

RESOLUTION NO. 2005- 335

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DEED OF DEDICATION FOR ADDITIONAL RIGHT-OF-WAY FOR COUNTY ROAD 210 WEST FOR ROADWAY, SIDEWALK, OR UTILITY IMPROVEMENTS THAT MAY BE NEEDED.**

**RECITALS**

**WHEREAS**, Gary D. Silverfield and Charles F. Atkerson, Jr., have executed and presented a Deed of Dedication for additional right-of-way for County Road 210 West for roadway, sidewalk or utility improvements that may be needed, as described in Exhibit "A", attached hereto, incorporated by reference and made a part hereof; and

**WHEREAS**, the additional right-of-way is needed pursuant the terms of the Development Order for Johns Commons; and

**WHEREAS**, it is in the best interest of the County to accept the Deed of Dedication for the safety of the citizens in the area traveling along the right-of-way on County Road 210 West.

**NOW THEREFORE, BE IT RESOLVED**, by the Board of County Commissions 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. Upon acceptance of the Warranty Deed by the Board of County Commissioners, the Clerk of Circuit Court is hereby instructed to record the original executed Deed of Dedication in the Public Records of St. Johns County.

**PASSED AND ADOPTED** by the Board of County Commissioners of St. Johns County, this 1 day of November, 2005.

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

By: Bruce A. Maguire  
Bruce A. Maguire, Chairman

**ATTEST: Cheryl Strickland, Clerk of Court**

By: Cheryl Strickland  
Deputy Clerk

RENDITION DATE 11-04-05

Prepared by:  
St. Johns County  
4020 Lewis Speedway  
St. Augustine, Florida 32084

**DEED OF DEDICATION  
RIGHT-OF-WAY**

**THIS INDENTURE**, made this 21 day of September, 2005, BETWEEN, Gary D Silverfield ETAL, whose address is 4141 Southpoint Dr E, Suite B, Jacksonville, FL 32216, 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 for and in consideration of the acceptance of this Dedication by the Grantee, said Grantor does hereby give, grant, dedicate, and convey to the Grantee, its successors and assigns forever, the following described land, situate in St. Johns County, Florida, to wit:

PROPERTY AS DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

**TO HAVE AND HOLD** the same unto the Grantees, its successors and assigns forever, in fee simple for a public road, including therein the right to construct, maintain, and operate, either above or below the surface of the ground, electric light and power, water, sewer, and drainage lines and other public utilities.

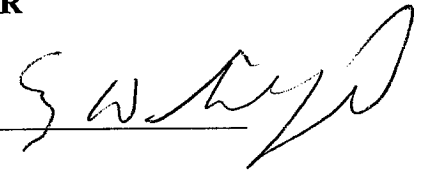
**AND** the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2005.

**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:**

(sign) Melissa A. Girdlinghouse  
(print) Melissa A. Girdlinghouse  
(sign) Helen Breeding  
(print) Helen Breeding

**GRANTOR**

  
\_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of September 2005, by Gary D. Silverfield. Who is/are personally known to me or has/have produced \_\_\_\_\_ as identification.

Helen Breeding  
Notary Public

My Commission Expires: **HELEN BREEDING**  
Notary Public, State of Florida  
My comm. expires February 23, 2009  
Comm. No. DD 392847

Signed and Sealed  
in Our Presence:

(sign) Melissa A. Burlinghouse  
(print) Melissa A. Burlinghouse

(sign) H Breeding  
(print) Helen Breeding

GRANTOR

Atkinson

STATE OF FLORIDA  
COUNTY OF ST. JOHNS

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of September 2005, by Charles F. Atkinson, Jr.. Who is/are personally known to me or has/have produced \_\_\_\_\_ as identification.

H Breeding  
Notary Public

My Commission Expires: **HELEN BREEDING**  
Notary Public, State of Florida  
My comm. expires February 23, 2009  
Comm. No. DD 392847

