

RESOLUTION NO. 2002- 92

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES TO PROVIDE WATER SERVICE AND FIRE PROTECTION TO ST. FRANCIS IN-THE-FIELD EPISCOPAL CHURCH.**

**WHEREAS**, The Episcopal Church in the Diocese of Florida, Inc., a Florida not for profit corporation, has executed and presented to St. Johns County an Easement for Utilities, attached hereto as Exhibit "A", incorporated by reference and made a part hereof, across a portion of their property located off County Road No. 210; and

**WHEREAS**, the easement is required for the installation of a water main that will provide water service and fire protection to St. Francis in-the-field Episcopal Church; and

**WHEREAS**, St. Johns County Utility Department has reviewed and approved the easement as stated in Memorandum attached hereto as Exhibit "B", incorporated by reference and made a part hereof.

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

Section 1. The above described Easement for Utilities, attached hereto, is hereby accepted.

Section 2. The Clerk is instructed to record the original Easement for Utilities in the Public Records of St. Johns County, Florida.

**PASSED AND ADOPTED** this 21<sup>st</sup> day of May, 2002.

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

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

**ATTEST:** Cheryl Strickland, Clerk

By: Patricia A. Grande  
Deputy Clerk

RENDITION DATE 5-22-02

Exhibit "A" to Resolution

Prepared by:  
St. Johns County  
4020 Lewis Speedway  
St. Augustine, Florida 32084

**EASEMENT FOR UTILITIES**

THIS EASEMENT executed and given this 12 day of April, 2002, by THE EPISCOPAL CHURCH IN THE DIOCESE OF FLORIDA, INC., a Florida not for profit corporation, whose address is 325 Market Street, Jacksonville, Florida 32202, hereinafter called "Grantor," to ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine, Florida 32084, hereinafter called the "Grantee."

WITNESSETH:

That for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, said Grantors hereby give, grant, dedicate and convey to the Grantee, its successors and assigns forever, and unobstructed right-of-way and non-exclusive permanent easement with the right, privilege and authority to said Grantee, its successors and assigns, to construct, operate, lay, maintain, improve and repair sub-surface pipes for water on, along, over, through, across or under the following described land, situate in St. Johns County, Florida to wit:

Property as described on attached Exhibit "A", incorporated by referenced and made a part hereof.

TOGETHER with the right to said Grantee, its successors and assigns, of ingress and egress to and over the property as described in Exhibit "B," incorporated by reference and made a part hereof and for doing anything necessary, useful or convenient for the enjoyment of the easement herein granted over, under or in lands, together with the right, easements, privileges and appurtenances in and to said land as described in Exhibit "A" which may be required for the enjoyment of the rights herein granted.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed by its duly authorized officers as of the day and year first above written.

Signed and Sealed in Our  
Presence as Witnesses:

(sign) Ellis E. Brust  
(print) Ellis E. Brust

(sign) Rebecca G Peoples  
(print) Rebecca G Peoples

THE EPISCOPAL CHURCH IN THE  
DIOCESE OF FLORIDA, INC., a Florida  
not for profit corporation

+ Stephen H. Jecko  
By: Stephen H. Jecko as Bishop of The  
Episcopal Church in the Diocese of  
Florida, Inc.

STATE OF FLORIDA  
COUNTY OF DUVALL

The foregoing instrument was acknowledged before me this 12 day of  
APRIL, 2002, by Stephen H. Jecko as Bishop of The Episcopal Church  
in the Diocese of Florida, Inc., a Florida not for profit corporation, on behalf of the  
corporation. He is personally known to me or has produced \_\_\_\_\_ as  
identification.

Rebecca G Peoples  
Notary Public  
My Commission expires: \_\_\_\_\_



Exhibit "A" to Easement for Utilities

WARRANT OF TITLE

A PART OF SECTION 1, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS A PART OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 948, PAGE 747 OF THE PUBLIC RECORDS OF SAID COUNTY AND BEING FURTHER DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 948, PAGE 747; THENCE NORTH  $00^{\circ}44'34''$  EAST, ALONG THE WEST LINE OF SAID LANDS, A DISTANCE OF 1835.44 FEET; THENCE NORTH  $89^{\circ}24'57''$  WEST, ALONG A BOUNDARY OF SAID LANDS, A DISTANCE OF 153.90 FEET; THENCE CONTINUE ALONG SAID BOUNDARY, NORTH  $00^{\circ}35'03''$  EAST, A DISTANCE OF 82.17 FEET TO THE POINT OF BEGINNING FOR THE LAND HEREIN DESCRIBED; THENCE CONTINUE ALONG SAID BOUNDARY, NORTH  $00^{\circ}35'03''$  EAST, A DISTANCE OF 26.02 FEET; THENCE DEPARTING SAID BOUNDARY, NORTH  $88^{\circ}13'22''$  EAST, A DISTANCE OF 15.36 FEET; THENCE NORTH  $00^{\circ}35'03''$  EAST, A DISTANCE OF 5.71 FEET; THENCE NORTH  $88^{\circ}13'22''$  EAST, A DISTANCE OF 10.01 FEET; THENCE SOUTH  $00^{\circ}35'03''$  WEST, A DISTANCE OF 31.73 FEET; THENCE SOUTH  $88^{\circ}13'22''$  WEST, A DISTANCE OF 25.37 FEET TO THE POINT OF BEGINNING.

20 PART OF EASEMENT

A PART OF SECTION 1, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS A PART OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 948, PAGE 747 OF THE PUBLIC RECORDS OF SAID COUNTY AND BEING FURTHER DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE NORTHWEST CORNER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 948, PAGE 747; THENCE NORTH  $55^{\circ}21'50''$  EAST, ALONG THE SOUTHERLY RIGHT OF WAY LINE OF PALM VALLEY ROAD, COUNTY ROAD No. 210 (A 100 FOOT RIGHT OF WAY AS NOW ESTABLISHED), A DISTANCE OF 120.00 FEET TO THE POINT OF BEGINNING FOR THE LAND HEREIN DESCRIBED; THENCE CONTINUE NORTH  $55^{\circ}21'50''$  EAST, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 60.00 FEET; THENCE DEPARTING SAID RIGHT OF WAY LINE, SOUTH  $34^{\circ}38'10''$  EAST, A DISTANCE OF 111.09 FEET; THENCE SOUTH  $19^{\circ}54'00''$  EAST, A DISTANCE OF 130.50 FEET TO A POINT ON A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 462.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 165.17 FEET, MAKING A CENTRAL ANGLE OF  $20^{\circ}29'03''$ , AND HAVING A CHORD BEARING OF SOUTH  $09^{\circ}39'28''$  EAST AND A CHORD DISTANCE OF 164.29 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH  $00^{\circ}35'03''$  WEST, A DISTANCE OF 279.81 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 612.00 FEET; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 256.33 FEET, MAKING A CENTRAL ANGLE OF  $23^{\circ}59'53''$ , AND HAVING A CHORD BEARING OF SOUTH  $12^{\circ}34'59''$  WEST AND A CHORD DISTANCE OF 254.46 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 588.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 593.24 FEET, MAKING A CENTRAL ANGLE OF  $57^{\circ}48'24''$ , AND HAVING A CHORD BEARING OF SOUTH  $04^{\circ}19'17''$  EAST AND A CHORD DISTANCE OF 568.40 FEET; THENCE SOUTH  $56^{\circ}46'32''$  WEST, A DISTANCE OF 24.00 FEET TO A POINT ON A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 612.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 617.46 FEET, MAKING A CENTRAL ANGLE OF  $57^{\circ}48'24''$ , AND HAVING A CHORD BEARING OF NORTH  $04^{\circ}19'17''$  WEST AND A CHORD DISTANCE OF 591.60 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 588.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 246.28 FEET, MAKING A CENTRAL ANGLE OF  $23^{\circ}59'53''$ , AND HAVING A CHORD BEARING OF NORTH  $12^{\circ}59'53''$  EAST AND A CHORD DISTANCE OF 244.48 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH  $00^{\circ}35'03''$  EAST, A DISTANCE OF 279.81 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 438.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 198.80 FEET,

Exhibit "B" cont.

