

RESOLUTION NO. 2002- 196

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A TEMPORARY DRAINAGE EASEMENT FROM ST. JOE RESIDENTIAL ACQUISITIONS, INC. TO ST. JOHNS COUNTY FOR DRAINAGE PURPOSES FOR ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE PHASE TWO.

WHEREAS, St. Joe Residential Acquisitions, Inc., a Florida Corporation, has Presented to the County an executed Temporary Drainage Easement, attached hereto as Exhibit "A" incorporated by reference and made a part hereof; and

WHEREAS, the County staff has determined in order to ensure future lot owners sufficient drainage rights, a temporary easement should be granted to allow use of the adjacent land for drainage by future lot owners within the Subdivision; and

WHEREAS, the easement will no longer be necessary once the additional land adjacent to the Subdivision is platted.

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 Temporary Drainage Easement attached hereto as Exhibit "A" is hereby accepted.

Section 3. The Clerk of Circuit Court is instructed to record the original Temporary Drainage Easement in the Official Records of St. Johns County, Florida.

PASSED AND ADOPTED this 24th day of September, 2002.

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

By: James E. Bryant
James E. Bryant, Chairman

ATTEST: Cheryl Strickland, Clerk

Robin L. Platt
Deputy Clerk

RENDITION DATE 9/25/02

Prepared by and return to:
A & J Land Surveyors, Inc.
7950 Belfort Parkway
Suite 1600
Jacksonville, Florida 32256

Exhibit "A" to Resolution

TEMPORARY GRANT OF EASMENT

THIS TEMPORARY GRANT OF EASMENT, made this 8 day of August, 2002 between St. Joe Residential Acquisitions, Inc. a Florida Corporation with an address of 1650 Prudential Drive, Suite 400, Jacksonville, Florida 32207 (hereinafter called Grantor), and ST. JOHNS COUNTY hereinafter called Grantee, whose address is: 4020 Lewis Speedway, St. Augustine, Florida 32095.

WITNESSETH: that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to them in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed to the Grantee, its successors and assigns, forever a non-exclusive unobstructed easement with the right, privilege and authority to said Grantee, its successors and assigns, to discharge all stormwater which may fall or come upon all road rights of way within a residential development known as **ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO** into, over, across or through the following described land situate in St. Johns County, Florida, to wit:

AS DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCED INCORPORATED HEREIN AND MADE A PART HEREOF.

This is a Temporary Grant of Easement which shall become null and void upon the recording of a plat in the public records of St. Johns County, Florida, which includes the land described on Exhibit "A" attached hereto.

Notwithstanding for the foregoing, St. Joe Residential Acquisitions, Inc. shall be responsible for the maintenance of this temporary drainage easement.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed as of the date first above written.

Signed, sealed and delivered in
The presence of:

ST. JOE RESIDENTIAL
ACQUISITIONS, INC., a
Florida Corporation

[Handwritten signature]-----

By: *[Handwritten signature: Michael N. Regan]*-----
Michael N. Regan, Senior
Vice President

Print name: *[Handwritten: J. J. ...]*

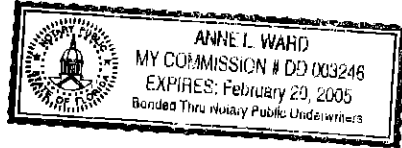
[Handwritten signature]-----

Print name: *[Handwritten: ...]*

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 8th day of August, 2002, Michael N. Regan, as the Senior Vice President of St. Joe Residential Acquisitions, Inc., on behalf of the Florida Corporation.

