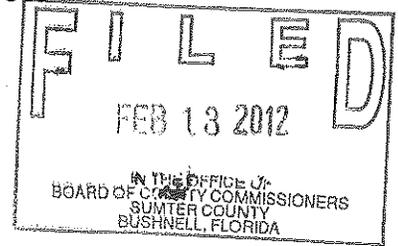


THE HOGAN LAW FIRM®

We mean businessSM

February 7, 2012



Sumter County BOCC
Bradley Arnold
7375 Powell Road
Wildwood, Florida 34795

RE: Sumter Purchase from Bigham Hide Co. Inc.

Dear Mr. Arnold:

Enclosed are the following documents related to the above-referenced transaction for your files:

- Original Recorded Warranty Deed
- Original Owners Policy
- Copies of executed closing documents for your records

It was a pleasure working with you. Since this concludes the matter, we will be closing our file.

Sincerely,

A handwritten signature in cursive script that reads "Amy Palmer".

Amy Palmer
Legal Assistant

ALP/
Enclosures



OWNER'S POLICY OF TITLE INSURANCE (with Florida Modifications)

Policy Number **OXFL-08061267**

Issued by Old Republic National Title Insurance Company

Any notice of claim and any other notice or statement in writing required to be given to the Company under this Policy must be given to the Company at the address shown in Section 18 of the Conditions.

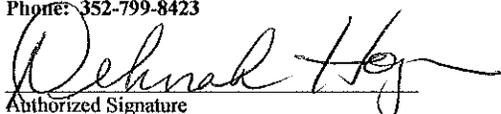
COVERED RISKS

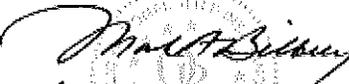
SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B, AND THE CONDITIONS, OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, a Minnesota corporation (the "Company") insures, as of Date of Policy, against loss or damage, not exceeding the Amount of Insurance, sustained or incurred by the Insured by reason of:

1. Title being vested other than as stated in Schedule A.
2. Any defect in or lien or encumbrance on the Title. This Covered Risk includes but is not limited to insurance against loss from:
 - (a) A defect in the Title caused by
 - (i) forgery, fraud, undue influence, duress, incompetency, incapacity, or impersonation;
 - (ii) failure of any person or Entity to have authorized a transfer or conveyance;
 - (iii) a document affecting Title not properly created, executed, witnessed, sealed, acknowledged, notarized, or delivered;
 - (iv) failure to perform those acts necessary to create a document by electronic means authorized by law;
 - (v) a document executed under a falsified, expired, or otherwise invalid power of attorney;
 - (vi) a document not properly filed, recorded, or indexed in the Public Records including failure to perform those acts by electronic means authorized by law; or
 - (vii) a defective judicial or administrative proceeding.
 - (b) The lien of real estate taxes or assessments imposed on the Title by a governmental authority due or payable, but unpaid.
 - (c) Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land. The term "encroachment" includes encroachments of existing improvements located on the Land onto adjoining land, and encroachments onto the Land of existing improvements located on adjoining land.
3. Unmarketable Title.
4. No right of access to and from the Land.
5. The violation or enforcement of any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to-
 - (a) the occupancy, use, or enjoyment of the Land;
 - (b) the character, dimensions, or location of any improvement erected on the Land;
 - (c) the subdivision of land; or
 - (d) environmental protectionif a notice, describing any part of the Land, is recorded in the Public Records setting forth the violation or intention to enforce, but only to the extent of the violation or enforcement referred to in that notice.

Issued through the Office of:
HOGAN LAW FIRM
20 SOUTH BROAD STREET
BROOKSVILLE, FL 34601
Phone: 352-799-8423

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
A Stock Company
400 Second Avenue South, Minneapolis, Minnesota 55401
(612) 371-1111


Authorized Signature

By  President
Attest  Secretary

6. An enforcement action based on the exercise of a governmental police power not covered by Covered Risk 5 if a notice of the enforcement action, describing any part of the Land, is recorded in the Public Records, but only to the extent of the enforcement referred to in that notice.
7. The exercise of the rights of eminent domain if a notice of the exercise, describing any part of the Land, is recorded in the Public Records.
8. Any taking by a governmental body that has occurred and is binding on the rights of a purchaser for value without Knowledge.
9. Title being vested other than as stated in Schedule A or being defective
 - (a) as a result of the avoidance in whole or in part, or from a court order providing an alternative remedy, of a transfer of all or any part of the title to or any interest in the Land occurring prior to the transaction vesting Title as shown in Schedule A because that prior transfer constituted a fraudulent or preferential transfer under federal bankruptcy, state insolvency, or similar creditors' rights laws; or
 - (b) because the instrument of transfer vesting Title as shown in Schedule A constitutes a preferential transfer under federal bankruptcy, state insolvency, or similar creditors' rights laws by reason of the failure of its recording in the Public Records
 - (i) to be timely, or
 - (ii) to impart notice of its existence to a purchaser for value or to a judgment or lien creditor.

10. Any defect in or lien or encumbrance on the Title or other matter included in Covered Risks 1 through 9 that has been created or attached or has been filed or recorded in the Public Records subsequent to Date of Policy and prior to the recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

The Company will also pay the costs, attorneys' fees, and expenses incurred in defense of any matter insured against by this Policy, but only to the extent provided in the Conditions.

EXCLUSIONS FROM COVERAGE

The following matters are expressly excluded from the coverage of this policy, and the Company will not pay loss or damage, costs, attorneys' fees, or expenses that arise by reason of:

1. (a) Any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
 - (i) the occupancy, use, or enjoyment of the Land;
 - (ii) the character, dimensions, or location of any improvement erected on the Land;
 - (iii) the subdivision of land; or
 - (iv) environmental protection;or the effect of any violation of these laws, ordinances, or governmental regulations. This Exclusion 1(a) does not modify or limit the coverage provided under Covered Risk 5.
 - (b) Any governmental police power. This Exclusion 1(b) does not modify or limit the coverage provided under Covered Risk 6.
2. Rights of eminent domain. This Exclusion does not modify or limit the coverage provided under Covered Risk 7 or 8.
 3. Defects, liens, encumbrances, adverse claims, or other matters
 - (a) created, suffered, assumed, or agreed to by the Insured Claimant;
 - (b) not Known to the Company, not recorded in the Public Records at Date of Policy, but Known to the Insured Claimant and not disclosed in writing to the Company by the Insured Claimant prior to the date the Insured Claimant became an Insured under this policy;
 - (c) resulting in no loss or damage to the Insured Claimant;
 - (d) attaching or created subsequent to Date of Policy or
 - (e) resulting in loss or damage that would not have been sustained if the Insured Claimant had paid value for the Title.
 4. Any claim, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that the transaction vesting the Title as shown in Schedule A, is
 - (a) a fraudulent conveyance or fraudulent transfer; or
 - (b) a preferential transfer for any reason not stated in Covered Risk 9 of this policy.
 5. Any lien on the Title for real estate taxes or assessments imposed by governmental authority and created or attaching between Date of Policy and the date of recording of the deed or other instrument of transfer in the Public Records that vests Title as shown in Schedule A.

CONDITIONS

1. DEFINITION OF TERMS

The following terms when used in this policy mean:

- (a) "Amount of Insurance": The amount stated in Schedule A, as may be increased or decreased by endorsement to this policy, increased by Section 8(b), or decreased by Sections 10 and 11 of these Conditions.
- (b) "Date of Policy": The date designated as "Date of Policy" in Schedule A.
- (c) "Entity": A corporation, partnership, trust, limited liability company, or other similar legal entity.
- (d) "Insured": The Insured named in Schedule A.
 - (i) The term "Insured" also includes
 - (A) successors to the Title of the Insured by operation of law as distinguished from purchase, including heirs, devisees, survivors, personal representatives, or next of kin;
 - (B) successors to an Insured by dissolution, merger, consolidation, distribution, or reorganization;
 - (C) successors to an Insured by its conversion to another kind of Entity;
 - (D) a grantee of an Insured under a deed delivered without payment of actual valuable consideration conveying the Title
 - (1) if the stock, shares, memberships, or other equity interests of the grantee are wholly-owned by the named Insured,
 - (2) if the grantee wholly owns the named Insured,
 - (3) if the grantee is wholly-owned by an affiliated Entity of the named Insured, provided the affiliated Entity and the named Insured are both wholly-owned by the same person or Entity, or
 - (4) if the grantee is a trustee or beneficiary of a trust created by a written instrument established by the Insured named in Schedule A for estate planning purposes.
 - (ii) With regard to (A), (B), (C), and (D) reserving, however, all rights and defenses as to any successor that the Company would have had against any predecessor Insured.
- (e) "Insured Claimant": An Insured claiming loss or damage.
- (f) "Knowledge" or "Known": Actual knowledge, not constructive knowledge or notice that may be imputed to an Insured by reason of the Public Records or any other records that impart constructive notice of matters affecting the Title.
- (g) "Land": The land described in Schedule A, and affixed improvements that by law constitute real property. The term "Land" does not include any property beyond the lines of the area described in Schedule A, nor any right, title, interest, estate, or easement in abutting streets, roads, avenues, alleys, lanes, ways, or waterways, but this does not modify or limit the extent that a right of access to and from the Land is insured by this policy.
- (h) "Mortgage": Mortgage, deed of trust, trust deed, or other security instrument, including one evidenced by electronic means authorized by law.
- (i) "Public Records": Records established under state statutes at Date of Policy for the purpose of imparting constructive notice of matters relating to real property to purchasers for value and without Knowledge. With respect to Covered Risk 5(d), "Public Records" shall also include environmental protection liens filed in the records of the clerk of the United States District Court for the district where the Land is located.
- (j) "Title": The estate or interest described in Schedule A.
- (k) "Unmarketable Title": Title affected by an alleged or apparent matter that would permit a prospective purchaser or lessee of the Title or lender on the Title to be released from the obligation to purchase, lease, or lend if there is a contractual condition requiring the delivery of marketable title.

