



## City of North Port

### RESOLUTION NO. 2020-R-41

**A RESOLUTION OF THE CITY OF NORTH PORT, FLORIDA, ACCEPTING OWNERSHIP OF A DONATED PARCEL OF REAL PROPERTY LOCATED ON FLAGLER STREET AND DESCRIBED AS LOT 5, BLOCK 613, 14<sup>TH</sup> ADDITION TO PORT CHARLOTTE SUBDIVISION, PARCEL IDENTIFICATION NUMBER 0968061305; PROVIDING FOR FILING OF DOCUMENTS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, Jacob D. Hochstetler and Cynthia A. Hochstetler own real property in the City of North Port and have offered to donate a certain vacant lot to the City; and

**WHEREAS**, the City Commission finds that this parcel satisfies either an immediate or future need of the City or its special districts; and

**WHEREAS**, there will be no proration of real estate taxes on the vacant lot between the parties. All taxes and assessments have been paid to date. The City of North Port shall pay the applicable recording fees to the Clerk of the Court.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF NORTH PORT, FLORIDA:**

#### **SECTION 1 – INCORPORATION OF RECITALS**

1.01 The above recitals are hereby ratified and confirmed as being true and correct and are incorporated herein by reference.

#### **SECTION 2 – RESOLUTION**

2.01 The City Commission hereby accepts the donation of real property bearing parcel identification number 0968061305, located on Flagler Street in the City of North Port, and legally described as:

Lot 5 Block 613, 14<sup>th</sup> Addition to Port Charlotte Subdivision, according to the Plat thereof, recorded in Plat Book 15, Page 9 of the Public Records of Sarasota County, Florida.

Said plat is attached hereto as Exhibit A and incorporated as if set forth herein. Transfer of ownership from Jacob D. Hochstetler and Cynthia A. Hochstetler to the City of North Port is made via Warranty Deed, a copy of which is attached hereto as Exhibit B and incorporated as if set forth herein.

**SECTION 3 – FILING OF DOCUMENTS IN SARASOTA COUNTY RECORDS**

- 3.01 The City Clerk is hereby directed to file a certified copy of this resolution with the Clerk of the Sarasota County Circuit Court to be duly recorded in the official records of the county.
- 3.02 The City Clerk is hereby directed to record the fully executed original Warranty Deed with the Clerk of the Sarasota County Circuit Court to be duly recorded in the official records of the county, concurrent with the recording of this resolution.

**SECTION 4 – CONFLICTS**

- 4.01 In the event of any conflict between the provisions of this resolution and any other resolution or portions thereof, the provisions of this resolution shall prevail to the extent of such conflict.

**SECTION 5 – SEVERABILITY**

- 5.01 If any section, subsection, sentence, clause, phrase, or provision of this resolution is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such provision shall be deemed a separate, distinct, and independent provision and such holding shall not affect the validity of the remaining portions of the resolution.

**SECTION 6 – EFFECTIVE DATE**

- 6.01 This resolution shall take effect immediately upon adoption by the City Commission of the City of North Port, Florida.

PASSED AND DULY ADOPTED by the City Commission of the City of North Port, Florida this \_\_\_\_ day of \_\_\_\_\_ 2020.

