

**MORRIS**

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**EXHIBIT "A"**  
**Legal Description**

**Parcel I: (Fee Simple)**

Lots 2 and 4, Tract V - Gulf Coast Town Center, according to the plat thereof as recorded in Official Records Instrument 2007000295022, of the Public Records of Lee County, Florida.

**Parcel II: (Easement)**

Non-Exclusive Easements as created for the benefit of Parcel I as set forth in that certain Surface Water Management Reciprocal Easement Agreement and Second Amendment to Declaration, recorded June 30, 2004 in Official Records Book 4351, Page 1637, of the Public Records of Lee County, Florida.

**Parcel III: (Easement)**

Non-Exclusive Easements for the benefit of Parcel I as created and set forth in that certain Reciprocal Easement Agreement between University Club Apartments/Gulf Coast, LLC, a Florida limited liability company and JF Gulf Coast Town Center LLC, an Ohio limited liability company recorded October 14, 2005 in Official Records Instrument 2005000073017, as affected by the as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 18, 2007 in Official Records Instrument 2007000193637, as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 6, 2016 in Official Records Instrument 2016000120637, as affected by the Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded July 2, 2024 in Official Records Instrument 2024000187363, of the Public Records of Lee County, Florida.

**EXHIBIT "A"**  
**Legal Description**

**Parcel IV: (Easement)**

Non-Exclusive Easements as created for the benefit of Parcel I as created and set forth in that certain Reciprocal Easement Agreement between the Cleveland Clinic Foundation, an Ohio not-for-profit corporation and JG Gulf Coast Town Center LLC, an Ohio limited liability company, recorded February 16, 2006 in Official Records Instrument 2006000073164, as affected by the as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 18, 2007 in Official Records Instrument 2007000193637, as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 6, 2016 in Official Records Instrument 2016000120637, as affected by the Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded July 2, 2024 in Official Records Instrument 2024000187363, all of the Public Records of Lee County, Florida.

**Parcel V: (Easement)**

Non-Exclusive Easements as created for the benefit of Parcel I and set forth in that certain Operation and Easement Agreement, recorded January 10, 2005 in Official Records Book 4550, Page 4312, as affected by that certain First Amendment to Operation and Easement Agreement, recorded January 4, 2006 in Official Records Instrument 2006000002099, as affected by that certain Second Amendment To Operation and Easement Agreement, recorded August 30, 2006 in Official Records Instrument 2006000339740, as affected by that certain Third Amendment to Operation and Easement Agreement recorded June 18, 2007 in Official Records Instrument 2007000193624 as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 6, 2016 in Official Records Instrument 2016000120637, as affected by that certain Declaration with Respect to Allocation of Common Area Costs and Administration Fee for Tract V of Gulf Coast Town Center recorded June 6, 2016 in Official Records Instrument 2016000120642, as amended by the Fourth Amendment to Operation and Easement Agreement recorded October 20, 2022 in Official Records Instrument 2022000318536, as affected by the First Amendment to Supplemental Agreement recorded November 3, 2022 in Official Records Instrument 2022000333969, as affected by the Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded July 2, 2024 in Official Records Instrument 2024000187363, as affected by that certain Fifth Amendment to Operation and Easement Agreement recorded January 16, 2025 in Official Records Instrument 2025000014640, as affected by that certain Fifth Amendment to Operation and Easement Agreement, recorded January 16, 2025 in Official Records Instrument 2025000014640, all of the Public Records of Lee County, Florida.

**EXHIBIT "A"**  
**Legal Description**

**Parcel VI: (Easement)**

Non-Exclusive Easements created for the benefit of Parcel I as set forth in that certain Construction Operating and Reciprocal Easement Agreement recorded August 30, 2006 in Official Records Instrument 2006000339741, as affected by that certain Right of First Offer, recorded August 30, 2006 in Official Records Instrument 2006000339742, as assigned by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements, by and among JG Gulf Coast Town Center LLC and Gulf Coast Town Center CMBS, LLC, recorded June 18, 2007 in Official Records Instrument 2007000193637, First Amendment to Construction, Operating and Reciprocal Easement Agreement recorded January 29, 2019 in Official Records Instrument 2019000020461, as affected by the Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded July 2, 2024 in Official Records Instrument 2024000187363, all of the Public Records of Lee County, Florida.

**Parcel VII: (Easement)**

Non-Exclusive Easements created for the benefit of Parcel I as set forth in that certain Declaration of Easements and Restrictive Covenants recorded October 3, 2006 in Official Records Instrument 2006000379063, as affected by that certain First Amendment to Declaration of Easements and Restrictive Covenants recorded October 16, 2020 in Official Records Instrument 20200000249821, as affected by that certain Second Amendment to Declaration of Easements and Restrictive Covenants recorded February 10, 2021 in Official Records Instrument 2021000042710, as affected by the as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 18, 2007 in Official Records Instrument 2007000193637, as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 6, 2016 in Official Records Instrument 2016000120637, as affected by the Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded July 2, 2024 in Official Records Instrument 2024000187363, all of the Public Records of Lee County, Florida.

**Parcel VIII: (Easement)**

Reciprocal Easement Agreement between University Club Apartments/Gulf Coast, LLC, a Florida limited liability company and JF Gulf Coast Town Center LLC, an Ohio limited liability company recorded October 14, 2005 in Official Records Instrument 2005000073017, as affected by the as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 18, 2007 in Official Records Instrument 2007000193637, as affected by that certain Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded June 6, 2016 in Official Records Instrument 2016000120637, as affected by the Assignment and Assumption of Operating and Reciprocal Easement Agreements recorded July 2, 2024 in Official Records Instrument 2024000187363, of the Public Records of Lee County, Florida.

**Parcel XIV: (Easement)**

Operating and Reciprocal Easement Agreement by and between GCTC Property LP, a Delaware limited liability company and Vision Fort Myers, LLC, a Florida limited liability company, dated September 30, 2025, recorded October 2, 2025 in Official Records Instrument 2025000264817, of the Public Records of Lee County, Florida.