

RESOLUTION NO. 2005- 38

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DEED OF DEDICATION CONVEYING THE RIGHTS-OF-WAY OF THE WORLD COMMERCE PARKWAY AND RING WAY TO ST. JOHNS COUNTY.

RECITALS

WHEREAS, World Commerce Center Community Development District has executed and presented to St. Johns County a deed for the rights-of-way of the World Commerce Parkway and Ring Way, as more particularly described in Deed of Dedication (Rights-of-Way) attached hereto as Exhibit "A", incorporated by reference and made a part hereof; and

WHEREAS, World Commerce Parkway and Ring Way will provide access to the World Commerce Center DRI and Ring Power; and

WHEREAS, it is in the best interest of the County to accept the Deed of Dedication (Rights-of-Way) for the health, safety and welfare of the citizens of St. Johns County.

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 above described Deed of Dedication (Rights-of-Way) attached and incorporated hereto is hereby accepted.

Section 3. The Clerk of the Circuit Court is instructed to record the original Deed of Dedication (Rights-of-Way) in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 9th day of February, 2005.

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

By: Bruce A. Maguire
Bruce A. Maguire, Chairman

ATTEST: Cheryl Strickland, Clerk

By: Robert L. Platt
Deputy Clerk

RENDITION DATE 2/11/2005

Exhibit "A" to Resolution

Prepared by and Return to:
Susan S. Bloodworth, Esquire
Rogers, Towers, P.A.
170 Malaga Street, Suite A
St. Augustine, Florida 32084

**DEED OF DEDICATION
(RIGHTS-OF-WAY)**

THIS INDENTURE, made this 20 day of January, 2005, between **WORLD COMMERCE COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special government created pursuant to Chapter 190, The Uniform Community Development District Act of 1980, as amended and established by Ordinance Number 2003-100 of the Board of County Commissions of St. Johns County, Florida, whose address is c/o District Manager, 139 Executive Circle, Suite 203, Daytona Beach, Florida 32114 ("Grantor") and **ST. JOHNS COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine, Florida 32095 ("Grantee").

WITNESSETH: that for and in consideration of the acceptance of this Dedication by the Grantee, said Grantor does hereby give, grant, dedicate, and convey to the Grantee, its successors and assigns forever, the following described land, situate in St. Johns County, Florida, to wit:

See Exhibit "A" attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the same together with all and singular the tenements, hereditaments and appurtenances of Grantor thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor, either in law or equity, including easements for drainage, utilities, ingress, egress and sewers, to the proper use, benefit, and behoof of the Grantee, its legal representatives, successors and assigns forever.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

**WORLD COMMERCE CENTER
COMMUNITY DEVELOPMENT
DISTRICT**

Michael Cillr
Name: Michael Cillr

By: Melanie C. Steinemann
Name: Melanie C. Steinemann
Its: Chairman

Tyson Eavenson
Name: Tyson Eavenson

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 20 day of January, 2005, by Melanie C. Steinemann, the Chairman of WORLD COMMERCE CENTER COMMUNITY DEVELOPMENT DISTRICT, on behalf of the District. He/She [CHECK ONE] is personally known to me or has proved to me on basis of satisfactory evidence to be the person who executed this instrument.

Teri Blake

Notary Public, State of Florida

Name: Teri Blake

My Commission Expires:

My Commission Number is:



Exhibit "A"

