

RESOLUTION NO. 94- 80
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR
CUNNINGHAM CREEK UNIT III REPLAT

WHEREAS, Fruit Cove Ltd., a Florida Limited Partnership, by Brookwood Properties, Inc., General Partner, Paul E. Maynard and Phyllis F. Maynard, as Owners, have applied to the Board of County Commissioners of St. Johns County, Florida, for approval to record a subdivision plat known as Cunningham Creek Unit III Replat.

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

Section 1. The above-described subdivision plat and its dedicated areas depicted thereon are conditionally approved and accepted by the Board of County Commissioners of St. Johns County, Florida subject to Section 4 and 5.

Section 2. A Construction Bond is not required.

Section 3. A Warranty Bond is not required.

Section 4. The approval and acceptance described in Section 1 shall not take effect until the Clerk has received a title opinion, certificate, or policy pertaining to the real property that is the subject of the aforementioned subdivision plat which opinion, certificate or policy has been approved by the County Attorney or Assistant County Attorney.

Section 5. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Planning and Zoning Department; and
- d) Clerk of Courts.

The Clerk shall not sign or accept the Plat for recording until it has been signed by each of the above persons or entities described in a) through c) above. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval shall automatically terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 26 day of April, 1994.

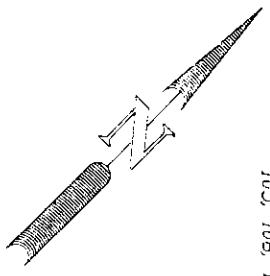
BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Delean Roberts
Its

ATTEST:

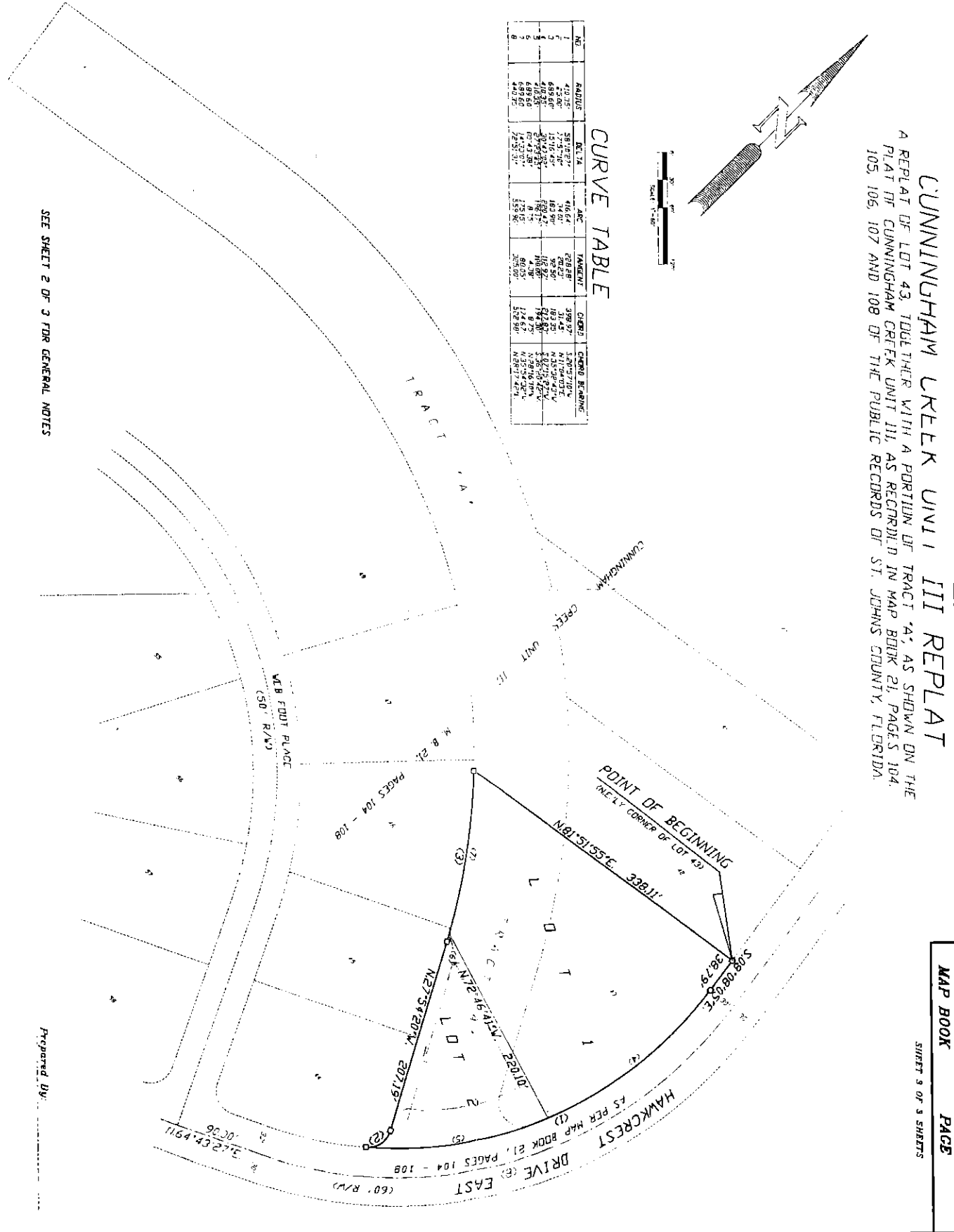
Patricia De Grande
Deputy Clerk

CUNNINGHAM CREEK UNIT III REPLAT
 A REPLAT OF LOT 43, TOGETHER WITH A PORTION OF TRACT 'A', AS SHOWN ON THE
 PLAT OF CUNNINGHAM CREEK UNIT III, AS RECORDED IN MAP BOOK 21, PAGES 104,
 105, 106, 107 AND 108 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.



CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
1	419.35	58.10271°	416.64	228.287	398.92	S27°08'05"E
2	428.06	1.715110°	18.64	28.228	181.55	N12°49'41"E
3	410.35	20.44282°	382.47	108.92	472.88	N27°54'20"W
4	689.66	14.23201°	125.15	80.05	144.67	N35°54'22"E
5	440.27	72.2531°	329.86	205.00	322.98	N20°17'42"E



SEE SHEET 2 OF 3 FOR GENERAL NOTES

Prepared by: