

ORDINANCE 2015-5

AN ORDINANCE ANNEXING CERTAIN REAL PROPERTY OWNED BY
MICHAEL J. SINNOTT, INTO THE MUNICIPAL LIMITS OF THE TOWN
OF ST. LUCIE VILLAGE, FLORIDA.

WHEREAS, Michael J. Sinnott, a single adult, is the owners of a tract of land described in attached Exhibit "A", which property is in the unincorporated area of St. Lucie County but contiguous to the Town of St. Lucie Village, Florida and reasonably compact; and

WHEREAS, Michael J. Sinnott has petitioned the Board of Aldermen to have the property annexed into the Town of St. Lucie Village, Florida and annexation would not create enclaves; and

WHEREAS, §171.044, Fla. Stat., specifies the procedure for voluntary annexation of real property into a municipality; and

WHEREAS, the terms and provisions of §171.044, Fla. Stat., have been met, including publication of notice and providing a copy of this Ordinance, via certified mail return receipt requested, to the St. Lucie County Board of County Commissioners.

NOW, THEREFORE, the Board of Aldermen of the Town of St. Lucie Village, Florida hereby ordains:

1. The above described land, which is more particularly described in Exhibit "A" attached hereto and incorporated herein, is hereby added to, taken into, made a part of, and annexed into the municipal limits of the Town of St. Lucie Village, Florida, and the municipal limits thereby redefined to include said property, the correct legal description of which is encompassed in attached Exhibit "A". A map depicting said property is also attached as Exhibit "B". A complete legal description by metes and bounds is attached as Exhibit "C".

2. Said property is deemed to fall within the current R-1 residential zoning with one single family residence permitted.

3. A copy of this Ordinance shall be filed with the Clerk of the Circuit Court of the St. Lucie County, the Chief Administrative Officer of St. Lucie County, and the Department of State within seven (7) days after adoption of the Ordinance.

4. This Ordinance shall become effective upon passage.

PASSED AND APPROVED by the Board of Aldermen of the Town of St.

Lucie Village on this 18th day of August, 2015.



APPROVED:
BOARD OF ALDERMEN OF THE TOWN OF
ST. LUCIE VILLAGE, FLORIDA

By: William G. Thiess
William G. Thiess, Mayor

ATTESTED:

By: Diane C. Orme
Diane C. Orme, Clerk

I, DIANE C. ORME, Clerk of the TOWN OF ST. LUCIE VILLAGE, FLORIDA, do hereby certify that this is a true and accurate copy of Ordinance **2015-5** which was duly introduced, read and adopted at the regular meeting of the Board of Aldermen of the TOWN OF ST. LUCIE VILLAGE, FLORIDA, held this 18th day of August, 2015.

Diane C. Orme
DIANE C. ORME, CLERK

EXHIBIT "A"

Prepared by and return to:
J. Stephen Tierney, III, Esquire
Neill Griffin Tierney Neill & Marquis - Chartered
Post Office Box 1270
Fort Pierce, Florida 34954
Courthouse Box
Parcel ID Number: 1433-501-0013-0005

[Space Above for Recording]

WARRANTY DEED

This Warranty Deed made this 11th day of October, 2012, by PAUL SINNOTT and ANGELA SINNOTT, husband and wife, hereinafter called the grantor, to MICHAEL J. SINNOTT, a single adult, hereinafter called the grantee, whose address is: 204 Hunt Avenue, Fort Pierce, FL 34946.

Wherever used herein, the terms "grantor" and "grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.

WITNESSETH: That the said grantor, for and in consideration of the sum of \$10.00, in hand paid by the said grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the said grantee, and the grantee's heirs and assigns forever, the following described land, situated, lying, and being in St. Lucie County, Florida, to wit:

Lot 14 and the West 40 feet of Lot 15, Block A, M.D. Hunt Subdivision, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 47, of the Public Records of St. Lucie County, Florida.

SUBJECT TO RESTRICTIONS, RESERVATIONS AND EASEMENTS OF RECORD, IF ANY, AND TAXES SUBSEQUENT TO DECEMBER 31, 2011.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

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; that the Grantor hereby fully 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, 2011; zoning ordinances and rights of way for public roads.

In Witness Whereof, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered
in our presence:

J. Stephen Tierney, III
Print Name of Witness: J. STEPHEN TIERNEY III
As to Both

Marcia L. Heffelfinger
Print Name of Witness: MARCIA L. HEFFELFINGER
As to Both

Paul Sinnott
PAUL SINNOTT
3111 N. Indian River Dr., Ft. Pierce, FL 34946

Angela Sinnott
ANGELA SINNOTT

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing was acknowledged before me this 11th day of October, 2012, by PAUL SINNOTT and ANGELA SINNOTT, husband and wife, who are personally known to me or who produced their driver's license as identification.

