

Exhibit "B"
Legal Description for overall Deltona Village BPUD

LEGAL DESCRIPTION OF DELTONA VILLAGE EAST SEGMENT (WRITTEN 08/23/21):

That portion of Davis Park First Addition to Orange City, as recorded in Map Book 6, Page 167 and vacated by Resolution No. 2008-19, as recorded in Official Records Book 6296, Page 659, Public Records of Volusia County, Florida; and that portion of Davis Park Second Addition to Orange City, as recorded in Map Book 6, Page 175 and vacated by Resolution No. 2008-20, as recorded in Official Records Book 6296, Page 668, Public Records of Volusia County, Florida; and that portion of Davis Park Fourth Addition to Orange City, as recorded in Map Book 6, Page 222 and vacated by Resolution No. 2008-21, as recorded in Official Records Book 6296, Page 677, Public Records of Volusia County, Florida; and that portion of Davis Park Sixteenth Addition to Orange City, as recorded in Map Book 7, Page 68 and vacated by Resolution No. 2008-22, as recorded in Official Records Book 6296, Page 682, Public Records of Volusia County, Florida, described as follows:

Commencing at the Northeast corner of Section 7, Township 18 South, Range 31 East, Volusia County, Florida, run thence S00°37'22"E along the east line thereof a distance of 100.01 feet to a point on the southerly right of way line of Howland Boulevard, said point being the Point of Beginning; thence continue S00°37'22"E along the east line of said Section 7 a distance of 2540.19 feet to the southeast corner of the Northeast 1/4 of said Section 7; thence N89°54'38"W along the south line thereof a distance of 1657.26 feet; thence N00°22'57"W a distance of 160.53 feet to the northeast corner of Lot 15, Block 11, said Davis Park Sixteenth Addition to Orange City; thence N89°53'35"W along the north line thereof a distance of 165.66 feet to a point on the centerline of Clara Street, as shown on said plat of Davis Park Sixteenth Addition to Orange City; thence S00°21'40"E along said centerline a distance of 160.58 feet to a point on the south line of the Northeast 1/4 of said Section 7; thence N89°54'38"W along the south line thereof a distance of 301.44 feet to a point on the easterly right of way line of North Normandy Boulevard; thence N00°18'41"W along said right of way line a distance of 168.09 feet to a point on a curve concave to the west, having a central angle of 11°35'11", a radius of 1959.86 feet, a chord bearing of N05°28'56"E and a chord distance of 395.65 feet; thence northerly along the arc of said curve a distance of 396.32 feet to the point of tangency thereof; thence N00°18'41"W along said right of way line a distance of 131.96 feet to a point on the centerline of Alabama Avenue, as shown on said plat of Davis Park Sixteenth Addition to Orange City; thence S89°48'08"E along said centerline a distance of 260.90 feet to a point on the centerline of vacated Clara Street, as shown on said plat of Davis Park Sixteenth Addition to Orange City; thence N00°21'40"W along said centerline a distance of 633.48 feet to the South line of the Northwest 1/4 of the Northeast 1/4 of said Section 7, thence N89°41'34"W, along said South line, 260.36 feet to the aforesaid easterly right of way line of North Normandy Boulevard; thence N00°19'01"W along said right of way line a distance of 659.07 feet to a point on the centerline of Tennessee Avenue, as shown on said plat of Davis Park First Addition to Orange City; thence S89°34'52"E along said centerline a distance of 259.85 feet to a point on the centerline of Clara Street, as shown on said plat of Davis Park First Addition to Orange City; thence N00°21'49"W along said centerline a distance of 206.11 feet; thence N89°32'52"W a distance of 164.83 feet to the southeast corner of Lot 20, Block 3, said Davis Park First Addition to Orange City; thence N00°20'29"W a distance of 50.36 feet to the northeast corner of Lot 19, Block 3, said Davis Park First Addition to Orange City; thence N89°32'23"W a distance of 74.83 feet to the aforesaid easterly right of way line of North Normandy Boulevard; thence N00°19'01"W, along said right of way line 208.98 feet to the centerline of the un-named driveway lying south of lots 8, 7, and 6 in Block 3, said plat of Davis Park First Addition to Orange City; thence S89°30'30"E along said centerline a distance of 74.74 feet; thence N00°20'29"W a distance of 103.17 feet to the southerly right of way line of East Graves Avenue; thence S89°28'24"E along said right of way line a distance of 1976.26 feet, to the Point of Beginning.

Except Lots 10 through 19, inclusive, Block 8, and that part of the West 1/2 of Persimmon Street lying east of and contiguous thereto, Davis Park Second Addition to Orange City, as recorded in Map Book 6, Page 175, Public Records of Volusia County, Florida, described as follows: Commencing at the Northeast corner of Section 7, Township 18 South, Range 31 East, Volusia County, Florida, run thence S00°37'22"E along the east line thereof a distance of 1170.09 feet; thence N89°40'31"W a distance of 495.35 feet to a point on the centerline of aforesaid Persimmon Street and the Point of Beginning; thence continue N89°40'31"W a distance 165.13 feet to the southwest corner of aforesaid Lot 19; thence N00°31'38"W a distance of 250.59 feet to the northwest corner of aforesaid Lot 10; thence S89°37'41"E a distance of 165.03 feet to a point on the centerline of aforesaid Persimmon Street; thence S00°33'04"E along said centerline a distance of 250.46 feet to the Point of Beginning.

Also except Lots 18 and 19, Block 1, and that part of the East 1/2 of Crystal Street lying West of and contiguous thereto, Davis Park, Sixteenth Addition to Orange City, as recorded in Map Book 7, Page 68 of the Public Records of Volusia County, Florida, described as follows: Commencing at the Southeast corner of the Northeast 1/4 of said Section 7, Township 18 South, Range 31 East, Run thence N89°54'38"W along the South line of the Northeast 1/4 of said Section 7, 1325.81 feet to the West line of the Southeast 1/4 of the Northeast 1/4 of said Section 7, thence; N00°25'56"W along the said West line, 848.07 feet to the Southeast corner of Lot 19, Block 1, aforesaid plat of Davis Park, Sixteenth Addition and the Point Of Beginning, thence; N89°46'36"W along the south line of said lot 19, 165.37 feet to the centerline of vacated Crystal Avenue, thence; N00°24'31"W along said vacated centerline to the Westerly extension of the North line of said Lot 18, Block 1, 50.24 feet, thence, S89°45'58"E along the North line of said Lot 18, Block 1, 165.35 feet, to the West line of the Southeast 1/4 of the Northeast 1/4, said Section 7, thence; S00°25'56"E along the said West line, 50.21 feet, to the Point of Beginning.

LEGAL DESCRIPTION OF DELTONA VILLAGE (WEST SEGMENT 08/23/21)

That portion of Davis Park First Addition to Orange City, as recorded in Map Book 6, Page 167 and vacated by Resolution No. 2008-19, as recorded in Official Records Book 6296, Page 659, Public Records of Volusia County, Florida; and that portion of Davis Park Sixteenth Addition to Orange City, as recorded in Map Book 7, Page 68 and vacated by Resolution No. 2008-22, as recorded in Official Records Book 6296, Page 682, Public Records of Volusia County, Florida; and that portion of the Replat of Block 5, Davis Park First Addition to Orange City, as recorded in Map Book 26, Page 51 and vacated by Resolution No. 2008-23, as recorded in Official Records Book 6296, Page 700, Public Records of Volusia County, Florida, described as follows:

