

RESOLUTION NO. 2003- 07
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR SOUTHERN CREEK
UNIT ONE

WHEREAS, D.R. HORTON, - JACKSONVILLE, A DELAWARE CORPORATION has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a subdivision plat known as SOUTHERN CREEK - 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 Sections 2, 3, 4, 5 and 6.

Section 2. A Construction Bond in the amount \$362,736.63 has been filed with the Clerk of Court.

Section 3. No Maintenance Bond is 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.

Section 6 The Clerk is instructed to file and record the consent and joinder(s) to the plat executed by all mortgages identified in the title opinion or certificate of the title in Section 4.

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 8th day of April, 2003.

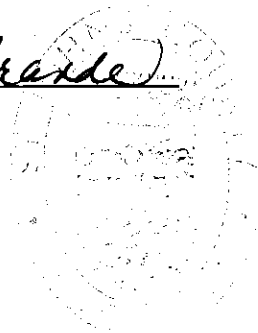
BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: James E. Bryant
James E. Bryant, Its Chair

ATTEST: Cheryl Strickland

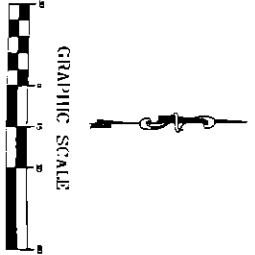
Patricia DeGrande

Deputy Clerk



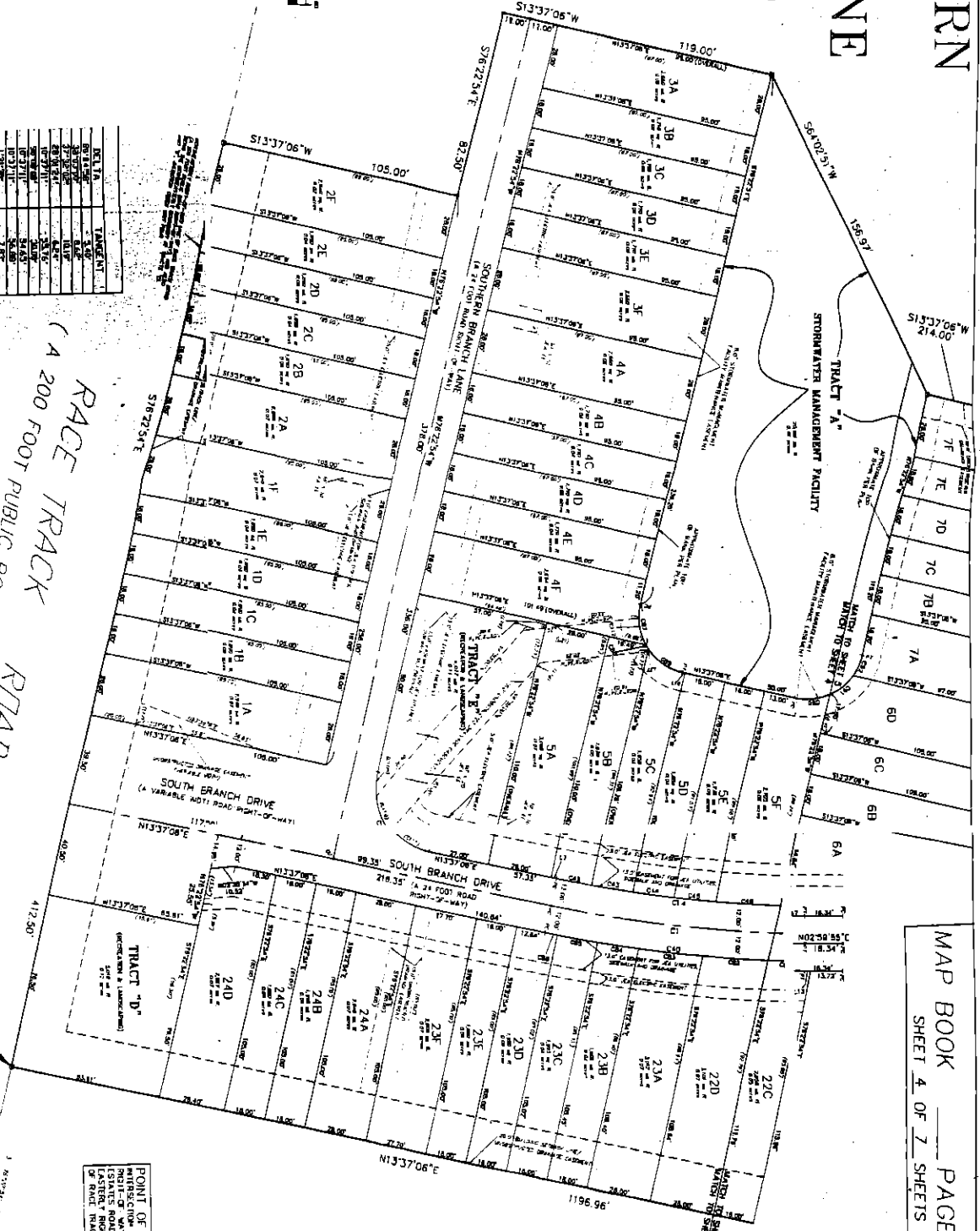
SOUTHERN CREEK - UNIT ONE

A PARCEL OF LAND LYING IN SECTION 34, TOWNSHIP 4 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA THAT CERTAIN PORTION OF THE JUNCTION CREEK UNIT FOUR, AS DESCRIBED IN DEED OF CONVEYANCE TO PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, NOW VACATED BY BROOK LEE, PLAT 653 OF THE ST. JOHNS COUNTY, FLORIDA, RECORDED WITH A PART OF TRACT "A", OF THE NON-VACATED PORTION OF SAID DEED DESCRIBED IN DEED OF CONVEYANCE FROM LEE, RECORDS BOOK 1169, PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.



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100.00	100.00

RACE TRACK ROAD
 (A 200 FOOT PUBLIC ROAD R/W)



MAP BOOK _____ PAGE _____
 SHEET 4 OF 7 SHEETS

POINT OF REFER
 INTERSECTION OF THE
 STATES ROAD AND THE
 LASTER ROAD RIGHT OF
 WAY (RACE TRACK ROAD)