

Consideration: \$10.00
Doc Stamps: \$.70

Prepared by and after
recording return to:

Jessica Paz Mahoney, Esq.
DONNA J. FELDMAN, P.A.
19321-C U.S. Highway 19 North
Suite 600
Clearwater, Florida 33764

Folio No.: Multiple
Grantee's Taxpayer ID# _____

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED ("**Deed**") is made this 9th day of October, 2012, by **VERANDAH DEVELOPMENT LLC**, a Florida limited liability company ("**Grantor**"), whose address is 701 S. Olive Avenue, Suite 104, West Palm Beach, Florida 33401, in favor of **HERITAGE WILLOW LLC**, a Florida limited liability company ("**Grantee**"), whose address is 701 S. Olive Avenue, Suite 104, West Palm Beach, Florida 33401.

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and 00/100 Dollars, and other valuable consideration, lawful money of the United States of America, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed to Grantee, its successors and assigns forever, all of the following described land in Lee County, Florida ("**Property**"), together with all fixtures, improvements and appurtenances thereunto appertaining:

See attached **Exhibit "A"**

[Sketches attached hereto are for illustrative purposes only]

TO HAVE AND TO HOLD the Property, with the appurtenances, unto Grantee, its successors and assigns, in fee simple forever;

And Grantor does hereby covenant with Grantee that the Property is free from all liens and encumbrances except real estate taxes for 2012 and subsequent years, and easements, covenants, conditions, restrictions, reservations and other matters of record;


And, subject to the exceptions herein, Grantor does hereby fully warrant title to the Property, and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

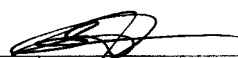
This conveyance is a transfer of unencumbered property from one limited liability company to another limited liability company, where both companies are wholly owned in equal shares by the same member(s). Therefore, the beneficial ownership in the property remains identical after this conveyance, and on the basis of Crescent Miami Center v. Department of Revenue, 903 So. 2d 913 (Fla. 2005) and Department of Revenue Technical Assistance Advisory No. 05B4-004 (June 23, 2005), only minimum documentary stamp taxes (\$.70) under Section 201.02, Florida Statutes are due on this conveyance.

[Signature and acknowledgment follows.]

IN WITNESS WHEREOF, Grantor has executed this Deed under seal on the date aforesaid.

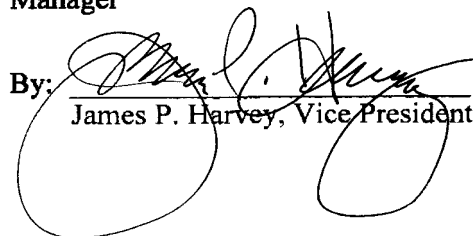
Signed, sealed and delivered
in the presence of:


Signature of Witness #1
TROY E. SIMPSON
Typed/Printed Name of Witness #1


Signature of Witness #2
BRYON T. LOPRESTE
Typed/Printed Name of Witness #2

GRANTOR:

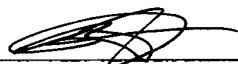
VERANDAH DEVELOPMENT LLC,
a Florida limited liability company
By: HK Rollup II LLC,
a Florida limited liability company
Its: Managing Member
By: The Kolter Group LLC,
a Florida limited liability company
Its: Manager

By: 
James P. Harvey, Vice President

STATE OF FLORIDA

COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me this 9th day of October, 2012, by James P. Harvey, Vice President of The Kolter Group LLC, a Florida limited liability company, the Manager of HK Rollup II, LLC, a Florida limited liability company, the Managing Member of Verandah Development LLC, a Florida limited liability company, on behalf of the entities, (check one) / ☒ / who is personally known to me or / ☐ / who has produced a _____ as identification.


Notary Public, State of Florida
My Commission Expires: 01-27-16
Affix Notary Seal Below:

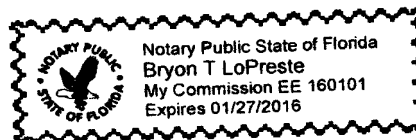


Exhibit "A"
Property

1. Parcel 128, Verandah Unit Eighteen preliminary plat, more particularly described on **Attachment 1** hereto.
and
2. Parcel 131, Verandah Unit Twenty preliminary plat, more particularly described on **Attachment 2** hereto.
and
3. Parcels 132 and 133, Verandah Unit Twenty-Two preliminary plat, more particularly described on **Attachment 3** hereto.