Commencing at the northeast corner of Section 7, Township 18 South, Range 31 East, Volusia County, Florida, run thence S00°37'22"E along the east line thereof a distance of 2640.20 feet to the southeast corner of the Northeast 1/4 of said Section 7; thence N89°54'38"W along the south line thereof a distance of 2286.71 feet to a point on the westerly right of way line of Normandy Boulevard, said point being the Point of Beginning; thence continue N89°54'38"W along said south line a distance of 364.90 feet to the southwest corner of the Northeast 1/4 of said Section 7; thence N00°14'36"W along the west line of said Northeast 1/4 a distance of 2560.14 feet to a point on the southerly right of way line of East Graves Avenue; thence S89°28'24"E along said right of way line a distance of 464.02 feet to a point on the westerly right of way line of aforesaid Normandy Boulevard; thence S00°19'01"E along said right of way line a distance of 1371.85 to the centerline of the alley in Block 4, said plat of Davis Park Sixteenth Addition to Orange City; thence N89°43'06"W along said centerline a distance of 135.25 feet; thence S00°17'24"E a distance of 259.34 feet to the southwest corner of Lot 20, Block 4, said Davis Park Sixteenth Addition to Orange City; thence S89°45'55"E along the south line thereof a distance of 135.35 feet to a point on the westerly right of way line of aforesaid Normandy Boulevard; thence S00°18'41"E along said Right of Way a distance of 202.23 feet; thence N89°40'16"W along said right of way line a distance of 15.00 feet; thence S00°18'41"E along said right of way line a distance of 387.24 feet; thence S89°43'50"E along said right of way line a distance of 1.32 feet to a point on a curve concave to the west,

having a central angle of $08^{\circ}40'13''$, a radius of 1859.86 feet, a chord bearing of $S10^{\circ}58'30''W$ and a chord distance of 281.17 feet; thence southerly along the arc of said curve a distance of 281.44 feet to the end of said curve; thence $S28^{\circ}58'54''W$ along said right of way line a distance of 68.53 feet to the Point of Beginning.

EXCEPT Lots 16 through 19, inclusive, Block 7, and that part of the East 1/2 of Araminta Street lying west of and contiguous thereto, Davis Park Sixteenth Addition to Orange City, as recorded in Map Book 7, Page 68, Public Records of Volusia County, Florida, described as follows: Commencing at the Northeast corner of Section 7, Township 18 South, Range 31 East, Volusia County, Florida, run thence $N89^{\circ}28'24''W$ along the north line thereof a distance of 2634.32 feet to the northwest corner of the Northeast 1/4 of said Section 7; thence $S00^{\circ}14'36''E$ along the west line of the Northeast 1/4 of said Section 7, a distance of 2021.35 feet; thence $S89^{\circ}49'37''E$ a distance of 165.50 feet to a point on the centerline of aforesaid Araminta Street and the Point of Beginning; thence continue $S89^{\circ}49'37''E$ a distance of 165.51 feet to the northeast corner of aforesaid Lot 19; thence $S00^{\circ}17'24''E$ a distance of 100.74 feet to the southeast corner of aforesaid Lot 16; thence $N89^{\circ}50'40''W$ a distance of 165.55 feet to the centerline of said Araminta Street; thence $N00^{\circ}15'59''W$ along said centerline a distance of 100.79 feet to the Point of Beginning.

Exhibit "B" continued
Legal Description of Proposed Addition to Deltona Village BPUD

LEGAL DESCRIPTION OF INTERCHANGE COMMERCIAL CENTER
PARCELS #8106-04-00-0542 AND #8106-04-00-0691

A PARCEL OF LAND LYING IN SECTION 6, TOWNSHIP 18 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA AND BEING A PORTION OF LOTS 56, 57, 61, 62, 63, 64, 65, 66, 67, 68, AND 70, AND DEL NORTE STREET AND SAN CRISTOBAL STREET, VACATED PER CITY OF DELTONA, VOLUSIA COUNTY, FLORIDA, ORDINANCE NO. 35-2006 RECORDED IN OR BOOK 5989 PAGE 4935.

