

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA**

RESOLUTION NO. 26-_____

**A RESOLUTION APPROVING AND ACCEPTING A WARRANTY DEED FOR RIGHT-OF-WAY
DEDICATION AS A CONDITION OF APPROVAL OF THE PADDOCK MASTER AND FINAL
SITE PLAN**

WHEREAS, Finland Capital LLC, a Delaware limited liability company, has agreed to provide a Warranty Deed for 21,047 sq. ft. (0.48 acres) of right-of-way along SW 30th Avenue and SW Martin Highway as a condition of approval of The Paddock Master and Final Site Plan; and

WHEREAS, by document entitled “Warranty Deed” executed on November 25, 2025, Finland Capital LLC, grants to Martin County a deed for dedication of right-of-way; and

WHEREAS, Sec. 139.31 and 139.32, General Ordinances, Martin County Code, require that any conveyance of an interest in land to Martin County for any public purpose shall be accepted and approved by Resolution by the Board of County Commissioners of Martin County; and

WHEREAS, pursuant to Sec. 336.08, Fla. Stat., the Board may designate the property as part of a public County Road by adoption of a resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS, THAT:

Martin County hereby approves and accepts a Warranty Deed from Finland Capital LLC, a Delaware limited liability company, and designates the property as County right-of-way.

DULY PASSED AND ADOPTED THIS 27th DAY OF JANUARY 2026.

ATTEST:

MARTIN COUNTY BOARD OF COUNTY COMMISSIONERS

CAROLYN TIMMANN, CLERK OF THE CIRCUIT COURT AND COMPTROLLER

SARAH HEARD, CHAIR

APPROVED AS TO FORM & LEGAL SUFFICIENCY:

SEBASTIAN FOX,
SENIOR ASSISTANT COUNTY ATTORNEY