

RESOLUTION NO. 2021- 317

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 THE WATER AND SEWER SYSTEMS TO SERVE DEERPARK INDUSTRIAL LOT 3 LOCATED OFF STATE ROAD 207.

RECITALS

WHEREAS, Roy H. Hinman 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 and sewer systems to serve Deerpark Industrial Lot 3 located of State Road 207; and

WHEREAS, Jax Utilities Management Inc., a Florida corporation, has executed and presented to the County a Final Release of Lien and a Warranty for work performed at Deerpark Industrial Lot 3, 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.

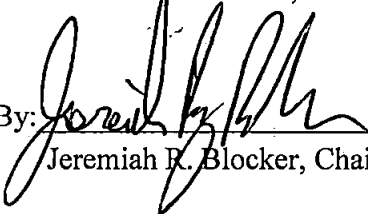
Section 2. The above described Bill of Sale and Schedule of Values, Final Release of Lien, and Warranty, attached and incorporated hereto, are hereby accepted by the Board of County Commissioners.

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.

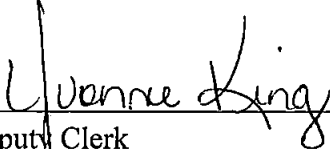
Section 4. The Clerk of the Court is instructed to record the original Final Release of Lien and file the Warranty and Bill of Sale in the Public Records of St. Johns County, Florida.

PASSED AND ADOPTED this 3rd day of August, 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 AUG 03 2021

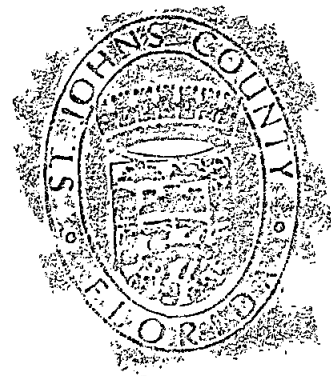


Exhibit "A" to Resolution



**BILL OF SALE
UTILITY IMPROVEMENTS
for**

(DEERPARK INDUSTRIAL LOT 3)

Roy H. Hinman, 100 Arricola Avenue, St. Augustine, FL 32080, (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 DEERPARK INDUSTRIAL LOT 3 WATER & SEWER"

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 21st of December 2020.

WITNESS:

Aida Taylor
Witness Signature

Aida Taylor
Print Witness Name

OWNER:

[Signature]
Owner's Signature

Roy H. Hinman
Print Owner's Name

STATE OF FLORIDA
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 21st day of December, 2020, by

Roy H. Hinman
for Hero Holdings

as owner

Michelle Leigh Fleischmann
Notary Public
My Commission Expires: 10/25/2021

Personally Known or Produced Identification
Type of Identification Produced



Exhibit "A" to Bill of Sale

St. Johns County Utility Department

Schedule of Values

"EXHIBIT A"

Project Name: DEERPARK INDUSTRIAL LOT 3
 Contractor: JAX UTILITIES MANAGEMENT, INC.
 Developer: ROY H. HINMAN, II

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Water Mains (Size, Type & Pipe Class)				
10" DR 11	LF	0	\$ -	\$ -
8" DR 18	LF	0	\$ -	\$ -
6" DR 18	LF	28	\$ 50.00	\$ 1,400.00
4" DR 18	LF	0	\$ -	\$ -
2" DR 9	LF	30	\$ 15.00	\$ 450.00
Water Valves (Size and Type)				
8" TAPPING VALVE	Ea	0	\$ -	\$ -
	Ea	0	\$ -	\$ -
6" GATE VALVE	Ea	2	\$ 800.00	\$ 1,600.00
2" GATE VALVE	Ea	1	\$ -	\$ -
	Ea	0	\$ -	\$ -
Hydrants Assembly (Size and Type)				
6" FIRE HYDRANT	Ea	0	\$ -	\$ -
FLUSH HYDRANT	Ea	0	\$ -	\$ -
				\$ -
(Size and Type)				
1" WATER SERVICE	Ea	1	\$ 1,000.00	\$ 1,000.00
DOUBLE 1" SERVICE	Ea	0	\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
Total Water System Cost				\$ 4,450.00



