

This instrument was prepared by
and upon recording should be returned to:

KE LAW GROUP, PLLC
2016 Delta Boulevard, Suite 101
Tallahassee, Florida 32303

**NOTICE OF ESTABLISHMENT OF THE
LAWSON DUNES COMMUNITY DEVELOPMENT DISTRICT**

PLEASE TAKE NOTICE that on January 20, 2022, and pursuant to a petition filed by GLK Real Estate, LLC, a Florida limited liability company, the Board of City Commissioners of Haines City, Florida adopted Ordinance No. 22-1780 establishing the Lawson Dunes Community Development District (“District”). The legal description of the lands encompassed within the District is attached hereto as **Exhibit A**. The District is a special-purpose form of local government established pursuant to and governed by Chapter 190, *Florida Statutes*. More information on the powers, responsibilities, and duties of the District may be obtained by examining Chapter 190, *Florida Statutes*, or by contacting the District’s registered agent as designated to the Department of Economic Opportunity under Section 189.014, *Florida Statutes*.

THE LAWSON DUNES COMMUNITY DEVELOPMENT DISTRICT MAY IMPOSE AND LEVY TAXES OR ASSESSMENTS, OR BOTH TAXES AND ASSESSMENTS, ON THIS PROPERTY. THESE TAXES AND ASSESSMENTS PAY THE CONSTRUCTION, OPERATION AND MAINTENANCE COSTS OF CERTAIN PUBLIC FACILITIES AND SERVICES OF THE DISTRICT AND ARE SET ANNUALLY BY THE GOVERNING BOARD OF THE DISTRICT. THESE TAXES AND ASSESSMENTS ARE IN ADDITION TO COUNTY AND OTHER LOCAL GOVERNMENT TAXES AND ASSESSMENTS AND ALL OTHER TAXES AND ASSESSMENTS PROVIDED FOR BY LAW.

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IN WITNESS WHEREOF, this Notice has been executed on this 1st day of February 2022, and recorded in the Official Records of Polk County, Florida.

[Signature]

Witness

Renee Heath

Print Name

[Signature]
Chairperson, Board of Supervisors

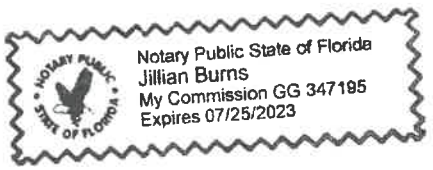
Witness

JUSTIN FRYE

Print Name

STATE OF FLORIDA
COUNTY OF Polk

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 1st day of February 2022, by Renee Heath, as Chairperson of the Board of Supervisors of the Lawson Dunes Community Development District.



[Signature]
(Official Notary Signature & Seal)

Name: Jillian Burns
Personally Known X
OR Produced Identification _____
Type of Identification _____

**Exhibit A
to Notice of Establishment**

Property Description

LEGAL DESCRIPTION:

PARCEL 27-27-23-000000-024001: E1/4 OF SW1/4 OF SE1/4 LESS E 130.5 FT OF N 180 FT OF S 220 FT THEREOF & BEG SW COR OF SE1/4 OF SE1/4 OF SEC N ALONG W BNDRY 1311.03 FT E 20 FT S 1311.08 FT W 9.69 FT TO POB LESS ST RD S 580.

PARCEL 27-27-23-000000-022003: W1/2 OF SE1/4 OF SE1/4 LESS ST RD S 580 & LESS BEG SW COR OF SE1/4 OF SE1/4 OF SEC N ALONG W BNDRY 1311.03 FT E 20 FT S 1311.08 FT W 9.69 FT TO POB.

PARCEL 27-27-26-000000-013020: W1/2 OF E1/2 OF NW1/4 OF NE1/4 & E1/2 OF W1/2 OF NW1/4 OF NE1/4 LESS 50 FT ON N & S SIDES FOR ST RD S 580.

PARCEL 27-27-26-000000-013040: W1/4 OF NW1/4 OF NE1/4 LESS ST RD S 580.

PARCEL 27-27-26-000000-031010: E1/4 OF NE1/4 OF NW1/4 LESS ST RD S 580.

PARCEL 27-27-26-000000-031020: W1/2 OF E1/2 OF NE1/4 OF NW1/4 LESS ST RD S 580.

CONTAINING 77.41 ACRES, MORE OR LESS.