

LEGAL DESCRIPTION

A TRACT OF LAND SITUATED IN SECTIONS 11, 14, AND 15, TOWNSHIP
10 SOUTH, RANGE 19 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THAT CERTAIN TRACT
OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2025 PAGE 651
OF THE OFFICIAL RECORDS OF ALACHUA COUNTY, FLORIDA
(HEREAFTER ABBREVIATED AS ORB__PAGE__ ACR) ALSO KNOWN AS
EXHIBIT "A", PARCEL 22 AS DESCRIBED IN ORB 3048 PAGE 502 ACR AS
THE POINT OF BEGINNING, SAID CORNER BEING ON THE NORTHERLY
RIGHT-OF-WAY LINE OF SOUTHWEST ARCHER ROAD (STATE ROAD 24)
AND THE EXISTING CITY OF GAINESVILLE LIMIT LINE; THENCE RUN
SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND
EXISTING CITY LIMIT LINE TO THE SOUTHEAST CORNER OF THAT
CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 1816 PAGE 2558 ACR;
THENCE RUN COUNTER CLOCKWISE ALONG THE PERIMETER OF SAID
TRACT AND CITY LIMIT LINE TO THE SOUTHWEST CORNER OF SAID
TRACT, SAID CORNER BEING ON THE NORTHERLY RIGHT-OF-WAY LINE

OF SOUTHWEST ARCHER ROAD; THENCE RUN SOUTHWESTERLY
ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND CITY LIMIT LINE TO
THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND KNOWN
AS EXHIBIT "A", PARCEL 25 AS DESCRIBED IN ORB 3048 PAGE 502 ACR,
SAID CORNER ALSO BEING THE INTERSECTION OF THE NORTHERLY
RIGHT-OF-WAY LINE OF SOUTHWEST ARCHER ROAD AND THE
EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST 40TH BOULEVARD;
THENCE LEAVING SAID CITY LIMIT LINE, RUN NORTHERLY ALONG SAID
EASTERLY RIGHT-OF-WAY LINE TO THE SOUTHWEST CORNER OF THAT
CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 1805 PAGE 1000 ACR;
THENCE RUN NORTHEASTERLY ALONG THE SOUTH LINE OF SAID
TRACT TO THE SOUTHEAST CORNER OF SAID TRACT; THENCE RUN IN A
GENERAL NORTHWESTERLY DIRECTION ALONG THE EASTERLY
PERIMETER OF SAID TRACT TO THE NORTHMOST CORNER OF SAID
TRACT; THENCE RUN SOUTHWESTERLY ALONG THE NORTH LINE OF
SAID TRACT AND THE SOUTH LINE OF THAT CERTAIN TRACT OF LAND
KNOWN AS EXHIBIT "A", PARCEL 4 AS DESCRIBED IN ORB 3048 PAGE
502 ACR TO THE SOUTHWEST CORNER OF SAID TRACT, SAID CORNER
ALSO BEING A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF
AFOREMENTIONED SOUTHWEST 40TH BOULEVARD; THENCE RUN

NORTHWESTERLY ALONG THE WEST LINE OF SAID TRACT AND SAID
EASTERLY RIGHT-OF-WAY LINE TO THE NORTHWEST CORNER OF SAID
TRACT; THENCE RUN NORTHEASTERLY ALONG THE NORTH LINE OF
SAID TRACT TO THE SOUTHEASTERLY CORNER OF THAT CERTAIN TRACT
OF LAND AS DESCRIBED IN ORB 3546 PAGE 464 ACR; THENCE RUN
NORTH ALONG THE EAST LINES OF SAID TRACT AND THAT CERTAIN
TRACT OF LAND AS DESCRIBED IN ORB 3366 PAGE 1040 ACR TO THE
NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS
DESCRIBED IN ORB 3366 PAGE 1040 ACR, SAID CORNER BEING ON THE
SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 33RD PLACE; THENCE
RUN WEST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE TO A POINT
ON THE SOUTHERLY PROJECTION OF THE WEST LINE OF THAT CERTAIN
TRACT OF LAND KNOWN AS PARCEL IV AS DESCRIBED IN ORB 3601
PAGE 1361 ACR; THENCE RUN NORTH ALONG SAID PROJECTION AND
THE WEST LINE THEREOF AND THE WEST LINE OF THAT CERTAIN
TRACT OF LAND KNOWN AS PARCEL I AS DESCRIBED IN ORB 3601
PAGE 1361 ACR TO THE NORTHEAST CORNER OF THAT CERTAIN TRACT
OF LAND AS DESCRIBED IN ORB 2437 PAGE 35 ACR; THENCE RUN
WEST ALONG THE NORTH LINE OF SAID TRACT TO THE SOUTHWEST
CORNER OF THAT CERTAIN TRACT OF LAND KNOWN AS PARCEL II AS

