

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that **CITY OF ORLANDO**, a municipality duly enacted under the laws of the State of Florida, (the "Grantor"), for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) lawful money of the United States, to it paid by **AFP 109, CORP.**, a corporation created pursuant to the laws of the State of Delaware, having offices at 9 Park Place, 4th Fl., Great Neck, NY, 11021, (the "Grantee"), the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred and delivered, and by these presents does grant, bargain, sell, transfer and deliver unto Grantee, its executors, administrators and assigns, the following goods and chattels:

Any and all of that certain sewer line and attendant improvements shown in **Exhibit "A,"** attached hereto and made a part hereof by reference. Grantee hereby accepts said sewer line and attendant improvements in their "as is" condition and shall henceforth assume ownership and maintenance of same.

TO HAVE AND TO HOLD the same in fee simple unto Grantee, its executors, administrators and assigns forever.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its behalf and has caused its seal to be affixed this ____ day of _____, 2017.

ATTEST:

CITY OF ORLANDO, FLORIDA, a municipal corporation, organized and existing under the laws of the State of Florida (SEAL)

By: _____
Denise Aldridge, City Clerk

By: _____
Mayor / Mayor Pro Tem

Date: _____

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing was acknowledged before me this ____ day of _____, 2017 by _____, Mayor Pro Tem and **Denise Aldridge**, City Clerk, who is personally known to me who did (did not) take an oath.

Name
Notary Public
My Commission Expires:

IN WITNESS WHEREOF, Grantee has caused these presents to be executed in its behalf and has caused its seal to be affixed this 2nd day of March, 2017.

Signed in the presence of Two Witnesses:

Jennifer Larsen
Signature

Print Name: Jennifer Larsen

Clary
Signature

Print Name: Clary Rosenberg

AFP 109, CORP., a Delaware Corporation
(Corporate Seal)

By: [Signature]

Name: STEPHEN KRONICK

Title: VP

Date: 3/2/17

CORPORATE ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF ORANGE

PERSONALLY APPEARED before me, the undersigned authority,
Stephen Kronick as Vice President of **AFP 109, Corp.**, a Delaware
corporation. He/she ☒ is personally known to me or ☐ who has produced
as identification.

WITNESS my hand and official seal this 2nd day of March, 2017.

[Signature]
Notary Public

Print Name: _____

My commission expires: _____

ROCHELLE LAUFER
Notary Public, State of New York
No. 02LA4938464
Qualified in Nassau County
Commission Expires 8/25/2018

LOCATION MAP

DESCRIPTION

A TRACT OF LAND BEING A PORTION OF LOT 1, CENTROPLEX, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE 92, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

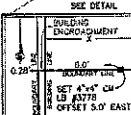
BEGIN AT THE SOUTHWEST CORNER OF LOT 1, CENTROPLEX, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE 92, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE NORTH 00°45'00" WEST, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 12.03 FEET; THENCE, SEPARATING THE WEST LINE OF SAID LOT 1, RUN NORTH 89°50'24" EAST, A DISTANCE OF 135.16 FEET; THENCE NORTH 00°45'00" WEST, A DISTANCE OF 22.89 FEET; THENCE NORTH 89°50'00" EAST, A DISTANCE OF 50.00 FEET TO A POINT ON THE EASTERLY LINE OF SAID LOT 1; THENCE SOUTH 44°20'00" WEST, ALONG SAID EASTERLY LINE, A DISTANCE OF 14.04 FEET; THENCE SOUTH 00°45'00" WEST, ALONG SAID EASTERLY LINE, A DISTANCE OF 150.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 89°50'00" WEST, ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 199.17 FEET TO THE POINT OF BEGINNING.

CONTAINING 19,913 SQUARE FEET, OR 0.446 ACRES, MORE OR LESS

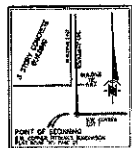
SURVEYOR NOTES

- 1) BEARING PLATE ON THE DEVELOPER PLAT BOOK 14, PAGE 92, ORANGE COUNTY, FLORIDA, IS THE SAME LINE OF LOT 1 HERE.
- 2) ONLY HAVE ORANGE COUNTY RECORDS.
- 3) HAVE BEEN ADVISED BY THE CITY OF ORANGE THAT THE PLAT BOOK 14, PAGE 92, IS THE SAME LINE OF LOT 1 HERE.
- 4) ACCORDING TO THE DEVELOPER PLAT BOOK 14, PAGE 92, THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE 92, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, IS THE SAME LINE OF LOT 1 HERE.
- 5) THE PROPERTY ADDRESS IS 400 WEST LIVINGSTON STREET, ORANGE, FLORIDA.
- 6) THE PROPERTY ADDRESS IS 400 WEST LIVINGSTON STREET, ORANGE, FLORIDA.
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3 STORY CONCRETE BUILDING
FINISH FLOOR ELEVATION=105.01'



PARCEL: 26-22-29-0000-00-153
PROPERTY NAME: LOT FILM SCHOOL
OWNER: CITY OF ORLANDO



POINT OF BEGINNING
SOUTHWEST CORNER OF LOT 1
SET NAIL & DISK (L.B. #4044)
REC. NAIL & DISK (L.B. #4044)
(0.00' E, 0.00' N)

LOCATED IN SECTION 26,
TOWNSHIP 22 SOUTH,
RANGE 29 EAST,
ORANGE COUNTY, FLORIDA

BOUNDARY & TOPOGRAPHIC SURVEY

NO.	DATE	REVISIONS	BY	CHKD.	DATE
1	04/11/00	1	W. J. MORGAN		

I hereby affirm that the survey represented herein is true and correct, to the best of my knowledge and belief, and that I am not aware of any facts or circumstances which would render the same inaccurate or misleading. I am a duly licensed Professional Surveyor in the State of Florida, and I am not aware of any facts or circumstances which would render the same inaccurate or misleading.

FIELD BY: RW
DRAWN BY: YJC
SCALE: 1" = 10'