

Prepared by and return to:
Darryl J. Tompkins, Esq.
Darryl J. Tompkins, PA
P.O. Box 519
Alachua, FL 32616



**RELEASE OF LAND FROM DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR ALACHUA TOWNE CENTRE**

This release made and entered into this 9th day of January, 2003 by FIRST STREET, GROUP, L.C. a Florida limited liability company, hereinafter referred to as "Declarant"

WITNESSETH

WHEREAS, Declarant is the owner of the real property situated lying and being in Alachua County, Florida and described in the Exhibit "A" attached hereto; and,


WHEREAS, The property described on the attached Exhibit "A" is part of the project known as Alachua Towne Centre and is subject to the Declaration of Covenants, Conditions and Restrictions recorded in O.R. Book 2331, Page 2670; as amended in O.R. Book 2383, Page 2915 all of the Public Records of Alachua County Florida; and,

WHEREAS, The Declarant reserved the right to release property from the Restrictive Covenants. Declarant intends to Deed the Road Rights of Way described on the attached Exhibit "A" to the City of Alachua.

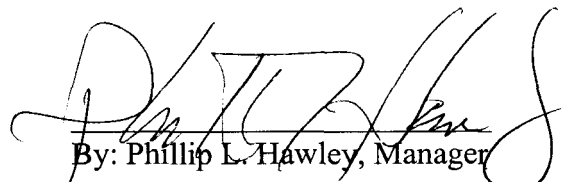
NOW, THEREFORE, The Declarant for itself and its successors and/or assigns hereby releases the property described in Exhibit "A" from the Covenants, Conditions and Restrictions for Alachua Towne Centre.

WITNESSES:


Printed Name DARRYL J. TOMPKINS


Printed Name Rebecca Fuller

First Street Group, L.C.
a Florida limited liability company


By: Phillip L. Hawley, Manager

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 9th day of January, 2003, by Phillip L. Hawley, as Manager of First Street Group, a Florida limited liability company, on behalf of the company. The above named officer is personally known to me or has produced _____ as identification, and who did take an oath.

REBECCA FULLER
Notary Public, State of Florida
My comm. exp. Dec. 17, 2004
Comm. No. CC 988811

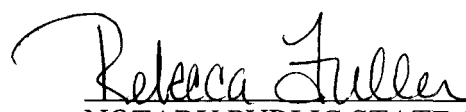

NOTARY PUBLIC STATE OF FLORIDA
Printed Name: Rebecca Fuller
My Commission Expires:

Exhibit A

INSTRUMENT # 2008441
9 PGS

Fund File No. 11-2002-3103

PREPARED FOR: FIRST STREET GROUP, LLC
PROJECT No: 02-371S
AFFECTED PARCEL: ALACHUA TOWNE CENTRE
DESCRIPTION FOR: RIGHTS-OF-WAYS

LEGAL DESCRIPTION:

A PARCEL OF LAND SITUATED IN FRACTIONAL SECTION 15, TOWNSHIP 8 SOUTH, RANGE 18 EAST, AND IN THE WILLIAM GARVIN GRANT, CITY OF ALACHUA, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF BLOCK 16, DOWNINGS ADDITION (PLAT BOOK "C", PAGE 79A OF THE PUBLIC RECORDS OF ALACHUA COUNTY FLORIDA);

THENCE NORTH 03 DEGREES 12 MINUTES 57 SECONDS EAST, ALONG THE EAST LINE OF SAID BLOCK 16, AND THE WEST RIGHT-OF-WAY LINE OF N.W. 142 TERRACE (60' RIGHT-OF-WAY), A DISTANCE OF 460.29 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 89 DEGREES 10 MINUTES 03 SECONDS WEST, DEPARTING SAID EAST LINE AND THE SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 296.50 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 430.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 75 DEGREES 31 MINUTES 01 SECONDS WEST, 227.16 FEET;

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30 DEGREES 37 MINUTES 52 SECONDS, AN ARC DISTANCE OF 229.88 FEET TO THE END OF SAID CURVE;

THENCE SOUTH 89 DEGREES 10 MINUTES 03 SECONDS WEST, A DISTANCE OF 0.78 FEET TO THE INTERSECTION WITH A NON-TANGENT CURVE, TO THE RIGHT, CONCAVE NORTHERLY, HAVING A RADIUS OF 305.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 46 DEGREES 24 MINUTES 52 SECONDS WEST, 61.47 FEET;

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11 DEGREES 34 MINUTES 05 SECONDS, AN ARC DISTANCE OF 61.58 FEET TO THE POINT OF TANGENCY;

THENCE NORTH 40 DEGREES 37 MINUTES 49 SECONDS WEST, A DISTANCE OF 46.53 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 360.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 71 DEGREES 29 MINUTES 08 SECONDS WEST, 369.27 FEET;

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THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 61 DEGREES 42 MINUTES 37 SECONDS, AN ARC DISTANCE OF 387.74 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 77 DEGREES 39 MINUTES 34 SECONDS WEST, A DISTANCE OF 143.47 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHERLY, HAVING A RADIUS OF 540.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 87 DEGREES 47 MINUTES 56 SECONDS WEST, 271.17 FEET;

THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29 DEGREES 05 MINUTES 00 SECONDS, AN ARC DISTANCE OF 274.10 FEET TO THE POINT OF TANGENCY;

THENCE NORTH 73 DEGREES 15 MINUTES 26 SECONDS WEST, A DISTANCE OF 347.48 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE SOUTHERLY, HAVING A RADIUS OF 430.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 77 DEGREES 16 MINUTES 08 SECONDS WEST, 60.17 FEET;

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 08 DEGREES 01 MINUTES 24 SECONDS, AN ARC DISTANCE OF 60.21 FEET TO THE INTERSECTION WITH THE SOUTHERLY PROJECTION OF THE EAST LINE OF THAT CERTAIN PARCEL OF LANDS DESCRIBED IN DEED BOOK 335, PAGE 461 OF THE PUBLIC RECORDS OF SAID COUNTY;

THENCE NORTH 02 DEGREES 27 MINUTES 17 SECONDS WEST, ALONG THE SOUTHERLY PROJECTION OF THE EAST LINE OF SAID LANDS, A DISTANCE OF 81.30 FEET TO THE INTERSECTION WITH A NON-TANGENT CURVE, TO THE RIGHT, CONCAVE SOUTHERLY, HAVING A RADIUS OF 510.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 78 DEGREES 09 MINUTES 15 SECONDS EAST, 87.07 FEET;

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 09 DEGREES 47 MINUTES 37 SECONDS, AN ARC DISTANCE OF 87.17 FEET TO THE POINT OF TANGENCY;

THENCE SOUTH 73 DEGREES 15 MINUTES 26 SECONDS EAST, A DISTANCE OF 38.17 FEET;

THENCE NORTH 16 DEGREES 44 MINUTES 34 SECONDS EAST, A DISTANCE OF 91.60 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE WESTERLY, HAVING A RADIUS OF 260.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 07 DEGREES 08 MINUTES 38 SECONDS EAST, 86.71 FEET;

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 19 DEGREES 11 MINUTES 51 SECONDS, AN ARC DISTANCE OF 87.12 FEET TO THE POINT OF TANGENCY;

THENCE NORTH 02 DEGREES 27 MINUTES 17 SECONDS WEST, A DISTANCE OF 510.46 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE EASTERLY, HAVING A RADIUS OF 340.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 15 DEGREES 40 MINUTES 57 SECONDS WEST, 211.68 FEET;

