

RESOLUTION NO. 2021- 389

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING TWO GRANT OF EASEMENTS FOR DRAINAGE IMPROVEMENTS IN CUNNINGHAM CREEK UNIT III SUBDIVISION.

RECITALS

WHEREAS, the property owners of Lots 47 and 48, Cunningham Creek III Subdivision, have executed and presented to St. Johns County Grant of Easements, attached hereto as Exhibit "A" and Exhibit "B", incorporated by reference and made a part hereof, across a 10 foot portion of their property; and

WHEREAS, the easements allow the County to perform drainage improvements and routine maintenance to an existing drainage system that provides drainage to this area; and

WHEREAS, it is in the best interest of the County to accept the Grant of Easements for the purposes mentioned above for the health, safety and welfare of its citizens.

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 into the body of this Resolution and such Recitals are adopted as findings of fact.

Section 2. The Board of County Commissioners hereby accepts the Grant of Easements.

Section 3. The Clerk is instructed to record the original Grant of Easements in the public records of St. Johns County, Florida.

Section 4. To the extent that there are typographical and/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.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 21st day of September, 2021.

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

By: *Jeremiah R. Blocker*
Jeremiah R. Blocker, Chair

ATTEST: Brandon J. Patty
Clerk of the Circuit Court & Comptroller

By: *Sam Halterman*
Deputy Clerk

RENDITION DATE 9/23/21



Exhibit "A" to Resolution

Prepared by:
St. Johns County
500 San Sebastian View
St. Augustine, Florida 32084

GRANT OF EASEMENT

THIS EASEMENT this 9th day of August, 2021, by and between DANIEL G. WANTZ and CONNIE B. WANTZ husband and wife, whose address is 1969 Web Foot Place, Saint Johns, Florida 32259-2917, grantor and ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, whose address is 500 San Sebastian View, St. Augustine, Florida 32084, grantee.

WITNESSTEH, that for and in consideration of the sum of One Dollar (\$1.00) and other valuable considerations, receipt and sufficiency of which is hereby acknowledged, the grantor hereby gives, grants, bargains, releases and conveys to the grantee, its successors and assigns forever, an unobstructed right-of-way and perpetual easement with the right, privilege and authority to said grantee, its successors and assigns, to construct, lay, maintain, improve and/or repair either above or below the surface of the ground, drainage facilities and utilities on, along, over, through, across or under the following described land situate in St. Johns County, Florida to wit:

The Northwesternly 10 feet of Lot 47, Cunningham Creek Unit III Subdivision, according to plat thereof recorded in Map Book 21, pages 104 through 108, inclusive, of the public records of St. Johns County, Florida, said 10 feet lying immediately adjacent to and Southeasterly of the line dividing Lots 47 and 48 of said Cunningham Creek III Subdivision.

TOGETHER with the right of said grantee, its successors and assigns, of ingress and egress to and over said above described premises, and for doing anything necessary or useful or convenient, or removing at any time any and all of said improvements upon, over, under or in said lands, together also with the right and easement, privileges and appurtenances in and to said land which may be required for the enjoyment of rights herein granted.

IN WITNESS WHEREOF, grantor has hereunto set hand and seal the day and year first above written.

Signed, sealed and delivered in
Our presence as Witnesses:

GRANTOR:

(sign) Raeine Ford

Daniel G. Wantz
Daniel G. Wantz

(print) Laurie Ford

(sign) Sherril Lewis

Connie B. Wantz
Connie B. Wantz

(print) Sherril Lewis

STATE OF FLORIDA
COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 9th day of August, 2021, by Daniel G. Wantz and Connie B. Wantz.

Raeine Ford
Notary Public
My Commission Expires: 4-17-2024

Personally Known or Produced Identification
Type of Identification Produced Driver's Lic.



Laurie Ford
Commission # GG 965950
Expires April 17, 2024
Bonded Thru Budget Notary Services

Exhibit "B" to Resolution

Prepared by:
St. Johns County
500 San Sebastian View
St. Augustine, Florida 32084

GRANT OF EASEMENT

THIS EASEMENT this 19th day of August, 2021, by and between JAMES LLOYD ARMSTRONG and HEATHER M. ARMSTRONG, husband and wife, whose address is 1955 Web Foot Place, Saint Johns, Florida 32259, grantor and ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, whose address is 500 San Sebastian View, St. Augustine, Florida 32084, grantee.

WITNESSETH, that for and in consideration of the sum of One Dollar (\$1.00) and other valuable considerations, receipt and sufficiency of which is hereby acknowledged, the grantor hereby gives, grants, bargains, releases and conveys to the grantee, its successors and assigns forever, an unobstructed right-of-way and perpetual easement with the right, privilege and authority to said grantee, its successors and assigns, to construct, lay, maintain, improve and/or repair either above or below the surface of the ground, drainage facilities and utilities on, along, over, through, across or under the following described land situate in St. Johns County, Florida to wit:

The Southeasterly 10 feet of Lot 48, Cunningham Creek Unit III Subdivision, according to plat thereof recorded in Map Book 21, pages 104 through 108, inclusive, of the public records of St. Johns County, Florida, said 10 feet lying immediately adjacent to and Northwesterly of the line dividing Lots 47 and 48 of said Cunningham Creek III Subdivision.

TOGETHER with the right of said grantee, its successors and assigns, of ingress and egress to and over said above described premises, and for doing anything necessary or useful or convenient, or removing at any time any and all of said improvements upon, over, under or in said lands, together also with the right and easement, privileges and appurtenances in and to said land which may be required for the enjoyment of rights herein granted.

IN WITNESS WHEREOF, grantor has hereunto set hand and seal the day and year first above written.

Signed, sealed and delivered in
Our presence as Witnesses:

(sign) *Brady McOutfie*

(print) Brady McOutfie

(sign) *Ileana Infante*

(print) Ileana Infante

GRANTOR:

James Lloyd Armstrong
James Lloyd Armstrong

Heather M. Armstrong
Heather M. Armstrong

STATE OF FLORIDA
COUNTY OF St. Johns

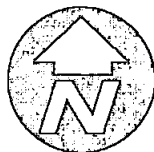
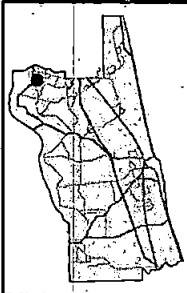
The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 19th day of August, 2021, by James Lloyd Armstrong and Heather M. Armstrong.

Ileana Infante
Notary Public
My Commission Expires: 11/29/21

Personally Known or Produced Identification
Type of Identification Produced



ILEANA INFANTE
Commission # GG 154522
Expires November 29, 2021
Bonded Thru Budget Notary Services



2019 Aerial Imagery
August 25, 2021

*Cunningham Creek III Subdivision
Web Foot Place - Drainage Improvements
Grant of Easements*

Land Management
Systems
Real Estate
Division
(904) 209-0790

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 herein.

