

RESOLUTION NO. 88-194
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS, ST. JOHNS COUNTY, FLORIDA

WHEREAS, Marsh Creek Partnership, as Owners, have tendered a Warrenty Deed dated July 8, 1988 , to the Board of County Commissioners of St. Johns County, Florida, conveying to the County the land described therein.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, that the above described Warrenty 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.

The Clerk is instructed to file the Title Search and to record the Warrenty Deed in the official records of St. Johns County at County Expense.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 12th day of July , 1988 .

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Lawrence O. Hartley
Its Chairman

ATTEST: Carl "Bud" Markel, Clerk

BY: Spencer H. McDonald
Deputy Clerk

WARRANTY DEED

THIS INDENTURE, Made this 8 day of July, 1988, BETWEEN MARSH CREEK PARTNERSHIP, a Florida general partnership, organized and existing under the laws of the State of Florida of the County of Duval, State of Florida, party of the first part, and BOARD OF COUNTY COMMISSIONERS, whose mailing address is: St. Johns County Courthouse, St. Augustine, Florida 32084, of the County of St. Johns, State of Florida, party of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten and no/100-----Dollars, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part, its successors and assigns forever, the following described land, situate, lying and being in the County of St. Johns County, State of Florida, to wit:

PROPOSED 60' RIGHT OF WAY

A portion of Section 33, Township 7 South, Range 30 East, St. Johns County, Florida and lying right of and within 60 feet as measured at right angles to the following described line: BEGIN at the Northwest corner of the West 1/4 of the Southeast 1/4 of said Section 33; thence North 89 degrees 07'01" East along the North line of the Southeast 1/4 of aforementioned Section 33, a distance of 657.34 feet to the POINT OF TERMINATION: being bounded on the West by the West line of the West 1/4 of the Southeast 1/4, said line bearing North 01 06'29" West and passing through the POINT OF BEGINNING and being bounded on the East by the Easterly line of the West 1/4 of the Southeast 1/4, said line bearing South 01 degrees 04'33" East and passing through the POINT OF TERMINATION.

It is the intent of the above described lands that the side lines be lengthened and/or shortened as necessary to form a single continuous strip 60 feet in width.

PROPOSED 30' RIGHT OF WAY

A portion of Section 33, Township 7 South, Range 30 East TOGETHER WITH a portion of Section 4, Township 8 South, Range 30 East, St. Johns County, Florida and lying left of and within 30 feet as measured at right angles to the following described line: BEGIN at the Northwest corner of the Southeast 1/4 of the Southwest 1/4 of said Section 33; thence South 01 degrees 12'00" East along the Westerly line of the said Southeast 1/4 of the Southwest 1/4, a distance of 1367.96 feet to the POINT OF TERMINATION; being bounded on the North by the Northerly line of the Southeast 1/4 of the Southwest 1/4, said line bearing North 89 degrees 11'52" East and passing through the POINT OF BEGINNING and being bounded on the South by the Southerly right-of-way of St. Johns County Road as recorded in Deed Book 216, Pages 93 and 97 of said Public Records, said line bearing South 89 degrees 17'53" West and passing through the POINT OF TERMINATION.

It is the intent of the above described lands that the side lines be lengthened and/or shortened as necessary to form a single continuous strip 30 feet in width.

SUBJECT to taxes accruing subsequent to December 31, 1987 and covenants, conditions, restrictions and easements of record.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

Prepared by and for the use of:
LINDA CONNOR KANE, Attorney
GALLAGHER, BAUMER, MIKALS,
BRADFORD, CANNON & WALTERS, P.A.
2000 INDEPENDENT SQUARE
JACKSONVILLE, FLORIDA 32202

IN WITNESS WHEREOF, the said party of the first part has caused this instrument to be executed on the day and year first above written.

[CORPORATE SEAL]

ATTEST:

By: [Signature]
Its Secretary

MARSH CREEK PARTNERSHIP
By: The Stokes-Fidelity Group,
managing general partner
By: Stokes Properties, Ltd,
managing general partner
By: Stokes-O'Steen Communities,
Inc., managing general

Signed and Sealed In Our Presence:

[Signature]
[Signature]

By: [Signature]
Its President

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by ROGER M. O'STEEN, the _____ President of Stokes-O'Steen Communities, Inc., a Florida corporation and managing general partner of Stokes Properties, Ltd., a Florida limited partnership which is the managing general partner of The Stokes-Fidelity Group, a Florida general partnership, managing general partner of Marsh Creek Partnership, a Florida general partnership in behalf of Marsh Creek Partnership.

[Signature]
Notary Public, State of Florida

My Commission Expires:

