

RESOLUTION NO. 2011 - 120

A RESOLUTION CLOSING, VACATING, AND ABANDONING OF THOSE CERTAIN RIGHTS OF WAY OR THE RENOUNCING AND DISCLAIMING OF ANY RIGHT OR INTEREST OF SAID NASSAU COUNTY, FLORIDA, AND THE PUBLIC IN SAID RIGHTS OF WAY OR ALLEYS.

WHEREAS, upon the petition of John T. Cassidy, agent for CCRC Woodlands, Ltd. and Carol T. Cassidy Trust, owners, a public hearing was held at 7:00 PM on the 25th day of July, 2011, in the Commission Chambers at the James S. Page Governmental Complex, located at 96135 Nassau Place, Yulee, Florida, pursuant to a notice duly published as provided by law for consideration by the Board of County Commissioners to close, vacate, and abandon the roadways or alleyways hereinafter described and to renounce and disclaim the right of the public and the county in and to said roadways and alleyways described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

WHEREAS, this Board finds that said roadways or alleyways lie wholly without the corporate limits of any municipality and that this Board is authorized to close said roadways or alleyways by the authority stated in Section 336.09, Florida Statutes; and

WHEREAS, this Board has determined that it is in the best interest of Nassau County and the public that said roadways or alleyways be closed, vacated and abandoned and that the interest of Nassau County and the public be renounced and disclaimed therein.

NOW, THEREFORE, BE IT RESOLVED this 25th day of July, 2011, by the Board of County Commissioners of Nassau County, Florida, in a meeting duly assembled that said roadways or alleyways as hereinbefore described in the preamble hereto be, and the same is,

hereby closed, vacated, and abandoned to the extent as if said roadways or alleyways had never been delineated on said plat.


BE IT FURTHER RESOLVED that the right and interest of Nassau County and the public in said roadways above described be, and the same are hereby renounced and disclaimed, and any easement heretofore owned, held, claimed or used by or on behalf of the public therein is hereby abrogated.

BE IT FURTHER RESOLVED that the Clerk of this Board shall cause to be published, within thirty (30) days after the adoption of this Resolution, in one issue of the Nassau County Record, a notice of the adoption of this Resolution closing, vacating, and abandoning all of those certain roadways or alleyways as hereinbefore described in the preamble hereto, and the renouncing and disclaiming of any right or interest of the county and the public in said roadways or alleyways.


NOTICE IS HEREBY GIVEN that the Board of County Commissioners of Nassau County, Florida did on the 25th day of July, 2011 adopt a Resolution Closing, vacating, and abandoning those certain roadways or alleyways, described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"


BOARD OF COUNTY COMMISSIONERS,
NASSAU COUNTY, FLORIDA

BY: 
WALTER J. BOATRIGHT
ITS: CHAIRMAN

ATTEST
AS TO CHAIRMAN'S SIGNATURE:


JOHN A. CRAWFORD
EX-OFFICIO CLERK
139/MS *CS* *7/27/11*

APPROVED AS TO FORM AND LEGALITY BY THE
NASSAU COUNTY ATTORNEY:

A handwritten signature in black ink, appearing to read 'DAVID A. HALLMAN', written over a horizontal line.

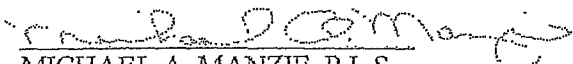
DAVID A. HALLMAN

MANZIE & DRAKE LAND SURVEYING

LEGAL DESCRIPTION

HIGHWAY / RIGHT-OF-WAY / EASEMENT ABANDONMENT

THOSE CERTAIN STRIPS OF LAND (COMMONLY ACCEPTED AS 60 FEET IN WIDTH) RUNNING EQUIDISTANT ON EITHER SIDE OF AND ALONG THE FOLLOWING COURSES: (1) THE NORTH/SOUTH ONE-QUARTER SECTION LINE OF SECTION 15, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA; (2) THE WESTERLY LINE OF SECTION 15, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA; AND (3) THE NORTH/SOUTH ONE-QUARTER SECTION LINE OF SECTION 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA, ACCORDING TO MAP OF "CORNWALL FARM LAND COMPANY PLAT OF NORTH FLORIDA PECAN, FRUIT AND TRUCK FARMS, SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA", ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK "O", PAGE 31, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. LESS AND EXCEPT ANY PORTIONS THEREOF LYING WITHIN THE RIGHT-OF-WAY OF COUNTY ROAD NO. 115 (ALSO KNOWN AS BAY ROAD) A 100 FOOT RIGHT-OF-WAY, ACCORDING TO THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP SECTION NO. 7457-175 AND WITHIN THAT CERTAIN STRIP OF LAND (COMMONLY ACCEPTED AS 60 FEET IN WIDTH) RUNNING EQUIDISTANT ON EITHER SIDE OF AND ALONG THE SOUTHERLY LINE OF SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA, ACCORDING TO MAP OF "CORNWALL FARM LAND COMPANY PLAT OF NORTH FLORIDA PECAN, FRUIT AND TRUCK FARMS, SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA", ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK "O", PAGE 31, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA.


 MICHAEL A. MANZIE, P.L.S.
 FLORIDA REGISTRATION NO. 4069
 JOB NO. 17884

NOTICE OF HEARING FOR THE CLOSING OF RIGHTS OF WAY, ROADWAYS, OR ALLEYS

TO WHOM IT MAY CONCERN:
YOU WILL TAKE NOTICE that the Board of County Commissioners of Nassau County, Florida, upon the petition of John T. Cassidy, agent for CCRC Woodlands, Ltd. and Carol T. Cassidy Trust, owners, will at 7:00 P.M. on the 25th day of July, 2011, at the Commission Chambers, James S. Page Governmental Complex, 96135 Nassau Place, Yulee, Florida, consider and determine whether or not the said Nassau County, Florida, will vacate, abandon, discontinue and close, and will renounce and disclaim any right of Nassau County, Florida, and the public in and to any land or interest therein delineated upon the roads and alleys which are more particularly described as follows:

Legal Description
Highway/Right-of-Way/Easement
Abandonment

THOSE CERTAIN STRIPS OF LAND (COMMONLY ACCEPTED AS 60 FEET IN WIDTH) RUNNING EQUIDISTANT ON EITHER SIDE OF AND ALONG THE FOLLOWING COURSES:

(1) THE NORTH/SOUTH ONE-QUARTER SECTION LINE OF SECTION 15, TOWNSHIP 3

NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA; (2) THE WESTERLY LINE OF SECTION 15, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA; AND (3) THE NORTH/SOUTH ONE-QUARTER SECTION LINE OF SECTION 16, TOWNSHIP 3

NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA, ACCORDING TO MAP OF "CORNWALL FARM LAND COMPANY PLAT OF NORTH FLORIDA PECAN, FRUIT AND TRUCK FARMS, SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU

COUNTY, FLORIDA", ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK "O", PAGE 31, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. LESS AND EXCEPT ANY PORTIONS THEREOF LYING WITHIN THE RIGHT-OF-WAY OF COUNTY ROAD NO. 115 (ALSO KNOWN AS BAY ROAD) A 100 FOOT RIGHT-OF-WAY, ACCORDING TO THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP SECTION NO. 7457-175 AND WITHIN THAT CERTAIN STRIP OF LAND (COMMONLY ACCEPTED AS 60 FEET IN WIDTH) RUNNING EQUIDISTANT ON EITHER SIDE OF AND ALONG THE SOUTHERLY LINE OF SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA, ACCORDING TO MAP OF "CORNWALL FARM LAND COMPANY PLAT OF NORTH FLORIDA PECAN, FRUIT AND TRUCK FARMS, SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA", ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK "O", PAGE 31, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA.

The public is invited to be present and be heard. If a person wishes to appeal any decision made by the Board, agency, or commission, with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Individuals with disabilities requiring accommodations in order to participate in this proceeding should contact the office of the Ex-Officio Clerk at (904) 548-4660 or Florida Relay Service at 1-800-955-8770(v) or 1-800-955-8771(TDD) at least seventy two hours in advance to request such accommodation.

BOARD OF COUNTY COMMISSIONERS
NASSAU COUNTY,
FLORIDA

BY: /s/ Walter J. Boatright
Its: Chairman
ATTEST:
/s/ John A. Crawford
Its: Ex-Officio Clerk
11 07-07-2011
3479

Nassau County Record

617317 Brandies Avenue, PO Box 609
Callahan, Florida 32011
(904) 879-2727 - Fax (904) 879-5155

STATE OF FLORIDA COUNTY OF NASSAU:

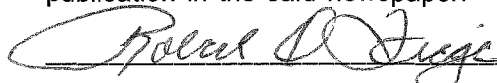
Before the undersigned authority personally appeared **Robert O. Fiege** who on oath says that he is the Production Director of the Nassau County Record, a weekly newspaper published at Callahan in Nassau County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter of

NOTICE OF HEARING CLOSING OF RIGHTS OF WAY JULY 25, 2011

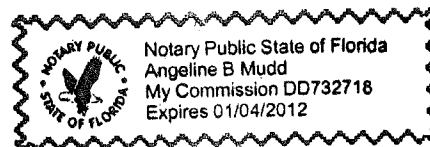
was published in said newspaper in the issue of

07/07/2011
REF. # 3479

Affiant further says that the said Nassau County Record is a newspaper published at Callahan, in said Nassau County, Florida, and that the said newspaper has heretofore been continuously published in said Nassau County, Florida, each week and has been entered as second class mail matter at the post office in Callahan in said Nassau County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Sworn to and subscribed before me this 8^h day of July, A.D. 2011.


