

RESOLUTION NO. 2007- 52
RESOLUTION OF THE BOARD OF COUNTY
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
APPROVING A SUBDIVISION PLAT FOR CORONADO

WHEREAS, WILDWOOD PLANTATION , LLC, A FLORIDA LIMITED LIABILITY COMPANY, WILDWOOD PLANTATION INVESTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND MERCEDES HOMES, INC., A FLORIDA CORPORATION, AS OWNERS, have applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a subdivision plat known as CORONADO.

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 Sections 2, 3, 4, 5 and 6.

Section 2. A Construction Bond in the amount of \$396,742.96, which represents the amount required to complete the road, drainage and utility improvements, has been filed with the Clerks' office.

Section 3. A Maintenance Bond in the amount of \$396,742.96 will be 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 a forenamed subdivision plat which opinion, certificate or policy is in a form acceptable to the County Attorney or Assistant County Attorney.

Section 5. The Clerk is instructed to file and record the consent and joinder (s) to the plat executed by all mortgages identified in the title opinion or certificate of the title in Section 4.

Section 6. 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;
- d) Office of the County Surveyor; and
- e) 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 d) 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.

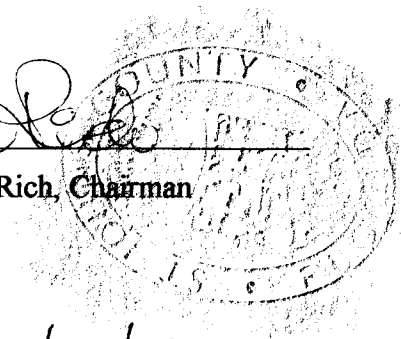
ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 20 day of February, 2007.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: _____

