

RESOLUTION NO. 2007- 36

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING A DONATION OF TWO LOTS TO THE HABITAT FOR HUMANITY FOR THE PURPOSE OF CONSTRUCTING A HOME FOR AN INDIVIDUAL RAISING SIX SIBLINGS.**

**RECITALS**

**WHEREAS**, at the January 23, 2007 meeting of the Board of County Commissioners a motion was granted directing Staff to prepare the necessary Resolution to donate a parcel of land in Vermont Heights to the Habitat for Humanity for the purpose of constructing a home for an individual raising six siblings some of which are handicapped; and

**WHEREAS**, Florida Statute 125.38 allows the board to convey property to an organization not for profit for the purposes of promoting community interest and welfare; and

**WHEREAS**, Habitat plans to build a handicapped accessible home in cooperation with the St. Augustine Record, Mercedes Homes and volunteers from Shands Hospital in Jacksonville where the children were and some are still being cared for; and

**WHEREAS**, the County Deed conveying the two lots in Vermont Heights to the Habitat for Humanity is attached hereto as Exhibit "A", incorporated by reference and made a part hereof. The lots were acquired by the County in 1945 for unpaid taxes; and

**WHEREAS**, it is in the best interest of the County to convey the lots to Habitat so they can provide a much needed home for an individual in need of assistance.

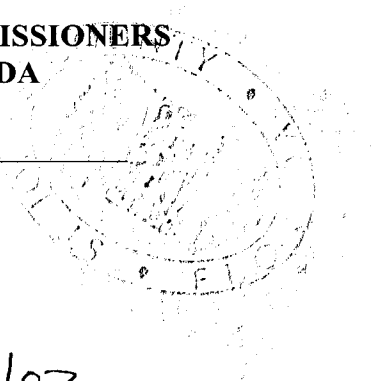
**NOW, THEREFORE, BE IT RESOLVED** by the Board of County Commissioners of St. Johns County, Florida, as follows:

1. The above recitals are incorporated by reference into the body of this Resolution and such recitals are adopted as findings of fact.
2. It is found that all requirements of Section 125.38 F.S. for conveyance of property promoting community welfare sale of the property described above have been met and the conveyance of the property to Habitat for Humanity is hereby approved.
3. The Board hereby authorizes the Chairman to execute the County Deed to donate the lots to Habitat for Humanity of St. Augustine/St. Johns County.
4. The Clerk of Court is hereby instructed to record the deed in the public records of St. Johns County, Florida.

**PASSED AND ADOPTED** by the Board of County Commissioners of St. Johns County, Florida, this 6<sup>th</sup> day of February, 2007.

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

By: Ben Rich  
Ben Rich, Chairman



**ATTEST:** Cheryl Strickland, Clerk

By: Paul Halter  
Deputy Clerk

RENDITION DATE 2/8/07

Exhibit "A" to Resolution

This Instrument Prepared By:  
Nanette Bradbury  
St. Johns County Real Estate Division  
4020 Lewis Speedway  
St. Augustine, FL 32084

**COUNTY DEED**

**THIS DEED**, made without warranty of title or warranty of method of conveyance, this 8<sup>th</sup> day of February, 2007 by **ST. JOHNS COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine, Florida, 32084, hereinafter "Grantor", to **HABITAT FOR HUMANITY ST. AUGUSTINE/ ST. JOHNS COUNTY, INC.**, a non profit corporation, whose address is Seven Hopkins Street, St. Augustine, FL 32084, hereinafter "Grantee". (Wherever used herein the term "Grantor" and "Grantee" include all parties to this instrument and the heirs, legal representatives and assigns of individuals, and their successors, and assigns of organizations).

**WITNESSETH;**

That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, receipt and sufficiency being hereby acknowledged, hereby grants, bargains, sells, forever unto said Grantee, all that certain land, situate, lying and being in the County of St. Johns, State of Florida and more particularly described below. Pursuant to Florida law Section 125.411(3) F.S., this deed conveys only the interest in said land the Grantor has of the date of this conveyance, to wit:

Lots 1 & 2, Block 91 of Vermont Heights Subdivision recorded in Map Book 5 Page 29 of the public records of St. Johns County, Florida.

Parcel Account Number – 139530-0001

**TOGETHER** with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**THIS COUNTY DEED** is subject to the following non-exclusive list of exceptions:

- a. Special taxes and assessments, confirmed or unconfirmed, for improvements not yet completed, if any;
- b. Any state of facts which a good and accurate survey or inspection of the premises might reveal;
- c. Federal, State, local government (County or City), development, construction, zoning and building laws or ordinances, rules, regulations and resolutions;
- d. Rights, if any, of the public in any portion of the premises which may fall within any public street, way or alley;

- e. All acts of the Grantee occurring prior to, or subsequent to the date of this instrument;
- f. Agreements, conditions, covenants, reservations, restrictions, and servitude of record;
- g. Easements and rights of way of record.

**IN WITNESS WHEREOF** the said Grantor has caused the presents to be executed in its name by its Board of County Commissioners acting by the Chairman of the Board, the day and year aforesaid.

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

By: \_\_\_\_\_  
Ben Rich, Chairman

**ATTEST:** Cheryl Strickland, Clerk

By: \_\_\_\_\_  
Deputy Clerk

**STATE OF FLORIDA  
COUNTY OF ST. JOHNS**

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2007, by Ben Rich, Chairman of the Board of County Commissioners of St. Johns County, Florida, on behalf of the Board. Who is personally known to me.

\_\_\_\_\_  
Notary Public State of Florida  
My Commission Expires: \_\_\_\_\_