

RESOLUTION NO. 2023- 116

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES, FINAL RELEASE OF LIEN, WARRANTY AND BILL OF SALE AND SCHEDULE OF VALUES ASSOCIATED WITH THE WATER AND SEWER SYSTEMS TO SERVE VALVOLINE SERVICE CENTER LOCATED OFF STATE ROAD 16.**

**RECITALS**

**WHEREAS**, RG Logistics, LLC, a Tennessee limited liability company has executed and presented to the County an Easement associated with the water system to serve Valvoline Service Center located off State Road 16, attached hereto as Exhibit “A”, incorporated by reference and made a part hereof; and

**WHEREAS**, RG Logistics, LLC, a Tennessee limited liability company, has executed and presented to the County a Bill of Sale and Schedule of Values conveying all personal property associated with the water and sewer systems to serve Valvoline Service Center, attached hereto as Exhibit “B”, incorporated by reference and made a part hereof; and

**WHEREAS**, KT Carter Contracting, Inc., a Florida corporation, has executed and presented to the County a Final Release of Lien and a Warranty for work performed at Valvoline Service Center, attached hereto as Exhibits “C” and “D”, incorporated by reference and made a part hereof; and

**WHEREAS**, St. Johns County Utility Department has reviewed and approved the documents mentioned above, as stated in a memo attached hereto as Exhibit “E” 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 Easement for Utilities Bill of Sale and Schedule of Values, Final Release of Lien and Warranty, attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.

Section 3. To the extent that there are typographical, scrivener 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 the Circuit Court is instructed to record the original Easement for Utilities and Final Release of Lien and file the Warranty and Bill of Sale in the Public Records of St. Johns County, Florida.

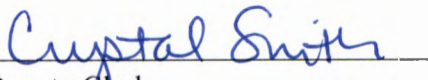
**PASSED AND ADOPTED** this 18<sup>th</sup> day of April, 2023.

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

By: \_\_\_\_\_

  
Christian Whitehurst, Chair

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

  
Deputy Clerk

**Rendition Date** APR 18 2023



Exhibit "A" to Resolution

**EASEMENT FOR UTILITIES**

THIS EASEMENT executed and given this 20<sup>th</sup> day of September, 2022\_ by **RG LOGISTICS, LLC** address 400 Stuart Road, Suite 2, Cleveland, TN 37312, hereinafter called "Grantor" to **ST. JOHNS COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine FL 32084, hereinafter called "Grantee".

**WITNESSETH:**

That for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor agrees as follows:

1. Grantor does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto Grantee a non-exclusive permanent easement and right-of-way to install, construct, operate, maintain, repair, replace and remove pipes and mains constituting the underground water distribution system and all other equipment and appurtenances as may be necessary or convenient for the operation of the underground water utility services (hereinafter referred to as "Utility Lines and Associated Equipment") over and upon the real property described on Exhibit A attached hereto (the "Easement Area"); together with rights of ingress and egress to access the Easement Area as necessary for the use and enjoyment of the easement herein granted. The location of the ingress and egress area to the Easement area has been mutually agreed upon by the Grantor and Grantee. This easement is for water utility services only and does not convey any right to install other utilities such as cable television service lines.

**TO HAVE AND TO HOLD**, unto Grantee, his successors and assigns for the purposes aforesaid. Said Grantor is lawfully seized of said land in fee simple and thereby has the authority to grant said easement.

The easement herein granted is subject to covenants, restrictions, easements, liens and encumbrances of record.

(a) Grantor reserves the right and privilege to use and occupy and to grant to others the right to use and occupy (i) the surface and air space over the Easement Area for any purpose which is consistent with the rights herein granted to Grantee; and (ii) subsurface of the Easement Area for other utility services or other purposes which do

not interfere with the rights herein granted to Grantee, including, without limitation, the right to install, construct, operate, maintain, repair, replace and remove telecommunications, telephone, telegraph, electric, gas and drainage facilities and foundations, footing and/or anchors for surface improvements.

(b) All Utility Lines and Associated Equipment will be installed, operated and maintained at all times beneath the surface of the Easement Area provided that the same may be temporarily exposed or removed to the surface when necessary or desirable for the purpose of repairing and/or replacing the same. Provided, however, that Associated Equipment that is customarily installed above ground may be installed above ground subject to the right of Grantor, consistent with good engineering practices to approve the location of such above ground installation in its reasonable discretion.

