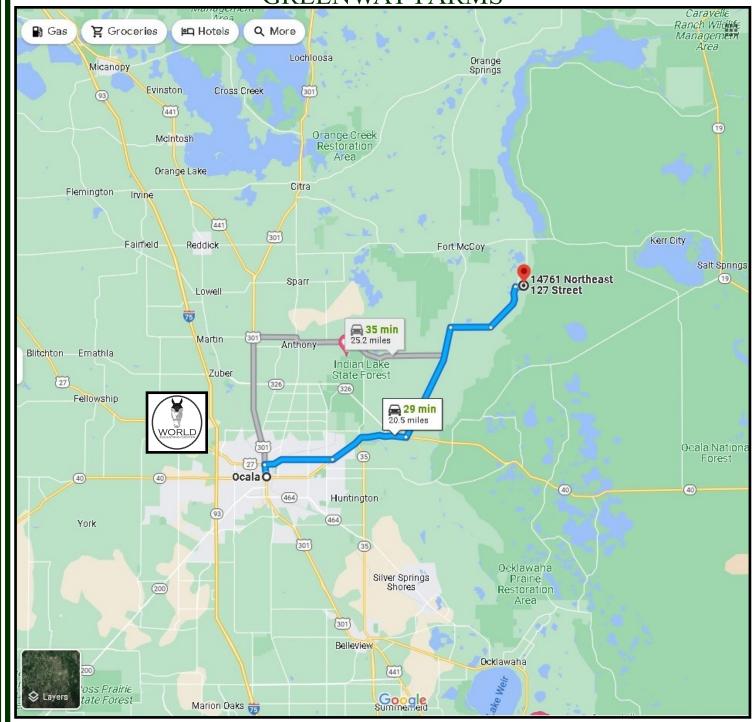
DIRECTIONS

GREENWAY FARMS



FROM OCALA:

- East on Silver Springs Boulevard (SR 40) to Hwy 315;
- North on Hwy 315 for 6.5 miles to NE 105 Street;
- Right on NE 105 Street for 2.1 miles then veer Left onto NE 150th Ave Rd;
- Take NE 150th Ave Rd for 2.7 miles to Property entrance on Right.

14761 NE 127TH STREET, FORT McCoy, FL 32134

Greenway Farms 10^{\pm} to 20^{\pm} acre Farm Sites

FORT McCoy, NE MARION Co., FLORIDA



ANIMAL & NATURE LOVER'S TAKE NOTICE!!!

- $10\pm$ to $20\pm$ acre farm sites with stunning rolling hills, huge timber and serene grass ponds!
 - Property Borders Cross FL Greenway to the South & new Trail entrance!
 - 20 minutes from Ocala located off paved road but most lots front winding dirt road.
- 5 minutes from Ocklwaha River, 10 minutes from Ocala National Forest, 30 minutes to St. Johns River
- There are a total of 10 parcels to choose—multi lot packages also available with up to 10% discount.
 - Phase II is currently in the approval process and is expected to be complete within 60 days
- Zoning: A1 / Land Use: Rural Lands minimal taxes with agriculture exemptions (approx. \$1.56/acre).
 - Minor Deed Restrictions to protect property values... NO HOA (mobiles & animals welcome).
 - OWNER FINANCING AVAILABLE SEE BELOW AND ATTACHED FOR DETAILS

Buyer pays all Closing Costs on Owner Financed Purchases (includes Doc Stamps on Deed & Mortgage, Intangible Tax on Mortgage, Title Insurance, \$100 Loan Fee, \$10/mo. Collection Fee. Owner Financing Terms are based off a 10 year amortization with a 3 year balloon at 10.9% Interest.

Adjustments to property lines / boundaries may be required, subject to pricing adjustments. Final layout and approvals expected within 60 days.

Data contained herein is for informational purposes only. Buyer must perform their own inspections on the land being offered for sale in this brochure.



