

RESOLUTION NO. 2008- 206

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE RELEASE BY QUIT CLAIM DEED OF INTEREST OF AN EASEMENT AREA DESIGNATED FOR UTILITIES WITHIN TWO TRACTS DESIGNATED FOR ADDITIONAL RIGHT OF WAY ALONG STATE ROAD 16 IN THE PLAT OF ASHLEY OAKS SUBDIVISION TO THE FLORIDA DEPARTMENT OF TRANSPORTATION AND AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE QUIT CLAIM DEED.

WHEREAS, the State of Florida Department of Transportation has requested a quit claim deed, attached hereto as Exhibit "A" incorporated by reference and made a part hereof, conveying all interest that said County has in and to the said lands required for transportation purposes; and

WHEREAS, the plat of Ashley Oaks subdivision has two tracts along State Road 16 reserved for additional right of way. There are two small areas within those tracts labeled as "utility, landscape and maintenance easement" that the County must release its interest to remove any cloud on the title for the additional right of way; and

WHEREAS, the Utility Division has agreed to release their interest as shown on the memo attached hereto as Exhibit "B" 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. The Quit Claim Deed is hereby accepted by the Board of County Commissioners and the County Administrator is hereby authorized to execute said deed.

Section 3. A certified copy of this Resolution shall be forwarded forthwith to the State of Florida Department of Transportation, Post Office Box 1089, Lake City, Florida, 32056-1089.

Section 4. The Clerk of Circuit Court is instructed to record the Quit Claim Deed in the Official Records of St. Johns County, Florida.

PASSED AND ADOPTED, this 5th day of August, 2008.



BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA.

BY: *Thomas G. Manuel*
Thomas G. Manuel, Chairman

ATTEST: Cheryl Strickland, Clerk

By: *Pam Halterman*
Deputy Clerk

RENDITION DATE 8/8/08

Exhibit "A" to Resolution

04-QCD.02-Date: July 14, 2008

This instrument prepared by
or under the direction of:
David M. Robertson
District General Counsel
Florida Department of Transportation
1109 South Marion Avenue
Lake City, Florida 32025-5874

PARCEL NO. 13
SECTION NO. 7858-150
F.P. NO.
STATE ROAD NO. 16 (Old S-16A)
COUNTY OF St. Johns

QUITCLAIM DEED

THIS QUITCLAIM DEED, made this _____ day of _____, 2008,
by **ST. JOHNS COUNTY, FLORIDA**, a political subdivision of the State of Florida, 4020 Lewis
Speedway, St. Augustine FL 32084, grantor, to the STATE OF FLORIDA DEPARTMENT OF
TRANSPORTATION, 1109 South Marion Avenue, Lake City, Florida 32025-5874, grantee:
(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument
and the heirs, legal representatives and assigns of individuals and the successors, and assigns of
organizations).

WITNESSETH: That the grantor, for and in consideration of the sum of One Dollar (\$1.00)
and other valuable considerations, receipt and sufficiency being hereby acknowledged, does hereby
remise, release, and quitclaim unto the said grantee forever, all right, title, interest, claim and
demand, which said grantor has in and to the hereinafter described parcel of land arising out of that
certain **ASHLEY OAKS PLAT MAP** dated the 8th day of October, 2007, and recorded in Map Book
63, Pages 77 – 85 of the Public Records of St. Johns County, Florida, together with all other right,
title, interest, claim and demand, if any, which the said grantor has in and to the following described
parcel of land situate in the County of St. Johns, State of Florida, to wit:

SEE Exhibit "A", attached hereto and by reference made a part hereof.

TO HAVE AND TO HOLD, the same together with the appurtenances thereunto belonging or
in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of
the said grantor, either in law or equity, to the said grantee forever.

IN WITNESS WHEREOF, the said grantor has caused these presents to be executed in its
name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized,
this _____ day of _____, 20_____.