(c) The easement granted by this instrument may be relocated to a location acceptable to the Grantee at any time upon Grantor's request provided that Grantor bears the cost of relocating the underground water and sewer utility lines and facilities located within the Easement area. At Grantor's request, and upon relocation of such lines at Grantor's expense, Grantee and Grantor shall execute an instrument in recordable form relocating the easement hereby granted to the new Easement Area designated by and in the title of the Grantor.

(d) Grantee shall exercise the easement rights conveyed herein in a manner which will not unreasonably interfere with use and occupancy of residential or commercial improvements constructed upon the adjacent property owned by Grantor.

2. (a) WATER SYSTEM - The Grantee shall maintain all water mains and other elements of the water distribution system up to and including the water meter or meters. Grantor or Grantor's successors and assigns shall be responsible for maintaining any water lines between the water meter and the improvements served by the utility system.

3. After any installation, construction, repair, replacement or removal of any utility lines or equipment as to which easement rights are granted, Grantee shall refill any holes or trenches in a proper and workmanlike manner to the condition existing prior to such installation, construction, repair, replacement or removal, but Grantee shall not be responsible for restoration of sod, landscaping, planting, pavement or other surface improvements which are required to be removed in connection with installation, construction, repair, replacement or removal of utility lines or equipment. To the extent permitted by law, however, Grantee shall be responsible for damage to improvements that are caused by Grantee's negligence.

4. This Grant of Easement shall inure to the benefit of and be binding of and be binding upon Grantee and its successors and assigns.

5. For the purposes of the terms and conditions of this Grant of Easement, "Grantor" means the owner from time to time of the Easement Area or any part thereof.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by its duly authorized officer and its corporate seals to be hereunto affixed as of the day and year first above written.

Signed, sealed and delivered  
In the presence of:

[Signature]  
Witness

GARRY RODGERS  
Print Name

[Signature]  
Witness

Lori Lowe  
Print Name

By: [Signature]  
Wes Rodgers  
Its: Member

STATE OF TENNESSEE  
COUNTY OF Bradley

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 20 day of September, 2022, by Wes Rodgers as member for RG LOGISTICS, LLC.

[Signature]  
Notary Public  
My Commission Expires: 3/11/2025

Personally Known or Produced Identification  
Type of Identification Produced



**MAP SHOWING SURVEY OF:**  
A PARCEL OF LAND LYING IN SECTION 8, TOWNSHIP 7 SOUTH, RANGE 29 EAST,  
ST. JOHNS COUNTY FLORIDA

**CERTIFICATIONS:**  
St. Johns County

LEGAL DESCRIPTION: ST. JOHNS COUNTY UTILITY EASEMENT

A PARCEL OF LAND LYING IN SECTION 8, TOWNSHIP 7 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, SAID PARCEL ALSO BEING A PORTION OF VACATED GREEN ACRES SECTION ONE (AS RECORDED IN MAP BOOK 6, PAGE 5, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA), SAID VACATION PER ST. JOHNS COUNTY RESOLUTION 2011-375, AS RECORDED IN OFFICIAL RECORDS BOOK 3506, PAGE 1650, OF SAID PUBLIC RECORDS, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE NORTHWEST CORNER OF GREEN ACRES SECTION ONE, AS RECORDED IN MAP BOOK 6, PAGE 5, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA SAID POINT BEING A CONCRETE MONUMENT WITH NO IDENTIFICATION; THENCE SOUTH 76°59'50" EAST, ALONG THE SOUTHERLY RIGHT OF WAY LINE OF PARKER DRIVE (A 60.00 FOOT WIDE RIGHT AS DESCRIBED IN OFFICIAL RECORDS BOOK 874, PAGE 828, OF SAID PUBLIC RECORDS) A DISTANCE OF 1,368.26 FEET TO A 3/8" IRON ROD IDENTIFIED LB 6888, SAID IRON PIPE ALSO BEING THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF PARKER DRIVE (A 60.00 FOOT WIDE RIGHT AS DESCRIBED IN OFFICIAL RECORDS BOOK 874, PAGE 828, OF SAID PUBLIC RECORDS) AND THE WEST RIGHT OF WAY LINE OF INMAN ROAD (A 60.00 FOOT RIGHT OF WAY AS PRESENTLY ESTABLISHED); THENCE SOUTH 02°34'53" EAST, ALONG THE WESTERLY RIGHT OF WAY OF INMAN ROAD AS DESCRIBED IN OFFICIAL RECORDS BOOK 677, PAGE 713, A DISTANCE OF 1045.62 FEET TO A 3/8" IRON ROD WITH NO IDENTIFICATION, SAID IRON PIPE ALSO BEING ON THE NORTHERLY RIGHT OF WAY LINE OF STATE ROAD 16 (A 200.00 FOOT RIGHT OF WAY AS PRESENTLY ESTABLISHED); THENCE NORTH 77°01'46" WEST, ALONG SAID NORTHERLY RIGHT OF WAY LINE OF STATE ROAD 16, A DISTANCE OF 632.13 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING, NORTH 77°01'46" WEST, ALONG SAID NORTHERLY RIGHT OF WAY LINE OF STATE ROAD 16 (A 200.00 FOOT RIGHT OF WAY AS PRESENTLY ESTABLISHED), A DISTANCE OF 10.00 FEET; THENCE NORTH 12°58'14" E, A DISTANCE OF 15.00 FEET; THENCE SOUTH 77°01'46" EAST, A DISTANCE OF 10.00 FEET; THENCE SOUTH 12°58'14" WEST, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING.