(Notary Seal)



[Handwritten signature: Anne L. Ward]-----
Print name: *[Handwritten: Anne L. Ward]*
Notary Public, State of Florida
Commission No. *[Handwritten: DP 003246]*
My Commission Expires: *[Handwritten: Feb 20, 2005]*

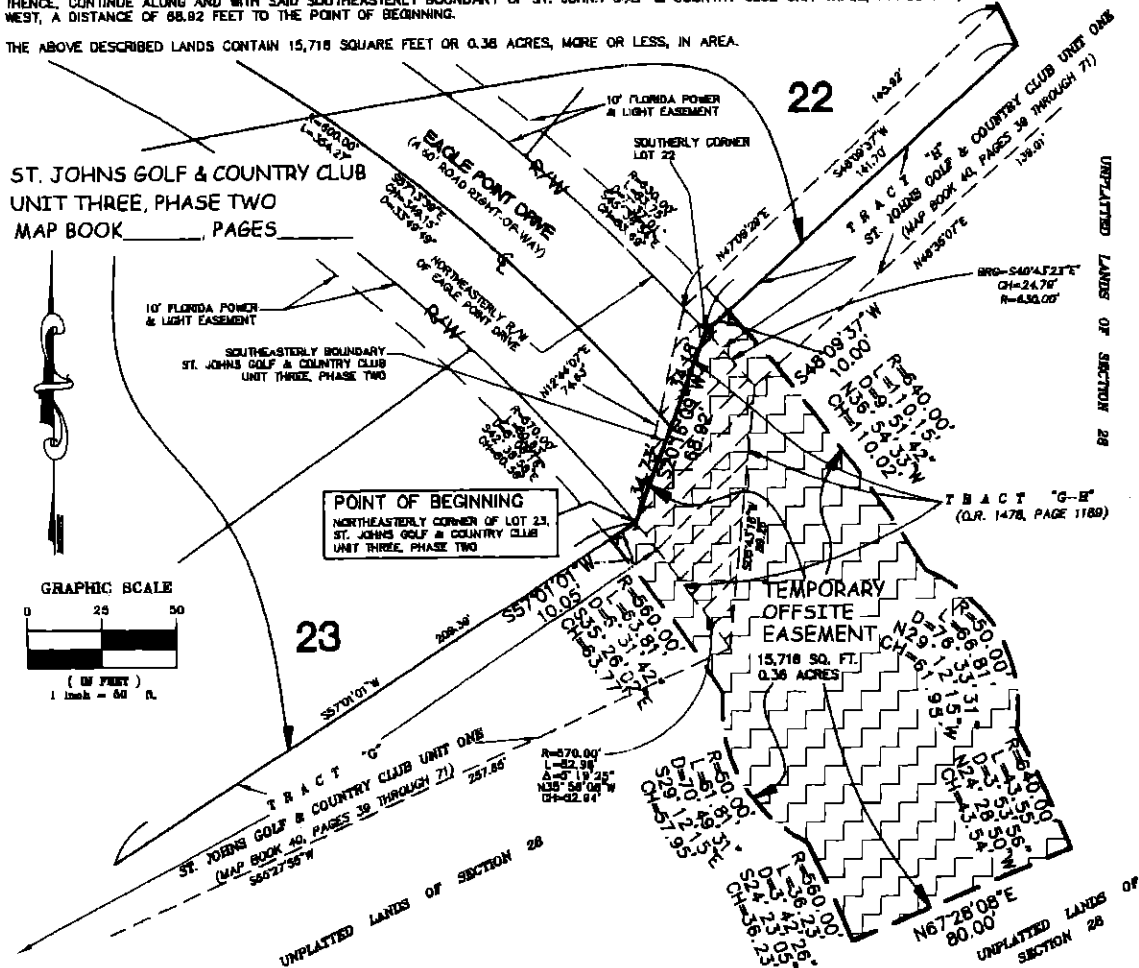
MAP SHOWING TEMPORARY OFF-SITE EASEMENT

EXHIBIT "A":

