

RESOLUTION NO. 2021- 128

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A FINAL RELEASE OF LIEN, WARRANTY, AND BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH WATER SYSTEM TO SERVE SILVERLEAF VILLAGE AMENITY CENTER (PARCEL 17) LOCATED OFF ST. JOHNS PARKWAY.

RECITALS

WHEREAS, Silverleaf Master Owners Association, Inc., a Florida corporation, has executed and presented to the County a Bill of Sale and Schedule of Values attached hereto as Exhibit "A" incorporated by reference and made a part hereof, conveying all personal property associated with the water system to serve Silverleaf Village Amenity Center (Parcel 17) located off St. Johns Parkway; and

WHEREAS, J. B. Coxwell Contracting, Inc., a Florida corporation, has executed and presented to the County a Final Release of Lien and a Warranty for work performed at Silverleaf Village Amenity Center (Parcel 17), attached hereto as Exhibits "B" and "C", 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 "D", 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 recitals are incorporated by reference into the body of this Resolution and such recitals are adopted as findings of fact.

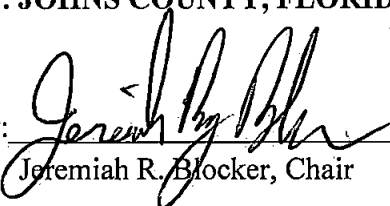
Section 2. The above described Bill of Sale and Schedule of Values, Final Release of Lien, and Warranty, attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.

Section 3. To the extent that there are typographical, scrivener 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 the Court is instructed to record the original Final Release of Lien and file the Warranty and Bill of Sale in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 10 day of April, 2021.

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

By: 
Jeremiah R. Blocker, Chair

ATTEST: Brandon J. Patty, Clerk of
the Circuit Court & Comptroller


Deputy Clerk

RENDITION DATE 4/8/21

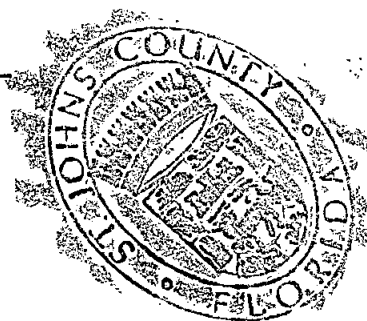


Exhibit "A" to Resolution



BILL OF SALE
UTILITY IMPROVEMENTS
for

Silverleaf Village Amenity Center

Silverleaf Master Owners Association, Inc. 111 Nature Walk Parkway Ste. 104, St. Augustine FL. 32092, (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:

"SEE EXHIBIT A SCHEDULE OF VALUES FOR (Silverleaf Village Amenity Center)"

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 28th of JANUARY, 2021

WITNESS:

Beverly L. Cunningham
Witness Signature

Beverly L. Cunningham
Print Witness Name

OWNER:

Gary F. Hannon, President
Owner's Signature

GARY F. HANNON
Print Owner's Name

STATE OF FLORIDA
COUNTY OF St. Johns

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 28th day of January, 2021, by Gary F. Hannon as President for Silverleaf Master Owners Association, Inc.



Beverly L. Cunningham
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG933307
Expires 11/20/2023

Beverly L. Cunningham
Notary Public
My Commission Expires: 11/20/2023

Personally Known or Produced Identification
Type of Identification Produced

Exhibit "A" to Bill of Sale



St. Johns County Utility Department
 Asset Management
 Schedule of Values

Project Name: Silverleaf Village Amenity Center
 Contractor: J.B. Coxwell Contracting, Inc.
 Developer: Land Planners Development II, Inc.

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
08" DR-18 PVC	LF	10	\$ 33.50	\$ 335.00
04" DR-18 PVC	LF	20	\$ 20.50	\$ 410.00
02" DR-9 HDPE	LF	10	\$ 16.00	\$ 160.00
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Water Valves (Size and Type)				
08" Gate Valve - American	EA	1	\$ 1,620.00	\$ 1,620.00
04" Gate Valve - American	EA	2	\$ 1,018.00	\$ 2,036.00
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Hydrants Assembly (Size and Type)				
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Sevices (Size and Type)				
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Total Water System Cost				\$ 4,561.00

Exhibit "B" to Resolution



FINAL RELEASE OF LIEN

UTILITY IMPROVEMENTS

The undersigned lienor, in consideration of the sum (\$4,561.00, four thousand, five hundred and sixty one dollars and no cents) hereby waives and releases its lien and right to claim a lien for Water and Sewer labor, services or materials furnished through (November 09, 2020) to (Land Planners & Development II, Inc.) to the following described property:

"SEE EXHIBIT A SCHEDULE OF VALUES FOR (Silverleaf Village Amenity Center)"

The waiver and release does not cover any retention or labor, services, or materials furnished after the date specified.

