

RESOLUTION NO. 87-156
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA

WHEREAS, Moultrie Improvement Association,
as owner, has tendered a Warranty Deed,
dated July 24, 1987 to the Board of County
Commissioners of St. Johns County, Florida conveying to the County the
lands described therein subject to certain
conditions and restrictions

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA, as follows:

Section 1. The above described Warranty Deed
is hereby accepted by the Board of County Commissioners
of St. Johns County, Florida. This acceptance shall not be deemed an acceptance
requiring construction or maintenance on the subject property by the County.

Section 2. The Clerk is instructed to
record the Warranty Deed in the official public records of
St. Johns County at County expense.

ADOPTED by the Board of County Commissioners of St. Johns County,
Florida, this 28th day of July 1987.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Phyllis L. Lydon
Chairman

ATTEST: CARL "BUD" MARKEL, CLERK

By: Cheryl Kent
Deputy Clerk

This instrument was prepared
by: JAMES G. SISCO
P.O. Box 1533
St. Augustine, Fl. 32084

WARRANTY DEED

This Indenture, Made this 24th day of July, 1987,
Between Moultrie Improvement Association of the County of St. Johns,
State of Florida, grantor, and St. Johns County, a political
subdivision of the State of Florida whose post office address is
c/o Clerk of Courts, St. Johns County Courthouse, St. Augustine,
Florida 32084, of the County of St. Johns, State of Florida, grantee,

Witnesseth, That said grantor, for and in consideration of
the sum of Ten Dollars, and other good and valuable consideration
to said grantor in hand paid by said grantee, the receipt whereof
is hereby acknowledged, has granted, bargained and sold to the said
grantee, and grantee's heirs and assigns forever, the following
described land, situate, lying and being in St. Johns County, Florida,
to wit:

Beginning at the Southwest (SW) corner of Government Lot
Seven (7), Section Six (6), Township Eight (8) South, Range
Thirty (30) East, St. Johns County, Florida, thence North
along the West line of said Lot Seven (7), 220 feet to
starting point and Southwest corner of this conveyance:

First line: Continue North along West line of said Lot
Seven (7), 220 feet, the Northwest corner.

Second line: Thence East 626 feet, the Northeast corner.

Third line: Thence South 220 feet, the Southeast corner.

Fourth line: Thence West 626 feet, the Southwest corner
and starting point.

EXCEPTING therefrom a strip of land on the West for
right-of-way of Old Moultrie Road.

SUBJECT TO the following terms and conditions, which the grantee,
by accepting this deed, agrees to comply with:

1. The county assumes all the costs of the transfer.
2. The property will be limited to the following uses:
 - a. Courthouse Annex
 - b. Meetings
 - c. Recreational uses
3. The County will maintain the building and property.
4. The property cannot be traded by the County for other
property or sold and if the County should find no use for
the property in the future, it will revert to the Moultrie
Improvement Association upon the passage by the County
of a resolution determining that the County has no further
use or need for the property.
5. Should the County find a need to charge organizations for
meetings in the building, an exemption from these charges
shall be granted to the following organizations:
 1. The Moultrie Improvement Association
 2. Moultrie Homemakers Extension Club

and said grantor does hereby fully warranty the title to said land,
and will defend the same against the lawful claims of all persons
whomsoever.

"Grantor" and "grantee" are used for singular or plural, as
context requires.

"Heights"
Dell
W. W. Clifton
7-2-1987

In Witness Whereof, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Moultrie Improvement Association

Martha G. Lawrence

By: W. W. Clifton (Seal)
Its President

Mary J. Taccogna

STATE OF FLORIDA

COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this 24th day of July, 1987, by W. W. Clifton, the President of Moultrie Improvement Association, a Florida non profit corporation or association on behalf of the association.

Mary J. Taccogna

Notary Public, State of Florida
at Large

My Commission Expires:

Notary Public, State of Florida
My Commission Expires April 10, 1990
Bonded Through Fidelity Insurance, Inc.