RESOLUTION NO. 89-210

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS, OF ST. JOHNS COUNTY, FLORIDA

WHEREAS, __________, as Owner, has applied to the Board of County Commissioners of St. Johns County, Florida, for approval to record a subdivision plat known as __________ and.

WHEREAS, the Owner and Mortgagee have dedicated certain roads, streets, easements, rights-of-way or other areas as shown on the subdivision plat for the uses and purposes thereon stated.

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

Section 1. The above-described subdivision plat is conditionally approved by the Board of County Commissioners of St. Johns County, Florida, subject to Section #6.

Section 2. The dedicated roads, streets, easements, rights-of-way and other areas shown on the plat are conditionally accepted by the Board of County Commissioners of St. Johns County on behalf of the beneficiaries to the dedication. This acceptance shall not be deemed an acceptance requiring construction or maintenance of the roads, streets, easements, rights-of-way or other areas by the County. This acceptance is subject to Section #6.

Section 3. The Construction Bond is set in the amount of $150,000 and shall be submitted to the Clerk of Courts for his approval prior to recording the plat.

Section 4. The Warranty Bond is set in the amount of $________ and the record title owner has agreed that it will, upon request, provide such Bond.

Section 5. The Clerk is instructed to file the title opinion.
Section 6. The approval described in Section #1 and the Acceptance described in Section #2 shall not take effect until the plat has been signed by each of the following departments, persons or offices:

a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida  
b) County Attorney  
c) County Planning Department or Office  
d) County Zoning Department of Office  
e) Clerk of Courts

The Clerk shall not sign or accept the plat for recording until it has been signed by each of the above persons or entities described in a) through d) above and the construction bond, unless waived, has been delivered to the Clerk and approved by him. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval and acceptance shall automatically terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have occurred.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 12th day of September, 1989.

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA  
BY: ________________________________  
(Its)

ATTEST: ____________________________  
Deputy Clerk
July 31, 1989

Board of County Commissioners
St. Johns County
County Road 16A
St. Augustine, Florida 32084

Dear Commissioner:

In re: Lands in Sections 50 and 51, Township 6 South, Range 29 East, St. Johns County, Florida, as more fully set forth on Schedule "A", attached hereto.

PROPOSED PLAT: CASA - COLA LANDING

A search of the public records of St. Johns County, Florida, reveals the following in connection with the above captioned lands:


Subject to:


County taxes for year 1988 are paid on captioned lands.


Yours truly,

NORTH FLORIDA TITLE COMPANY

Mary Jane Dardi, President
CAPTION

PART OF SECTIONS 50 AND 51, TOWNSHIP 6 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, BEING A PART OF LANDS AS DESCRIBED IN DEED BOOK 211, PAGE 232 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, LYING EAST OF OLD DIXIE HIGHWAY (OLD BRICK ROAD), DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 51; THENCE SOUTH 06 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EAST LINE OF SAID SECTION 51 A DISTANCE OF 330.00 FEET; THENCE SOUTH 13 DEGREES 00 MINUTES 00 SECONDS WEST CONTINUING ALONG THE EAST LINE OF SAID SECTION 51 A DISTANCE OF 38.41 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF OLD DIXIE HIGHWAY (66 FOOT WIDE, RIGHT-OF-WAY AS NOW ESTABLISHED); THENCE NORTH 23 DEGREES 01 MINUTE 33 SECONDS WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 160.38 FEET TO THE POINT-OF-BEGINNING OF THE HEREBIN DESCRIBED PARCEL; THENCE CONTINUE NORTH 23 DEGREES 01 MINUTE 33 SECONDS WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 60.00 FEET; THENCE NORTH 66 DEGREES 58 MINUTES 27 SECONDS EAST A DISTANCE OF 285.00 FEET; THENCE NORTH 23 DEGREES 01 MINUTE 33 SECONDS WEST A DISTANCE OF 921.39 FEET TO THE NORTH LINE OF LANDS AS DESCRIBED IN SAID DEED BOOK 211, PAGE 232; THENCE NORTH 55 DEGREES 46 MINUTES 53 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 1058 FEET, MORE OR LESS TO THE MARSH AND THE EAST LINE OF SECTION 50; THENCE MEANDER SOUTHERLY ALONG SAID MARSH AND EAST LINE OF SECTION 50 TO A POINT ON THE NORTH LINE OF LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 688, PAGE 1544 OF SAID ST. JOHNS COUNTY PUBLIC RECORDS; THENCE SOUTH 85 DEGREES 52 MINUTES 00 SECONDS WEST ALONG SAID NORTH LINE A DISTANCE OF 745 FEET, MORE OR LESS; THENCE NORTH 04 DEGREES 08 MINUTES 00 SECONDS WEST A DISTANCE OF 210.55 FEET; THENCE SOUTH 66 DEGREES 58 MINUTES 27 SECONDS WEST A DISTANCE OF 295.00 FEET TO THE POINT-OF-BEGINNING. CONTAINING 27.4 ACRES OF LAND, MORE OR LESS.
August 28, 1989

