

Q 78-6
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EJ

ORDINANCE NO. 78-8

AMENDMENT TO ORDINANCE NO. 74-33

WHEREAS, on the 9th 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, JACK THOMPSON and DELORES THOMPSON, 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 RESIDENTIAL MOBILE HOME to RESIDENTIAL SINGLE FAMILY, 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 RESIDENTIAL MOBILE HOME to RESIDENTIAL SINGLE FAMILY, 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 JACK THOMPSON and DELORES THOMPSON, and is described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND HEREBY MADE A PART HEREOF BY REFERENCE.

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

AMENDMENT NO.
TO
ORDINANCE NO. 74-33

CERTIFICATE OF AUTHENTICATION
ENACTED BY THE BOARD

BOARD OF COUNTY COMMISSIONERS
OF NASSAU COUNTY, FLORIDA

Attest: *D. O. Oxley*
D. O. OXLEY

By: *Douglas Hodges*
DOUGLAS HODGES

Its: Ex-Officio Clerk

Its: Chairman

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E X H I B I T "A"

DESCRIPTION OF PROPERTY: All that certain land situate, lying and being in Section 42, Township 2 North, Range 25 East (being the Francis Wood Donation Grant, also called the Francis Woods Grant) described as follows:

PARCEL A: Begin at a point on the North boundary of the right-of-way of State Highway No. 13 (Yulee - Callahan Road) which point is described as being South 68 degrees West 1235 feet from the intersection of the said North boundary of said Highway No. 13 and the East boundary of the said Francis Wood Donation Grant, said point being also the Southwest corner of a tract of land heretofore conveyed to Maude Conner; thence run South 68 degrees West along the North boundary of said Highway No. 13 for a distance of 1029 feet to the East boundary of a 30 foot road conveyed to the State of Florida by deed dated May 4, 1935, and recorded May 6, 1935 in Deed Book 87, page 40 (or page 41) in the public records of Nassau County, Florida; thence run North 31 degrees West along the East boundary of said 30 foot road for a distance of 359.5 feet to the South boundary of the right-of-way of the Seaboard Air Line Railroad, as established for many years, but now abandoned; thence run Northeastly along the said Seaboard Air Line Railroad right-of-way for a distance of 1085.5 feet to the said lands heretofore conveyed to Maude Conner; thence run South 22 degrees East for a distance of 353 feet to the place of beginning.

PARCEL B: Begin at a point where the East boundary of the right-of-way of the 30 foot road conveyed to the State of Florida by deed dated May 4, 1935, and recorded May 6, 1935 in Deed Book 87, page 40 (or page 41) in the public records of Nassau County, Florida, intersects the South boundary of the right-of-way of the Seaboard Air Line Railroad, as established for many years, but now abandoned, which point is also the Northwest corner of the lands hereinabove described as Parcel A, and run North 67 degrees, 47 minutes, 25 seconds East along the North line of said lands hereinabove described as Parcel A (which said line is also the South boundary of the said right-of-way of

the Seaboard Air Line Railroad), for a distance of 1085.5 feet to the point of the line's intersection with the East line of the lands hereinabove described as Parcel A; thence run North 22 degrees West along the prolongation of the said East line of the lands heretofore described as Parcel A, to the point of its intersection with the center line of the said right-of-way of the Seaboard Air Line Railroad; thence run South 67 degrees, 46 minutes, 25 seconds West along the center line of said right-of-way of the Seaboard Air Line Railroad, and parallel to said North line of said lands hereinabove described as Parcel A, to the point of the intersection of said center line of said right-of-way with the said East boundary of the right-of-way of the said 30 foot road conveyed to the State of Florida; thence run South 31 degrees East along the said East boundary of the right-of-way of said 30 foot road to the place of beginning; said lands lying and being contiguous and adjacent to the northern boundary of the said lands hereinabove described as Parcel A.

Excepting therefrom the following:

PARCEL C: All that certain piece or parcel of land being a portion of land described in Official Records Book 63, Page 438, Public Records of Nassau County, Florida lying and being in the Francis Wood Donation, Section 42, Township 2 North, Range 25 East, Nassau County, Florida and being more particularly described as follows: Commence at the intersection of the East line of the Francis Wood Donation, Section 42, Township 2 North, Range 25 East and the North right of way of State Road 200 (having a 100 foot right of way); thence S. 65 degrees 37' 58" W. along the North right of way of said highway, a distance of 2123.78 feet to an iron pipe and the Point of Beginning; thence S. 65 degrees 37' 58" W. along said right of way, a distance of 233.72 feet to a concrete monument on the easterly right of way of a 30 foot Easement to the State of Florida recorded in Deed Book 87, Page 40, Public Records of Nassau County, Florida; thence N. 33 degrees 09' 57" West, along said right of way, a distance of 723.39 feet to an iron pipe; thence North 65 degrees 37' 58" E, a distance of 252.60 feet to an iron pipe; thence S. 24 degrees 22' 02" East a distance of 321.94 feet to the Point of Beginning, containing 0.681 acres more or less.