ATTEST: Cheryl Strickland, Clerk of
Court

Print Name: _____

It's Deputy Clerk Secretary

ST. JOHNS COUNTY FLORIDA,
a political subdivision of the State of Florida
4020 Lewis Speedway
St. Augustine, Florida 32084

Signed, sealed and delivered in
the presence of:

Witness:
Print Name: _____

Witness:
Print Name: _____

By: _____

Print Name: Michael D. Wanchick

It's County Administrator

STATE OF FLORIDA
COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this _____ day of _____
_____, 2008, by Michael D. Wanchick, County
Administrator of **ST. JOHNS COUNTY COUNTY FLORIDA**, a political subdivision of the
State of Florida, on behalf of the County, who is personally known to me or who has produced
_____ as identification.

Print Name: _____
Notary Public
My Commission Expires: _____

Exhibit "A" to Deed

SECTION 7858-150
F.P. NO.

STATE ROAD NO. 16 (Old S-16A)

ST. JOHNS COUNTY

A Portion Of Section 24, Township 6 South, Range 27 East, St. Johns County, Florida, Being More Particularly Described As Follows:

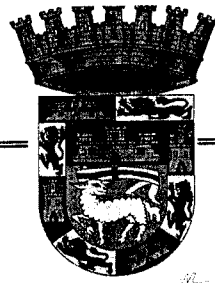
Commence At The Intersection Of The Centerline Of State Road No. 13 (A 100.00 Foot Right Of Way As Now Established) With The Centerline Of State Road No. 16, Formerly S-16a, (A 66.00 Foot Right Of Way As Now Established) Located In Section 24, Township 6 South, Range 27 East, St. Johns County, Florida, As Shown On Florida Department Of Transportation Right Of Way Map, Section No. 7858-150; Thence Run North 63°16'30" East Along The Centerline Of Said State Road No. 16, A Distance Of 347.27 Feet; Thence South 26°43'30" East Departing Said Centerline A Distance Of 33.00 Feet To Southeasterly Existing Right Of Way Line Of Said State Road No.16 To The **Point Of Beginning**; Thence North 63°16'30" East Along Said Southeasterly Existing Right Of Way Line, A Distance Of 1,711.37 Feet To The North Section Line As Shown On Sketch Prepared By Richard Miller Survey (2007); Thence North 89°39'15" East Departing Said Southeasterly Existing Right Of Way Line And Along Said North Section Line, A Distance Of 49.94 Feet; Thence South 02°45'07" East Departing Said North Section Line, A Distance Of 8.55 Feet To A Point On A Line Parallel With And 30.00 Feet Southerly Of When Measured At Right Angles To Said Southeasterly Existing Right Of Way Line; Thence South 63°16'30" West Along Said Parallel Line, A Distance Of 1,767.06 Feet; Thence North 01°02'58" West, A Distance Of 33.29 Feet To The **Point Of Beginning**.

Containing 1.203 Acres, More Or Less.

St. Johns County Board of County Commissioners

UTILITY DEPARTMENT
Engineering Division

1205 STATE ROAD 16
SAINT AUGUSTINE, FLORIDA
32084-8646



PHONE: (904) 209-2700
FAX: (904) 209-2601

INTEROFFICE MEMORANDUM

TO: Nanette Bradbury, Real Estate Coordinator
FROM: Robert Zammataro, Chief Engineer - Development
SUBJECT: Ashley Oaks Subdivision Easements
DATE: July 18, 2008

Please present the required documents to the Board of County Commissioners (BCC) for release of the easement to FDOT. The County Utilities agrees to release the County interest within the "utility, landscape & maintenance easement area" located within Tract N and Tract O of the Ashley Oaks plat recorded in Map Book 63 Page 77-88.

After acceptance by BCC, please provide the utility department with a copy of the executed resolution and a recorded copy of the deed for the utilities for our files.

Your support and cooperation as always are greatly appreciated.