
QUITCLAIM DEED – RELEASE OF MINERAL RIGHTS

THIS INDENTURE made this _____ day of _____, 2023, between Hernando County, a political subdivision of the State of Florida, whose address is 15470 Flight Path Drive, Brooksville, Florida 34604, hereinafter referred to as Grantor, and Sunshine Grove Road, LLC, a Florida limited liability company, whose address is 13496 Taft Street, Brooksville, Florida 34613, hereinafter referred to as Grantee.

W I T N E S S E T H:

That said Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and accepted, by these presents does remise, release and quitclaim unto the said Grantee, its successors and assigns forever, all of Grantor's mineral rights in, and the associated right of entry onto, the property particularly described as follows:

Commence at the Southeast corner of Section 27, Township 22 South, Range 18 East, Hernando County, Florida, thence go North 00° 17' 53" West a distance of 1004.42 feet; thence go South 89° 21' 22" West, a distance of 10.00 feet to the Point of Beginning; Thence continue South 89° 21' 22" West, a distance of 51.27 feet; thence go South 44° 21' 22" West, a distance of 305.44 feet; thence go North 89° 21' 22" East, a distance of 265.95 feet to a point on the West right of way of Chicken Farm Road; thence go North 00° 17' 53" East along said West right of way of Chicken Farm Road a distance of 215.98 feet to the Point of Beginning.

Parcel ID No.: R27-422-18-0000-0060-0000
Key No.: 00539215

TO HAVE AND TO HOLD the same in fee simple subject to any easements, covenants, and restrictions of record.

(Signatures on following page)

IN WITNESS WHEREOF, Grantor has set its hand and seal the day and year first above written.

**HERNANDO COUNTY, FLORIDA
(GRANTOR)**

Signature of Witness

By: _____
John Allocco, Chairman

Printed Name of Witness

Signature of Witness

Printed Name of Witness

STATE OF FLORIDA
COUNTY OF HERNANDO

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this ____ day of _____, 2023, by John Allocco as Chairman of the Hernando County Board of County Commissioners.

Notary Public