

RESOLUTION NO 2026 - 067

CITY OF LAKE CITY, FLORIDA

A RESOLUTION OF THE CITY OF LAKE CITY, FLORIDA AUTHORIZING THE EXECUTION OF THE CLOSING STATEMENT, OFFICERS CERTIFICATES, AND CLOSING AGREEMENTS IN FURTHERANCE OF THE CLOSING OF THE ACQUISITION OF THE NORTH FLORIDA MEGA INDUSTRIAL PARK WASTE WATER TREATMENT PLANT CONTEMPLATED BY THE AGREEMENT APPROVED BY RESOLUTION 2026-043; AUTHORIZING THE EXPENDITURE OF FUNDS AS REPRESENTED ON SAID CLOSING STATEMENT IN FURTHERANCE OF THE CLOSING OF THE ACQUISITION OF THE NORTH FLORIDA MEGA INDUSTRIAL PARK WASTE WATER TREATMENT PLANT CONTEMPLATED BY THE AGREEMENT APPROVED BY RESOLUTION 2026-043; MAKING CERTAIN FINDINGS OF FACT IN SUPPORT OF THE CITY AUTHORIZING THE EXECUTION OF SAID DOCUMENTS; RECOGNIZING THE AUTHORITY OF THE MAYOR TO EXECUTE AND BIND THE CITY TO SAID DOCUMENTS; RECOGNIZING THE AUTHORITY OF THE VICE-MAYOR TO EXECUTE AND BIND THE CITY TO SAID DOCUMENTS IN THE ABSENCE OR UNAVAILABILITY OF THE MAYOR; DIRECTING THE MAYOR OR VICE-MAYOR, AS APPROPRIATE TO EXECUTE AND BIND THE CITY TO SAID AGREEMENTS AND INSTRUMENTS; AUTHORIZING AND DIRECTING THE CITY MANAGER TO TAKE SUCH ACTIONS AS ARE NECESSARY AND PROPER TO GIVE EFFECT TO THE EXPENDITURE OF FUNDS AUTHORIZED HEREBY; REPEALING ALL PRIOR RESOLUTIONS IN CONFLICT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Columbia County Board of County Commissioners (the "County") owns a wastewater collection, transmission, treatment, and disposal system, the real property on which it is situate, and other related assets (the "Treatment Plant"), located in Columbia County, Florida, located east of the North Florida Mega Industrial Park; and

WHEREAS, the County and the City of Lake City, Florida (the "City") entered into that certain *Agreement for Sale and Purchase of Certain Wastewater System Assets* (the "Purchase Agreement") in April 2026, whereby the County will sell to the City the assets and assign certain liabilities associated with the Treatment Plant, and Lake City will purchase from the County the assets and certain liabilities associated with the Treatment Plant; and

WHEREAS, the County has the power and authority to sell the Treatment Plant and Lake City has the power and authority to acquire and to operate the Treatment Plant in order to provide

wastewater infrastructure and treatment services within Columbia County; and

WHEREAS, pursuant to Section 180.301, Florida Statutes, the City has examined the assets to be acquired, has examined the Treatment Plant and the City's existing financial structures, has examined the long-range needs and goals of the City relative to the provision of wastewater service to present and future citizens of the City and the County, and has determined consummating and closing the acquisition of assets contemplated by the Purchase Agreement is in the public interest; and

WHEREAS, pursuant to Section 125.3401, Florida Statutes, the County has examined the assets to be conveyed, has examined the County's existing financial structures, has examined the long-range needs and goals of the County relative to the provision of wastewater service to its present and future citizens, and has determined consummating and closing the conveyance of assets contemplated by the Purchase Agreement is in the public interest; and

WHEREAS, the City has retained the law firm of Norris & Norris, P.A. (the "Closing Attorney") to act as closing attorney, escrow agent, and title agent; and to provide legal services (collectively, the "Closing Services") to the City in furtherance of the consummation and closing contemplated by the Purchase Agreement; and

WHEREAS, the Closing Attorney has prepared a closing statement (the "Closing Statement") in the form attached hereto as Exhibit "A" hereto, which Closing Statement presents an accounting of the City's debits and credits to closing the transaction, including the purchase price, and closing costs and credits to the City; and

