

RESOLUTION NO. 95-129
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR
REPLAT OF LOTS 13, 13A, 14 & 14A, THE HARBOUR AT MARSH LANDING UNIT ONE

WHEREAS, Fletcher Realty III, Inc., a Florida Corporation, as Owner, has applied to the Board of County Commissioners of St. Johns County, Florida, for approval to record a subdivision plat known as Replat of Lots 13, 13A, 14 & 14A, The Harbour at Marsh Landing Unit One.

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 and its dedicated areas depicted thereon are conditionally approved and accepted by the Board of County Commissioners of St. Johns County, Florida subject to Section 2, 4, and 5.

Section 2. The Construction Bond is not required.

Section 3. A Warranty Bond is not required.

Section 4. The approval and acceptance described in Section 1 shall not take effect until the Clerk has received a title opinion, certificate, or policy pertaining to the real property that is the subject of the aforementioned subdivision plat which opinion, certificate or policy is in a form acceptable to the County Attorney or Assistant County Attorney.

Section 5. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Planning and Zoning Department; and
- d) 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 c) above. 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 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 been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 11th day of July, 1995.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Barbara Ward
Its

ATTEST:

Rosemary Lewis
Deputy Clerk

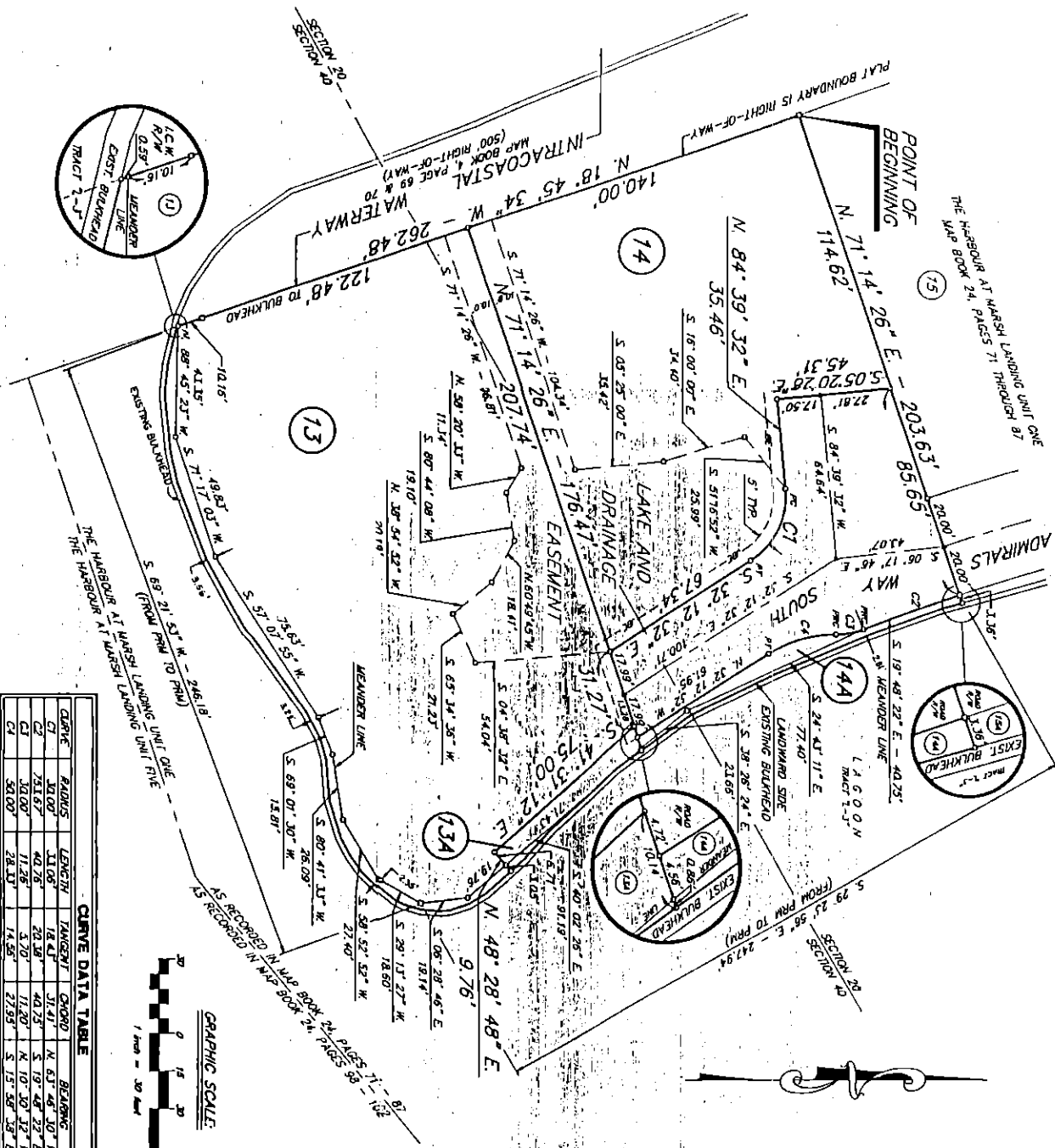
REPLAT OF LOTS 13 & 14, THE HARBOUR AT MARSH LANDING UNIT ONE