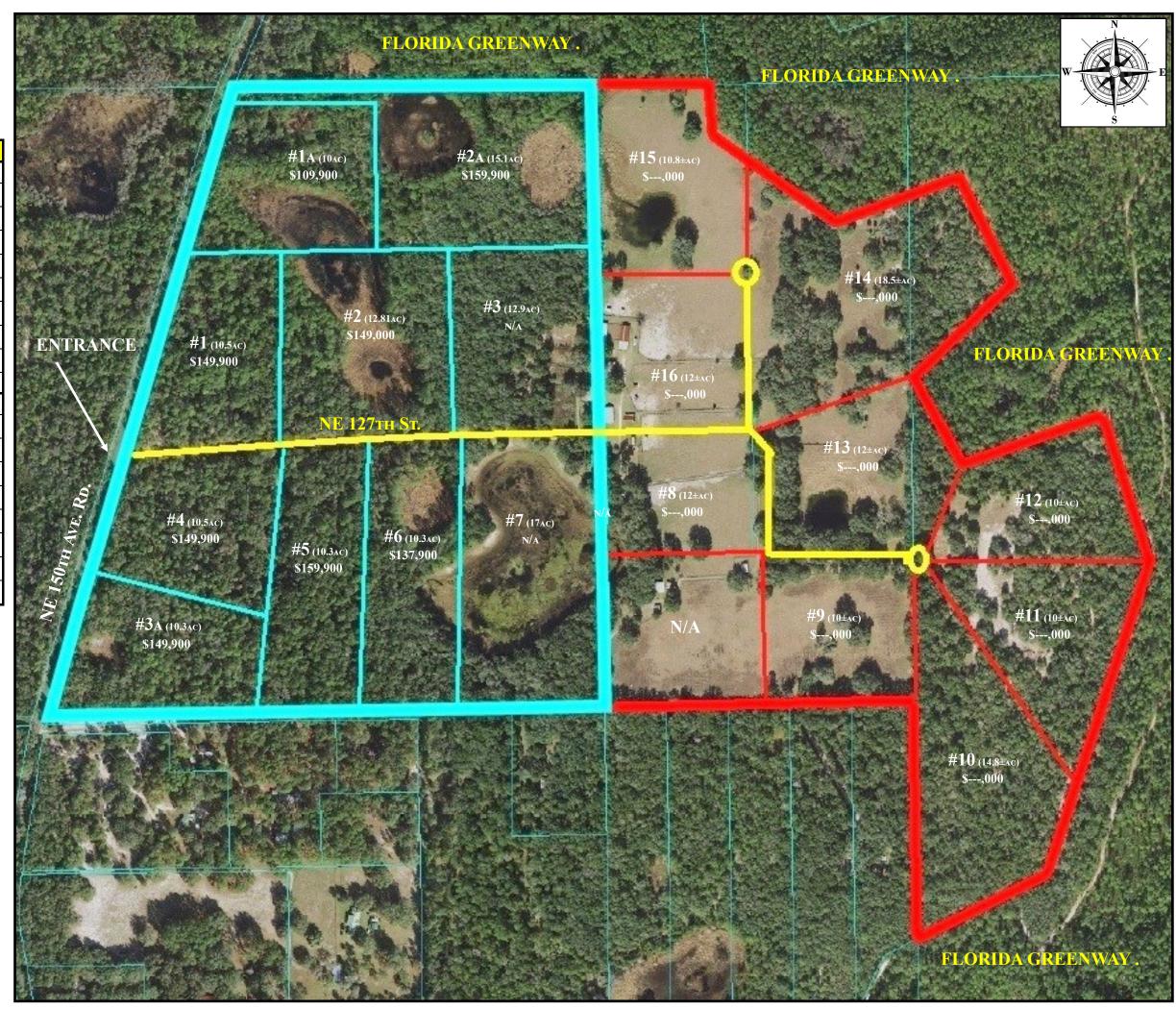
Phone: (352) 401-3755

Mobile: (352) 362-5226

www.mcbrideland.com

GREENWAY FARMS

Lot #	Acres	Price	Closing Costs	Down	Pmt
1	10.50	\$149,900	\$3,750	\$14,990	\$1,851
2	12.81	\$149,900	\$3,750	\$14,990	\$1,851
3	12.85				
4	10.49	\$149,900	\$3,750	\$14,990	\$1,851
5	10.28	\$159,900	\$4,000	\$15,990	\$1,975
6	10.27	\$137,900	\$3,450	\$13,790	\$1,703
7	16.98				
1a	10.01	\$109,900	\$2,750	\$10,990	\$1,366
2 a	15.11	\$159,900	\$4,000	\$15,990	\$1,975
3a	10.27	\$149,900	\$3,750	\$14,990	\$1,851
8	12.00	tbd			
9	10.00	tbd			
10	14.50	tbd			
11	10.00	tbd			
12	10.00	tbd			
13	12.00	tbd			
14	18.50	tbd			
15	10.80	tbd			
16	12.00	tbd			



