

RESOLUTION NO. 2005- 20

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DONATION OF A FOURTEEN FOOT STRIP OF LAND REQUIRED FOR ADDITIONAL RIGHT-OF-WAY FOR CONSTRUCTION OF WATSON ROAD EAST.

RECITALS

WHEREAS, Property Disposition II, LLP, a Florida limited liability partnership and Scott Road, LLC, a Florida limited liability company have presented to the County a Deed of Dedication for additional right-of-way needed for Watson Road East, as more particularly described in the Deed of Dedication for Right-of-Way attached hereto as Exhibit "A", incorporated by reference and made a part hereof; and

WHEREAS, the additional right-of-way is needed to comply with development review requirements to establish an eighty-foot right-of-way for Watson Road East for the Camelot Village development; and

WHEREAS, it is the best interest of St. Johns County to accept this donation for the safety of the citizens traveling on the road.

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

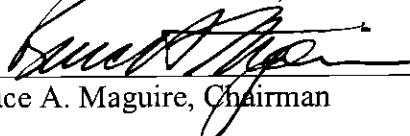
Section 1. The above recitals are incorporated by reference into the body this Resolution and such recitals are adopted as findings of fact.

Section 2. The donation of property as described in the Deed of Dedication is hereby accepted, conveying the property free and clear of any encumbrances.

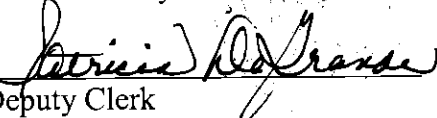
Section 3. The Clerk of Circuit Court is instructed to record the original Deed of Dedication in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 26th day of January, 2005.

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

By: 
Bruce A. Maguire, Chairman

ATTEST: Cheryl Strickland, Clerk

By: 
Deputy Clerk

RENDITION DATE 1-27-05

Exhibit "A" to Resolution

Prepared by:
St. Johns County
4020 Lewis Speedway
St. Augustine, Florida 32084

DEED OF DEDICATION
RIGHT-OF-WAY

THIS INDENTURE, made this 2nd day of December, 2004, BETWEEN, **Property Disposition II, LLP**, a Florida limited liability partnership, and **Scott Road, LLC**, a Florida limited liability company, whose address is 2222 St. Johns Avenue, Jacksonville, FL 32204, hereinafter called Grantor, and **ST. JOHNS COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine, Florida 32084, hereinafter called Grantee.

WITNESSETH: that for and in consideration of the acceptance of this Dedication by the Grantee, said Grantor does 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:

"A 14 foot strip of land situated in Section 19, Township 8 South, Range 30 East, St. Johns County, Florida and being a part of MOULTRIE HEIGHTS as shown on plat recorded in Map Book 4, Page 57, Public Records of St. Johns County, Florida, and being more particularly bounded and described as follows:

Begin at the intersection of the South right-of-way line of Watson Road (a 66 foot right-of-way) and the East right-of-way line of U.S. Highway 1 (a 200 foot right-of-way); thence S 81°56'13" E along said South right-of-way line, a distance of 774.20 feet; thence S 08°03'46" W, a distance of 14 feet; thence N 81°56'13"W; Parallel to and 14 feet South of said right-of-way line, a distance of 772.51 feet to said East right-of-way line of U.S. Highway No. 1; thence S 01°11'19" W along said East right-of-way line of U.S. Highway No. 1, a distance of 14.10 feet to the point of beginning.

Subject to easements, restrictions of record and taxes subsequent to 2004.

Scott Road, LLC joins in this conveyance, not as an owner but solely to subordinate its rights arising under the Drainage Easement recorded in O.R. Book 2064, Page 1757 to the dedication of the subject parcel.

TO HAVE AND HOLD the same unto the Grantees, its successors and assigns forever, in fee simple for a public road, including therein the right to construct, maintain, and operate, either above or below the surface of the ground, electric light and power, water, sewer, and drainage lines and other public utilities.

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, 2004.

IN WITNESS WHEREOF, the said Grantor has hereunto set hand and seal the day and year first above written.

Signed and Sealed
in Our Presence:

(sign) Joanne C. Dickerson
(print) Joanne C. Dickerson

(sign) Patricia E. Allen
(print) Patricia E. Allen

(sign) Joanne C. Dickerson
(print) Joanne C. Dickerson

(sign) Patricia E. Allen
(print) Patricia E. Allen

Property Disposition II, LLP

By: Thomas J. Purdie
Thomas J. Purdie, its Managing Partner

Scott Road, LLC

By: Harry R. Trevett
Harry R. Trevett, its Managing Member

STATE OF FLORIDA
COUNTY OF Duval

The foregoing instrument was acknowledged before me this 2nd day of December, 2004, by Thomas J. Purdie who is personally known to me or has produced _____ as identification.



