

ORDINANCE 2026-02

AN ORDINANCE ANNEXING CERTAIN REAL PROPERTY OWNED BY  
JAMES D. SUMMERLIN AND CYNTHIA B. SUMMERLIN, AND LOCATED AT  
220 HUNT AVENUE, INTO THE MUNICIPAL LIMITS OF THE TOWN OF  
ST. LUCIE VILLAGE, FLORIDA.

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WHEREAS, James D. Summerlin and Cynthia B. Summerlin, are the owners of a tract of land located at 220 Hunt Avenue, and more particularly 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, James D. Summerlin and Cynthia B. Summerlin, have 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 17<sup>th</sup> day of March, 2026.

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

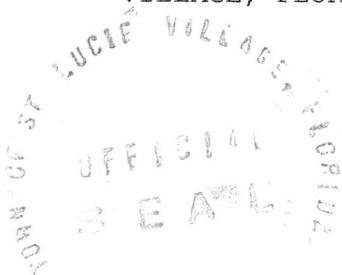
By: William G. Thiess  
William G. Thiess, Mayor

ATTESTED:

By: Paulette Burgess  
Paulette Burgess, Clerk

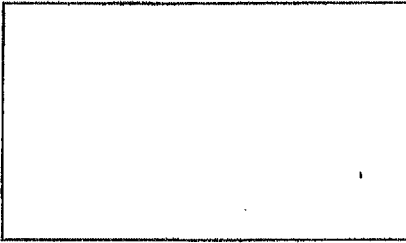
I, Paulette Burgess, Clerk of the TOWN OF ST. LUCIE VILLAGE, FLORIDA, do hereby certify that this is a true and accurate copy of Ordinance **2026-01** which was duly introduced, read and adopted at the regular meeting of the Board of Aldermen of the TOWN OF ST. LUCIE VILLAGE, FLORIDA, held this 17<sup>th</sup> day of March, 2026.

Paulette Burgess  
Paulette Burgess, Clerk



2026

EXHIBIT A



Document prepared by:  
Cynthia B. Sommerlin  
220 Hunt Ave.  
Fort Pierce Fl., 34946  
Return to after Recording:  
Cynthia B. Sommerlin  
220 Hunt Ave.  
Fort Pierce Fl., 34946

\* Above space reserved for Recording

(If required by your jurisdiction, list above the names  
& address of: 1) where to return this form; 2) preparer;  
3) party requesting recording.)

## Quitclaim Deed

Assessor's Property Tax Parcel/Account Number(s): 1483-501-0010-000-4

THIS QUITCLAIM DEED, executed this 18 day of March, 2021,  
by first party, Grantor, James D. Sommerlin / Cynthia B. Pasztoroff

, whose  
mailing address is 220 Hunt Avenue, Fort Pierce Fl., 34946, to

second party, Grantee, James D. Sommerlin and Cynthia B. Sommerlin  
his wife

whose mailing address is 220 Hunt Avenue Fort Pierce Fl., 34946.

WITNESSETH that the said first party, for good consideration and for the sum of ten

Dollars (\$ 10.00 .) paid by the said second party, the receipt whereof is hereby  
acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all  
the right, title, interest and claim, which the said first party has in and to the following described  
parcel of land, and improvements and appurtenances thereto in the County of St. Lucie,

State of Florida to wit:  
N.D. Hunt S/D B.L. A.E. 7 FT OF Lot 9 and all of Lot 10 (618 AC - 7,745 SF)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first written above. Signed, sealed and delivered in the presence of:

[Signature]  
Signature of Witness  
Julda Peterson  
Print Name of Witness

[Signature]  
Signature of Witness  
Edna Dandridge  
Print Name of Witness

[Signature]  
Signature of Grantor  
Cynthia B. Pizzofanti  
Print Name of Grantor

[Signature]  
Signature of Grantor  
James D. Summerlin  
Print Name of Grantor

State of Florida  
County of St. Lucie

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 18<sup>th</sup> day of March 2021 by (name) James D. Summerlin Cynthia B. Pizzofanti, who  is personally known by me, or  has produced FL DL as identification, and who did take an oath.

WITNESS my hand and official seal.  
[Signature]  
Signature of Notary  
Edna Dandridge  
Print Name of Notary

(Seal)



# 220 Hunt Ave

1433-501-0010-000-4

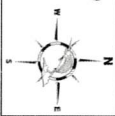
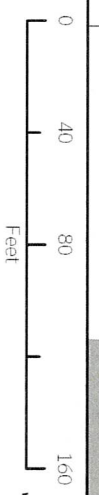
EXHIBIT "B"

ST. LUCIE  
VILLAGE

N-OLD-DIXIE-HWY

Hunt Ave

Subject Parcel  Parcel Boundaries  St. Lucie Village



## **EXHIBIT C**

Begin at the point on the northern boundary of Lot 9, M.D. HUNT Subdivision Block A, which is 7 feet west of the northeast corner of said Lot 9, thence proceed easterly along the north boundary of Lots 9 and 10 to the northeast corner of Lot 10, thence southerly along the east boundary of said Lot 10 a distance of approximately 129 feet to the southeast corner of the Lot, thence westerly along the south boundary of Lots 10 and 9 to the point on the southern boundary of Lot 9 that is 7 feet west of the southeast corner of Lot 9, and thence northerly approximately 129 feet to the Point of Beginning, All lying in St. Lucie County, Florida.