

ORDINANCE 2012-8

AN ORDINANCE ANNEXING CERTAIN REAL PROPERTY OWNED BY
WALTER E. KNIGHT AND JOANNE KNIGHT, HUSBAND AND WIFE,
INTO THE MUNICIPAL LIMITS OF THE TOWN OF ST. LUCIE VILLAGE,
FLORIDA.

WHEREAS, Walter E. Knight and JoAnne Knight, husband and wife, are the owners of a tract of land described in the deed attached as 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, Walter E. Knight and JoAnne Knight 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.

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 hereto as Exhibit "C".

2. Said property is annexed on the understanding that indoor polishing and shaping of granite will be permitted thereon, and its current zoning, Commercial General, is deemed to continue until adoption of a Future Land Use and Zoning, anticipated to be Light Industrial, by the Town of St. Lucie Village.

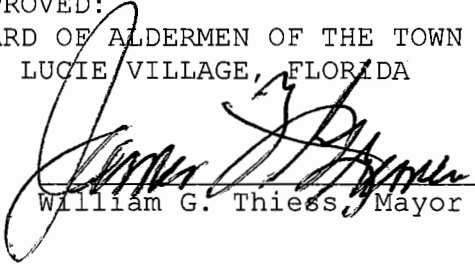
3. Upon posting or publishing, a copy of this Ordinance shall be sent, via certified mail return receipt requested, to the St. Lucie County Board of County Commissioners.

4. 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.

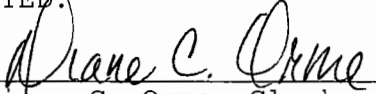
5. This Ordinance shall become effective upon passage.

PASSED AND APPROVED by the Board of Aldermen of the Town of St. Lucie Village on this 19th day of June, 2012.

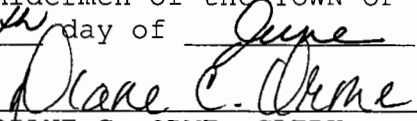
APPROVED:
BOARD OF ALDERMEN OF THE TOWN OF
ST. LUCIE VILLAGE, FLORIDA

By: 
William G. Thiess, Mayor

ATTESTED:

By: 
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 **2012-8** 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 19th day of June, 2012.


DIANE C. ORME, CLERK

715856

B-136



FELSA TITLE & GUARANTY COMPANY

WARRANTY DEED
MAKING, TO INDIVIDUALS

This Warranty Deed Made the 13th day of July A. D. 1985 by
ALBERT J. DIVAGNO and JAYE M. DIVAGNO, his wife, and HOWARD L.
BICKFORD and THEODORA K. BICKFORD, his wife, and WILLIAM M.
GEROLD and CONSTANCE GEROLD, his wife
hereinafter called the grantor, to

WALTER E. KNIGHT and JOANNE KNIGHT, his wife

whose postoffice address is P.O. Box 4221 Fort Pierce, Florida 33448,
hereinafter called the grantee:

(Wherever used herein the terms "grantee" and "grantee" include all the parties to this instrument and
the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)

Witnesseth: That the grantor, for and in consideration of the sum of \$ 10.00 and other
valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, assigns, re-
leases, releases, conveys and confirms unto the grantee, all that certain land situate in St. Lucie
County, Florida, viz.

SEE EXHIBIT "A" ATTACHED



Subject land is vacant, unimproved, and not Homestead.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any-
wise 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, 1984.

SUBJECT TO: (1) restrictions, reservations, limitations and ease-
ments of record, if any; this reference to said restrictions shall
not operate to reimpose the same. (2) Zoning ordinances affecting
said property.

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

Signed, sealed and delivered in our presence

Howard L. Bickford, Jr.
L. Conway

Albert J. Divagno
Jaye M. Divagno

STATE OF FLORIDA
COUNTY OF PALM BEACH

I HEREBY CERTIFY that on this day, before me, an officer duly
authorized in the State aforesaid and in the County aforesaid to take
acknowledgments, personally appeared

ALBERT J. DIVAGNO and JAYE M. DIVAGNO,
his wife

to me known to be the person or persons described in and who executed the
foregoing instrument and WHO acknowledged before me that they
executed the same.

