

RESOLUTION NO. 99- 101

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA APPROVING AN EXCHANGE OF REAL PROPERTY PURSUANT TO SECTION 125.37, FLORIDA STATUTES, TO FACILITATE THE CONSTRUCTION AND PROVIDE REQUIRED LAND FOR THE NINE-HOLE COUNTY GOLF COURSE EXPANSION PROJECT.**

**RECITALS**

**WHEREAS**, the owner of certain property located within the Cypress Lakes PUD has agreed to convey to the County a portion of their property as more particularly described and shown on Exhibit "A", attached hereto incorporated by reference and made a part hereof, for the construction of the Nine-Hole Golf Course Expansion Project; and

**WHEREAS**, in consideration for said land the property owner has agreed to accept from St. Johns County exchange parcels of property as described in the County Deed attached hereto as Exhibit "B", incorporated by reference and made a part hereof; and

**WHEREAS**, the Planning and Zoning Agency at their regular meeting June 17, 1999, approved the PUD Minor Modification requests for land use and density changes within the Cypress Lakes PUD; and

**WHEREAS**, said exchange parcels are not needed for County purposes and this exchange of property would be in the best interest of the public; and

**WHEREAS**, said proposed exchange of property has been advertised in accordance with the requirements of Section 125.37, Florida Statutes.

**NOW, THEREFORE, BE IT RESOLVED**, by the St. Johns County Board of County Commissioners, as follows:

1. We incorporate the above Recitals as finds of fact.
2. The Warranty Deed conveying to St. Johns County the land as described in Exhibit "A", attached hereto is accepted and the Clerk is instructed to record the Deed in the Public Records of St. Johns County, Florida.
3. The County Deed conveying the exchange parcels as described in Exhibit "A" to the County Deed is hereby approved for execution by the Chairman of the Board and the Clerk is instructed to record the Deed in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED, this 22 day of June, 1999.

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

By: Marc A. Jacalone  
Marc A. Jacalone, Chairman

ATTEST: Cheryl Strickland, Clerk

By: Patricia De Grande  
Deputy Clerk

Prepared By:  
Daniel J. Bosanko, Assistant County Attorney  
St. Johns County  
P. O. Drawer 349  
St. Augustine, Florida 32085-0349

Public Records of  
St. Johns County, FL  
Clerk# 01-001504  
O.R. 1557 PG 1302  
03:00PM 01/10/2001  
REC \$33.00 SUR \$4.50  
Doc Stamps \$2,240.00

**WARRANTY DEED**

**THIS WARRANTY DEED** made and executed the 29 day of February, 2000, by CYPRESS LAKES DEVELOPMENT, INC., a Florida corporation, hereinafter called the Grantor, whose address is 9551 Baymeadows Road #4, Jacksonville, Florida 32256, to ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, whose address is P. O. Drawer 349, St. Augustine, Florida 32085-0349, hereinafter called the Grantee:

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

**WITNESSETH:** That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate, lying and being in St. Johns County, State of Florida, described as follows:

PROPERTY AS DESCRIBED ON ATTACHED EXHIBIT "A", INCORPORATED BY REFERENCE AND MADE A PART HEREOF.

**TOGETHER** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**TO HAVE AND TO HOLD** the same in fee simple forever.

**AND** the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except easements, restrictions and reservations of record, if any, and taxes accruing subsequent to December 31, 1999.

**IN WITNESS WHEREOF**, the said Grantor has signed and sealed these presents the day and year first above written.

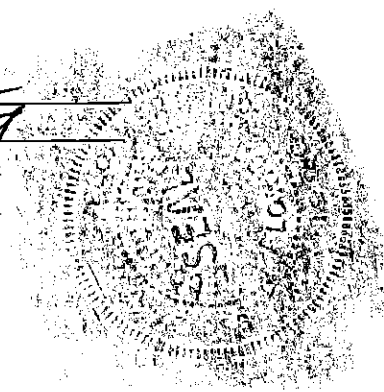
Signed, sealed and delivered  
in the presence of :

Laurie C. Brodbeck  
Witness: Laurie C. Brodbeck

John D. Bailey Jr  
Witness

CYPRESS LAKES DEVELOPMENT,  
INC., a Florida corporation

By: Michael E. Braren  
Title: Vice President



STATE OF FLORIDA  
COUNTY OF St Johns

The foregoing instrument was acknowledged before me this 39 day of FEB, 2000,  
by MICHAEL E. BRAREN of CYPRESS LAKES DEVELOPMENT, INC., a  
Florida corporation, on behalf of the corporation. He is personally known to me or has  
produced \_\_\_\_\_ as identification.

John D. Bailey Jr  
Notary Public



**PARCEL 5: CYPRESS LAKES DEVELOPMENT, INC.  
TO ST. JOHNS COUNTY**

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278.15 feet to the common corner of Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 16 and the Northerly line of said Section 21, Township 8 South, Range 29 East, St. Johns County, Florida, a distance of 1,733.22 feet; thence South 00°40'04" East, a distance of 18.07 feet; thence South 15°29'39" East, a distance of 1,175.00 feet; thence North 74°30'21" East, a distance of 585.00 feet to the POINT OF BEGINNING of the herein described parcel; thence South 00°29'30" East, a distance of 427.01 feet; thence South 29°29'45" West, a distance of 196.00 feet; thence South 45°18'46" West, a distance of 196.62 feet; thence South 58°38'02" West, a distance of 138.92 feet; thence South 74°25'16" West, a distance of 154.77 feet to a point of non-tangent curvature of a curve concave Easterly and having a radius of 823.20 feet; thence along the arc of said curve to the left, through a central angle of 17°49'42", an arc distance of 256.15 feet, said curve being subtended by a chord bearing and distance of South 17°34'53" East, 255.12 feet to the end of said curve; thence North 59°15'19" East, a distance of 140.00 feet; thence South 36°44'41" East, a distance of 87.09 feet; thence North 20°30'15" East, a distance of 124.58 feet; thence North 49°06'14" East, a distance of 498.16 feet; thence North 32°31'07" East, a distance of 134.54 feet; thence North 01°04'47" East, a distance of 438.21 feet; thence North 48°46'09" West, a distance of 191.38 feet; thence South 74°30'21" West, a distance of 110.00 feet to the POINT OF BEGINNING.

