

**RESOLUTION NO. 93- 177 \_\_\_\_\_**  
**RESOLUTION OF THE BOARD OF COUNTY**  
**COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA**  
**DISCLAIMING INTEREST IN CERTAIN LANDS**  
**DEDICATED TO ST. JOHNS COUNTY LOCATED IN THE PLAT OF JULINGTON**  
**CREEK, UNIT ONE**

**WHEREAS**, Atlantic Gulf Communities Corporation, ("Owner"), as owner, has applied to the Board of County Commissioners for approval to record a subdivision plat known as the Seventh Replat in Julington Creek Unit One.

**WHEREAS**, a portion of the land to be subjected to the Seventh Replat in Julington Creek, Unit One was previously dedicated to St. Johns County in that certain Plat of Julington Creek Unit One recorded in Map Book 16, pages 35-51 of the public records of St. Johns County, Florida, and more fully described therein as a part of Tracts G-1, G-2, and G-3 which were depicted on the plat as stormwater drainage areas.

**WHEREAS**, pursuant to the terms of the dedication on the plat, the dedicator reserved to itself, its successors and assigns a reversionary interest in all dedicated areas including Tracts G-1 through G-14, inclusively.

**WHEREAS**, Owner has requested that St. Johns County disclaim its interest in a portion of Tracts G-1, G-2, and G-3 as more fully described on Exhibit A, which exhibit is attached hereto and made a part hereof ("Disclaimed Land").

**WHEREAS**, the Board of Commissioners of St. Johns County has determined that it does not require the dedication of the Disclaimed Land for any County purpose and has determined that the stormwater drainage within the Seventh Replat in Julington Creek Unit One (except for that drainage contained within the streets) shall be the responsibility of the Owner, its successors and assigns.

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

Section 1. The County hereby disclaims any and all interest in the Disclaimed Land because the Disclaimed Land serves no public purpose and acknowledges that pursuant to the terms of dedication, the Disclaimed Land shall be subject to the reversionary rights of the Owner.

Section 2. The Board hereby approves the terms and conditions of the Disclaimer, a copy of which (without exhibits) is attached hereto and made a part hereof as Exhibit B and authorizes the Chair to execute the Disclaimer on its behalf.

**ADOPTED** by the Board of County Commissioners of St. Johns County, Florida, this 9 day of November, 1993.

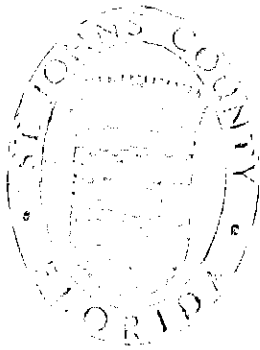
**BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA**

By: Linda Balsavage  
Its \_\_\_\_\_ Chair, *Linda Balsavage*

Attest:

Carl "Bud" Markel, County Clerk

By: Yvonne Carter  
Deputy Clerk

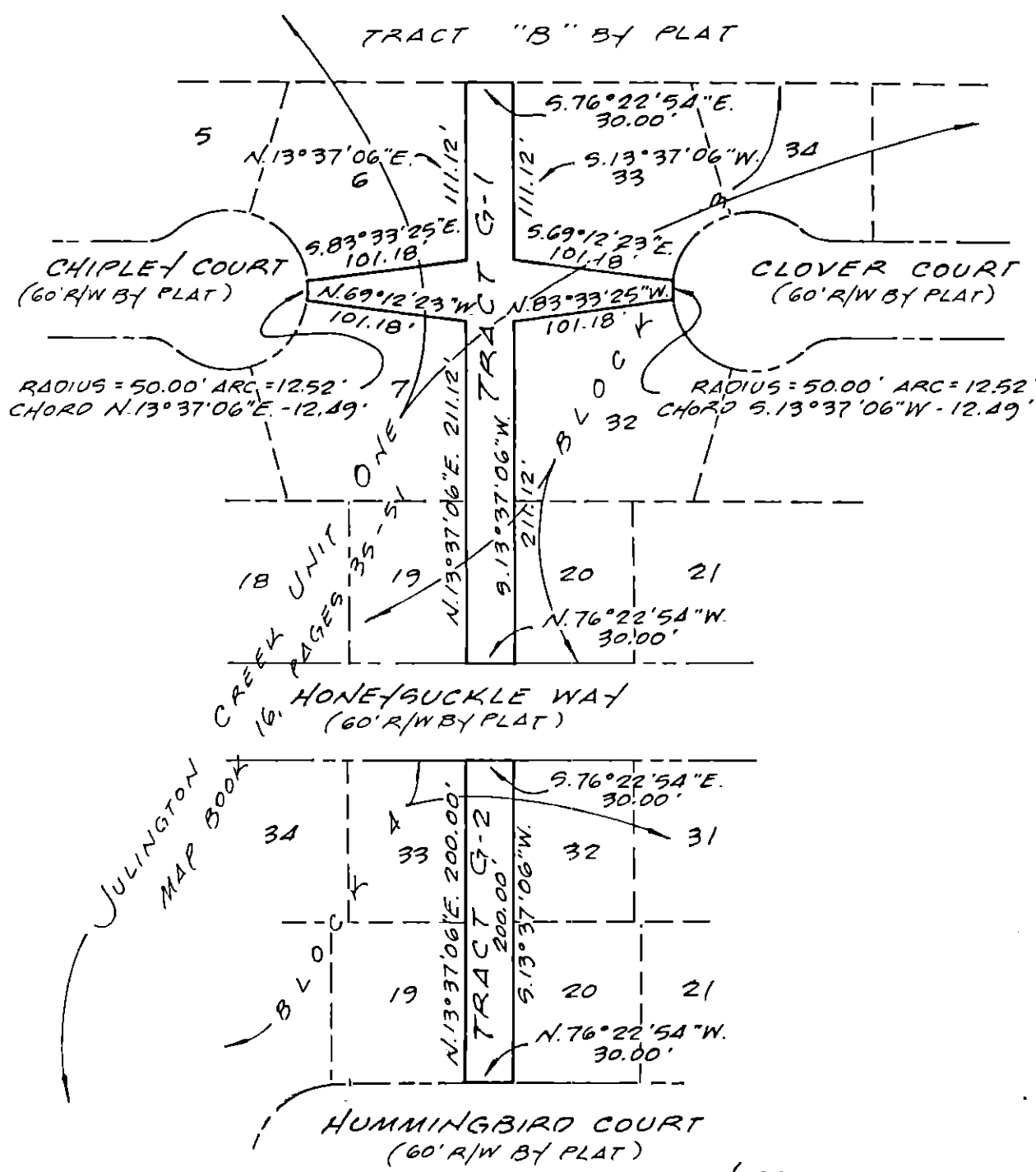


JAX-70690

**MAP OF**

**TRACTS G-1 AND G-2**

TRACTS G-1 AND G-2, JULINGTON CREEK UNIT ONE AS RECORDED IN MAP BOOK 16, PAGES 35-THROUGH 51 OF THE PUBLIC RECORDS OF ST. JOHN'S COUNTY, FLORIDA



NOTE:

- BEARINGS SHOWN HEREON BASED ON THE RECORD PLAT OF JULINGTON CREEK UNIT ONE AS RECORDED IN MAP BOOK 16 PAGES 35-51 OF THE PUBLIC RECORDS OF ST. JOHN'S COUNTY, FLORIDA.
- R/W DENOTES RIGHT OF WAY.