Board of County Commissioners  
St. Johns County  
County Road 16A  
St. Augustine, Florida 32084

Dear Commissioner:

In re: File # 17391N (1st Revision)  
Lands in Sections 50 and 51, Township 6 South, Range 29 East, St. Johns County, Florida, as more fully set forth on Schedule "A", attached hereto.  
PROPOSED PLAT: CASA - COLA LANDING

A search of the public records of St. Johns County, Florida, reveals the following in connection with the above captioned lands:


Subject to:  


County taxes for year 1988 are paid on captioned lands.

Search dated through: August 17, 1989.

Yours truly,

NORTH FLORIDA TITLE COMPANY

Mary Jane Dardi, President

MJD/1wc

1510 Ponce de Leon Boulevard - Suite A - St. Augustine, Florida 32084  
P.O. Box 2186 - St. Augustine, Florida 32085-2186 • (904) 825-4795 • (904) 825-0177 FAX
CAPTION

PART OF SECTIONS 50 AND 51, TOWNSHIP 6 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, BEING A PART OF LANDS AS DESCRIBED IN DEED BOOK 211, PAGE 232 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, LYING EAST OF OLD DIXIE HIGHWAY (OLD BRICK ROAD), DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 51; THENCE SOUTH 06 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE EAST LINE OF SAID SECTION 51 A DISTANCE OF 330.00 FEET; THENCE SOUTH 13 DEGREES 00 MINUTES 00 SECONDS WEST CONTINUING ALONG THE EAST LINE OF SAID SECTION 51 A DISTANCE OF 38.4 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF OLD DIXIE HIGHWAY (66 FOOT WIDE RIGHT-OF-WAY AS NOW ESTABLISHED); THENCE NORTH 23 DEGREES 01 MINUTE 33 SECONDS WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 160.38 FEET TO THE POINT-OF-BEGINNING OF THE HEREOF DESCRIBED PARCEL; THENCE CONTINUE NORTH 23 DEGREES 01 MINUTE 33 SECONDS WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 60.00 FEET; THENCE NORTH 66 DEGREES 58 MINUTES 27 SECONDS EAST A DISTANCE OF 285.00 FEET; THENCE NORTH 23 DEGREES 01 MINUTE 33 SECONDS WEST A DISTANCE OF 823.93 FEET TO THE NORTH LINE OF LANDS AS DESCRIBED IN SAID DEED BOOK 211, PAGE 232; THENCE NORTH 55 DEGREES 46 MINUTES 53 SECONDS EAST ALONG SAID NORTH LINE A DISTANCE OF 1058 FEET, MORE OR LESS TO THE MARSH AND THE EAST LINE OF SECTION 50; THENCE MEANDER SOUTHERLY ALONG SAID MARSH AND EAST LINE OF SECTION 50 TO A POINT ON THE NORTH LINE OF LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 686, PAGE 1544 OF SAID ST. JOHNS COUNTY PUBLIC RECORDS; THENCE SOUTH 85 DEGREES 52 MINUTES 00 SECONDS WEST ALONG SAID NORTH LINE A DISTANCE OF 745 FEET, MORE OR LESS; THENCE NORTH 04 DEGREES 08 MINUTES 00 SECONDS WEST A DISTANCE OF 210.55 FEET; THENCE SOUTH 66 DEGREES 58 MINUTES 27 SECONDS WEST A DISTANCE OF 295.00 FEET TO THE POINT-OF-BEGINNING, CONTAINING 27.4 ACRES OF LAND, MORE OR LESS.