Angeline B. Mudd, Notary Public Personally Known

INSTR # 201121739, Book 1754, Page 1970

Pages 1

Doc Type NOT, Recorded 09/09/2011 at 11:30 AM,

John A Crawford, Nassau County Clerk of Circuit Court

Rec. Fee \$10.00

#1

Nassau County Record

617317 Brandies Avenue, PO Box 609
Callahan, Florida 32011
(904) 879-2727 - Fax (904) 879-5155

NOTICE OF ADOPTION OF RESOLUTION CLOSING, VACATING, AND ABANDONING OF RIGHTS OF WAY, ROADWAYS, OR ALLEYS

TO WHOM IT MAY CONCERN:
NOTICE IS HEREBY GIVEN that the Board of County Commissioners of Nassau County, Florida, upon the petition of John T. Cassidy, agent for CCRC Woodlands, Ltd. and Carol T. Cassidy Trust, owners, did on the 25th of July 2011 adopt Resolution No. 2011-120, a resolution closing, vacating and abandoning those certain rights of way or alleyways described as follows:

THOSE CERTAIN STRIPS OF LAND (COMMONLY ACCEPTED AS 60 FEET IN WIDTH) RUNNING EQUIDISTANT ON EITHER SIDE OF AND ALONG THE FOLLOWING COURSES: (1) THE NORTH/SOUTH ONE-QUARTER SECTION LINE OF SECTION 15, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA; (2) THE WESTERLY LINE OF SECTION 15, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA; AND (3) THE NORTH/SOUTH ONE-QUARTER SECTION LINE OF SECTION 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA, ACCORDING TO MAP OF "CORNWALL FARM LAND COMPANY PLAT OF NORTH FLORIDA PECAN, FRUIT AND TRUCK FARMS, SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA", ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK "O", PAGE 31, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA. LESS AND EXCEPT ANY PORTIONS THEREOF LYING WITHIN THE RIGHT-OF-WAY OF COUNTY ROAD NO. 115 (ALSO KNOWN AS BAY ROAD) A 100 FOOT RIGHT-OF-WAY, ACCORDING TO THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP SECTION NO. 7457-175 AND WITHIN THAT CERTAIN STRIP OF LAND (COMMONLY ACCEPTED AS 60 FEET IN WIDTH) RUNNING EQUIDISTANT ON EITHER SIDE OF AND ALONG THE SOUTHERLY LINE OF SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA, ACCORDING TO MAP OF "CORNWALL FARM LAND COMPANY PLAT OF NORTH FLORIDA PECAN, FRUIT AND TRUCK FARMS, SECTIONS 15 AND 16, TOWNSHIP 3 NORTH, RANGE 23 EAST, NASSAU COUNTY, FLORIDA", ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK "O", PAGE 31, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA.

and that said Resolution renounces and disclaims any right or interest of said Nassau County, Florida and the public in and to said portion of roadways or alleyways.

ATTEST:

/s/ JOHN A. CRAWFORD
EX-OFFICIO CLERK
BOARD OF COUNTY COMMISSIONERS
NASSAU COUNTY, FLORIDA

BY: /s/ WALTER J. BOATRIGHT
ITS: CHAIRMAN
11 08-11-2011
3505

STATE OF FLORIDA COUNTY OF NASSAU:

Before the undersigned authority personally appeared **Michael B. Hankins** who on oath says that he is the Advertising Director of the Nassau County Record, a weekly newspaper published at Callahan in Nassau County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter of

NOTICE OF ADOPTION OF RESOLUTION RESOLUTION NO. 2011-120

was published in said newspaper in the issue of

08/11/2011
REF. # 3505

Affiant further says that the said Nassau County Record is a newspaper published at Callahan, in said Nassau County, Florida, and that the said newspaper has heretofore been continuously published in said Nassau County, Florida, each week and has been entered as second class mail matter at the post office in Callahan in said Nassau County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Michael B. Hankins

Sworn to and subscribed before me this 12TH day of August, A.D. 2011.

Angeline B. Mudd
Angeline B. Mudd, Notary Public

AM Personally Known