2. CONTINUATION OF INSURANCE

- (a) The coverage of this policy shall continue in force as of Date of Policy in favor of an Insured, but only so long as the Insured retains an estate or interest in

the Land, or holds an obligation secured by a purchase money Mortgage given by a purchaser from the Insured, or only so long as the Insured shall have liability by reason of warranties in any transfer or conveyance of the Title. This policy shall not continue in force in favor of any purchaser from the Insured of either (i) an estate or interest in the Land, or (ii) an obligation secured by a purchase money Mortgage given to the Insured.

3. NOTICE OF CLAIM TO BE GIVEN BY INSURED CLAIMANT

The Insured shall notify the Company promptly in writing (i) in case of any litigation as set forth in Section 5(a) of these Conditions, (ii) in case Knowledge shall come to an Insured hereunder of any claim of title or interest that is adverse to the Title, as insured, and that might cause loss or damage for which the Company may be liable by virtue of this policy, or (iii) if the Title, as insured, is rejected as Unmarketable Title. If the Company is prejudiced by the failure of the Insured Claimant to provide prompt notice, the Company's liability to the Insured Claimant under the policy shall be reduced to the extent of the prejudice.

4. PROOF OF LOSS

In the event the Company is unable to determine the amount of loss or damage, the Company may, at its option, require as a condition of payment that the Insured Claimant furnish a signed proof of loss. The proof of loss must describe the defect, lien, encumbrance, or other matter insured against by this policy that constitutes the basis of loss or damage and shall state, to the extent possible, the basis of calculating the amount of the loss or damage.

5. DEFENSE AND PROSECUTION OF ACTIONS

- (a) Upon written request by the Insured, and subject to the options contained in Section 7 of these Conditions, the Company, at its own cost and without unreasonable delay, shall provide for the defense of an Insured in litigation in which any third party asserts a claim covered by this policy adverse to the Insured. This obligation is limited to only those stated causes of action alleging matters insured against by this policy. The Company shall have the right to select counsel of its choice (subject to the right of the Insured to object for reasonable cause) to represent the Insured as to those stated causes of action. It shall not be liable for and will not pay the fees of any other counsel. The Company will not pay any fees, costs, or expenses incurred by the Insured in the defense of those causes of action that allege matters not insured against by this policy.
- (b) The Company shall have the right, in addition to the options contained in Section 7 of these Conditions, at its own cost, to institute and prosecute any action or proceeding or to do any other act that in its opinion may be necessary or desirable to establish the Title, as insured, or to prevent or reduce loss or damage to the Insured. The Company may take any appropriate action under the terms of this policy, whether or not it shall be liable to the Insured. The exercise of these rights shall not be an admission of liability or waiver of any provision of this policy. If the Company exercises its rights under this subsection, it must do so diligently.
- (c) Whenever the Company brings an action or asserts a defense as required or permitted by this policy, the Company may pursue the litigation to a final determination by a court of competent jurisdiction, and it expressly reserves the right, in its sole discretion, to appeal any adverse judgment or order.

6. DUTY OF INSURED CLAIMANT TO COOPERATE

- (a) In all cases where this policy permits or requires the Company to prosecute or provide for the defense of any action or proceeding and any appeals, the Insured shall secure to the Company the right to so prosecute or provide defense in the action or proceeding, including the right to use, at its option, the name of the Insured for this purpose. Whenever requested by the Company, the Insured, at the Company's expense, shall give the Company all reasonable aid (i) in securing evidence, obtaining witnesses, prosecuting or defending the action or proceeding, or effecting settlement, and (ii) in any other lawful act that in the opinion of the Company may be necessary or desirable to establish the Title or any other matter as insured. If the Company is prejudiced by the failure of the Insured to furnish the required cooperation, the Company's obligations to the Insured under the policy shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, with regard to the matter or matters requiring such cooperation.
- (b) The Company may reasonably require the Insured Claimant to submit to examination under oath by any authorized representative of the Company and to produce for examination, inspection, and copying, at such reasonable times and places as may be designated by the authorized representative of the Company, all records, in whatever medium maintained, including books, ledgers, checks, memoranda, correspondence, reports, e-mails, disks, tapes, and videos whether bearing a date before or after Date of Policy, that reasonably pertain to the loss or damage. Further, if requested by any authorized representative of the Company, the Insured Claimant shall grant its permission, in writing, for any authorized representative of the Company to examine, inspect, and copy all of these records in the custody or control of a third party that reasonably pertain to the loss or damage. All information designated as confidential by the Insured Claimant provided to the Company pursuant to this Section shall not be disclosed to others unless, in the reasonable judgment of the Company, it is necessary in the administration of the claim. Failure of the Insured Claimant to submit for examination under oath, produce any reasonably requested information, or grant permission to secure reasonably necessary information from third parties as required in this subsection, unless prohibited by law or governmental regulation, shall terminate any liability of the Company under this policy as to that claim.

7. OPTIONS TO PAY OR OTHERWISE SETTLE CLAIMS; TERMINATION OF LIABILITY

In case of a claim under this policy, the Company shall have the following additional options:

- (a) To Pay or Tender Payment of the Amount of Insurance.
To pay or tender payment of the Amount of Insurance under this policy together with any costs, attorneys' fees, and expenses incurred by the Insured Claimant that were authorized by the Company up to the time of payment or tender of payment and that the Company is obligated to pay.
Upon the exercise by the Company of this option, all liability and obligations of the Company to the Insured under this policy, other than to make the payment required in this subsection, shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation.
- (b) To Pay or Otherwise Settle With Parties Other Than the Insured or With the Insured Claimant.
 - (i) to pay or otherwise settle with other parties for or in the name of an Insured Claimant any claim insured against under this policy. In addition, the Company will pay any costs, attorneys' fees, and expenses incurred by the Insured Claimant that were authorized by the Company up to the time of payment and that the Company is obligated to pay; or
 - (ii) to pay or otherwise settle with the Insured Claimant the loss or damage provided for under this policy, together with any costs, attorneys' fees, and expenses incurred by the Insured Claimant that were authorized by the Company up to the time of payment and that the Company is obligated to pay.Upon the exercise by the Company of either of the options provided for in subsections (b)(i) or (ii), the Company's obligations to the Insured under this policy for the claimed loss or damage, other than the payments required to be made, shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation.

8. DETERMINATION AND EXTENT OF LIABILITY

This policy is a contract of indemnity against actual monetary loss or damage sustained or incurred by the Insured Claimant who has suffered loss or damage by reason of matters insured against by this policy.

- (a) The extent of liability of the Company for loss or damage under this policy shall not exceed the lesser of
 - (i) the Amount of Insurance; or
 - (ii) the difference between the value of the Title as insured and the value of the Title subject to the risk insured against by this policy.
- (b) If the Company pursues its rights under Section 5 of these Conditions and is unsuccessful in establishing the Title, as insured,
 - (i) the Amount of Insurance shall be increased by 10%, and
 - (ii) the Insured Claimant shall have the right to have the loss or damage determined either as of the date the claim was made by the Insured Claimant or as of the date it is settled and paid.

- (c) In addition to the extent of liability under (a) and (b), the Company will also pay those costs, attorneys' fees, and expenses incurred in accordance with Sections 5 and 7 of these Conditions.

9. LIMITATION OF LIABILITY

- (a) If the Company establishes the Title, or removes the alleged defect, lien, or encumbrance, or cures the lack of a right of access to or from the Land, or cures the claim of Unmarketable Title, all as insured, in a reasonably diligent manner by any method, including litigation and the completion of any appeals, it shall have fully performed its obligations with respect to that matter and shall not be liable for any loss or damage caused to the Insured.
- (b) In the event of any litigation, including litigation by the Company or with the Company's consent, the Company shall have no liability for loss or damage until there has been a final determination by a court of competent jurisdiction, and disposition of all appeals, adverse to the Title, as insured.
- (c) The Company shall not be liable for loss or damage to the Insured for liability voluntarily assumed by the Insured in settling any claim or suit without the prior written consent of the Company.

10. REDUCTION OF INSURANCE; REDUCTION OR TERMINATION OF LIABILITY

All payments under this policy, except payments made for costs, attorneys' fees, and expenses, shall reduce the Amount of Insurance by the amount of the payment.