CITY OF NORTH PORT, FLORIDA

\_\_\_\_\_  
DEBBIE MCDOWELL  
MAYOR

ATTEST

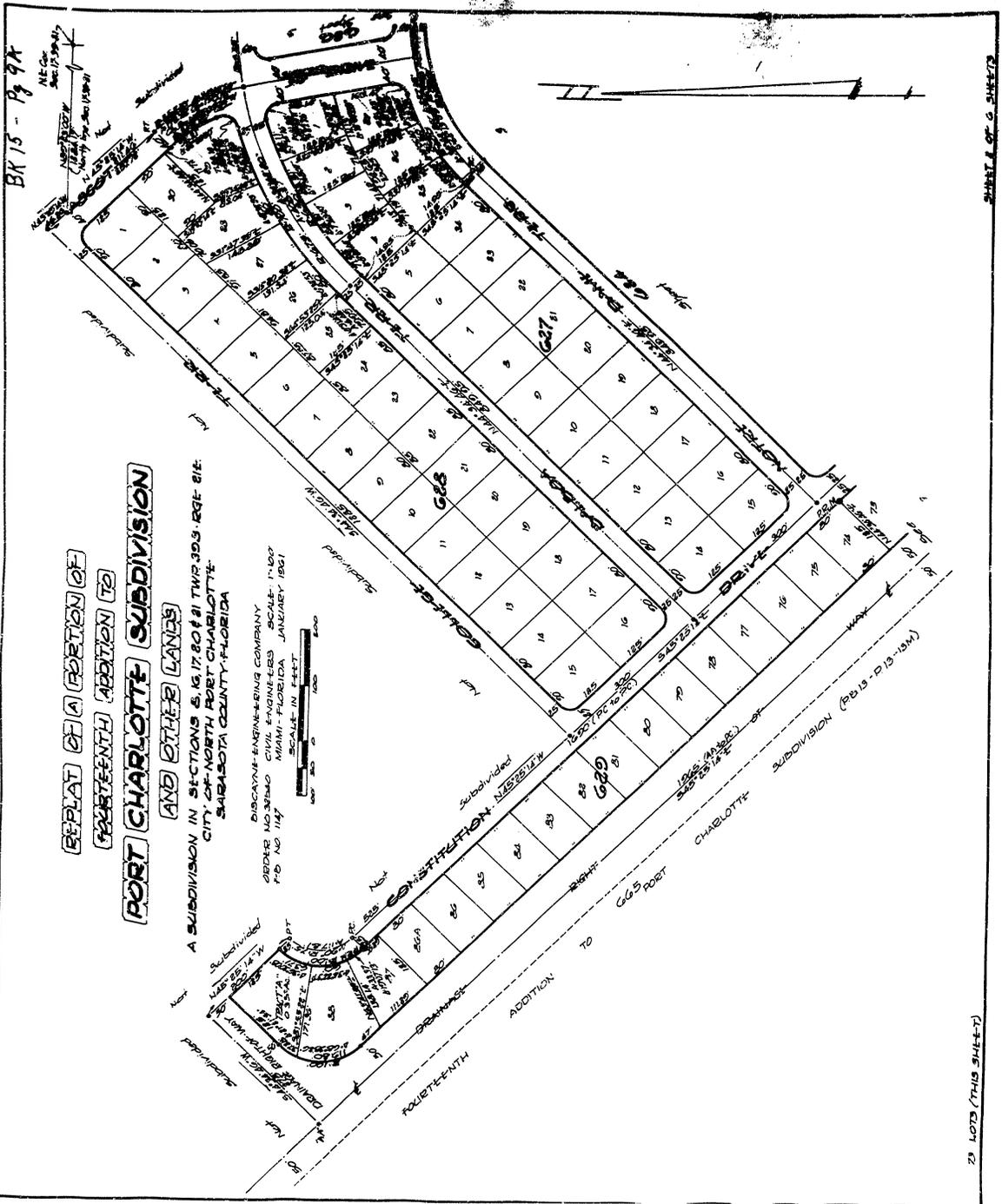
\_\_\_\_\_  
HEATHER TAYLOR, CMC  
CITY CLERK

APPROVED AS TO FORM AND CORRECTNESS

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AMBER L. SLAYTON  
CITY ATTORNEY





**REPLAT OF A PORTION OF  
FOURTEENTH ADDITION TO  
PORT CHARLOTTE SUBDIVISION  
AND OTHER LANDS**

A SUBDIVISION IN SECTIONS 8, 15, 17, 20 & 21 TWP. 30S. RGE. 21E.  
CITY OF NORTH PORT, CHARLOTTE,  
SARASOTA COUNTY, FLORIDA