St. Johns County Utility Department
Asset Management
Schedule of Values
"EXHIBIT A"

Project Name: DEERPARK INDUSTRIAL LOT 3
 Contractor: JAX UTILITIES MANAGEMENT, INC.
 Developer: ROY H. HINMAN, II

	UNIT	QUANTITY	UNIT COST	TOTAL COST
Force Mains (Size, Type & Pipe Class)				
8" DR 18	LF	0	\$ -	\$ -
4" DR 18	LF	0	\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Sewer Valves (Size and Type)				
4" TAPPING VALVE	Ea	0	\$ -	\$ -
4" GATE VALVE	Ea	0	\$ -	\$ -
	Ea	0	\$ -	\$ -
	Ea	0	\$ -	\$ -
	Ea	0	\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
8" DR 26	LF	0	\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
6" SEWER CLEAN OUT	EA	1	\$ 800.00	\$ 800.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
Manholes (Size and Type)				
4-6 foot deep Type A	EA	0	\$ -	\$ -
6-8 foot deep Type A	EA	0	\$ -	\$ -
8-10 foot deep Type A	EA	0	\$ -	\$ -
10-12 foot deep Type A	EA	0	\$ -	\$ -
> 12 foot deep Type A	EA	0	\$ -	\$ -
8-10 foot deep Type B	EA	0	\$ -	\$ -
10-12 foot deep Type B	EA	0	\$ -	\$ -
4-6 foot deep Type B	EA	0	\$ -	\$ -
6-8' foot deep Type B	EA	0	\$ -	\$ -
			\$ -	\$ -
Lift Station				
Mechanical Equipment	Lump Sum	0	\$ -	\$ -
Process Piping	Lump Sum	0	\$ -	\$ -
Process Structure	Lump Sum	0	\$ -	\$ -
Process Electrical Equipment	Lump Sum	0	\$ -	\$ -
Other Improvements	Lump Sum	0	\$ -	\$ -
			Total Sewer System Cost	\$ 800.00



FINAL RELEASE OF LIEN

UTILITY IMPROVEMENTS

The undersigned lienor, in consideration of the sum \$ 5,250.00 hereby waives and releases its lien and right to claim a lien for Water and Sewer labor, services or materials furnished through 10-9-20 to Roy H. Hinman, II to the following described property:

“SEE EXHIBIT A SCHEDULE OF VALUES FOR DEERPARK INDUSTRIAL LOT 3. WATER AND SEWER”

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 10th of Nov. 2020

WITNESS:

[Signature]
Witness Signature

Ellen Tilledy
Print Witness Name

OWNER:

[Signature]
Lienor's Signature

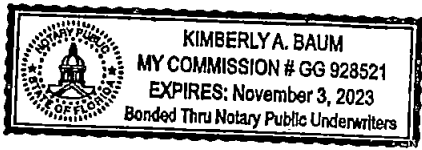
Thomas R. Johns
Print Lienor's Name

STATE OF FLORIDA
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 19 day of November, 2020, by Thomas R. Johns as Vice President for Jay Utilities Management

[Signature]
Notary Public
My Commission Expires: 11-3-2023

Personally Known or Produced Identification
Type of Identification Produced



St. Johns County Utility Department

Schedule of Values
"EXHIBIT A"

Project Name: DEERPARK INDUSTRIAL LOT 3
 Contractor: JAX UTILITIES MANAGEMENT, INC.
 Developer: ROY H. HINMAN, II

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Water Mains (Size, Type & Pipe Class)				
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	Ea	0	\$ -	\$ -
Hydrants Assembly (Size and Type)				
6" FIRE HYDRANT	Ea	0	\$ -	\$ -
FLUSH HYDRANT	Ea	0	\$ -	\$ -
			\$ -	\$ -
(Size and Type)				
1" WATER SERVICE	Ea	1	\$ 1,000.00	\$ 1,000.00
DOUBLE 1" SERVICE	Ea	0	\$ -	\$ -
	Ea		\$ -	\$ -
			\$ -	\$ -
Total Water System Cost			\$ -	\$ 4,450.00



