



Interoffice Memorandum

REAL ESTATE MANAGEMENT ITEM 4

DATE: February 21, 2019

TO: Mayor Jerry L. Demings
and the
Board of County Commissioners

THROUGH: Paul Sladek, Manager *PS*
Real Estate Management Division

FROM: Kim Heim, Senior Title Examiner *KH*
Real Estate Management Division

CONTACT PERSON: Paul Sladek, Manager

DIVISION: Real Estate Management
Phone: (407) 836-7090

ACTION REQUESTED: Approval and execution of Resolution regarding Authorization to Convey Certain County Property Interests to the City of Maitland, Florida in accordance with Section 125.38, Florida Statutes and County Deed from Orange County to City of Maitland and authorization to disburse funds to pay recording fees and record instrument

PROJECT: Lake Faith

District 5

PURPOSE: To convey certain real property interests of Orange County to the City of Maitland.

ITEMS: Resolution

County Deed
Revenue: None/Donation
Size: 23.317 acres

BUDGET: Account No.: 1002-072-2908-6110

FUNDS: \$27.00 Payable to Orange County Comptroller
(recording fees)

APPROVALS: Real Estate Management Division
County Attorney's Office
Public Works Department

REMARKS: The County holds certain interests in Lake Faith and surrounding lands (Parcel). The Parcel is located within the jurisdictional limits of the City of Maitland (City), and the City has requested that the County transfer the County's interests in the Parcel to the City. Public Works has reviewed and agreed to the City's request.

This County Deed will convey the County's interests in the Parcel to the City. This Resolution is required by Section 125.38, Florida Statutes, as a condition precedent to this conveyance.

County to pay recording fees.

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
MAR 12 2019

Project: Lake Faith

This document constitutes a conveyance from a state agency or instrumentality to an agency of the state and is not subject to documentary stamp tax. Department of Revenue Rule 12B-4.014(10), F.A.C

COUNTY DEED

THIS DEED, made as of the date signed below, by Orange County, a charter county and political subdivision of the state of Florida, whose address is P. O. Box 1393, Orlando, Florida 32802-1393, GRANTOR, and City of Maitland, a municipal corporation of the State of Florida, whose address is 1776 Independence Lane, Maitland, Florida 32751, GRANTEE.

WITNESSETH: That the GRANTOR, for and in consideration of the sum of \$10.00 and other valuable consideration, in hand paid by the GRANTEE, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-claim unto the said GRANTEE forever, all the right, title, interest, claim, and demand which the GRANTOR has in and to the following described lot, piece, or parcel of land, situate, lying and being in the county of Orange, state of Florida, to-wit:

SEE ATTACHED APPENDIX "A"

Property Appraiser's Parcel Identification Number:

25-21-29-0000-00-083

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the GRANTOR, either in law or equity, to the only proper use, benefit, and behoove of the GRANTEE forever.

Project: Lake Faith

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed in its name by its Board, acting by the County Mayor, the day and year as written below.

(Official Seal)



ORANGE COUNTY, FLORIDA

By: Board of County Commissioners

BY: *Bryan W. Burks*
Jerry L. Demings
Orange County Mayor

DATE: 12 March 2019

ATTEST: Phil Diamond, CPA, County Comptroller
As Clerk of the Board of County Commissioners

BY: *Katie Smith*
Deputy Clerk

This instrument prepared by:

Kim Heim, a staff employee
in the course of duty with the
Real Estate Management Division
of Orange County, Florida

EXHIBIT "A"

Parcel 1

The Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section 25, Township 21 South, Range 29 East, Orange County, Florida.

LESS AND EXCEPT:

- The West 481 feet (W 481') of the North 885 feet (N 885') thereof;
- The West 50 feet (W 50') of the East 185 feet (E 185') of the North 200 feet (N 200') thereof;
- Any portion thereof located within: Lake Faith Villas Condominium, according to the Declaration of Condominium Ownership of Lake Faith Villas Condominium recorded in Official Records Book 2505, Page 1276, of the Public Records of Orange County, Florida;
- Any portion thereof located within: Tract 7, Maitland Concourse North, according to the plat thereof as recorded in Plat Book 92, Page 113, of the Public Records of Orange County, Florida; and
- Any portion thereof located within: Beginning at the Southeast (SE) corner of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section 25, Township 21 South, Range 29 East, Orange County, Florida, thence run South 50 feet (S 50'), thence N 87° 00' 00" W 148 feet, the North 455 feet (N 455'), thence East to the East line of said Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4), thence South to the Point of Beginning.

TOGETHER WITH:

Parcel 2

The North 100 feet (N 100') of the East Half (E 1/2) of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 25, Township 21 South, Range 29 East, Orange County, Florida.

REQUEST FOR FUNDS FOR LAND ACQUISITION

☒ Under BCC Approval

☐ Under Ordinance Approval

Date: 01/25/2019

Amount: \$27.00

Project: Lake Faith

Charge to Account # 1002-072-2908-6110

Controlling Agency Approval Signature _____ Date _____

Printed Name: _____

Fiscal Approval Signature _____ Date _____

Printed Name _____

TYPE TRANSACTION (Check appropriate block{s})
☐ Pre-Condernation ☐ Post-Condernation

☒ N/A District # 5

☐ Acquisition at Approved Appraisal
☐ Acquisition at Below Approved Appraisal
☐ Acquisition at Above Approved Appraisal
☒ Advance Payment Requested

27.00 Orange County Comptroller
(recording fees)

DOCUMENTATION ATTACHED (Check appropriate block{s})

☐ Contract/ Agreement
☒ Copy of Executed Instruments
☐ Certificate of Value
☐ Settlement Analysis

Payable to: \$27.00 Orange County Comptroller

IMPORTANT: CHECKS ARE TO BE PICKED UP BY THE REAL ESTATE MANAGEMENT DIVISION (DO NOT MAIL)

Recommended by Kimberly Skinn
 (Name, Position), Real Estate Management Division

1/28/19
 Date

Payment Approved Paul Sladek
 Paul Sladek, Manager, Real Estate Management Division

1/28/19
 Date

or
 Payment Approved _____
 Russell Corriveau, Asst. Mgr. Real Estate Management Div.

 Date

Certified Jennifer Lara-Limtz
 Approved by BCC for Deputy Clerk to the Board

MAR 12 2019
 Date

Examined/Approved _____
 Comptroller/Government Grants

 Check No. / Date

REMARKS:

Anticipated Closing Date: **As soon as checks are available.**

APPROVED
 BY ORANGE COUNTY BOARD
 OF COUNTY COMMISSIONERS
MAR 12 2019

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Charge to Account # 1002-072-2908-6110

1/28/19
Date

Maricela Torres, Assistant Manager
Controlling Agency Approval Signature

Pat Davis
Printed Name

1-28-19
Date

Pat Davis
Fiscal Approval Signature

Pat Davis
Printed Name

TYPE TRANSACTION (Check appropriate block(s))
☐ Pre-Condemnation ☐ Post-Condemnation

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 [Name, Position], Real Estate Management Division Date

Payment Approved Paul Sladek 1/28/19
 Paul Sladek, Manager, Real Estate Management Division Date

or
 Payment Approved _____
 Russell Corriveau, Asst. Mgr. Real Estate Management Div. Date

Certified _____
 Approved by BCC Deputy Clerk to the Board Date

Examined/Approved _____
 Comptroller/Government Grants Check No. / Date

REMARKS:

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