

RESOLUTION NO. 2004- 137
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR PLANTATION ESTATES AT JULINGTON CREEK
PLANTATION PARCEL 82 PHASE ONE

WHEREAS, JULINGTON CREEK VENTURES, LLP, A LIMITED LIABILITY PARTNERSHIP, as owner, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a subdivision plat known as PLANTATION ESTATES AT JULINGTON CREEK PLANTATION PARCEL 82 PHASE 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 and 4.

Section 2. A Construction Bond, in the amount of \$846,608.00, has been filed with the Clerk of Courts office.

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 a forenamed 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 executed by all mortgages identified in the title opinion or certificate of title in Section 4.

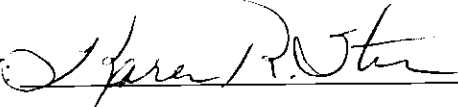
Section 6. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- 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;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

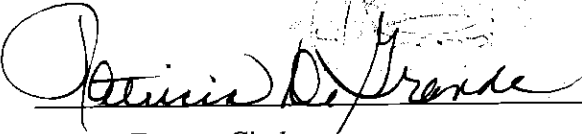
The Clerk shall not sign or accept the Plat for recording until it has been signed by each of the above persons or entities described in a) through d) above. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval 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 22nd day of June, 2004.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: 
Karen R. Stern, Its Chair

ATTEST: Cheryl Strickland


Deputy Clerk

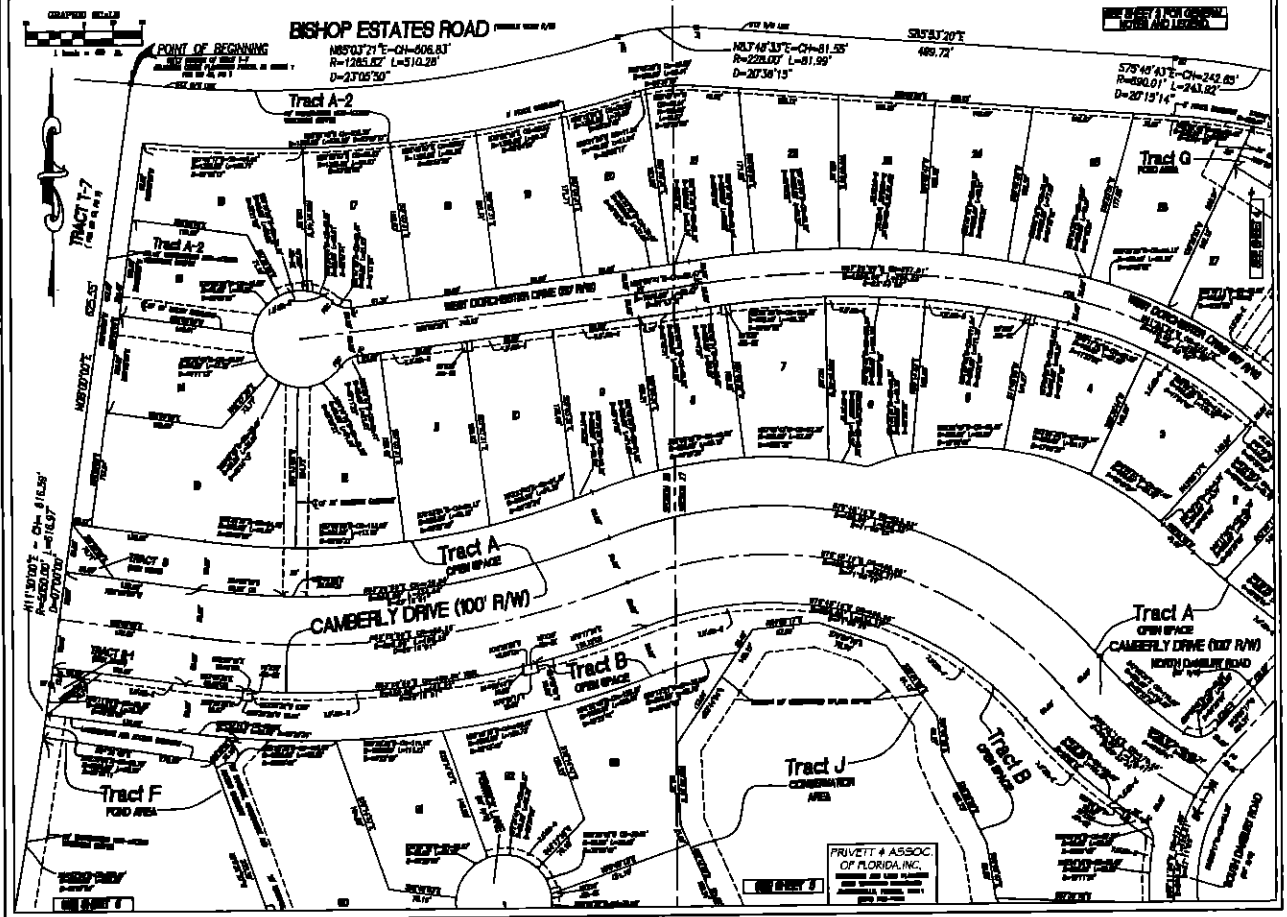
PLANTATION ESTATES AT JULINGTON CREEK PLANTATION PARCEL 82 PHASE ONE

