



# VERIFIED LEGAL DESCRIPTION FORM

## MUNICIPAL PLANNING BOARD

The following legal description has been prepared  
by Scott Gentry and submitted  
to the City Planning Division for verification.

Signature

7/6/2014

Date

"This description has been  
reviewed by the Bureau of  
Engineering and is acceptable  
based on a comparison with:

LEGAL VERIFICATIONS

OF 12/20/2006

AND 3/13/2012

By [Signature] Date 8-11-2014

Application Request (Office Use Only):

File No. DRI2014-00002  
ZON2014-00017

Orlando Corporate Centre

Legal Description Including Acreage (To be Typed By Applicant):

See Attachment

1 OF 8

## LEGAL DESCRIPTION – ORLANDO CORPORATE CENTRE DRI

A PORTION OF SECTIONS 22 AND 23, TOWNSHIP 23 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTH 1/4 CORNER OF SAID SECTION 22; THENCE NORTH 00°03'20" WEST, ALONG THE NORTH/SOUTH CENTER OF SECTION LINE, A DISTANCE OF 3322.60 FEET TO ITS INTERSECTION WITH THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 4 OF ORLANDO CORPORATE CENTRE PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 7 AND 8, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE NORTH 89°48'07" EAST, ALONG SAID NORTH LINE OF SAID LOT 4 OF SAID PLAT, A DISTANCE OF 961.26 FEET (*SHOULD BE 981.26'*) TO THE EAST LINE OF SAID LOT 4; THENCE SOUTH 00°06'13" EAST, ALONG THE EAST LINE OF SAID LOT 4, A DISTANCE OF 665.45 FEET TO THE CENTERLINE OF ABANDONED SUWANNEE AVENUE AS SHOWN ON SAID PLAT OF "LOS TERRANOS"; THENCE NORTH 89°46'30" EAST, ALONG SAID CENTERLINE, A DISTANCE OF 1011.33 FEET; THENCE NORTH 00°07'57" WEST, A DISTANCE OF 30.00 FEET TO THE SOUTHWEST CORNER OF LOT 6, BLOCK 9 OF SAID PLAT OF LOS TERRANOS; THENCE CONTINUE NORTH 00°07'57" WEST, ALONG THE WEST LINE OF LOT 6 AND LOT 3 OF SAID BLOCK 9, A DISTANCE OF 1269.94 FEET TO THE SOUTH RIGHT OF WAY LINE OF SEMINOLE AVENUE AS SHOWN ON SAID PLAT OF LOS TERRANOS; THENCE NORTH 89°49'45" EAST, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 663.80 FEET; THENCE NORTH 89°37'50" EAST, CONTINUING ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 1982.36 FEET TO THE NORTHEAST CORNER OF LOT 2, BLOCK 20 OF SAID PLAT OF LOS TERRANOS; THENCE SOUTH 00°10'06" EAST, ALONG THE EAST LINE OF LOT 2 AND LOT 6 OF SAID BLOCK 20, AND ITS SOUTHERLY EXTENSION, A DISTANCE OF 1332.63 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF ABANDONED SUWANNEE AVENUE; THENCE NORTH 89°43'36" EAST, ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 630.86 FEET TO ITS POINT OF INTERSECTION WITH THE WEST RIGHT OF WAY LINE OF GOLDENROD BOULEVARD AS SHOWN ON SAID PLAT OF LOS TERRANOS NOW KNOWN AS GOLDENROD ROAD, SR 551; THENCE SOUTH 00°10'17" EAST, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 315.16 FEET TO THE NORTH LINE OF THE SOUTH 978 FEET OF THE NORTH HALF OF THE SOUTHEAST 1/4 OF SAID SECTION 23; THENCE NORTH 89°50'20" EAST, ALONG SAID NORTH LINE, A DISTANCE OF 1582.51 FEET (*SHOULD BE 1562.51'*) TO A POINT ON THE WEST RIGHT OF WAY LINE OF NARCOOSSEE ROAD, SAID POINT BEING ON A CURVE, CONCAVE SOUTHWEST, HAVING A RADIUS OF 5603.17 FEET AND A CENTRAL ANGLE OF 07°54'31" AND A CHORD BEARING OF SOUTH 33°59'30" EAST; RUN SOUTHEAST 773.40 FEET ALONG THE ARC OF SAID CURVE TO THE POINT OF TANGENCY THEREOF; THENCE SOUTH 30°02'15" EAST, CONTINUING ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 387.56 FEET TO THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHEAST 1/4 OF SAID SECTION 23; THENCE SOUTH 89°50'20" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 863.57 FEET TO A POINT ON THE CENTERLINE OF ESCAMBIA AVENUE AND THE WEST LINE OF ABANDONED WAKULLA STREET AS SHOWN ON SAID PLAT OF LOS TERRANOS; THENCE NORTH 00°10'25" WEST, ALONG SAID WEST LINE, A DISTANCE OF 30.00 FEET TO THE NORTH RIGHT OF WAY LINE OF ESCAMBIA; THENCE SOUTH 89°50'20" WEST, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 1262.05 FEET TO THE EAST RIGHT OF WAY LINE OF AFOREMENTIONED GOLDENROD BOULEVARD; THENCE CONTINUING SOUTH 89°50'20" WEST, A DISTANCE OF 60.00 FEET TO THE WEST RIGHT OF WAY LINE OF SAID GOLDENROD BOULEVARD; THENCE SOUTH 00°10'17" EAST, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 1353.35 FEET TO THE SOUTH LINE OF SAID SECTION 23; THENCE SOUTH 89°35'15" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 2622.95 FEET TO THE SOUTHEAST CORNER OF SAID SECTION 22; THENCE SOUTH 89°41'36" WEST, ALONG THE SOUTH LINE OF SAID SECTION 22, A DISTANCE OF 2653.43 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH:

