This Instrument Prepared by:
Marion County
Office of the County Engineer
412 SE 25th Avenue
Ocala, FL 34471

Record and Return to:
Marion County
Office of the County Engineer
412 SE 25th Avenue
Ocala, FL 34471

RESOLUTION NO. 26 - R - 35

RESOLUTION TO VACATE A PORTION OF PLAT OF SILVER SPRINGS SHORES, UNIT NO. 64 AS RECORDED IN PLAT BOOK J PAGE 431 PUBLIC RECORDS OF MARION COUNTY, FLORIDA

WHEREAS, Petitioner, HEATHER ISLAND, LLC, a Florida limited liability company has petitioned the Board of County Commissioners of Marion County, Florida to vacate that certain portion of the Plat of Silver Springs Shores, Unit No. 64, Plat Book J, Page 431, described on attached **Exhibit A**; and

WHEREAS, Petitioner, HEATHER ISLAND, LLC, a Florida limited liability company is the owner in fee simple of all platted lands described above except dedicated public areas as may therein be included; and

WHEREAS, the Development Review Committee has reviewed the petition and has recommended approval; and

WHEREAS, it appears that owner of property in the vicinity of the lands herein described and the general public will not be adversely affected by vacating that certain portion of said Plat; and

WHEREAS, a temporary easement for public access and any existing utilities currently located within the vacated area will be reserved; and

WHEREAS, Petitioner; HEATHER ISLAND, LLC, a Florida limited liability company, has caused the Notice of Intention to Vacate a Portion of the Plat to be published in a newspaper of general circulation, as required by Chapter 177, Florida Statutes, and all persons through such notice were invited to comment; and

WHEREAS, in accordance with Florida Statute 177.101, Petitioner, HEATHER ISLAND, LLC, a Florida limited liability company, hereby requests that the Marion County Board of County Commissioners take appropriate action, including the adoption of a resolution confirming the vacation of that certain portion of the Plat; and

NOW, THEREFORE, BE IT RESOLVED, that the Marion County Board of County Commissioners does hereby vacate that certain portion of the Plat of Silver Springs Shores, Unit No. 64, Plat Book J, Page 431, as described on attached **Exhibit A**. All rights and interests of Marion County and the public existing in the platted lands are hereby disclaimed and abandoned; and

[This portion of page intentionally left blank. Signatures to follow.]

DULY ADOPTED in a regular session by the Board of County Commissioners of Marion County, Florida, this 3rd day of February, 2026.

ATTEST:

GREGORY C. HARRELL,
CLERK OF THE COURT

MARION COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA

BY:
CARL ZALAK, III, CHAIRMAN

FOR USE AND RELIANCE OF MARION COUNTY ONLY, APPROVED AS TO FORM AND LEGAL SUFFICIENCY:

MATTHEW MINTER
COUNTY ATTORNEY

EXHIBIT 'A'

Legal Description PARCEL 1:
A PARCEL OF LAND LYING IN THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 16 SOUTH, RANGE 23 EAST, MARION COUNTY FLORIDA, SAID LANDS BEING A PART OF THE PLAT OF SILVER SPRINGS SHORES UNIT NO.64, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK "J" AT PAGES 431 THROUGH 433, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 23, SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF LOT 20 BLOCK 1799 OF THE AFORMENTIONED PLAT; THENCE, RUN N89°53'38"W ALONG THE NORTH LINE OF THE SOUTHEAST ¼ OF SOUTHEAST ¼ OF SAID SECTION 23 A DISTANCE OF 645.18 TO THE SOUTHWEST CORNER OF LOT 14, BLOCK 1799, OF THE AFORMENTIONED PLAT OF SILVER SPRINGS SHORES UNIT NO.64; THENCE, N11°18'54"E 28.03 FEET TO THE SOUTHEAST CORNER OF LOT 13 OF SAID BLOCK 1799; THENCE, N78°41'06"W 548.26 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREINAFTER DESCRIBED, SAID POINT OF BEGINNING ALSO BEING THE SOUTHWEST CORNER OF LOT 12, BLOCK 1793 OF THE AFORMENTIONED PLAT; FROM SAID POINT OF BEGINNING CONTINUE N78°41'06"W 410.00 FEET; THENCE, S11°18'54"W 50.00 FEET TO THE NORTHWEST CORNER OF LOT 22 OF SAID BLOCK 1793; THENCE S78°41'06"E 410.00; THENCE N11°18'54E 50.00 FEET, BACK TO THE POINT OF BEGINNING. SAID PARCEL OF LAND CONTAINING 0.47 ACRES MORE OR LESS.

Legal Description PARCEL 2:
A PARCEL OF LAND LYING IN THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 16 SOUTH, RANGE 23 EAST, MARION COUNTY FLORIDA, SAID LANDS ALSO BEING A PART OF THE PLAT OF SILVER SPRINGS SHORES UNIT NO.64, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK "J" AT PAGES 431 THROUGH 433, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST ¼ OF SAID SECTION 23, SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF LOT 20 BLOCK 1799 OF THE AFORMENTIONED PLAT; THENCE, RUN N89°53'38"W ALONG THE NORTH LINE OF THE SOUTHEAST ¼ OF SOUTHEAST ¼ OF SAID SECTION 23 A DISTANCE OF 664.83 FEET TO THE NORTHWEST CORNER OF THE EAST ½ OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 23; THENCE, S00°10'35"W ALONG THE WEST LINE OF SAID EAST ½ OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ A DISTANCE OF 903.28 FEET TO THE SOUTHEAST CORNER OF LOT 1, BLOCK 1799 OF SAID PLAT; THENCE CONTINUE ALONG SAID WEST LINE S00°10.35"W 80.00 FEET TO THE NORTHEAST CORNER OF LOT 2, BLOCK 1798, OF THE AFORMENTIONED PLAT OF SILVER SPRINGS SHORES UNIT NO.64; THENCE DEPARTING FROM SAID WEST LINE RUN N89°49'25"W 157.70 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE, RUN N00°10'35"E 80.00 FEET TO THE SOUTHWEST CORNER OF THE AFORMENTIONED LOT 1, BLOCK 1799 OF SAID PLAT; THENCE, S89°49'25"E 157.70 FEET, BACK TO THE POINT OF BEGINNING. SAID PARCEL OF LAND CONTAINING 0.29 ACRES MORE OR LESS