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THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 36 DEGREES 16 MINUTES 29 SECONDS, AN ARC DISTANCE OF 215.26 FEET TO THE POINT OF TANGENCY;
THENCE NORTH 33 DEGREES 49 MINUTES 12 SECONDS EAST, A DISTANCE OF 219.52 FEET TO THE INTERSECTION WITH THE SOUTH LINE OF A ROADWAY AND DRAINAGE EASEMENT AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY PLANS FOR STATE ROAD NO. 25 (ALSO KNOWN AS U.S. HIGHWAY NO. 441);
THENCE SOUTH 56 DEGREES 10 MINUTES 48 SECONDS EAST, ALONG SAID SOUTH LINE, A DISTANCE OF 80.00 FEET;
THENCE DEPARTING SAID SOUTH LINE SOUTH 33 DEGREES 49 MINUTES 12 SECONDS EAST, A DISTANCE OF 219.52 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 260.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 15 DEGREES 40 MINUTES 57 SECONDS WEST, 161.87 FEET;
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 36 DEGREES 16 MINUTES 29 SECONDS, AN ARC DISTANCE OF 164.61 FEET TO THE POINT OF TANGENCY;
THENCE SOUTH 02 DEGREES 27 MINUTES 17 SECONDS EAST, A DISTANCE OF 510.46 FEET, TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE WESTERLY, HAVING A RADIUS OF 340.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 07 DEGREES 08 MINUTES 38 SECONDS WEST, 113.39 FEET;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 19 DEGREES 11 MINUTES 51 SECONDS, AN ARC DISTANCE OF 113.92 FEET TO THE POINT OF TANGENCY;
THENCE SOUTH 16 DEGREES 44 MINUTES 34 SECONDS WEST, A DISTANCE OF 91.60 FEET;
THENCE SOUTH 73 DEGREES 15 MINUTES 26 SECONDS EAST, A DISTANCE OF 229.31 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE NORTHERLY, HAVING A RADIUS OF 460.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 87 DEGREES 47 MINUTES 56 SECONDS EAST, 231.00 FEET;
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29 DEGREES 05 MINUTES 00 SECONDS, AN ARC DISTANCE OF 233.50 FEET TO THE POINT OF TANGENCY;
THENCE NORTH 77 DEGREES 39 MINUTES 34 SECONDS EAST, A DISTANCE OF 143.47 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, CONCAVE SOUTHERLY, HAVING A RADIUS OF 440.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 78 DEGREES 38 MINUTES 21 SECONDS EAST, 15.05 FEET;
THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 01 DEGREES 57 MINUTES 34 SECONDS, AN ARC DISTANCE OF 15.05 FEET TO THE INTERSECTION WITH A NON-TANGENT CURVE, TO THE RIGHT, CONCAVE EASTERLY, HAVING A RADIUS OF 265.00

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FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 08 DEGREES 31 MINUTES 53 SECONDS EAST, 77.67 FEET;
THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 16 DEGREES 51 MINUTES 10 SECONDS, AN ARC DISTANCE OF 77.95 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE LEFT, CONCAVE WESTERLY, HAVING A RADIUS OF 25.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 02 DEGREES 00 MINUTES 04 SECONDS EAST, 12.90 FEET;
THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 29 DEGREES 54 MINUTES 47 SECONDS, AN ARC DISTANCE OF 13.05 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE RIGHT, CONCAVE EASTERLY, HAVING A RADIUS OF 54.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 27 DEGREES 02 MINUTES 26 SECONDS EAST, 69.42 FEET;
THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 79 DEGREES 59 MINUTES 31 SECONDS, AN ARC DISTANCE OF 75.39 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE LEFT, CONCAVE EASTERLY, HAVING A RADIUS OF 25.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 51 DEGREES 58 MINUTES 52 SECONDS EAST, 12.99 FEET;
THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30 DEGREES 06 MINUTES 38 SECONDS, AN ARC DISTANCE OF 13.14 FEET TO THE POINT OF TANGENCY;
THENCE NORTH 36 DEGREES 55 MINUTES 33 SECONDS EAST, DISTANCE OF 57.59 FEET;
THENCE NORTH 79 DEGREES 26 MINUTES 45 SECONDS WEST, A DISTANCE OF 4.15 FEET;
THENCE NORTH 10 DEGREES 33 MINUTES 15 SECONDS EAST, A DISTANCE OF 80.00 FEET;
THENCE SOUTH 79 DEGREES 26 MINUTES 45 SECONDS EAST, A DISTANCE OF 37.81 FEET ;
THENCE NORTH 33 DEGREES 49 MINUTES 13 SECONDS WEST, A DISTANCE OF 381.41 FEET TO THE INTERSECTION WITH THE SOUTH LINE OF A ROADWAY AND DRAINAGE EASEMENT AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY PLANS FOR STATE ROAD NO. 25 (ALSO KNOWN AS U.S. HIGHWAY NO. 441);
THENCE SOUTH 56 DEGREES 10 MINUTES 47 SECONDS EAST, ALONG SAID SOUTH LINE, A DISTANCE OF 80.00 FEET;
THENCE SOUTH 33 DEGREES 49 MINUTES 13 SECONDS WEST, DEPARTING SAID SOUTH LINE , A DISTANCE OF 347.06 FEET TO THE INTERSECTION WITH A NON- TANGENT CURVE, TO THE RIGHT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 370.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 62 DEGREES 41 MINUTES 45 SECONDS EAST, 224.68 FEET;