Marcia L. Heffelfinger
Print Name of Notary: Marcia L. Heffelfinger
NOTARY PUBLIC - STATE OF FLORIDA
MY COMMISSION EXPIRES:



EXHIBIT "B"

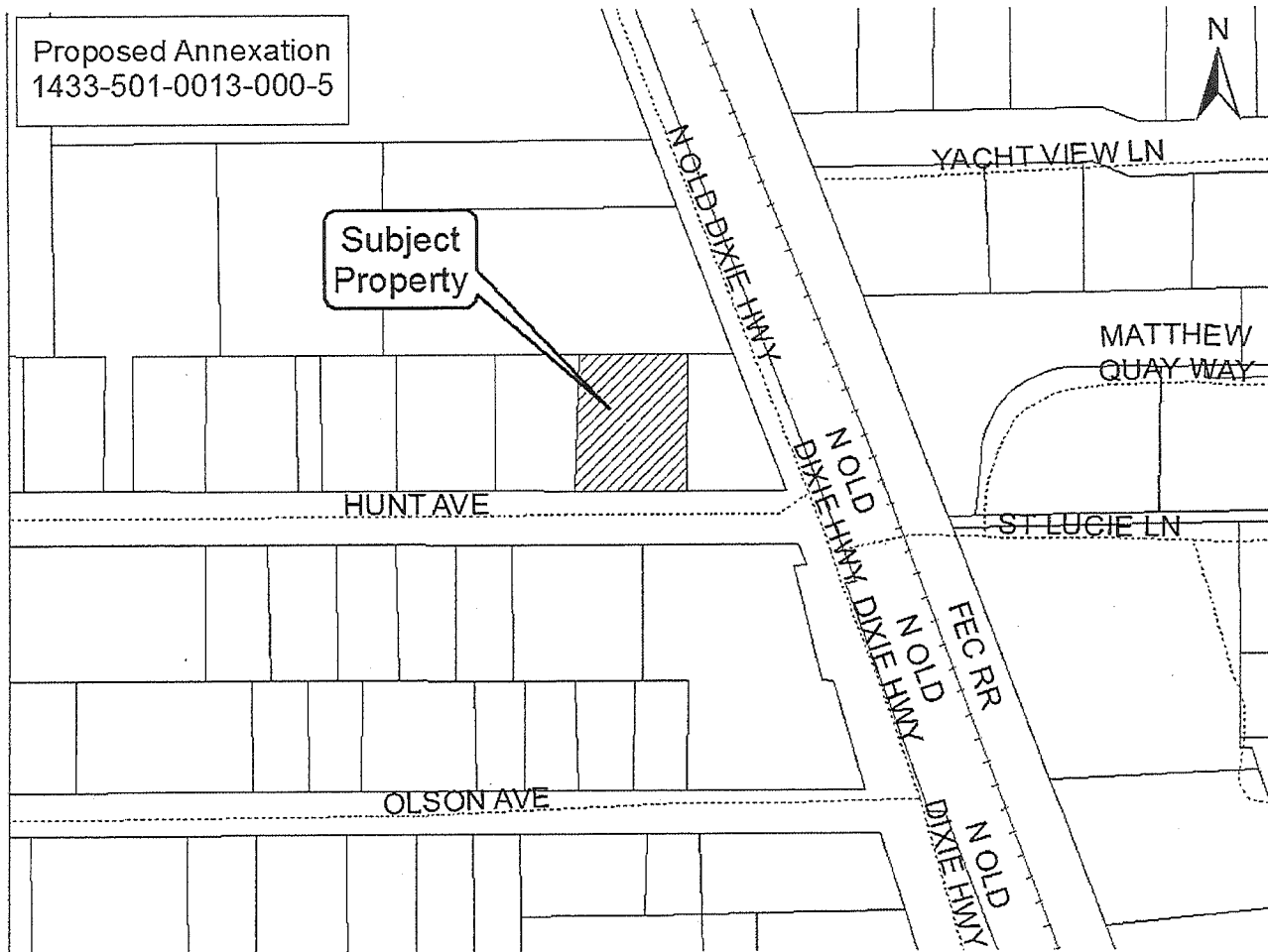


EXHIBIT "C"

Legal description by metes and bounds:

Property located in St. Lucie County, Florida, described as follows:

Commence at the Northeast corner of the West 40 feet of Lot 15, Block A, M.D. Hunt Subdivision, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 47, of the public records of St. Lucie County, Florida, and thence proceed approximately 100 feet West, along the North boundary of said Lot 15 and the North boundary of Lot 14 of said subdivision, to the Northwest corner of Lot 14; thence proceed South along the West boundary line of said Lot 14 a distance of approximately 129.11 feet to its intersection with Hunt Avenue and the Southwest corner of said Lot 14; thence proceed East approximately 100 feet along the South boundaries of Lots 14 and 15 to the Southeast corner of the West 40 feet of said Lot 15; and, thence proceed North along the East boundary of the West 40 feet of said Lot 15 a distance of approximately 129.11 feet to the point of beginning.