YOURLANDO FARMS AND GROVES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 10, PAGES 227 AND 228, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, LYING EAST OF THE EASTERLY RIGHT OF WAY OF INTERSTATE HIGHWAY #4 AND WEST OF THE WESTERLY RIGHT OF WAY OF STATE ROAD 472 AND NORTH OF THE NORTHERLY RIGHT OF WAY OF STATE ROAD 444 (GRAVES AVENUE) AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SW 1/4 OF SAID SECTION 6, RUN THENCE N 00°22'53" W ALONG THE EAST LINE OF SAID SW 1/4 A DISTANCE OF 49.48 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY OF GRAVES AVENUE, BEING THE POINT OF BEGINNING. RUN THENCE N 89°55'49" W ALONG SAID RIGHT OF WAY A DISTANCE OF 272.93 FEET; RUN THENCE N 73°11'46" W CONTINUING ALONG SAID RIGHT OF WAY A DISTANCE OF 104.40 FEET; RUN THENCE N 89°57'43" W CONTINUE ALONG SAID RIGHT OF WAY 320.19 FEET TO SAID RIGHT OF WAY INTERSECTION WITH THE AFORESAID EASTERLY RIGHT OF WAY OF INTERSTATE HIGHWAY #4, SAID POINT LYING ON A CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 2770.79 FEET AND A DELTA OF 07°16'10", WITH A CHORD BEARING AND DISTANCE OF N 21°36'10" E, 351.32 FEET, RUN THENCE NORTHEASTERLY ALONG SAID CURVE AND EASTERLY RIGHT OF WAY AN ARC DISTANCE OF 351.55 FEET TO A POINT OF COMPOUND CURVE, BEING CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 596.00 FEET AND A DELTA OF 37°18'15", WITH A CHORD BEARING AND DISTANCE OF N 43°47'18" E, 381.23 FEET, RUN THENCE NORTHEASTERLY ALONG SAID CURVE AND RIGHT OF WAY AN ARC DISTANCE OF 388.04 FEET; RUN THENCE S 27°54'50" E ALONG SAID RIGHT OF WAY AN DISTANCE OF 11.74; RUN THENCE N 62°30'10" E CONTINUING ALONG SAID RIGHT OF WAY A DISTANCE OF 965.56 FEET TO A POINT OF CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 220.05 FEET AND A DELTA OF 89°08'48", WITH A CHORD BEARING AND DISTANCE OF S 72°56'47" E, 308.75 FEET; RUN THENCE SOUTHEASTERLY ALONG SAID CURVE AND RIGHT OF WAY AN ARC DISTANCE OF 342.19 FEET TO SAID RIGHT OF WAY'S INTERSECTION WITH THE AFORESAID WESTERLY RIGHT OF WAY OF STATE ROAD 472; RUN THENCE S 28°23'14" E ALONG SAID WESTERLY RIGHT OF WAY A DISTANCE OF 312.49 FEET TO A POINT OF CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 1749.02 FEET AND A DELTA OF 16°56'41", WITH A CHORD BEARING AND DISTANCE OF S 36°51'33" E, 515.37 FEET, RUN THENCE SOUTHEASTERLY ALONG SAID RIGHT OF WAY AND CURVE AN ARC DISTANCE OF 517.25 FEET; TO A POINT ON THE EAST LINE OF SAID LOT 70, RUN THENCE S 00°23'51" E CONTINUING ALONG SAID RIGHT OF WAY A DISTANCE OF 301.79 FEET TO A POINT LYING ON SAID NORTHERLY RIGHT OF WAY OF GRAVES AVENUE; RUN THENCE N 89°28'24" W ALONG SAID RIGHT OF WAY A DISTANCE OF 658.56 FEET TO A POINT ON THE CENTERLINE OF SAID VACATED SAN CRISTOBAL STREET; RUN THENCE N 00°23'29" W ALONG SAID CENTERLINE A DISTANCE OF 321.05 FEET TO A POINT LYING 20.00 FEET EAST OF THE NORTHEAST CORNER OF LOT 69, SAID YOURLANDO FARMS AND GROVES; RUN THENCE N 89°31'25" W ALONG THE NORTHERLY LINE OF THE WEST 20.00 FEET OF SAID SAN CRISTOBAL STREET AND PASSING THROUGH SAID NORTHEAST CORNER OF LOT 69 AND RUNNING ALONG THE NORTH LINE OF SAID LOT 69 A DISTANCE OF 658.49 FEET TO THE NORTHWEST CORNER OF SAID LOT 69; RUN THENCE S 00°22'53" E ALONG THE WEST LINE OF SAID LOT 69 A DISTANCE OF 320.99 FEET TO THE POINT OF BEGINNING.