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THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 35 DEGREES 21 MINUTES 01 SECONDS, AN ARC DISTANCE OF 228.28 FEET TO THE POINT OF TANGENCY;
THENCE SOUTH 45 DEGREES 01 MINUTES 14 SECONDS EAST, A DISTANCE OF 24.35 FEET TO THE POINT OF CURVATURE OF CURVE TO THE LEFT, CONCAVE SOUTHERLY, HAVING A RADIUS OF 290.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 67 DEGREES 55 MINUTES 36 SECONDS EAST, 225.75 FEET;
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 45 DEGREES 48 MINUTES 42 SECONDS, AN ARC DISTANCE OF 231.87 FEET TO THE END OF SAID CURVE;
THENCE SOUTH 00 DEGREES 49 MINUTES 57 SECONDS EAST, A DISTANCE OF 10.00 FEET;
THENCE NORTH 89 DEGREES 10 MINUTES 03 SECONDS EAST, A DISTANCE OF 275.31 FEET TO THE INTERSECTION WITH THE EAST LINE OF BLOCK 20, DOWNINGS SUBDIVISION (PLAT BOOK "C", PAGE 79A OF THE PUBLIC RECORDS OF ALACHUA COUNTY FLORIDA) AND A POINT ON THE WEST RIGHT-OF-WAY OF N.W. 142 TERRACE (60' RIGHT-OF-WAY);
THENCE SOUTH 03 DEGREES 12 MINUTES 57 SECONDS EAST, ALONG SAID EAST LINE AND WEST RIGHT-OF-WAY LINE, A DISTANCE OF 60.05 FEET;
THENCE SOUTH 89 DEGREES 10 MINUTES 03 SECONDS WEST, DEPARTING SAID EAST LINE AND WEST RIGHT-OF-WAY, A DISTANCE OF 370.00 FEET;
THENCE NORTH 03 DEGREES 12 MINUTES 57 SECONDS WEST, A DISTANCE OF 1.69 FEET TO THE INTERSECTION WITH A NON-TANGENT CURVE, TO THE RIGHT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 370.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 60 DEGREES 42 MINUTES 24 SECONDS WEST, 200.07 FEET;
THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 31 DEGREES 22 MINUTES 20 SECONDS, AN ARC DISTANCE OF 202.59 FEET TO THE POINT OF TANGENCY;
THENCE NORTH 45 DEGREES 01 MINUTES 14 SECONDS WEST, A DISTANCE OF 24.35 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE SOUTHERLY, HAVING A RADIUS OF 290.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 62 DEGREES 14 MINUTES 00 SECONDS WEST, 171.63 FEET;
THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 34 DEGREES 25 MINUTES 31 SECONDS, AN ARC DISTANCE OF 174.24 FEET TO THE POINT OF TANGENCY;
THENCE NORTH 79 DEGREES 26 MINUTES 45 SECONDS WEST, A DISTANCE OF 37.41 FEET;
THENCE RUN SOUTH 36 DEGREES 55 MINUTES 33 SECONDS WEST, A DISTANCE OF 87.50 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE EASTERLY, HAVING A RADIUS OF 25.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 17 DEGREES 34 MINUTES 47 SECONDS WEST, 16.56 FEET;

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THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 38 DEGREES 41 MINUTES 34 SECONDS, AN ARC DISTANCE OF 16.88 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 54.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 26 DEGREES 50 MINUTES 49 SECONDS WEST, 51.72 FEET;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 57 DEGREES 13 MINUTES 38 SECONDS, AN ARC DISTANCE OF 53.94 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE LEFT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 34 DEGREES 27 MINUTES 21 SECONDS WEST, 17.92 FEET;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 42 DEGREES 00 MINUTES 33 SECONDS, AN ARC DISTANCE OF 18.33 FEET TO THE POINT OF COMPOUND CURVATURE OF A CURVE TO THE LEFT, CONCAVE EASTERLY, HAVING A RADIUS OF 185.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 07 DEGREES 54 MINUTES 59 SECONDS WEST, 35.69 FEET;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11 DEGREES 04 MINUTES 12 SECONDS, AN ARC DISTANCE OF 35.74 FEET TO THE POINT OF INTERSECTION WITH A NON-TANGENT CURVE, TO THE RIGHT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 440.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 65 DEGREES 15 MINUTES 30 SECONDS EAST, 366.72 FEET;
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 49 DEGREES 15 MINUTES 21 SECONDS, AN ARC DISTANCE OF 378.26 FEET TO THE POINT OF TANGENCY;
THENCE SOUTH 40 DEGREES 37 MINUTES 49 SECONDS EAST, A DISTANCE OF 46.53 FEET TO THE POINT OF CURVATURE OF A CURVE, TO THE LEFT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 225.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 59 DEGREES 39 MINUTES 41 SECONDS EAST, 146.74 FEET;
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 38 DEGREES 03 MINUTES 44 SECONDS, AN ARC DISTANCE OF 149.47 FEET TO THE POINT OF TANGENCY;
THENCE SOUTH 03 DEGREES 12 MINUTES 57 SECONDS EAST, A DISTANCE OF 10.33 FEET TO THE INTERSECTION WITH A NON-TANGENT CURVE, TO THE LEFT, CONCAVE NORTHERLY, HAVING A RADIUS OF 370.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 84 DEGREES 52 MINUTES 46 SECONDS EAST, 76.78 FEET;
THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11 DEGREES 54 MINUTES 41 SECONDS, AN ARC DISTANCE OF 76.92 FEET TO THE POINT OF TANGENCY;
THENCE NORTH 89 DEGREES 10 MINUTES 03 SECONDS, A DISTANCE OF 293.96 FEET TO THE INTERSECTION WITH THE EAST BOUNDARY OF BLOCK

