r upon surrender of po	pald to		\$	

Temporary Construction Easement

That portion of property described in Official Record Book 7990, page 1117, Public Records of Pinellas County, Florida, being a portion of Lot 14, in the Southwest Quarter of Section 10, Township 30 South, Range 15 East, PINELLAS GROVES INC., as recorded in Plat Book 1. Page 55, Public Records of Pinellas County, Florida.

Being more particularly described as follows:

Commence at the Southwest Corner of said Section 10; thence South 89° 51' 45" East along the south line of said section, a distance of 2159.75 feet; thence North 00° 03' 03" East, a distance of 50.00 feet to the to the existing north right-of-way line of 118TH Avenus North per Official Record Book 3347, Page 244 of the Public Records of Pinellas County, Florida; thence North 0° 03' 03" East a distance of 240.00 feet; thence North 0° 03' 03" East a distance of 78.27 feet to the POINT OF BEGINNING, and a non-tangent curve concave to the Northeast and having a radius of 1,676.70 feet and a chord bearing of South 54° 37' 02" East with a chord distance of 135.63 feet; thence run along the arc of said curve through a central angle of 4° 38' 10" for a distance of 135.67 feet; thence South 89° 51' 45" East a distance of 162.13 feet; thence North 0° 03' 03" East a distance of 21.00 feet; thence North 89° 51' 45" West a distance of 83.15 feet; thence North 54° 05' 21" West a distance of 221.83 feet; thence South 11° 03' 03" West a distance of 51.60 feet; thence South 0° 03' 03" West a distance of 21.74 feet to the POINT OF BEGINNING.

Containing 14,207 square feet, more or less.

879-030-97 NIGHT OF WAY 0930-0616

DISTR FEDE STATI COUN	RICT: RAL PR E ROAD ITY:		Saven 1316003U 686 Pinellas		_					
	EL NO.:		100		_					
261161		es County a Po	HITICAL SUDDIVISION OF THE	State of Flo	nda					
Buyer	: State	of Florida, De	partment of Transport	ation						
		ler hereby agre s and condition		ind Buyer sh	all buy	/ th	e following described property pursuant to the			
l.	Descr	iption of Prop	erty							
(a)	Estate	being purches	ed: 🖾 Fee Simple 🗌	] Permanen	t Ease	me	Temporary Easement Leasehold			
(b)	Real property described as: see attached legal description									
(c)	Person	nal property: n	la							
(d)	Outdo	or advertising s	structure(s) permit numl	per(s): <u>n/s</u>						
Bulldin	ıgs, stru	ctures, fixtures	and other improvement	ts owned by	others	e j	v/a g, or has been, made for these items.			
These	Items a	re NOT include	ed in this agreement. A	separate off	er is b	ein	g, or has been, made for these items.			
n.	(a) (b) (c)	Real (Sev Total Real P Total Person Fees and Co Attor	ovements Estate Damages erance/Cost-to-Cure) roperty nal Property		1. 2. 3. 4. 5.	333 35 35	9.081,208.00			
	(d) (e)	Total of Oth	ess Damages er Costa	Fea(s)	8. 9. 10. 11.	\$	0.00			
				_						
Total F	Purchas (f)		Lines 4, 5, 9, 10 and 1 tal Purchase Price to be er at Closino				9.091,208.00 9.091,208.00			
	(g)	Portion of Tol	al at Closing lai Purchase Price to be er upon surrender of po			\$				

PART ''A''

STORMWATER MANAGEMENT FACILITY

That part of Lot 1 of PINELLAS GROVES, as recorded in Plat Book 1. Page 55, Public Records of Pinellas County, Florida, being in the NE 1/4 of Section 4, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northeast corner of the NE 1/4 of said Section 4, thence South 00°30'25" East, along the east line of said NE 1/4, a distance of 393.55 feet; thence North 90°00'00" West, 15.00 feet to the east line of said Lot 1 and the POINT OF BEGINNING; thence South 00°30'25" East, along said east line of Lot 1, a distance of 159.50 feet to the northeasterly existing Right of Way Easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601, said point being on a non-tangent curve concave northeasterly having a radius of 99.00 feet; thence along said northeasterly existing Right of Way Easement line the following two (2) courses; 1) along the arc of said non-tangent curve to the right through a central angle of 12°08'34", an arc distance of 20.98 feet, said curve having a chord bearing and distance of North 58°11'55" West, 20.94 feet to a point of compound curvature of a curve concave northeasterly having a radius of 11344.16 feet; 2) along the arc of said compound curve to the right through a central angle of 00°19'20", an arc distance of 63.79 feet, said curve having a chord bearing and distance of North 51°57'58" West, 63.79 feet to the beginning of a non-tangent curve concave to the east and having a radius of 143.50; thence leaving said existing Right of Way Easement line along the arc of said curve 63.57 through a central angle of 25°22'54" and having a chord bearing and distance of N17°02'37''W, 63.05 feet to a point of compound curvature of a curve concave to the east and having a radius of 73.50 feet; thence along the arc of said curve 51.88 feet through a central angle of 40°26'37" and having a chord bearing and distance of North 15°52'09'' East, 50.81 feet; thence S90°00'00"E, 71.21 feet to the POINT OF BEGINNING.

Containing 10532 square feet, more or less.

AND

STORMWATER MANAGEMENT FACILITY

Part of Lots 6 and 7 of PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northwest corner of the NW 1/4 of Section 3, Township South, Range 16 East, Pinellas County, Florida; South 00°30'25" East, along the west line of said NW 1/4, a distance of 393.55 feet; thence South 90°00'00" East, 15.00 feet to the west line of Lot 6, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida and the POINT OF BEGINNING; thence continue South 90°00'00" East, 9.25 feet to a point of curvature of a curve concave southwesterly having a radius of 200.00 feet; thence along the arc of said curve to the right through a central angle of 29°34'58", an arc distance of 103.26 feet, said curve having a chord bearing and distance of South 75°12'31" East, 102.12 feet to a point of tangency; thence South 60°25'02" East, 86.53 feet to a point of curvature of a curve concave southwesterly having a radius of 100.00 feet; thence along the arc of said curve to the right through a central angle of 47°22'00", an arc distance of 82.67 feet, distance bearing and chord curve having a. South 36°44'02" East, 80.34 feet to a point of tangency; thence South 13°03'02" East, 101.63 feet to the beginning of a curve concave westerly and having a radius of 93.50 feet; thence along the arc of said curve 87.79 feet through a central angle of 53°47'51" and having a chord bearing and distance of South 13°50'53" West, 84.60 feet; thence South 51°27'34" East, 39.57 feet; thence South 38°32'26" West, 50.97 feet to a point on the northeasterly existing Right of Way Easement line of State Road 686 (Roosevelt Blvd.) per the Florida Department of Transportation Right of Way Map Section 15580-2601; thence along said northeasterly existing Right of Way Easement line, the following six (6) courses: 1) North 53°09'47" West, 81.55 feet; 2) North 36°46'49" East, 27.37 feet; 3) North 01°37'23" West, 110.44 feet; 4) South 88°22'37" West, 163.10 feet; 5) North 01°37'23" West, 33.00 feet: 6) North 87°04'06" West, 15.72 feet to the west line of the aforesaid Lot 6; thence along said west line North 00°30'25" West, 168.47 feet to the said POINT OF BEGINNING.

