

RESOLUTION NO. 98- 89

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA ACCEPTING DEEDS OF DEDICATED RIGHT-OF-WAY FROM PULTE HOME CORPORATION, REQUIRED BY THE FINAL DEVELOPMENT PLAN OF PONTE VEDRA BY THE SEA-UNIT TWO.

WHEREAS, Pulte Home Corporation, a Michigan Corporation, is required by the final development plan of PonteVedra By the Sea Unit Two to deed certain deeds of dedicated right-of-way in compliance with Resolution 94-177, P.U.D Official Records Book G Page 226; and

WHEREAS, the deeds of dedicated right-of-way are described on Exhibit "A" and shown on Exhibit "B", incorporated by reference and made a part hereof.

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

Section 1. The deeds described on Exhibit "A" and shown on Exhibit "B" dated 19th day of February 1998 are hereby accepted by the Board of County Commissioners of St. Johns County Florida.

Section 2. The Clerk is instructed to record the Deeds of Dedicated Right-of Way in the official records of St. Johns County, Florida.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 28 day of April, 1998

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

By: Moses A. Floyd
Moses A. Floyd, Chairman

ATTEST: Cheryl Strickland, Clerk

By: Wonne Carter
Deputy Clerk

3284
Recorded in Public Records St. Johns County, FL
Clerk# 98019378 O.R. 1316 PG 1140 11:08AM 05/06/1998
Recording \$13.00 Surcharge \$2.00

Prepared By:
Mary Ann Blount, Real Estate Officer
St. Johns County, 4020 Lewis Speedway
St. Augustine, FL 32095 (904) 823-...

**DEED OF DEDICATION
RIGHT-OF-WAY**

THIS INDENTURE, made this 19th day of February, 1998 **BETWEEN**
PULTE HOME CORPORATION, a Michigan Corporation
whose address is 8081 Philips Highway, Suite 14, Jacksonville, FL 32256,
hereinafter called Grantors, and **ST. JOHNS COUNTY**, a political subdivision of the State of Florida,
hereinafter called Grantee, whose address is 4020 Lewis Speedway, St. Augustine, Florida 32095.

WITNESSETH: That for and in consideration of the acceptance of this Dedication by the Grantee, said Grantors do hereby give, grant, dedicate, and convey to the Grantee, its successors and assigns forever, the following described land, situate in St. Johns County, Florida, to wit:

Exhibit "A" attached hereto, incorporated by reference, and made a part hereof.

TO HAVE AND HOLD the same unto the Grantee, its successors and assigns forever, in fee simple for a public right-of-way, including therein the right to construct, maintain, and operate, either above or below the surface of the ground anything necessary, useful, and/or convenient for use of said land for public right-of-way purposes.

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 1997.

IN WITNESS WHEREOF, Grantors have hereunto caused this instrument to be executed in their name and set their hand and seal the day and year first above written.

Signed and Sealed in Our Presence:

Brenda M. Martin
(Print) Brenda M. MARTIN
Pauline A. Pallino
(Print) PAULINE A. PALLINO

GRANTORS:
PULTE HOME CORPORATION
BY: [Signature]
Print Name Chris Vanzant
Title EMPLOYEE & ATTORNEY IN FACT

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 19th day of February, 1998
by, Chris Vanzant, an Employee & Attorney In Fact for PULTE HOME CORP., *
is/are personally known to me or have produced _____, as
identification and has/have not taken an oath.

*a Michigan Corporation

[Signature]
BCC Secy

[Signature]
(Print) LINDA A. SCHAEDEL
NOTARY PUBLIC
Linda A. Schaedel
Notary Public, State of Florida
Commission No. CC 627543
My Commission Exp. 03/05/2001

EXHIBIT "A"

