

RESOLUTION NO. 2006- 462

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING BEN W. ADAMS, JR. AS COUNTY ADMINISTRATOR TO ACT AS JOINDER AND CONSENTER ON REPLAT NO. 2 OF SEAGROVE ST. AUGUSTINE BEACH UNIT FOUR.

RECITALS

WHEREAS, the reconfiguration of Parcel F of the SeaGrove Town Center allowed for better architectural use of the site for library construction; and

WHEREAS, the better architectural design of Parcel F provided for more cost effective construction on the property as a branch library; and

WHEREAS, the Developer of SeaGrove, JNM Beachside Development, LTD, has prepared Replat No. 2 of Seagrove St. Augustine Beach Unit Four, attached hereto as Exhibit "A", incorporated by reference and made a part hereof.

NOW THEREFORE, BE IT RESOLVED by the Board of County Commissioners of St. Johns County, Florida, as follows:

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

Section 2. Upon approval of this Resolution by the Board of County Commissioners, Ben W. Adams, Jr., as County Administrator, will sign the original Replat No. 2 of Seagrove St. Augustine Beach Unit Four and return to McGarvey Development for the City of St. Augustine Beach's final plat approval.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 12th day of December, 2006.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: Ben Rich
Ben Rich, Chairman

ATTEST: Cheryl Strickland, Clerk
By: Atterice A. Grande
Deputy Clerk

SEAGROVE ST. AUGUSTINE BEACH UNIT FOUR

Being a REPLAT of the REPLAT of Seagrove St. Augustine Beach Unit Four, as recorded in Map Book 56, Pages 62 and 63 of the Public Records of St. Johns County, Florida.

JOINER OF OWNERS-PARCELS A/B:

The undersigned having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

Trust AB, 1440 TRUST SERVICES CENTERWAY, TRUSTEE
 By: [Signature]
 Mark Wanda (President)
 Date: 21 NOV 2005

NOTARY FOR JOINER OF OWNERS-PARCELS A/B:
 The foregoing instrument was acknowledged before me this 21 day of NOVEMBER, A.D. 2005 by Mark Wanda, President of Trust AB on behalf of the Commission Expires: 30, APR 2009
 Notary Public, State of Florida
 My Commission Expires: 30, APR 2009

JOINER OF OWNERS-PARCEL C:

The undersigned having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

Seagrove Parcel C, LLC
 By: [Signature]
 James N. McGowan (Managing Partner)
 Date: 10/10/06

NOTARY FOR JOINER OF OWNERS-PARCEL C:
 The foregoing instrument was acknowledged before me this 30 day of October, A.D. 2006 by James N. McGowan, Jr., Managing Partner of Seagrove Parcel C, LLC on behalf of the company. He is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.
 Notary Public, State of Florida
 Type or Print Name: Patricia H. Kelley
 My Commission Expires: 05/21/2010

JOINER OF OWNERS-PARCEL D:

The undersigned having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

Seagrove Unlimited, LLC
 By: [Signature]
 David Thompson (Director)
 Date: 11/10/06

NOTARY FOR JOINER OF OWNERS-PARCEL D:
 The foregoing instrument was acknowledged before me this 10 day of November, A.D. 2006 by David Thompson, Director of Seagrove Unlimited, LLC on behalf of the company. He is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.
 Notary Public, State of Florida
 Type or Print Name: F. Diana Moore
 My Commission Expires: May 22, 2008

JOINER OF MORTGAGEES-PARCEL D:

The undersigned being all mortgagees having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

Capital South Bank
 By: [Signature]
 Githio Cash
 Date: 11/10/06

NOTARY FOR JOINER OF MORTGAGEES-PARCEL D:

The foregoing instrument was acknowledged before me this 10 day of November, A.D. 2006 by Githio Cash, Cashier of Capital South Bank on behalf of the bank. She is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.