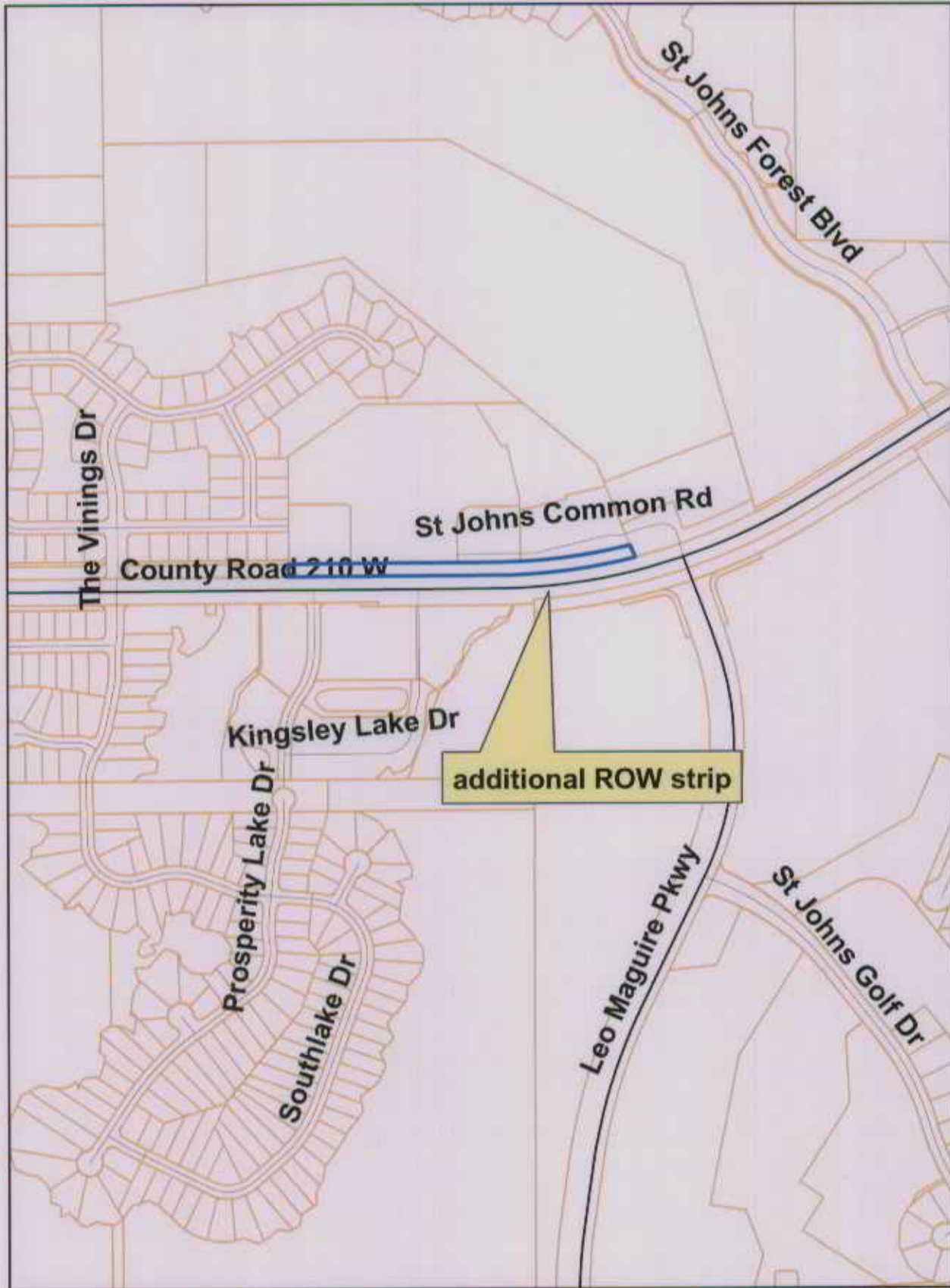
EXHIBIT "A"

DR1602P60147

A portion of Sections 17 and 20, Township 5 South, Range 28 East, St. Johns County, Florida, being more particularly described as follows: COMMENCING at the intersection of the Westerly line of said Section 20 with the Northerly right of way line of County Road No. 210 (formerly State Road No. 210, a 100 foot right of way as established by the Department of Transportation Right of Way Map Section No. 7851-250, dated February 14, 1951); thence North  $89^{\circ}35'52''$  East, along said Northerly right of way line, a distance of 691.79 feet for a POINT OF BEGINNING; thence continue North  $89^{\circ}35'52''$  East, along said Northerly right of way line, a distance of 791.77 feet to the point of curvature of a curve to the left, concave Northerly and having a radius of 2,240.00 feet; thence Easterly around and along the arc of said curve and continuing along said Northerly right of way line, a distance of 541.56 feet, said arc being subtended by a chord bearing and distance of North  $82^{\circ}40'18''$  East, 540.25 feet; thence North  $22^{\circ}07'05''$  West, a distance of 50.49 feet; thence Westerly around and along the arc of a curve concave Northerly and having a radius of 2,190.00 feet, said curve being concentric with said Northerly right of way line of County Road No. 210, an arc distance of 522.57 feet, said arc being subtended by a chord bearing and distance of South  $82^{\circ}45'43''$  West, 521.33 feet to the point of tangency of said curve; thence South  $89^{\circ}35'52''$  West, parallel to and 50 feet Northerly of, when measured at right angles to said Northerly right of way line of County Road No. 210, a distance of 791.77 feet; thence South  $00^{\circ}23'50''$  East, a distance of 50.00 feet to the POINT OF BEGINNING.

Containing 1.52 acres, more or less.

COPY



Disclaimer: This map is provided by the St. Johns County Real Estate Division and is for estimate purposes only. The Real Estate Division disclaims all responsibility for the accuracy or completeness of data shown herein. Data are from multiple sources with varying degrees of accuracy. This map should not be used for final site-specific land use decisions.



Prepared By:  
**St. Johns County**  
 Real Estate Division

