

RESOLUTION NO. 89-20

A RESOLUTION AUTHORIZING THE EXECUTION OF A CERTAIN CONTRACT FOR THE PURCHASE OF CERTAIN PROPERTY NECESSARY FOR THE CONSTRUCTION OF A WATER PLANT:

WHEREAS, St. Johns County, Florida, a political subdivision of the State of Florida, hereinafter called "County", has received an offer to sell certain property necessary for the County's construction of a Water Plant and

WHEREAS, the County is desirous of accepting the proposed Contract offered by the said Allen D. Nease and Patricia M. Nease upon the terms and conditions contained therein, a copy of such proposed Contract being attached hereto.

NOW, THEREFORE, be it **RESOLVED** by the Board of County Commissioners of St. Johns County, Florida, as follows;

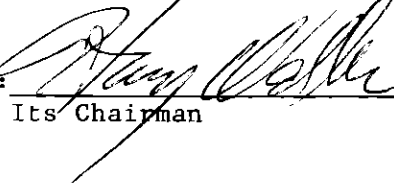
Section 1. The County accepts the aforementioned Contract as offered by Allen D. Nease and Patricia M. Nease upon the terms and conditions contained therein.

Section 2. The Chairman of the Board of County Commissioners, St. Johns County, Florida, and the Clerk of the Circuit Court for St. Johns County, ex-officio Clerk of the Board of County Commissioners, St. Johns County, Florida, or his designated Deputy Clerk, be, and they are hereby, authorized and directed to duly execute the original of such Contract.

Section 3. This Resolution shall become effective immediately upon its adoption.

ADOPTED this **24th** day of **January**, 1989.

**BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA**

By: 
Its Chairman

ATTEST: Carl "Bud" Markel, CLERK

By: Connie E. McDaniel
Deputy Clerk

CONTRACT

THIS AGREEMENT made and entered into this 30th day of December, A.D., 1988, by and between ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, hereinafter called "COUNTY", and Allen D. Nease and Patricia M. Nease, hereinafter called "SELLERS".

WITNESSETH:

WHEREAS, the County proposes to construct a Water Plant, on a portion of the property of the Seller, and

WHEREAS, the County is desirous of purchasing, on a negotiated basis, the property rights necessary for the construction of such Water Plant and Sellers are desirous of selling upon the terms and conditions hereafter expressed.

NOW THEREFORE, it is mutually agreed as follows:

1. Sellers shall sell and the County shall buy, for the purchase price hereinafter set forth, all the real estate described in Exhibit "A" attached hereto and made part-thereof, said property being the West Half of the Northeast Quarter of the Southeast Quarter of Section 30, Township 7 South, Range 29 East, St. Johns County, Florida, containing 19.83 acres, more or less.
2. The purchase price of the property rights to be acquired by the County shall be \$79,320.00 for 19.83 acres more or less. (\$4,000.00 per acre)
3. Seller shall purchase and deliver to County title insurance policy on real property covered hereunder in the amount of the full purchase price.
4. Conveyance shall be by good and sufficient warranty deed which shall convey the property in fee simple. The County shall have 30 days to make such examination of title as it deems appropriate and shall advise Sellers, in writing, of any defects of title or exceptions thereto and Seller shall have 15 days thereafter to clear such defects or exceptions and to close. The required documentary stamps shall be placed on the deed by the Seller.
5. All adjustments of taxes are to be made on a prorata basis at time of closing.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seal the day and year first written above signed, sealed and delivered ST. JOHNS COUNTY, FLORIDA in the presence of:

Connie E. McDaniel
Witness as to County

BY: [Signature]
Chairman

ATTEST:

[Signature]
Rosemary Jones

[Signature]
Clerk of the Circuit Court for St. Johns County, Ex-officio

Clerk of the Board of County Commissioners, St. Johns County, Florida

"COUNTY"