WHEREAS, the Closing Statement further provides the net amount of funds the City must remit to the Closing Attorney to account for all of the City's net purchase price and closing costs; and

WHEREAS, the Closing Attorney has prepared a closing agreement and an officer's certificate in multiple forms (collectively, the "Closing Documents") for execution by the Mayor or Vice Mayor in the absence of the Mayor; and

WHEREAS, the Closing Documents are attached hereto as Composite Exhibit "B"; and

WHEREAS, the Closing Documents reflect terms by which the Closing Attorney will proceed with the closing of the transaction acquiring the Treatment Plant, and the authority of the Mayor or Vice Mayor, as necessary and appropriate to sign the Closing Documents; and

WHEREAS, adopting the Closing Statement and authorizing and directing the execution thereof, along with the Closing Documents is reasonably and routinely required in a real estate transaction, is in the public interest and in the interests of the City; and

WHEREAS, authorizing and directing the City Manager to take such actions as are necessary and proper to give effect to the expenditure of funds as provided on the Closing Statement is in the public interest and in the interests of the City; now therefore

BE IT RESOLVED by the City Council of the City of Lake City, Florida:

1. Adopting the Closing Statement and authorizing and directing the execution thereof, along with the Closing Documents is reasonably and routinely required in a real estate transaction, is in the public interest, in the interests of the City, and for public welfare; and
2. In furtherance thereof, the Closing Statement in the form of Exhibit "A" attached hereto, should be and is approved by the City Council of the City of Lake City; and
3. In furtherance thereof, the Closing Documents in the form of Composite Exhibit "B" attached hereto should be and are approved by the City Council of the City of Lake City; and
4. The Mayor of the City of Lake City is the officer of the City duly designated by the City's Code of Ordinances to enforce such rules and regulations as are adopted by the City Council of the City of Lake City; and
5. In the absence or unavailability of the Mayor, the Vice Mayor of the City of Lake City is the officer of the City duly designated by the City's Code of Ordinances to enforce such rules and regulations as are adopted by the City Council of the City of Lake City; and
6. The Mayor of the City of Lake City is authorized and directed to execute on behalf of and bind the City to the terms of the Closing Statement and the Closing Documents in furtherance of closing the present transaction; and
7. In the absence or unavailability of the Mayor, the Vice Mayor of the City of Lake City is authorized and directed to execute on behalf of and bind the City to the terms of the Closing Statement and the Closing Documents in furtherance of closing the present transaction; and
8. Authorizing and directing the City Manager to take such actions as are necessary and proper to give effect to the expenditure of funds as provided on the Closing Statement is in the public interest and in the interests of the City; and
9. Accordingly, the City Manager is authorized and directed to take such actions as are necessary and proper to give effect to the expenditure of funds as provided on the Closing Statement; and
10. All prior resolutions of the City Council of the City of Lake City in conflict with this resolution

are hereby repealed to the extent of such conflict; and

11. This resolution shall become effective and enforceable upon final adoption by the City Council of the City of Lake City.

APPROVED AND ADOPTED, by an affirmative vote of a majority of a quorum present of the City Council of the City of Lake City, Florida, at a regular meeting, this ____ day of May, 2026.

BY THE MAYOR OF THE CITY OF LAKE CITY,
FLORIDA

Noah E. Walker, Mayor

ATTEST, BY THE CLERK OF THE CITY COUNCIL
OF THE CITY OF LAKE CITY, FLORIDA:

Audrey E. Sikes, City Clerk

APPROVED AS TO FORM AND LEGALITY:

Clay Martin, City Attorney

Buyer's Closing Statement

Page 1

FILE NUMBER: C1486

NAME OF BUYER: City of Lake City, Florida
Address of Buyer: 205 North Marion Avenue, Lake City, Florida 32055

NAME OF SELLER: Columbia County, Florida, a political subdivision of the State of Florida
Address of Seller: 135 NE Hernando Avenue, Lake City, Florida 32055