Containing 6.7601 acres, more or less.

## PARCEL 6: (CYPRESS LAKES DEVELOPMENT, INC. TO ST. JOHNS COUNTY)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278. feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 2,057.25 feet to a corner on the Westerly boundary of land as described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence South 15°29'39" East, along the Westerly boundary of said land as described in Official Records Volume 727, Page 1444 and Official Records Volume 757, Page 1434, a distance of 2,352.95 feet; thence South 45°29'39" East, a distance of 360.43 feet; thence North 44°30'21" East, a distance of 153.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the left, through a central angle of 00°34'11", an arc distance of 8.68 feet, said curve being subtended by a chord bearing and distance of South 53°34'53" East, 8.68 feet to the end of said curve; thence North 09°58'17" West, a distance of 74.65 feet to the POINT OF BEGINNING of the herein described parcel, said point being on a curve concave Northeasterly and having a radius of 823.20 feet; thence along the arc of said curve to the right, through a central angle of 07°17'02", an arc distance of 104.65 feet, said curve being subtended by a chord bearing and distance of North 46°28'39" West, 104.58 feet to the end of said curve; thence North 43°15'19" East, a distance of 77.67 feet; thence South 09°58'17" East, a distance of 130.56 feet to the POINT OF BEGINNING.

Containing 4,177 square feet or 0.0959 acres, more or less.

## PARCEL 7:

(CYPRESS LAKES DEVELOPMENT, INC. TO ST. JOHNS COUNTY)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278. feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 2,057.25 feet to a corner on the Westerly boundary of land as described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence South 15°29'39" East, along the Westerly boundary of said land as described in Official Records Volume 727, Page 1444 and Official Records Volume 757, Page 1434, a distance of 2,352.95 feet to the POINT OF BEGINNING of the herein described parcel; thence South 45°29'39" East, a distance of 360.43 feet; thence North 44°30'21" East, a distance of 153.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the left, through a central angle of 00°34'11", an arc distance of 8.68 feet, said curve being subtended by a chord bearing and distance of South 53°34'53" East, 8.68 feet to the end of said curve; thence South 09°58'17" East, a distance of 68.92 feet; thence South 02°37'53" East, a distance of 126.65 feet; thence North 82°18'39" East, a distance of 45.89 feet; thence South 21°32'31" West, a distance of 14.53 feet; thence South 68°27'29" East, a distance of 69.95 feet; thence South 81°08'14" West, a distance of 111.70 feet; thence South 00°25'12" West, a distance of 197.03 feet; thence South 85°04'52" West, a distance of 150.00 feet; thence South 31°43'31" East, a distance of 63.34 feet; thence North 40°26'41" East, a distance of 129.26 feet to a point of non-tangent curvature of a curve concave Northerly and having a radius of 10,651.08 feet; thence Southeasterly along the arc of said curve to the left, through a central angle of 04°41'46", an arc distance of 872.99 feet, said curve being subtended by a chord bearing and distance of South 79°50'05" East, 872.75 feet to a point of compound curvature of a curve concave Northwesterly and having a radius of 389.81 feet; thence along the arc of said curve to the left, through a central angle of 58°02'02", an arc distance of 394.83 feet, said curve being subtended by a chord bearing and distance of North 68°48'01" East, 378.17 feet to a point of reverse curvature of a curve concave Southeasterly and having a radius of 1,001.24 feet; thence along the arc of said curve to the right, through a central angle of 12°02'10", an arc distance of 210.33 feet, said curve being subtended by a chord bearing and distance of North 45°48'05" East, 209.94 feet to the end of said curve; thence South 39°48'57" East, a distance of 132.80 feet to a point of non-tangent curvature of a curve concave Southeasterly and having a radius of 1,034.15 feet; thence along the arc of said curve to the right, through a central angle of 05°02'18", arc distance of 90.94 feet, said curve being subtended by a chord bearing and distance of North 55°36'48" East, 90.91 feet to the end of said curve; thence South 31°52'01" East, a distance of 50.00 feet; thence South 27°20'10" East, a distance of 132.41 feet to a point on the Northwesterly line of a strip of land 40 feet in width as described in Official Records Volume 1294, Page 1390 of the Public Records of St. Johns County, Florida; thence South 58°07'59" West, along said Northwesterly line, a distance of 764.41 feet; thence North 01°09'19" West, a distance of 105.92 feet to a point of non-tangent curvature of a curve concave Northerly and having a radius of 631.00 feet; thence Westerly along the arc of said curve to the right, through a central angle of 21°45'52", an arc distance of 239.69 feet, said curve being subtended by a chord bearing and distance of South 89°16'59" West, 238.25 feet to a point of tangency; thence North 79°50'05" West, a distance of 691.08 feet to a point of curvature of a curve concave Northeasterly and having a radius of 400.00 feet; thence along the arc of said curve to the right, through a central angle of 61°13'39", an arc distance of 427.45 feet, said curve being subtended by a chord bearing and distance of North 49°13'16" West, 407.40 feet to the end of said curve; thence South 71°23'34" West, a distance of 10.30 feet to a point on said Westerly boundary of land described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence North 15°29'39" West, along said Westerly boundary, a distance of 736.88 feet to the POINT OF BEGINNING.

