

PUBLIC NOTICE AND AGENDA OF THE GROVELAND **PLANNING & ZONING BOARD'S VIRTUAL ZOOM MEETING SCHEDULED TO CONVENE AT **2:00 P.M. THURSDAY JULY 2, 2020.****

Please note: In order to reduce public gatherings and the spread of COVID-19, the July 2, 2020 Planning & Zoning Board meeting will be held using telephonic video conferencing as authorized by Governor DeSantis in Executive Order 20-69. Instructions to participate have been provided on the Public Notice letter.

CHAIR	DOMINIC CICIO	dominic.cicio@groveland-fl.gov
VICE CHAIR	RICHARD SKYZINSKI	richard.skyzinski@groveland-fl.gov
BOARD MEMBER	KEITH KEOGH	keith.keogh@groveland-fl.gov
BOARD MEMBER	ROBERT PROPER	robert.proper@groveland-fl.gov
BOARD MEMBER	FELICIA STEWART	felicia.stewart@groveland-fl.gov
BOARD MEMBER	DOUGLAS FAIVRE	douglas.favre@groveland-fl.gov
BOARD MEMBER	DONALD TILLMAN	donald.tillman@groveland-fl.gov
<u>(Non-Voting)</u>		
BOARD MEMBER	BILL MATHIAS	bill.mathias@groveland-fl.gov
STAFF DESIGNEE	TIM MASLOW	timothy.maslow@groveland-fl.gov
SERGEANT-AT-ARMS	CHIEF SHAWN RAMSEY	shawn.ramsey@groveland-fl.gov
RECORDING SEC.	MARIA RAMIREZ	maria.ramirez@groveland-fl.gov
CITY ATTORNEY	ANITA GERACI-CARVER, ESQ.	

Please note: Most written communication to or from government officials regarding government business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

PLEDGE OF CONDUCT

- We may disagree, but we will be respectful of one another.
- We will direct all comments to issues.
- We will avoid personal attacks.
- Audience members wishing to speak must be recognized by the Chair.
- Speaking without being recognized will be considered “Out of Order.”

TIME ALLOTMENT

The established and allotted time for the applicant, the public and board members to speak will be adhered to as follows:

- 20 minutes maximum for the applicant's presentation
- 5 minute maximum for public comment
- 10 minutes closing comments/statement by applicant

Each board member may speak once, at a 5 minute maximum as follows: once after presentation, once after public comments and closing statements.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

WELCOME

New Board Member Donald Tillman

PRESENTATION

1. Planning & Zoning Board Guidelines (45 minutes)

CONSENT AGENDA

1. **March Planning & Zoning Board Meeting Minutes**
2. **Recommendation on Ordinance 2020-15: Loma Linda Annexation**
An Ordinance extending and increasing the corporate limits of the City of Groveland, County of Lake, State of Florida, pursuant to the voluntary annexation provisions of section 171.044, Florida Statutes (2019);annexing 160 +/- acres of real property embraced within the present limits of the City of Groveland; providing for findings; providing a legal description and a map; directing the City Manager to record certified copies of this Ordinance after approval with the clerk of the circuit court, the county manager of Lake County, and the secretary of the State of Florida; providing for conflicts and severability; providing for scrivener's errors; setting an effective date.
3. **Recommendation on Ordinance 2020-16: Loma Linda Annexation**
An Ordinance extending and increasing the corporate limits of the City of Groveland, County of Lake, State of Florida, pursuant to the voluntary annexation provisions of section 171.044, Florida Statutes (2019);annexing 142 +/- acres of real property embraced within the present limits of the City of Groveland; providing for findings; providing a legal description and a map; directing the City Manager to record certified copies of this Ordinance after approval with the clerk of the circuit court, the county manager of Lake County, and the secretary of the State of Florida; providing for conflicts and severability; providing for scrivener's errors; setting an effective date.
4. **Recommendation on Ordinance 2020-17: Loma Linda Annexation**
An Ordinance extending and increasing the corporate limits of the City of Groveland, County of Lake, State of Florida, pursuant to the voluntary annexation provisions of section 171.044, Florida Statutes (2019);annexing 32.5 +/- acres of real property embraced within the present limits of the City of Groveland; providing for findings; providing a legal description and a map; directing the City Manager to record certified copies of this Ordinance after approval with the clerk of the circuit court, the county manager of Lake County, and the secretary of the State of Florida; providing for conflicts and severability; providing for scrivener's errors; setting an effective date.

5. **Recommendation on Ordinance 2020-18: Loma Linda Annexation**
An Ordinance extending and increasing the corporate limits of the City of Groveland, County of Lake, State of Florida, pursuant to the voluntary annexation provisions of section 171.044, Florida Statutes (2019); annexing 36 +/- acres of real property embraced within the present limits of the City of Groveland; providing for findings; providing a legal description and a map; directing the City Manager to record certified copies of this Ordinance after approval with the clerk of the circuit court, the county manager of Lake County, and the secretary of the State of Florida; providing for conflicts and severability; providing for scrivener's errors; setting an effective date.
6. **Recommendation on Ordinance 2020-22: Trailside Industrial Annexation**
An Ordinance extending and increasing the corporate limits of the City of Groveland, County of Lake, State of Florida, pursuant to the voluntary annexation provisions of section 171.044, Florida Statutes (2019); annexing 2.21 +/- acres of real property embraced within the present limits of the City of Groveland; providing for findings; providing a legal description and a map; directing the City Manager to record certified copies of this Ordinance after approval with the clerk of the circuit court, the county manager of Lake County, and the secretary of the State of Florida; providing for conflicts and severability; providing for scrivener's errors; setting an effective date.
8. **Recommendation on Ordinance 2020-19: Palisades Annexation**
An Ordinance extending and increasing the corporate limits of the City of Groveland, County of Lake, State of Florida, Pursuant to the voluntary annexation provisions of section 171.044, Florida Statutes (2019); Annexing 227.07 +/- acres of real property not embraced within the present limits of the City of Groveland; providing for findings; providing a legal description and a map; directing the city manager to record certified copies of this Ordinance after approval with the Clerk of Circuit Court, the county manager of Lake County, and the secretary of the State of Florida; providing for conflicts and severability; providing for scrivener's errors; setting an effective date.

NEW BUSINESS

1. **Recommendation on Ordinance 2020-10: SECO Comprehensive Plan Amendment**
An Ordinance of the City Council of the City of Groveland, Lake County, Florida, amending the City of Groveland's Comprehensive Plan pursuant to 163.3187(1), Florida Statutes, by amending the Comprehensive Land Use Plan designation from City of Groveland Agriculture to City of Groveland Public/Institutional on the Future Land Use Map for the herein described properties of 10 or less acres of land; authorizing the City Manager to amend said Comprehensive Plan; repealing all ordinances in conflict herewith; providing for severability and scrivener's errors; providing for an effective date; and providing for the forwarding of this Ordinance to the State of Florida Department of Economic Opportunity.

2. **Recommendation on Ordinance 2020-11: SECO Rezoning**
An Ordinance of the City Council of the City of Groveland, County of Lake, State of Florida, to change the zoning from City of Groveland Agriculture to City of Groveland Utilities District for the herein described property owned by the Charles E. Bradshaw, Jr. Revocable Trust dates May 26, 2000 and located north of SR 50 and south of Sampey Road; directing the city manager to amend the zoning map as herein provided after the passage of this Ordinance; providing for scrivener's errors and severability; repealing all Ordinances in conflict herewith; and providing for an effective date.

3. **Recommendation on Ordinance 2020-24: Development Review Authority removal of DRC**
An Ordinance of the City of Groveland, County of Lake, State of Florida, amending sections 101-50 in Article IV in Chapter 101 of Land Use Development Regulations of the City of Groveland to transfer authority previously assigned to the development review committee; providing for codification and severability; and providing for an effective date.

4. **Future Land Use Amendment and Land Development Code Update (No Board Action Required)**
Staff will provide a brief status update on the citywide Future Land Use Amendment and the new Land Development Code currently in process.

PUBLIC COMMENTS

BOARD MEMBER DISCUSSION

ADJOURNMENT

* Any person desiring to address the Planning & Zoning Board shall first secure the permission of the presiding officer and shall give his name and address for the record. All remarks shall be addressed to the Board as a body and not to any member thereof unless permission to do so is first granted by the presiding officer. Unless further time is granted by the presiding officer or the Board, members of the public shall limit their discussion or address to no more than five minutes. No questions shall be asked a Board member or City official except through the presiding officer. If your address is exempt from public record you are not required to state it. In addition, do not give out your Social Security Number, phone number, email address or any other information you do not want others to have access to as the meetings are recorded and those recordings are considered public record.

**Pursuant to the provisions of Chapter 286, F.S., Sec. 286.0105*, if a person decides to appeal any decision made by this body with respect to any matter considered at this meeting, he or she will need a record of the proceedings, and that for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based and is advised to make such arrangements at his or her own expense.

**In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statute*, persons with disabilities needing special accommodation to participate in this meeting should contact the City Clerk's Office no later than 5:00 pm. the day of the meeting.



NOTICE OF PUBLIC MEETING

In order to reduce public gatherings and the spread of COVID-19, the July 2, 2020 Planning & Zoning Board Meeting will be held using telephonic video conferencing as authorized by Governor DeSantis in Executive Order 20-69. The public can attend the virtual meeting using either of the following options.

JOIN BY PHONE: Members of the public can join the meeting by calling any one of the following telephone numbers below:

Dial by your location

+1 646 558 8656

Meeting ID: 858 3969 7062

Password: 584963

Find your local number: <https://us02web.zoom.us/j/85839697062>

JOIN ONLINE: In addition to calling, persons may watch the meeting by going to <https://us02web.zoom.us/j/85839697062?pwd=d0YycFVYaUdYS0xHSWp2UE85OWFjdZ09>

Meeting ID: 858 3969 7062

Password: 584963

Please make sure to log in prior to the start of the 2:00 p.m. meeting. If you have difficulty or are unable to hear the meeting, please check your audio settings. We encourage you to use the link above and follow the prompts to download the necessary software at no cost in advance of the meeting.

PUBLIC COMMENT: Persons desiring to provide public comment may do so by e-mail. Please include your name and address for the record. Comments will be limited to five minutes per person.

VIA E-MAIL: Persons can submit public comments in advance of the meeting by e-mailing Maria Ramirez at maria.ramirez@groveland-fl.gov. If submitted before 10:00 a.m. on the meeting date, the comments will be shared with the Planning & Zoning Board prior to the meeting and read into the record during the meeting. If submitted after 10:00 a.m. the comments will be shared with the Planning & Zoning Board after the meeting and retained as a public record.

IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA) AND FLORIDA STATUTE 286.26, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE CITY CLERK NO LATER THAN 3 BUSINESS DAYS PRIOR TO THE MEETING AT virginia.wright@groveland-fl.gov

LOMA LINDA ANNEXATION
ORDINANCE 2020-15

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-15 – LOMA LINDA ANNEXATION

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from Poulos & Bennett, LLC, representing property owner Loma Linda Corporation, requesting voluntary annexation into the City of Groveland, pursuant to Chapter 171, Florida Statutes. Parcel 1 consists of 160 +/- acres, generally located on the south side of E. Dewey Robbins Rd in the northwest section of the Groveland's ISBA. The property is currently vacant.

Staff recommends approval of Ordinance 2020-15.

BUDGET IMPACT:

Annexation of the property and future development of the property will result in enhanced ad valorem revenues for the City.

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-15.

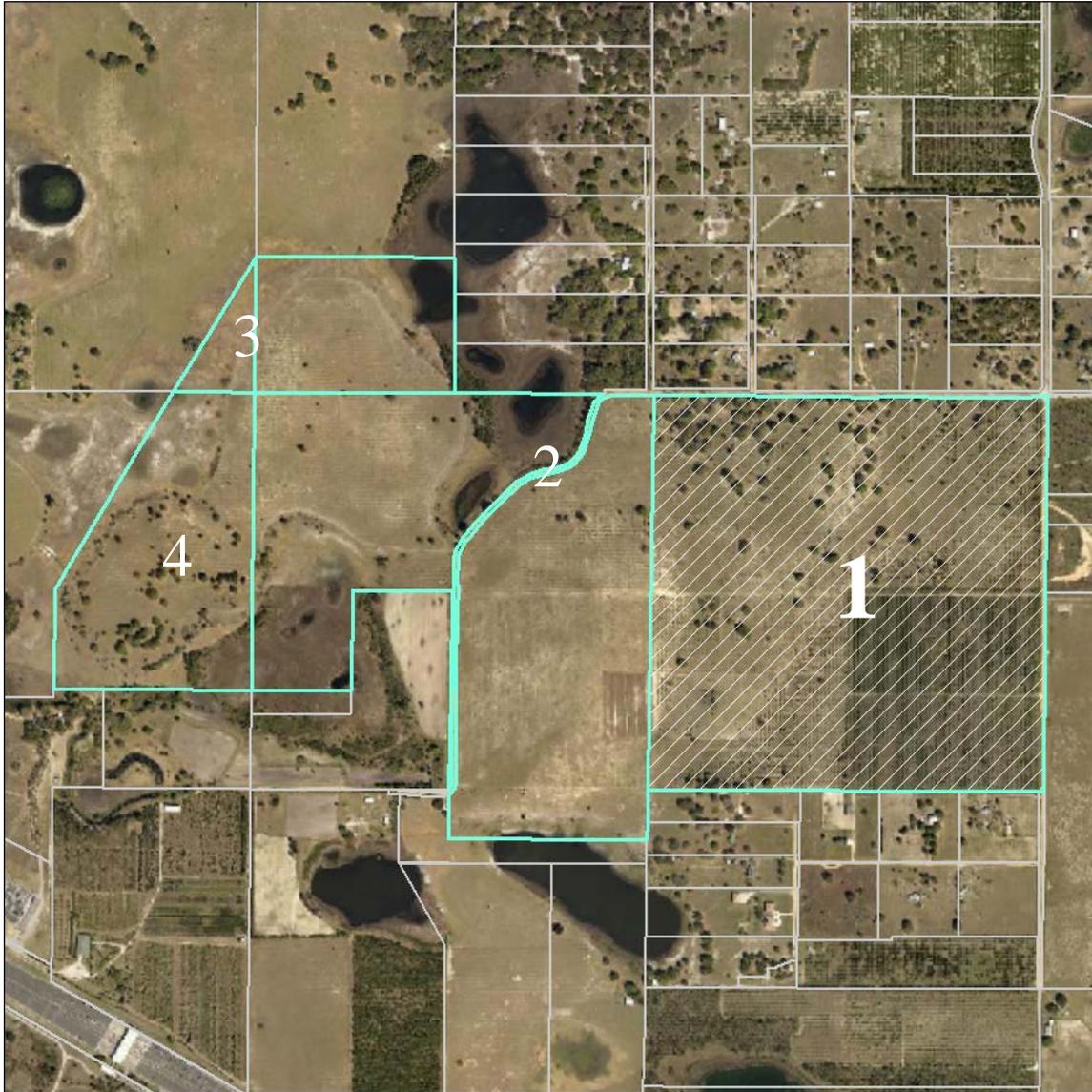
ATTACHMENTS:

Attachment 1 Ordinance 2020-15 with Legal Description and Aerial Map

Attachment 2 Application Submittal & Support Documents

Attachment 3 Notice Support Documentation

Alternate Key - 1302340



"City with Natural Charm"

ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

WHEREAS, Kathy Hattaway, AICP/Poulos & Bennett, LLC on behalf of Loma Linda Corp, a property owner in an unincorporated area of Lake County, has petitioned the City Council, Groveland, Florida, to annex property into the City of Groveland; and

WHEREAS, the property, as hereafter defined, is eligible for annexation; and

WHEREAS, the City Council has determined that the area proposed for annexation meets the requirements of §171.044, Florida Statutes; and

WHEREAS, this Ordinance has been advertised as required by law with a copy of said notice sent via certified mail to the Board of County Commissioners of Lake County as provided for by statute; and

WHEREAS, all other procedural and notice requirements mandated by State law and the City's Code of Ordinances have been followed and satisfied; and

NOW THEREFORE, be it ordained, by the City Council of the City of Groveland, Florida, as follows:

Section 1: Legislative Findings. The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2: Annexation. The corporate limits of the City of Groveland, Florida, are hereby extended and increased to include and embrace within the corporate limits of the City of Groveland, the real property described as:

Legal Description: See attached Exhibit A

Parcel Id No.: 08-21-25-0001-000-00100; Alt. Key 1302340

(the "Property").

The Property is hereby annexed and declared to be a part of the City of Groveland. The Property is depicted in the map attached hereto as **Exhibit B**.

Section 3: Applicability and Effect. Upon this Ordinance becoming effective, the property annexed shall be subject to all laws, ordinances, and regulations enforced in the City of Groveland, and shall be entitled to the same privileges and benefits as other parts of the City of Groveland upon the effective date of the annexation.

Section 4: Directions. In accordance with Section 171.044(3), Florida Statutes (2019) within seven (7) days of the adoption of this Ordinance, certified copies of this shall be provided to the Clerk of the Circuit Court (Recording), and the Secretary of State of the State of Florida. It shall further be submitted to the Office of Economic and Demographic Research within 30 days of approval along with a statement specifying the population census effect and the affected land area. F.S. 171.091, Florida Statutes.

Section 5: Conflicts. All ordinances and parts of ordinances to the extent in conflict with this Ordinance are hereby repealed.

Section 6: Severability. If any provision or portion of this ordinance is declared by any court competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 7: Scrivener's Errors. Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 8: Effective Date. This ordinance shall become effective immediately upon passage by the City Council of the City of Groveland in accordance with law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this _____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

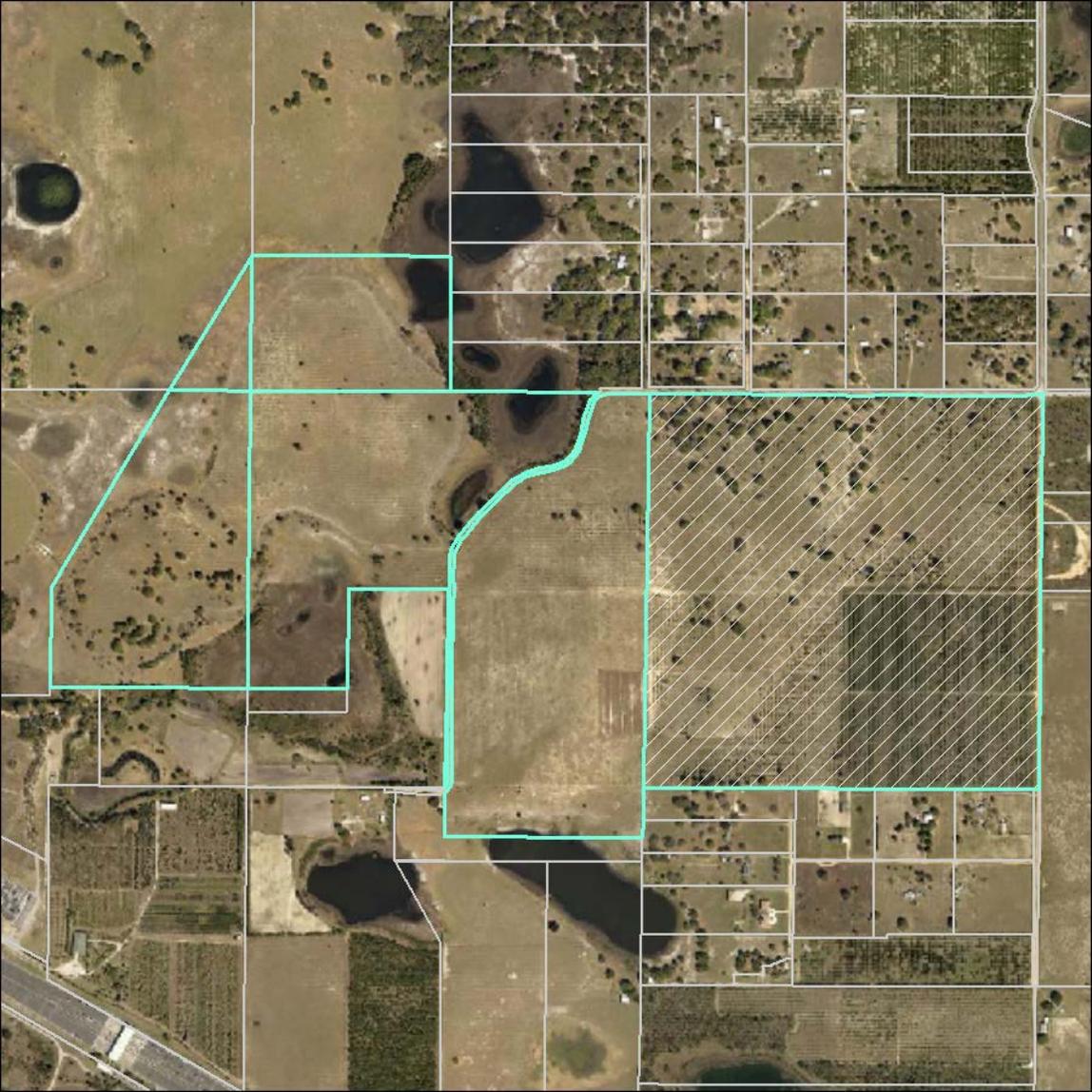
Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

EXHIBIT A
LEGAL DESCRIPTION

Alt. Key 1302340



ATTACHMENT 2

POULOS & BENNETT

Poulos & Bennett, LLC • 2602 E. Livingston Street • Orlando, Florida 32803 • (407) 487-2594 • www.poulosandbennett.com

April 3, 2020

Mr. Tim Maslow
Community Development Director
City of Groveland
156 South Lake Avenue
Groveland, FL 34736

Subject: Loma Linda – Annexation Application
Poulos & Bennett Job No. 20-046

Dear Mr. Maslow:

Poulos & Bennett, LLC, on behalf of Loma Linda Corp., is pleased to submit herein an application for Annexation of the property into City of Groveland jurisdiction. Along with this cover letter and Annexation Application, we provide the following:

- Application Documents
 - Owner/Agent Affidavit;
 - Property Record Cards;
 - Recorded Deeds;
 - Legal Description (included in Word format); and
 - Application Fee, Check No. 3685; in the amount of \$1,000.00 (City of Groveland and Consultants), and;
 - CD including the above-mentioned items.

Should you have any questions or need additional information to process our application, please contact me at 407-487-2594 or khattaway@poulosandbennett.com.

Sincerely,



Kathy Hattaway, AICP
Planning Group Leader

c: Loma Linda Corp.

Loma Linda

Annexation Application Package

City of Groveland, Florida

Prepared For:
Loma Linda Corporation

Project No. 20-046

April 2020



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<i>Section 4</i>	<i>Property Record Cards</i>
<i>Section 5</i>	<i>Legal Description</i>
<i>Section 6</i>	<i>Application Fees</i>



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

- Planning and zoning application.
- Copy of recorded deed.
- Owner's/agent affidavits (original signatures, all owners).
- Property record card.
- Signed and Sealed Boundary and Topographical survey.
- Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only)
- Provide legal description in Word Document.
- CD with all submitted documents in PDF format.
- Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

K. Hottaway

SIGNATURE OF OWNER/AUTHORIZED AGENT

April 3, 2020

DATE

ANNEXATION APPLICATION



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: March 31, 2020

Application # _____

~~Applicant~~ Name: Kathy Hattaway, AICP/
Poulos & Bennett, LLC
Address: 2602 E. Livingston St
Orlando, FL 32803

Applicant Phone# 407-487-2594
Applicant Fax # N/A
Email Address: KHattaway@poulosandbennett.com

Applicant is: () Owner (X) Agent () Purchaser () Lessee () Optionee

Owners Name: Loma Linda Corp
Address: 35543 ESTES RD
EUSTIS, FL 32736

Owner's Phone # N/A
Owner's Fax # N/A
Email Address: N/A

Application Type:

- | | | |
|---|---|---|
| <input checked="" type="checkbox"/> Annexation | <input type="checkbox"/> Rezoning | <input type="checkbox"/> Comprehensive Plan Amendment |
| <input type="checkbox"/> Lot Split | <input type="checkbox"/> Lot Line Deviation | <input type="checkbox"/> Variance-Residential |
| <input type="checkbox"/> Site Plan Approval | <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Variance-Commercial/Industrial |
| <input type="checkbox"/> Concurrence Review | <input type="checkbox"/> Construction Plan Review | <input type="checkbox"/> Re-Review |
| <input type="checkbox"/> Special Exception Use | <input type="checkbox"/> Conditional Use Permit | <input type="checkbox"/> Residential Design Review |
| <input type="checkbox"/> Road/Easement Vacation | <input type="checkbox"/> Final Plat | <input type="checkbox"/> Planned Unit Development |
| <input type="checkbox"/> DRI Development | <input type="checkbox"/> Proportionate Fair Share | <input type="checkbox"/> DRI Regional Development |
| <input type="checkbox"/> Other: _____ | | |

Reason for Request: The Property Owner wishes for the property to be permitted and developed, in the future, under the jurisdiction of the City of Groveland.

Project Title (Site Plans, future/existing subdivisions only): N/A

Property Address: See attached Property Cards Property Size: 369.3

Alternate Key #s: 1210224; 1210305; 1302285; 1302340 (portion of); 1302358



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s 052125000300000901 ;062125000400000700; 072125000100000101;
082125000100000100 (portion of); 082125000200000200

Proposed Use of Property: Consistent with the Hamlet Future Land Use

Existing Zoning: Agriculture Existing Land Use: Rural & Rural Transition

Would like to change Zoning to: No change in Zoning is requested with this application.

Would like to change Land Use to: No change in Land Use is requested with this application.

Current number of structures on the property: None

What utilities currently exist on the site?

Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?

Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes No

If yes, please describe: N/A

RECORDED DEEDS

This instrument prepared by and
after recording return to:



Lynne M. White, Esq.
Akerman, Senterfitt & Eidson, P.A.
420 South Orange Avenue, Ste 1200
Orlando, Florida 32801
Po Box 231

THIS DEED TRANSFERS UNENCUMBERED PROPERTY FROM AN ENTITY TO THE
SOLE OWNER OF THAT ENTITY WITHOUT FURTHER CONSIDERATION AND IS
THEREFORE SUBJECT ONLY TO MINIMUM DOCUMENTARY STAMP TAX.

WARRANTY DEED

THIS WARRANTY DEED, made and executed as of the 13TH day of January,
2011, by **ADRIANA CORPORATION**, a dissolved Florida corporation, having an
address at 35543 Estes Road, Eustis, Florida 32736 ("Grantor"), in favor of **LOMA
LINDA CORPORATION**, a Florida corporation, which is the sole shareholder of Adriana
Corporation, and whose address is 35543 Estes Road, Eustis, Florida 32736
("Grantee");

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00)
and other valuable consideration, the receipt and sufficiency of which are hereby
acknowledged, does grant, bargain, sell, alien, remise, release, convey, and confirm
unto the Grantee all of its undivided interest, as tenant in common, in and to that certain
piece, parcel or tract of land situated in Lake County, Florida, being more particularly
described on Exhibit A, attached hereto and incorporated herein by this reference (the
"Property");

Tax parcel numbers: 07-21-25-000100-000101; 05-21-25-000300-000901; 06-
21-25-000400-000700; and 08-21-25-000200-000200.

TOGETHER WITH all the tenements, hereditaments, easements and
appurtenances, including riparian rights, if any, thereto belonging or in anywise
appertaining;

TO HAVE AND TO HOLD the Property in fee simple forever.

{01617493;1}

AND Grantor does hereby covenant with and warrant to Grantee that Grantor is lawfully seized of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; and that Grantor fully warrants the title to the Property and will defend the same against the lawful claims of all persons whomsoever.

This conveyance is subject to ad valorem real property taxes and assessments for the year 2011 and subsequent years.

IN ADDITION to the conveyance of the Property as herein set forth, Grantor further remises, releases, transfers, assigns, and quit-claims unto Grantee forever, without representation or warranty, all right, title, interest, claim and demand of Grantor in and to any and all other real or personal property, together with any and all appurtenant rights or interests of any kind or nature whatsoever, owned by Grantor and being located in Lake County, Florida.

THIS DEED is given by Adriana Corporation in accordance with Florida Statutes Section 607.1405, to wind up and liquidate the business and affairs of Adriana Corporation.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in manner and form sufficient to bind it as of the day and year first above written.

Signed, sealed and delivered in the presence of:

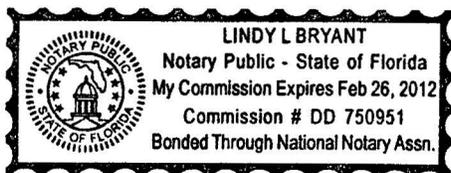
ADRIANA CORPORATION, a dissolved Florida corporation

Print Name: KB Varbrough
Print Name: Debbie Dies

By: Jerry D. Cloud
Jerry D. Cloud
As President

STATE OF Florida
COUNTY OF Lake

The foregoing instrument was acknowledged before me this 13th day of January, 2011, by Jerry D. Cloud, as President of Adriana Corporation., a dissolved Florida corporation, on behalf of the corporation.



Lindy L Bryant
Notary Public-State of Florida
Personally known to me OR Produced Identification
Type of Identification Produced _____
Notary Seal

{01617493;1}

EXHIBIT A

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

LESS AND EXCEPT COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST, AND RUN THENCE WEST 330 FEET FOR THE POINT OF BEGINNING FOR THIS TRACT; THENCE CONTINUE WEST 330 FEET, THENCE SOUTH 660 FEET; THENCE EAST 330 FEET, THENCE NORTH 660 FEET TO THE POINT OF BEGINNING.

{01617493;1}

LEGAL DESCRIPTION

Parcel One

Part of 08 21 25 0001 000 00100

Alt key 1302340

158.8 ac

The Northeast one-quarter (1/4) of Section 8, Township 21 South, Range 25 East, less and except the eastern forty (40) feet of the Northeast one-quarter of the northeast one-quarter of Section 8, Lake County, Florida.

Parcel Two

05 2125 0003 000 00901

Alt key 1210224

26.5 ac

06 2125 0004 000 00700

Alt key 1210305

6.0 ac

07 2125 0001 000 00101

Alt key 1302285

36.0 ac

08 2125 0002 000 00200

Alt key 1302358

142.0 ac

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

LESS AND EXCEPT COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST, AND RUN THENCE WEST 330 FEET FOR THE POINT OF BEGINNING FOR THIS TRACT; THENCE CONTINUE WEST 330 FEET, THENCE SOUTH 660 FEET; THENCE EAST 330 FEET, THENCE NORTH 660 FEET TO THE POINT OF BEGINNING.



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Profit Corporation
LOMA LINDA CORPORATION

Filing Information

Document Number 160242
FEI/EIN Number 59-0845354
Date Filed 01/18/1950
State FL
Status ACTIVE

Principal Address

35543 ESTES ROAD
EUSTIS, FL 32736

Changed: 04/27/1999

Mailing Address

C/o V Lange
723 Daneshall Dr
Louisville, KY 40206

Changed: 02/17/2018

Registered Agent Name & Address

Lange, victoria
723 Daneshall dr
louisville, FL 40206-2906

Name Changed: 04/13/2020

Address Changed: 04/13/2020

Officer/Director Detail

Name & Address

Title President

EGGER, SUSAN
1901 CHARBDIN PLACE
LOUISVILLE, KY 40207

Title SD

LANGE, VICTORIA E.
 723 DANES HALL DRIVE
 LOUISVILLE, KY 40206

Annual Reports

Report Year	Filed Date
2018	02/17/2018
2019	02/13/2019
2020	04/13/2020

Document Images

04/13/2020 -- ANNUAL REPORT	View image in PDF format
02/13/2019 -- ANNUAL REPORT	View image in PDF format
02/17/2018 -- ANNUAL REPORT	View image in PDF format
03/12/2017 -- ANNUAL REPORT	View image in PDF format
03/02/2016 -- ANNUAL REPORT	View image in PDF format
04/27/2015 -- ANNUAL REPORT	View image in PDF format
04/20/2014 -- ANNUAL REPORT	View image in PDF format
04/12/2013 -- ANNUAL REPORT	View image in PDF format
03/23/2012 -- ANNUAL REPORT	View image in PDF format
04/18/2011 -- ANNUAL REPORT	View image in PDF format
03/23/2010 -- ANNUAL REPORT	View image in PDF format
04/23/2009 -- ANNUAL REPORT	View image in PDF format
04/21/2008 -- ANNUAL REPORT	View image in PDF format
04/26/2007 -- ANNUAL REPORT	View image in PDF format
06/02/2006 -- ANNUAL REPORT	View image in PDF format
05/02/2005 -- ANNUAL REPORT	View image in PDF format
04/23/2004 -- ANNUAL REPORT	View image in PDF format
04/15/2003 -- ANNUAL REPORT	View image in PDF format
04/10/2002 -- ANNUAL REPORT	View image in PDF format
05/15/2001 -- ANNUAL REPORT	View image in PDF format
04/20/2000 -- ANNUAL REPORT	View image in PDF format
04/27/1999 -- ANNUAL REPORT	View image in PDF format
05/01/1998 -- ANNUAL REPORT	View image in PDF format
05/02/1997 -- ANNUAL REPORT	View image in PDF format
04/22/1996 -- ANNUAL REPORT	View image in PDF format

PROPERTY RECORD CARDS

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210224
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	05-21-25-0003-000-00901
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	S 901.55 FT OF SW 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	16.5	AC	\$5,775.00	\$136,125.00
2	WETLAND (9600)	0	0		10	AC	\$450.00	\$450.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$136,575	\$6,225	\$6,225	5.07340	\$31.58
	\$136,575	\$6,225	\$6,225	0.46290	\$2.88

LAKE COUNTY MSTU
AMBULANCE

LAKE COUNTY MSTU FIRE	\$136,575	\$6,225	\$6,225	0.47040	\$2.93
SCHOOL BOARD STATE	\$136,575	\$6,225	\$6,225	3.88500	\$24.18
SCHOOL BOARD LOCAL	\$136,575	\$6,225	\$6,225	2.99800	\$18.66
LAKE COUNTY MSTU STORMWATER	\$136,575	\$6,225	\$6,225	0.49570	\$3.09
ST JOHNS RIVER FL WATER MGMT DIST	\$136,575	\$6,225	\$6,225	0.24140	\$1.50
LAKE COUNTY VOTED DEBT SERVICE	\$136,575	\$6,225	\$6,225	0.11000	\$0.68
LAKE COUNTY WATER AUTHORITY	\$136,575	\$6,225	\$6,225	0.35570	\$2.21
SOUTH LAKE HOSPITAL DIST	\$136,575	\$6,225	\$6,225	0.00000	\$0.00
				Total: 14.0925	Total: \$87.71

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000)	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$1,836.96**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

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Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210305
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	06-21-25-0004-000-00700
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	BEG AT SE COR OF SEC, RUN N 901.55 FT, SW TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		1	AC	\$350.00	\$11,000.00
2	WETLAND (9600)	0	0		5	AC	\$225.00	\$225.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$11,225	\$575	\$575	5.07340	\$2.92

LAKE COUNTY MSTU AMBULANCE	\$11,225	\$575	\$575	0.46290	\$0.27
LAKE COUNTY MSTU FIRE	\$11,225	\$575	\$575	0.47040	\$0.27
SCHOOL BOARD STATE	\$11,225	\$575	\$575	3.88500	\$2.23
SCHOOL BOARD LOCAL	\$11,225	\$575	\$575	2.99800	\$1.72
LAKE COUNTY MSTU STORMWATER	\$11,225	\$575	\$575	0.49570	\$0.29
ST JOHNS RIVER FL WATER MGMT DIST	\$11,225	\$575	\$575	0.24140	\$0.14
LAKE COUNTY VOTED DEBT SERVICE	\$11,225	\$575	\$575	0.11000	\$0.06
LAKE COUNTY WATER AUTHORITY	\$11,225	\$575	\$575	0.35570	\$0.20
SOUTH LAKE HOSPITAL DIST	\$11,225	\$575	\$575	0.00000	\$0.00
				Total: 14.0925	Total: \$8.10

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

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More](#)

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Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$150.09**

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302285
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	07-21-25-0001-000-00101
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ
			School Boundary Maps ⓘ
Property Description:	BEG AT NE COR OF SEC, RUN S 1980 FT, W 1320 FT, N 660 FT, NE TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		25	AC	\$8,750.00	\$137,500.00
2	WETLAND (9600)	0	0		11	AC	\$495.00	\$495.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$137,995	\$9,245	\$9,245	5.07340	\$46.90

LAKE COUNTY MSTU AMBULANCE	\$137,995	\$9,245	\$9,245	0.46290	\$4.28
LAKE COUNTY MSTU FIRE	\$137,995	\$9,245	\$9,245	0.47040	\$4.35
SCHOOL BOARD STATE	\$137,995	\$9,245	\$9,245	3.88500	\$35.92
SCHOOL BOARD LOCAL	\$137,995	\$9,245	\$9,245	2.99800	\$27.72
LAKE COUNTY MSTU STORMWATER	\$137,995	\$9,245	\$9,245	0.49570	\$4.58
ST JOHNS RIVER FL WATER MGMT DIST	\$137,995	\$9,245	\$9,245	0.24140	\$2.23
LAKE COUNTY VOTED DEBT SERVICE	\$137,995	\$9,245	\$9,245	0.11000	\$1.02
LAKE COUNTY WATER AUTHORITY	\$137,995	\$9,245	\$9,245	0.35570	\$3.29
SOUTH LAKE HOSPITAL DIST	\$137,995	\$9,245	\$9,245	0.00000	\$0.00
				Total: 14.0925	Total: \$130.29

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$1,814.41**

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302340
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0001-000-00100
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	SOUTH DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	NE 1/4		
<p><small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small></p>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	120	AC	\$42,000.00	\$660,000.00
2	ABANDONED GROVE (6619)	0	0	ABANDONED	40	AC	\$2,000.00	\$220,000.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

There is no sales history information to display.
Click here to search for mortgages, liens, and other legal documents. ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$880,000	\$44,000	\$44,000	5.07340	\$223.23
LAKE COUNTY MSTU AMBULANCE	\$880,000	\$44,000	\$44,000	0.46290	\$20.37
LAKE COUNTY MSTU FIRE	\$880,000	\$44,000	\$44,000	0.47040	\$20.70

SCHOOL BOARD STATE	\$880,000	\$44,000	\$44,000	3.88500	\$170.94
SCHOOL BOARD LOCAL	\$880,000	\$44,000	\$44,000	2.99800	\$131.91
LAKE COUNTY MSTU STORMWATER	\$880,000	\$44,000	\$44,000	0.49570	\$21.81
ST JOHNS RIVER FL WATER MGMT DIST	\$880,000	\$44,000	\$44,000	0.24140	\$10.62
LAKE COUNTY VOTED DEBT SERVICE	\$880,000	\$44,000	\$44,000	0.11000	\$4.84
LAKE COUNTY WATER AUTHORITY	\$880,000	\$44,000	\$44,000	0.35570	\$15.65
SOUTH LAKE HOSPITAL DIST	\$880,000	\$44,000	\$44,000	0.00000	\$0.00
				Total: 14.0925	Total: \$620.07

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
✓ Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$11,781.33**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302358
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0002-000-00200
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	N 1/2 OF NW 1/4, NW 1/4 OF SW 1/4 OF NW 1/4, SE 1/4 OF NW 1/4, N 1/4 OF NE 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		103	AC	\$36,050.00	\$566,500.00
2	WETLAND (9600)	0	0		39	AC	\$1,755.00	\$1,755.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$568,255	\$37,805	\$37,805	5.07340	\$191.80

LAKE COUNTY MSTU AMBULANCE	\$568,255	\$37,805	\$37,805	0.46290	\$17.50
LAKE COUNTY MSTU FIRE	\$568,255	\$37,805	\$37,805	0.47040	\$17.78
SCHOOL BOARD STATE	\$568,255	\$37,805	\$37,805	3.88500	\$146.87
SCHOOL BOARD LOCAL	\$568,255	\$37,805	\$37,805	2.99800	\$113.34
LAKE COUNTY MSTU STORMWATER	\$568,255	\$37,805	\$37,805	0.49570	\$18.74
ST JOHNS RIVER FL WATER MGMT DIST	\$568,255	\$37,805	\$37,805	0.24140	\$9.13
LAKE COUNTY VOTED DEBT SERVICE	\$568,255	\$37,805	\$37,805	0.11000	\$4.16
LAKE COUNTY WATER AUTHORITY	\$568,255	\$37,805	\$37,805	0.35570	\$13.45
SOUTH LAKE HOSPITAL DIST	\$568,255	\$37,805	\$37,805	0.00000	\$0.00
				Total: 14.0925	Total: \$532.77

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$7,475.37**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

PROPERTY OWNER & AGENT AFFIDAVIT



Property Owner & Agent Affidavit

Date: April 3, 2020

Before me, the undersigned authority personally appeared, Loma Linda Corp. (property owner's name), who being by me duly sworn on oath, deposes and says:

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to Annex into the City of Groveland the following 5 parcels:
052125000300000901; 062125000400000700; 072125000100000101;
082125000200000200; 082125000100000100
3. That said authority (property owner) has appointed Kathy Hattaway, AICP/Poulos & Bennett LLC & Trevor Hall/Colliers International (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

Susan Egger

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on 3-31-20 (date) by SUSAN EGGER (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

a Kentucky driver's license as identification

PUBLIC NOTARY

Agent's signature

K Hattaway

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on April 3, 2020 (date) by KATHY HATTAWAY (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

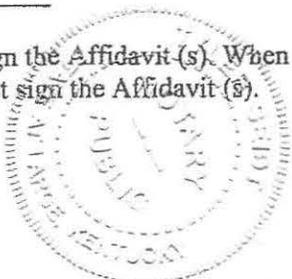
NA as identification

PUBLIC NOTARY

Gayle Alcantara

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).

TYLER SEIDT
Notary Public - State at Large
Kentucky
My Commission Expires Dec. 18, 2021
Notary ID 592154



Notary Public State of Florida
Gayle A Coutant
My Commission GG 334800
Expires 05/14/2023

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302404	Land Base	9.21E+16	CARTER DA	3333 S OR	ORLANDO	FL	32808	SOUTH DE	
2704446	Land Base	9.21E+16	LAKE COUN	315 W MAI	TAVARES	FL	32778	SOUTH DE	
1302340	Land Base	8.21E+16	LOMA LINE	35543 EST	EUSTIS	FL	32736	SOUTH DE	

YearBuilt	LandValue	BuildingVal	TotalJustV	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	379995		379995		490000	2/6/2019	00GR	466	PASTURE II
	24000		24000		73500	9/1/1984		3	0 VACANT G
	880000		880000			1/1/1970		3	646 PASTURE II

PropertyCl:Acres

PASTURE II 81.29168

VACANT G 8.202785

PASTURE II 160.3468

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3309189	Land Base	5.21E+16	BARBER M,	7821 E DEV	HOWEY IN	FL	34737	7821	EAST
3000650	Land Base	5.21E+16	BURNSED C	117 LANGF	CARY	NC	27513	7743	EAST
2995572	Land Base	5.21E+16	HAMPTON	7935 E DEV	HOWEY IN	FL	34737	7935	EAST
1302340	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	SOUTH	DEV
3000633	Land Base	5.21E+16	MILLER DEI	7701 E DEV	HOWEY IN	FL	34737	7701	EAST

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
1992	66234	32382	98616		74500	#####		3	953 MH ACRE /
1991	66234	49387	116096	475	145000	#####		3	1703 MH ACRE /
2000	59624	91030	151158	504	25000	3/1/1991		3	0 DRY SFR LC
	880000		880000			1/1/1970		3	646 PASTURE II
2006	61277	66143	131470	4050	55000	#####		3	1084 MH ACRE /

PropertyCl:Acres

MANUFAC 4.847158

MANUFAC 4.845046

SINGLE FAM 4.416158

PASTURE II 160.3468

MANUFAC 4.477279

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302358	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302374	Land Base	8.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustV	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	568255		568255			1/1/1970		3	555 PASTURE II
	99698		99698		95000	#####		3	116 CROPLAND

PropertyCl:Acres
PASTURE II 140.1597
CROPLAND 27.95082

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302226	Land Base	7.21E+16	BAR-KEY GI	1719 CITRU	LEESBURG	FL	34748	BEST ORCH	
1302277	Land Base	7.21E+16	BYRD RICH	6705 BEST	LEESBURG	FL	34748	6651 BEST	
1302285	Land Base	7.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302315	Land Base	7.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	325809		325809			1/1/1970		3	371 PASTURE II
2005	391438	49636	442378	1304	115000	#####		3	1011 MH LAKE LI
	137995		137995			1/1/1970		3	136 PASTURE II
	97034		97034		95000	#####		3	81 CROPLAND

PropertyCl:Acres

PASTURE II 111.3967

MANUFAC 38.32419

PASTURE II 48.96919

CROPLAND 14.99992



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

**VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS
INCLUDED ON PROPERTY OWNER'S LIST**

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

1. Affiant's name is DeWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
2. Affiant is an employee, or authorized agent of the City of Groveland.
3. This affidavit is provided for the following community development project:

Name of Project: Lona Linda
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

4. Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

5. I mailed the public notices via first class U.S. Mail, on the following date June, 20, 2020.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DelWayne Jones
(Employee's/Agent's Signature)

Print: DelWayne Jones

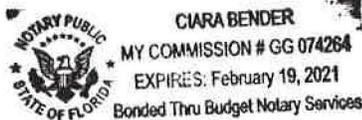
Date: June 20, 2020

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020 by the Affiant, DelWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida

SEAL





VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows: (Name of employee)

1. Affiant's name is DeWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.

2. Affiant is the applicant for the following community development project:

Name of Project: Loma Linda Annexation
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation
Vacate plat
Lot split

3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 22, 2020. Affiant installed a total of 4 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.

4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).

5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).

6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

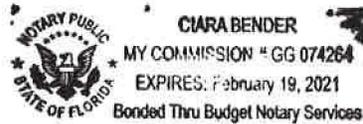
Print: DeWayne Jones

Date: 6/24/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20 day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



Ciara Bender
Notary Public, State of Florida

UNLIMITED
INTERNET
DATA PLANS
866-851-6574
Verizon

DEAD
END



CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

LOMA LINDA ANNEXATION

CASE NO. 2020-15
APPLICANT Kathy Hattheway
ACTION REQUESTED
Annexation

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 3, 2020 at 2:00 p.m.
City Council July 20, 2020 at 5:00 p.m.
City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.

For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003
156 S. LAKE AVE., GROVELAND, FL

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

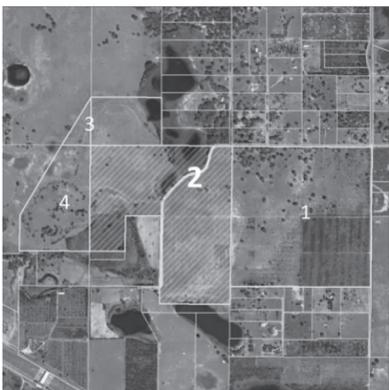
ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



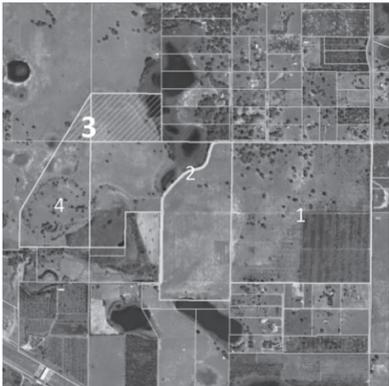
ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



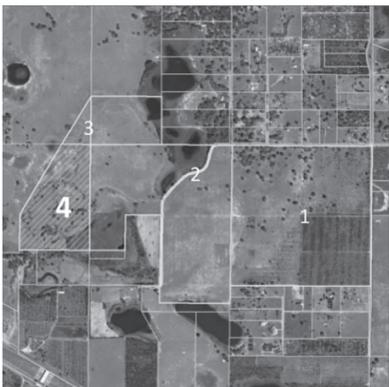
ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-18

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA ST A TUTES (2019); ANNEXING 36 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053292 - June 20, 2020

Tiz the Law is the favorite to win the Belmont Stakes

By Stephen Edelson
Asbury Park Press
USA TODAY NETWORK

152nd Belmont Stakes

When: Today, 3-6 p.m. ET
Post time: 5:42 p.m. ET
Watch: NBC, NBCSports.com and the NBC Sports app

Tiz the Law was installed as the 6-5 morning line favorite at Wednesday's post position draw for Saturday's 152nd running of the \$1 million Belmont Stakes at Belmont Park.

The Barclay Tagg-trained multiple Grade I winner will break from the eight post against nine competitors in the 1-1/8 mile test around one turn.

"It could have been worse. I was hoping to get 5 or 6," said Tagg.

This week's events mark a return to the national spotlight for horse racing, some 11 weeks after the Kentucky Derby had been scheduled to kick off the Triple Crown on May 2.

The Kentucky Derby will now be run on Sept. 5, with the Preakness closing out the elongated version of the Triple Crown on Oct. 3 due to disruptions caused by the COVID-19 pandemic, leaving the Belmont Stakes, traditionally the final jewel of the Triple Crown, to be run as the first leg this year.

NBC Sports will broadcast the 152nd Belmont

Stakes on June 20 from 3-6 p.m. ET on NBC, NBCSports.com and the NBC Sports app, with post time scheduled for 5:42 p.m.

Here's a look at the 10 horses that will go post-ward in the Belmont Stakes, including post positions, morning line odds and info on each entrant:

1. TAP IT TO WIN 6-1

Trainer: Mark Casse
Jockey: John Velazquez
While this son of Tapit has never won outside the allowance ranks, it was his performance in a dominating win at Belmont Park on June 4 that punched his ticket, producing a Beyer Speed Figure of 97, the second-highest number of any horse in the field. In that race, he opened up a 7 1/2 length lead entering the stretch, missing the track record at a 1- 1/16 mile track by .54 seconds.

2. SOLE VOLANTE 9-2

Trainer: Patrick Biancone
Jockey: Luca Panici
Winner of the Grade 3 Sam F. Davis at Tampa on Feb. 20, this son of Karakontie is a true closer. He nearly rallied from last in the Grade 2 Tampa Bay Derby on March 20, finishing second, and will benefit greatly from a quick pace on the front end. He'll need to stay a little closer to the pace in this one.

3. MAX PLAYER 15-1

Trainer: Linda Rice
Jockey: Joel Rosario
Winner of two straight, including an impressive victory from off the pace in the Grade 3 Withers at Aqueduct on Feb. 1 in his last start, the jockey switch to Rosario is important. Sir Winston won last year's Belmont mainly because Rosario him a great, ground-saving ride.

4. MODERNIST 15-1

Trainer: Bill Mott
Jockey: Junior Alvarado
In his two career wins, a Maiden race at Aqueduct on Jan. 25 and the Grade 2 Risen Star at the Fair Grounds on Feb. 15, this son of Uncle Mo was on the lead or challenging the pacesetter throughout. In the Grade 2 Louisiana Derby in his last

start on March 21, he was unable to rally from off the pace, starting from the outside in a 14-horse field and getting struck wide around the first turn.

5. FARMINGTON ROAD 15-1

Trainer: Todd Pletcher
Jockey: Javier Castellano
A longshot who has never won beyond the maiden ranks, this son of Quality Road will be coming from far off the pace. In the best performance of his career he rallied from last to finish second, beaten a half-length, in the \$200,000 Oaklawn Stakes on April 11. He rallied to finish fourth in the Grade 1 Arkansas Derby on May 2 in his last start.

6. FORE LEFT 30-1

Trainer: Doug O'Neill
Jockey: Jose Ortiz
Rerouted from the Woody Stephens Stakes to the Belmont Stakes on Tuesday by O'Neill, the winner of last year's Tremont Stakes at Belmont is coming off a wire-to-wire victory in the Group III UAE 2000 Guineas at Meydan Race Course in Dubai on Feb. 6. He will be pushing the pace at the front of the field, but it's unclear he can get the nine furlong distance. His last race was at eight furlongs.

WRIGHT

From Page A5

sweat and tears, to get to offer my opinion about something like this."

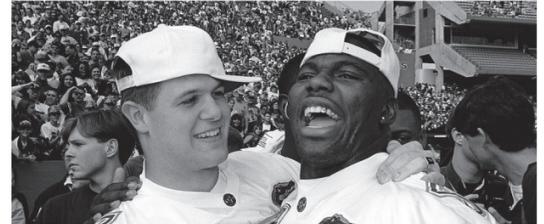
Wright was a member of Florida's first football national title team.

The cheer is used — often with the UF band

offering the music to start it — at most UF sporting events. The cheer and the Gator band prompts go back many years before Wright came to Florida.

In fact, Gator Bait magazine began in 1980.

"It's not about us not getting along because of a cheer," Wright said. "Keep the good stuff and abolish the bad things."



Florida's Danny Wuerffel, left, and Lawrence Wright hug and share a laugh on Jan. 11, 1997 at the Gators' National Championship Celebration at Ben Hill Griffin Stadium. Wright came up with the line: "If you ain't a Gator, ya Gator bait, baby." [FILE]

CHANT

From Page A5

in motion pictures and popular song, such as the not-so-sweet lullaby "Mammy's Little Alligator Bait," composed by Henry Wise and Sidney Perrin in 1899, according to the Library of Congress.

Historical evidence on the subject, however, has been mixed until recently; a 2014 article in the Miami New Times concluded "during slavery and into the 20th Century, Black babies were used as alligator bait in North and Central Florida." Time magazine in 1923 reported the practice of using Black

children as alligator bait had taken place in Chipley, Florida — the town rejected this claim, calling it "a silly lie, false and absurd."

A 2017 Snopes investigation reported that evidence put forth to suggest that the practice had ever actually happened was simply not credible.

For fans of Florida's athletic programs, the chant has taken on a life of its own; from numerous publications, to Gator great Lawrence Wright "during slavery and into the 20th Century, Black babies were used as alligator bait in North and Central Florida." Time magazine in 1923 reported the practice of using Black

Florida's version of "Roll Tide."

"I'm not going for it," Wright told The Gainesville Sun. "I created something for us. It's a college football thing. It's not a racist thing, it's about us, the Gator Nation. And I'm Black."

"What about our history as the Gator Nation? We took a program from the top five to No. 1 in the country. I think I've done enough, put in the sweat and tears, to get to offer my opinion about something like this," Wright said Thursday.

Former Florida player and coach Steve Spurrier understands Fuchs' decision.

"It kind of surprised me, but I didn't know there was anything racial about it," Spurrier said. "But when (Athletic Director) Scott Stricklin told me about some of the history of it, I said, 'Let's get rid of it.'"

As for the publication, it still exists today and recently celebrated its 40th anniversary.

David Stirt founded Gator Bait Magazine in 1980, two years after moving to Gainesville from Stowe, Vermont, for graduate school. A Gainesville native to this day, Stirt attended Florida's 22-21 loss to Miami on Dec. 1, 1978, where he witnessed UF fans chanting "Gator bait!" repeatedly in the direction of the the 'Canes sideline.

"To me, the meaning

was absolutely clear-cut when I saw those players running out of the tunnel, and the fans were just going nuts with this Gator Bait chant, that 'Hey, these Gator players are just going to tear apart this other team today,'" Stirt told The Gainesville Sun. "It had no other connotation whatsoever, that was the one and only connotation I ever had for that saying."

While working as a reporter the following year, Stirt began to plan out the creation of his new publication. With the help of an Ocala-based printing press, Carlson Color Graphics, Stirt was able to produce 25,000 sample copies, which eventually led to 500 charter subscribers by the time the first issue was ready to roll out in Aug. 1980.

Until Thursday's announcement, Stirt was unaware of the controversy.

"I only know why I used the name, and if you're asking me, had I known things 40 years ago that I know today, would it have been different? Probably. I have no way of knowing," Stirt said. "But without the historical context back in 1980, I just considered it a fantastic cheer, and that's why I picked it up and used it as a name."

After Florida's announcement, fans and media began reacting divisively on social media.

A petition to keep the cheer had nearly reached its goal hours after Fuchs' decision.

FLAG

From Page A5

are held in Mississippi.

But both schools have consistently fielded highly ranked baseball teams and Mississippi State's women's basketball team has hosted NCAA tournament games four times since 2010.

Mississippi is home to four other Division I

schools: Southern Mississippi, which competes in Conference USA, and Alcorn State, Jackson State and Mississippi Valley State, historically Black universities in the Southwestern Athletic Conference. The state also has two Division II schools in Delta State and Mississippi College and three D-III's in Belaven University, Millsaps College and Mississippi University for Women.



County seeks grant applicants for emergency food and shelter programs

Tavares — Qualifying emergency food and shelter programs run by local service agencies are urged to apply for \$292,710 in federal funds awarded to Lake County through the Department of Homeland Security (DHS) / Federal Emergency Management Agency under the Emergency Food and Shelter National Board Program.

A local board made up of representatives from county government, United Way, the Salvation Army and American Red Cross as well as advocates for the homeless, faith-based organizations and community partners will determine how the funds will be distributed.

Under the terms of the grant from the National Board, local agencies chosen to receive funds must:

- Be a private voluntary nonprofit or unit of government
- Have a voluntary board established and be eligible to receive federal funds
- Have an accounting system
- Practice nondiscrimination
- Have demonstrated the capability to deliver emergency food and /or shelter programs

Grant funds can be used for rent/mortgage assistance, utility assistance, mass shelter, served meals and food for pantry distribution. Any agency receiving funds for rent, mortgage or utility assistance will be required to enter client data into the Homeless Management and Information System.

Nonprofit or government agencies interested in applying for Emergency Food and Shelter Program funds may contact Stephanie Glass at 352-742-6519 / sglass@lakecountyfl.gov. Applications are also available at the Lake County Office of Housing & Human Services, 2008 Classique Lane, Tavares, from 8 a.m. to 5 p.m. Monday-Friday. Applications must be received by 4 p.m. on Friday, July 17, 2020.

Interested applicants should plan to participate in the Emergency Food and Shelter Program application and reporting training scheduled via Go To Meeting on June 29, 2020 at 1 p.m.
https://global.gotomeeting.com/join/854048845 Dial +1 (657)220-3412 Access Code: 854-048-845

D053301 - June 20, 2020

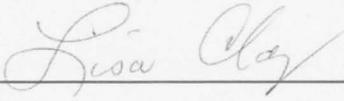
Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared
Lisa Clay



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

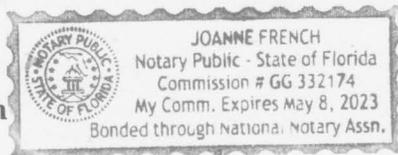
was published in said newspaper in the issues of:

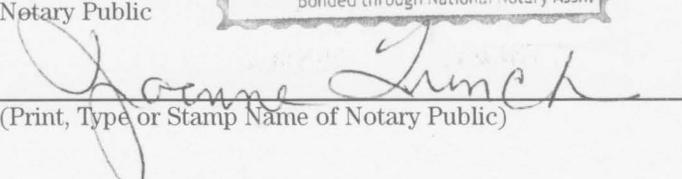
JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public




(Print, Type or Stamp Name of Notary Public)

AD# D053292

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE

LOMA LINDA ANNEXATION
ORDINANCE 2020-16

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-16 – LOMA LINDA ANNEXATION

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from Poulos & Bennett, LLC, representing property owner Loma Linda Corporation, requesting voluntary annexation into the City of Groveland, pursuant to Chapter 171, Florida Statutes. Parcel 2 consists of 142 +/- acres, generally located on the south side of E. Dewey Robbins Rd in the northwest section of the Groveland's ISBA. The property is currently vacant.

Staff recommends approval of Ordinance 2020-16.

BUDGET IMPACT:

Annexation of the property and future development of the property will result in enhanced ad valorem revenues for the City.

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-16.

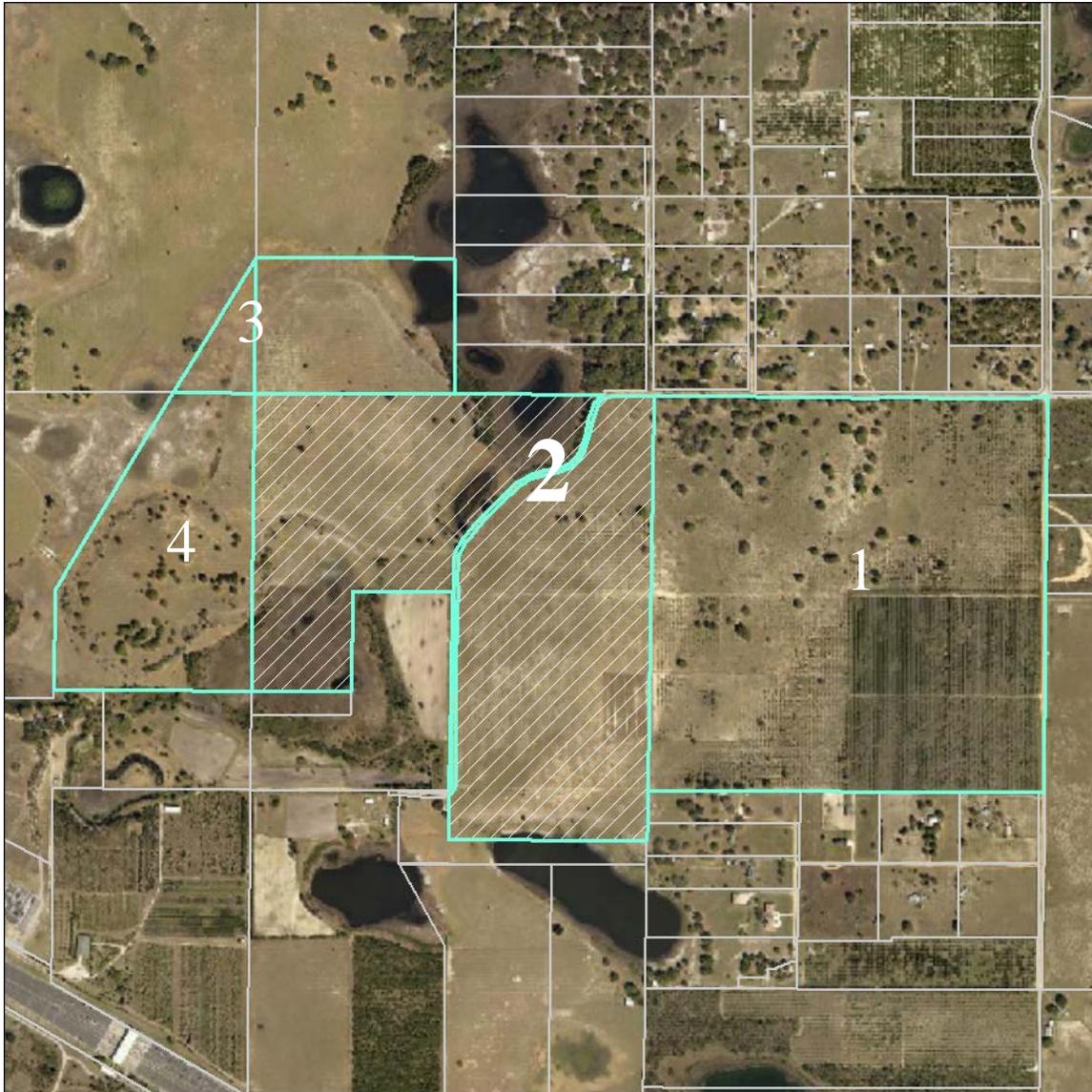
ATTACHMENTS:

Attachment 1 Ordinance 2020-16 with Legal Description and Aerial Map

Attachment 2 Application Submittal & Support Documents

Attachment 3 Notice Support Documentation

Alternate Key – 1302358



"City with Natural Charm"

ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

WHEREAS, Kathy Hattaway, AICP/Poulose & Bennett, LLC on behalf of Loma Linda Corp, a property owner in an unincorporated area of Lake County, has petitioned the City Council, Groveland, Florida, to annex property into the City of Groveland; and

WHEREAS, the property, as hereafter defined, is eligible for annexation; and

WHEREAS, the City Council has determined that the area proposed for annexation meets the requirements of §171.044, Florida Statutes; and

WHEREAS, this Ordinance has been advertised as required by law with a copy of said notice sent via certified mail to the Board of County Commissioners of Lake County as provided for by statute; and

WHEREAS, all other procedural and notice requirements mandated by State law and the City's Code of Ordinances have been followed and satisfied; and

NOW THEREFORE, be it ordained, by the City Council of the City of Groveland, Florida, as follows:

Section 1: Legislative Findings. The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2: Annexation. The corporate limits of the City of Groveland, Florida, are hereby extended and increased to include and embrace within the corporate limits of the City of Groveland, the real property described as:

Legal Description: See attached Exhibit A

Parcel Id No.: 08-21-25-0002-000-00200; Alt. Key 1302358

(the "Property").

The Property is hereby annexed and declared to be a part of the City of Groveland. The Property is depicted in the map attached hereto as **Exhibit B**.

Section 3: Applicability and Effect. Upon this Ordinance becoming effective, the property annexed shall be subject to all laws, ordinances, and regulations enforced in the City of Groveland, and shall be entitled to the same privileges and benefits as other parts of the City of Groveland upon the effective date of the annexation.

Section 4: Directions. In accordance with Section 171.044(3), Florida Statutes (2019) within seven (7) days of the adoption of this Ordinance, certified copies of this shall be provided to the Clerk of the Circuit Court (Recording), and the Secretary of State of the State of Florida. It shall further be submitted to the Office of Economic and Demographic Research within 30 days of approval along with a statement specifying the population census effect and the affected land area. F.S. 171.091, Florida Statutes.

Section 5: Conflicts. All ordinances and parts of ordinances to the extent in conflict with this Ordinance are hereby repealed.

