



Inst. # 2779792
Bk: 3088 Pg: 1676 Pages: 1 of 1
Recorded on: 10/15/2019 3:08 PM Doc: GOV
Carolyn Timmann
Clerk of the Circuit Court & Comptroller
Martin County, FL
Rec Fees: \$10.00

SPACE ABOVE THIS LINE FOR RECORDING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

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

RESOLUTION NO. 19-8.11

WHEREAS, The Humane Society of the Treasure Coast, Inc., a Florida not for profit corporation F/K/Aw. The Animal Rescue League of Martin County, Inc., has agreed to convey a 50 foot wide section of right-of-way for SW Leighton Farm Avenue to Martin County as a condition of approval of the Humane Society of the Treasure Coast Revised Minor Final Site Plan; 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.

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

The Martin County Board of County Commissioners hereby accepts and approves the Warranty Deed for a 50 foot section of right-of-way for SW Leighton Farm Avenue from The Humane Society of the Treasure Coast, Inc., a not for profit corporation, F/K/A The Animal Rescue League of Martin County, Inc., or its successors, to Martin County.

DULY PASSED AND ADOPTED THIS 13th DAY OF AUGUST, 2019.

ATTEST:

MARTIN COUNTY BOARD OF COUNTY
COMMISSIONERS


CAROLYN TIMMANN, CLERK OF THE
CIRCUIT COURT AND COMPTROLLER


EDWARD V. CIAMPI, CHAIRMAN

APPROVED AS TO FORM & LEGAL
SUFFICIENCY:


KRISTA A. STOREY
SENIOR ASSISTANT COUNTY ATTORNEY

Prepared by and return to:

Terence P. McCarthy, Esq.
**McCarthy, Summers, Bobko, Wood,
Norman, Bass & Melby, P.A.**

2400 SE Federal Highway, 4th Floor

Stuart, Florida 34994

772-286-1700

File Number: 13336.01

Parcel Identification No.:

Will Call No.: 50



Inst. # 2779793

Bk: 3088 Pg: 1677 Pages: 1 of 4

Recorded on: 10/15/2019 3:08 PM Doc: D

Carolyn Timmann

Clerk of the Circuit Court & Comptroller

Martin County, FL

Rec Fees: \$35.50 Deed Tax: \$0.70

{space above this line for recording data}

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

THIS WARRANTY DEED, made this 16th day of July, 2019, by between **The Humane Society of the Treasure Coast, Inc., a Florida not for profit corporation, F/K/A The Animal Rescue League of Martin County, Inc.**, whose post office address 4100 SW Leighton Farm Avenue, Palm City, FL 34990, ("Grantor"), to **Martin County, a political subdivision of the State of Florida** whose post office address is 2401 SE Monterey Road, Stuart, Florida 34996, ("Grantee"):

Witnesseth that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Martin, Florida, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

Subject to taxes for 2019, and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said Grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witnesses:

Angela Scerenscho
ANGELA SCERENSCHKO

Print Name:

Danna Dempsey
DONNA DEMPSEY

Print Name:

GRANTOR:

**The Humane Society of the Treasure Coast, Inc., a Florida
not for profit corporation**

By:

Frank Valente
Frank Valente, President

This document may be reproduced upon request in an alternative format by contacting the County ADA Coordinator (772) 320-3131, the County Administration Office (772) 288-5400, Florida Relay 711, or by completing our accessibility feedback form at www.martin.fl.us/accessibility-feedback

Accepted Pursuant to Resolution
No 19-8.11
On 8-13-19

STATE OF FLORIDA
COUNTY OF MARTIN

The foregoing instrument was acknowledged before me this 16th day of July, 2019, by Frank Valente, President of **The Humane Society of the Treasure Coast, Inc., a Florida not-for-profit corporation**, on behalf of the Corporation, who [☒] is personally known or [☐] has produced a driver's license as identification.

[Notary Seal]

Donna A. Dempsey
Notary Public State of Florida At Large



P:\DOCS\13336\13336.01\DEED\3317586.DOCX 7/2/2019 12:13:13 PM

LEGAL DESCRIPTION TO ACCOMPANY SKETCH
LYING IN TRACT 32, AS RECORDED IN PLAT OF PALM CITY FARMS, BOOK 6, PAGE 42
PALM BEACH (NOW MARTIN) COUNTY, FLORIDA

LEGAL DESCRIPTION:

A PARCEL OF LAND LYING IN TRACT 32, PALM CITY FARMS, ACCORDING TO THE PLAT THEREOF, RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, IN PLAT BOOK 6, PAGE 42, OF PUBLIC RECORDS, LYING AND BEING SITUATED IN SECTION 23, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SECTION 23, TOWNSHIP 38 SOUTH, RANGE 40 EAST; THENCE SOUTH 00°08'07" WEST ALONG THE EAST LINE OF SAID SECTION 23, A DISTANCE OF 1991.11 FEET TO THE NORTHEAST CORNER OF TRACT 32 OF SAID PALM CITY FARMS, SECTION 23, TOWNSHIP 38 SOUTH, RANGE 40 EAST; THENCE SOUTH 00°08'07" WEST ALONG THE EAST LINE OF SAID TRACT 32 AND EAST LINE OF SAID SECTION 23, A DISTANCE OF 350.00 FEET TO THE **POINT OF BEGINNING**; THENCE CONTINUE ALONG SAID EAST LINE, SOUTH 00°08'07" WEST, A DISTANCE OF 49.66 FEET TO THE THREAD OF DANFORTH CREEK; THENCE SOUTH 79°04'07" WEST, ALONG SAID THREAD, A DISTANCE OF 50.95 FEET; THENCE NORTH 00°08'07" EAST, A DISTANCE OF 59.90 FEET; THENCE SOUTH 89°20'08" EAST, A DISTANCE OF 50.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 2,739 SQUARE FEET OR 0.06287 ACRES, MORE OR LESS.

LEGEND

(C)	= CALCULATED
(D)	= DEED
(G)	= GRID
O.R.B.	= OFFICIAL RECORDS BOOK
(P)	= PLAT DATA
P.B.	= PLAT BOOK
PG.	= PAGE
P.O.B.	= POINT OF BEGINNING
P.O.C.	= POINT OF COMMENCEMENT
SEC. 23,	= SECTION-TOWNSHIP-RANGE
T 38 S,	
R 40 E	

SURVEYOR'S NOTES

1. THE DEED AND CALCULATED BEARINGS SHOWN HEREON ARE ASSUMED BASED UPON THE EAST LINE OF TRACT 32, SECTION 23, TOWNSHIP 38 SOUTH, RANGE 40 EAST HAVING A BEARING OF SOUTH 00°08'07" WEST AS PER OFFICIAL RECORDS BOOK 714, PAGE 2327 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

THE GRID BEARINGS ARE REFERENCED TO THE SAME EAST LINE OF TRACT 32 HAVING A BEARING OF SOUTH 00°04'43" WEST AS SHOWN ON SURVEY PREPARED BY GCY FOR MARTIN COUNTY BOCC (FILE-DWG NUMBER 08-1040-23-01) DATED 8-16-2010.

GRID INFORMATION AND THE HORIZONTAL DATUM OF THE DIGITAL FILES OF THE SURVEY ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983(2011), BASED UPON THE FPRN AS PUBLISHED BY FLORIDA DEPARTMENT OF TRANSPORTATION..

2. NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHTS-OF-WAY AND/OR OWNERSHIP WERE FURNISHED TO THE SURVEYOR EXCEPT AS SHOWN HEREON. NO OPINION OF TITLE IS EXPRESSED OR IMPLIED.


NOTE: SEE SHEETS 2 OF 2 FOR SKETCH OF DESCRIPTION.

DESCRIPTION NOT VALID UNLESS ACCOMPANIED WITH SKETCH OF DESCRIPTION AS SHOWN ON SHEET 2 OF 2 OF THIS DOCUMENT.

THIS IS NOT A SURVEY

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT THE SKETCH AND DESCRIPTION SHOWN HEREON WAS PREPARED IN ACCORDANCE WITH THE "STANDARDS OF PRACTICE" FOR SURVEYING AND MAPPING IN THE STATE OF FLORIDA AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.


 STEVEN N. BRICKLEY
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA LICENSE No. LS - 6841

JULY 8, 2019
 DATE OF SIGNATURE

BOWMAN CONSULTING GROUP, LTD., INC.
 CORPORATION CERTIFICATE OF AUTHORIZATION No. LB 8030

NOT VALID WITHOUT THE ORIGINAL SIGNATURE SEAL OR ELECTRONIC SIGNATURE OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

Bowman
CONSULTING

Bowman Consulting Group, Ltd., Inc. Phone: (772) 283-1413
 301 SE Ocean Blvd. Fax: (772) 220-7881
 Suite 301, Stuart, Florida 34994 www.bowmanconsulting.com

© Bowman Consulting Group, Ltd.