Containing 1.117 acres, more or less.

AND

RIGHT OF WAY

PART "C"

Part of Lots 5, 7, 8, 10 and 11 of PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida,

being in the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the southwest corner of the NW 1/4 of Section 3, Township East, Pinellas County, Florida: Range 16 30 South. North 00°30'25" West along the west line of said NW 1/4 a distance of 1678.45 feet; thence South 88°30'00" East, 15.01 feet to the west line of Lot 7, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Pinellas County, Florida: Records of North 00°30'25" West along said west line of Lot 7 a distance of 60.77 feet to the POINT OF BEGINNING; thence continue North 00°30'25" West along said west line of Lot 7 a distance of 120.10 feet to the existing southerly right of way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601 (Easement); thence along said existing southerly right of way easement line the following nine courses: 1) North 89°29'35" East, 10.00 2) North 00°30'25" West, 20.00 feet; 3) North 69°39'02" East, 67.90 feet; 4) South 49°57'23" East, 1072.95 feet; 5) South 01°00'28" East, 89.53 feet to a non-tangent curve concave southwesterly having a radius of 837.93 feet; 6) 345.39 feet along the arc of said nontangent curve to the right through a central angle of 23°37'00", said curve having a chord bearing South 17°41'58" East, 342.95 feet to a non-tangent curve concave southeasterly having a radius of 90.00 feet; 7) 108.08 feet along the arc of said non-tangent curve to the left through a central angle of 68°48'25", said curve having a chord bearing South 30°03'20" West, 101.70 feet; 8) South 04°20'52" East, 9) South 85°39'08" West, 22.00 feet: 20.59 feet; North 00°00'00" West, 74.74 feet to a non-tangent curve concave southwesterly having a radius of 1530.31 feet; thence 167.39 feet along the arc of said non-tangent curve to the left through a central chord of 06°16'02", said curve having a North 22°29'48" West, 167.31 feet to a non-tangent curve concave southwesterly having a radius of 1491.59 feet; thence 247.16 feet along the arc of said non-tangent curve to the left through a central angle of 09°29'38", said curve having a chord bearing North 28°02'22" West, 246.87 feet to a non-tangent curve concave southwesterly having a radius of 1539.91 feet; thence 281.54 feet along the arc of said non-tangent curve to the left through a central angle of 10°28'31", said curve having a chord bearing North 40°05'08" West, 281.15 feet; thence North 45°19'21" West, 129.24 feet; thence South 43°53'06" West, thence North 52°10'32" West, 404.93 feet; feet: North 88°30'00" West, 28.02 feet; thence North 01°50'10" East, 67.95 North 40925'21" East, 30.46 feet; thence thence North 49°56'32" West, 36.82 feet to the point of curvature of a curve concave to the southwest having a radius of 63.00 feet; thence 8.52 feet along the arc of said curve to the left through a central angle of 07°44'55", said curve having a chord bearing North 53°48'59" West, 8.51 feet; thence North 83°22'03" West, 54.50 feet to a point on a curve concave to the southeast having a radius of 63.00 feet; thence 80.72 feet along the arc of said curve to the left through a central angle of 73°24'25, said curve having a chord bearing South 34°18'28" West, 75.31 feet; thence South 89°25'25" West, 7.94 feet to the said POINT OF BEGINNING.

Containing 3.968 acres, more or less.

AND

PART ''D'' -- (NOT USED)

AND

PART "E" -- (NOT USED)

AND

PART "F" -- (NOT USED)

AND

PART ''G'' -- (NOT USED)

AND

STORMWATER MANAGEMENT FACILITY

PART "H"

Part of the SW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northwest corner of the SW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida; thence South 89°53'27" East, along the north line of said SW 1/4, a distance of 333.04 feet to the northeast corner of Lot I of AIRPORT INDUSTRIAL PARK UNIT TWO, as recorded in Plat Book 84, Page 62, Public Records of Pinellas County, Florida; thence South 00°30'00" East, along the east line of said Lot I and an easterly line of Lot H of said AIRPORT INDUSTRIAL PARK UNIT TWO, a distance of 499.65 feet to the POINT OF BEGINNING; thence South 89°53'33" East, 297.15 feet; thence South 01°42'48" West, 105.05 feet to the north line of Lot G of said AIRPORT INDUSTRIAL PARK UNIT TWO; thence North 89°53'33" West, along the north line of said Lot G and a northerly line of said Lot H a distance of 293.09 feet to an easterly line of said Lot H; thence

North 00°30'00" West, along said easterly line of said Lot H a distance of 105.01 feet to said POINT OF BEGINNING.

Containing 0.711 acres, more or less.

AND

STORMWATER MANAGEMENT FACILITY

PART "I"

Part of the SW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northwest corner of the SW 1/4 of Section 3, Township South, Range 16 East, Pinellas County, Florida; South 89°53'27" East along the north line of said SW 1/4 a distance of 333.04 feet to the northeast corner of Lot I of AIRPORT INDUSTRIAL PARK UNIT TWO, as recorded in Plat Book 84, Page 62, Pubic Records of Pinellas County, Florida; thence South 00°30'00" East, along the east line of said Lot I and an easterly line of Lot H of said AIRPORT INDUSTRIAL PARK UNIT TWO, a distance of 499.65 feet: South 89°53'33" East, 297.15 feet to the POINT OF BEGINNING; thence continue South 89°53'33" East, 385.24 feet to a point on the existing westerly right of way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601 (Easement); thence South 00°29'45" East along said existing westerly right of way easement line 105.01 feet to a point on the north line of Lot G of said AIRPORT INDUSTRIAL PARK UNIT TWO; thence North 89°53'33" West along said north line 389.29 feet; thence North 01°42'48" East, 105.05 feet to the said POINT OF BEGINNING.