MAKING A CENTRAL ANGLE OF  $26^{\circ}00'21''$ , AND HAVING A CHORD BEARING OF NORTH  $12^{\circ}25'08''$  WEST AND A CHORD DISTANCE OF 197.10 FEET; THENCE NORTH  $41^{\circ}59'48''$  WEST, A DISTANCE OF 96.38 FEET; THENCE NORTH  $34^{\circ}38'10''$  WEST, A DISTANCE OF 94.33 FEET TO THE POINT OF BEGINNING.

Exhibit "B" cont.

A PART OF SECTION 1, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS A PART OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 948, PAGE 747 OF THE PUBLIC RECORDS OF SAID COUNTY AND BEING FURTHER DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 948, PAGE 747; THENCE NORTH  $00^{\circ}44'34''$  EAST, ALONG THE WEST LINE OF SAID LANDS, A DISTANCE OF 1835.44 FEET; THENCE NORTH  $89^{\circ}24'57''$  WEST, ALONG A BOUNDARY OF SAID LANDS, A DISTANCE OF 153.90 FEET; THENCE CONTINUE ALONG SAID BOUNDARY, NORTH  $00^{\circ}35'03''$  EAST, A DISTANCE OF 113.89 FEET TO THE POINT OF BEGINNING FOR THE LAND HEREIN DESCRIBED; THENCE CONTINUE NORTH  $00^{\circ}35'03''$  EAST, ALONG SAID BOUNDARY, A DISTANCE OF 12.01 FEET; THENCE DEPARTING SAID BOUNDARY, NORTH  $88^{\circ}13'22''$  EAST, A DISTANCE OF 123.18 FEET; THENCE NORTH  $23^{\circ}33'01''$  EAST, A DISTANCE OF 95.52 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 254.60 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 110.59 FEET, MAKING A CENTRAL ANGLE OF  $24^{\circ}53'16''$  AND HAVING A CHORD BEARING OF NORTH  $35^{\circ}59'38''$  EAST AND A CHORD DISTANCE OF 109.72 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 20.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 26.36 FEET, MAKING A CENTRAL ANGLE OF  $75^{\circ}30'55''$  AND HAVING A CHORD BEARING OF NORTH  $10^{\circ}40'49''$  EAST AND A CHORD DISTANCE OF 24.49 FEET TO A POINT OF CUSP; THENCE SOUTHEASTERLY, ALONG THE ARC OF A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 612.00 FEET, A DISTANCE OF 65.66 FEET, MAKING A CENTRAL ANGLE OF  $06^{\circ}08'49''$  AND HAVING A CHORD BEARING OF SOUTH  $30^{\circ}09'03''$  EAST AND A CHORD DISTANCE OF 65.63 FEET TO A POINT OF CUSP; THENCE NORTHWESTERLY, ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 20.00 FEET, A DISTANCE OF 35.61 FEET, MAKING A CENTRAL ANGLE OF  $102^{\circ}01'24''$  AND HAVING A CHORD BEARING OF NORTH  $84^{\circ}14'09''$  WEST AND A CHORD DISTANCE OF 31.09 FEET TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 228.60 FEET; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 84.59 FEET, MAKING A CENTRAL ANGLE OF  $21^{\circ}12'08''$  AND HAVING A CHORD BEARING OF SOUTH  $34^{\circ}09'05''$  WEST AND A CHORD DISTANCE OF 84.11 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH  $23^{\circ}33'01''$  WEST, A DISTANCE OF 96.50 FEET; THENCE SOUTH  $88^{\circ}13'22''$  WEST, A DISTANCE OF 146.76 FEET TO THE POINT OF BEGINNING.