O.R. 1315 PG 1141

A PORTION OF LOT 1, BLOCK 1, AS SHOWN ON THE MAP OF PONTE VEDRA BY THE SEA - UNIT TWO, AS RECORDED IN MAP BOOK 29, PAGES 19 THROUGH 23 OF THE CURRENT PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF BEGINNING COMMENCE AT THE NORTHWESTERLY CORNER OF SAID LOT 1, BLOCK 1, PONTE VEDRA BY THE SEA AND RUN NORTH 84° 10' 00" EAST, ALONG THE NORTHERLY LINE OF SAID LOT 1, BLOCK 1 (ALSO BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF CORONA ROAD, (A 60 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED), A DISTANCE OF 91.99 FEET TO AN INTERSECTION WITH THE WESTERLY LINE OF SEA WINDS LANE EAST (AN EASEMENT FOR INGRESS & EGRESS RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN VOLUME 682, PAGE 1232 AND VOLUME 682, PAGE 1278); THENCE SOUTH 15° 45' 35" EAST, ALONG LAST MENTIONED WESTERLY LINE, A DISTANCE OF 14.38 FEET; THENCE SOUTH 84° 10' 00" WEST, ALONG A LINE PARALLEL TO SAID NORTHERLY LINE OF LOT 1, BLOCK 1, PONTE VEDRA BY THE SEA - UNIT TWO, A DISTANCE OF 94.84 FEET TO A POINT ON THE WESTERLY LINE OF SAID LOT 1, BLOCK 1; THENCE NORTH 05° 31' 25" WEST, ALONG SAID WESTERLY LINE OF LOT 1, BLOCK 1, A DISTANCE OF 14.17 FEET TO THE POINT OF BEGINNING.

MAP SHOWING BOUNDARY SURVEY OF

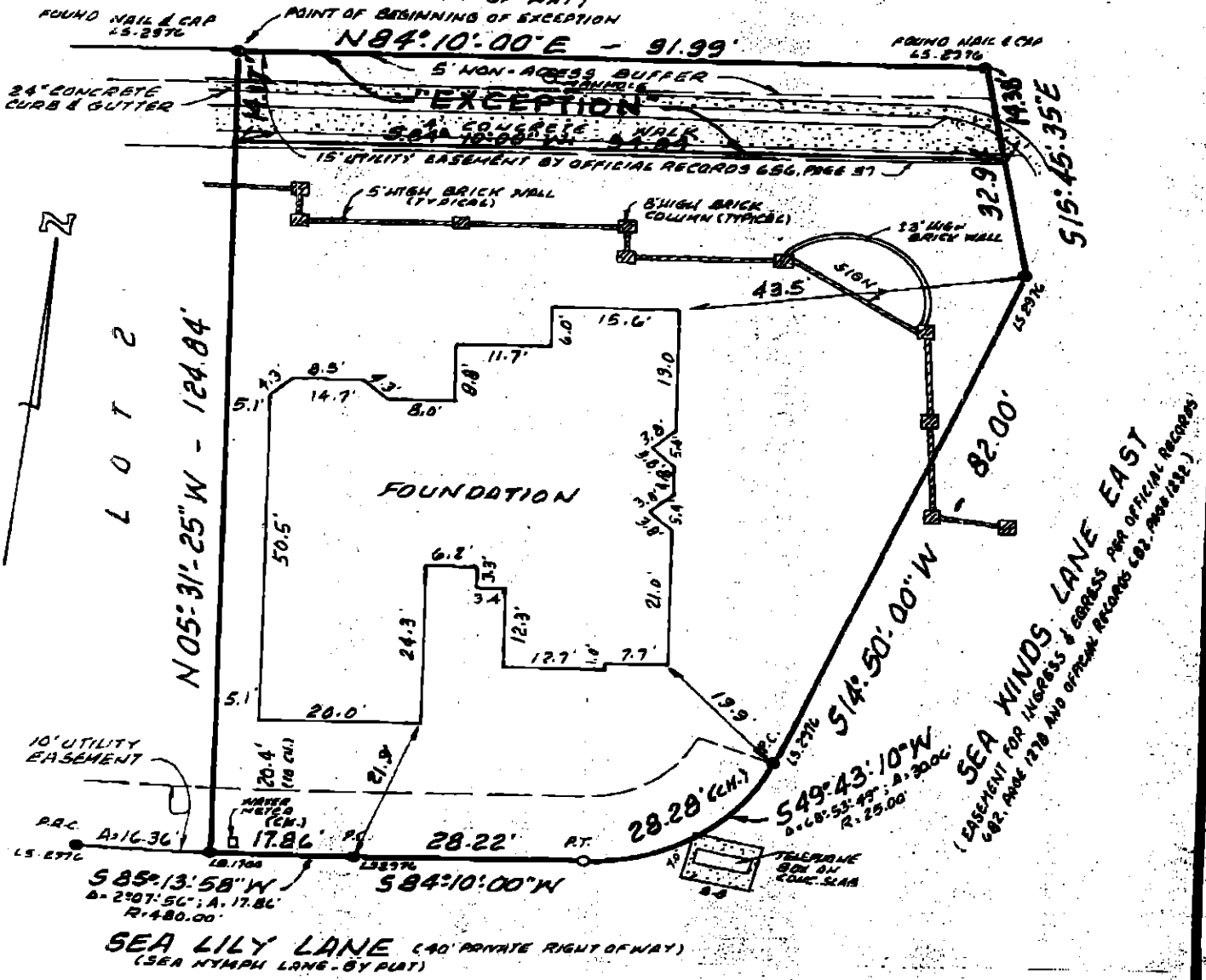
LOT 1 BLOCK 1 AS SHOWN ON MAP OF PONTE VEDRA BY THE SEA UNIT TWO