Section 6: Severability. If any provision or portion of this ordinance is declared by any court competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 7: Scrivener's Errors. Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 8: Effective Date. This ordinance shall become effective immediately upon passage by the City Council of the City of Groveland in accordance with law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this ____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

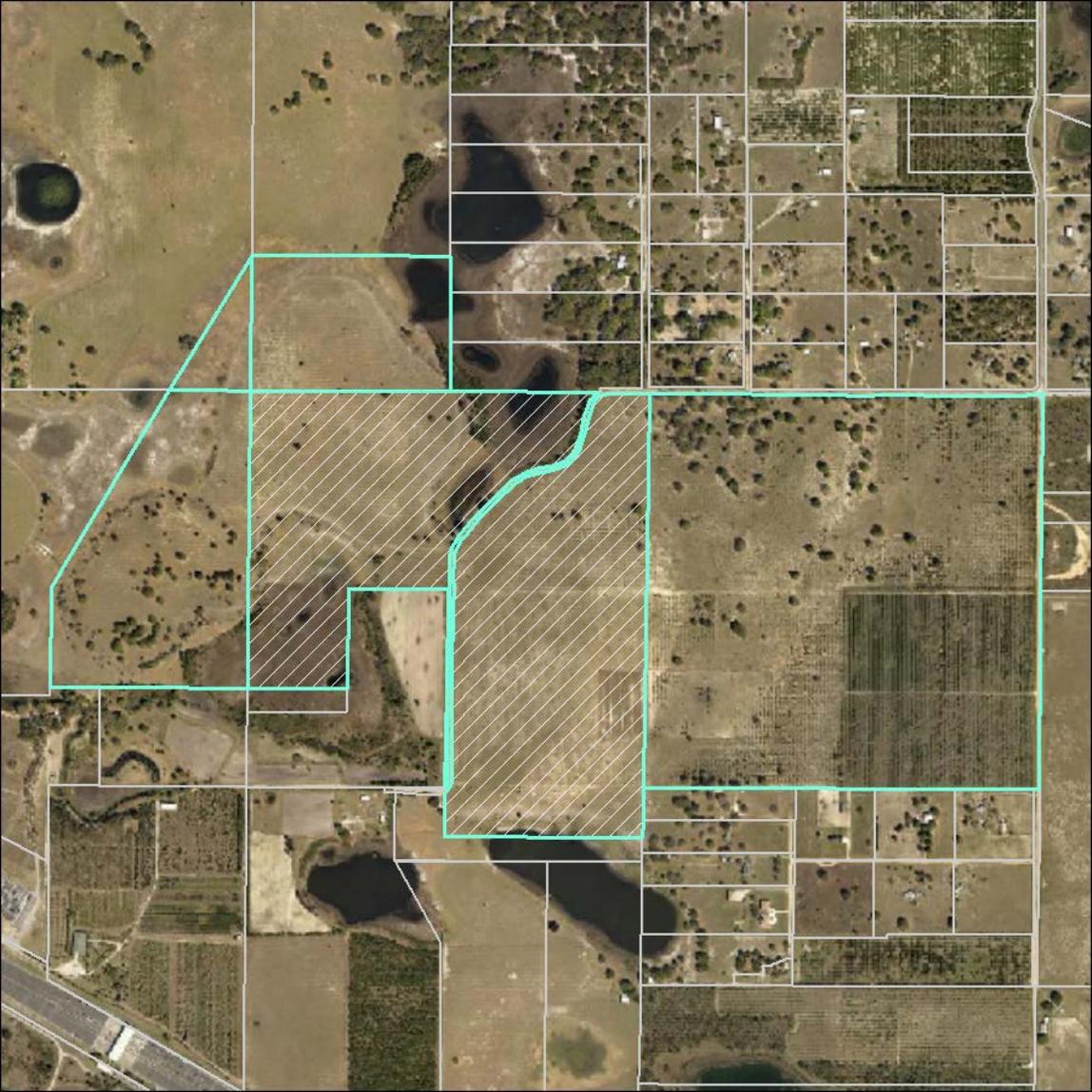
Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

EXHIBIT A
LEGAL DESCRIPTION

Alt. Key 1302358



ATTACHMENT 2

POULOS & BENNETT

Poulos & Bennett, LLC • 2602 E. Livingston Street • Orlando, Florida 32803 • (407) 487-2594 • www.poulosandbennett.com

April 3, 2020

Mr. Tim Maslow
Community Development Director
City of Groveland
156 South Lake Avenue
Groveland, FL 34736

Subject: Loma Linda – Annexation Application
Poulos & Bennett Job No. 20-046

Dear Mr. Maslow:

Poulos & Bennett, LLC, on behalf of Loma Linda Corp., is pleased to submit herein an application for Annexation of the property into City of Groveland jurisdiction. Along with this cover letter and Annexation Application, we provide the following:

- Application Documents
 - Owner/Agent Affidavit;
 - Property Record Cards;
 - Recorded Deeds;
 - Legal Description (included in Word format); and
 - Application Fee, Check No. 3685; in the amount of \$1,000.00 (City of Groveland and Consultants), and;
 - CD including the above-mentioned items.

Should you have any questions or need additional information to process our application, please contact me at 407-487-2594 or khattaway@poulosandbennett.com.

Sincerely,



Kathy Hattaway, AICP
Planning Group Leader

c: Loma Linda Corp.

Loma Linda

Annexation Application Package

City of Groveland, Florida

Prepared For:
Loma Linda Corporation

Project No. 20-046

April 2020



TABLE OF CONTENTS

<i>Section 1</i>	<i>Annexation Application</i>
<i>Section 2</i>	<i>Recorded Deeds</i>
<i>Section 3</i>	<i>Property Owner & Agent Affidavit</i>
<i>Section 4</i>	<i>Property Record Cards</i>
<i>Section 5</i>	<i>Legal Description</i>
<i>Section 6</i>	<i>Application Fees</i>



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

- Planning and zoning application.
- Copy of recorded deed.
- Owner's/agent affidavits (original signatures, all owners).
- Property record card.
- Signed and Sealed Boundary and Topographical survey.
- Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only)
- Provide legal description in Word Document.
- CD with all submitted documents in PDF format.
- Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

K. Hottaway

SIGNATURE OF OWNER/AUTHORIZED AGENT

April 3, 2020

DATE

ANNEXATION APPLICATION



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: March 31, 2020

Application # _____

Agent
~~Applicant~~ Name: Kathy Hattaway, AICP/
Poulos & Bennett, LLC
Address: 2602 E. Livingston St
Orlando, FL 32803

Applicant Phone# 407-487-2594
Applicant Fax # N/A
Email Address: KHattaway@poulosandbennett.com

Applicant is: () Owner (X) Agent () Purchaser () Lessee () Optionee

Owners Name: Loma Linda Corp
Address: 35543 ESTES RD
EUSTIS, FL 32736

Owner's Phone # N/A
Owner's Fax # N/A
Email Address: N/A

Application Type:

- | | | |
|---|---|---|
| <input checked="" type="checkbox"/> Annexation | <input type="checkbox"/> Rezoning | <input type="checkbox"/> Comprehensive Plan Amendment |
| <input type="checkbox"/> Lot Split | <input type="checkbox"/> Lot Line Deviation | <input type="checkbox"/> Variance-Residential |
| <input type="checkbox"/> Site Plan Approval | <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Variance-Commercial/Industrial |
| <input type="checkbox"/> Concurrence Review | <input type="checkbox"/> Construction Plan Review | <input type="checkbox"/> Re-Review |
| <input type="checkbox"/> Special Exception Use | <input type="checkbox"/> Conditional Use Permit | <input type="checkbox"/> Residential Design Review |
| <input type="checkbox"/> Road/Easement Vacation | <input type="checkbox"/> Final Plat | <input type="checkbox"/> Planned Unit Development |
| <input type="checkbox"/> DRI Development | <input type="checkbox"/> Proportionate Fair Share | <input type="checkbox"/> DRI Regional Development |
| <input type="checkbox"/> Other: _____ | | |

Reason for Request: The Property Owner wishes for the property to be permitted and developed, in the future, under the jurisdiction of the City of Groveland.

Project Title (Site Plans, future/existing subdivisions only): N/A

Property Address: See attached Property Cards Property Size: 369.3

Alternate Key #s: 1210224; 1210305; 1302285; 1302340 (portion of); 1302358



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s 052125000300000901 ;062125000400000700; 072125000100000101;
082125000100000100 (portion of); 082125000200000200

Proposed Use of Property: Consistent with the Hamlet Future Land Use

Existing Zoning: Agriculture Existing Land Use: Rural & Rural Transition

Would like to change Zoning to: No change in Zoning is requested with this application.

Would like to change Land Use to: No change in Land Use is requested with this application.

Current number of structures on the property: None

What utilities currently exist on the site?

Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?

Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes No

If yes, please describe: N/A

RECORDED DEEDS

This instrument prepared by and
after recording return to:



Lynne M. White, Esq.
Akerman, Senterfitt & Eidson, P.A.
420 South Orange Avenue, Ste 1200
Orlando, Florida 32801
Po Box 231

THIS DEED TRANSFERS UNENCUMBERED PROPERTY FROM AN ENTITY TO THE
SOLE OWNER OF THAT ENTITY WITHOUT FURTHER CONSIDERATION AND IS
THEREFORE SUBJECT ONLY TO MINIMUM DOCUMENTARY STAMP TAX.

WARRANTY DEED

THIS WARRANTY DEED, made and executed as of the 13TH day of January,
2011, by **ADRIANA CORPORATION**, a dissolved Florida corporation, having an
address at 35543 Estes Road, Eustis, Florida 32736 ("Grantor"), in favor of **LOMA
LINDA CORPORATION**, a Florida corporation, which is the sole shareholder of Adriana
Corporation, and whose address is 35543 Estes Road, Eustis, Florida 32736
("Grantee");

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00)
and other valuable consideration, the receipt and sufficiency of which are hereby
acknowledged, does grant, bargain, sell, alien, remise, release, convey, and confirm
unto the Grantee all of its undivided interest, as tenant in common, in and to that certain
piece, parcel or tract of land situated in Lake County, Florida, being more particularly
described on Exhibit A, attached hereto and incorporated herein by this reference (the
"Property");

Tax parcel numbers: 07-21-25-000100-000101; 05-21-25-000300-000901; 06-
21-25-000400-000700; and 08-21-25-000200-000200.

TOGETHER WITH all the tenements, hereditaments, easements and
appurtenances, including riparian rights, if any, thereto belonging or in anywise
appertaining;

TO HAVE AND TO HOLD the Property in fee simple forever.

{01617493;1}

AND Grantor does hereby covenant with and warrant to Grantee that Grantor is lawfully seized of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; and that Grantor fully warrants the title to the Property and will defend the same against the lawful claims of all persons whomsoever.

This conveyance is subject to ad valorem real property taxes and assessments for the year 2011 and subsequent years.

IN ADDITION to the conveyance of the Property as herein set forth, Grantor further remises, releases, transfers, assigns, and quit-claims unto Grantee forever, without representation or warranty, all right, title, interest, claim and demand of Grantor in and to any and all other real or personal property, together with any and all appurtenant rights or interests of any kind or nature whatsoever, owned by Grantor and being located in Lake County, Florida.

THIS DEED is given by Adriana Corporation in accordance with Florida Statutes Section 607.1405, to wind up and liquidate the business and affairs of Adriana Corporation.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in manner and form sufficient to bind it as of the day and year first above written.

Signed, sealed and delivered in the presence of:

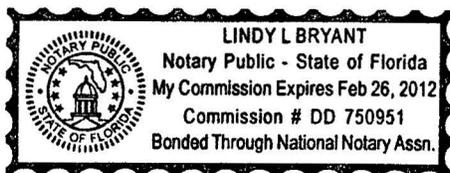
ADRIANA CORPORATION,
a dissolved Florida corporation

[Signature]
Print Name: KB Varbrough
[Signature]
Print Name: Debbie Dies

By: [Signature]
Jerry D. Cloud
As President

STATE OF Florida
COUNTY OF Lake

The foregoing instrument was acknowledged before me this 13th day of January, 2011, by Jerry D. Cloud, as President of Adriana Corporation., a dissolved Florida corporation, on behalf of the corporation.



[Signature]
Notary Public-State of Florida
Personally known to me OR Produced Identification
Type of Identification Produced _____
Notary Seal

{01617493;1}

EXHIBIT A

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

LESS AND EXCEPT COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST, AND RUN THENCE WEST 330 FEET FOR THE POINT OF BEGINNING FOR THIS TRACT; THENCE CONTINUE WEST 330 FEET, THENCE SOUTH 660 FEET; THENCE EAST 330 FEET, THENCE NORTH 660 FEET TO THE POINT OF BEGINNING.

{01617493;1}

LEGAL DESCRIPTION

Parcel One

Part of 08 21 25 0001 000 00100

Alt key 1302340

158.8 ac

The Northeast one-quarter (1/4) of Section 8, Township 21 South, Range 25 East, less and except the eastern forty (40) feet of the Northeast one-quarter of the northeast one-quarter of Section 8, Lake County, Florida.

Parcel Two

05 2125 0003 000 00901

Alt key 1210224

26.5 ac

06 2125 0004 000 00700

Alt key 1210305

6.0 ac

07 2125 0001 000 00101

Alt key 1302285

36.0 ac

08 2125 0002 000 00200

Alt key 1302358

142.0 ac

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

LESS AND EXCEPT COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST, AND RUN THENCE WEST 330 FEET FOR THE POINT OF BEGINNING FOR THIS TRACT; THENCE CONTINUE WEST 330 FEET, THENCE SOUTH 660 FEET; THENCE EAST 330 FEET, THENCE NORTH 660 FEET TO THE POINT OF BEGINNING.



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Profit Corporation
LOMA LINDA CORPORATION

Filing Information

Document Number 160242
FEI/EIN Number 59-0845354
Date Filed 01/18/1950
State FL
Status ACTIVE

Principal Address

35543 ESTES ROAD
EUSTIS, FL 32736

Changed: 04/27/1999

Mailing Address

C/o V Lange
723 Daneshall Dr
Louisville, KY 40206

Changed: 02/17/2018

Registered Agent Name & Address

Lange, victoria
723 Daneshall dr
louisville, FL 40206-2906

Name Changed: 04/13/2020

Address Changed: 04/13/2020

Officer/Director Detail

Name & Address

Title President

EGGER, SUSAN
1901 CHARBDIN PLACE
LOUISVILLE, KY 40207

Title SD

LANGE, VICTORIA E.
 723 DANES HALL DRIVE
 LOUISVILLE, KY 40206

Annual Reports

Report Year	Filed Date
2018	02/17/2018
2019	02/13/2019
2020	04/13/2020

Document Images

04/13/2020 -- ANNUAL REPORT	View image in PDF format
02/13/2019 -- ANNUAL REPORT	View image in PDF format
02/17/2018 -- ANNUAL REPORT	View image in PDF format
03/12/2017 -- ANNUAL REPORT	View image in PDF format
03/02/2016 -- ANNUAL REPORT	View image in PDF format
04/27/2015 -- ANNUAL REPORT	View image in PDF format
04/20/2014 -- ANNUAL REPORT	View image in PDF format
04/12/2013 -- ANNUAL REPORT	View image in PDF format
03/23/2012 -- ANNUAL REPORT	View image in PDF format
04/18/2011 -- ANNUAL REPORT	View image in PDF format
03/23/2010 -- ANNUAL REPORT	View image in PDF format
04/23/2009 -- ANNUAL REPORT	View image in PDF format
04/21/2008 -- ANNUAL REPORT	View image in PDF format
04/26/2007 -- ANNUAL REPORT	View image in PDF format
06/02/2006 -- ANNUAL REPORT	View image in PDF format
05/02/2005 -- ANNUAL REPORT	View image in PDF format
04/23/2004 -- ANNUAL REPORT	View image in PDF format
04/15/2003 -- ANNUAL REPORT	View image in PDF format
04/10/2002 -- ANNUAL REPORT	View image in PDF format
05/15/2001 -- ANNUAL REPORT	View image in PDF format
04/20/2000 -- ANNUAL REPORT	View image in PDF format
04/27/1999 -- ANNUAL REPORT	View image in PDF format
05/01/1998 -- ANNUAL REPORT	View image in PDF format
05/02/1997 -- ANNUAL REPORT	View image in PDF format
04/22/1996 -- ANNUAL REPORT	View image in PDF format

PROPERTY RECORD CARDS

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210224
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	05-21-25-0003-000-00901
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	S 901.55 FT OF SW 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	16.5	AC	\$5,775.00	\$136,125.00
2	WETLAND (9600)	0	0		10	AC	\$450.00	\$450.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$136,575	\$6,225	\$6,225	5.07340	\$31.58
	\$136,575	\$6,225	\$6,225	0.46290	\$2.88

LAKE COUNTY MSTU
AMBULANCE

LAKE COUNTY MSTU FIRE	\$136,575	\$6,225	\$6,225	0.47040	\$2.93
SCHOOL BOARD STATE	\$136,575	\$6,225	\$6,225	3.88500	\$24.18
SCHOOL BOARD LOCAL	\$136,575	\$6,225	\$6,225	2.99800	\$18.66
LAKE COUNTY MSTU STORMWATER	\$136,575	\$6,225	\$6,225	0.49570	\$3.09
ST JOHNS RIVER FL WATER MGMT DIST	\$136,575	\$6,225	\$6,225	0.24140	\$1.50
LAKE COUNTY VOTED DEBT SERVICE	\$136,575	\$6,225	\$6,225	0.11000	\$0.68
LAKE COUNTY WATER AUTHORITY	\$136,575	\$6,225	\$6,225	0.35570	\$2.21
SOUTH LAKE HOSPITAL DIST	\$136,575	\$6,225	\$6,225	0.00000	\$0.00
				Total: 14.0925	Total: \$87.71

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000)	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$1,836.96**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210305
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	06-21-25-0004-000-00700
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	BEG AT SE COR OF SEC, RUN N 901.55 FT, SW TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		1	AC	\$350.00	\$11,000.00
2	WETLAND (9600)	0	0		5	AC	\$225.00	\$225.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$11,225	\$575	\$575	5.07340	\$2.92

LAKE COUNTY MSTU AMBULANCE	\$11,225	\$575	\$575	0.46290	\$0.27
LAKE COUNTY MSTU FIRE	\$11,225	\$575	\$575	0.47040	\$0.27
SCHOOL BOARD STATE	\$11,225	\$575	\$575	3.88500	\$2.23
SCHOOL BOARD LOCAL	\$11,225	\$575	\$575	2.99800	\$1.72
LAKE COUNTY MSTU STORMWATER	\$11,225	\$575	\$575	0.49570	\$0.29
ST JOHNS RIVER FL WATER MGMT DIST	\$11,225	\$575	\$575	0.24140	\$0.14
LAKE COUNTY VOTED DEBT SERVICE	\$11,225	\$575	\$575	0.11000	\$0.06
LAKE COUNTY WATER AUTHORITY	\$11,225	\$575	\$575	0.35570	\$0.20
SOUTH LAKE HOSPITAL DIST	\$11,225	\$575	\$575	0.00000	\$0.00
				Total: 14.0925	Total: \$8.10

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$150.09**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302285
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	07-21-25-0001-000-00101
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ
			School Boundary Maps ⓘ
Property Description:	BEG AT NE COR OF SEC, RUN S 1980 FT, W 1320 FT, N 660 FT, NE TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		25	AC	\$8,750.00	\$137,500.00
2	WETLAND (9600)	0	0		11	AC	\$495.00	\$495.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$137,995	\$9,245	\$9,245	5.07340	\$46.90

LAKE COUNTY MSTU AMBULANCE	\$137,995	\$9,245	\$9,245	0.46290	\$4.28
LAKE COUNTY MSTU FIRE	\$137,995	\$9,245	\$9,245	0.47040	\$4.35
SCHOOL BOARD STATE	\$137,995	\$9,245	\$9,245	3.88500	\$35.92
SCHOOL BOARD LOCAL	\$137,995	\$9,245	\$9,245	2.99800	\$27.72
LAKE COUNTY MSTU STORMWATER	\$137,995	\$9,245	\$9,245	0.49570	\$4.58
ST JOHNS RIVER FL WATER MGMT DIST	\$137,995	\$9,245	\$9,245	0.24140	\$2.23
LAKE COUNTY VOTED DEBT SERVICE	\$137,995	\$9,245	\$9,245	0.11000	\$1.02
LAKE COUNTY WATER AUTHORITY	\$137,995	\$9,245	\$9,245	0.35570	\$3.29
SOUTH LAKE HOSPITAL DIST	\$137,995	\$9,245	\$9,245	0.00000	\$0.00
				Total: 14.0925	Total: \$130.29

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$1,814.41**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302340
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0001-000-00100
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	SOUTH DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	NE 1/4		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	120	AC	\$42,000.00	\$660,000.00
2	ABANDONED GROVE (6619)	0	0	ABANDONED	40	AC	\$2,000.00	\$220,000.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

There is no sales history information to display.
Click here to search for mortgages, liens, and other legal documents. ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.
The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$880,000	\$44,000	\$44,000	5.07340	\$223.23
LAKE COUNTY MSTU AMBULANCE	\$880,000	\$44,000	\$44,000	0.46290	\$20.37
LAKE COUNTY MSTU FIRE	\$880,000	\$44,000	\$44,000	0.47040	\$20.70

SCHOOL BOARD STATE	\$880,000	\$44,000	\$44,000	3.88500	\$170.94
SCHOOL BOARD LOCAL	\$880,000	\$44,000	\$44,000	2.99800	\$131.91
LAKE COUNTY MSTU STORMWATER	\$880,000	\$44,000	\$44,000	0.49570	\$21.81
ST JOHNS RIVER FL WATER MGMT DIST	\$880,000	\$44,000	\$44,000	0.24140	\$10.62
LAKE COUNTY VOTED DEBT SERVICE	\$880,000	\$44,000	\$44,000	0.11000	\$4.84
LAKE COUNTY WATER AUTHORITY	\$880,000	\$44,000	\$44,000	0.35570	\$15.65
SOUTH LAKE HOSPITAL DIST	\$880,000	\$44,000	\$44,000	0.00000	\$0.00
				Total: 14.0925	Total: \$620.07

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
✓ Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$11,781.33**

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302358
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0002-000-00200
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	N 1/2 OF NW 1/4, NW 1/4 OF SW 1/4 OF NW 1/4, SE 1/4 OF NW 1/4, N 1/4 OF NE 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		103	AC	\$36,050.00	\$566,500.00
2	WETLAND (9600)	0	0		39	AC	\$1,755.00	\$1,755.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$568,255	\$37,805	\$37,805	5.07340	\$191.80

LAKE COUNTY MSTU AMBULANCE	\$568,255	\$37,805	\$37,805	0.46290	\$17.50
LAKE COUNTY MSTU FIRE	\$568,255	\$37,805	\$37,805	0.47040	\$17.78
SCHOOL BOARD STATE	\$568,255	\$37,805	\$37,805	3.88500	\$146.87
SCHOOL BOARD LOCAL	\$568,255	\$37,805	\$37,805	2.99800	\$113.34
LAKE COUNTY MSTU STORMWATER	\$568,255	\$37,805	\$37,805	0.49570	\$18.74
ST JOHNS RIVER FL WATER MGMT DIST	\$568,255	\$37,805	\$37,805	0.24140	\$9.13
LAKE COUNTY VOTED DEBT SERVICE	\$568,255	\$37,805	\$37,805	0.11000	\$4.16
LAKE COUNTY WATER AUTHORITY	\$568,255	\$37,805	\$37,805	0.35570	\$13.45
SOUTH LAKE HOSPITAL DIST	\$568,255	\$37,805	\$37,805	0.00000	\$0.00
				Total: 14.0925	Total: \$532.77

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$7,475.37**

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Property data last updated on March 22, 2020.

Site Notice

PROPERTY OWNER & AGENT AFFIDAVIT



Property Owner & Agent Affidavit

Date: April 3, 2020

Before me, the undersigned authority personally appeared, Loma Linda Corp. (property owner's name), who being by me duly sworn on oath, deposes and says:

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to Annex into the City of Groveland the following 5 parcels:
052125000300000901; 062125000400000700; 072125000100000101;
082125000200000200; 082125000100000100
3. That said authority (property owner) has appointed Kathy Hattaway, AICP/Poulos & Bennett LLC & Trevor Hall/Colliers International (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

Susan Egger

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on 3-31-20 (date) by SUSAN EGGER (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

a Kentucky driver's license as identification

PUBLIC NOTARY

Agent's signature

K Hattaway

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on April 3, 2020 (date) by KATHY HATTAWAY (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

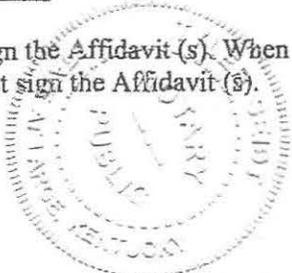
NA as identification

PUBLIC NOTARY

Gayle Alcantara

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).

TYLER SEIDT
Notary Public - State at Large
Kentucky
My Commission Expires Dec. 18, 2021
Notary ID 592154



NOTARY PUBLIC
Notary Public State of Florida
Gayle A Coutant
My Commission GG 334800
Expires 05/14/2023

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302404	Land Base	9.21E+16	CARTER DA	3333 S OR	ORLANDO	FL	32808	SOUTH DE	
2704446	Land Base	9.21E+16	LAKE COUN	315 W MAI	TAVARES	FL	32778	SOUTH DE	
1302340	Land Base	8.21E+16	LOMA LINE	35543 EST	EUSTIS	FL	32736	SOUTH DE	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	379995		379995		490000	2/6/2019	00GR	466	PASTURE II
	24000		24000		73500	9/1/1984		3	0 VACANT GR
	880000		880000			1/1/1970		3	646 PASTURE II

PropertyCl:Acres

PASTURE II 81.29168

VACANT G 8.202785

PASTURE II 160.3468

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3309189	Land Base	5.21E+16	BARBER M,	7821 E DEV	HOWEY IN	FL	34737	7821	EAST
3000650	Land Base	5.21E+16	BURNSED C	117 LANGF	CARY	NC	27513	7743	EAST
2995572	Land Base	5.21E+16	HAMPTON	7935 E DEV	HOWEY IN	FL	34737	7935	EAST
1302340	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	SOUTH	DEV
3000633	Land Base	5.21E+16	MILLER DEI	7701 E DEV	HOWEY IN	FL	34737	7701	EAST

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
1992	66234	32382	98616		74500	#####		3	953 MH ACRE /
1991	66234	49387	116096	475	145000	#####		3	1703 MH ACRE /
2000	59624	91030	151158	504	25000	3/1/1991		3	0 DRY SFR LC
	880000		880000			1/1/1970		3	646 PASTURE II
2006	61277	66143	131470	4050	55000	#####		3	1084 MH ACRE /

PropertyCl:Acres

MANUFAC 4.847158

MANUFAC 4.845046

SINGLE FAM 4.416158

PASTURE II 160.3468

MANUFAC 4.477279

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302358	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302374	Land Base	8.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustV	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	568255		568255			1/1/1970		3	555 PASTURE II
	99698		99698		95000	#####		3	116 CROPLAND

PropertyCl:Acres
PASTURE II 140.1597
CROPLAND 27.95082

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302226	Land Base	7.21E+16	BAR-KEY GI	1719 CITRU	LEESBURG	FL	34748	BEST ORCH	
1302277	Land Base	7.21E+16	BYRD RICH	6705 BEST	LEESBURG	FL	34748	6651 BEST	
1302285	Land Base	7.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302315	Land Base	7.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	325809		325809			1/1/1970		3	371 PASTURE II
2005	391438	49636	442378	1304	115000	#####		3	1011 MH LAKE LI
	137995		137995			1/1/1970		3	136 PASTURE II
	97034		97034		95000	#####		3	81 CROPLAND

PropertyCl:Acres

PASTURE II 111.3967

MANUFAC 38.32419

PASTURE II 48.96919

CROPLAND 14.99992



CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

LOMA LINDA ANNEXATION

CASE NO 2020-16

APPLICANT Kathy Hattaway

ACTION REQUESTED _____

Annexation

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 p.m.

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.

For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003

156 S. LAKE AVE., GROVELAND, FL



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

**VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS
INCLUDED ON PROPERTY OWNER'S LIST**

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

1. Affiant's name is DeWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
2. Affiant is an employee, or authorized agent of the City of Groveland.
3. This affidavit is provided for the following community development project:

Name of Project: Lona Linda
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

4. Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

5. I mailed the public notices via first class U.S. Mail, on the following date June, 20, 2020.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DelWayne Jones
(Employee's/Agent's Signature)

Print: DelWayne Jones

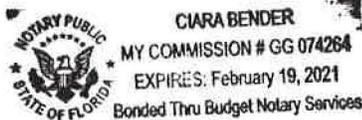
Date: June 20, 2020

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020 by the Affiant, DelWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida

SEAL





VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows: (Name of employee)

1. Affiant's name is DeWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.

2. Affiant is the applicant for the following community development project:

Name of Project: Loma Linda Annexation
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation
Vacate plat
Lot split

3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 22, 2020. Affiant installed a total of 4 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.

4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).

5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).

6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

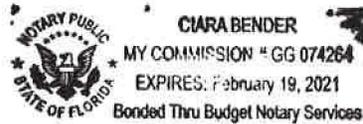
Print: DeWayne Jones

Date: 6/24/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20 day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



Ciara Bender
Notary Public, State of Florida

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

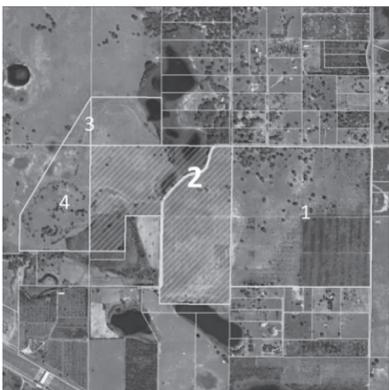
ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



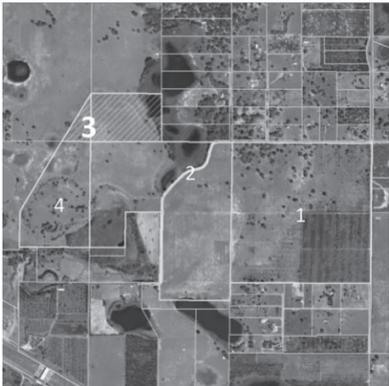
ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



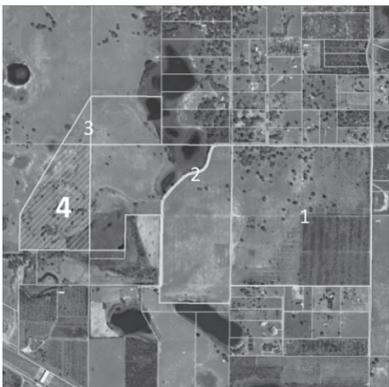
ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-18

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA ST A TUTES (2019); ANNEXING 36 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053292 - June 20, 2020

Tiz the Law is the favorite to win the Belmont Stakes

By Stephen Edelson
Asbury Park Press
USA TODAY NETWORK

152nd Belmont Stakes

When: Today, 3-6 p.m. ET
Post time: 5:42 p.m. ET
Watch: NBC, NBCSports.com and the NBC Sports app

Tiz the Law was installed as the 6-5 morning line favorite at Wednesday's post position draw for Saturday's 152nd running of the \$1 million Belmont Stakes at Belmont Park.

The Barclay Tagg-trained multiple Grade I winner will break from the eight post against nine competitors in the 1-1/8 mile test around one turn.

"It could have been worse. I was hoping to get 5 or 6," said Tagg.

This week's events mark a return to the national spotlight for horse racing, some 11 weeks after the Kentucky Derby had been scheduled to kick off the Triple Crown on May 2.

The Kentucky Derby will now be run on Sept. 5, with the Preakness closing out the elongated version of the Triple Crown on Oct. 3 due to disruptions caused by the COVID-19 pandemic, leaving the Belmont Stakes, traditionally the final jewel of the Triple Crown, to be run as the first leg this year.

NBC Sports will broadcast the 152nd Belmont

Stakes on June 20 from 3-6 p.m. ET on NBC, NBCSports.com and the NBC Sports app, with post time scheduled for 5:42 p.m.

Here's a look at the 10 horses that will go post-ward in the Belmont Stakes, including post positions, morning line odds and info on each entrant:

1. TAP IT TO WIN 6-1

Trainer: Mark Casse
Jockey: John Velazquez
While this son of Tapit has never won outside the allowance ranks, it was his performance in a dominating win at Belmont Park on June 4 that punched his ticket, producing a Beyer Speed Figure of 97, the second-highest number of any horse in the field. In that race, he opened up a 7 1/2 length lead entering the stretch, missing the track record at a 1- 1/16 mile track by .54 seconds.

2. SOLE VOLANTE 9-2

Trainer: Patrick Biancone
Jockey: Luca Panici
Winner of the Grade 3 Sam F. Davis at Tampa on Feb. 20, this son of Karakontie is a true closer. He nearly rallied from last in the Grade 2 Tampa Bay Derby on March 20, finishing second, and will benefit greatly from a quick pace on the front end. He'll need to stay a little closer to the pace in this one.

3. MAX PLAYER 15-1

Trainer: Linda Rice
Jockey: Joel Rosario
Winner of two straight, including an impressive victory from off the pace in the Grade 3 Withers at Aqueduct on Feb. 1 in his last start, the jockey switch to Rosario is important. Sir Winston won last year's Belmont mainly because Rosario him a great, ground-saving ride.

4. MODERNIST 15-1

Trainer: Bill Mott
Jockey: Junior Alvarado
In his two career wins, a Maiden race at Aqueduct on Jan. 25 and the Grade 2 Risen Star at the Fair Grounds on Feb. 15, this son of Uncle Mo was on the lead or challenging the pacesetter throughout. In the Grade 2 Louisiana Derby in his last

start on March 21, he was unable to rally from off the pace, starting from the outside in a 14-horse field and getting struck wide around the first turn.

5. FARMINGTON ROAD 15-1

Trainer: Todd Pletcher
Jockey: Javier Castellano
A longshot who has never won beyond the maiden ranks, this son of Quality Road will be coming from far off the pace. In the best performance of his career he rallied from last to finish second, beaten a half-length, in the \$200,000 Oaklawn Stakes on April 11. He rallied to finish fourth in the Grade 1 Arkansas Derby on May 2 in his last start.

6. FORE LEFT 30-1

Trainer: Doug O'Neill
Jockey: Jose Ortiz
Rerouted from the Woody Stephens Stakes to the Belmont Stakes on Tuesday by O'Neill, the winner of last year's Tremont Stakes at Belmont is coming off a wire-to-wire victory in the Group III UAE 2000 Guineas at Meydan Race Course in Dubai on Feb. 6. He will be pushing the pace at the front of the field, but it's unclear he can get the nine furlong distance. His last race was at eight furlongs.

WRIGHT

From Page A5

sweat and tears, to get to offer my opinion about something like this."

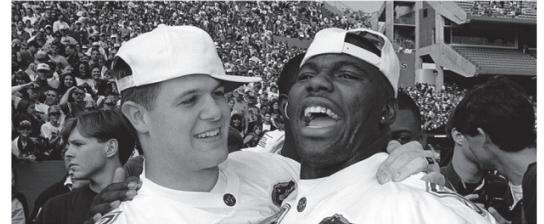
Wright was a member of Florida's first football national title team.

The cheer is used — often with the UF band

offering the music to start it — at most UF sporting events. The cheer and the Gator band prompts go back many years before Wright came to Florida.

In fact, Gator Bait magazine began in 1980.

"It's not about us not getting along because of a cheer," Wright said. "Keep the good stuff and abolish the bad things."



Florida's Danny Wuerffel, left, and Lawrence Wright hug and share a laugh on Jan. 11, 1997 at the Gators' National Championship Celebration at Ben Hill Griffin Stadium. Wright came up with the line: "If you ain't a Gator, ya Gator bait, baby." [FILE]

CHANT

From Page A5

in motion pictures and popular song, such as the not-so-sweet lullaby "Mammy's Little Alligator Bait," composed by Henry Wise and Sidney Perrin in 1899, according to the Library of Congress.

Historical evidence on the subject, however, has been mixed until recently; a 2014 article in the Miami New Times concluded "during slavery and into the 20th Century, Black babies were used as alligator bait in North and Central Florida." Time magazine in 1923 reported the practice of using Black

children as alligator bait had taken place in Chipley, Florida — the town rejected this claim, calling it "a silly lie, false and absurd."

A 2017 Snopes investigation reported that evidence put forth to suggest that the practice had ever actually happened was simply not credible.

For fans of Florida's athletic programs, the chant has taken on a life of its own; from numerous publications, to Gator great Lawrence Wright "during slavery and into the 20th Century, Black babies were used as alligator bait in North and Central Florida." Time magazine in 1923 reported the practice of using Black

Florida's version of "Roll Tide."

"I'm not going for it," Wright told The Gainesville Sun. "I created something for us. It's a college football thing. It's not a racist thing, it's about us, the Gator Nation. And I'm Black."

"What about our history as the Gator Nation? We took a program from the top five to No. 1 in the country. I think I've done enough, put in the sweat and tears, to get to offer my opinion about something like this," Wright said Thursday.

Former Florida player and coach Steve Spurrier understands Fuchs' decision.

"It kind of surprised me, but I didn't know there was anything racial about it," Spurrier said. "But when (Athletic Director) Scott Stricklin told me about some of the history of it, I said, 'Let's get rid of it.'"

As for the publication, it still exists today and recently celebrated its 40th anniversary.

David Stirt founded Gator Bait Magazine in 1980, two years after moving to Gainesville from Stowe, Vermont, for graduate school. A Gainesville native to this day, Stirt attended Florida's 22-21 loss to Miami on Dec. 1, 1978, where he witnessed UF fans chanting "Gator bait!" repeatedly in the direction of the the 'Canes sideline.

"To me, the meaning

was absolutely clear-cut when I saw those players running out of the tunnel, and the fans were just going nuts with this Gator Bait chant, that 'Hey, these Gator players are just going to tear apart this other team today,'" Stirt told The Gainesville Sun. "It had no other connotation whatsoever, that was the one and only connotation I ever had for that saying."

While working as a reporter the following year, Stirt began to plan out the creation of his new publication. With the help of an Ocala-based printing press, Carlson Color Graphics, Stirt was able to produce 25,000 sample copies, which eventually led to 500 charter subscribers by the time the first issue was ready to roll out in Aug. 1980.

Until Thursday's announcement, Stirt was unaware of the controversy.

"I only know why I used the name, and if you're asking me, had I known things 40 years ago that I know today, would it have been different? Probably. I have no way of knowing," Stirt said. "But without the historical context back in 1980, I just considered it a fantastic cheer, and that's why I picked it up and used it as a name."

After Florida's announcement, fans and media began reacting divisively on social media.

A petition to keep the cheer had nearly reached its goal hours after Fuchs' decision.

FLAG

From Page A5

are held in Mississippi.

But both schools have consistently fielded highly ranked baseball teams and Mississippi State's women's basketball team has hosted NCAA tournament games four times since 2010.

Mississippi is home to four other Division I

schools: Southern Mississippi, which competes in Conference USA, and Alcorn State, Jackson State and Mississippi Valley State, historically Black universities in the Southwestern Athletic Conference. The state also has two Division II schools in Delta State and Mississippi College and three D-III's in Belaven University, Millsaps College and Mississippi University for Women.



County seeks grant applicants for emergency food and shelter programs

Tavares — Qualifying emergency food and shelter programs run by local service agencies are urged to apply for \$292,710 in federal funds awarded to Lake County through the Department of Homeland Security (DHS) / Federal Emergency Management Agency under the Emergency Food and Shelter National Board Program.

A local board made up of representatives from county government, United Way, the Salvation Army and American Red Cross as well as advocates for the homeless, faith-based organizations and community partners will determine how the funds will be distributed.

Under the terms of the grant from the National Board, local agencies chosen to receive funds must:

- Be a private voluntary nonprofit or unit of government
- Have a voluntary board established and be eligible to receive federal funds
- Have an accounting system
- Practice nondiscrimination
- Have demonstrated the capability to deliver emergency food and /or shelter programs

Grant funds can be used for rent/mortgage assistance, utility assistance, mass shelter, served meals and food for pantry distribution. Any agency receiving funds for rent, mortgage or utility assistance will be required to enter client data into the Homeless Management and Information System.

Nonprofit or government agencies interested in applying for Emergency Food and Shelter Program funds may contact Stephanie Glass at 352-742-6519 / sglass@lakecountyfl.gov. Applications are also available at the Lake County Office of Housing & Human Services, 2008 Classique Lane, Tavares, from 8 a.m. to 5 p.m. Monday-Friday. Applications must be received by 4 p.m. on Friday, July 17, 2020.

Interested applicants should plan to participate in the Emergency Food and Shelter Program application and reporting training scheduled via Go To Meeting on June 29, 2020 at 1 p.m.
<https://global.gotomeeting.com/join/854048845> Dial +1 (657)220-3412 Access Code: 854-048-845

D053301 - June 20, 2020

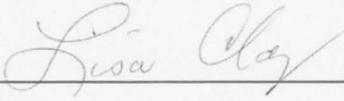
Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared
Lisa Clay



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

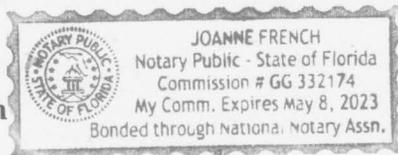
was published in said newspaper in the issues of:

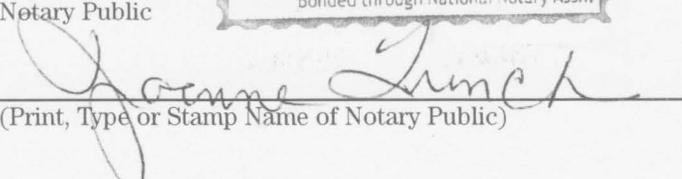
JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public




(Print, Type or Stamp Name of Notary Public)

AD# D053292

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE

LOMA LINDA ANNEXATION
ORDINANCE 2020-17

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-17 – LOMA LINDA ANNEXATION

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from Poulos & Bennett, LLC, representing property owner Loma Linda Corporation, requesting voluntary annexation into the City of Groveland, pursuant to Chapter 171, Florida Statutes. Parcel 3 consists of two parcels totaling 32.5 +/- acres, generally located on the north side of E. Dewey Robbins Rd in the northwest section of the Groveland's ISBA. The properties are currently vacant.

Staff recommends approval of Ordinance 2020-17.

BUDGET IMPACT:

Annexation of the property and future development of the property will result in enhanced ad valorem revenues for the City.

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-17.

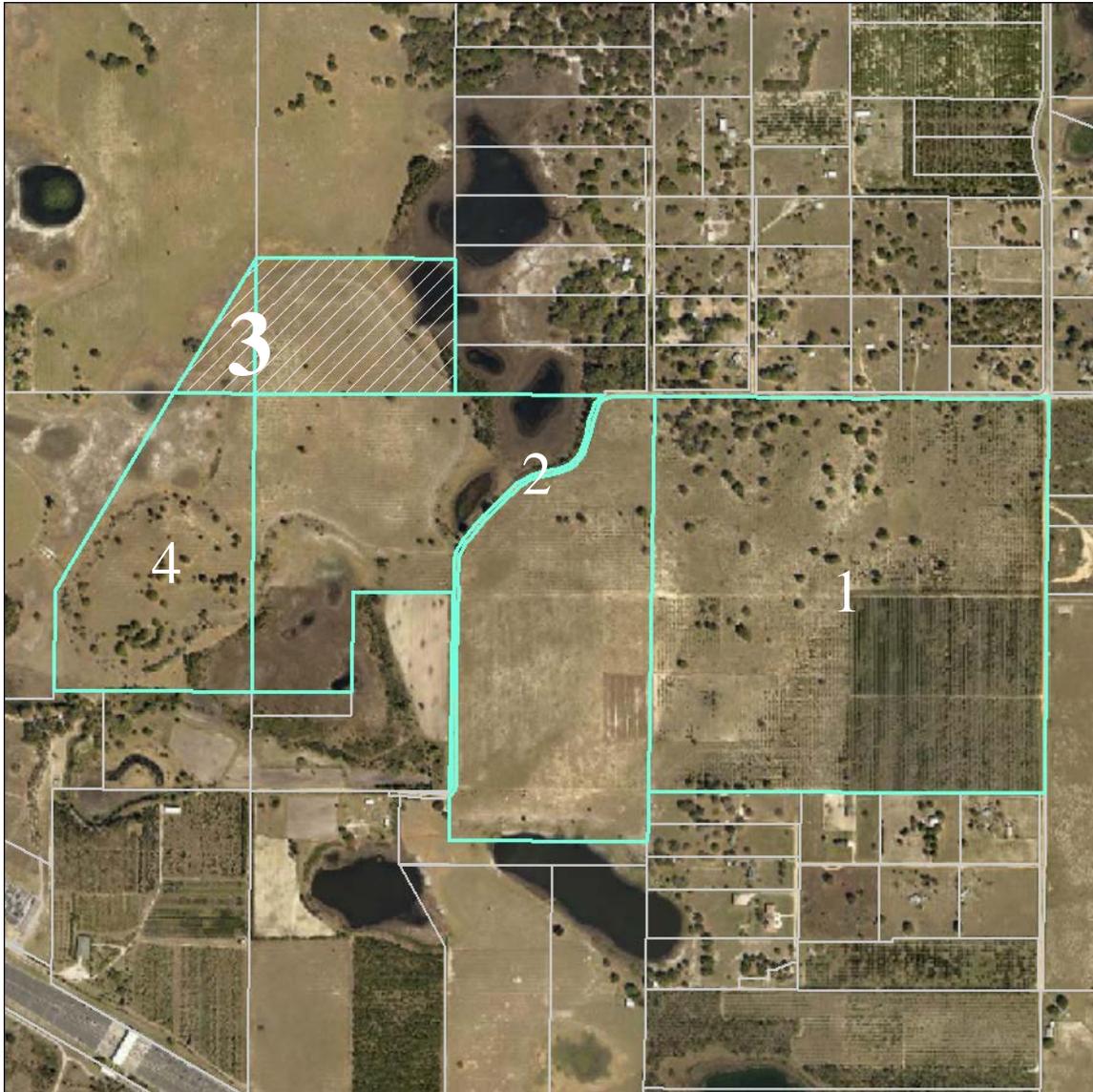
ATTACHMENTS:

Attachment 1 Ordinance 2020-17 with Legal Description and Aerial Map

Attachment 2 Application Submittal & Support Documents

Attachment 3 Notice Support Documentation

Alternate Key – 1210224, 1210305



"City with Natural Charm"

ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

WHEREAS, Kathy Hattaway, AICP/Poulos & Bennett, LLC on behalf of Loma Linda Corp, a property owner in an unincorporated area of Lake County, has petitioned the City Council, Groveland, Florida, to annex property into the City of Groveland; and

WHEREAS, the property, as hereafter defined, is eligible for annexation; and

WHEREAS, the City Council has determined that the area proposed for annexation meets the requirements of §171.044, Florida Statutes; and

WHEREAS, this Ordinance has been advertised as required by law with a copy of said notice sent via certified mail to the Board of County Commissioners of Lake County as provided for by statute; and

WHEREAS, all other procedural and notice requirements mandated by State law and the City's Code of Ordinances have been followed and satisfied; and

NOW THEREFORE, be it ordained, by the City Council of the City of Groveland, Florida, as follows:

Section 1: Legislative Findings. The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2: Annexation. The corporate limits of the City of Groveland, Florida, are hereby extended and increased to include and embrace within the corporate limits of the City of Groveland, the real property described as:

Legal Description: See attached Exhibit A

Parcel Id No.: 05-21-25-0003-000-00901; Alt. Key 1210224
Parcel Id No.: 06-21-25-0004-000-00700; Alt. Key 1210305

(the "Property").

The Property is hereby annexed and declared to be a part of the City of Groveland. The Property is depicted in the map attached hereto as **Exhibit B**.

Section 3: Applicability and Effect. Upon this Ordinance becoming effective, the property annexed shall be subject to all laws, ordinances, and regulations enforced in the City of Groveland, and shall be entitled to the same privileges and benefits as other parts of the City of Groveland upon the effective date of the annexation.

Section 4: Directions. In accordance with Section 171.044(3), Florida Statutes (2019) within seven (7) days of the adoption of this Ordinance, certified copies of this shall be provided to the Clerk of the Circuit Court (Recording), and the Secretary of State of the State of Florida. It shall further be submitted to the Office of Economic and Demographic Research within 30 days of approval along with a statement specifying the population census effect and the affected land area. F.S. 171.091, Florida Statutes.

Section 5: Conflicts. All ordinances and parts of ordinances to the extent in conflict with this Ordinance are hereby repealed.

Section 6: Severability. If any provision or portion of this ordinance is declared by any court competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 7: Scrivener's Errors. Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 8: Effective Date. This ordinance shall become effective immediately upon passage by the City Council of the City of Groveland in accordance with law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this ____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

Second Reading _____

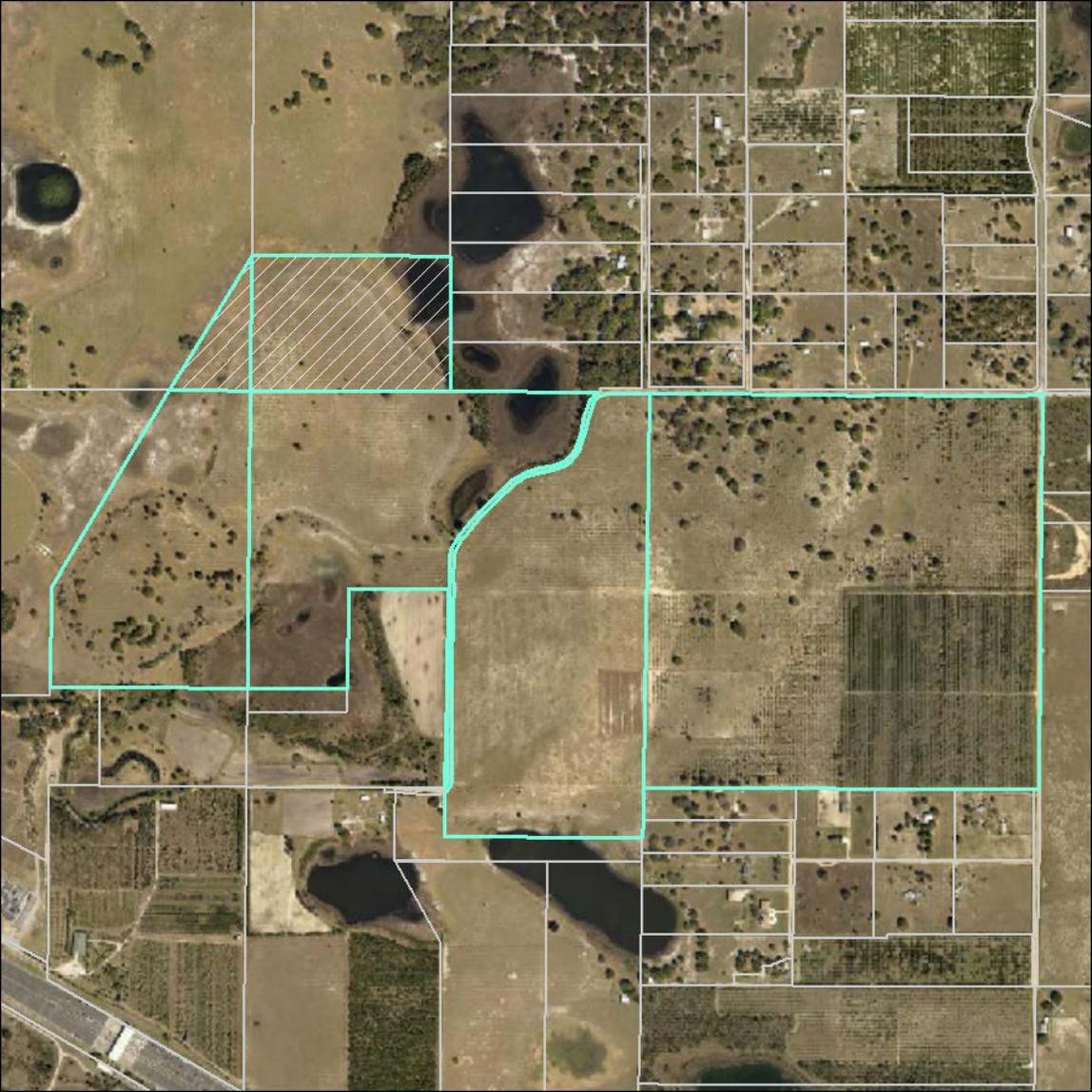
Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

EXHIBIT A

LEGAL DESCRIPTION

Alt. Key 1302285



ATTACHMENT 2

POULOS & BENNETT

Poulos & Bennett, LLC • 2602 E. Livingston Street • Orlando, Florida 32803 • (407) 487-2594 • www.poulosandbennett.com

April 3, 2020

Mr. Tim Maslow
Community Development Director
City of Groveland
156 South Lake Avenue
Groveland, FL 34736

Subject: Loma Linda – Annexation Application
Poulos & Bennett Job No. 20-046

Dear Mr. Maslow:

Poulos & Bennett, LLC, on behalf of Loma Linda Corp., is pleased to submit herein an application for Annexation of the property into City of Groveland jurisdiction. Along with this cover letter and Annexation Application, we provide the following:

- Application Documents
 - Owner/Agent Affidavit;
 - Property Record Cards;
 - Recorded Deeds;
 - Legal Description (included in Word format); and
 - Application Fee, Check No. 3685; in the amount of \$1,000.00 (City of Groveland and Consultants), and;
 - CD including the above-mentioned items.

Should you have any questions or need additional information to process our application, please contact me at 407-487-2594 or khattaway@poulosandbennett.com.

Sincerely,



Kathy Hattaway, AICP
Planning Group Leader

c: Loma Linda Corp.

Loma Linda

Annexation Application Package

City of Groveland, Florida

Prepared For:
Loma Linda Corporation

Project No. 20-046

April 2020



TABLE OF CONTENTS

<i>Section 1</i>	<i>Annexation Application</i>
<i>Section 2</i>	<i>Recorded Deeds</i>
<i>Section 3</i>	<i>Property Owner & Agent Affidavit</i>
<i>Section 4</i>	<i>Property Record Cards</i>
<i>Section 5</i>	<i>Legal Description</i>
<i>Section 6</i>	<i>Application Fees</i>



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

- Planning and zoning application.
- Copy of recorded deed.
- Owner's/agent affidavits (original signatures, all owners).
- Property record card.
- Signed and Sealed Boundary and Topographical survey.
- Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only)
- Provide legal description in Word Document.
- CD with all submitted documents in PDF format.
- Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

K. Hottaway

SIGNATURE OF OWNER/AUTHORIZED AGENT

April 3, 2020

DATE

ANNEXATION APPLICATION



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: March 31, 2020

Application # _____

~~Applicant~~ Name: Kathy Hattaway, AICP/
Poulos & Bennett, LLC
Address: 2602 E. Livingston St
Orlando, FL 32803

Applicant Phone# 407-487-2594
Applicant Fax # N/A
Email Address: KHattaway@poulosandbennett.com

Applicant is: () Owner (X) Agent () Purchaser () Lessee () Optionee

Owners Name: Loma Linda Corp
Address: 35543 ESTES RD
EUSTIS, FL 32736

Owner's Phone # N/A
Owner's Fax # N/A
Email Address: N/A

Application Type:

- | | | |
|---|---|---|
| <input checked="" type="checkbox"/> Annexation | <input type="checkbox"/> Rezoning | <input type="checkbox"/> Comprehensive Plan Amendment |
| <input type="checkbox"/> Lot Split | <input type="checkbox"/> Lot Line Deviation | <input type="checkbox"/> Variance-Residential |
| <input type="checkbox"/> Site Plan Approval | <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Variance-Commercial/Industrial |
| <input type="checkbox"/> Concurrence Review | <input type="checkbox"/> Construction Plan Review | <input type="checkbox"/> Re-Review |
| <input type="checkbox"/> Special Exception Use | <input type="checkbox"/> Conditional Use Permit | <input type="checkbox"/> Residential Design Review |
| <input type="checkbox"/> Road/Easement Vacation | <input type="checkbox"/> Final Plat | <input type="checkbox"/> Planned Unit Development |
| <input type="checkbox"/> DRI Development | <input type="checkbox"/> Proportionate Fair Share | <input type="checkbox"/> DRI Regional Development |
| <input type="checkbox"/> Other: _____ | | |

Reason for Request: The Property Owner wishes for the property to be permitted and developed, in the future, under the jurisdiction of the City of Groveland.

Project Title (Site Plans, future/existing subdivisions only): N/A

Property Address: See attached Property Cards Property Size: 369.3

Alternate Key #s: 1210224; 1210305; 1302285; 1302340 (portion of); 1302358



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s 052125000300000901 ;062125000400000700; 072125000100000101;
082125000100000100 (portion of); 082125000200000200

Proposed Use of Property: Consistent with the Hamlet Future Land Use

Existing Zoning: Agriculture Existing Land Use: Rural & Rural Transition

Would like to change Zoning to: No change in Zoning is requested with this application.

Would like to change Land Use to: No change in Land Use is requested with this application.

Current number of structures on the property: None

What utilities currently exist on the site?

Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?

Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes No

If yes, please describe: N/A

RECORDED DEEDS

This instrument prepared by and
after recording return to:



Lynne M. White, Esq.
Akerman, Senterfitt & Eidson, P.A.
420 South Orange Avenue, Ste 1200
Orlando, Florida 32801
Po Box 231

THIS DEED TRANSFERS UNENCUMBERED PROPERTY FROM AN ENTITY TO THE
SOLE OWNER OF THAT ENTITY WITHOUT FURTHER CONSIDERATION AND IS
THEREFORE SUBJECT ONLY TO MINIMUM DOCUMENTARY STAMP TAX.

WARRANTY DEED

THIS WARRANTY DEED, made and executed as of the 13TH day of January,
2011, by **ADRIANA CORPORATION**, a dissolved Florida corporation, having an
address at 35543 Estes Road, Eustis, Florida 32736 ("Grantor"), in favor of **LOMA
LINDA CORPORATION**, a Florida corporation, which is the sole shareholder of Adriana
Corporation, and whose address is 35543 Estes Road, Eustis, Florida 32736
("Grantee");

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00)
and other valuable consideration, the receipt and sufficiency of which are hereby
acknowledged, does grant, bargain, sell, alien, remise, release, convey, and confirm
unto the Grantee all of its undivided interest, as tenant in common, in and to that certain
piece, parcel or tract of land situated in Lake County, Florida, being more particularly
described on Exhibit A, attached hereto and incorporated herein by this reference (the
"Property");

Tax parcel numbers: 07-21-25-000100-000101; 05-21-25-000300-000901; 06-
21-25-000400-000700; and 08-21-25-000200-000200.

TOGETHER WITH all the tenements, hereditaments, easements and
appurtenances, including riparian rights, if any, thereto belonging or in anywise
appertaining;

TO HAVE AND TO HOLD the Property in fee simple forever.

{01617493;1}

AND Grantor does hereby covenant with and warrant to Grantee that Grantor is lawfully seized of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; and that Grantor fully warrants the title to the Property and will defend the same against the lawful claims of all persons whomsoever.

This conveyance is subject to ad valorem real property taxes and assessments for the year 2011 and subsequent years.

IN ADDITION to the conveyance of the Property as herein set forth, Grantor further remises, releases, transfers, assigns, and quit-claims unto Grantee forever, without representation or warranty, all right, title, interest, claim and demand of Grantor in and to any and all other real or personal property, together with any and all appurtenant rights or interests of any kind or nature whatsoever, owned by Grantor and being located in Lake County, Florida.

THIS DEED is given by Adriana Corporation in accordance with Florida Statutes Section 607.1405, to wind up and liquidate the business and affairs of Adriana Corporation.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in manner and form sufficient to bind it as of the day and year first above written.

Signed, sealed and delivered in the presence of:

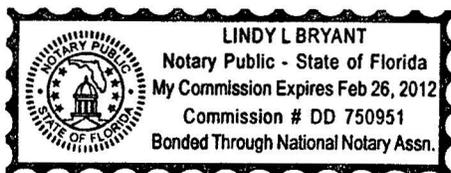
ADRIANA CORPORATION, a dissolved Florida corporation

Print Name: KB Varbrough
Print Name: Debbie Dies

By: Jerry D. Cloud
Jerry D. Cloud
As President

STATE OF Florida
COUNTY OF Lake

The foregoing instrument was acknowledged before me this 13th day of January, 2011, by Jerry D. Cloud, as President of Adriana Corporation., a dissolved Florida corporation, on behalf of the corporation.



Lindy L Bryant
Notary Public-State of Florida
Personally known to me OR Produced Identification
Type of Identification Produced _____
Notary Seal

{01617493;1}

EXHIBIT A

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

LESS AND EXCEPT COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST, AND RUN THENCE WEST 330 FEET FOR THE POINT OF BEGINNING FOR THIS TRACT; THENCE CONTINUE WEST 330 FEET, THENCE SOUTH 660 FEET; THENCE EAST 330 FEET, THENCE NORTH 660 FEET TO THE POINT OF BEGINNING.

{01617493;1}

LEGAL DESCRIPTION

Parcel One

Part of 08 21 25 0001 000 00100

Alt key 1302340

158.8 ac

The Northeast one-quarter (1/4) of Section 8, Township 21 South, Range 25 East, less and except the eastern forty (40) feet of the Northeast one-quarter of the northeast one-quarter of Section 8, Lake County, Florida.

Parcel Two

05 2125 0003 000 00901

Alt key 1210224

26.5 ac

06 2125 0004 000 00700

Alt key 1210305

6.0 ac

07 2125 0001 000 00101

Alt key 1302285

36.0 ac

08 2125 0002 000 00200

Alt key 1302358

142.0 ac

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

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[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Profit Corporation
LOMA LINDA CORPORATION

Filing Information

Document Number 160242
FEI/EIN Number 59-0845354
Date Filed 01/18/1950
State FL
Status ACTIVE

Principal Address

35543 ESTES ROAD
EUSTIS, FL 32736

Changed: 04/27/1999

Mailing Address

C/o V Lange
723 Daneshall Dr
Louisville, KY 40206

Changed: 02/17/2018

Registered Agent Name & Address

Lange, victoria
723 Daneshall dr
louisville, FL 40206-2906

Name Changed: 04/13/2020

Address Changed: 04/13/2020

Officer/Director Detail

Name & Address

Title President

EGGER, SUSAN
1901 CHARBDIN PLACE
LOUISVILLE, KY 40207

Title SD

LANGE, VICTORIA E.
 723 DANES HALL DRIVE
 LOUISVILLE, KY 40206

Annual Reports

Report Year	Filed Date
2018	02/17/2018
2019	02/13/2019
2020	04/13/2020

Document Images

04/13/2020 -- ANNUAL REPORT	View image in PDF format
02/13/2019 -- ANNUAL REPORT	View image in PDF format
02/17/2018 -- ANNUAL REPORT	View image in PDF format
03/12/2017 -- ANNUAL REPORT	View image in PDF format
03/02/2016 -- ANNUAL REPORT	View image in PDF format
04/27/2015 -- ANNUAL REPORT	View image in PDF format
04/20/2014 -- ANNUAL REPORT	View image in PDF format
04/12/2013 -- ANNUAL REPORT	View image in PDF format
03/23/2012 -- ANNUAL REPORT	View image in PDF format
04/18/2011 -- ANNUAL REPORT	View image in PDF format
03/23/2010 -- ANNUAL REPORT	View image in PDF format
04/23/2009 -- ANNUAL REPORT	View image in PDF format
04/21/2008 -- ANNUAL REPORT	View image in PDF format
04/26/2007 -- ANNUAL REPORT	View image in PDF format
06/02/2006 -- ANNUAL REPORT	View image in PDF format
05/02/2005 -- ANNUAL REPORT	View image in PDF format
04/23/2004 -- ANNUAL REPORT	View image in PDF format
04/15/2003 -- ANNUAL REPORT	View image in PDF format
04/10/2002 -- ANNUAL REPORT	View image in PDF format
05/15/2001 -- ANNUAL REPORT	View image in PDF format
04/20/2000 -- ANNUAL REPORT	View image in PDF format
04/27/1999 -- ANNUAL REPORT	View image in PDF format
05/01/1998 -- ANNUAL REPORT	View image in PDF format
05/02/1997 -- ANNUAL REPORT	View image in PDF format
04/22/1996 -- ANNUAL REPORT	View image in PDF format

PROPERTY RECORD CARDS

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210224
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	05-21-25-0003-000-00901
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	S 901.55 FT OF SW 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	16.5	AC	\$5,775.00	\$136,125.00
2	WETLAND (9600)	0	0		10	AC	\$450.00	\$450.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$136,575	\$6,225	\$6,225	5.07340	\$31.58
	\$136,575	\$6,225	\$6,225	0.46290	\$2.88

LAKE COUNTY MSTU
AMBULANCE

LAKE COUNTY MSTU FIRE	\$136,575	\$6,225	\$6,225	0.47040	\$2.93
SCHOOL BOARD STATE	\$136,575	\$6,225	\$6,225	3.88500	\$24.18
SCHOOL BOARD LOCAL	\$136,575	\$6,225	\$6,225	2.99800	\$18.66
LAKE COUNTY MSTU STORMWATER	\$136,575	\$6,225	\$6,225	0.49570	\$3.09
ST JOHNS RIVER FL WATER MGMT DIST	\$136,575	\$6,225	\$6,225	0.24140	\$1.50
LAKE COUNTY VOTED DEBT SERVICE	\$136,575	\$6,225	\$6,225	0.11000	\$0.68
LAKE COUNTY WATER AUTHORITY	\$136,575	\$6,225	\$6,225	0.35570	\$2.21
SOUTH LAKE HOSPITAL DIST	\$136,575	\$6,225	\$6,225	0.00000	\$0.00
				Total: 14.0925	Total: \$87.71

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
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[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$1,836.96**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210305
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	06-21-25-0004-000-00700
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	BEG AT SE COR OF SEC, RUN N 901.55 FT, SW TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		1	AC	\$350.00	\$11,000.00
2	WETLAND (9600)	0	0		5	AC	\$225.00	\$225.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$11,225	\$575	\$575	5.07340	\$2.92

LAKE COUNTY MSTU AMBULANCE	\$11,225	\$575	\$575	0.46290	\$0.27
LAKE COUNTY MSTU FIRE	\$11,225	\$575	\$575	0.47040	\$0.27
SCHOOL BOARD STATE	\$11,225	\$575	\$575	3.88500	\$2.23
SCHOOL BOARD LOCAL	\$11,225	\$575	\$575	2.99800	\$1.72
LAKE COUNTY MSTU STORMWATER	\$11,225	\$575	\$575	0.49570	\$0.29
ST JOHNS RIVER FL WATER MGMT DIST	\$11,225	\$575	\$575	0.24140	\$0.14
LAKE COUNTY VOTED DEBT SERVICE	\$11,225	\$575	\$575	0.11000	\$0.06
LAKE COUNTY WATER AUTHORITY	\$11,225	\$575	\$575	0.35570	\$0.20
SOUTH LAKE HOSPITAL DIST	\$11,225	\$575	\$575	0.00000	\$0.00
				Total: 14.0925	Total: \$8.10

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$150.09**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302285
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	07-21-25-0001-000-00101
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	BEG AT NE COR OF SEC, RUN S 1980 FT, W 1320 FT, N 660 FT, NE TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		25	AC	\$8,750.00	\$137,500.00
2	WETLAND (9600)	0	0		11	AC	\$495.00	\$495.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$137,995	\$9,245	\$9,245	5.07340	\$46.90

LAKE COUNTY MSTU AMBULANCE	\$137,995	\$9,245	\$9,245	0.46290	\$4.28
LAKE COUNTY MSTU FIRE	\$137,995	\$9,245	\$9,245	0.47040	\$4.35
SCHOOL BOARD STATE	\$137,995	\$9,245	\$9,245	3.88500	\$35.92
SCHOOL BOARD LOCAL	\$137,995	\$9,245	\$9,245	2.99800	\$27.72
LAKE COUNTY MSTU STORMWATER	\$137,995	\$9,245	\$9,245	0.49570	\$4.58
ST JOHNS RIVER FL WATER MGMT DIST	\$137,995	\$9,245	\$9,245	0.24140	\$2.23
LAKE COUNTY VOTED DEBT SERVICE	\$137,995	\$9,245	\$9,245	0.11000	\$1.02
LAKE COUNTY WATER AUTHORITY	\$137,995	\$9,245	\$9,245	0.35570	\$3.29
SOUTH LAKE HOSPITAL DIST	\$137,995	\$9,245	\$9,245	0.00000	\$0.00
				Total: 14.0925	Total: \$130.29

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$1,814.41**

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Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302340
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0001-000-00100
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	SOUTH DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	NE 1/4		
<p><small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small></p>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	120	AC	\$42,000.00	\$660,000.00
2	ABANDONED GROVE (6619)	0	0	ABANDONED	40	AC	\$2,000.00	\$220,000.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

There is no sales history information to display.
Click here to search for mortgages, liens, and other legal documents. ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$880,000	\$44,000	\$44,000	5.07340	\$223.23
LAKE COUNTY MSTU AMBULANCE	\$880,000	\$44,000	\$44,000	0.46290	\$20.37
LAKE COUNTY MSTU FIRE	\$880,000	\$44,000	\$44,000	0.47040	\$20.70

SCHOOL BOARD STATE	\$880,000	\$44,000	\$44,000	3.88500	\$170.94
SCHOOL BOARD LOCAL	\$880,000	\$44,000	\$44,000	2.99800	\$131.91
LAKE COUNTY MSTU STORMWATER	\$880,000	\$44,000	\$44,000	0.49570	\$21.81
ST JOHNS RIVER FL WATER MGMT DIST	\$880,000	\$44,000	\$44,000	0.24140	\$10.62
LAKE COUNTY VOTED DEBT SERVICE	\$880,000	\$44,000	\$44,000	0.11000	\$4.84
LAKE COUNTY WATER AUTHORITY	\$880,000	\$44,000	\$44,000	0.35570	\$15.65
SOUTH LAKE HOSPITAL DIST	\$880,000	\$44,000	\$44,000	0.00000	\$0.00
				Total: 14.0925	Total: \$620.07

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
✓ Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$11,781.33**

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Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302358
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0002-000-00200
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	N 1/2 OF NW 1/4, NW 1/4 OF SW 1/4 OF NW 1/4, SE 1/4 OF NW 1/4, N 1/4 OF NE 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		103	AC	\$36,050.00	\$566,500.00
2	WETLAND (9600)	0	0		39	AC	\$1,755.00	\$1,755.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$568,255	\$37,805	\$37,805	5.07340	\$191.80

LAKE COUNTY MSTU AMBULANCE	\$568,255	\$37,805	\$37,805	0.46290	\$17.50
LAKE COUNTY MSTU FIRE	\$568,255	\$37,805	\$37,805	0.47040	\$17.78
SCHOOL BOARD STATE	\$568,255	\$37,805	\$37,805	3.88500	\$146.87
SCHOOL BOARD LOCAL	\$568,255	\$37,805	\$37,805	2.99800	\$113.34
LAKE COUNTY MSTU STORMWATER	\$568,255	\$37,805	\$37,805	0.49570	\$18.74
ST JOHNS RIVER FL WATER MGMT DIST	\$568,255	\$37,805	\$37,805	0.24140	\$9.13
LAKE COUNTY VOTED DEBT SERVICE	\$568,255	\$37,805	\$37,805	0.11000	\$4.16
LAKE COUNTY WATER AUTHORITY	\$568,255	\$37,805	\$37,805	0.35570	\$13.45
SOUTH LAKE HOSPITAL DIST	\$568,255	\$37,805	\$37,805	0.00000	\$0.00
				Total: 14.0925	Total: \$532.77

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$7,475.37**

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PROPERTY OWNER & AGENT AFFIDAVIT



Property Owner & Agent Affidavit

Date: April 3, 2020

Before me, the undersigned authority personally appeared, Loma Linda Corp. (property owner's name), who being by me duly sworn on oath, deposes and says:

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to Annex into the City of Groveland the following 5 parcels: _____
 052125000300000901; 062125000400000700; 072125000100000101;
 082125000200000200: 082125000100000100

 Kathy Hattaway, AICP/Poulos & Bennett LLC &
3. That said authority (property owner) has appointed Trevor Hall/Colliers International (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

Susan Egger

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on 3-31-20 (date) by SUSAN EGGER (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

a Kentucky driver's license
as identification

PUBLIC NOTARY

Agent's signature

K Hattaway

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on April 3, 2020 (date) by KATHY HATTAWAY (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

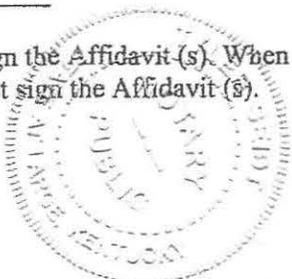
NA
as identification

PUBLIC NOTARY

Gayle Alcantara

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).

