

RESOLUTION NO. 2008-345

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING AN EASEMENT FOR UTILITIES FOR WATER AND SEWER SERVICE TO GRAND RAVINE SUBDIVISION AND ACCEPTING A BILL OF SALE CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER AND SEWER SYSTEM.

RECITALS

WHEREAS, DSM, LLC, a Florida limited liability company, has executed and presented to the County an Easement for Utilities, attached hereto as Exhibit "A", incorporated by reference and made a part hereof, for water and sewer service to serve Grand Ravine subdivision; and

WHEREAS, DSM, LLC, has also executed a Bill of Sale and schedule of values conveying all personal property associated with the water and sewer system which is attached hereto as Exhibit "B", incorporated by reference and made a part hereof; and

WHEREAS, St. Johns County Utility Department has reviewed and approved the documents mentioned above, as stated in a memo attached hereto as Exhibit "C", incorporated by reference and made a part hereof; and

WHEREAS, to the extent that there are typographical errors that do not change the tone, tenor, or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

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 Easement for Utilities and Bill of Sale attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.

Section 3. The Clerk of the Circuit Court is instructed to record the original Easement for Utilities and file the Bill of Sale in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 2nd day of December, 2008.



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

By: Cyndi Stevenson
Cyndi Stevenson, Chair

ATTEST: Cheryl Strickland, Clerk

By: Pam Halteman
Deputy Clerk

RENDITION DATE 12/4/08

EASEMENT FOR UTILITIES

THIS EASEMENT executed and given this ____ day of _____, 20__ by **DSM, LLC, a Florida limited liability company**, with an address of 1433 Ponte Vedra Blvd., Ponte Vedra Beach, FL 32082, hereinafter called "Grantor" to **ST. JOHNS COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine FL 32084, hereinafter called "Grantee".

WITNESSETH:

That for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor agrees as follows:

1. Grantor does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto Grantee a non-exclusive permanent easement and right-of-way to install, construct, operate, maintain, repair, replace and remove pipes and mains constituting the underground water distribution system, gravity sewer collection system, lift stations & sewer force mains and all other equipment and appurtenances as may be necessary or convenient for the operation of the underground water and sewer utility services (hereinafter referred to as "Utility Lines and Associated Equipment") over and upon the real property described on Exhibit A attached hereto (the "Easement Area"); together with rights of ingress and egress to access the Easement Area as necessary for the use and enjoyment of the easement herein granted. The location of the ingress and egress area to the Easement area has been mutually agreed upon by the Grantor and Grantee. This easement is for water and/or sewer utility services only and does not convey any right to install other utilities such as cable television service lines.

TO HAVE AND TO HOLD, unto Grantee, his successors and assigns for the purposes aforesaid. Said Grantor is lawfully seized of said land in fee simple and thereby has the authority to grant said easement.

The easement herein granted is subject to covenants, restrictions, easements, liens and encumbrances of record.

(a) Grantor reserves the right and privilege to use and occupy and to grant to others the right to use and occupy (i) the surface and air space over the Easement Area for any purpose which is consistent with the rights herein granted to Grantee; and (ii) subsurface of the Easement Area for other utility services or other purposes which do not interfere with the rights herein granted to Grantee, including, without limitation, the right to install, construct, operate,

maintain, repair, replace and remove telecommunications, telephone, telegraph, electric, gas and drainage facilities and foundations, footing and/or anchors for surface improvements.

(b) All Utility Lines and Associated Equipment will be installed, operated and maintained at all times beneath the surface of the Easement Area provided that the same may be temporarily exposed or removed to the surface when necessary or desirable for the purpose of repairing and/or replacing the same. Provided, however, that Associated Equipment that is customarily installed above ground may be installed above ground subject to the right of Grantor, consistent with good engineering practices to approved the location of such above ground installation in its reasonable discretion.