Attachment 1 of Exhibit "A"

(PARCEL 128 – WILLOW BEND)

PARCEL LYING IN
SECTIONS 29 AND 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST
LEE COUNTY, FLORIDA

A TRACT OR PARCEL OF LAND LYING IN SECTIONS 29 AND 32, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM AN INTERSECTION OF THE WESTERLY RIGHT-OF-WAY LINE OF BUCKINGHAM ROAD (60' WIDE) WITH THE SOUTH LINE OF A FLORIDA POWER AND LIGHT COMPANY TRANSMISSION LINE EASEMENT RECORDED IN DEED BOOK 237, PAGE 137, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, RUN S 89° 02' 25" W ALONG SAID SOUTH EASEMENT LINE FOR 1,215.75 FEET TO THE POINT OF BEGINNING.

FROM SAID POINT OF BEGINNING, DEPARTING SAID EASEMENT LINE, RUN S 00° 57' 35" E FOR 40.00 FEET; THENCE RUN N 89° 02' 25" E FOR 23.59 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 345.00 FEET (DELTA 34° 26' 46") (CHORD BEARING S 24° 26' 32" E) (CHORD 204.30 FEET) FOR 207.41 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1,000.00 FEET (DELTA 07° 13' 14") (CHORD BEARING S 10° 49' 47" E) (CHORD 125.94 FEET) FOR 126.02 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 190.00 FEET (DELTA 222° 18' 58") (CHORD BEARING N 83° 16' 55" W) (CHORD 354.38 FEET) FOR 737.23 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET (DELTA 118° 50' 08") (CHORD BEARING N 31° 32' 31" W) (CHORD 86.09 FEET) FOR 103.70 FEET TO A POINT OF TANGENCY; THENCE RUN S 89° 02' 25" W FOR 500.89 FEET TO A POINT OF CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 34.80 FEET (DELTA 14° 14' 48") (CHORD BEARING S 81° 55' 02" W) (CHORD 8.63 FEET) FOR 8.65 FEET TO A POINT OF TANGENCY; THENCE RUN S 74° 47' 38" W FOR 117.83 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1,550.00 FEET (DELTA 08° 13' 36") (CHORD BEARING N 12° 33' 50" W) (CHORD 222.36 FEET) FOR 222.55 FEET TO A POINT OF TANGENCY; THENCE RUN N 16° 40' 37" W FOR 43.89 FEET TO AN INTERSECTION WITH SAID SOUTH EASEMENT LINE; THENCE RUN N 89° 02' 25" E ALONG SAID EASEMENT LINE FOR 948.69 FEET TO THE POINT OF BEGINNING.

BEARINGS HEREINABOVE MENTIONED ARE STATE PLANE COORDINATE FOR THE WEST ZONE OF FLORIDA (NAD 1983/90 ADJUSTMENT) AND ARE BASED ON THE WESTERLY RIGHT-OF-WAY LINE OF BUCKINGHAM ROAD, AS BEARING S 24° 23' 10" W.

Attachment 2 of Exhibit "A"

A TRACT OR PARCEL OF LAND LYING IN SECTION 29, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM AN INTERSECTION OF THE EAST BOUNDARY LINE OF LANDS DESCRIBED IN OFFICIAL RECORD BOOK 2449, PAGE 953, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, WITH THE SOUTH RIGHT-OF-WAY LINE OF PALM BEACH BOULEVARD (STATE ROAD 80 - 150 FEET WIDE) RUN N 77° 10' 13" E ALONG SAID SOUTH RIGHT-OF-WAY LINE FOR 18.64 FEET TO THE POINT OF BEGINNING.