LOT 2 AND LOT 7, BLOCK 13, AS SHOWN ON THE PLAT OF LOS TERRANOS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK P, PAGE 87, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF SAID LOT 7; THENCE NORTH 00°09'35" WEST, ALONG THE WEST LINE OF SAID LOT 7 AND LOT 2, A DISTANCE OF 1266.89 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF NARCOOSSEE ROAD; THENCE NORTH 89°32'05" EAST, ALONG SAID SOUTH RIGHT OF WAY LINE, 301.32 FEET TO A POINT OF CURVATURE OF A CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 1399.70 FEET; THENCE RUN 14.04 FEET ALONG THE ARC OF SAID CURVE THRU A CENTRAL ANGLE OF 00°34'29" TO A POINT ON THE EAST LINE OF SAID LOT 2; THENCE SOUTH 00°09'41" EAST, ALONG THE EAST LINE OF SAID LOT 2 AND LOT 7, A DISTANCE OF 1267.35 FEET TO THE SOUTHEAST CORNER OF SAID LOT 7, SAID POINT BEING ON THE

NORTH RIGHT OF WAY LINE OF SEMINOLE AVENUE; THENCE SOUTH 89°37'50" WEST, ALONG SAID RIGHT OF WAY LINE AND THE SOUTH LINE OF SAID LOT 7, A DISTANCE OF 315.39 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

A PART OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 23 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID NORTHWEST 1/4 OF SECTION 26; THENCE S89°35'15" W, ALONG THE NORTH LINE OF SAID NORTHWEST 1/4 OF SECTION 26, A DISTANCE OF 530.00 FEET TO THE POINT OF BEGINNING; THENCE S00°24'45"E, 150.00 FEET; THENCE N73°42'48"W, 522.02 FEET TO A POINT ON THE AFOREMENTIONED NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 26; THENCE N89°35'15"E, ALONG SAID NORTH LINE, 500.00 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH

### **TRACT 3A**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S89°33'17"W, ALONG THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 2642.64 FEET TO THE NORTHWEST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE LEAVING THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 23, S0°08'25"E, ALONG THE WEST LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 1299.23 FEET TO A POINT; THENCE LEAVING THE WEST LINE OF THE NW 1/4 OF SAID SECTION 23, N89°38'42"E, A DISTANCE OF 1351.14 FEET TO THE POINT OF BEGINNING;