(c) The easement granted by this instrument may be relocated to a location acceptable to the Grantee at any time upon Grantor's request provided that Grantor bears the cost of relocating the underground water and sewer utility lines and facilities located within the Easement area. At Grantor's request, and upon relocation of such lines at Grantor's expense, Grantee and Grantor shall execute an instrument in recordable form relocating the easement hereby granted to the new Easement Area designed by and in the title of the Grantor.

(d) Grantee shall exercise the easement rights conveyed herein in a manner which will not unreasonably interfere with use and occupancy of residential or commercial improvements constructed upon the adjacent property owned by Grantor.

2. (a) WATER SYSTEM – The Grantee shall maintain all water mains and other elements of the water distribution system up to and including the water meter or meters. Grantor or Grantor's successors and assigns shall be responsible for maintaining any water lines between the water meter and the improvements served by the utility system.

(b) PUMP STATION & SEWER FORCE MAINS – Grantee, by acceptance of this Easement, hereby agrees to maintain the sere force mains located within the Easement Area.

(c) GRAVITY SEWER SYSTEM – Grantee, by acceptance of this Easement, hereby agrees to maintain sewer force mains and gravity sewer lines located within the Easement Area. The Grantee's maintenance of gravity sewer lines shall extend "manhole to manhole", but shall not include a responsibility for maintenance of sewer service laterals; The Grantor or Grantor's successors and assigns shall be responsible for the maintenance of such sewer service laterals. Grantor hereby specifically indemnifies and holds Grantee harmless from and against costs and expenses associated with installation maintenance ~~and~~, repair or replacement of sewer service laterals.

3. After any installation, construction, repair, replacement or removal of any utility lines or equipment as to which easement rights are granted, Grantee shall refill any holes or trenches in a proper and workmanlike manner to the condition existing prior to such installation, construction, repair, replacement or removal, but Grantee shall not be responsible for restoration of sod, landscaping, planting, pavement or other surface improvements which are required to be removed in connection with installation, construction, repair, replacement or removal of utility lines or equipment. To the extent permitted by law, however, Grantee shall be responsible for damage to improvements that are caused by Grantee's negligence.

4. This Grant of Easement shall inure to the benefit of and be binding of and be binding upon Grantee and its successors and assigns.

5. For the purposes of the terms and conditions of this Grand of Easement, "Grantor" means the owner from time to time of the Easement Area or any part thereof.

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

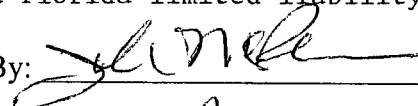
Signed, sealed and delivered

In the presence of:




Witness

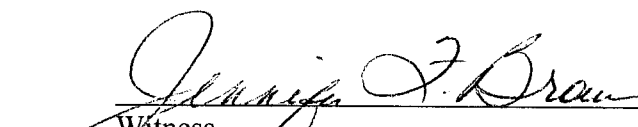
DSM, LLC
a Florida limited liability company

By: 

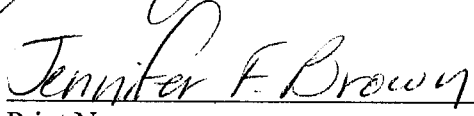
Its: Member



Print Name



Witness

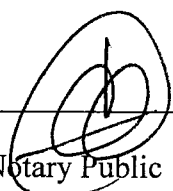


Print Name

State of FL

County of ST. JOHNS

The foregoing instrument was acknowledged before me this 7th day of November, 2008, by John McPherson, Manager of who is personally known to me or has produced DSM, LLC as identification.



Notary Public

NOTARY PUBLIC-STATE OF FLORIDA
Craig M. Herzog
Commission # DD498100
Expires: JAN. 27, 2010
Bonded Thru Atlantic Bonding Co., Inc.