"GREENWAY FARMS"

SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST

ORTH BOUNDARY OF THE N.E. 1/4 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST

POINT OF COMMENCEMEN

N89°03'30"E .676.0

PORTION OF

PARCEL I.D.: 10430-002-00

-60' NON-EXCLUSIVE PRIVATE ROADWAX & UTILITY EASEMENT,

TIVE N85'23' (3"E 298.58')

S85*23 43"W 299.25

10T2

12.81 ACRES, 4/-

WOINT OF REGIMNING

N.E. 127TH STREET

LOT 5

10.28

ACRES, +/-

POINT OF

BEGINNING

PARCEL I.D.:10431-001-01 OWNER: CONNIE CHESSER SS: 12481 NE 150TH AVENUE ROAD FT. MCCOY, FL 32134

N86°40'45"E 531.50'

S86'40'45"W 534.56'

193.93'

OT/INCLUIDER

N89'02'21"E 397.43'

FOR LOT

IOT 1

10.50 ACRES, +/-

~ N16°09'52"E 150.24

L2_ <u>C2</u> L10_ _ 2 - • - • - •

LOT 4

10.49 ACRES, +/-

N7473'31"W 800.81

NOT INCLUDED

POINT OF

BEGINNING FOR LOT 4

N.E. 126TH PLACE ROAD

/R=5960.00° Δ=4*39'12" CB=N18*45'41"E CB=S18'45'41"W N89°03'30"E 1332.70

N89°03'30"E 1357.51

806.37' 806.37'

C10 (C11)

LOT 6

10.27

ACRES 1-1-

SOUTH BOUNDARY OF THE NO OF SECTION 29, TOWNSHIP 13 RANGE 24 EAST

POINT OF

S88*58'20"W 1454.96

S88*58'20"W 1047.72

BEGINNING

PARCEL I.D.: 10431-001-05 OWNER: LEON & BENITA HEICHELBECH ADDRESS: VACANT NOT INCLUDED

IOT 3

12.85 ACRES, +/-

POINT OF BEGINNING

C12 L15 C13 CO L16 C

/LOT/7

16.98 ACRES, +/-

S.E. CORNER OF THE WEST 3/4 -

1.D.: 10431-00 LLEWELLYN 1. SS: 14700 NE PLACE ROAD MCCOY, FL 321

88*58'20"W 668.53

PARCE DWNER: SS: 14

EL I.D.: 10427-000-00 DAVID SPENCER TEUTOI 4774 NE 126TH PLACE MCCOY, FL 32134

L I.D.: 104 DANITA DDRESS:

MARION COUNTY AGRICULTURAL LOT SPLIT PLAN MARION COUNTY, FLORIDA

LEGAL DESCRIPTION: PARENT PARCEL:

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.W. 1/4 OF SAID SECTION 29, S893'33'3W, 193.89 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF SAID N.E. 150TH AVENUE ROAD, SAID POINT BEING ON A CURRY CONCAVE SOUTHEASTERLY, HAWING A RADIUS OF 5960.00 FEET, A CENTRAL ANACE OF O49'3'12" AND A CHORD BEARING AND DISTANCE OF SILVEYS'1"W, 483.91 FEET, THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE AND EASTERLY RICHT OF WAY LINE, A DISTANCE OF 484.04 FEET TO A POINT OF TANGEORY, THENCE CONTINUE ALONG SAID EASTERLY RICHT OF WAY LINE, SILVEYS'N, 219.05 FEET TO THE POINT OF BECOMING. THENCE DEPARTING SAID EASTERLY RICHT OF WAY LINE, SILVEYS'N, 219.05 FEET TO THE POINT OF BECOMING. THENCE DEPARTING SAID EASTERLY RICHT OF WAY LINE, SILVEYS'N, 219.05 FEET TO THE POINT ON THE EAST BOUNDARY OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29, THENCE DEPARTING SAID EAST BOUNDARY, SOUTH SETTION 29, SAID SECTION 29, THENCE DEPARTING SAID EAST BOUNDARY, ALONG THE SOUTH SOUNDARY OF THE NORTH 1/2 OF SAID SECTION 29, THENCE DEPARTING SAID EAST BOUNDARY, ALONG THE SOUTH SOUNDARY, ALONG THE SOUTH SOUTH SOUTH SOUTH SOUTH SOUTH SETTION OF THE NORTH 1/2 OF SAID SECTION 29, SABSSED'S'CW, 145-39 FEET, THENCE DEPARTING SAID EAST BOUNDARY, ALONG SETS AT THE SOUTH SETTION OF WAY LINE, NIESS'S Z'C, SOOS FEET, THENCE DEPARTING SAID EAST BOUNDARY, ALONG THE SOUTH AVENUE ROAD, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, NIESS'S Z'C, SOOS OF FEET, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, NIESS'S Z'C, SOOS OF FEET, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, NIESS'S Z'C, SOOS OF FEET, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, NIESS'S Z'C, SOOS OF SEET, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, NIESS'S Z'C, SOOS OF SEET, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29. TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.W. 1/4 OF SAID SECTION 29; SABD333"W., 193.93 FEET TO A POINT ON THE EASTERLY RICHT OF WAY LINE OF SAID NE. 150TH AVENUE ROAD, SAID POINT BEING ON A TANCENT CURVE, CONCAVE SOUTHEASTERLY, HAWNO A RADUS OF 5860.00 FEET, A CENTRAL ANGLE OF 643912" AND A CHORD BEARING AND DISTANCE OF S.18454"W., 483.91 FEET, THENCE SUTHWESTELLY, ALONG THE ARC OF SAID CURVE AND EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 484.04 FEET TO THE END OF SAID CURVE, HENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, S.162605"W., 218.05 FEET TO THE POINT OF BEGINNING. THENCE OF SAID CURVE, HENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.897022"E., 397.43 FEET, THENCE SOTO634"E., 641.27 FEET, THENCE S.864045"W., 22.254 FEET TO A POINT ON A NON-TANCEOUR CURVE, A DISTANCE OF 108.05 TO THE ARC OF SAID CURVE, A DISTANCE OF SAID SAID TO THE ARC OF SAID CURVE, A DISTANCE OF 108.15 TO THE END OF SAID CURVE, THENCE SAYD'SS"W., 337.35 FEET TO A POINT ON AFFOREMENTOWED EASTERLY RIGHT OF WAY LINE OF N.E. 150TH AVENUE ROAD; THENCE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, N.16709'S2"E., 150.24 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT O

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

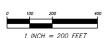
COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.W. 1/4 OF SAID SECTION 29, S.80/3/13/18, 19.3.93 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF SAID NE. 150/TH AVENUE ROAD, SAID POINT BEING ON A CURVE CONCLAVE SOUTHEASTERLY, HAWING A RADIUS OF 596.00 OFET, A CENTRAL ANGLE OF 04/39/12/18 AND A CHORD BEARING AND DISTANCE OF 518/45/11/18, 483.91 FEET, THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE AND EASTERLY RIGHT OF WAY LINE. A DISTANCE OF 484.04 FEET TO A POINT OF TANCENCY, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE. S.162/56/12, 219.05 FEET, THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE AND EASTERLY RIGHT OF WAY LINE. S.162/56/12, 219.05 FEET, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE. S.162/56/12, 219.05 FEET, THENCE SAID EASTERLY RIGHT OF WAY LINE. S.162/56/12, 219.05 FEET, THENCE SAID EASTERLY RIGHT OF WAY LINE. S.162/56/12, 219.05 FEET, THENCE SAID EASTERLY RIGHT OF WAY LINE. S.162/56/12, 219.05 FEET, THENCE CONTINUE ALONG SAID EASTERLY ALONG THE ARC OF SAID CURVE, S.865/12/56/12, 78.57 FEET, THENCE WESTERLY, ALONG THE ARC OF SAID CURVE, 78.38 FEET TO THE POINT OF BECONNING. SAID LANDS CONTAINING 12.01 ACRES, MORE OF LESS BE 40/45/18, 300.48 FEET, THENCE NOTION/34/18, 290.31 FEET, THENCE S.8640/45/18, 300.48 FEET, THENCE NOTION/34/18, 241/27 FEET TO THE POINT OF BECONNING. SAID LANDS CONTAINING 12.01 ACRES, MORE OF LESS BE 40/45/18, 300.48 FEET, THENCE NOTION/34/18, 290.31 FEET, THENCE S.8640/45/18, 300.48 FEET, THENCE NOTION/34/18, 290.31 FEET TO THE POINT OF BECONNING. SAID LANDS CONTAINING 12.01 ACRES, MORE OF LESS BE 40/45/18, 300.48 FEET, THENCE NOTION/34/18, 290.31 FEET TO THE POINT OF BECONNING. SAID LANDS CONTAINING 12.01 ACRES, MORE OF LESS. MORE OF LESS BE 40/45/18, 300.48 FEET, THENCE NOTION/34/18, 290.31 FEET, THENCE NOTION/34/18, 290.31 FEET TO THE POINT OF BECONNING. SAID LANDS CONTAINING 12.01 ACRES, MORE OF LESS BE 40/45/18, 300.48 FEET, THENCE NOTION/34/18, 290.31 FEET, THENCE NOTION/34/18, 290.31 FEET, THEN