Containing 0.934 acres, more or less.

AND

STORMWATER MANAGEMENT FACILITY

PART "J"

Part of Lots 9, 10 and 11 of PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the southwest corner of the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida; thence

South 89°53'27" East along the south line of said NW 1/4 a distance of 15.00 feet; thence North 00°30'25" West, 15.00 feet to the southwest corner of Lot 9, PINELLAS GROVES, as recorded in Plat Book Page 55, Public Records of Pinellas County, Florida; thence South 89°53'27" East, 1017.47 feet to a point at the intersection of the south line of Lot 11 of said PINELLAS GROVES, with the existing westerly right of way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601 (Easement); thence North 00°29'45" West along said existing westerly right of way easement line 380.46 feet to the FOINT OF BEGINNING; thence continue along the said existing westerly right of way easement line of State Road 686 the following 00929145# West. 248.29 courses: 1) North (3) 2) South 85°39'08" West, 93.90 feet; 3) North 04°20'52" West, feet; thence South 89°28'19" West, 302.38 feet to a non-tangent curve concave easterly having a radius of 1157.68 feet; thence 245.46 feet along the arc of said curve to the left through a central angle of 12°08'55", said curve having a chord bearing South 08°42'10" East, 245.00 feet; thence South 89°53'45" East, 361.41 feet to the said POINT OF BEGINNING.

Containing 2.147 acres, more or less.

AND

STORMWATER MANAGEMENT FACILITY

PART "K"

Part of a 30 foot wide unnamed platted road right of way, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the NW 1/4 of Section 3, Township 30 South, Range 16 East, and the NE 1/4 of Section 4, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northeast corner of the NE 1/4 of Section 4, Township 30 South, Range 16 East, Pinellas County, Florida; thence along the east line of said NE 1/4, South 00°30'25' East, 393.55 feet to the POINT OF BEGINNING; thence North 90°00'00' West, 15.00 feet to the east line of Lot 1, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida; thence along said east line of Lot 1, South 00°30'25" East, 159.50 feet to the northeasterly existing Right of Way Easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601, said point being on a non-tangent curve concave northeasterly having a radius of 99.00 feet; thence

878-030-67 RIGHT OF WAY OGC - 05/10

DISTR FEDEF STATE COUN PARCE	RAL PRO ROAD TY: EL NO.:	DJECT NO.: NO.:	Seven 1316003U 686 Pinellas 104		-				
Seller:	Pinella	s County a Po	ilitical Subdivision of th	ia State of Flo	rida				
Buyer:	State	of Florida, De	pariment of Transpo	rtation					
Buyer : followir	and Sell op terms	er hereby agre and condition	e that Selier shall soll s:	and Buyer sha	all buy	the	following described property pursuant to the		
l.	Descri	ption of Prop	erty						
(a)	Estate	being purchas	red: 🛛 Fee Simple	Permaneni	Ease	mer	nt Temporary Easement Leasehold		
(b)	Real p	roperty describ	ned as: <u>see altached</u>	ecal description	20				
(c)	Personal property: n/a								
			· · · · · · · · · · · · · · · · · · ·						
(d)	Outdoo	or advertising a	structure(s) permit nun	nber(s): <u>n/a</u>					
Building These i	gs, struc Kems ar	ctures, fixtures e NOT include	and other improvement in this agreement.	nts owned by A separate off	others er is b	: <u>n/</u> eing	a , or has been, made for these items.		
lî.	(a) (b) (c)	Real (Sev Total Real P Total Person Fees and Co Attor Appr Total Fees a Total Busine	overments Estate Damages erance/Cost-to-Cure) roperty nal Property sets ney Feec alser Fees and Costs ass Damages	Fee(s)	9. 10.	5 5 5 5 5 5	0.00		
	(8)				11.	\$	· · · · · · · · · · · · · · · · · · ·		
Total P			Lines 4, 5, 9, 10 and				1.649.359.00		
	<b>(f)</b>	Portion of To Seller by Buy	tal Purchase Price to t er at Closing	oe paid to		\$ :	1.649.359.00		
	<b>(</b> 9)	Portion of To	tal Purchase Price to the report of participation of participations and participations are properties.	oe paid to cossession		\$.			

RIGHT OF WAY

Part "A"

Part of the N 1/2 of the SW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County Florida, more particularly described as follows:

Commence at the northwest corner of the SW 1/4 of Section 3, Township Pinellas County, Florida; South, Range 16 East, S89°53'27"E, along the north line of said SW 1/4 a distance of 1180.63 feet to the easterly existing right of way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601 (Easement) and the POINT OF BEGINNING; thence continuing along the said north line of the SW 1/4, S89°53'27"E, 85.70 feet; thence S00°53'17"W, 106.04 feet; thence S07°43'42"W, \$8.82 feet; thence S00°39'14"W, 197.49 feet to the beginning of a non-tangent curve concave easterly having a radius of 5706.00 feet; thence 452.96 feet along the arc of said curve through a central angle of 04°32'54" and having a chord bearing and chord of S01°37'11"E, 452.84 feet to a point on the westerly line of the St. Pete-Clearwater International Airport Future Runway Protection Zone; thence along said westerly line, S48°34'28"W, 138.72 feet to the aforesaid easterly existing right of way easement line of State Road 686 (Roosevelt Boulevard); thence along said easterly existing right of way easement line of State Road 686 (Roosevelt Boulevard) the following four (4) courses: 1) N00°29'45"W, 319.45 feet to the beginning of a curve concave easterly having a radius of 11369.16 feet; 2) along the arc of said curve 514.04 feet through a central angle of 02°35'26" and having a chord bearing and chord of N00°47'58"E, 514.00 feet; 3) S87°54'19"E, 10.00 feet to the beginning of a curve concave easterly having a radius of 11359.16 feet; 4) along the arc of said curve 73.44 feet through a central angle of 00°22'13" and having a chord bearing and chord of NO2º16'47"E, 73.44" to the said POINT OF BEGINNING.

Containing 1.887 acres, more or less.