[Signature]
Witness as to Seller
492-44-9288

[Signature]
Allen D. Nease
261-68-0200

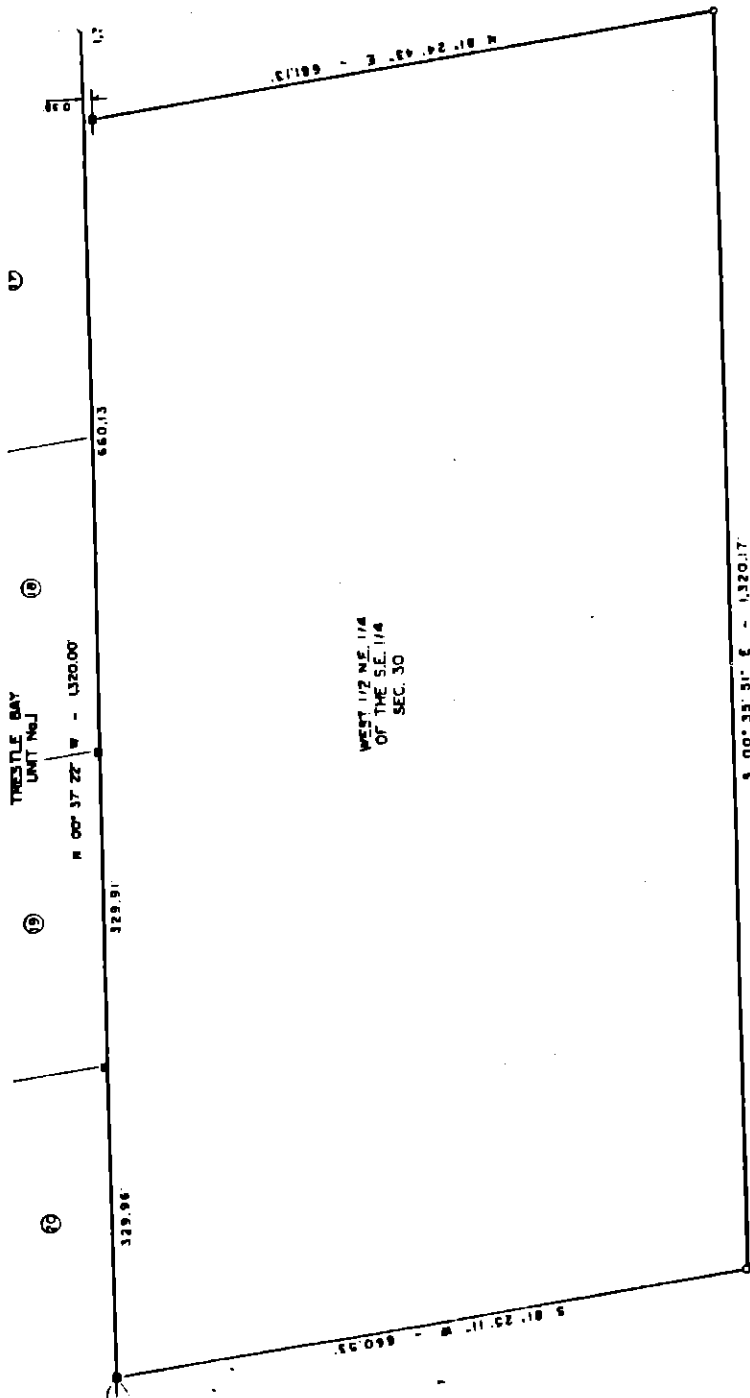
[Signature]
Witness as to Seller
492-44-9288

[Signature]
Patricia M. Nease
264-68-2040

EHHIBIT "A"

LEGAL DESCRIPTION:

THE WEST HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 7 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, CONTAINING 19.83 ACRES, MORE OR LESS.



LEGAL DESCRIPTION:
 THE WEST HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 7 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY FLORIDA, CONTAINING 19.83 ACRES, MORE OR LESS.

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|---|--------------------|---|---------------------------|
| PREPARED FOR ST. JOHNS COUNTY, FLORIDA BOARD OF COUNTY COMMISSIONERS | | CERTIFIED TO ST. JOHNS COUNTY PLANNER FREDERICK W. HART | |
| CHECKED BY [] [] [] [] [] | DATE 08/19/2010 | PLAT NO. 100 | TOTAL AREA 19.83 ACRES |
| I, the undersigned, being a duly licensed and qualified Surveyor in and for the State of Florida, do hereby certify that the foregoing plat is a true and correct copy of the original as shown to me by the person or persons who claim to be the owner or owners of the land described therein, and that the same complies with the requirements of Chapter 472 and Part 1 of the Florida Statutes. | | | |
| I, the undersigned, being a duly licensed and qualified Surveyor in and for the State of Florida, do hereby certify that the foregoing plat is a true and correct copy of the original as shown to me by the person or persons who claim to be the owner or owners of the land described therein, and that the same complies with the requirements of Chapter 472 and Part 1 of the Florida Statutes. | | | |
| Quillen Mills Brody, Inc. Consulting Engineers Land Planners Surveyors 275 U.S. 1 SOUTH (861) 767-6252 | | | |