11. LIABILITY NONCUMULATIVE

The Amount of Insurance shall be reduced by any amount the Company pays under any policy insuring a Mortgage to which exception is taken in Schedule B or to which the Insured has agreed, assumed, or taken subject, or which is executed by an Insured after Date of Policy and which is a charge or lien on the Title, and the amount so paid shall be deemed a payment to the Insured under this policy.

12. PAYMENT OF LOSS

When liability and the extent of loss or damage have been definitely fixed in accordance with these Conditions, the payment shall be made within 30 days.

13. RIGHTS OF RECOVERY UPON PAYMENT OR SETTLEMENT

- (a) Whenever the Company shall have settled and paid a claim under this policy, it shall be subrogated and entitled to the rights of the Insured Claimant in the Title and all other rights and remedies in respect to the claim that the Insured Claimant has against any person or property, to the extent of the amount of any loss, costs, attorneys' fees, and expenses paid by the Company. If requested by the Company, the Insured Claimant shall execute documents to evidence the transfer to the Company of these rights and remedies. The Insured Claimant shall permit the Company to sue, compromise, or settle in the name of the Insured Claimant and to use the name of the Insured Claimant in any transaction or litigation involving these rights and remedies. If a payment on account of a claim does not fully cover the loss of the Insured Claimant, the Company shall defer the exercise of its right to recover until after the Insured Claimant shall have recovered its loss.
- (b) The Company's right of subrogation includes the rights of the Insured to indemnities, guaranties, other policies of insurance, or bonds, notwithstanding any terms or conditions contained in those instruments that address subrogation rights.

14. ARBITRATION

Unless prohibited by applicable law, arbitration pursuant to the Title Insurance Arbitration Rules of the American Arbitration Association may be demanded if agreed to by both the Company and the Insured at the time of a controversy or claim. Arbitrable matters may include, but are not limited to, any controversy or claim between the Company and the Insured arising out of or relating to this policy, any service of the Company in connection with its issuance or the breach of a policy provision or other obligation. Arbitration pursuant to this policy and under the Rules in effect on the date the demand for arbitration is made or, at the option of the Insured, the Rules in effect at Date of Policy shall be binding upon the parties. The award may include attorney's fees only if the laws of the state in which the land is located permit a court to award attorneys' fees to a prevailing party. Judgment upon the award rendered by the Arbitrator(s) may be entered in any court having jurisdiction thereof.

The law of the situs of the land shall apply to an arbitration under the Title Insurance Arbitration Rules.

A copy of the Rules may be obtained from the Company upon request.

15. LIABILITY LIMITED TO THIS POLICY; POLICY ENTIRE CONTRACT

- (a) This policy together with all endorsements, if any, attached to it by the Company is the entire policy and contract between the Insured and the Company. In interpreting any provision of this policy, this policy shall be construed as a whole.
- (b) Any claim of loss or damage that arises out of the status of the Title or by any action asserting such claim shall be restricted to this policy.
- (c) Any amendment of or endorsement to this policy must be in writing and authenticated by an authorized person, or expressly incorporated by Schedule A of this policy.
- (d) Each endorsement to this policy issued at any time is made a part of this policy and is subject to all of its terms and provisions. Except as the endorsement expressly states, it does not (i) modify any of the terms and provisions of the policy, (ii) modify any prior endorsement, (iii) extend the Date of Policy, or (iv) increase the Amount of Insurance.

16. SEVERABILITY

In the event any provision of this policy, in whole or in part, is held invalid or unenforceable under applicable law, the policy shall be deemed not to include that provision or such part held to be invalid, but all other provisions shall remain in full force and effect.

17. CHOICE OF LAW; FORUM

- (a) Choice of Law: The Insured acknowledges the Company has underwritten the risks covered by this policy and determined the premium charged therefor in reliance upon the law affecting interests in real property and applicable to the interpretation, rights, remedies, or enforcement of policies of title insurance of the jurisdiction where the Land is located. Therefore, the court or an arbitrator shall apply the law of the jurisdiction where the Land is located to determine the validity of claims against the Title that are adverse to the Insured and to interpret and enforce the terms of this policy. In neither case shall the court or arbitrator apply its conflicts of law principles to determine the applicable law.
- (b) Choice of Forum: Any litigation or other proceeding brought by the Insured against the Company must be filed only in a state or federal court within the United States of America or its territories having appropriate jurisdiction.

18. NOTICES, WHERE SENT

Any notice of claim and any other notice or statement in writing required to be given to the Company under this policy must be given to the Company at 400 Second Avenue South, Minneapolis, Minnesota 55401-2499.



SCHEDULE A

Name and Address of Title Insurance Company:
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
400 Second Avenue South
Minneapolis, MN 55401-2499

ORT File No.: 11078031

Policy Number: OXFL-08061267

Agent File No.: 11-261

Address Reference:

Amount of Insurance: \$880,000.00

Premium: \$

Date of Policy: January 10, 2012 at 3:37 pm

1. Name of Insured:

SUMTER COUNTY, a Political subdivision of the State of Florida

2. The estate or interest in the Land that is insured by this policy is:

Fee Simple

3. Title is vested in:

SUMTER COUNTY, a Political subdivision of the State of Florida

4. The Land referred to in this Policy is described as follows:

See Attached Legal Description

SCHEDULE B

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees, or expenses that arise by reason of:

1. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land. The term "encroachment" includes: encroachments of existing improvements located on the Land onto adjoining land, and encroachments on the Land of existing improvements located on adjoining land.
2. Rights or claims of parties in possession.
3. Construction, Mechanic's, Contractor's or Materialmen's lien claims, if any, where no notice thereof appears of record.
4. Easements or claims of easements not shown by the public records.
5. General or special taxes and assessments required to be paid in the year 2012, and subsequent years, which are not yet due and payable.
6. Easement to Sumter Electric Cooperative recorded in O.R. Book 151, page 264.
7. Easement recorded in O.R. Book 681, page 392.
8. Lease from Bigham Hide Co., Inc. and Greg Bigham to National Advertising Company as recorded in O.R. Book 415, page 423, O.R. Book 415, page 425, O.R. Book 415, page 427, O.R. Book 415, page 429, O.R. Book 415, page 431, O.R. Book 415, page 433, O.R. Book 415, page 435, O.R. Book 415, page 437, O.R. Book 415, page 439, O.R. Book 415, page 441, O.R. Book 415, page 443, O.R. Book 415, page 445, O.R. Book 415, page 447 and O.R. Book 854, page 240.
9. Any lien provided by County Ordinance or by Ch. 159, F.S., in favor of any city, town, village or port authority, for unpaid service charges for services by any water systems, sewer systems or gas systems serving the land described herein; and any lien for waste fees in favor of any county or municipality.
10. Any adverse ownership claim by the State of Florida by right of sovereignty to any portion of the lands insured hereunder, including submerged, filled and artificially exposed lands and lands accreted to such lands.
11. Notwithstanding the insuring provisions under item 4 of the jacket of this policy, this policy does not insure any right of access to and from said Parcel 2.

NOTE: All recording references in this policy shall refer to the Public Records of Sumter County, unless otherwise noted.

EXHIBIT A

PARCEL 1:

COMMENCE AT THE NORTH 1/4 CORNER OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; PROCEED THENCE S 89°43'45" E, ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 34, A DISTANCE OF 1255.79 FEET; THENCE LEAVING SAID NORTH LINE PROCEED S 00°24'38" W, A DISTANCE OF 12.87 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL: SAID POINT ALSO BEING A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468 AND A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY HAVING A RADIUS OF 1178.92 FEET AND A CENTRAL ANGLE OF 02°58'24"; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE AN ARC DISTANCE OF 61.18 FEET; SAID ARC HAVING A CHORD BEARING OF N 79°10'15" E, AND A CHORD DISTANCE OF 61.17 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY LINE PROCEED S 00°24'38" W, ALONG THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 34 A DISTANCE OF 45.69 FEET TO THE PROPOSED SOUTHERLY PROGRESS ENERGY POWER EASEMENT LINE; SAID POINT ALSO BEING A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3409.29 FEET AND A CENTRAL ANGLE OF 01°01'34"; THENCE LEAVING SAID WEST LINE PROCEED SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY POWER EASEMENT LINE AN ARC DISTANCE OF 61.06 FEET, SAID ARC HAVING A CHORD BEARING OF S 79°42'18" W, AND A CHORD DISTANCE OF 61.06 FEET; THENCE LEAVING SAID SOUTHERLY POWER EASEMENT LINE PROCEED N 00°24'38" E, A DISTANCE OF 45.11 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

