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ORDINANCE NO. 75-60

AMENDMENT TO ORDINANCE NO. 74-33

WHEREAS, on the 8 day of October, 1974, the Board of County Commissioners, Nassau County, Florida did adopt ORDINANCE NO. 74-33, an Ordinance enacting and establishing a comprehensive zoning code for the unincorporated portion of Nassau County, Florida; and

WHEREAS, MELTON POTTS and BETTY POTTS, the owners of the real property described in this ordinance, has applied to the Board of County Commissioners for a rezoning and reclassification of that property from OPEN RURAL to COMMERCIAL NEIGHBORHOOD and

WHEREAS, the Nassau County Zoning Board, after due notice and public hearing, has made its recommendations to the commission; and

WHEREAS, taking into consideration the above recommendations, the commission finds that such rezoning is consistent with the overall comprehensive zoning ordinance and orderly development of the County of Nassau, Florida;

NOW, THEREFORE, BE IT ORDAINED, by the Board of County Commissioners of Nassau County, Florida:

Section 1: Property Rezoned-The real property described in Section 2 is rezoned and reclassified from OPEN RURAL to COMMERCIAL NEIGHBORHOOD as defined and classified under the Zoning Ordinance, Nassau County, Florida.

Section 2: Owner and Description: The land rezoned by this ordinance is owned by MELTON POTTS and BETTY POTTS and is described as follows:

See Appendix "A" attached hereto and made a part hereof by specific reference.

Section 3: Effective Date-This ordinance shall become effective upon being signed by the Chairman of the Board of County Commissioners, Nassau County, Florida.

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APPENDIX "A"

All that certain lot, piece or parcel of land situate, lying and being in Section 51, Township 3 North, Range 27 East, and being further known and described by metes and bounds as follows:

For a Point of Beginning start at the Concrete right of way mark on the Southeasterly right of Way of State Road No. S 108-A (now S 200-A) at the PC of the curve as shown on a Plat recorded in Deed Book 273, page 262 of the Public Records of said Nassau County; thence go South 45 degrees 55 minutes West, along southeast side of said State Road, for 90 feet, more or less to the northeast bank of Lofton Creek; thence go South 43 degrees East along said northeast bank of Lofton Creek for 210 feet; more or less to the center of a drainage ditch; thence go North 53 degrees 51 minutes East for 440 feet, more or less to an iron; thence go North 44 degrees 05 minutes West for 210 feet to an iron on the southeasterly right of way of said State Road; thence go along the arc of the curve in State Road and along said southeasterly right of way on a chord bearing of South 55 degrees 55 minutes West for a chord distance of 341.4 feet to the concrete Mark at the Point of Beginning.

This Parcel of land contains 2.1 acres, more or less, and is the same parcel of land as described in Official Records Book 13, page 176, of the Public Records of said Nassau County, Florida.