

RESOLUTION NO. 2011-341

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DRAINAGE EASEMENT FOR THE PROPERTY AT THE INTERSECTION OF LEWIS SPEEDWAY AND VARELLA AVENUE.

RECITALS

WHEREAS, a property owner has executed and presented to the County a Grant of Drainage Easement for property at the intersection of Lewis Speedway and Varella Avenue, attached hereto as Exhibit "A," incorporated by reference and made a part hereof; and

WHEREAS, the easement was requested by the County in connection with the new commercial development at the northwest corner of the intersection; and

WHEREAS, it is in the best interest of the County to accept the easement for drainage needs at the intersection.

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 Board of County Commissioners hereby accepts the Grant of Drainage Easement.

Section 3. To the extent that there are typographical, scrivener and/or administrative 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.

Section 4. The Clerk of Circuit Court is instructed to record the Grant of Drainage Easement in the public records of St. Johns County.

PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida this 6th day of December, 2011.

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

BY: 
Mark P. Miner, Chair

ATTEST: Cheryl Strickland, Clerk

By: 
Deputy Clerk

RENDITION DATE 12/8/11

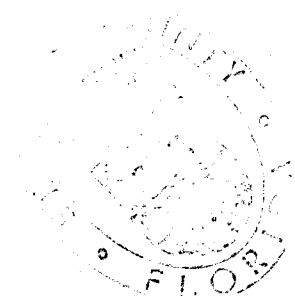


Exhibit "A" to Resolution

Prepared by:

GRANT OF DRAINAGE EASEMENT

THIS INDENTURE, made this 22nd day of September, 2011, between Putnam State Bank, whose address is 350 N State Rd 19 Palatka, FL 32177, hereinafter called GRANTOR, and ST. JOHNS COUNTY, FLORIDA, a political subdivision of the State of Florida, whose address is 4020 Lewis Speedway, St. Augustine, Florida 32084, hereinafter called GRANTEE.

WITNESSETH: That Grantor, for and in consideration of the benefit that Grantor will receive, the receipt of which is hereby acknowledged, has granted and conveyed to the Grantee, its successors and assigns, an ingress and egress easement with the right, privilege, and authority to said Grantee, its successors and assigns, to drain surface waters either above or below the surface of the ground, together with the right to install and maintain drainage structures, on, along, over, through, across, or under the following described land situate in St. Johns County, Florida to wit:

Property described on attached EXHIBIT "A", incorporated by reference and made a part hereof.

TOGETHER with the right to said Grantee its successors and assigns, of ingress and egress, to and over the above described property, and for doing anything necessary, useful or convenient for the enjoyment of the easement herein granted, also the privilege of removing at any time any and all of said improvements upon, over, under or in lands, together with the right, easements, privileges and appurtenances in and to said land which may be required for the enjoyment of the rights herein granted.

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

Signed and Sealed in Our Presence as Witnesses:

(Sign) [Signature]
(Print) D. De Haven

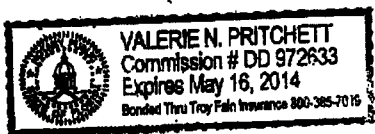
(Sign) [Signature]
(Print) Fran Newby

Grantor:

[Signature]
PROPERTY OWNER
D. Clay Harris
Senior Vice President

STATE OF FLORIDA
COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this 21st day of September, 2011, by D. Clay Harris, Sr. Vice President, who is personally known to me or has produced as identification.