BEING A PORTION OF SECTIONS 27, 28, 33 AND 34, TOWNSHIP 4 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA

MAP BOOK

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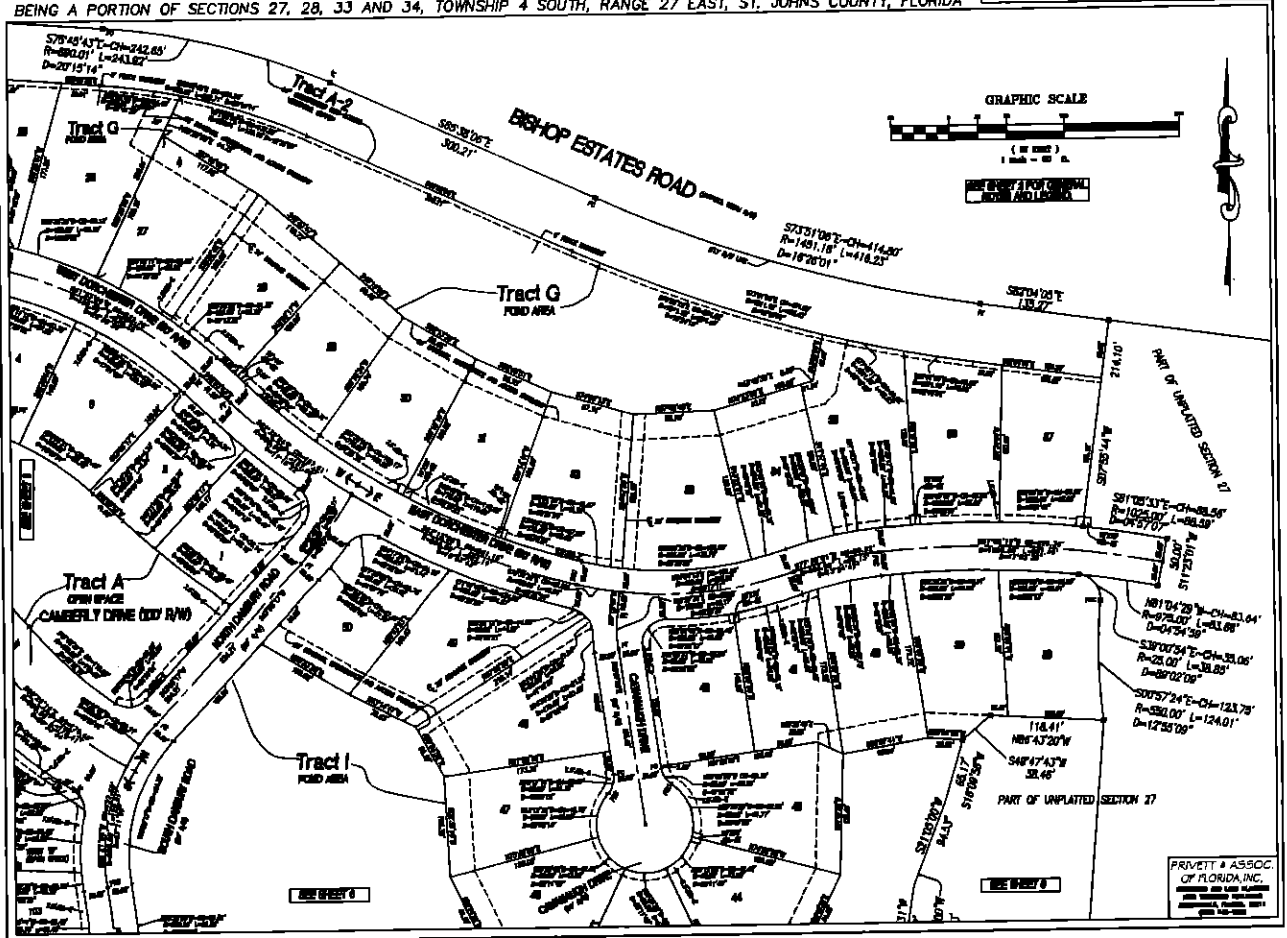
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