NAME OF LENDER:
Address of Lender:

PROPERTY LOCATION: 614 SE Industrial Park Terrace, Florida

SETTLEMENT AGENT: Norris & Norris, P.A.
Place of Settlement: 253 NW Main Blvd., Lake City, Florida 32055

SETTLEMENT DATE: 5/29/26

DISBURSEMENT DATE: 5/29/26

CHARGES:	P.O.C.:	Amount:
Contract sales price		\$1,591,405.00
Abstract or title search (Norris & Norris, P.A.)		\$225.00
Title Insurance (First American Title Insurance Company/Norris & Norris)		\$74,856.60
SE-100 (Norris & Norris, P.A.)		\$100.00
Recording fees (Columbia County Clerk of Court)		\$27.00
Recording Assignment BGEasement (Columbia County Clerk of Court)		\$69.50
Recording Assignment Spray Field (Columbia County Clerk of Court)		\$69.50
Survey (Pitman Engineering LLC)	\$9,825.00	
Appraisal (Chase Moses & Associates, Inc.)	\$4,675.00	
Wire Transfer Fees Incoming (Norris & Norris, P.A.)		\$15.00
Total Charges:		\$1,666,767.60

Cash due from buyer: \$1,666,767.60

THE UNDERSIGNED ACKNOWLEDGES RECEIPT OF A COPY OF THE FOREGOING SETTLEMENT STATEMENT, AGREES TO THE CORRECTNESS THEREOF, AND AUTHORIZES AND APPROVES THE DISBURSEMENTS SET FORTH.

EXHIBIT "A" TO RESOLUTION

CITY OF LAKE CITY OFFICERS' CERTIFICATE

We, the undersigned Mayor of the City of Lake City, Florida, on behalf of the City of Lake City, Florida (the "City"), as attested by the City Clerk, **DO HEREBY CERTIFY**, in connection with the execution and delivery of the Special Warranty Deed and other closing related documents, (the "Closing Documents"), being issued pursuant to Resolution 2026-043 of the City Council executed on April 20, 2026 (the "Resolution"), and Resolution 2026R-14 of the County executed on April 16, 2026 (the "County Resolution"), for the sale and assignment to the City of Lake City, Florida ("City") of the North Florida Mega Industrial Park ("NFMIP") Wastewater Treatment Plant facilities and real property more particularly described in Exhibit A attached hereto (the "Property") for the total sum of \$1,591,405.00, together with such further assets and obligations (collectively the "Purchased Interests") undertaken by the City as more particularly set forth in the Agreement for Sale and Purchase of Certain Wastewater System Assets By and Between the City of Lake City, Florida and Columbia County, Florida, executed and delivered on April 20, 2026, ("Agreement") and pursuant to the Laws of the State of Florida, including particularly §165.045, Florida Statutes.

1. The name of the Mayor and of the members of the City Council set forth below, and the dates of the expiration of their respective terms of office, are as follows:

<u>Name</u>	<u>Title</u>	<u>Term Begins</u>	<u>Term Ends</u>
Noah Walker	Mayor	2024	2028
Chevella Young	Vice Mayor	2022	2026
Tammy Harris	Member	2024	2028
Ricky Jernigan	Member	2022	2026
James Carter	Member	2024	2028

2. All of the above members of the City Council have duly filed their oaths of office as are required by law to hold the office of City Council member and to perform the duties and undertakings in the manner required by law.

3. Audrey Sikes is the duly appointed, qualified and acting City Clerk of the City of Lake City, Florida.

4. Noah Walker is the duly elected, qualified and acting Mayor of The City of Lake City, Florida.

5. The undersigned Mayor and City Clerk did, on the 29th day of May, 2026, officially execute the Closing Documents for the purchase of the real property more particularly described in Exhibit A attached hereto from Columbia County, Florida (the "Property") for the total sum of \$1,591,405.00, together with such further assets and obligations (collectively the "Purchased Interests") undertaken by the City as more particularly set forth in the Agreement.