ROAD DEDICATION PARCEL FOR WORLD COMMERCE PARKWAY

A PART OF GOVERNMENT LOTS 1 AND 2 OF THE ANTONIO HUERTAS GRANT, SECTION 38, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF INTERNATIONAL GOLF PARKWAY, ALSO KNOWN AS NINE MILE ROAD (A RIGHT-OF-WAY OF VARYING WIDTH, AS NOW ESTABLISHED) WITH THE WESTERLY RIGHT-OF-WAY LINE OF FRANCIS ROAD, A RIGHT-OF-WAY OF VARYING WIDTH ACCORDING TO FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP SECTION NO. 78080-2431; THENCE SOUTH 44°32'18" WEST, ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF INTERNATIONAL GOLF PARKWAY, A DISTANCE OF 2487.11 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 15°08'09" WEST, LEAVING SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 147.27 FEET TO A POINT ON A CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 552.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 453.58 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 14°23'27" EAST AND A CHORD DISTANCE OF 440.93 FEET TO A POINT ON SAID CURVE; THENCE SOUTH 63°07'38" WEST, A DISTANCE OF 12.43 FEET TO A POINT ON A CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 542.00 FEET; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 41.90 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 12°08'12" WEST AND A CHORD DISTANCE OF 41.89 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 14°21'06" WEST, A DISTANCE OF 63.79 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 515.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 786.84 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 29°25'04" EAST AND A CHORD DISTANCE OF 712.51 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 73°11'14" EAST, A DISTANCE OF 191.69 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 655.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 651.29 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 78°19'40" EAST AND A CHORD DISTANCE OF 624.79 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 49°50'33" EAST, A DISTANCE OF 590.83 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1065.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 926.21 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 74°45'24" EAST AND A CHORD DISTANCE OF 897.29 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 80°19'44" EAST, A DISTANCE OF 585.88 FEET TO THE POINT OF A CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 920.00 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 2054.99 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 35°40'51" EAST AND A CHORD DISTANCE OF 1653.64 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 28°18'34" WEST, A DISTANCE OF 797.26 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 565.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 769.39 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 67°19'15" WEST AND A CHORD DISTANCE OF 711.30 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 73°40'04" WEST, A DISTANCE OF 437.85 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 695.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 739.26 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 75°51'36" WEST AND A CHORD DISTANCE OF 704.90 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 45°23'16" WEST, A DISTANCE OF 50.64 FEET TO A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF FRANCIS ROAD (A RIGHT-OF-WAY OF VARYING WIDTH); THENCE NORTH 44°32'18" EAST, ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 130.00 FEET; THENCE SOUTH 45°23'16" EAST, LEAVING SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 50.80 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 565.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 600.99 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 75°51'36" EAST AND A CHORD DISTANCE OF 573.05 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 73°40'04" EAST, A DISTANCE OF 437.85 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 695.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 946.42 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 67°19'15" EAST AND A CHORD DISTANCE OF 874.97 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID POINT LYING ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF THE I-95 (STATE ROAD NO. 9) RAMP, A RIGHT-OF-WAY OF VARYING WIDTH PER SECTION NO. 78080-2431; THENCE SOUTH 28°18'34" EAST, ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 797.26 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 1050.00 FEET; THENCE SOUTHWESTERLY, LEAVING SAID NORTHWESTERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 2345.37 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 35°40'51" WEST AND A CHORD DISTANCE OF 1887.31 TO THE POINT OF TANGENCY OF SAID CURVE, THENCE NORTH 80°19'44" WEST, A DISTANCE OF 585.88 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 935.00 FEET; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 813.15 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 74°45'24" WEST AND A CHORD DISTANCE OF 787.76 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 49°50'33" WEST, A DISTANCE OF 474.01 FEET; THENCE SOUTH 51°43'42" WEST, A DISTANCE OF 292.53 FEET, TO A POINT ON A CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 795.00 FEET; THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 164.52 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 68°31'43" WEST AND A CHORD DISTANCE OF 164.23 FEET TO A POINT ON SAID CURVE; THENCE SOUTH 84°35'28" WEST, A DISTANCE OF 78.51 FEET TO A POINT ON A CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 785.00 FEET; THENCE WESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 277.25 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 89°46'30" WEST AND A CHORD DISTANCE OF 275.81 FEET TO A POINT ON SAID CURVE; THENCE NORTH 73°11'14" WEST, ALONG A LINE PARALLEL WITH AND LYING 4.95 FEET NORTHEASTERLY OF WHEN MEASURED AT RIGHT ANGLES TO THE NORTHEASTERLY RIGHT-OF-WAY LINE OF A 75.00 FOOT FLORIDA POWER AND LIGHT EASEMENT, A DISTANCE OF 360.31 FEET TO A POINT ON A CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 645.00 FEET; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 905.08 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 25°50'52" WEST AND A CHORD DISTANCE OF 832.63 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 14°21'06" EAST, A DISTANCE OF 63.79 FEET TO THE POINT OF CURVE OF A CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 412.00 FEET; THENCE NORTHERLY, ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE 336.70 FEET, SAID ARC BEING SUBTENDED BY CHORD BEARING OF NORTH 09°03'38" WEST AND A CHORD DISTANCE OF 327.41 FEET TO A POINT ON SAID CURVE; THENCE SOUTH 88°01'18" WEST, A DISTANCE OF 105.44 FEET; THENCE NORTH 45°27'42" WEST, A DISTANCE OF 20.00 FEET TO A POINT ON SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF INTERNATIONAL GOLF PARKWAY; THENCE NORTH 44°32'18" EAST, ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 350.58 FEET TO THE POINT OF BEGINNING.

CONTAINING 28.44 ACRES MORE OR LESS.