Containing 13.4116 acres, more or less.

## PARCEL B: (CYPRESS LAKES DEVELOPMENT, INC. TO ST. JOHNS COUNTY)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278. feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 2,057.25 feet to a corner on the Westerly boundary of land as described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence South 15°29'39" East, along the Westerly boundary of said land as described in Official Records Volume 727, Page 1444 and Official Records Volume 757, Page 1434, a distance of 2,352.95 feet; thence South 45°29'39" East, a distance of 360.43 feet; thence North 44°30'21" East, a distance of 153.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the left, through a central of 00°34'11", an arc distance of 8.68 feet, said curve being subtended by a chord bearing and distance of South 53°34'53" East, 8.68 feet; thence South 09°58'17" East, a distance of 68.92 feet; thence South 02°37'53" East, a distance of 126.65 feet; thence North 82°18'39" East, a distance of 45.89 feet; thence South 21°32'31" West, a distance of 14.53 feet; thence North 81°08'14" East, a distance of 69.51 feet; thence South 68°27'29" East, a distance of 152.19 feet to the POINT OF BEGINNING of the herein described parcel; thence continue South 68°27'29" East, a distance of 137.80 feet; thence South 74°30'21" West, a distance of 110.00 feet; thence North 15°29'39" West, a distance of 83.00 feet to the POINT OF BEGINNING.

Containing 4,565 square feet or 0.1048 acres, more or less.

PARCEL 9: ( CYPRESS LAKES DEVELOPMENT, INC. TO ST. JOHNS COUNTY )

A portion of Section 16, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South  $01^{\circ}23'54''$  East along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278.15 feet to the common corner of Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South  $88^{\circ}21'01''$  West, along the Southerly line of said Section 16 and the Northerly line of Section 21, Township 8 South, Range 29 East, a distance of 1,733.22 feet; thence North  $00^{\circ}40'04''$  West, a distance of 157.79 feet; thence North  $81^{\circ}59'06''$  West, a distance of 133.85 feet to a point of non-tangent curvature of a curve concave Southeasterly and having a radius of 551.64 feet; thence along the arc of said curve to the right, through a central angle of  $30^{\circ}03'25''$ , an arc distance of 289.39 feet, said curve being subtended by a chord bearing and distance of North  $23^{\circ}25'23''$  East, 286.08 feet to a found 4 inch by 4 inch concrete monument at the Southerly terminus of Cypress Links Boulevard (as shown on the plat of Cypress Lakes Phase 1, as recorded in Map Book 22, Pages 1 through 5 of the Public Records of St. Johns County, Florida) and the POINT OF BEGINNING of the herein described parcel; thence North  $81^{\circ}57'18''$  West, a distance of 39.26 feet to a point of non-tangent curvature of a curve concave Westerly and having a radius of 531.25'; thence Northerly, along the arc of said curve to the left, through a central angle of  $02^{\circ}31'06''$ , an arc distance of 23.35 feet, said curve being subtended by a chord bearing and distance of North  $06^{\circ}47'09''$  East, 23.35 feet; thence South  $51^{\circ}32'55''$  East, a distance of 56.12 feet to the POINT OF BEGINNING.

Containing 0.0105 acres, more or less.

PARCEL 4: COMBINED PARCELS 'I' AND 'J'

PARCEL 'J'

A PORTION OF SECTIONS 9 AND 16, TOWNSHIP 8 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: AS A POINT OF REFERENCE COMMENCE AT THE SOUTHEASTERLY CORNER OF SAID SECTION 9; THENCE SOUTH 88°16'50" WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 9, 2618.37 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED LANDS; THENCE NORTH 01°20'21" WEST, 304.07 FEET; THENCE NORTH 88°52'58" EAST, 731.48 FEET; THENCE SOUTH-WESTERLY ALONG THE ARC OF A CURVE CONCAVE TO THE RIGHT HAVING A RADIUS OF 697.81 FEET, PASSING THROUGH A CENTRAL ANGLE OF 28°30'15", SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 18°54'40" WEST, 343.59 FEET, AN ARC LENGTH OF 347.16 FEET TO A POINT OF TANGENCY; THENCE SOUTH 33°09'48" WEST, 350.12 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE LEFT, HAVING A RADIUS OF 1855.00 FEET; THENCE SOUTH-WESTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 29°32'30", SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 18°23'33" WEST, 945.88 FEET, AN ARC LENGTH OF 956.44 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE LEFT, HAVING A RADIUS OF 6485.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 11°17'02", SUBTENDED BY A CHORD BEARING AND DISTANCE OF 02°01'13" EAST, 1275.10 FEET, AN ARC LENGTH OF 1277.17 FEET; THENCE SOUTH 88°39'39" WEST, 110.05 FEET; THENCE NORTH 01°20'21" WEST, 2475.00 FEET TO THE POINT OF BEGINNING.

SUBJECT TO A 50 FOOT INGRESS AND EGRESS EASEMENT OVER A PORTION OF THE NORTHERLY 500 FEET THEREOF.

