

This instrument prepared by,
Pedro J Mercado, Sr. Asst. County Attorney
FBN 0084050
Office of the County Attorney
1111 12th Street, Suite #408
Key West, Fl. 33040

QUIT CLAIM DEED

THIS DEED, made this ___ day _____, 2022, by the **CITY OF KEY WEST, FLORIDA**, a municipality incorporated in the State of Florida and party of the first part, to the **BOARD OF COUNTY COMMISSIONERS OF MONROE COUNTY, FLORIDA** a political subdivision of the State of Florida and party of the second part, whose address is 1100 Simonton St., Suite 408, Key West Florida 33040.

WITNESSETH, that the said party of the first part, for and in consideration of the assumption and jurisdiction and responsibility over the property conveyed herein does hereby remise, release and quitclaim unto the said party of the second part forever, all the right, title, interest, claim and demand which the said party has in and to the following described real property lying and being in Monroe County, Florida, to wit:

All of that Proposed 50 foot Road known as Parcels 5 and 6, as recorded in Deed Book G66, page 364, also as recorded or depicted in Plat Book 3, page 35 of the plat of "Island of Key West", also recorded or depicted in Plat Book 4, page 69 of the plat of "Part of Lands Formerly Owned By Key West Improvements, Inc.", all recorded in the Public Records of Monroe County, Florida.

Said Parcels 5 and 6 being depicted in Exhibit A and more particularly described as:

PARCEL 5, Deed Book G66, page 364

Commencing at the intersection of the southerly right of way line of Flagler Avenue and the westerly right of line (curb line) of Roosevelt Boulevard, bear south 21 deg. 22 min. and 20 sec. east along the westerly right of way line (curb line) of Roosevelt Boulevard for a distance of 460 feet to the point of beginning of the proposed road hereinafter described; from said point of beginning bear south 68 deg. 45 min. and 40 sec. west for a distance of 500 feet to a point; thence bear south 21 deg. 22 min. and 20 sec. east for a distance of 1451.55 feet to a point of curve, said curve having a central angle of 11 deg. 07 min. and a radius of 2339.93 feet; thence continue bearing southeasterly along said curve for a distance of 454 feet to the point of tangent of said curve; thence bear south 10 deg. 15 min and 20 sec. east for a distance of 980.50 feet to a point; thence bear southeasterly to a point which is 450 feet, measured at right angles to the westerly right of way line (curb line) or Roosevelt Boulevard, said point also being 50 feet, measured at right angles to the preceding course; thence bear north 10 deg. 15 min. and 20 sec. west for a distance of 986.50 feet to a point of curve, said curve having a central angle of 11 deg. 07 min.

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and radius of 2389.93 feet; thence continue bearing northwesterly along said curve for a distance of 463.70 feet to the point of tangent of said curve; thence bear north 21 deg. 22 min and 20 sec. west for a distance of 1401.43 feet to a point; thence bear north 68 deg. 45 min. and 40 sec. east for a distance of 450 feet to a point; thence bear north 21 deg. 22 min. and 20 sec. west for a distance of 50 feet back to the point of beginning.

PARCEL 6, Deed Book G66, page 364

Commencing at the intersection of the southerly right of way line of Flagler Avenue and the westerly right of way line (curb line) of Roosevelt Boulevard, run or bear southeasterly along the westerly right of way line (curb line) of Roosevelt Boulevard for a distance of 3667.0 feet to the point of beginning of the proposed road hereinafter described, said point of beginning also being 50 feet northeasterly of and measured at right angles to the northeasterly property line of the Key Ambassador Property; from said point of beginning bear westerly and parallel and 50 feet northeasterly from the said northeasterly property line of the Key Ambassador Property for a distance of 386.5 feet to a point; thence bear northwesterly for a distance of 444.5 feet, more or less, to a point which is 50 feet northeasterly of and measured at right angles to the northeasterly corner of Meacham Airport; thence bear near north 88 deg. 41 min. And 54 sec. west and parallel and 50 feet northeasterly of and measured at right angles to the northeasterly property line of Meacham Airport for a distance of 5638.39 feet to a point on the easterly property line of the U. S. Army; thence bear south 03 deg. 54 min. and 20 sec. east to a point which is 50 feet, measured at right angles to the preceding course; thence bear south 88 deg. 41 min. and 54 sec. east along the northeasterly property line of said Meacham Airport for a distance of 5638.39 feet, more or less, to the said northeast corner of Meacham Airport; thence bear southeasterly for a distance of 451 feet, more or less, to the northwest corner of the said Key Ambassador Property; thence bear easterly along the northeasterly property line of the Key Ambassador Property for a distance of 400 feet, more or less, to a point on the westerly right of way line (curb line) of Roosevelt Boulevard; thence bear northwesterly along the westerly right of way line (curb line) of Roosevelt Boulevard for a distance of 50 feet, more or less, back to the point of beginning.

LESS AND EXCEPT

Those portions of the aforesaid Parcel 6 lying west of the southerly extension of the eastern platted boundary of "Riviera Shores 1st Addition", as recorded in Official Records Book 1172, page 1198, of the Public Records of Monroe County, Florida and extending westwardly to a point of

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termination at the north boundary of those lands recorded in Official Records Book 1172, page 1198 of the Public Records of Monroe County, Florida.

LESS AND EXCEPT (Tax ID 00065920-000000)

That portion of the aforesaid Parcel 5 deeded as a Public Access Easement in Official Records Book 1653, page 854, being 50 feet westerly of and adjacent to the west boundary of Tracts 34 and 35 of "Part of Lands Formerly Owned by Key West Improvements, Inc." as recorded in Plat Book 4, page 69, all as recorded in the Public Records of Monroe County, Florida.

LESS AND EXCEPT (Tax ID 00065440-000000)

The most easterly 500 feet of the aforesaid Parcel 5, lying north of and adjacent to Tract 34 of the "Island of Key West", as recorded in Plat Book 3, page 35, as recorded in the Public Records of Monroe County, Florida.

LESS AND EXCEPT (Tax ID 00065440-000100)

Those portions of the aforesaid Parcel 5, recorded in Official Records Book 1091, page 1957, as recorded in the Public Records of Monroe County, Florida.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise pertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behalf of the said second party forever.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name the day and year aforesaid.

(SEAL)

ATTEST: _____, CLERK

CITY OF KEY WEST, FLORIDA

By _____
Clerk

By _____
Mayor