

This instrument prepared by:

Real Property Division
Martin County
2401 SE Monterey Road
Stuart, FL 34996

Project Name: Kanner Lake
Property Address: N/A
PCN: 55-38-41-006-001-00010-8

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

WARRANTY DEED

THIS WARRANTY DEED made this 18th day of November, 2020, between KANNER 5601, LLC, a Florida limited liability company, whose address is 7995 Mahogany Run Lane, Naples, FL 34113 ("Grantor"), to MARTIN COUNTY, a political subdivision of the State of Florida, whose address is 2401 S.E. Monterey Road, Stuart, Florida 34996, ("Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, conveys, and confirms unto Grantee all that certain land situate in Martin County, Florida, more particularly described on Exhibit "A" attached hereto (the "Land").

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

SUBJECT TO real estate taxes for 2020, if any, and all subsequent years, and easements and restrictions of record, if any.

TO HAVE AND TO HOLD, the same in fee simple forever.

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

Accepted pursuant to
Resolution No. _____

IN WITNESS WHEREOF, the Grantor has executed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

GRANTOR:

[Signature]
Print Name: RANDY A. BAYARD

KANNER 5601, LLC, a Florida limited liability company

[Signature]
Print Name: Birgit de Lang
Two witnesses as to Grantor

By: LELY DEVELOPMENT CORPORATION, a Florida corporation, Its Authorized Member

By: [Signature]
Joseph D. Boff, President

STATE OF FLORIDA
COUNTY OF COLLER

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this 19 day of NOVEMBER, 2020, by JOSEPH D. BOFF, as President of LELY DEVELOPMENT CORPORATION, a Florida corporation, as Authorized Member of KANNER 5601, LLC, a Florida limited liability company. Said person (check one) is personally known to me, produced a driver's license (issued by a state of the United States within the last five (5) years) as identification, or produced other identification, to wit: _____.

[Affix Notary Seal]

[Signature]
Print Name: TERI L WILSON
Notary Public, State of Florida
Commission No.: GG 931017
My Commission Expires: 3/7/2024

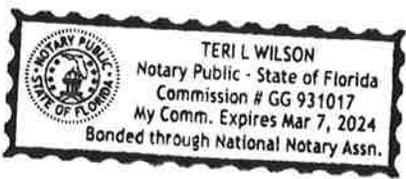


EXHIBIT A

LEGAL DESCRIPTION

A PARCEL OF LAND LYING WITHIN TRACT 1 AND TRACT 8, BLOCK 50, ST. LUCIE INLET FARMS SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 98, PALM BEACH (NOW MARTIN) COUNTY PUBLIC RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE NORTHEAST CORNER OF SAID TRACT 1, SAID POINT LYING ON THE WESTERLY AND SOUTHERLY LINE OF A 30 FOOT WIDE ROAD RESERVATION AS SHOWN ON SAID ST. LUCIE INLET FARMS SUBDIVISION PLAT; THENCE SOUTH 23°50'10" EAST, ALONG THE EASTERLY LINE OF SAID TRACT 1 AND ALONG THE SAID WESTERLY LINE OF A 30 FOOT WIDE ROAD RESERVATION AND ALONG THE EASTERLY LINE OF SAID TRACT 8 AND ALONG THE SAID WESTERLY LINE OF A 30 FOOT WIDE ROAD RESERVATION, A DISTANCE OF 300.80 FEET TO THE **POINT OF BEGINNING**; THENCE CONTINUE SOUTH 23°50'10" EAST, ALONG SAID EASTERLY LINE OF LOT 1 AND EASTERLY LINE OF LOT 8 AND ALONG SAID WESTERLY LINE OF A 30 FOOT WIDE ROAD RESERVATION, A DISTANCE OF 793.67 FEET; THENCE SOUTH 66°11'49" WEST, A DISTANCE OF 10.00' TO A POINT THAT IS 10.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH SAID WESTERLY LINE OF SAID 30 FOOT WIDE ROAD RESERVATION; THENCE NORTH 23°50'10" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 793.19 FEET; THENCE NORTH 63°24'22" EAST, A DISTANCE OF 10.01 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 0.18 ACRES MORE OR LESS

SURVEYOR'S NOTES

1. BEARING BASIS IS THE EASTERLY LINE OF TRACT 1, BLOCK 50, ST. LUCIE INLET FARMS SUBDIVISION HAVING A BEARING OF SOUTH 23°50'10" EAST.
2. THIS IS NOT A SURVEY.
3. THIS LEGAL DESCRIPTION SHALL NOT BE VALID UNLESS PROVIDED IN ITS ENTIRETY CONSISTING OF 2 SHEETS, WITH SHEET 2 BEING THE SKETCH OF DESCRIPTION.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SKETCH AND LEGAL DESCRIPTION COMPLIES WITH THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 5J-17.050 - 17.052.


GREGORY S FLEMING, P.S.M.
FLORIDA REGISTRATION NO. 4350



7/10/20
DATE

 **NORTHSTAR
GEOMATICS**
617 NW BAKER ROAD
PO BOX 2371, STUART, FLORIDA 34995
(772)781-6400 (772)781-6462 FAX
LICENSED BUSINESS NO. 7217

SKETCH AND LEGAL DESCRIPTION OF
DRAINAGE RIGHT-OF-WAY DONATION
KANNER 5601

MARTIN COUNTY, FLORIDA

SHEET NO.
1
OF 2
PROJECT NO.
13-037.15