EXCEPTING FROM THE ABOVE DESCRIBED PARCEL, THAT PORTION CONVEYED TO INDIA R. FREI BY DEED DATED SEPTEMBER 15, 1988 AND RECORDED IN OFFICIAL RECORDS BOOK 795, PAGE 1889, AND AS FURTHER CONVEYED TO THE SAID INDIA R. FREI BY DEED RECORDED IN OFFICIAL RECORDS BOOK 819, PAGE 0497, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.

ALSO EXCEPTING FROM THE ABOVE DESCRIBED PARCEL THAT PORTION CONVEYED TO ST. JOHNS COUNTY, FLORIDA, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA BY DEED DATED JULY 9, 1992 AND RECORDED IN OFFICIAL RECORDS BOOK 953, PAGE 1388 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.

TOGETHER WITH

PARCEL 'I'

A PORTION OF SECTION 9, TOWNSHIP 8 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: AS A POINT OF REFERENCE COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 9; THENCE SOUTH 88°16'50" WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 9, 2618.37 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED LANDS; THENCE CONTINUE SOUTH 88°16'50" WEST, ALONG THE SOUTHERLY LINE OF SAID SECTION 9, 315.00 FEET; THENCE NORTH 01°56" WEST, 307.38 FEET; THENCE NORTH 88°52'58" EAST, 313.26 FEET; THENCE SOUTH 01°20'21" EAST, 304.07 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS OVER THE FOLLOWING DESCRIBED PORTIONS OF SECTION 9 AND 16, TOWNSHIP 8 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: AS A POINT OF REFERENCE COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 9; THENCE SOUTH 88°16'50" WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 9, 2618.37 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED LANDS; THENCE NORTH 01°20'21" WEST, 50.00 FEET; THENCE NORTH 88°16'50" EAST, 246.86 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE RIGHT HAVING A RADIUS OF 350.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 32°07'07", SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 75°39'36" EAST, 193.64 FEET, AN ARC LENGTH OF 196.2 FEET TO A POINT OF TANGENCY; THENCE SOUTH 59°36'02" EAST, 135.66 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE LEFT HAVING A RADIUS OF 25.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 87°14'09", SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 76°46'53" EAST, 34.49 FEET, AN ARC LENGTH OF 38.06 FEET TO A POINT OF TANGENCY; THENCE SOUTH 33°09'48" WEST, 100.12 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 92°45'50", SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 13°13'07" WEST, 362 FEET, AN ARC LENGTH OF 40.48 FEET TO A POINT OF TANGENCY; THENCE NORTH 59°36'02" WEST, 130.83 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE LEFT, HAVING A RADIUS OF 300.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 32°07'07", SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 75°39'36" WEST, 165.98 FEET, AN ARC LENGTH OF 168.17 FEET TO A POINT OF TANGENCY; THENCE SOUTH 88°16'50" WEST, 2472 FEET TO THE POINT OF BEGINNING.

Public Records of  
St. Johns County, FL  
Clerk# 01-001505  
O.R. 1557 PG 1310  
03:00PM 01/10/2001  
REC \$37.00 SUR \$5.00  
Doc Stamps \$2,240.00

This Instrument Prepared By:  
Daniel J. Bosanko, Esq.  
Assistant County Attorney  
P.O. Box 1533  
St. Augustine, FL 32085-1533

**COUNTY DEED**

**THIS DEED**, made without warranty of title or warranty of method of conveyance, this 25 day of June, 1999, by ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, whose address is County Administration Building, 4020 Lewis Speedway, St. Augustine, FL 32095, hereinafter "Grantor", to CYPRESS LAKES DEVELOPMENT, INC., a Florida corporation, whose address is 9551 Baymeadows Road, Jacksonville, FL 32256, hereinafter "Grantee". (Wherever used herein the term "Grantor" and "Grantee" include all parties to this instrument and the heirs, legal representatives and assigns of individuals, and their successors, and assigns of organizations).

**WITNESSETH;**

That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, receipt and sufficiency being hereby acknowledged, hereby grants, bargains, sells, forever unto said Grantee, all that certain land, situate, lying and being in the County of St. Johns, State of Florida and more particularly described below. Pursuant to Florida law Section 125.411(3) F.S., this deed conveys only the interest in said land the Grantor has of the date of this conveyance, to wit:

SEE EXHIBIT "A", ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF (THE "PROPERTY")

Parcel Account Number 137365-0010

**TOGETHER** with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**THIS COUNTY DEED** is subject to the following non-exclusive list of exceptions:

- a. Special taxes and assessments, confirmed or unconfirmed, for improvements not yet completed, if any;
- b. Any state of facts which a good and accurate survey or inspection of the premises might reveal;
- c. Federal, State, local government (County or City), development, construction, zoning and building laws or ordinances, rules, regulations and resolutions;

*Ref Part De Grande*

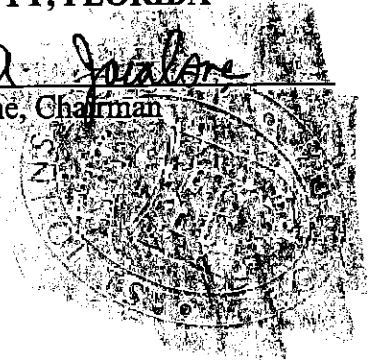
*29*

- d. Rights, if any, of the public in any portion of the premises which may fall within any public street, way or alley;
- e. All acts of the Grantee occurring prior to, or subsequent to the date of this instrument;
- f. Agreements, conditions, covenants, reservations, restrictions, and servitude of record;
- g. Easements and rights of way of record.

IN WITNESS WHEREOF the said Grantor has caused the presents to be executed in its name by its Board of County Commissioners acting by the Chairman of the Board, the day and year aforesaid.