THENCE N0°09'36"W, A DISTANCE OF 805.26 FEET TO A POINT; THENCE N89°42'05"E, A DISTANCE OF 85.00 FEET TO A POINT; THENCE S30°49'30"E, A DISTANCE OF 177.17 FEET TO A POINT; THENCE N44°48'07"E, A DISTANCE OF 189.44 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF NARCOOSSEE ROAD (VARIABLE WIDTH RIGHT OF WAY); THENCE S45°50'10"E, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD, A DISTANCE OF 50.84 FEET TO A POINT; THENCE CONTINUING ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD S28°09'04"E, A DISTANCE OF 37.44 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF GOLDENROD ROAD EXTENSION (VARIABLE WIDTH RIGHT OF WAY); THENCE LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD; SOUTHWESTERLY ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD AND ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 2932.54 FEET, A DELTA ANGLE OF 10°45'55" AND A CHORD BEARING AND DISTANCE OF S26°12'26"W, 550.19 FEET) FOR AN ARC DISTANCE OF 551.00 FEET TO A POINT; THENCE CONTINUING ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION, S20°49'28"W, A DISTANCE OF 241.48 FEET TO A POINT; THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD, S89°38'42"W, A DISTANCE OF 32.34 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

### **TRACT 3B**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S0°10'28"E, ALONG THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 1303.61 FEET TO A POINT; THENCE LEAVING THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, S89°38'42"W, A DISTANCE OF 134.85 FEET TO THE POINT OF BEGINNING;

THENCE S89°38'42"W, A DISTANCE OF 211.74 FEET TO A POINT; THENCE S0°10'05"E, A DISTANCE OF 696.54 FEET TO A POINT; THENCE S89°41'52"W, A DISTANCE OF 315.43 FEET; THENCE N0°09'39"W, A DISTANCE OF 636.25 FEET TO A POINT; THENCE S89°38'42"W, A DISTANCE OF 476.21 FEET TO A POINT ON THE EASTERLY

RIGHT-OF-WAY LINE OF GOLDENROD ROAD EXTENSION (VARIABLE WIDTH RIGHT OF WAY); THENCE N20°49'28"E, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION, A DISTANCE OF 253.32 FEET TO A POINT; THENCE CONTINUING ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION, NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2797.04 FEET, A DELTA ANGLE OF 9°56'47" AND A CHORD BEARING AND DISTANCE OF N25°47'51"E, 484.95 FEET) FOR AN ARC DISTANCE OF 485.56 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF NARCOOSSEE ROAD (VARIABLE WIDTH RIGHT OF WAY); THENCE ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD THE FOLLOWING FIVE COURSES AND DISTANCES: THENCE N89°35'06"E, A DISTANCE OF 49.86 FEET TO A POINT; THENCE S45°34'39"E, A DISTANCE OF 412.91 FEET TO A POINT; THENCE S45°38'43"E, A DISTANCE OF 205.77 FEET TO A POINT; THENCE N46°03'34"E, A DISTANCE OF 22.01 FEET TO A POINT; THENCE S45°38'43"E, A DISTANCE OF 271.70 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

#### **TRACT 5**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S89°33'17"W, ALONG THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 569.51 FEET TO A POINT; THENCE LEAVING THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 23, S0°04'07"E, A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF DE SOTO AVENUE (30-FOOT RIGHT OF WAY) AND THE POINT OF BEGINNING;