EXHIBIT A

DESCRIPTION (by Surveyor)

A parcel of land situated in Government Lot 12, Section 19, Township 8 South, Range 30 East, St. Johns County, Florida and being more particularly bounded and described as follows:

COMMENCE at the Northeast Corner of said Government Lot 12; thence South $89^{\circ} 22'40''$ West, along the North line of said Government Lot 12, a distance of 1,253.70 feet to the Easterly Right of Way line of U.S. Highway 1, as it currently exists; thence South $08^{\circ} 33'14''$ East, along said Easterly Right of Way line, a distance of 282.61 feet to the POINT OF BEGINNING for the herein described Parcel; thence North $81^{\circ} 26'46''$ East, a distance of 2.07 feet; thence South $53^{\circ} 33'14''$ East, a distance of 25.41 feet; thence North $81^{\circ} 27'14''$ East, a distance of 100.93 feet; thence South $87^{\circ} 17'46''$ East, a distance of 29.38 feet; thence North $00^{\circ} 41'19''$ West, a distance of 199.27 feet; thence North $89^{\circ} 18'21''$ East, a distance of 70.45 feet; thence North $45^{\circ} 37'00''$ West, a distance of 15.01 feet; thence North $44^{\circ} 23'00''$ East, a distance of 10.00 feet; thence South $45^{\circ} 37'00''$ East, a distance of 17.28 feet; thence South $00^{\circ} 41'39''$ East, a distance of 186.07 feet; thence South $88^{\circ} 27'33''$ East, a distance of 7.29 feet; thence South $01^{\circ} 31'18''$ West, a distance of 10.00 feet; thence North $88^{\circ} 27'33''$ West, a distance of 6.90 feet; thence South $00^{\circ} 41'39''$ East, a distance of 1.86 feet; thence South $44^{\circ} 18'21''$ West, a distance of 20.72 feet; thence South $00^{\circ} 41'39''$ East, a distance of 147.10 feet; thence South $45^{\circ} 41'39''$ East, a distance of 3.87 feet; thence South $00^{\circ} 41'39''$ East, a distance of 34.80 feet; thence South $22^{\circ} 29'50''$ East, a distance of 17.57 feet; thence South $33^{\circ} 44'50''$ East, a distance of 14.28 feet; thence South $44^{\circ} 59'50''$ East, a distance of 25.90 feet; thence South $67^{\circ} 29'50''$ East, a distance of 40.91 feet; thence South $56^{\circ} 47'40''$ East, a distance of 43.02 feet; thence South $45^{\circ} 32'40''$ East, a distance of 36.79 feet; thence South $23^{\circ} 27'34''$ East, a distance of 35.37 feet; thence South $18^{\circ} 26'15''$ East, a distance of 48.58 feet; thence North

74° 27'26" East, a distance of 11.35 feet; thence South
17° 18'22" East, a distance of 10.00 feet; thence South
74° 27'26" West, a distance of 11.16 feet; thence South
18° 26'15" East, a distance of 110.80 feet; thence South
28° 56'04" East, a distance of 47.79 feet; thence North
37° 33'32" East, a distance of 49.44 feet; thence South
52° 10'41" East, a distance of 40.20 feet; thence South
37° 51'43" West, a distance of 40.00 feet; thence South
73° 56'04" East, a distance of 21.95 feet; thence North
89° 15'27" East, a distance of 181.93 feet; thence North
66° 45'27" East, a distance of 16.90 feet; thence North
10° 30'27" East, a distance of 47.06 feet; thence North
21° 45'27" East, a distance of 111.46 feet; thence North
00° 44'33" West, a distance of 11.27 feet; thence North
23° 14'33" West, a distance of 49.93 feet; thence North
11° 59'33" West, a distance of 43.27 feet; thence North
00° 44'33" West, a distance of 58.04 feet; thence North
45° 44'33" West, a distance of 6.79 feet; thence North
00° 44'33" West, a distance of 22.55 feet; thence North
43° 45'18" East, a distance of 6.85 feet; thence South
88° 45'19" West, a distance of 13.32 feet; thence North
00° 44'04" West, a distance of 10.00 feet; thence North
88° 45'19" East, a distance of 12.69 feet; thence North
01° 14'41" West, a distance of 116.85 feet; thence North
21° 15'18" East, a distance of 35.09 feet; thence North
43° 50'43" East, a distance of 27.85 feet; thence North
46° 14'42" West, a distance of 3.13 feet; thence North
43° 50'43" East, a distance of 10.00 feet; thence South
46° 14'42" East, a distance of 1.92 feet; thence North
44° 11'15" East, a distance of 158.37 feet; thence North
46° 14'42" West, a distance of 1.61 feet; thence North
46° 33'03" East, a distance of 10.01 feet; thence South
46° 14'42" East, a distance of 11.19 feet; thence North
44° 11'15" East, a distance of 33.80 feet; thence North
32° 30'18" East, a distance of 98.83 feet; thence North
11° 15'10" East, a distance of 40.18 feet; thence North
33° 45'10" East, a distance of 3.79 feet; thence North
45° 15'24" West, a distance of 7.14 feet to the point of

