

ORDINANCE NO. 88-4
AMENDMENT TO ORDINANCE NO. 83-19
NASSAU COUNTY, FLORIDA

WHEREAS, on the 28th day of September, 1983, the Board of County Commissioners, Nassau County, Florida, did adopt Ordinance No. 83-19, an Ordinance enacting and establishing a comprehensive zoning code for the unincorporated portion of Nassau County, Florida, and

WHEREAS, ROBERT A. and JOYCE R. STUDWELL, the owners of the real property described in this Ordinance, have applied to the Board of County Commissioners for a rezoning and reclassification of the property from RESIDENTIAL SINGLE FAMILY - 2 (RS-2) to COMMERCIAL GENERAL (CG); 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, and the specific area;

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 SINGLE FAMILY - 2 (RS-2) to COMMERCIAL GENERAL (CG) 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 ROBERT A. and JOYCE R. STUDWELL, 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 of Nassau County, Florida.

ADOPTED this 27th day of October, 1987.

AMENDMENT NO. _____
TO
ORDINANCE NO. 83-19

CERTIFICATE OF AUTHENTICATION
ENACTED BY THE BOARD

BOARD OF COUNTY COMMISSIONERS OF
NASSAU COUNTY, FLORIDA

ATTEST: T.J. Greeson
T.J. GREESON
Its: Ex-Officio Clerk

BY: Gene R. Blackwelder
GENE R. BLACKWELDER
Its: Chairman

THIS INSTRUMENT WAS PREPARED BY:
MARSHALL E. WOOD, ATTORNEY AT LAW
P. O. BOX P
FERNANDINA BEACH, FLORIDA 32034

That certain piece, parcel or tract of land, situate, lying and being in the County of Nassau and State of Florida known and described as:

All that certain lot, piece or parcel of land, situate, lying and being in Section Twenty-nine (29), Township Three (3) North, Range Twenty-eight (28) East, Nassau County, Florida, and being a part of those certain lands described in that certain deed recorded in Deed Book 182, page 454, of the public records of Nassau County, Florida and being all of Lot Numbered Seventeen (17) in Block Numbered One (1) of SADLER ESTATES SUBDIVISION, as recorded in Plat Book 2, at Page 68, of the public records of Nassau County, Florida.

SUBJECT TO that certain first mortgage in favor of BETTY LOU BOURNE, a married woman, dated January 14, 1983, and recorded January 17, 1983, in Official Records Book 377, page 333, of the public records of Nassau County, Florida, securing the original principal sum of \$34,900.00, which the parties of the second part by acceptance of this Warranty Deed do hereby assume and agree to pay.

The property conveyed herein is not the homestead of either of the parties of the first part.

And the said parties of the first part do hereby fully warrant the title to said land, and will defend



2-87-83

Exhibit A
Site 2