THENCE LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID DE SOTO AVENUE, S0°04'07"E, A DISTANCE OF 74.37 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF GOLDENROD ROAD EXTENSION (VARIABLE WIDTH RIGHT OF WAY); THENCE ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION THE FOLLOWING FOUR COURSES AND DISTANCES: THENCE S36°21'02"W, A DISTANCE OF 88.75 FEET TO A POINT; THENCE S55°44'43"W, A DISTANCE OF 52.65 FEET TO A POINT; THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2784.62 FEET, A DELTA ANGLE OF 1°28'12" AND A CHORD BEARING AND DISTANCE OF S38°48'41"W, 71.44 FEET) FOR AN ARC DISTANCE OF 71.44 FEET TO A POINT; THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 2944.79 FEET, A DELTA ANGLE OF 4°36'32" AND A CHORD BEARING AND DISTANCE OF S37°14'31"W, 236.82 FEET) FOR AN ARC DISTANCE OF 236.88 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF NARCOOSSEE ROAD (VARIABLE WIDTH RIGHT OF WAY); THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD, THE FOLLOWING THREE COURSES AND DISTANCES: THENCE S88°14'35"W, A DISTANCE OF 26.86 FEET TO A POINT; THENCE N45°36'57"W, A DISTANCE OF 95.45 FEET TO A POINT; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 1482.70 FEET, A DELTA ANGLE OF 16°26'31" AND A CHORD BEARING AND DISTANCE OF N53°50'13"W, 424.03 FEET) FOR AN ARC DISTANCE OF 425.48 FEET TO A POINT; THENCE LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD, N0°02'57"E, A DISTANCE OF 97.92 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID DE SOTO AVENUE; THENCE N89°33'17"E, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID DE SOTO AVENUE, A DISTANCE OF 721.46 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

#### **TRACT 6**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S89°33'17"W, ALONG THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 569.51 FEET TO A POINT; THENCE LEAVING THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 23, S0°04'07"E, A DISTANCE OF 304.53 FEET TO THE POINT OF BEGINNING;

THENCE S0°04'07"E, A DISTANCE OF 361.72 FEET TO A POINT; THENCE S89°24'20"W, A DISTANCE OF 83.27 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF NARCOOSSEE ROAD (VARIABLE WIDTH RIGHT OF WAY); THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD THE FOLLOWING TWO COURSES AND DISTANCES: THENCE N45°36'57"W, A DISTANCE OF 124.42 FEET TO A POINT; THENCE N38°13'32"W, A DISTANCE OF 31.22 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF GOLDENROD ROAD EXTENSION (VARIABLE WIDTH RIGHT OF WAY); THENCE LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION THE FOLLOWING TWO COURSES AND DISTANCES: THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2807.79 FEET, A DELTA ANGLE OF 5°17'20", AND A CHORD BEARING AND DISTANCE OF N36°54'07"E, 259.09 FEET) FOR AN ARC DISTANCE OF 259.18 FEET TO A POINT; THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2921.79 FEET, A DELTA ANGLE OF 1°06'23" AND A CHORD BEARING AND DISTANCE OF N38°59'36"E, 56.41 FEET) FOR AN ARC DISTANCE OF 56.41 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

**LEGAL DESCRIPTION – TRACT C1**

A PARCEL OF LAND LOCATED IN THE E 1/2 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NE 1/4 OF SAID SECTION 23; THENCE S0°10'28"E, ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 23, A DISTANCE OF 2667.23 FEET TO THE SOUTHWEST CORNER OF THE NE 1/4 OF SAID SECTION 23; THENCE LEAVING THE WEST LINE OF THE NE 1/4 OF SAID SECTION 23, S89°56'32"E, ALONG THE SOUTH LINE OF THE NE 1/4 OF SAID SECTION 23, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING;

THENCE LEAVING THE SOUTH LINE OF THE NE 1/4 OF SAID SECTION 23, N0°10'28"W, ALONG THE WEST LINE OF LOT 7, BLOCK 26 OF THE PLAT OF LOS TERRANOS AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, AND ITS SOUTHERLY EXTENSION, A DISTANCE OF 189.20 FEET TO A POINT; THENCE LEAVING THE WEST LINE OF SAID LOT 7, N89°45'10"E, A DISTANCE OF 1027.98 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF NARCOOSSEE ROAD (108-FOOT RIGHT OF WAY); THENCE SOUTHEASTERLY ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD AND ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 5696.58 FEET, A CENTRAL ANGLE OF 5°09'23" AND A CHORD BEARING AND DISTANCE OF S42°34'18"E, 512.51 FEET) FOR AN ARC DISTANCE OF 512.68 FEET TO A POINT; THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID NARCOOSSEE ROAD, S89°51'10"W, A DISTANCE OF 1373.64 FEET TO A POINT ON THE WEST LINE OF LOT 1, BLOCK 27 OF SAID LOS TERRANOS; THENCE N0°08'43"W, ALONG THE WEST LINE OF SAID LOT 1 AND ITS NORTHERLY EXTENSION, A DISTANCE OF 187.32 FEET TO THE POINT OF BEGINNING.