WDA-A DESCRIPTION

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. PROCEED THENCE N. 00' 25' 17" E., ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 27 A DISTANCE OF 702.53 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468; THENCE RUN S. 63° 16' 42" W.. ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 579.51 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3209.04 FEET AND A CENTRAL ANGLE OF 03° 18' 56"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY LINE AN ARC DISTANCE OF 185.70 FEET, SAID ARC HAVING A CHORD BEARING OF S. 64° 56' 10" W. AND A CHORD DISTANCE OF 185.67 FEET; THENCE N. 26° 47' 28" W, A DISTANCE OF 636.06 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE S. 89° 09' 36" W, A DISTANCE OF 1392.04 FEET; THENCE N 00° 00' 00" E, A DISTANCE OF 38.43 FEET; THENCE N 33° 27' 25" E, A DISTANCE OF 128.60 FEET; THENCE N 90° 00' 00" E, A DISTANCE OF 65.68 FEET; THENCE N 00° 00' 00" W, A DISTANCE OF 136.46 FEET; THENCE N 66° 33' 20" E, A DISTANCE OF 30.59 FEET; THENCE S 86° 48' 38" E, A DISTANCE OF 39.86 FEET; THENCE N 54° 48' 54" E, A DISTANCE OF 55.88 FEET; THENCE N 80° 43' 41" E, A DISTANCE OF 87.06 FEET; THENCE S 82° 41' 14" E, A DISTANCE OF 71.19 FEET; THENCE S 51° 13' 54" E, A DISTANCE OF 65.18 FEET; THENCE S 31° 40' 45" E, A DISTANCE OF 71.00 FEET; THENCE S 20° 50' 35" E, A DISTANCE OF 109.42 FEET; THENCE S 60° 43' 07" E, A DISTANCE OF 94.48 FEET; THENCE S 74° 56' 15" E, A DISTANCE OF 54.13 FEET; THENCE S 80° 26' 04" E, A DISTANCE OF 105.19 FEET; THENCE S 75° 26' 19" E, A DISTANCE OF 60.91 FEET; THENCE S 80° 03' 12" E, A DISTANCE OF 2.90 FEET; THENCE N 89° 09' 36" E, A DISTANCE OF 180.52 FEET; THENCE N 67° 24' 55" E, A DISTANCE OF 54.46 FEET; THENCE N 11° 24' 01" E, A DISTANCE OF 53.61 FEET; THENCE N 31° 13' 17" E, A DISTANCE OF 71.05 FEET; THENCE N 22° 50' 32" E, A DISTANCE OF 132.04 FEET; THENCE N 43° 14' 32"

ORT File No. 11078031

Agent File No.: 11-261

Policy Number: OXFL-08061267

E, A DISTANCE OF 73.34 FEET; THENCE N 44° 47' 23" E, A DISTANCE OF 82.50 FEET; THENCE N 66° 57' 12" E, A DISTANCE OF 118.62 FEET; THENCE S 82° 40' 56" E, A DISTANCE OF 56.90 FEET; THENCE N 86° 13' 54" E, A DISTANCE OF 55.03 FEET; THENCE N 78° 13' 13" E, A DISTANCE OF 53.76 FEET; THENCE N 49° 39' 54" E, A DISTANCE OF 76.95 FEET; THENCE N 72° 26' 22" E, A DISTANCE OF 40.27 FEET; THENCE N 51° 53' 19" E, A DISTANCE OF 86.37 FEET; THENCE S 85° 05' 47" E, A DISTANCE OF 81.98 FEET; THENCE N 83° 59' 34" E, A DISTANCE OF 103.91 FEET; THENCE N 80° 44' 25" E, A DISTANCE OF 65.27 FEET; THENCE N 80° 39' 14" E, A DISTANCE OF 53.25 FEET; THENCE N 76° 56' 22" E, A DISTANCE OF 77.28 FEET; THENCE N 67° 45' 41" E, A DISTANCE OF 116.14 FEET; THENCE S. 00° 37' 41" E., A DISTANCE OF 164.14 FEET; THENCE S. 63° 15' 42" W., A DISTANCE OF 920.98 FEET; THENCE S. 26° 47' 28" E.. A DISTANCE OF 19.43 FEET TO THE POINT OF BEGINNING.

ExN
Rec 35.50 TOTAL CONSIDERATION = **\$880,000.00**
TF
Doc 6160.00 THIS INSTRUMENT PREPARED BY AND RETURN TO:
Int
CC 6195.50

DEBORAH HOGAN, ESQ. ✓
THE HOGAN LAW FIRM, LLC
20 S. Broad Street
Post Office Box 485
Brooksville, Florida 34605-0485
(352) 799-8423

Parcel I.D.#:

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

WARRANTY DEED

This Warranty Deed made this 9th day of January, 2012, by and between **BIGHAM HIDE COMPANY, INC.**, a Florida Profit Corporation, whose mailing address is P.O. Box 188, Coleman, FL 33521, hereinafter "**Grantor**;" and **SUMTER COUNTY**, a political subdivision of the State of Florida, whose mailing address is 7375 Powell Road Wildwood, Florida, 34795, hereinafter "**Grantee**."

WITNESSETH, that said grantor, for and in consideration of the sum of EIGHT HUNDRED EIGHTY THOUSAND AND NO/100 DOLLARS (\$880,000.00) and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Sumter County, Florida** to-wit:

See Exhibit "A" attached hereto.

THIS PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances.

Signed, sealed and delivered in the Presence of:

Amy Palmer
Witness

Amy Palmer
Printed Name of Witness
{00308023}

BIGHAM HIDE COMPANY, INC., a Florida Profit Corporation

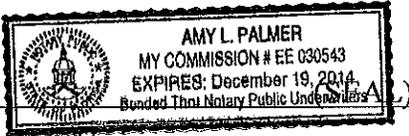
By: Robert G. Bigham
Robert G. Bigham
Its President

[Signature]
Witness

BONNIE THORNTON
Printed Name of Witness

STATE OF FLORIDA)
COUNTY OF SUMTER)

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Robert G. Bigham, as President of Bigham Hide Company, Inc. , a Florida Profit Corporation, who is personally known to me or who produced Florida Drivers License as identification and who did/did not take an oath and he/she acknowledged before me that he/she executed the same freely and voluntarily for the purposes therein expressed on 9th day of January, 2012.



Amy Palmer
Notary Public
Amy Palmer
Notary Name Printed
My Commission Expires:

EXHIBIT "A"

PARCEL 1:

COMMENCE AT THE NORTH 1/4 CORNER OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; PROCEED THENCE S 89°43'45" E, ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 34, A DISTANCE OF 1255.79 FEET; THENCE LEAVING SAID NORTH LINE PROCEED S 00°24'38" W, A DISTANCE OF 12.87 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL: SAID POINT ALSO BEING A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468 AND A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY HAVING A RADIUS OF 1178.92 FEET AND A CENTRAL ANGLE OF 02°58'24"; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE AN ARC DISTANCE OF 61.18 FEET; SAID ARC HAVING A CHORD BEARING OF N 79°10'15" E, AND A CHORD DISTANCE OF 61.17 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY LINE PROCEED S 00°24'38" W, ALONG THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 34 A DISTANCE OF 45.69 FEET TO THE PROPOSED SOUTHERLY PROGRESS ENERGY POWER EASEMENT LINE; SAID POINT ALSO BEING A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3409.29 FEET AND A CENTRAL ANGLE OF 01°01'34"; THENCE LEAVING SAID WEST LINE PROCEED SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY POWER EASEMENT LINE AN ARC DISTANCE OF 61.06 FEET, SAID ARC HAVING A CHORD BEARING OF S 79°42'18" W, AND A CHORD DISTANCE OF 61.06 FEET; THENCE LEAVING SAID SOUTHERLY POWER EASEMENT LINE PROCEED N 00°24'38" E, A DISTANCE OF 45.11 FEET TO THE POINT OF BEGINNING.

"SUBJECT TO THE RESTRICTION that no pole, guy or other obstruction shall be placed within the above described parcel in any manner that would conflict with Grantor's access across the property to other lands of Grantor."

PARCEL 2:

WDA-A DESCRIPTION

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. PROCEED THENCE N. 00' 25' 17" E., ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 27 A DISTANCE OF 702.53 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468; THENCE RUN S. 63° 16' 42" W.. ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 579.51 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3209.04 FEET AND A CENTRAL ANGLE OF 03° 18' 56"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY LINE AN ARC DISTANCE OF 185.70 FEET, SAID ARC HAVING A CHORD BEARING OF S. 64° 56' 10" W. AND A CHORD DISTANCE OF 185.67 FEET; THENCE N. 26° 47' 28" W, A DISTANCE OF 636.06 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE S. 89° 09' 36" W, A DISTANCE OF 1392.04 FEET; THENCE N 00° 00' 00" E, A DISTANCE OF 38.43 FEET; THENCE N 33° 27' 25" E, A DISTANCE OF 128.60 FEET; THENCE N 90° 00' 00" E, A DISTANCE OF 65.68 FEET; THENCE N 00° 00' 00" W, A DISTANCE OF 136.46 FEET; THENCE N 66° 33' 20" E, A DISTANCE OF 30.59 FEET; THENCE S 86° 48' 38" E, A DISTANCE OF 39.86 FEET; THENCE N 54° 48' 54" E, A DISTANCE OF 55.88 FEET; THENCE N 80° 43' 41" E, A DISTANCE OF 87.06 FEET; THENCE S 82° 41' 14" E, A DISTANCE OF 71.19 FEET; THENCE S 51° 13' 54" E, A DISTANCE OF 65.18 FEET; THENCE S 31° 40' 45" E, A DISTANCE OF 71.00 FEET; THENCE S 20° 50' 35" E, A DISTANCE OF 109.42 FEET; THENCE S 60° 43' 07" E, A DISTANCE OF 94.48 FEET; THENCE S 74° 56' 15" E, A DISTANCE OF 54.13 FEET; THENCE S 80° 26' 04" E, A DISTANCE OF 105.19 FEET; THENCE S 75° 26' 19" E, A DISTANCE OF 60.91 FEET; THENCE S 80° 03' 12" E. A DISTANCE OF