AND (OR 7338 PG 4176)

THE EAST 127.7 FEET OF LOT 69, YOURLANDO FARMS AND GROVES, A SUBDIVISION IN SECTIONS 6 AND 7, TOWNSHIP 18 SOUTH, RANGE 31 EAST, ACCORDING TO MAP IN MAP BOOK 10, PAGES 227 AND 228 PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA & THE WEST 1/2 OF SAN CRISTOBAL STREET, LYING EAST OF AND CONTIGUOUS THERETO, AS VACATED PER CITY OF DELTONA, VOLUSIA COUNTY, FLORIDA, ORDINANCE NO. 35-2006 RECORDED IN OR BOOK 5989, PAGE 4935.

LESS AND EXCEPT (OR 7339 PG 570)

THE BELOW DESCRIBED TRACT IS PART OF LOTS 63, 64 AND 70, YOURLANDO FARMS AS RECORDED IN PLAT BOOK 10, PAGES 227 AND 228. COMMENCE AT THE SOUTHEAST CORNER OF LOT 70, YOURLANDO FARMS AS RECORDED IN PLAT BOOK 10, PAGES 227 AND 228 OF THE OFFICIAL RECORDS OF VOLUSIA COUNTY, FLORIDA; THENCE ALONG THE EAST LINE OF SAID LOT 70, NORTH 00°18'37" WEST A DISTANCE OF 10.10 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF GRAVES AVENUE AND THE POINT OF BEGINNING; THENCE ALONG SAID NORTHERLY RIGHT OF WAY, NORTH 89°23'10" WEST A DISTANCE OF 233.66 FEET; THENCE LEAVING SAID NORTHERLY RIGHT OF WAY LINE AND ALONG A NEW DIVISION LINE THRU LOTS 70, 64 AND 63 OF THE AFOREMENTIONED YOURLANDO FARMS ON THE FOLLOWING SIX (6) COURSES AND DISTANCES:

- 1) NORTH 00°18'37" WEST A DISTANCE OF 369.96 FEET;
- 2) NORTH 89°22'30" WEST A DISTANCE OF 269.86 FEET
- 3) NORTH 00°33'14" EAST A DISTANCE OF 19.82 FEET TO A NON-TANGENT POINT OF CURVATURE;
- 4) ALONG A CURVE TO THE LEFT AND BEING CONCAVE WEST, HAVING A RADIUS 119.52 FEET, AN ARC LENGTH OF 60.50 FEET AND A CENTRAL ANGLE OF 29°00'00", THE CHORD OF SAID CURVE BEARS NORTH 13°56'46" WEST A DISTANCE OF 59.85 FEET;
- 5) NORTH 28°23'17" WEST A DISTANCE OF 119.25 FEET;
- 6) NORTH 60°43'18" EAST A DISTANCE OF 308.62 FEET TO THE WESTERLY RIGHT OF WAY LINE OF HOWLAND BOULEVARD (FLORIDA STATE ROUTE 472) AND A NON-TANGENT POINT OF CURVATURE; THENCE ALONG SAID WESTERLY RIGHT OF WAY ALONG A CURVE TO THE LEFT BEING CONCAVE NORTHEAST, HAVING A RADIUS 1749.02 FEET, AN ARC LENGTH OF 511.08 FEET AND A CENTRAL ANGLE OF 16°44'32, THE CHORD OF SAID CURVE BEARS SOUTH 36°52'33" EAST A DISTANCE OF 509.26 FEET TO THE AFOREMENTIONED EAST LINE OF LOT 70; THENCE ALONG SAID EAST LINE OF LOT 70, SOUTH 00°18'37" EAST A DISTANCE OF 301.78 FEET TO THE POINT OF BEGINNING.

Exhibit B continued

Luck Parcel #8107-04-11-0120

PROPERTY DESCRIPTION

Lots 12-15, Block 11, Davis Park Sixteenth Addition of Orange City, according to the plat thereof recorded in Map Book 27, Page 68, Volusia County Public Records, Florida.