**LEGAL DESCRIPTION – TRACT C2**

LOT 4, BLOCK 20 OF LOS TERRANOS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

**LEGAL DESCRIPTION – TRACT C3**

LOT 5, BLOCK 20 OF LOS TERRANOS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

**LEGAL DESCRIPTION – TRACT C4**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 7, BLOCK 19 OF THE PLAT OF LOS TERRANOS AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE

N0°06'54"W, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF PASCO STREET (60-FOOT RIGHT OF WAY) AS DEPICTED ON SAID PLAT OF LOS TERRANOS, A DISTANCE OF 169.73 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID PASCO STREET, N0°06'54"W, A DISTANCE OF 229.89 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF HOFFNER AVENUE (120-FOOT RIGHT OF WAY); THENCE LEAVING THE EASTERLY RIGHT-OF-WAY LINE OF SAID PASCO STREET, SOUTHEASTERLY ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID HOFFNER AVENUE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 1362.70 FEET, A CENTRAL ANGLE OF 13°42'01" AND A CHORD BEARING AND DISTANCE OF S52°29'43"E, 325.06 FEET) FOR AN ARC DISTANCE OF 325.84 FEET TO A POINT; THENCE CONTINUING ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID HOFFNER AVENUE, S45°38'43"E, A DISTANCE OF 71.78 FEET TO A POINT; THENCE LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID HOFFNER AVENUE, S44°52'48"W, A DISTANCE OF 188.59 FEET TO A POINT; THENCE N30°46'51"W, A DISTANCE OF 177.18 FEET TO A POINT; THENCE S89°44'47"W, A DISTANCE OF 85.00 FEET TO THE POINT OF BEGINNING.

#### **LEGAL DESCRIPTION – WESTERLY PORTION OF SUWANNEE AVENUE TO BE VACATED**

A PARCEL OF LAND LOCATED IN THE W 1/2 OF SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S0°10'28"E, ALONG THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 2637.23 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SUWANNEE AVENUE (60-FOOT RIGHT OF WAY) AND THE POINT OF BEGINNING;

THENCE CONTINUING ALONG THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, S0°10'28"E, A DISTANCE OF 30.00 FEET TO THE SOUTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S0°08'21"E, ALONG THE WEST LINE OF THE SW 1/4 OF SAID SECTION 23, A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SUWANNEE AVENUE; THENCE LEAVING THE WEST LINE OF THE SW 1/4 OF SAID SECTION 23, S89°44'33"W, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SUWANNEE AVENUE, A DISTANCE OF 660.88 FEET TO A POINT; THENCE LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SUWANNEE AVENUE, N0°15'27"W, A DISTANCE OF 60.00 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SUWANNEE AVENUE; THENCE N89°44'33"E, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SUWANNEE AVENUE, A DISTANCE OF 660.99 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

#### **LEGAL DESCRIPTION OF GOLDENROD BOULEVARD (SOUTHERLY PORTION)**

A PARCEL OF LAND LOCATED IN SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SW 1/4 OF SAID SECTION 23, THENCE S00°09'36"E, ALONG THE EAST LINE OF THE SW 1/4 OF SAID SECTION 23, A DISTANCE OF 1293.31 FEET TO THE POINT OF BEGINNING;

THENCE LEAVING THE EAST LINE OF THE SW 1/4 OF SAID SECTION 23, N89°51'14"E, A DISTANCE OF 30.00 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF GOLDENROD BOULEVARD (60-FOOT RIGHT OF WAY) AS DEPICTED ON THE PLAT OF LOS TERRANOS AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE S00°09'36"E, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD AND THE SOUTHERLY EXTENSION THEREOF, A DISTANCE OF 1353.37 FEET TO A POINT ON THE SOUTH LINE OF THE SE 1/4 OF SAID SECTION 23; THENCE S89°58'01"W ALONG THE SOUTH LINE OF THE SE 1/4 OF SAID SECTION 23, A DISTANCE OF 30.00 FEET TO THE SOUTHEAST CORNER OF THE SW 1/4 OF SAID SECTION 23; THENCE S89°36'53"W ALONG THE SOUTH LINE OF THE SW 1/4 OF SAID SECTION 23, A DISTANCE OF 30.00 FEET TO A POINT; THENCE N00°09'36"W, ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD AND THE SOUTHERLY EXTENSION THEREOF, A DISTANCE OF 1353.34 FEET TO A POINT; THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, N89°40'40"E, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

