

CRA RESOLUTION NO. 2010- 2

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACTING AS ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY, AUTHORIZING THE CONVEYANCE OF ONE LOT OWNED BY ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY TO THE HOUSING FINANCE AUTHORITY OF ST. JOHNS COUNTY TO BE USED IN CONNECTION WITH THE CWHIP PROGRAM FOR WORKFORCE HOUSING.

RECITALS

WHEREAS, a Resolution was adopted at the March 18, 2008 meeting authorizing the conveyance of (77) seventy-seven lots to the Housing Finance Authority of St. Johns County, ("HFA") to facilitate the CWHIP program; and

WHEREAS, there is one additional lot owned by St. Johns County Community Redevelopment Agency ("CRA") that was inadvertently retained by the CRA that is part of the CWHIP program; and

WHEREAS, housing staff is requesting the transfer of the lot to the HFA. The County Deed conveying the lot in West Augustine to the HFA is attached hereto as Exhibit "A", incorporated by reference and made a part hereof; and

WHEREAS, it is in the best interest of the County to convey the lot to HFA so that the lots can be used to construct much needed workforce housing; and

WHEREAS, to the extent that there are scrivener, typographical or administrative errors that do not change the tone, tenor, or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of St. Johns County, Florida, as follows:

1. The above recitals are incorporated by reference into the body of this Resolution and such recitals are adopted as findings of fact.
2. The Board hereby authorizes the Board Chair to execute the County Deed conveying the lot to the HFA.
4. The Clerk of Court is hereby instructed to record the County Deed in the public records of St. Johns County, Florida.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 2nd day of March, 2010.

**BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA, acting as,
ST. JOHNS COUNTY COMMUNITY
REDEVELOPMENT AGENCY**

By: Ron Sanchez
Ron Sanchez, Chair

ATTEST: Cheryl Strickland, Clerk

By: Pam Halterman
Deputy Clerk

RENDITION DATE 3/4/10



Exhibit "A" to Resolution

This Instrument Prepared By:
Nanette Bradbury
St. Johns County Real Estate Division
500 San Sebastian View
St. Augustine FL 32084

COUNTY DEED

THIS DEED, made without warranty of title or warranty of method of conveyance, this _____ day of _____, 2010, by **ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY**, a public community redevelopment agency of the State of Florida, as created by St. Johns County Resolution 2000-146, as amended, whose address is, 102 M. L. King Avenue, St. Augustine FL 32084, hereinafter "Grantor", to, **HOUSING FINANCE AUTHORITY OF ST. JOHNS COUNTY**, a public body corporate and politic of the State of Florida, as created by St. Johns County Ordinance No. 80-7, as amended, and St. Johns County Resolution No. 80-25, as amended, whose address is 102 M. L. King Avenue, Suite B, St. Augustine, FL 32084, hereinafter "Grantee". (Wherever used herein the term "Grantor" and "Grantee" include all parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of organizations).

WITNESSETH;

That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, receipt and sufficiency being hereby acknowledged, hereby grants, bargains, sells, forever unto said Grantee, all that certain land, situate, lying and being in the County of St. Johns, State of Florida and more particularly described below. Pursuant to Florida law Section 125.411(3) F.S., this deed conveys only the interest in said land the Grantor has of the date of this conveyance, to wit:

Lot 7 Afro American Subdivision of Block 71 Dancy Tract as recorded in Map Book 4 Page 28 of the public records of St. Johns County, Florida.

TOGETHER with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

THIS DEED is subject to the following non-exclusive list of exceptions:

- a. Special taxes and assessments, confirmed or unconfirmed, for improvements not yet completed, if any;
- b. Any state of facts which a good and accurate survey or inspection of the premises might reveal;
- c. Federal, State, local government (County or City), development, construction, zoning and building laws or ordinances, rules, regulations and resolutions;

- d. Rights, if any, of the public in any portion of the premises which may fall within any public street, way or alley;
- e. All acts of the Grantee occurring prior to, or subsequent to the date of this instrument;
- f. Agreements, conditions, covenants, reservations, restrictions, and servitude of record;
- g. Easements and rights of way of record.

RESERVING UNTO THE GRANTOR, its successors and/or assigns an undivided three-fourths interest in, and title in and to an undivided three-fourths interest in, all the phosphate, minerals and metals that are may be in, on, or under the said land and an undivided one-half interest in all petroleum that is or may be in, or on, or under said land with the privilege to mine and develop the same.