curvature of a non tangent curve to the right, of which the radius point lies South $49^{\circ} 27'10''$ East, a radial distance of 61.50 feet and having a chord bearing and chord distance of North $70^{\circ} 33'34''$ East, 61.52 feet; thence easterly along the arc, through a central angle of $60^{\circ} 01'27''$, a distance of 64.43 feet; thence South $06^{\circ} 22'31''$ West, a distance of 13.54 feet; thence South $78^{\circ} 44'50''$ East, a distance of 19.43 feet; thence South $33^{\circ} 44'50''$ East, a distance of 29.51 feet; thence South $11^{\circ} 14'50''$ East, a distance of 19.03 feet; thence South $11^{\circ} 15'10''$ West, a distance of 26.59 feet; thence South $33^{\circ} 45'10''$ West, a distance of 8.21 feet; thence South $66^{\circ} 32'47''$ West, a distance of 33.70 feet; thence South $88^{\circ} 20'59''$ West, a distance of 18.65 feet; thence South $52^{\circ} 52'18''$ West, a distance of 26.57 feet; thence South $33^{\circ} 45'21''$ West, a distance of 53.25 feet; thence South $34^{\circ} 28'03''$ West, a distance of 28.16 feet; thence South $39^{\circ} 05'33''$ West, a distance of 36.34 feet; thence South $44^{\circ} 53'24''$ West, a distance of 42.04 feet; thence South $47^{\circ} 56'19''$ West, a distance of 19.22 feet; thence continue southwesterly along said line, a distance of 30.61 feet; thence continue southwesterly along said line, a distance of 32.39 feet; thence South $48^{\circ} 23'49''$ West, a distance of 32.75 feet; thence South $36^{\circ} 06'40''$ West, a distance of 11.91 feet; thence South $55^{\circ} 55'17''$ East, a distance of 11.00 feet; thence South $34^{\circ} 51'47''$ West, a distance of 4.44 feet to a point of curvature to the left having a radius of 65.50 feet, a central angle of $37^{\circ} 05'53''$, and a chord bearing and chord distance of South $16^{\circ} 18'51''$ West, 41.67 feet; thence southerly along the arc a distance of 42.41 feet; thence South $02^{\circ} 14'05''$ East, a distance of 4.50 feet; thence South $87^{\circ} 45'55''$ West, a distance of 12.47 feet; thence South $02^{\circ} 13'28''$ East, a distance of 202.89 feet to the point of curvature of a non tangent curve to the left, of which the radius point lies North $72^{\circ} 08'13''$ East, a radial distance of 81.00 feet and having a chord bearing and chord distance of South $24^{\circ} 04'26''$ East, 17.53 feet; thence southeasterly along the arc, through a central angle of $12^{\circ} 25'18''$, a distance of 17.56 feet to a point of reverse