**THIS IS A MAP ONLY AND DOES NOT PURPORT TO BE A SURVEY**

**NORTH  
EAST  
FLORIDA  
SURVEYORS**

A subsidiary of  
Bessent, Hammack & Ruckman, Inc.  
1900 Corporate Square Blvd.  
Jacksonville, Florida 32216  
(904) 721-3066

I HEREBY CERTIFY THAT THIS MAP MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS PURSUANT TO CHAPTER 472.027 OF THE FLORIDA STATUTES, AND 21HH8 OF THE FLORIDA ADMINISTRATIVE CODE.

*Carl J. Scheffchase*  
CARL J. SCHEFFCHASE FLA. P.L.S. CERT. NO. 5021

DATED: SEPTEMBER 8, 1993

SCALE: 1" = 100'

THIS MAP NOT VALID UNLESS THIS PRINT IS EMBOSSED WITH THE SEAL OF THE ABOVE SIGNED.



1900 CORPORATE SQUARE BLVD. / JACKSONVILLE, FLORIDA 32216 / (904) 721-3066

PART OF TRACT G-3, JULINGTON CREEK UNIT ONE

PART OF TRACT G-3, JULINGTON CREEK UNIT ONE, AS RECORDED IN MAP BOOK 16, PAGES 35 THROUGH 51 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING, COMMENCE AT THE SOUTHEAST CORNER OF TRACT "A" OF SAID JULINGTON CREEK UNIT ONE: THENCE NORTH  $04^{\circ}51'47''$  EAST ALONG AN EASTERLY LINE OF SAID TRACT "A", A DISTANCE OF 30.14 FEET TO THE SOUTHWEST CORNER OF LOT 16, BLOCK 2, OF SAID JULINGTON CREEK UNIT ONE; THENCE NORTH  $89^{\circ}17'14''$  EAST ALONG THE SOUTHERLY LINE OF SAID LOT 16, AND LOT 15, BLOCK 2, OF SAID JULINGTON CREEK UNIT ONE, A DISTANCE OF 287.26 FEET TO THE SOUTHEAST CORNER OF SAID LOT 15, BLOCK 2; THENCE NORTH  $00^{\circ}42'46''$  WEST ALONG THE EASTERLY LINE OF SAID LOT 15, BLOCK 2, A DISTANCE OF 101.10 FEET TO A POINT LYING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF GOLDEN ROD LOOP (A 60 FOOT RIGHT-OF-WAY BY SAID JULINGTON CREEK UNIT ONE); THENCE NORTH  $89^{\circ}17'14''$  EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF GOLDEN ROD LOOP, A DISTANCE OF 30.00 FEET TO THE NORTHWEST CORNER OF LOT 14, BLOCK 2 OF SAID JULINGTON CREEK UNIT ONE; THENCE SOUTH  $00^{\circ}42'46''$  EAST ALONG THE WESTERLY LINE OF SAID LOT 14, BLOCK 2, A DISTANCE OF 101.10 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE NORTH  $89^{\circ}17'14''$  EAST ALONG THE SOUTHERLY LINE OF SAID LOT 14, BLOCK 2 AND LOTS 13, 12, 11, 10, 9, 8, 7 AND 6, BLOCK 2, A DISTANCE OF 832.86 FEET TO THE SOUTHEAST CORNER OF SAID LOT 6, BLOCK 2; THENCE NORTH  $49^{\circ}19'45''$  WEST ALONG THE NORTHEASTERLY LINE OF SAID LOT 6, BLOCK 2, A DISTANCE OF 184.56 FEET TO A POINT LYING ON A CURVE, SAID CURVE BEING CONCAVE WESTERLY, HAVING A RADIUS OF 60.00 FEET; THENCE NORTHERLY ALONG THE EASTERLY RIGHT-OF-WAY LINE OF CHICASAW COURT (AS SHOWN ON SAID JULINGTON CREEK UNIT ONE) AND ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 91.61 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH  $03^{\circ}04'17''$  WEST AND A CHORD DISTANCE OF 82.97 FEET TO A POINT ON SAID CURVE; THENCE NORTH  $43^{\circ}11'11''$  EAST ALONG THE SOUTHEASTERLY LINE OF LOT 5, BLOCK 2, JULINGTON CREEK UNIT ONE, A DISTANCE OF 88.38 FEET TO THE NORTHEAST CORNER THEREOF; THENCE NORTH  $55^{\circ}22'54''$  WEST ALONG THE NORTHEASTERLY LINE OF SAID LOT 5, BLOCK 2 AND LOTS 4 AND 3, BLOCK 2, A DISTANCE OF 239.00 FEET TO THE SOUTHEAST CORNER OF LOT 2, BLOCK 2; THENCE NORTH  $13^{\circ}37'06''$  EAST ALONG THE EASTERLY LINE OF SAID LOT 2 AND LOT 1, BLOCK 2, A DISTANCE OF 156.27 FEET TO THE NORTHEAST CORNER OF SAID LOT 1, BLOCK 2; THENCE NORTH  $76^{\circ}22'54''$  WEST ALONG THE NORTHERLY LINE OF SAID LOT 1, BLOCK 2, A DISTANCE OF 100.28 FEET TO A POINT LYING ON THE EASTERLY RIGHT-OF-WAY LINE OF CHICASAW COURT, (A 60 FOOT RIGHT-OF-WAY BY SAID JULINGTON CREEK UNIT ONE); THENCE NORTH  $13^{\circ}37'06''$  EAST ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF CHICASAW COURT, A DISTANCE OF 75.00 FEET TO THE SOUTHWEST CORNER OF LOT 39, BLOCK 4, OF SAID JULINGTON CREEK UNIT ONE; THENCE SOUTH  $76^{\circ}22'54''$  EAST ALONG THE SOUTHERLY LINE OF SAID LOT 39 AND LOTS 38, 37 AND 36, BLOCK 4, A DISTANCE OF 270.00 FEET TO THE NORTHWEST CORNER OF LOT 17, OF SAID BLOCK 4; THENCE SOUTH  $13^{\circ}37'06''$  WEST ALONG THE WESTERLY LINE OF SAID LOT 17, BLOCK 4, A DISTANCE OF 170.00 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE SOUTH  $26^{\circ}22'54''$  EAST ALONG THE SOUTHWESTERLY LINE OF LOT 16, OF SAID BLOCK 4, A DISTANCE OF