CURVE TABLE

LINE TABLE LINE BEARING LENGTH CURVE LENGTH RADIUS DELTA CHORD BEARING L1 S16*09'52"W 57.93' C1 78.53' 40.00' 112'28'52" 66.51' S40'04'34"E C2 110.90' 849.87' 07"28'36" 110.82' N87"25'17"E L2 N83*40'59"E 265.07' C3 300.48' 1857.71' 0916'03" 300.16' S89'58'16"E L3 S85*20'14"E 136.63' L4 N89°04'48"E 149.85' C4 172.46' 1770.00' 05*34'58" 172.39' S88*07'43"E C5 178.31' 1830.00' 05*34'58" 178.24' S88'07'43"E L5 S00°55'12"E 60.00' C6 290.78' 1797.71' 09'16'03" 290.46' N89'58'16"W L6 S89*04'48"W 149.85' C7 105.38' 789.87' 07'38'38" 105.30' S87'30'18"W L7 N85'20'14"W 136.63' L8 S83*40'59"W 269.54' C8 141.41' 120.00' 67'31'08" 133.37' S49'55'26"W L9 S16'09'52"W 204.99' C9 108.15' 819.87' 07'33'28" 108.07' S87'27'44" C10 78.58' 1827.71' 02'27'48" 78.57' S86'37'36"W L10 N83*40'59"E 337.33' C11 78.38' 1827.71' 02'27'26" 78.38' S89'05'12"W L11 N86°40'45"E 232.54' L12 S86*40'45"W 300.48' C12 | 138.68' | 1827.71' | 04'20'51" | 138.65' | N87'30'39"W C13 175.39' 1800.00' 05'34'58" 175.32' N88'07'43"W L13 S85*23'43"W 75.14' C14 217.06' 1827.71' 06'48'16" 216.94' N88'44'22"W L14 S85'23'43"W 223.76' L15 N85*20'14"W 136.63' C15 156.96' 1827.71' 04'55'14" 156.91' N87'51'18"E L16 S89°04'48"W 149.85' L17 S85*23'43"W 298.91'

I FGEND AND ARREVIATIONS

- MORE OR LESS LICENSED BUSINESS LAND SURVEYOR CENTERLINE
- RADIUS ARC LENGTH DELTA (CENTRAL ANGLE)
- CHORD LENGTH CHORD REARING SET 5/8" IRON ROD & CAP (LB 8071)
- FOUND 4"x4" CONCRETE MONUMENT (AS NOTED)



SURVEY NOTES:

- DATE OF SKETCH: FEBRUARY 1, 2022.
 BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH
- BEARMICS AND COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83), WITH 2011 ADJUSTMENT AS DERIVED FROM THE FLORIDA DEPARTMENT OF TRANSPORTATION METRICAL REFERENCE STATION NETWORK.
 THIS SKETCH HAS BEEN PREPARED FOR THE EXCLUSIVE BENEFIT OF THE PARTY(IES) NAMED HEREON, AND SHALL NOT BE DUPLICATED OR RELIED UPON BY ANY OTHER INDIVIDUAL OR ENTITY WITHOUT AUTHORIZATION FROM ACH CONSULTING GROUP, INC.
 SUBJECT TO RIGHTS OF WAY, RESTRICTIONS, EASEMENTS AND RESERVATIONS OF RECORD, PUBLIC RECORDS NOT SEARCHED BY JCH CONSULTING GROUP, INC.
 BASED ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM), COMMUNITY PANEL NO.
 12083/C3550 AND 12083/C3560, EFFECTIVE DATE OF AUGUST 28, 2008, THE PROPERTY DESCRIBED HEREON LIES WITHIN FLOOD ZONES "X" AND ZONE "A" AN AREA WITHIN THE 100 YEAR FLOOD HAZARD AREA.
 THIS SKETICH IS BASED ON BOUNDARY SURVEY PREPARED BY THIS SIMPLE DATED FEBRUARY 25, 2021.
 THE LEGAL DESCRIPTIONS HEREON WERE WRITTEN BY THIS SURVEYOR.
 THERE SHALL BE NO FENCES CONSTRUCTED WITHIN THE NON-EXCLUSIVE PROVATE ROADWAY AND UTILITY EASEMENT AS SHOWN AND DESCRIBED HEREON.