6. Further, the City does hereby certify to the County:

a. The City has been duly organized and is a validly existing municipality under the laws of the State of Florida. Lake City has all requisite power and authority to enter into the Agreement and carry out and perform the terms and conditions of the Agreement.

b. The Agreement constitutes, and all other agreements to be executed by the City with respect to the Agreement, will constitute, when executed and delivered, valid and binding obligations of the City, enforceable in accordance with their terms. The City acknowledges that certain facilities in service to the Wastewater Treatment Plant are provided through licenses, leases, or easements with Weyerhaeuser Company and Weyerhaeuser NR Company, and the County shall convey or assign (as appropriate) its interests in such to the City with Weyerhaeuser's consent.

c. The execution, delivery and performance of the Agreement will not violate any provision of law, order of any court or agency of government applicable to the City, nor any indenture, agreement, or other instrument to which the City is a party, or by which it is bound. All necessary public hearings and referenda required to authorize the City's purchase of the Purchased Assets and the City entering into the Agreement will have been held in a manner and at the times duly required by law and all other appropriate governmental actions required to be taken by the City have been duly taken prior to the Closing Date.

d. The City covenants that it shall provide water and wastewater utility services continuously and throughout the NFMIP on the same terms and conditions as it otherwise provides such utility services through the City's other utility service areas which areas are situated similarly with the NFMIP with respect to being within the city limits of the City, or not. The City acknowledges this covenant is a material consideration of the County entering into the Agreement.

7. At the date of the signing of the Closing Documents by the undersigned Mayor was and is the duly chosen, qualified and acting officer authorized to execute the Closing Documents to be attested to by the City Clerk, as indicated by the official titles opposite their signatures hereunder.

8. The seal impressed upon the Closing Documents is the legally adopted, proper and only official seal of the City; and said seal has been affixed, impressed, imprinted, lithographed or reproduced upon the Closing Documents.

9. The Resolution has been duly approved and adopted by the City Council, is in full force and effect, and, except as noted herein, has not been otherwise amended, modified or supplemented since the date of its adoption, execution or delivery.

10. No litigation is pending or, to the best of our knowledge threatened, (i) to restrain or enjoin the issuance and delivery of the Closing Documents or the purchase of the Property (ii) in any way contesting or affecting any authority for the issuance of the Closing Documents or the validity of the Resolution, or (iii) in any way contesting or affecting the existence or powers of the

City, or the City Clerk or the title to office of any of the members of the City Council or of the City Clerk.

11. The City has duly performed and complied with all the obligations, agreements and conditions on its part to be performed or complied with at or prior to the closing. The City has authorized, by all necessary action, the execution, delivery, receipt and due performance of the Closing Documents, and any and all such other agreements and documents as may be required to be executed, delivered and received by the City to carry out, give effect to and consummate the transactions contemplated by the Resolution.

12. There is no action, proceeding or investigation at law or in equity before or by any court, public board or body, pending or to the best of our knowledge threatened, against or affecting the City wherein an unfavorable decision, ruling or finding would adversely affect the transactions contemplated by the Resolution or the validity of the Closing Documents.

13. The execution, delivery, receipt and due performance of the Closing Documents, the Resolution and the City's compliance with the provisions thereof, will not conflict with or constitute on the City's part a breach or a default under any existing law, court or administrative regulation, decree or order, or any agreement, indenture, lease or other instrument, to which the City is subject or by which the City is or may be bound.

14. The undersigned certify that, to the best of their knowledge, no two or more members of the City Council, meeting together, reached any prior conclusion as to whether the actions taken by the City with respect to the Closing Documents or the purchase of the Property, should or should not be taken by the City or should or should not be recommended as an action to be taken or not to be taken by the City, except at public meetings of the City held after due notice to the public was given in the ordinary manner required by law and custom of the City.

WITNESS our hands and the seal of the City effective this 29th day of May, 2026.