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MEMBER AMERICAN CONGRESS ON SURVEYING AND MAPPING  
MEMBER FLORIDA SOCIETY OF PROFESSIONAL LAND SURVEYORS

156.42 FEET TO THE SOUTHERN MOST CORNER THEREOF; THENCE NORTH 52°26'21" EAST ALONG THE SOUTHEASTERLY LINE OF SAID LOT 16, BLOCK 4, A DISTANCE OF 106.64 FEET TO A POINT LYING ON A CURVE, SAID CURVE BEING CONCAVE NORTHERLY, HAVING A RADIUS OF 60.00 FEET; THENCE NORTHEASTERLY ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF HUMMINGBIRD COURT (AS SHOWN ON SAID JULINGTON CREEK UNIT ONE) AND ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 116.98 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 86°34'52" EAST AND A CHORD DISTANCE OF 99.32 FEET TO A POINT OF REVERSE CURVE; THENCE NORTHEASTERLY, CONTINUING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, AN ARC DISTANCE OF 31.81 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 67°10'14" EAST AND A CHORD DISTANCE OF 29.70 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 76°22'54" EAST, CONTINUING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 7.76 FEET TO THE NORTHWEST CORNER OF LOT 15, OF SAID BLOCK 4; THENCE SOUTH 13°37'06" WEST ALONG SAID WESTERLY LINE OF SAID LOT 15, BLOCK 4, A DISTANCE OF 120.00 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE SOUTH 76°22'54" EAST ALONG A SOUTHERLY LINE OF SAID LOT 15, BLOCK 4, A DISTANCE OF 15.99 FEET; THENCE SOUTH 06°24'09" EAST, A DISTANCE OF 272.46 FEET; THENCE SOUTH 89°19'01" WEST ALONG A SOUTHERLY LINE OF SAID JULINGTON CREEK UNIT ONE, A DISTANCE OF 670.32 FEET TO AN ANGLE POINT IN SAID SOUTHERLY LINE; THENCE SOUTH 89°16'53" WEST, CONTINUING ALONG SAID SOUTHERLY LINE OF JULINGTON CREEK UNIT ONE, A DISTANCE OF 686.87 FEET TO THE POINT OF BEGINNING.