WITNESS my hand and official seal in the County and
State last aforesaid this _____ day of

13th, July, A. D. 1985

Seal

Notary Public
My Commission Expires:

This instrument prepared by:

Address

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES APRIL 25, 1989
BONDED THRU GENERAL INS. UNDERWRITERS

OR BOOK 470 PAGE 2526

EXHIBIT "A"

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

Signed, sealed and delivered in our presence:

2 Witnesses
As to All

Patricia A. Smith
James L. Miller

STATE OF FLORIDA
COUNTY OF ST. LUCIE

Howard L. Bickford.....L.S.
Theodora K. Bickford.....L.S.
William M. Gerold.....L.S.
Constance Gerold.....L.S.

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared

HOWARD L. BICKFORD and THEODORA K. BICKFORD, his wife, and WILLIAM M. GEROLD and CONSTANCE GEROLD, his wife

in me known to be the persons described in and who executed the foregoing instrument and who acknowledged before me that they executed the same

WITNESS my hand and official seal in the County and State last aforesaid this

July 16th A. D. 1985 day of

NOTARY PUBLIC

My Commission Expires:
Seal

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXP. APR 14, 1988
BONDED THRU GENERAL INC. LTD.

PREPARED BY Joyce A. McDermott
CHELSEA TITLE & GUARANTY COMPANY
2000 S.E. PT. ST. LUCIE BLVD. SUITE C, PORT ST
LUCIE, FLORIDA "WHICH INSTRUMENT WAS PRE-
PARED INCIDENTAL TO THE WRITING OF A TITLE
INSURANCE POLICY"

CHELSEA TITLE & GUARANTY COMPANY

85255 DE 1

BOOK 470 PAGE 2527

EXHIBIT "A"

BEING a Parcel of land lying in Section 33, Township 34 South, Range 40 East, St. Lucie County, Florida, the Boundary of said Parcel being more particularly described as follows:

FROM the intersection of the North right-of-way of Naco Road and the easterly right-of-way of U.S. Highway #1 (State Road #5) run South $89^{\circ}59'41''$ East along the North right-of-way of Naco Road a distance of 250.00 feet to the Southeast corner of that certain Parcel of land as described in Official Record Book 386, Page 101, Public Records of St. Lucie County, Florida and the POINT OF BEGINNING; thence northwesterly along the East boundary of said Parcel a distance of 250.00 feet to the Northeast corner of said Parcel; thence North $87^{\circ}52'08''$ East, a distance of 148.18 feet to the Northwest corner of that certain Parcel of land as described in Official Record Book 322, Page 2193 of said Public Records; thence South $23^{\circ}39'23''$ East, along the West boundary of said Parcel a distance of 255.83 feet to the North right-of-way of Naco Road; thence North $89^{\circ}59'41''$ West, along said right-of-way 150.00 feet to the POINT OF BEGINNING.

Parcel contains 0.799 Acres more or less.