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

BY: Marc A. Jacalone  
Marc A. Jacalone, Chairman



ATTEST: Cheryl Strickland, Clerk

By: Deborah C. Springstead  
Deputy Clerk

**STATE OF FLORIDA  
COUNTY OF ST. JOHNS**

The foregoing instrument was acknowledged before me this 25 day of June, 1999, by Marc A. Jacalone, Chairman of the Board of County Commissioners of St. Johns County, Florida, who is personally known to me and who did not take an oath.

Patricia De Grande  
Notary Public State of Florida  
My Commission Expires: 1-26-2000



Patricia De Grande  
MY COMMISSION # CC516024 EXPIRES  
January 26, 2000  
BONDED THRU TROY FAIR INSURANCE, INC.

## PARCEL 10:

( ST. JOHNS COUNTY TO CYPRESS LAKES DEVELOPMENT, INC.)

A portion of Section 16, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278.15 feet to the common corner of Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°21'01" West, along the Southerly line of said Section 16 and the Northerly line of Section 21, Township 8 South, Range 29 East, a distance of 1,733.22 feet; thence North 00°40'04" West, a distance of 157.79 feet to the POINT OF BEGINNING of the herein described parcel; thence North 81°59'06" West, a distance of 133.85 feet to a point of non-tangent curvature of a curve concave Southeasterly and having a radius of 551.64 feet; thence along the arc of said curve to the right, through a central angle of 30°03'25", an arc distance of 289.39 feet, said curve being subtended by a chord bearing and distance of North 23°25'23" East, 286.08 feet to a found 4 inch by 4 inch concrete monument at the Southerly terminus of Cypress Links Boulevard (as shown on the plat of Cypress Lakes Phase 1, as recorded in Map Book 22, Pages 1 through 5 of the Public Records of St. Johns County, Florida); thence South 81°57'18" East, a distance of 84.87 feet; thence South 05°02'34" West, a distance of 134.18 feet; thence South 21°29'55" West, a distance of 145.77 feet to the POINT OF BEGINNING.

Containing 36,542 square feet or 0.8389 acres, more or less.

PARCEL 11: ( ST. JOHNS COUNTY TO CYPRESS LAKES DEVELOPMENT, INC.)

A portion of Section 16, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South  $01^{\circ}23'54''$  East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278.15 feet to the common corner of Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South  $88^{\circ}13'01''$  West, along the Southerly line of said Section 16 and the Northerly line of said Section 21, a distance of 1,733.22 feet; thence North  $00^{\circ}40'04''$  West, a distance of 157.79 feet; thence North  $81^{\circ}59'06''$  West, a distance of 133.85 feet; thence South  $70^{\circ}25'32''$  West, a distance of 55.96 feet to the POINT OF BEGINNING of the herein described parcel; thence North  $84^{\circ}06'20''$  West, a distance of 183.83 feet; thence North  $05^{\circ}53'40''$  East, a distance of 280.00 feet; thence South  $84^{\circ}06'20''$  East, a distance of 222.82 feet to a point of non-tangent curvature of a curve concave Westerly and having a radius of 465.60 feet; thence along the arc of said curve to the left, through a central angle of  $38^{\circ}41'23''$ , an arc distance of 314.40 feet, said curve being subtended by a chord bearing and distance of North  $12^{\circ}42'54''$  West, 308.46 feet to a point of cusp of a curve concave Northeasterly and having a radius of 3,738.81 feet, said point also being on the Southwesterly right of way line of Cypress Links Boulevard (an 80 foot right of way as shown on the plat of Cypress Lakes Phase 1, as recorded in Map Book 22, Pages 1 through 5 of the Public Records of St. Johns County, Florida); thence along the arc of said curve to the left, and along said Southwesterly right of way line of Cypress Links Boulevard, through a central angle of  $03^{\circ}39'13''$ , an arc distance of 238.41 feet, said curve being subtended by a chord bearing and distance of South  $33^{\circ}53'12''$  East, 238.37 feet to a point of non-tangent curvature of a curve concave Westerly and having a radius of 531.25 feet; thence along the arc of said curve to the right, through a central angle of  $07^{\circ}17'59''$ , an arc distance of 67.68 feet, said curve being subtended by a chord bearing and distance of South  $01^{\circ}52'37''$  West, 67.64 feet; thence North  $51^{\circ}32'55''$  West, a distance of 3.88 feet to a point of non-tangent curvature of a curve concave Easterly and having a radius of 601.64 feet; thence along the arc of said curve to the left, through a central angle of  $32^{\circ}33'26''$ , an arc distance of 341.87 feet, said curve being subtended by a chord bearing and distance of South  $22^{\circ}10'22''$  West, 337.29 feet to the POINT OF BEGINNING.

Containing 67,951 square feet or 1.5599 acres, more or less.

PARCEL 12: ( ST. JOHNS COUNTY TO CYPRESS LAKES DEVELOPMENT, INC.)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278.15 feet to the common corner of Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 16 and the Northerly line of said Section 21, Township 8 South, Range 29 East, a distance of 1,733.22 feet; thence South 00°40'04" East, a distance of 18.07 feet; thence South 15°29'39" East, a distance of 515.00 feet to the POINT OF BEGINNING of the herein described parcel; thence continue South 15°29'39" East, a distance of 300.00 feet; thence South 74°30'21" West, a distance of 125.00 feet; thence North 15°29'39" West, a distance of 300.00 feet; thence North 74°30'21" East, a distance of 125.00 feet to the POINT OF BEGINNING.

Containing 37,500 square feet or 0.8609 acres, more or less.