- THESE STALL BE IN DEPICES CONSTRUCTED WITHIN THE NON-EXCLUSIVE PHOTATE RICADIANT AND UTILITY EASEMENT AS SHOWN AND DESCRIBED HEREON.

 WELLS AND SANITARY SETTLE SYSTEMS ARE PROHIBITED WITHIN THE 100 YEAR FLOOD PLAIN.

 HE STOP SIGN AND STREET SION MUST BE INSTALLED BY ACCORDANCE WITH DETAILS TO 30 THROUGH TO32 PER MARION COUNTY LAND DEVELOPMENT REGULATIONS.

 LAND DEVELOPMENT REGULATIONS.

 TO SOME PROMISE FORDOWER TO COMMISSIONERS SHALL HAVE NO DUTY OR RESPONSIBILITY IN THE MAINTENANCE OF THE MAINTENANCE OF THE ACCORDANCE OF THE STAND ACCUSING PRIVATE FORDOWER AND UTILITY EASEMENT AS SHOWN AND DESCRIBED HEREON.

 LOTS I THROUGH 7 SHALL FRONT ON THE COMMON DRIVENAY WITHIN THE NON-EXCLUSIVE PRIVATE FORDWAY AND UTILITY EASEMENT AND DRIVENAY SONDMECTING TO IT SHALL MEET THE DRIVENAY SPACING REQUIREMENTS ESTREELENED BY MARION COUNTY CODE.

 THE PROPERTY SUPPLYED MAY CONTAIN WETLAND AREAS THAT WERE NOT DETERMINED OR LOCATED AS PART OF THIS SUPPLY.

 LINE AND ALL OTHER DISTURBED AREAS IN RIGHT OF WAY SHALL BE SOURCE.

LEGAL DESCRIPTIONS: (CONTINUED)

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PAGE

BCC EASEMENTS BOOK

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29: THENCE ALONG THE NORTH BOUNDARY OF THE N.W. 1/4 OF SAID SECTION 29: S803/33*W, 18333 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF SAID N.E. 150TH AVENUE ROAD, SAID POINT BEING ON A CURVE, CONCAVE SOUTHEASTERLY, HANNIG A RADIUS OF 580400 PEET, A CENTRAL ANGLE OF 04/39*12* AND A CHARD BEARING AND DISTANCE OF S.18945*14W, 4839) FEET. THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE AND EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 484.04 FEET TO A POINT OF TANGENCY, THENCE CONTINUE ALONG SAID EASTERLY RIGHT OF WAY LINE, S.18265*05*W, 219.05 FEET, THENCE DEPARTING SAID EASTERLY RIGHT OF WAY LINE, S.18265*05*W, 219.05 FEET, THENCE CONTINUE N.89033*05*C, 801.5 FEET TO A POINT ON THE EAST BOUNDARY OF THE WEST JAY OF THE NORTH 1/2 OF SAID SCHOOL 29; THENCE ALONG SAID EAST BOUNDARY, S.0055*12*E, 805.70 FEET, THENCE DEPARTING SAID EAST BOUNDARY, S.0055