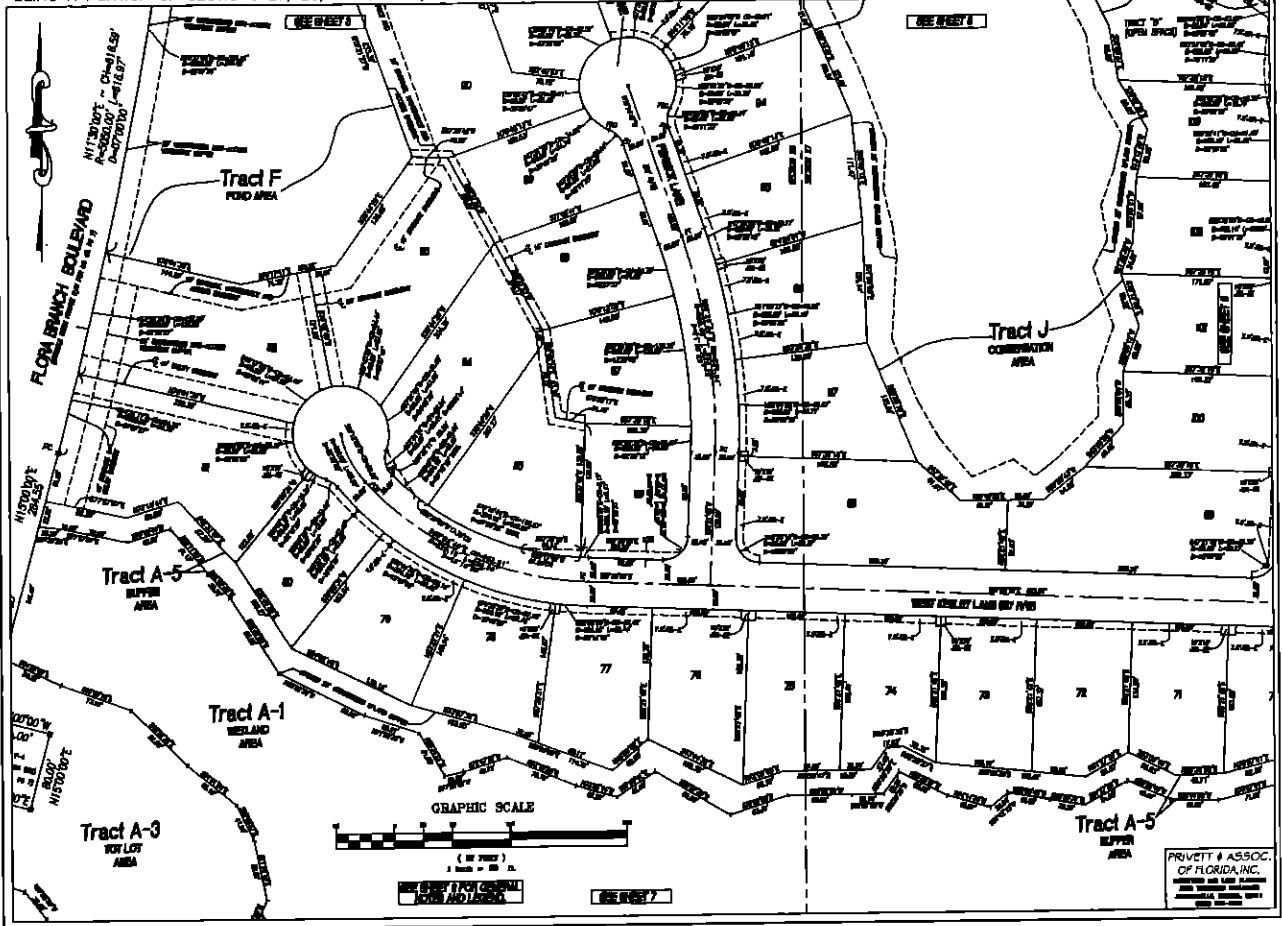
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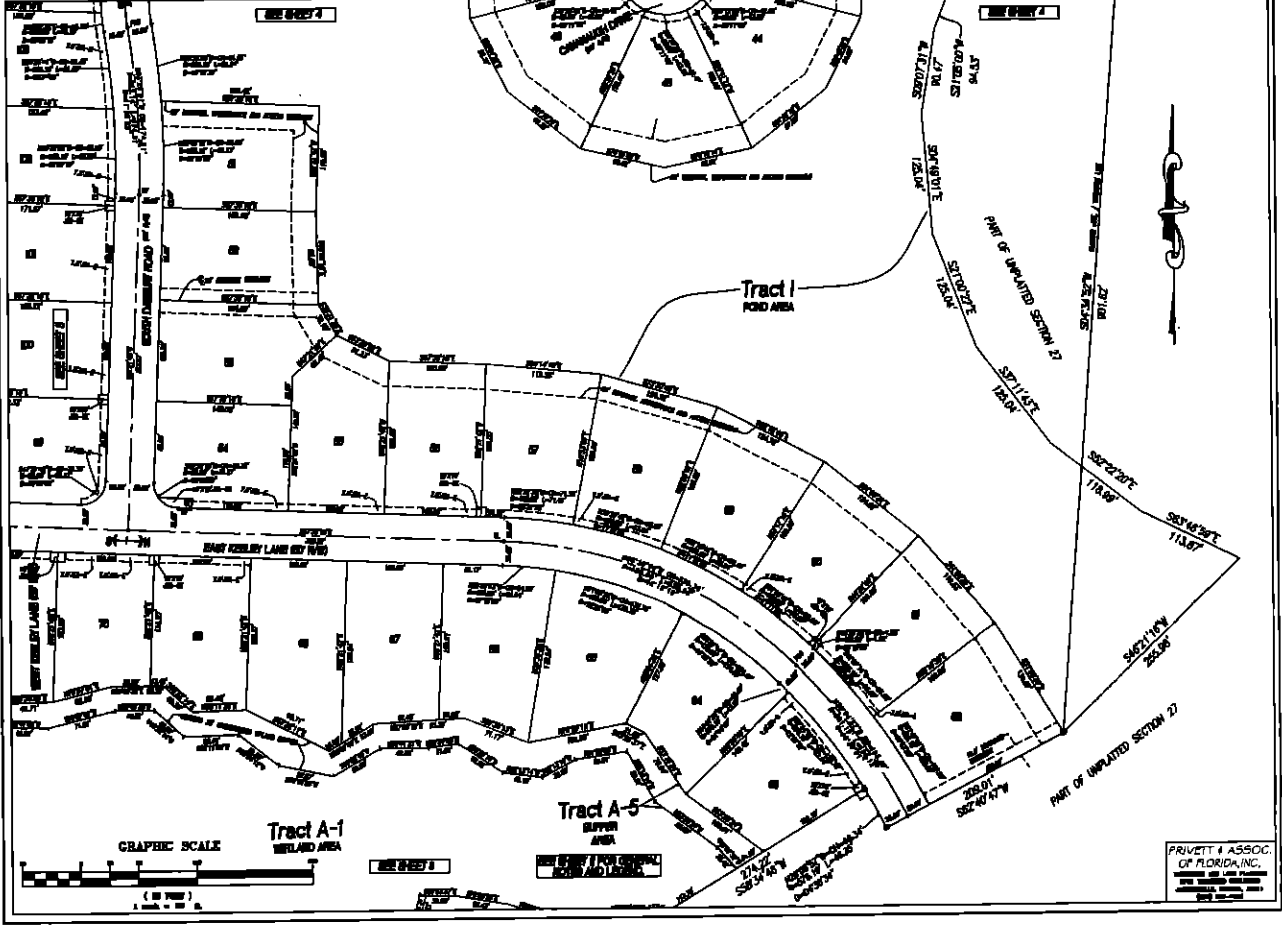
