

RESOLUTION NO. 2001- 110

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A TEMPORARY GRANT OF EASEMENT FROM SWITZERLAND PARTNERSHIP, A JOINT VENTURE, TO ST. JOHNS COUNTY FOR DRAINAGE PURPOSES.

WHEREAS, Switzerland Partnership, a Joint Venture, the developer of Bartram Plantation, has submitted to the County an executed Temporary Grant of Easement, attached hereto as Exhibit "A", incorporated by reference and made a part hereof; and

WHEREAS, the County has determined that public safety considerations require the easement be granted to allow discharge of stormwater which may fall or come upon all road rights-of-way within Bartram Plantation Phase 1; and

WHEREAS, the easement will no longer be necessary once the future phase of Bartram Plantation is completed.

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

Section 1. The Temporary Grant of Easement attached hereto as Exhibit "A" is hereby accepted.

Section 2. The Clerk is instructed to record the original Temporary Grant of Easement in the Official Records of St. Johns County, Florida.

PASSED AND ADOPTED this 5th day of June, 2001.

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

By: Mary F. Kohnke
Mary F. Kohnke, Chair

ATTEST: Cheryl Strickland, Clerk

Alicia Alex Grande
Deputy Clerk

Exhibit "A" to Resolution

Prepared By and Return to:
Linda Connor Kane, Esquire
Holland & Knight LLP
50 North Laura Street, Suite 3900
Jacksonville, Florida 32202

TEMPORARY GRANT OF EASEMENT

THIS TEMPORARY GRANT OF EASEMENT, made this 23rd day of April, 2001 between SWITZERLAND PARTNERSHIP, a Joint Venture under the Florida General Partnership laws, whose mailing address is 320 East Adams Street, Jacksonville, Florida 32202, hereinafter called Grantor, and ST. JOHNS COUNTY, hereinafter called Grantee, whose address is: 4020 Lewis Speedway, St. Augustine, Florida 32095.

WITNESSETH: That Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to them in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed to the Grantee, its successors and assigns, forever a non-exclusive unobstructed easement with the right, privilege and authority to said Grantee, its successors and assigns, to discharge all stormwater which may fall or come upon all road rights of way within a residential development known as Bartram Plantation, into, over, across or through the following described land situate in St. Johns County, Florida, to wit:

AS DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCED INCORPORATED HEREIN AND MADE A PART HEREOF.

This is a Temporary Grant of Easement which shall become null and void upon the recording of a plat in the public records of St. Johns County, Florida, which includes the land described on Exhibit "A" attached hereto.

Notwithstanding the foregoing, Bartram Plantation Homeowners Association, Inc. shall be responsible for the maintenance of said drainage easement.

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal as of the date first above written.

Signed, sealed and delivered in the presence of:

SWITZERLAND PARTNERSHIP
By: Dawson Development Company, Inc., General Partner

John E. Hess
Print Name: John E. Hess
Marie C. Hall
Print Name: Marie C. Hall

By: [Signature]
Carl D. Dawson, Jr.
President

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 23rd day of April, 2001, by Carl D. Dawson, Jr., as the President of Dawson Development Company, Inc., a Florida corporation, general partner of Switzerland Partnership, a Florida general partnership and who is personally known to me.

Marie C Hall
Commission CC717309
Expires February 18, 2002

[Notary Seal]

Marie C Hall
Print Name: Marie C. Hall
Notary Public, State of Florida
Commission No. CC717309
My Commission Expires: 02/18/02

MAP SHOWING SKETCH OF: Exhibit "A"

A PORTION OF THE SOPHIO PATIO GRANT, SECTION 44, TOWNSHIP 5 SOUTH, RANGE 26 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE NORTHEASTERLY CORNER OF LOT 49, AS RECORDED IN BARTRAM PLANTATION PHASE ONE AS RECORDED IN MAP BOOK 39 PAGES 77-90 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE ALONG THE SOUTHWESTERLY LINES OF TRACT "F" OF SAID BARTRAM PLANTATION PHASE ONE, THE FOLLOWING FIVE COURSES: PROCEED ALONG AND AROUND THE ARC OF A CURVE THAT IS CONCAVE NORTHEASTERLY, AND HAVING A RADIUS OF 50.00 FEET, A DISTANCE OF 18.39 FEET, SAID ARC BEING SUBTENDED BY A CHORD THAT BEARS SOUTH 81°00'18" EAST FOR 18.29 FEET, TO A POINT OF REVERSE CURVATURE OF A CURVE THAT IS CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 475.00 FEET; THENCE ALONG AND AROUND THE ARC OF SAID CURVE A DISTANCE OF 583.36 FEET, SAID ARC BEING SUBTENDED BY A CHORD THAT BEARS SOUTH 58°21'31" EAST FOR 547.39 FEET TO A POINT OF COMPOUND CURVATURE OF A CURVE THAT IS CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 835.00 FEET; THENCE ALONG AND AROUND THE ARC OF SAID CURVE 254.83 FEET, SAID ARC BEING SUBTENDED BY A CHORD THAT BEARS SOUTH 12°28'21" EAST FOR A DISTANCE OF 253.64 FEET, TO A POINT OF REVERSE CURVATURE OF A CURVE THAT IS CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 40.00 FEET; THENCE ALONG AND AROUND THE ARC OF SAID CURVE 81.19 FEET, SAID ARC BEING SUBTENDED BY A CHORD THAT BEARS SOUTH 47°31'47" EAST FOR A DISTANCE OF 55.40 FEET, TO THE POINT OF TANGENCY OF SAID CURVE; THENCE RUN NORTH 88°38'38" EAST, A DISTANCE OF 83.31 FEET TO THE POINT OF BEGINNING OF A STRIP OF LAND THAT LIES 30 FEET EACH SIDE AND PARALLEL OF THIS CENTERLINE THE FOLLOWING THREE COURSES: SOUTH 01°12'36" EAST, A DISTANCE OF 345.49 FEET TO THE POINT OF A CURVE OF A CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 150.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 235.62 FEET AND BEING SUBTENDED BY A CHORD BEARING OF SOUTH 46°12'36" EAST AND CHORD DISTANCE OF 212.13 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 88°47'24" EAST, A DISTANCE OF 436.65 FEET TO THE POINT OF TERMINUS OF SAID CENTERLINE.