CONTAINING BY COMPUTATIONS PERFORMED BY NORTHEAST FLORIDA SURVEYORS, DATED SEPTEMBER 8, 1993, 4.42 ACRES MORE OR LESS.

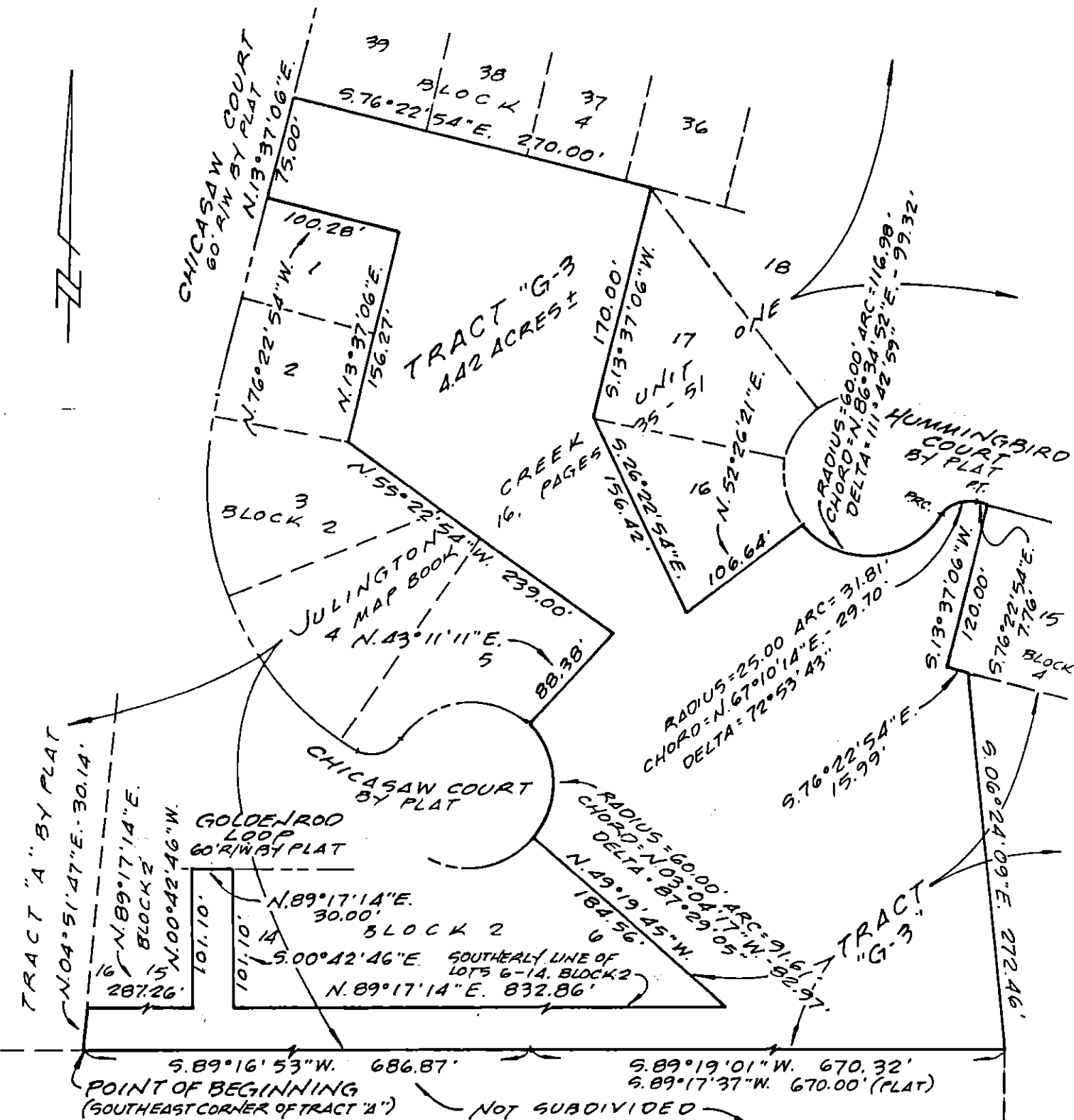
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**MAP OF**

