



RESOLUTION NO. 2023-80

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA, VACATING A PORTION OF  
THE ABANDONED RIGHT-OF-WAY KNOWN AS BISHOP ESTATES  
ROAD**

**WHEREAS**, a petition has been filed by qualified land owners to vacate a portion of the right-of-way herein after described; and

**WHEREAS**, this Board has heretofore passed a Resolution as required by Section 336.09, Florida Statutes, and Notice of Public Hearing has been duly published and Proof of Publication has been filed with this Board; and

**WHEREAS**, it appears that the averments of said petition are true,

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

1. It is hereby found and determined that the action taken in paragraph # 2 below is in the best interest of the public.
2. That the following described right-of-way or portions thereof to wit:

**LEGAL DESCRIPTION AS PER ATTACHED EXHIBIT "A"**

be and the same are hereby vacated, abandoned, discontinued and closed, and this Board hereby renounces and disclaims any right of the County and the Public in and to the above described right-of-way and any land in connection therewith.

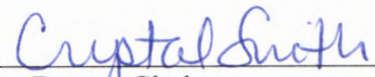
3. That the notice required by Section 336.10, Florida Statutes, of the adoption of this resolution is hereby authorized to be published and recorded.
4. That the applicant pays all recording costs.

PASSED AND ADOPTED this 7 day of March, 2023.

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

By:   
CHRISTIAN WHITEHURST, Chair

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

By:   
Deputy Clerk

Rendition Date MAR 07 2023



EXHIBIT A

SCHEDULE A

PARCEL 35A

THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND LYING IN GOVERNMENT LOTS 5 AND 6 OF SECTION 27, TOWNSHIP 4 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA, SAID LAND BEING A PART OF THE 60-FOOT-WIDE PUBLIC ROAD AS SHOWN ON THE SUBDIVISION PLAT OF BISHOP ESTATES NO.3, AS RECORDED IN MAP BOOK 6, PAGE 3 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHEAST CORNER OF LOT 35, BISHOP ESTATES NO.3, AS RECORDED IN MAP BOOK 6, PAGE 3 OF THE AFORESAID PUBLIC RECORDS; THENCE SOUTH 00° 01' 10" EAST, ALONG THE SOUTHERLY PROLONGATION OF THE EASTERLY LINE OF SAID LOT 35, A DISTANCE OF 49.21 FEET TO A POINT SITUATE AT THE INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATES ROAD, A 60 FOOT RIGHT OF WAY, AS ESTABLISHED BY OFFICIAL RECORDS BOOK 369, PAGE 550 OF THE AFORESAID PUBLIC RECORDS, SAID POINT ALSO BEING A POINT OF CUSP ON A CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 1211.74 FEET AND A CENTRAL ANGLE OF 04° 48' 05" AND BEING SUBTENDED BY A CHORD WHICH BEARS NORTH 75° 50' 49" WEST 101.52 FEET, THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND THE LAST SAID NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATES ROAD, A DISTANCE OF 101.54 FEET TO A POINT SITUATE AT THE INTERSECTION WITH THE SOUTHERLY PROLONGATION OF THE WESTERLY LINE OF THE AFORESAID LOT 35; THENCE NORTH 00° 01' 02" EAST, ALONG THE SOUTHERLY PROLONGATION OF THE WESTERLY LINE OF LAST SAID LOT 35, A DISTANCE OF 42.18 FEET TO THE SOUTHWEST CORNER OF SAID LOT 35; THENCE SOUTH 79° 45' 00" EAST, ALONG THE SOUTH LINE OF SAID LOT 35, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING. THE PIECE, PARCEL OR TRACT OF LAND DESCRIBED HEREIN CONTAINS 4,569.16 SQUARE FEET OR 0.105 ACRES MORE OR LESS.