TYLER SEIDT
Notary Public - State at Large
Kentucky
My Commission Expires Dec. 18, 2021
Notary ID 592154



NOTARY PUBLIC
Notary Public State of Florida
Gayle A Coutant
My Commission GG 334800
Expires 05/14/2023

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302404	Land Base	9.21E+16	CARTER DA	3333 S OR	ORLANDO	FL	32808	SOUTH DE	
2704446	Land Base	9.21E+16	LAKE COUN	315 W MAI	TAVARES	FL	32778	SOUTH DE	
1302340	Land Base	8.21E+16	LOMA LINE	35543 EST	EUSTIS	FL	32736	SOUTH DE	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	379995		379995		490000	2/6/2019	00GR	466	PASTURE II
	24000		24000		73500	9/1/1984		3	0 VACANT GR
	880000		880000			1/1/1970		3	646 PASTURE II

PropertyCl:Acres

PASTURE II 81.29168

VACANT G 8.202785

PASTURE II 160.3468

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3309189	Land Base	5.21E+16	BARBER M,	7821 E DEV	HOWEY IN	FL	34737	7821	EAST
3000650	Land Base	5.21E+16	BURNSED C	117 LANGF	CARY	NC	27513	7743	EAST
2995572	Land Base	5.21E+16	HAMPTON	7935 E DEV	HOWEY IN	FL	34737	7935	EAST
1302340	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	SOUTH	DEV
3000633	Land Base	5.21E+16	MILLER DEI	7701 E DEV	HOWEY IN	FL	34737	7701	EAST

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
1992	66234	32382	98616		74500	#####		3	953 MH ACRE /
1991	66234	49387	116096	475	145000	#####		3	1703 MH ACRE /
2000	59624	91030	151158	504	25000	3/1/1991		3	0 DRY SFR LC
	880000		880000			1/1/1970		3	646 PASTURE II
2006	61277	66143	131470	4050	55000	#####		3	1084 MH ACRE /

PropertyCl:Acres

MANUFAC 4.847158

MANUFAC 4.845046

SINGLE FAM 4.416158

PASTURE II 160.3468

MANUFAC 4.477279

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302358	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302374	Land Base	8.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustV	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	568255		568255			1/1/1970		3	555 PASTURE II
	99698		99698		95000	#####		3	116 CROPLAND

PropertyCl:Acres
PASTURE II 140.1597
CROPLAND 27.95082

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITRUS	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITRUS	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302226	Land Base	7.21E+16	BAR-KEY GI	1719 CITRU	LEESBURG	FL	34748	BEST ORCH	
1302277	Land Base	7.21E+16	BYRD RICH	6705 BEST	LEESBURG	FL	34748	6651 BEST	
1302285	Land Base	7.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302315	Land Base	7.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	325809		325809			1/1/1970		3	371 PASTURE II
2005	391438	49636	442378	1304	115000	#####		3	1011 MH LAKE LI
	137995		137995			1/1/1970		3	136 PASTURE II
	97034		97034		95000	#####		3	81 CROPLAND

PropertyCl:Acres

PASTURE II 111.3967

MANUFAC 38.32419

PASTURE II 48.96919

CROPLAND 14.99992



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

**VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS
INCLUDED ON PROPERTY OWNER'S LIST**

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

1. Affiant's name is DeWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
2. Affiant is an employee, or authorized agent of the City of Groveland.
3. This affidavit is provided for the following community development project:

Name of Project: Lona Linda
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

4. Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

5. I mailed the public notices via first class U.S. Mail, on the following date June, 20, 2020.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DelWayne Jones
(Employee's/Agent's Signature)

Print: DelWayne Jones

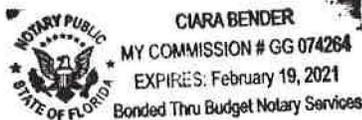
Date: June 20, 2020

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020 by the Affiant, DelWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida

SEAL





VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows: (Name of employee)

1. Affiant's name is DeWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.

2. Affiant is the applicant for the following community development project:

Name of Project: Loma Linda Annexation
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation
Vacate plat
Lot split

3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 22, 2020. Affiant installed a total of 4 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.

4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).

5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).

6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

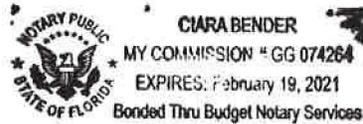
Print: DeWayne Jones

Date: 6/24/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20 day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



Ciara Bender
Notary Public, State of Florida

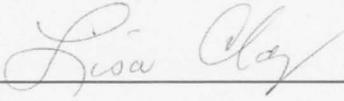
Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared
Lisa Clay



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

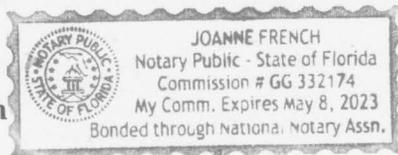
was published in said newspaper in the issues of:

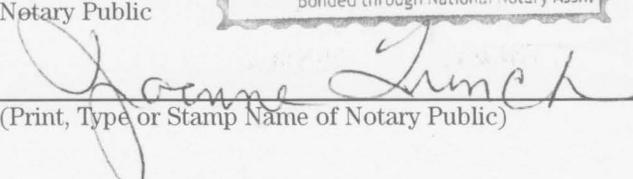
JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public




(Print, Type or Stamp Name of Notary Public)

AD# D053292

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-17

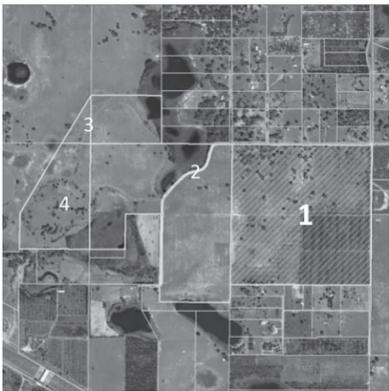
AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

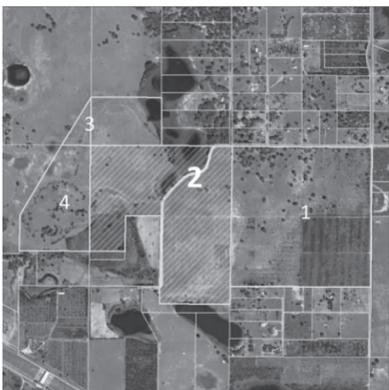
ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



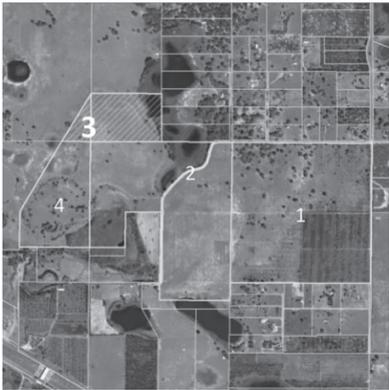
ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



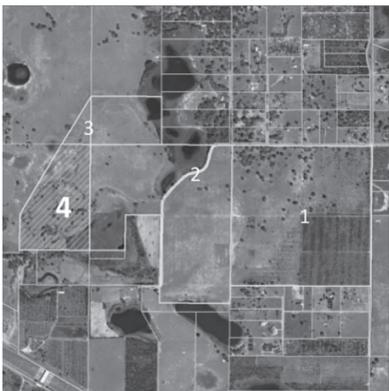
ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-18

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA ST A TUTES (2019); ANNEXING 36 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053292 - June 20, 2020

Tiz the Law is the favorite to win the Belmont Stakes

By Stephen Edelson
Asbury Park Press
USA TODAY NETWORK

152nd Belmont Stakes

When: Today, 3-6 p.m. ET
Post time: 5:42 p.m. ET
Watch: NBC, NBCSports.com and the NBC Sports app

Tiz the Law was installed as the 6-5 morning line favorite at Wednesday's post position draw for Saturday's 152nd running of the \$1 million Belmont Stakes at Belmont Park.

The Barclay Tagg-trained multiple Grade I winner will break from the eight post against nine competitors in the 1-1/8 mile test around one turn.

"It could have been worse. I was hoping to get 5 or 6," said Tagg.

This week's events mark a return to the national spotlight for horse racing, some 11 weeks after the Kentucky Derby had been scheduled to kick off the Triple Crown on May 2.

The Kentucky Derby will now be run on Sept. 5, with the Preakness closing out the elongated version of the Triple Crown on Oct. 3 due to disruptions caused by the COVID-19 pandemic, leaving the Belmont Stakes, traditionally the final jewel of the Triple Crown, to be run as the first leg this year.

NBC Sports will broadcast the 152nd Belmont

Stakes on June 20 from 3-6 p.m. ET on NBC, NBCSports.com and the NBC Sports app, with post time scheduled for 5:42 p.m.

Here's a look at the 10 horses that will go post-ward in the Belmont Stakes, including post positions, morning line odds and info on each entrant:

1. TAP IT TO WIN 6-1

Trainer: Mark Casse
Jockey: John Velazquez
While this son of Tapit has never won outside the allowance ranks, it was his performance in a dominating win at Belmont Park on June 4 that punched his ticket, producing a Beyer Speed Figure of 97, the second-highest number of any horse in the field. In that race, he opened up a 7 1/2 length lead entering the stretch, missing the track record at a 1- 1/16 mile track by .54 seconds.

2. SOLE VOLANTE 9-2

Trainer: Patrick Biancone
Jockey: Luca Panici
Winner of the Grade 3 Sam F. Davis at Tampa on Feb. 20, this son of Karakontie is a true closer. He nearly rallied from last in the Grade 2 Tampa Bay Derby on March 20, finishing second, and will benefit greatly from a quick pace on the front end. He'll need to stay a little closer to the pace in this one.

3. MAX PLAYER 15-1

Trainer: Linda Rice
Jockey: Joel Rosario
Winner of two straight, including an impressive victory from off the pace in the Grade 3 Withers at Aqueduct on Feb. 1 in his last start, the jockey switch to Rosario is important. Sir Winston won last year's Belmont mainly because Rosario him a great, ground-saving ride.

4. MODERNIST 15-1

Trainer: Bill Mott
Jockey: Junior Alvarado
In his two career wins, a Maiden race at Aqueduct on Jan. 25 and the Grade 2 Risen Star at the Fair Grounds on Feb. 15, this son of Uncle Mo was on the lead or challenging the pacesetter throughout. In the Grade 2 Louisiana Derby in his last

start on March 21, he was unable to rally from off the pace, starting from the outside in a 14-horse field and getting struck wide around the first turn.

5. FARMINGTON ROAD 15-1

Trainer: Todd Pletcher
Jockey: Javier Castellano
A longshot who has never won beyond the maiden ranks, this son of Quality Road will be coming from far off the pace. In the best performance of his career he rallied from last to finish second, beaten a half-length, in the \$200,000 Oaklawn Stakes on April 11. He rallied to finish fourth in the Grade 1 Arkansas Derby on May 2 in his last start.

6. FORE LEFT 30-1

Trainer: Doug O'Neill
Jockey: Jose Ortiz
Rerouted from the Woody Stephens Stakes to the Belmont Stakes on Tuesday by O'Neill, the winner of last year's Tremont Stakes at Belmont is coming off a wire-to-wire victory in the Group III UAE 2000 Guineas at Meydan Race Course in Dubai on Feb. 6. He will be pushing the pace at the front of the field, but it's unclear he can get the nine furlong distance. His last race was at eight furlongs.

WRIGHT

From Page A5

sweat and tears, to get to offer my opinion about something like this."

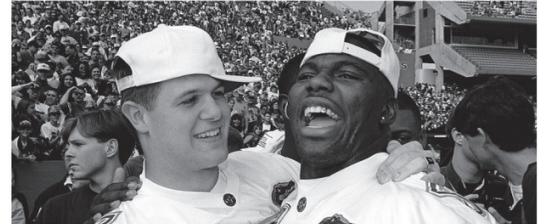
Wright was a member of Florida's first football national title team.

The cheer is used — often with the UF band

offering the music to start it — at most UF sporting events. The cheer and the Gator band prompts go back many years before Wright came to Florida.

In fact, Gator Bait magazine began in 1980.

"It's not about us not getting along because of a cheer," Wright said. "Keep the good stuff and abolish the bad things."



Florida's Danny Wuerffel, left, and Lawrence Wright hug and share a laugh on Jan. 11, 1997 at the Gators' National Championship Celebration at Ben Hill Griffin Stadium. Wright came up with the line: "If you ain't a Gator, ya Gator bait, baby." [FILE]

CHANT

From Page A5

in motion pictures and popular song, such as the not-so-sweet lullaby "Mammy's Little Alligator Bait," composed by Henry Wise and Sidney Perrin in 1899, according to the Library of Congress.

Historical evidence on the subject, however, has been mixed until recently; a 2014 article in the Miami New Times concluded "during slavery and into the 20th Century, Black babies were used as alligator bait in North and Central Florida." Time magazine in 1923 reported the practice of using Black

children as alligator bait had taken place in Chipley, Florida — the town rejected this claim, calling it "a silly lie, false and absurd."

A 2017 Snopes investigation reported that evidence put forth to suggest that the practice had ever actually happened was simply not credible.

For fans of Florida's athletic programs, the chant has taken on a life of its own; from numerous publications, to Gator great Lawrence Wright "during slavery and into the 20th Century, Black babies were used as alligator bait!" during a large celebration at Florida Field after Florida's 1996 national championship, the cheer has become

Florida's version of "Roll Tide."

"I'm not going for it," Wright told The Gainesville Sun. "I created something for us. It's a college football thing. It's not a racist thing, it's about us, the Gator Nation. And I'm Black."

"What about our history as the Gator Nation? We took a program from the top five to No. 1 in the country. I think I've done enough, put in the sweat and tears, to get to offer my opinion about something like this," Wright said Thursday.

Former Florida player and coach Steve Spurrier understands Fuchs' decision.

"It kind of surprised me, but I didn't know there was anything racial about it," Spurrier said. "But when (Athletic Director) Scott Stricklin told me about some of the history of it, I said, 'Let's get rid of it.'"

As for the publication, it still exists today and recently celebrated its 40th anniversary.

David Stirt founded Gator Bait Magazine in 1980, two years after moving to Gainesville from Stowe, Vermont, for graduate school. A Gainesville native to this day, Stirt attended Florida's 22-21 loss to Miami on Dec. 1, 1978, where he witnessed UF fans chanting "Gator bait!" repeatedly in the direction of the the 'Canes sideline.

"To me, the meaning

was absolutely clear-cut when I saw those players running out of the tunnel, and the fans were just going nuts with this Gator Bait chant, that 'Hey, these Gator players are just going to tear apart this other team today,'" Stirt told The Gainesville Sun. "It had no other connotation whatsoever, that was the one and only connotation I ever had for that saying."

While working as a reporter the following year, Stirt began to plan out the creation of his new publication. With the help of an Ocala-based printing press, Carlson Color Graphics, Stirt was able to produce 25,000 sample copies, which eventually led to 500 charter subscribers by the time the first issue was ready to roll out in Aug. 1980.

Until Thursday's announcement, Stirt was unaware of the controversy.

"I only know why I used the name, and if you're asking me, had I known things 40 years ago that I know today, would it have been different? Probably. I have no way of knowing," Stirt said. "But without the historical context back in 1980, I just considered it a fantastic cheer, and that's why I picked it up and used it as a name."

After Florida's announcement, fans and media began reacting divisively on social media.

A petition to keep the cheer had nearly reached its goal hours after Fuchs' decision.

FLAG

From Page A5

are held in Mississippi.

But both schools have consistently fielded highly ranked baseball teams and Mississippi State's women's basketball team has hosted NCAA tournament games four times since 2010.

Mississippi is home to four other Division I

schools: Southern Mississippi, which competes in Conference USA, and Alcorn State, Jackson State and Mississippi Valley State, historically Black universities in the Southwestern Athletic Conference. The state also has two Division II schools in Delta State and Mississippi College and three D-III's in Belaven University, Millsaps College and Mississippi University for Women.



County seeks grant applicants for emergency food and shelter programs

Tavares — Qualifying emergency food and shelter programs run by local service agencies are urged to apply for \$292,710 in federal funds awarded to Lake County through the Department of Homeland Security (DHS) / Federal Emergency Management Agency under the Emergency Food and Shelter National Board Program.

A local board made up of representatives from county government, United Way, the Salvation Army and American Red Cross as well as advocates for the homeless, faith-based organizations and community partners will determine how the funds will be distributed.

Under the terms of the grant from the National Board, local agencies chosen to receive funds must:

- Be a private voluntary nonprofit or unit of government
- Have a voluntary board established and be eligible to receive federal funds
- Have an accounting system
- Practice nondiscrimination
- Have demonstrated the capability to deliver emergency food and /or shelter programs

Grant funds can be used for rent/mortgage assistance, utility assistance, mass shelter, served meals and food for pantry distribution. Any agency receiving funds for rent, mortgage or utility assistance will be required to enter client data into the Homeless Management and Information System.

Nonprofit or government agencies interested in applying for Emergency Food and Shelter Program funds may contact Stephanie Glass at 352-742-6519 / sglass@lakecountyfl.gov. Applications are also available at the Lake County Office of Housing & Human Services, 2008 Classique Lane, Tavares, from 8 a.m. to 5 p.m. Monday-Friday. Applications must be received by 4 p.m. on Friday, July 17, 2020.

Interested applicants should plan to participate in the Emergency Food and Shelter Program application and reporting training scheduled via Go To Meeting on June 29, 2020 at 1 p.m.
<https://global.gotomeeting.com/join/854048845> Dial +1 (657)220-3412 Access Code: 854-048-845

D053301 - June 20, 2020



CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

LOMA LINDA ANNEXATION

CASE NO 2020-17

APPLICANT Kathy Hattaway

ACTION REQUESTED _____

Annexation

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 p.m.

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.

For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003
156 S. LAKE AVE., GROVELAND, FL

LOMA LINDA ANNEXATION
ORDINANCE 2020-18

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-18 – LOMA LINDA ANNEXATION

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from Poulos & Bennett, LLC, representing property owner Loma Linda Corporation, requesting voluntary annexation into the City of Groveland, pursuant to Chapter 171, Florida Statutes. Parcel 4 consists of 36 +/- acres, generally located on the west side of E. Dewey Robbins Rd in the northwest section of the Groveland's ISBA. The property is currently vacant.

Staff recommends approval of Ordinance 2020-18.

BUDGET IMPACT:

Annexation of the property and future development of the property will result in enhanced ad valorem revenues for the City.

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-18.

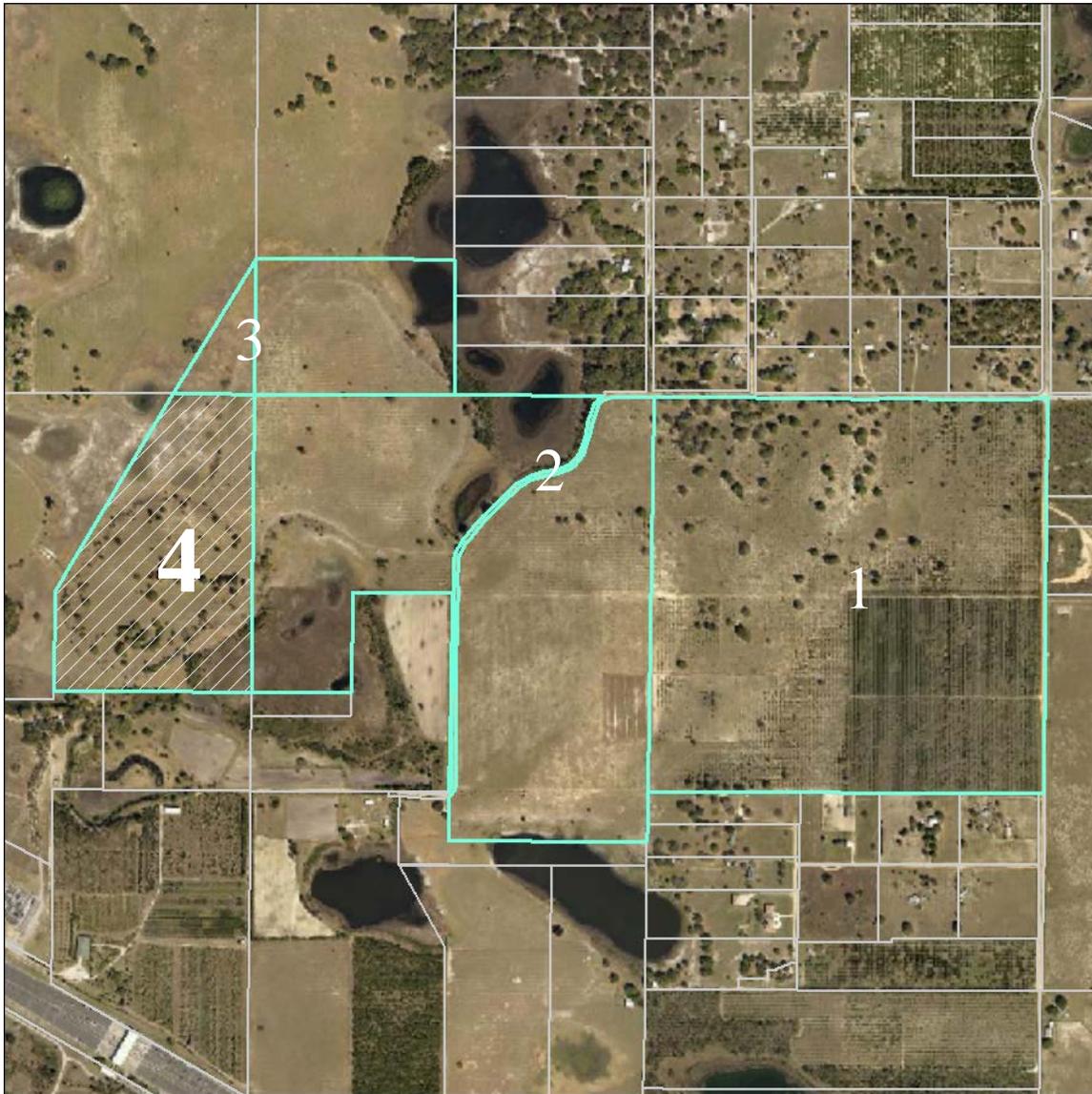
ATTACHMENTS:

Attachment 1 Ordinance 2020-18 with Legal Description and Aerial Map

Attachment 2 Application Submittal & Support Documents

Attachment 3 Notice Support Documentation

Alternate Key – 1302285



"City with Natural Charm"

ORDINANCE 2020-18

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 36 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

WHEREAS, Kathy Hattaway, AICP/Poulos & Bennett, LLC on behalf of Loma Linda Corp, a property owner in an unincorporated area of Lake County, has petitioned the City Council, Groveland, Florida, to annex property into the City of Groveland; and

WHEREAS, the property, as hereafter defined, is eligible for annexation; and

WHEREAS, the City Council has determined that the area proposed for annexation meets the requirements of §171.044, Florida Statutes; and

WHEREAS, this Ordinance has been advertised as required by law with a copy of said notice sent via certified mail to the Board of County Commissioners of Lake County as provided for by statute; and

WHEREAS, all other procedural and notice requirements mandated by State law and the City's Code of Ordinances have been followed and satisfied; and

NOW THEREFORE, be it ordained, by the City Council of the City of Groveland, Florida, as follows:

Section 1: Legislative Findings. The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2: Annexation. The corporate limits of the City of Groveland, Florida, are hereby extended and increased to include and embrace within the corporate limits of the City of Groveland, the real property described as:

Legal Description: See attached Exhibit A

Parcel Id No.: 07-21-25-0001-000-00101; Alt. Key 1302285

(the "Property").

The Property is hereby annexed and declared to be a part of the City of Groveland. The Property is depicted in the map attached hereto as **Exhibit B**.

Section 3: Applicability and Effect. Upon this Ordinance becoming effective, the property annexed shall be subject to all laws, ordinances, and regulations enforced in the City of Groveland, and shall be entitled to the same privileges and benefits as other parts of the City of Groveland upon the effective date of the annexation.

Section 4: Directions. In accordance with Section 171.044(3), Florida Statutes (2019) within seven (7) days of the adoption of this Ordinance, certified copies of this shall be provided to the Clerk of the Circuit Court (Recording), and the Secretary of State of the State of Florida. It shall further be submitted to the Office of Economic and Demographic Research within 30 days of approval along with a statement specifying the population census effect and the affected land area. F.S. 171.091, Florida Statutes.

Section 5: Conflicts. All ordinances and parts of ordinances to the extent in conflict with this Ordinance are hereby repealed.

Section 6: Severability. If any provision or portion of this ordinance is declared by any court competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 7: Scrivener's Errors. Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 8: Effective Date. This ordinance shall become effective immediately upon passage by the City Council of the City of Groveland in accordance with law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this ____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

Second Reading _____

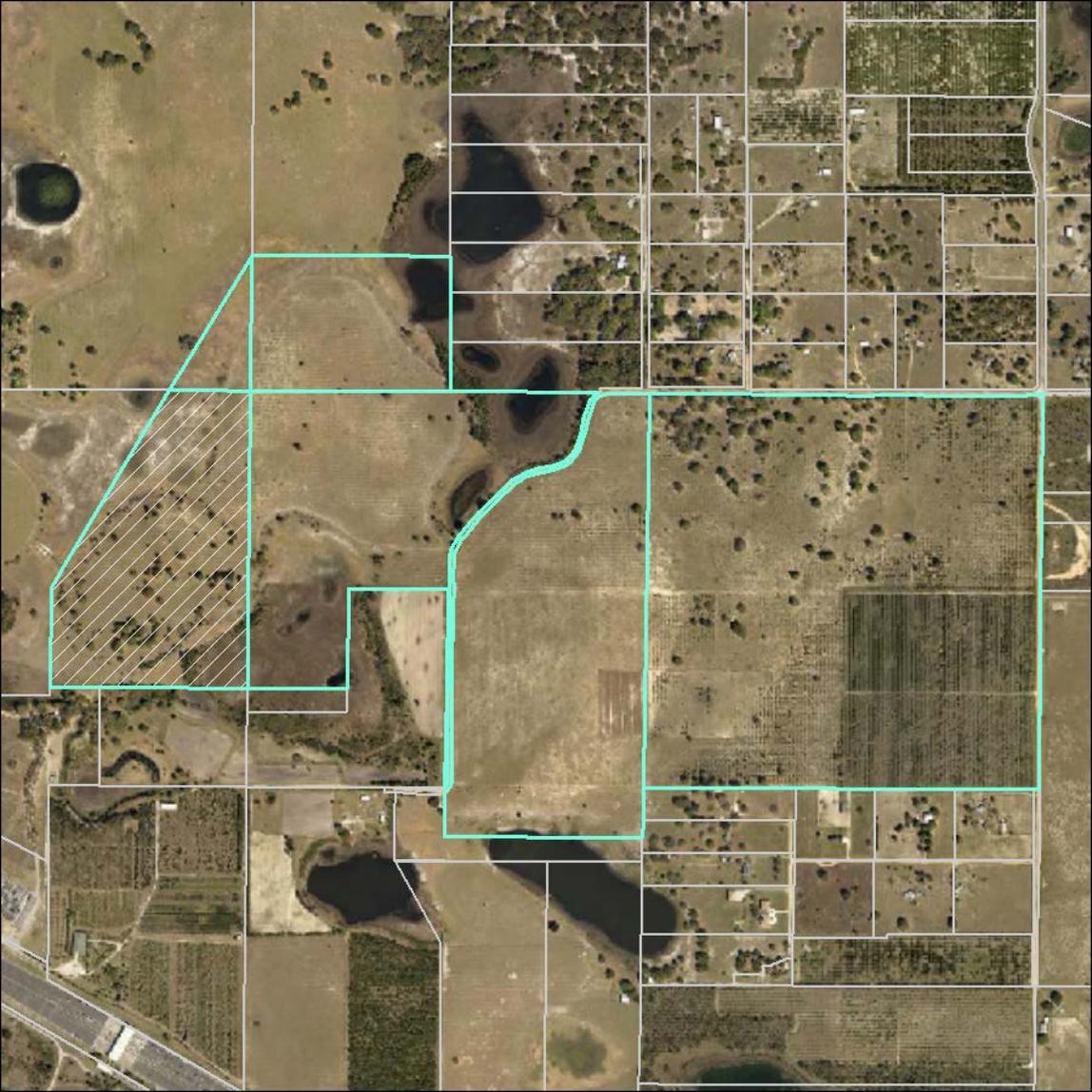
Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

EXHIBIT A

LEGAL DESCRIPTION

Alt. Key 1302285



ATTACHMENT 2

POULOS & BENNETT

Poulos & Bennett, LLC • 2602 E. Livingston Street • Orlando, Florida 32803 • (407) 487-2594 • www.poulosandbennett.com

April 3, 2020

Mr. Tim Maslow
Community Development Director
City of Groveland
156 South Lake Avenue
Groveland, FL 34736

Subject: Loma Linda – Annexation Application
Poulos & Bennett Job No. 20-046

Dear Mr. Maslow:

Poulos & Bennett, LLC, on behalf of Loma Linda Corp., is pleased to submit herein an application for Annexation of the property into City of Groveland jurisdiction. Along with this cover letter and Annexation Application, we provide the following:

- Application Documents
 - Owner/Agent Affidavit;
 - Property Record Cards;
 - Recorded Deeds;
 - Legal Description (included in Word format); and
 - Application Fee, Check No. 3685; in the amount of \$1,000.00 (City of Groveland and Consultants), and;
 - CD including the above-mentioned items.

Should you have any questions or need additional information to process our application, please contact me at 407-487-2594 or khattaway@poulosandbennett.com.

Sincerely,



Kathy Hattaway, AICP
Planning Group Leader

c: Loma Linda Corp.

Loma Linda

Annexation Application Package

City of Groveland, Florida

Prepared For:
Loma Linda Corporation

Project No. 20-046

April 2020



TABLE OF CONTENTS

<i>Section 1</i>	<i>Annexation Application</i>
<i>Section 2</i>	<i>Recorded Deeds</i>
<i>Section 3</i>	<i>Property Owner & Agent Affidavit</i>
<i>Section 4</i>	<i>Property Record Cards</i>
<i>Section 5</i>	<i>Legal Description</i>
<i>Section 6</i>	<i>Application Fees</i>



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

- Planning and zoning application.
- Copy of recorded deed.
- Owner's/agent affidavits (original signatures, all owners).
- Property record card.
- N/A Signed and Sealed Boundary and Topographical survey.
- N/A Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only)
- Provide legal description in Word Document.
- CD with all submitted documents in PDF format.
- Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

K. Hottaway

SIGNATURE OF OWNER/AUTHORIZED AGENT

April 3, 2020

DATE

ANNEXATION APPLICATION



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: March 31, 2020

Application # _____

~~Applicant~~ Name: Kathy Hattaway, AICP/
Poulos & Bennett, LLC
Address: 2602 E. Livingston St
Orlando, FL 32803

Applicant Phone# 407-487-2594
Applicant Fax # N/A
Email Address: KHattaway@poulosandbennett.com

Applicant is: () Owner (X) Agent () Purchaser () Lessee () Optionee

Owners Name: Loma Linda Corp
Address: 35543 ESTES RD
EUSTIS, FL 32736

Owner's Phone # N/A
Owner's Fax # N/A
Email Address: N/A

Application Type:

- | | | |
|---|---|---|
| <input checked="" type="checkbox"/> Annexation | <input type="checkbox"/> Rezoning | <input type="checkbox"/> Comprehensive Plan Amendment |
| <input type="checkbox"/> Lot Split | <input type="checkbox"/> Lot Line Deviation | <input type="checkbox"/> Variance-Residential |
| <input type="checkbox"/> Site Plan Approval | <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Variance-Commercial/Industrial |
| <input type="checkbox"/> Concurrence Review | <input type="checkbox"/> Construction Plan Review | <input type="checkbox"/> Re-Review |
| <input type="checkbox"/> Special Exception Use | <input type="checkbox"/> Conditional Use Permit | <input type="checkbox"/> Residential Design Review |
| <input type="checkbox"/> Road/Easement Vacation | <input type="checkbox"/> Final Plat | <input type="checkbox"/> Planned Unit Development |
| <input type="checkbox"/> DRI Development | <input type="checkbox"/> Proportionate Fair Share | <input type="checkbox"/> DRI Regional Development |
| <input type="checkbox"/> Other: _____ | | |

Reason for Request: The Property Owner wishes for the property to be permitted and developed, in the future, under the jurisdiction of the City of Groveland.

Project Title (Site Plans, future/existing subdivisions only): N/A

Property Address: See attached Property Cards Property Size: 369.3

Alternate Key #s: 1210224; 1210305; 1302285; 1302340 (portion of); 1302358



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s 052125000300000901 ;062125000400000700; 072125000100000101;
082125000100000100 (portion of); 082125000200000200

Proposed Use of Property: Consistent with the Hamlet Future Land Use

Existing Zoning: Agriculture Existing Land Use: Rural & Rural Transition

Would like to change Zoning to: No change in Zoning is requested with this application.

Would like to change Land Use to: No change in Land Use is requested with this application.

Current number of structures on the property: None

What utilities currently exist on the site?

Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?

Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes No

If yes, please describe: N/A

RECORDED DEEDS

This instrument prepared by and
after recording return to:



Lynne M. White, Esq.
Akerman, Senterfitt & Eidson, P.A.
420 South Orange Avenue, Ste 1200
Orlando, Florida 32801
Po Box 231

THIS DEED TRANSFERS UNENCUMBERED PROPERTY FROM AN ENTITY TO THE
SOLE OWNER OF THAT ENTITY WITHOUT FURTHER CONSIDERATION AND IS
THEREFORE SUBJECT ONLY TO MINIMUM DOCUMENTARY STAMP TAX.

WARRANTY DEED

THIS WARRANTY DEED, made and executed as of the 13TH day of January,
2011, by **ADRIANA CORPORATION**, a dissolved Florida corporation, having an
address at 35543 Estes Road, Eustis, Florida 32736 ("Grantor"), in favor of **LOMA
LINDA CORPORATION**, a Florida corporation, which is the sole shareholder of Adriana
Corporation, and whose address is 35543 Estes Road, Eustis, Florida 32736
("Grantee");

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00)
and other valuable consideration, the receipt and sufficiency of which are hereby
acknowledged, does grant, bargain, sell, alien, remise, release, convey, and confirm
unto the Grantee all of its undivided interest, as tenant in common, in and to that certain
piece, parcel or tract of land situated in Lake County, Florida, being more particularly
described on Exhibit A, attached hereto and incorporated herein by this reference (the
"Property");

Tax parcel numbers: 07-21-25-000100-000101; 05-21-25-000300-000901; 06-
21-25-000400-000700; and 08-21-25-000200-000200.

TOGETHER WITH all the tenements, hereditaments, easements and
appurtenances, including riparian rights, if any, thereto belonging or in anywise
appertaining;

TO HAVE AND TO HOLD the Property in fee simple forever.

{01617493;1}

AND Grantor does hereby covenant with and warrant to Grantee that Grantor is lawfully seized of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; and that Grantor fully warrants the title to the Property and will defend the same against the lawful claims of all persons whomsoever.

This conveyance is subject to ad valorem real property taxes and assessments for the year 2011 and subsequent years.

IN ADDITION to the conveyance of the Property as herein set forth, Grantor further remises, releases, transfers, assigns, and quit-claims unto Grantee forever, without representation or warranty, all right, title, interest, claim and demand of Grantor in and to any and all other real or personal property, together with any and all appurtenant rights or interests of any kind or nature whatsoever, owned by Grantor and being located in Lake County, Florida.

THIS DEED is given by Adriana Corporation in accordance with Florida Statutes Section 607.1405, to wind up and liquidate the business and affairs of Adriana Corporation.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in manner and form sufficient to bind it as of the day and year first above written.

Signed, sealed and delivered in the presence of:

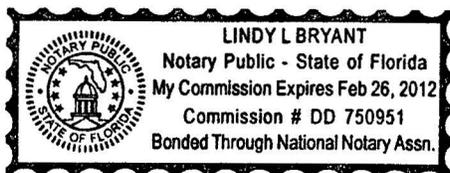
ADRIANA CORPORATION,
a dissolved Florida corporation

[Signature]
Print Name: KB Varbrough
[Signature]
Print Name: Debbie Dies

By: [Signature]
Jerry D. Cloud
As President

STATE OF Florida
COUNTY OF Lake

The foregoing instrument was acknowledged before me this 13th day of January, 2011, by Jerry D. Cloud, as President of Adriana Corporation., a dissolved Florida corporation, on behalf of the corporation.



[Signature]
Notary Public-State of Florida
Personally known to me OR Produced Identification
Type of Identification Produced _____
Notary Seal

{01617493;1}

EXHIBIT A

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

LESS AND EXCEPT COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER (SW 1/4 OF NW 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST, AND RUN THENCE WEST 330 FEET FOR THE POINT OF BEGINNING FOR THIS TRACT; THENCE CONTINUE WEST 330 FEET, THENCE SOUTH 660 FEET; THENCE EAST 330 FEET, THENCE NORTH 660 FEET TO THE POINT OF BEGINNING.

{01617493;1}

LEGAL DESCRIPTION

Parcel One

Part of 08 21 25 0001 000 00100

Alt key 1302340

158.8 ac

The Northeast one-quarter (1/4) of Section 8, Township 21 South, Range 25 East, less and except the eastern forty (40) feet of the Northeast one-quarter of the northeast one-quarter of Section 8, Lake County, Florida.

Parcel Two

05 2125 0003 000 00901

Alt key 1210224

26.5 ac

06 2125 0004 000 00700

Alt key 1210305

6.0 ac

07 2125 0001 000 00101

Alt key 1302285

36.0 ac

08 2125 0002 000 00200

Alt key 1302358

142.0 ac

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 21 SOUTH, RANGE 25 EAST, RUN THENCE NORTH 89°56'40" EAST ALONG THE SOUTH LINE OF SECTION 5, A DISTANCE OF 528.32 FEET; THENCE RUN NORTH 00°32'50" WEST PARALLEL WITH THE WEST LINE OF SAID SECTION 901.55 FEET TO A CONCRETE MARKER, AND THE POINT OF BEGINNING FOR THIS TRACT OF LAND; THENCE RUN WEST TO THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SOUTHWEST 1/4 OF SECTION 5 (THE EAST BOUNDARY OF SECTION 6, TOWNSHIP 21 SOUTH, RANGE 25 EAST); THENCE RUN SOUTHWESTERLY TO THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE SOUTH 660 FEET; THENCE EAST 1320 FEET TO THE EAST BOUNDARY OF SECTION 7, AND CONTINUING EAST 990 FEET TO THE WEST BOUNDARY OF THE EAST 1/4 OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 25 EAST; THENCE NORTH TO THE NORTH BOUNDARY OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE EAST TO THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 1650 FT; THENCE EAST TO THE MID-SECTION LINE OF SECTION 8; THENCE RUN NORTH ALONG THE MID-SECTION LINE OF SECTION 8 TO THE NORTH 1/4 CORNER OF SAID SECTION 8; THENCE WEST 1320 FT. MORE OR LESS, TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF NORTHWEST 1/4 SAID SECTION 8; THENCE NORTH 901.55 FEET; THENCE, WEST TO THE POINT OF BEGINNING.

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[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

Detail by Entity Name

Florida Profit Corporation
LOMA LINDA CORPORATION

Filing Information

Document Number 160242
FEI/EIN Number 59-0845354
Date Filed 01/18/1950
State FL
Status ACTIVE

Principal Address

35543 ESTES ROAD
EUSTIS, FL 32736

Changed: 04/27/1999

Mailing Address

C/o V Lange
723 Daneshall Dr
Louisville, KY 40206

Changed: 02/17/2018

Registered Agent Name & Address

Lange, victoria
723 Daneshall dr
louisville, FL 40206-2906

Name Changed: 04/13/2020

Address Changed: 04/13/2020

Officer/Director Detail

Name & Address

Title President

EGGER, SUSAN
1901 CHARBDIN PLACE
LOUISVILLE, KY 40207

Title SD

LANGE, VICTORIA E.
 723 DANES HALL DRIVE
 LOUISVILLE, KY 40206

Annual Reports

Report Year	Filed Date
2018	02/17/2018
2019	02/13/2019
2020	04/13/2020

Document Images

04/13/2020 -- ANNUAL REPORT	View image in PDF format
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04/27/2015 -- ANNUAL REPORT	View image in PDF format
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04/27/1999 -- ANNUAL REPORT	View image in PDF format
05/01/1998 -- ANNUAL REPORT	View image in PDF format
05/02/1997 -- ANNUAL REPORT	View image in PDF format
04/22/1996 -- ANNUAL REPORT	View image in PDF format

PROPERTY RECORD CARDS

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210224
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	05-21-25-0003-000-00901
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	S 901.55 FT OF SW 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	16.5	AC	\$5,775.00	\$136,125.00
2	WETLAND (9600)	0	0		10	AC	\$450.00	\$450.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$136,575	\$6,225	\$6,225	5.07340	\$31.58
	\$136,575	\$6,225	\$6,225	0.46290	\$2.88

LAKE COUNTY MSTU
AMBULANCE

LAKE COUNTY MSTU FIRE	\$136,575	\$6,225	\$6,225	0.47040	\$2.93
SCHOOL BOARD STATE	\$136,575	\$6,225	\$6,225	3.88500	\$24.18
SCHOOL BOARD LOCAL	\$136,575	\$6,225	\$6,225	2.99800	\$18.66
LAKE COUNTY MSTU STORMWATER	\$136,575	\$6,225	\$6,225	0.49570	\$3.09
ST JOHNS RIVER FL WATER MGMT DIST	\$136,575	\$6,225	\$6,225	0.24140	\$1.50
LAKE COUNTY VOTED DEBT SERVICE	\$136,575	\$6,225	\$6,225	0.11000	\$0.68
LAKE COUNTY WATER AUTHORITY	\$136,575	\$6,225	\$6,225	0.35570	\$2.21
SOUTH LAKE HOSPITAL DIST	\$136,575	\$6,225	\$6,225	0.00000	\$0.00
				Total: 14.0925	Total: \$87.71

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000)	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$1,836.96**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1210305
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	06-21-25-0004-000-00700
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	BEG AT SE COR OF SEC, RUN N 901.55 FT, SW TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		1	AC	\$350.00	\$11,000.00
2	WETLAND (9600)	0	0		5	AC	\$225.00	\$225.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$11,225	\$575	\$575	5.07340	\$2.92

LAKE COUNTY MSTU AMBULANCE	\$11,225	\$575	\$575	0.46290	\$0.27
LAKE COUNTY MSTU FIRE	\$11,225	\$575	\$575	0.47040	\$0.27
SCHOOL BOARD STATE	\$11,225	\$575	\$575	3.88500	\$2.23
SCHOOL BOARD LOCAL	\$11,225	\$575	\$575	2.99800	\$1.72
LAKE COUNTY MSTU STORMWATER	\$11,225	\$575	\$575	0.49570	\$0.29
ST JOHNS RIVER FL WATER MGMT DIST	\$11,225	\$575	\$575	0.24140	\$0.14
LAKE COUNTY VOTED DEBT SERVICE	\$11,225	\$575	\$575	0.11000	\$0.06
LAKE COUNTY WATER AUTHORITY	\$11,225	\$575	\$575	0.35570	\$0.20
SOUTH LAKE HOSPITAL DIST	\$11,225	\$575	\$575	0.00000	\$0.00
				Total: 14.0925	Total: \$8.10

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
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[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$150.09**

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Property data last updated on March 22, 2020.

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Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302285
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	07-21-25-0001-000-00101
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ
			School Boundary Maps ⓘ
Property Description:	BEG AT NE COR OF SEC, RUN S 1980 FT, W 1320 FT, N 660 FT, NE TO POINT 550 FT W OF POB, E TO POB ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		25	AC	\$8,750.00	\$137,500.00
2	WETLAND (9600)	0	0		11	AC	\$495.00	\$495.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

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Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$137,995	\$9,245	\$9,245	5.07340	\$46.90

LAKE COUNTY MSTU AMBULANCE	\$137,995	\$9,245	\$9,245	0.46290	\$4.28
LAKE COUNTY MSTU FIRE	\$137,995	\$9,245	\$9,245	0.47040	\$4.35
SCHOOL BOARD STATE	\$137,995	\$9,245	\$9,245	3.88500	\$35.92
SCHOOL BOARD LOCAL	\$137,995	\$9,245	\$9,245	2.99800	\$27.72
LAKE COUNTY MSTU STORMWATER	\$137,995	\$9,245	\$9,245	0.49570	\$4.58
ST JOHNS RIVER FL WATER MGMT DIST	\$137,995	\$9,245	\$9,245	0.24140	\$2.23
LAKE COUNTY VOTED DEBT SERVICE	\$137,995	\$9,245	\$9,245	0.11000	\$1.02
LAKE COUNTY WATER AUTHORITY	\$137,995	\$9,245	\$9,245	0.35570	\$3.29
SOUTH LAKE HOSPITAL DIST	\$137,995	\$9,245	\$9,245	0.00000	\$0.00
				Total: 14.0925	Total: \$130.29

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

 Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings

The assessment reductions marked with a  above are providing a tax dollar savings of: **\$1,814.41**

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302340
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0001-000-00100
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map ⓘ
Property Location:	SOUTH DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	NE 1/4		
<p><small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small></p>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	120	AC	\$42,000.00	\$660,000.00
2	ABANDONED GROVE (6619)	0	0	ABANDONED	40	AC	\$2,000.00	\$220,000.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

There is no sales history information to display.
Click here to search for mortgages, liens, and other legal documents. ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$880,000	\$44,000	\$44,000	5.07340	\$223.23
LAKE COUNTY MSTU AMBULANCE	\$880,000	\$44,000	\$44,000	0.46290	\$20.37
LAKE COUNTY MSTU FIRE	\$880,000	\$44,000	\$44,000	0.47040	\$20.70

SCHOOL BOARD STATE	\$880,000	\$44,000	\$44,000	3.88500	\$170.94
SCHOOL BOARD LOCAL	\$880,000	\$44,000	\$44,000	2.99800	\$131.91
LAKE COUNTY MSTU STORMWATER	\$880,000	\$44,000	\$44,000	0.49570	\$21.81
ST JOHNS RIVER FL WATER MGMT DIST	\$880,000	\$44,000	\$44,000	0.24140	\$10.62
LAKE COUNTY VOTED DEBT SERVICE	\$880,000	\$44,000	\$44,000	0.11000	\$4.84
LAKE COUNTY WATER AUTHORITY	\$880,000	\$44,000	\$44,000	0.35570	\$15.65
SOUTH LAKE HOSPITAL DIST	\$880,000	\$44,000	\$44,000	0.00000	\$0.00
				Total: 14.0925	Total: \$620.07

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
✓ Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$11,781.33**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

Property Record Card

General Information

Owner Name:	LOMA LINDA CORP	Alternate Key:	1302358
Mailing Address:	35543 ESTES RD EUSTIS, FL 32736 Update Mailing Address	Parcel Number: ⓘ	08-21-25-0002-000-00200
		Millage Group and City:	0003 (UNINCORPORATED)
		2019 Total Certified Millage Rate:	14.6811
Property Location:	EAST DEWEY ROBBINS RD HOWEY IN THE HILLS FL 34737 Update Property Location ⓘ	Property Name:	-- Submit Property Name ⓘ
		School Information:	School Locator & Bus Stop Map ⓘ School Boundary Maps ⓘ
Property Description:	N 1/2 OF NW 1/4, NW 1/4 OF SW 1/4 OF NW 1/4, SE 1/4 OF NW 1/4, N 1/4 OF NE 1/4 OF SW 1/4 ORB 120 PG 698 ORB 3993 PG 1961		
<small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0		103	AC	\$36,050.00	\$566,500.00
2	WETLAND (9600)	0	0		39	AC	\$1,755.00	\$1,755.00

[Click here for Zoning Info](#) ⓘ [FEMA Flood Map](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3993 / 1961	1/13/2011	Warranty Deed	Multi-Parcel	Vacant	\$100.00
120 / 698	2/8/1960	Warranty Deed	Multi-Parcel	Vacant	\$0.00

[Click here to search for mortgages, liens, and other legal documents.](#) ⓘ

Values and Estimated Ad Valorem Taxes ⓘ

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$568,255	\$37,805	\$37,805	5.07340	\$191.80

LAKE COUNTY MSTU AMBULANCE	\$568,255	\$37,805	\$37,805	0.46290	\$17.50
LAKE COUNTY MSTU FIRE	\$568,255	\$37,805	\$37,805	0.47040	\$17.78
SCHOOL BOARD STATE	\$568,255	\$37,805	\$37,805	3.88500	\$146.87
SCHOOL BOARD LOCAL	\$568,255	\$37,805	\$37,805	2.99800	\$113.34
LAKE COUNTY MSTU STORMWATER	\$568,255	\$37,805	\$37,805	0.49570	\$18.74
ST JOHNS RIVER FL WATER MGMT DIST	\$568,255	\$37,805	\$37,805	0.24140	\$9.13
LAKE COUNTY VOTED DEBT SERVICE	\$568,255	\$37,805	\$37,805	0.11000	\$4.16
LAKE COUNTY WATER AUTHORITY	\$568,255	\$37,805	\$37,805	0.35570	\$13.45
SOUTH LAKE HOSPITAL DIST	\$568,255	\$37,805	\$37,805	0.00000	\$0.00
				Total: 14.0925	Total: \$532.77

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law

Government Exemption (amount varies)

[Learn
More](#)

[View the Law](#)

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)

[Learn
More](#)

[View the Law](#)

Save Our Homes Assessment Transfer (Portability)

[Learn
More](#)

[View the Law](#)

Non-Homestead Assessment Limitation (10% assessed value cap)

[Learn
More](#)

[View the Law](#)

Conservation Classification Assessment Limitation

[Learn
More](#)

[View the Law](#)

✓ Agricultural Classification

[Learn
More](#)

[View the Law](#)

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$7,475.37**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on March 22, 2020.

Site Notice

PROPERTY OWNER & AGENT AFFIDAVIT



Property Owner & Agent Affidavit

Date: April 3, 2020

Before me, the undersigned authority personally appeared, Loma Linda Corp. (property owner's name), who being by me duly sworn on oath, deposes and says:

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to Annex into the City of Groveland the following 5 parcels:
052125000300000901; 062125000400000700; 072125000100000101;
082125000200000200; 082125000100000100
3. That said authority (property owner) has appointed Kathy Hattaway, AICP/Poulos & Bennett LLC & Trevor Hall/Colliers International (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

Susan Egger

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on 3-31-20 (date) by SUSAN EGGER (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

a Kentucky driver's license
as identification

PUBLIC NOTARY

Agent's signature

K Hattaway

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on April 3, 2020 (date) by KATHY HATTAWAY (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

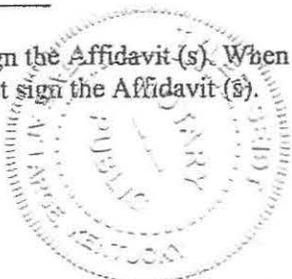
NA
as identification

PUBLIC NOTARY

Gayle Alcantara

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).

TYLER SEIDT
Notary Public - State at Large
Kentucky
My Commission Expires Dec. 18, 2021
Notary ID 592154



NOTARY PUBLIC
Notary Public State of Florida
Gayle A Coutant
My Commission GG 334800
Expires 05/14/2023

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302404	Land Base	9.21E+16	CARTER DA	3333 S OR	ORLANDO	FL	32808	SOUTH DE	
2704446	Land Base	9.21E+16	LAKE COUN	315 W MAI	TAVARES	FL	32778	SOUTH DE	
1302340	Land Base	8.21E+16	LOMA LINE	35543 EST	EUSTIS	FL	32736	SOUTH DE	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	379995		379995		490000	2/6/2019	00GR	466	PASTURE II
	24000		24000		73500	9/1/1984		3	0 VACANT GR
	880000		880000			1/1/1970		3	646 PASTURE II

PropertyCl:Acres

PASTURE II 81.29168

VACANT G 8.202785

PASTURE II 160.3468

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3309189	Land Base	5.21E+16	BARBER M,	7821 E DEV	HOWEY IN	FL	34737	7821	EAST
3000650	Land Base	5.21E+16	BURNSED C	117 LANGF	CARY	NC	27513	7743	EAST
2995572	Land Base	5.21E+16	HAMPTON	7935 E DEV	HOWEY IN	FL	34737	7935	EAST
1302340	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	SOUTH	DEV
3000633	Land Base	5.21E+16	MILLER DEI	7701 E DEV	HOWEY IN	FL	34737	7701	EAST

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
1992	66234	32382	98616		74500	#####		3	953 MH ACRE /
1991	66234	49387	116096	475	145000	#####		3	1703 MH ACRE /
2000	59624	91030	151158	504	25000	3/1/1991		3	0 DRY SFR LC
	880000		880000			1/1/1970		3	646 PASTURE II
2006	61277	66143	131470	4050	55000	#####		3	1084 MH ACRE /

PropertyCl:Acres

MANUFAC 4.847158

MANUFAC 4.845046

SINGLE FAM 4.416158

PASTURE II 160.3468

MANUFAC 4.477279

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302358	Land Base	8.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302374	Land Base	8.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustV	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	568255		568255			1/1/1970		3	555 PASTURE II
	99698		99698		95000	#####		3	116 CROPLAND

PropertyCl:Acres
PASTURE II 140.1597
CROPLAND 27.95082

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1210259	Land Base	6.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748	23220	HW
3884286	Land Base	5.21E+16	BAR-KEY GI	1719 CITR	LEESBURG	FL	34748		THOMAS A
1210224	Land Base	5.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI
1210305	Land Base	6.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736		EAST DEWI

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	2293750		2293750			1/1/1970	3	2230	PASTURE II
	220450		220450			1/1/1970	3	212	PASTURE II
	136575		136575			1/1/1970	3	91	PASTURE II
	11225		11225			1/1/1970	3	8	PASTURE II

PropertyCl:Acres

PASTURE II 519.8004

PASTURE II 53.21467

PASTURE II 27.8427

PASTURE II 5.6916

AltKey	ParcelType	ParcelNum	OwnerNarr	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1302226	Land Base	7.21E+16	BAR-KEY GI	1719 CITRU	LEESBURG	FL	34748	BEST ORCH	
1302277	Land Base	7.21E+16	BYRD RICH	6705 BEST	LEESBURG	FL	34748	6651 BEST	
1302285	Land Base	7.21E+16	LOMA LINE	35543 ESTE	EUSTIS	FL	32736	EAST DEWI	
1302315	Land Base	7.21E+16	YOVAISH D	1237 BLUE	ALTAMON	FL	32714	EAST DEWI	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	325809		325809			1/1/1970		3	371 PASTURE II
2005	391438	49636	442378	1304	115000	#####		3	1011 MH LAKE LI
	137995		137995			1/1/1970		3	136 PASTURE II
	97034		97034		95000	#####		3	81 CROPLAND

PropertyCl:Acres

PASTURE II 111.3967

MANUFAC 38.32419

PASTURE II 48.96919

CROPLAND 14.99992



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

**VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS
INCLUDED ON PROPERTY OWNER'S LIST**

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

1. Affiant's name is DeWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
2. Affiant is an employee, or authorized agent of the City of Groveland.
3. This affidavit is provided for the following community development project:

Name of Project: Lona Linda
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

4. Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

5. I mailed the public notices via first class U.S. Mail, on the following date June, 20, 2020.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DelWayne Jones
(Employee's/Agent's Signature)

Print: DelWayne Jones

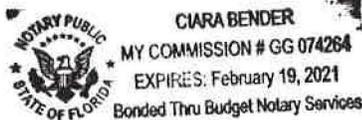
Date: June 20, 2020

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020 by the Affiant, DelWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida

SEAL





VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows: (Name of employee)

1. Affiant's name is DeWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.

2. Affiant is the applicant for the following community development project:

Name of Project: Loma Linda Annexation
Application Number Assigned Project: 2020-12
Applicant's Name: Kathy Hattaway
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation
Vacate plat
Lot split

3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 22, 2020. Affiant installed a total of 4 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.

4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).

5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).

6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

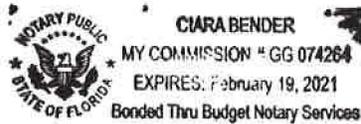
Print: DeWayne Jones

Date: 6/24/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20 day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



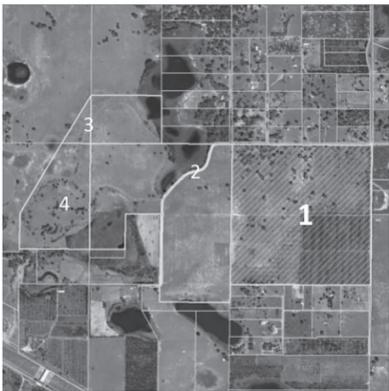
Ciara Bender
Notary Public, State of Florida

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

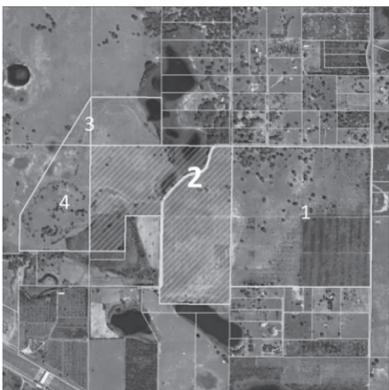
ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/--ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



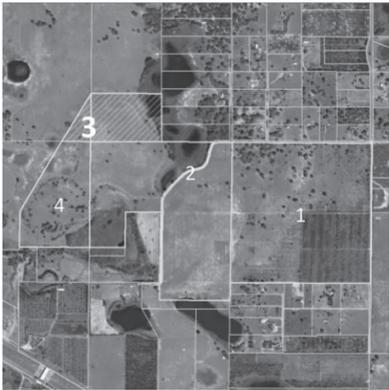
ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/-- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



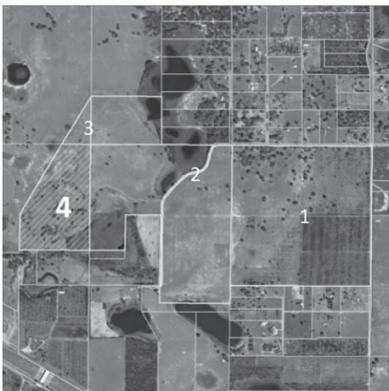
ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/--ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-18

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA ST A TUTES (2019); ANNEXING 36 +/--ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053292 - June 20, 2020

Tiz the Law is the favorite to win the Belmont Stakes

By Stephen Edelson
Asbury Park Press
USA TODAY NETWORK

152nd Belmont Stakes

When: Today, 3-6 p.m. ET
Post time: 5:42 p.m. ET
Watch: NBC, NBCSports.com and the NBC Sports app

Tiz the Law was installed as the 6-5 morning line favorite at Wednesday's post position draw for Saturday's 152nd running of the \$1 million Belmont Stakes at Belmont Park.

The Barclay Tagg-trained multiple Grade I winner will break from the eight post against nine competitors in the 1-1/8 mile test around one turn.

"It could have been worse. I was hoping to get 5 or 6," said Tagg.

This week's events mark a return to the national spotlight for horse racing, some 11 weeks after the Kentucky Derby had been scheduled to kick off the Triple Crown on May 2.

The Kentucky Derby will now be run on Sept. 5, with the Preakness closing out the elongated version of the Triple Crown on Oct. 3 due to disruptions caused by the COVID-19 pandemic, leaving the Belmont Stakes, traditionally the final jewel of the Triple Crown, to be run as the first leg this year.

NBC Sports will broadcast the 152nd Belmont

Stakes on June 20 from 3-6 p.m. ET on NBC, NBCSports.com and the NBC Sports app, with post time scheduled for 5:42 p.m.

Here's a look at the 10 horses that will go post-ward in the Belmont Stakes, including post positions, morning line odds and info on each entrant:

1. TAP IT TO WIN 6-1

Trainer: Mark Casse
Jockey: John Velazquez
While this son of Tapit has never won outside the allowance ranks, it was his performance in a dominating win at Belmont Park on June 4 that punched his ticket, producing a Beyer Speed Figure of 97, the second-highest number of any horse in the field. In that race, he opened up a 7 1/2 length lead entering the stretch, missing the track record at a 1- 1/16 mile track by .54 seconds.

2. SOLE VOLANTE 9-2

Trainer: Patrick Biancone
Jockey: Luca Panici
Winner of the Grade 3 Sam F. Davis at Tampa on Feb. 20, this son of Karakontie is a true closer. He nearly rallied from last in the Grade 2 Tampa Bay Derby on March 20, finishing second, and will benefit greatly from a quick pace on the front end. He'll need to stay a little closer to the pace in this one.

3. MAX PLAYER 15-1

Trainer: Linda Rice
Jockey: Joel Rosario
Winner of two straight, including an impressive victory from off the pace in the Grade 3 Withers at Aqueduct on Feb. 1 in his last start, the jockey switch to Rosario is important. Sir Winston won last year's Belmont mainly because Rosario him a great, ground-saving ride.

4. MODERNIST 15-1

Trainer: Bill Mott
Jockey: Junior Alvarado
In his two career wins, a Maiden race at Aqueduct on Jan. 25 and the Grade 2 Risen Star at the Fair Grounds on Feb. 15, this son of Uncle Mo was on the lead or challenging the pacesetter throughout. In the Grade 2 Louisiana Derby in his last

start on March 21, he was unable to rally from off the pace, starting from the outside in a 14-horse field and getting struck wide around the first turn.

5. FARMINGTON ROAD 15-1

Trainer: Todd Pletcher
Jockey: Javier Castellano
A longshot who has never won beyond the maiden ranks, this son of Quality Road will be coming from far off the pace. In the best performance of his career he rallied from last to finish second, beaten a half-length, in the \$200,000 Oaklawn Stakes on April 11. He rallied to finish fourth in the Grade 1 Arkansas Derby on May 2 in his last start.

6. FORE LEFT 30-1

Trainer: Doug O'Neill
Jockey: Jose Ortiz
Rerouted from the Woody Stephens Stakes to the Belmont Stakes on Tuesday by O'Neill, the winner of last year's Tremont Stakes at Belmont is coming off a wire-to-wire victory in the Group III UAE 2000 Guineas at Meydan Race Course in Dubai on Feb. 6. He will be pushing the pace at the front of the field, but it's unclear he can get the nine furlong distance. His last race was at eight furlongs.

WRIGHT

From Page A5

sweat and tears, to get to offer my opinion about something like this."

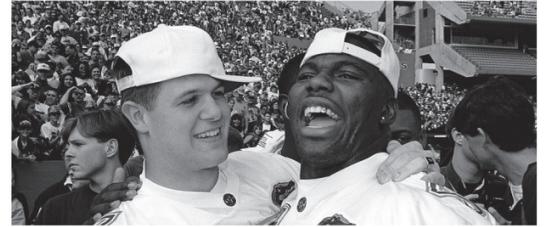
Wright was a member of Florida's first football national title team.

The cheer is used — often with the UF band

offering the music to start it — at most UF sporting events. The cheer and the Gator band prompts go back many years before Wright came to Florida.

In fact, Gator Bait magazine began in 1980.

"It's not about us not getting along because of a cheer," Wright said. "Keep the good stuff and abolish the bad things."



Florida's Danny Wuerffel, left, and Lawrence Wright hug and share a laugh on Jan. 11, 1997 at the Gators' National Championship Celebration at Ben Hill Griffin Stadium. Wright came up with the line: "If you ain't a Gator, ya Gator bait, baby." [FILE]

CHANT

From Page A5

in motion pictures and popular song, such as the not-so-sweet lullaby "Mammy's Little Alligator Bait," composed by Henry Wise and Sidney Perrin in 1899, according to the Library of Congress.

Historical evidence on the subject, however, has been mixed until recently; a 2014 article in the Miami New Times concluded "during slavery and into the 20th Century, Black babies were used as alligator bait in North and Central Florida." Time magazine in 1923 reported the practice of using Black

children as alligator bait had taken place in Chipley, Florida — the town rejected this claim, calling it "a silly lie, false and absurd."

