

RESOLUTION NO. 2014- 229

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER AND SEWER LINES TO SERVE VILLAGES OF VALENCIA PHASE 2B OFF WATSON ROAD EAST.

RECITALS

WHEREAS, Valencia Developers, LLC, has executed and presented to the County a Bill of Sale and Schedule of Values, attached hereto as Exhibit "A," incorporated by reference and made a part hereof, conveying all personal property associated with the water and sewer lines to serve Villages of Valencia Phase 2B off Watson Road East; and

WHEREAS, the water and sewer lines have been installed within public right-of-way therefore no utility easement is needed; and

WHEREAS, St. Johns County Utility Department has reviewed and approved the documents mentioned above, as stated in a 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.

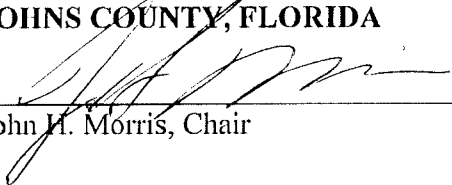
Section 2. The above described Bill of Sale and Schedule of Values attached hereto is hereby accepted by the Board of County Commissioners.

Section 3. To the extent that there are typographical, scrivener's, 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.

Section 4. The Clerk of Court is instructed to file the Bill of Sale and Schedule of Values in the public records of St. Johns County, Florida.

PASSED AND ADOPTED this 2nd day of September, 2014.

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

By: 
John H. Morris, Chair

ATTEST: Cheryl Strickland, Clerk

By: 
Deputy Clerk

RENDITION DATE 9/4/14



BILL OF SALE
UTILITY IMPROVEMENTS
for

Villages of Valencia Phase 2B

Valencia Developers, LLC, 1629 Race Track Road, Suite 102, St. Johns, FL 32259, (the "Seller") for and in consideration of the sum of Ten and No/100 Dollars (\$10) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby grants, bargains, sells, transfers and delivers to **ST. JOHNS. COUNTY, FLORIDA**, a political subdivision of the State of Florida, the following personal property:

See Attached Exhibit A: Schedule of Values

The Seller does, for itself and its successors and assigns, covenant to and with St. Johns County and its successors and assigns, that it is lawful owner of said personal property; that the personal property is free of all encumbrances; that it has good rights to sell the same; and that it will warrant and defend the sale of the personal property against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the Seller has caused this instrument to be duly executed and delivered by its duly authorized office on this 19 of November 2013

WITNESS:

[Handwritten Signature]
Witness Signature

George Conroy
Print Witness Name

OWNER:

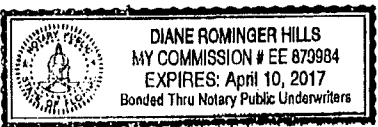
[Handwritten Signature]
Owner's Signature

Chris Shee
Print Owner's Name

State of Florida
County of St. Johns

The foregoing instrument was acknowledged before me this 19 day of November, 2013, by Chris Shee who is personally known to me or has produced _____ as identification.

Diane Rominger Hills
Notary Public





St. Johns County Utility Department
 Asset Management
 Schedule of Values

Exhibit A to Bill of Sale

Project Name: Villages of Valencia 2B
 Contractor: V.J. Usina Contracting Inc.
 Developer: Valencia Developers

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Force Mains (Size, Type & Pipe Class)				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Sewer Valves (Size and Type)				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
8" SDR26 PVC	LF	1078	\$ 33.60	\$ 36,220.80
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
6" SDR35 PVC	EA	34	\$ 594.22	\$ 20,203.48
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Manholes (Size and Type)				
4-6 foot deep	EA	1	\$ 2,379.00	\$ 2,379.00
6-8 foot deep	EA		\$ -	\$ -
8-10 foot deep	EA	3	\$ 3,924.00	\$ 11,772.00
10-12 foot deep	EA	1	\$ 3,128.00	\$ 3,128.00
> 12 foot deep	EA		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Lift Station				
Mechanical Equipment	Lump Sum		\$ -	\$ -
Process Piping	Lump Sum		\$ -	\$ -
Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
			Total Sewer System Cost	\$ 73,703.28



St. Johns County Utility Department
Asset Management
Schedule of Values

Exhibit A to Bill of Sale

Project Name: Villages of Valencia Ph 2B
Contractor: V.J. Usina Contracting, Inc
Developer: Valencia Developers

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
8" DR18 PVC	LF	840	\$ 29.03	\$ 24,385.20
6" DR18 PVC	LF	340	\$ 23.02	\$ 7,826.80
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Water Valves (Size and Type)				
8" Gate Valve	EA	1	\$ 1,250.00	\$ 1,250.00
6" Gate Valve	EA	3	\$ 950.00	\$ 2,850.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Hydrants Assembly (Size and Type)				
Fire Hydrant	EA	2	\$ 2,304.65	\$ 4,609.30
			\$ -	\$ -
			\$ -	\$ -
Sevices (Size and Type)				
Double Long	EA	5	\$ 747.00	\$ 3,735.00
Single Long	EA	4	\$ 646.00	\$ 2,584.00
Double Short	EA	8	\$ 670.00	\$ 5,360.00
Single Short	EA	4	\$ 738.00	\$ 2,952.00
Total Water System Cost				\$ 55,552.30