By: _____
NOAH WALKER, Mayor

ATTEST:

By: _____
AUDREY SIKES, City Clerk

(SEAL)

Exhibit "A"

A parcel of land, being a portion of Section 33, Township 3 South, Range 18 East, Columbia County, Florida, and being more particularly described as follows:

Commence at the Northeast corner of Section 33, Township 3 South, Range 18 East, Columbia County, Florida; thence on the East line of said Section 33, S 01° 18' 48" E, a distance of 147.20 feet to a point on the Southerly Right of Way line of U.S. Highway 90; thence departing said East line and on said Southerly Right of Way line, S 76° 39' 06" W, a distance of 476.14 feet to the Northwest corner of those lands described in Official Record Book 815, Page 1299 of the Public Records of Columbia County, Florida; thence departing said Southerly Right of Way line and on the West line of said lands and on the West line of those lands described in Official Record Book 844, Page 1596 of said Public Records, S 01° 33' 50" E, a distance of 2036.75 feet; thence departing said West line, N 89° 46' 23" W, a distance of 100.05 feet to the Point of Beginning; thence S 01° 33' 50" E, a distance of 1118.29 feet; thence N 89° 58' 49" W, a distance of 600.85 feet; thence N 08° 45' 15" E, a distance of 81.85 feet; thence N 49° 50' 56" W, a distance of 38.74 feet; thence N 21° 35' 34" W, a distance of 43.97 feet; thence N 04° 12' 12" E, a distance of 64.17 feet; thence N 26° 03' 58" E, a distance of 100.84 feet; thence N 16° 56' 18" E, a distance of 62.23 feet; thence N 24° 06' 51" W, a distance of 58.32 feet; thence N 01° 01' 01" W, a distance of 43.97 feet; thence N 14° 29' 49" W, a distance of 58.58 feet; thence N 34° 30' 13" W, a distance of 43.91 feet; thence N 51° 38' 01" W, a distance of 40.24 feet; thence N 39° 33' 47" W, a distance of 58.29 feet; thence 62° 13' 32" W, a distance of 53.10 feet; thence North 52° 39' 23" West, a distance of 39.64 feet; thence N 30° 42' 38" W, a distance of 61.66 feet; thence N 79° 06' 46" W, a distance of 50.85 feet; thence N 18° 46' 49" E, a distance of 200.44 feet; thence N 36° 10' 35" W, a distance of 54.77 feet; thence N 10° 58' 58" W, a distance of 45.24 feet; thence N 01° 45' 51" W, a distance of 75.82 feet; thence N 10° 20' 49" E, a distance of 34.96 feet; thence S 89° 46' 23" E, a distance of 801.74 feet to the Point of Beginning.

Columbia County Parcel No. 33-3S-18-10337-001

CITY OF LAKE CITY OFFICERS' CERTIFICATE

We, the undersigned Vice Mayor of the City of Lake City, Florida, on behalf of the City of Lake City, Florida (the "City"), as attested by the City Clerk, **DO HEREBY CERTIFY**, in connection with the execution and delivery of the Special Warranty Deed and other closing related documents, (the "Closing Documents"), being issued pursuant to Resolution 2026-043 of the City Council executed on April 20, 2026 (the "Resolution"), and Resolution 2026R-14 of the County executed on April 16, 2026 (the "County Resolution"), for the sale and assignment to the City of Lake City, Florida ("City") of the North Florida Mega Industrial Park ("NFMIP") Wastewater Treatment Plant facilities and real property more particularly described in Exhibit A attached hereto (the "Property") for the total sum of \$1,591,405.00, together with such further assets and obligations (collectively the "Purchased Interests") undertaken by the City as more particularly set forth in the Agreement for Sale and Purchase of Certain Wastewater System Assets By and Between the City of Lake City, Florida and Columbia County, Florida, executed and delivered on April 20, 2026, ("Agreement") and pursuant to the Laws of the State of Florida, including particularly §165.045, Florida Statutes.

1. The name of the Vice Mayor and of the members of the City Council set forth below, and the dates of the expiration of their respective terms of office, are as follows:

<u>Name</u>	<u>Title</u>	<u>Term Begins</u>	<u>Term Ends</u>
Noah Walker	Mayor	2024	2028
Chevella Young	Vice Mayor	2022	2026
Tammy Harris	Member	2024	2028
Ricky Jernigan	Member	2022	2026
James Carter	Member	2024	2028

2. All of the above members of the City Council have duly filed their oaths of office as are required by law to hold the office of City Council member and to perform the duties and undertakings in the manner required by law.