PART OF THE REPLAT OF TRACT "G-H", TRACT "H", AND TRACT "G" AS DESCRIBED IN ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO, RECORDED IN MAP BOOK _____ PAGES _____ (INCLUSIVE) OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF THE UNPLATTED LANDS OF SECTION 28, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF BEGINNING, START AT THE NORTHEASTERLY CORNER OF LOT 23 OF AFORESAID ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO; THENCE, RUN ALONG AND WITH THE SOUTHEASTERLY LINE OF SAID LOT 23, SOUTH 57°01'01" WEST, A DISTANCE OF 10.05 FEET TO A POINT ON SAID SOUTHEASTERLY LINE, SAID POINT ALSO BEARING NORTH 51°18'07" EAST, A DISTANCE OF 560.00 FEET FROM THE RADIUS POINT OF THE FOLLOWING NON-TANGENT CURVE; THENCE, LEAVING SAID SOUTHEASTERLY LINE, RUN ALONG AND AROUND THE ARC OF A CURVE TO THE RIGHT, BEING CONCAVE SOUTHWESTERLY AND SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 35°26'02" EAST, 83.77 FEET, HAVING DELTA ANGLE OF 08°31'42" AND AN ARC LENGTH OF 83.81 FEET TO A POINT ON A NON-TANGENT CURVE, SAID POINT ALSO BEARING NORTH 83°47'30" WEST, A DISTANCE OF 50.00 FEET FROM THE RADIUS POINT OF SAID CURVE; THENCE, RUN ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, BEING CONCAVE NORTHEASTERLY AND SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 28°12'15" EAST, 57.95 FEET, HAVING A DELTA ANGLE OF 70°49'31" AND AN ARC LENGTH OF 61.81 FEET TO A POINT ON A NON-TANGENT CURVE, SAID POINT ALSO BEARING NORTH 83°45'41" EAST, A DISTANCE OF 560.00 FEET FROM THE RADIUS POINT OF SAID CURVE; THENCE, RUN ALONG AND AROUND THE ARC OF A CURVE TO THE RIGHT, BEING CONCAVE SOUTHWESTERLY AND SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 24°23'05" EAST, 38.23 FEET, HAVING A DELTA ANGLE OF 03°42'26" EAST AND AN ARC LENGTH OF 38.23 FEET TO A POINT ON SAID CURVE; THENCE, LEAVING SAID CURVE, RUN NORTH 67°28'08" EAST, A DISTANCE OF 80.00 FEET TO A POINT ON A NON-TANGENT CURVE, SAID POINT BEARING NORTH 87°28'08" EAST, A DISTANCE OF 80.00 FEET TO THE RADIUS POINT OF SAID CURVE; THENCE, RUN ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, BEING CONCAVE SOUTHWESTERLY AND SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 24°28'50", HAVING A DELTA ANGLE OF 03°53'58" AND AN ARC LENGTH OF 43.55 FEET TO A POINT ON A NON-TANGENT CURVE, SAID POINT BEARING SOUTH 80°55'30" EAST, A DISTANCE OF 50.00 FEET TO THE RADIUS POINT OF SAID CURVE; THENCE, RUN ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, BEING CONCAVE SOUTHWESTERLY AND SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 28°12'15" WEST, 81.95 FEET, HAVING A DELTA ANGLE OF 78°33'31" AND AN ARC LENGTH OF 88.81 FEET TO A POINT ON A NON-TANGENT CURVE, SAID POINT BEARING NORTH 58°01'18" WEST, A DISTANCE OF 840.00 FEET TO THE RADIUS POINT OF SAID CURVE; THENCE, RUN ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, BEING CONCAVE SOUTHWESTERLY AND SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 36°34'33" WEST, 110.02 FEET, HAVING A DELTA ANGLE OF 08°31'42" AND AN ARC LENGTH OF 110.15 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF LOT 22 OF AFORESAID ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO; THENCE, RUN ALONG AND WITH SAID SOUTHEASTERLY LINE SOUTH 48°09'37" WEST, A DISTANCE OF 10.00 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY OF EAGLE POINT DRIVE (A 60 FEET, ROAD RIGHT-OF-WAY), AS DESCRIBED IN SAID ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO, SAID POINT ALSO BEING THE MOST SOUTHERLY CORNER OF AFORESAID LOT 22 AND THE SOUTHEASTERLY BOUNDARY OF SAID ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO; THENCE, CONTINUE ALONG AND WITH SAID SOUTHEASTERLY BOUNDARY OF ST. JOHNS GOLF & COUNTRY CLUB UNIT THREE, PHASE TWO, SOUTH 20°16'09" WEST, A DISTANCE OF 88.92 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED LANDS CONTAIN 15,718 SQUARE FEET OR 0.36 ACRES, MORE OR LESS, IN AREA.



NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

NOTES

- BEARINGS ARE BASED ON THE SOUTHERLY R/W LINE OF GREAT OAKS LANE, AS S. 28°50'30" W.
- THIS IS A MAP TO SHOW THE TEMPORARY OFFSITE EASEMENT.
- ELEVATIONS SHOWN THUS (18.0) REFER TO UNITED STATES COASTAL AND GEODETIC SURVEY DATUM, NATIONAL GEODETIC VERTICAL OF 1929, (M.S.V.D. OF 1929).
- BY GRAPHIC PLOTTING ONLY, THE PROPERTY SHOWN HEREON LIES WITHIN ZONES _____ (UNSHADED) AS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (F.E.M.A.) NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP (F.I.R.M.) COMMUNITY PANEL NUMBER: 120077 - 0144 E; MAP REVISED DATE: 8/15/98
- UNLESS OTHERWISE NOTED, ANY PORTION OF THE PARCEL THAT MAY BE DEEMED AS WETLANDS BY STATE OR GOVERNMENTAL AGENCIES, HAS BEEN DETERMINED AND ANY LIABILITY RESULTING THEREFROM IS NOT THE RESPONSIBILITY OF THE UNDERSIGNED.
- THERE MAY BE RESTRICTIONS OR EASEMENTS OF RECORD EVIDENCED BY TITLE EXAMINATION THAT HAVE NOT BEEN SHOWN HEREON.