**ST. JOHNS COUNTY**  
UTILITY DEPARTMENT  
2175 Mizell Road  
P.O. Drawer 3006  
St. Augustine, Florida 32085-3006

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**I N T E R O F F I C E   M E M O R A N D U M**

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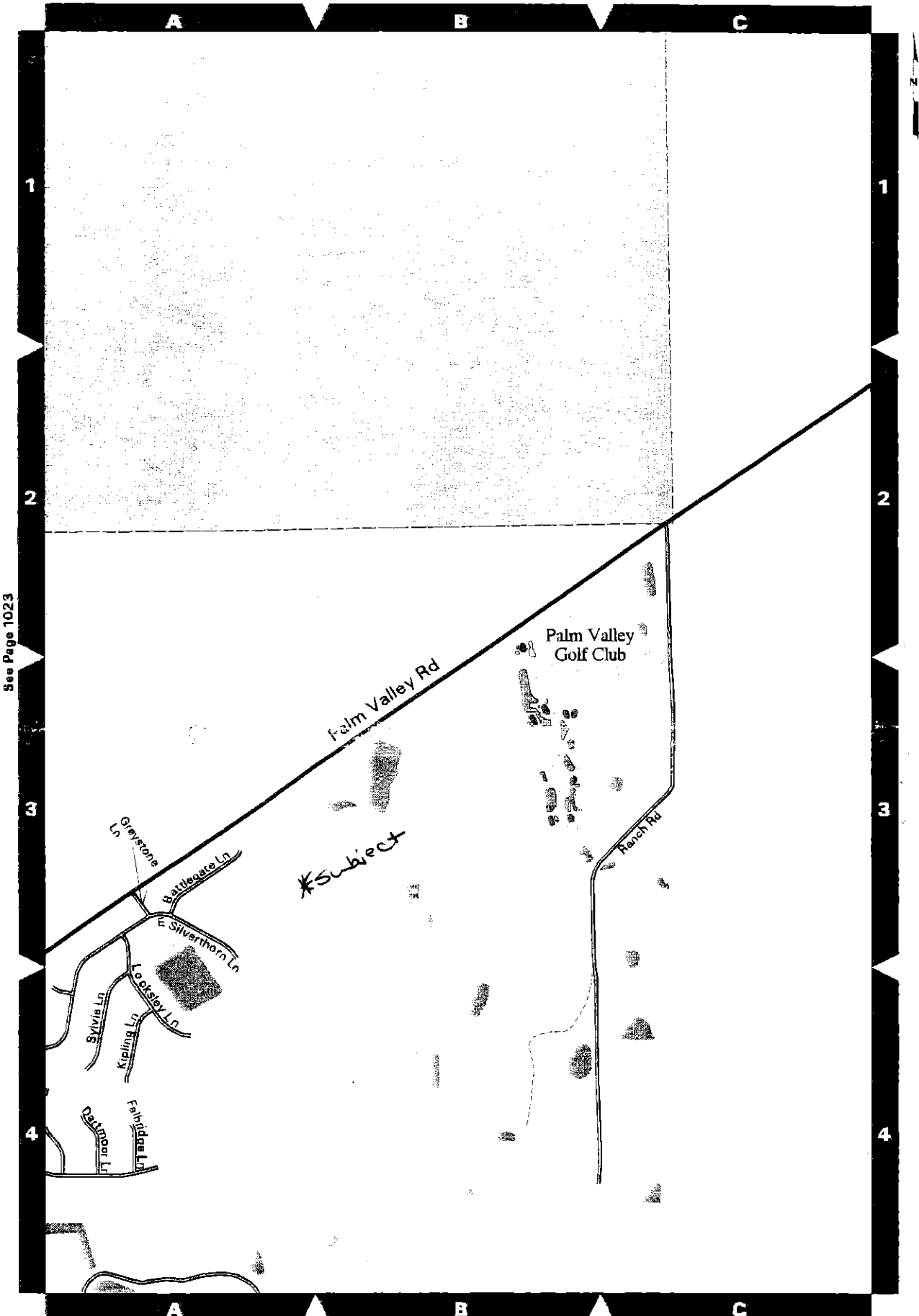
**TO:** Mary Ann Blount, Real Estate Manager  
Laurie Braddock, Real Estate Officer

**FROM:** Herbert A. Van Der Mark  
Construction Manager of Utilities

**SUBJECT:** St. Francis in the Field Church - The Episcopal Church in the Diocese of Florida, Inc. - Easement for Utilities and Access Easement.

**DATE:** April 18, 2002

Please be informed that the "Easement for Utilities" that includes the easement for the water meter and the access easement to read and service the water meter has been reviewed by the St. Johns County Utility Department. The Utility Department is in concurrence with the subject easement.



See Page 1023