IN WITNESS WHEREOF, the Lienor has caused this instrument to be duly executed and delivered by its duly authorized office on this 9th of Nov 2020

WITNESS:

Jennifer M. Tucker
Witness Signature

Jennifer M. Tucker
Print Witness Name

OWNER:

Chris Blank
Lienor's Signature

Chris Blank, VP of Operations
Print Lienor's Name

STATE OF FLORIDA
COUNTY OF St. Johns

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 9 day of November, 2020, by Chris Blank as VP of Operations for S.B. Coxwell Contracting, Inc.

Rich Dwyer
Notary Public
My Comm. Expires: 7/28/2023

Personally Known or Produced Identification
Type of Identification Produced





St. Johns County Utility Department
 Asset Management
 Schedule of Values

Project Name: Silverleaf Village Amenity Center
 Contractor: J.B. Coxwell Contracting, Inc.
 Developer: Land Planners Development II, Inc.

	UNIT	QUANTITY	UNIT COST	TOTAL COST
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			\$ -	\$ -
			\$ -	\$ -
Hydrants Assembly (Size and Type)				
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Sevices (Size and Type)				
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
			\$ -	\$ -
Total Water System Cost				\$ 4,561.00



WARRANTY
UTILITY IMPROVEMENTS

Date: (11/9/2020)
Project Title: (Silverleaf Village Amenity Center)
St. Johns County, Florida

FROM: (J. B. Coxwell Contracting, Inc.)
(6741 Lloyd Road West)
(Jacksonville, FL 32254)

TO: St. Johns County Utility Department
Post Office Box 3006
St. Augustine, Florida 32085

The undersigned warrants all its work performed in connection with the above project to be free from all defects in material and workmanship for a period of (1) year from the date of acceptance of the project by St. Johns County and agrees to remedy all defects arising with that period at its expense.

The term defects shall not be construed as embracing damage arising from misuse, negligence, Acts of God, normal wear and tear or failure to follow operating instructions.

Contractor:

Contractor's Signature

Chris Blank, VP of Operations

Print Contractor's Name

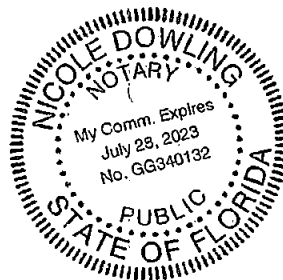
STATE OF FLORIDA
COUNTY OF ST JOHNS

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 09 day of November, 2020, by Chris Blank as VP of operations for J.B. Coxwell Contracting, Inc.

Notary Public

My Commission Expires: 7/28/2023

Personally Known or Produced Identification
Type of Identification Produced





St. Johns County Board of County Commissioners

Utility Department

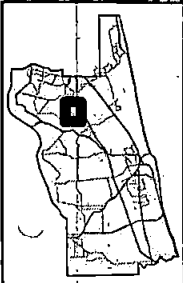
INTEROFFICE MEMORANDUM

TO: Debbie Taylor, Real Estate Manager
FROM: Melissa Caraway, Utility Review Coordinator
SUBJECT: Silverleaf Village Amenity Center (Parcel 17)
DATE: February 23, 2021

Please present the Bill of Sale, Schedule of Values, Release of Lien, and Warranty to the Board of County Commissioners (BCC) for final approval and acceptance of Silverleaf Village Amenity Center (Parcel 17).

After acceptance by BCC, please provide the Utility Department with a copy of the executed resolution for our files.

Your support and cooperation as always are greatly appreciated.



2019 Aerial Imagery
0 437.5 875 1,750
Feet
Date: 3/12/2021

Bill of Sale, Schedule of Values, Final Release of Lien, & Warranty

Silverleaf Village Amenity Center (Parcel 17)

Land Management Systems
Real Estate Division
(904) 209-0782

Disclaimer:
This map is for reference use only. Data provided are derived from multiple sources with varying levels of accuracy. The St. Johns County Real Estate Division disclaims all responsibility for the accuracy or completeness of the data shown hereon.