AND

RIGHT OF WAY

That part of Lot 11 lying in the SW 1/4 of the NW 1/4 of Section 3, Township 30 South, Range 16 East of PINELLAS GROVES recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, more particularly described as follows:

Commence at the northwest corner of the SW 1/4 of said Section 3, thence S89°53'27"E, along the north line of said SW 1/4, a distance of 1180.63 feet to the easterly existing Right of Way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15590-2601 (Easement); thence, along said easterly existing Right of Way easement line, NO2°30'10"E, 15.01 feet to the POINT OF BEGINNING, said point of beginning being the beginning of a curve concave easterly having a radius of 11359.16 feet; thence continuing along the said easterly existing Right of Way easement line 174.84 feet along the arc of said curve to the right through a central angle of 00°52'55" and having a chord bearing and chord of NO2°58'54''E, 174.84 feet; thence continuing along said easterly existing Right of Way easement line, N03°25'22''E, 235.34 feet; thence continuing along said easterly existing Right of Way easement line, S86°34'38"E, 10.00 feet; thence continuing along said easterly existing Right of Way easement line, N03°25'22''E, 199.64 feet; thence along the existing Right of Way line connecting the easterly existing Right of Way easement line of State Road 686 with the southerly existing Right of Way line of Airport Parkway, N31°35'05''E, 37.05 feet; thence along the southerly existing Right of Way line of Airport Parkway, N85°39'08"E, 29.57 feet; thence leaving said southerly existing Right of Way line of Airport Parkway, S22°46'21"W, 55.13 feet to the beginning of a non-tangent curve concave southwesterly having a radius of 1810.50 feet; thence 206.22 feet along the arc of said curve to the right through a central angle of 06°31'34" and having a chord bearing and chord of S06°31'33"E, 206.11 feet; thence \$03°31'53''W, 103.02 feet; thence \$00°53'17''W, 283.78 feet; thence N89°53'27''W, 85.27 feet to the said POINT OF BEGINNING.

Containing 0.965 acres, more or less.

AND

RIGHT OF WAY

PART "C"

Part of a 15 foot wide unnamed platted road right of way, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the SW 1/4 of the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the southwest corner of the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida; thence along the south line of said NW 1/4, S89°53'27''E, 1180.63 feet to the easterly existing Right of Way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601 (Easement) and the POINT OF BEGINNING; thence, along said easterly existing Right of Way easement line, N02°30'10''E, 15.01 feet to the south line of Lot 11, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida; thence along the south line of said Lot 11, S89°53'27''E, 85.27 feet; thence S00°53'17''W, 15.00 feet to a point on the aforesaid south line of the NW 1/4 of Section 3; thence along said south line of said NW 1/4, N89°53'27''W, 85.70 feet to the said POINT OF BEGINNING.

Containing 1282 square feet, more or less.

Parts "A", "B" and "C" together contain 2.881 acres, more or less.

578-030-07 RIGHT OF WAY OGC -- 0270 Page 1 of 4

PARC	RAL PREROAD TY: EL NO.:	OJECT NO.: NO.:	Seven . 1316003U 686 Pineliss 600		<del>-</del>					
Seller	: <u>Pinella</u>	s County a Po	litical Subdivision of the	State of Flo	rida					
Buye	r: State	of Florida, De	partment of Transpor	tation						
Buyer follow	and Seli ing terms	er hereby agre s and condition	ee that Saller shall sell a s:	and Buyer sh	all buy	th:	e following described property pursuant to the			
l.	Descr	lption of Prop	erty							
(a)	Estate	being purchas	ed: 🔲 Fee Simple 🕻	Permanen	t Ease	me	ent Temporary Easement Leasehold			
(b)	Real property described as: ane attached legal description									
(c)	Personal property: n/a									
(d)	Outdo	or advertising s	structura(s) parmit num	ber(s): <u>n/a</u>		_				
Buildir Those	iga, struc	ctures, fixtures	and other improvement	its owned by	others	: [	via g, or has been, made for these liems.			
			o ii dia agreement. A	sehalate ali	et 12 N	ال ال	g, or has over, made for mose liens.			
n.	PURC (a)	HASE PRICE Real Proper	A							
	(2)	Land Impr Real	i ovements Estate Damages erance/Cost-to-Cure)		1. 2. 3.	\$ \$	70.700.00			
	(b)	Total Persor			5,	\$				
	(c)		ney Fees aiser Fees		6. 7.	\$				
		_		Fee(s)	8.	\$				
	f.30	Total Fees a			9,	\$	0.00			
	(d) (e)	Total of Othe	er Costs		10. 11.	\$				
Tota! I	<sup>2</sup> urchas	e Price (Add	Lines 4, 5, 9, 10 and 1	11)		5	70,700.00			
	<b>(f)</b>	Portion of Tol Seller by Buy	tal Purchase Price to be er at Closing	e paid to			70.730.00			
	(g)		tal Purchase Price to be er upon surrender of pa			\$				

PERPETUAL EASEMENT

PART "A"

PARCEL 800

That part of Lot 1 of PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the NE 1/4 of Section 4, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northeast corner of the NE 1/4 of said Section 4, thence, along the east line of said NE 1/4, S00°30'25"E, 393.55 feet; thence N90°00'00'W, 15.00 feet to a point on the east line of said Lot 1 thence along said east line of Lot 1, S00°30'25"E, 159.50 feet; to the northeasterly existing Right of Way Easement line per Section 15580-2601 being the beginning of a curve concave to the northeast and having a radius of 99.00 feet; thence along said existing Right of Way Easement line for the following seven (7) courses: 1) an arc of 20.98 feet through a central angle of 12°08'34" and having a chord bearing and distance of NS8\*11'55"W, 20.94 feet to the beginning of a curve concave to the northeast and having a radius of 11344.16 feet; 2) thence along the arc of said curve 63.79 feet through a central angle of 00°19'20" and having a chord bearing and distance of N51°57'58"W, 63.79 feet to the POINT OF BEGINNING; 3) thence continuing along the arc said curve 91.42 feet through a central angle of 00°27'42" and having a chord bearing and distance of N51°34'27"W, 91.42 feet; 4) thence \$38°39'24"W, 10.00 feet to the beginning of a curva concave to the northeast and having a radius of 11354.16; 5) thence along the arc of said curve 274.85 feet through a central angle of 01°23'13" and having a chord bearing and distance of N50°39'00"W, 274.84 feet; 6) thence N49°57'23"W, 227.68 feet; 7) thence N38°57'41"W, 163.60 feet to the intersection of the north line of the aforesaid Lot 1; thence leaving the aforesaid northeasterly existing Right of Way Basement line per said Section 15580-2601 and along said north line of Lot 1, \$89°20'36"E, 2.40 feet to the beginning of a curve concave to the northeast and having a radius of 2001.99 feet; thence along the arc of said curve 164.82 feet through a central angle of 04°43'01" and having a chord bearing and distance of S47°33'02"E, 164.77 feet; thence S49°56'33"B, 253.61 feet to the beginning of a curve concave to the northeast and having a radius of 321.98 feet; thence along the arc of said curve 129.29 feet through the central angle of 23°00'26" and having a chord bearing and distance of S61°24'46"E, 128.43 feet to the beginning of a curve concave to the northeast and having a radius of 11304.16 feet; thence along the arc of said curve 151.69 feet through a central angle of 00°46'08" and having a chord bearing and distance of SS1°08'24"E, 151.69 feet to the beginning of a curve concave to the east and having a radius of 73.50 feet; thence along the arc of said curve 5.50 feet through a central angle of 04°17'11" and having a chord bearing and distance of S02°12'34"E, 5.50 feet to the beginning of a curve concave to the east and having a radius of 143.50 feet; thence along the arc of said curve 63.57 feet through a central angle of 25°22'54" and having a chord bearing and distance of S17°02'37"E, 63.05 feet to the POINT OF BEGINNING.