**PART OF TRACT "G-3," JULINGTON CREEK UNIT ONE AS RECORDED IN MAP BOOK 16, PAGES 35 THROUGH 51 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA**

SEE ATTACHED FOR FURTHER LEGAL DESCRIPTION



**NOTES:**

- BEARINGS SHOWN HEREON BASED ON THE RECORD PLAT OF JULINGTON CREEK UNIT ONE AS RECORDED IN MAP BOOK 16, PAGES 35-51 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.
- P.R.C. DENOTES POINT OF REVERSE CURVE
- P.T. DENOTES POINT OF TANGENCY
- R/W DENOTES RIGHT OF WAY LINE.

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*Carl J. Schellhase*  
CARL J. SCHELLHASE FLA. P.L.S. CERT. NO 6021

DATED: SEPTEMBER 8, 1993

SCALE: 1" = 100'

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EXHIBIT B

**DISCLAIMER OF INTEREST  
PARCEL OF PLATTED LANDS  
JULINGTON CREEK, UNIT ONE**

**THIS DISCLAIMER** is made this \_\_\_ day of \_\_\_\_\_, 1993, by the **BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA** (the "Board").

RECITALS:

A. Pursuant to the plat dedication set forth in the plat of Julington Creek, Unit One according to plat thereof recorded in Map Book 16, pages 35-51 of the public records of St Johns County, Florida, Tracts G-1, G-2 and G-3 were dedicated to St. Johns County, Florida, for drainage easements.

B. Atlantic Gulf Communities Corporation, a Delaware corporation, authorized to do business in Florida has requested the Board to disclaim St. Johns County's interest in Tracts G-1, G-2 and a portion of G-3, which parcels are more fully described in Exhibit A, which exhibit is attached hereto and made a part hereof ("Disclaimed Land").

C. The Board of County Commissioners has determined that its interest in the Disclaimed Land serves no County purpose.

**NOW THEREFORE**, in consideration of the premises and other good and valuable consideration, receipt and adequacy of which is hereby acknowledged, the Board of County Commissioners, through its duly authorized Chair, hereby determines that the Disclaimed Land serves no County purpose and therefore disclaims any and all interest it has in the Disclaimed Land.

**IN WITNESS WHEREOF**, the undersigned set their hands and seals on the date first above written.

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

By: \_\_\_\_\_  
Print Name \_\_\_\_\_  
Its \_\_\_\_\_ Chair

Attest:  
Carl "Bud" Markel, County Clerk

By: \_\_\_\_\_  
Print Name \_\_\_\_\_  
Deputy Clerk

STATE OF FLORIDA  
COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 1993, by \_\_\_\_\_, Chair of the Board of County Commissioners, St. Johns County, Florida, and attested to by \_\_\_\_\_, Deputy Clerk, on behalf of St. Johns County, Florida, who are personally known to me and who did not take an oath.

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Notary Public  
My Commission Expires: \_\_\_\_\_  
Commission No. \_\_\_\_\_