FROM SAID POINT OF BEGINNING CONTINUE N 77° 10' 13" E ALONG SAID RIGHT-OF-WAY LINE FOR 766.58 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE, DEPARTING SAID RIGHT-OF-WAY LINE, RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 395.00 FEET (DELTA 34° 31' 40") (CHORD BEARING S 39° 36' 25" E) (CHORD 234.45 FEET) FOR 238.04 FEET TO A POINT OF TANGENCY; THENCE RUN S 22° 20' 35" E FOR 310.51 FEET TO A POINT OF CURVATURE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 50.00 FEET (DELTA 39° 32' 57") (CHORD BEARING S 42° 07' 03" E) (CHORD 33.83 FEET) FOR 34.51 FEET TO A POINT OF TANGENCY; THENCE RUN S 61° 53' 32" E FOR 185.37 FEET TO A POINT OF CURVATURE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 421.39 FEET (DELTA 38° 53' 35") (CHORD BEARING S 42° 26' 44" E) (CHORD 280.58 FEET) FOR 286.04 FEET TO A POINT OF COMPOUND CURVATURE; THENCE RUN SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 1,010.02 FEET (DELTA 15° 07' 09") (CHORD BEARING S 15° 26' 23" E) (CHORD 265.75 FEET) FOR 266.52 FEET TO A POINT OF TANGENCY; THENCE RUN S 07° 52' 48" E FOR 83.77 FEET TO A POINT OF CURVATURE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 310.00 FEET (DELTA 81° 50' 15") (CHORD BEARING S 48° 47' 56" E) (CHORD 406.09 FEET) FOR 442.78 FEET TO A POINT OF TANGENCY; THENCE RUN S 89° 43' 03" E FOR 251.31 FEET TO A POINT OF CURVATURE; THENCE RUN EASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 730.00 FEET (DELTA 17° 15' 09") (CHORD BEARING N 81° 39' 22" E) (CHORD 218.98 FEET) FOR 219.81 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN S 14° 13' 19" E FOR 128.73 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET (DELTA 80° 04' 30") (CHORD BEARING N 23° 21' 38" E) (CHORD 32.16 FEET) FOR 34.94 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN N 73° 19' 23" E FOR 10.00 FEET; THENCE RUN S 16° 40' 37" E FOR 132.00 FEET; THENCE RUN S 73° 19' 23" W FOR 10.00 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET (DELTA 89° 38' 19") (CHORD BEARING N 61° 29' 47" W) (CHORD 35.24 FEET) FOR 39.11 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 941.00 FEET (DELTA 03° 02' 25") (CHORD BEARING S 75° 12' 16" W) (CHORD 49.93 FEET) FOR 49.93 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN N 13° 53' 04" W FOR 6.00 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 935.00 FEET (DELTA 13° 33' 14") (CHORD BEARING S 83° 30' 20" W) (CHORD 220.67 FEET) FOR 221.19 FEET TO A POINT OF TANGENCY; THENCE RUN N 89° 43' 03" W FOR 251.31 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 515.00 FEET (DELTA 55° 09' 51") (CHORD BEARING N 62° 08' 07" W) (CHORD 476.91 FEET) FOR 495.84 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET (DELTA 32° 10' 46") (CHORD BEARING N 50° 38' 35" W) (CHORD 13.86 FEET) FOR 14.04 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN S 14° 23' 17" E FOR 129.79 FEET; THENCE RUN S 75° 36' 43" W FOR 113.33 FEET TO A POINT OF CURVATURE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 45.00 FEET (DELTA 28° 39' 06") (CHORD BEARING S 61° 17' 10" W) (CHORD 22.27 FEET) FOR 22.50 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 200.00 FEET (DELTA 237° 18' 12") (CHORD BEARING N 14° 23' 17" W) (CHORD 351.02 FEET) FOR 828.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN EASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 45.00 FEET (DELTA 28° 39' 06") (CHORD BEARING N 89° 56' 16" E) (CHORD 22.27 FEET) FOR 22.50 FEET TO A POINT OF TANGENCY; THENCE RUN N 75° 36' 43" E FOR 59.99 FEET; THENCE RUN S 14° 23' 17" E FOR 135.00 FEET; THENCE RUN N 75° 36' 43" E FOR 9.04 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET (DELTA 97° 02' 12") (CHORD BEARING N 27° 05' 37" E) (CHORD 37.46 FEET) FOR 42.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 515.00 FEET (DELTA 13° 32' 41") (CHORD BEARING N 14° 39' 09" W) (CHORD 121.46 FEET) FOR 121.75 FEET TO A POINT OF TANGENCY; THENCE RUN N 07° 52' 48" W FOR 83.77 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 805.02 FEET (DELTA 15° 07' 09") (CHORD BEARING N 15° 26' 23" W) (CHORD 211.81 FEET) FOR 212.43 FEET TO A POINT OF COMPOUND CURVATURE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 216.39 FEET (DELTA 38° 53' 35") (CHORD BEARING N 42° 26' 44" W) (CHORD 144.08 FEET) FOR 146.89 FEET TO A POINT OF TANGENCY;