MAP BOOK _____ PAGE _____

BEING A REPLAT OF LOTS 13, 13A, 14, 14A AND A PART OF ADMIRALS WAY SOUTH, THE HARBOUR AT MARSH LANDING UNIT ONE, AS RECORDED IN MAP BOOK 24, PAGES 71 THROUGH 87, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, FORMERLY IN SECTION 20 AND IN THE HEIRS OF THOMAS FITCH GRANT, SECTION 40, TOWNSHIP 3 SOUTH, RANGE 29 EAST.

SHEET 3 OF 3 SHEETS

PRELIMINARY
JUN 29 1995
E. A. Dorem & Assoc., Inc.



CL	BEARING	LENGTH	CHORD	DELTA
C1	N 11° 08' 41.11" E	14.41	N 63° 46' 30" E	63.07 56'
C2	N 19° 48' 22" E	40.25	N 19° 48' 22" E	63.07 56'
C3	N 10° 30' 17" E	31.70	N 10° 30' 17" E	21.30 49'
C4	N 15° 48' 37" E	28.33	N 15° 48' 37" E	17.27 49'



NOTES:

1. BEARINGS ARE BASED ON THE EASTERLY RIGHT-OF-WAY LINE OF THE INTRACASTAL WATERWAY AS BEING N 18° 34' 34" W THIS WAS DETERMINED FROM U.S. NAVY CORPS OF ENGINEERS MONUMENTATION WHICH IS FURNISHED TO BE ON THE MONUMENT GRID SYSTEM.
2. ALL LOTS ABUTTING LAGOONS ARE DIMENSIONED TO AND THE ACTUAL BOUNDARY SHALL BE THE LANDWARD FACE OF THE CONSTRUCTED BULKHEAD.
3. ALL LOTS WITH AN "X" DESIGNATION ARE FOR NIGHT DOORAGE FACILITIES.
4. THE LOTS FRONTING ON THE INTRACASTAL WATERWAY HAVE LAND WATERWARD OF THE RIGHT-OF-WAY LINE AND WILL HAVE THE RIGHT TO USE THAT LAND BETWEEN THE RIGHT-OF-WAY AND THE BULKHEAD THESE RIGHTS WILL BE LIMITED TO THE WATERWARD PROJECTION OF THE SIDE LOT LINES.

NOTICE
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT I AM CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A LAND SURVEYOR. THAT I HAVE OBSERVED A CORNER OF THIS PLAT AS SHOWN ON THIS PLAT AND THAT THE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED. THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION. THAT THE SURVEY DATA COMPARES WITH ALL THE REQUIREMENTS OF CHAPTER 177 FLORIDA STATUTES THAT PERTAINING TO THE REQUIREMENTS THAT HAVE BEEN FOUND OR SET IN ACCORDANCE WITH SECTION 177.091 (2), AND THAT PERMANENT CONTROL POINTS WILL BE SET IN ACCORDANCE WITH SECTION 177.091 (3).

SIGNED AND SEALED THIS _____ DAY OF _____, 1995.

DURDEN LAND SURVEYORS
INC.
110 SOUTH HEND STREET
DADESBORO, FLORIDA 32920
(904) 585-1331