St. Johns County Board of County Commissioners

Utility Department

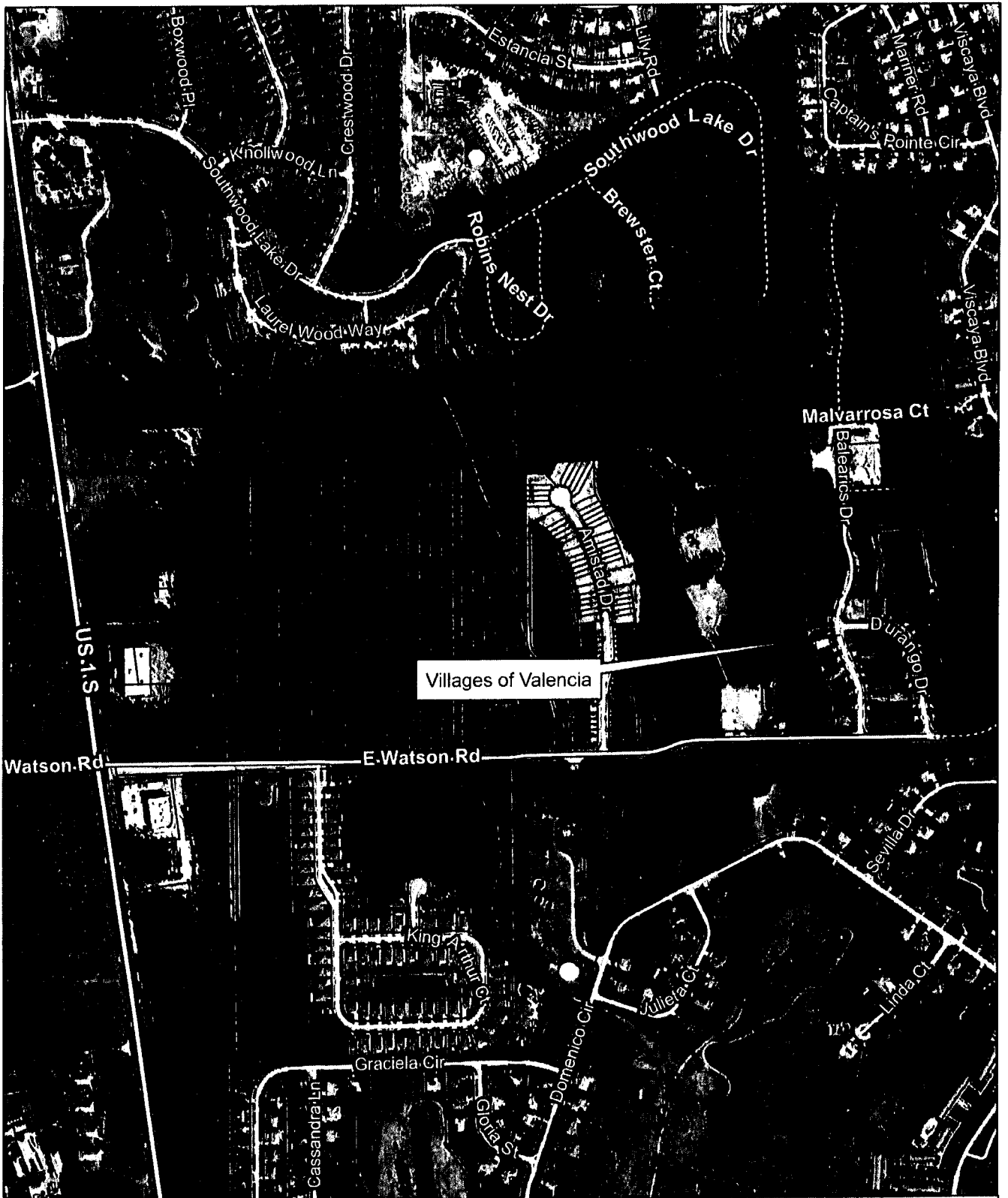
INTEROFFICE MEMORANDUM

TO: Nanette Bradbury, Real Estate Coordinator
FROM: Melissa Caraway, Utility Review Coordinator
SUBJECT: Villages of Valencia Phase 2B
DATE: July 31, 2014

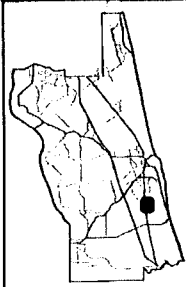
Please present the Bill of Sale and Schedule of Values to the Board of County Commissioners (BCC) for final approval and acceptance of Villages of Valencia Phase 2B.

After acceptance by BCC, please provide the Utility Department with a copy of the executed resolution for our files.

Your support and cooperation as always are greatly appreciated.



Villages of Valencia



2013 Aerial Imagery
 0 100200
 Feet
 August 4, 2014

Villages of Valencia Bill of Sale

Land Management
 Systems
 Real Estate
 Division
 (904) 209-0762

Disclaimer:
 This map is for reference use only.
 Data provided are derived from multiple
 sources with varying levels of accuracy.
 The St. Johns County Real Estate
 Division disclaims all responsibility
 for the accuracy or completeness
 of the data shown hereon.