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20, DOWNINGS ADDITION (PLAT BOOK "C", PAGE 79A OF THE PUBLIC RECORDS OF ALACHUA COUNTY FLORIDA) AND THE WEST RIGHT-OF-WAY OF N.W. 142 TERRACE (60' RIGHT-OF-WAY);
THENCE SOUTH 03 DEGREES 12 MINUTES 57 SECONDS EAST, ALONG SAID EAST BOUNDARY AND WEST RIGHT-OF-WAY LINE, A DISTANCE OF 60.05 FEET TO **THE POINT OF BEGINNING.**

DESCRIPTION: (SEE ATTACHED)

LANDS DESCRIBED
IN DEED BOOK 335, PAGE 461

SURVEYORS NOTES:

1. BEARINGS SHOWN ARE BASED ON AN ASSUMED VALUE OF S 03°12'57"E, FOR THE WEST RIGHT-OF-WAY LINE OF N.W. 142 TERRACE.

LEGEND:

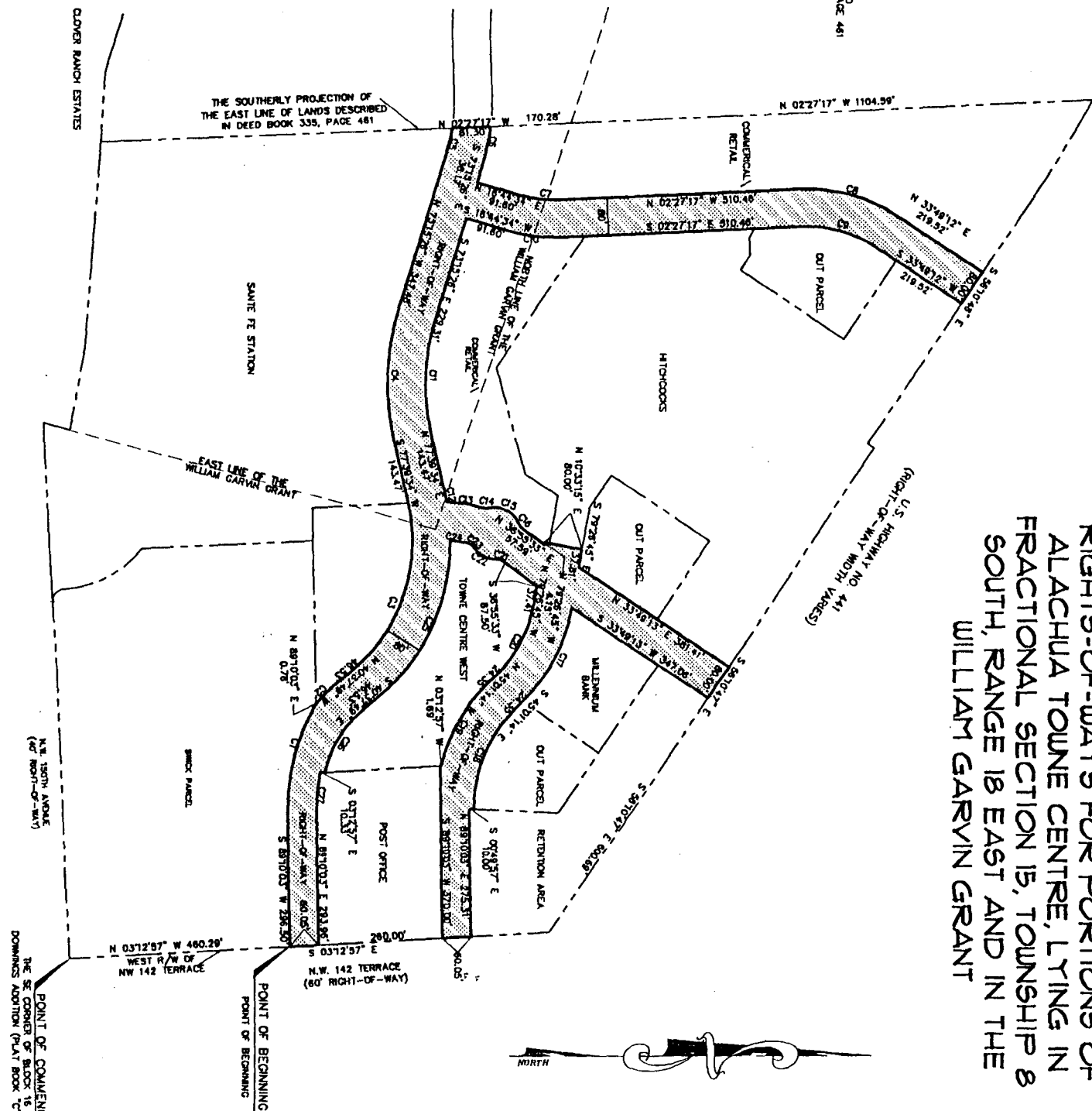


RIGHT-OF-WAY FOR PORTIONS OF ALACHUA TOWNE CENTRE, HATCHED AREA CONTAINS 7.85 ACRES, MORE OR LESS.

ADJOINERS BOUNDARIES

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	229.88	430.00	30°37'52"	22.16	N79°31'01"W
C2	61.58	305.00	11°34'05"	6.47	N46°24'52"W
C3	387.74	360.00	61°42'37"	369.27	N71°29'08"W
C4	274.10	540.00	29°03'00"	271.17	N87°41'35"W
C5	60.21	430.00	8°01'24"	60.17	N77°16'08"W
C6	87.17	510.00	9°47'37"	87.07	S78°09'15"E
C7	87.12	260.00	19°11'31"	86.71	N07°08'38"E