## PARCEL 13: (ST. JOHNS COUNTY TO CYPRESS LAKES DEVELOPMENT, INC.)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278. feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 2,057.25 feet to a corner on the Westerly boundary of land as described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence South 15°29'39" East, along the Westerly boundary of said land as described in Official Records Volume 727, Page 1444 and Official Records Volume 757, Page 1434, a distance of 2,352.95 feet; thence South 45°29'39" East, a distance of 360.43 feet; thence North 44°30'21" East, a distance of 153.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the left, through a central angle of 00°34'11", an arc distance of 8.68 feet, said curve being subtended by a chord bearing and distance of South 53°34'53" East, 8.68 feet to the end of said curve; thence North 09°58'17" West, a distance of 205.21 feet to the POINT OF BEGINNING of the herein described parcel; thence continue North 09°58'17" West, a distance of 120.70 feet; thence North 20°30'15" East, a distance of 20.04 feet; thence South 36°44'41" East, a distance of 106.05 feet; thence South 43°15'19" West, a distance of 72.33 feet to the POINT OF BEGINNING.

Containing 4,390 square feet, or 0.1008 acres, more or less.

## PARCEL 14: (ST. JOHNS COUNTY TO CYPRESS LAKES DEVELOPMENT, INC.)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278. feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 2,057.25 feet to a corner on the Westerly boundary of land as described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence South 15°29'39" East, along the Westerly boundary of said land as described in Official Records Volume 727, Page 1444 and Official Records Volume 757, Page 1434, a distance of 2,352.95 feet; thence South 45°29'39" East, a distance of 360.43 feet; thence North 44°30'21" East, a distance of 153.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the left, through a central angle of 00°34'11", an arc distance of 8.68 feet, said curve being subtended by a chord bearing and distance of South 53°34'53" East, 8.68 feet to the POINT OF BEGINNING of the herein described parcel; thence North 09°58'17" West, a distance of 74.65 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 823.20 feet; thence along the arc of said curve to the left, through a central angle of 12°23'41", an arc distance of 178.08 feet, said curve being subtended by a chord bearing and distance of South 56°19'00" East, 177.74 feet to the end of said curve; thence North 40°17'24" East, a distance of 145.10 feet; thence South 67°22'33" East, a distance of 165.24 feet; thence South 74°30'21" West, a distance of 280.00 feet; thence South 15°29'39" East, a distance of 129.04 feet; thence South 82°18'39" West, a distance of 83.50 feet; thence North 21°32'31" East, a distance of 103.66 feet; thence North 20°27'52" West, a distance of 37.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the right, through a central angle of 06°52'33", an arc distance of 104.79 feet, said curve being subtended by a chord bearing and distance of North 57°18'57" West, 104.72 feet to the POINT OF BEGINNING.

Containing 27,134 square feet or 0.6229 acres, more or less.

## PARCEL 15: (ST. JOHNS COUNTY TO CYPRESS LAKES DEVELOPMENT, INC.)

A portion of Section 21, Township 8 South, Range 29 East, St. Johns County, Florida and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and the Westerly line of said Section 15, a distance of 5,278. feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence South 88°13'01" West, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 2,057.25 feet to a corner on the Westerly boundary of land as described in Official Records Volume 727, Page 1440 and Official Records Volume 757, Page 1434; thence South 15°29'39" East, along the Westerly boundary of said land as described in Official Records Volume 727, Page 1444 and Official Records Volume 757, Page 1434, a distance of 2,352.95 feet; thence South 45°29'39" East, a distance of 360.43 feet; thence North 44°30'21" East, a distance of 153.64 feet to a point of non-tangent curvature of a curve concave Northeasterly and having a radius of 873.20 feet; thence along the arc of said curve to the left, through a central of 00°34'11", an arc distance of 8.68 feet, said curve being subtended by a chord bearing and distance of South 53°34'53" East, 8.68 feet; thence South 09°58'17" East, a distance of 68.92 feet; thence South 02°37'53" East, a distance of 126.65 feet; thence North 82°18'39" East, a distance of 45.89 feet; thence South 21°32'31" West, a distance of 14.53 feet; thence South 68°27'29" East, a distance of 59.95 feet to the POINT OF BEGINNING of the herein described parcel; thence North 81°08'14" East, a distance of 74.13 feet; thence South 15°29'39" East, a distance of 47.00 feet; thence North 68°27'29" West, a distance of 92.24 feet to the POINT OF BEGINNING.

Containing 1,730 square feet or 0.0397 acres, more or less.

PARCEL 17: ST. JOHNS COUNTY TO  
CYPRESS LAKES DEVELOPMENT, INC.