DESCRIBED IN ORB 3601 PAGE 1361 ACR, SAID CORNER ALSO BEING THE NORTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2437 PAGE 35 ACR; THENCE RUN NORTH ALONG THE WEST LINE OF THAT CERTAIN TRACT OF LAND KNOWN AS PARCELS II AND III AS DESCRIBED IN ORB 3601 PAGE 1361 ACR AND THE WEST LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 3578 PAGE 501 ACR TO THE NORTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 3578 PAGE 501 ACR, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2340 PAGE 849; THENCE RUN WEST ALONG THE NORTH LINE OF SAID TRACT TO THE NORTHWEST CORNER OF SAID TRACT, SAID CORNER BEING ON THE EAST RIGHT-OF-WAY LINE OF SOUTHWEST 43RD STREET; THENCE RUN SOUTH ALONG SAID EAST RIGHT-OF-WAY LINE TO THE EASTERLY PROJECTION OF THE SOUTH LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2051 PAGE 1590 ACR; THENCE RUN WEST ALONG SAID EASTERLY PROJECTION TO THE WEST RIGHT-OF-WAY LINE OF SOUTHWEST 43RD STREET; THENCE RUN WEST ALONG THE SOUTH LINE OF SAID TRACT TO THE SOUTHWEST CORNER OF SAID TRACT, SAID CORNER BEING ON THE EAST RIGHT-OF-WAY LINE OF

SOUTHWEST 42ND WAY; THENCE RUN WEST ALONG THE WESTERLY PROJECTION OF SAID SOUTH LINE TO THE WESTY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 42ND WAY; THENCE RUN NORTH ALONG SAID WEST RIGHT-OF-WAY LINE TO THE SOUTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 3072 PAGE 1443 ACR; THENCE RUN WEST ALONG THE SOUTH LINE OF SAID TRACT TO THE SOUTHWEST CORNER OF SAID TRACT; THENCE RUN NORTH ALONG THE WEST LINE OF SAID TRACT TO THE NORTHWEST CORNER OF SAID TRACT; THENCE RUN EAST ALONG THE NORTH LINE OF SAID TRACT TO THE NORTHEAST CORNER OF SAID TRACT, SAID CORNER BEING ON THE WEST RIGHT-OF-WAY LINE OF SOUTHWEST 42ND WAY; THENCE RUN NORTH ALONG SAID WEST RIGHT-OF-WAY LINE TO THE BEGINNING OF A CURVE CONCAVE SOUTHWEST; THENCE RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHEAST; THENCE RUN ALONG THE ARC OF SAID CURVE AND SAID WEST RIGHT-OF-WAY LINE OF SOUTHWEST 42ND WAY TO THE NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2987 PAGE 1245 ACR, SAID CORNER BEING ON THE SOUTH LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2195 PAGE 1994 AND ORB 2181 PAGE