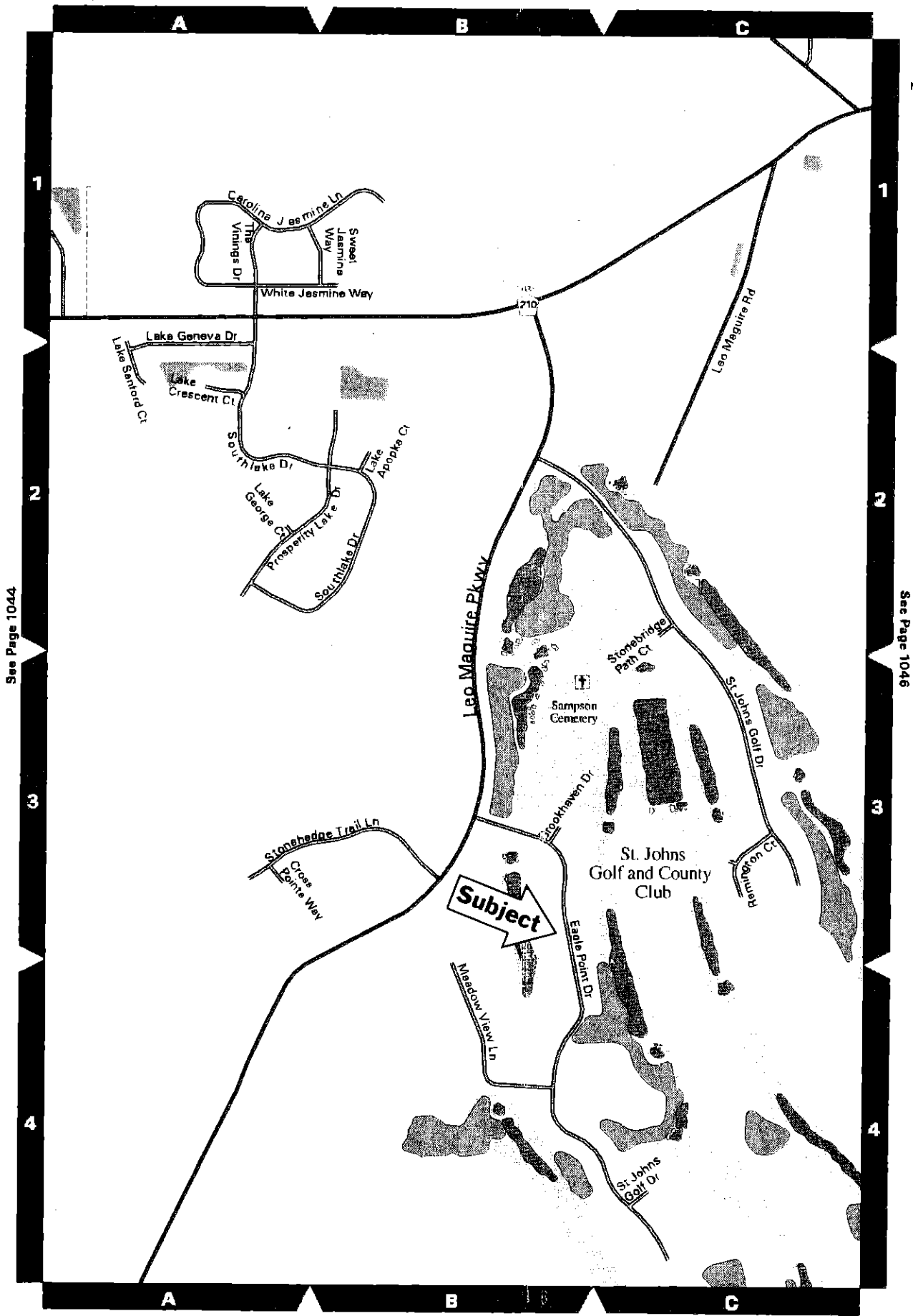
ABBREVIATIONS THAT MAY BE USED IN THIS SURVEY		
P.C.P.	PERMANENT CONTROL POINT	ESMT
P.R.M.	PERMANENT REFERENCE MONUMENT	L.B.
P.O.C.	POINT ON CURVE	WF
P.O.B.	POINT OF BEGINNING	C.L.F.
P.O.R.	POINT OF REFERENCE	W.P.F.
P.C.	POINT OF CURVATURE	A/C
P.T.	POINT OF TANGENCY	W/O
P.C.C.	POINT OF COMPOUND CURVE	OHL
P.R.C.	POINT OF REVERSE CURVATURE	F.M.
P.I.	POINT OF INTERSECTION	R=
R/W	RIGHT OF WAY	L=
O.R. V.	OFFICIAL RECORDS VOLUME	CH=
P.B.	DEED BOOK	O=
P.G.	PAGE	I.P.
B.R.L.	BUILDING RESTRICTION LINE	C.A.L.C.

LEGEND	DATE
☐ DENOTES CONCRETE MONUMENT	AUGUST 9, 2002
X-X DENOTES FENCE	SCALE 1" = 50'
○ DENOTES 1/2" IRON PIPE SET (3" BORE)	JOB NO. 10348
● DENOTES SIGN PIPE FOUND (AS NOTED)	F. BOOK(S) NA
X DENOTES GROSS CUT	PAGE(S) NA
	COMPUTER PLATS/SUBCC/SUBDC3-2/
	FILE NAME TEMP-ESMT.DWG

A & J LAND SURVEYORS, INC.
 CERTIFICATE OF AUTHORIZATION NO. LB 8881
 PROFESSIONAL LAND SURVEYORS OFFICE: (904) 296-1866
 7850 BELFORT PARKWAY, SUITE 1600 FAX: (904) 296-4683
 JACKSONVILLE, FLORIDA 32258

THIS IS TO CERTIFY THAT THIS SURVEY IS A TRUE REPRESENTATION OF AN ACTUAL FIELD SURVEY, MADE UNDER MY SUPERVISION AND IN ACCORDANCE WITH THE MINIMUM TECHNICAL STANDARDS AS OUTLINED AND SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS AND MAPPERS, IN CHAPTER 61G17-6.0, (FORMERLY CHAPTER 21M-6.0), FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

JONATHAN B. BOWAN, STATE OF FLORIDA,
 REGISTERED LAND SURVEYOR, CERTIFICATE No. 4800



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