

CONSERVATION EASEMENT

STATE OF FLORIDA:

COUNTY OF LEON:

THIS CONSERVATION EASEMENT is hereby made on this 11th day of May, 2011, by Geary M. Eli Reeves, whose mailing address is 16000 Reeves Landing Rd hereinafter referred to as the "Grantor," to LEON COUNTY, FLORIDA, a political subdivision of the State of Florida, whose mailing address is Board of County Commissioners, 301 South Monroe Street, Tallahassee, Florida 32301, hereinafter referred to as the "Grantee."

WITNESSETH:

For and in consideration of the mutual promises and other good and valuable consideration as set forth herein, the receipt and sufficiency of which is hereby acknowledged, the Grantor does hereby grant to the Grantee, its successors and assigns, a perpetual Conservation Easement in accordance with Section 704.06, Florida Statutes, over and across the real property more particularly described on Exhibit "A", which is attached hereto and expressly incorporated herein, on the terms and conditions hereinafter set forth:

The following activities are prohibited within this easement, pursuant to Section 704.06, Florida Statutes:

1. Construction or placing of buildings, roads, signs, billboards or other advertising, utilities, or other structures above or on the ground.
2. Dumping or placing of soil or other substance or material as landfill, or dumping or placing of trash, waste, or unsightly or offensive materials.
3. Removal or destruction of trees, shrubs, or other vegetation.
4. Excavation, dredging, or removal of loam, peat, gravel, soil, rock, or other material substance in such matter as to affect the surface.
5. Surface use except for purposes that permit the land or water area to remain predominately in its natural condition.
6. Activities detrimental to drainage, flood control, water conservation, erosion control, soil conservation, or fish and wildlife conservation habitat preservation.
7. Acts or uses detrimental to such retention of land or water areas.
8. Acts or uses detrimental to the preservation of the structural integrity or physical appearance of sites or properties of historical, architectural, archeological, or cultural significance.

It is understood that the granting of this easement entitles the Grantee to enter the above-described land in a reasonable manner and at reasonable times to assure compliance with the conditions of this easement.

Grantor hereby fully warrants the title to said real property and will defend the same against the lawful claims of all persons whomsoever claimed by, through or under it, that it has good rights and lawful authority to grant this easement and that the same is unencumbered.

Where the context of this easement requires, allows or permits, the same shall include the

successors or assigns of the parties.

The easement granted hereby shall run with the land and shall ensure to the benefit of the Grantee and its successors and assigns.

IN WITNESS WHEREOF, Grantor has caused these covenants to be executed and its seal to be affixed hereto on the day and year first above written.

GRANTOR

Geary M. Eli Reeves
(Name typewritten)

Geary M. Eli Reeves
(Signature)

WITNESSES:

Larry Davis
(Sign)
Larry Davis
(Print Name)

Brenda Kay Davis
(Sign)
Brenda Kay Davis
(Print Name)

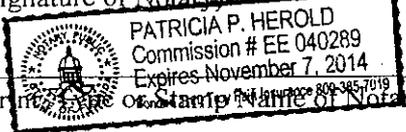
STATE OF FLORIDA

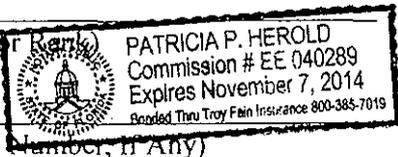
COUNTY OF LEON

The foregoing instrument was acknowledged before me this 11th day of May, 2011
by Geary M. Eli Reeves, who is personally known to me ~~or who has produced~~
(name of person acknowledging)

as identification.
(type of identification produced)

Patricia P. Herold
(Signature of Notary)


(Print Name of Notary)


(Title of Notary)

This Instrument was prepared by:
Herbert W.A. Thiele, Esq., County Attorney
Leon County Attorney's Office
301 South Monroe Street
Tallahassee, Florida 32301

Legal Description of Conservation Easement No. 1

A portion of those lands described in Official Records Book 1051, Page 771, of the Public Records of Leon County, Florida, more particularly described as follows:

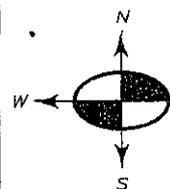
Commence at the Northwest corner of the Southwest Quarter of Section 3, Township 2 North, Range 3 East, and run thence East 30.76 chains to the Magnolia Public Road, thence Southeasterly 10.39 chains along said road to a point on the East boundary of said Magnolia Road, thence run South 18 degrees East 105.6 feet along the East side of the Magnolia Public Road to a point marked by a concrete monument, thence North 64 degrees East 3417 feet, thence run North 64 degrees 30 minutes West 396.2 feet, thence run North 64 degrees East 19.17 feet to a point which is the Point of Beginning also being a point lying on the North Right of Way line of Reeves Landing Rd. (a 60' R/W); thence continue North 64 degrees East 384.88 feet, thence South 26 degrees 13 minutes 56 seconds East 89.61 feet, thence North 73 degrees 46 minutes 58 seconds East 47.63 feet, thence South 73 degrees 53 minutes 23 seconds East 45.03 feet; thence South 10 degrees 29 minutes 11 seconds West 32.23 feet, thence North 79 degrees 30 minutes 49 Seconds West 16.09 feet, thence North 81 degrees 33 minutes 28 seconds West 21.49 feet, thence North 87 degrees 24 minutes 04 seconds West 29.55 feet, thence South 66 degrees 45 minutes 41 seconds West 12.95 feet, thence South 59 degrees 33 minutes 36 seconds West 32.21 feet, thence South 30 degrees 43 minutes 49 seconds West 29.86 feet, thence South 27 degrees 29 minutes 28 seconds West 35.51 feet, thence South 26 degrees 59 minutes 12 seconds West 113.60 feet, thence South 78 degrees 10 minutes 52 seconds West 27.15 feet to a point lying on the North Right of Way line of Reeves Landing Rd. (a 60' R/W), thence North 64 degrees 30 minutes West along said Right of Way line 279.89 feet to the Point of Beginning.

Containing 1.31 acres, (57,158 sq. ft.), more or less.

SUBJECT TO: Easements and restrictions of record.

REVISIONS	
DATE	DESCRIPTION
JOB NUMBER: REE100404	
DRAWN BY: MEO	
SHEET NO 2 OF 2	

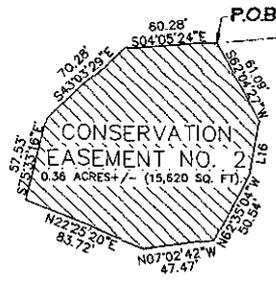
SKETCH AND LEGAL
 CONSERVATION EASEMENT NO. 1
 REEVES LANDING RV PARK
 ADDITION



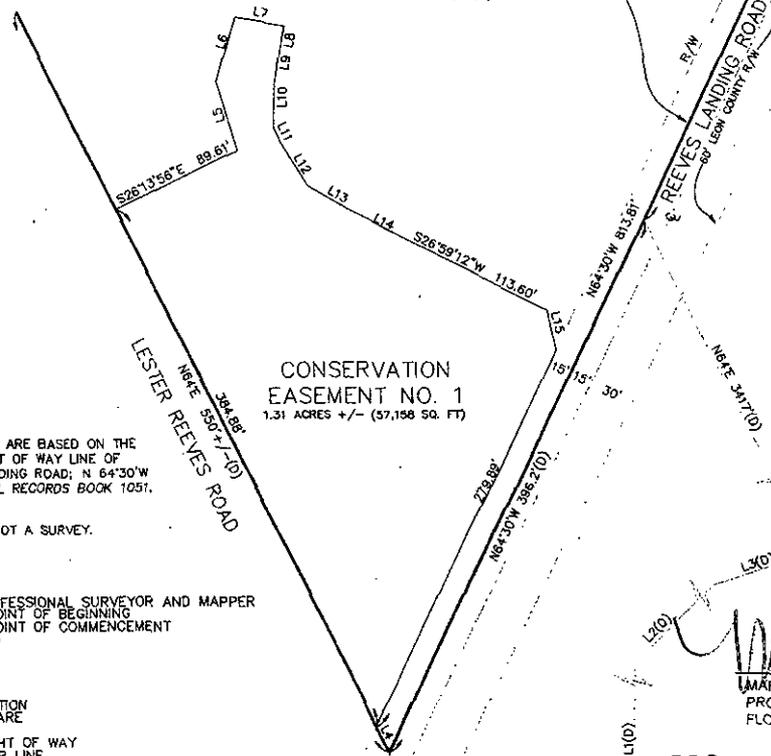
**O'NEAL SURVEYING
 & MAPPING, INC.**
 1929 Buford Boulevard
 Tallahassee, Fl. 32308
 Ph. 850-270-2138
 Licensed Survey Business 0007713



LAKE MICCOSUKEE
 APPROXIMATE WATER'S EDGE 1095' +/- (D) OVERALL



PARENT TRACT
 OFFICIAL RECORDS
 BOOK 1051, PAGE 771
 8.14 ACRES +/- (D)