curvature to the right having a radius of 119.00 feet and a central angle of $53^{\circ} 28'07''$; thence southerly along the arc, a distance of 111.05 feet; thence South $23^{\circ} 11'03''$ West, a distance of 30.19 feet; thence South $44^{\circ} 07'10''$ East, a distance of 16.97 feet to a point of curvature to the right having a radius of 3.00 feet, a central angle of $67^{\circ} 18'13''$, and a chord bearing and chord distance of South $10^{\circ} 28'04''$ East, 3.32 feet; thence southerly along the arc a distance of 3.52 feet; thence South $23^{\circ} 11'03''$ West, a distance of 31.35 feet to a point of curvature to the right having a radius of 10.00 feet, a central angle of $20^{\circ} 33'46''$, and a chord bearing and chord distance of South $33^{\circ} 27'56''$ West, 3.57 feet; thence southwesterly along the arc a distance of 3.59 feet; thence South $43^{\circ} 44'50''$ West, a distance of 33.34 feet to a point of curvature to the left having a radius of 10.00 feet, a central angle of $36^{\circ} 36'00''$, and a chord bearing and chord distance of South $25^{\circ} 26'50''$ West, 6.28 feet; thence southwesterly along the arc a distance of 6.39 feet; thence South $07^{\circ} 08'50''$ West, a distance of 12.02 feet; thence South $56^{\circ} 38'04''$ East, a distance of 61.63 feet; thence South $48^{\circ} 07'15''$ East, a distance of 3.76 feet; thence South $43^{\circ} 48'50''$ East, a distance of 23.41 feet; thence South $35^{\circ} 46'05''$ East, a distance of 25.59 feet; thence South $21^{\circ} 59'13''$ East, a distance of 42.64 feet; thence South $15^{\circ} 07'16''$ East, a distance of 34.98 feet; thence South $18^{\circ} 02'34''$ East, a distance of 36.77 feet; thence South $15^{\circ} 18'08''$ East, a distance of 4.26 feet; thence South $16^{\circ} 31'29''$ East, a distance of 43.20 feet; thence South $16^{\circ} 06'19''$ East, a distance of 48.56 feet; thence South $17^{\circ} 04'17''$ East, a distance of 44.17 feet; thence South $15^{\circ} 17'43''$ East, a distance of 3.51 feet; thence South $03^{\circ} 45'01''$ East, a distance of 46.31 feet; thence South $85^{\circ} 26'38''$ West, a distance of 55.43 feet; thence South $04^{\circ} 33'22''$ East, a distance of 20.57 feet; thence South $85^{\circ} 26'38''$ West, a distance of 10.00 feet; thence North $04^{\circ} 33'22''$ West, a distance of 38.70 feet; thence North $40^{\circ} 26'38''$ East, a distance of 19.05 feet; thence North $04^{\circ} 33'22''$ West, a distance of 28.95 feet; thence North