THENCE RUN N 61° 53' 32" W FOR 124.59 FEET; THENCE RUN S 34° 42' 08" W FOR 87.30 FEET, THENCE RUN N 55° 17' 52" W FOR 25.49 FEET; THENCE RUN S 34° 42' 08" W FOR 489.92 FEET TO A POINT OF CURVATURE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 370.00 FEET (DELTA 35° 37' 56") (CHORD BEARING S 52° 31' 06" W) (CHORD 226.41 FEET) FOR 230.10 FEET TO A POINT OF TANGENCY; THENCE RUN S 70° 20' 04" W FOR 180.55 FEET TO A POINT OF CURVATURE, THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 85.00 FEET (DELTA 26° 31' 31") (CHORD BEARING S 57° 04' 18" W) (CHORD 39.00 FEET) FOR 39.35 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 200.00 FEET (DELTA 50° 08' 03") (CHORD BEARING S 68° 52' 35" W) (CHORD 169.47 FEET) FOR 175.00 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 45.00 FEET (DELTA 06° 58' 52") (CHORD BEARING N 89° 32' 50" W) (CHORD 5.48 FEET) FOR 5.48 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN S 88° 30' 27" W FOR 34.19 FEET, THENCE RUN N 01° 29' 33" W FOR 170.82 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 65.00 FEET (DELTA 51° 41' 11") (CHORD BEARING N 01° 15' 33" W) (CHORD 56.67 FEET) FOR 58.64 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN N 01° 01' 41" W FOR 163.12 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN EASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 200.00 FEET (DELTA 24° 28' 04") (CHORD BEARING N 84° 09' 52" E) (CHORD 84.76 FEET) FOR 85.41 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN EASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 95.00 FEET (DELTA 26° 03' 50") (CHORD BEARING N 83° 21' 59" E) (CHORD 42.84 FEET) FOR 43.22 FEET TO A POINT OF TANGENCY; THENCE RUN N 70° 20' 04" E FOR 178.22 FEET TO A POINT OF CURVATURE, THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 30.00 FEET (DELTA 35° 37' 56") (CHORD BEARING N 52° 31' 06" E) (CHORD 18.36 FEET) FOR 18.66 FEET TO A POINT OF TANGENCY; THENCE RUN N 34° 42' 08" E FOR 521.28 FEET TO A POINT OF CURVATURE, THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 30.00 FEET (DELTA 57° 02' 43") (CHORD BEARING N 06° 10' 47" E) (CHORD 28.65 FEET) FOR 29.87 FEET TO A POINT OF TANGENCY; THENCE RUN N 22° 20' 35" W FOR 218.31 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 55.00 FEET (DELTA 84° 05' 09") (CHORD BEARING N 64° 23' 09" W) (CHORD 73.67 FEET) FOR 80.72 FEET TO A POINT OF TANGENCY; THENCE RUN S 73° 34' 16" W FOR 270.51 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 200.00 FEET (DELTA 48° 14' 23") (CHORD BEARING S 56° 21' 15" W) (CHORD 163.46 FEET) FOR 168.39 FEET TO AN INTERSECTION WITH A NON-TANGENT LINE; THENCE RUN N 79° 19' 09" W FOR 42.30 FEET; THENCE RUN S 68° 22' 37" W FOR 50.64 FEET; THENCE RUN N 01° 22' 04" W FOR 55.90 FEET; THENCE RUN S 88° 37' 56" W FOR 25.00 FEET; THENCE RUN N 01° 22' 04" W FOR 230.49 FEET TO THE POINT OF BEGINNING.