LINE TABLE

LINE	BEARING	DISTANCE
L1	EAST	30.76 CHAINS
L2	SOUTHEASTERLY	10.39 CHAINS
L3	S 18° E	105.6'
L4	N 64° E	19.17'
L5	N 73°46'58" E	47.63'
L6	S 73°33'23" E	45.03'
L7	S 10°28'11" W	32.23'
L8	N 79°30'49" W	16.09'
L9	N 87°33'28" W	21.49'
L10	N 87°24'04" W	29.55'
L11	S 66°45'41" W	12.95'
L12	S 59°33'36" W	32.21'
L13	S 30°43'49" W	29.86'
L14	S 27°29'28" W	35.51'
L15	S 78°10'52" W	27.15'
L16	N 79°17'40" W	35.89'
L17	N 31° W	4.10'

NOTES
 1. BEARINGS ARE BASED ON THE NORTH RIGHT OF WAY LINE OF REEVES LANDING ROAD; N 64°30'W PER OFFICIAL RECORDS BOOK 1051, PAGE 771.
 2. THIS IS NOT A SURVEY.

LEGEND
 PSM - PROFESSIONAL SURVEYOR AND MAPPER
 P.O.B. - POINT OF BEGINNING
 P.O.C. - POINT OF COMMENCEMENT
 (D) - DEED
 N - NORTH
 E - EAST
 S - SOUTH
 W - WEST
 SEC - SECTION
 SQ - SQUARE
 FT - FEET
 R/W - RIGHT OF WAY
 C - CENTER LINE

Mary E. O'Neal 5/3/11
 MARY E. O'NEAL, PSM DATE
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA CERTIFICATE NO. 6414

P.O.C.
 NW Corner SW Quarter Sec. 3,
 Township 2 North, Range 3 East

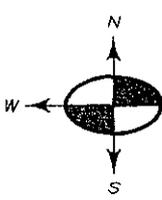
THIS IS NOT A SURVEY

REVISIONS

DATE	DESCRIPTION

JOB NUMBER:
 REE100404
 DRAWN BY:
 MED
 SHEET NO.
 1 OF 2

SKETCH AND LEGAL
 CONSERVATION EASEMENT NO. 2
 REEVES LANDING RV PARK
 ADDITION



O'NEAL SURVEYING
 & MAPPING, INC.

1929 Buford Boulevard
 Tallahassee, FL 32308
 Ph. 850-270-2138
 Licensed Survey Business 0007713

Legal Description of Conservation Easement No. 2

A portion of those lands described in Official Records Book 1051, Page 771, of the Public Records of Leon County, Florida, more particularly described as follows:

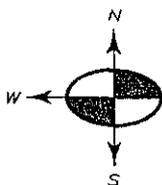
Commence at the Northwest corner of the Southwest Quarter of Section 3, Township 2 North, Range 3 East, and run thence East 30.76 chains to the Magnolia Public Road, thence Southeasterly 10.39 chains along said road to a point on the East boundary of said Magnolia Road, thence run South 18 degrees East 105.6 feet along the East side of the Magnolia Public Road to a point marked by a concrete monument, thence North 64 degrees East 3417 feet, thence run North 64 degrees 30 minutes West 396.2 feet, thence run North 64 degrees East 19.17 to a point lying on the North Right of Way line of Reeves Landing Rd. (a 60' R/W), thence South 64 degrees 30 minutes East along said Right of Way 813.81 feet, thence leaving said Right of Way run North 04 degrees 05 minutes 24 seconds West 195.37 feet to a point which is the Point of Beginning; thence run South 62 degrees 04 minutes 27 seconds West 61.09 feet, thence North 79 degrees 17 minutes 40 seconds West 35.89 feet, thence North 62 degrees 35 minutes 04 seconds West 50.54 feet, thence North 07 degrees 02 minutes 42 seconds West 47.47 feet, thence North 22 degrees 25 minutes 20 seconds East 83.72 feet, thence South 75 degrees 33 minutes 16 seconds East 57.53 feet, thence South 43 degrees 03 minutes 29 seconds East 70.28 feet, thence South 04 degrees 05 minutes 24 seconds East 60.28 feet to the Point of Beginning.

Containing 0.36 acres, (15,260 sq. ft.), more or less.

SUBJECT TO: Easements and restriction of record.

REVISIONS	
DATE	DESCRIPTION
JOB NUMBER REE100404	
DRAWN BY: MEO	
SHEET NO 2 OF 2	

SKETCH AND LEGAL
 CONSERVATION EASEMENT NO. 2
 REEVES LANDING RV PARK
 ADDITION



O'NEAL SURVEYING
 & MAPPING, INC.

1929 Buford Boulevard
 Tallahassee, Fl. 32308
 Ph. 850-270-2138
 Licensed Survey Business 0007713

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