LAST FIELD DATE: N/A  
FIELD BOOK AND PAGE: N/A  
PROJECT NO: 1097-001  
DRAWING NO. 1097-001.dwg  
SHEET 1 OF 2

- GENERAL NOTES:
- 1. BEARINGS ARE BASED ON THE SOUTHERLY RIGHT OF WAY LINE OF PARKER DRIVE, AS BEING 579°59'50"E
  - 2. THIS IS SKETCH AND DESCRIPTION TO DEPICT A ST. JOHNS COUNTY UTILITY EASEMENT ONLY AND DOES NOT PURPORT ANY JURISDICTION OF ANY FEDERAL, STATE, COUNTY OR LOCAL AGENCY.
  - 3. NO UNDERGROUND UTILITIES WERE LOCATED BY THIS SURVEY.
  - 4. THIS IS NOT A BOUNDARY SURVEY

THIS SURVEY IS CERTIFIED FOR THE EXCLUSIVE USE OF THE CLIENT NAMED HEREON AND IS NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE PROFESSIONAL SURVEYOR AND MAPPER OF FLORIDA SHOWN HEREON.

THIS SURVEY MEETS THE STANDARDS OF PRACTICE FOR PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO CHAPTERS 5J-17.051 & 5J-17.052 F.A.C.