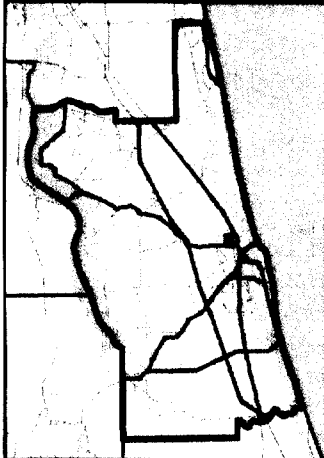
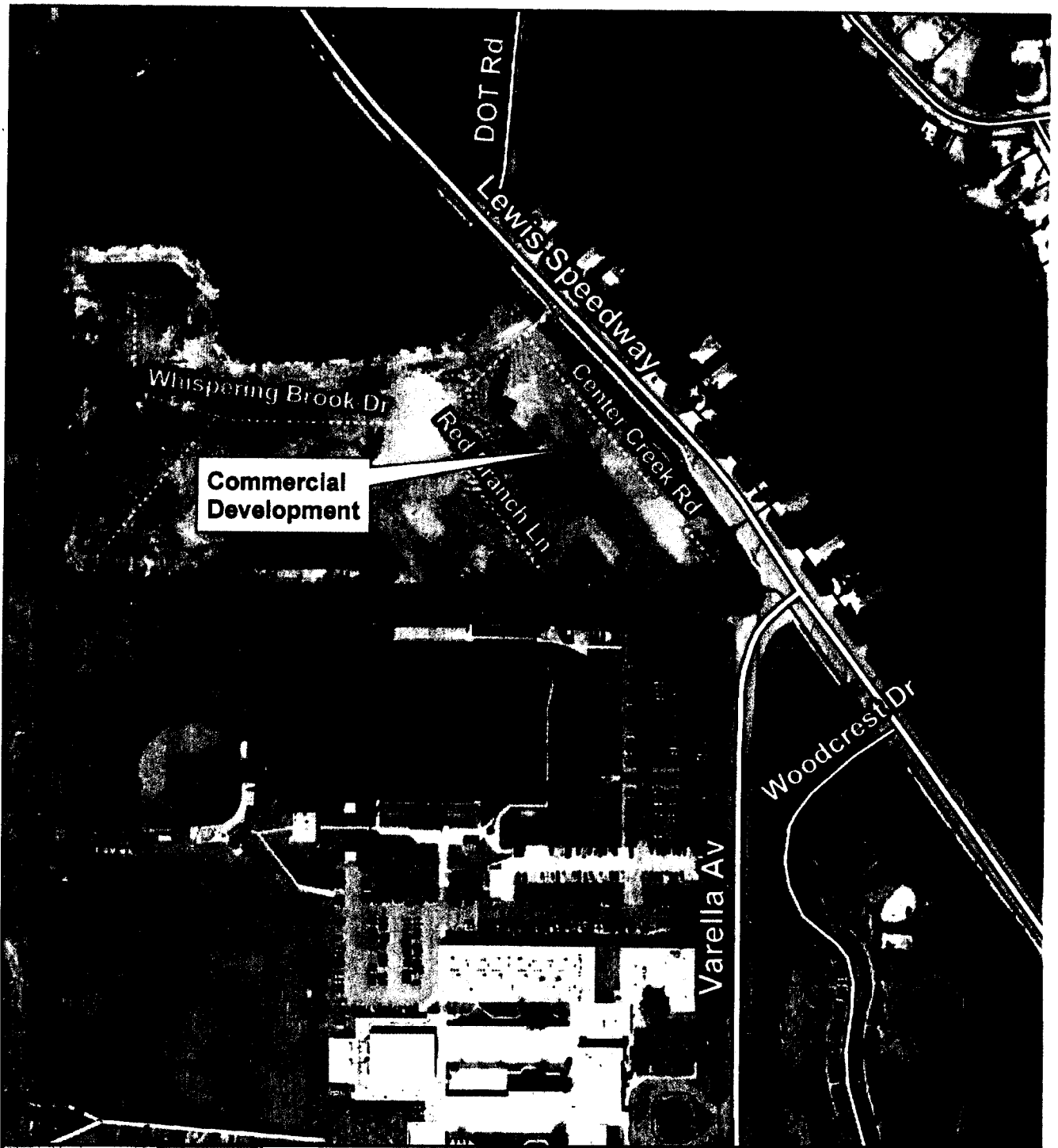