AS RECORDED IN MAP BOOK 29 PAGES 19-23 OF THE CURRENT PUBLIC RECORDS OF ST. JOHNS CO., FLA.
FOR PULTE HOME CORPORATION

NOTE: BEARINGS SHOWN HEREON ARE BASED ON THE ABOVE MENTIONED PLAT
NOTE: SEE ATTACHED LEGAL DESCRIPTION OF EXCEPTION

O.R. 1316 PG 1142

CORONA ROAD - COUNTY ROAD No. 210 (60' RIGHT OF WAY)



FOUNDATION SURVEY 7-30-97 NOTE: FOUND ALL CORNERS.
REVISED 7-21-97 TO SHOW "EXCEPTION". LEGAL DESCRIPTION ATTACHED. NO FIELD WORK

I HEREBY CERTIFY THAT THIS SURVEY, PERFORMED UNDER MY RESPONSIBLE DIRECTION, MEETS THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYORS IN ACCORDANCE WITH CHAPTER 81G17-6, FLA. ADMINISTRATIVE CODE (PURSUANT TO SECTION 472.027, FLORIDA STATUTES), AND FURTHER CERTIFY THAT THERE ARE NO VISIBLE ENCROACHMENTS UPON THE SUBJECT PROPERTY EXCEPT AS SHOWN ON THIS SURVEY.

FLOOD CERTIFICATE: THE LOT SHOWN HEREON IS IN FLOOD ZONE C AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO 125147 - 01910, DATED 9-18-85

CLARSON AND ASSOCIATES, INC.
1643 NALDO AVE. JACKSONVILLE, FLA 32207

Jose A. Hill, Jr
REGISTERED SURVEYOR NO. 4687, FLA.
JOSE A. HILL, JR

SURVEYED APRIL 8 19 97
SCALE 1" = 20'

Recorded in Public Records St. Johns County, FL
Clerk# 98019379 O.R. 1316 PG 1143 11:08AM 05/06/1998
Recording \$13.00 Surcharge \$2.00

**DEED OF DEDICATION
RIGHT-OF-WAY**

Prepared By:
Mary Ann Blount, Real Estate Officer
St. Johns County, 4020 Lewis Speedway
St. Augustine, FL 32095 (904) 823-2449

THIS INDENTURE, made this 19th day of February, 1997~~8~~ **BETWEEN**
PULTE HOME CORPORATION, a Michigan Corporation
whose address is 8081 Philips Highway, Suite 14, Jacksonville, FL 32256
hereinafter called Grantors, and **ST. JOHNS COUNTY**, a political subdivision of the State of Florida,
hereinafter called Grantee, whose address is 4020 Lewis Speedway, St. Augustine, Florida 32095.

WITNESSETH: That for and in consideration of the acceptance of this Dedication by the Grantee, said Grantors do hereby give, grant, dedicate, and convey to the Grantee, its successors and assigns forever, the following described land, situate in St. Johns County, Florida, to wit:

Exhibit "A" attached hereto, incorporated by reference, and made a part hereof.

TO HAVE AND HOLD the same unto the Grantee, its successors and assigns forever, in fee simple for a public right-of-way, including therein the right to construct, maintain, and operate, either above or below the surface of the ground anything necessary, useful, and/or convenient for use of said land for public right-of-way purposes.

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 1997.

IN WITNESS WHEREOF, Grantors have hereunto caused this instrument to be executed in their name and set their hand and seal the day and year first above written.