Professional Surveyors and Mapper Business Certificate # LB 8030

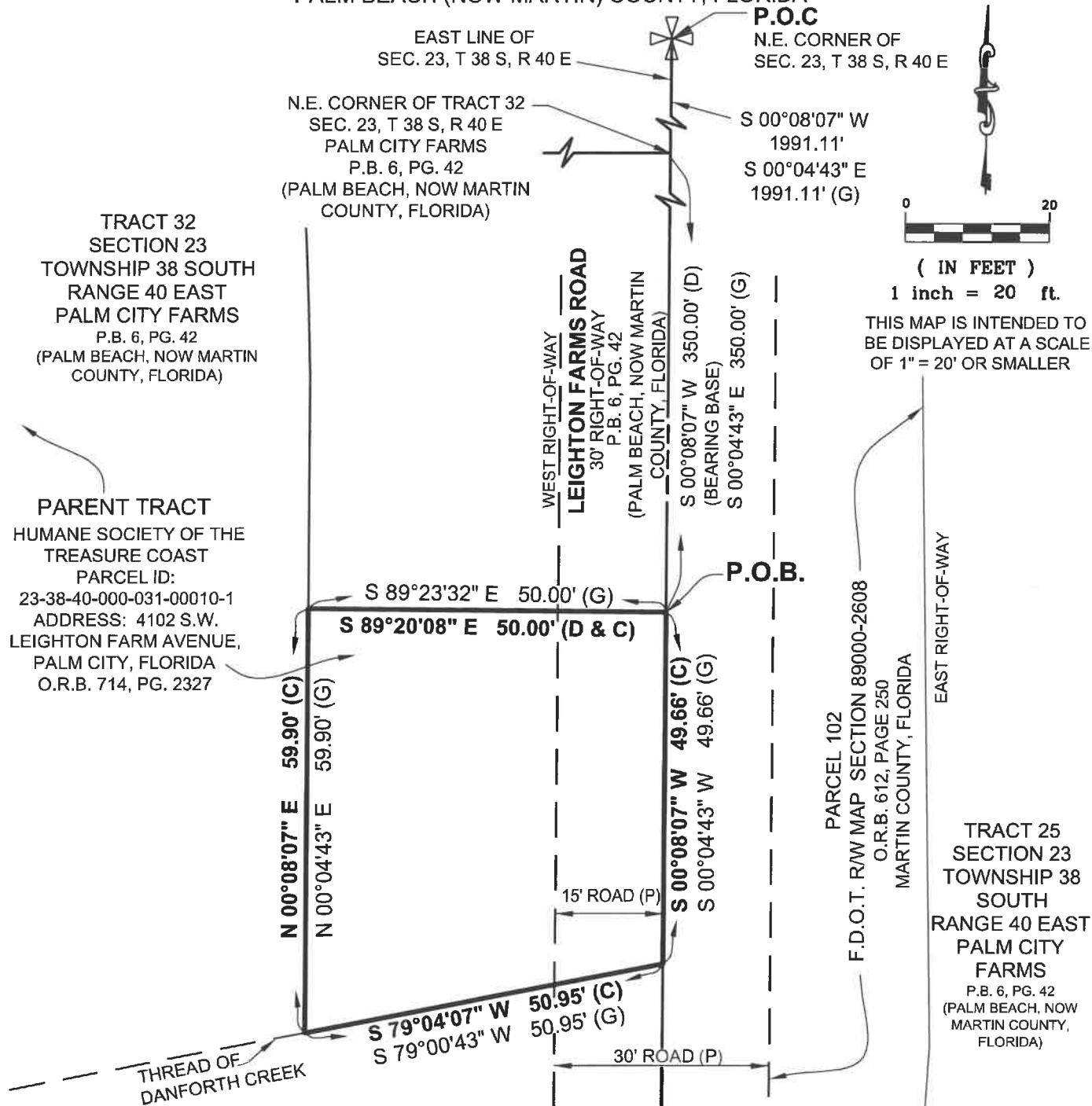
HUMANE SOCIETY OF THE
TREASURE COAST

MARTIN COUNTY**FLORIDA**

PATH: P:\010314 - HUMANE SOCIETY\010314-01-003 (SUR) - ROW DONATION BOUNDARY SURVEY\SURVEY\TOPO BOUNDARY
 PROJECT NO. 010314-01-003 REVISED DATE: DATE: JULY 8, 2019
 CADD FILE: 010314 HUMANE SOCIETY SKT.DWG SCALE: N/A SHEET 1 OF 2

SKETCH OF DESCRIPTION

LYING IN TRACT 32, AS RECORDED IN PLAT OF PALM CITY FARMS, BOOK 6, PAGE 42
PALM BEACH (NOW MARTIN) COUNTY, FLORIDA



NOTE: SEE SHEET 1 OF 2 FOR DESCRIPTION, SURVEYOR'S NOTES AND CERTIFICATION.

THIS IS NOT A SURVEY

Bowman CONSULTING

Bowman Consulting Group, Ltd., Inc. Phone: (772) 283-1413
301 SE Ocean Blvd. Fax: (772) 220-7881
Suite 301, Stuart, Florida 34994 www.bowmanconsulting.com

© Bowman Consulting Group, Ltd.

Professional Surveyors and Mapper Business Certificate # LB 8030

HUMANE SOCIETY OF THE TREASURE COAST

MARTIN COUNTY

FLORIDA

PATH: P:\010314 - HUMANE SOCIETY\010314-01-003 (SUR) - ROW DONATION BOUNDARY SURVEY\SURVEY\TOPO BOUNDARY

PROJECT NO. 010314-01-003

REVISED DATE:

DATE: JULY 8, 2019

CADD FILE: 010314 HUMANE SOCIETY SKT.DWG

SCALE: 1"=20'

SHEET 2 OF 2