Joanne C. Dickerson
My Commission DD264063
Expires November 02, 2007

Joanne C. Dickerson

Notary Public
My Commission Expires: _____

STATE OF FLORIDA
COUNTY OF Duval

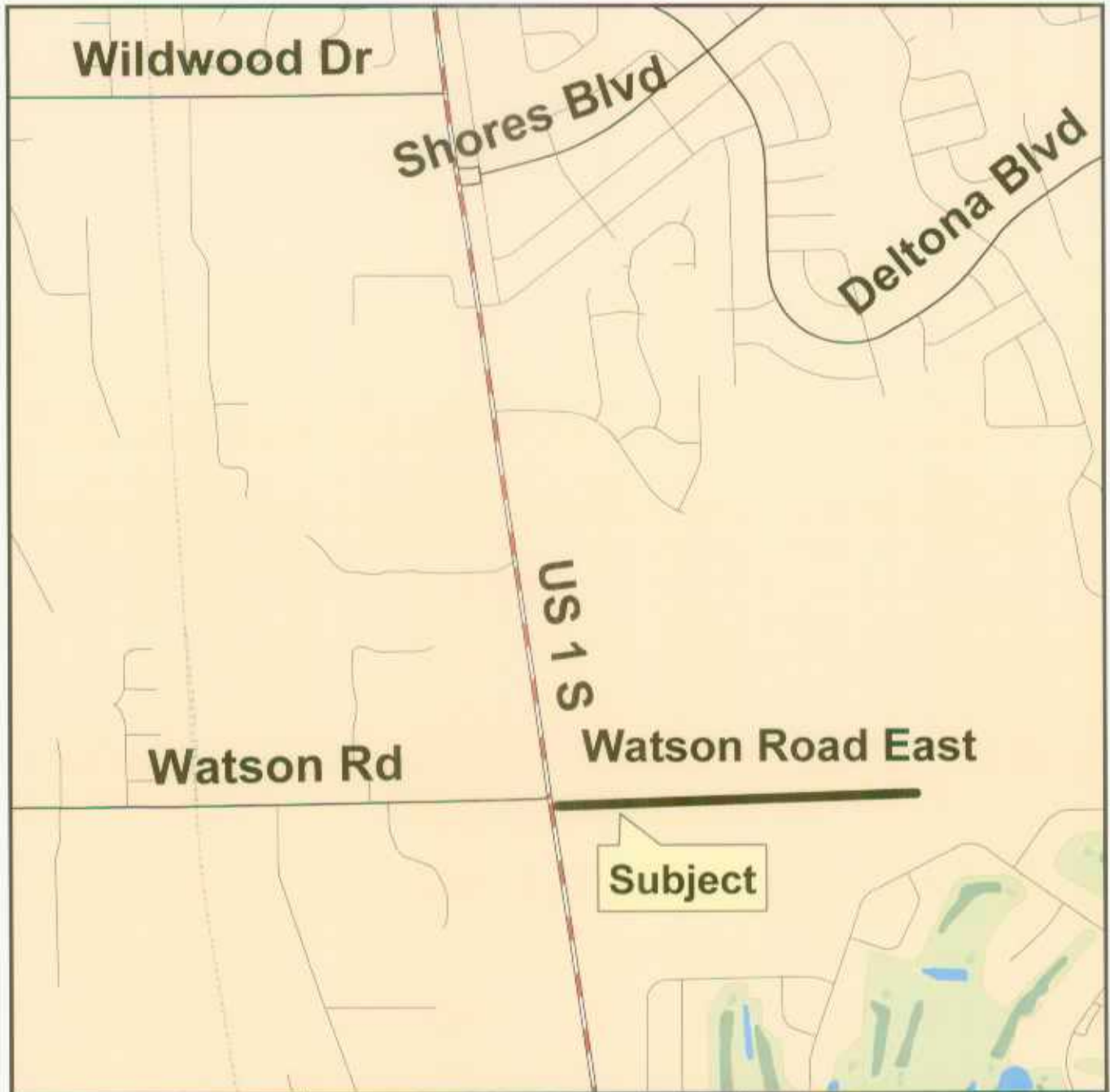
The foregoing instrument was acknowledged before me this 2nd day of December, 2004, by Harry R. Trevett, who is personally known to me or has produced _____ as identification.



Joanne C. Dickerson
My Commission DD264063
Expires November 02, 2007

Joanne C. Dickerson

Notary Public
My Commission Expires: _____



**GENERAL
LOCATION MAP**



Map Prepared: 1/10/2005

*Depicts General Project Boundary

**Watson Road East
additional
right-of-way**

File: BCC January 26, 2005



St. Johns County
Land Mgmt. Systems
Real Estate