16° 18'22" West, a distance of 216.62 feet; thence North 56° 59'33" West, a distance of 43.62 feet; thence North 45° 44'33" West, a distance of 50.67 feet; thence South 89° 40'04" West, a distance of 208.05 feet to the point of curvature of a non tangent curve to the right, of which the radius point lies North 04° 15'47" East, a radial distance of 181.94 feet and having a chord bearing and chord distance of North 73° 01'40" West, 80.06 feet; thence westerly along the arc, through a central angle of 25° 25'07", a distance of 80.72 feet; thence North 52° 58'18" West, a distance of 37.10 feet; thence North 41° 43'18" West, a distance of 20.07 feet; thence North 19° 13'18" West, a distance of 127.51 feet; thence North 64° 13'18" West, a distance of 2.29 feet; thence North 19° 13'18" West, a distance of 17.23 feet; thence North 25° 46'42" East, a distance of 4.37 feet; thence North 19° 13'18" West, a distance of 66.70 feet; thence North 30° 28'18" West, a distance of 18.54 feet; thence South 71° 22'18" West, a distance of 8.37 feet to a point of curvature to the right having a radius of 8.00 feet, a central angle of 60° 22'18", and a chord bearing and chord distance of North 78° 26'33" West, 8.04 feet; thence westerly along the arc a distance of 8.43 feet to a point of reverse curvature to the left having a radius of 65.00 feet and a central angle of 15° 17'55"; thence northwesterly along the arc, a distance of 17.36 feet; thence North 63° 33'18" West, a distance of 13.06 feet; thence North 26° 26'42" East, a distance of 13.29 feet; thence North 64° 13'18" West, a distance of 55.45 feet; thence North 52° 58'03" West, a distance of 14.10 feet; thence South 42° 03'18" West, a distance of 13.23 feet to the point of curvature of a non tangent curve to the right, of which the radius point lies North 40° 20'57" East, a radial distance of 136.50 feet and having a chord bearing and chord distance of North 38° 52'03" West, 51.08 feet; thence northwesterly along the arc, through a central angle of 21° 34'01", a distance of 51.38 feet; thence North 60° 01'37" East, a distance of 10.94 feet; thence North 30° 28'04" West, a distance of 21.70 feet; thence North 07° 58'04" West, a distance of

55.17 feet; thence North 03° 02'24" East, a distance of 75.66 feet; thence North 08° 12'35" West, a distance of 26.77 feet; thence South 89° 18'21" West, a distance of 58.80 feet; thence South 81° 32'42" West, a distance of 95.51 feet to said Easterly Right of Way line; thence North 08° 33'14" West, along said Easterly Right of Way line, a distance of 70.89 feet to the POINT OF BEGINNING.

The aforescribed Parcel contains 141,463.24 square feet or 3.25 acres, more or less.



BILL OF SALE
UTILITY IMPROVEMENTS
for
Grand Ravine

DSM, LLC. 1433 Ponte Vedra Boulevard Ponte Vedra Beach, Florida 32082,
(the "Seller") for and in consideration of the sum of Ten and No/100 Dollars (\$10) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby grants, bargains, sells, transfers and delivers to **ST. JOHNS. COUNTY, FLORIDA**, a political subdivision of the State of Florida, the following personal property:

Grand Ravine, located at the northeast corner of US-1 and Rohers Road

The Seller does, for itself and its successors and assigns, covenant to and with St. Johns County and its successors and assigns, that it is lawful owner of said personal property; that the personal property is free of all encumbrances; that it has good rights to sell the same; and that it will warrant and defend the sale of the personal property against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the Seller has caused this instrument to be duly executed and delivered by its duly authorized office on this 15th of Oct. 2008

WITNESS:

Lindsay Meeks
Witness Signature

Lindsay Meeks
Print Witness Name

OWNER:

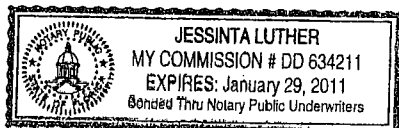
John McPherson
Owner's Signature

John McPherson
Print Owner's Name

State of Florida
County of St Johns

The foregoing instrument was acknowledged before me this 15th day of October, 2008, by John McPherson who is personally known to me or has produced FLDL M21647146/20 as identification.