A portion of Sections 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida, and being more particularly described as follows: COMMENCE at the common corner of Sections 9, 10, 15 and 16, Township 8 South, Range 29 East, St. Johns County, Florida, said point being occupied by a 4 inch by 4 inch found concrete monument stamped PLS 894; thence South 01°23'54" East, along the Easterly line of said Section 16 and Westerly line of said Section 15, a distance of 5,278.15 feet to the common corner of said Sections 15, 16, 21 and 22, Township 8 South, Range 29 East, St. Johns County, Florida; thence North 88°13'01" East, along the Southerly line of said Section 15 and the Northerly line of said Section 21, a distance of 715.25 feet to a point on the Easterly boundary of land described in Official Records Volume 727, Page 1440, and Official Records Volume 757, Page 1434, and being also the Easterly boundary of a strip of land (40 feet in width) as described in Official Records Volume 1294, Page 1390, all as recorded in the Public Records of St. Johns County, Florida; thence South 15°38'51" East, along said Easterly boundary, a distance of 102.99 feet; thence South 74°21'09" West, a distance of 40.00 feet to a point on the Westerly boundary of said land as described in Official Records Volume 1294, Page 1390 and the POINT OF BEGINNING of the herein described parcel; thence South 15°38'51" East, along said Westerly boundary, a distance of 1,105.27 feet; thence South 23°18'07" East, continuing along said Westerly boundary, a distance of 275.86 feet; thence South 66°41'53" West, a distance of 140.00 feet; thence South 23°18'07" East, a distance of 19.10 feet to a point of curvature of a curve concave Northwesterly and having a radius of 300.00 feet; thence along the arc of said curve to the right, through a central angle of 101°06'23", an arc distance of 529.39 feet, said curve being subtended by a chord bearing and distance of South 27°15'05" West, 463.33 feet to a point of tangency; thence South 77°48'16" West, a distance of 53.16 feet to a point of curvature of a curve concave Southeasterly and having a radius of 321.06 feet; thence along the arc of said curve to the left, through a central angle of 28°06'33", an arc distance of 157.51 feet, said curve being subtended by a chord bearing and distance of South 63°45'00" West, 155.94 feet; thence South 50°10'23" East, a distance of 125.00 feet; thence South 61°14'16" West, a distance of 59.08 feet; thence South 12°40'39" West, a distance of 320.36 feet; thence South 41°28'50" West, a distance of 280.96 feet; thence South 77°29'31" West, a distance of 196.09 feet; thence South 84°51'50" West, a distance of 576.59 feet; thence North 74°30'21" East, a distance of 190.00 feet; thence North 41°08'27" East, a distance of 116.62 feet; thence North 17°53'44" West, a distance of 66.89 feet; thence North 84°51'50" East, a distance of 247.87 feet; thence North 11°08'01" West, a distance of 63.79 feet; thence North 44°59'41" East, a distance of 183.56 feet; thence North 24°47'55" East, a distance of 400.78 feet; thence South 54°04'30" East, a distance of 140.03 feet to a point of non-tangent curvature of a curve concave Southeasterly and having a radius of 371.06 feet; thence along the arc of said curve to the right, through a central angle of 41°52'44", an arc distance of 271.22 feet, said curve being subtended by a chord bearing and distance of North 56°51'54" East, 265.22 feet to a point of tangency; thence North 77°48'16" East, a distance of 53.16 feet to a point of curvature of a curve concave Northwesterly and having a radius of 250.00 feet; thence along the arc of said curve to the left, through a central angle of 101°06'23", an arc distance of 441.16 feet, said curve being subtended by a chord bearing and distance of North 27°15'05" East, 386.11 feet to a point of tangency; thence North 23°18'07" West, a distance of 199.10 feet; thence North 72°13'22" West, a distance of 485.30 feet; thence North 18°18'38" West, a distance of 215.23 feet; thence North 27°13'53" East, a distance of 382.10 feet; thence North 15°38'51" West, a distance of 542.54 feet; thence North 74°21'09" East, a distance of 319.92 feet to the POINT OF BEGINNING.

Containing 19.9354 acres, more or less.

SHEET 1 OF 5  
MAP SHOWING SPECIFIC PURPOSE SURVEY OF

ST. JOHNS COUNTY, FLORIDA  
 PLAT NO. 10000  
 ST. JOHNS COUNTY DEVELOPMENT, INC.  
 MAP BOOK 10, PAGE 13 & 14

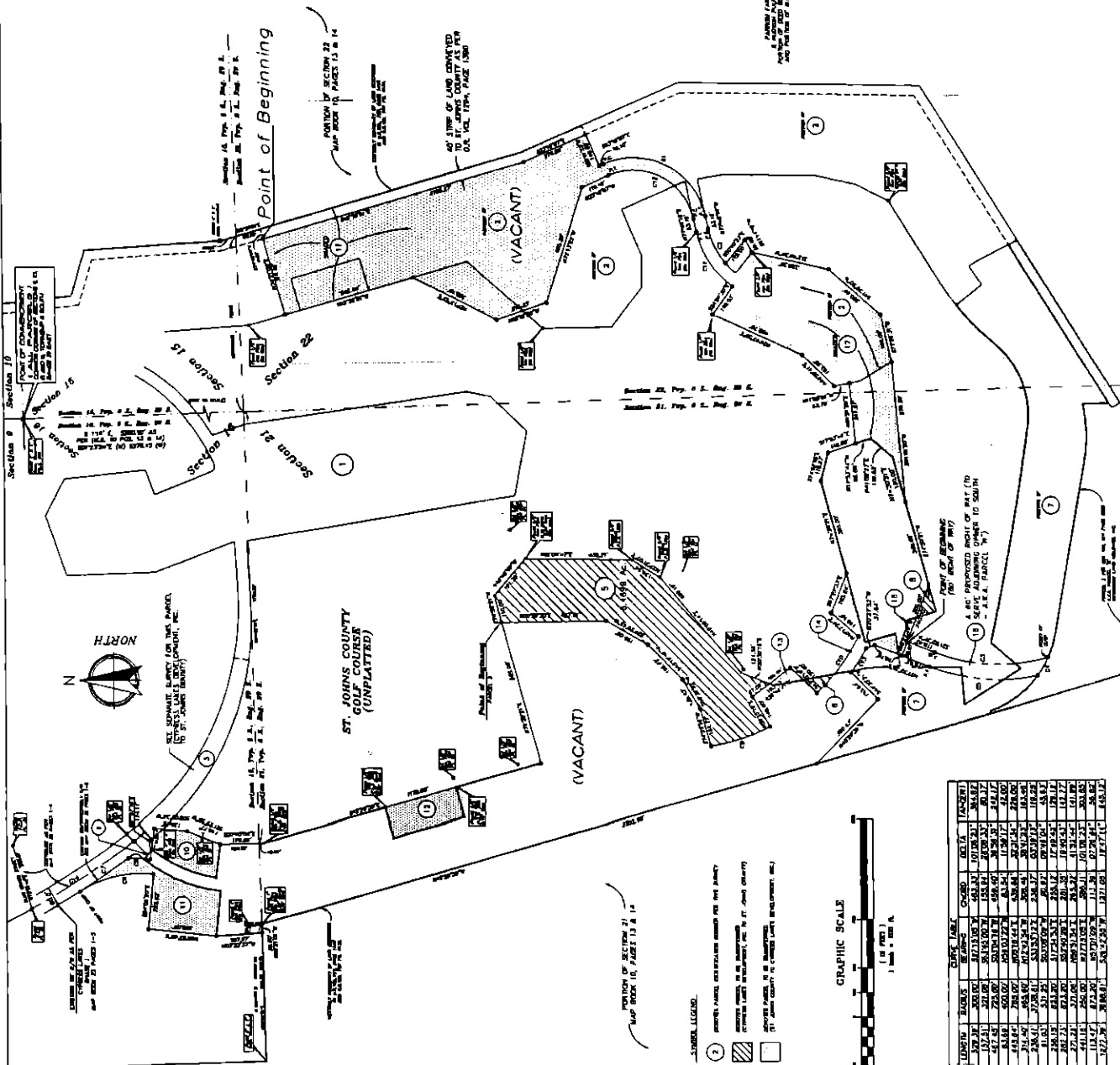
ST. JOHNS COUNTY DEVELOPMENT, INC.  
 MAP BOOK 10, PAGE 13 & 14