09/16/2022  
DATE OF SIGNATURE

ALBERT D. BRADSHAW, P.S.M., FLORIDA CERTIFICATION NO. 5257

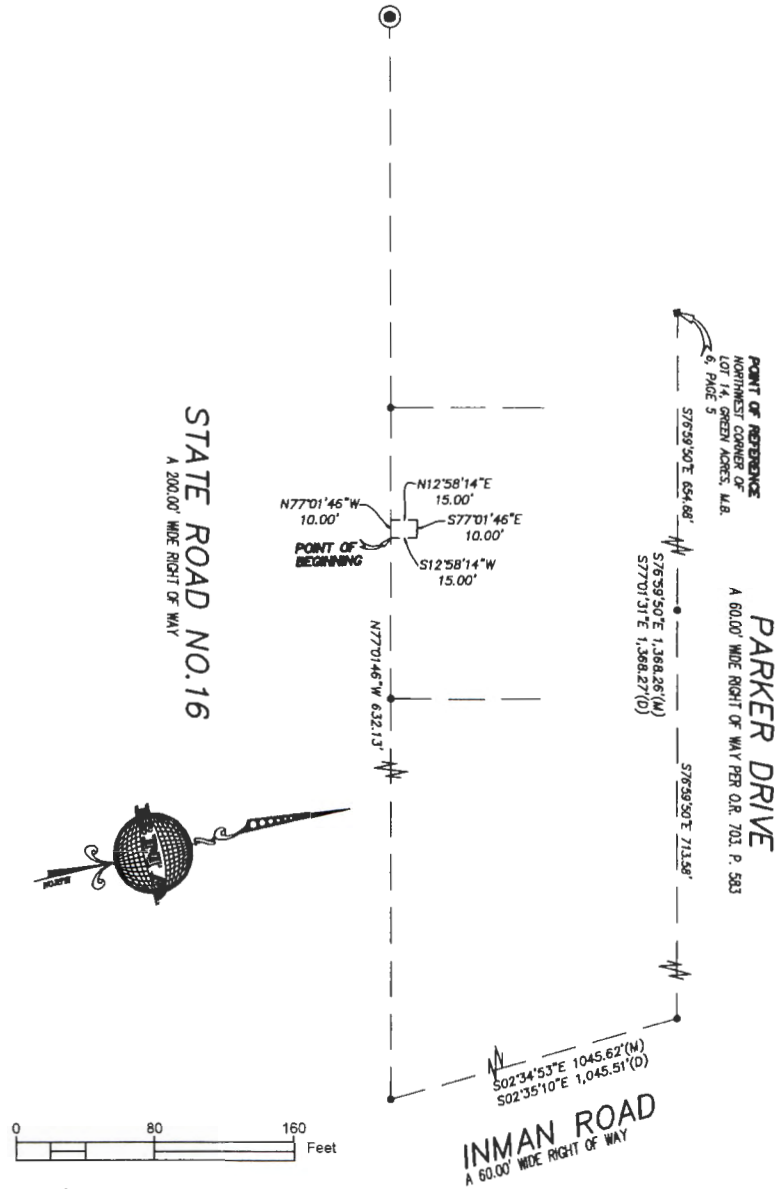
**BRADSHAW-NILES and ASSOCIATES, INC.**

SURVEYING AND MAPPING CONSULTANTS  
LICENSED BUSINESS No. 6824  
3520 LEWIS SPEEDWAY  
ST. AUGUSTINE, FLORIDA 32084  
(904) 829-2591 FAX: (904) 829-5070

# MAP SHOWING SURVEY OF:

## A PARCEL OF LAND LYING IN SECTION 8, TOWNSHIP 7 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY FLORIDA

**CERTIFICATIONS:**  
St. Johns County



LAST FIELD DATE: N/A  
FIELD BOOK AND PAGE: N/A  
PROJECT NO: 1097-001  
DRAWING NO. 1097-001.dwg  
SHEET 2 OF 2

- GENERAL NOTES:**
1. BEARINGS ARE BASED ON THE SOUTHERLY RIGHT OF WAY LINE OF PARKER DRIVE, AS BEING S79°59'50"E.
  2. THIS IS SKETCH AND DESCRIPTION TO DEPICT A ST. JOHNS COUNTY UTILITY EASEMENT ONLY AND DOES NOT PURPORT ANY JURISDICTION OF ANY FEDERAL, STATE, COUNTY OR LOCAL AGENCY.
  3. NO UNDERGROUND UTILITIES WERE LOCATED BY THIS SURVEY.
  4. THIS IS NOT A BOUNDARY SURVEY

THIS SURVEY IS CERTIFIED FOR THE EXCLUSIVE USE OF THE CLIENT NAMED HEREON AND IS NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE PROFESSIONAL SURVEYOR AND MAPPER OF FLORIDA SHOWN HEREON.

**BRADSHAW-NILES and ASSOCIATES, INC.**

SURVEYING AND MAPPING CONSULTANTS  
LICENSED BUSINESS No. 6824

3520 LEWIS SPEEDWAY  
ST. AUGUSTINE, FLORIDA 32084  
(904) 829-2591 FAX: (904) 829-5070

DATE OF SIGNATURE

ALBERT D. BRADSHAW, P.S.M., FLORIDA CERTIFICATION NO. 5257

ST. JOHNS COUNTY UTILITY DEPARTMENT  
3F - CLOSEOUT - BILL OF SALE

PROJECT: Valvoline Instant Oil Change

RG Logistics, LLC, 400 Stuart Road, Suite 2, Cleveland, TN 37312

Owners Name and Address, (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 "Exhibit A-Schedule of Values" for the project listed above. (Note: The description listed should match the description listed on the "Release of Lien")

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 11th of October, 2022.