2.90 FEET; THENCE N 89° 09' 36" E, A DISTANCE OF 180.52 FEET; THENCE N 67° 24' 55" E, A DISTANCE OF 54.46 FEET; THENCE N 11° 24' 01" E, A DISTANCE OF 53.61 FEET; THENCE N 31° 13' 17" E, A DISTANCE OF 71.05 FEET; THENCE N 22° 50' 32" E, A DISTANCE OF 132.04 FEET; THENCE N 43° 14' 32" E, A DISTANCE OF 73.34 FEET; THENCE N 44° 47' 23" E, A DISTANCE OF 82.50 FEET; THENCE N 66° 57' 12" E, A DISTANCE OF 118.62 FEET; THENCE S 82° 40' 56" E, A DISTANCE OF 56.90 FEET; THENCE N 86° 13' 54" E, A DISTANCE OF 55.03 FEET; THENCE N 78° 13' 13" E, A DISTANCE OF 53.76 FEET; THENCE N 49° 39' 54" E, A DISTANCE OF 76.95 FEET; THENCE N 72° 26' 22" E, A DISTANCE OF 40.27 FEET; THENCE N 51° 53' 19" E, A DISTANCE OF 86.37 FEET; THENCE S 85° 05' 47" E, A DISTANCE OF 81.98 FEET; THENCE N 83° 59' 34" E, A DISTANCE OF 103.91 FEET; THENCE N 80° 44' 25" E, A DISTANCE OF 65.27 FEET; THENCE N 80° 39' 14" E, A DISTANCE OF 53.25 FEET; THENCE N 76° 56' 22" E, A DISTANCE OF 77.28 FEET; THENCE N 67° 45' 41" E, A DISTANCE OF 116.14 FEET; THENCE S. 00° 37' 41" E., A DISTANCE OF 164.14 FEET; THENCE S. 63° 15' 42" W., A DISTANCE OF 920.98 FEET; THENCE S. 26° 47' 28" E.. A DISTANCE OF 19.43 FEET TO THE POINT OF BEGINNING.

Inst:201260000864 Date:1/10/2012 Time:3:37 PM
Doc Stamp-Deed:6160.00
____DC, Gloria R. Hayward, Sumter County Page 4 of 4 B:2397 P:657

A. Settlement Statement

B. Type of Loan

1. FHA 2. FmHA 3. Conv. Unins. 4. VA 5. Conv. Ins. 6. File Number 11-444 7. Loan Number ID: 8. Mortg. Ins. Case Num.

C. NOTE: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. NAME OF BORROWER: Sumter County, a political subdivision of the State of Florida Address of Borrower: 7375 Powell Road (CR139), Wildwood, Florida

E. NAME OF SELLER: Bigham Hide Co. Inc., Florida Profit Corporation Address of Seller: P O Box 188, Coleman, Florida 33521

TIN:

F. NAME OF LENDER: Address of Lender:

G. PROPERTY LOCATION:

H. SETTLEMENT AGENT: The Hogan Law Firm, LLC Place of Settlement: 20 S. Broad Street, Brooksville, Florida 34601

TIN: 06-1666154

Phone: 352-799-8423

I. SETTLEMENT DATE: 1/6/12

DISBURSEMENT DATE: 1/6/12

Table with columns J. Summary of borrower's transaction and K. Summary of seller's transaction. Rows include 100-229 and 300-603 covering amounts due, payments, and cash at settlement.

Substitute Form 1099 Seller Statement: The information contained in blocks E, G, H, and I and on line 401 is important tax information and is being furnished to the IRS. If you are required to file a return, a negligence penalty or other sanction will be imposed on you if this item is required to be reported and the IRS determines that it has not been reported.

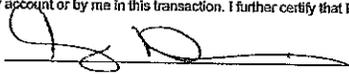
Seller Instructions: If this real estate was your principal residence, file Form 2119, Sale or Exchange of Principal Residence, for any gain, with your tax return; for other transactions, complete the applicable parts of Form 4797, Form 6262 and/or Schedule D (Form 1040).

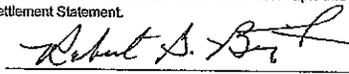
Borrower's Initial(s): [Handwritten signature]

Seller's Initial(s): [Blank box]

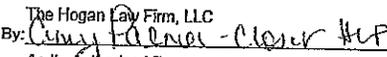
Settlement charges				Borrower	POC	Seller	POC	Paid from Borrower's Funds at Settlement	Paid from Seller's Funds at Settlement
700. Total Sales/Brokers Com. based on price				\$880,000.00	@	% =			
701.		% to							
702.		% to							
703. Commission paid at settlement									
704.		to							
800. Items payable in connection with loan:									
801.	Loan origination fee	% to							
802.	Loan discount	% to							
803.	Appraisal fee	to							
804.	Credit report	to							
805.	Lender's inspection fee	to							
806.	Mortgage insurance application fee	to							
807.	Assumption Fee	to							
808.		to							
809.		to							
810.		to							
811.		to							
900. Items required by lender to be paid in advance:									
901.	Interest from	to	@		/day				
902.	Mortgage insurance premium for	months to							
903.	Hazard insurance premium for	years to							
904.	Flood insurance premium for	years to							
905.		years to							
1000. Reserves deposited with lender:									
1001.	Hazard insurance	months @			per month				
1002.	Mortgage insurance	months @			per month				
1003.	City property taxes	months @			per month				
1004.	County property taxes	months @			per month				
1005.	Annual assessments	months @			per month				
1006.	Flood insurance	months @			per month				
1007.		months @			per month				
1008.		months @			per month				
1009.	Aggregate accounting adjustment								
1100. Title charges:									
1101.	Settlement or closing fee	to	The Hogan Law Firm, LLC				500.00		
1102.	Abstract or title search	to	The Hogan Law Firm, LLC				150.00		
1103.	Title examination	to							
1104.	Title insurance binder	to							
1105.	Document preparation	to							
1106.	Notary fees	to							
1107.	Attorney's Fees	to							
	(includes above item numbers:)						
1108.	Title Insurance	to							
	(includes above item numbers:)						
1109.	Lender's coverage (Premium):								
1110.	Owner's coverage (Premium):								
1111.	Endorse:								
1112.	Title Insurance	to	Old Republic National Title Insurance Company					4,375.00	
1113.		to							
1200. Government recording and transfer charges:									
1201.	Recording fees	Deed	\$35.50	Mortgage(s)	Releases			35.50	
1202.	City/county tax/stamps	Deed		Mortgage(s)					
1203.	State tax/stamps	Deed	\$6,160.00	Mortgage(s)				6,160.00	
1204.	Record Easement			to	Sumter County Clerk of the Circuit Court		27.00		
1205.	Record Release & Termination of Option			to	Sumter County Clerk of the Circuit Court			10.00	
1300. Additional settlement charges:									
1301.	Survey	to							
1302.	Pest Inspection	to							
1303.	2011 Priority Taxes ID#G27-002	to	Sumter County Tax Collector					263.77	
1304.		to							
1305.		to							
1306.		to							
1307.		to							
1308.		to							
1309.		to							
1400. Total settlement charges:									
(Enter on lines 103, Section J and 502, Section K)							877.00	10,844.27	

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.


 _____ Borrower
 _____ Borrower


 _____ Seller
 _____ Seller

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused, or will cause, the funds to be disbursed in accordance with this statement.

The Hogan Law Firm, LLC
 By: 
 As Its Authorized Representative
 Date: 1-9-12

WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see: Title 18 U.S. Code Section 1001 and Section 1010.

COMPLIANCE AND TAX PRORATION AGREEMENT

CLOSING DATE: January 6, 2012

SELLER(S): BIGHAM HIDE COMPANY, INC.

BUYER(S): SUMTER COUNTY, FL

LEGAL DESCRIPTION: See attached Exhibit A

CLOSING/ESCROW AGENT: The Hogan Law Firm, LLC

WE, the undersigned Seller(s) and Buyer(s) of the above captioned property, hereby acknowledge that the following are conditions regarding the transfer of the above captioned property:

1. That all contingencies set forth in the Real Estate Purchase and Sale Agreement and the Assignment, of Real Estate Purchase and Sale Agreement have been complied with.
2. That the proration of taxes as shown by the closing statement on this date has been made on the basis of:

 Taxes for the previous year, based on \$263.77 are being collected and paid at closing, and assuming the same exemptions to be allowable for the current year; or
 An estimate of current year's tax, based on the latest information with regard to current millage, assessed valuation and exemption allowed, \$ _NA_ , estimate for 2011.
 No tax proration has been made.
3. That it is understood by the Buyer(s) and Seller (s) with respect to tax proration that the following shall apply:

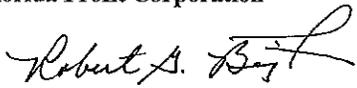
 Both parties have accepted such proration as a final determination of liability for taxes between the parties; or
 When current year's tax bills are available, the parties will make such further adjustments as might be necessary. This adjustment will be made directly between the parties.
4. That all utility bills (unrecorded assessments and association dues, if applicable), including but not limited to water, sewer, gas, garbage and electric are the responsibility of the parties involved in this transaction and not that of the closing agent. All matters in regard to utility bills, unrecorded assessments and association dues will be handled outside of closing even if such matters appear on the closing statement.
5. That each party will fully cooperate to adjust for clerical errors on any or all closing documentation, if necessary.

{00309264}

That the office of The Hogan Law Firm, is involved only in the preparation of documents necessary to transfer and/or encumber title, and/or for issuance of a title insurance policy in the referenced transaction, and that said firm has not been retained to, nor does it represent, the undersigned in this transaction. The parties have had the opportunity to consult with independent counsel of their choice in this transaction and they either have their own legal counsel to advise and represent them, or have elected not to be represented by an attorney in this transaction.

SELLER(S)

BIGHAM HIDE CO., INC.
A Florida Profit Corporation

By: 
Robert G. Bigham, President

BUYER(S)

**SUMTER COUNTY, a political subdivision
of the State of Florida**

By: _____
**Garry Breeden, Chairman,
Sumter County Board of County
Commissioners**

That the office of The Hogan Law Firm, is involved only in the preparation of documents necessary to transfer and/or encumber title, and/or for issuance of a title insurance policy in the referenced transaction, and that said firm has not been retained to, nor does it represent, the undersigned in this transaction. The parties have had the opportunity to consult with independent counsel of their choice in this transaction and they either have their own legal counsel to advise and represent them, or have elected not to be represented by an attorney in this transaction.

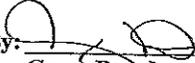
SELLER(S)

BIGHAM HIDE CO., INC.
A Florida Profit Corporation

By: _____
Robert G. Bigham, President

BUYER(S)

**SUMTER COUNTY, a political subdivision
of the State of Florida**

By:  _____
**Garry Bredden, Chairman,
Sumter County Board of County
Commissioners**

This Instrument Prepared by:
Randall N. Thornton
Attorney at Law
P.O. Box 58
Lake Panasoffkee, FL 33538

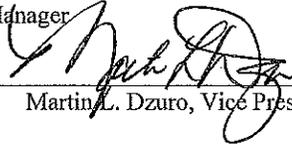
RELEASE AND TERMINATION OF OPTION

COMES NOW, MID FLORIDA PROPERTIES, L.L.C. which acknowledges that the option granted by BIGHAM HIDE COMPANY, INC., recorded in O.R. Book 1173, Page 672, Public Records of Sumter County, Florida, has been exercised and no longer applies to any lands of Bigham Hide Company, Inc. and agrees to release Bigham Hide Company, Inc. from its obligations under said option and terminates said option.

Dated: 12-27-11

MID FLORIDA PROPERTIES, L.L.C., a
Florida limited liability company

BY: LBCV, Inc., a Florida corporation,
its Manager

By: 
Martin L. Dzuro, Vice President

STATE OF FLORIDA
COUNTY OF SUMTER

The foregoing instrument was acknowledged before me on the 27th day of December, 2011, by Martin L. Dzuro as Vice President of and on behalf LBCV, Inc., a Florida corporation, the Manger of and on behalf of MID FLORIDA PROPERTIES, L.L.C., a Florida limited liability company.


Notary Public, State of Florida
My Commission Expires: _____



TOTAL CONSIDERATION = \$880,000.00
THIS INSTRUMENT PREPARED BY AND RETURN TO:

DEBORAH HOGAN, ESQ.
THE HOGAN LAW FIRM, LLC
20 S. Broad Street
Post Office Box 485
Brooksville, Florida 34605-0485
(352) 799-8423

Parcel ID.#:

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

WARRANTY DEED

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WITNESSETH, that said grantor, for and in consideration of the sum of EIGHT HUNDRED EIGHTY THOUSAND AND NO/100 DOLLARS (\$880,000.00) and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Sumter County, Florida** to-wit:

See Exhibit "A" attached hereto.

THIS PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances.

Signed, sealed and delivered in the Presence of:

Amy Palmer
Witness

Amy Palmer
Printed Name of Witness
{00308023}

**BIGHAM HIDE COMPANY, INC., a
Florida Profit Corporation**

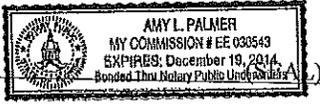
By: Robert G. Bigham
**Robert G. Bigham
Its President**

[Signature]
Witness

BRYAN WARD
Printed Name of Witness

STATE OF FLORIDA)
COUNTY OF SUMTER)

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Robert G. Bigham, as President of Bigham Hide Company, Inc. , a Florida Profit Corporation, who is personally known to me or who produced Florida Drivers License as identification and who did/did not take an oath and he/she acknowledged before me that he/she executed the same freely and voluntarily for the purposes therein expressed on 9th day of January, 2012.



Amy Palmer
Notary (Public)
Amy Palmer
Notary Name Printed
My Commission Expires:

EXHIBIT "A"

PARCEL 1:

COMMENCE AT THE NORTH 1/4 CORNER OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; PROCEED THENCE S 89°43'45" E, ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 34, A DISTANCE OF 1255.79 FEET; THENCE LEAVING SAID NORTH LINE PROCEED S 00°24'38" W, A DISTANCE OF 12.87 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL: SAID POINT ALSO BEING A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468 AND A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY HAVING A RADIUS OF 1178.92 FEET AND A CENTRAL ANGLE OF 02°58'24"; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE AN ARC DISTANCE OF 61.18 FEET; SAID ARC HAVING A CHORD BEARING OF N 79°10'15" E, AND A CHORD DISTANCE OF 61.17 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY LINE PROCEED S 00°24'38" W, ALONG THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 34 A DISTANCE OF 45.69 FEET TO THE PROPOSED SOUTHERLY PROGRESS ENERGY POWER EASEMENT LINE; SAID POINT ALSO BEING A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3409.29 FEET AND A CENTRAL ANGLE OF 01°01'34"; THENCE LEAVING SAID WEST LINE PROCEED SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY POWER EASEMENT LINE AN ARC DISTANCE OF 61.06 FEET, SAID ARC HAVING A CHORD BEARING OF S 79°42'18" W, AND A CHORD DISTANCE OF 61.06 FEET; THENCE LEAVING SAID SOUTHERLY POWER EASEMENT LINE PROCEED N 00°24'38" E, A DISTANCE OF 45.11 FEET TO THE POINT OF BEGINNING.

"SUBJECT TO THE RESTRICTION that no pole, guy or other obstruction shall be placed within the above described parcel in any manner that would conflict with Grantor's access across the property to other lands of Grantor."

PARCEL 2:

WDA-A DESCRIPTION

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. PROCEED THENCE N. 00' 25' 17" E., ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 27 A DISTANCE OF 702.53 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468; THENCE RUN S. 63° 16' 42" W.. ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 579.51 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3209.04 FEET AND A CENTRAL ANGLE OF 03° 18' 56"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY LINE AN ARC DISTANCE OF 185.70 FEET, SAID ARC HAVING A CHORD BEARING OF S. 64° 56' 10" W. AND A CHORD DISTANCE OF 185.67 FEET; THENCE N. 26° 47' 28" W, A DISTANCE OF 636.06 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE S. 89° 09' 36" W, A DISTANCE OF 1392.04 FEET; THENCE N 00° 00' 00" E, A DISTANCE OF 38.43 FEET; THENCE N 33° 27' 25" E, A DISTANCE OF 128.60 FEET; THENCE N 90° 00' 00" E, A DISTANCE OF 65.68 FEET; THENCE N 00° 00' 00" W, A DISTANCE OF 136.46 FEET; THENCE N 66° 33' 20" E, A DISTANCE OF 30.59 FEET; THENCE S 86° 48' 38" E, A DISTANCE OF 39.86 FEET; THENCE N 54° 48' 54" E, A DISTANCE OF 55.88 FEET; THENCE N 80° 43' 41" E, A DISTANCE OF 87.06 FEET; THENCE S 82° 41' 14" E, A DISTANCE OF 71.19 FEET; THENCE S 51° 13' 54" E, A DISTANCE OF 65.18 FEET; THENCE S 31° 40' 45" E, A DISTANCE OF 71.00 FEET; THENCE S 20° 50' 35" E, A DISTANCE OF 109.42 FEET; THENCE S 60° 43' 07" E, A DISTANCE OF 94.48 FEET; THENCE S 74° 56' 15" E, A DISTANCE OF 54.13 FEET; THENCE S 80° 26' 04" E, A DISTANCE OF 105.19 FEET; THENCE S 75° 26' 19" E, A DISTANCE OF 60.91 FEET; THENCE S 80° 03' 12" E. A DISTANCE OF

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Closing Affidavit

(Seller)

Before me, the undersigned authority, personally appeared Robert G. Bigham, President of BIGHAM HIDE COMPANY INC. ("Affiant"), who being by me first duly sworn, on oath, depose(s) and say(s) that:

1. BIGHAM HIDE COMPANY, INC., a Florida Profit Corporation ("Seller"), is the owner of and is selling the following described property to SUMTER COUNTY, a Political Subdivision of the State of Florida, ("Buyer"), to wit:

See Exhibit Attached hereto.