A 2017 Snopes investigation reported that evidence put forth to suggest that the practice had ever actually happened was simply not credible.

For fans of Florida's athletic programs, the chant has taken on a life of its own; from numerous publications, to Gator great Lawrence Wright "during slavery and into the 20th Century, Black babies were used as alligator bait!" during a large celebration at Florida Field after Florida's 1996 national championship, the cheer has become

Florida's version of "Roll Tide."

"I'm not going for it," Wright told The Gainesville Sun. "I created something for us. It's a college football thing. It's not a racist thing, it's about us, the Gator Nation. And I'm Black."

"What about our history as the Gator Nation? We took a program from the top five to No. 1 in the country. I think I've done enough, put in the sweat and tears, to get to offer my opinion about something like this," Wright said Thursday.

Former Florida player and coach Steve Spurrier understands Fuchs' decision.

"It kind of surprised me, but I didn't know there was anything racial about it," Spurrier said. "But when (Athletic Director) Scott Stricklin told me about some of the history of it, I said, 'Let's get rid of it.'"

As for the publication, it still exists today and recently celebrated its 40th anniversary.

David Stirt founded Gator Bait Magazine in 1980, two years after moving to Gainesville from Stowe, Vermont, for graduate school. A Gainesville native to this day, Stirt attended Florida's 22-21 loss to Miami on Dec. 1, 1978, where he witnessed UF fans chanting "Gator bait!" repeatedly in the direction of the the 'Canes sideline.

"To me, the meaning

was absolutely clear-cut when I saw those players running out of the tunnel, and the fans were just going nuts with this Gator Bait chant, that 'Hey, these Gator players are just going to tear apart this other team today,'" Stirt told The Gainesville Sun. "It had no other connotation whatsoever, that was the one and only connotation I ever had for that saying."

While working as a reporter the following year, Stirt began to plan out the creation of his new publication. With the help of an Ocala-based printing press, Carlson Color Graphics, Stirt was able to produce 25,000 sample copies, which eventually led to 500 charter subscribers by the time the first issue was ready to roll out in Aug. 1980.

Until Thursday's announcement, Stirt was unaware of the controversy.

"I only know why I used the name, and if you're asking me, had I known things 40 years ago that I know today, would it have been different? Probably. I have no way of knowing," Stirt said. "But without the historical context back in 1980, I just considered it a fantastic cheer, and that's why I picked it up and used it as a name."

After Florida's announcement, fans and media began reacting divisively on social media.

A petition to keep the cheer had nearly reached its goal hours after Fuchs' decision.

FLAG

From Page A5

are held in Mississippi.

But both schools have consistently fielded highly ranked baseball teams and Mississippi State's women's basketball team has hosted NCAA tournament games four times since 2010.

Mississippi is home to four other Division I

schools: Southern Mississippi, which competes in Conference USA, and Alcorn State, Jackson State and Mississippi Valley State, historically Black universities in the Southwestern Athletic Conference. The state also has two Division II schools in Delta State and Mississippi College and three D-III's in Belaven University, Millsaps College and Mississippi University for Women.



County seeks grant applicants for emergency food and shelter programs

Tavares — Qualifying emergency food and shelter programs run by local service agencies are urged to apply for \$292,710 in federal funds awarded to Lake County through the Department of Homeland Security (DHS) / Federal Emergency Management Agency under the Emergency Food and Shelter National Board Program.

A local board made up of representatives from county government, United Way, the Salvation Army and American Red Cross as well as advocates for the homeless, faith-based organizations and community partners will determine how the funds will be distributed.

Under the terms of the grant from the National Board, local agencies chosen to receive funds must:

- Be a private voluntary nonprofit or unit of government
- Have a voluntary board established and be eligible to receive federal funds
- Have an accounting system
- Practice nondiscrimination
- Have demonstrated the capability to deliver emergency food and /or shelter programs

Grant funds can be used for rent/mortgage assistance, utility assistance, mass shelter, served meals and food for pantry distribution. Any agency receiving funds for rent, mortgage or utility assistance will be required to enter client data into the Homeless Management and Information System.

Nonprofit or government agencies interested in applying for Emergency Food and Shelter Program funds may contact Stephanie Glass at 352-742-6519 / sglass@lakecountyfl.gov. Applications are also available at the Lake County Office of Housing & Human Services, 2008 Classique Lane, Tavares, from 8 a.m. to 5 p.m. Monday-Friday. Applications must be received by 4 p.m. on Friday, July 17, 2020.

Interested applicants should plan to participate in the Emergency Food and Shelter Program application and reporting training scheduled via Go To Meeting on June 29, 2020 at 1 p.m.
<https://global.gotomeeting.com/join/854048845> Dial +1 (657)220-3412 Access Code: 854-048-845

D053301 - June 20, 2020

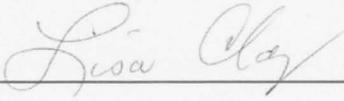
Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared
Lisa Clay



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

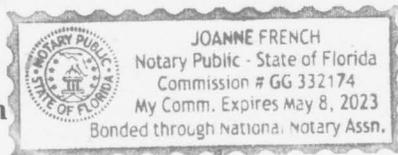
was published in said newspaper in the issues of:

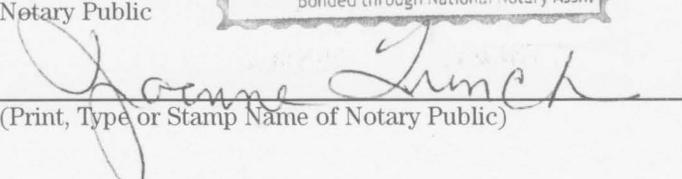
JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public




(Print, Type or Stamp Name of Notary Public)

AD# D053292

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-15, Ordinance 2020-16, Ordinance 2020-17, & Ordinance 2020-18. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The title of the ordinances are as follows:

ORDINANCE 2020-15

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 160 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-16

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 142 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



ORDINANCE 2020-17

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 32.5 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE



CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

LOMA LINDA ANNEXATION

CASE NO: 2020-18

APPLICANT Kathy Hattaway

ACTION REQUESTED Annexation

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 p.m.

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.

For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003

156 S. LAKE AVE., GROVELAND, FL

TRAILSIDE INDUSTRIAL
ANNEXATION
ORDINANCE 2020-22

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-22 – TRAILSIDE INDUSTRIAL ANNEXATION

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from property owner Trailside Industrial Inc., requesting voluntary annexation into the City of Groveland, pursuant to Chapter 171, Florida Statutes. The parcel consists of 2.21 +/- acres, generally located on the east side of Sampey Road. The property currently has an existing light industrial building on site.

Staff recommends approval of Ordinance 2020-22.

BUDGET IMPACT:

Annexation of the property and future development of the property will result in enhanced ad valorem revenues for the City.

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-22.

ATTACHMENTS:

Attachment 1 Ordinance 2020-22 with Legal Description and Aerial Map

Attachment 2 Application Submittal & Support Documents

Attachment 3 Notice Support Documentation



"City with Natural Charm"

ORDINANCE 2020-22

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 2.12 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

WHEREAS, Trailside Industrial, Inc. as a property owner in an unincorporated area of Lake County, has petitioned the City Council, Groveland, Florida, to annex property into the City of Groveland; and

WHEREAS, the property, as hereafter defined, is eligible for annexation; and

WHEREAS, the City Council has determined that the area proposed for annexation meets the requirements of §171.044, Florida Statutes; and

WHEREAS, this Ordinance has been advertised as required by law with a copy of said notice sent via certified mail to the Board of County Commissioners of Lake County as provided for by statute; and

WHEREAS, all other procedural and notice requirements mandated by State law and the City's Code of Ordinances have been followed and satisfied; and

NOW THEREFORE, be it ordained, by the City Council of the City of Groveland, Florida, as follows:

Section 1: Legislative Findings. The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2: Annexation. The corporate limits of the City of Groveland, Florida, are hereby extended and increased so as to include and embrace within the corporate limits of the City of Groveland, the real property described as:

Legal Description: A part of Tract 17, GROVELAND FARMS, in Section 20, Township 22 South, Range 25 East, according to the plat thereof recorded in Plat Book 2, Pages 10 and 11, Public Records of lake County, Florida, being more particularly described as follows: Commence at the Southeast Corner of said Tract 17; run thence N00°15'56" E along the East line of said Tract 17, a distance of 359.94 feet of the POINT OF BEGINNING; thence S 89°59'29" W 347.37 feet; thence N 00°15'56" E 187.12 feet to the Southerly right of way line of Sampey Road (said right of way being 25 feet from the centerline thereof as maintained);

thence N 62°39'09" E along said right of way line 253.05 feet to the North line of aforesaid Tract 17; thence N 89°59'29" E along said North line of Tract 17 a distance of 123.14 feet to the Northeast corner of said tract 17; thence S 00°15'56" W along the East line of said Tract 17, a distance of 303.34 feet to the POINT OF BEGINNING.

Parcel Id No.: 01-22-24-4300-017-00001; Alt. Key 1326591

(the "Property").

The Property is hereby annexed and declared to be a part of the City of Groveland. The Property is depicted in the map attached hereto as **Exhibit A**.

Section 3: Applicability and Effect. Upon this Ordinance becoming effective, the property annexed shall be subject to all laws, ordinances, and regulations enforced in the City of Groveland, and shall be entitled to the same privileges and benefits as other parts of the City of Groveland upon the effective date of the annexation.

Section 4: Directions. In accordance with Section 171.044(3), Florida Statutes (2019) within seven (7) days of the adoption of this Ordinance, certified copies of this shall be provided to the Clerk of the Circuit Court (Recording), and the Secretary of State of the State of Florida. It shall further be submitted to the Office of Economic and Demographic Research within 30 days of approval along with a statement specifying the population census effect and the affected land area. F.S. 171.091, Florida Statutes.

Section 5: Conflicts. All ordinances and parts of ordinances to the extent in conflict with this Ordinance are hereby repealed.

Section 6: Severability. If any provision or portion of this ordinance is declared by any court competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 7: Scrivener's Errors. Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 8: Effective Date. This ordinance shall become effective immediately upon passage by the City Council of the City of Groveland in accordance with law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this _____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		



ATTACHMENT 2



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

- 1 Planning and zoning application.
- 2 Copy of recorded deed.
- 3 Owner's/agent affidavits (original signatures, all owners).
- 4 Property record card. → should have - zone, parcel pro app. site
- 5 Signed and Sealed Boundary and Topographical survey.
- 6 Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only) — N/A
- 7 Provide legal description in Word Document.
- 8 CD with all submitted documents in PDF format. QALTA -
- 9 Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

SIGNATURE OF OWNER/AUTHORIZED AGENT

4/13/20

DATE

#1



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: 4/12/20

Application # _____

Applicant Name: Trailside Ind Park
Address: 301 Sampson Road
Groveland, FL 34736

Applicant Phone# 352-429-9507
Applicant Fax # 352-429-8705
Email Address: Cary.malever.Jmc@
embargo.mail.com

Applicant is: Owner Agent Purchaser

Lessee Optionee

Owners Name: Cary Jay Malever
Address: 4030 Anchor Way
Orl, FL, 32804

Owner's Phone # 352-287-2083
Owner's Fax # _____
Email Address: Cary.malever.Jmc@embargo
mail.com

Application Type:

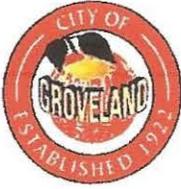
- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Annexation | <input checked="" type="checkbox"/> Rezoning | <input checked="" type="checkbox"/> Comprehensive Plan Amendment |
| <input type="checkbox"/> Lot Split | <input type="checkbox"/> Lot Line Deviation | <input type="checkbox"/> Variance-Residential |
| <input type="checkbox"/> Site Plan Approval | <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Variance-Commercial/Industrial |
| <input type="checkbox"/> Concurrency Review | <input type="checkbox"/> Construction Plan Review | <input type="checkbox"/> Re-Review |
| <input type="checkbox"/> Special Exception Use | <input type="checkbox"/> Conditional Use Permit | <input type="checkbox"/> Residential Design Review |
| <input type="checkbox"/> Road/Easement Vacation | <input type="checkbox"/> Final Plat | <input type="checkbox"/> Planned Unit Development |
| <input type="checkbox"/> DRI Development | <input type="checkbox"/> Proportionate Fair Share | <input type="checkbox"/> DRI Regional Development |
| <input type="checkbox"/> Other: _____ | | |

Reason for Request: WANT TO be IN city limits.

Project Title (Site Plans, future/existing subdivisions only): Re/Note J.M.C. Const office.

Property Address: 301 Sampson Road Property Size: 2.12 acres.

Alternate Key #s: 1326591 2.12 acres.



City of Groveland Planning and Zoning Application

Submittal Requirements

General Attachments for all Applications:

- Completed Planning & Zoning Application
- Copy of the Recorded Deed(s) for the property
- Owner's / Agent's Affidavit
- Copy of Property Record Card(s)
- Fee

Specific Attachments:

- Annexation / Rezoning / Comp Plan Amendment: *See separate sheet*
- Concurrency Review: Concurrency Application
- Site Plan Approval: *See separate sheet*
- Preliminary Plat Application: *See separate sheet*
- Construction Plan Approval: *See separate sheet*
- Final Plat Application: *See separate sheet*
- Architectural Design Review: *See separate sheet*
- Lot Split:
 1. Typed legal description of the parent parcel and of the new parcel(s)
 2. Copy of the original survey before the proposed lot split.
 3. Signed and sealed survey after the proposed lot split. New lots should be clearly marked.
- Lot Line Deviation:
 1. Boundary survey showing the intended lot line deviation prepared by a professional land surveyor registered in Florida, to include:
 - the overall legal description of the original parcel or parcels affected
 - the legal description of each parcel created
 - the legal descriptions of all existing easements
 - all existing structures
 - jurisdictional wetland line and/or environmental conservation easements
 - roadway centerline data and location
- Road / Lot / Utility Easement Vacation:
 1. Typed legal description of the road / lot / utility easement to be vacated
 2. Copy of the boundary survey indicating the appropriate road / lot / utility easement to be vacated.
- Special Exception / Conditional Use Permit: Materials as required in Appendix A – Zoning, Sec 10.02. *See separate sheets*
- Variance: Variance Application and supporting information as applicable



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s 1326591
Proposed Use of Property: office / shop
Existing Zoning: IND Existing Land Use: IND
Would like to change Zoning to: NO
Would like to change Land Use to: NO
Current number of structures on the property: 1

What utilities currently exist on the site?
 Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?
 Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?
 Yes No

If yes, please describe:



Property Owner & Agent Affidavit

Date: 4/13/20

Before me, the undersigned authority personally appeared, CARY J. MALEVER (property owner's name), who being by me duly sworn on oath, deposes and says:

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to annex into the city of Groveland
3. That said authority (property owner) has appointed n/a (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

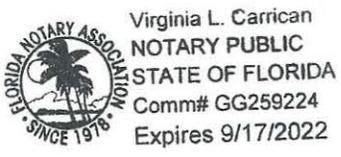
 STATE OF FLORIDA
 COUNTY OF LAKE
 Subscribed and sworn to (or affirmed) before on 5-13-2020 (date) by CARY J MALEVER (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented N/A as identification

Agent's signature
 STATE OF FLORIDA
 COUNTY OF LAKE
 Subscribed and sworn to (or affirmed) before on _____ (date) by _____ (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented _____ as identification

PUBLIC NOTARY


PUBLIC NOTRY

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).



#2

FORMER FOR THE FLORIDA DEPARTMENT OF REVENUE FOR THE YEAR 2002

CFN 2002124372
Bk 02210 Pgs 2125 - 2126; (2pgs)
DATE: 11/20/2002 09:30:13 AM
JAMES C. WATKINS, CLERK OF COURT
LAKE COUNTY
RECORDING FEES 9.00
TRUST FUND 1.50
DEED DOC 1,225.00

THIS INSTRUMENT PREPARED BY:
JULIA R. LAW
Attorney at Law
Roberts & Law, P.A.
P. O. Box 57
Groveland, FL 34736

Parcel ID Number: 0122244300-017-00001
Grantee #1 TIN:
Grantee #2 TIN:

Warranty Deed

This Indenture, Made this 12th day of November, 2002 A.D., Between JOHN L. BERGER AND BEVERLY A. BERGER AS CO-TRUSTEES OF THE BERGER LIVING TRUST, DATED AUGUST 27, 1996 and JAMES F. BERGER AND JANICE A. BERGER, AS CO-TRUSTEES OF THE BERGER LIVING TRUST, DATED AUGUST 28, 1996

of the County of Lake, State of Florida, grantors, and DIESEL EXCAVATION, INC., a corporation existing under the laws of the State of Florida whose address is: 310 Almond Street, Clermont, FL 34711

of the County of Lake, State of Florida, grantee.

Witnesseth that the GRANTORS, for and in consideration of the sum of TEN DOLLARS (\$10) DOLLARS, and other good and valuable consideration to GRANTORS in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, have granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate, lying and being in the County of Lake, State of Florida to wit:

A part of Tract 17, GROVELAND FARMS, in Section 20, Township 22 South, Range 25 East, according to the Plat thereof recorded in Plat Book 2, Pages 10 and 11, Public Records of Lake County, Florida, being more particularly described as follows: Commence at the Southeast corner of said Tract 17; run thence North 00°15'56" East along the East line of said Tract 17, a distance of 359.94 feet to the Point of Beginning; thence South 89°59'29" West 347.37 feet; thence North 00°15'56" East 187.12 feet to the Southerly right of way line of Sampy (said right of way being 25 feet from the centerline thereof as maintained); thence North 62°39'09" East along said right of way line 253.05 feet to the North line of aforesaid Tract 17; thence North 89°59'29" East along said North line of Tract 17, a distance of 123.14 feet to the Northeast corner of said Tract 17; thence South 00°15'56" West along the East line of said Tract 17, a distance of 303.34 feet to the Point of Beginning.

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

In Witness Whereof, the grantors have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

JOHN L. BERGER AND BEVERLY A. BERGER AS CO-TRUSTEES OF THE BERGER LIVING TRUST, DATED AUGUST 27, 1996 and JAMES F. BERGER AND JANICE A. BERGER, AS CO-TRUSTEES OF THE BERGER LIVING TRUST, DATED AUGUST 28, 1996

Julia R. Law By: John L. Berger Trustee (Seal)
Printed Name: Julia R. Law JOHN L. BERGER, TRUSTEE
Witness P.O. Address: 10300 Toro Drive, Clermont, FL 34711

Beverly S. Staples By: James F. Berger Trustee (Seal)
Printed Name: Beverly S. Staples JAMES F. BERGER, TRUSTEE
Witness P.O. Address: 10300 Toro Drive, Clermont, FL 34711

STATE OF Florida
COUNTY OF Lake

The foregoing instrument was acknowledged before me this 12th day of November, 2002 by JOHN L. BERGER, TRUSTEE on behalf of said trust

he is personally known to me



Beverly S. Staples
MY COMMISSION # CC790547 EXPIRES
January 15, 2003
SIGNED THRU TROY FARM INSURANCE, INC.

Beverly S. Staples
Printed Name:
Notary Public
My Commission Expires:

Warranty Deed - Page 2

Parcel ID Number: 0122244300-017-00001

STATE OF Florida
COUNTY OF Lake

The foregoing instrument was acknowledged before me this 12th day of November, 2002 by
JAMES F. BERGER, TRUSTEE, on behalf of said trust

he is personally known to me

Beverly S. Staples
Printed Name: _____
Notary Public _____
My Commission Expires: _____



Beverly S. Staples
MY COMMISSION # CC790547 EXPIRES
January 15, 2003
BONDED THRU TROY FAIN INSURANCE, INC.

#3

Trailside Industrial, Inc.
301 Sampey Road
Groveland, Florida 34736-3311

PHONE: 352-429-9507

FAX: 352-429-8705

POWER OF ATTORNEY

To the Lake County Public Works Department and To Whom It May Concern:

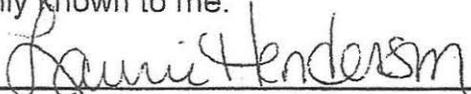
I, Marcus T. Smith, the undersigned do hereby duly appoint the following named person, Cary J. Malever to act as my attorney in fact, to sign all papers and documents that may be necessary in order to secure permits for Trailside Industrial's Sampey Road

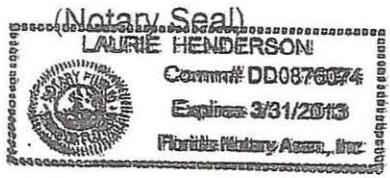
Signed 
Marcus T. Smith

Date 10-25-10

State of Florida, County of Lake

The forgoing instrument was acknowledged before me this 25th day of October, 2010, by Marcus T. Smith who is personally known to me.


Laurie Henderson, Notary 3/31/13



Select Language ▼

PROPERTY RECORD CARD

General Information

Owner Name:	TRAILSIDE INDUSTRIAL INC	Alternate Key:	1326591
Mailing Address:	301 SAMPEY RD GROVELAND, FL 34736 Update Mailing Address	Parcel Number:	01-22-24-4300-017-00001
		Millage Group and City:	0003 (UNINCORPORATED)
		Total Certified Millage Rate:	14.6811
		Trash/Recycling/Water/Info:	My Public Services Map
Property Location:	301 SAMPEY RD GROVELAND FL 34736 Update Property Location	Property Name:	-- Submit Property Name
		School Information:	School Locator & Bus Stop Map School Boundary Maps
Property Description:	GROVELAND FARMS 20-22-25 FROM SE COR OF TRACT 17 RUN N 0-15-56 E 359.94 FT FOR POB, RUN S 89-59-29 W 347.37 FT, N 0-15-56 E 187.12 FT TO S'LY R/W LINE OF SAMPY RD, N 62-39-09 E ALONG SAID R/W LINE 253.05 FT TO N LINE OF TRACT 17, N 89-59-29 E 123.14 FT TO NE COR OF TRACT 17, S 0-15-56 W 303.34 FT TO POB PB 2 PGS 10-11 ORB 3336 PG 1909		
<p><small>NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.</small></p>			

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	SERVICE SHOP (2500)	0	0		2.03	AC	\$0.00	\$121,800.00
Click here for Zoning Info Map					FEMA Flood			

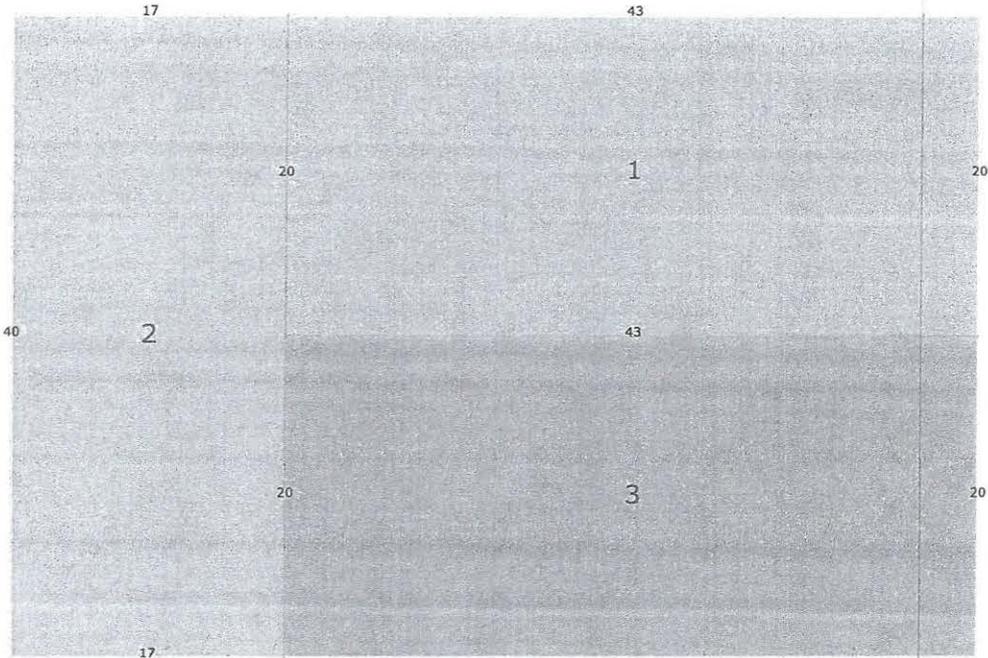
Commercial Building(s)

Building 1

Commercial	Building Value: \$250,735.00							
Summary		Section(s)						
Year Built: 2002	Section No.	Section Type	Wall Height	No. Stories	Ground Floor Area	Basement	Basement Finished	Map Color
Total Square Footage:	3940	1 FINISHED LIVING AREA (FLA)	20	1	860	0%	0%	
0		Interior Finish	Percent		Sprinkler		A/C	
	(25C)		100.00 %		No		No	

Full
Bathrooms: 2
Half
Bathrooms: 2
Elevators: 0
Elevator
Landings: 0
Escalators: 0
Residential
Units: 0
Kitchens: 0
Fireplaces: 0
Structure Type:
Wood or Steel
Open Stud
Frame
Exterior Walls:
03 : 100.00 %

2	FINISHED LIVING AREA (FLA)	10	2	680	0%	0%		
	Interior Finish				Percent		Sprinkler	A/C
	(18C)			100.00 %		No		Yes
3	FINISHED LIVING AREA (FLA)	10	2	860	0%	0%		
	Interior Finish				Percent		Sprinkler	A/C
	(18C)			100.00 %		No		Yes



[View Larger](#)

Miscellaneous Improvements

No.	Type	No. Units	Unit Type	Year	Depreciated Value
0002	PAVING (PAV)	720	SF	2003	\$1,008.00
0003	FENCING (FEN)	3348	SF	2004	\$1,928.00
0004	PAVING (PAV)	21280	SF	2007	\$17,237.00
0005	UTILITY BUILDING - UNFINISHED (UBU)	288	SF	2008	\$720.00
0006	UTILITY BUILDING - UNFINISHED (UBU)	160	SF	2008	\$400.00
0007	UTILITY BUILDING - UNFINISHED (UBU)	160	SF	2008	\$400.00

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
3336 / 1909	12/21/2006	Quit Claim Deed	Unqualified	Improved	\$0.00
2210 / 2125	11/12/2002	Warranty Deed	Qualified	Improved	\$175,000.00

1485 / 1608	12/1/1996	Warranty Deed Qualified		Vacant	\$20,000.00
1129 / 1938	10/1/1991	Certificate of Title	Unqualified	Vacant	\$1,000.00
1113 / 556	5/1/1991	Quit Claim Deed	Unqualified	Vacant	\$0.00
794 / 1358	12/1/1983	Warranty Deed Qualified		Improved	\$72,000.00
717 / 1222	1/1/1981	Warranty Deed Qualified		Improved	\$30,000.00

[Click here to search for mortgages, liens, and other legal documents.](#)

Values and Estimated Ad Valorem Taxes

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$394,228	\$394,228	\$394,228	5.07340	\$2,000.08
LAKE COUNTY MSTU AMBULANCE	\$394,228	\$394,228	\$394,228	0.46290	\$182.49
LAKE COUNTY MSTU FIRE	\$394,228	\$394,228	\$394,228	0.47040	\$185.44
SCHOOL BOARD STATE	\$394,228	\$394,228	\$394,228	3.88500	\$1,531.58
SCHOOL BOARD LOCAL	\$394,228	\$394,228	\$394,228	2.99800	\$1,181.90
LAKE COUNTY MSTU STORMWATER	\$394,228	\$394,228	\$394,228	0.49570	\$195.42
ST JOHNS RIVER FL WATER MGMT DIST	\$394,228	\$394,228	\$394,228	0.24140	\$95.17
LAKE COUNTY VOTED DEBT SERVICE	\$394,228	\$394,228	\$394,228	0.11000	\$43.37
LAKE COUNTY WATER AUTHORITY	\$394,228	\$394,228	\$394,228	0.35570	\$140.23
SOUTH LAKE HOSPITAL DIST	\$394,228	\$394,228	\$394,228	0.00000	\$0.00
				Total:	Total:
				14.0925	\$5,555.68

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ✓	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only - exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law

Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

Copyright © 2014 Lake County Property Appraiser. All rights reserved.
Property data last updated on December 1, 2019.
Site Notice

BOUNDARY SURVEY

LEGAL DESCRIPTION

A part of Tract 17, GROVELAND FARMS, in Section 20, Township 22 South, Range 25 East, according to the plat thereof recorded in Plat Book 2, Pages 10 and 11, Public Records of Lake County, Florida, being more particularly described as follows: Commence at the Southeast Corner of said Tract 17; run thence N 00° 15' 56" E along the East line of said Tract 17, a distance of 359.94 feet to the POINT OF BEGINNING; thence S 89° 59' 29" W 347.37 feet; thence N 00° 15' 56" E 187.12 feet to the Southerly right of way line of Sampy Road (said right of way being 25 feet from the centerline thereof as maintained); thence N 62° 39' 09" E along said right of way line 253.05 feet to the North line of aforesaid Tract 17; thence N 89° 59' 29" E along said North line of Tract 17 a distance of 123.14 feet to the Northeast corner of said tract 17; thence S 00° 15' 56" W along the East line of said Tract 17, a distance of 303.34 feet to the POINT OF BEGINNING.

Subject to all right of ways, easements and restrictions of record

SURVEYORS NOTES:

1. Bearings are based on the East property line being S 89° 59' 52" W assumed.
2. No Underground Utilities or Improvements and No Aboveground Utilities are shown on this survey.
3. Ownership of fences shown hereon (if any) are not known.
4. This Survey is not Valid unless Signed and Sealed by the Undersigned Surveyor.
5. This Survey was made without benefit of abstract of Title. There may be other Easements or Restrictions other than shown.
6. Legal descriptions to abutting Properties were not provided and are not shown.

FLOOD CERTIFICATION:

According to Lake County's National Flood Insurance Rate Map #12069C0540 B
This Property Lies in Flood Zone "A".

Legend:

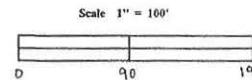
- RC = Iron Rod & Cap
- RW = Right-of-Way
- A = Delta
- R = Radius
- L = Length
- PC = Point of Curvature
- PT = Point of Tangent
- = Set 1/2" RC # 4904
- CM = Concrete Monument
- CONC. = Concrete
- (F) = Field Measurement
- (P) = Plat Measurement
- (D) = Description Measurement
- REC. = Recovered
- P.O.B. = Point of Beginning
- P.O.C. = Point of commencement



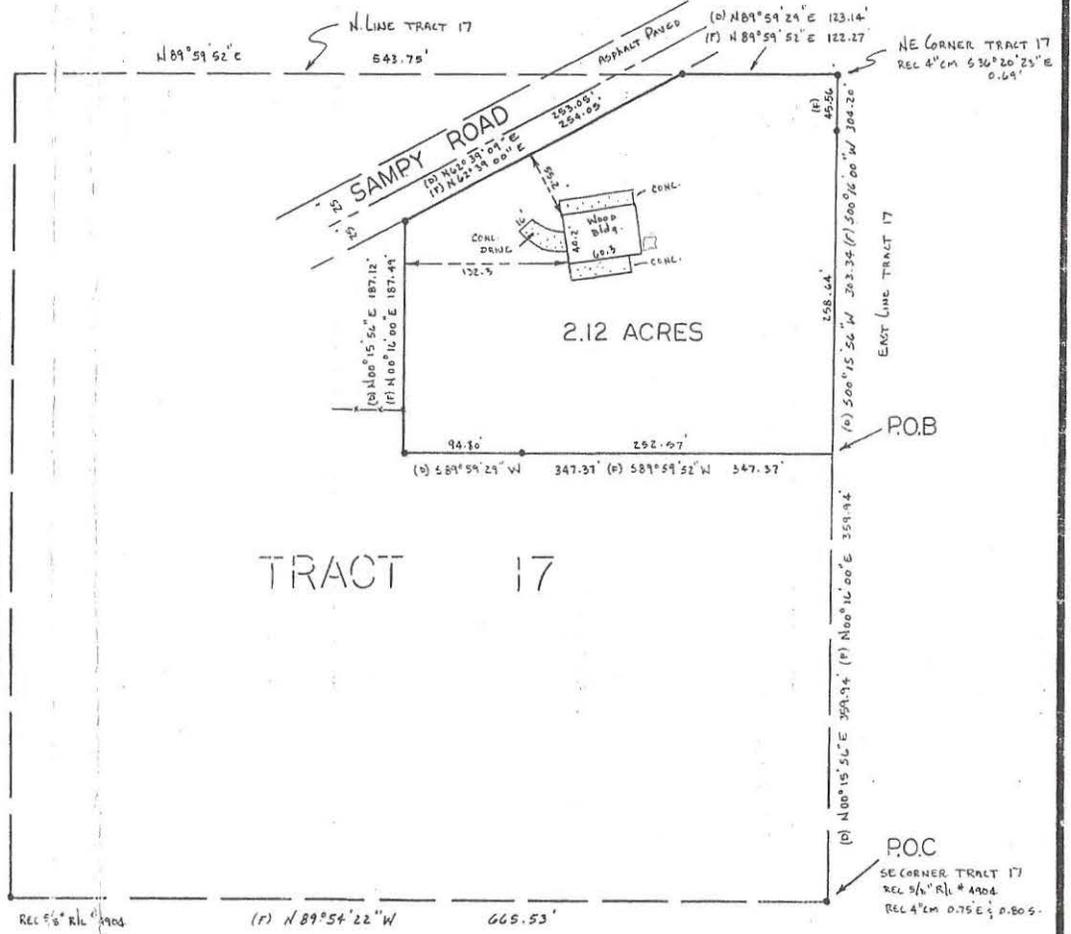
CERTIFIED TO:
DIESEL EXCAVATION, INC.
COMMUNITY NATIONAL BANK OF PASCO COUNTY
ROBERTS & LAW P.A.
ATTORNEYS' TITLE INSURANCE FUND, INC.

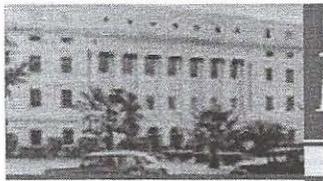
FB 35 Pg 34

Steven Galassi Surveying 7933 Ed Douglas Road Groveland, Florida 34736 Phone # (352) 429-2074 Fax # (352) 429-9644	Date	Revisions	Prepared For: DIESEL EXCAVATION, INC.
	Foundation Survey Date:		Final Survey Date: NOVEMBER 11, 2002



Prepared By: Steven Galassi
Florida Professional Land Surveyor & Mapper 4904





Office of Ed Havill
Lake County Property Appraiser

November 30, 2004

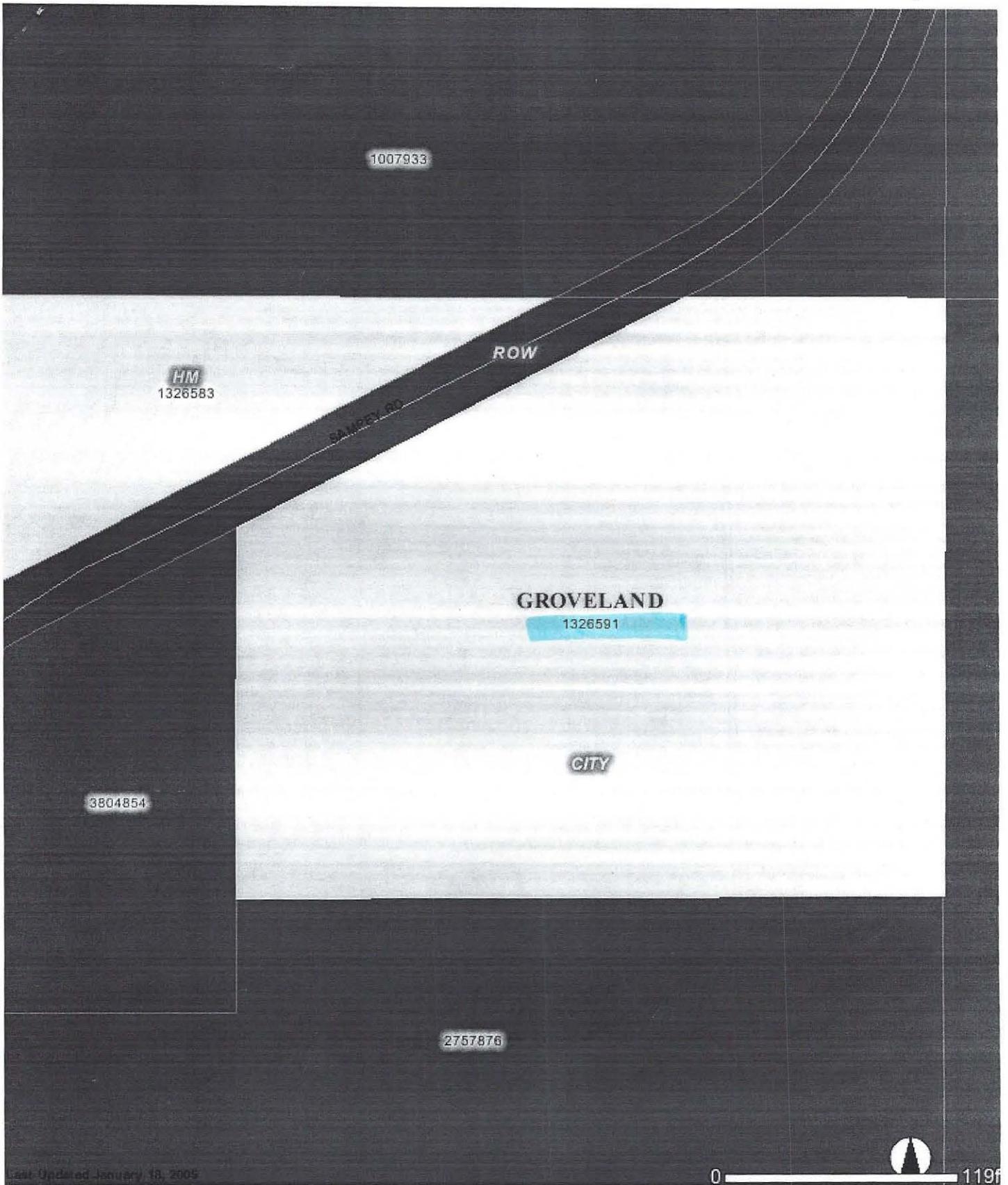
Property Search Results

General Information:			
Alternate Key:	1326591	Parcel:	01-22-24-430001700001
Name:	DIESEL EXCAVATION INC	Millage Group:	0003
Address:	310 ALMOND ST CLERMONT, FL 34711-	Loc Notes:	301 SAMPEY RD GROVELAND FL 34736
Legal Description:	<p>GROVELAND FARMS 20-22-25 FROM S LINE OF TRACT 17 & E LINE OF SAMPEY RD, RUN N 03DEG 58MIN E ALONG SAID R/W 301.79 FT, TO POB, RUN E 215.52 FT, N 58.07 FT, E 347.37 FT, N TO NE COR OF TR 17, W TO SAMPEY RD, SE'LY ALONG RD TO POB--LESS FROM SE COR OF TRACT 17 RUN N 00DEG 15MIN 56SEC E 359.94 FT, S 89DEG 59MIN 29SEC W 347.37 FT FOR POB, RUN S 00DEG 15MIN 56SEC W 58.07 FT, S 89DEG 59MIN 29SEC W 215.52 FT TO E'LY R/W LINE OF SAMPEY RD, N 03DEG 58MIN 59SEC E ALONG SAID R/W LINE 29.77 FT TO THE POINT OF CURVATURE OF A CURVE CONCAVE SE'LY & HAVING A RADIUS OF 193.45 FT, THENCE NE'LY ALONG SAID R/W LINE THRU A CENTRAL ANGLE OF 58DEG 40MIN 10SEC & AN ARC DIST OF 198.09 FT TO THE POINT OF TANGENCY, THENCE N 62DEG 39MIN 09SEC E 124.37 FT, S 00DEG 15MIN 56SEC W 187.12 FT TO POB--PB 2 PGS 10-11 ORB 2210 PG 2125</p>		

#7

Land Data:									
Line	Use Code	Frontage	Depth	Notes	No. Units	Type	Class	Value	Just Value
1	1700	.0	.0		2.03	AC	0		48111

Building Characteristics (Residential):					
Bldg No.	Section Type	Section No.	Ext Wall Type	No. of Stories	Floor Area



State of Florida

Department of State

I certify from the records of this office that TRAILSIDE INDUSTRIAL, INC. is a corporation organized under the laws of the State of Florida, filed on September 14, 2004, effective September 10, 2004.

The document number of this corporation is P04000129721.

I further certify that said corporation has paid all fees due this office through December 31, 2020, that its most recent annual report/uniform business report was filed on March 4, 2020, and that its status is active.

I further certify that said corporation has not filed Articles of Dissolution.

*Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this
the Fourth day of March, 2020*



Randy R. Lee
Secretary of State

Tracking Number: 4858496848CC

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3804854	Land Base	1.22E+16	CENTRAL F	16350 PAR	HOUSTON	TX	77084	241 SAMPE	GROVELAN
3425421	Land Base	1.22E+16	CITY OF GR	156 S LAKE	GROVELAN	FL	34736	SAMPEY RI	GROVELAN
1326605	Land Base	1.22E+16	HOWARD F	8306 S OR	ORLANDO	FL	32809	7205 EAST	GROVELAN
2757876	Land Base	1.22E+16	INTERNATI	217 SAMPE	GROVELAN	FL	34736	217 SAMPE	GROVELAN
1326583	Land Base	1.22E+16	TOTH ENTE	PO BOX 12	CLERMONT	FL	34712	7150 SAMF	GROVELAN
1326591	Land Base	1.22E+16	TRAILSIDE	301 SAMPE	GROVELAN	FL	34736	301 SAMPE	GROVELAN
1007933	Land Base	2.02E+17	TRAILSIDE	301 SAMPE	GROVELAN	FL	34736	SAMPEY RI	
3880851	Land Base	2.02E+17	TRAILSIDE	301 SAMPE	GROVELAN	FL	34736	SAMPEY RI	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
2019	86871	103443	195871	5557	450000	1/8/2009	OGR1	2943	LIGHT MAN
	1458041		1458041			1/1/1970	OGR1	0	VACANT GC
2003	387780	601776	1020528	30972	300000	#####	OGR1	16597	LIGHT MAN
1987	293700	573459	899780	32621	300000	#####	OGR1	15518	LIGHT MAN
1979	79214	36834	132680	16632	175000	#####		3	1709 WAREHOU
2002	133980	275398	431071	21693	175000	#####		3	5787 SERVICE SF
	121874		121874		180000	4/3/2006	00GR		1734 VACANT IN
	4900		4900			1/1/1970	00GR		75 VACANT IN

PropertyCl:Acres

LIGHT MAN 0.72772

VACANT G 29.07906

LIGHT MAN 19.7377

LIGHT MAN 4.41027

WAREHOU 1.73396

SERVICE SF 2.205519

VACANT IN 9.61036

VACANT IN 0.170974



VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows: (Name of employee)

1. Affiant's name is DeWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.

2. Affiant is the applicant for the following community development project:

Name of Project: Trailside Ind. Annex.
Application Number Assigned Project: 2020-17
Applicant's Name: Trailside Ind.
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation
Vacate plat
Lot split

3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 20, 2020. Affiant installed a total of 1 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.

4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).

5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).

6. Affiant is responsible for the removal of the sign(s) after the final public hearing.



352-429-2141
planning@groveland-fl.gov

156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

5. I mailed the public notices via first class U.S. Mail, on the following date June, 20, 2020.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's/Agent's Signature)

Print: DeWayne Jones

Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____



Ciara Bender
Notary Public, State of Florida



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS INCLUDED ON PROPERTY OWNER'S LIST

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

- Affiant's name is DeWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
- Affiant is an employee, or authorized agent of the City of Groveland.
- This affidavit is provided for the following community development project:

Name of Project: Trailside Industrial
 Application Number Assigned Project: 2020-17
 Applicant's Name: Trailside Industrial
 Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

- Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

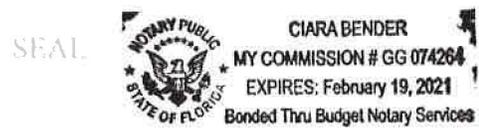
Print: DeWayne Jones

Date: 6/22/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June 20, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida





CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

TRAILSIDE INDUSTRIAL

CASE NO 2020-22

APPLICANT Trailside Ind. Park

ACTION REQUESTED _____

Annexation

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 p.m.

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.

For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003

156 S. LAKE AVE., GROVELAND, FL

Affidavit of Publication

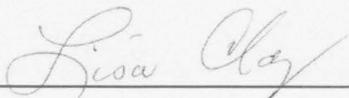
DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Lisa Clay



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

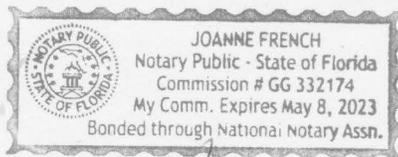
was published in said newspaper in the issues of:

JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public



Joanne French
(Print, Type or Stamp Name of Notary Public)

AD#

D053294

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Trilside Industrial Annexation Ordinance 2020-22. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-22 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-22

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 2.12 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinance. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinance is available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053294 - June 20, 2020

**PALISADES ANNEXATION
ORDINANCE 2020-19**

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-19 – PALISADES ANNEXATION

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff submitted a staff initiated application on behalf of Palisades Homeowner's Association, requesting voluntary annexation for Palisades Golf Course into the City of Groveland, pursuant to Chapter 171, Florida Statutes. The golf course parcel consists of 227.07 +/- acres, generally located on the east side of Jalarmy Road and south of Cherry Lake Road.

Staff recommends approval of Ordinance 2020-19.

BUDGET IMPACT:

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-19.

ATTACHMENTS:

Attachment 1 Ordinance 2020-19 with Legal Description and Aerial Map
Attachment 2 Application Submittal & Support Documents
Attachment 3 Notice Support Documentation



"City with Natural Charm"

ATTACHMENT 1

ORDINANCE 2020-19

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 227.07 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

WHEREAS, the City of Groveland owns real property in an unincorporated area of Lake County, and the City Manager has petitioned the City Council, Groveland, Florida, to annex the property into the City of Groveland; and

WHEREAS, the property, as hereafter defined, is eligible for annexation; and

WHEREAS, the City Council has determined that the area proposed for annexation meets the requirements of §171.044, Florida Statutes; and

WHEREAS, this Ordinance has been advertised as required by law with a copy of said notice sent via certified mail to the Board of County Commissioners of Lake County as provided for by statute; and

WHEREAS, all other procedural and notice requirements mandated by State law and the City's Code of Ordinances have been followed and satisfied; and

NOW THEREFORE, be it ordained, by the City Council of the City of Groveland, Florida, as follows:

Section 1: Legislative Findings. The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2: Annexation. The corporate limits of the City of Groveland, Florida, are hereby extended and increased to include and embrace within the corporate limits of the City of Groveland, the real property described as:

Legal Description: See attached Exhibit A

Parcel Id No.: 11-22-25-0002-000-02500; Alt. Key 3282396

Parcel Id No.: 12-22-25-0002-000-02300; Alt. Key 3282400

(the "Property").

The Property is hereby annexed and declared to be a part of the City of Groveland. The Property is depicted in the map attached hereto as **Exhibit B**.

Section 3: Applicability and Effect. Upon this Ordinance becoming effective, the property annexed shall be subject to all laws, ordinances, and regulations enforced in the City of Groveland, and shall be entitled to the same privileges and benefits as other parts of the City of Groveland upon the effective date of the annexation.

Section 4: Directions. In accordance with Section 171.044(3), Florida Statutes (2019) within seven (7) days of the adoption of this Ordinance, certified copies of this shall be provided to the Clerk of the Circuit Court (Recording), and the Secretary of State of the State of Florida. It shall further be submitted to the Office of Economic and Demographic Research within 30 days of approval along with a statement specifying the population census effect and the affected land area. F.S. 171.091, Florida Statutes.

Section 5: Conflicts. All ordinances and parts of ordinances to the extent in conflict with this Ordinance are hereby repealed.

Section 6: Severability. If any provision or portion of this ordinance is declared by any court competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 7: Scrivener's Errors. Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 8: Effective Date. This ordinance shall become effective immediately upon passage by the City Council of the City of Groveland in accordance with law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this ____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

EXHIBIT "A"

PARCEL 1

LEGAL DESCRIPTION - TRACT A:

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32, as shown on the plat of Groveland Farms, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run South 89°45'07" West along the North line of said Section 11 for a distance of 1823.44 feet; thence run South 32°48'00" East for a distance of 29.66 feet to the South right-of-way line of Cherry Lake Road as described in Official Records Book 787, Pages 1990 through 1992 and the Point of Beginning; thence continue South 32°48'00" East for a distance of 86.83 feet to a point on a non-tangent curve concave to the Southeast and having a radius of 225.00 feet and a chord bearing of North 74°00'00" East; thence run Northeasterly along the arc of said curve for a distance of 131.95 feet, through a central angle of 33°36'00" to the end of said curve; thence run South 89°12'00" East for a distance of 305.00 feet to the beginning of a tangent curve concave to the Southwest and having a radius of 225.00 feet; thence run Southeasterly along the arc of said curve for a distance of 186.56 feet, through a central angle of 47°30'27" to a point on a non-tangent curve concave to the Southeast and having a radius of 385.00 feet and a chord bearing of North 67°48'46" East; thence run Northeasterly along the arc of said curve for a distance of 131.51 feet, through a central angle of 19°34'15" to a point on a non-tangent curve concave to the Southeast and having a radius of 60.00 feet and a chord bearing of North 61°31'22" East; thence run Northeasterly along the arc of said curve for a distance of 94.60 feet, through a central angle of 90°20'25" to the end of said curve; thence run South 90°00'00" East for a distance of 189.21 feet; thence run South 00°00'00" West for a distance of 80.00 feet; thence run South 42°06'49" West for a distance of 337.01 feet; thence run South 23°11'55" West for a distance of 76.16 feet; thence run South 07°07'30" West for a distance of 161.25 feet; thence run South 09°27'44" East for a distance of 182.48 feet; thence run South 22°37'12" East for a distance of 130.00 feet; thence run South 30°57'50" East for a distance of 116.62 feet; thence run South 64°09'59" West for a distance of 133.92 feet to a point on a non-tangent curve concave to the Northeast and having a radius of 875.00 feet and a chord bearing of South 27°48'00" East; thence run Southeasterly along the arc of said curve for a distance of 27.49 feet through a central angle of 01°48'00" to the end of said curve; thence run North 65°53'38" East for a distance of 128.96 feet; thence run South 36°52'12" East for a distance of 150.00 feet; thence run South 48°00'46" East for a distance of 134.54 feet; thence run South 54°27'44" East for a distance of 172.05 feet; thence run South 72°38'46" East for a distance of 167.63 feet; thence run South 08°26'31" West for a distance of 130.40 feet to a point on a non-tangent curve concave to the North and having a radius of 875.00 feet and a chord bearing of South 84°42'00" East; thence run Easterly along the arc of said curve a distance of 198.53 feet, through a central angle of 13°00'00" to a point of reverse curvature of a curve

concave to the South and having a radius of 2525.00 feet; thence run Easterly along the arc of said curve a distance of 207.13 feet, through a central angle of 04°42'00" to the end of said curve; thence run North 10°42'33" East for a distance of 133.77 feet; thence run South 82°34'07" East for a distance of 231.95 feet; thence run South 78°41'24" East for a distance of 203.96 feet; thence run South 82°52'30" East for a distance of 161.25 feet; thence run North 85°14'11" East for a distance of 120.42 feet; thence run North 73°18'03" East for a distance of 104.40 feet; thence North 63°26'06" East for a distance of 89.44 feet; thence run North 51°20'25" East for a distance of 128.06 feet; thence run North 38°39'35" East for a distance of 128.06 feet; thence run North 26°33'54" East for a distance of 111.80 feet; thence run North 14°02'10" East for a distance of 82.46 feet; thence run North 05°21'21" East for a distance of 321.40 feet; thence run North 06°20'25" East for a distance of 362.22 feet; thence run South 75°57'01" East for a distance of 160.24 feet to a point on a non-tangent curve concave to the Southeast and having a radius of 1325.00 feet and a chord bearing of North 20°51'00" East; thence run Northeasterly along the arc of said curve for a distance of 25.44 feet, through a central angle of 01°06'00" to the end of said curve; thence run North 74°39'33" West for a distance of 170.57 feet; thence run North 85°54'52" West for a distance of 140.36 feet; thence run South 85°54'52" West for a distance of 140.36 feet; thence run South 64°58'59" West for a distance of 165.53 feet; thence run North 55°47'03" West for a distance of 302.32 feet; thence run North 00°00'00" East for a distance of 110.00 feet; thence run North 38°39'35" East for a distance of 128.06 feet; thence run North 89°52'50" East for a distance of 2400.00 feet; thence run South 79°52'31" East for a distance of 142.21 feet; thence run South 56°18'36" East for a distance of 72.11 feet; thence run South 30°57'50" East for a distance of 116.62 feet; thence run South 15°56'43" East for a distance of 218.40 feet; thence run South 64°31'08" West for a distance of 133.11 feet to a point on a non-tangent curve concave to the Northeast and having a radius of 100.00 feet and a chord bearing of South 73°32'19" East; thence run Southeasterly along the arc of said curve for a distance of 158.22 feet, through a central angle of 90°39'18" to a point of reverse curvature of a curve concave to the Southeast and having a radius of 460.00 feet; thence run Northeasterly along the arc of said curve for a distance of 208.69 feet, through a central angle of 25°59'37" to a point of reverse curvature of a curve concave to the Northwest and having a radius of 25.00 feet; thence run Northeasterly along the arc of said curve, for a distance of 37.98 feet, through a central angle of 87°02'43" to the end of said curve and the West right-of-way line of Jalarmy Road; thence run North 00°04'55" East along said West right-of-way line for a distance, of 422.71 feet to the aforementioned South right-of-way line of Cherry Lake Road; thence run North 89°55'05" West along said South right-of-way line for a distance of 890.97 feet; thence run South 89°55'39" West along said South right-of-way line for a distance of 2672.31 feet; thence run South 89°45'07" West along the South right-of-way line for a distance of 1807.45 feet to the Point of Beginning.

LESS: Commence at the Northwest corner of Section 12, Township 22 South, Range 25 East, Lake County, Florida; thence run South 89°55'05" East along the North line of said Section 12 for a distance of 891.00 feet to the Westerly right-of-way line of Jalarmy Road; thence South 00°04'55" West along said Westerly right-of-way line for a distance of 179.72 feet to the Point of Beginning; thence continue South 00°04'55" West along said Westerly right-of-way line for a distance of 200.00 feet; thence North 89°55'05" West parallel to the aforesaid North line of Section 12 for a distance of 210.00 feet; thence run North 00°04'55" East parallel to the aforesaid Westerly right-of-way line of Jalarmy Road for a distance of 200.00 feet; thence run South

89°55'05" East parallel to the aforesaid North line of Section 12 for a distance of 210.00 feet to the aforesaid Westerly right-of-way line of Jalarmy Road and the Point of Beginning, less the East 10.00 feet thereof.

LEGAL DESCRIPTION - TRACT B:

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32, as shown on the plat of Groveland Farms, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run North 89°55'39" East along the North line of said Section 11 for a distance of 2672.38 feet to the Northwest corner of Section 12, Township 22 South, Range 25 East; thence run South 89°55'05" East along the North line of said Section 12 for a distance of 231.89 feet; thence South 00°04'55" West for a distance of 372.59 feet to the Point of Beginning; thence run South 56°18'36" East for a distance of 72.11 feet; thence run South 28°36'38" East for a distance of 125.30 feet; thence run North 66°56'14" East for a distance of 125.95 feet to a point on a non-tangent curve, concave to the Northeast and having a radius of 675.00 feet and a chord bearing of South 29°47'10" East; thence run Southeasterly along the arc of said curve, for a distance of 126.90 feet, through a central angle of 10°46'19" to a point of reverse curvature of a curve concave to the West and having a radius of 100.00 feet; thence run Southerly along the arc of said curve for a distance of 136.29 feet, through a central angle of 78°05'18", to a point of compound curvature of a curve concave to the Northwest and having a radius of 855.00 feet; thence run Southwesterly along the arc of said curve for a distance of 254.93 feet, through a central angle of 17°05'01" to the end of said curve; thence run North 24°16'06" West for a distance of 125.70 feet; thence run South 67°22'48" West for a distance of 130.00 feet; thence run South 77°28'16" West for a distance of 184.39 feet; thence run South 81°52'12" West for a distance of 424.26 feet; thence run South 77°28'16" West for a distance of 184.39 feet; thence run South 63°26'06" West for a distance of 178.89 feet; thence run South 50°11'40" West for a distance of 156.21 feet; thence run South 28°13'51" East for a distance of 117.43 feet to a point on a non-tangent curve, concave to the Northwest and having a radius of 555.00 feet and a chord bearing of South 62°36'00" West; thence run Southwesterly along the arc of said curve for a distance of 34.87 feet, through a central angle of 03°36'00" to the end of said curve; thence run North 28°45'02" West for a distance of 113.49 feet; thence run South 75°04'07" West for a distance of 155.24 feet; thence run South 82°20'29" West for a distance of 299.49 feet to a point on a non-tangent curve, concave to the West and having a radius of 1145.00 feet and a chord bearing of North 07°21'00" East; thence run Northerly along the arc of said curve for a distance of 313.75 feet, through a central angle of 15°42'00" to a point of reverse curvature of a curve, concave to the East and having a radius of 1275.00 feet; thence run Northerly along the arc of said curve for a distance of 211.40 feet, through a central angle of 09°30'00" to the end of said curve; thence run North 82°16'49" East for a distance of 142.45 feet; thence run North 12°31'44" East for a distance of 184.39 feet; thence run North 71°37'57" West for a distance of 125.60 feet; to a point on a non-tangent curve, concave to the Southeast and having a radius of 1275.00 feet

and a chord bearing of North 20°36'00" East; thence run Northeasterly along the arc of said curve for a distance of 22.25 feet, through a central angle of 01°00'00" to the end of said curve; thence run South 71°35'10" East for a distance of 127.92 feet; thence run North 29°44'42" East for a distance of 80.62 feet; thence run North 60°15'18" East for a distance of 80.62 feet; thence run North 90°00'00" East for a distance of 1,260.00 feet to the Point of Beginning.

LESS: Any portion of above described Tract B lying within Lots 270 through 275, Palisades Phase 2D, according to the plat thereof as recorded in Plat Book 52, Pages 21 through 23, inclusive, Public Records of Lake County, Florida.

LEGAL DESCRIPTION - TRACT C:

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32, as shown on the plat of Groveland Farms, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run North 09°55'39" East along the North line of said Section 11 for a distance of 2672.38 feet to the Northwest corner of Section 12, Township 22 South, Range 25 East; thence run South 89°55'05" East along the North line of said Section 12 for a distance of 891.00 feet to the West right-of-way line of Jalarmy Road; thence South 00°04'55" West along said West right-of-way line for a distance of 618.06 feet to the Point of Beginning; thence continue South 00°04'55" West along said West right-of-way line for a distance of 1212.32 feet to the North right-of-way line of County Road 561A; thence run along said North right-of-way line the following courses and distances: run South 86°59'00" West for a distance of 128.74 feet; thence run North 03°01'00" West for a distance of 7.00 feet; thence run South 86°59'00" West for a distance of 79.69 feet to the beginning of a tangent curve concave to the Southeast and having a radius of 1950.08 feet; thence run Southwesterly along the arc of said curve for a distance of 1320.71 feet, through a central angle of 38°48'14" to the end of said curve; thence run South 48°10'46" West for a distance of 239.98 feet; thence run South 41°49'14" East for a distance of 5.00 feet; thence run South 48°10'46" West for a distance of 250.24 feet; thence run North 41°49'14" West for a distance of 5.00 feet; thence run South 48°10'46" West for a distance of 315.48 feet to the beginning of a tangent curve concave to the Northeast and having a radius of 25.00 feet; thence leaving said North right-of-way line run Northwesterly along the arc of said curve for a distance of 39.27 feet, through a central angle of 90°00'00" to the end of said curve; thence run North 41°49'14" West for a distance of 175.00 feet to the beginning of a tangent curve concave to the Southwest and having a radius of 960.00 feet; thence run Northwesterly along the arc of said curve for a distance of 314.94 feet, through a central angle of 18°47'47" to the end of said curve; thence run North 76°09'44" West for a distance of 242.55 feet to a point on a non-tangent curve concave to the Northeast and having a radius of 1775.00 feet and a chord bearing of North 66°30'00" West; thence run Northwesterly along the arc of said curve for a distance of 542.14 feet, through a central angle of 17°30'00" to the point of reverse curvature of a curve concave to the Southwest and having a radius of 925.00 feet; thence run Northwesterly along the

arc of said curve for a distance of 290.60 feet, through a central angle of 18°00'00" to the end of said curve; thence run North 75°45'00" West for a distance of 230.00 feet to the beginning of a tangent curve concave to the Northeast and having a radius of 325.00 feet; thence run Northeasterly along the arc of said curve for a distance of 463.43 feet, through a central angle of 81°42'00" to the end of said curve; thence run North 05°57'00" East for a distance of 113.21 feet to the beginning of a tangent curve concave to the Southeast and having a radius of 25.00 feet; thence run Northeasterly along the arc of said curve for a distance of 36.85 feet, through a central angle of 84°46'33" to a point of reverse curvature of a curve concave to the North and having a radius of 925.00 feet; thence run Easterly along the arc of said curve for a distance of 31.09 feet, through a central angle of 01°55'33" to a point of reverse curvature of a curve concave to the South and having a radius of 2475.00 feet; thence run Easterly along the arc of said curve for a distance of 302.38 feet, through a central angle of 07°00'00" to the end of said curve, thence run South 20°08'15" East for a distance of 171.06 feet; thence run South 82°52'30" East for a distance of 161.25 feet; thence run South 78°41'24" East for a distance of 203.96 feet; thence run South 63°26'06" East for a distance of 89.44 feet; thence run South 38°39'35" East for a distance of 128.06 feet; thence run South 50°11'40" East for a distance of 78.10 feet; thence run South 63°26'06" East for a distance of 89.44 feet; thence run South 90°00'00" East for a distance of 80.00 feet; thence run North 59°44'37" East for a distance of 138.92 feet; thence run North 55°18'17" East for a distance of 316.23 feet; thence run North 52°41'46" East for a distance of 132.00 feet; thence run North 26°34'28" West for a distance of 335.52 feet to a point on a non-tangent curve concave to the Southeast and having a radius of 535.00 feet and a chord bearing of North 73°34'53" East; thence run Northeasterly along the arc of said curve for a distance of 347.00 feet, through a central angle of 37°09'45" to the end of said curve; to a point of reverse curvature of a curve concave to the North and having a radius of 605.00 feet; thence run Easterly along the arc of said curve for a distance of 138.99 feet, through a central angle of 13°09'45" to the end of said curve; thence run South 28°28'04" East for a distance of 167.37 feet; thence run South 45°00'00" East for a distance of 84.85 feet; thence run South 55°00'29" East for a distance of 122.07 feet; thence run South 00°00'00" East for a distance of 40.00 feet; thence run South 15°31'27" West for a distance of 186.82 feet; thence run South 18°26'06" East for a distance of 126.49 feet; thence run South 45°00'00" East for a distance of 113.14 feet; thence run North 69°16'28" East for a distance of 197.80 feet; thence run North 15°04'07" East for a distance of 134.63 feet; thence run North 03°48'51" West for a distance of 150.33 feet; thence run North 85°54'52" East for a distance of 140.36 feet; thence run North 80°32'16" East for a distance of 243.31 feet; thence run South 88°05'27" East for a distance of 300.17 feet; thence run North 84°57'27" East for a distance of 341.32 feet; thence run North 71°33'54" East for a distance of 63.25 feet; thence run North 29°44'42" East for a distance of 80.62 feet; thence run North 00°00'00" East for a distance of 100.00 feet; thence run North 29°44'42" West for a distance of 80.62 feet; thence run North 57°59'41" West for a distance of 94.34 feet; thence run North 90°00'00" West for a distance of 60.00 feet; thence run South 63°26'06" West for a distance of 67.08 feet; thence run South 57°59'41" West for a distance of 94.34 feet; thence run South 84°17'22" West for a distance of 100.50 feet; thence run North 88°05'27" West for a distance of 300.17 feet; thence run North 90°00'00" West for a distance of 200.00 feet; thence run South 77°28'16" West for a distance of 184.39 feet; thence run North 90°00'00" West for a distance of 60.00 feet; thence run North 68°11'55" West for a distance of 53.85 feet; thence run North 45°00'00" West for a distance of 98.99 feet; thence run South 43°24'31" West for a distance of 144.49 feet to a point on a non-tangent curve, concave to the Northeast and having a radius of

535.00 feet and a chord bearing of North 37°38'43" West; thence run Northwesterly along the arc of said curve for a distance of 163.60 feet, through a central angle of 17°31'16" to the beginning of a compound curve concave to the Northeast and having a radius of 25.00 feet; thence run Northeasterly along the arc of said curve for a distance of 39.51 feet, through a central angle of 90°32'24" to the end of said curve; thence run South 42°08'44" East for a distance of 132.32 feet; thence run North 50°11'40" East for a distance of 156.21 feet; thence run North 66°22'14" East for a distance of 174.64 feet; thence run North 77°28'16" East for a distance of 184.39 feet; thence run North 83°59'28" East for a distance of 382.10 feet; thence run North 73°18'03" East for a distance of 208.81 feet; thence run North 66°48'05" East for a distance of 152.32 feet; thence run North 56°18'36" East for a distance of 144.22 feet; thence run North 41°38'01" East for a distance of 120.42 feet; thence run North 48°48'51" East for a distance of 106.30 feet; thence run North 63°26'06" East for a distance of 111.80 feet; thence run North 16°10'06" West for a distance of 106.22 feet to a point on a non-tangent curve, concave to the South and having a radius of 340.00 feet and a chord bearing of North 78°30'54" East; thence run Easterly along the arc of said curve for a distance of 83.26 feet, through a central angle of 14°01'48" to a point of compound curvature of a curve concave to the Southwest and having a radius of 25.00 feet; thence run Southeasterly along the arc of said curve for a distance of 41.26 feet, through a central angle of 94°33'07" to the Point of Beginning.