Notary Public, State of Florida
 Type or Print Name: Kathleen M. Edwards
 My Commission Expires: October 21, 2007

JOINER OF OWNERS-PARCEL E:

The undersigned having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

Robert E. Mousand, III (President)
 Date: 11-16-06

NOTARY FOR JOINER OF OWNERS-PARCEL E:

The foregoing instrument was acknowledged before me this 16 day of November, A.D. 2006 by Robert E. Mousand, III, President of _____ on behalf of the company. He is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.

JOINER OF MORTGAGEES-PARCEL E:

The undersigned being all mortgagees having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

By: _____
 Date: _____

NOTARY FOR JOINER OF MORTGAGEES-PARCEL E:

The foregoing instrument was acknowledged before me this 16 day of November, A.D. 2006 by _____ on behalf of the bank. She is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.

Notary Public, State of Florida
 Type or Print Name: _____
 My Commission Expires: _____

JOINER OF OWNERS-PARCEL F:

The undersigned having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

St. Johns County, Florida, a political subdivision of the State of Florida
 By: [Signature]
 Ben W. Adams, Jr. County Administrator
 Date: _____

NOTARY FOR JOINER OF OWNERS-PARCEL F:

The foregoing instrument was acknowledged before me this 16 day of November, A.D. 2006 by Ben W. Adams, County Administrator of St. Johns County, Florida, a political subdivision of the State of Florida on behalf of the company. He is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.

Notary Public, State of Florida
 Type or Print Name: _____
 My Commission Expires: _____

JOINER OF OWNERS-PARCELS G/H/I:

The undersigned having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

SEAGROVE PROPERTY HOLDING COMPANY, LLC
 By: [Signature]
 Matthew E. Kempson (President)
 Date: 11-13-06

NOTARY FOR JOINER OF OWNERS-PARCELS G/H/I:

The foregoing instrument was acknowledged before me this 13 day of November, A.D. 2006 by Matthew E. Kempson, President of Seagrove Property Holding Company, LLC on behalf of the company. He is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.

Notary Public, State of Florida
 Type or Print Name: _____
 My Commission Expires: _____

JOINER OF MORTGAGEES-PARCELS G/H/I:

The undersigned being all mortgagees having a record interest in the lands described in the Caption hereon, hereby join in the Dedication contained on this plat pursuant to Section 177.081, Florida Statutes.

ONE BANK
 By: [Signature]
 Lynn Vermijo
 Date: 11-14-06

NOTARY FOR JOINER OF MORTGAGEES-PARCELS G/H/I:

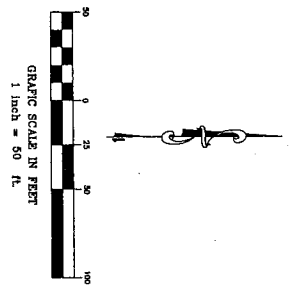
The foregoing instrument was acknowledged before me this 14 day of November, A.D. 2006 by Lynn Vermijo, Cashier of ONE BANK on behalf of the bank. She is personally known to me or has produced _____ as identification and he has/has not taken an oath on behalf of the company.

Notary Public, State of Florida
 Type or Print Name: DEAN A. DEAR
 My Commission Expires: _____