Signed and Sealed in Our Presence:
Brenda M. Martin
(Print) Brenda M. MARTIN
Pauline A. Paulino
(Print) PAULINE A. PAULINO

GRANTORS:
PULTE HOME CORPORATION
BY: [Signature]
Print Name Chris Vanzant
Title EMPLOYEE & ATTORNEY IN FACT

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 19th day of February, 1997~~8~~ by, Chris Vanzant, an Employee & Attorney In Fact for Pulte Home Corporation,*, who is/are personally known to me or have produced _____, as identification and has/have not taken an oath.

*a Michigan Corporation

Linda A. Schaedel
(Print) LINDA A. SCHAEDEL
NOTARY PUBLIC

In + Let - Y. Carter
BCC Secty

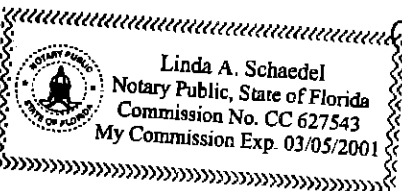


EXHIBIT "A"

O.R. 1316 PG 1144

A portion of Lot 2, Block 1, as shown on the map of Ponte Vedra by the Sea-Unit Two, as recorded in Map Book 29, Pages 19 through 23 of the current public records of St. Johns County, Florida, being more particularly described as follows:

For a Point of Beginning, commence at the Northeasterly corner of said Lot 2, Block 1, Ponte Vedra by the Sea, and run South $05^{\circ}31'25''$ East, along the Easterly line of said lot 2, Block 1, a distance of 14.17 feet; Run thence North $80^{\circ}25'55''$ West, a distance of 49.20 feet; Run thence South $86^{\circ}57'56''$ West, a distance of 22.52 feet, to the Northwesterly corner of said Lot 2, Block 1; Run thence North $84^{\circ}10'00''$ East, along the Northerly line of said Lot 2, Block 1, also being the Southerly Right-of-Way line of Corona Road, a 60 foot Right-of-Way as now established, a distance of 70.00 feet to the Point of Beginning.

MAP SHOWING BOUNDARY SURVEY OF LOT 2 BLOCK 1 AS SHOWN ON MAP OF PONTE VEDRA BY THE SEA - UNIT TWO

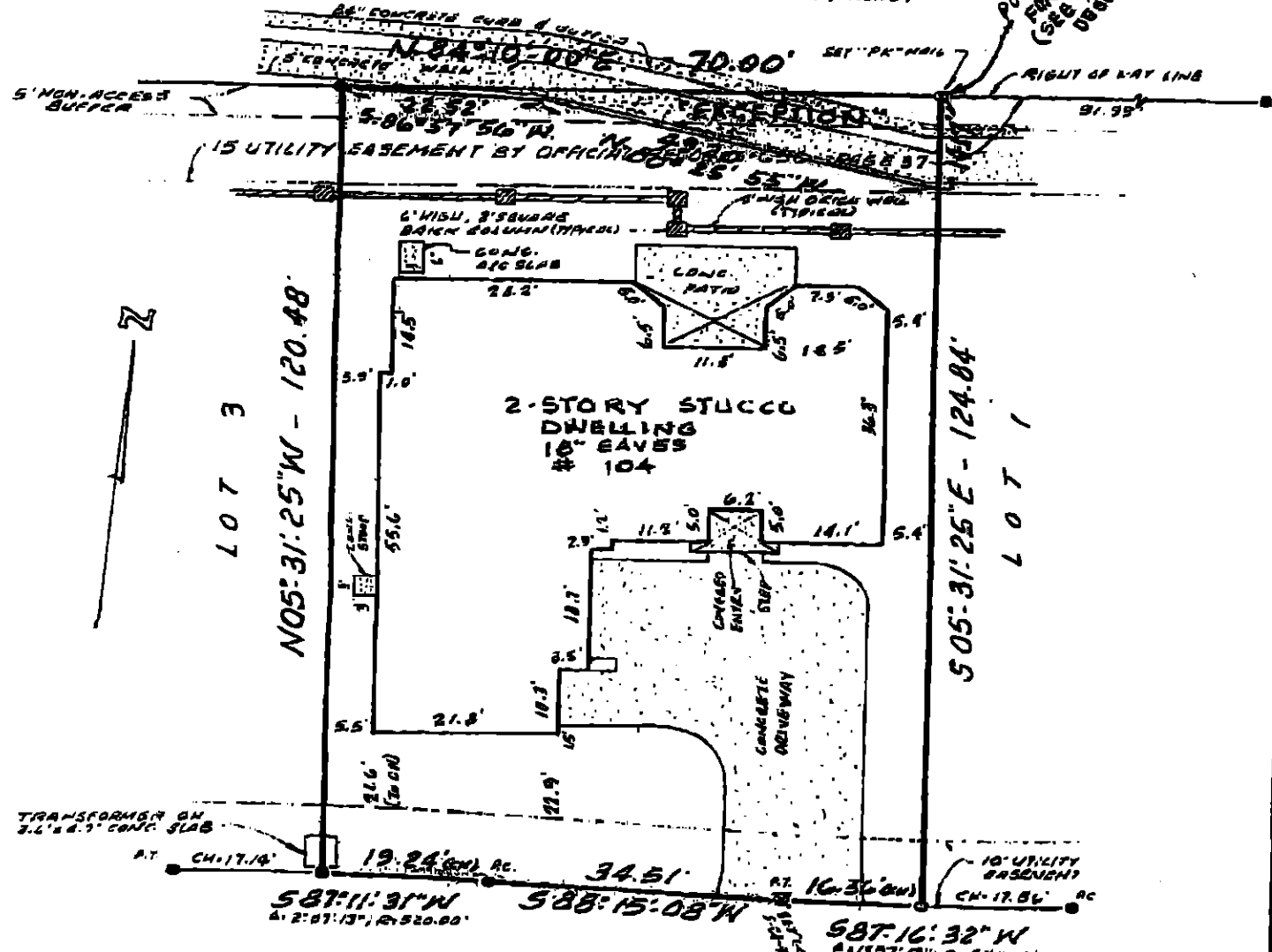
AS RECORDED IN MAP BOOK 29 PAGES 19-23 OF THE CURRENT PUBLIC RECORDS OF ST. JOHNS CO., FLA
FOR: ~~PULTE HOME CORPORATION~~