LEGAL DESCRIPTION - TRACT D:

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32, as shown on the plat of Groveland Farms, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run South 89°45'07" West along the North line of said Section 11 for a distance of 1357.42 feet; thence run South 00°14'53" East for a distance of 263.67 feet to the Point of Beginning; thence run North 80°32'16" West for a distance of 121.66 feet; thence run South 84°17'22" West for a distance of 100.50 feet; thence run South 50°11'40" West for a distance of 78.10 feet; thence run South 33°41'24" West for a distance of 72.11 feet; thence run South 21°24'47" West for a distance of 547.81 feet; thence run South 18°26'06" West for a distance of 189.74 feet; thence run South 08°07'48" West for a distance of 141.42 feet; thence run South 00°00'00" West for a distance of 120.00 feet; thence run South 11°18'36" East for a distance of 152.97 feet; thence run South 27°41'58" East for a distance of 451.77 feet; thence run South 53°58'21" East for a distance of 408.04 feet; thence run South 42°03'51" East for a distance of 552.27 feet; thence run South 45°00'00" East for a distance of 735.39 feet; thence run South 53°08'24" West for a distance of 184.23 feet; thence run South 33°54'00" East for a distance of 20.94 feet; thence run North 55°17'06" East for a distance of 189.45 feet; thence run South 38°19'37" East for a distance of 322.50 feet; thence run South 71°21'02" East for a distance of 84.43 feet; thence run North 60°01'06" East for a distance of 300.17 feet; thence run North 51°10'13" East for a distance of 526.31 feet; thence run North 59°12'57" East for a distance of 547.08 feet, thence run South 58°17'47" East for a distance of 188.80 feet to a point

on a non-tangent curve concave to the West and having a radius of 25.00 feet and a chord bearing of North 07°58'41" West; thence run Northerly along the arc of said curve for a distance of 45.94 feet, through a central angle of 105°16'40" to the end of said curve; thence run North 58°54'07" West for a distance of 221.15 feet to a point on a non-tangent curve concave to the Northeast and having a radius of 1825.00 feet and a chord bearing of North 69°46'39" West; thence run Northwesterly along the arc of said curve for a distance of 348.63 feet, through a central angle of 10°56'43" to the end of said curve; thence run South 53°13'42" West for a distance of 417.10 feet; thence run South 49°45'49" West for a distance of 85.15 feet; thence run South 84°17'22" West for a distance of 100.50 feet; thence run North 66°02'15" West for a distance of 98.49 feet; thence run North 39°48'20" West for a distance of 78.10 feet; thence run North 11°53'19" East for a distance of 194.16 feet; thence run North 38°39'35" West for a distance of 64.03 feet; thence run North 72°21'00" West for a distance of 230.87 feet; thence run North 59°25'15" West for a distance of 255.54 feet; thence run North 58°06'33" West for a distance of 265.00 feet; thence run North 52°20'04" West for a distance of 360.03 feet; thence run North 26°33'54" West for a distance of 67.08 feet; thence run North 14°55'53" East for a distance of 155.24 feet; thence run North 38°09'26" East for a distance of 89.02 feet; thence run North 30°15'23" West for a distance of 69.46 feet; thence run North 39°48'20" West for a distance of 156.21 feet; thence run North 29°44'42" West for a distance of 161.25 feet; thence run North 26°33'54" West for a distance of 122.98 feet; thence run North 06°34'55" West for a distance of 130.86 feet; thence run North 82°33'08" East for a distance of 84.67 feet; thence run North 24°26'57" West for a distance of 29.48 feet; thence run South 80°56'40" West for a distance of 113.17 feet; thence run South 60°15'18" West for a distance of 80.62 feet; thence run South 20°33'22" West for a distance of 85.44 feet; thence run South 04°45'49" West for a distance of 120.42 feet; thence run South 14°55'53" East for a distance of 310.48 feet; thence run South 00°00'00" West for a distance of 120.00 feet; thence run South 16°41'57" East for a distance of 104.40 feet; thence run South 09°27'44" East for a distance of 60.83 feet; thence run South 09°27'44" West for a distance of 60.83 feet; thence run South 39°48'20" West for a distance of 78.11 feet; thence run South 67°22'48" West for a distance of 130.00 feet; thence run North 90°00'00" West for a distance of 20.00 feet; thence run North 56°18'36" West for a distance of 72.11 feet; thence run North 38°39'35" West for a distance of 64.03 feet; thence run North 21°48'05" West for a distance of 107.70 feet; thence run North 00°00'00" East for a distance of 100.00 feet; thence run North 11°18'36" East for a distance of 101.98 feet; thence run North 00°00'00" East for a distance of 80.00 feet; thence run North 14°02'10" West for a distance of 247.39 feet; thence run North 07°07'30" East for a distance of 80.62 feet; thence run North 14°55'53" East for a distance of 310.48 feet; thence run North 30°57'50" East for a distance of 116.62 feet; thence run North 58°23'33" East for a distance of 152.64 feet; thence run North 88°56'05" East for a distance of 136.25 feet to a point on a non-tangent curve concave to the West and having a radius of 745.00 feet and a chord bearing of North 02°18'37" West; thence run Northerly along the arc of said curve for a distance of 27.21 feet, through a central angle of 02°05'35" to the end of said curve; thence run North 84°04'54" West for a distance of 99.66 feet; thence run North 00°00'00" East for a distance of 140.00 feet; thence run North 13°29'45" East for a distance of 102.84 feet; thence run North 03°21'59" West for a distance of 85.15 feet; thence run North 45°00'00" West for a distance of 49.50 feet; thence run North 30°20'37" East for a distance of 159.01 feet to a point on a non-tangent curve concave to the Southwest and having a radius of 175.00 feet and a chord bearing of North 69°00'00" West; thence run Northwesterly along the arc of said curve for a distance of 32.38 feet through a central angle of

10°36'00" to the end of said curve; thence run South 26°48'32" West for a distance of 155.54 feet to the Point of Beginning.

LEGAL DESCRIPTION - TRACT E:

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32, as shown on the plat of Groveland Farms, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run North 89°55'39" East along the North line of said Section 11 for a distance of 2672.38 feet to the Northwest corner of Section 12, Township 22 South, Range 25 East; thence run South 89°55'05" East along the North line of said Section 12 for a distance of 891.00 feet to the West right-of-way line of Jalarmy Road; thence South 00°04'55" West along said West right-of-way line for a distance of 1830.38 feet to the North right-of-way line of County Road 561A; thence run along said North right-of-way line the following courses and distances: thence run South 86°59'00" West for a distance of 128.74 feet; thence run North 03°01'00" West for a distance of 7.00 feet, thence run South 86°59'00" West for a distance of 79.69 feet to the beginning of a tangent curve concave to the Southeast and having a radius of 1950.08 feet; thence run Southwesterly along the arc of said curve for a distance of 1320.71 feet, through a central angle of 38°48'14" to the end of said curve; thence run South 48°10'46" West for a distance of 239.98 feet; thence run South 41°49'14" East for a distance of 5.00 feet; thence run South 48°10'46" West for a distance of 250.24 feet; thence run North 41°49'14" West for a distance of 5.00 feet; thence run South 48°10'46" West for a distance of 485.48 feet to the beginning of a tangent curve concave to the West and having a radius of 25.00 feet said point being the Point of Beginning; thence leaving said North right-of-way line run Northerly along the arc of said curve for a distance of 39.27 feet, through a central angle of 90°00'00" to the end of said curve; thence run North 41°49'14" West for a distance of 175.00 feet to the beginning of a tangent curve concave to the Southwest and having a radius of 840.00 feet; thence run Northwesterly along the arc of said curve for a distance of 170.65 feet, through a central angle of 11°38'25" to the beginning of a compound curve concave to the South and having a radius of 25.00 feet; thence run Westerly along the arc of said curve for a distance of 36.66 feet, through a central angle of 84°01'40" to the end of said curve; thence run South 48°34'42" East for a distance of 173.67 feet; thence run South 46°28'08" West for a distance of 137.93 feet; thence run South 59°58'54" West for a distance of 519.71 feet; thence run South 47°02'43" West for a distance of 396.23 feet; thence South 59°44'37" West for a distance of 555.70 feet; thence run South 01°27'00" East for a distance of 310.67 feet to a point on a non-tangent curve, concave to the North and having a radius of 1362.69 feet and a chord bearing of South 82°46'30" West; thence run Westerly along the arc of said curve for a distance of 329.18 feet, through a central angle of 13°50'27" to the end of said curve; thence run South 89°41'44" West for a distance of 127.62 feet; thence run North 00°00'00" East for a distance of 283.57 feet; thence run North 19°44'48" East for a distance of 105.16 feet thence run North 63°26'06" West for a distance of 122.98 feet; thence run North 46°19'56" West for a distance of 152.07 feet; thence run North

37°34'07" West for a distance of 164.01 feet; thence run North 19°26'24" East for a distance 90.14 feet; thence run North 55°19'57" East for a distance of 118.61 feet; thence run North 33°54'00" West for a distance of 172.00 feet to the beginning of a tangent curve concave to the Southwest and having a radius of 575.00 feet; thence run Northwesterly along the arc of said curve for a distance of 111.40 feet, through a central angle of 11°06'00" to the end of said curve; thence run South 61°56'37" West for a distance of 193.71 feet; thence run North 50°11'40" West for a distance of 39.05 feet; thence run South 39°40'04" West for a distance of 266.32 feet; thence run South 15°15'18" West for a distance of 114.02 feet; thence run South 04°45'49" East for a distance of 120.42 feet; thence run South 09°27'44" East for a distance of 121.66 feet, thence run South 17°55'40" East for a distance of 357.35 feet; thence run South 16°41'41" West for a distance at 100.02 feet, thence run South 89°41'44" West for a distance of 100.00 feet to the beginning of a tangent curve concave to the Southeast and having a radius of 643.69 feet; thence run Southwesterly along the arc of said curve for a distance of 305.55 feet, through a central angle of 27°11'52" to the end of said curve; thence run South 27°30'08" East for a distance at 30.00 feet to a point on a non-tangent curve, concave to the Southeast and having a radius of 613.69 feet and a chord bearing of North 76°05'48" East, said point also being on the North right-of-way line at County Road 561A; thence run along said North right-of-way line the following courses and distances: thence run Northeasterly along the arc of said curve for a distance of 291.31 feet, through a central angle of 27°11'52", to the end of said curve; thence run North 89°41'44" East for a distance of 133.32 feet; thence run South 00°18'16" East for a distance at 7.00 feet; thence run North 89°41'44" East for a distance of 707.51 feet; thence run North 00°18'16" West for a distance of 7.00 feet to a point on a non - tangent curve, concave to the Northwest and having a radius of 1392.69 feet and a chord bearing of North 82°46'30" East; thence run Northeasterly along the arc of said curve for a distance of 336.43 feet through a central angle of 13°50'27" to the end of said curve; thence run South 14°08'43" East for a distance 7.00 feet; to a point on a non-tangent curve, concave to the Northwest and having a radius of 1399.69 feet and a chord bearing of North 62°01'01" East; thence run Northeasterly along the arc of said curve for a distance of 676.08 feet through a central angle at 27°40'30" to the end of said curve; thence run North 48°10'46" East for a distance of 1139.28 feet; thence run North 41°49'14" West for a distance of 7.00 feet; thence run North 48°10'46" East for a distance of 15.00 feet to the Point of Beginning.

LEGAL DESCRIPTION - TRACT F:

A portion of those lands described in Official Records Book 1403, Page 2348, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 14°55'58" West a distance of 3124.21 feet for a Point of Beginning; thence run North 45°00'33" East, 28.64 feet; thence run South 44°59'24" East 120.44 feet to the point of curvature of a curve concave Southwesterly having a radius of 375.00 feet; thence from a chord bearing of South 31°40'04" East; run Southeasterly 174.39 feet along the arc of said curve through a central angle of 26°38'40" to the point of tangency; thence run South 18°20'44" East 9.54 feet; thence run South 76°53'58" West, 33.40 feet; thence run North 33°54'00" West, 172.00 feet to the point of curvature of a curve concave Southwesterly having a radius of 575.00 feet; thence from a chord bearing of North 39°27'00" West, run Northwesterly 111.40 feet along the arc of said

curve through a central angle of 11°06'00" to the Point of Beginning.

LEGAL DESCRIPTION - TRACT G:

A portion of those lands described in Official Records Book 1403, Page 2348, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 89°45'07" West a distance of 1004.19 feet along the North line of the Northwest 1/4 of said Section 11; thence, departing said North line, run South 00°14'53" East 55.19 feet for a Point of Beginning, said point being on a curve concave Southerly, having a radius of 60.00 feet; thence from a chord bearing of South 90°00'00" East run Easterly along the arc of said curve a distance of 34.96 feet through a central angle 33°23'07" to a point on said curve; thence departing said curve, run North 90°00'00" West a distance of 34.47 feet to the Point of Beginning.

LEGAL DESCRIPTION - TRACT H:

A portion of those lands described in Official Records Book 1403, Page 2348, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 89°45'07" West a distance of 1823.44 feet along the North line of the Northwest 1/4 of said Section 11 ; thence, departing said North line, run South 32°48'00" East 116.49 feet for a Point of Beginning, said point being on a curve concave Southeasterly, having a radius of 225.00 feet; thence from a chord bearing North 74°00'00" East, run Northeasterly along said curve an arc distance of 131.95 feet through a central angle 33°36'00" to the point of tangency; thence run South 89°12'00" East a distance of 90.91 feet to a point on a curve concave Southeasterly, having a radius of 300.00 feet; thence from a chord bearing South 71°06'28" West run Southwesterly along said curve an arc distance of 206.22 feet through a central angle 39°23'04" to a point on said curve; thence departing said curve, run North 38°35'04" West a distance of 39.51 feet to the Point of Beginning.

LESS AND EXCEPT the following described parcels of land from the above described tracts A, B, C, D, E, F, G and H:

LESS OUT PARCEL 1

The following parcel of land conveyed in that certain Warranty Deed recorded in Official Records Book 1519, Page 1968, Public Records of Lake County, Florida, being more particularly described as follows:

A portion of land lying within Section 11, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the Northerly most corner of Lot 172 Palisades Phase 2A, as recorded in Plat Book 37, Pages 80 and 81 of the Public Records of Lake County, Florida; thence run North 38°39'35"

East, 23.33 feet; thence run North 26°33'54" East, 111.80 feet; thence run North 14°02'10" East, 82.46 feet; thence run North 05°21'21" East, 321.40 feet; thence run North 06°20'25" East 362.22 feet for a Point of Beginning; thence run North 00°00'00" East, 10.31 feet; thence run South 75°57'01" East 163.87 feet to a point on a curve concave Southeasterly having a radius of 1,325.00 feet; thence, from a chord bearing of South 20°31'03" West, run Southwesterly 10.07 feet along the arc of said curve through a central angle of 00°26'07" to a point on said curve; thence, leaving said curve, run North 75°57'01" West, 160.24 feet to the Point of Beginning.

LESS OUT PARCEL 2

The following parcel of land conveyed in that certain Warranty Deed recorded in Official Records Book 1778, Page 791, Public Records of Lake County, Florida, being more particularly described as follows:

Commence at the Northeast corner of Lot 172, Palisades Phase 2A, as recorded in Plat Book 37, Pages 80 and 81, of the Public Records of Lake County, Florida; thence run the following courses and distances: North 61°19'30" East, 77.17 feet to a point on a curve concave Northeasterly and having a radius of 25.00 feet; thence from a chord bearing of South 45°51'35" East, run Southeasterly along the arc of said curve 57.00 feet through a central angle of 130°37'30" to a point of reverse curvature of a curve concave Southeasterly and having a radius of 585.00 feet; thence from a chord bearing of North 80°29'42" East, run Northeasterly along the arc of said curve 238.25 feet through a central angle of 23°20'05" to the point of reverse curvature of a curve concave Northwesterly and having a radius of 555.00 feet; thence from a chord bearing of North 71°24'45" East, run Northeasterly along the arc of said curve 401.99 feet through a central angle of 41°30'00" to the point of reverse curvature of a curve concave Southeasterly and having a radius of 685.00 feet; thence from a chord bearing of North 67°16'05" East, run Northeasterly along the arc of said curve 397.05 feet through a central angle of 33°12'40" to a point of tangency; thence run North 83°52'25" East, 400.00 feet to the point of curvature of a curve concave Northwesterly and having a radius of 855.00; thence from a chord bearing of North 71°56'12" East, run Northeasterly along the arc of said curve 356.25 feet through a central angle of 23°52'25" to the Point of Beginning; said point being on a curve; thence departing said curve run the following courses and distances: North 24°16'06" West, 125.70 feet; thence North 51°32'11" East, 183.07 feet; thence North 28°36'38" West, 132.28 feet; thence North 66°56'14" East, 125.95 feet to a point on a curve concave Northeasterly and having a radius of 675.00 feet; thence from a chord bearing of South 29°47'09" East, run Southeasterly along the arc of said curve 126.90 feet through a central angle of 10°46'19" to the point of reverse curvature of a curve concave Westerly and having a radius of 100.00 feet; thence from a chord bearing of South 03°52'20" West, run Southwesterly along the arc of said curve 136.29 feet through a central angle of 78°05'17" to the point of compound curvature of a curve concave Northwesterly and having a radius of 855.00 feet; thence from a chord bearing of South 51°27'29" West, run Southwesterly along the arc of said curve 254.93 feet through a central angle of 17°05'01" to the Point of Beginning.

LESS OUT PARCEL 3

The following parcel of land conveyed in that certain Warranty Deed recorded in Official Records Book 2005, Page 2489, Public Records of Lake County, Florida, being more

particularly described as follows:

A portion of land situate in Sections 11 and 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the Northeast corner of said Section 11 (Northwest corner of said Section 12), said point also being a point on the centerline of right-of-way of Cherry Lake Road (a 50.00 foot right-of-way); thence run along the North line of said Section 12 and the centerline of right-of-way, South 89°55'05" East 891.00 feet to the intersection with the Northerly extension of the West right-of-way line of Jalarmy Road; thence departing said Section line and said centerline, run South 00°04'55" West 25.00 feet to the intersection of the existing South right-of-way line of Cherry Lake Road with the existing West right-of-way line of Jalarmy Road for a Point of Beginning; thence continue along said West right-of-way line South 00°04'55" West 15.00 feet; thence departing said West right-of-way line, run parallel with the existing South right-of-way line of said Cherry Lake Road the following three calls: North 89°55'05" West 890.95 feet; South 89°55'39" West 2672.26 feet; South 89°45'07" West 1797.84 feet; thence North 32°48'00" West 17.79 feet to a point on the existing South right-of-way line of said Cherry Lake Road; thence along said South right-of-way line the following three calls: North 89°45'07" East 1807.44 feet; North 89°55'39" East 2672.31 feet; South 89°55'05" East 890.97 feet to the Point of Beginning.

LESS OUT PARCEL 4-A

The following parcel of land conveyed in that certain Warranty Deed recorded in Official Records Book 2414, Page 479, Public Records of Lake County, Florida, being more particularly described as follows:

PALISADES PHASE 2C LEGAL DESCRIPTION:

That part of Government Lot 1, situate in Section 11, Township 22 South, Range 25 East, Lake County, Florida, and that part of Government Lot 4, situate in Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the Northerly most Northeast corner of Palisades Phase 2A, as recorded in Plat Book 37, Pages 80 and 81, of the Public Records of Lake County, Florida: thence run South 67°32'21" East along the North line of said Palisades Phase 2A a distance of 156.63 feet; thence run South 02°39'30" East along the Northeasterly line of said Palisades Phase 2A a distance of 101.98 feet to a point on a curve concave Southeasterly and having a radius of 535.00 feet; thence departing said Northeasterly line, from a chord bearing of North 73°34'53" East run Northeasterly along the arc of said curve a distance of 347.00 feet through a central angle of 37°09'45" to the point of reverse curvature of a curve concave Northwesterly and having a radius of 605.00 feet; thence from a chord bearing of North 76°57'10" East, run Northeasterly along the arc of said curve a distance of 321.20 feet through a central angle of 30°25'09" to the cusp of a curve concave Southeasterly and having a radius of 25.00 feet; thence from a chord bearing of South 16°25'09" West, run Southwesterly along the arc of said curve a distance of 39.55 feet through a central angle of 90°38'54" to the point of compound curvature of a curve concave Northeasterly and having a radius of 535.00 feet; thence from a chord bearing of South 37°39'48" East, run Southeasterly along the arc of said curve a distance of 163.56 feet through a

central angle of 17°31'00" to a point on said curve; thence departing said curve, run North 43°24'31" East, 144.49 feet; thence South 45°00'00" East, 98.99 feet; thence South 68°11'55" East, 53.85 feet; thence South 90°00'00" East, 60.00 feet; thence North 77°28'16" East, 184.39 feet for a Point of Beginning; thence continue North 77°28'16" East, 46.10 feet; thence South 90°00'00" East, 155.17 feet; thence South 88°05'27" East, 299.67 feet; thence North 84°17'22" East, 99.83 feet; thence North 46°19'27" East, 54.55 feet; thence North 57°59'41" East, 37.44 feet; thence North 63°26'06" East, 72.75 feet; thence South 90°00'00" East, 70.46 feet; thence South 57°59'41" East, 105.11 feet; thence South 29°44'42" East, 90.97 feet; thence South 00°00'00" West 110.62 feet; thence South 29°44'42" West, 93.58 feet; thence South 71°33'54" West 73.23 feet; thence South 84°57'27" West 344.88 feet; thence North 88°05'27" West, 299.39 feet; thence South 80°32'16" West 242.26 feet; thence South 85°54'52" West 131.39 feet; thence South 03°48'51" East, 132.04 feet; thence South 15°04'07" West, 141.41 feet; thence South 69°16'28" West 198.41 feet; thence North 45°00'00" West, 10.97 feet; thence North 69°16'28" East, 197.80 feet; thence North 15°04'07" East, 134.63 feet; thence North 03°48'51" West, 150.33 feet; thence North 85°54'52" East, 140.36 feet; thence North 80°32'16" East, 243.31 feet; thence South 88°05'27" East, 300.17 feet; thence North 84°57'27" East, 341.32 feet; thence North 71°33'54" East, 63.25 feet; thence North 29°44'42" East, 80.62 feet; thence North 00°00'00" East, 100.00 feet; thence North 29°44'42" West, 80.62 feet; thence North 57°59'41" West, 94.34 feet; thence North 90°00'00" West, 60.00 feet; thence South 63°26'06" West, 67.08 feet; thence South 57°59'41" West, 94.34 feet; thence South 84°17'22" West, 100.50 feet; thence North 88°05'27" West, 300.17 feet; thence North 90°00'00" West, 200.00 feet to the Point of Beginning.

LESS OUT PARCEL 4-B

The following parcel of land conveyed in that certain Warranty Deed recorded in Official Records Book 2414, Page 479, Public Records of Lake County, Florida, being more particularly described as follows:

PALISADES PHASE 2D LEGAL DESCRIPTION:

That part of Government Lot 1 and Government Lot 4, situate in Sections 11 and 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the Northerly most Northeast corner of Palisades Phase 2A, as recorded in Plat Book 37, Pages 80 and 81, of the Public Records of Lake County, Florida, said point also being the Southwest corner of Palisades Phase 2B, as recorded in Plat Book 43, Pages 90 and 91, of said Public Records of Lake County, Florida; thence run South 67°32'21" East along the North line of said Palisades Phase 2A and the South line of said Palisades Phase 2B, a distance of 156.63 feet; thence departing said North line of Palisades Phase 2A, run along the Southeasterly line of said Palisades Phase 2B, the following two (2) courses and distances: North 61°19'18" East, 77.17 feet to a point on a curve concave Northwesterly and having a radius of 1,145.00 feet; thence from a chord bearing of North 16°51'05" East, run Northeasterly along the arc of said curve a distance of 103.96 feet through a central angle of 05°12'08" to a point on said curve; thence departing said curve and said Southeasterly line of Palisades Phase 2B, run North 80°50'47" East, 152.85 feet; thence North 88°18'47" East, 165.92 feet; thence North 75°04'07" East, 129.11 feet; thence South 28°45'02" East, 114.52 feet to a point on a curve concave

Northwesterly and having a radius of 555.00 feet; thence from a chord bearing of North 62°36'00" East, run Northeasterly along the arc of said curve a distance of 34.87 feet through a central angle of 03°36'00" to a point on said curve; thence departing said curve, run North 28°13'51" West, 117.43 feet, thence North 50°11'40" East, 156.21 feet; thence North 63°26'06" East, 178.89 feet; thence North 77°28'16" East, 184.39 feet; thence North 81°52'12" East, 424.26 feet; thence North 77°28'16" East, 184.39 feet; thence North 67°22'48" East, 130.00 feet; thence North 51°32'11" East, 20.57 feet to the Northwest corner of Lot 240 of Palisades Phase 2E, as recorded in Plat Book 46, Pages 64, 65, and 66, of said Public Records of Lake County, Florida; thence run South 32°35'29" East along the Southwesterly line of said Lot 240 and a Southeasterly projection thereof, a distance of 177.35 feet to a point on the Southerly right-of-way line of Spring Lake Drive, as shown on said Palisades Phase 2E plat, said point also being a point on a curve concave Northwesterly and having a radius of 905.00 feet; thence from a chord bearing of North 56°04'33" East, run Northeasterly along the arc of said curve and said Southerly right-of-way line, a distance of 42.10 feet through a central angle of 02°39'56" to the Northwest corner of Lot 239 of said Palisades Phase 2E; thence departing said curve and said Southerly right-of-way line, run South 35°15'25" East along the Southwesterly line of said Lot 239, a distance of 121.38 feet to the Southerly most corner of said Lot 239; thence departing the boundary line of said Palisades Phase 2E, run South 56°18'36" West, 68.07 feet; thence South 66°48'05" West, 152.32 feet for a Point of Beginning; thence continue South 66°48'05" West 88.35 feet; thence South 73°18'03" West, 121.96 feet; thence South 83°59'28" West, 470.54 feet; thence North 77°28'16" East, 88.07 feet; thence North 83°59'28" East, 382.10 feet; thence North 73°18'03" East, 208.81 feet to the Point of Beginning.

LESS OUT PARCEL 5-A

A portion of those lands described in Official Records Book 1421, Page 383, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 11°32'35" West a distance of 3215.36 feet for a Point of Beginning, being the Northeast corner of an existing access easement recorded in Official Records Book 1403, Page 2415, of the Public Records of Lake County, Florida; thence, departing said easement line, run North 53°08'24" East 47.41 feet to a point on a curve concave Southwesterly, having a radius of 425.00 feet; thence from a chord bearing of South 30°43'39" East, run Southeasterly 22.77 feet along the arc of said curve through a central angle of 03°04'11" to a point on said curve, thence departing said curve, run South 55°17'06" West 46.09 feet to an intersection with the Northeasterly line of said existing access easement; thence run North 33°54'00" West, along said existing Northeasterly line, 20.94 feet to the Point of Beginning.

LESS OUT PARCEL 5-B

A portion of those lands described in Official Records Book 1421, Page 383, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 14°55'58" West a distance of 3124.21 feet for a Point of Beginning; thence run South

50°13'34" West, 182.44 feet; thence North 50°11'40" West, 40.00 feet; thence North 61°56'37" East 193.71 feet to the Point of Beginning.

LESS OUT PARCEL 5-C:

A portion of those lands described in Official Records Book 1421, Page 383, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 89°45'07" West a distance of 1004.19 feet along the North line of the Northwest 1/4 of said Section 11; thence, departing said North line, run South 00°14'53" East 55.19 feet for a Point of Beginning, said point being on a curve concave Southeasterly, having a radius of 60.00 feet; thence from a chord bearing of South 44°49'48" West run Southwesterly along the arc of said curve a distance of 59.64 feet through a central angle 56°57'18" to a point of compound curvature of a curve concave Southeasterly, having a radius of 385.00 feet; thence from a chord bearing of South 67°48'46" West run Southwesterly along the arc of said curve a distance of 131.51 feet through a central angle of 19°34'15" to a point of compound curvature of a curve concave Southwesterly, having a radius of 225.00 feet; thence from a chord bearing of North 44°17'41" West run Northwesterly along the arc of said curve a distance of 20.44 feet through a central angle of 05°12'15" to a point of compound curvature of a curve concave Northeasterly, having a radius of 25.00 feet; thence from a chord bearing of South 84°29'11" East run Southeasterly along the arc of said curve a distance of 32.80 feet through a central angle of 75°10'47" to a point of reverse curvature of a curve concave Southeasterly, having a radius of 311.09 feet; thence from a chord bearing of North 62°41'33" East run Northeasterly along the arc of said curve a distance of 51.79 feet through a central angle of 09°32'16" to a point of reverse curvature of a curve concave Northwesterly, having a radius of 25.00 feet; thence from a chord bearing of North 43°31'52" East run Northeasterly along the arc of said curve a distance of 20.88 feet through a central angle of 47°51'39" to a point of reverse curvature of a curve concave Southeasterly, having a radius of 60.00 feet; thence from a chord bearing of North 54°48'01" East run Northeasterly along the arc of said curve a distance of 73.72 feet through a central angle of 70°23'58" to a point on said curve; thence departing said curve, run South 90°00'00" East a distance of 28.97 feet to the Point of Beginning.

LESS OUT PARCEL 5-D

A portion of those lands described in Official Records Book 1421, Page 383, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 60°58'25" West a distance of 1395.28 feet to the Northeast corner of Lot 113, Palisades-Phase 1, as recorded in Plat Book 32, Pages 55 through 57 (inclusive) of the Public Records of Lake County, Florida, for Point of Beginning; thence run South 88°56'05" West 121.21 feet along the North line of said Lot 113 and 112 of said plat of Palisades-Phase 1, thence, departing said North line, run North 01°04'19" East 108.11 feet; thence North 00°34'34" East 291.64 feet; thence South 45°00'00" East 49.50 feet; thence South 03°21'59" East 85.15 feet; thence South 13°29'45" West 102.84 feet; thence South 00°00'00" East 140.00 feet; thence South 84°04'54"

East 99.66 feet to a point on a curve concave Easterly having a radius of 745.00 feet; thence, from a chord bearing of South 02°18'37" East, run Southerly along the arc of said curve 27.22 feet through a central angle of 02°05'35" to the Point of Beginning.

LESS OUT PARCEL 5-E

A portion of those lands described in Official Records Book 1421, Page 383, of the Public Records of Lake County, Florida, and lying in Section 11, Township 22 South, Range 25 East, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, and run South 57°32'12" West a distance of 1242.53 feet to the Northeast corner of Lot 114, Palisades-Phase 1, as recorded in Plat Book 32, Pages 55 through 57 (inclusive) of the Public Records of Lake County, Florida, for a Point of Beginning; thence, departing said Northeast corner, run North 09°27'44" West 48.05 feet; thence North 07°07'30" East 161.25 feet; thence North 23°11'55" East 76.16 feet; thence North 42°06'49" East, 43.76 feet; thence South 27°33'20" West, 75.46 feet; thence South 17°38'52" West 74.37 feet; thence South 10°14'04" West 74.35 feet; thence South 00°27'01" West a distance of 98.92 feet to the Point of Beginning.

EASEMENT DESCRIPTIONS

PARCEL 2:

Together with Easement for the benefit of Parcel 1 as created by access easement dated December 11, 1995, and recorded December 12, 1995, in Official Records Book 1403, Page 2415, of the Public Records of Lake County, Florida, for the purposes described therein, over, under and across the land described in Exhibit "B" of said easement, described as follows:

EASEMENT A-B:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run South 73°08'23" East for a distance of 1429.69 feet to the beginning of a non-tangent curve concave to the Southeast and having a radius of 1325.00 feet and a chord bearing of South 20°51'00" West and the Point of Beginning; thence run Southwesterly along the arc of said curve for a distance of 25.44 feet through a central angle of 01°06'00" to the end of said curve; thence run South 16°31'26" West for a distance of 20.00 feet; thence run South 87°21'53" East for a distance of 51.10 feet to the beginning of a non-tangent curve concave to the Northwest and having a radius of 1275.00 feet and a chord bearing of North 20°36'00" East; thence run Northeasterly along the arc of said curve for a distance of 22.25 feet through a central angle of 01°00'00" to the end of said curve; thence run North 60°59'52" West for a distance of 50.46 feet to the Point of Beginning.

EASEMENT A-D:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run South 84°11'46" West for a distance of 1201.60 feet to the Point of Beginning; thence continue South 84°11'46" West for a distance of 91.14 feet to the beginning of

a non-tangent curve concave to the Southwest and having a radius of 175.00 feet and a chord bearing of South 69°00'00" East; thence run Southeasterly along the arc of said curve for a distance of 32.38 feet through a central angle of 10°36'00" to the end of said curve; thence run South 85°25'52" East for a distance of 90.76 feet to the beginning of a non-tangent curve concave to the Southwest and having a radius of 225.00 feet and a chord bearing of North 46°55'34" West; thence run Northwesterly along the arc of said curve for a distance of 41.10 feet through a central angle of 10°28'01" to the Point of Beginning.

EASEMENT D-E:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run South 11°32'55" West for a distance of 3215.14 feet to the Point of Beginning; thence run North 77°51'12" West for a distance of 72.04 feet; thence run South 33°54'00" East for a distance of 72.80 feet; thence run North 56°06'00" East for a distance of 50.00 feet; thence run North 33°54'00" West for a distance of 20.94 feet to the Point of Beginning.

PARCEL 3:

Together with a 20 foot Utility Easement granted in that certain instrument recorded in Official Records Book 1791, Page 678, Public Records of Lake County, Florida, being more particularly described as follows:

That part of Government Lot 1, situate in Section 11, Township 22 South, Range 25 East, Lake County, Florida, and being more particularly described as follows:

Commence at the North 1/4 corner of said Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run North 89°55'39" East along the North line of the Northeast 1/4 of said Section 11, a distance of 1425.84 feet; thence leaving North line of the Northeast 1/4, of said Section 11, run South 00°04'21" East, 25.00 feet to a point on the South right-of-way line of Cherry Lake Road, as recorded in Official Records Book 787, Page 1991, of the Public Records of Lake County, Florida; continue thence South 00°04'21" East, 35.04 feet for a Point of Beginning; thence North 89°52'50" East, 20.00 feet; thence South 00°04'21" East, 132.18 feet; thence South 89°55'39" West, 20.00 feet; thence North 00°04'21" West, 132.14 feet, to the Point of Beginning.

PARCEL 4:

Together with 10 foot Utility Easements described in that certain instrument recorded in Official Records Book 1778, Page 797, and Modification of Grant of Easement recorded in Official Records Book 3091, Page 1257, all of the Public Records of Lake County, Florida, being more particularly described as follows:

THE FOLLOWING PORTION OF LOT 342:

A strip of land 10 feet wide lying along the Northwesterly boundary (the boundary dividing Lots 342 and 343) of Lot 342, Palisades Phase 2C, according to the plat thereof as recorded in Plat Book 52, Pages 18 through 20, of the Public Records of Lake County, Florida.

AND

THE FOLLOWING PORTION OF LOT 274:

A strip of land 10 feet wide lying along the Westerly boundary (the boundary dividing Lots 274 and 273) of Lot 274, Palisades Phase 2D, according to the plat thereof as recorded in Plat Book 52, Pages 21 through 23, of the Public Records of Lake County, Florida.

ALSO LESS AND EXCEPT those lands conveyed to Canam Palisades, Ltd. pursuant to that Special Warranty Deed recorded January 5, 2007 in Official Records Book 3341, Page 2064, Public Records of Lake County, Florida.



ATTACHMENT 2

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3827471	Land Base	1.12E+17	BERGER BR	9724 SPRIN	CLERMONT FL		34711	9724 SPRIN	PALISADES
3827474	Land Base	1.12E+17	B-FRANCO	10710 MAS	CLERMONT FL		34711	9712 SPRIN	PALISADES
3808187	Land Base	1.12E+17	BONILLA JC	10710 MAS	CLERMONT FL		34711	10710 MAS	PALISADES
3282396	Land Base	1.12E+17	CITY OF GR	156 S LAKE GROVELAN	FL		34736	CHERRY LA	
3827476	Land Base	1.12E+17	DERLIS THC	9704 SPRIN	CLERMONT FL		34711	9704 SPRIN	PALISADES
3808186	Land Base	1.12E+17	FLEMING J	10714 MAS	CLERMONT FL		34711	10714 MAS	PALISADES
3827496	Land Base	1.12E+17	GRANT LIBI	1232 W MI	ADDISON IL		60101	9721 SPRIN	PALISADES
3827478	Land Base	1.12E+17	HARING RC	9654 SPRIN	CLERMONT FL		34711	9654 SPRIN	PALISADES
3827470	Land Base	1.12E+17	HILL JANE	19728 SPRIN	CLERMONT FL		34711	9728 SPRIN	PALISADES
3808178	Land Base	1.12E+17	HINES CHA	10748 MAS	CLERMONT FL		34711	10748 MAS	PALISADES
3827473	Land Base	1.12E+17	HOOVER ST	9716 SPRIN	CLERMONT FL		34714	9716 SPRIN	PALISADES
3808183	Land Base	1.12E+17	KAM JOHN	10726 MAS	CLERMONT FL		34711	10726 MAS	PALISADES
3808180	Land Base	1.12E+17	LANE JAME	108 TYNDA	ROSLINDAL MA		2131	10740 MAS	PALISADES
3827477	Land Base	1.12E+17	MAHONEY	9658 SPRIN	CLERMONT FL		34711	9658 SPRIN	PALISADES
3827472	Land Base	1.12E+17	MANTOVA	9720 SPRIN	CLERMONT FL		34711	9720 SPRIN	PALISADES
3827492	Land Base	1.12E+17	MC CALL R	9703 SPRIN	CLERMONT FL		34711	9703 SPRIN	PALISADES
3808185	Land Base	1.12E+17	MC CLINTC	10718 MAS	CLERMONT FL		34711	10718 MAS	PALISADES
3808184	Land Base	1.12E+17	MOODY RC	10722 MAS	CLERMONT FL		34711	10722 MAS	PALISADES
3827495	Land Base	1.12E+17	MORRIS PA	9715 SPRIN	CLERMONT FL		34711	9715 SPRIN	PALISADES
3827475	Land Base	1.12E+17	NIETO JAIN	9708 SPRIN	CLERMONT FL		34711	9708 SPRIN	PALISADES
3827498	Land Base	1.12E+17	PENIX JAIN	9729 SPRIN	CLERMONT FL		34711	9729 SPRIN	PALISADES
3808181	Land Base	1.12E+17	SANCHEZ C	10736 MAS	CLERMONT FL		34711	10736 MAS	PALISADES
3827494	Land Base	1.12E+17	SARMIENT	9709 SPRIN	CLERMONT FL		34711	9709 SPRIN	PALISADES
3827497	Land Base	1.12E+17	SCALLION J	10504 SPRI	CLERMONT FL		34711	9725 SPRIN	PALISADES
3808179	Land Base	1.12E+17	SCHOEBEL	10744 MAS	CLERMONT FL		34711	10744 MAS	PALISADES
3808182	Land Base	1.12E+17	STEPHENS	10730 MAS	CLERMONT FL		34711	10730 MAS	PALISADES
3808177	Land Base	1.12E+17	THOMPSON	10752 MAS	CLERMONT FL		34711	10752 MAS	PALISADES
3827469	Land Base	1.12E+17	WILLOCKS	9732 SPRIN	CLERMONT FL		34711	9732 SPRIN	PALISADES

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
2006	49980	201160	274055	22915	235000	#####		3	3143 GOLF LOT 9
2006	49980	195168	245148		214000	#####		3	3647 GOLF LOT 9
2004	49980	213224	263204		177000	#####		3	2843 GOLF LOT 9
2000	1076894	151037	1410481	182550	2300000	#####		3	13723 MUNICIPAL
2006	49980	188880	265733	26873	328000	#####		3	2554 GOLF LOT 9
2003	49980	197756	268205	20469	255000	#####		3	2546 GOLF LOT 9
2006	49980	190399	240379		152000	#####		3	3556 GOLF LOT 9
2006	49980	165952	215932		215000	#####		3	593 GOLF LOT 9
2006	49980	209175	259155		430400	#####		3	2516 GOLF LOT 9
2005	49980	206268	280377	24129	332000	#####		3	3381 GOLF LOT 9
2006	49980	174650	224630		225000	#####		3	2334 GOLF LOT 9
2005	49980	173038	233740	10722	292600	#####		3	2391 GOLF LOT 9
2006	49980	201373	251353		440000	#####		3	3736 GOLF LOT 9
2006	49980	174650	224630		152500	#####		3	1975 GOLF LOT 9
2006	49980	165975	215955		217200	#####		3	2221 GOLF LOT 9
2006	49980	191787	241767		225000	#####		3	0 GOLF LOT 9
2004	49980	204242	265770	11548	373900	#####		3	2619 GOLF LOT 9
2005	49980	206268	267575	11327	375100	#####		3	2656 GOLF LOT 9
2006	49980	191190	241170		356600	#####		3	2152 GOLF LOT 9
2006	49980	174650	224630		272000	#####		3	2529 GOLF LOT 9
2006	49980	195793	245773		137000	#####		3	3624 GOLF LOT 9
2006	49980	218092	298701	30629	193000	2/9/2018		3	3447 GOLF LOT 9
2006	49980	175001	224981		136000	#####		3	2338 GOLF LOT 9
2006	49980	208149	258129		205000	#####		3	3863 GOLF LOT 9
2004	49980	193723	260515	16812	289000	#####		3	3151 GOLF LOT 9
2003	49980	214891	278181	13310	225000	#####		3	2794 GOLF LOT 9
2004	49980	196505	251774	5289	384900	#####		3	2290 GOLF LOT 9
2006	49980	188370	255937	17587	400300	#####		3	3768 GOLF LOT 9

PropertyCl:Acres

SINGLE FAM 0.234443
SINGLE FAM 0.220229
SINGLE FAM 0.309861
MUNICIPAL 199.5151
SINGLE FAM 0.214228
SINGLE FAM 0.223655
SINGLE FAM 0.242822
SINGLE FAM 0.223265
SINGLE FAM 0.238097
SINGLE FAM 0.224962
SINGLE FAM 0.227213
SINGLE FAM 0.224145
SINGLE FAM 0.224635
SINGLE FAM 0.218747
SINGLE FAM 0.234022
SINGLE FAM 0.264701
SINGLE FAM 0.223819
SINGLE FAM 0.223981
SINGLE FAM 0.233152
SINGLE FAM 0.216778
SINGLE FAM 0.211123
SINGLE FAM 0.224472
SINGLE FAM 0.257942
SINGLE FAM 0.233947
SINGLE FAM 0.224799
SINGLE FAM 0.224308
SINGLE FAM 0.225125
SINGLE FAM 0.248012

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3827500	Land Base	1.12E+17	BAKER ALB	9733 SPRIN	CLERMONT FL		34711	9733 SPRIN	PALISADES
3827471	Land Base	1.12E+17	BERGER BR	9724 SPRIN	CLERMONT FL		34711	9724 SPRIN	PALISADES
3827474	Land Base	1.12E+17	B-FRANCO	10710 MAS	CLERMONT FL		34711	9712 SPRIN	PALISADES
3827358	Land Base	1.12E+17	CAPE STEV	16536 SPRI	CLERMONT FL		34711	16536 SPRI	PALISADES
3827490	Land Base	1.12E+17	CAPE WILLI	9651 SPRIN	CLERMONT FL		34711	9651 SPRIN	PALISADES
3827374	Land Base	1.12E+17	CARDINAL	16529 SPRI	CLERMONT FL		34711	16529 SPRI	PALISADES
3282396	Land Base	1.12E+17	CITY OF GR	156 S LAKE	GROVELAN FL		34736	CHERRY LA	
3282400	Land Base	1.22E+17	CITY OF GR	156 S LAKE	GROVELAN FL		34736	CHERRY LA	
3827481	Land Base	1.12E+17	COLLEY AN	9640 SPRIN	CLERMONT FL		34711	9640 SPRIN	PALISADES
3827476	Land Base	1.12E+17	DERLIS THC	9704 SPRIN	CLERMONT FL		34711	9704 SPRIN	PALISADES
3827496	Land Base	1.12E+17	GRANT LIBI	1232 W MI	ADDISON IL		60101	9721 SPRIN	PALISADES
3827478	Land Base	1.12E+17	HARING RC	9654 SPRIN	CLERMONT FL		34711	9654 SPRIN	PALISADES
3827470	Land Base	1.12E+17	HILL JANE	19728 SPRIN	CLERMONT FL		34711	9728 SPRIN	PALISADES
3827473	Land Base	1.12E+17	HOOVER S	9716 SPRIN	CLERMONT FL		34714	9716 SPRIN	PALISADES
3827363	Land Base	1.12E+17	HOWELL R	16516 SPRI	CLERMONT FL		34711	16516 SPRI	PALISADES
3827354	Land Base	1.12E+17	KIRKLAND	16602 SPRI	CLERMONT FL		34711	16602 SPRI	PALISADES
3827385	Land Base	1.12E+17	KIRKMAN J	16545 SPRI	CLERMONT FL		34711	16545 SPRI	PALISADES
3827360	Land Base	1.12E+17	KOESTER S	16528 SPRI	CLERMONT FL		34711	16528 SPRI	PALISADES
3827477	Land Base	1.12E+17	MAHONEY	9658 SPRIN	CLERMONT FL		34711	9658 SPRIN	PALISADES
3827383	Land Base	1.12E+17	MALDONA	16541 SPRI	CLERMONT FL		34711	16541 SPRI	PALISADES
3827472	Land Base	1.12E+17	MANTOVA	9720 SPRIN	CLERMONT FL		34711	9720 SPRIN	PALISADES
3827387	Land Base	1.12E+17	MARIC KEL	10912 SMC	CLERMONT FL		34711	10912 SMC	PALISADES
3827359	Land Base	1.12E+17	MATHURA	565 BROAD	FARMINGD NY		11735	16532 SPRI	PALISADES
3827492	Land Base	1.12E+17	MC CALL R	9703 SPRIN	CLERMONT FL		34711	9703 SPRIN	PALISADES
3827356	Land Base	1.12E+17	MC GRAW	16544 SPRI	CLERMONT FL		34711	16544 SPRI	PALISADES
3827495	Land Base	1.12E+17	MORRIS PA	9715 SPRIN	CLERMONT FL		34711	9715 SPRIN	PALISADES
3827475	Land Base	1.12E+17	NIETO JAIN	9708 SPRIN	CLERMONT FL		34711	9708 SPRIN	PALISADES
3827480	Land Base	1.12E+17	NILES RITA	9646 SPRIN	CLERMONT FL		34711	9646 SPRIN	PALISADES
3827373	Land Base	1.12E+17	NUNN MA	16525 SPRI	CLERMONT FL		34711	16525 SPRI	PALISADES
3827355	Land Base	1.12E+17	PARRA HU	16548 SPRI	CLERMONT FL		34711	16548 SPRI	PALISADES
3827361	Land Base	1.12E+17	PASONO M	16524 SPRI	CLERMONT FL		34711	16524 SPRI	PALISADES
3827498	Land Base	1.12E+17	PENIX JAIN	9729 SPRIN	CLERMONT FL		34711	9729 SPRIN	PALISADES
3827372	Land Base	1.12E+17	PERSAUD S	16521 SPRI	CLERMONT FL		34711	16521 SPRI	PALISADES
3827482	Land Base	1.12E+17	PETIT ALLA	9636 SPRIN	CLERMONT FL		34711	9636 SPRIN	PALISADES
3827362	Land Base	1.12E+17	PISTILLI FR	16520 SPRI	CLERMONT FL		34711	16520 SPRI	PALISADES
3827353	Land Base	1.12E+17	POWERS W	16418 LAKI	MINNEOLA FL		34715	16606 SPRI	PALISADES
3827376	Land Base	1.12E+17	R & R PRES	16537 SPRI	CLERMONT FL		34711	16537 SPRI	PALISADES
3827488	Land Base	1.12E+17	RESTAINO	9641 SPRIN	CLERMONT FL		34711	9641 SPRIN	PALISADES
3827375	Land Base	1.12E+17	ROTH LIND	16533 SPRI	CLERMONT FL		34711	16533 SPRI	PALISADES
3827494	Land Base	1.12E+17	SARMIENT	9709 SPRIN	CLERMONT FL		34711	9709 SPRIN	PALISADES
3827497	Land Base	1.12E+17	SCALLION J	10504 SPRI	CLERMONT FL		34711	9725 SPRIN	PALISADES
3827487	Land Base	1.12E+17	SO BENDY	6301 N 381	PARADISE AZ		85253	9635 SPRIN	PALISADES
3827479	Land Base	1.12E+17	STINTON M	9650 SPRIN	CLERMONT FL		34711	9650 SPRIN	PALISADES
3827491	Land Base	1.12E+17	THOMPSON	9655 SPRIN	CLERMONT FL		34711	9655 SPRIN	PALISADES
3827386	Land Base	1.12E+17	WALLACE F	10916 SMC	CLERMONT FL		34711	10916 SMC	PALISADES
3827489	Land Base	1.12E+17	WELLS RON	6759 STATI	ADADA OK		74820	9645 SPRIN	PALISADES

3827357 Land Base 1.12E+17 WHITE ROY 16540 SPRI CLERMONT FL
3827396 Land Base 1.12E+17 WRIGHT DI 10917 SMC CLERMONT FL

34711 16540 SPRI PALISADES
34711 10917 SMC PALISADES

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
2006	49980	175037	225017		230000	#####	3	2484	GOLF LOT 9
2006	49980	201160	274055	22915	235000	#####	3	3143	GOLF LOT 9
2006	49980	195168	245148		214000	#####	3	3647	GOLF LOT 9
2006	49980	211040	281320	20300	289500	#####	3	3335	GOLF LOT 9
2006	49980	174883	224863		215000	#####	3	1912	GOLF LOT 9
2006	49980	198806	248786		267800	8/7/2015	3	2590	GOLF LOT 9
2000	1076894	151037	1410481	182550	2300000	#####	3	13723	MUNICIPAL
	124860		124860		2300000	#####	3	1008	MUNICIPAL
2006	49980	174650	224630		302400	4/4/2006	3	3324	GOLF LOT 9
2006	49980	188880	265733	26873	328000	#####	3	2554	GOLF LOT 9
2006	49980	190399	240379		152000	#####	3	3556	GOLF LOT 9
2006	49980	165952	215932		215000	#####	3	593	GOLF LOT 9
2006	49980	209175	259155		430400	#####	3	2516	GOLF LOT 9
2006	49980	174650	224630		225000	#####	3	2334	GOLF LOT 9
2006	49980	209255	259235		240000	#####	3	2370	GOLF LOT 9
2007	49980	195846	267956	22130	225000	#####	3	2595	GOLF LOT 9
2007	49980	178375	228355		376100	#####	3	3426	GOLF LOT 9
2007	49980	178483	228463		180000	#####	3	1931	GOLF LOT 9
2006	49980	174650	224630		152500	#####	3	1975	GOLF LOT 9
2006	49980	175309	225289		283000	#####	3	3381	GOLF LOT 9
2006	49980	165975	215955		217200	#####	3	2221	GOLF LOT 9
2006	49980	174957	224937		180000	#####	3	1847	GOLF LOT 9
2006	49980	191521	241501		383700	#####	3	3619	GOLF LOT 9
2006	49980	191787	241767		225000	#####	3	0	GOLF LOT 9
2006	49980	176130	226110		174900	#####	3	1903	GOLF LOT 9
2006	49980	191190	241170		356600	#####	3	2152	GOLF LOT 9
2006	49980	174650	224630		272000	#####	3	2529	GOLF LOT 9
2006	49980	188880	256717	17857	371800	5/9/2006	3	2377	GOLF LOT 9
2007	49980	205273	255253		430500	#####	3	2102	GOLF LOT 9
2006	49980	181835	231815		240000	#####	3	2492	GOLF LOT 9
2007	49980	193354	262924	19590	279900	#####	3	2982	GOLF LOT 9
2006	49980	195793	245773		137000	#####	3	3624	GOLF LOT 9
2006	49980	186789	247015	10246	250000	#####	3	3652	GOLF LOT 9
2006	49980	193519	266424	22925	329500	#####	3	2789	GOLF LOT 9
2007	49980	187268	237248		253000	#####	3	2340	GOLF LOT 9
2013	49980	178398	229624	1246	230900	#####	3	3446	GOLF LOT 9
2006	49980	206648	278662	22034	205000	#####	3	4095	GOLF LOT 9
2006	49980	174650	224630		134000	#####	3	3324	GOLF LOT 9
2012	49980	257179	333048	25889	495800	7/2/2012	3	4306	GOLF LOT 9
2006	49980	175001	224981		136000	#####	3	2338	GOLF LOT 9
2006	49980	208149	258129		205000	#####	3	3863	GOLF LOT 9
2006	49980	208149	258129		418100	7/3/2006	3	3863	GOLF LOT 9
2006	49980	171836	241134	19318	265000	#####	3	2637	GOLF LOT 9
2006	49980	204981	313560	58599	313000	#####	3	3814	GOLF LOT 9
2007	49980	233224	283204		147800	#####	3	4231	GOLF LOT 9
2007	49980	211801	261781		226800	#####	3	3851	GOLF LOT 9

2006	49980	208149	258129	290000	#####	3	0 GOLF LOT 9
2007	49980	195643	245623	394900	#####	3	2069 GOLF LOT 9

PropertyCl:Acres

SINGLE FAF 0.233602
SINGLE FAF 0.234443
SINGLE FAF 0.220229
SINGLE FAF 0.280644
SINGLE FAF 0.265642
SINGLE FAF 0.270263
MUNICIPAL 199.5151
MUNICIPAL 20.52499
SINGLE FAF 0.262975
SINGLE FAF 0.214228
SINGLE FAF 0.242822
SINGLE FAF 0.223265
SINGLE FAF 0.238097
SINGLE FAF 0.227213
SINGLE FAF 0.241882
SINGLE FAF 0.238011
SINGLE FAF 0.233439
SINGLE FAF 0.258508
SINGLE FAF 0.218747
SINGLE FAF 0.276809
SINGLE FAF 0.234022
SINGLE FAF 0.276887
SINGLE FAF 0.242756
SINGLE FAF 0.264701
SINGLE FAF 0.238282
SINGLE FAF 0.233152
SINGLE FAF 0.216778
SINGLE FAF 0.241586
SINGLE FAF 0.278407
SINGLE FAF 0.226082
SINGLE FAF 0.250681
SINGLE FAF 0.211123
SINGLE FAF 0.277124
SINGLE FAF 0.26747
SINGLE FAF 0.25195
SINGLE FAF 0.250026
SINGLE FAF 0.281697
SINGLE FAF 0.286937
SINGLE FAF 0.270712
SINGLE FAF 0.257942
SINGLE FAF 0.233947
SINGLE FAF 0.276276
SINGLE FAF 0.227783
SINGLE FAF 0.265171
SINGLE FAF 0.259026
SINGLE FAF 0.277708

SINGLE FAI 0.245899

SINGLE FAI 0.263907

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3738845	Land Base	1.12E+17	CARMODY	16608 CHA	CLERMONT	FL	34711	16608 CHA	PALISADES
3282396	Land Base	1.12E+17	CITY OF GR	156 S LAKE	GROVELAN	FL	34736	CHERRY LA	
3739019	Land Base	1.12E+17	FEYOCK IRE	16625 CRY:	CLERMONT	FL	34711	16625 CRY:	PALISADES
3738888	Land Base	1.12E+17	HALLAL JO	16618 CRY:	CLERMONT	FL	34711	16618 CRY:	PALISADES
3431103	Land Base	1.12E+17	HPA BORR	180 N STET	CHICAGO	IL	60601	10643 SPRI	PALISADES
3739035	Land Base	1.12E+17	HUBBARD I	16624 CHA	CLERMONT	FL	34711	16624 CHA	PALISADES
3430280	Land Base	1.12E+17	JARRETT JA	10642 SPRI	CLERMONT	FL	34711	10642 SPRI	PALISADES
3738861	Land Base	1.12E+17	KUNSMAN	PO BOX 15	MINNEOLA	FL	34755	16611 CRY:	PALISADES
3738870	Land Base	1.12E+17	MACK CHA	PO BOX 15	MINNEOLA	FL	34755	16610 CRY:	PALISADES
3739001	Land Base	1.12E+17	PETKO JEFF	16616 CHA	CLERMONT	FL	34711	16616 CHA	PALISADES
3738837	Land Base	1.12E+17	RESUE RON	459 W WA	ELMIRA	NY	14905	16600 CHA	PALISADES
3738829	Land Base	1.12E+17	USHER MA	16601 CHA	CLERMONT	FL	34711	16601 CHA	PALISADES
3738811	Land Base	1.12E+17	VANEGAS F	16609 CHA	CLERMONT	FL	34711	16609 CHA	PALISADES
3738853	Land Base	1.12E+17	WOODRUF	PO BOX 12	CLERMONT	FL	34712	16617 CRY:	PALISADES

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
2000	49980	147540	213397	15877	35000	#####	3	1679	GOLF LOT 9
2000	1076894	151037	1410481	182550	2300000	#####	3	13723	MUNICIPAI
2001	43400	151330	194730		35000	#####	3	1360	DRY SFR LC
1997	49980	206012	274378	18386	140000	2/1/1997	3	2319	GOLF LOT 9
2001	49980	249194	318641	19467	338500	#####	3	4679	GOLF LOT 9
2003	43400	142509	185909		187000	#####	3	1364	DRY SFR LC
1994	49980	225474	295678	20224	332000	#####	3	3064	GOLF LOT 9
1998	49980	186859	253130	16291	193000	#####	3	2086	GOLF LOT 9
2003	49980	145158	206302	11164	189100	#####	3	1658	GOLF LOT 9
2001	43400	151645	215969	20924	240000	5/5/2017	3	1887	DRY SFR LC
1996	49980	173156	236097	12961	320000	#####	3	1852	GOLF LOT 9
2000	49980	147798	220426	22648	178900	#####	3	1772	GOLF LOT 9
1997	49980	203684	253664		222500	#####	3	2632	GOLF LOT 9
1998	49980	185306	251129	15843	34900	#####	3	1154	GOLF LOT 9

PropertyCl:Acres

SINGLE FAM 0.295287

MUNICIPAL 199.5151

SINGLE FAM 0.187858

SINGLE FAM 0.285651

SINGLE FAM 0.454164

SINGLE FAM 0.16869

SINGLE FAM 0.478543

SINGLE FAM 0.226716

SINGLE FAM 0.220269

SINGLE FAM 0.203552

SINGLE FAM 0.240796

SINGLE FAM 0.191481

SINGLE FAM 0.171758

SINGLE FAM 0.352303

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3913685	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10427	SPRI PALISADES
3913686	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10431	SPRI PALISADES
3919497	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10260	SPRI PALISADES
3919498	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10256	SPRI PALISADES
3919499	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10252	SPRI PALISADES
3919500	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10248	SPRI PALISADES
3919501	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10244	SPRI PALISADES
3919502	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10240	SPRI PALISADES
3919503	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10236	SPRI PALISADES
3919504	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10232	SPRI PALISADES
3919505	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10228	SPRI PALISADES
3919506	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10224	SPRI PALISADES
3919599	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10213	SPRI PALISADES
3919600	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10217	SPRI PALISADES
3919601	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10221	SPRI PALISADES
3919602	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10225	SPRI PALISADES
3919603	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10229	SPRI PALISADES
3919604	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10233	SPRI PALISADES
3919605	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10237	SPRI PALISADES
3919606	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10241	SPRI PALISADES
3919607	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10245	SPRI PALISADES
3919608	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10249	SPRI PALISADES
3919609	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10253	SPRI PALISADES
3919610	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10257	SPRI PALISADES
3919611	Land Base	1.12E+17	CANAM PA 9617 SPRIN	CLERMONT FL			34711	10261	SPRI PALISADES
3282396	Land Base	1.12E+17	CITY OF GR 156 S LAKE	GROVELAN FL			34736		CHERRY LA
3431341	Land Base	1.12E+17	DEIMUND I 10414 SMC	CLERMONT FL			34711	10414	SMC PALISADES
3431332	Land Base	1.12E+17	EISSLER PA 10426 SMC	CLERMONT FL			34711	10426	SMC PALISADES
3431308	Land Base	1.12E+17	HUTSON G. 16535 MAJ	CLERMONT FL			34711	16535	MAJ PALISADES
3431324	Land Base	1.12E+17	KOPERSKI F 16615 MAJ	CLERMONT FL			34711	16615	MAJ PALISADES
3431294	Land Base	1.12E+17	LEMA DAVI 16515 MAJ	CLERMONT FL			34711	16515	MAJ PALISADES
3431316	Land Base	1.12E+17	MONACELL 16545 MAJ	CLERMONT FL			34711	16545	MAJ PALISADES
3431251	Land Base	1.12E+17	POULOS SA 10503 CRY:	CLERMONT FL			34711	10503	CRY: PALISADES
3396707	Land Base	1.12E+17	ROCHA RIC 16525 MAJ	CLERMONT FL			34711	16525	MAJ PALISADES
3431359	Land Base	1.12E+17	URBIETA RI 10402 SMC	CLERMONT FL			34711	10402	SMC PALISADES

PropertyCl: Acres

VACANT RE 0.157824
VACANT RE 0.169294
VACANT RE 0.207639
VACANT RE 0.158272
VACANT RE 0.15826
VACANT RE 0.158248
VACANT RE 0.158236
VACANT RE 0.158224
VACANT RE 0.158211
VACANT RE 0.1582
VACANT RE 0.17394
VACANT RE 0.176082
VACANT RE 0.15891
VACANT RE 0.179312
VACANT RE 0.179592
VACANT RE 0.189445
VACANT RE 0.176929
VACANT RE 0.177482
VACANT RE 0.177521
VACANT RE 0.17756
VACANT RE 0.177597
VACANT RE 0.177636
VACANT RE 0.177674
VACANT RE 0.179232
VACANT RE 0.179155
MUNICIPAL 199.5151
SINGLE FAM 0.257793
SINGLE FAM 0.31369
SINGLE FAM 0.217864
SINGLE FAM 0.312142
SINGLE FAM 0.288986
SINGLE FAM 0.266296
SINGLE FAM 0.293522
SINGLE FAM 0.254269
SINGLE FAM 0.253675

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3913689	Land Base	1.12E+17	ANDERSON	10449 SPRI	CLERMONT	FL	34711	10449 SPRI	PALISADES
3913694	Land Base	1.12E+17	ARMSTRON	10479 SPRI	CLERMONT	FL	34711	10479 SPRI	PALISADES
3913675	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16293 SPRI	PALISADES
3913676	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16297 SPRI	PALISADES
3913677	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16301 SPRI	PALISADES
3913678	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16305 SPRI	PALISADES
3913679	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10484 SPRI	PALISADES
3913680	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10478 SPRI	PALISADES
3913681	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10472 SPRI	PALISADES
3913682	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10466 SPRI	PALISADES
3913683	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10460 SPRI	PALISADES
3913684	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10454 SPRI	PALISADES
3913688	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10443 SPRI	PALISADES
3913668	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16304 SPRI	PALISADES
3913669	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16300 SPRI	PALISADES
3913670	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16296 SPRI	PALISADES
3913671	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	16292 SPRI	PALISADES
3913692	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT	FL	34711	10467 SPRI	PALISADES
3282396	Land Base	1.12E+17	CITY OF GR	156 S LAKE	GROVELAN	FL	34736	CHERRY LA	
3913690	Land Base	1.12E+17	LEWIS MIC	10455 SPRI	CLERMONT	FL	34711	10455 SPRI	PALISADES
3913695	Land Base	112225103	PALISADES	2180 W ST,	LONGWOO	FL	32779	CLERMON'	PALISADES
3913696	Land Base	112225103	PALISADES	2180 W ST,	LONGWOO	FL	32779	CLERMON'	PALISADES
3913672	Land Base	1.12E+17	PATEL RISH	16288 SPRI	CLERMONT	FL	34711	16288 SPRI	PALISADES
3913674	Land Base	1.12E+17	PRZYSTAW	16289 SPRI	CLERMONT	FL	34711	16289 SPRI	PALISADES
3913693	Land Base	1.12E+17	RAMNARI	10473 SPRI	CLERMONT	FL	34711	10473 SPRI	PALISADES
3430603	Land Base	1.12E+17	RANSOME	10501 SPRI	CLERMONT	FL	34711	10501 SPRI	PALISADES
3913673	Land Base	1.12E+17	SILVESTRIS	16285 SPRI	CLERMONT	FL	34711	16285 SPRI	PALISADES
3913691	Land Base	1.12E+17	STAVROPU	10461 SPRI	CLERMONT	FL	34711	10461 SPRI	PALISADES

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	36400		36400		359800	#####		3	534 VACANT RE
2019	43400	331869	375269		416600	#####		3	534 DRY SFR LC
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
	36400		36400			1/1/1970		3	534 VACANT RE
2000	1076894	151037	1410481	182550	2300000	#####		3	13723 MUNICIPAL
2019	43400	261828	305228		353100	#####		3	534 DRY SFR LC
						1/1/1970		3	0 RESIDENTI/
						1/1/1970		3	0 RESIDENTI/
2019	52080	259707	311787		387400	8/7/2019		3	534 DRY SFR LC
2019	52080	283571	335651		393400	#####		3	534 DRY SFR LC
2019	43400	283571	326971		389400	#####		3	534 DRY SFR LC
2006	49980	228193	302226	24053	525000	#####		3	2642 GOLF LOT S
	36400		36400		408200	#####		3	534 VACANT RE
2019	43400	261828	305228		356800	#####		3	534 DRY SFR LC

PropertyCl: Acres

VACANT RE 0.208399
SINGLE FAM 0.413717
VACANT RE 0.38059
VACANT RE 0.271638
VACANT RE 0.291981
VACANT RE 0.376343
VACANT RE 0.275725
VACANT RE 0.220201
VACANT RE 0.188241
VACANT RE 0.188241
VACANT RE 0.196699
VACANT RE 0.239612
VACANT RE 0.188291
VACANT RE 0.405431
VACANT RE 0.25852
VACANT RE 0.257474
VACANT RE 0.30239
VACANT RE 0.345135
MUNICIPAL 199.5151
SINGLE FAM 0.232879
COMMON 0.324183
COMMON 0.452424
SINGLE FAM 0.503473
SINGLE FAM 0.561017
SINGLE FAM 0.336477
SINGLE FAM 0.480439
VACANT RE 0.509922
SINGLE FAM 0.253071

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3431588	Land Base	1.12E+17	BEAVER DA	9947 SPRIN	CLERMONT FL		34711	9947 SPRIN	PALISADES
3431596	Land Base	1.12E+17	BURGESS E	16848 ROC	CLERMONT FL		34711	16848 ROC	PALISADES
3919526	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10096 SPRI	PALISADES
3919527	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10092 SPRI	PALISADES
3919528	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10088 SPRI	PALISADES
3919529	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10084 SPRI	PALISADES
3919530	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10080 SPRI	PALISADES
3919531	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10076 SPRI	PALISADES
3919532	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10072 SPRI	PALISADES
3919533	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10068 SPRI	PALISADES
3919534	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10064 SPRI	PALISADES
3919535	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10060 SPRI	PALISADES
3919536	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10056 SPRI	PALISADES
3919537	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10052 SPRI	PALISADES
3919538	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10048 SPRI	PALISADES
3919545	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10012 SPRI	PALISADES
3919546	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10008 SPRI	PALISADES
3919547	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10004 SPRI	PALISADES
3919548	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10005 SPRI	PALISADES
3919549	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10009 SPRI	PALISADES
3919550	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10013 SPRI	PALISADES
3919551	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10017 SPRI	PALISADES
3919552	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10021 SPRI	PALISADES
3919553	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10025 SPRI	PALISADES
3919557	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10045 SPRI	PALISADES
3919558	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10049 SPRI	PALISADES
3919559	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10053 SPRI	PALISADES
3919560	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10057 SPRI	PALISADES
3919561	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10061 SPRI	PALISADES
3919562	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10065 SPRI	PALISADES
3919563	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10069 SPRI	PALISADES
3919564	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10073 SPRI	PALISADES
3919565	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10077 SPRI	PALISADES
3919566	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10081 SPRI	PALISADES
3919567	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10085 SPRI	PALISADES
3919568	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10089 SPRI	PALISADES
3919569	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10093 SPRI	PALISADES
3919570	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10097 SPRI	PALISADES
3919571	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10101 SPRI	PALISADES
3919572	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10105 SPRI	PALISADES
3919573	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10109 SPRI	PALISADES
3919574	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	10113 SPRI	PALISADES
3431863	Land Base	1.12E+17	CATTAFI RC	150 SUNRI!	WHIPPANY NJ		7981	16733 ROC	PALISADES
3431634	Land Base	1.12E+17	CHANDRA,	3536 ONYX	BEAVERCRI OH		45431	16732 ROC	PALISADES
3431618	Land Base	1.12E+17	CHENEVER'	9856 SPRIN	CLERMONT FL		34711	16820 ROC	PALISADES
3282396	Land Base	1.12E+17	CITY OF GR	156 S LAKE	GROVELAN FL		34736	CHERRY LA	