**LEGAL DESCRIPTION OF SEMINOLE AVENUE AND GOLDENROD ROAD EXTENSION**

A PARCEL OF LAND LOCATED IN SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NW 1/4 OF SAID SECTION 23; THENCE S0°09'16"E, ALONG THE WEST LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 1299.18 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SEMINOLE AVENUE (60-FOOT RIGHT OF WAY) AS DEPICTED ON THE PLAT OF LOS TERRANOS AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING;

THENCE N89°38'37"E, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE, A DISTANCE OF 1383.56 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF GOLDENROD ROAD EXTENSION (VARIABLE WIDTH RIGHT OF WAY); THENCE LEAVING THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE, N20°49'28"E, ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION, A DISTANCE OF 241.78 FEET TO A POINT; THENCE CONTINUING ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION THE FOLLOWING EIGHT COURSES AND DISTANCES: THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2931.54 FEET, A CENTRAL ANGLE OF 10°45'21" AND A CHORD BEARING AND DISTANCE OF N26°18'18"E, 549.52 FEET) FOR AN ARC DISTANCE OF 550.32 FEET TO A POINT; THENCE N28°09'04"W, A DISTANCE OF 38.60 FEET TO A POINT; THENCE N32°28'21"E, A DISTANCE OF 122.16 FEET TO A POINT; THENCE N87°06'12"E, A DISTANCE OF 27.13 FEET TO A POINT; THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2944.79 FEET, A CENTRAL ANGLE OF 4°36'32" AND A CHORD BEARING AND DISTANCE OF N36°56'18"E, 236.82 FEET) FOR AN ARC DISTANCE OF 236.89 FEET TO A POINT; THENCE NORTHEASTERLY ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 2784.79 FEET, A CENTRAL ANGLE OF 1°28'11" AND A CHORD BEARING AND DISTANCE OF N38°30'29"E, 71.44 FEET) FOR AN ARC DISTANCE OF 71.44 FEET TO A POINT; THENCE N55°26'31"E, A DISTANCE OF 52.65 FEET TO A POINT; THENCE N36°02'45"E, A DISTANCE OF 88.75 FEET TO A POINT; THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION, S00°09'25"E, A DISTANCE OF 201.12 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION; THENCE SOUTHWESTERLY ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION AND ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 2921.79 FEET, A CENTRAL ANGLE OF 1°04'56" AND A CHORD BEARING AND DISTANCE OF S38°42'06"W, 55.18 FEET) FOR AN ARC DISTANCE OF 55.18 FEET TO A POINT; THENCE CONTINUING ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION THE FOLLOWING SIX COURSES AND DISTANCES: THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 2807.77 FEET, A CENTRAL ANGLE OF 5°17'20" AND A CHORD BEARING AND DISTANCE OF S36°35'54"W, 259.09 FEET) FOR AN ARC DISTANCE OF 259.18 FEET TO A POINT; THENCE S36°36'43"E, A DISTANCE OF 34.22 FEET TO A POINT; THENCE S22°18'39"W, A DISTANCE OF 118.71 FEET TO A POINT; THENCE N89°57'57"W, A DISTANCE OF 50.76 FEET TO A POINT; THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 2798.04 FEET, A CENTRAL ANGLE OF 9°55'56" AND A CHORD BEARING AND DISTANCE OF S25°40'25"W, 484.43 FEET) FOR AN ARC DISTANCE OF 485.04 FEET TO A POINT; THENCE S20°49'28"W, A DISTANCE OF 253.62 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE; THENCE LEAVING THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD ROAD EXTENSION, S89°38'37"W, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE, A DISTANCE OF 1505.84 FEET TO A POINT; THENCE CONTINUING ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE, S89°50'25"W, A DISTANCE OF 663.82 FEET TO A POINT; THENCE LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE, N00°07'36"W, A DISTANCE OF 60.00 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE; THENCE N89°50'25"E, ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SEMINOLE AVENUE, A DISTANCE OF 663.79 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