BEARINGS HEREINABOVE MENTIONED ARE STATE PLANE COORDINATE FOR THE WEST ZONE OF FLORIDA (NAD 1983/90 ADJUSTMENT) AND ARE BASED ON THE SOUTH RIGHT-OF-WAY LINE OF PALM BEACH BOULEVARD (SR 80) AS BEARING N 77° 10' 13" E.

Attachment 3 of Exhibit "A"

**PARCEL LYING IN
SECTION 29, TOWNSHIP 43 SOUTH, RANGE 26 EAST
LEE COUNTY, FLORIDA**

A TRACT OR PARCEL OF LAND LYING IN SECTION 29, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS:

BEGINNING AT AN INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF VERANDAH BOULEVARD, VERANDAH UNIT FIFTEEN, RECORDED AS INSTRUMENT NUMBER 2006000188737, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, WITH THE SOUTH RIGHT-OF-WAY LINE OF PALM BEACH BOULEVARD (SR 80 - 150 FEET WIDE), THENCE RUN ALONG THE WEST RIGHT-OF-WAY LINE OF SAID VERANDAH BOULEVARD THE FOLLOWING COURSES: S 12° 50' 04" E FOR 290.71 FEET TO A POINT OF CURVATURE; SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 2,440.00 FEET (DELTA 02° 20' 08") (CHORD BEARING S 11° 40' 00" E) (CHORD 99.46 FEET) FOR 99.46 FEET TO THE POINT OF BEGINNING.

FROM SAID POINT OF BEGINNING CONTINUE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING COURSES: SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT HAVING A RADIUS OF 2,440.00 FEET (DELTA 04° 01' 09") (CHORD BEARING S 08° 29' 22" E) (CHORD 171.12 FEET) FOR 171.16 FEET; N 83° 31' 13" E FOR 20.00 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 2,460.00 FEET (DELTA 03° 14' 54") (CHORD BEARING S 04° 51' 20" E) (CHORD 139.45 FEET) FOR 139.47 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, RUN N 84° 34' 48" E FOR 190.94 FEET TO AN INTERSECTION WITH A NON-TANGENT CURVE; THENCE RUN EASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 88.00 FEET (DELTA 39° 19' 25") (CHORD BEARING N 78° 51' 26" E) (CHORD 59.22 FEET) FOR 60.40 FEET TO A POINT OF COMPOUND CURVATURE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 245.00 FEET (DELTA 38° 22' 55") (CHORD BEARING N 40° 00' 16" E) (CHORD 161.07 FEET) FOR 164.12 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 555.00 FEET (DELTA 54° 01' 09") (CHORD BEARING N 47° 49' 23" E) (CHORD 504.09 FEET) FOR 523.26 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 95.00 FEET (DELTA 21° 55' 11") (CHORD BEARING N 63° 52' 22" E) (CHORD 36.12 FEET) FOR 36.34 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 190.00 FEET (DELTA 236° 33' 55") (CHORD BEARING S 08° 48' 16" E) (CHORD 334.64 FEET) FOR 784.48 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 65.00 FEET (DELTA 47° 01' 11") (CHORD BEARING S 85° 58' 06" W) (CHORD 51.86 FEET) FOR 53.34 FEET TO A POINT OF COMPOUND CURVATURE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 245.00 FEET (DELTA 41° 40' 44") (CHORD BEARING S 41° 37' 08" W) (CHORD 174.32 FEET) FOR 178.22 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 555.00 FEET (DELTA 04° 20' 42") (CHORD BEARING S 22° 57' 07" W) (CHORD 42.08 FEET) FOR 42.09 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 65.00 FEET (DELTA 69° 12' 59") (CHORD BEARING S 09° 29' 02" E) (CHORD 73.84 FEET) FOR 78.52 FEET; THENCE RUN S 44° 05' 31" E FOR 32.87 FEET TO A POINT OF CURVATURE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 110.00 FEET (DELTA 46° 20' 53") (CHORD BEARING S 67° 15' 58" E) (CHORD 86.58 FEET) FOR 88.98 FEET TO A POINT OF COMPOUND