Ben Rich

Ben Rich, Chairman



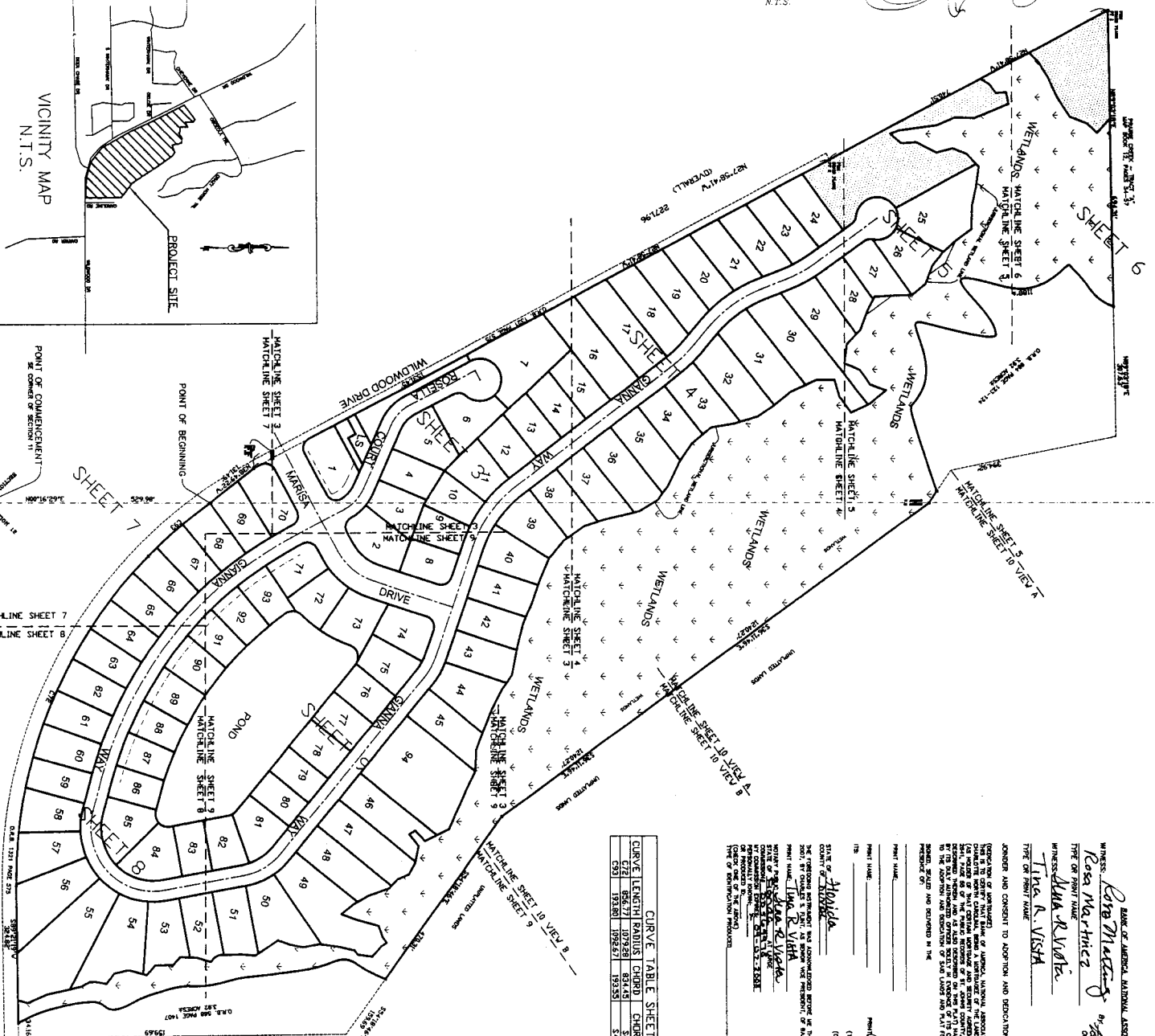
ATTEST: Cheryl Strickland

Pam Halterman

Deputy Clerk

ENACTED DATE 2/22/07

CORONADO

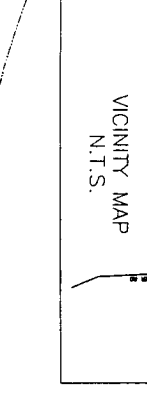
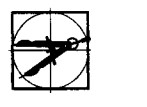


CURVE	LENGTH	RADIUS	CHORD	CHORD DIR	DELTA
678	585.67	1079.28	834.43	557.84	45.97
679	193.80	192.87	193.50	5.00	1.07

STATE OF FLORIDA
COUNTY OF ST. JOHNS
WITNESSES: *Anna R. Visha* (COMPANIE SEAL)
Charles S. Flint (COMPANIE SEAL)
BY: *Robert L. Rost*
ROBERT L. ROST, REAL ESTATE INVESTMENT SERVICES, LLC
110 NORTH PALM
GREEN COVE SPRINGS, FL 32043
PREPARED BY: *Bartram Trail Surveying, Inc.*

STATE OF FLORIDA
COUNTY OF ST. JOHNS
WITNESSES: *Michelle M. Mason* (COMPANIE SEAL)
Scott Brumby (COMPANIE SEAL)
BY: *Robert L. Rost*
ROBERT L. ROST, REAL ESTATE INVESTMENT SERVICES, LLC
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PREPARED BY:
BARTRAM TRAIL SURVEYING, INC.
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS
1501 COUNTY ROAD 315, SUITE 106
GREEN COVE SPRINGS, FL 32043
(904) 284-2224 FAX (904) 284-2256



INDEX MAP
N.T.S.

LEGEND
● - DENOTES IRON MARKER FOUND IDENTIFICATION AS NOTED
○ - DENOTES 3/8" REBAR SET 18" @ 18" @ 18"
□ - DENOTES 4"x4" CONCRETE MONUMENT IDENTIFICATION
AS NOTED
R/W - DENOTES RIGHT OF WAY
E - DENOTES EASEMENT
L - DENOTES LINE BEGINS
PT - DENOTES POINT OF TANGENCY CURVE
PCC - DENOTES POINT OF COMPOUND CURVE
PC - DENOTES POINT OF CURVATURE
C.I. INT. - DENOTES POINT CENTER LINE INTERSECT
P.M. - DENOTES POINT OF INTERSECTION
P.M. - PERMANENT REFERENCE MONUMENT