IN WITNESS WHEREOF the St. Johns Community Redevelopment Agency has caused the presents to be executed in its name by its Chairman the day and year aforesaid.

ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY

By: _____
Ron Sanchez, Its Chair

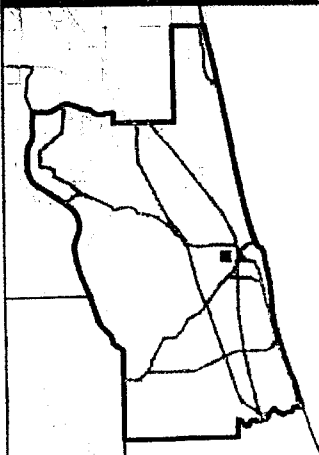
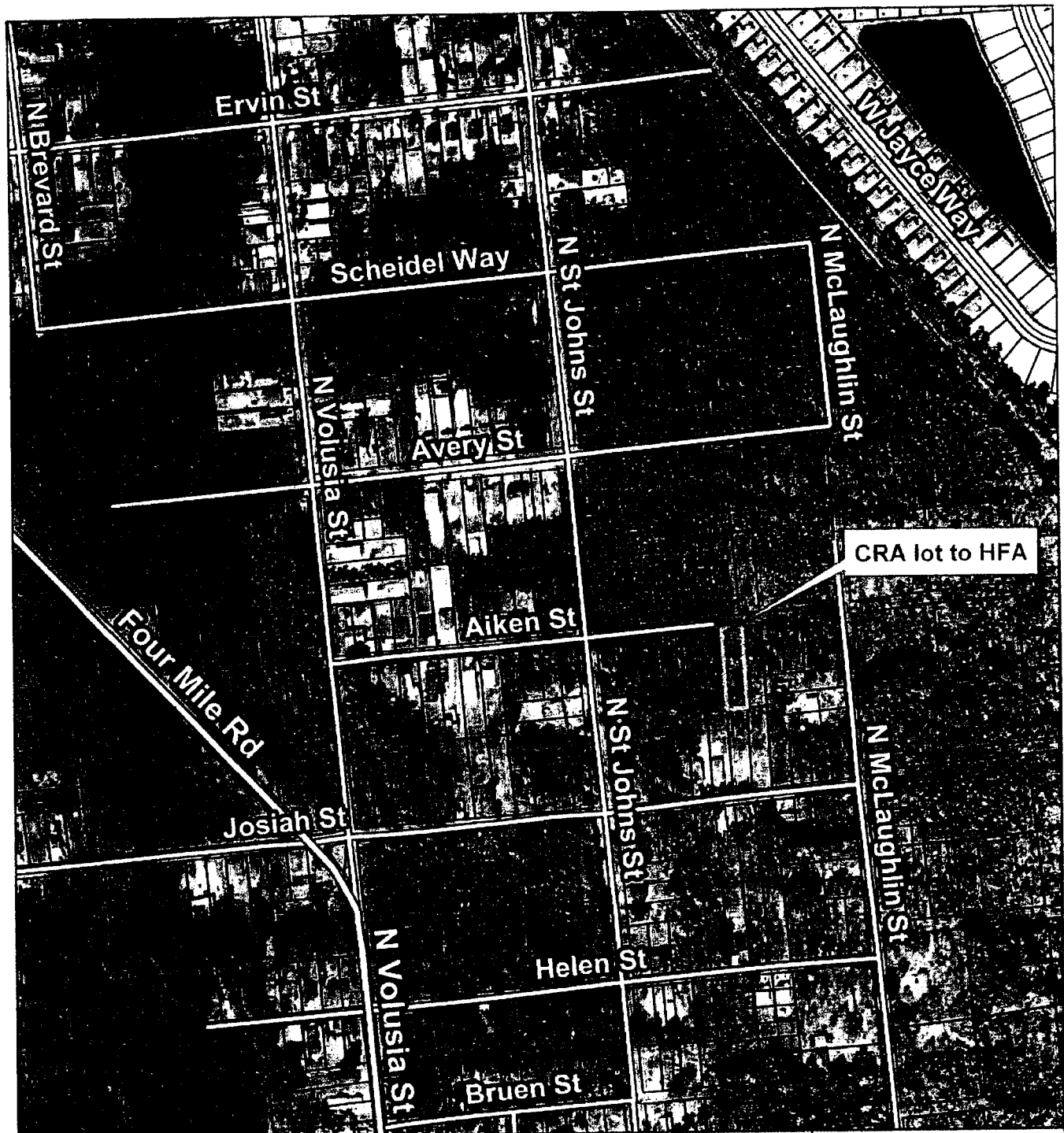
ATTEST: Cheryl Strickland, Its Clerk

By: _____
Its Deputy Clerk

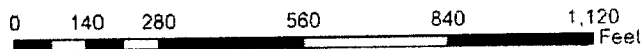
**STATE OF FLORIDA
COUNTY OF ST. JOHNS**

The foregoing instrument was acknowledged before me this _____ day of _____, 2010, by Ron Sanchez, the Chair of the St. Johns County Community Redevelopment Agency, on behalf of the Agency. She is personally known to me.