ST. JOHNS COUNTY DEVELOPMENT, INC.  
 MAP BOOK 10, PAGE 13 & 14

ST. JOHNS COUNTY DEVELOPMENT, INC.  
 MAP BOOK 10, PAGE 13 & 14

ST. JOHNS COUNTY DEVELOPMENT, INC.  
 MAP BOOK 10, PAGE 13 & 14

ST. JOHNS COUNTY DEVELOPMENT, INC.  
 MAP BOOK 10, PAGE 13 & 14



SECTION	ACRES	FRAC.	TOTAL ACRES
1	36.00	00/100	36.00
2	36.00	00/100	36.00
3	36.00	00/100	36.00
4	36.00	00/100	36.00
5	36.00	00/100	36.00
6	36.00	00/100	36.00
7	36.00	00/100	36.00
8	36.00	00/100	36.00
9	36.00	00/100	36.00
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**LEGEND**

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THE ST. AUGUSTINE RECORD

PUBLISHED EVERY AFTERNOON MONDAY THROUGH FRIDAY, SATURDAY AND SUNDAY MORNING ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA, COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared Linda Y. Murray who on oath says that she is Accounting Clerk of the St. Augustine Record, a daily newspaper published at St. Augustine in St. Johns County, Florida: that the attached copy of advertisement, being a Notice of Proposed Exchange of County Property in the matter of Nine Hole County Courthouse in the Court, was published in said newspaper in the issues of June 9 & 16, 1999

Affiant further says that the St. Augustine Record is a newspaper published at St. Augustine, in said St. Johns County, Florida, and that the said newspaper heretofore been continuously published in said St. Johns County, Florida, each day and has been entered as second class mail matter at the post office in the City of St. Augustine, in said St. Johns County, for a period of one year preceding the first publication of the copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing the advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 16th day of JUNE , 1999,

by Linda Y. Murray who is personally known to me or who has produced PERSONALLY KNOWN as identification.

(Signature of Notary Public)



Zoe Ann Moss MY COMMISSION # 0001814 EXPIRES August 22, 2001 BONDED THRU TROY FAIN INSURANCE, INC.

Zoe Ann Moss

NOTICE OF PROPOSED EXCHANGE OF COUNTY PROPERTY On Tuesday, June 22, 1999, the Board of County Commissioners of St. Johns County, Florida, in the St. Johns County Auditorium, County Administration Building, #4020 Lewis Speedway (County Road 16-A and U.S. #1 North) St. Augustine, Florida, will consider and may take action on a Resolution approving an exchange of real property between St. Johns County (owner of property as described in Exhibit A of the County Deed) and Cypress Lakes Development, Inc. (owner of property as described in Exhibit A of the Warranty Deed). This exchange of property will facilitate the construction and provide the required land for the Nine-Hole County Golf Course Expansion Project. The proposed legal descriptions and maps of the real property to be exchanged are shown in the Exhibits of the Resolution which is available for inspection by the public in the Office of the Clerk of Courts, Ex-Officio Clerk to the Board of County Commissioners located in the St. Johns County Administration Building #4020 Lewis Speedway, St. Augustine, Florida. NOTICE OF PERSONS NEEDING SPECIAL ACCOMMODATIONS AND TO ALL HEARING IMPAIRED PERSONS: In accordance with the Americans with Disabilities Act, persons needing special accommodations to participate in this proceedings should contact ADA Coordinator, at 804-823-2501 or at the County Administration Building, #4020 Lewis Speedway, St. Augustine, Florida 32058. For hearing impaired individuals: Florida Relay Service: 1-800-955-8770 no later than 5 days prior to the date of the meeting. BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA CHERYL STRICKLAND, ITS CLERK By: Yvonne King, Deputy Clerk L092A June 9, 16, 1999