NOTE: BEARINGS SHOWN HEREON ARE BASED ON THE ABOVE MENTIONED PLAT.

CERTIFIED TO: TOM A. & SHIRLEY A. LANCASTER
MERRILL LYNCH CREDIT CORPORATION
FIRST AMERICAN TITLE INSURANCE CO.
PHC TITLE CORPORATION

CORONA ROAD (60' RIGHT OF WAY)
(COUNTY ROAD NO. 212 - FORMERLY PALM VERAAY ROAD)

POINT OF BEGINNING
FOR "EXCEPTION"
(SEE ATTACHED LEGAL
DESCRIPTION)



SEA LILY LANE (40' PRIVATE RIGHT OF WAY)
(SEA NYMPH LAKE - BY PLAT)

REVISED 6-30-97 TO SHOW "EXCEPTION" SEE ATTACHED LEGAL DESCRIPTION
FINAL SURVEY 5-24-97

FOUNDATION SURVEY 2-7-97

I HEREBY CERTIFY THAT THIS SURVEY, PERFORMED UNDER MY RESPONSIBLE DIRECTION, MEETS THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYORS IN ACCORDANCE WITH CHAPTER 61G17.8 FLA. ADMINISTRATIVE CODE (PURSUANT TO SECTION 472.027, FLORIDA STATUTES), AND FURTHER CERTIFY THAT THERE ARE NO VISIBLE ENCROACHMENTS UPON THE SUBJECT PROPERTY EXCEPT AS SHOWN ON THIS SURVEY

FLOOD CERTIFICATE: THE LOT SHOWN HEREON IS IN FLOOD ZONE "C" AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO 125107 - 0191 D, DATED 9-18-85

CLARSON AND ASSOCIATES, INC.
1822 WALDO AVE. JACKSONVILLE, FLA 32207

- LEGEND:**
- (FOUND 49.25 PC.) CONCRETE MONUMENT
 - 1/2" FOUND IRON 25.8970
 - 1/8" SET IRON - L & T 1700
 - B.L. BUILDING RESTRICTION LINE
 - Δ CENTRAL ANGLE
 - R RADIUS
 - A ANGLE DISTANCE
 - CH CHORD DISTANCE
 - P.C. POINT OF CURVATURE
 - P.T. POINT OF TANGENCY
 - P.R.C. POINT OF REVERSE CURVE
 - P.C.C. POINT OF COMPOUND CURVE

SURVEYED NOVEMBER 25 19 96

SCALE: 1" = 20'

Jose A. Hill
REGISTERED SURVEYOR NO 8061, FLA
JOSE A. HILL

O.R. 1516 PG 1145