Jessinta Luther
Notary Public





St. Johns County Utility Department
Asset Management
Schedule of Values

Project Name: Grand Ravine
 Contractor: R & B Contracting, Inc.
 Developer: DSM, LLC

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Force Mains (Size, Type & Pipe Class)				
4" DR-18 PVC Force Main	LF	940	\$ 50.35	\$ 47,329.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Sewer Valves (Size and Type)				
4" Tapping Sleeve & Valve	Ea	1	\$ 2,657.00	\$ 2,657.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
8" SDR-26 PVC	LF	2226	\$ 36.50	\$ 81,249.00
10" SDR-26 PVC	LF	56	\$ 43.50	\$ 2,436.00
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
6" SDR-35 PVC	EA	24	\$ 1,737.50	\$ 41,700.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Manholes (Size and Type)				
4-6 foot deep	EA	1	\$ 1,905.00	\$ 1,905.00
6-8 foot deep	EA	6	\$ 2,450.00	\$ 14,700.00
8-10 foot deep	EA	5	\$ 2,940.00	\$ 14,700.00
10-12 foot deep	EA	1	\$ 3,191.00	\$ 3,191.00
> 12 foot deep	EA	4	\$ 8,393.75	\$ 33,575.00
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Lift Station				
Mechanical Equipment	Lump Sum		\$ 1.00	\$ 39,250.00
Process Piping	Lump Sum		\$ 1.00	\$ 29,250.00
Process Structure	Lump Sum		\$ 1.00	\$ 43,080.00
Process Electrical Equipment	Lump Sum		\$ 1.00	\$ 48,250.00
Other Improvements	Lump Sum		\$ 1.00	\$ 26,250.00
Total Sewer System Cost				\$ 429,522.00



St. Johns County Utility Department
Asset Management
Schedule of Values

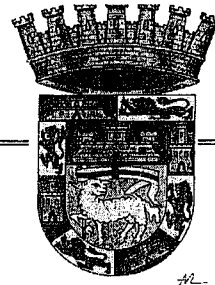
Project Name: Grand Ravine
 Contractor: R & B Contracting, Inc.
 Developer: DSM, LLC

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
8" DR-25 PVC	LF	1500	\$ 42.50	\$ 63,750.00
6" DR-25 PVC	LF	800	\$ 39.50	\$ 31,600.00
4" DR-25 PVC	LF	620	\$ 37.75	\$ 23,405.00
2.5" DR-25 PVC	LF	534	\$ 38.50	\$ 20,559.00
	LF		\$ -	\$ -
Water Valves (Size and Type)				
8" Tapping Sleeve & Valve	Ea	1	\$ 3,331.00	\$ 3,331.00
8" Gate Valve	Ea	4	\$ 1,600.00	\$ 6,400.00
6" Gate Valve	Ea	3	\$ 1,020.00	\$ 3,060.00
4" Gate Valve	Ea	24	\$ 925.00	\$ 22,200.00
2.5" Gate Valve	Ea	24	\$ 815.00	\$ 19,560.00
Hydrants Assembly (Size and Type)				
Fire Hydrants	Ea	5	\$ 3,030.00	\$ 15,150.00
Flushing Hydrants	Ea	2	\$ 520.00	\$ 1,040.00
			\$ -	\$ -
Services (Size and Type)				
1" Polytubing (SDR-9)	Ea	153	\$ 1,556.00	\$ 238,068.00
	Ea		\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
Total Water System Cost				\$ 448,123.00

St. Johns County Board of County Commissioners

*UTILITY DEPARTMENT
Engineering Division*

1205 STATE ROAD 16
SAINT AUGUSTINE, FLORIDA
32084-8646



PHONE: (904) 209-2700
FAX: (904) 209-2601

INTEROFFICE MEMORANDUM

TO: NANETTE BRADBURY, REAL ESTATE COORDINATOR
FROM: VICKIE BATTELL, CONSTRUCTION TECH - DEVELOPMENT
THROUGH: ROBERT ZAMMATARO, CHIEF ENGINEER - DEVELOPMENT
SUBJECT: GRAND RAVINE
DATE: NOVEMBER 12, 2008

Please present the easement documents to the Board of County Commissioners (BCC) for final approval and acceptance of Grand Ravine.

After acceptance by BCC, please provide the utility department with a copy of the executed resolution and a recorded copy of the Easement for the utilities for our files.

Your support and cooperation as always are greatly appreciated.