1006 ACR; THENCE RUN WEST ALONG THE SOUTH LINE OF SAID TRACT TO THE SOUTHWEST CORNER OF SAID TRACT; THENCE RUN NORTH ALONG THE WEST LINE OF SAID TRACT TO THE NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 1123 PAGE 352; THENCE RUN WEST ALONG THE NORTH LINE OF SAID TRACT TO THE NORTHWEST CORNER OF SAID TRACT, SAID CORNER ALSO BEING ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST 40TH BOULEVARD; THENCE RUN NORTHWESTERLY ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE TO THE NORTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2685 PAGE 1319 ALSO KNOWN AS EXHIBIT "A", PARCEL 8 OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 3048 PAGE 502 ACR, SAID CORNER ALSO BEING THE SOUTHWEST CORNER OF LOT 11 OF I-75 SERVICE PARK, A SUBDIVISION AS RECORDED IN PLAT BOOK "L", PAGE 53 OF THE OFFICIAL RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN EAST ALONG THE SOUTH LINE OF SAID I-75 SERVICE PARK TO THE SOUTHEAST CORNER OF LOT 16 OF SAID I-75 SERVICE PARK, SAID CORNER BEING ON THE EAST LINE OF SECTION 15, TOWNSHIP 10 SOUTH, RANGE 19 EAST; THENCE RUN NORTH ALONG THE EAST LINE OF SAID I-75 SERVICE PARK AND SAID SECTION TO THE NORTHEAST

CORNER OF SAID SECTION, ALSO BEING THE SOUTHWEST CORNER OF SECTION 11, TOWNSHIP 10 SOUTH, RANGE 19 EAST AND BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST 43RD STREET; THENCE RUN EAST ALONG THE SOUTH LINE OF SAID SECTION 11 AND THE WESTERLY PROJECTION OF THE NORTH RIGHT-OF-WAY LINE OF SOUTHWEST 24TH AVE AND THE NORTH RIGHT-OF-WAY LINE THEREOF TO THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 1814 PAGE 1200 ACR, SAID CORNER ALSO BEING THE SOUTHEAST CORNER OF HAILEY GARDENS CONDOMINIUM, A CONDOMINIUM AS DESCRIBED IN ORB 3026, PAGE 652 ACR; THENCE RUN NORTH ALONG THE WEST LINE OF SAID TRACT TO THE NORTHWEST CORNER OF SAID TRACT; THENCE RUN EAST ALONG THE NORTH LINE OF SAID TRACT AND THE NORTH LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 818 PAGE 15 AND ORB 1814 PAGE 1211 ACR TO THE NORTHEAST CORNER OF SAID TRACT; THENCE RUN SOUTH ALONG THE EAST LINE OF SAID TRACT AND THE EAST LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 1814 PAGE 1200 ACR TO THE SOUTHEAST CORNER OF SAID TRACT ALSO BEING ON THE NORTH RIGHT-OF-WAY LINE OF SOUTHWEST 24TH AVENUE; THENCE RUN EAST ALONG SAID NORTH RIGHT-OF-WAY LINE TO THE

SOUTHEAST CORNER OF MILL RUN, A PLANNED UNIT DEVELOPMENT AS RECORDED IN PLAT BOOK "L", PAGE 3 OF THE OFFICIAL RECORDS OF ALACHUA COUNTY, FLORIDA; THENCE RUN NORTH ALONG THE EAST LINE OF MILL RUN TO THE SOUTHWEST CORNER OF OLD MILL CONDOS, A CONDOMINIUM AS DESCRIBED IN ORB1423, PAGE 261ACR; THENCE RUN EAST ALONG THE SOUTH LINE OF SAID OLD MILL CONDOS TO THE SOUTHEAST CORNER OF SAID CONDOMINIUM, SAID CORNER BEING ON THE WEST LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN DEED BOOK 33 PAGE 328 ACR; THENCE RUN SOUTH ALONG SAID WEST LINE TO THE SOUTHWEST CORNER OF SAID TRACT, SAID CORNER BEING ON THE NORTH RIGHT-OF-WAY LINE OF SOUTHWEST 24TH AVENUE; THENCE RUN EAST ALONG SAID NORTH RIGHT-OF-WAY LINE TO THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 3331 PAGE 503 ACR; THENCE RUN NORTH ALONG THE WEST LINE OF SAID TRACT TO THE NORTHWEST CORNER OF SAID TRACT; THENCE RUN EAST ALONG THE NORTH LINE OF SAID TRACT TO THE NORTHEAST CORNER OF SAID TRACT; THENCE RUN SOUTH ALONG THE EAST LINE OF SAID TRACT TO THE ~~NORTH~~SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 3321 PAGE 812 ACR; THENCE RUN EAST ~~AND~~