WITNESS:

[Signature]  
Witness Signature

Corey Rodgers  
Witness Print Name

OWNER:

[Signature]  
Owner Signature

Wes Rodgers  
Owner Print Name

STATE OF TN  
COUNTY OF Bradley

The foregoing instrument was acknowledged before me by means of  physical presence or \_\_\_\_\_ online notarization, this 11 day of October, 2022, by Wes Rodgers as OWNER for RG Logistics, LLC.

[Signature]  
Notary Public  
My Commission Expires: March 19, 2025

Personally Known or Produced Identification  
Type of Identification Produced







**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name: Valvoline Quick Change  
 Contractor: KT Carter Contracting, Inc.  
 Developer: Valvoline Quick Change

	UNIT	QUANTITY	UNIT COST	TOTAL COST
<b>Water Mains (Size, Type &amp; Pipe Class)</b>				
2" SDR 9 Poly	LF	20	\$ 1.98	\$ 39.60
8"x 2" tapping Saddle	LF		\$ 87.00	\$ 87.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Water Valves (Size and Type)</b>				
2" Gate Valve	Ea	1	\$ 82.78	\$ 82.78
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
<b>Hydrants Assembly (Size and Type)</b>				
	Ea		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
<b>Sevices (Size and Type)</b>				
2" poly service	Ea	1	\$ 828.00	\$ 828.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
<b>Total Water System Cost</b>			\$	<b>1,037.38</b>



**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name: Valvoline  
 Contractor: KT Carter Contracting, Inc.  
 Developer: \_\_\_\_\_

	UNIT	QUANTITY	UNIT COST	TOTAL COST
<b>Force Mains (Size, Type &amp; Pipe Class)</b>				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Sewer Valves (Size and Type)</b>				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
<b>Gravity Mains (Size, Type &amp; Pipe Class)</b>				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Laterals (Size and Type)</b>				
6"sdr 26	EA	20	\$ 6.09	\$ 121.80
15"x 6" sewer tap saddle	EA	1	\$ 171.00	\$ 171.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
<b>Manholes (Size and Type)</b>				
4-6 foot deep	EA		\$ -	\$ -
6-8 foot deep	EA		\$ -	\$ -
8-10 foot deep	EA		\$ -	\$ -
10-12 foot deep	EA		\$ -	\$ -
> 12 foot deep	EA		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
<b>Lift Station</b>				
Mechanical Equipment	Lump Sum		\$ -	\$ -
Process Piping	Lump Sum		\$ -	\$ -
Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
<b>Total Sewer System Cost</b>			<b>\$</b>	<b>292.80</b>



ST. JOHNS COUNTY UTILITY DEPARTMENT  
3C - CLOSEOUT - RELEASE OF LIEN  
UTILITY IMPROVEMENTS

The undersigned lienor, in consideration of the sum  
One Thousand Three Hundred Thirty Dollars & Eighteen Cents  
hereby waives and releases its lien and right to claim a lien for Water, Sewer, and Reclaimed  
Water labor, services or materials furnished through  
10/10/2022 to RG Logistics, LLC  
Date (Developer's/Owner's Name)

to the following described property:

"SEE EXHIBIT A SCHEDULE OF VALUES FOR  
Valvoline Instant Oil Change

PROJECT NAME

Note: The description listed should match the description listed on the "Bill of Sale".

The waiver and release does not cover any retention or labor, services, or materials  
furnished after the date specified.

IN WITNESS WHEREOF, the Lienor has caused this instrument to be duly executed and  
delivered by its duly authorized office on this 10th day of October,  
2022.

WITNESS:

Witness Signature

Chelsea Stone  
Print Witness Name

CONTRACTOR:

Lienor's Signature

Rob Hidenrick  
Print Lienor's Name

STATE OF Florida  
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of  physical  
 presence or  online notarization, this 10th day of October, 2022, by  
Rob Hidenrick as President for  
KT Carter Contracting Inc

Stephanie N Morgan  
Notary Public  
My Commission Expires:

Personally Known or Produced Identification  
Type of Identification Produced

STEPHANIE N MORGAN  
NOTARY PUBLIC  
Charlton County  
State of Georgia  
My Comm. Expires October 21, 2024



**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name: Valvoline Quick Change  
 Contractor: KT Carter Contracting, Inc.  
 Developer: Valvoline Quick Change

