

RESOLUTION NO. 2002- 269
RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A SUBDIVISION
PLAT FOR MARSH HARBOR AT PALM VALLEY

WHEREAS, SJ Land Associates, LLC, a Delaware Limited Liability Company has applied to
The Board of County Commissioners of St. Johns County, Florida for approval to record a
subdivision plat known as Marsh Harbor At Palm Valley.

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 Sections 2,4 and 5.

Section 2. A Construction Bond has been filed with the Clerk of Court in the amount of
\$2,717,804.00.

Section 3. No Maintenance Bond will be 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;
- d) Office of the County Surveyor; and
- 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. 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 17th day of December, 2002.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

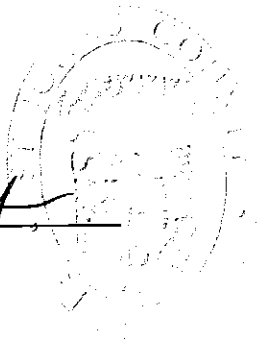
BY: James E. Bryant

James E. Bryant, Its Chair

ATTEST: Cheryl Strickland

Golix S. Platt

Deputy Clerk



MARSH HARBOR AT PALM VALLEY

ALL OF LOTS 4, 5, 6, 7 AND 8, TOGETHER WITH TRACT 'B', AND A PORTION OF PALM VALLEY TERRACE DRIVE, (A 60 FOOT PUBLIC ROAD, RIGHT OF WAY), ALL AS SHOWN ON THE PLAT OF PALM VALLEY TERRACE, AS RECORDED IN MAP BOOK 14, PAGE 9 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF GOVERNMENT LOT 2, SECTION 28, TOWNSHIP 4 SOUTH, RANGE 24 EAST AND THAT UNSURVEYED PORTION OF SECTIONS 21 AND 28, TOWNSHIP 4 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF SECTION 21, THE BEN CHARES GRANT, TOWNSHIP 4 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF THE PEDRO MIRANDA GRANT, SECTION 28, TOWNSHIP 4 SOUTH, RANGE 24 EAST, ALL IN ST. JOHNS COUNTY, FLORIDA.