C8	215.26	340.00	36°16'29"	211.68	S15°40'37"W
C9	164.61	260.00	36°16'29"	161.87	S15°40'37"W
C10	113.92	340.00	19°11'31"	113.39	S07°08'38"W
C11	233.50	460.00	29°03'00"	231.00	S87°47'56"E
C12	19.09	440.00	1°37'34"	19.05	N78°38'21"E
C13	77.93	265.00	15°31'10"	77.67	N08°31'53"E
C14	13.05	54.00	2°34'47"	12.90	N02°00'04"E
C15	75.39	54.00	29°39'31"	69.42	N67°02'26"E
C16	13.14	25.00	30°06'38"	12.89	N61°58'52"E
C17	228.28	370.00	35°21'01"	224.68	S62°41'53"E
C18	231.87	290.00	45°48'42"	225.75	S67°53'36"E
C19	202.59	370.00	31°22'20"	200.07	N60°42'24"W
C20	174.24	290.00	34°25'31"	171.63	N62°14'00"W
C21	16.88	25.00	38°41'34"	16.56	S17°34'47"W
C22	53.94	54.00	57°13'38"	51.72	S66°30'49"W
C23	18.33	23.00	42°00'37"	17.92	S34°27'21"W
C24	35.74	185.00	11°04'12"	35.69	S07°54'59"W
C25	378.26	440.00	49°15'21"	366.72	S65°15'30"E
C26	149.47	225.00	38°03'44"	146.74	S59°39'41"E
C27	76.92	370.00	11°54'41"	76.78	S84°52'46"E

SKETCH TO ACCOMPANY DESCRIPTION OF
RIGHTS-OF-WAYS FOR PORTIONS OF
ALACHUA TOWNE CENTRE, LYING IN
FRACTIONAL SECTION 15, TOWNSHIP 8
SOUTH, RANGE 18 EAST AND IN THE
WILLIAM GARVIN GRANT



SKETCH-NOT A BOUNDARY SURVEY