	UNIT	QUANTITY	UNIT COST	TOTAL COST
<b>Water Mains (Size, Type &amp; Pipe Class)</b>				
2" SDR 9 Poly	LF	20	\$ 1.98	\$ 39.60
8"x 2" tapping Saddle	LF		\$ 87.00	\$ 87.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Water Valves (Size and Type)</b>				
2" Gate Valve	Ea	1	\$ 82.78	\$ 82.78
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
<b>Hydrants Assembly (Size and Type)</b>				
	Ea		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
<b>Sevices (Size and Type)</b>				
2" poly service	Ea	1	\$ 828.00	\$ 828.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
<b>Total Water System Cost</b>				<b>\$ 1,037.38</b>



**St. Johns County Utility Department**  
 Asset Management  
 Schedule of Values

Project Name: Valvoline  
 Contractor: KT Carter Contracting, Inc.  
 Developer: \_\_\_\_\_

	UNIT	QUANTITY	UNIT COST	TOTAL COST
<b>Force Mains (Size, Type &amp; Pipe Class)</b>				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Sewer Valves (Size and Type)</b>				
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
<b>Gravity Mains (Size, Type &amp; Pipe Class)</b>				
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
<b>Laterals (Size and Type)</b>				
6"sdr 26	EA	20	\$ 6.09	\$ 121.80
15"x 6" sewer tap saddle	EA	1	\$ 171.00	\$ 171.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
<b>Manholes (Size and Type)</b>				
4-6 foot deep	EA		\$ -	\$ -
6-8 foot deep	EA		\$ -	\$ -
8-10 foot deep	EA		\$ -	\$ -
10-12 foot deep	EA		\$ -	\$ -
> 12 foot deep	EA		\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
<b>Lift Station</b>				
Mechanical Equipment	Lump Sum		\$ -	\$ -
Process Piping	Lump Sum		\$ -	\$ -
Process Structure	Lump Sum		\$ -	\$ -
Process Electrical Equipment	Lump Sum		\$ -	\$ -
Other Improvements	Lump Sum		\$ -	\$ -
<b>Total Sewer System Cost</b>				<b>\$ 292.80</b>

Exhibit "D" to Resolution

ST. JOHNS COUNTY UTILITY DEPARTMENT  
3E - CLOSEOUT - WARRANTY

Date: October 10, 2022  
Project Title: Valvoline Instant Oil Change  
FROM: KT Carter Contracting, Inc.  
Contractor's Name  
Address: 1909 East Beaver Street  
Jacksonville, FL 32202

TO: St. Johns County Utility Department  
Post Office Box 3006  
St. Augustine, Florida 32085

The undersigned warrants all its work performed in connection with the above project to be free from all defects in material and workmanship for a period of (1) year from the date of acceptance of the project by St. Johns County and agrees to remedy all defects arising with that period at its expense.

The term defects shall not be construed as embracing damage arising from misuse, negligence, Acts of God, normal wear and tear or failure to follow operating instructions.

Contractor:

Rob Hidenrick  
Print Contractor's Name

[Signature]  
Contractor's Signature

STATE OF Florida  
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of X physical presence or \_\_\_\_\_ on-line notarization, this 10<sup>th</sup> day of October, 2022, by Rob Hidenrick as President for KT Carter Contracting Inc.

[Signature]  
Notary Public  
My Commission Expires:

STEPHANIE N MORGAN  
NOTARY PUBLIC  
Charlton County  
State of Georgia  
My Comm. Expires October 21, 2024

Personally Known or Produced Identification  
Type of Identification Produced



Exhibit "E" to Resolution

**St. Johns County Board of County Commissioners**

Utility Department

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INTEROFFICE MEMORANDUM

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TO: Debbie Taylor, Real Estate Manager  
FROM: Melissa Caraway, Utility Review Coordinator  
SUBJECT: Valvoline Service Center  
DATE: January 31, 2023

Please present the Easement, Bill of Sale, Schedule of Values, Release of Lien, and Warranty to the Board of County Commissioners (BCC) for final approval and acceptance of Valvoline Service Center.

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.



Subject Area



2021 Aerial Imagery

Date: 3/9/2023

Easement for Utilities, Bill of Sale,  
Schedule of Values, Final Release  
of Lien & Warranty

Valvoline Service Center

Land Management  
Systems  
Real Estate  
Division  
(904) 209-0782

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.