DISCANT ENGINEERING COMPANY  
6805 S. 103RD AVENUE  
MIAMI, FLORIDA 33151  
P.E. NO. 147  
JANUARY 1981  
SCALE IN FEET

BR 15 - Pg 9A

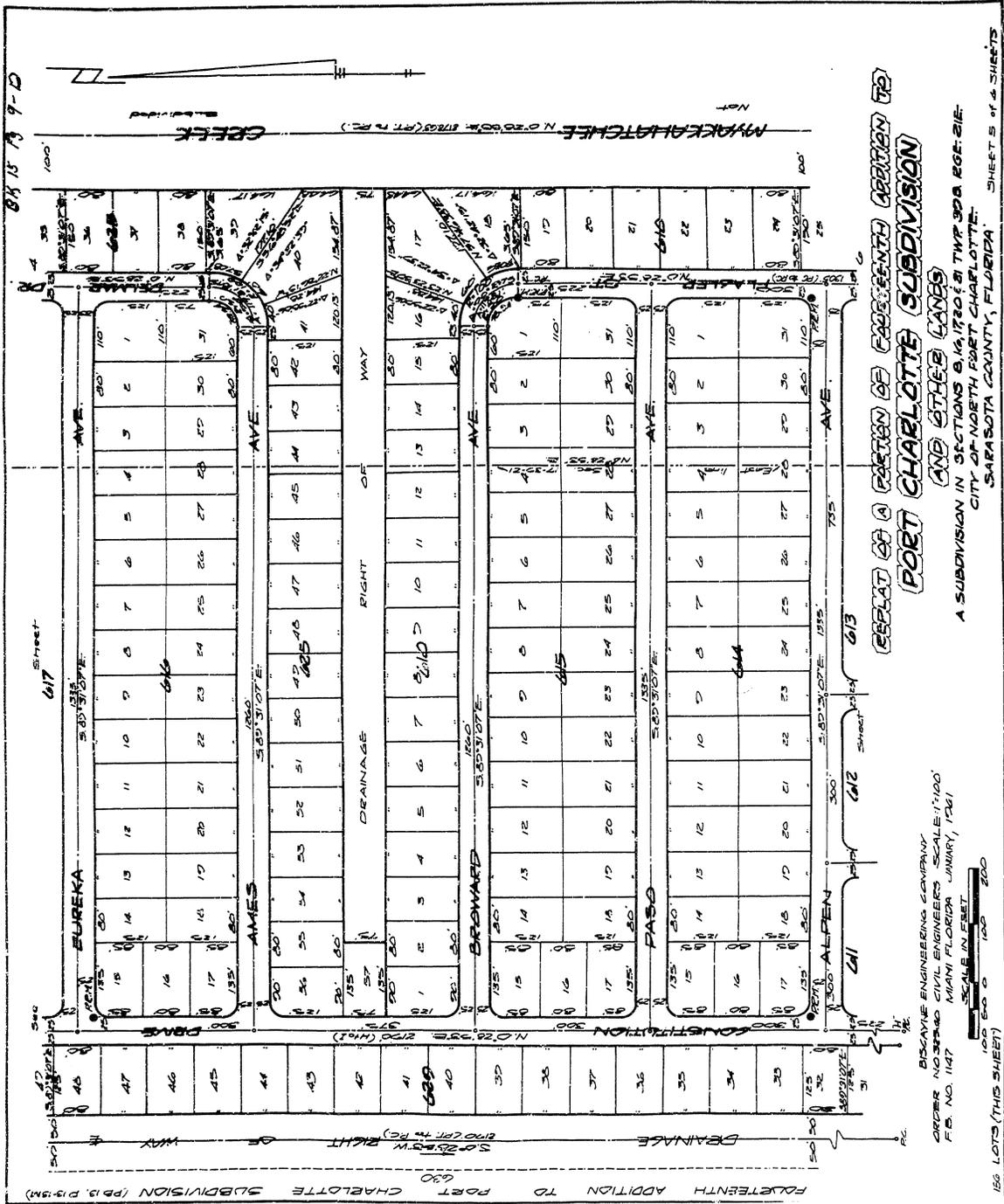
SHEET 1 OF 6 SHEETS

23 LOTS (THIS SHEET)





Exhibit "A" to Resolution #2020-R-41



BISCAYNE ENGINEERING COMPANY  
 ORDER NO. 2020-040 CIVIL ENGINEERS SCALE: 1/4"  
 MIAMI, FLORIDA JANUARY, 1961  
 F.S. NO. 1147  
 SCALE IN FEET

100 500 1000 2000  
 156 LOTS (THIS SHEET)

REPLAT OF A PORTION OF FALTEENTH ADDITION TO  
 PORT CHARLOTTE SUBDIVISION  
 AND OTHER LOTS  
 A SUBDIVISION IN SECTIONS 8, 9, 10 & 11 TWP 30S RGE 21E  
 CITY OF NORTH PORT CHARLOTTE,  
 SARASOTA COUNTY, FLORIDA

SHEET 5 OF 4 SHEETS



Exhibit "B" to Resolution #2020-R-41

This instrument prepared by:  
Amber L. Slayton, City Attorney  
City of North Port  
4970 City Hall Blvd.  
North Port, FL 34286

Return to:  
City Clerk  
City of North Port  
4970 City Hall Blvd.  
North Port, FL 34286

PARCEL IDENTIFICATION NO. 0968061305

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**WARRANTY DEED**

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THIS INDENTURE, made on \_\_\_\_\_, 2020, is between Jacob D. and Cynthia A. Hochstetler ("Grantors"), whose mailing address is 838 S. Weaver Ave., Springfield, MO 65806-2848 and City of North Port, Florida ("Grantee"), whose mailing address is 4970 City Hall Blvd., North Port, Florida 34286.

WITNESSETH:

Grantors, as a contribution to the Grantee, and without consideration, or payment, has granted, assigned, contributed, bargained and transferred to the Grantee, its successors and assigns in fee simple forever, the following described land, situate, lying and being in the County of Sarasota, State of Florida:

**Lot 5, Block 613, 14<sup>th</sup> Addition to Port Charlotte Replat, according to the Plat thereof, recorded in Plat Book 15, Page 9, of the Public Records of Sarasota County, Florida.**

This conveyance is made subject to ad valorem taxes assessed subsequent to December 31, 2019 and subsequent years; and covenants, conditions, restrictions, easements, reservations and limitations of record, if any. Grantors hereby fully warrant the title to said land and will defend the same against lawful claims of all persons whomsoever.

In Witness Whereof, Grantors have executed this instrument on the date set forth in the acknowledgment below.

WITNESSES:

\_\_\_\_\_  
Witness Name: \_\_\_\_\_

\_\_\_\_\_  
**Jacob D. Hochstetler**

\_\_\_\_\_  
Witness Name: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

Sworn to (or affirmed) and subscribed before me by means of  physical presence or  online notarization, this \_\_\_ day of \_\_\_\_\_ 2020, by Jacob D. Hochstetler.

\_\_\_\_\_  
Notary Public

\_\_\_ Personally Known OR \_\_\_ Produced Identification  
Type of Identification Produced \_\_\_\_\_

Exhibit "B" to Resolution #2020-R-41

\_\_\_\_\_  
Witness Name: \_\_\_\_\_

\_\_\_\_\_  
**Cynthia A. Hochstetler**

\_\_\_\_\_  
Witness Name: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

Sworn to (or affirmed) and subscribed before me by means of  physical presence or  online notarization, this  
\_\_\_ day of \_\_\_\_\_ 2020, by Cynthia A. Hochstetler.

\_\_\_\_\_  
Notary Public

\_\_\_ Personally Known OR \_\_\_ Produced Identification  
Type of Identification Produced \_\_\_\_\_