BARTRAM PLANTATION
PHASE ONE
PLAT BOOK 39, PG. 77-90

R=50.00
L=18.39
DELTA=21°04'27"
C.B.=S81°00'18"E
C.D.=18.29

R=475.00
L=583.36
DELTA=70°22'00"
C.B.=N58°21'31"W
C.D.=547.39

R=835.00
L=254.83
DELTA=17°28'20"
C.B.=N12°28'21"W
C.D.=253.64

R=40.00
L=81.19
DELTA=87°38'12"
C.B.=S47°31'47"E
C.D.=55.40

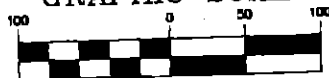
POINT OF BEGINNING
C/L TEMPORARY 80' DRAINAGE EASEMENT

LEGEND

LS LICENSED SURVEYOR
ORV OFFICIAL RECORD VOLUME
R/W RIGHT OF WAY
C/L CENTERLINE
CONC CONCRETE
A ARC DISTANCE
R RADIUS
CB CHORD BEARING
C CHORD
PC POINT OF CURVATURE
PT POINT OF TANGENCY



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

POINT OF REFERENCE
NEW CORNER LOT 49, BARTRAM PLANTATION

S88°38'36"W
88.31'

30' 30'

S01°12'36"E
345.49'

PC

R=150.00
L=235.62
DELTA=90°00'00"
C.B.=S46°12'36"E
C.D.=212.13

POINT OF TERMINUS
C/L TEMPORARY 80' DRAINAGE EASEMENT

N88°47'24"E
436.65'

GENERAL NOTES

- NO TITLE OPINION OR ABSTRACT OF MATTERS AFFECTING TITLE OR BOUNDARY TO THE SUBJECT PROPERTY HAVE BEEN PROVIDED. IT IS POSSIBLE THERE ARE DEEDS OF RECORD UNRECORDED OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES.
- SURVEY MAP AND REPORT ON THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEALED SEAL.
- NOTICE OF LIMITATION OF LIABILITY: THIS SURVEY IS CERTIFIED TO THOSE INDIVIDUALS SHOWN ON THE FACE THEREOF. ANY OTHER USE, BENEFIT OR RELIANCE BY ANY OTHER PARTY IS STRICTLY PROHIBITED AND RESTRICTED. SURVEYOR IS RESPONSIBLE ONLY TO THOSE CERTIFIED AND HEREBY DISCLAIMS ANY OTHER LIABILITY AND HEREBY RESCINDS THE RIGHTS OF ANY OTHER INDIVIDUAL OR FIRM TO USE THIS SURVEY, WITHOUT EXPRESS WRITTEN CONSENT OF SURVEYOR.
- THIS MAP DOES NOT PURPORT TO BE A BOUNDARY SURVEY.

CHARLES BASSETT & ASSOC., INC.

SURVEYORS - ENGINEERS - LAND PLANNERS

200 CENTURY 21 DR. - JACKSONVILLE, FLORIDA - 32216 - PHONE (904) 724-9433

I HEREBY CERTIFY THAT THIS MAP SURVEY.

PERFORMED UNDER MY RESPONSIBLE DIRECTION, MEETS THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYORS IN ACCORDANCE WITH CHAPTER 81G17-8, FLA. ADMINISTRATIVE CODE (PURSUANT TO SECTION 472.027, FLORIDA STATUTES)

Charles R. Bassett
CHARLES R. BASSETT, REGISTERED LAND SURVEYOR FLA. NO. 1578

SURVEYED APRIL 19, 20 01

BEARING DATUM BASED ON BARTRAM PLANTATION PHASE ONE - P.B. 39, PG. 77-90

FLOOD ZONE AS BEST ASCERTAINED FROM THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. DATED

FIELD BOOK NO.: 697 PAGE: 78-79 LEGAL: N/A ORDER NO.: 7-97-9

COMPUTER FILE: DITCHESMT.dwg SCALE: 1" = 100' FILE NO.: 5-

SERVED
FLANDS
(TYP.)

S.R. 13

PHASE 1A

GREENBRIAR ROAD

FUTURE PHASE

CONSTRUCT S-44
CONTROL STRUCTURE
(SEE DT-2)
AND 50 LF 30" RCP &
MES N. INV. EL.=13.0
S INV. EL.=12.8

SILT FENCE

530'

R 150'

380'

Subject

TEMPORARY OUTFALL DITCH
TO BE CONSTRUCTED WITH

FEATHER

