

Prepared by:
Heather Cochran, an employee of
Security Title Services Inc., d/b/a Gilchrist Title Services
302 North Main Street, Trenton, FL 32693

File Number: 2022-12123

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Corporate Warranty Deed

This Indenture, made, this 20 of May, 2022, A.D. Between North American Land Company, LLC, a Florida Limited Liability Company whose address is: 123 S. Tennessee Avenue, Suite 2, Lakeland, Florida 33801, Grantor, and Crimson Swamp, LLC, a Florida Limited Liability Company, whose address is: 7916 Evolutions Way, Suite 210, Trinity, Florida 34655, Grantee,

Witnesseth, that the said Grantor, for and in consideration of the sum of **FOUR MILLION SIX HUNDRED SIX THOUSAND SEVEN HUNDRED SEVEN AND 00/100 (\$4,606,707.00)**, to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Levy, State of Florida, to wit:

See Attached Exhibit "A"

Subject to taxes for the current year, covenants, restrictions and easements of record, if any.

Parcel Identification Number: 0009800000, 0009900000, 0010100000, 0075600000

AND the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the said Grantor has caused this instrument to be executed in its name by its duly authorized officer on the day and year first above written.

Signed and Sealed in Our Presence:

North American Land Company, LLC, a Florida Limited Liability Company

Gail K. Shiver

Witness #1 Signature

GAIL K. SHIVER

Witness #1 Printed Name

[Signature]

Witness #2 Signature

Ana Miller

Witness #2 Printed Name

By:

Bryce Philpot
Bryce Philpot, Manager

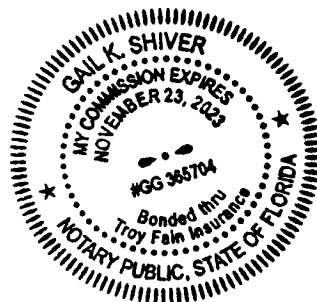
STATE OF FLORIDA
COUNTY OF Polk

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization this 20 day of May, 2022 by Bryce Philpot Manager of North American Land Company, LLC, a FL Limited Liability Company, who is personally known to me or produced _____ as identification.

Gail K. Shiver

Signature of Notary Public

Print, Type/Stamp Name of Notary



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EXHIBIT "A"

Government Lot 5 in Section 35, Township 11 South, Range 13 East; that portion of the South 1/2 of Section 36, Township 11 South, Range 13 East lying South of County Road 402; the North 1/2 of Section 1, Township 12 South, Range 13 East; that portion of the Northeast 1/4, Northwest 1/4 and Southwest 1/4 of Section 31, Township 11 South, Range 14 East lying South and East of County Road 402, LESS AND EXCEPT that Parcel conveyed by Mead Timber Company and Scott Timber Company to Board of County Commissioners of Levy County, Florida, as described in Official Records Book 285, Page 220, Public Records of Levy County, Florida.

And

That portion of the South 1/2 of Section 36, Township 11 South, Range 13 East, lying North of County Road 402; and that portion of the Northeast 1/4, Northwest 1/4 and Southwest 1/4 of Section 31, Township 11 South, Range 14 East, lying North and West of County Road 402, Levy County, Florida

LESS AND EXCEPT:

A strip of land situated in the Southeast Quarter (S.E. 1/4) and the East Half of the Southeast Quarter (E. 1/2 of S.W. 1/4) of Section 1, Township 12 South, Range 13 East, Levy County, Florida, being more particularly described as follows:

Commence at an unidentified 1 inch angle iron at the Southeast corner of the aforementioned Section 1 for a Point of Reference and run North 00 degrees 45 minutes 42 seconds West, (bearings herein are Grid bearings, Florida North Zone), along the East line of said Section 1, a distance of 2666.84 feet to a 1/2 inch capped iron rod stamped GFY LB021 at the Northeast corner of the aforementioned Southeast 1/4 of Section 1, Township 12 South, Range 13 East and the Point of Beginning; thence run South 00 degrees 45 minutes 42 seconds East, along said East line of Section 1, a distance of 32 feet to an existing barb-wire fence line; thence run South 88 degrees 57 minutes 58 seconds West, along said existing barb-wire fence line, a distance of 3947.33 feet to an intersection of said fence line with the West line of the aforementioned East 1/2 of the Southwest 1/4 of Section 1; thence run North 00 degrees 56 minutes 14 seconds West, along said West line, a distance of 47.3 feet a 1/2 inch capped iron rod stamped GFY LB021 at the Northwest corner of said East 1/2 of the Southwest 1/4; thence run North 89 degrees 11 minutes 17 seconds East, along the North line of said East 1/2 of the Southwest 1/4 and along the North line of said Southeast 1/4, a distance of 3947.44 feet to the Point of Beginning.

LESS AND EXCEPT:

All that part of Section 31, Township 11 South, Range 14 East, Levy County, Florida, lying West of NW 107th Terrace and North of NW 102nd Place (formerly known as Camp Azalea Road), being more particularly described as follows:

Commence at the Northwest corner of Section 31, Township 11 South, Range 14 East, Levy County, Florida, for the Point of Beginning, said point being a concrete monument and thence run North 89 degrees 37 minutes 37 seconds East, along the North line thereof, a distance of 1070.36 feet to the West right of way line of NW 107th Terrace (50.00 foot right of way), said point being a concrete monument; thence run South 00 degrees 29 minutes 34 seconds East, along said right of way line, a distance of 1297.01 feet to a concrete monument; thence run South 00 degrees 52 minutes 17 seconds East, along said right of way line, a distance of 2161.76 feet to a Point of Curve, said point being a concrete monument; thence continue along said right of way line, on a curve (being concave Northwesterly, having a central angle of 90 degrees 05 minutes 11 seconds, a radius of 476.74 feet, a chord bearing and distance of South 44 degrees 08 minutes 52 seconds West, 674.72 feet) an arc distance of 749.58 feet to a Point of Tangent, said point being a concrete monument on the North right of way line of NW 102 Place (50.00 foot right of way); thence run South 89 degrees 12 minutes 54 seconds West, along the North right of way line of NW 102 Place, a distance of 671.30 feet to the West line of the Southwest 1/4 of aforesaid Section 31, said point being a concrete monument; thence departing from said right of way line, run North 00 degrees 28 minutes 44 seconds East along the West line of the Southwest 1/4 of said Section 31, a distance of 1303.70 feet to the Southwest corner of the Northwest 1/4 of said Section 31, said point being a concrete monument; thence run North 00 degrees 23 minutes 35 seconds East, along the West line of the Northwest 1/4 of said Section 31, a distance of 2640.68 feet to the Point of Beginning.

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LESS AND EXCEPT:

All that part of the South 1/2 of Section 36, Township 11 South, Range 13 East, Levy County, Florida, lying North of NW 102nd Place (formerly known as Camp Azalea Road), being more particularly described as follows:

Commence at the Northeast corner of the South 1/2 of Section 36, Township 11 South, Range 13 East, Levy County, Florida, for the Point of Beginning, said point being a concrete monument and thence run South 89 degrees 26 minutes 10 seconds West, along the North line of the South 1/2 of said Section 36, a distance of 5295.83 feet to the Northwest corner of the South 1/2 of said Section 36, said point being a concrete monument; thence run South 00 degrees 01 minutes 30 seconds West, along the West line of the South 1/2 of said Section 36, a distance of 1045.16 feet to the North right of way line of NW 102nd Place (50.00 foot right of way), said point being a concrete monument; thence run North 89 degrees 09 minutes 47 seconds East, along said right of way line, a distance of 126.47 feet, to a Point of Curve, said point being a concrete monument; thence continue along said right of way line, on a curve (being concave Southwesterly, having a central angle of 21 degrees 21 minutes 54 seconds, a radius of 1874.20 feet, a chord bearing and distance of South 80 degrees 09 minutes 00 seconds East, 694.83 feet) an arc distance of 698.87 feet to a Point of Tangent, said point being a concrete monument; thence run South 69 degrees 28 minutes 53 seconds East, along said right of way line, a distance of 602.29 feet to a Point of Curve, said point being a concrete monument; thence continue along said right of way line, on a curve (being concave Northeasterly, having a central angle of 25 degrees 08 minutes 06 seconds, a radius of 845.48 feet, a chord bearing and distance of South 82 degrees 03 minutes 45 seconds East, 367.94 feet) an arc distance of 370.90 feet to a Point of Tangent, said point being a concrete monument; thence run North 85 degrees 23 minutes 01 seconds East, along said right of way line, a distance of 894.04 feet to a Point of Curve, said point being a concrete monument; thence continue along said right of way line, on a curve (being concave Northwesterly, having a central angle of 04 degrees 10 minutes 42 seconds, a radius of 2324.61 feet, a chord bearing and distance of North 83 degrees 17 minutes 40 seconds East, 169.49 feet) an arc distance of 169.53 feet to a Point of Reverse curve, said point being a concrete monument; thence continue along said right of way line, on a curve (being concave Southeasterly, having a central angle of 08 degrees 17 minutes 44 seconds, a radius of 4411.18 feet, a chord bearing and distance of North 85 degrees 04 minutes 02 seconds East, 638.11 feet) an arc distance of 638.67 feet to a Point of Tangent, said point being a concrete monument; thence run North 89 degrees 12 minutes 54 seconds East, along said right of way line, a distance of 1852.75 feet to the East line of the South 1/2 of aforesaid Section 36, said point being a concrete monument; thence departing from said right of way line, run North 00 degrees 28 minutes 44 seconds East, along the East line of the South 1/2 of said Section 36, a distance of 1303.70 feet to the Point of Beginning.

LESS AND EXCEPT:

All that part of Government Lot 5, Section 35, Township 11 South, Range 13 East, Levy County, Florida, lying North of NW 102nd Place (formerly known as Camp Azalea Road), being more particularly described as follows:

Commence at the Northeast corner of Government Lot 5 of Section 35, Township 11 South, Range 13 East, Levy County, Florida, for the Point of Beginning, said point being a concrete monument and thence run South 89 degrees 34 minutes 04 seconds West, along the North line of Government Lot 5 of said Section 35, a distance of 1319.97 feet to the Northwest corner of Government Lot 5 of said Section 35, said point being a concrete monument; thence run South 00 degrees 00 minutes 37 seconds East, along the West line of Government Lot 5 of said Section 35, a distance of 1072.90 feet to the North right of way line of NW 102nd Place (50.00 foot right of way), said point being a concrete monument and on a curve; thence run along said right of way line, on a curve (being concave Southeasterly, having a central angle of 17 degrees 40 minutes 29 seconds, a radius of 390.11 feet, a chord bearing and distance of North 80 degrees 19 minutes 32 seconds East, 119.87 feet) an arc distance of 120.34 feet to a Point of Tangent, said point being a concrete monument; thence run North 89 degrees 09 minutes 47 seconds East, along said right of way line, a distance of 1201.25 feet to the East line of Government Lot 5 of said Section 35, said point being a concrete monument; thence departing from said right of way line, run North 00 degrees 01 minutes 30 seconds East, along the East line of Government Lot 5 of said Section 35, a distance of 1045.16 feet to the Point of Beginning.