3. Audrey Sikes is the duly appointed, qualified and acting City Clerk of the City of Lake City, Florida.

4. Chevella Young is the duly elected, qualified and acting Vice Mayor of The City of Lake City, Florida, authorized to act on behalf of the City in the absence of the Mayor.

5. The undersigned Vice Mayor and City Clerk did, on the 29th day of May, 2026, officially execute the Closing Documents for the purchase of the real property more particularly described in Exhibit A attached hereto from Columbia County, Florida (the "Property") for the total sum of \$1,591,405.00, together with such further assets and obligations (collectively the "Purchased Interests") undertaken by the City as more particularly set forth in the Agreement.

6. Further, the City does hereby certify to the County:

a. The City has been duly organized and is a validly existing municipality under the laws of the State of Florida. Lake City has all requisite power and authority to enter into the Agreement and carry out and perform the terms and conditions of the Agreement.

b. The Agreement constitutes, and all other agreements to be executed by the City with respect to the Agreement, will constitute, when executed and delivered, valid and binding obligations of the City, enforceable in accordance with their terms. The City acknowledges that certain facilities in service to the Wastewater Treatment Plant are provided through licenses, leases, or easements with Weyerhaeuser Company and Weyerhaeuser NR Company, and the County shall convey or assign (as appropriate) its interests in such to the City with Weyerhaeuser's consent.

c. The execution, delivery and performance of the Agreement will not violate any provision of law, order of any court or agency of government applicable to the City, nor any indenture, agreement, or other instrument to which the City is a party, or by which it is bound. All necessary public hearings and referenda required to authorize the City's purchase of the Purchased Assets and the City entering into the Agreement will have been held in a manner and at the times duly required by law and all other appropriate governmental actions required to be taken by the City have been duly taken prior to the Closing Date.

d. The City covenants that it shall provide water and wastewater utility services continuously and throughout the NFMIP on the same terms and conditions as it otherwise provides such utility services through the City's other utility service areas which areas are situated similarly with the NFMIP with respect to being within the city limits of the City, or not. The City acknowledges this covenant is a material consideration of the County entering into the Agreement.

7. At the date of the signing of the Closing Documents by the undersigned Vice Mayor was and is the duly chosen, qualified and acting officer authorized to execute the Closing Documents to be attested to by the City Clerk, as indicated by the official titles opposite their signatures hereunder.

8. The seal impressed upon the Closing Documents is the legally adopted, proper and only official seal of the City; and said seal has been affixed, impressed, imprinted, lithographed or reproduced upon the Closing Documents.

9. The Resolution has been duly approved and adopted by the City Council, is in full force and effect, and, except as noted herein, has not been otherwise amended, modified or supplemented since the date of its adoption, execution or delivery.

10. No litigation is pending or, to the best of our knowledge threatened, (i) to restrain or enjoin the issuance and delivery of the Closing Documents or the purchase of the Property (ii) in any way contesting or affecting any authority for the issuance of the Closing Documents or the validity of the Resolution, or (iii) in any way contesting or affecting the existence or powers of the

City, or the City Clerk or the title to office of any of the members of the City Council or of the City Clerk.

11. The City has duly performed and complied with all the obligations, agreements and conditions on its part to be performed or complied with at or prior to the closing. The City has authorized, by all necessary action, the execution, delivery, receipt and due performance of the Closing Documents, and any and all such other agreements and documents as may be required to be executed, delivered and received by the City to carry out, give effect to and consummate the transactions contemplated by the Resolution.

12. There is no action, proceeding or investigation at law or in equity before or by any court, public board or body, pending or to the best of our knowledge threatened, against or affecting the City wherein an unfavorable decision, ruling or finding would adversely affect the transactions contemplated by the Resolution or the validity of the Closing Documents.

13. The execution, delivery, receipt and due performance of the Closing Documents, the Resolution and the City's compliance with the provisions thereof, will not conflict with or constitute on the City's part a breach or a default under any existing law, court or administrative regulation, decree or order, or any agreement, indenture, lease or other instrument, to which the City is subject or by which the City is or may be bound.

