This instrument was prepared without examination of title by: Nicolle M. Shalley, Levy County Attorney for the Levy County Road Department 355 Garner Street Bronson, FL 32621

A portion of Property Appraiser Parcel ID Number 0974000300

RIGHT-OF-WAY DEED

THIS DEED, made this _______day of August, 2023, by Zim Padgett and Marilyn Padgett, husband and wife, whose address is P.O. Box 146, Otter Creek, FL 32683 (the "Grantor"), and LEVY COUNTY, a political subdivision of the State of Florida, whose address is P.O. Box 310, Bronson, Florida, 32621-0310 (the "Grantee.")

WITNESSETH:

That the Grantor, for and in consideration of the sum of One Dollar (\$1.00) and other valuable consideration to it in hand paid by the Grantee, the receipt of which is hereby acknowledged, has granted, bargained and sold to Grantee the following described land, situate, lying and being in Levy County, Florida, for public right-of-way purposes:

A parcel of land described below and depicted as New Parcel "B" for visual reference on the attached Exhibit "A".

A part of Lot 4, Block 68, University Oaks, according to the plat thereof recorded in Plat Book 4, Pages 15, 15H, 15M and being a part of the vacated Moorehaven Drive in Official Record Book 746, Page 989; both being in the Public Records of Levy County, Florida; Lying in Section 35, Township 11 South, Range 17 East, Levy County, Florida; being more particularly described as follows:

Commence at the Northwest corner of said Lot 4, thence run South 00°00'44" East along the West line of said Lot 4, a distance of 135.00 feet to the Point-of-Beginning of the herein described parcel; thence continue South 00°00'44" East, along said West line, a distance of 35.00 feet to the Southwest corner of said Lot 4; thence run North 88°22'51" East along the South line of said Lot 4 and said Official Record Book 746, Page 989, a distance of 325.00 feet to the Southeast corner of said Official Record Book 746, Page 989; thence North 00°00'44" West along East line of said Official Record Book 746, Page 989, a Distance of 35.00 feet; thence South 88°22'51" West, a distance of 325.00 feet to the said Point-of-Beginning. Containing 0.261acres, more or less.

And the Grantor covenants with Grantee that Grantor is lawfully seized of said land in fee simple; has lawful authority to convey the land; warrants title to the land; and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF the Grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered			
in the presence of:			
Way John A		Bin Pon	
Witness 1	0 11	Zim Padgett	
Printed Name: W. CASELLA	u Whete		
Shack troubs	(Mailys &	Padgett
Witness 2	2	Marilyn Padgett	
Printed Name: Yan K Know	yes		
STATE OF FLORIDA COUNTY OF LEVY			
I HEREBY CERTIFY, th	at on this <u>/</u>	2 day of September	, 2023, before
me, an officer duly qualified to	take acknow	/ledgments, personally a	ppeared Zim
Padgett and Marilynn Padget	tt, who are_	W ₄	() personally
known to me or (%) produced id	entification I	rivees License	and executed
the foregoing.	Zim- P3	23.996.62.468.0	
	Marilyn P3	73-541-69-5500	
My Commission Expires:		45	
(NOTARY SEAL)		Maso K	Kmalo
		Notary Signat	ture



ROPERTY IS LOCATED IN FEDERAL FLOOD

"X", AREAS DETERMINED TO BE OUTSIDE

2X ANNUAL CHANGE FLOOD PLAIN, AS

COLATED FROM F-LIAM, PANEL NO. 12075C

FFEGURE: 11/02/2012

Lot 4, Blook 68, University Oaks, according to the plat thereof, recorded in Plat Book 4, Pages 15, 15H, 15M, Public Records of Levy County, Florida. Together With vacated street East of and adjacent to Lot 7, pursuant to that resolution recorded in or Book 746, Page 989, Public Records of Levy County, Florida

Description: (ORB 1353, PG 104) - Overall

Lying in Section 35, Township 11 South, Lot 4, Block 68, University Oaks, Map of Boundary Survey

Range 17 East, Levy County, Florida.

. Bearings hereon are based on an assumed value of North 88'22'51" East, for the North line of subject property, solid earning is identical with the plat of record.

The Factures and improvements, (i.e. foundations, utilities, supplic towist, etc.) not visible beneath the surface of the ground, specified not supplicately asserted unless specifically operated or new historial towns in the surface of the supplication of the supplication of the specified or the specified of the specified or to serve the specified or the specified to specified the specified or the specified or obstantine comment or the specified to the date of determine comments).

This survey is certified to the date of the date ocquisition in the field (about hereon as survey date), OMLY,

No instruments of record reflecting essentants, rights—of-way, and/or ownership were furnished to the surveyor except as shown. No search of the public records has been done by the surveyor for any encumbrances for subject property or adjoining properties.

4. The building setbooks shown hareon were token from the record plot or information furnished to the surveyor only. Activates, it no building setbooks are shawn hereon, this does not limply that there are note on subject property. It is suppered by the surveyor, that is building setbooks (whether shown or not) are verified at the proper building department with the current zoning of the subject property.

5. Subject Property shown hereon may be a division of a parent tract based on information provided by the client. If so, this among you can consider a building adoptorment with the current zoning of the subject property.

Information from the Federal Emergency Management Agency (F.E.M.A.) Flood Insurance Rote Map shown hereon was current on or the effective or revised date of soid map. Map revisions and amendments are periodically made by letter and map not be reflected on soid map. 7. Fence locations shown hareon (if any) are located at the corners or ends only, unless specified otherwise. Fencing may neader between said fence corners.

plat hereof recorded in Plat Book 4, Pages 15, 16H, 15M, and being a part of the Vacated Moorehaven Dive per in ORB 745, PG 989: both being of the Public Records of Lewy County, Florida; Lying in Section 35, Township 11 South, Range 17 East, Lewy County, Florida; being more particularly described as follows: iption: (by surveyor) - New Parcel "A" A part of Lot 4, Block 68, University Oaks, according to the

Control of the c

(NOT TO SCALE)

88°22'51"West along the North line of said Lot 4 and said ORB 746, PG 989, a distance of 325.00 feet to the Northwest corner of Lot 4 and the said Point-of-Beginning. South 00°00'44"East along the West line of said Lot 4, a distance of 135.00 feet; thence North 88"2251"East, a distance of 325.00 00°00'44"West along said East line, distance of 135.00 feet to the Begin at the Northwest corner of said Lot 4; thence run feet to the East line of said ORB 746, PG 989; thence North Northeast corner of said ORB 746, PG 989, thence South

A part of Lot 4, Block 68, University Oaks, according to the plat thereof recorded in Plat Book 4, Pages 15, 15H, 15M, and being a part of the Vacated Moorehaven Drive per in OAB 746, PG 989; both being of the Public Records of Levy County, Florida, Lying in Section 55, Township 11 South, Range 17 East, Levy

described parcel;thence continue South 00°00'44"East, along said West line, a distance of 35,00 feet to the Southwest corner of said Lot 4 and said ORB 746, PG 989, a distance of 325.00 feet to the Southeast comer of said ORB 746, PG 989; thence North 00°00'44"West along East line of said ORB 746, PG 989, a Lot 4; thence run North 88°22'51"East along the South line of said run South 00°00′44″East along the West line of said Lot 4, a distance of 135.00 feet to the Point-of Beginning of the herein

Proj No. 2023-36

Shk'd: S.M.M.