3366646 Land Base	1.12E+17 DEVENISH DUNROY A CRUDEN B/	16717 ROC PALISADES
3431871 Land Base	1.12E+17 HEGLE TRA 12900 PHIL GROVELAN FL	34736 16745 ROC PALISADES
3431928 Land Base	1.12E+17 HELLEU SA 16847 ROC CLERMONT FL	34711 16847 ROC PALISADES
3431936 Land Base	1.12E+17 HPA JV BOI 180 N STET CHICAGO IL	60601 10000 SPRI PALISADES
3431944 Land Base	1.12E+17 HUNT SHEI 9954 SPRIN CLERMONT FL	34711 9954 SPRIN PALISADES
3431626 Land Base	1.12E+17 KING DEBC 16812 ROC CLERMONT FL	34711 16812 ROC PALISADES
3431898 Land Base	1.12E+17 MATHIS RI 16805 ROC CLERMONT FL	34711 16805 ROC PALISADES
3431901 Land Base	1.12E+17 MORELEY F 14109 TIM HUNTERS SV NC	28078 16815 ROC PALISADES
3919613 Land Base	112225103 PALISADES 2180 W ST, LONGWOOD FL	32779 10044 SPRI PALISADES
3919618 Land Base	112225103 PALISADES 2180 W ST, LONGWOOD FL	32779 CLERMONT PALISADES
3431600 Land Base	1.12E+17 PRESTON A 16834 ROC CLERMONT FL	34711 16834 ROC PALISADES
3431910 Land Base	1.12E+17 QUINN ELL 16839 ROC CLERMONT FL	34711 16839 ROC PALISADES
3366620 Land Base	1.12E+17 SABONJOH PO BOX 65 VERO BEACH FL	32965 16831 ROC PALISADES
3385209 Land Base	1.12E+17 SHOULDICE 16740 ROC CLERMONT FL	34711 16740 ROC PALISADES
3431847 Land Base	1.12E+17 SOWERS DI 16725 ROC CLERMONT FL	34711 16725 ROC PALISADES
3366638 Land Base	1.12E+17 STAHL MIC 16823 ROC CLERMONT FL	34711 16823 ROC PALISADES
3431952 Land Base	1.12E+17 THOMPSON 19009 HILL CORRY PA	16407 9950 SPRIN PALISADES
3431839 Land Base	1.12E+17 THR FLORIAN 1717 MAIN DALLAS TX	75201 16709 ROC PALISADES
3431570 Land Base	1.12E+17 VELAZQUEZ 9943 SPRIN CLERMONT FL	34711 9943 SPRIN PALISADES
3431642 Land Base	1.12E+17 WILLIAMS 16716 ROC CLERMONT FL	34711 16716 ROC PALISADES
3431961 Land Base	1.12E+17 WOOD JOE 9946 SPRIN CLERMONT FL	34711 9946 SPRIN PALISADES

1992	49980	153759	222662	18923	135000	#####	3	3283 GOLF LOT 9
1995	49980	136376	186356		66500	#####	3	2810 GOLF LOT 9
1994	49980	143630	193610		240000	#####	3	2354 GOLF LOT 9
1997	49980	178252	248371	20139	329000	#####	3	3660 GOLF LOT 9
1994	49980	162902	226297	13415	189900	#####	3	3364 GOLF LOT 9
1995	49980	139406	206162	16776	212500	#####	3	2198 GOLF LOT 9
1994	49980	145533	211780	16267	225000	#####	3	3133 GOLF LOT 9
1994	49980	150582	200562		250000	#####	3	3018 GOLF LOT 9
						1/1/1970	3	0 RESIDENTIA
						1/1/1970	3	0 RESIDENTIA
1995	49980	138382	206884	18522	205000	#####	3	3052 GOLF LOT 9
1996	49980	156275	224672	18417	169900	2/1/1996	3	1808 GOLF LOT 9
1992	49980	134744	184724		345000	#####	3	2786 GOLF LOT 9
1992	49980	123610	181386	7796	223000	5/7/2019	3	1881 GOLF LOT 9
1995	49980	143015	210395	17400	190000	#####	3	1829 GOLF LOT 9
1992	49980	130025	210587	30582	235000	#####	3	3084 GOLF LOT 9
1997	49980	186716	256835	20139	210000	3/6/2018	3	3784 GOLF LOT 9
2000	49980	168252	218232		155000	#####	3	3278 GOLF LOT 9
2000	49980	229766	279746		231200	#####	3	2150 GOLF LOT 9
2000	49980	147650	197630		135800	7/7/2000	3	1414 GOLF LOT 9
1995	49980	174503	237172	12689	285000	#####	3	3511 GOLF LOT 9

PropertyCl:Acres

SINGLE FAM 0.242491
SINGLE FAM 0.245563
VACANT RE 0.164193
VACANT RE 0.173094
VACANT RE 0.185945
VACANT RE 0.185946
VACANT RE 0.185946
VACANT RE 0.185946
VACANT RE 0.185947
VACANT RE 0.185947
VACANT RE 0.185948
VACANT RE 0.185948
VACANT RE 0.185949
VACANT RE 0.185948
VACANT RE 0.1782
VACANT RE 0.191483
VACANT RE 0.186419
VACANT RE 0.242636
VACANT RE 0.231025
VACANT RE 0.182119
VACANT RE 0.195485
VACANT RE 0.21798
VACANT RE 0.248672
VACANT RE 0.262897
VACANT RE 0.279764
VACANT RE 0.25408
VACANT RE 0.152497
VACANT RE 0.151561
VACANT RE 0.15156
VACANT RE 0.151557
VACANT RE 0.151554
VACANT RE 0.151552
VACANT RE 0.151549
VACANT RE 0.151546
VACANT RE 0.151544
VACANT RE 0.151541
VACANT RE 0.151539
VACANT RE 0.151537
VACANT RE 0.151534
VACANT RE 0.167192
VACANT RE 0.165944
VACANT RE 0.165937
SINGLE FAM 0.141275
SINGLE FAM 0.168344
SINGLE FAM 0.156362
MUNICIPAL 199.5151

SINGLE FAM 0.189997
SINGLE FAM 0.134299
SINGLE FAM 0.213922
SINGLE FAM 0.226361
SINGLE FAM 0.235488
SINGLE FAM 0.166049
SINGLE FAM 0.144255
SINGLE FAM 0.192912
COMMON 5.518741
COMMON 2.967158
SINGLE FAM 0.189379
SINGLE FAM 0.215198
SINGLE FAM 0.197645
SINGLE FAM 0.139794
SINGLE FAM 0.156927
SINGLE FAM 0.193811
SINGLE FAM 0.218984
SINGLE FAM 0.174208
SINGLE FAM 0.288593
SINGLE FAM 0.145937
SINGLE FAM 0.244025

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
3827485	Land Base	1.12E+17	ARNOLD D,	9625 SPRIN	CLERMONT FL		34711	9625 SPRIN	PALISADES
3808166	Land Base	1.12E+17	BEHRINGE F	10852 MA	CLERMONT FL		34711	10852 MA	PALISADES
3808173	Land Base	1.12E+17	BENNETT B	10812 MA	CLERMONT FL		34711	10812 MA	PALISADES
3808169	Land Base	1.12E+17	BURRAS G F	HAMBELTC	POULTON-I			10832 MA	PALISADES
3808162	Land Base	1.12E+17	CANAM PA	9617 SPRIN	CLERMONT FL		34711	9617 SPRIN	PALISADES
3808151	Land Base	1.12E+17	CARLSON V	472 BLUE S	PHILIPSBUF PA		16866	10825 MA	PALISADES
3282396	Land Base	1.12E+17	CITY OF GR	156 S LAKE	GROVELAN FL		34736	CHERRY LA	
3282400	Land Base	1.22E+17	CITY OF GR	156 S LAKE	GROVELAN FL		34736	CHERRY LA	
3329686	Land Base	1.22E+17	CITY OF GR	156 S LAKE	GROVELAN FL		34736	JALARMY R	
3827481	Land Base	1.12E+17	COLLEY AN	9640 SPRIN	CLERMONT FL		34711	9640 SPRIN	PALISADES
3808154	Land Base	1.12E+17	DELGADO I	10837 MA	CLERMONT FL		34711	10837 MA	PALISADES
3808157	Land Base	1.12E+17	DORIA SIM	10849 MA	CLERMONT FL		34711	10849 MA	PALISADES
3808172	Land Base	1.12E+17	ELBADAWY	10816 MA	CLERMONT FL		34711	10816 MA	PALISADES
3808155	Land Base	1.12E+17	FERNANDE	10841 MA	CLERMONT FL		34711	10841 MA	PALISADES
3808167	Land Base	1.12E+17	HOLDEN R	10848 MA	CLERMONT FL		34711	10848 MA	PALISADES
3808170	Land Base	1.12E+17	JAMES KAT	10824 MA	CLERMONT FL		34711	10824 MA	PALISADES
3808163	Land Base	1.12E+17	KALINA JO	9624 SPRIN	CLERMONT FL		34711	9624 SPRIN	PALISADES
3827483	Land Base	1.12E+17	KANE LIND	9632 SPRIN	CLERMONT FL		34711	9632 SPRIN	PALISADES
3808159	Land Base	1.12E+17	LEMONS H	9605 SPRIN	CLERMONT FL		34711	9605 SPRIN	PALISADES
3808164	Land Base	1.12E+17	LIEB TRUD	511 E SAN	SAN YSIDR(CA		92173	9618 SPRIN	PALISADES
3808148	Land Base	1.12E+17	LINDER RO	10813 MA	CLERMONT FL		34711	10813 MA	PALISADES
3808150	Land Base	1.12E+17	MC NEAL G	10821 MA	CLERMONT FL		34711	10821 MA	PALISADES
3808171	Land Base	1.12E+17	MUIR TRAC	10820 MA	CLERMONT FL		34711	10820 MA	PALISADES
3827480	Land Base	1.12E+17	NILES RITA	9646 SPRIN	CLERMONT FL		34711	9646 SPRIN	PALISADES
3827486	Land Base	1.12E+17	O'BARR BA	9631 SPRIN	CLERMONT FL		34711	9631 SPRIN	PALISADES
3808174	Land Base	1.12E+17	ORENCH JC	13816 NW	PEMBROKE FL		33028	10808 MA	PALISADES
3808161	Land Base	1.12E+17	PEACOCK N	9613 SPRIN	CLERMONT FL		34711	9613 SPRIN	PALISADES
3827482	Land Base	1.12E+17	PETIT ALLA	9636 SPRIN	CLERMONT FL		34711	9636 SPRIN	PALISADES
3827484	Land Base	1.12E+17	PRUETT RI	9628 SPRIN	CLERMONT FL		34711	9628 SPRIN	PALISADES
3808149	Land Base	1.12E+17	RAMIREZ S	71 BRANC	ZION CROS VA		22942	10817 MA	PALISADES
3808156	Land Base	1.12E+17	REMY EDD	10845 MA	CLERMONT FL		34711	10845 MA	PALISADES
3827488	Land Base	1.12E+17	RESTAINO	9641 SPRIN	CLERMONT FL		34711	9641 SPRIN	PALISADES
3808153	Land Base	1.12E+17	ROMEI SCC	10833 MA	CLERMONT FL		34711	10833 MA	PALISADES
3808152	Land Base	1.12E+17	SNYDER M	10829 MA	CLERMONT FL		34711	10829 MA	PALISADES
3827487	Land Base	1.12E+17	SO BENDY	6301 N 381	PARADISE \AZ		85253	9635 SPRIN	PALISADES
3808160	Land Base	1.12E+17	SPERANZA	9609 SPRIN	CLERMONT FL		34711	9609 SPRIN	PALISADES
3808165	Land Base	1.12E+17	SPERANZA	10856 MA	CLERMONT FL		34711	10856 MA	PALISADES
3808168	Land Base	1.12E+17	STARK DAN	10844 MA	CLERMONT FL		34711	10844 MA	PALISADES
3808158	Land Base	1.12E+17	TRAN PHU	9601 SPRIN	CLERMONT FL		34711	9601 SPRIN	PALISADES

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
2006	49980	192619	264851	22252	299000	2/5/2018		3	3305 GOLF LOT 9
2003	49980	209957	267284	7347	345000	6/8/2018		3	3965 GOLF LOT 9
2005	49980	206268	285302	29054	320000	#####		3	3442 GOLF LOT 9
2005	49980	206268	289791	33543	387700	#####		3	4231 GOLF LOT 9
2005	49980	175545	225525			1/1/1970		3	3385 GOLF LOT 9
2005	43400	185601	229001		180300	#####		3	3357 DRY SFR LC
2000	1076894	151037	1410481	182550	2300000	#####		3	13723 MUNICIPAL
	124860		124860		2300000	#####		3	1008 MUNICIPAL
	2730		2730		193700	#####		3	0 VACANT GO
2006	49980	174650	224630		302400	4/4/2006		3	3324 GOLF LOT 9
2005	43400	194554	237954		290000	#####		3	2319 DRY SFR LC
2018	43400	187441	230841		325000	#####		3	2684 DRY SFR LC
2005	49980	192918	252919	10021	280000	#####		3	0 GOLF LOT 9
2005	43400	175853	219253		276000	6/7/2019		3	1723 DRY SFR LC
2003	49980	199059	267586	18547	369000	#####		3	3055 GOLF LOT 9
2004	49980	176398	243022	16644	276000	9/6/2016		3	3598 GOLF LOT 9
2005	49980	206230	256210		279000	#####		3	3273 GOLF LOT 9
2006	49980	206744	278036	21312	289000	#####		3	3225 GOLF LOT 9
2005	49980	175853	225833		234000	#####		3	2391 GOLF LOT 9
2004	49980	168241	218221		62500	2/6/2018		3	3277 GOLF LOT 9
2005	43400	140789	184189		195000	#####		3	1948 DRY SFR LC
2004	43400	180937	242706	18369	295600	#####		3	2046 DRY SFR LC
2004	49980	187310	237290		243900	#####		3	3557 GOLF LOT 9
2006	49980	188880	256717	17857	371800	5/9/2006		3	2377 GOLF LOT 9
2006	49980	171836	238111	16295	292000	#####		3	2967 GOLF LOT 9
2006	49980	211714	261694		190000	#####		3	3916 GOLF LOT 9
2005	49980	206268	271227	14979	408200	#####		3	2693 GOLF LOT 9
2006	49980	193519	266424	22925	329500	#####		3	2789 GOLF LOT 9
2006	49980	173477	243288	19831	284000	#####		3	2627 GOLF LOT 9
2005	43400	163152	232477	25925	336000	#####		3	3357 DRY SFR LC
2005	43400	201001	244401		190000	#####		3	1991 DRY SFR LC
2006	49980	174650	224630		134000	#####		3	3324 GOLF LOT 9
2004	43400	178917	239774	17457	310000	4/3/2020		3	3458 DRY SFR LC
2004	43400	170493	213893		225000	#####		3	1586 DRY SFR LC
2006	49980	208149	258129		418100	7/3/2006		3	3863 GOLF LOT 9
2005	49980	167810	237265	19475	293000	#####		3	2173 GOLF LOT 9
2004	49980	217200	279065	11885	370300	#####		3	2792 GOLF LOT 9
2003	49980	180329	255013	24704	317500	4/8/2019		3	3662 GOLF LOT 9
2005	49980	196167	246147		329000	8/5/2005		3	2208 GOLF LOT 9

PropertyCl:Acres

SINGLE FAM 0.290975
SINGLE FAM 0.213293
SINGLE FAM 0.225779
SINGLE FAM 0.443004
SINGLE FAM 0.215811
SINGLE FAM 0.214294
MUNICIPAL 199.5151
MUNICIPAL 20.52499
VACANT GR 0.918274
SINGLE FAM 0.262975
SINGLE FAM 0.340711
SINGLE FAM 0.342491
SINGLE FAM 0.225942
SINGLE FAM 0.31265
SINGLE FAM 0.2205
SINGLE FAM 0.229333
SINGLE FAM 0.223993
SINGLE FAM 0.248393
SINGLE FAM 0.233163
SINGLE FAM 0.22588
SINGLE FAM 0.214018
SINGLE FAM 0.214202
SINGLE FAM 0.226106
SINGLE FAM 0.241586
SINGLE FAM 0.2749
SINGLE FAM 0.225615
SINGLE FAM 0.223939
SINGLE FAM 0.26747
SINGLE FAM 0.235454
SINGLE FAM 0.21411
SINGLE FAM 0.258236
SINGLE FAM 0.286937
SINGLE FAM 0.353439
SINGLE FAM 0.220999
SINGLE FAM 0.276276
SINGLE FAM 0.21817
SINGLE FAM 0.422217
SINGLE FAM 0.241596
SINGLE FAM 0.297075



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS INCLUDED ON PROPERTY OWNER'S LIST

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DelWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

- Affiant's name is DelWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
- Affiant is an employee, or authorized agent of the City of Groveland.
- This affidavit is provided for the following community development project:

Name of Project: Palisades
 Application Number Assigned Project: 2020-16
 Applicant's Name: City of Groveland
 Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

- Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.



352-429-2141
planning@groveland-fl.gov

156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

5. I mailed the public notices via first class U.S. Mail, on the following date June, 20, 2020.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

Dellwayne Jones
(Employee's/Agent's Signature)

Print: Dellwayne Jones

Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020 by the Affiant, Dellwayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



CIARA BENDER
MY COMMISSION # GG 074264
EXPIRES: February 19, 2021
Bonded Thru Budget Notary Services

Ciara Bender
Notary Public, State of Florida



VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DelWayne Jones, who under oath, affirms and states as follows: (Name of employee)

1. Affiant's name is DelWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.

2. Affiant is the applicant for the following community development project:

Name of Project: Palisades Golf Course Annex.

Application Number Assigned Project:

Applicant's Name:

Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation (checked)
Vacate plat
Lot split

3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 20, 2020. Affiant installed a total of 1 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.

4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).

5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).

6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

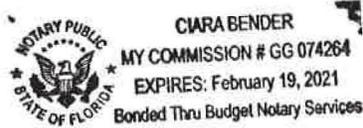
Print: DeWayne Jones

Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



Ciara Bender
Notary Public, State of Florida



CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

PALISADES ANNEXATION

CASE NO 2020-19

APPLICANT _____

ACTION REQUESTED
Annexation of Golf Course

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 p.m.

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.

For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003

156 S. LAKE AVE., GROVELAND, FL

Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared
Lisa Clay

Lisa Clay

who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

PUBLIC HEARING

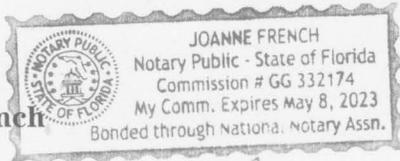
was published in said newspaper in the issues of:

JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public



Joanne French
(Print, Type or Stamp Name of Notary Public)

AD# 1053293

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Ordinance 2020-19. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-19 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-19

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 227.07 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinance. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinance is available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

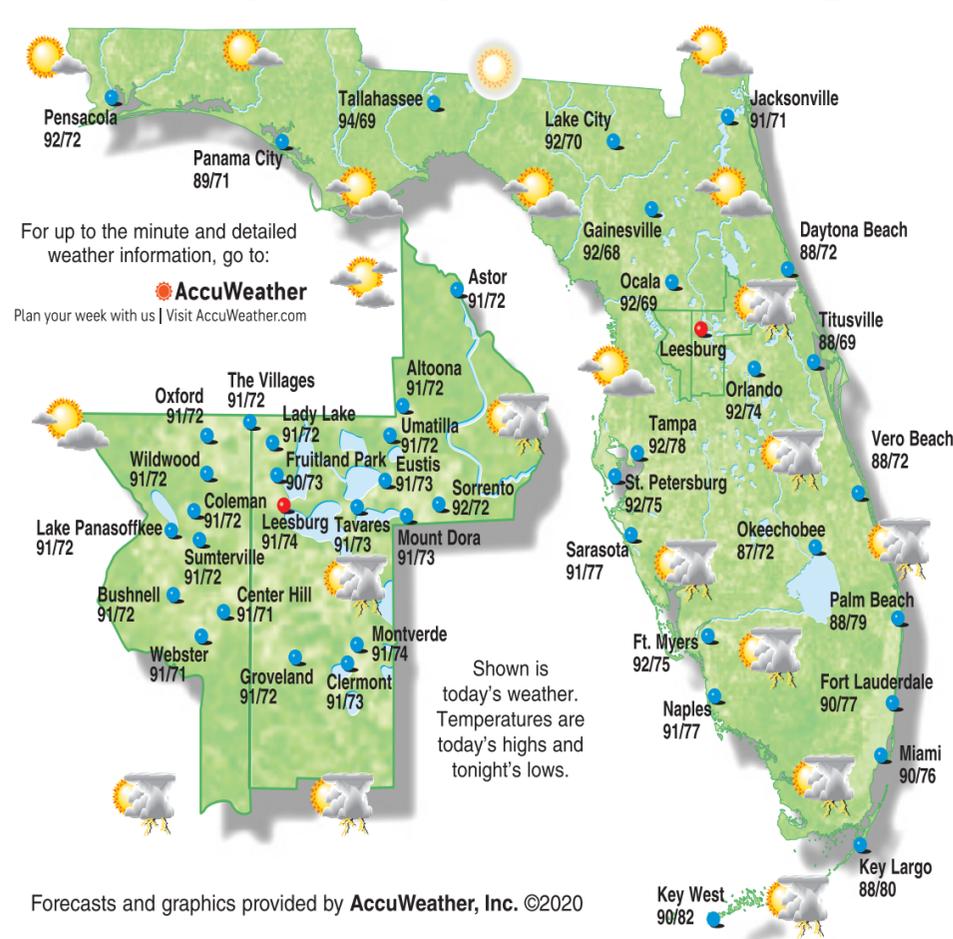
Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053293 - June 20, 2020

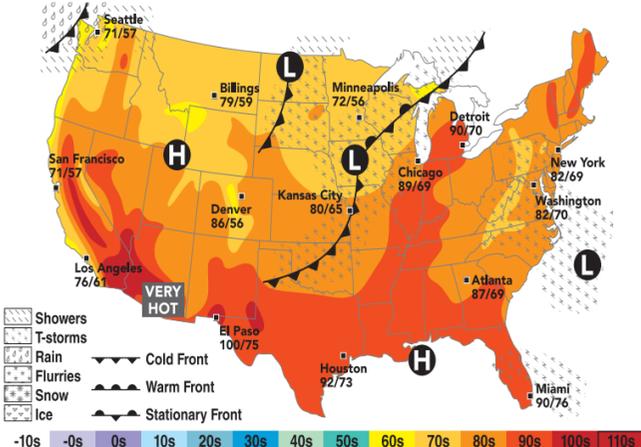
FIVE-DAY FORECAST FOR LEEBSBURG

TODAY		SUNDAY		MONDAY		TUESDAY		WEDNESDAY	
	Clouds and sun, a t-storm around in the p.m.		Some sun, a t-storm in spots in the afternoon		Partial sunshine		Partly sunny with a t-storm in the afternoon		Sun and clouds
HIGH 91°	LOW 74°	HIGH 92°	LOW 73°	HIGH 92°	LOW 75°	HIGH 90°	LOW 75°	HIGH 92°	LOW 75°



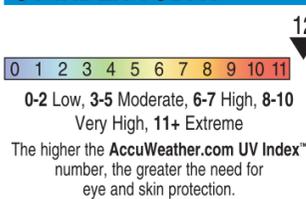
NATIONAL WEATHER FOR JUNE 20, 2020

Shown are noon positions of weather systems and precipitation. Temperature bands are today's highs for the day.



Friday's National High/Low: (for the 48 contiguous states)
 High 97° in Carlsbad, NM
 Low 28° in West Yellowstone, MT

UV INDEX TODAY



SOLAR TABLE

The solar period schedule allows planning days so you will be fishing in good territory or hunting in good cover during those times. Major periods begin at the times shown and last for 1.5 to 2 hours. The minor periods are shorter.

Major	Minor	Major	Minor
Today 11:32 a.m.	5:19 a.m.	11:58 p.m.	5:45 p.m.
Sun. 12:25 p.m.	6:12 a.m.	12:53 p.m.	6:39 p.m.

THE SUN AND MOON

	Today	Sunday	New	First	Full	Last
Sunrise	6:30 a.m.	6:30 a.m.				
Sunset	8:29 p.m.	8:29 p.m.	June 21	June 28	July 4	July 12
Moonrise	5:54 a.m.	6:43 a.m.				
Moonsset	8:10 p.m.	9:07 p.m.				

TIDES

Day	High	Feet	Low	Feet
Homosassa				
Today	6:47 am	0.6	1:56 am	-0.1
	5:08 pm	1.5	10:52 am	0.3
Daytona Beach				
Today	8:01 am	3.5	2:06 am	0.2
	8:25 pm	4.4	2:00 pm	-0.1

NATIONAL CITIES

City	Today Hi Lo W	Sunday Hi Lo W	City	Today Hi Lo W	Sunday Hi Lo W	City	Today Hi Lo W	Sunday Hi Lo W	City	Today Hi Lo W	Sunday Hi Lo W
Albany	91 68 pc	91 69 pc	Cheney	78 54 pc	78 49 pc	Great Falls	75 56 c	71 51 pc	Norfolk, VA	80 67 t	81 69 pc
Albuquerque	91 60 s	95 64 s	Chicago	89 69 t	85 69 pc	Greensboro, NC	82 64 t	86 67 s	Oklahoma City	84 67 t	89 70 pc
Anchorage	60 48 pc	63 51 c	Cincinnati	89 70 s	87 70 pc	Hartford	88 67 pc	87 67 pc	Omaha	77 61 r	84 64 t
Asheville	83 61 pc	83 64 pc	Cleveland	85 70 s	87 70 pc	Honolulu	87 74 pc	87 74 pc	Philadelphia	84 69 t	85 70 pc
Atlanta	87 69 s	89 71 s	Columbia, SC	88 70 pc	93 73 s	Houston	92 73 t	92 74 t	Phoenix	105 79 s	108 81 pc
Atlantic City	81 67 t	82 67 pc	Concord, NH	91 64 pc	91 63 pc	Indianapolis	89 69 pc	85 69 t	Pittsburgh	82 64 pc	86 67 pc
Baltimore	82 69 t	85 70 c	Dallas	93 77 pc	95 75 pc	Jackson, MS	93 70 pc	92 71 s	Portland, ME	87 64 s	85 63 s
Billings	79 59 pc	77 55 pc	Dayton	90 69 s	86 68 pc	Kansas City	80 65 t	87 66 pc	Portland, OR	72 60 sh	75 54 pc
Birmingham	90 68 s	92 70 s	Denver	86 56 s	86 53 pc	Las Vegas	103 80 s	106 80 s	Providence	87 67 pc	84 67 pc
Bismarck	76 51 t	75 50 pc	Des Moines	76 59 r	83 66 pc	Little Rock	92 70 pc	87 70 t	Raleigh	82 64 t	87 69 s
Boise	86 61 pc	82 58 s	Detroit	90 70 pc	89 66 pc	Louisville	91 73 pc	89 74 pc	Reno	92 58 s	93 60 s
Boston	88 69 pc	84 68 pc	Duluth	70 51 c	75 53 pc	Memphis	92 73 pc	91 74 t	Richmond	80 66 t	84 70 pc
Buffalo	84 67 pc	86 69 pc	El Paso	100 75 pc	102 76 s	Milwaukee	82 67 t	81 64 pc	Sacramento	93 58 s	94 57 s
Burlington, VT	91 67 s	91 68 pc	Fargo	79 56 t	75 51 pc	Minneapolis	72 56 t	81 63 t	St. Louis	92 71 t	90 72 pc
Charleston, SC	85 68 t	89 72 pc	Fairbanks	67 54 c	61 50 sh	Nashville	90 69 s	90 70 pc	Salt Lake City	84 63 pc	88 60 s
Charleston, WV	82 64 t	86 67 pc	Flagstaff	82 45 s	85 49 s	New Orleans	93 75 pc	92 79 pc	San Antonio	92 76 t	93 75 t
Charlotte, NC	86 68 pc	91 71 s	Grand Rapids	89 66 pc	81 60 pc	New York City	82 69 pc	82 70 c	San Diego	71 64 pc	71 63 pc

Weather (W): s-sunny, pc-partly cloudy, c-cloudy, sh-showers, t-thunderstorms, r-rain, sf-snow flurries, sn-snow, i-ice.

NOTICE OF PUBLIC HEARING

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Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinance. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

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Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053293 - June 20, 2020

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Trailside Industrial Annexation Ordinance 2020-22. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-22 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-22

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 2.12 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.

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*Community Development

D053294 - June 20, 2020

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Ordinance 2020-24. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-24 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-24

AN ORDINANCE OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, AMENDING SECTIONS 101-50 AND 101-51 IN ARTICLE IV IN CHAPTER 101 OF THE LAND USE AND DEVELOPMENT REGULATIONS OF THE CITY OF GROVELAND TO TRANSFER AUTHORITY PREVIOUSLY ASSIGNED TO THE DEVELOPMENT REVIEW COMMITTEE; PROVIDING FOR CODIFICATION AND SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinance. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinance is available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053302 - June 20, 2020

**SECO C.P.A.
ORDINANCE 2020-10**

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIM MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-10 –
SECO SMALL SCALE COMPREHENSIVE PLAN AMENDMENT

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from Sumter Electric Cooperative Inc. (SECO), representing property owner Charles E. Bradshaw Jr. Trustee requesting a Small Scale Comprehensive Plan Amendment from City of Groveland Agriculture to City of Groveland Public Institutional for a 5.5 +/- acre parcel, generally located north of SR50 and on the south side of Sampey Road. The applicant is concurrently requesting a rezoning from City of Groveland Agriculture to City of Groveland Utilities District. The subject property is currently vacant with a proposed future development of a SECO Substation.

Staff recommends approval of Ordinance 2020-10.

ECONOMIC REVENUE IMPACT:

The site will be developed for job creation

LEGAL NOTE:

None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-10.

ATTACHMENTS:

1. Attachment 1
 - Ordinance 2020-10 with legal description and Future Land Use Map
2. Attachment 2
 - Application Submittal & Support Documents
3. Attachment 3
 - Notice Support Documentation

ORDINANCE 2020-10

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, AMENDING THE CITY OF GROVELAND'S COMPREHENSIVE PLAN PURSUANT TO 163.3187(1), FLORIDA STATUTES, BY AMENDING THE COMPREHENSIVE LAND-USE PLAN DESIGNATION FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND PUBLIC/INSTITUTIONAL ON THE FUTURE LAND-USE MAP FOR THE HEREIN DESCRIBED PROPERTY CONSISTING OF 10 OR LESS ACRES OF LAND; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY AND SCRIVENER'S ERRORS; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR THE FORWARDING OF THIS ORDINANCE TO THE STATE OF FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY.

WHEREAS, the City of Groveland, Florida adopted Ordinance 92-02-01, adopting the Comprehensive Plan for the City of Groveland which has since been amended, and

WHEREAS, the request for this small scale plan amendment is initiated by the applicant, SECO Energy, a non-profit, on behalf of the owner, the Charles E. Bradshaw, Jr. Revocable Trust dated May 26, 2000 ; and

WHEREAS, the applicant desires to use the property for expansion of its utility by constructing a new substation to be located on the property; and

WHEREAS, the Planning and Zoning Board of the City of Groveland held a public hearing on this ordinance which was advertised in accordance with law prior to the Planning and Zoning meeting, and

WHEREAS, the City Council of the City of Groveland public hearing has been advertised as required by law for one public hearing with the public hearing occurring at least 5 days after the advertisement was published; and

WHEREAS, the City Council of the City of Groveland hereby finds and determines that the plan amendment is internally consistent with the City's Comprehensive Plan; and

WHEREAS, it is in the best interests of the City of Groveland to amend the Comprehensive Plan for the City of Groveland as set forth herein.

WHEREAS, the City of Groveland desires to amend the Comprehensive Plan for the City of Groveland as set forth below.

Now, therefore, it be ordained by the City Council of the City of Groveland, Florida:

Section 1. Legislative Findings.

The recitals set forth above are hereby adopted as legislative findings of the City Council of the City of Groveland.

Section 2. Comprehensive Plan Amendment

- A. The Property is legally described in **Exhibit A** attached hereto and incorporated herein, consisting of 5.5 acres, more or less, (the “Property”).
- B. That portion of the Future Land Use Element referenced as the Future Land Use Map of the City of Groveland Comprehensive Plan is hereby amended by changing the designation of the Property, on the City of Groveland Future Land Use Map from City of Groveland Agriculture and designating the Property on the Future Land Use Map to:

PUBLIC/INSTITUTIONAL

Exhibit B (attached hereto and incorporated herein) – Future Land Use Map amendment

Section 3. Severability

Upon a determination that by a court of competent jurisdiction that a portion of this ordinance or the comprehensive plan adopted hereby is void, unconstitutional or unenforceable, all remaining portions shall remain in full force and effect.

Section 4. Direction to the City Manager.

Upon the Effective Date of this ordinance, the City Manager is hereby authorized to amend the comprehensive plan and future land-use map as identified herein after compliance with F.S. 163.3187 and F.S. 163.3184(11).

Section 5. Scrivener’s Errors. Scrivener’s errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 6. Repeal

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section 7. Adoption

After adoption, a copy hereof shall be forwarding to the Department of Economic Opportunity.

Section 8. Effective Date

This ordinance shall become effective upon the 31st day after adoption unless timely challenged, and then will become effective upon the date a final order is issued by the Department of Economic Opportunities or Administration Commission finding the amendment in compliance in accordance with Section 163.3187, Florida Statutes. No development permits or land uses dependent on this amendment may be issued or commence before it has become effective.

PASSED and ADOPTED at a regular meeting of the City Council of the City of Groveland, Lake County, Florida, this _____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

EXHIBIT "A"

PARCEL "A":

A PARCEL OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND ALSO BEING A PORTION OF TRACTS 13 AND 14, GROVELAND FARMS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 10 AND 11, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4-INCH ROUND CONCRETE MONUMENT (MARKED RLS NO. 1571) AT THE NORTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S00°05'34"E A DISTANCE OF 1331.39 FEET TO AN IRON ROD AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 (ALSO BEING THE SOUTHWEST CORNER OF TRACT 14, GROVELAND FARMS); THENCE ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N89°43'33"E A DISTANCE OF 252.67 FEET TO THE SOUTHEAST CORNER OF PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTH RUN N89°43'33"E A DISTANCE OF 176.31 FEET TO THE SOUTHWEST CORNER OF PROPERTY DESCRIBED IN O.R. BOOK 1777, PAGE 1404, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE ALONG THE WEST BOUNDARY OF SAID PROPERTY RUN N00°05'30"W A DISTANCE OF 177.00 FEET; THENCE ALONG THE NORTH BOUNDARY THEREOF RUN N89°43'33"E A DISTANCE OF 35.00 FEET; THENCE ALONG THE EAST BOUNDARY THEREOF RUN S00°05'30"E A DISTANCE OF 177.00 FEET TO THE AFORESAID SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG SAID SOUTH LINE RUN N89°43'33"E A DISTANCE OF 477.64 FEET TO A POINT ON THE EAST LINE OF THE WEST 941.62 FEET OF THE AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE PARALLEL WITH AFORESAID WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N00°05'34"W A DISTANCE 375.50 FEET; THENCE PARALLEL WITH THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S89°43'33"W A DISTANCE OF 548.00 FEET TO THE CENTERLINE OF SAMPEY ROAD (A CLAY ROAD WITH RIGHT-OF-WAY BY MAINTENANCE); THENCE ALONG SAID CENTERLINE WITH THE FOLLOWING TWO (2) COURSES: RUN S42°14'30"W A DISTANCE OF 235.00 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 150.00 FEET TO WHICH A RADIAL LINE BEARS S43°47'35"E; THENCE ALONG THE ARC THEREOF RUN SOUTHWESTERLY 44.14 FEET THROUGH A CENTRAL ANGLE OF 16°51'38", CHORD BEARING AND DISTANCE OF S54°38'14"W, 43.98 FEET TO THE NORTH LINE OF AFORESAID PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335; THENCE ALONG SAID NORTH LINE RUN N89°43'33"E A DISTANCE OF 53.22 FEET TO AN IRON ROD & CAP (MARKED LB 707) AT THE NORTHEAST CORNER OF SAID DEED BOOK 343, PAGE 335; THENCE ALONG THE EAST LINE OF SAID PARCEL RUN S00°05'34"E A DISTANCE OF 177.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT RIGHT-OF-WAY BY MAINTENANCE FOR SAMPEY ROAD.

EXHIBIT A



CURRENT FUTURE LAND USE
 (AG) AGRICULTURAL DISTRICT

LEGEND

Major Road
 Major Freeway
 Water
 Intersecting Road
 Canal
 Lake
 Swamp
 Wetland

Future Land Use Categories

- Agriculture (AG)
- Recreation & Open Space (REC)
- Conservation (CON)
- Green Swamp Commercial (GSC)
- Office/Commercial (COMM)
- Central Business District (CBD)
- Green Swamp Single Family Low Density (GSSFLD)
- Green Swamp Single Family Rural (GSSFRD)
- Mixed Use (MU)
- North Workplace Development (NWD)
- Single Family Low Density (SFLD)
- Single Family Medium Density (SFMD)
- Medium Density Residential (MDR)
- High Density Residential (HDR)
- Industrial (IND)
- Public Institutional (P/I)
- Lake County Heavy Industrial
- Lake County Regional Office
- Lake County Rural
- Lake County Suburban
- Lake County Urban Expansion
- Lake County Urban Low Density
- Lake County Urban Medium Density

CITY OF GROVELAND
 124 S. LAKE AVENUE
 GROVELAND, FL 34736
 WWW.GROVELAND-FL.GOV

SITE NOTES

1. All future land use designations are subject to the City of Groveland Comprehensive Zoning Ordinance, which may be amended from time to time.

 2. The City of Groveland is not responsible for the accuracy of the information provided herein.

 3. The City of Groveland is not responsible for the accuracy of the information provided herein.

 4. The City of Groveland is not responsible for the accuracy of the information provided herein.

 5. The City of Groveland is not responsible for the accuracy of the information provided herein.

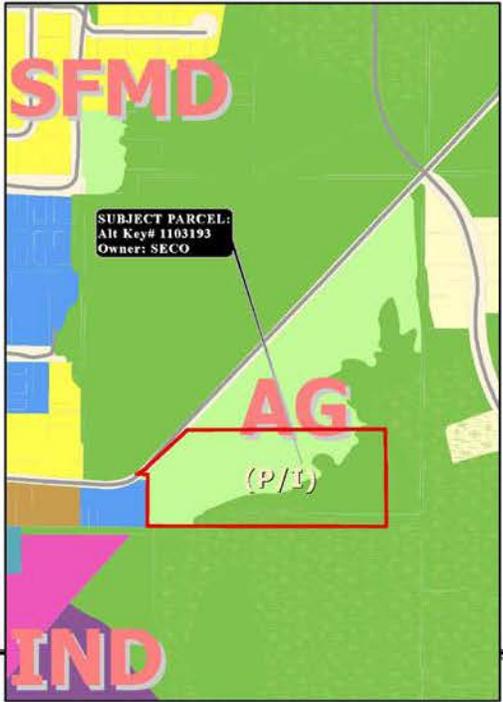
 6. The City of Groveland is not responsible for the accuracy of the information provided herein.

 7. The City of Groveland is not responsible for the accuracy of the information provided herein.

 8. The City of Groveland is not responsible for the accuracy of the information provided herein.

 9. The City of Groveland is not responsible for the accuracy of the information provided herein.

 10. The City of Groveland is not responsible for the accuracy of the information provided herein.



PROPOSED FUTURE LAND USE
 (P/I) PUBLIC INSTITUTIONAL

ATTACHMENT 2



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

1. Planning and zoning application.
2. Copy of recorded deed.
3. Owner's/agent affidavits (original signatures, all owners).
4. Property record card.
5. Signed and Sealed Boundary and Topographical survey.
6. Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only)
7. Provide legal description in Word Document.
8. Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

SIGNATURE OF OWNER/AUTHORIZED AGENT

ROXANNE MASTRANTONIC

2-13-2020

DATE



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: 2/11/2020

Application # _____

Applicant Name: SUMTER ELECTRIC Cooperative Applicant Phone# 352-569-9631
d/b/a SECO Energy (SECO)
Address: 330 So. US Hwy 301 Applicant Fax # 352-793-2563
SUMTERVILLE, FL 33585 Email Address: roxanne.mastrantonio@secoenergy.com

Applicant is: () Owner () Agent () Purchaser () Lessee () Optionee

Owners Name: Charles E. Bradshaw Jr., Trustee Owner's Phone # 352-408-3892
Address: % Rick Gonzalez, Agent Owner's Fax # _____
225 W. main st. Email Address: ricke@crosbydirt.com
Tavares, FL 32736

Application Type:

- | | | |
|---|--|--|
| () Annexation | (<input checked="" type="checkbox"/>) Rezoning | (<input checked="" type="checkbox"/>) Comprehensive Plan Amendment |
| (<input checked="" type="checkbox"/>) Lot Split | () Lot Line Deviation | () Variance-Residential |
| () Site Plan Approval | () Preliminary Plat | () Variance-Commercial/Industrial |
| () Concurrency Review | () Construction Plan Review | () Re-Review |
| () Special Exception Use | () Conditional Use Permit | () Residential Design Review |
| () Road/Easement Vacation | () Final Plat | () Planned Unit Development |
| () DRI Development | () Proportionate Fair Share | () DRI Regional Development |
| () Other: _____ | | |

Reason for Request: SECO is purchasing a portion of Bradshaw properties to add to its existing property to the W/SW to build a new Substation.

Project Title (Site Plans, future/existing subdivisions only): _____

Property Address: next to 6250 Phelps St. Groveland, FL Property Size: 5.5 acres

Alternate Key #s: A portion of Alt Key # 1103193 and # 3859067 to be combined with existing parcels (Alt Key #s 1438314 and 3791395)



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s A portion of Alt Key #'s 1103193 and #3859067
Proposed Use of Property: Electrical Substation
Existing Zoning: Agricultural Existing Land Use: Agricultural
Would like to change Zoning to: Utility
Would like to change Land Use to: Public Institutional
Current number of structures on the property: NONE

What utilities currently exist on the site?

Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?

Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes No

If yes, please describe:

SECO owns Alt Key #'s 1438314 and 3791395. Our substations is placed on #1438314 which serves customers in that area. SECO is purchasing a portion of Bradshaw's Alt Key #'s 1103193 and #3859067 (5.5 ac) to build a new substation to serve members in that area. This will allow us to loop the substations so that if a outage occurs members will be re-routed to the looped substation automatically.



City of Groveland Planning and Zoning Application

Submittal Requirements

General Attachments for all Applications:

- Completed Planning & Zoning Application
- Copy of the Recorded Deed(s) for the property
- Owner's / Agent's Affidavit
- Copy of Property Record Card(s)
- Fee

Specific Attachments:

- Annexation / Rezoning / Comp Plan Amendment: *See separate sheet*
- Concurrency Review: Concurrency Application
- Site Plan Approval: *See separate sheet*
- Preliminary Plat Application: *See separate sheet*
- Construction Plan Approval: *See separate sheet*
- Final Plat Application: *See separate sheet*
- Architectural Design Review: *See separate sheet*
- Lot Split:
 1. Typed legal description of the parent parcel and of the new parcel(s)
 2. Copy of the original survey before the proposed lot split.
 3. Signed and sealed survey after the proposed lot split. New lots should be clearly marked.
- Lot Line Deviation:
 1. Boundary survey showing the intended lot line deviation prepared by a professional land surveyor registered in Florida, to include:
 - the overall legal description of the original parcel or parcels affected
 - the legal description of each parcel created
 - the legal descriptions of all existing easements
 - all existing structures
 - jurisdictional wetland line and/or environmental conservation easements
 - roadway centerline data and location
- Road / Lot / Utility Easement Vacation:
 1. Typed legal description of the road / lot / utility easement to be vacated
 2. Copy of the boundary survey indicating the appropriate road / lot / utility easement to be vacated.
- Special Exception / Conditional Use Permit: Materials as required in Appendix A – Zoning, Sec 10.02. *See separate sheets*
- Variance: Variance Application and supporting information as applicable



Property Owner & Agent Affidavit

Date: 2/18/2020

Before me, the undersigned authority personally appeared, MICHAEL L. McCLANAHAN (property owner's name), who being by me duly sworn on oath, deposes and says: TRUSTEE

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to Make application for Zoning & Land Use Change with lot split for parcel # 1103193 & 3859067
3. That said authority (property owner) has appointed ROXANNE MASTRANTONIC (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

[Signature] TRUSTEE

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on Feb 19, 2020 (date) by Michael McClanahan (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

as identification

PUBLIC NOTARY [Signature]

Agent's signature

[Signature]

STATE OF FLORIDA
COUNTY OF LAKE ROXANNE MASTRANTONIC

Subscribed and sworn to (or affirmed) before on Feb 21, 2020 (date) by ROXANNE MASTRANTONIC (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

as identification

PUBLIC NOTARY [Signature]

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).



Holly Hughes
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG233086
Expires 6/29/2022



PAITO FIGUEROA
Commission # GG 045963
Expires November 8, 2020
Bonded Thru Troy Fain Insurance 800-345-7818

1998-1999

1998-1999



Exhibit "A"



EXISTING SUBSTATION AREA = 0.92 ACRES
 ADDITIONAL REQUIRED LAND = 5.46 ACRES
 TOTAL = 6.38 ACRES

Revision:	BY:	Date:	Drawn by: BHT	Provided by: 	Approved Date	Date	GROVELAND SUBSTATION 2023 NEW RING BUS STATION SITE PLAN PROPOSAL 1	Work Order
			Scale NTS		Approved By KJR	Engineer BHT		Drawing # GR - 02 - 111

Groveland Substation 2023 New Site Plan Proposal 1

Existing Substation Area = 0.92 Acres
Additional Required Land = 5.46 Acres
Total = 6.38 Acres



Prepared by and Return to:
James F. Basque, Esq.
Shuffield, Lowman & Wilson, P.A.
Post Office Box 1010
Orlando, Florida 32802



Property Appraisers Parcel
Identification (Folio) No. (s): 19-22-25-00100010000; 19-22-25-000200001700; 19-22-25-000200001201; 19-22-25-000200000800; 01-22-24-420500300000; 01-22-24-420501300000

QUIT CLAIM DEED

This QUIT-CLAIM DEED, executed this 7th day of November, 2012, by CHARLES E. BRADSHAW, JR., a single person, whose address is Post Office Box 3508, Orlando, Florida 32802 ("first party") to CHARLES E. BRADSHAW, JR., as Trustee of the CHARLES E. BRADSHAW, JR. REVOCABLE TRUST dated May 26, 2000, as amended, whose address is Post Office Box 3508, Orlando, Florida 32802 ("second party"):

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, That the said first party, for and in consideration of the sum of \$10.00, in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of LAKE, State of Florida, to-wit:

See attached EXHIBIT "A"

THE PROPERTY CONVEYED HEREBY IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE FIRST PARTY OR CONTIGUOUS THERETO, AND NEITHER THE FIRST PARTY NOR ANYONE FOR WHOSE SUPPORT THE FIRST PARTY IS RESPONSIBLE, RESIDES ON OR ADJACENT TO SAID LAND.

TO HAVE AND TO HOLD The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoove of the said second party forever.

The second party, as Trustee for the respective Trust named herein, shall have the full power and authority to protect, conserve, sell, lease, encumber, transfer, assign, convey, grant and otherwise to manage and dispose of the property, it being the intent to vest in the second party as Trustees as aforesaid, full rights of ownership over both the legal and beneficial interest in the real estate conveyed as authorized and contemplated by Section 689.071, Florida Statutes.

This conveyance is subject to easements, restrictions, reservations and limitations of record and to any road right-of-ways applicable to said described property above, and any presently outstanding as well as those yet to be accrued taxes and assessments; however, reference herein shall not reimpose same.

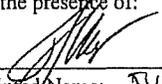
This Deed has been prepared without reference to any title work such as a title commitment, title policy or survey.

Because this Deed is given to a trustee from a grantor who has the power to revoke the trust instrument, minimum documentary stamps are affixed.

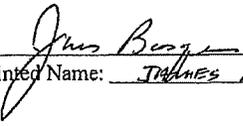
(Signature and Acknowledgment on following page)

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:


Printed Name: JULIA D. NIKULINA

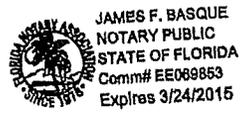

CHARLES E. BRADSHAW, JR.

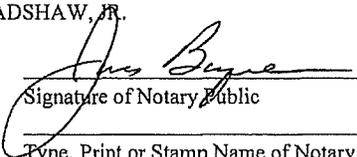

Printed Name: JAMES BASQUE

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 7th day of November, 2012, by CHARLES E. BRADSHAW, JR.

(SEAL)




Signature of Notary Public
Type, Print or Stamp Name of Notary Public

Personally Known OR Produced Identification
Type of Identification Produced: _____

EXHIBIT "A"

19-22-25-00100010000

That part of the former CSX transportation operating corridor located in the City of Groveland, in the Northwest ¼ and the Northeast ¼ of Section 19, Township 22 South, Range 25 East, Lake County, Florida, more fully described as follows:

Commence at a concrete monument at the East line of the Southeast ¼ of the Southwest ¼ of the Northwest ¼ of Section 19, that is 8.78 feet South of the centerline of the tracks of the said former CSX transportation operating corridor; thence run South 00°13'10" East along the said East line of the Southeast ¼ of the Southwest ¼ of the Northwest ¼ of Section 19, a distance of 90.46 feet to the old Northerly right of way line of State Road No. 50 (said right of way line being 40 feet distant from and parallel to the centerline of State Road No. 50), said right of way line also being on a curve, concave Northerly and having a radius of 2,824.93 feet and a radial bearing of North 18°19'05" East; thence run Northwesterly along the arc of said curve, through a central angle of 12°10'10", a distance of 600.00 feet to a point; thence run North 33°18'07" East, a distance of 6.93 feet to an iron rod with cap marked R.L.S. #2142; thence continue North 33°18'07" East a distance of 92.77 feet to the Southerly line of said former CSX transportation operating corridor and point of beginning; thence along the said Southerly line of the former CSX transportation operating corridor run in a Southeasterly direction, a distance of 190 feet, more or less, to the Westerly line of that certain deed dated March 18, 1976 between Seaboard Coast Line Railroad Co and Kermit F. Clay and Leila Clay, recorded in the Official Records of Lake County, Florida; thence along the lines of said deed in a Northerly direction a distance of 28 feet more or less (as measured at right angles to the centerline of the railroad); thence in a Southeasterly direction a distance of 100 feet more or less to the Westerly line of that certain deed dated May 30, 1986 between Seaboard System Railroad, Inc. and Roland P. Martin recorded in the Official Records of Lake County, Florida; thence South to a point 25 feet Southwesterly as measured radially from the centerline of the main track of the former CSX transportation operating corridor, thence in a Southeasterly direction along the said operating line, concentric with the centerline of the main line, to the East line of the Southwest ¼ of the Northwest ¼ of said Section 19, thence South to the South line of said former operating corridor, thence Southeasterly concentric to the centerline of the main line to a point 59.2 feet East of the East line of the Northwest ¼, thence North to the South line of Lot 10 in Block 8 of Beverly Hills subdivision as shown in Plat Book 11, Page 44 of the Public Records of Lake County, Florida, thence West to the East line of the Northwest ¼ of said Section 19, thence North to the North line of the former operating corridor, thence Northwesterly along the said North line, concentric to the centerline of said former operating corridor to the West line of said Section 19, thence South along the section line to the Southern line of said former operating corridor; thence Southeasterly along said former operating corridor to the point of beginning. Less and except that portion deeded to Roland P. Martin and recorded in Official Records Book 314, Page 409. Also less and except that portion deeded to Kermit F. Clay and Leila E. Clay, recorded in Official Records Book 611, Page 2111. Also less and except that portion deeded by C. Jeffrey Arnold, et al, to Krispy's Fried Chicken, Inc., recorded in Official Records Book 835, Page 815. Also less and except that portion deeded to Roland Martin and recorded in Official Records Book 884, Page 1786. Also less and except that portion deeded to Edge Mercantile Company and recorded in Official Records Book 1166, Page 639. Also less and except that portion deeded to W. Don Wynn, recorded in Official Records Book 1239, Page 1894, all in Public Records of Lake County, Florida.

Less that part conveyed by deed in Book 4137, Page 1620, Public Records of Lake County, Florida.

19-22-25-000200001700

That part of the Northeast ¼ of the Southwest ¼ of the Northwest ¼ and that part of the Southeast ¼ of the Northwest ¼ of Section 19, Township 22 South, Range 25 East lying North of Deeds Book 3256, Page 861; and Official Records Book 3454, Page 1703;

And

Begin at the intersection of the East line of the SW ¼ of the NW ¼ and the Southwesterly railroad right of way in Section 19, Township 22 South, Range 25 East, run Southeasterly along railroad right of way to South line of NW ¼, West to Northeasterly right of way of State Road No. 50, Northwesterly along said right of way to point South of point of beginning, North to point of beginning, all lying and being in Lake County, Florida.

19-22-25-000200001201

The Northeast ¼ of the Southwest ¼ of the Northwest ¼ of Section 19, Township 22 South, range 25 East, in the City of Groveland, Florida, less and except North 300 feet;

Also less those parcels conveyed by the following deeds:

Official Records Book 3256, Page 861; and Official Records Book 3454, Page 1703, Public Records of Lake County, Florida.

19-22-25-000200000800

That part of the Southeast ¼ of the Northwest ¼ of Section 19, Township 22 South, Range 25 East, in the town of Groveland, Florida, lying North of the Northerly line of the right of way of the Atlantic Coast Line Railroad.

Less those parcels conveyed by the following deeds:

Official Records Book 3256, Page 861; and Official Records Book 3454, Page 1703.

And less that part lying North of said deeds.

01-22-24-420500300000 and 01-22-24-420501300000

Tract 3, 4, 13 and 14 in Section 19, Township 22 South, Range 25 East, in Groveland Farms, a subdivision in the town of Groveland, Florida, according to the plat thereof recorded in Plat Book 2, Pages 10 and 11, Public Records of Lake County, Florida.

Less and except those parcels conveyed by the following deeds:

Official Records Book 916, Page 2385
Official Records Book 305, Page 189
Official Records Book 944, Page 1651
Official Records Book 944, Page 1650
Official Records Book 1777, Page 1404

Also less that portion lying within Sampey Road, Lake County, Florida.

PARENT PARCEL

TRACTS 3, 4, 13 AND 14 IN SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, IN GROVELAND FARMS, A SUBDIVISION IN THE TOWN OF GROVELAND, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 10, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

LESS AND EXCEPT THOSE PARCELS CONVEYED BY THE FOLLOWING DEEDS: OFFICIAL RECORDS BOOK 946, PAGE 2385; DEED BOOK 305, PAGE 189; OFFICIAL RECORDS BOOK 944, PAGE 1651; OFFICIAL RECORDS BOOK 944, PAGE 1650 AND OFFICIAL RECORDS BOOK 1777, PAGE 1404.

ALSO LESS THAT PORTION LYING WITHIN SAMPEY ROAD, LAKE COUNTY, FLORIDA.

PARCEL "A":

A PARCEL OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND ALSO BEING A PORTION OF TRACTS 13 AND 14, GROVELAND FARMS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 10 AND 11, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4-INCH ROUND CONCRETE MONUMENT (MARKED RLS NO. 1571) AT THE NORTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S00°05'34"E A DISTANCE OF 1331.39 FEET TO AN IRON ROD AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 (ALSO BEING THE SOUTHWEST CORNER OF TRACT 14, GROVELAND FARMS); THENCE ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N89°43'33"E A DISTANCE OF 252.67 FEET TO THE SOUTHEAST CORNER OF PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTH RUN N89°43'33"E A DISTANCE OF 176.31 FEET TO THE SOUTHWEST CORNER OF PROPERTY DESCRIBED IN O.R. BOOK 1777, PAGE 1404, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE ALONG THE WEST BOUNDARY OF SAID PROPERTY RUN N00°05'30"W A DISTANCE OF 177.00 FEET; THENCE ALONG THE NORTH BOUNDARY THEREOF RUN N89°43'33"E A DISTANCE OF 35.00 FEET; THENCE ALONG THE EAST BOUNDARY THEREOF RUN S00°05'30"E A DISTANCE OF 177.00 FEET TO THE AFORESAID SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG SAID SOUTH LINE RUN N89°43'33"E A DISTANCE OF 477.64 FEET TO A POINT ON THE EAST LINE OF THE WEST 941.62 FEET OF THE AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE PARALLEL WITH AFORESAID WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N00°05'34"W A DISTANCE 375.50

FEET; THENCE PARALLEL WITH THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S89°43'33"W A DISTANCE OF 548.00 FEET TO THE CENTERLINE OF SAMPEY ROAD (A CLAY ROAD WITH RIGHT-OF-WAY BY MAINTENANCE); THENCE ALONG SAID CENTERLINE WITH THE FOLLOWING TWO (2) COURSES: RUN S42°14'30"W A DISTANCE OF 235.00 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 150.00 FEET TO WHICH A RADIAL LINE BEARS S43°47'35"E; THENCE ALONG THE ARC THEREOF RUN SOUTHWESTERLY 44.14 FEET THROUGH A CENTRAL ANGLE OF 16°51'38", CHORD BEARING AND DISTANCE OF S54°38'14"W, 43.98 FEET TO THE NORTH LINE OF AFORESAID PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335; THENCE ALONG SAID NORTH LINE RUN N89°43'33"E A DISTANCE OF 53.22 FEET TO AN IRON ROD & CAP (MARKED LB 707) AT THE NORTHEAST CORNER OF SAID DEED BOOK 343, PAGE 335; THENCE ALONG THE EAST LINE OF SAID PARCEL RUN S00°05'34"E A DISTANCE OF 177.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT RIGHT-OF-WAY BY MAINTENANCE FOR SAMPEY ROAD.

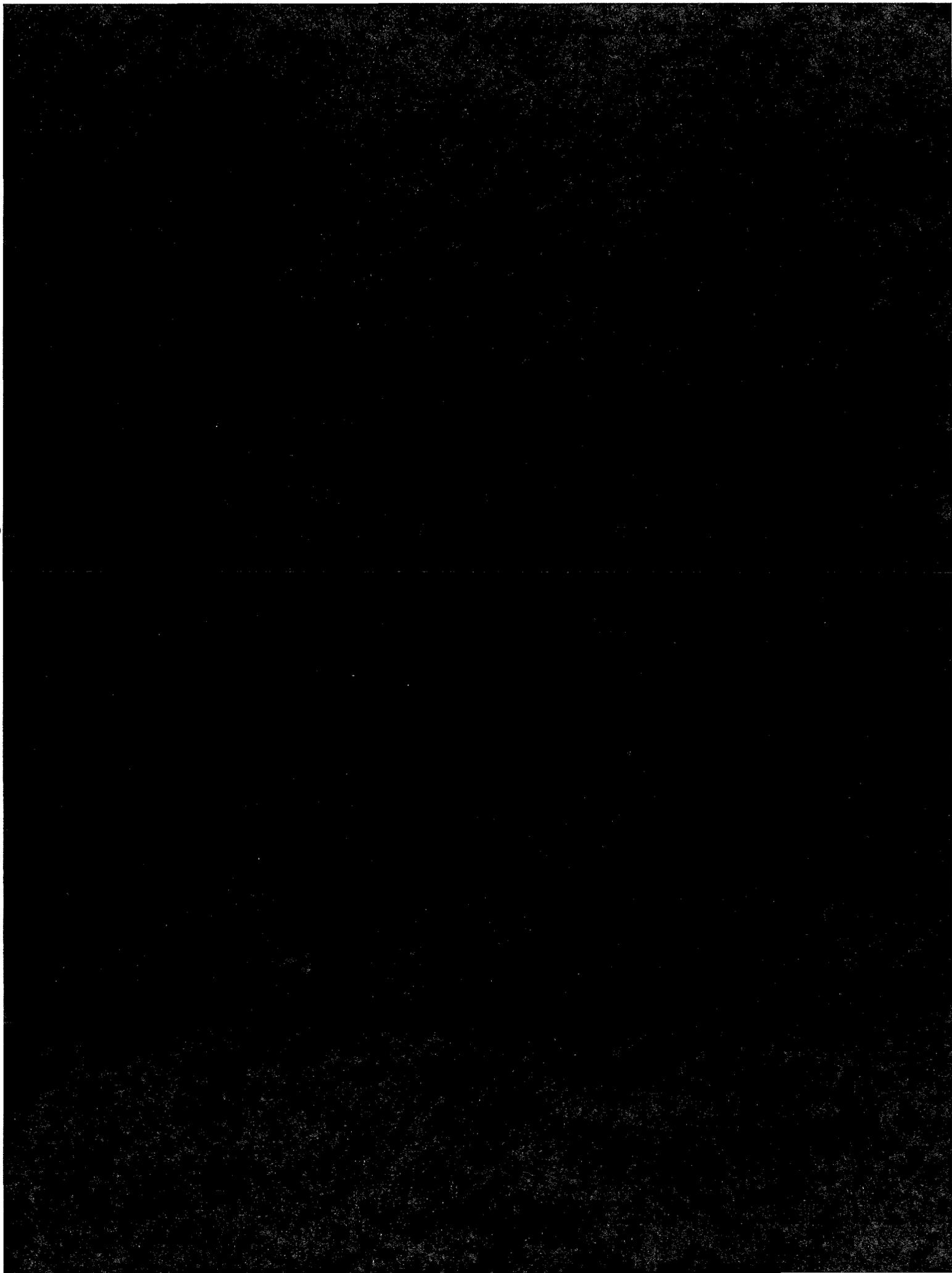
PARCEL "B"

A PARCEL OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND ALSO BEING A PORTION OF TRACTS 3, 4, 13 AND 14 IN SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, IN GROVELAND FARMS, A SUBDIVISION IN THE TOWN OF GROVELAND, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 10 AND 11, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4-INCH ROUND CONCRETE MONUMENT (MARKED RLS NO. 1571) AT THE NORTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN SOUTHERLY A DISTANCE OF 75.98 FEET TO THE SOUTHWEST CORNER OF PROPERTY DESCRIBED IN O.R. BOOK 946, PAGE 2385, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, FOR THE POINT OF BEGINNING; THENCE CONTINUE SOUTHERLY ALONG SAID WEST LINE TO A POINT ON THE NORTH LINE OF PROPERTY DESCRIBED IN DEED BOOK 305, PAGE 189, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE ALONG SAID NORTH LINE RUN EASTERLY TO THE EAST LINE OF SAID PROPERTY DESCRIBED IN DEED BOOK 305, PAGE 189; THENCE ALONG SAID EAST LINE RUN SOUTHERLY TO THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID SOUTH LINE RUN EASTERLY TO THE WEST LINE OF PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; SAID POINT BEING 67.55 EAST OF THE SOUTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID WEST LINE RUN NORTHERLY 185.00 FEET; THENCE ALONG THE NORTH LINE OF SAID PROPERTY RUN EASTERLY TO THE CENTERLINE OF SAMPEY ROAD (A CLAY ROAD WITH RIGHT-OF-WAY BY MAINTENANCE); THENCE ALONG SAID CENTERLINE RUN NORTHEASTERLY TO A POINT ON THE NORTH LINE OF THE SOUTH 375.50 FEET OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE

ALONG SAID NORTH LINE RUN EASTERLY 548 FEET, MORE OR LESS, TO THE EAST LINE OF THE WEST 941.62 FEET OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID EAST LINE RUN SOUTHERLY 375.50 FEET TO THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID SOUTH LINE RUN EASTERLY TO THE SOUTHEAST CORNER OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG THE EAST LINE THEREOF RUN NORTHERLY TO THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID NORTH LINE RUN WESTERLY TO THE NORTHEAST CORNER OF AFORESAID PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 946, PAGE 2385; THENCE ALONG THE EAST LINE OF SAID PROPERTY RUN SOUTHERLY 66.30 FEET TO THE SOUTHEAST CORNER OF SAID PROPERTY; THENCE RUN WESTERLY ALONG THE SOUTH LINE OF SAID PROPERTY A DISTANCE OF 212.80 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT RIGHT-OF-WAY FOR SAMPEY ROAD AND EAST PHELPS STREET.