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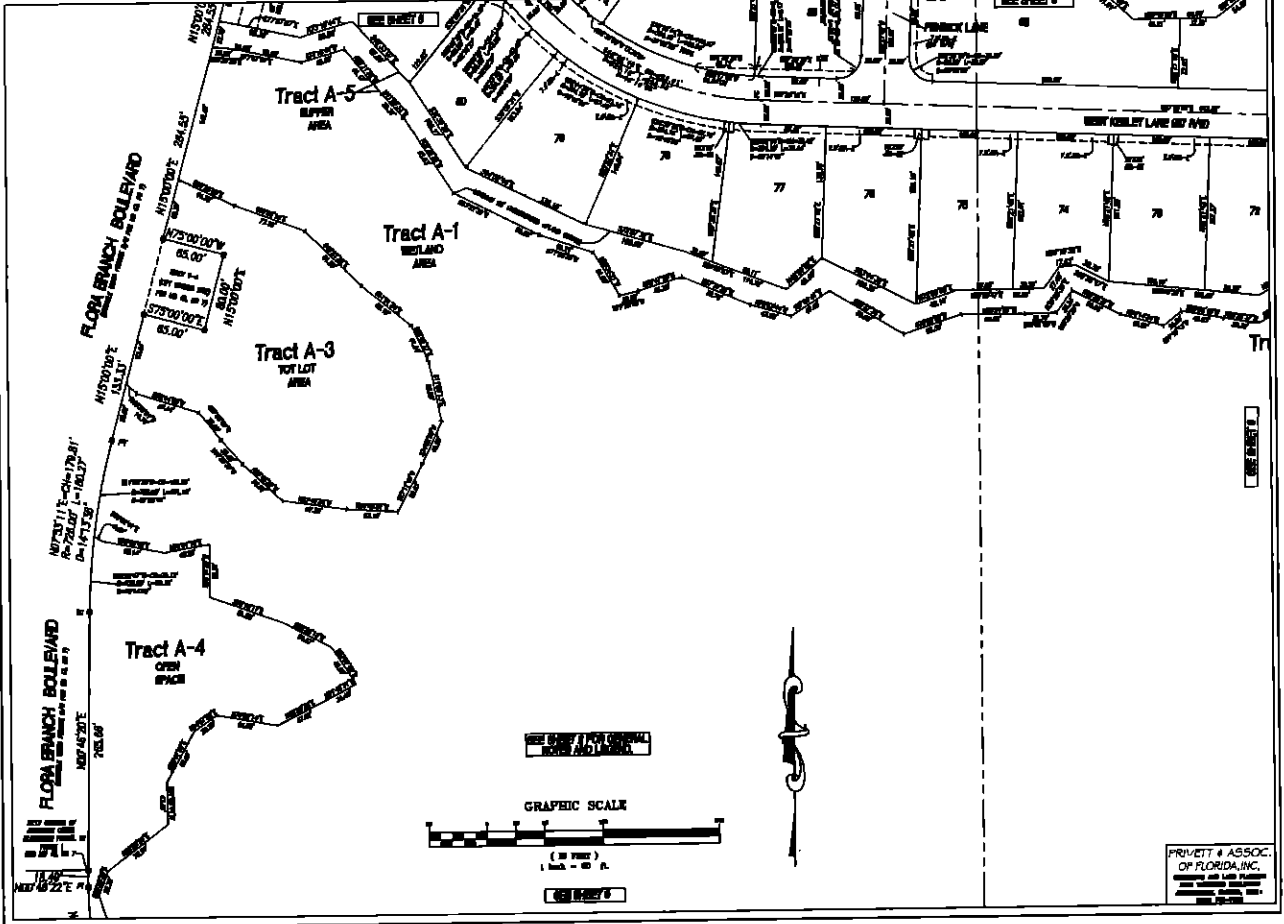