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.E. 1/4 OF SAID SECTION 29, N.89°03'30'E, 1332.70 FEET TO THE N.E. CORNER OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29, THENCE DEPARTING SAID NORTH BOUNDARY, ALONG THE EAST BOUNDARY OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29, THENCE DEPARTING SAID EAST BOUNDARY, ALONG THE SOLT OF SAID SECTION 29, THENCE DEPARTING SAID EAST BOUNDARY, ALONG THE SOLT BOUNDARY OF THE NORTH 1/2 OF SAID SECTION 29, THENCE DEPARTING SAID SOLTH BOUNDARY NOS'22'43'E, 401.63 FEET TO THE POINT OF BECONNING. THENCE N.741'31'1M, 80.081 FEET TO A POINT ON THE EASTERY FIGHT OF WAY LINE OF SAID NOE. 150TH ASKED ROAD; THENCE ALONG SAID EASTERY FIGHT OF WAY LINE, N.16'09'52'E, 300.44 FEET; THENCE DEPARTING SAID EASTERLY RIGHT OF WAY LINE, N.83'40'59'E, 337.33 FEET TO A POINT ON A TANCENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 819.87 FEET, A CENTRAL ANGLE OF 07'33'28" AND A CHORD BEARING AND DISTANCE OF N.872'74'4E', 10.807 FEET; THENCE EASTERY, ALONG THE ARC OF SAID CURVE, 10.81 FEET TO THE END OF SAID CURVE, THENCE S.03'20'46'W, 755.02 FEET TO THE POINT OF BEGINNING. SAID LANDS CONTAINING 10.49 ACRES, MORE OR LESS.

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29: THENCE ALONG THE NORTH BOUNDARY OF THE N.E. 1/4 OF SAID SECTION 29. N.89'03'30"E. COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.E. 1/4 OF SAID SECTION 29, N.89VI3-30°C.,
1332.70 FEET TO THE N.E. CORNER OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29, SOUTS'S'L"E., 2655.67 FEET TO THE S.E. CORNER OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29, THENCE DEPARTING SAID CAST BOUNDARY OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29; THENCE DEPARTING SAID EAST BOUNDARY, ALONG SAID SOUTH BOUNDARY OF THE NORTH 1/2 OF SAID SECTION 29; THENCE DEPARTING SAID EAST BOUNDARY ALONG SAID SOUTH BOUNDARY S.88°SB'20°W, 407.25 FEET, THENCE DEPARTING SAID SOUTH BOUNDARY, S.88°SB'20°W, 407.25 FEET, THENCE DEPARTING SAID SOUTH BOUNDARY, NOT-SET, 31°C. THENCE NOT-SET SET, THENCE DEPARTING SAID SOUTH BOUNDARY, NOT-SET, 31°C. THENCE SOUTH SOUTH SOUTH SOUTH SET, THENCE SOUTH SOUTH SOUTH SET, THENCE SOUTH SOUTH SET, THENCE SOUTH SE

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.E. 1/4 OF SAID SECTION 29, N.89703'30'E, 1332.70 FEET TO THE N.E. CORNER OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29; THENCE DEPARTING SAID NORTH BOUNDARY, ALONG THE EAST BOUNDARY OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29, SO.035'12'E, 2655.67 FEET TO THE SE. CORNER OF THE WEST 3/4 OF THE NORTH 1/2 OF SAID SECTION 29; THENCE DEPARTING SAID SECTION 29; THENCE DEPARTING SAID SOUTH BOUNDARY OF THE NORTH 1/2 OF SAID SECTION 29, S8858'20'W, 58853'10'W, 579.19 FEET, THENCE DEPARTING SAID SOUTH BOUNDARY, S8858'20'W, 379.19 FEET, THENCE DEPARTING SAID SOUTH BOUNDARY, S8958'20'W, 379.19 FEET, THENCE DEPARTING SAID SOUTH BOUNDARY, NOZ30'CB'C, TITOZO'T FEET, THENCE NOS30'A'ST, 2.23.76 FEET A POINT ON A TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1827.71 FEET, A CENTRAL ANGLE OF 0455'14" AND A CHORD BEARING AND DISTANCE OF N.875'118'E, 156.91 FEET, THENCE EASTERLY, HAVING A RADIUS OF 1827.71 FEET, A CENTRAL ANGLE OF 0455'14" AND A CHORD BEARING AND DISTANCE OF N.875'118'E, 156.91 FEET, THENCE EASTERLY, HAVING A RADIUS OF SAID CURVE, 156.96 FEET TO THE POINT OF BECINNING, SAID LANDS CONTAINING 10.27 ACRES, MORE OR LESS.

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

60' NON-EXCLUSIVE PRIVATE ROADWAY & UTILITY EASEMENT.