[Signature]
Notary Public
My Commission Expires: _____

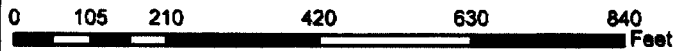
EXHIBIT "A" TO BASEMENT

A PARCEL OF LAND LYING IN SECTION 51, TOWNSHIP 7 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A COQUINA MONUMENT FOUND AT THE SOUTHWEST CORNER OF SECTION 52, TOWNSHIP 7 SOUTH, RANGE 29 EAST, ST. JOHNS COUNTY, FLORIDA, THENCE NORTH 83 DEGREES 52 MINUTES 24 SECONDS EAST, ALONG THE SOUTH LINE OF SAID SECTION 52, A DISTANCE OF 253.35 FEET; THENCE SOUTH 00 DEGREES 52 MINUTES 20 SECONDS WEST, A DISTANCE OF 501.93 FEET; THENCE NORTH 75 DEGREES 45 MINUTES 36 SECONDS EAST, ALONG THE SOUTH LINE OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 216, PAGE 134 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, A DISTANCE OF 563.23 FEET TO THE WESTERLY RIGHT OF WAY LINE OF COUNTY ROAD 16-A (ALSO KNOWN AS LEWIS SPEEDWAY) A 100 FOOT RIGHT OF WAY AS NOW ESTABLISHED SAID POINT BEING A POINT ON A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1960.08 FEET, THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE ALONG SAID RIGHT OF WAY LINE THROUGH A CENTRAL ANGLE OF 00 DEGREES 36 MINUTES 22 SECONDS AN ARC DISTANCE OF 20.73 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 37 DEGREES 50 MINUTES 54 SECONDS EAST, 20.73 FEET; THENCE SOUTH 51 DEGREES 50 MINUTES 07 SECONDS WEST, A DISTANCE OF 9.99 FEET TO A POINT ON A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1970.08 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 04 DEGREES 29 MINUTES 14 SECONDS AN ARC DISTANCE OF 154.29 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 40 DEGREES 23 MINUTES 36 SECONDS EAST, A DISTANCE OF 154.25 FEET; THENCE NORTH 47 DEGREES 23 MINUTES 28 SECONDS EAST, A DISTANCE OF 10.00 FEET; THENCE SOUTH 42 DEGREES 38 MINUTES 22 SECONDS EAST, A DISTANCE OF 317.84 FEET TO THE POINT OF BEGINNING. THENCE SOUTH 42 DEGREES 38 MINUTES 22 SECONDS EAST, CONTINUING ALONG SAID RIGHT OF WAY, A DISTANCE OF 297.98 FEET TO A POINT ON A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1860.08 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE ALONG SAID RIGHT OF WAY LINE THROUGH A CENTRAL ANGLE OF 08 DEGREES 17 MINUTES 58 SECONDS AN ARC DISTANCE OF 269.44 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 38 DEGREES 29 MINUTES 26 SECONDS EAST, A DISTANCE OF 269.21 FEET; THENCE SOUTH 34 DEGREES 17 MINUTES 35 SECONDS EAST, A DISTANCE OF 10.99 FEET TO THE WESTERLY RIGHT OF WAY LINE OF VARELLA AVENUE, A 60 FOOT RIGHT OF WAY; THENCE SOUTH 01 DEGREES 34 MINUTES 19 SECONDS WEST; CONTINUING ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 98.53 FEET; THENCE NORTH 88 DEGREES 24 MINUTES 32 SECONDS WEST DEPARTING SAID RIGHT OF WAY LINE A DISTANCE OF 61.09 FEET; THENCE NORTH 25 DEGREES 25 MINUTES 58 SECONDS EAST, A DISTANCE OF 69.14 FEET; THENCE NORTH 80 DEGREES 34 MINUTES 14 SECONDS EAST, A DISTANCE OF 3.92 FEET; THENCE NORTH 09 DEGREES 25 MINUTES 46 SECONDS WEST, A DISTANCE OF 38.78 FEET; THENCE NORTH 34 DEGREES 09 MINUTES 51 SECONDS WEST, A DISTANCE OF 90.57 FEET; THENCE NORTH 29 DEGREES 03 MINUTES 48 SECONDS WEST, A DISTANCE OF 53.81 FEET; THENCE NORTH 41 DEGREES 28 MINUTES 57 SECONDS WEST, A DISTANCE OF 155.34 FEET, THENCE NORTH 38 DEGREES 37 MINUTES 12 SECONDS WEST, A DISTANCE OF 76.51 FEET; THENCE NORTH 45 DEGREES 16 MINUTES 03 SECONDS EAST, A DISTANCE OF 9.19 FEET; THENCE NORTH 44 DEGREES 43 MINUTES 57 SECONDS WEST, A DISTANCE OF 175.51 FEET; THENCE NORTH 47 DEGREES 21 MINUTES 38 SECONDS EAST, A DISTANCE OF 7.64 FEET TO THE POINT OF BEGINNING.



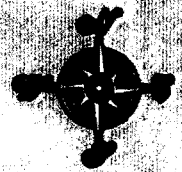
Lewis Speedway Drainage Easement



St. Johns County
Land Mgmt Systems
Real Estate Division



Map Prepared:
November 2, 2011
(904) 209-0788



DISCLAIMER
This map is for reference use only. Data provided are derived from multiple sources with varying levels of accuracy.