14. The undersigned certify that, to the best of their knowledge, no two or more members of the City Council, meeting together, reached any prior conclusion as to whether the actions taken by the City with respect to the Closing Documents or the purchase of the Property, should or should not be taken by the City or should or should not be recommended as an action to be taken or not to be taken by the City, except at public meetings of the City held after due notice to the public was given in the ordinary manner required by law and custom of the City.

WITNESS our hands and the seal of the City effective this 29th day of May, 2026.

By: _____
CHEVELLA YOUNG, Vice Mayor

ATTEST:

By: _____
AUDREY SIKES, City Clerk

(SEAL)

Exhibit "A"

A parcel of land, being a portion of Section 33, Township 3 South, Range 18 East, Columbia County, Florida, and being more particularly described as follows:

Commence at the Northeast corner of Section 33, Township 3 South, Range 18 East, Columbia County, Florida; thence on the East line of said Section 33, S 01° 18' 48" E, a distance of 147.20 feet to a point on the Southerly Right of Way line of U.S. Highway 90; thence departing said East line and on said Southerly Right of Way line, S 76° 39' 06" W, a distance of 476.14 feet to the Northwest corner of those lands described in Official Record Book 815, Page 1299 of the Public Records of Columbia County, Florida; thence departing said Southerly Right of Way line and on the West line of said lands and on the West line of those lands described in Official Record Book 844, Page 1596 of said Public Records, S 01° 33' 50" E, a distance of 2036.75 feet; thence departing said West line, N 89° 46' 23" W, a distance of 100.05 feet to the Point of Beginning; thence S 01° 33' 50" E, a distance of 1118.29 feet; thence N 89° 58' 49" W, a distance of 600.85 feet; thence N 08° 45' 15" E, a distance of 81.85 feet; thence N 49° 50' 56" W, a distance of 38.74 feet; thence N 21° 35' 34" W, a distance of 43.97 feet; thence N 04° 12' 12" E, a distance of 64.17 feet; thence N 26° 03' 58" E, a distance of 100.84 feet; thence N 16° 56' 18" E, a distance of 62.23 feet; thence N 24° 06' 51" W, a distance of 58.32 feet; thence N 01° 01' 01" W, a distance of 43.97 feet; thence N 14° 29' 49" W, a distance of 58.58 feet; thence N 34° 30' 13" W, a distance of 43.91 feet; thence N 51° 38' 01" W, a distance of 40.24 feet; thence N 39° 33' 47" W, a distance of 58.29 feet; thence 62° 13' 32" W, a distance of 53.10 feet; thence North 52° 39' 23" West, a distance of 39.64 feet; thence N 30° 42' 38" W, a distance of 61.66 feet; thence N 79° 06' 46" W, a distance of 50.85 feet; thence N 18° 46' 49" E, a distance of 200.44 feet; thence N 36° 10' 35" W, a distance of 54.77 feet; thence N 10° 58' 58" W, a distance of 45.24 feet; thence N 01° 45' 51" W, a distance of 75.82 feet; thence N 10° 20' 49" E, a distance of 34.96 feet; thence S 89° 46' 23" E, a distance of 801.74 feet to the Point of Beginning.

Columbia County Parcel No. 33-3S-18-10337-001

STATE OF FLORIDA
COUNTY OF COLUMBIA

Seller: COLUMBIA COUNTY, FLORIDA
Purchaser: CITY OF LAKE CITY, FLORIDA
Purchase Price: \$1,591,405.00
Closing Agent: Norris & Norris, P.A.
Closing Date: May 29, 2026

CLOSING AGREEMENT

For and in consideration of the funding the purchase price and/or Closing Agent disbursing proceeds of this sale, the undersigned do mutually agree to cooperate to adjust, initial, re-execute and re-deliver any and all closing documents if deemed necessary or desirable in the reasonable discretion of Closing Agent to insure the accuracy of settlement statements, resolutions, Deeds, and other documents of closing in this transaction. It is the intention of the undersigned that all documentation for this transaction and all payments or disbursements made shall be an accurate reflection of the parties' agreement, and that each party should pay all costs and expenses contemplated by their agreement.