A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 29, TOWNSHIP 13 SOUTH, RANGE 24 EAST, MARION COUNTY, FLORIDA LYING EAST OF N.E. 150TH AVENUE ROAD (AN 80 FOOT RIGHT OF WAY) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 29; THENCE ALONG THE NORTH BOUNDARY OF THE N.E. 1/4 OF SAID SECTION 29, N.B9703130°E, 1332.70 FEET TO THE N.E. CORNER OF THE WEST 3/4 OF THE WORTH 1/2 OF SAID SECTION 29; THENCE DEPARTING SAID NORTH BOUNDARY, ALONG THE EAST BOUNDARY OF THE WEST 3/4 OF THE WORTH 1/2 OF SAID SECTION 29, S.D05512°E, 1471.20 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE ALONG SAID EAST BOUNDARY, S.D05512°E, 1471.20 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE ALONG SAID EAST BOUNDARY, S.D05512°E, 1471.20 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE ALONG SAID EAST BOUNDARY, S.D05512°E, 1471.20 FEET TO A POINT ON A TANGENT CURVE, CONCAVE NORTHERLY, HAWING A RADIUS OF 183.00 FEET, A CENTRAL ANGLE OF 0534158° AND A CHORD BEARING AND DISTANCE OF N.B87014′SNY, 1824 FEET. THENCE MESTERY, ALONG THE ARC OF SAID CURVE, 1783.11 FEET TO A POINT OF ANGENCY. THENCE S.S52314'SW, 299.25 FEET, THENCE S.S65018°B, AND A CHORD BEARING AND DISTANCE OF N.B93616°N, 290.46 FEET, THENCE WESTERY, HAWING A RADIUS OF 190.71 FEET, A CENTRAL ANGLE OF 0916/33° AND A CHORD BEARING AND DISTANCE OF SAID CURVE, CONCAVE SOUTHERLY, HAWING A RADIUS OF 799.87 FEET TO A POINT OF TANGENCY. THENCE S.S52314'SW, 299.25 FEET, THENCE S.S65018°B, AND A CHORD BEARING AND DISTANCE OF S.S75016°N, 299.54 FEET TO A POINT OF TANGENCY. THENCE S.S52314'SW, 299.25 FEET, A CENTRAL ANGLE OF 075318° AND A CHORD BEARING AND DISTANCE OF S.S75016°N, 133.75 FEET. THENCE S.S65018°B, 209.54 FEET TO A POINT ON A NON-TANGENT CURVE, CONCAVE SOUTHERSTERLY, HAWING A RADIUS OF 120.00 FEET, A CENTRAL ANGLE OF 673108° AND A CHORD BEARING AND DISTANCE OF S.S75016°N, 133.75 FEET. THENCE SOUTHERSTERLY, HAWING A RADIUS OF 120.00 FEET, A CENTRAL ANGLE OF 673108° AND A CHORD BEARING AND DISTANCE OF S.S75016°N, 133.75 FEET. THENCE SOUTHERSTERLY, HAWING A RADIUS OF 120.00 FEET, A CENTRAL ANGLE OF 673108° AND A CHORD BEARING AND DISTANCE OF S.S40708′N, 133.37 FEET. THENCE SOUTHERSTERLY, HAWING TO A POINT ON A TANGENT CURVE, CONCAVE SOUTHERSTERLY, HAWING A DISTANCE OF S.88°07'43"E., 172.39 FEET; THENCE EASTEPLY, ALONG THE ARC OF SAID CURVE, 172.46 FEET TO A POINT OF TANGENCY; THENCE N.89°04'48"E., 149.85 FEET TO THE POINT OF BEGINNING. SAID LANDS CONTAINING 2.85 ACRES, MORE OR LESS.

SURVEYOR'S CERTIFICATE:

I HERBRY CERTIFY THIS SURVEY MEETS THE APPLICABLE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS ON CHAPTER SIT/200-.052, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

CHRISTOPHER J. HOWSON FLORIDA LICENSED SURVEYOR & MAPPER NO. 6553

THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

DATE DRAWN



LOCATED IN SECTION 29. **TOWNSHIP 13 SOUTH, RANGE 24 EAST** MARION COUNTY, FLORIDA

MARION COUNTY AGRICULTURAL LOT SPLIT FOR: MG LAND TRUST ALS

(SETTIMOTIVE OF MOTITORIESTINOT TO: EB COTT)	(SETTIMONE OF NOTICE							
JOB NO.	ELD DATE	FIE	FB/PG					
201133ALS 1	2/25/21	02		N/A				
SCALE .	APPROVED	BY		DRAWING DATE				
1" = 200'	C.J.H.	K.L.J.	к	02/01/22				

GREENWAY FARMS II

COMING SOON