

RESOLUTION NO. 2012- 118

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING A PARTIAL RELEASE OF A MORTGAGE IN CONNECTION WITH A SCRIVENERS ERROR IN THE ORIGINAL MORTGAGE FOR A HABITAT CLIENT AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE PARTIAL RELEASE OF MORTGAGE.**

**RECITALS**

**WHEREAS**, Habitat for Humanity of St. Johns County ("Habitat") has requested a Partial Release of Mortgage for a scrivener error in the legal description on the original SHIP mortgage recorded in 2008. The original mortgage included two lots when it should have only been one lot; and

**WHEREAS**, the Partial Release of Mortgage, attached hereto as Exhibit "A," incorporated by reference and made a part hereof, is needed to release the lot that is now being conveyed to another Habitat client for a new home and clear the title for the original Habitat client; and

**WHEREAS**, it is in the best interest of the County to release the lot to clear title for both clients; and

**WHEREAS**, to the extent that there are scrivener, typographical or administrative errors that do not change the tone, tenor, or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

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

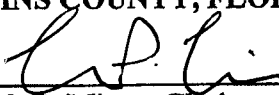
Section 1. The above recitals are incorporated by reference into the body of this Resolution and such recitals are adopted as findings of fact.

Section 2. The Partial Release of Mortgage is hereby authorized by the Board of County Commissioners and the County Administrator, or designee, is hereby authorized to execute said Partial Release of Mortgage.

Section 3. The Clerk of Circuit Court is instructed to record the Partial Release of Mortgage in the Official Records of St. Johns County, Florida.

PASSED AND ADOPTED, this 17<sup>th</sup> day of April, 2012.

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

BY:   
Mark P. Miner, Chair

ATTEST: Cheryl Strickland, Clerk

By:   
Deputy Clerk

RENDITION DATE 4/19/12

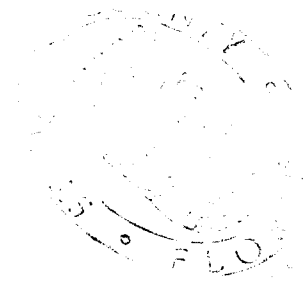


Exhibit "A" to Resolution

When recorded return to:  
St. Johns County Real Estate Division  
500 San Sebastian View  
St. Augustine FL 32084

**PARTIAL RELEASE OF MORTGAGE**

KNOW ALL PERSONS BY THESE PRESENTS: that St. Johns County, Florida, a political subdivision of the State of Florida, the owner and holder of that certain mortgage bearing date February 14, 2008 executed by Robert Darwin Murray and Janelle Kathryn Murray to secure payment of the sum of Thirty Thousand Dollars (\$30,000.00), and recorded in the office of the County Clerk of St. Johns County, State of Florida, on the 26 day of February, 2008 under Official Records Book 3048 Page 1741, for value received, does hereby release and discharge from the lien of the said mortgage the following described portion of the mortgaged premises, situated in the County of St. Johns, State of Florida to-wit:.

Lot 21, Block 43, on Map of Augustine, a suburb of the City of St. Augustine as recorded in Map Book 1, page 77 (also known as Clark's Addition) of the public records of St. Johns County.

**THIS PARTIAL RELEASE IS GIVEN TO RELEASE THE ABOVE REFERENCED LOT WHICH WAS ENCUMBERED IN ERROR ON THE MORTGAGE REFERENCED HEREIN.**

But this release shall not impair the lien of the said mortgage as to the lands therein described not hereby released.

Signed and sealed in the Presence of:

ST. JOHNS COUNTY, FLORIDA  
a political subdivision of the State of Florida

\_\_\_\_\_  
Witness

By: \_\_\_\_\_  
Michael D. Wanchick, County Administrator

\_\_\_\_\_  
Witness

STATE OF FLORIDA

COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ 2012, by Michael D. Wanchick, County Administrator of St. Johns County on behalf of St. Johns County, Florida who is personally known to me.

\_\_\_\_\_  
Notary name printed or typed:  
Notary Public in and for the State of Florida