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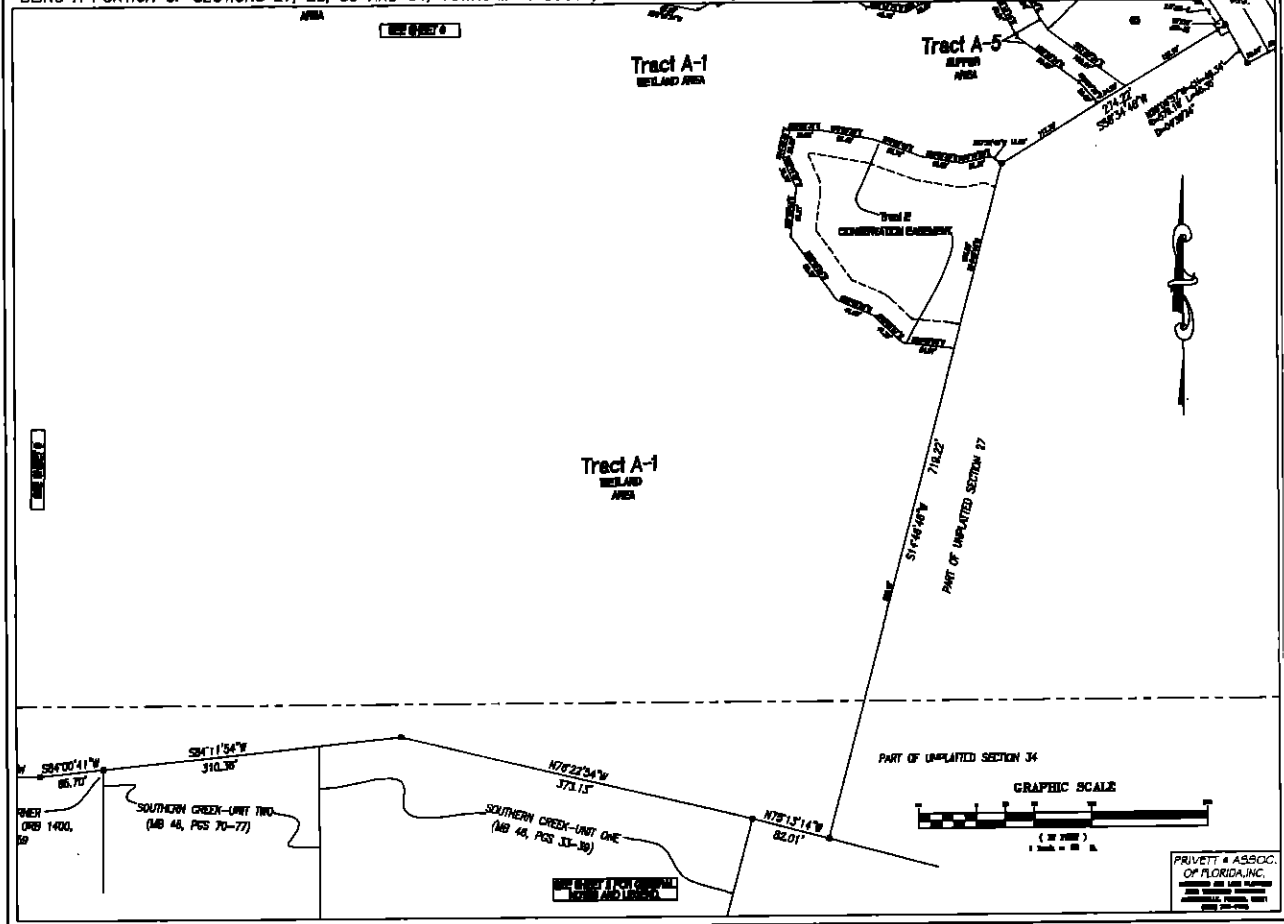
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