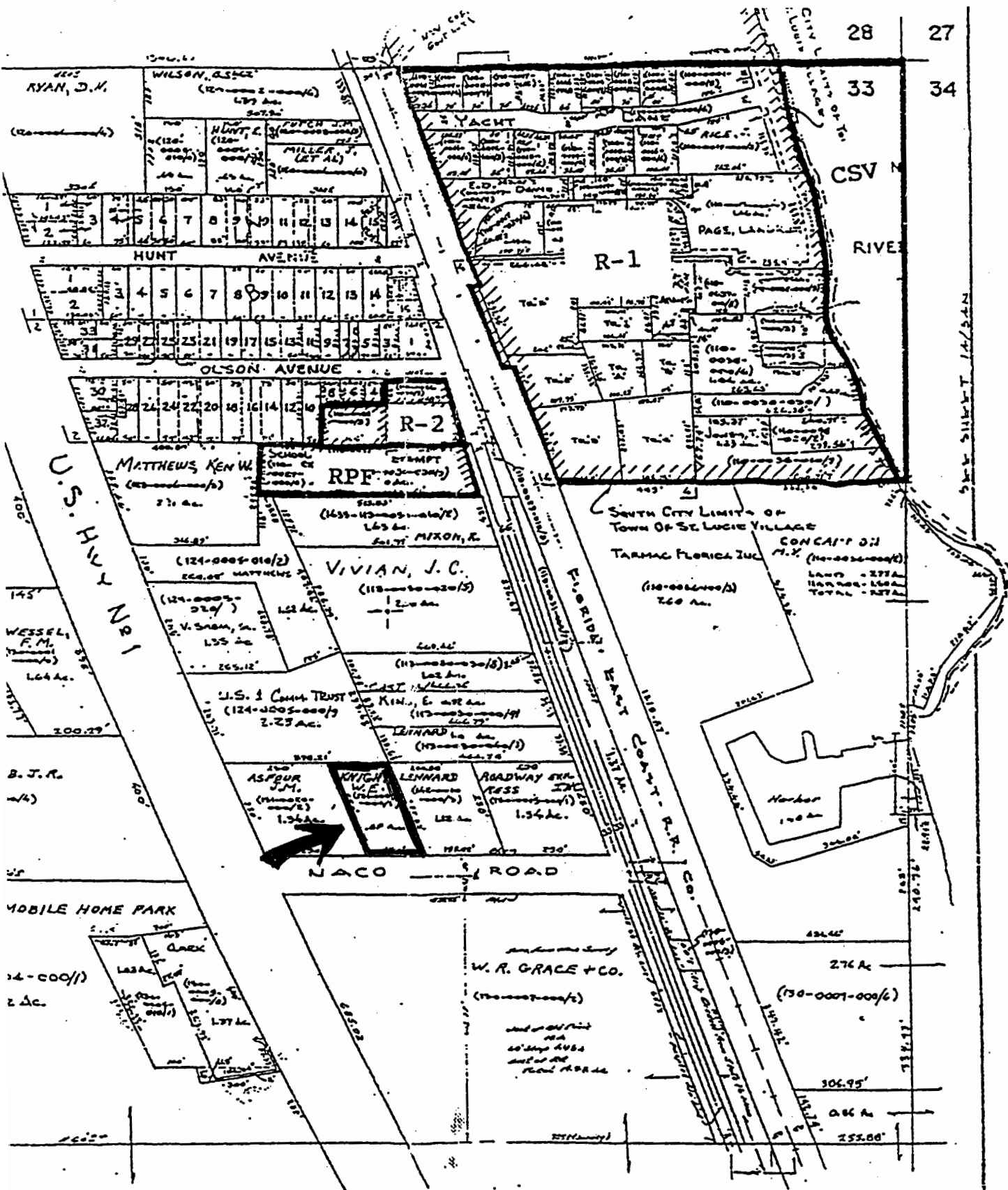
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FILED AM
ROGER PG.
ST. LUCIE COUNTY

715856

BOOK 470 PAGE 2528

EXHIBIT "B"



PREPARED FOR
Douglas S. Putnam
 DOUGLAS S. PUTNAM
 ST. LUCIE COUNTY PROPERTY APPRAISER



ASSESSMENT MAP
 ST. LUCIE COUNTY, FLORIDA
 COMPILED & DRAWN BY
 BURGESS & ASSOCIATES, INC.
 ST. PETERSBURG, FLORIDA

SECTION N/2 OF 33
 TOWNSHIP 34 S.
 RANGE 40 E.
 COMPILED & DRAWN 1966
 REVISION DATES
 TRACING PRINT

SHEET
 NUMBER
14

33N

SCALE IN 1/16 OF AN INCH

EXHIBIT "C"

Legal Description by Metes and Bounds:

Being a parcel of land lying in Section 33, Township 34 South, Range 40 East, St. Lucie County, Florida, the Boundary of said parcel being more particularly described as follows:

From the intersection of the North right-of-way of Naco Road and the easterly right-of-way of U.S. Highway #1 (State Road #5) run South $89^{\circ} 59' 41''$ East along the North right-of-way of Naco Road a distance of 250.00 feet to the Southeast corner of that certain parcel of land as described in Official record book 386, Page 101, Public Records of St. Lucie County, Florida, and the POINT OF BEGINNING; thence northwesterly along the East boundary of said parcel a distance of 250.00 feet to the Northeast corner of said parcel; thence North $87^{\circ} 52' 08''$ East, a distance of 148.18 feet to the Northwest corner of that certain parcel of land as described in Official Record book 322, page 2193, of said public records; thence South $23^{\circ} 39' 23''$ East, along the West boundary of said parcel a distance of 255.83 feet to the North right-of-way of Naco Road; thence North $89^{\circ} 59' 41''$ West, along said right-of-way 150.00 feet to the POINT OF BEGINNING.