PARCEL 36A

THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND LYING IN GOVERNMENT LOT 6 OF SECTION 27, TOWNSHIP 4 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA, SAID LAND BEING A PART OF THE 60-FOOT-WIDE PUBLIC ROAD AS SHOWN ON THE SUBDIVISION PLAT OF BISHOP ESTATES NO.3, AS RECORDED IN MAP BOOK 6, PAGE 3 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHEAST CORNER OF LOT 36, BISHOP ESTATES NO.3, AS RECORDED IN MAP BOOK 6, PAGE 3 OF THE AFORESAID PUBLIC RECORDS; THENCE SOUTH 00° 02' 33" EAST, ALONG THE SOUTHERLY PROLONGATION OF THE EASTERLY LINE OF SAID LOT 36, A DISTANCE OF 47.86 FEET TO A POINT SITUATE AT THE INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATES ROAD, A 60 FOOT RIGHT OF WAY, AS ESTABLISHED BY OFFICIAL RECORDS BOOK 369, PAGE 550 OF THE AFORESAID PUBLIC RECORDS; THENCE NORTH 82° 01' 51" WEST, ALONG SAID NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATES ROAD, A DISTANCE OF 18.85 FEET TO THE POINT OF A CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 1211.74 FEET AND A CENTRAL ANGLE OF 03° 49' 41" AND BEING SUBTENDED BY A CHORD WHICH BEARS NORTH 80° 09' 42" WEST 80.94 FEET, THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND THE LAST SAID NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATE'S ROAD, A DISTANCE OF 80.96 FEET TO A POINT SITUATE AT THE INTERSECTION WITH THE SOUTHERLY PROLONGATION OF THE WESTERLY LINE OF THE AFORESAID LOT 36; THENCE NORTH 00° 01' 10" WEST, ALONG THE SOUTHERLY PROLONGATION OF THE WESTERLY LINE OF LAST SAID LOT 36, A DISTANCE OF 49.21 FEET TO THE SOUTHWEST CORNER OF SAID LOT 36; THENCE SOUTH 79° 45' 00" EAST, ALONG THE SOUTH LINE OF SAID LOT 36, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING. THE PIECE, PARCEL OR TRACT OF LAND DESCRIBED HEREIN CONTAINS 4,837.26 SQUARE FEET OR 0.111 ACRES MORE OR LESS.

PARCEL 37A

THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND LYING IN GOVERNMENT LOT 6 OF SECTION 27, TOWNSHIP 4 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA, SAID LAND BEING A PART OF THE 60-FOOT-WIDE PUBLIC ROAD AS SHOWN ON THE SUBDIVISION PLAT OF BISHOP ESTATES NO.3, AS RECORDED IN MAP BOOK 6, PAGE 3 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHEAST CORNER OF LOT 37, BISHOP ESTATES NO.3, AS RECORDED IN MAP BOOK 6, PAGE 3 OF THE AFORESAID PUBLIC RECORDS; THENCE SOUTH  $00^{\circ} 02' 28''$  EAST, ALONG THE SOUTHERLY PROLONGATION OF THE EASTERLY LINE OF SAID LOT 37, A DISTANCE OF 43.84 FEET TO A POINT SITUATE AT THE INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATES ROAD, A 60 FOOT RIGHT OF WAY, AS ESTABLISHED BY OFFICIAL RECORDS BOOK 369, PAGE 550 OF THE AFORESAID PUBLIC RECORDS; THENCE NORTH  $82^{\circ} 01' 51''$  WEST, ALONG SAID NORTHERLY RIGHT OF WAY LINE OF BISHOP ESTATES ROAD, A DISTANCE OF 99.36 FEET TO A POINT SITUATE AT THE INTERSECTION WITH THE SOUTHERLY PROLONGATION OF THE WESTERLY LINE OF THE AFORESAID LOT 37; THENCE NORTH  $00^{\circ} 02' 33''$  WEST, ALONG THE SOUTHERLY PROLONGATION OF THE WESTERLY LINE OF LAST SAID LOT 37, A DISTANCE OF 47.86 FEET TO THE SOUTHWEST CORNER OF SAID LOT 37; THENCE SOUTH  $79^{\circ} 45' 00''$  EAST, ALONG THE SOUTH LINE OF SAID LOT 37, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING. THE PIECE, PARCEL OR TRACT OF LAND DESCRIBED HEREIN CONTAINS 4,511.11 SQUARE FEET OR 0.104 ACRES MORE OR LESS.