PROPERTY RECORD CARD

General Information

Owner Name:	BRADSHAW CHARLES E JR TRUSTEE	Alternate Key:	1103193
Mailing Address:	26603 W COVE DR TAVARES, FL 32778 Update Mailing Address	Parcel Number:	01-22-24-4205- 003-00000
		Millage Group and City:	0GR1 (GROVELAND)
		Total Certified Millage Rate:	18.915
		Trash/Recycling/Water/Info:	My Public Services Map
Property Location:	SAMPEY RD GROVELAND FL 34736 Update Property Location	Property Name:	-- Submit Property Name
		School Information:	School Locator & Bus Stop Map School Boundary Maps

Property Description: GROVELAND, GROVELAND FARMS 19-22-25 TRACT 3--LESS BEG NW COR| SAID TRACT 3 RUN N 89-33-0 E 212.63 FT, S 0-08-22 E 66.30 FT| S 86-56-34 W 212.80 FT, N 0-13-08 W 75.98 FT TO POB--TRACTS | 4, 13, BEG 32.55 FT E OF SW COR OF TRACT 14 RUN E 35 FT, N | 177 FT, E 185 FT, S 177 FT, E 407.45 FT, N 660 FT, W 660 FT,| S 445 FT, E 32.55 FT, S TO POB--LESS W 35 FT OF E 220 FT OF | S 177.FT OF TRACT 14 & LESS THAT PART OF LAND LYING WITHIN | FOLLOWING DESCRIBED PROPERTY: FROM INTERSECTION OF W LINE OF| NE 1/4 OF SW 1/4 OF NW 1/4 & N R/W LINE OF SCL RR R/W RUN S | 56-33-0 E ALONG SAID N R/W LINE 469.92 FT TO THE BEGINNING | OF A CURVE CONCAVE TO THE NE, HAVING A RADIUS OF 1860.08 FT | & A CHORD BEARING OF S 61-05-48 E, THENCE RUN SE'LY ALONG | SAID N R/W LINE & THE ARC OF SAID CURVE FOR A DIST OF 295.21| FT THRU A CENTRAL ANGLE OF 09-05-36 FOR POB, CONT ALONG SAID| N R/W LINE & A CURVE CONCAVE TO THE NE, HAVING A RADIUS OF | 1860.08 FT & A CHORD BEARING OF 66-12-42 E, THENCE RUN SE'LY| ALONG SAID N R/W LINE & THE ARC OF SAID CURVE FOR A DIST OF | 36.90 FT THRU A CENTRAL ANGLE OF 01-08-11 TO THE END OF SAID| CURVE, THENCE RUN N 43-40-21 E 519.18 FT, N 16-21-22 W | 374.52 FT, N 0-05-17 W 313.82 FT, N 0-05-17 W 77.14 FT, S |

89-52-33 E 1003.04 FT TO E LINE OF NW 1/4, S 0-02-41 E |
 1368.89 FT TO S LINE OF SCL RR R/W, S 89-23-30 W ALONG
 SAID |
 S LINE 502.40 FT TO THE BEGINNING OF A NON-TANGENT
 CURVE |
 CONCAVE TO THE N, HAVING A RADIUS OF 1960.08 FT & A
 CHORD |
 BEARING OF N 87-46-32 W, THENCE RUN W'LY ALONG THE ARC
 OF |
 SAID CURVE FOR A DIST OF 193.83 FT THRU A CENTRAL
 ANGLE OF |
 05-39-57 TO THE N R/W LINE OF SR 50, THENCE RUN S 89-32-52
 W |
 ALONG SAID N R/W LINE OF SR 50 A DIST OF 115.84 FT TO THE
 |
 BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NE,
 HAVING A |
 RADIUS OF 2814.93 FT & A CHORD BEARING OF N 77-56-48 W, |
 THENCE RUN NW'LY ALONG SAID N R/W LINE & THE ARC OF
 SAID |
 CURVE FOR A DIST OF 359.63 FT THRU A CENTRAL ANGLE OF |
 07-19-12, THENCE RUN S 15-42-48 W ALONG SAID N R/W LINE
 4.25 |
 FT TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE
 TO THE |
 NE, HAVING A RADIUS OF 2819.18 FT & A CHORD BEARING OF
 N |
 72-57-16 W, THENCE RUN NW'LY ALONG SAID N R/W LINE &
 THE ARC |
 OF SAID CURVE FOR A DIST OF 131.08 FT THRU A CENTRAL
 ANGLE |
 OF 02-39-50, THENCE RUN N 0-13-08 W 149.46 FT TO POB--PB 2
 |
 PGS 10-11 |
 ORB 944 PG 1655 ORB 4249 PG 1673 |

NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	18.55	AC	\$6,493.00	\$250,425.00
2	WETLAND (9600)	0	0		15	AC	\$675.00	\$675.00

[Click here for Zoning Info](#)  [Map](#)

[FEMA Flood](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
4249 / 1673	11/7/2012	Quit Claim Deed	Multi-Parcel	Vacant	\$100.00
944 / 1652	11/1/1987	Tax Deed	Multi-Parcel	Vacant	\$1,200,000.00
944 / 1655	11/1/1987	Quit Claim Deed	Unqualified	Vacant	\$0.00
761 / 663	11/1/1982	Warranty Deed	Unqualified	Vacant	\$1.00

[Click here to search for mortgages, liens, and other legal documents.](#)

Values and Estimated Ad Valorem Taxes

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$251,100	\$7,168	\$7,168	5.07340	\$36.37
LAKE COUNTY MSTU AMBULANCE	\$251,100	\$7,168	\$7,168	0.46290	\$3.32
SCHOOL BOARD STATE	\$251,100	\$7,168	\$7,168	3.88500	\$27.85
SCHOOL BOARD LOCAL	\$251,100	\$7,168	\$7,168	2.99800	\$21.49
CITY OF GROVELAND	\$251,100	\$7,168	\$7,168	5.20000	\$37.27
ST JOHNS RIVER FL WATER MGMT DIST	\$251,100	\$7,168	\$7,168	0.24140	\$1.73
LAKE COUNTY VOTED DEBT SERVICE	\$251,100	\$7,168	\$7,168	0.11000	\$0.79
LAKE COUNTY WATER AUTHORITY	\$251,100	\$7,168	\$7,168	0.35570	\$2.55
SOUTH LAKE HOSPITAL DIST	\$251,100	\$7,168	\$7,168	0.00000	\$0.00
				Total:	Total:
				18.3264	\$131.37

Exemptions Information

This property is benefitting from the following exemptions with a checkmark 

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) 	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only - exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law

Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
 Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$4,470.40**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on December 1, 2019.
Site Notice

PROPERTY RECORD CARD

General Information

Owner Name:	BRADSHAW CHARLES E JR TRUSTEE	Alternate Key:	3859067
Mailing Address:	26603 W COVE DR TAVARES, FL 32778 Update Mailing Address	Parcel Number:	01-22-24-4205- 013-00000
		Millage Group and City:	0GR1 (GROVELAND)
		Total Certified Millage Rate:	18.915
		Trash/Recycling/Water/Info:	My Public Services Map
Property Location:	PHELPS ST GROVELAND FL 34736 Update Property Location	Property Name:	-- Submit Property Name
		School Information:	School Locator & Bus Stop Map School Boundary Maps

Property Description: GROVELAND, GROVELAND FARMS 19-22-25 THAT PART OF TRACTS 13 &| 14 LYING WITHIN FOLLOWING DESCRIBED PROPERTY: FROM | INTERSECTION OF W LINE OF NE 1/4 OF SW 1/4 OF NW 1/4 & N R/W| LINE OF SCL RR R/W RUN S 56-33-0 E ALONG SAID N R/W LINE | 469.92 FT TO THE BEGINNING OF A CURVE CONCAVE TO THE NE, | HAVING A RADIUS OF 1860.08 FT & A CHORD BEARING OF S | 61-05-48 E, THENCE RUN SE'LY ALONG SAID N R/W LINE & THE ARC| OF SAID CURVE FOR A DIST OF 295.21 FT THRU A CENTRAL ANGLE | OF 09-05-36 FOR POB, CONT ALONG SAID N R/W LINE & A CURVE | CONCAVE TO THE NE, HAVING A RADIUS OF 1860.08 FT & A CHORD | BEARING OF 66-12-42 E, THENCE RUN SE'LY ALONG SAID N R/W | LINE & THE ARC OF SAID CURVE FOR A DIST OF 36.90 FT THRU A | CENTRAL ANGLE OF 01-08-11 TO THE END OF SAID CURVE, THENCE | RUN N 43-40-21 E 519.18 FT, N 16-21-22 W 374.52 FT, N | 0-05-17 W 313.82 FT, N 0-05-17 W 77.14 FT, S 89-52-33 E | 1003.04 FT TO E LINE OF NW 1/4, S 0-02-41 E 1368.89 FT TO S | LINE OF SCL RR R/W, S 89-23-30 W ALONG SAID S LINE 502.40 FT| TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE N, | HAVING A RADIUS OF 1960.08 FT & A CHORD BEARING OF N | 87-46-32 W, THENCE RUN W'LY ALONG THE ARC OF SAID CURVE FOR | A DIST OF 193.83 FT THRU A CENTRAL ANGLE OF 05-39-57 TO

THE |
 N R/W LINE OF SR 50, THENCE RUN S 89-32-52 W ALONG SAID
 N |
 R/W LINE OF SR 50 A DIST OF 115.84 FT TO THE BEGINNING OF
 A |
 NON-TANGENT CURVE CONCAVE TO THE NE, HAVING A
 RADIUS OF |
 2814.93 FT & A CHORD BEARING OF N 77-56-48 W, THENCE
 RUN |
 NW'LY ALONG SAID N R/W LINE & THE ARC OF SAID CURVE
 FOR A |
 DIST OF 359.63 FT THRU A CENTRAL ANGLE OF 07-19-12,
 THENCE |
 RUN S 15-42-48 W ALONG SAID N R/W LINE 4.25 FT TO THE |
 BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NE,
 HAVING A |
 RADIUS OF 2819.18 FT & A CHORD BEARING OF N 72-57-16 W, |
 THENCE RUN NW'LY ALONG SAID N R/W LINE & THE ARC OF
 SAID |
 CURVE FOR A DIST OF 131.08 FT THRU A CENTRAL ANGLE OF |
 02-39-50, THENCE RUN N 0-13-08 W 149.46 FT TO POB--LESS W
 35 |
 FT OF E 220 FT OF S 177 FT OF TRACT 14--PB 2 PGS 10-11 |
 ORB 944 PG 1655 ORB 4249 PG 1673 |

NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	VACANT RESIDENTIAL UNBUILDABLE WITH VALUE (0006)	0	0		0.96	AC	\$0.00	\$3,600.00

[Click here for Zoning Info](#) 
[Map](#)

[FEMA Flood](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
4249 / 1673	11/7/2012	Quit Claim Deed	Multi-Parcel	Vacant	\$100.00

[Click here to search for mortgages, liens, and other legal documents.](#) 

Values and Estimated Ad Valorem Taxes 

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$3,600	\$3,600	\$3,600	5.07340	\$18.26
LAKE COUNTY MSTU AMBULANCE	\$3,600	\$3,600	\$3,600	0.46290	\$1.67
SCHOOL BOARD STATE	\$3,600	\$3,600	\$3,600	3.88500	\$13.99
SCHOOL BOARD LOCAL	\$3,600	\$3,600	\$3,600	2.99800	\$10.79
CITY OF GROVELAND	\$3,600	\$3,600	\$3,600	5.20000	\$18.72
ST JOHNS RIVER FL WATER MGMT DIST	\$3,600	\$3,600	\$3,600	0.24140	\$0.87
LAKE COUNTY VOTED DEBT SERVICE	\$3,600	\$3,600	\$3,600	0.11000	\$0.40
LAKE COUNTY WATER AUTHORITY	\$3,600	\$3,600	\$3,600	0.35570	\$1.28
SOUTH LAKE HOSPITAL DIST	\$3,600	\$3,600	\$3,600	0.00000	\$0.00
				Total: 18.3264	Total: \$65.98

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law

Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).



December 16, 2019

1:1,000

pointLayer



Override 1

polygonLayer



Override 1



County Boundary

Street Names

— Local Streets

Subdivision Lot Numbers

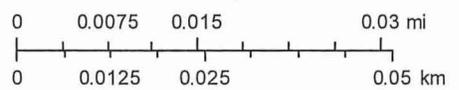
+ Address Locations

Property Name

Tax Parcels Alternate Key

Tax Parcels

□ Surrounding Counties



Lake BCC

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1103193	Land Base	1.22E+16	BRADSHAV	26603 W C TAVARES	FL		32778	SAMPEY RI	GROVELAN
1812437	Land Base	1.92E+17	BRADSHAV	26603 W C TAVARES	FL		32778	PHELPS ST	
1812461	Land Base	1.92E+17	BRADSHAV	26603 W C TAVARES	FL		32778	711 EAST B	
3859067	Land Base	1.22E+16	BRADSHAV	26603 W C TAVARES	FL		32778	PHELPS ST	GROVELAN
1436885	Land Base	1.92E+17	BRIGMONI	11710 MOI	CLERMONT	FL	34711	193 EAST P	EDGE'S SEC
3857565	Land Base	1.92E+17	CARBIDE H	314 E CRIT	GROVELAN	FL	34736	300 CRITTE	
1812470	Land Base	1.92E+17	CITY OF GR	156 S LAKE	GROVELAN	FL	34736	CRITTENDE	
1643171	Land Base	1.92E+17	CRISP JIMM	195 E PHEL	GROVELAN	FL	34736	195 EAST P	EDGE'S SEC
3825799	Land Base	1.92E+17	DIAZ GUAP	162 E PHEL	GROVELAN	FL	34736	162 EAST P	EDGE'S SEC
1438306	Land Base	1.22E+16	DUKE ENEF	550 S TRYC	CHARLOTTI	NC	28202	PHELPS ST	GROVELAN
1436915	Land Base	1.92E+17	DUKE ENEF	550 S TRYC	CHARLOTTI	NC	28202	6212 PHEL	EDGE'S SEC
1436842	Land Base	1.92E+17	FLORES JAN	1003 HISP	FORT PIERC	FL	34982	PHELPS ST	EDGE'S SEC
1643180	Land Base	1.92E+17	JACKSON L	161 PHELP	GROVELAN	FL	34736	161 PHELP	EDGE'S SEC
1436851	Land Base	1.92E+17	ORLANDO	11748 GRA	CLERMONT	FL	34711	EAST GREE	EDGE'S SEC
3825793	Land Base	1.92E+17	SINGH RAM	PO BOX 88	GROVELAN	FL	34736	172 PHELP	EDGE'S SEC
1436923	Land Base	1.92E+17	SINGH RAM	PO BOX 88	GROVELAN	FL	34736	192 PHELP	EDGE'S SEC
1438314	Land Base	1.22E+16	SUMTER EI	PO BOX 30	SUMTERVII	FL	33585	PHELPS ST	GROVELAN
3791395	Land Base	1.22E+16	SUMTER EI	PO BOX 30	SUMTERVII	FL	33585	SAMPEY RI	GROVELAN
1812496	Land Base	1.92E+17	THOMPSON	233 RICE C	GROVELAN	FL	34736	233 RICE C	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	251100		251100		1200000	#####	OGR1	136	PASTURE II
	16000		16000		50000	7/2/2004	OGR1	123	VACANT RE
	274500		274500			1/1/1970	OGR1	5192	VACANT IN
	3600		3600			1/1/1970	OGR1	68	
1962	25000	67308	92308		28100	1/4/2011	OGR1	1642	DRY SFR LC
1979	359450	1019794	1435500	56256	1375000	#####	OGR1	27143	LIGHT MAN
1980	918000	36055	971527	17472	1500000	6/8/2007	OGR1	0	MUNICIPAI
1972	20000	52692	72692		60000	#####	OGR1	1086	DRY SFR LC
2018	20000	104366	124366		25000	#####	OGR1	1579	DRY SFR LC
	3920		3920			1/1/1970	OGR1	65	UTILITIES
	15588		37112	21524		1/1/1970	OGR1	620	UTILITIES
	4000		4000			1/1/1970	OGR1	76	
2016	24000	105483	129483		21000	#####	OGR1	1475	DRY SFR LC
	16000		16000		2200	#####	OGR1	215	VACANT RE
1984	20000	132391	152391		86000	#####	OGR1	2555	MULTI FAN
1984	20000	127945	147945		100000	#####	OGR1	2471	MULTI FAN
	15971		24615	8644		1/1/1970	OGR1	437	UTILITIES
	525		525		2500	#####	OGR1	10	UTILITIES
1951	40000	19846	59846			1/1/1970	OGR1	108	DRY SFR LC

PropertyCl: Acres

PASTURE II	35.0552
VACANT RE	0.351442
VACANT IN	29.28065
VACANT RE	1.129132
SINGLE FAM	0.495862
LIGHT MAN	10.46275
MUNICIPAL	6.894095
SINGLE FAM	0.371897
SINGLE FAM	0.235949
UTILITIES	0.087247
UTILITIES	0.650637
VACANT RE	0.179063
SINGLE FAM	0.371897
VACANT RE	0.275479
MULTI FAM	0.230264
MULTI FAM	0.224579
UTILITIES	0.666635
UTILITIES	0.142218
SINGLE FAM	1.818169



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS INCLUDED ON PROPERTY OWNER'S LIST

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

- Affiant's name is DeWayne Jones (City of Groveland Employee/Authorized Agent Name). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
- Affiant is an employee, or authorized agent of the City of Groveland.
- This affidavit is provided for the following community development project:

Name of Project: SECO
 Application Number Assigned Project: 2020-07
 Applicant's Name: SECO
 Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

- Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

5. I mailed the public notices via first class U.S. Mail, on the following date June 20, 2020

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's/Agent's Signature)

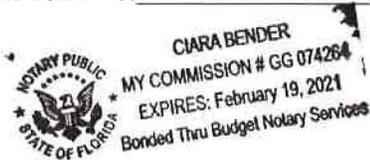
Print: DeWayne Jones

Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



Ciara Bender
Notary Public, State of Florida



VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DelWayne Jones, who under oath, affirms and states as follows: (Name of employee)

- 1. Affiant's name is DelWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
2. Affiant is the applicant for the following community development project:

Name of Project: SECO
Application Number Assigned Project: 2020-07 / 2020-08
Applicant's Name: SECO
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation (checked)
Vacate plat
Lot split

- 3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 20, 2020. Affiant installed a total of 1 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.
4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).
5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).
6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

Print: DeWayne Jones

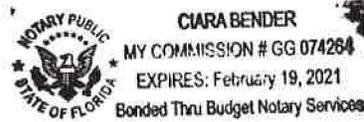
Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida

SEAL



Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Lisa Clay

who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

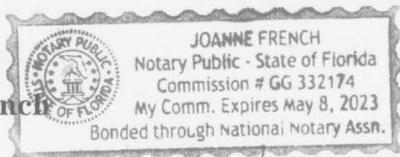
was published in said newspaper in the issues of:

June 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public



Joanne French
(Print, Type or Stamp Name of Notary Public)

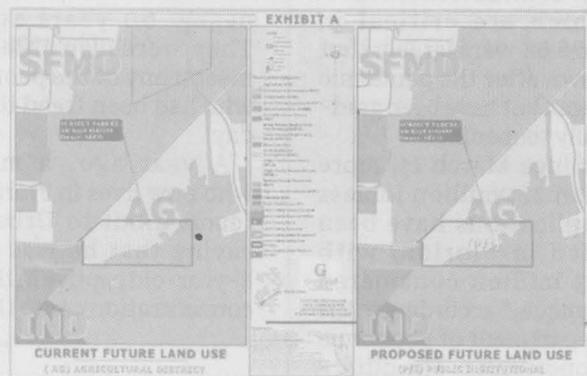
AD# D053291

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-10 & Rezoning Ordinance 2020-11. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-10 and Ordinance 2020-11 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

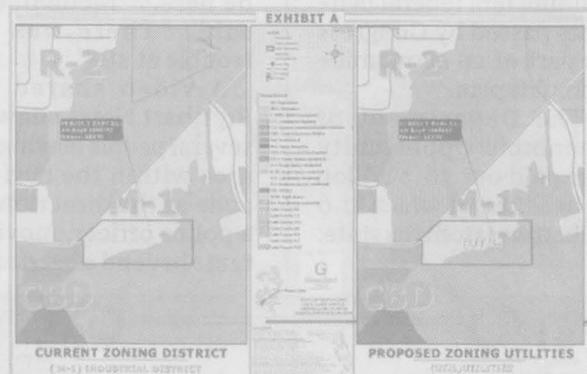
ORDINANCE 2020-10

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, AMENDING THE CITY OF GROVELAND'S COMPREHENSIVE PLAN PURSUANT TO 163.3187(1), FLORIDA STATUTES, BY AMENDING THE COMPREHENSIVE LAND-USE PLAN DESIGNATION FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND PUBLIC/INSTITUTIONAL ON THE FUTURE LAND-USE MAP FOR THE HEREIN DESCRIBED PROPERTY CONSISTING OF 10 OR LESS ACRES OF LAND; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY AND SCRIVENER'S ERRORS; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR THE FORWARDING OF THIS ORDINANCE TO THE STATE OF FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY.



ORDINANCE 2020-11

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, TO CHANGE THE ZONING FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND UTILITIES DISTRICT FOR THE HEREIN DESCRIBED PROPERTY OWNED BY THE CHARLES E. BRADSHAW, JR. REVOCABLE TRUST DATED MAY 26, 2000 AND LOCATED ON NORTH OF SR 50 AND SOUTH OF SAMPEY ROAD; DIRECTING THE CITY MANAGER TO AMEND THE ZONING MAP AS HEREIN PROVIDED AFTER THE PASSAGE OF THIS ORDINANCE; PROVIDING FOR SCRIVENER'S ERRORS AND SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

Neighbors cook together as virus roils Latin America

By Franklin Briceño and Rodrigo Abd
The Associated Press

LIMA, Peru — Clara Arango wakes at 4 a.m. daily and checks on the ingredients for breakfast.

Eighteen pounds of oats, 13 pounds of sugar and a pound of cinnamon sticks, all ready. An hour later, Arango, 43, is using a shovel to stir 30 gallons of sweet oatmeal in a stainless-steel pot over a fire of wood scraps alongside a cinder-block community center in the hills overlooking Peru's capital.

By 9 a.m., more than 150 of Arango's neighbors in New Hope have paid 14 cents each for a plastic bowl of oatmeal from the "community pot," a phenomenon that's become ubiquitous across Peru in recent months as coronavirus quarantines and shutdowns have left millions of poor people with no way to feed their families.

Often operating with help from the Catholic Church and private charities, soup kitchens and community pots have become a symbol of the conundrum facing a region where most of the working population labors outside the formal economy.

Economic shutdowns have forced poor Peruvians, Argentines and tens of millions of others to fall back on community-based efforts unseen in large numbers since crises like Peru's 1990s civil war or Argentina's financial crash two decades ago.

Still, without unemployment benefits or the ability to work from home, a cut-price plastic bowl of oatmeal for breakfast, some lentil stew or noodles in tomato sauce for lunch, and leftovers for dinner aren't proving enough to keep poor Latin Americans from leaving their homes each day to earn a living as construction workers, street vendors or other types of day laborers.

The inability to keep people at home is proving a major factor in the spread of the coronavirus around the continent, where new cases and deaths are rising unchecked as an unbent curve of infection pushes intensive care wards to their limits.

Despite some of the strictest antiviral measures in the region, Peru has diagnosed 237,000 cases of coronavirus and counted 7,000 deaths, the highest number of cases per capita in the region and the second-highest per capita count of deaths.

At the same time, Peru is facing a 12% drop in gross domestic product this year, one of the worst recessions in the hemisphere, according to the World Bank.

"I barely have anything to eat at home," Arango said. "Here I have a community pot and I can pool my resources with my neighbors and we can support each other and work together."

Government figures show more

than 2.3 million other Lima residents also lost their jobs by April, out of a working population of roughly 16 million nationwide.

The figure is expected to leap again when May numbers are released.

In Peru, thousands of community pots are steaming at breakfast and lunch in neighborhoods at levels not seen since inflation topped 7,000% in 1990 in the middle of the civil war with Shining Path Maoist guerrillas.

More than a third of Peru's 32 million people have had to engage in some form of community cooking due to lack of money, according to a May poll by the private, nonpartisan Institute of Peruvian Studies.

On a recent morning, a brief tour by Associated Press journalists in a mile radius of Arango's pot found more than 15 groups of neighbors cooking food together.

Waiting in line at one was Estéfany Aquino, 11, who is helping her mother raise her 2-month-old sister after a cesarean section that left the woman unable to leave her house to look for food.

Estéfany said the community pot is her only

defense against a hunger that's become a constant feature of life.

"Your stomach starts to hurt, to grumble, and then to talk to you," the girl said.

Peruvian President Martín Vizcarra says the pandemic has revealed the weakness of the Peruvian system, which topped Latin America in economic growth for decades but has one of region's weakest social safety nets.

"We're far from being an example of efficiency as a state," he said Monday. "We have so many failings, so many problems."

But Peru is far from the only country wrestling simultaneously with the virus and hunger.

In Buenos Aires, the church and local soccer clubs have been organizing community pots in some of the capital's poorest neighborhoods, and volunteers say their clients are becoming more desperate as virus-driven shutdowns continue.

"We used to put food for three people in a plastic container," volunteer Emanuel Basile said as he worked in the hard-hit 1-11-14 neighborhood. "Now they want us to cram in food for five."

Saturday is the solstice, the official start of summer

By Doyle Rice
USA TODAY

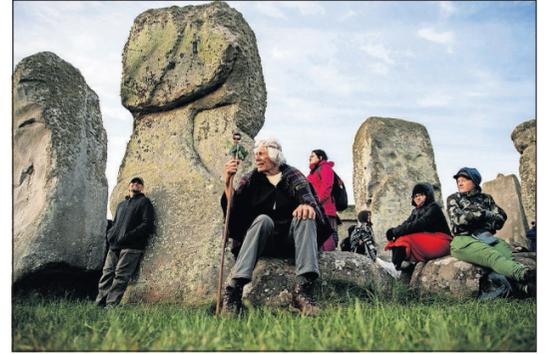
Summer is here at last. The summer solstice — the exact moment when the sun is at its highest point in the sky each year — is at 5:44 p.m. EDT June 20. This marks the beginning of astronomical summer in the Northern Hemisphere.

In reality, in many parts of the country, it's felt like summer for at least three weeks, which is why meteorologists call summer the hottest three months of the year (June, July and August).

But the real heat is still to come: On average, there is a one-month lag between the solstice and peak summer temperatures, according to climatologist Brian Brettschneider. That's why July is almost always the hottest month of the year in most locations.

And it's likely to be a hot one: The Climate Prediction Center's latest forecast through August is for warmer-than-average temperatures for most of the U.S.

During the solstice, at 5:54 p.m. Saturday, the sun will be directly above the Tropic of Cancer. That's the farthest north the sun moves in the sky, which is why the days close to the solstice have the most



Revelers participate in the summer solstice gathering, June 21, 2018, at Stonehenge, Salisbury, Britain. [WILL OLIVER/EPA-EFE VIA USA TODAY]

daylight of the year.

Some people call it "the longest day of the year," but to be precise, it's the day with the most daylight because every "day" has 24 hours.

The amount of daylight will be roughly consistent for a few more days before shrinking each day until the winter solstice in late December.

Many people around the world celebrate the summer solstice with music and festivities. In

England, hundreds of people, including druids and pagans, usually travel to the ancient site of Stonehenge for the first day of summer.

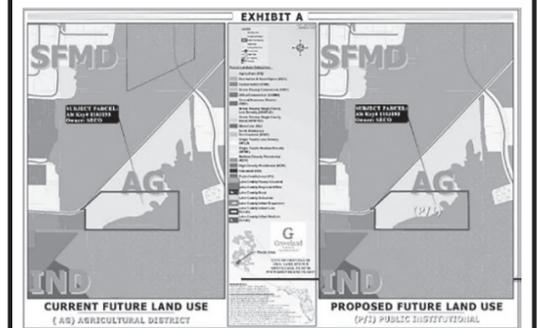
However, this year, summer solstice celebrations at Stonehenge will not take place due to the coronavirus pandemic, CTV News reports. Instead, the sunrise and sunset that day will be livestreamed, said English Heritage, the organization that manages the site.

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-10 & Rezoning Ordinance 2020-11. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-10 and Ordinance 2020-11 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

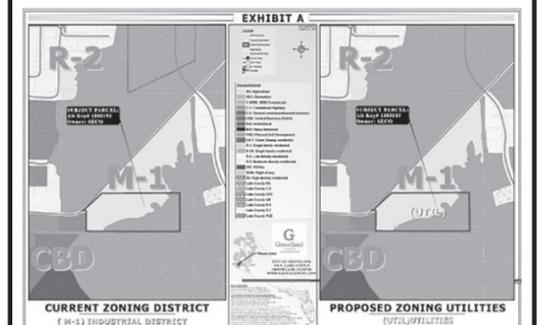
ORDINANCE 2020-10

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, AMENDING THE CITY OF GROVELAND'S COMPREHENSIVE PLAN PURSUANT TO 163.3187(1), FLORIDA STATUTES, BY AMENDING THE COMPREHENSIVE LAND-USE PLAN DESIGNATION FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND PUBLIC/INSTITUTIONAL ON THE FUTURE LAND-USE MAP FOR THE HEREIN DESCRIBED PROPERTY CONSISTING OF 10 OR LESS ACRES OF LAND; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY AND SCRIVENER'S ERRORS; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR THE FORWARDING OF THIS ORDINANCE TO THE STATE OF FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY.



ORDINANCE 2020-11

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, TO CHANGE THE ZONING FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND UTILITIES DISTRICT FOR THE HEREIN DESCRIBED PROPERTY OWNED BY THE CHARLES E. BRADSHAW, JR. REVOCABLE TRUST DATED MAY 26, 2000 AND LOCATED ON NORTH OF SR 50 AND SOUTH OF SAMPEY ROAD; DIRECTING THE CITY MANAGER TO AMEND THE ZONING MAP AS HEREIN PROVIDED AFTER THE PASSAGE OF THIS ORDINANCE; PROVIDING FOR SCRIVENER'S ERRORS AND SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053291 - June 20, 2020

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New orders only; minimum purchase of \$6,999 required; 50% off installation equals 10% off the entire project. Offer not valid on previous sales or estimates and can not be combined with other offers. Financing available with approved credit. Other restrictions may apply. See sales rep for details. Expires June 28th, 2020. CRC131959

UF-0052928

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CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

SECO

CASE NO 2020-10 & 2020-11

APPLICANT Roxanne Mastrantonio

ACTION REQUESTED _____

Rezoning
Comp. Plan Amendment

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 pm

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.
For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003
156 S. LAKE AVE., GROVELAND, FL

**SECO REZONING
ORDINANCE 2020-11**

ATTACHMENT 1



CONSENT AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: CONSIDERATION OF APPROVAL ON ORDINANCE 2020-11 – SECO REZONING

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff received an application from Sumter Electric Cooperative Inc. (SECO), representing property owner Charles E. Bradshaw Jr. Trustee, requesting a rezoning of a 5.5 +/- acre parcel, generally located north of SR50 and on the south side of Sampey Road. The applicant is requesting a rezoning from City of Groveland Agriculture to City of Groveland Utilities District. The subject property is currently vacant with a proposed future development of a SECO Substation.

The tables below summarizes the proposed development standards for the Utilities District.

Development Program
Land Use
Utilities

M-1 Industrial Development Standards	
Standard	Total
Max. Impervious Coverage	70%
Max. Height	35 ft.
Setbacks (<i>plant facilities</i>)	
Front	50 ft.
Side	30 ft.
Rear	50 ft.

Staff recommends approval of Ordinance 2020-11.

ECONOMIC REVENUE IMPACT:

The site will be developed for job creation.

LEGAL NOTE:

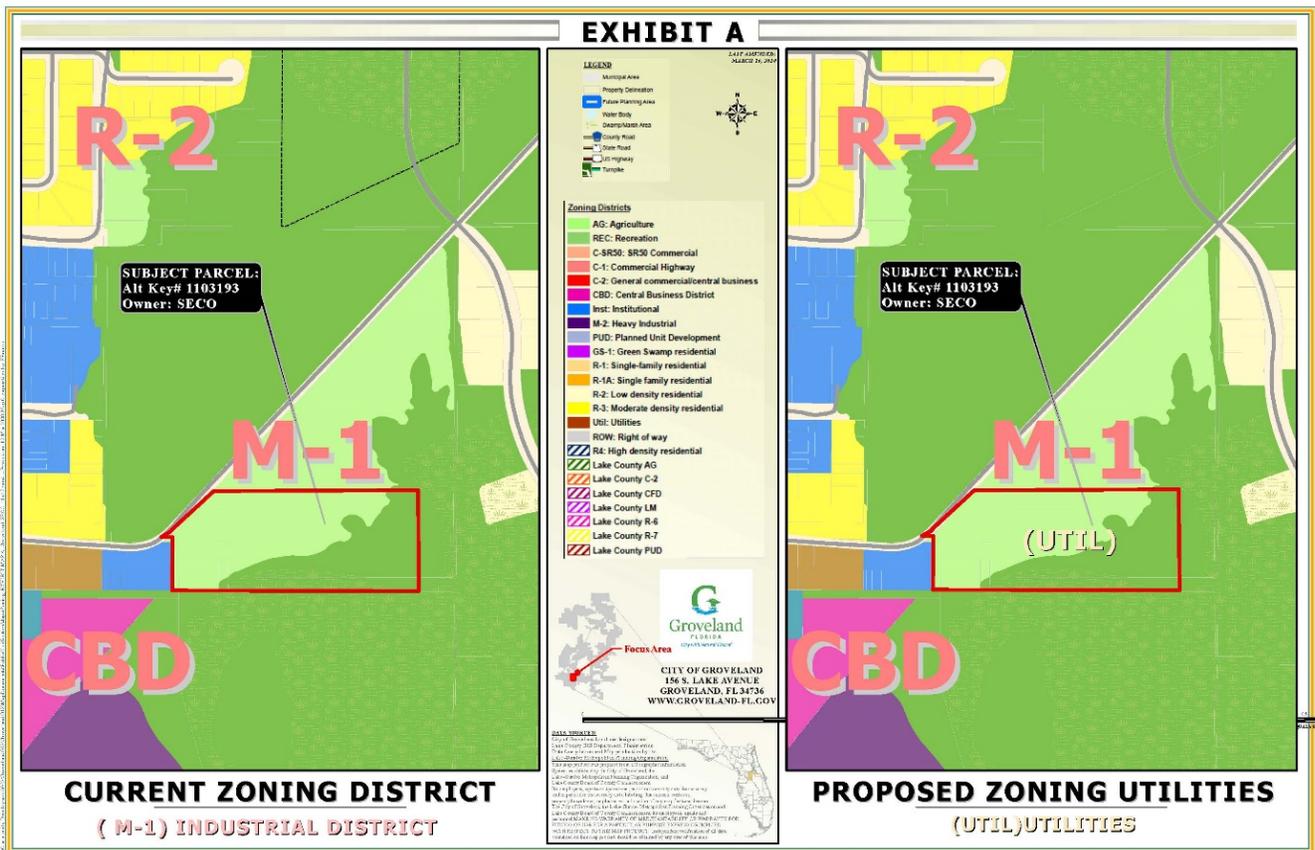
None.

STAFF RECOMMENDATION:

Community Development Staff- Approval of Ordinance 2020-11.

ATTACHMENTS:

1. Attachment 1
 - Ordinance 2020-11 with legal description and Rezoning Map
2. Attachment 2
 - Application Submittal & Support Documents
3. Attachment 3
 - Notice Support Documentation



"City with Natural Charm"

ORDINANCE 2020-11

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, TO CHANGE THE ZONING FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND UTILITIES DISTRICT FOR THE HEREIN DESCRIBED PROPERTY OWNED BY THE CHARLES E. BRADSHAW, JR. REVOCABLE TRUST DATED MAY 26, 2000 AND LOCATED ON NORTH OF SR 50 AND SOUTH OF SAMPEY ROAD; DIRECTING THE CITY MANAGER TO AMEND THE ZONING MAP AS HEREIN PROVIDED AFTER THE PASSAGE OF THIS ORDINANCE; PROVIDING FOR SCRIVENER’S ERRORS AND SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the applicant, SECO Energy, a nonprofit, on behalf of the owner of the Property, the Charles E. Bradshaw, Jr. Revocable Trust dated May 26, 2000, requested a rezoning from City of Groveland Agriculture to City of Groveland Utilities District; and

WHEREAS, the subject property consists of two parcels located east of SECO Energy’s existing substation and is located on south of Sampey Road, and is more particularly described herein; and

WHEREAS, the property has a future land use designation of Public/Institutional as shown on the City of Groveland Comprehensive Plan Future Land Use Map; and

WHEREAS, the proposed zoning is consistent with the future land use designation.

WHEREAS, the City of Groveland Planning and Zoning Board recommended approval of a change in the use of the Property;

WHEREAS, the City has held such public hearing and the records of the City provide that the owners of the land affected have been notified as required by law

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Groveland, Florida, as follows:

Section 1: Purpose and Intent.

That the zoning classification of the following described property, being situated in the City of Groveland, Florida, shall be hereafter be designated:

City of Groveland Utilities District

- A. The Property is legally described in **Exhibit A** attached hereto and incorporated herein, consisting of 5.5 acres, more or less, (the “Property”).
- B. The Property is more particularly depicted in **Exhibit B** attached hereto and incorporated herein.

Section 2: Zoning Classification.

That the Property shall be designated as Utilities District in accordance with Land Development Code of the City of Groveland, Florida.

Section 3: Consistent with Comprehensive Plan.

That the zoning classification is consistent with the Comprehensive Plan of the City of Groveland, Florida.

Section 4: Official Zoning Map.

That the City Manager, or designee, is hereby directed to amend, alter, and implement the official zoning maps of the City of Groveland, Florida, to include said designation consistent with this Ordinance.

Section 5: Severability.

That if any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 6: Scrivener’s Errors.

Scrivener’s errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

Section 7: Conflict.

That all ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section 8: Effective Date.

This Ordinance shall become effective in accordance with Florida law.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this _____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

Attest:

Virginia Wright, City Clerk



Approved as to form and legality:

Anita Geraci-Carver, City Attorney

First Reading _____

Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

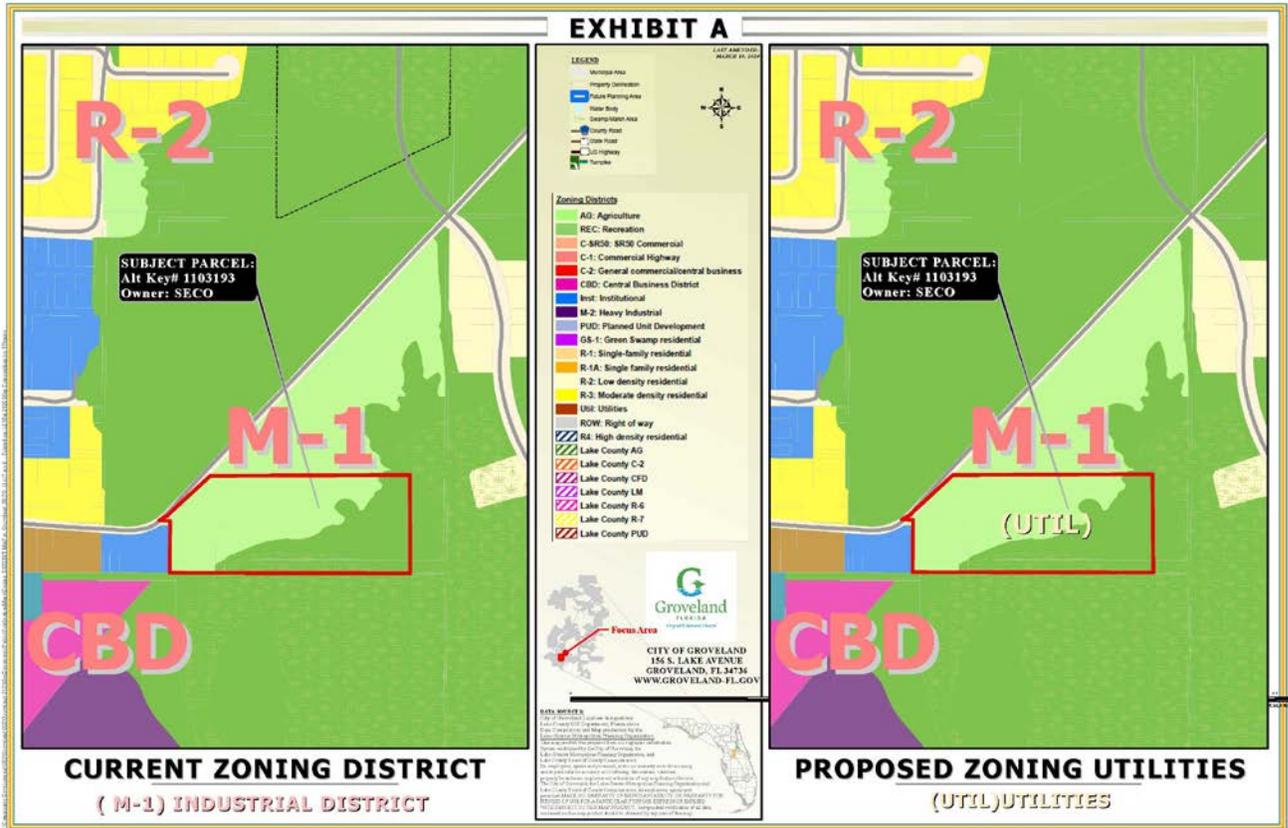
EXHIBIT "A"

PARCEL "A":

A PARCEL OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND ALSO BEING A PORTION OF TRACTS 13 AND 14, GROVELAND FARMS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 10 AND 11, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4-INCH ROUND CONCRETE MONUMENT (MARKED RLS NO. 1571) AT THE NORTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S00°05'34"E A DISTANCE OF 1331.39 FEET TO AN IRON ROD AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 (ALSO BEING THE SOUTHWEST CORNER OF TRACT 14, GROVELAND FARMS); THENCE ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N89°43'33"E A DISTANCE OF 252.67 FEET TO THE SOUTHEAST CORNER OF PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTH RUN N89°43'33"E A DISTANCE OF 176.31 FEET TO THE SOUTHWEST CORNER OF PROPERTY DESCRIBED IN O.R. BOOK 1777, PAGE 1404, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE ALONG THE WEST BOUNDARY OF SAID PROPERTY RUN N00°05'30"W A DISTANCE OF 177.00 FEET; THENCE ALONG THE NORTH BOUNDARY THEREOF RUN N89°43'33"E A DISTANCE OF 35.00 FEET; THENCE ALONG THE EAST BOUNDARY THEREOF RUN S00°05'30"E A DISTANCE OF 177.00 FEET TO THE AFORESAID SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG SAID SOUTH LINE RUN N89°43'33"E A DISTANCE OF 477.64 FEET TO A POINT ON THE EAST LINE OF THE WEST 941.62 FEET OF THE AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE PARALLEL WITH AFORESAID WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N00°05'34"W A DISTANCE 375.50 FEET; THENCE PARALLEL WITH THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S89°43'33"W A DISTANCE OF 548.00 FEET TO THE CENTERLINE OF SAMPEY ROAD (A CLAY ROAD WITH RIGHT-OF-WAY BY MAINTENANCE); THENCE ALONG SAID CENTERLINE WITH THE FOLLOWING TWO (2) COURSES: RUN S42°14'30"W A DISTANCE OF 235.00 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 150.00 FEET TO WHICH A RADIAL LINE BEARS S43°47'35"E; THENCE ALONG THE ARC THEREOF RUN SOUTHWESTERLY 44.14 FEET THROUGH A CENTRAL ANGLE OF 16°51'38", CHORD BEARING AND DISTANCE OF S54°38'14"W, 43.98 FEET TO THE NORTH LINE OF AFORESAID PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335; THENCE ALONG SAID NORTH LINE RUN N89°43'33"E A DISTANCE OF 53.22 FEET TO AN IRON ROD & CAP (MARKED LB 707) AT THE NORTHEAST CORNER OF SAID DEED BOOK 343, PAGE 335; THENCE ALONG THE EAST LINE OF SAID PARCEL RUN S00°05'34"E A DISTANCE OF 177.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT RIGHT-OF-WAY BY MAINTENANCE FOR SAMPEY ROAD.



ATTACHMENT 2



ANNEXATION, REZONING, & COMPREHENSIVE PLAN AMENDMENT APPLICATION CHECKLIST

1. Planning and zoning application.
2. Copy of recorded deed.
3. Owner's/agent affidavits (original signatures, all owners).
4. Property record card.
5. Signed and Sealed Boundary and Topographical survey.
6. Conceptual Plan (Rezoning & Comprehensive Plan Amendment Only)
7. Provide legal description in Word Document.
8. Application fee.

Application will not be distributed for city staff review until all of the above items are submitted.

SIGNATURE OF OWNER/AUTHORIZED AGENT

ROXANNE MASTRANTONIC

2-13-2020

DATE



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Date: 2/11/2020

Application # _____

Applicant Name: SUMTER ELECTRIC Cooperative Applicant Phone# 352-569-9631
d/b/a SECO Energy (SECO)
Address: 330 So. US Hwy 301 Applicant Fax # 352-793-2563
SUMTERVILLE, FL 33585 Email Address: roxanne.mastrantonio@secoenergy.com

Applicant is: () Owner () Agent () Purchaser () Lessee () Optionee

Owners Name: Charles E. Bradshaw Jr., Trustee Owner's Phone # 352-408-3892
Address: % Rick Gonzalez, Agent Owner's Fax # _____
225 W. main st. Email Address: ricke@crossbydirt.com
Tavares, FL 32736

Application Type:

- | | | |
|---|--|--|
| () Annexation | (<input checked="" type="checkbox"/>) Rezoning | (<input checked="" type="checkbox"/>) Comprehensive Plan Amendment |
| (<input checked="" type="checkbox"/>) Lot Split | () Lot Line Deviation | () Variance-Residential |
| () Site Plan Approval | () Preliminary Plat | () Variance-Commercial/Industrial |
| () Concurrency Review | () Construction Plan Review | () Re-Review |
| () Special Exception Use | () Conditional Use Permit | () Residential Design Review |
| () Road/Easement Vacation | () Final Plat | () Planned Unit Development |
| () DRI Development | () Proportionate Fair Share | () DRI Regional Development |
| () Other: _____ | | |

Reason for Request: SECO is purchasing a portion of Bradshaw properties to add to its existing property to the W/SW to build a new Substation.

Project Title (Site Plans, future/existing subdivisions only): _____

Property Address: next to 6250 Phelps St. Groveland, FL Property Size: 5.5 acres

Alternate Key #s: A portion of Alt Key # 1103193 and # 3859067 to be combined with existing parcels (Alt Key #s 1438314 and 3791395)



City of Groveland Planning and Zoning Application

The applicant shall be responsible for any advertising fees and all required recording fees assessed by the Lake County Clerk of Court. Invoice will be mailed, payment due on receipt.

Property Tax I.D. #s A portion of Alt Key #'s 1103193 and #3859067
Proposed Use of Property: Electrical Substation
Existing Zoning: Agricultural Existing Land Use: Agricultural
Would like to change Zoning to: Utility
Would like to change Land Use to: Public Institutional
Current number of structures on the property: NONE

What utilities currently exist on the site?

Water Reclaim Water Sewer Well Septic None

What utilities are proposed to be used?

Water Reclaim Water Sewer

Have any previous applications been filed within the last year in connection with this property?

Yes No

If yes, please describe:

SECO owns Alt Key #'s 1438314 and 3791395. Our substations is placed on #1438314 which serves customers in that area. SECO is purchasing a portion of Bradshaw's Alt Key #'s 1103193 and #3859067 (5.5 ac) to build a new substation to serve members in that area. This will allow us to loop the substations so that if a outage occurs members will be re-routed to the looped substation automatically.



City of Groveland Planning and Zoning Application

Submittal Requirements

General Attachments for all Applications:

- Completed Planning & Zoning Application
- Copy of the Recorded Deed(s) for the property
- Owner's / Agent's Affidavit
- Copy of Property Record Card(s)
- Fee

Specific Attachments:

- Annexation / Rezoning / Comp Plan Amendment: *See separate sheet*
- Concurrency Review: Concurrency Application
- Site Plan Approval: *See separate sheet*
- Preliminary Plat Application: *See separate sheet*
- Construction Plan Approval: *See separate sheet*
- Final Plat Application: *See separate sheet*
- Architectural Design Review: *See separate sheet*
- Lot Split:
 - 1. Typed legal description of the parent parcel and of the new parcel(s)
 - 2. Copy of the original survey before the proposed lot split.
 - 3. Signed and sealed survey after the proposed lot split. New lots should be clearly marked.
- Lot Line Deviation:
 - 1. Boundary survey showing the intended lot line deviation prepared by a professional land surveyor registered in Florida, to include:
 - the overall legal description of the original parcel or parcels affected
 - the legal description of each parcel created
 - the legal descriptions of all existing easements
 - all existing structures
 - jurisdictional wetland line and/or environmental conservation easements
 - roadway centerline data and location
- Road / Lot / Utility Easement Vacation:
 - 1. Typed legal description of the road / lot / utility easement to be vacated
 - 2. Copy of the boundary survey indicating the appropriate road / lot / utility easement to be vacated.
- Special Exception / Conditional Use Permit: Materials as required in Appendix A – Zoning, Sec 10.02. *See separate sheets*
- Variance: Variance Application and supporting information as applicable



Property Owner & Agent Affidavit

Date: 2/18/2020

Before me, the undersigned authority personally appeared, MICHAEL L. McCLANAHAN (property owner's name), who being by me duly sworn on oath, deposes and says: TRUSTEE

1. That said authority is the fee-simple owner of the property legally described in this application.
2. That said authority desires to Make application for Zoning & Land Use Change with lot split for parcel # 1103193 & 3859067
3. That said authority (property owner) has appointed ROXANNE MASTRANTONIC (agent's name) to act on his/her behalf to accomplish the above, and before me the undersigned authorized agent personally appeared and being by me duly sworn on oath, deposes and says:
 - A. That he/she affirms and certifies that he/she understands and will comply with all ordinances, regulation, and provisions of the City of Groveland, Florida, and that all statements and diagrams submitted herewith are true and accurate to the best of his/her knowledge and belief, and further that this application and attachments shall become part of the Official Records of the City of Groveland, Florida, and are not returnable.
 - B. That the submittal requirements for the application have been completed and attached hereto as part of the application.
 - C. Fees are non-refundable unless the application is withdrawn if writing within five (5) business days of submittal.

Property Owner's signature

[Signature] TRUSTEE

STATE OF FLORIDA
COUNTY OF LAKE

Subscribed and sworn to (or affirmed) before on Feb 19, 2020 (date) by Michael McClanahan (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

as identification

PUBLIC NOTARY [Signature]

Agent's signature

[Signature]

STATE OF FLORIDA
COUNTY OF LAKE ROXANNE MASTRANTONIC

Subscribed and sworn to (or affirmed) before on Feb 21, 2020 (date) by ROXANNE MASTRANTONIC (name) or affiant, deponent, or other signer. He/she is personally known to me or has presented

as identification

PUBLIC NOTARY [Signature]

Note: The Property Owner (s) must sign the Affidavit (s). When an Agent is representing the case, both the Agent and the Property Owner (s) must sign the Affidavit (s).



Holly Hughes
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG233086
Expires 6/29/2022



PAITO FIGUEROA
Commission # GG 045963
Expires November 8, 2020
Bonded Thru Troy Fain Insurance 800-345-7818

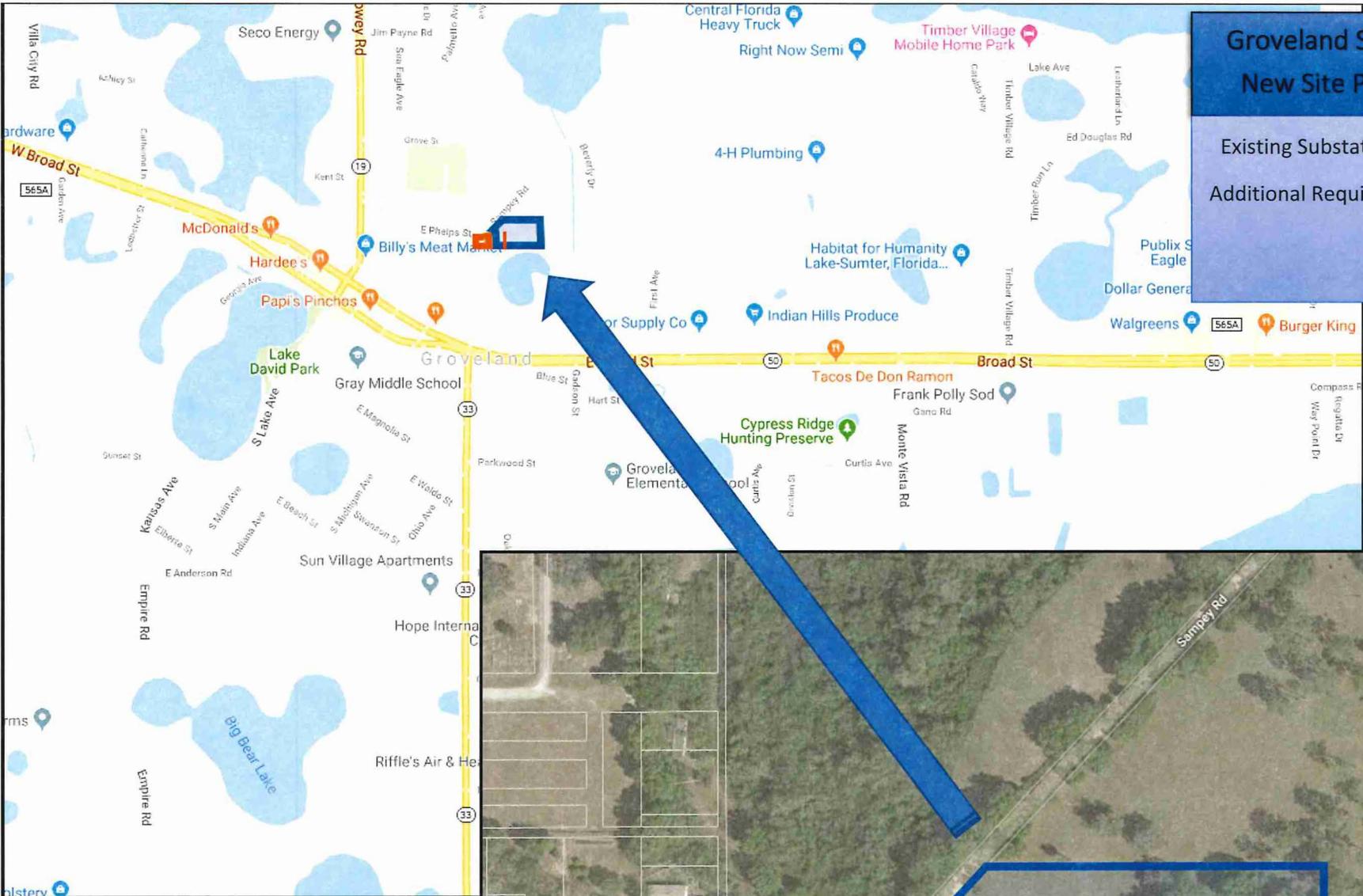
1998-1999

1998-1999



Groveland Substation 2023 New Site Plan Proposal 1

Existing Substation Area = 0.92 Acres
Additional Required Land = 5.46 Acres
Total = 6.38 Acres



Prepared by and Return to:
James F. Basque, Esq.
Shuffield, Lowman & Wilson, P.A.
Post Office Box 1010
Orlando, Florida 32802



Property Appraisers Parcel
Identification (Folio) No. (s): 19-22-25-00100010000; 19-22-25-000200001700; 19-22-25-000200001201; 19-22-25-000200000800; 01-22-24-420500300000; 01-22-24-420501300000

QUIT CLAIM DEED

This QUIT-CLAIM DEED, executed this 7th day of November, 2012, by CHARLES E. BRADSHAW, JR., a single person, whose address is Post Office Box 3508, Orlando, Florida 32802 ("first party") to CHARLES E. BRADSHAW, JR., as Trustee of the CHARLES E. BRADSHAW, JR. REVOCABLE TRUST dated May 26, 2000, as amended, whose address is Post Office Box 3508, Orlando, Florida 32802 ("second party"):

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, That the said first party, for and in consideration of the sum of \$10.00, in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of LAKE, State of Florida, to-wit:

See attached EXHIBIT "A"

THE PROPERTY CONVEYED HEREBY IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE FIRST PARTY OR CONTIGUOUS THERETO, AND NEITHER THE FIRST PARTY NOR ANYONE FOR WHOSE SUPPORT THE FIRST PARTY IS RESPONSIBLE, RESIDES ON OR ADJACENT TO SAID LAND.

TO HAVE AND TO HOLD The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoove of the said second party forever.

The second party, as Trustee for the respective Trust named herein, shall have the full power and authority to protect, conserve, sell, lease, encumber, transfer, assign, convey, grant and otherwise to manage and dispose of the property, it being the intent to vest in the second party as Trustees as aforesaid, full rights of ownership over both the legal and beneficial interest in the real estate conveyed as authorized and contemplated by Section 689.071, Florida Statutes.

This conveyance is subject to easements, restrictions, reservations and limitations of record and to any road right-of-ways applicable to said described property above, and any presently outstanding as well as those yet to be accrued taxes and assessments; however, reference herein shall not reimpose same.

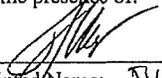
This Deed has been prepared without reference to any title work such as a title commitment, title policy or survey.

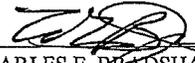
Because this Deed is given to a trustee from a grantor who has the power to revoke the trust instrument, minimum documentary stamps are affixed.

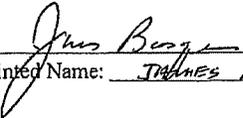
(Signature and Acknowledgment on following page)

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:


Printed Name: JULIA D. NIKULINA


CHARLES E. BRADSHAW, JR.


Printed Name: JAMES BASQUE

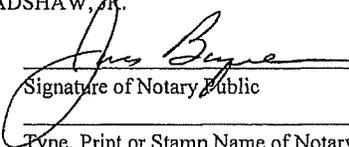
STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 7th day of November, 2012, by CHARLES E. BRADSHAW, JR.

(SEAL)



JAMES F. BASQUE
NOTARY PUBLIC
STATE OF FLORIDA
Comm# EE069853
Expires 3/24/2015


Signature of Notary Public
Type, Print or Stamp Name of Notary Public

Personally Known OR Produced Identification
Type of Identification Produced: _____

EXHIBIT "A"

19-22-25-00100010000

That part of the former CSX transportation operating corridor located in the City of Groveland, in the Northwest ¼ and the Northeast ¼ of Section 19, Township 22 South, Range 25 East, Lake County, Florida, more fully described as follows:

Commence at a concrete monument at the East line of the Southeast ¼ of the Southwest ¼ of the Northwest ¼ of Section 19, that is 8.78 feet South of the centerline of the tracks of the said former CSX transportation operating corridor; thence run South 00°13'10" East along the said East line of the Southeast ¼ of the Southwest ¼ of the Northwest ¼ of Section 19, a distance of 90.46 feet to the old Northerly right of way line of State Road No. 50 (said right of way line being 40 feet distant from and parallel to the centerline of State Road No. 50), said right of way line also being on a curve, concave Northerly and having a radius of 2,824.93 feet and a radial bearing of North 18°19'05" East; thence run Northwesterly along the arc of said curve, through a central angle of 12°10'10", a distance of 600.00 feet to a point; thence run North 33°18'07" East, a distance of 6.93 feet to an iron rod with cap marked R.L.S. #2142; thence continue North 33°18'07" East a distance of 92.77 feet to the Southerly line of said former CSX transportation operating corridor and point of beginning; thence along the said Southerly line of the former CSX transportation operating corridor run in a Southeasterly direction, a distance of 190 feet, more or less, to the Westerly line of that certain deed dated March 18, 1976 between Seaboard Coast Line Railroad Co and Kermit F. Clay and Leila Clay, recorded in the Official Records of Lake County, Florida; thence along the lines of said deed in a Northerly direction a distance of 28 feet more or less (as measured at right angles to the centerline of the railroad); thence in a Southeasterly direction a distance of 100 feet more or less to the Westerly line of that certain deed dated May 30, 1986 between Seaboard System Railroad, Inc. and Roland P. Martin recorded in the Official Records of Lake County, Florida; thence South to a point 25 feet Southwesterly as measured radially from the centerline of the main track of the former CSX transportation operating corridor, thence in a Southeasterly direction along the said operating line, concentric with the centerline of the main line, to the East line of the Southwest ¼ of the Northwest ¼ of said Section 19, thence South to the South line of said former operating corridor, thence Southeasterly concentric to the centerline of the main line to a point 59.2 feet East of the East line of the Northwest ¼, thence North to the South line of Lot 10 in Block 8 of Beverly Hills subdivision as shown in Plat Book 11, Page 44 of the Public Records of Lake County, Florida, thence West to the East line of the Northwest ¼ of said Section 19, thence North to the North line of the former operating corridor, thence Northwesterly along the said North line, concentric to the centerline of said former operating corridor to the West line of said Section 19, thence South along the section line to the Southern line of said former operating corridor; thence Southeasterly along said former operating corridor to the point of beginning. Less and except that portion deeded to Roland P. Martin and recorded in Official Records Book 314, Page 409. Also less and except that portion deeded to Kermit F. Clay and Leila E. Clay, recorded in Official Records Book 611, Page 2111. Also less and except that portion deeded by C. Jeffrey Arnold, et al, to Krispy's Fried Chicken, Inc., recorded in Official Records Book 835, Page 815. Also less and except that portion deeded to Roland Martin and recorded in Official Records Book 884, Page 1786. Also less and except that portion deeded to Edge Mercantile Company and recorded in Official Records Book 1166, Page 639. Also less and except that portion deeded to W. Don Wynn, recorded in Official Records Book 1239, Page 1894, all in Public Records of Lake County, Florida.

Less that part conveyed by deed in Book 4137, Page 1620, Public Records of Lake County, Florida.

19-22-25-000200001700

That part of the Northeast ¼ of the Southwest ¼ of the Northwest ¼ and that part of the Southeast ¼ of the Northwest ¼ of Section 19, Township 22 South, Range 25 East lying North of Deeds Book 3256, Page 861; and Official Records Book 3454, Page 1703;

And

Begin at the intersection of the East line of the SW ¼ of the NW ¼ and the Southwesterly railroad right of way in Section 19, Township 22 South, Range 25 East, run Southeasterly along railroad right of way to South line of NW ¼, West to Northeasterly right of way of State Road No. 50, Northwesterly along said right of way to point South of point of beginning, North to point of beginning, all lying and being in Lake County, Florida.

19-22-25-000200001201

The Northeast ¼ of the Southwest ¼ of the Northwest ¼ of Section 19, Township 22 South, range 25 East, in the City of Groveland, Florida, less and except North 300 feet;

Also less those parcels conveyed by the following deeds:

Official Records Book 3256, Page 861; and Official Records Book 3454, Page 1703, Public Records of Lake County, Florida.

19-22-25-000200000800

That part of the Southeast ¼ of the Northwest ¼ of Section 19, Township 22 South, Range 25 East, in the town of Groveland, Florida, lying North of the Northerly line of the right of way of the Atlantic Coast Line Railroad.

Less those parcels conveyed by the following deeds:

Official Records Book 3256, Page 861; and Official Records Book 3454, Page 1703.

And less that part lying North of said deeds.

01-22-24-420500300000 and 01-22-24-420501300000

Tract 3, 4, 13 and 14 in Section 19, Township 22 South, Range 25 East, in Groveland Farms, a subdivision in the town of Groveland, Florida, according to the plat thereof recorded in Plat Book 2, Pages 10 and 11, Public Records of Lake County, Florida.

Less and except those parcels conveyed by the following deeds:

Official Records Book 916, Page 2385
Official Records Book 305, Page 189
Official Records Book 944, Page 1651
Official Records Book 944, Page 1650
Official Records Book 1777, Page 1404

Also less that portion lying within Sampey Road, Lake County, Florida.

PARENT PARCEL

TRACTS 3, 4, 13 AND 14 IN SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, IN GROVELAND FARMS, A SUBDIVISION IN THE TOWN OF GROVELAND, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 10, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

LESS AND EXCEPT THOSE PARCELS CONVEYED BY THE FOLLOWING DEEDS: OFFICIAL RECORDS BOOK 946, PAGE 2385; DEED BOOK 305, PAGE 189; OFFICIAL RECORDS BOOK 944, PAGE 1651; OFFICIAL RECORDS BOOK 944, PAGE 1650 AND OFFICIAL RECORDS BOOK 1777, PAGE 1404.

ALSO LESS THAT PORTION LYING WITHIN SAMPEY ROAD, LAKE COUNTY, FLORIDA.

PARCEL "A":

A PARCEL OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND ALSO BEING A PORTION OF TRACTS 13 AND 14, GROVELAND FARMS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 10 AND 11, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4-INCH ROUND CONCRETE MONUMENT (MARKED RLS NO. 1571) AT THE NORTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S00°05'34"E A DISTANCE OF 1331.39 FEET TO AN IRON ROD AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 (ALSO BEING THE SOUTHWEST CORNER OF TRACT 14, GROVELAND FARMS); THENCE ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N89°43'33"E A DISTANCE OF 252.67 FEET TO THE SOUTHEAST CORNER OF PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTH RUN N89°43'33"E A DISTANCE OF 176.31 FEET TO THE SOUTHWEST CORNER OF PROPERTY DESCRIBED IN O.R. BOOK 1777, PAGE 1404, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE ALONG THE WEST BOUNDARY OF SAID PROPERTY RUN N00°05'30"W A DISTANCE OF 177.00 FEET; THENCE ALONG THE NORTH BOUNDARY THEREOF RUN N89°43'33"E A DISTANCE OF 35.00 FEET; THENCE ALONG THE EAST BOUNDARY THEREOF RUN S00°05'30"E A DISTANCE OF 177.00 FEET TO THE AFORESAID SOUTH LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG SAID SOUTH LINE RUN N89°43'33"E A DISTANCE OF 477.64 FEET TO A POINT ON THE EAST LINE OF THE WEST 941.62 FEET OF THE AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE PARALLEL WITH AFORESAID WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN N00°05'34"W A DISTANCE 375.50

FEET; THENCE PARALLEL WITH THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN S89°43'33"W A DISTANCE OF 548.00 FEET TO THE CENTERLINE OF SAMPEY ROAD (A CLAY ROAD WITH RIGHT-OF-WAY BY MAINTENANCE); THENCE ALONG SAID CENTERLINE WITH THE FOLLOWING TWO (2) COURSES: RUN S42°14'30"W A DISTANCE OF 235.00 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 150.00 FEET TO WHICH A RADIAL LINE BEARS S43°47'35"E; THENCE ALONG THE ARC THEREOF RUN SOUTHWESTERLY 44.14 FEET THROUGH A CENTRAL ANGLE OF 16°51'38", CHORD BEARING AND DISTANCE OF S54°38'14"W, 43.98 FEET TO THE NORTH LINE OF AFORESAID PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335; THENCE ALONG SAID NORTH LINE RUN N89°43'33"E A DISTANCE OF 53.22 FEET TO AN IRON ROD & CAP (MARKED LB 707) AT THE NORTHEAST CORNER OF SAID DEED BOOK 343, PAGE 335; THENCE ALONG THE EAST LINE OF SAID PARCEL RUN S00°05'34"E A DISTANCE OF 177.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT RIGHT-OF-WAY BY MAINTENANCE FOR SAMPEY ROAD.