Containing 21095 square feet, more or less.

AND

PART ''B" -- (NOT USED)

AND

PART "C" -- (NOT USED)

AND

PART "D" -- (NOT USED)

575-030-67 RIGHT OF WAY OGG-08/10 Page 1 of 4

PARC	RICT: ERAL PI "E ROAI NTY: CEL NO.	*	2569971 Seven 1316003U 686 Pinelias 801		- - -					
				-						
Buye	e: State	of Florida, De	partment of Transports	ation						
Buyer follow	r and Se ing term	iller hereby agn is and condition	e that Selier shall sell ar s:	nd Buyer sh	ali buy	the i	following described property pursuant to the			
l.	Desc	ription of Prop	erty							
<b>(2)</b>	Estat	e being purchas	ied: 🔲 Fee Simple 🏻 🗵	Permanen	t Ease	men	t Temporary Essement Leasehold			
(b)	Real	property descri	ped as: see attached leg	al descripti	חס					
(c)	Personal property: n/a									
			<del></del>	<u> </u>				-		
(d)	Outdo	oor advertising :	structure(s) permit numb	er(s): <u>n/a</u>	<u> </u>			_		
Buildle	ngs, str. a items :	uctures, fixtures ere NOT include	and other improvements at in this agreement. As	s owned by separate off	others er is b	: <u>n/a</u> eing,	a , or has been, made for these itema.	_		
II.		CHASE PRICE								
	(a) (b) (c)	Real (Sev Total Real P Total Person Fees and Co Attor	ovements Estate Demages erance/Cost-to-Cure) roperty nal Property		1. 2. 3. 4. 5.	\$ _ \$ 3	33.079.00			
	(d) (e)	Total of Oth	isa Damages	Fee(s)	8. 9. 10. 11.	\$ 0	1.00			
Total :	Purcha (f)	se Price (Add	Lines 4, 5, 9, 10 and 11 tal Purchase Price to be	) nald to		53	3.079.00 3.079.00			
	(g)	Seller by Buy Portion of To	er at Closing  Ed Purchase Price to be er upon surrender of pos	paid to		-	AAA SAA			

PERPETUAL EASEMENT

PART 'A"

That part of Lot 7 of PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northwest corner of the NW 1/4 of said Section 3, thence South 00°30'25" East, along the west line of said NW 1/4, a distance of 1074.62 feet; thence South 88°30'00" East, 15.01 feet to the west line of said Lot 7; thence North 00°30'25" West, along the west line of said Lot 7, a distance of 60.77 feet; thence North 89°25'25" East, 7.94 feet to a point on a curve concave to the southeast having a radius of 63.00 feet and a chord bearing and distance of North 15°15'08" East, 44.43 feet; thouce along the arc of said curve through a central angle of 41°17'45", a distance of 45.41 feet to the POINT OF BEGINNING of the herein described parcel; thence continue along the arc of said curve through a central angle of 32°06'40", a distance of 35.31 fast having a chord bearing and distance of North 54°57'20" East, 34.85 feet; thence South 83°22'03' East, 54.50 feet to a point on a curve concave to the southwest having a radius of 63.00 feet and a chord bearing and distance of South 53\*48'59" East, 8.51 feet; thence along the arc of said curve through a central angle of 07°44'55'', a distance of 8.52 feet; thence South 49°56'32' East, 36.82 feet; thence South 40°25'21' West, 25.00 feet; thence North 49°56'32'' West, 36.77 feet; thence North 83°22'03" West, 41.59 feet to a point on a curve concave to the southeast having a radius of 32.85 feet and a chord bearing and distance of South 50°30'22'' West, 16.87 feet; thence along the arc of said curve through a central angle of 29°45'12", a distance of 17.06 feet; thence North 49°25'39" West, 25,05 feet to the POINT OF BEGINNING.

Containing 2881 square feet, more or less.

AND

PERPETUAL EASEMENT

PART "B"

That part of Lot 7 of PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, being in the NW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County, Florida, more particularly described as follows:

Commence at the northwest corner of the NW 1/4 of said Section 3, thence South 00°30'25" East, along the west line of said NW 1/4, a distance of 1074.62 feet; thence South 88°30'00" East, 15.01 feet to the west line of said Lot 7 and the POINT OF BEGINNING of the herein described parcel; thence North 00°30'25" West, along the west line of said Lot 7, a distance of 25.02 feet; thence South 88°30'00" East, 118.17 feet; thence South 01°50'10" West, 25.00 feet; thence North 88°30'00" West, 117.14 feet to the POINT OF BEGINNING.

Containing 2941 square feet, more or less.

Parts "A" and "B" contain 5822 square feet, more or less.