Notary Public State of Florida
My Commission Expires: _____



CRA lot to HFA
CWHIP program



St. Johns County
Land Mgmt Systems
Real Estate Division



Map Prepared:
February 10, 2010
(904) 209-0788

DISCLAIMER
This map is for reference use only. Data provided are derived from multiple sources with varying levels of accuracy.

THE ST. AUGUSTINE RECORD

COPY OF ADVERTISEMENT

SJC MINUTES & RECORDS C/O CLER
ATTN MS.P DEGRANDE
500 SAN SEBASTIAN VIEW
SAINT AUGUSTINE FL 32084

Ref.#: L650-10
P.O.#: L650-10

PUBLISHED EVERY MORNING SUNDAY THRU SATURDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA,
COUNTY OF ST. JOHNS

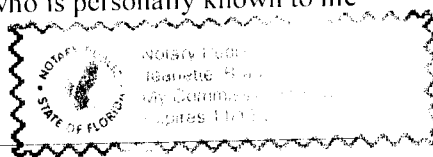
Before the undersigned authority personally appeared **ULINDA E. VERSTRAATE**
who on oath says that he/she is an Employee of the St. Augustine Record,
a daily newspaper published at St. Augustine in St. Johns County, Florida:
that the attached copy of advertisement being a **NOTICE OF HEARING**
In the matter of **TRANSF. AIKEN ST LOT - CRA HEARING MAR 2, 2010**
was published in said newspaper on **02/19/2010**

Affiant further says that the St. Augustine Record is a newspaper published
at St. Augustine, in said St. Johns County, Florida, and that the said newspaper
heretofore has been continuously published in said St. Johns County, Florida,
each day and has been entered as second class mail matter at the post office in the
City of St. Augustine, in said St. Johns County, for a period of one year preceding
the first publication of the copy of advertisement; and affiant further says that
he/she has neither paid nor promised any person, firm or corporation any discount,
rebate, commission or refund for the purpose of securing the advertisement for
publication in the said newspaper.

Sworn to and subscribed before me this 19th day of Feb 2010
by Ulinda E Verstraate who is personally known to me
or who has produced as identification

Janette Bradley

(Signature of Notary Public)



(Seal)

NOTICE OF PUBLIC HEARING OF THE ST. JOHNS COUNTY BOARD OF COUNTY COMMISSIONERS AND OF ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY

NOTICE IS HEREBY GIVEN that the St. Johns County Board of County Commissioners, which is also the Board of the St. Johns County Community Redevelopment Agency, will hold a public hearing on Tuesday, March 2, 2010 at 9:00 a.m. in the St. Johns County Auditorium, County Administration Building, 500 San Sebastian View, St. Augustine, Florida.

The purpose of the hearing is for adoption of a Resolution that will authorize the transfer of one lot on Aiken Street to the Housing Finance Authority St. Johns County in connection with the Community Workforce Housing Innovation Program ("CWHIP").

All parties having any interest will be afforded an opportunity to be heard at the public hearing.

The proposed resolution is on file and may be seen at the Clerk of Courts, Minutes & Records Department, in the County Administration Building, 500 San Sebastian View, St. Augustine, FL 32084.

If any person decides to appeal any decision, made by the Board with respect to any matter considered at such hearing, he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based.

NOTICE OF PERSONS NEEDING SPECIAL ACCOMMODATIONS AND TO ALL HEARING IMPAIRED PERSONS: In accordance with the Americans with Disabilities Act, persons needing special accommodations to participate in these proceedings should contact, ADA Coordinator, at 904-209-0650 or at the

County Administration Building, 500 San Sebastian View, St. Augustine, Florida 32084. For hearing impaired individuals: Florida Relay Service: 1-800-935-8770 no later than 5 days prior to the date of the meeting.

BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
CHERYL STRICKLAND, ITS CLERK
By: Yvonne King, Deputy Clerk
L650-10 Feb 19, 2010