St. Johns County Utility Department
Asset Management
Schedule of Values
"EXHIBIT A"

Project Name: DEERPARK INDUSTRIAL LOT 3
 Contractor: JAX UTILITIES MANAGEMENT, INC.
 Developer: ROY H. HINMAN, II

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	Ea	0	\$ -	\$ -
	Ea	0	\$ -	\$ -
	Ea	0	\$ -	\$ -
Gravity Mains (Size, Type & Pipe Class)				
8" DR 26	LF	0	\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
	LF		\$ -	\$ -
Laterals (Size and Type)				
6" SEWER CLEAN OUT	EA	1	\$ 800.00	\$ 800.00
	EA		\$ -	\$ -
	EA		\$ -	\$ -
	EA		\$ -	\$ -
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4-6 foot deep Type A	EA	0	\$ -	\$ -
6-8 foot deep Type A	EA	0	\$ -	\$ -
8-10 foot deep Type A	EA	0	\$ -	\$ -
10-12 foot deep Type A	EA	0	\$ -	\$ -
> 12 foot deep Type A	EA	0	\$ -	\$ -
8-10 foot deep Type B	EA	0	\$ -	\$ -
10-12 foot deep Type B	EA	0	\$ -	\$ -
4-6 foot deep Type B	EA	0	\$ -	\$ -
6-8' foot deep Type B	EA	0	\$ -	\$ -
			\$ -	\$ -
Lift Station				
Mechanical Equipment	Lump Sum	0	\$ -	\$ -
Process Piping	Lump Sum	0	\$ -	\$ -
Process Structure	Lump Sum	0	\$ -	\$ -
Process Electrical Equipment	Lump Sum	0	\$ -	\$ -
Other Improvements	Lump Sum	0	\$ -	\$ -
			Total Sewer System Cost	\$ 800.00



WARRANTY
UTILITY IMPROVEMENTS

Date: OCTOBER 9, 2020
Project Title: DEERPARK INDUSTRIAL LOT 3
WATER AND SEWER
St. Johns County, Florida

FROM: JAX UTILITIES MANAGEMENT, INC
P.O. BOX 6898
JACKSONVILLE, FLORIDA 32236

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.

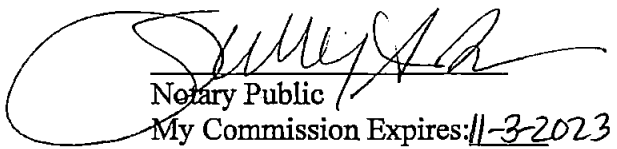
Contractor:


Contractor's Signature

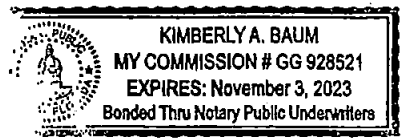
Thomas R Johns
Print Contractor's Name

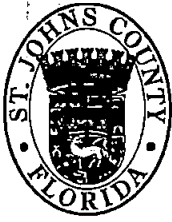
STATE OF FLORIDA
COUNTY OF Deval

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 19 day of November, 2020, by Thomas R Johns as Vice President for Jax Utilities Management.