2. The above described property is free and clear of all liens, taxes, encumbrances and claims of every kind, nature and description of record whatsoever, except for mortgage or mortgages, if any, described in the Deed.
3. There have been no improvements, alterations, or repairs since acquisition by the Seller to the above described property for which the costs thereof remain unpaid, that there are no claims for labor or material furnished for repairing or improving the same, which remain unpaid since the acquisition by Seller, and that there are no mechanic's, materialmen's, or laborer's liens since acquisition by Seller against the above described property.
4. There have been no documents recorded in the Public Records of Sumter County, Florida subsequent to December 28, 2011, which affect title to the Property and Seller has not entered into any contracts for the sale, disposition or leasing of the Property since said date except as may have been disclosed to The Hogan Law Firm LLC in writing, and Seller has no knowledge of any matter affecting title to the Property.
5. The personal property contained in the building on said property, or on the said premises, and which, if any, is being sold free and clear of all liens, encumbrances, claims and demands whatsoever. The Seller knows of no violations of Municipal or County Ordinances pertaining to the above described property. No judgment or decree has been entered in any court in this State or the United States against said Seller which remains unsatisfied. There are no persons other than Seller in possession of the above described property.
6. Seller agrees that in the event the current real estate or personal property taxes vary in amount from the figures used in making the prorations used in closing the transfer and conveyance of the above described property to said buyers, then a new proration and a correct and proper adjustment will be made upon demand.
7. There are no matters pending against the Seller that could give rise to a lien that would attach to the property between the effective date of commitment and the recording of the interest to be insured. Seller has not and will not execute any instruments that would adversely affect the interest to be insured.
8. Seller's title to, and possession and enjoyment of, the property have been open, notorious, peaceable and undisturbed, and have never been disputed nor questioned.
9. There are no disputes concerning the boundary lines of the property, and the operation of any buildings on said property has been in compliance with the applicable building codes, ordinances and statutes.
10. Affiant has received no notice of any public hearing regarding assessment for improvements or changes in applicable zoning laws concerning said property within the past ninety (90) days.
11. There are no actions or proceedings now pending in any State or Federal Court to which the Seller is a party, including but not limited to, proceedings in bankruptcy, receivership or insolvency, nor are there any judgments, bankruptcies, liens or executions of any nature which constitute or could constitute a charge or lien upon said property.
12. Seller understands that Section 1445 of the Internal Revenue Code provides that a Buyer of a United States real property interest must withhold tax if the Seller is a foreign person. To inform the Buyer that withholding of tax is not required upon purchase of the above described property, Seller certifies the following:

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File Number: «Closing»

DoubleTime®

- a. Seller is not a nonresident alien individual, foreign corporation, foreign partnership, foreign trust or foreign estate for purposes of United States federal income taxation.
- b. Seller's U.S. Taxpayer Identification Number is
- c. Seller's address is: P.O. Box 188, Coleman, Florida 33521.
- d. No other persons or entities have an ownership interest in the above described property.

Seller understands the Buyer of the described property intends to rely on the foregoing representations in connection with the United States Foreign Investment in Real Property Tax Act. (FIRPTA). Seller understands this certification may be disclosed to the Internal Revenue Service by the Buyer and that any false statements contained in this certification may be punished by fine, imprisonment or both. Seller has the authority to sign this affidavit as either individual Seller or on behalf of an entity Seller. Under penalties of perjury, Seller states that this declaration was carefully read and is true and correct.

- 13. This affidavit is given for the purpose of clearing any possible question or objection to the title to the above referenced property and, for the purpose of inducing The Hogan Law Firm LLC and Old Republic National Title Insurance Company to issue title insurance on the subject property, with the knowledge that said title companies are relying upon the statements set forth herein. Seller hereby holds The Hogan Law Firm LLC and Old Republic National Title Insurance Company harmless and fully indemnifies same (including but not limited to attorneys' fees, whether suit be brought or not, and at trial and all appellate levels, and court costs and other litigation expenses) with respect to the matters set forth herein. "Affiant", "Seller" and "Buyer" include singular or plural as context so requires or admits. Seller further states that he/she is familiar with the nature of an oath and with the penalties as provided by the laws of the United States and the State of Florida for falsely swearing to statements made in an instrument of this nature. Seller further certifies that he/she has read, or heard read, the full facts of this Affidavit and understands its context.

Under penalties of perjury, I declare that I have read the foregoing Affidavit and that the facts stated in it are true.

Bigham Hide Company, Inc., a Florida Profit Corporation

By: Robert G. Bigham
Robert G. Bigham, President

State of Florida
County of Sumter

The foregoing instrument was sworn to and subscribed before me this 9th day of January, 2012, by Robert G. Bigham, as President of Bigham Hide Company, Inc., a Florida Profit Corporation who is personally known to me. Produced per Drivers License

[Notary Seal]



Amy Palmer
Notary Public
Printed Name: Amy Palmer
My Commission Expires: _____

EXHIBIT "A"

PARCEL 1:

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"SUBJECT TO THE RESTRICTION that no pole, guy or other obstruction shall be placed within the above described parcel in any manner that would conflict with Grantor's access across the property to other lands of Grantor."

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Closing Affidavit (Buyer)

Before me, the undersigned authority, personally appeared the undersigned ("Affiant"), who being by me first duly sworn, on oath, depose(s) and say(s) that:

1. SUMTER COUNTY, a political subdivision of the State of Florida, whose mailing address is 7375 Powell Road, Wildwood, Florida 34795, is purchasing the following described property from BIGHAM HIDE COMPANY, INC., a Florida Profit Corporation, whose mailing address is P.O. Box 188, Coleman, Florida 33521 ("Seller"), to wit:

See Exhibit "A" Attached hereto.

2. Buyer's entity status as reflected in this affidavit and the other closing documents is true and correct. The Buyer is in current good standing. There are no matters pending against the Buyer that could give rise to a lien that would attach to the property prior to the recording of the interests to be insured, and Buyer has not and will not execute any instrument (nor permit any action to be taken) that would adversely affect the title or interests to be insured. There are no judgments or liens against Buyer and no bankruptcy proceedings are currently pending with respect to Buyer.
3. To the best of Buyer's knowledge, information, and belief: (a) within the past 90 days there have been no improvements, alterations, or repairs to the above described property for which the costs thereof remain unpaid, and that within the past 90 days there have been no claims for labor or material furnished for repairing or improving the same, which remain unpaid; (b) there are no actual or potential mechanic's, materialmen's, or laborer's liens against the property; (c) there are no tenancies, leases or other occupancies (oral or written) affecting the property; (d) no other person or entity has any contract to purchase, option to purchase, right of first refusal, or other potential claim of right to purchase the property.
4. Buyer knows of no violations of municipal ordinances pertaining to the property, or any action or proceeding relating to the property which is pending in any court, nor does the Buyer know of any judgment, tax lien, or matter of any nature whatsoever which could create a lien or charge upon the property. Buyer has no knowledge of any matters that could or does create a cloud on the title to the subject property.
5. There are no matters pending against the Buyer that could give rise to a lien that would attach to the property between the effective date of commitment and the recording of the interest to be insured. Borrower has not and will not execute any instruments that would adversely affect the interest to be insured.
6. There are no actions or proceedings now pending in any State or Federal Court to which the Buyer is a party, including but not limited to, proceedings in bankruptcy, receivership or insolvency, nor are there any judgments, bankruptcies, liens or executions of any nature which constitute or could constitute a charge or lien upon said property.
7. This affidavit is given for the purpose of clearing any possible question or objection to the title to the above referenced property and, for the purpose of inducing The Hogan Law Firm LLC and Old Republic National Title Insurance Company to issue title insurance on the subject property, with the knowledge that said title companies are relying upon the statements set forth herein.
8. Buyer hereby holds The Hogan Law Firm LLC and Old Republic National Title Insurance Company harmless and fully indemnifies same (including but not limited to attorneys' fees, whether suit be brought or not, and at trial and all appellate levels, and court costs and other litigation expenses) with respect to the matters set forth herein. "Affiant", "Seller" and "Buyer" include singular or plural as context so requires or admits. Buyer is familiar with the nature of an oath and with the penalties as provided by the laws of the United States and the

State of Florida for falsely swearing to statements made in an instrument of this nature. Buyer has read, or heard read, the full facts of this Affidavit and understands its context.

Under penalties of perjury, I declare that I have read the foregoing Affidavit and that the facts stated in it are true.

SUMTER COUNTY, a Political subdivision of the State of Florida

By: [Signature]
Garry Breeden, Chairman,
Sumter County Board of County Commissioners

STATE OF FLORIDA)
COUNTY OF SUMTER)

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Garry Breeden, as Chairman, Sumter County Board of County Commissioners, who is personally known to me or who produced _____ as identification and who did/did not take an oath and he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed on 9th day of January, 2012.