**LEGAL DESCRIPTION OF GOLDENROD BOULEVARD (NORTHERLY PORTION)**

A PARCEL OF LAND LOCATED IN SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 23, THENCE S00°09'36"E, ALONG THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 2000.48 FEET TO THE POINT OF BEGINNING;

THENCE LEAVING THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, N89°47'49"E, A DISTANCE OF 30.00 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF GOLDENROD BOULEVARD (60-FOOT RIGHT OF WAY) AS DEPICTED ON THE PLAT OF LOS TERRANOS AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE S00°09'36"E, ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, A DISTANCE OF 1012.16 FEET TO A POINT; THENCE LEAVING THE EASTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, S89°51'14"W, A DISTANCE OF 60.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD; THENCE N00°09'36"W, ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, A DISTANCE OF 315.25 FEET TO A POINT; THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, N89°44'26"E, A DISTANCE OF 30.00 FEET TO A POINT ON THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23; THENCE N00°09'36"W, ALONG THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, A DISTANCE OF 60.00 FEET; THENCE LEAVING THE EAST LINE OF THE NW 1/4 OF SAID SECTION 23, S89°44'26"W, A DISTANCE OF 30.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD; THENCE N00°09'36"W, ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, A DISTANCE OF 636.80 FEET TO A POINT; THENCE LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF SAID GOLDENROD BOULEVARD, N89°41'31"E, A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

ALSO TOGETHER WITH:

**LEGAL DESCRIPTION - CARVER PARCEL**

A PARCEL OF LAND LOCATED IN SECTION 23, T23S, R30E, ORANGE COUNTY, FLORIDA, BEING A PORTION OF LOTS 3 AND 4, BLOCK 19, PLAT OF LOS TERRANOS AS RECORDED IN PLAT BOOK P, PAGE 87 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 6, PLAT OF ORLANDO CORPORATE CENTRE PHASE 2 AS RECORDED IN PLAT BOOK 60, PAGE 111 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE S00°09'25"E, ALONG THE EAST LINE OF LOT 6 OF SAID PLAT OF ORLANDO CORPORATE CENTRE PHASE 2 AND THE WEST LINE OF LOT 3 OF SAID PLAT OF LOS TERRANOS, A DISTANCE OF 83.79 FEET TO THE POINT OF BEGINNING;

THENCE LEAVING THE EAST LINE OF LOT 6 OF SAID PLAT OF ORLANDO CORPORATE CENTRE PHASE 2 AND THE WEST LINE OF LOT 3 OF SAID PLAT OF LOS TERRANOS, N89°34'16"E, A DISTANCE OF 234.00 FEET TO A POINT; THENCE S00°09'25"E, A DISTANCE OF 119.30 FEET TO A POINT; THENCE N89°34'59"E, A DISTANCE OF 13.00 FEET TO A POINT; THENCE S00°09'25"E, A DISTANCE OF 159.14 FEET TO A POINT ON THE NORTH LINE OF LOT 5 OF SAID PLAT OF LOS TERRANOS; THENCE S89°35'43"W, ALONG THE NORTH LINE OF LOT 5 OF SAID PLAT OF LOS TERRANOS, A DISTANCE OF 247.00 FEET TO THE SOUTHEAST CORNER OF LOT 6 OF SAID PLAT OF ORLANDO CORPORATE CENTRE PHASE 2; THENCE LEAVING THE NORTH LINE OF LOT 5 OF SAID PLAT OF LOS TERRANOS, N00°09'25"W, ALONG THE EAST LINE OF LOT 6 OF SAID PLAT OF ORLANDO CORPORATE CENTRE PHASE 2 AND THE WEST LINE OF LOT 3 OF SAID PLAT OF LOS TERRANOS, A DISTANCE OF 278.34 FEET TO THE POINT OF BEGINNING.

**ORLANDO CORPORATE CENTRE DRI TOTAL DESCRIBED AREA = 521.2641 ACRES**