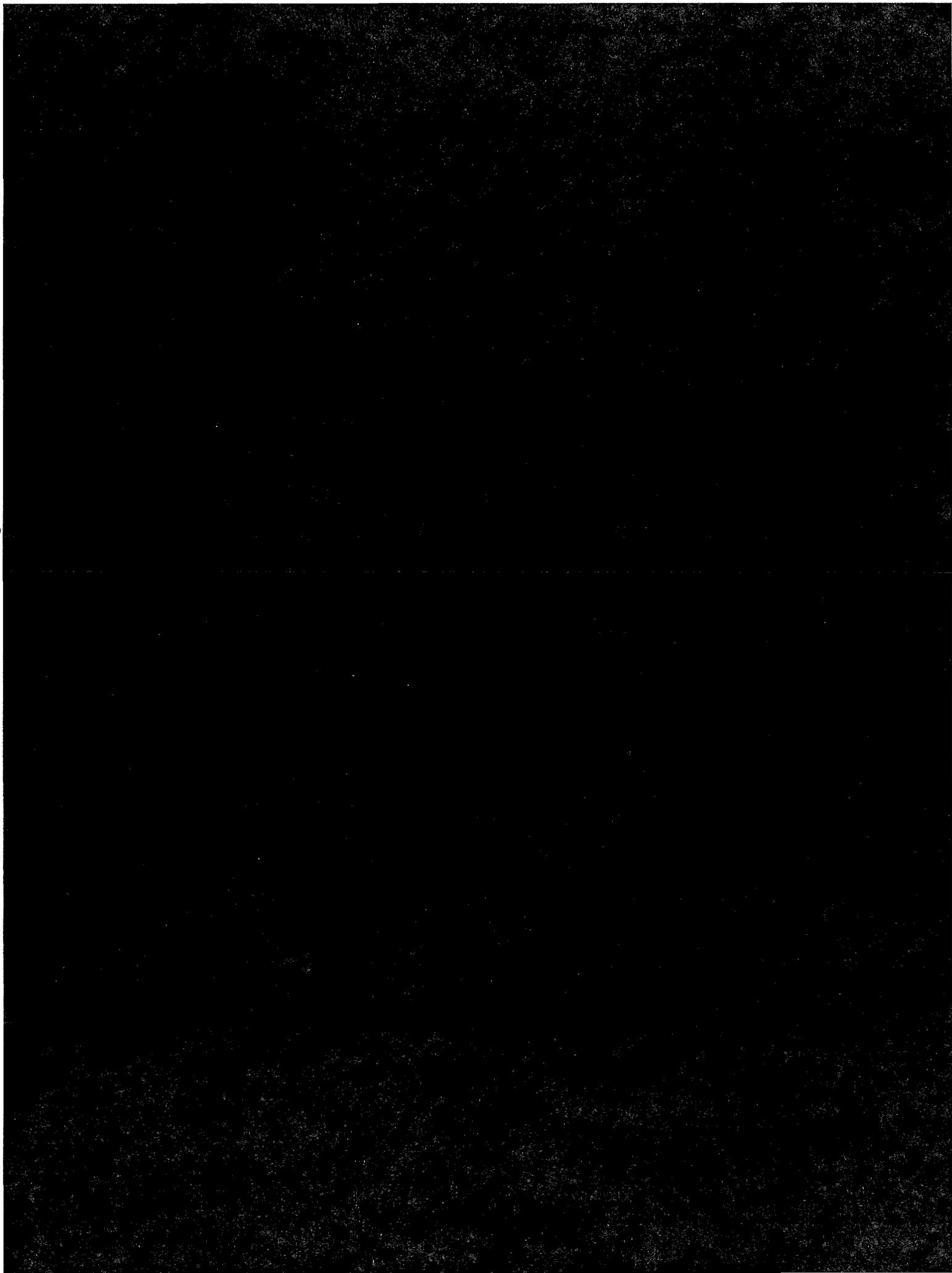
PARCEL "B"

A PARCEL OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, AND ALSO BEING A PORTION OF TRACTS 3, 4, 13 AND 14 IN SECTION 19, TOWNSHIP 22 SOUTH, RANGE 25 EAST, IN GROVELAND FARMS, A SUBDIVISION IN THE TOWN OF GROVELAND, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGES 10 AND 11, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 4-INCH ROUND CONCRETE MONUMENT (MARKED RLS NO. 1571) AT THE NORTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19; THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 RUN SOUTHERLY A DISTANCE OF 75.98 FEET TO THE SOUTHWEST CORNER OF PROPERTY DESCRIBED IN O.R. BOOK 946, PAGE 2385, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, FOR THE POINT OF BEGINNING; THENCE CONTINUE SOUTHERLY ALONG SAID WEST LINE TO A POINT ON THE NORTH LINE OF PROPERTY DESCRIBED IN DEED BOOK 305, PAGE 189, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE ALONG SAID NORTH LINE RUN EASTERLY TO THE EAST LINE OF SAID PROPERTY DESCRIBED IN DEED BOOK 305, PAGE 189; THENCE ALONG SAID EAST LINE RUN SOUTHERLY TO THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID SOUTH LINE RUN EASTERLY TO THE WEST LINE OF PROPERTY DESCRIBED IN DEED BOOK 343, PAGE 335, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; SAID POINT BEING 67.55 EAST OF THE SOUTHWEST CORNER OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID WEST LINE RUN NORTHERLY 185.00 FEET; THENCE ALONG THE NORTH LINE OF SAID PROPERTY RUN EASTERLY TO THE CENTERLINE OF SAMPEY ROAD (A CLAY ROAD WITH RIGHT-OF-WAY BY MAINTENANCE); THENCE ALONG SAID CENTERLINE RUN NORTHEASTERLY TO A POINT ON THE NORTH LINE OF THE SOUTH 375.50 FEET OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE

ALONG SAID NORTH LINE RUN EASTERLY 548 FEET, MORE OR LESS, TO THE EAST LINE OF THE WEST 941.62 FEET OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID EAST LINE RUN SOUTHERLY 375.50 FEET TO THE SOUTH LINE OF AFORESAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID SOUTH LINE RUN EASTERLY TO THE SOUTHEAST CORNER OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG THE EAST LINE THEREOF RUN NORTHERLY TO THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4; THENCE ALONG SAID NORTH LINE RUN WESTERLY TO THE NORTHEAST CORNER OF AFORESAID PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 946, PAGE 2385; THENCE ALONG THE EAST LINE OF SAID PROPERTY RUN SOUTHERLY 66.30 FEET TO THE SOUTHEAST CORNER OF SAID PROPERTY; THENCE RUN WESTERLY ALONG THE SOUTH LINE OF SAID PROPERTY A DISTANCE OF 212.80 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT RIGHT-OF-WAY FOR SAMPEY ROAD AND EAST PHELPS STREET.



PROPERTY RECORD CARD

General Information

Owner Name:	BRADSHAW CHARLES E JR TRUSTEE	Alternate Key:	1103193
Mailing Address:	26603 W COVE DR TAVARES, FL 32778 Update Mailing Address	Parcel Number:	01-22-24-4205- 003-00000
		Millage Group and City:	0GR1 (GROVELAND)
		Total Certified Millage Rate:	18.915
		Trash/Recycling/Water/Info:	My Public Services Map
Property Location:	SAMPEY RD GROVELAND FL 34736 Update Property Location	Property Name:	-- Submit Property Name
		School Information:	School Locator & Bus Stop Map School Boundary Maps

Property Description: GROVELAND, GROVELAND FARMS 19-22-25 TRACT 3--LESS BEG NW COR| SAID TRACT 3 RUN N 89-33-0 E 212.63 FT, S 0-08-22 E 66.30 FT| S 86-56-34 W 212.80 FT, N 0-13-08 W 75.98 FT TO POB--TRACTS | 4, 13, BEG 32.55 FT E OF SW COR OF TRACT 14 RUN E 35 FT, N | 177 FT, E 185 FT, S 177 FT, E 407.45 FT, N 660 FT, W 660 FT,| S 445 FT, E 32.55 FT, S TO POB--LESS W 35 FT OF E 220 FT OF | S 177.FT OF TRACT 14 & LESS THAT PART OF LAND LYING WITHIN | FOLLOWING DESCRIBED PROPERTY: FROM INTERSECTION OF W LINE OF| NE 1/4 OF SW 1/4 OF NW 1/4 & N R/W LINE OF SCL RR R/W RUN S | 56-33-0 E ALONG SAID N R/W LINE 469.92 FT TO THE BEGINNING | OF A CURVE CONCAVE TO THE NE, HAVING A RADIUS OF 1860.08 FT | & A CHORD BEARING OF S 61-05-48 E, THENCE RUN SE'LY ALONG | SAID N R/W LINE & THE ARC OF SAID CURVE FOR A DIST OF 295.21| FT THRU A CENTRAL ANGLE OF 09-05-36 FOR POB, CONT ALONG SAID| N R/W LINE & A CURVE CONCAVE TO THE NE, HAVING A RADIUS OF | 1860.08 FT & A CHORD BEARING OF 66-12-42 E, THENCE RUN SE'LY| ALONG SAID N R/W LINE & THE ARC OF SAID CURVE FOR A DIST OF | 36.90 FT THRU A CENTRAL ANGLE OF 01-08-11 TO THE END OF SAID| CURVE, THENCE RUN N 43-40-21 E 519.18 FT, N 16-21-22 W | 374.52 FT, N 0-05-17 W 313.82 FT, N 0-05-17 W 77.14 FT, S |

89-52-33 E 1003.04 FT TO E LINE OF NW 1/4, S 0-02-41 E |
 1368.89 FT TO S LINE OF SCL RR R/W, S 89-23-30 W ALONG
 SAID |
 S LINE 502.40 FT TO THE BEGINNING OF A NON-TANGENT
 CURVE |
 CONCAVE TO THE N, HAVING A RADIUS OF 1960.08 FT & A
 CHORD |
 BEARING OF N 87-46-32 W, THENCE RUN W'LY ALONG THE ARC
 OF |
 SAID CURVE FOR A DIST OF 193.83 FT THRU A CENTRAL
 ANGLE OF |
 05-39-57 TO THE N R/W LINE OF SR 50, THENCE RUN S 89-32-52
 W |
 ALONG SAID N R/W LINE OF SR 50 A DIST OF 115.84 FT TO THE
 |
 BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NE,
 HAVING A |
 RADIUS OF 2814.93 FT & A CHORD BEARING OF N 77-56-48 W, |
 THENCE RUN NW'LY ALONG SAID N R/W LINE & THE ARC OF
 SAID |
 CURVE FOR A DIST OF 359.63 FT THRU A CENTRAL ANGLE OF |
 07-19-12, THENCE RUN S 15-42-48 W ALONG SAID N R/W LINE
 4.25 |
 FT TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE
 TO THE |
 NE, HAVING A RADIUS OF 2819.18 FT & A CHORD BEARING OF
 N |
 72-57-16 W, THENCE RUN NW'LY ALONG SAID N R/W LINE &
 THE ARC |
 OF SAID CURVE FOR A DIST OF 131.08 FT THRU A CENTRAL
 ANGLE |
 OF 02-39-50, THENCE RUN N 0-13-08 W 149.46 FT TO POB--PB 2
 |
 PGS 10-11 |
 ORB 944 PG 1655 ORB 4249 PG 1673 |

NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	PASTURE IMPROVED HAY AVERAGE (6300)	0	0	CATTLE	18.55	AC	\$6,493.00	\$250,425.00
2	WETLAND (9600)	0	0		15	AC	\$675.00	\$675.00

[Click here for Zoning Info](#)  [Map](#)

[FEMA Flood](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
4249 / 1673	11/7/2012	Quit Claim Deed	Multi-Parcel	Vacant	\$100.00
944 / 1652	11/1/1987	Tax Deed	Multi-Parcel	Vacant	\$1,200,000.00
944 / 1655	11/1/1987	Quit Claim Deed	Unqualified	Vacant	\$0.00
761 / 663	11/1/1982	Warranty Deed	Unqualified	Vacant	\$1.00

[Click here to search for mortgages, liens, and other legal documents.](#)

Values and Estimated Ad Valorem Taxes

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$251,100	\$7,168	\$7,168	5.07340	\$36.37
LAKE COUNTY MSTU AMBULANCE	\$251,100	\$7,168	\$7,168	0.46290	\$3.32
SCHOOL BOARD STATE	\$251,100	\$7,168	\$7,168	3.88500	\$27.85
SCHOOL BOARD LOCAL	\$251,100	\$7,168	\$7,168	2.99800	\$21.49
CITY OF GROVELAND	\$251,100	\$7,168	\$7,168	5.20000	\$37.27
ST JOHNS RIVER FL WATER MGMT DIST	\$251,100	\$7,168	\$7,168	0.24140	\$1.73
LAKE COUNTY VOTED DEBT SERVICE	\$251,100	\$7,168	\$7,168	0.11000	\$0.79
LAKE COUNTY WATER AUTHORITY	\$251,100	\$7,168	\$7,168	0.35570	\$2.55
SOUTH LAKE HOSPITAL DIST	\$251,100	\$7,168	\$7,168	0.00000	\$0.00
				Total:	Total:
				18.3264	\$131.37

Exemptions Information

This property is benefitting from the following exemptions with a checkmark 

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) 	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only - exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law

Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law
Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings

The exemptions marked with a  above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

This property is benefitting from the following assessment reductions with a checkmark 

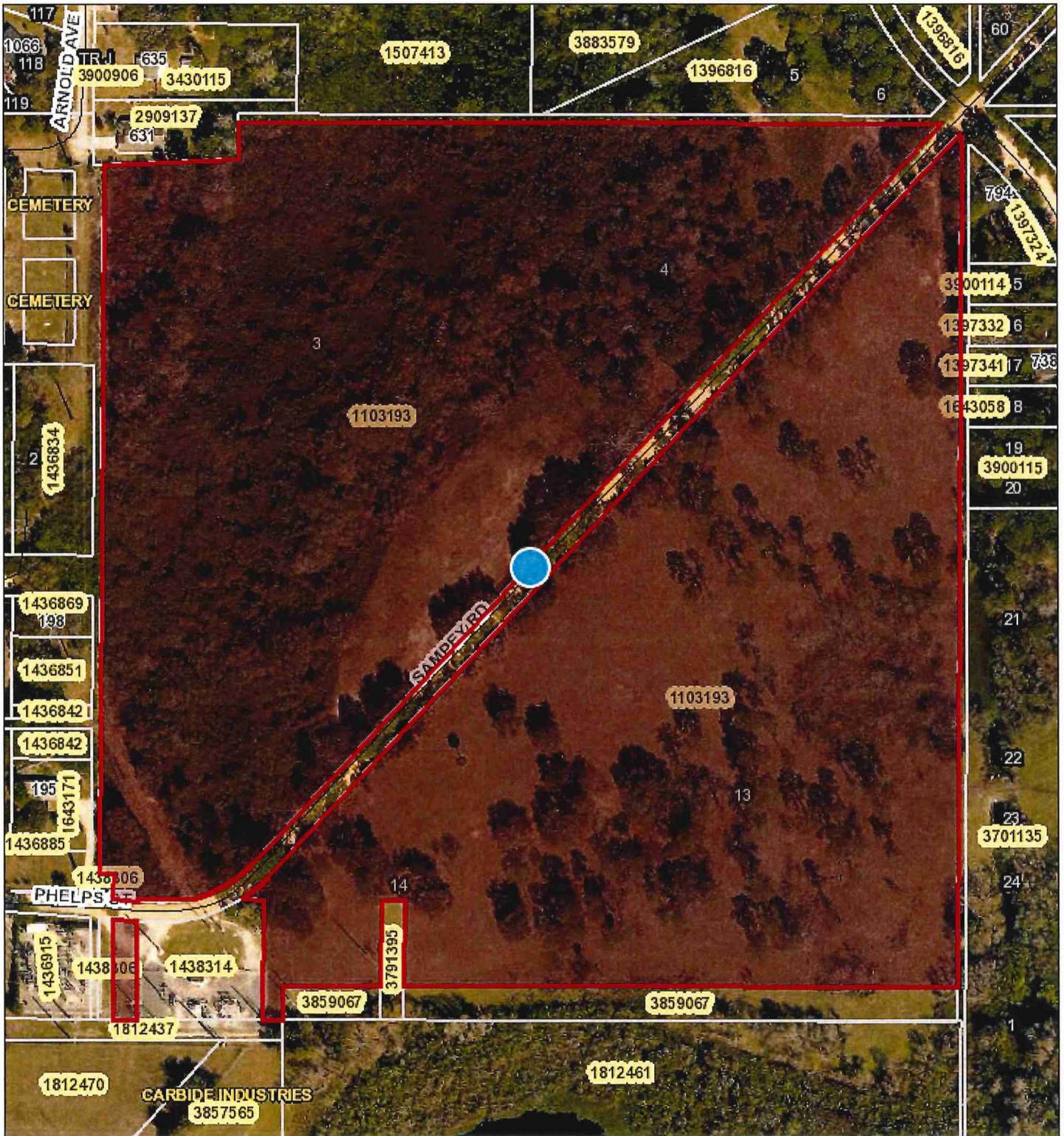
Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
 Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$4,470.40**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).

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Property data last updated on December 1, 2019.
Site Notice



December 16, 2019

1:2,500

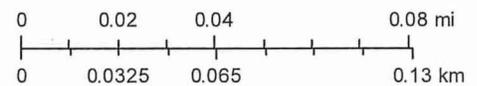
pointLayer

 Override 1

polygonLayer

 Override 1
 County Boundary
 Street Names

 Local Streets
 Subdivision Lot Numbers
 Address Locations
 Property Name
 Tax Parcels Alternate Key
 Tax Parcels
 Surrounding Counties



Lake BCC

PROPERTY RECORD CARD

General Information

Owner Name:	BRADSHAW CHARLES E JR TRUSTEE	Alternate Key:	3859067
Mailing Address:	26603 W COVE DR TAVARES, FL 32778 Update Mailing Address	Parcel Number:	01-22-24-4205- 013-00000
		Millage Group and City:	0GR1 (GROVELAND)
		Total Certified Millage Rate:	18.915
		Trash/Recycling/Water/Info:	My Public Services Map
Property Location:	PHELPS ST GROVELAND FL 34736 Update Property Location	Property Name:	-- Submit Property Name
		School Information:	School Locator & Bus Stop Map School Boundary Maps

Property Description: GROVELAND, GROVELAND FARMS 19-22-25 THAT PART OF TRACTS 13 &| 14 LYING WITHIN FOLLOWING DESCRIBED PROPERTY: FROM | INTERSECTION OF W LINE OF NE 1/4 OF SW 1/4 OF NW 1/4 & N R/W| LINE OF SCL RR R/W RUN S 56-33-0 E ALONG SAID N R/W LINE | 469.92 FT TO THE BEGINNING OF A CURVE CONCAVE TO THE NE, | HAVING A RADIUS OF 1860.08 FT & A CHORD BEARING OF S | 61-05-48 E, THENCE RUN SE'LY ALONG SAID N R/W LINE & THE ARC| OF SAID CURVE FOR A DIST OF 295.21 FT THRU A CENTRAL ANGLE | OF 09-05-36 FOR POB, CONT ALONG SAID N R/W LINE & A CURVE | CONCAVE TO THE NE, HAVING A RADIUS OF 1860.08 FT & A CHORD | BEARING OF 66-12-42 E, THENCE RUN SE'LY ALONG SAID N R/W | LINE & THE ARC OF SAID CURVE FOR A DIST OF 36.90 FT THRU A | CENTRAL ANGLE OF 01-08-11 TO THE END OF SAID CURVE, THENCE | RUN N 43-40-21 E 519.18 FT, N 16-21-22 W 374.52 FT, N | 0-05-17 W 313.82 FT, N 0-05-17 W 77.14 FT, S 89-52-33 E | 1003.04 FT TO E LINE OF NW 1/4, S 0-02-41 E 1368.89 FT TO S | LINE OF SCL RR R/W, S 89-23-30 W ALONG SAID S LINE 502.40 FT| TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE N, | HAVING A RADIUS OF 1960.08 FT & A CHORD BEARING OF N | 87-46-32 W, THENCE RUN W'LY ALONG THE ARC OF SAID CURVE FOR | A DIST OF 193.83 FT THRU A CENTRAL ANGLE OF 05-39-57 TO

THE |
 N R/W LINE OF SR 50, THENCE RUN S 89-32-52 W ALONG SAID
 N |
 R/W LINE OF SR 50 A DIST OF 115.84 FT TO THE BEGINNING OF
 A |
 NON-TANGENT CURVE CONCAVE TO THE NE, HAVING A
 RADIUS OF |
 2814.93 FT & A CHORD BEARING OF N 77-56-48 W, THENCE
 RUN |
 NW'LY ALONG SAID N R/W LINE & THE ARC OF SAID CURVE
 FOR A |
 DIST OF 359.63 FT THRU A CENTRAL ANGLE OF 07-19-12,
 THENCE |
 RUN S 15-42-48 W ALONG SAID N R/W LINE 4.25 FT TO THE |
 BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NE,
 HAVING A |
 RADIUS OF 2819.18 FT & A CHORD BEARING OF N 72-57-16 W, |
 THENCE RUN NW'LY ALONG SAID N R/W LINE & THE ARC OF
 SAID |
 CURVE FOR A DIST OF 131.08 FT THRU A CENTRAL ANGLE OF |
 02-39-50, THENCE RUN N 0-13-08 W 149.46 FT TO POB--LESS W
 35 |
 FT OF E 220 FT OF S 177 FT OF TRACT 14--PB 2 PGS 10-11 |
 ORB 944 PG 1655 ORB 4249 PG 1673 |

NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Type	Class Value	Land Value
1	VACANT RESIDENTIAL UNBUILDABLE WITH VALUE (0006)	0	0		0.96	AC	\$0.00	\$3,600.00

[Click here for Zoning Info](#) 
[Map](#)

[FEMA Flood](#)

Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. [Follow this link to search all documents by owner's name.](#)

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
4249 / 1673	11/7/2012	Quit Claim Deed	Multi-Parcel	Vacant	\$100.00

[Click here to search for mortgages, liens, and other legal documents.](#) 

Values and Estimated Ad Valorem Taxes 

Values shown below are 2020 WORKING VALUES.

The Market Value listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$3,600	\$3,600	\$3,600	5.07340	\$18.26
LAKE COUNTY MSTU AMBULANCE	\$3,600	\$3,600	\$3,600	0.46290	\$1.67
SCHOOL BOARD STATE	\$3,600	\$3,600	\$3,600	3.88500	\$13.99
SCHOOL BOARD LOCAL	\$3,600	\$3,600	\$3,600	2.99800	\$10.79
CITY OF GROVELAND	\$3,600	\$3,600	\$3,600	5.20000	\$18.72
ST JOHNS RIVER FL WATER MGMT DIST	\$3,600	\$3,600	\$3,600	0.24140	\$0.87
LAKE COUNTY VOTED DEBT SERVICE	\$3,600	\$3,600	\$3,600	0.11000	\$0.40
LAKE COUNTY WATER AUTHORITY	\$3,600	\$3,600	\$3,600	0.35570	\$1.28
SOUTH LAKE HOSPITAL DIST	\$3,600	\$3,600	\$3,600	0.00000	\$0.00
				Total: 18.3264	Total: \$65.98

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

Homestead Exemption (first exemption up to \$25,000)	Learn More	View the Law
Additional Homestead Exemption (up to an additional \$25,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
Limited Income Senior Exemption (applied to city millage - up to \$25,000) ⓘ	Learn More	View the Law
Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	Learn More	View the Law
Widow / Widower Exemption (up to \$500)	Learn More	View the Law
Blind Exemption (up to \$500)	Learn More	View the Law
Disability Exemption (up to \$500)	Learn More	View the Law
Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Disability Exemption (\$5000)	Learn More	View the Law
Veteran's Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Veteran's Combat Related Disability Exemption (amount varies)	Learn More	View the Law
Deployed Servicemember Exemption (amount varies)	Learn More	View the Law
First Responder Total and Permanent Disability Exemption (amount varies)	Learn More	View the Law
Surviving Spouse of First Responder Exemption (amount varies)	Learn More	View the Law

Conservation Exemption (amount varies)	Learn More	View the Law
Tangible Personal Property Exemption (up to \$25,000)	Learn More	View the Law
Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)	Learn More	View the Law
Economic Development Exemption	Learn More	View the Law
Government Exemption (amount varies)	Learn More	View the Law

Exemption Savings ⓘ

The exemptions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

Assessment Reduction Information (3% cap, 10% cap, Agricultural, Portability, etc.)

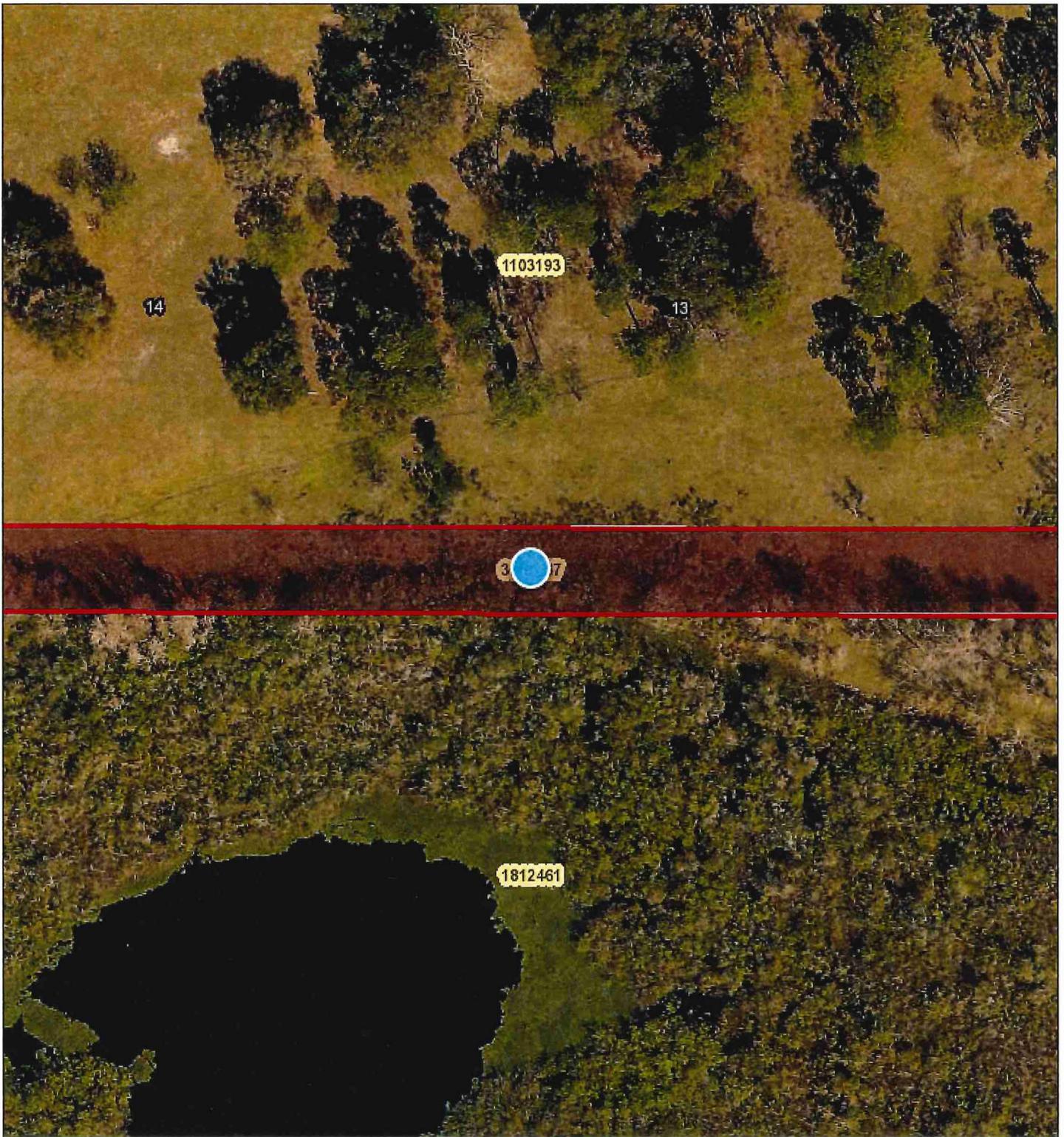
This property is benefitting from the following assessment reductions with a checkmark ✓

Save Our Homes Assessment Limitation (3% assessed value cap)	Learn More	View the Law
Save Our Homes Assessment Transfer (Portability)	Learn More	View the Law
Non-Homestead Assessment Limitation (10% assessed value cap)	Learn More	View the Law
Conservation Classification Assessment Limitation	Learn More	View the Law
Agricultural Classification	Learn More	View the Law

Assessment Reduction Savings ⓘ

The assessment reductions marked with a ✓ above are providing a tax dollar savings of: **\$0.00**

NOTE: Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted [Site Notice](#).



December 16, 2019

1:1,000

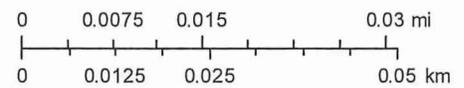
pointLayer

-  Override 1

polygonLayer

-  Override 1
-  County Boundary
- Street Names

-  Local Streets
-  Subdivision Lot Numbers
-  Address Locations
-  Property Name
-  Tax Parcels Alternate Key
-  Tax Parcels
-  Surrounding Counties



Lake BCC

ATTACHMENT 3

AltKey	ParcelType	ParcelNum	OwnerNar	OwnerAdd	OwnerCity	OwnerStat	OwnerZip	PropertyAc	Subdivisor
1103193	Land Base	1.22E+16	BRADSHAV	26603 W C TAVARES	FL		32778	SAMPEY RI	GROVELAN
1812437	Land Base	1.92E+17	BRADSHAV	26603 W C TAVARES	FL		32778	PHELPS ST	
1812461	Land Base	1.92E+17	BRADSHAV	26603 W C TAVARES	FL		32778	711 EAST B	
3859067	Land Base	1.22E+16	BRADSHAV	26603 W C TAVARES	FL		32778	PHELPS ST	GROVELAN
1436885	Land Base	1.92E+17	BRIGMONI	11710 MOI	CLERMONT	FL	34711	193 EAST P	EDGE'S SEC
3857565	Land Base	1.92E+17	CARBIDE H	314 E CRIT	GROVELAN	FL	34736	300 CRITTE	
1812470	Land Base	1.92E+17	CITY OF GR	156 S LAKE	GROVELAN	FL	34736	CRITTENDE	
1643171	Land Base	1.92E+17	CRISP JIMM	195 E PHEL	GROVELAN	FL	34736	195 EAST P	EDGE'S SEC
3825799	Land Base	1.92E+17	DIAZ GUAP	162 E PHEL	GROVELAN	FL	34736	162 EAST P	EDGE'S SEC
1438306	Land Base	1.22E+16	DUKE ENEF	550 S TRYC	CHARLOTTI	NC	28202	PHELPS ST	GROVELAN
1436915	Land Base	1.92E+17	DUKE ENEF	550 S TRYC	CHARLOTTI	NC	28202	6212 PHEL	EDGE'S SEC
1436842	Land Base	1.92E+17	FLORES JAN	1003 HISP	FORT PIER	FL	34982	PHELPS ST	EDGE'S SEC
1643180	Land Base	1.92E+17	JACKSON L	161 PHELP	GROVELAN	FL	34736	161 PHELP	EDGE'S SEC
1436851	Land Base	1.92E+17	ORLANDO	11748 GRA	CLERMONT	FL	34711	EAST GREE	EDGE'S SEC
3825793	Land Base	1.92E+17	SINGH RAM	PO BOX 88	GROVELAN	FL	34736	172 PHELP	EDGE'S SEC
1436923	Land Base	1.92E+17	SINGH RAM	PO BOX 88	GROVELAN	FL	34736	192 PHELP	EDGE'S SEC
1438314	Land Base	1.22E+16	SUMTER EI	PO BOX 30	SUMTERVII	FL	33585	PHELPS ST	GROVELAN
3791395	Land Base	1.22E+16	SUMTER EI	PO BOX 30	SUMTERVII	FL	33585	SAMPEY RI	GROVELAN
1812496	Land Base	1.92E+17	THOMPSON	233 RICE C	GROVELAN	FL	34736	233 RICE C	

YearBuilt	LandValue	BuildingVal	TotalJustVa	MiscValue	LastSalePri	LastSaleDa	Millage	LastTaxAm	LandUseDe
	251100		251100		1200000	#####	OGR1	136	PASTURE II
	16000		16000		50000	7/2/2004	OGR1	123	VACANT RE
	274500		274500			1/1/1970	OGR1	5192	VACANT IN
	3600		3600			1/1/1970	OGR1	68	
1962	25000	67308	92308		28100	1/4/2011	OGR1	1642	DRY SFR LC
1979	359450	1019794	1435500	56256	1375000	#####	OGR1	27143	LIGHT MAN
1980	918000	36055	971527	17472	1500000	6/8/2007	OGR1	0	MUNICIPAI
1972	20000	52692	72692		60000	#####	OGR1	1086	DRY SFR LC
2018	20000	104366	124366		25000	#####	OGR1	1579	DRY SFR LC
	3920		3920			1/1/1970	OGR1	65	UTILITIES
	15588		37112	21524		1/1/1970	OGR1	620	UTILITIES
	4000		4000			1/1/1970	OGR1	76	
2016	24000	105483	129483		21000	#####	OGR1	1475	DRY SFR LC
	16000		16000		2200	#####	OGR1	215	VACANT RE
1984	20000	132391	152391		86000	#####	OGR1	2555	MULTI FAN
1984	20000	127945	147945		100000	#####	OGR1	2471	MULTI FAN
	15971		24615	8644		1/1/1970	OGR1	437	UTILITIES
	525		525		2500	#####	OGR1	10	UTILITIES
1951	40000	19846	59846			1/1/1970	OGR1	108	DRY SFR LC

PropertyCl: Acres

PASTURE II	35.0552
VACANT RE	0.351442
VACANT IN	29.28065
VACANT RE	1.129132
SINGLE FAM	0.495862
LIGHT MAN	10.46275
MUNICIPAL	6.894095
SINGLE FAM	0.371897
SINGLE FAM	0.235949
UTILITIES	0.087247
UTILITIES	0.650637
VACANT RE	0.179063
SINGLE FAM	0.371897
VACANT RE	0.275479
MULTI FAM	0.230264
MULTI FAM	0.224579
UTILITIES	0.666635
UTILITIES	0.142218
SINGLE FAM	1.818169



156 S. Lake Avenue • Groveland, FL 34736 • www.Groveland-FL.gov

VERIFIED AFFIDAVIT RE: PUBLIC NOTICE PROVIDED TO PROPERTY OWNERS INCLUDED ON PROPERTY OWNER'S LIST

In accordance with Sec. 101-45

Chapter 101 Land Development Use and Development Regulations of the City of Groveland

STATE OF FLORIDA
COUNTY OF LAKE

COMES NOW DeWayne Jones, who under oath, affirms and states as follows:
(City of Groveland employee name - Affiant)

- Affiant's name is DeWayne Jones *(City of Groveland Employee/Authorized Agent Name)*. Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
- Affiant is an employee, or authorized agent of the City of Groveland.
- This affidavit is provided for the following community development project:

Name of Project: SECO
 Application Number Assigned Project: 2020-07
 Applicant's Name: SECO
 Type(s) of approval being requested for which public notice is being provided (check all that apply):

- Rezoning
- Large-scale Comprehensive Plan Amendment
- Small-scale Comprehensive Plan Amendment
- Variance
- Special Exception Use
- Vacate public rights of way
- Annexation
- Vacate plat
- Lot split

- Affiant prepared mail notice of a public hearing consistent with Sec. 101-45 of the Land Development Use and Development Regulations and mailed all required notices to all property owners included in the property owner's list. The property owner's list is attached hereto as Exhibit A.

5. I mailed the public notices via first class U.S. Mail, on the following date June 20, 2020

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's/Agent's Signature)

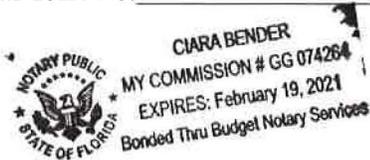
Print: DeWayne Jones

Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

SEAL



Ciara Bender
Notary Public, State of Florida



VERIFIED AFFIDAVIT
RE: POSTING OF PUBLIC NOTICE

(In accordance with Sec. 101-45, Chapter 101 Land Development Use and Development Regulations of the City of Groveland)

STATE OF FLORIDA, COUNTY OF LAKE

COMES NOW DelWayne Jones, who under oath, affirms and states as follows: (Name of employee)

- 1. Affiant's name is DelWayne Jones (Name of employee). Affiant is over the age of 18 years of age and voluntarily makes this Verified Affidavit.
2. Affiant is the applicant for the following community development project:

Name of Project: SECO
Application Number Assigned Project: 2020-07 / 2020-08
Applicant's Name: SECO
Type(s) of approval being requested for which public notice is being posted (check all that apply):

- Rezoning
Large-scale Comprehensive Plan Amendment
Small-scale Comprehensive Plan Amendment
Variance
Special Exception Use
Vacate public rights of way
Annexation (checked)
Vacate plat
Lot split

- 3. Affiant installed on the property, which is the subject of the above named project, public notice signs on the following date, June 20, 2020. Affiant installed a total of 1 (insert number) public notice signs in compliance with Sec. 101-45 of the Land Development Use and Development Regulations.
4. Affiant photographed the posted sign(s) on the date installed. Attached to this affidavit is a copy of the photograph(s).
5. Affiant shall notify the City if the sign(s) are damaged, lost, or stolen and obtain a replacement sign(s).
6. Affiant is responsible for the removal of the sign(s) after the final public hearing.

I have read the above and foregoing Verified Affidavit and do hereby swear or affirm I have personal knowledge of each and every statement of fact contained herein and each and every statement of fact is true and correct.

DeWayne Jones
(Employee's Signature)

Print: DeWayne Jones

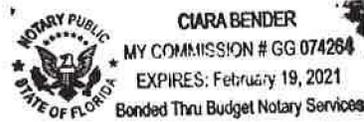
Date: 6/20/20

The foregoing Affidavit was sworn to, subscribed and acknowledged before me this 20th day of June, 2020, by the Affiant, DeWayne Jones, who:

is personally known to me, or has provided
 identification as follows: _____

Ciara Bender
Notary Public, State of Florida

SEAL



Affidavit of Publication

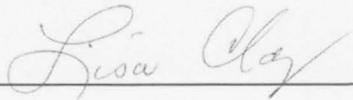
DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Lisa Clay



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

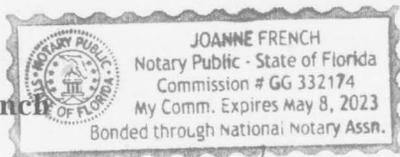
was published in said newspaper in the issues of:

June 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public



Joanne French
(Print, Type or Stamp Name of Notary Public)

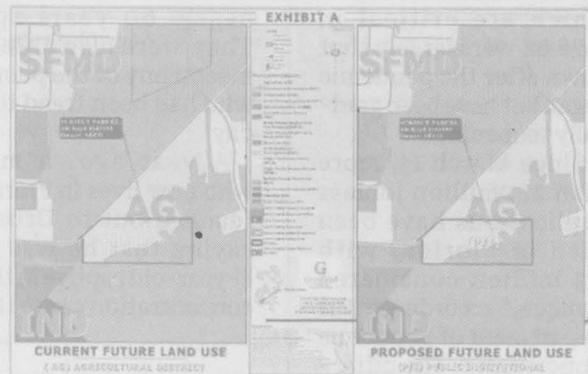
AD# D053291

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-10 & Rezoning Ordinance 2020-11. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-10 and Ordinance 2020-11 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

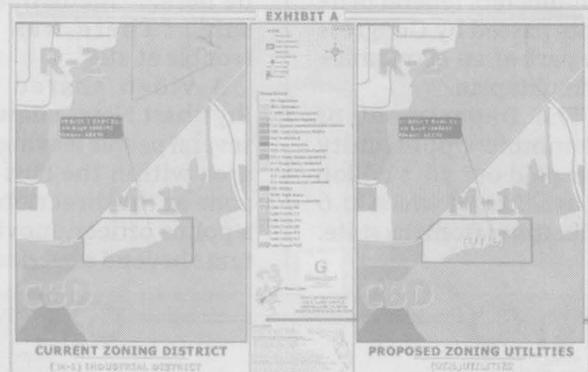
ORDINANCE 2020-10

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, AMENDING THE CITY OF GROVELAND'S COMPREHENSIVE PLAN PURSUANT TO 163.3187(1), FLORIDA STATUTES, BY AMENDING THE COMPREHENSIVE LAND-USE PLAN DESIGNATION FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND PUBLIC/INSTITUTIONAL ON THE FUTURE LAND-USE MAP FOR THE HEREIN DESCRIBED PROPERTY CONSISTING OF 10 OR LESS ACRES OF LAND; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY AND SCRIVENER'S ERRORS; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR THE FORWARDING OF THIS ORDINANCE TO THE STATE OF FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY.



ORDINANCE 2020-11

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, TO CHANGE THE ZONING FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND UTILITIES DISTRICT FOR THE HEREIN DESCRIBED PROPERTY OWNED BY THE CHARLES E. BRADSHAW, JR. REVOCABLE TRUST DATED MAY 26, 2000 AND LOCATED ON NORTH OF SR 50 AND SOUTH OF SAMPEY ROAD; DIRECTING THE CITY MANAGER TO AMEND THE ZONING MAP AS HEREIN PROVIDED AFTER THE PASSAGE OF THIS ORDINANCE; PROVIDING FOR SCRIVENER'S ERRORS AND SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

Neighbors cook together as virus roils Latin America

By Franklin Briceño and Rodrigo Abd
The Associated Press

LIMA, Peru — Clara Arango wakes at 4 a.m. daily and checks on the ingredients for breakfast.

Eighteen pounds of oats, 13 pounds of sugar and a pound of cinnamon sticks, all ready. An hour later, Arango, 43, is using a shovel to stir 30 gallons of sweet oatmeal in a stainless-steel pot over a fire of wood scraps alongside a cinder-block community center in the hills overlooking Peru's capital.

By 9 a.m., more than 150 of Arango's neighbors in New Hope have paid 14 cents each for a plastic bowl of oatmeal from the "community pot," a phenomenon that's become ubiquitous across Peru in recent months as coronavirus quarantines and shutdowns have left millions of poor people with no way to feed their families.

Often operating with help from the Catholic Church and private charities, soup kitchens and community pots have become a symbol of the conundrum facing a region where most of the working population labors outside the formal economy.

Economic shutdowns have forced poor Peruvians, Argentines and tens of millions of others to fall back on community-based efforts unseen in large numbers since crises like Peru's 1990s civil war or Argentina's financial crash two decades ago.

Still, without unemployment benefits or the ability to work from home, a cut-price plastic bowl of oatmeal for breakfast, some lentil stew or noodles in tomato sauce for lunch, and leftovers for dinner aren't proving enough to keep poor Latin Americans from leaving their homes each day to earn a living as construction workers, street vendors or other types of day laborers.

The inability to keep people at home is proving a major factor in the spread of the coronavirus around the continent, where new cases and deaths are rising unchecked as an unbent curve of infection pushes intensive care wards to their limits.

Despite some of the strictest antiviral measures in the region, Peru has diagnosed 237,000 cases of coronavirus and counted 7,000 deaths, the highest number of cases per capita in the region and the second-highest per capita count of deaths.

At the same time, Peru is facing a 12% drop in gross domestic product this year, one of the worst recessions in the hemisphere, according to the World Bank.

"I barely have anything to eat at home," Arango said. "Here I have a community pot and I can pool my resources with my neighbors and we can support each other and work together."

Government figures show more

than 2.3 million other Lima residents also lost their jobs by April, out of a working population of roughly 16 million nationwide.

The figure is expected to leap again when May numbers are released.

In Peru, thousands of community pots are steaming at breakfast and lunch in neighborhoods at levels not seen since inflation topped 7,000% in 1990 in the middle of the civil war with Shining Path Maoist guerrillas.

More than a third of Peru's 32 million people have had to engage in some form of community cooking due to lack of money, according to a May poll by the private, nonpartisan Institute of Peruvian Studies.

On a recent morning, a brief tour by Associated Press journalists in a mile radius of Arango's pot found more than 15 groups of neighbors cooking food together.

Waiting in line at one was Estéfany Aquino, 11, who is helping her mother raise her 2-month-old sister after a cesarean section that left the woman unable to leave her house to look for food.

Estéfany said the community pot is her only

defense against a hunger that's become a constant feature of life.

"Your stomach starts to hurt, to grumble, and then to talk to you," the girl said.

Peruvian President Martín Vizcarra says the pandemic has revealed the weakness of the Peruvian system, which topped Latin America in economic growth for decades but has one of region's weakest social safety nets.

"We're far from being an example of efficiency as a state," he said Monday. "We have so many failings, so many problems."

But Peru is far from the only country wrestling simultaneously with the virus and hunger.

In Buenos Aires, the church and local soccer clubs have been organizing community pots in some of the capital's poorest neighborhoods, and volunteers say their clients are becoming more desperate as virus-driven shutdowns continue.

"We used to put food for three people in a plastic container," volunteer Emanuel Basile said as he worked in the hard-hit 1-11-14 neighborhood. "Now they want us to cram in food for five."

Saturday is the solstice, the official start of summer

By Doyle Rice
USA TODAY

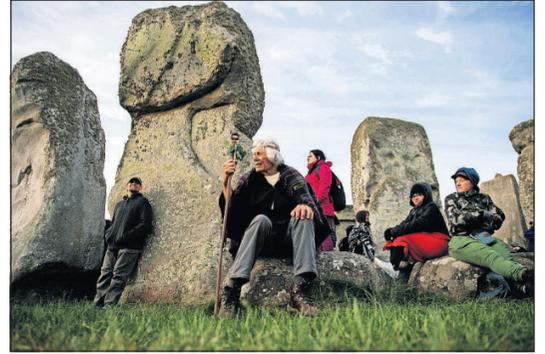
Summer is here at last. The summer solstice — the exact moment when the sun is at its highest point in the sky each year — is at 5:44 p.m. EDT June 20. This marks the beginning of astronomical summer in the Northern Hemisphere.

In reality, in many parts of the country, it's felt like summer for at least three weeks, which is why meteorologists call summer the hottest three months of the year (June, July and August).

But the real heat is still to come: On average, there is a one-month lag between the solstice and peak summer temperatures, according to climatologist Brian Brettschneider. That's why July is almost always the hottest month of the year in most locations.

And it's likely to be a hot one: The Climate Prediction Center's latest forecast through August is for warmer-than-average temperatures for most of the U.S.

During the solstice, at 5:54 p.m. Saturday, the sun will be directly above the Tropic of Cancer. That's the farthest north the sun moves in the sky, which is why the days close to the solstice have the most



Revelers participate in the summer solstice gathering, June 21, 2018, at Stonehenge, Salisbury, Britain. [WILL OLIVER/EPA-EFE VIA USA TODAY]

daylight of the year.

Some people call it "the longest day of the year," but to be precise, it's the day with the most daylight because every "day" has 24 hours.

The amount of daylight will be roughly consistent for a few more days before shrinking each day until the winter solstice in late December.

Many people around the world celebrate the summer solstice with music and festivities. In

England, hundreds of people, including druids and pagans, usually travel to the ancient site of Stonehenge for the first day of summer.

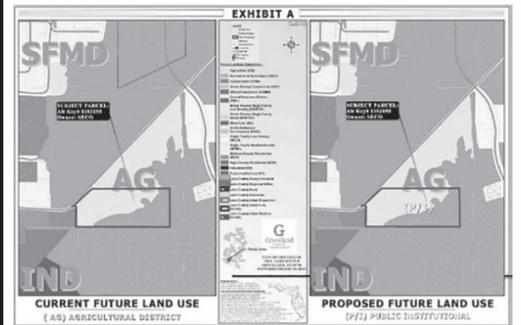
However, this year, summer solstice celebrations at Stonehenge will not take place due to the coronavirus pandemic, CTV News reports. Instead, the sunrise and sunset that day will be livestreamed, said English Heritage, the organization that manages the site.

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Comprehensive Plan Amendment Ordinance 2020-10 & Rezoning Ordinance 2020-11. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-10 and Ordinance 2020-11 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

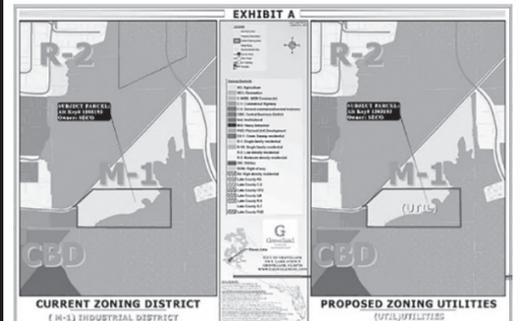
ORDINANCE 2020-10

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, AMENDING THE CITY OF GROVELAND'S COMPREHENSIVE PLAN PURSUANT TO 163.3187(1), FLORIDA STATUTES, BY AMENDING THE COMPREHENSIVE LAND-USE PLAN DESIGNATION FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND PUBLIC/INSTITUTIONAL ON THE FUTURE LAND-USE MAP FOR THE HEREIN DESCRIBED PROPERTY CONSISTING OF 10 OR LESS ACRES OF LAND; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY AND SCRIVENER'S ERRORS; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR THE FORWARDING OF THIS ORDINANCE TO THE STATE OF FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY.



ORDINANCE 2020-11

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, TO CHANGE THE ZONING FROM CITY OF GROVELAND AGRICULTURE TO CITY OF GROVELAND UTILITIES DISTRICT FOR THE HEREIN DESCRIBED PROPERTY OWNED BY THE CHARLES E. BRADSHAW, JR. REVOCABLE TRUST DATED MAY 26, 2000 AND LOCATED ON NORTH OF SR 50 AND SOUTH OF SAMPEY ROAD; DIRECTING THE CITY MANAGER TO AMEND THE ZONING MAP AS HEREIN PROVIDED AFTER THE PASSAGE OF THIS ORDINANCE; PROVIDING FOR SCRIVENER'S ERRORS AND SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinances. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinances are available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

D053291 - June 20, 2020

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AFTER

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We are taking every recommended precaution by the CDC to ensure that we may serve customers without compromising their health or the health of our employees.

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New orders only; minimum purchase of \$6,999 required; 50% off installation equals 10% off the entire project. Offer not valid on previous sales or estimates and can not be combined with other offers. Financing available with approved credit. Other restrictions may apply. See sales rep for details. Expires June 28th, 2020. CRC131959

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CITY OF GROVELAND

THIS PROPERTY WILL BE CONSIDERED FOR:

SECO

CASE NO 2020-10 & 2020-11

APPLICANT Roxanne Mastrantonio

ACTION REQUESTED _____

Rezoning
Comp. Plan Amendment

This application will be considered at the following public meeting(s) at the date(s) and time(s) specified. Interested parties may appear at the meeting(s):

Planning and Zoning Board July 2, 2020 at 2:00 pm

City Council _____ at _____

City Council _____ at _____

The meeting(s) will be held at the E.L. Puryear Bldg. located at 243 S. Lake Ave., Groveland, FL 34736.
For further information or to review the file:

CALL: (352) 429-2141 EXT. 4001 or 4003
156 S. LAKE AVE., GROVELAND, FL

**DRC REMOVAL
ORDINANCE 2020-24**

ATTACHMENT 1



AGENDA ITEM

MEMORANDUM

TO: PLANNING & ZONING BOARD MEMBERS

VIA: TIMOTHY MASLOW, COMMUNITY DEVELOPMENT DIRECTOR

FROM: DEWAYNE JONES, PLANNER I

SUBJECT: RECOMMENDATION ON ORDINANCE 2020-24 –DEVELOPMENT REVIEW AUTHORITY REMOVAL OF DRC

DATE: JULY 2, 2020

GENERAL SUMMARY/BACKGROUND:

City Community Development Staff is requesting an approval to transfer the authority previously assigned to the Development Review Committee (DRC). For a short period of time, the City utilized a development review committee to provide recommendations to the city manager, planning and zoning board and city council as provided for in the land development code, and grant certain approvals as authorized by city council in the land development code.

The Development Review Committee name has officially been changed to “Project Review Meeting”.

Staff recommends approval of Ordinance 2020-24.

BUDGET IMPACT:

None.

LEGAL NOTICE:

None.

STAFF RECOMMENDATION:

Staff Recommendation: Approval of Ordinance 2020-24

ATTACHMENTS:

1. Attachment 1
 - Ordinance 2020-24
2. Attachment 2
 - Notice Support Documentation

ORDINANCE 2020-24

AN ORDINANCE OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, AMENDING SECTIONS 101-50 AND 101-51 IN ARTICLE IV IN CHAPTER 101 OF THE LAND USE AND DEVELOPMENT REGULATIONS OF THE CITY OF GROVELAND TO TRANSFER AUTHORITY PREVIOUSLY ASSIGNED TO THE DEVELOPMENT REVIEW COMMITTEE; PROVIDING FOR CODIFICATION AND SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Council is authorized pursuant to Chapter 163 and Chapter 166, Florida Statutes to adopt this ordinance; and

WHEREAS, the City for a short period of time utilized a development review committee to provide recommendations to the city manager, planning and zoning board and city council as provided for in the land development code, and grant certain approvals as authorized by city council in the land development code; and

WHEREAS, City Council repealed the development review committee in Ordinance 2019-52 and desires to revise provisions of the land use and development code to eliminate references to and use of a development review committee.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, as follows:

SECTION 1. That Section 101-50, Article IV in Chapter 101 of the City of Groveland Land Use and Development Code in the Code of Ordinances is amended to read as follows:

Sec. 101-50. - Approval authority.

- (a) The following land development plans shall require a recommendation from the planning and zoning board and action by the city council:
 - (1) Annexation.
 - (2) Comprehensive plan amendments.
 - (3) Special Exception Use.
 - (4) Vacation of public right-of-way.
 - (5) Vacation of plat.
 - (6) Variance.
 - (7) Zoning/rezoning.
 - (8) Preliminary plat.
 - (9) Any other land development plan not specified in this section 101-50.
- (b) The following land development plan shall require ~~a recommendation from the development review committee and~~ action by the city council:

- (1) Final plat.
- (c) The following land development plans shall only require ~~a recommendation from the development review committee and~~ action by the city manager:
 - (1) Site plan.
 - (2) Construction plans.
 - (3) Lot split.
 - (4) Lot line deviation.
- ~~(d) The following land development plans shall only require action by the development review committee:~~
 - ~~(1) Construction plans.~~
 - ~~(2) Lot split.~~
 - ~~(3) Lot line deviation.~~

SECTION 2. That Section 101-51, Article IV in Chapter 101 of the City of Groveland Land Use and Development Code in the Code of Ordinances is amended to read as follows:

Sec. 101-51. - Appeal.

- ~~(a)~~ Action by the city manager pursuant to section 101-50 may be appealed to the city council by filing, no later than five business days from the date of the city manager's written decision, a written notice of appeal with the city clerk outlining the basis for the appeal. A copy of the notice of appeal shall also be simultaneously filed with the community development department. The written notice of appeal will be placed on a future city council agenda for council action on the appeal.
- ~~(b) Action by the development review committee pursuant to section 101-50 may be appealed to the city manager by filing, no later than five business days from the date of the development review committee's written decision, a written notice of appeal with the city clerk outlining the basis for the appeal. A copy of the notice of appeal shall also be simultaneously filed with the community development department. The city manager will schedule a public meeting for city manager action on the appeal.~~

SECTION 3. It is the intention of the City Council of the City of Groveland that the provisions of this Ordinance shall be codified and made a part of the City of Groveland Code of Ordinances.

SECTION 4. If any portion, clause, phrase, sentence or classification of this ordinance is held or declared to be either unconstitutional, invalid, inapplicable, inoperative or void, then such declaration shall not be construed to affect other portions of the ordinance; it is hereby declared to be the express opinion of the City Council of the City of Groveland that any such unconstitutional, invalid, inapplicable, inoperative or void portion or portions of this ordinance did not induce its passage, and that without the inclusion of any such portion or portions of this ordinance, the City Council would have enacted the valid constitutional portions thereof.

SECTION 5. The provisions within this ordinance shall take effect immediately upon the enactment date.

PASSED AND ORDAINED in regular session of the City Council of the City of Groveland, Lake County, Florida, this _____ day of _____, 2020.

Evelyn Wilson, Mayor
City of Groveland, Florida

ATTEST:

Virginia Wright
City Clerk



Approved as to Form:

Anita Geraci-Carver
City Attorney

Passed First Reading _____
Passed Second Reading _____

Council Member _____ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member _____ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Mike Radzik		
Mike Smith		
Dina Sweatt		
Randolph Waite		
Evelyn Wilson		

ATTACHMENT 2

Affidavit of Publication

DAILY COMMERCIAL

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located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Lisa Clay

Lisa Clay

who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake County, Florida; that the attached copy of advertisement, being a notice in the matter of

Public Hearing

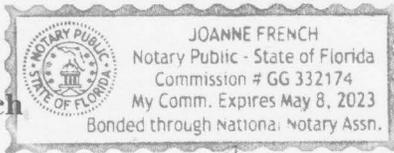
was published in said newspaper in the issues of:

JUNE 20, 2020

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake County, Florida, and that the said newspaper has heretofore been continuously published in said Lake County, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 24 day of June, A.D., 2020.

Joanne French
Notary Public



Joanne French
(Print, Type or Stamp Name of Notary Public)

AD#

D053302

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Ordinance 2020-24. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-24 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-24

AN ORDINANCE OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, AMENDING SECTIONS 101-50 AND 101-51 IN ARTICLE IV IN CHAPTER 101 OF THE LAND USE AND DEVELOPMENT REGULATIONS OF THE CITY OF GROVELAND TO TRANSFER AUTHORITY PREVIOUSLY ASSIGNED TO THE DEVELOPMENT REVIEW COMMITTEE; PROVIDING FOR CODIFICATION AND SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinance. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

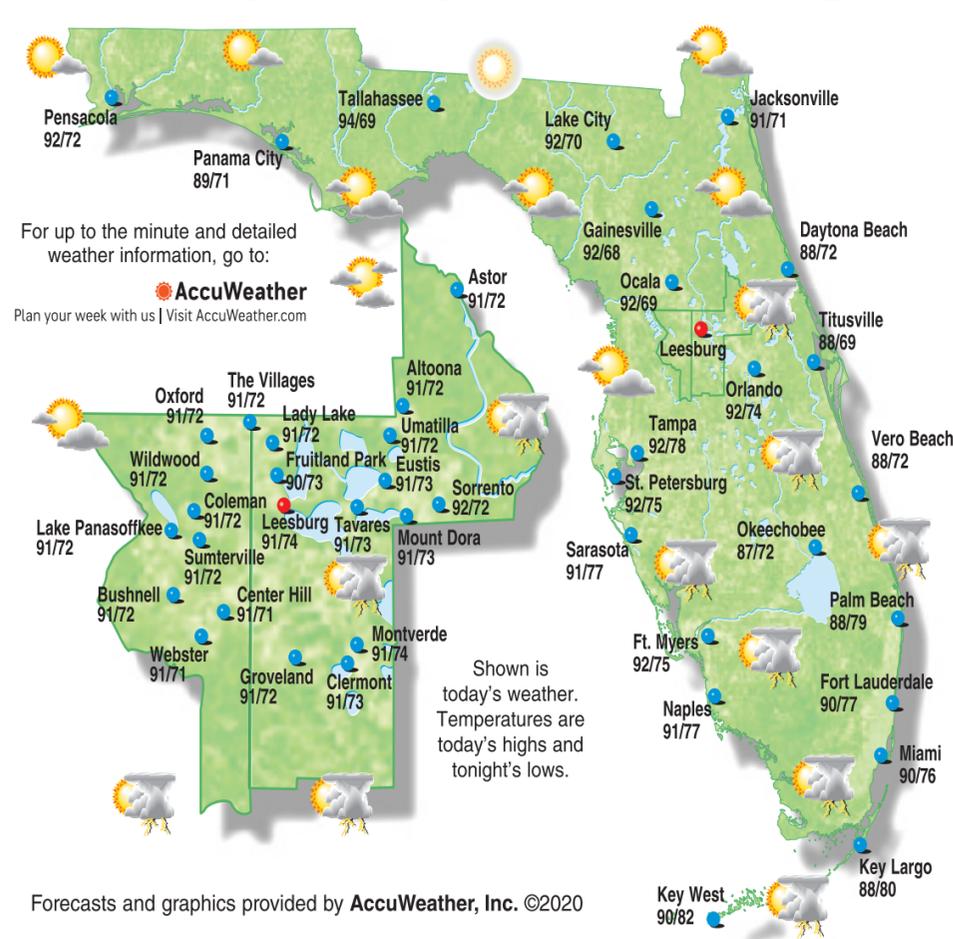
The ordinance is available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

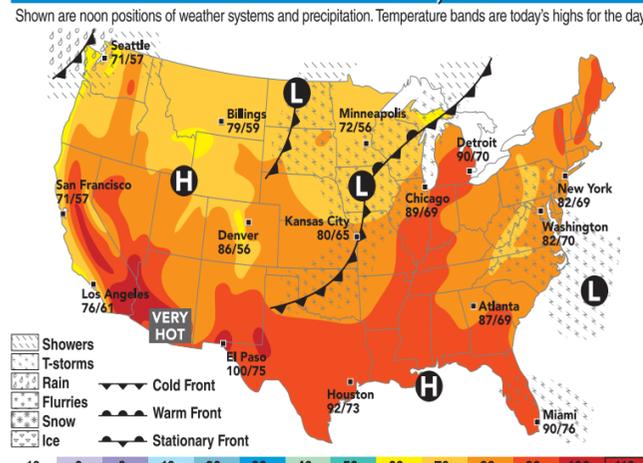
*Community Development

FIVE-DAY FORECAST FOR LEEBSBURG

TODAY		SUNDAY		MONDAY		TUESDAY		WEDNESDAY	
	Clouds and sun, a t-storm around in the p.m.		Some sun, a t-storm in spots in the afternoon		Partial sunshine		Partly sunny with a t-storm in the afternoon		Sun and clouds
HIGH 91°	LOW 74°	HIGH 92°	LOW 73°	HIGH 92°	LOW 75°	HIGH 90°	LOW 75°	HIGH 92°	LOW 75°

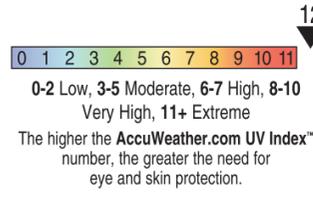


NATIONAL WEATHER FOR JUNE 20, 2020



Friday's National High/Low: (for the 48 contiguous states)
 High 97° in Carlsbad, NM
 Low 28° in West Yellowstone, MT

UV INDEX TODAY



SOLAR TABLE

The solar period schedule allows planning days so you will be fishing in good territory or hunting in good cover during those times. Major periods begin at the times shown and last for 1.5 to 2 hours. The minor periods are shorter.

Major	Minor	Major	Minor
Today 11:32 a.m.	5:19 a.m.	11:58 p.m.	5:45 p.m.
Sun. 12:25 p.m.	6:12 a.m.	12:53 p.m.	6:39 p.m.

THE SUN AND MOON

	Today	Sunday
Sunrise	6:30 a.m.	6:30 a.m.
Sunset	8:29 p.m.	8:29 p.m.
Moonrise	5:54 a.m.	6:43 a.m.
Moonsset	8:10 p.m.	9:07 p.m.



TIDES

Day	High	Feet	Low	Feet
Homosassa				
Today	6:47 am	0.6	1:56 am	-0.1
	5:08 pm	1.5	10:52 am	0.3
Daytona Beach				
Today	8:01 am	3.5	2:06 am	0.2
	8:25 pm	4.4	2:00 pm	-0.1

NATIONAL CITIES

City	Today Hi Lo W	Sunday Hi Lo W	City	Today Hi Lo W	Sunday Hi Lo W	City	Today Hi Lo W	Sunday Hi Lo W	City	Today Hi Lo W	Sunday Hi Lo W
Albany	91 68 pc	91 69 pc	Cheyenne	78 54 pc	78 49 pc	Great Falls	75 56 c	71 51 pc	Norfolk, VA	80 67 t	81 69 pc
Albuquerque	91 60 s	95 64 s	Chicago	89 69 t	85 69 pc	Greensboro, NC	82 64 t	86 67 s	Oklahoma City	84 67 t	89 70 pc
Anchorage	60 48 pc	63 51 c	Cincinnati	89 70 s	87 70 pc	Hartford	88 67 pc	87 67 pc	Omaha	77 61 r	84 64 t
Asheville	83 61 pc	83 64 pc	Cleveland	85 70 s	87 70 pc	Honolulu	87 74 pc	87 74 pc	Philadelphia	84 69 t	85 70 pc
Atlanta	87 69 s	89 71 s	Columbia, SC	88 70 pc	93 73 s	Houston	92 73 t	92 74 t	Phoenix	105 79 s	108 81 pc
Atlantic City	81 67 t	82 67 pc	Concord, NH	91 64 pc	91 63 pc	Indianapolis	89 69 pc	85 69 t	Pittsburgh	82 64 pc	86 67 pc
Baltimore	82 69 t	85 70 c	Dallas	93 77 pc	95 75 pc	Jackson, MS	93 70 pc	92 71 s	Portland, ME	87 64 s	85 63 s
Billings	79 59 pc	77 55 pc	Dayton	90 69 s	86 68 pc	Kansas City	80 65 t	87 66 pc	Portland, OR	72 60 sh	75 54 pc
Birmingham	90 68 s	92 70 s	Denver	86 56 s	86 53 pc	Las Vegas	103 80 s	106 80 s	Providence	87 67 pc	84 67 pc
Bismarck	76 51 t	75 50 pc	Des Moines	76 59 r	83 66 pc	Little Rock	92 70 pc	87 70 t	Raleigh	82 64 t	87 69 s
Boise	86 61 pc	82 58 s	Detroit	90 70 pc	89 66 pc	Louisville	91 73 pc	89 74 pc	Reno	92 58 s	93 60 s
Boston	88 69 pc	84 68 pc	Duluth	70 51 c	75 53 pc	Memphis	92 73 pc	91 74 t	Richmond	80 66 t	84 70 pc
Buffalo	84 67 pc	86 69 pc	El Paso	100 75 pc	102 76 s	Milwaukee	82 67 t	81 64 pc	Sacramento	93 58 s	94 57 s
Burlington, VT	91 67 s	91 68 pc	Fargo	79 56 t	75 51 pc	Minneapolis	72 56 t	81 63 t	St. Louis	92 71 t	90 72 pc
Charleston, SC	85 68 t	89 72 pc	Fairbanks	67 54 c	61 50 sh	Nashville	90 69 s	90 70 pc	Salt Lake City	84 63 pc	88 60 s
Charleston, WV	82 64 t	86 67 pc	Flagstaff	82 45 s	85 49 s	New Orleans	93 75 pc	92 79 pc	San Antonio	92 76 t	93 75 t
Charlotte, NC	86 68 pc	91 71 s	Grand Rapids	89 66 pc	81 60 pc	New York City	82 69 pc	82 70 c	San Diego	71 64 pc	71 63 pc

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Ordinance 2020-19. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-19 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-19

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 227.07 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



Interested parties may appear at the Planning and Zoning Board and the City Council public hearings and be heard with respect to the proposed ordinance. Persons with disabilities needing assistance to participate in the proceedings should contact the City Clerk at least 48 hours before the meetings at 352-429-3387 ext. 2014.

The ordinance is available at the City Clerk's Office, at City Hall located at 156 S. Lake Avenue, Groveland, Florida, for inspection on Monday through Friday, from 8:00 a.m. to 5:00 p.m. If you have any other questions concerning the hearing, please contact the Community Development Department at 352-429-2141, ext. 4001 & 4003.

Persons are advised that if they decide to appeal any decision made at the meetings, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings are made which include the testimony and evidence upon which the appeal is based, per Section 286.0105, Florida Statutes.

*Community Development

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Trailside Industrial Annexation Ordinance 2020-22. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-22 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

ORDINANCE 2020-22

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, PURSUANT TO THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES (2019); ANNEXING 2.12 +/- ACRES OF REAL PROPERTY NOT EMBRACED WITHIN THE PRESENT LIMITS OF THE CITY OF GROVELAND; PROVIDING FOR FINDINGS; PROVIDING A LEGAL DESCRIPTION AND A MAP; DIRECTING THE CITY MANAGER TO RECORD CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL WITH THE CLERK OF THE CIRCUIT COURT, THE COUNTY MANAGER OF LAKE COUNTY, AND THE SECRETARY OF THE STATE OF FLORIDA; PROVIDING FOR CONFLICTS AND SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; SETTING AN EFFECTIVE DATE.



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*Community Development

NOTICE OF PUBLIC HEARING

The City of Groveland proposes to adopt Ordinance 2020-24. The Planning and Zoning Board (P & Z) will hold a public hearing on July 2, 2020 at 2:00 p.m. at the E. L. Puryear Building, 243 S. Lake Avenue, Groveland, Florida. The City Council will hold a public hearing at the E. L. Puryear Building located at 243 S. Lake Avenue, Groveland, Florida on July 20, 2020 and August 3, 2020. The City Council public hearings to consider Ordinance 2020-24 begins at 5:00 p.m., or as soon thereafter as possible. The title of the ordinances are as follows:

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AN ORDINANCE OF THE CITY OF GROVELAND, COUNTY OF LAKE, STATE OF FLORIDA, AMENDING SECTIONS 101-50 AND 101-51 IN ARTICLE IV IN CHAPTER 101 OF THE LAND USE AND DEVELOPMENT REGULATIONS OF THE CITY OF GROVELAND TO TRANSFER AUTHORITY PREVIOUSLY ASSIGNED TO THE DEVELOPMENT REVIEW COMMITTEE; PROVIDING FOR CODIFICATION AND SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

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*Community Development