(SEAL)



Christina Morrison
Notary Public
Christina Morrison
Notary Name Printed

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COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. PROCEED THENCE N. 00° 25' 17" E., ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 27 A DISTANCE OF 702.53 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 468; THENCE RUN S. 63° 16' 42" W.. ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 579.51 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3209.04 FEET AND A CENTRAL ANGLE OF 03° 18' 56"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY LINE AN ARC DISTANCE OF 185.70 FEET, SAID ARC HAVING A CHORD BEARING OF S. 64° 56' 10" W. AND A CHORD DISTANCE OF 185.67 FEET; THENCE N. 26° 47' 28" W, A DISTANCE OF 636.06 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE S. 89° 09' 36" W, A DISTANCE OF 1392.04 FEET; THENCE N 00° 00' 00" E, A DISTANCE OF 38.43 FEET; THENCE N 33° 27' 25" E, A DISTANCE OF 128.60 FEET; THENCE N 90° 00' 00" E, A DISTANCE OF 65.68 FEET; THENCE N 00° 00' 00" W, A DISTANCE OF 136.46 FEET; THENCE N 66° 33' 20" E, A DISTANCE OF 30.59 FEET; THENCE S 86° 48' 38" E, A DISTANCE OF 39.86 FEET; THENCE N 54° 48' 54" E, A DISTANCE OF 55.88 FEET; THENCE N 80° 43' 41" E, A DISTANCE OF 87.06 FEET; THENCE S 82° 41' 14" E, A DISTANCE OF 71.19 FEET; THENCE S 51° 13' 54" E, A DISTANCE OF 65.18 FEET; THENCE S 31° 40' 45" E, A DISTANCE OF 71.00 FEET; THENCE S 20° 50' 35" E, A DISTANCE OF 109.42 FEET; THENCE S 60° 43' 07" E, A DISTANCE OF 94.48 FEET; THENCE S 74° 56' 15" E, A DISTANCE OF 54.13 FEET; THENCE S 80° 26' 04" E, A DISTANCE OF 105.19 FEET; THENCE S 75° 26' 19" E, A DISTANCE OF 60.91 FEET; THENCE S 80° 03' 12" E. A DISTANCE OF

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2.90 FEET; THENCE N 89° 09' 36" E. A DISTANCE OF 180.52 FEET; THENCE N 67° 24' 55" E, A DISTANCE OF 54.46 FEET; THENCE N 11° 24' 01" E, A DISTANCE OF 53.61 FEET; THENCE N 31° 13' 17" E, A DISTANCE OF 71.05 FEET; THENCE N 22° 50' 32" E, A DISTANCE OF 132.04 FEET; THENCE N 43° 14' 32" E, A DISTANCE OF 73.34 FEET; THENCE N 44° 47' 23" E, A DISTANCE OF 82.50 FEET; THENCE N 66° 57' 12" E, A DISTANCE OF 118.62 FEET; THENCE S 82° 40' 56" E, A DISTANCE OF 56.90 FEET; THENCE N 86° 13' 54" E, A DISTANCE OF 55.03 FEET; THENCE N 78° 13' 13" E, A DISTANCE OF 53.76 FEET; THENCE N 49° 39' 54" E, A DISTANCE OF 76.95 FEET; THENCE N 72° 26' 22" E, A DISTANCE OF 40.27 FEET; THENCE N 51° 53' 19" E, A DISTANCE OF 86.37 FEET; THENCE S 85° 05' 47" E, A DISTANCE OF 81.98 FEET; THENCE N 83° 59' 34" E, A DISTANCE OF 103.91 FEET; THENCE N 80° 44' 25" E, A DISTANCE OF 65.27 FEET; THENCE N 80° 39' 14" E, A DISTANCE OF 53.25 FEET; THENCE N 76° 56' 22" E, A DISTANCE OF 77.28 FEET; THENCE N 67° 45' 41" E. A DISTANCE OF 116.14 FEET; THENCE S. 00° 37' 41" E., A DISTANCE OF 164.14 FEET; THENCE S. 63° 15' 42" W., A DISTANCE OF 920.98 FEET; THENCE S. 26° 47' 28" E.. A DISTANCE OF 19.43 FEET TO THE POINT OF BEGINNING.

{00310251}

THIS INSTRUMENT PREPARED BY :

Deborah Hogan, Esquire
THE HOGAN LAW FIRM, LLC
20 S. Broad Street
Post Office Box 485
Brooksville, Florida 34605-0485
(352) 799-8423

RETURN TO :
Deborah Hogan, Esquire
THE HOGAN LAW FIRM, LLC
20 S. Broad Street
Post Office Box 485
Brooksville, Florida 34605-0485
(352) 799-8423

PARCEL ID NO.:

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

PERPETUAL EASEMENT

THIS EASEMENT made this 9th day of January, 2012, by **BIGHAM HIDE COMPANY INC.**, A Florida Profit Corporation, Grantor whose address is P.O. Box 188 Coleman, Florida 33521 and **SUMTER COUNTY BOARD OF COUNTY COMMISSIONERS**, a political subdivision of the State of Florida, its successors and assigns, Grantee whose address is: 7375 Powell Road, Wildwood, Florida 34785.

WITNESSETH: That the Grantor for and in consideration of the sum of One Dollar and other valuable considerations paid, the receipt and sufficiency of which is hereby acknowledged, hereby grants unto the Grantee, its successors and assigns, a perpetual, nonexclusive easement over, under, upon and through the following described land in Sumter County, Florida, (hereinafter the Easement Property), to wit:

SEE EXHIBIT "A" ATTACHED HERETO.

For installation and maintenance of underground pipe for drainage and ingress-egress across the Easement Property and other occurrences which the grantee may deem necessary or convenient in connection therewith, such Easement being approximately 50' wide commencing at C-468 and continuing to WDA-A, and consisting of .74 ac (MOL).

Grantor reserves the right to install improvements, including pavement, upon the surface of the Easement Property at its sole cost and expense provided the same are not inconsistent with Grantee's use. Grantor covenants to immediately repair any damage to Grantee's drainage pipe, or otherwise, caused by Grantor's installation of pavement or other improvements in the Easement Property.

TO HAVE AND TO HOLD the same unto said grantee, its successors and assigns forever, and the grantor will defend the title to said lands against all persons claiming by, through or under said grantor.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed in the presence of:

Amy Palmer
Witness)

Amy Palmer
(Printed Name of Witness)

[Signature]
Witness:

[Signature]
(Printed Name of Witness)

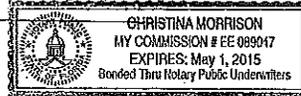
BIGHAM HIDE COMPANY, INC.
a Florida Profit Corporation

By: Robert G. Bigham
Robert G. Bigham, President

STATE OF FLORIDA
COUNTY OF SUMTER

The foregoing instrument was acknowledged before me this 9th day of January, 2012,
by Robert G. Bigham, President of Bigham Hide Company, Inc., a Florida Profit Corporation
who is personally known to me or who has produced _____ as
identification.

Christina Morrison
PRINT/TYPE NAME: Christina Morrison
Notary Public in and for the
County and State last aforesaid.
My Commission Expires: May 1, 2015
Serial No., if any: _____



APPROVED AT PUBLIC HEARING:

ATTEST: GLORIA HAYWARD, CLERK
COURT, SUMTER COUNTY



Gloria Hayward
CLERK

DATE: 1-9-2012

SUMTER COUNTY BOARD OF
COUNTY COMMISSIONERS

Garry Breeden
By: GARRY BREEDEN, CHAIRMAN

50' WIDE DRAINAGE AND ACCESS EASEMENT DESCRIPTION

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA. PROCEED THENCE N. 00° 25' 17" E., ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 27 A DISTANCE OF 702.53 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF COUNTY ROAD 466; THENCE RUN S. 63° 16' 42" W., ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 579.51 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3209.04 FEET AND A CENTRAL ANGLE OF 03° 18' 56"; THENCE RUN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY LINE AN ARC DISTANCE OF 185.70 FEET, SAID ARC HAVING A CHORD BEARING OF S. 64° 56' 10" W. AND A CHORD DISTANCE OF 185.67 FEET TO THE POINT OF BEGINNING, SAID POINT ALSO BEING A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 3209.04 FEET AND A CENTRAL ANGLE OF 0° 53' 41"; THENCE CONTINUE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND SAID RIGHT OF WAY LINE AN ARC DISTANCE OF 50.11 FEET; SAID ARC HAVING A CHORD BEARING OF S. 67° 02' 28" W. AND A CHORD DISTANCE OF 50.11 FEET; THENCE LEAVING SAID NORTHERLY RIGHT OF WAY LINE PROCEED N. 26° 47' 28" W., A DISTANCE OF 657.04 FEET; THENCE N. 89° 09' 36" E., A DISTANCE OF 55.61 FEET; THENCE S. 26° 47' 28" E., A DISTANCE OF 636.06 FEET TO THE POINT OF BEGINNING. THE EASEMENT DESCRIBED HEREIN CONTAINS 0.74 ACRES MORE OR LESS.