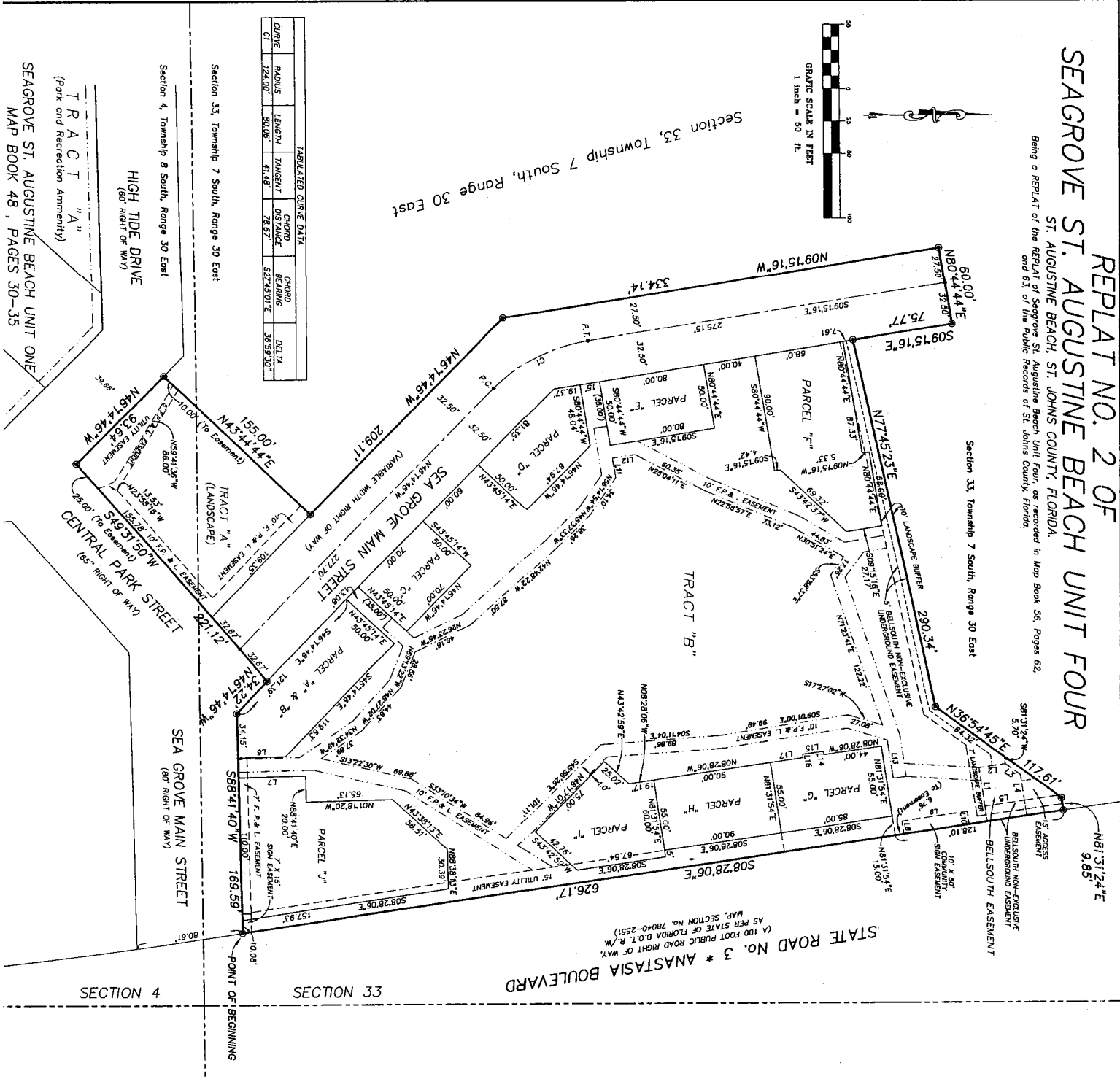
REPLAT NO. 2 OF ST. AUGUSTINE BEACH, ST. JOHNS COUNTY, FLORIDA.

Being a REPLAT of the REPLAT of Seagrave St. Augustine Beach Unit Four, as recorded in Map Book 56, Pages 62 and 63, of the Public Records of St. Johns County, Florida.



Section 33, Township 7 South, Range 30 East

TABULATED CURVE DATA				
CURVE	RADIUS	LENGTH	CHORD	CHORD BEARING
CI	124.00'	80.06'	41.48'	78.67'
				85.59.30"



LINE	DIRECTION	DISTANCE
L1	N81°31'24"E	30.00'
L2	N08°28'06"W	20.15'
L3	N58°54'45"E	14.01'
L4	N81°31'24"E	20.00'
L5	N08°28'06"W	30.00'
L6	N01°18'42"W	35.95'
L7	N01°18'42"W	30.00'
L8	N01°18'42"W	30.00'
L9	N08°28'06"W	50.00'
L10	N81°31'53"E	10.00'
L11	N81°31'53"E	15.43'
L12	N09°15'16"W	16.92'
L13	N81°31'53"E	30.00'
L14	N81°31'53"W	2.70'
L15	N08°28'06"W	16.00'
L16	N81°31'53"E	2.70'
L17	N08°28'06"W	25.00'

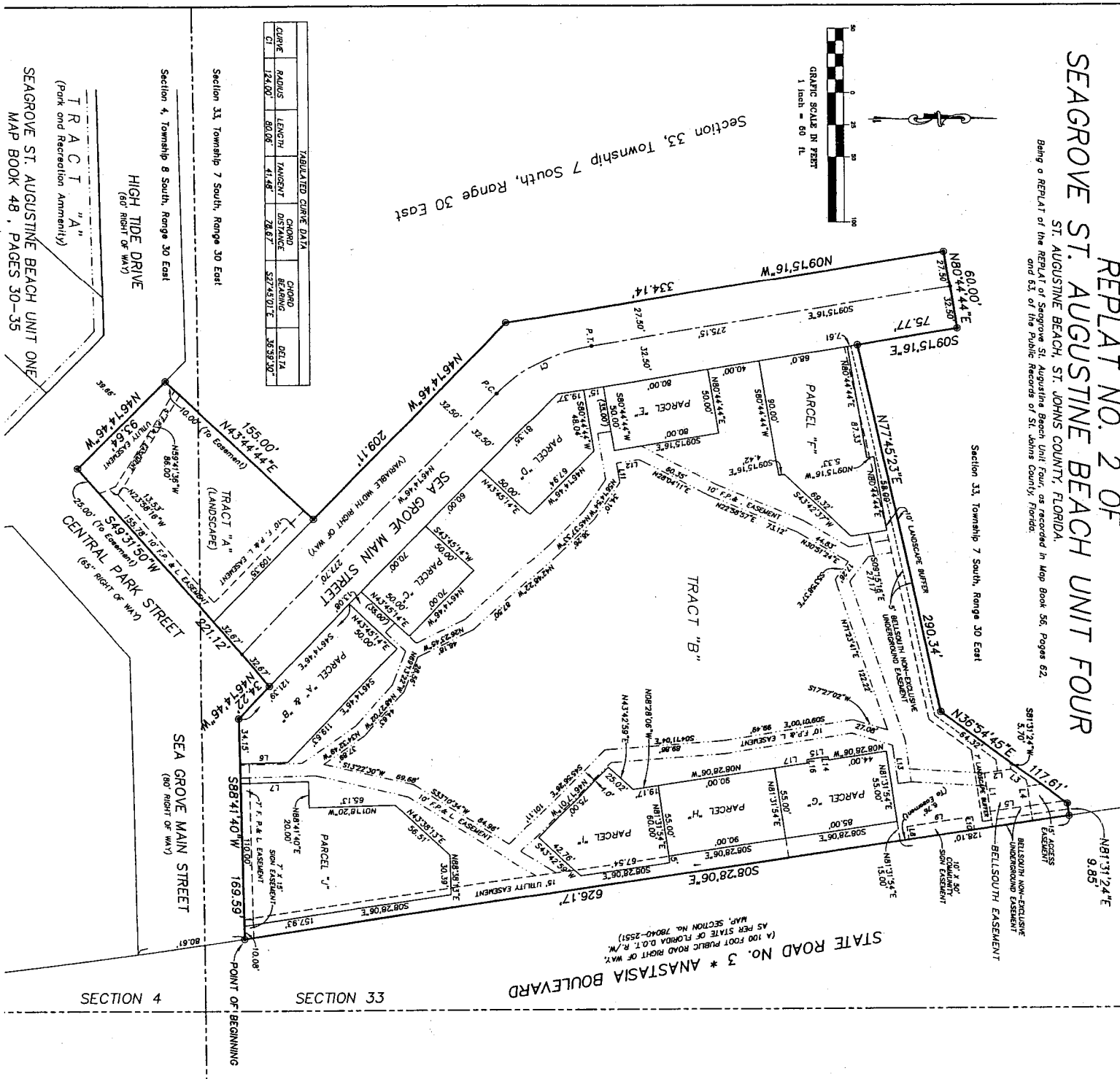
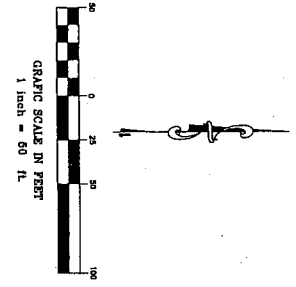
NOTES:

- 1) ● DENOTES PERMANENT REFERENCE MONUMENT FOUND P.L.S. NO. 1948.
- 2) ● DENOTES PERMANENT CONTROL POINT
- 3) BEARINGS BASED ON THE WESTERLY R/W LINE OF STATE ROAD NO. 3 AS BEING : SOUTH 08°28'06" EAST.
- 4) NOTICE: THIS PLAT AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DERIVATION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.

PREPARED BY
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
TEL (904) 721-1500

REPLAT NO. 2 OF SEAGROVE ST. AUGUSTINE BEACH UNIT FOUR

Being a REPLAT of the REPLAT of Seagrove St. Augustine Beach Unit Four, as recorded in Map Book 56, Pages 62, 63 and 64 of the Public Records of St. Johns County, Florida.



CURVE	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING	DELTA
CI	184.00'	80.00'	41.48'	78.67'	S27°45'01"E	36.58°30'

Section 33, Township 7 South, Range 30 East
 Section 34, Township 7 South, Range 30 East
 Section 33, Township 7 South, Range 30 East
 Section 4, Township 8 South, Range 30 East
 HIGH TIDE DRIVE (60' RIGHT OF WAY)
 TRACT "A" (Park and Recreation Amenity)
 SEAGROVE ST. AUGUSTINE BEACH UNIT ONE
 MAP BOOK 48, PAGES 30-35

STATE ROAD NO. 3 * ANASTASIA BOULEVARD
 MAP, SECTION NO. 78040-2511
 AS PER STATE OF FLORIDA D.O.T. R.M.
 (A 100 FOOT PUBLIC ROAD RIGHT OF WAY)

LINE	DIRECTION	DISTANCE
L1	N81°31'24"E	30.00'
L2	N08°28'06"W	20.16'
L3	N81°31'24"E	120.01'
L4	N08°28'06"W	36.56'
L5	N01°16'20"W	51.54'
L6	N81°31'55"E	10.00'
L7	N08°28'05"W	50.00'
L8	N81°31'55"E	18.92'
L9	N08°28'06"W	50.00'
L10	N81°31'55"E	18.92'
L11	N08°28'06"W	50.00'
L12	N81°31'55"E	18.92'
L13	N08°28'06"W	50.00'
L14	N81°31'55"E	18.92'
L15	N08°28'06"W	50.00'
L16	N81°31'55"E	18.92'
L17	N08°28'06"W	50.00'

- NOTES:
- 1) ● DENOTES PERMANENT REFERENCE MONUMENT FOUND P.L.S. NO. 3848
 - 2) ● DENOTES PERMANENT CONTROL POINT
 - 3) BEARINGS BASED ON THE WESTERLY P/M LINE OF STATE ROAD NO. 3 AS BEING SOUTH 09°28'04" EAST.
 - 4) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE ORIGINAL DEPOSITION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.

LEGEND
 P.C. Point of Curvature
 P.T. Point of Tangency
 CI. Tabulated Curve Data
 C/A Centalities

PREPARED BY
 RICHARD A. WILDER & ASSOCIATES
 PROFESSIONAL LAND SURVEYORS
 6701 BEACH BLVD., SUITE #200
 JACKSONVILLE, FLORIDA 32216
 (904) 725-1234