575-030-07 RIGHT OF WAY OGG — GENE

DISTI FEDE STAT COUR	RICT: RAL PR E ROAL		2569971 Seven 1316003U 686 Pinellas		_				
Seller	: <u>Pinell</u>	as County a Po	titical Subdivision of the	State of Flo	rida	_			
Buye	r: State	of Florida, De	partment of Transpor	lation					
Buyer follow	and Sei Ing term	lier hereby agre s and condition	e that Selier shall seli a s:	and Buyer sh	ali buj	y th	e following described property pursuant to the		
1.	Desci	ription of Prop	erty						
(a)	Estate being purchased:   Fee Simple  Permanent Essement  Temporary Essement  Leasehold								
(b)	Real property described as: see attached legal description								
(c)	Perso	Personal property: n/a							
•									
(d)	Outdo	or advertising s	tructure(s) permit num	ber(s): <u>n/a</u>					
Buildin	ıgs, stru	ctures, fixtures	and other improvemen	ts awned by	others	: <u> </u>	n/a g, or has been, made for these items.		
			a in mis agreement. A	separate on	er is t	ein	ig, or has been, made for these items.		
IL.	PURC (a)	HASE PRICE	le s						
	•	Real (Seve Total Real Pr	ovements Estate Damages erance/Cost-to-Cure) roperty		1. 2. 3.	\$55 G	1.361.519.00		
	(b) (c)	Total Person Fees and Co			5.	\$			
	(0)	Attorr	ney Fees alser Fees	_	e. 7.	\$			
		Total Fees ar	ed Seets	Fee(s)		\$			
	(d)	Total Busine			9.	20	0.00		
	(e)	<b>Total of Othe</b>			11.	4			
Total P	urchas	e Price /Add	Lines 4, 5, 9, 10 and 1	<u> </u>		æ	1,361,519.00		
	<b>(f)</b>	Portion of Total Seller by Buye	el Purchase Price to be er at Closing	paid to			1.361.519.00		
	(g)	Portion of Total Seller by Buye	al Purchase Price to be er upon surrender of po	pald to saession		\$			

PERPETUAL EASEMENT

Part of the N 1/2 of the SW 1/4 of Section 3, Township 30 South, Range 16 East, Pinellas County Florida, and part of Lots 11 and 12, PINELLAS GROVES, as recorded in Plat Book 1, Page 55, Public Records of Pinellas County, Florida, in the S 1/2 of the SW 1/4 of said Section 3, and lying within the St. Pete-Clearwater International Airport Future Runway Protection Zone, more particularly described as follows:

Commence at the northwest corner of the SW 1/4 of Section 3, Township Range 16 East, Pinellas County, Florida; thence South, S89°53'27"E, along the north line of said SW 1/4 a distance of 1180.63 feet to the easterly existing right of way easement line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601 (Easement); thence continuing along the said north line of the SW 1/4, S89°53'27"E, 85.70 feet; thence S00°53'17"W, 106.04 feet; thence S07°43'42"W, 58.82 feet; thence S00°39'14"W, 197.49 feet to the beginning of a non-tangent curve concave easterly having a radius of 5706.00 feet; thence 452.96 feet along the arc of said curve through a central angle of 04°32'54'' and having a chord bearing and chord of S01°37'11"E, 452.84 feet to a point on the westerly line of the St. Pete-Clearwater International Airport Future Runway Protection Zone and the POINT OF BEGINNING; thence continue along the arc of aforesaid curve concave easterly having a radius of 5706.00 feet a distance of 401.92 feet through a central angle of 04°02'09" and having a chord bearing and chord of \$05°54'43"E, 401.84 feet; thence \$07°55'46"E, 503.26 feet to the beginning of a curve concave easterly having a radius of 5706.00 feet; thence 457.05 feet along the arc of said curve through a central angle of 04°35'22" and having a chord bearing and chord of S10°13'32''E, 456.93 feet to a point on the existing northeasterly Right of Way line of State Road 686 (Roosevelt Boulevard) per the Florida Department of Transportation Right of Way Map Section Number 15580-2601, being on a curve concave northeasterly having a radius of 869.93 feet; thence 2.07 feet along the arc of said curve through a central angle of 00°08'12" and having a chord bearing and chord of N44°59'04"W, 2.07 feet; thence continuing along said existing Right of Way line S45°05'02"W, 20.00 feet to the beginning of a curve concave northeasterly having a radius of 889.93 feet; thence continuing along said existing Right of Way line, 605.76 feet along the arc of said curve through a central angle of 39°00'00" and having a chord bearing and chord of N25°24'58''W, 594.13 feet; thence continuing along said existing Right of Way line, S84°05'02"W, 15.00 feet to the beginning of a curve concave easterly having a radius of

904.93 feet; thence continuing along said existing Right of Way line, 85.61 feet along the arc of said curve through a central angle of 05°25'13" and having a chord bearing and chord of N03°12'22"W, 85.58 feet; thence continuing along said existing Right of Way line and aforesaid existing right of way easement line, N00°29'45"W, 648.20 feet to a point on the aforesaid westerly line of the St. Pete-Clearwater International Airport Future Runway Protection Zone; thence along said westerly line, N48°34'28"E, 138.72 feet to said POINT OF BEGINNING.

Containing 4.290 acres, more or less.

575-030-07 RIGHT OF WAY OGC - 00/10

FEDE STAT COUR PARC	RICT: FRAL PR E ROAD NTY: CEL NO.	*	Seven 1316003U 690 Pinelias 120						
Selle	r: <u>Pinell</u>	as County a Po	litical Subdivision of the	State of Fig	rida	_			
Buye	r: State	of Florida, De	partment of Transports	ation					
Buyer follow	and Se	ller hereby agre a and condition	ee that Selier shall sell ar s:	nd Buyer sh	all buy	/ the	e following described property pursuant to the		
L	Desc	ription of Prop	erty						
(a)	Estate being purchased:   Fee Simple   Permanent Easement   Temporary Easement   Leasehold								
(b)	Real	property descri	oed as: see attached led	al descripti	on	_			
(c)	Personal property: <u>n/a</u>								
(d)	Outdo	or advertising :	structure(s) permit numb	er(s): <u>n/a</u>					
Buildi	ngs, stru	ctures, fixtures	and other improvements	s owned by	others	: п	la		
These	items a	re NOT include	d in this agreement. As	separate off	er is b	eing	v/a g, or has been, made for these items.		
D.	PURC	HASE PRICE							
	(a)	Real	Total Properties     Total Properties     Total Properties		1. 2. 3.	\$	7.900.06		
	(b)	Total Person			5.	8			
	(c)		este ney Fees aiser Fees	_	6. 7.	\$ \$			
				Fee(s)	6.	5			
	4.44	Total Fees a			9.	4	0,00		
	(d) (e)	Total of Other	es Damages er Costs		10. 11.				
Total i	Purchas	e Price (Add	Lines 4, 5, 9, 10 and 11	)		\$	7.900.00		
	<b>(f)</b>	Portion of To Seller by Buy	tal Purchase Price to be	paid to			7.900.00		
	(g)	Partion of Ta	er at Closing Ial Purchase Price to be er upon surrander of pos	paid to session		\$			