Notary Public
My Commission Expires: 11-3-2023

Personally Known or Produced Identification
Type of Identification Produced





St. Johns County Board of County Commissioners

Utility Department

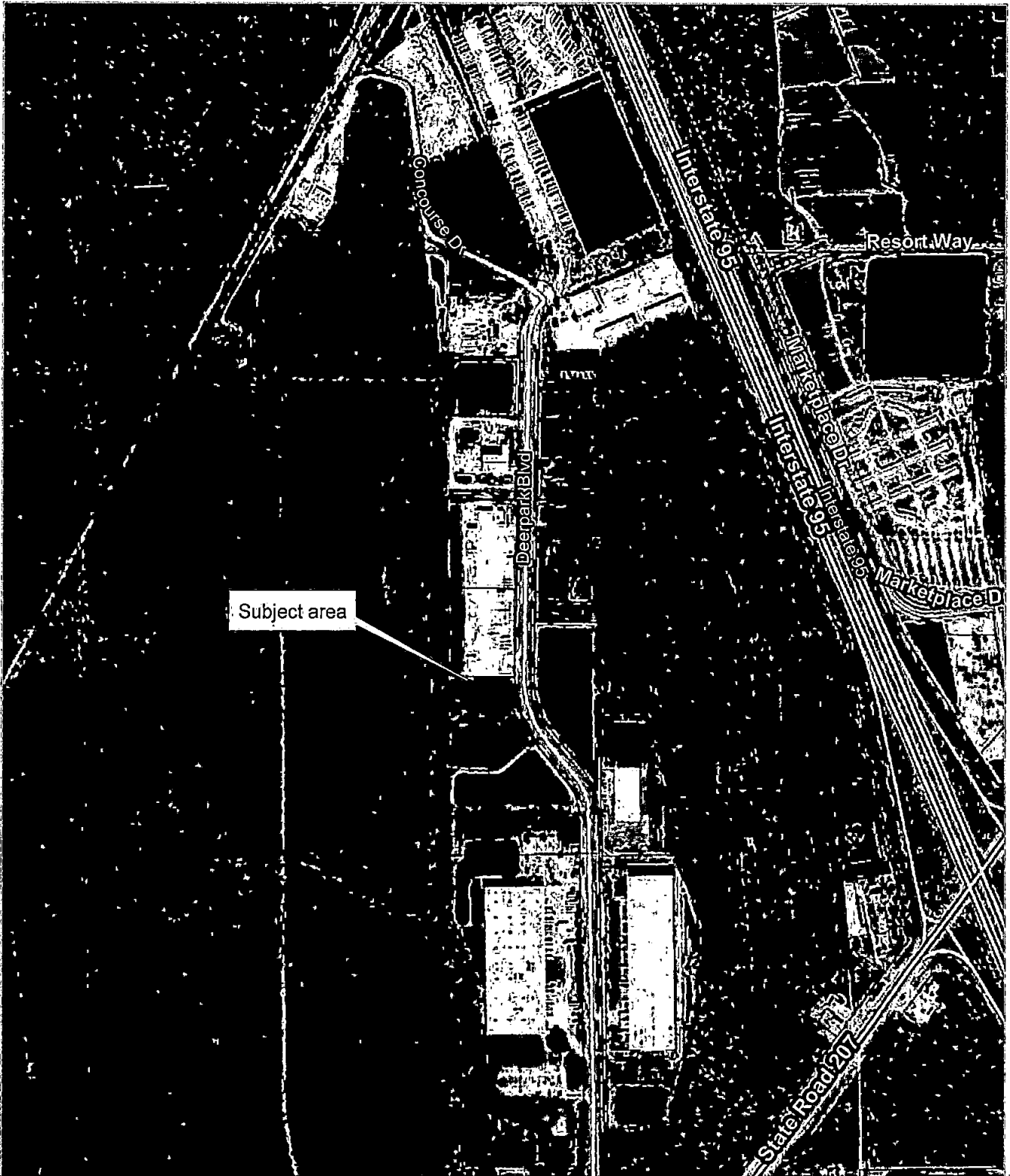
INTEROFFICE MEMORANDUM

TO: Debbie Taylor, Real Estate Manager
FROM: Melissa Caraway, Utility Review Coordinator
SUBJECT: Deerpark Industrial Lot 3
DATE: June 17, 2021

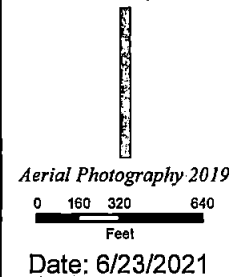
Please present the Bill of Sale, Schedule of Values, Release of Lien, and Warranty to the Board of County Commissioners (BCC) for final approval and acceptance of Deerpark Industrial Lot 3.

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.



Subject area



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

Deerpark Industrial Lot 3

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.

