

RESOLUTION NO. 95- 162
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR
THE HARBOUR AT MARSH LANDING UNIT THREE REPLAT NUMBER ONE

WHEREAS, Todd C. Martin, a single Individual, as lawful owner of Lot 20; Marilyn McAfee and Joel W. Febel, husband and wife, as lawful owners of Lot 28; Benchmark Homes of Ponte Vedra, Inc., a Florida Corporation, as lawful owner of Lots 25 and 26; and Fletcher Realty III, Inc., a Florida Corporation, as lawful owner of the remainder of above, has applied to the Board of County Commissioners of St. Johns County, Florida, for approval to record a subdivision plat know as The Harbour at Marsh Landing at Unit Three Replat Number 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 4, 5, and 6.

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 Clerk is instructed to file and record the consent and joinder(s) to the plat excuted by all mortgagees identified in the title opinion or certificate of title in Section 4.

Section 6. 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

26 day of September, 1995.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Barbara Ward

Its Chair

ATTEST: Carl "Bud" Markel

Rosemary Lewis
Deputy Clerk