FEE SIMPLE RIGHT OF WAY

Part of Lot 9 in PINELLAS GROVES as recorded in Plat Book 1, Page 55 of the Public Records of Pinellas County, Florida, lying in the Southeast quarter of Section 9, Township 30 South, Range 16 East, Pinellas County, Florida, being further described as follows:

Commence at the center of said Section 9; thence South 00°00'43'' East, 2523.21 feet along the West line of the Southeast quarter of said Section 9 and the center line of a vacated 30 foot Right of Way per Official Record Book 11623, Page 2062, Public Records of Pinellas County, Florida, to the POINT OF BEGINNING; thence departing said westerly line, along the arc of a curve concave southwesterly, having a radius of 7651.00 feet, a delta of 01°19'23", an arc distance of 176.69 feet, and having a chord bearing and distance of South 87°10'52" East, 176.69 feet to a point on the East line of a mitigation area as described in Official Record Book 8602, Page 472 as Parcel number 102.1, Public Records of Pinellas County, Florida; thence along the East line of said mitigation area the following three (3) courses: (1) South 30°39'48" East, 51.21 feet; (2) South 21°41'34" East, 30.67 feet; (3) South 00°05'57" West, 21.24 feet to the existing northerly Right of Way line of State Road 690 (County Road 296) (118th Avenue North) as depicted on the plat of said PINELLAS GROVES in Plat Book 1, Page 55; thence along said existing northerly Right of Way line of State Road 690 (C.R. 296) (118th Avenue North), North 89°52'19" West, 213.87 feet to the West line of the Southeast quarter of said Section 9 and said center line of vacated road; thence North 00°00'43" West, 102.00 feet to the POINT OF BEGINNING.

Containing 19,602 square feet, more or less.

STS-030-07 POCHT OF WAY OGC—62110 Page 1 of 4

DISTR FEDE STATI COUN PARC	RAL PROEDITY: EL NO.:	OJECT NO.: NO.:	Sevan 1316003U 690 Pinellas 802						
			partment of Transpose that Saller shall sal		sall hun	ry the following described property pursuant to the			
followi	ng terms	and condition	5:	ii eric bajer a	an ou	A nie rouweniß georimon brobertà brascettrin ille			
L	Descri	ption of Prop	erty						
(a)	Estate	being purchas	ed: 🔲 Fee Simple	□ Permaner	ıt Ease	ement   Temporary Easement  Leasehold			
(b)	Real po	Real property described as: see attached legal description							
(c)	Personal property: n/a								
(d)	Outdoo	or advertising a	tructure(s) permit nu	mber(s): <u>n/a</u>					
Bulldin	gs, struc	lures, fixtures	and other improveme	ents owned by	others	s: <u>n/a</u> peing, or has been, made for these items.			
These	items ar	e NOT include	d in this agreement.	A separate of	ler is b	paing, or has been, made for these items.			
n.	PURCI (a) (b) (c)	Real (Sevi Total Real Pr Total Person Fees and Co	ovements Estate Demages erance/Cost-to-Cure) roperty set Property sets	1	1. 2. 3. 4. 5.	\$ \$ \$ <u>1.200.00</u>			
			nay Fees alser Fees	Fee(s)	6. 7. 8.	\$			
	(d)	Total Busine			9, 10,	\$ 0.00			
	(e)	<b>Total of Othe</b>		N	11.	\$			
Total P	urchass	Price (Arid	Lines 4, 5, 9, 10 and	141)		\$ 1.200.00			
	(f)	Portion of Tot Seller by Buy	al Purchase Price to	be paid to		\$ 1,200.00			
	(g)	Portion of Tot	al Purchase Price to er upon surrender of			\$			

PERPETUAL RASEMENT

Part of Lot 9 in PINELLAS GROVES as recorded in Plat Book 1, Page 55 of the Public Records of Pinellas County, Florida, lying in the Southeast quarter of Section 9, Township 30 South, Range 16 East, Pinellas County, Florida, being further described as follows:

Commence at the center of said Section 9; thence South 00°00'43' East, 1980.10 feet along the West line of the Southeast guarter of said Section 9 to the intersection with the westerly extension of the North line of said Lot 9, being the POINT OF BEGINNING; thence along said westerly extension and the North line of Lot 9, South 89°53'41" East, 333.98 fest; thence South 00°02'26" West, 38.08 feet; thence North 89°53'41" West, 318.94 feet to a point on the East line of a vacated 30 foot Right of Way, per Official Record Book 11623, Page 2062, Public Records of Pinellas County, Florida; thence along said East line, South 00°00'43" East, 455.35 feet to a point on a curve; thence along the arc of a curve, concave southwesterly, having a radius of 7701.00 feet, a delta of 01°23'08", an arc distance of 186.24 feet, and having a chord bearing and distance of South 87°00'39" East, 186.23 feet to a point on the easterly line of a mitigation area described in Official Record Book 8602, Page 472, Public Records of Pinellas County, Florida; thence along said easterly line the following two courses: (1) South 73°12'13" West, 47.25 feet; (2) South 30°39'48" East, 40.66 feet; thence along the arc of a curve concave southwesterly, having a radius of 7651.00 feet, a delta of 01°19'23'', an arc distance of 176.69 feet, and having a chord bearing and distance of North 87°10'52" West, 176.69 feet to a point on said West line of the Southeast quarter of Section 9; thence along said West line, North 00°00'43" West, 543.10 feet to the POINT OF BEGINNING.

Containing 0.645 acres, more or less.

# STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION PURCHASE AGREEMENT STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION OGC OB

DISTR FEDER STATE COUN PARCI	RAL PROENTY: EL NO.:	DJECT NO.: NO.:	4338801 Seven 1316003U 690/666 Pinellas several		- -			
Buyer	State o	of Florida, Da <sub>l</sub>	partment of Transports	tion				
		er hereby agre and conditions		nd Buyer sh	all buy	th	e following described property pursuant to the	
ı.	Descri	ption of Prop	erty					
(a)	Estate i	being purchas	ed: Fee Simple	Permanen	t Ease	me	ent 🔲 Temporary Easement 🔲 Leasehold	
(b)	Real property described as: _n/a							
(c)	Personal property: r/a							
(d)	Outdoo	r advertislng s	tructure(s) permit numb	er(s): <u>n/a</u>		_		
Buildin These	gs, struc Items are	tures, fixtures • NOT include	and other improvements d in this agreement. As	owned by eparate off	others er is b	: <u>r</u> ein	n/a g, or has been, made for these items.	
ět.		ASE PRICE Real Propert Land Impro Real (Seve Total Real Pr Total Person Fees and Co Attorn Appro Engin	by  Diverments Estate Damages erance/Cost-to-Cure) roperty eat Property ests mey Fees eiser Fees meering Fees est Damages	 Fee(s)	1. 2. 3. 4. 5. 6. 7.	555 55 55	0.06 125.000.00 5.858.00 184,881,41 315,749,41	
Total P	urchase (f) (g)	Portion of Tol Seller by Buy Portion of Tol	Lines 4, 5, 9, 10 and 11 all Purchase Price to be er at Closing all Purchase Price to be er upon surrender of pos	paid to paid to		\$ \$	<u>315.749.41</u> <u>315.749.41</u>	

III.	Conditions	and 1 k	mitations

- (a) Seller is responsible for all taxes due on the property up to, but not including, the day of closing.
- (b) Seller is responsible for delivering marketable title to Buyer. Marketable title shall be determined according to applicable title standards adopted by the Florida Bar in accordance with Florida Law subject only to those exceptions that are acceptable to Buyer. Seller shall be liable for any encumbrances not disclosed in the public records or arising after closing as a result of actions of the Seller.
- (c) Seller shall maintain the property described in Section 1 of this agreement until the day of closing. The property shall be maintained in the same condition existing on the date of this agreement, except for reasonable wear and tear.
- (d) Any occupancy of the property described in Section 1 of this agreement by Seller extending beyond the day of closing must be pursuant to a lease from Buyer to Seller.
- (e) The property described in Section I of this agreement is being acquired by Buyer for transportation purposes under threat of condemnation pursuant to Section 337.25 Florida Statutes.
- (f) Pursuant to Rule 14-10.004, Florida Administrative Code, Seller shall deliver completed Outdoor Advertising Permit Cancellation Form(s), Form Number 575-070-12, executed by the outdoor advertising permit holder(s) for any outdoor advertising structure(s) described in Section I of this agreement and shall surrender, or account for, the outdoor advertising permit tag(s) at closing.
- (g) Seller agrees that the real property described in Section I of this agreement shall be conveyed to Buyer by conveyance instrument(s) acceptable to Buyer.
- (h) Seller and buyer agree that this agreement represents the full and final agreement for the herein described sale and purchase and no other agreements or representations, unless incorporated into this agreement, shall be binding on the parties.

<b>(i)</b>	Other: See attached addendum.	 	 

- (j) Seller and Buyer agree that a real estate closing pursuant to the terms of this agreement shall be contingent on delivery by Saller of an executed Public Disciosure affidavit in accordance with Section 286.23, Florida Statutes.
- IV. Closing Date

The closing will occur no later than 60 days after Final Agency Acceptance.

V. Typewritten or Handwritten Provisions

Any typewritten or handwritten provisions inserted into or attached to this agreement as addenda must be initialed by both Seller and Buyer.

$\boxtimes$	There is an addendum to this agreement.	Page 5 is made a part of this agreement.
	There is not an addendum to this agreeme	ent.

Vi. Seller and Buyer hereby acknowledge and agree that their signatures as Seller and Buyer below constitute their acceptance of this agreement as a binding real estate contract.

It is mutually acknowledged that this Purchase Agreement is subject to Final Agency Acceptance by Buyer pursuant to Section 119.0711, Florida Statutes. A closing shall not be conducted prior to 30 days from the date this agreement is signed by Seller and Buyer to allow public review of the transaction. Final Agency Acceptance shall not be withheld by Buyer absent evidence of fraud, coercion, or undue influence involving this agreement. Final Agency Acceptance shall be evidenced by the signature of Buyer in Section VII of this agreement.

Seller(s)			Buyer	
Signature Date  Type or print name		Date	State of Florida Department of Transportation  BY: Signature Date	
		<del></del>		
Signature		Date	Type or print name and title	<del></del>
Туре	or print name			
VII.	FINAL AGENCY ACCEPTANCE			<del></del>
	The Buyer has granted Final Agency Ac	ceptance th	is day of,,	
	BY: Signature		Type or print name and title	
Legal	Review:			· <del></del>
				Date
Type	or orint name and title			

<sup>\*</sup>Approval as to Form by Donald Crowell of this document is subject to proper execution of this document and the attached addendum and this Purchase and Sale agreement is an integral part of and not separate from that Local Funding Agreement between the parties dated August 17, 2016 and is subject to all applicable terms thereof.

#### ADDITIONAL SIGNATURES

SELLER(S):

Signature	Date	Signature	Date
Type or print name		Type or print name	
Signature	Date	Signature	Date
Type or print name		Type or print name	
Signature	Date	Signature	Date
Type or print name		Type or print name	
Signature	Date	Signature	Date
Type or print name	· · · · · · · · · · · · · · · · · · ·	Type or print name	
Signature	Date	Signature	Date
Type or print name		Type or print name	

#### STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION

#### **ADDENDUM**

	FPN#_4338801/ SR:_690/686_CC	UNTY: Pinellas / PARCEL several			
	This is an addendum to the Purchase Agreement dated the, 2016, by and between, 2016, by and between, 2016, by and the State of Florida for the use and benefit of the State of Florida Department of Transportation, hereinafter referred to as Purchaser.				
	Paragraphs III (b), III (d), III (e), III (f), III (h) III (j) of the Purchase Agreement are deleted in their entirety.				
Seller to have access to and extended possession of the Roosevelt Warehouse properties to project 2569971 parcel 100, until December 31, 2016.					
	Seller to have extended possession until December 31 project 2569971 parcel 104, that is to be relocated to	, 2017, to remove the security fencing located on the new Airport property lines.			
	The Perpetual Right of Way Easements are for the purpose of constructing and maintaining improvements associated with the Gateway Expressway project and for drainage.				
	The Temporary Construction Easement will run for a period of five years from date of closing. Buyer will have the option to extend the easement in one year increments for two years beyond the original five year period.				
	SELLER G-23-16 Signature Date	PURCHASER: STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION			
	Charlie Justice				
	Name (Rigase Print)	BY:			
	OF COLL	Name (Please Print)			
	Signature Date	DATE:			
9 000	Name (Please Print)  ATTEST: KEN BURKE, CLERK  By: / Renart for				
1,1	ARPROVED AS TO FORM Deputy	Clerk			
	By: Office of the County Attorney				
	Onice of the County Atlorney				