CURVATURE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 65.00 FEET (DELTA 57° 13' 41") (CHORD BEARING N 60° 56' 45" E) (CHORD 62.26 FEET) FOR 64.92 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 190.00 FEET (DELTA 237° 08' 04") (CHORD BEARING S 29° 06' 04" E) (CHORD 333.74 FEET) FOR 786.37 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 95.00 FEET (DELTA 24° 34' 00") (CHORD BEARING S 77° 10' 58" W) (CHORD 40.42 FEET) FOR 40.73 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 420.00 FEET (DELTA 71° 02' 56") (CHORD BEARING N 79° 34' 34" W) (CHORD 488.08 FEET) FOR 520.81 FEET; THENCE RUN N 44° 03' 06" W FOR 46.86 FEET TO A POINT OF CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 45.00 FEET (DELTA 70° 31' 44") (CHORD BEARING N 79° 18' 58" W) (CHORD 51.96 FEET) FOR 55.39 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 555.00 FEET (DELTA 11° 41' 41") (CHORD BEARING S 71° 16' 01" W) (CHORD 113.09 FEET) FOR 113.28 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 60.00 FEET (DELTA 33° 58' 35") (CHORD BEARING S 60° 07' 34" W) (CHORD 35.06 FEET) FOR 35.58 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN SOUTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 40.00 FEET (DELTA 39° 58' 20") (CHORD BEARING S 63° 07' 27" W) (CHORD 27.34 FEET) FOR 27.91 FEET TO A POINT OF COMPOUND CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 575.00 FEET (DELTA 08° 13' 37") (CHORD BEARING S 87° 13' 25" W) (CHORD 82.49 FEET) FOR 82.56 FEET; THENCE RUN N 88° 39' 46" W FOR 32.80 FEET TO AN INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SAID VERANDAH BOULEVARD; THENCE RUN THE FOLLOWING COURSES ALONG SAID RIGHT-OF-WAY LINE: S 03° 49' 18" W FOR 162.26 FEET TO A POINT OF CURVATURE; SOUTHERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1,160.00 FEET (DELTA 16° 55' 15") (CHORD BEARING S 04° 38' 19" E) (CHORD 341.33 FEET) FOR 342.58 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, RUN S 86° 15' 13" W FOR 185.28 FEET TO A POINT OF CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 140.00 FEET (DELTA 21° 08' 54") (CHORD BEARING N 83° 10' 20" W) (CHORD 51.38 FEET) FOR 51.67 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN WESTERLY ALONG AN ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 95.00 FEET (DELTA 20° 47' 28") (CHORD BEARING N 82° 59' 38" W) (CHORD 34.28 FEET) FOR 34.47 FEET; THENCE RUN S 86° 36' 38" W FOR 28.50 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHWESTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 280.00 FEET (DELTA 91° 26' 13") (CHORD BEARING N 47° 40' 15" W) (CHORD 400.91 FEET) FOR 446.85 FEET; THENCE RUN N 01° 57' 08" W FOR 453.88 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 280.00 FEET (DELTA 34° 09' 30") (CHORD BEARING N 15° 07' 36" E) (CHORD 164.47 FEET) FOR 166.93 FEET TO A POINT OF COMPOUND CURVATURE; THENCE RUN NORTHEASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 1,036.37 FEET (DELTA 11° 26' 22") (CHORD BEARING N 37° 55' 32" E) (CHORD 206.57 FEET) FOR 206.92 FEET; THENCE RUN N 43° 38' 43" E FOR 55.64 FEET TO A POINT OF CURVATURE; THENCE RUN EASTERLY ALONG AN ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 238.12 FEET (DELTA 65° 49' 56") (CHORD BEARING N 76° 33' 41" E) (CHORD 258.79 FEET) FOR 273.60 FEET TO THE POINT OF BEGINNING.

BEARINGS HEREINABOVE MENTIONED ARE BASED ON THE WEST RIGHT-OF-WAY LINE OF VERANDAH BOULEVARD, VERANDAH UNIT FIFTEEN, RECORDED AS INSTRUMENT NUMBER 2006000188737, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA AS BEARING S 12° 50' 04" E.