~~NORTH ALONG THE NORTH LINES OF SAID TRACT TO THE NORTHEAST
CORNER OF SAID TRACT; THENCE RUN SOUTH ALONG THE EAST LINE
OF SAID TRACT TO THE SOUTHEAST CORNER OF SAID TRACT, SAID
CORNER BEING ON THE , NORTH, EAST, SOUTH AND SOUTHWESTERLY
ALONG THE SOUTHERLY BOUNDARY OF SAID TRACT TO A POINT ON
THE NORTH RIGHT-OF-WAY LINE OF SOUTHWEST 24TH AVENUE;
THENCE RUN EAST ALONG SAID NORTH RIGHT-OF-WAY LINE TO THE
NORTHERLY PROJECTION OF THE WEST LINE OF THAT CERTAIN TRACT
OF LAND AS DESCRIBED IN ORB 1902 PAGE 1978; THENCE RUN SOUTH
ALONG SAID NORTHERLY PROJECTION AND THE WEST LINE THEREOF
TO THE SOUTHWEST CORNER OF SAID TRACT, SAID CORNER BEING ON
THE NORTHEASTERLY LINE OF THAT PART OF THAT CERTAIN TRACT OF
LAND AS DESCRIBED IN ORB 2189 PAGE 2457 ACR ALSO KNOWN AS
WINDMEADOWS ROAD AND AS EXHIBIT "A", PARCEL 28 AS DESCRIBED
IN ORB 3048 PAGE 502 ACR; THENCE RUN EASTERLY ALONG THE
NORTH LINE OF SAID TRACT AND NORTHERLY LINE OF SAID
WINDMEADOWS ROAD TO THE WEST RIGHT-OF-WAY LINE OF
SOUTHWEST 34TH STREET (STATE ROAD 121); THENCE RUN NORTH
ALONG SAID WEST RIGHT-OF-WAY LINE TO ITS INTERSECTION WITH
THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 19TH PLACE;~~

THENCE RUN EAST ALONG AN EASTERLY PROJECTION OF SAID
NORTHERLY RIGHT-OF-WAY LINE TO THE EASTERLY RIGHT-OF-WAY LINE
OF SOUTHWEST 34TH STREET AND CITY OF GAINESVILLE LIMIT LINE;
THENCE RUN SOUTH ALONG SAID EASTERLY RIGHT-OF-WAY LINE AND
SAID CITY LIMIT LINE TO THE SOUTHWEST CORNER OF THAT CERTAIN
TRACT OF LAND AS DESCRIBED IN ORB 2037 PAGE 823 ACR AND
BEING THAT PROPERTY AS VOLUNTARILY ANNEXED INTO THE CITY OF
GAINESVILLE BY ORDINANCE NUMBER 000130; THENCE CONTINUE
SOUTH ALONG SAID EASTERLY RIGHT-OF-WAY LINE AND SAID CITY
LIMIT LINE TO A POINT ON THE EASTERLY PROJECTION OF THE NORTH
LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN ORB 2025
PAGE 651 ACR ALSO KNOWN AS EXHIBIT "A", PARCEL 22 AS DESCRIBED
IN ORB 3048 PAGE 502 ACR, SAID POINT ALSO BEING A POINT ON THE
CITY OF GIANESVILLE LIMIT LINE AS PER ORDINANCE NUMBER 020654;
THENCE RUN WESTERLY ALONG SAID PROJECTION AND SAID CITY
LIMIT LINE TO THE NORTHEAST CORNER OF SAID TRACT, SAID CORNER
BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST 34TH
STREET; THENCE RUN SOUTHERLY ALONG SAID WESTERLY RIGHT-OF-
WAY LINE AND SAID CITY LIMIT LINE TO ITS INTERSECTION WITH THE
NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST ARCHER ROAD;

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THENCE RUN SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND SAID CITY LIMIT LINE TO THE SOUTHWEST CORNER OF SAID TRACT AND THE POINT OF BEGINNING.