The undersigned Mayor, as attested by the City Clerk, does hereby so agree and covenant on behalf of the City of Lake City, Florida to assure that this transaction and its documentation will conform to the parties' agreement and the Closing Agent's requirements and it is understood that Closing Agent will rely upon this agreement and the covenants herein in closing this transaction.

Dated as of the 29th day of May, 2026.

Signed, sealed and delivered
in the presence of:

CITY OF LAKE CITY, FLORIDA

Sign_____

By:_____
NOAH WALKER, MAYOR

Print_____

ATTEST:

Sign_____

By:_____
AUDREY E. SIKES, CITY CLERK

Print_____

(SEAL)

**STATE OF FLORIDA
COUNTY OF COLUMBIA**

The foregoing instrument was acknowledged before me in my physical presence this 29th day of May, 2026, by NOAH WALKER, Mayor, CITY OF LAKE CITY, FLORIDA, ☐ who is personally known to me or ☐ who produced _____ as identification.

(seal)

NOTARY PUBLIC – State of Florida

**STATE OF FLORIDA
COUNTY OF COLUMBIA**

The foregoing instrument was acknowledged before me in my physical presence this 29th day of May, 2026, by AUDREY E. SIKES, CITY OF LAKE CITY, FLORIDA, ☐ who is personally known to me or ☐ who produced _____ as identification.

(seal)

NOTARY PUBLIC – State of Florida

Approved as to form and legality:

By: _____
CLAY MARTIN
City of Lake City Attorney

STATE OF FLORIDA
COUNTY OF COLUMBIA

Seller: COLUMBIA COUNTY, FLORIDA
Purchaser: CITY OF LAKE CITY, FLORIDA
Purchase Price: \$1,591,405.00
Closing Agent: Norris & Norris, P.A.
Closing Date: May 29, 2026

CLOSING AGREEMENT

For and in consideration of the funding the purchase price and/or Closing Agent disbursing proceeds of this sale, the undersigned do mutually agree to cooperate to adjust, initial, re-execute and re-deliver any and all closing documents if deemed necessary or desirable in the reasonable discretion of Closing Agent to insure the accuracy of settlement statements, resolutions, Deeds, and other documents of closing in this transaction. It is the intention of the undersigned that all documentation for this transaction and all payments or disbursements made shall be an accurate reflection of the parties' agreement, and that each party should pay all costs and expenses contemplated by their agreement.

The undersigned Vice Mayor, as attested by the City Clerk, does hereby so agree and covenant on behalf of the City of Lake City, Florida to assure that this transaction and its documentation will conform to the parties' agreement and the Closing Agent's requirements and it is understood that Closing Agent will rely upon this agreement and the covenants herein in closing this transaction.

Dated as of the 29th day of May, 2026.

Signed, sealed and delivered
in the presence of:

CITY OF LAKE CITY, FLORIDA

Sign_____

By:_____
CHEVELLA YOUNG, VICE MAYOR

Print_____

ATTEST:

Sign_____

By:_____
AUDREY E. SIKES, CITY CLERK

Print_____

(SEAL)

**STATE OF FLORIDA
COUNTY OF COLUMBIA**

The foregoing instrument was acknowledged before me in my physical presence this 29th day of May, 2026, by CHEVELLA YOUNG, Vice Mayor, CITY OF LAKE CITY, FLORIDA, ☐ who is personally known to me or ☐ who produced _____ as identification.

(seal)

NOTARY PUBLIC – State of Florida

**STATE OF FLORIDA
COUNTY OF COLUMBIA**

The foregoing instrument was acknowledged before me in my physical presence this 29th day of May, 2026, by AUDREY E. SIKES, CITY OF LAKE CITY, FLORIDA, ☐ who is personally known to me or ☐ who produced _____ as identification.

(seal)

NOTARY PUBLIC – State of Florida

Approved as to form and legality:

By: _____
CLAY MARTIN
City of Lake City Attorney