

Clay County Agreement/Contract No. 2020/2021 – _____

MEMORANDUM OF AGREEMENT
BETWEEN
THE FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION
AND
CLAY COUNTY
FOR
BOATING ACCESS PROJECTS

THIS MEMORANDUM OF AGREEMENT is entered into by and between THE FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION, 620 South Meridian Street, Tallahassee, Florida 32399-1600, hereafter called “COMMISSION,” and CLAY COUNTY, a political subdivision of the State of Florida, 477 Houston Street, Green Cove Springs, Florida 32043, hereafter called “COOPERATOR.”

WHEREAS, the purpose of this Memorandum of Agreement is to establish an agreement between the parties to provide mutually beneficial support and enhancement of public recreational boating opportunities in their respective efforts for the following boat ramps in **Attachment A**: Table A, hereafter referred to as the “PROJECTS,” and

WHEREAS, the COMMISSION has available labor, equipment, and materials funded part from the Sport Fish Restoration Act – Boat Access and part from state funding to construct new, improve existing, and maintain the PROJECTS, and

WHEREAS, the COOPERATOR has property available for boating access, further described in **Attachment A**: Table B, hereafter referred to as the “PROJECT SITES,” and wishes to cooperate with the COMMISSION.

In consideration of mutual promises contained herein, the COMMISSION and the COOPERATOR agree as follows:

1. **RESPONSIBILITIES OF THE PARTIES.** The parties hereby agree to accept and undertake the following responsibilities assigned to them under this Agreement:

A. Responsibilities of the COMMISSION.

1. Provide labor, equipment, and materials to maintain the structure or improvements at the PROJECT SITES described in **Attachment A**: Table B.
2. Agrees to perform all structural maintenance and improvements to the PROJECT SITES as may be necessary during the term of this Agreement.
3. Obtain appropriate permits prior to construction or repair work performed hereunder.
4. Communicate with the COOPERATOR on any changes to the Agreement.

B. Responsibilities of the COOPERATOR

1. Agrees to dedicate, by appropriate action of its governing body, the real property referenced in **Attachment A**, Table A, Exhibit(s), and by its acceptance to the provisions of this Agreement does hereby dedicate it to public use as a recreation area available to the general public for recreation and boating purposes only. COOPERATOR agrees to complete the Site Dedication Form, **Attachment B**, and file it as an official record in the Clerk of the Circuit Court with jurisdiction over the project sites. The parties further agree that the execution of this Agreement shall constitute an acceptance of the dedication of PROJECT SITES on behalf of the general public of the State. The Site Dedication shall last for the term of this Agreement unless the Agreement is terminated. Should the Agreement terminate or otherwise end, the COOPERATOR may request, and the COMMISSION shall issue a Termination of the Dedication for filing with the Clerk of Court.
2. Agrees to provide a means of ingress and egress to the PROJECT SITES.
3. Agrees to provide and to maintain all existing parking spaces and ancillary facilities described in **Attachment A**: Table C, PROJECT FACILITIES.
4. COOPERATOR further agrees, subject to availability of necessary funds, to provide other ancillary facilities such as, but not limited to, lighting, public restrooms, picnic and recreational facilities as may be deemed, in the opinion of the COOPERATOR, to be necessary or desirable.
5. Agrees to operate and, subject to the terms of paragraph A.2 hereof, maintain PROJECT SITES, and all ancillary facilities thereon for the duration of the term of this agreement. Such operational and maintenance responsibility shall include, but not be limited to, the maintenance of ancillary facilities, trash removal, grounds maintenance on the PROJECT SITES, and the provision of such law enforcement services as are usual and customary in order to allow the safe and orderly public utilization of the PROJECT SITES.
6. Shall keep the PROJECT SITES and PROJECT FACILITIES open for public use, maintained in accordance with all applicable health and safety standards and kept in good repair to prevent undue deterioration and provide for safe public use.
7. Covenants that it has full legal authority and financial ability to develop, operate and maintain the PROJECT FACILITIES and improvements in accordance with the terms of this Agreement.
8. Communicate in writing to the COMMISSION when repairs or maintenance to be conducted by the COMMISSION in accordance with paragraph A.2 hereof are deemed necessary by the COOPERATOR.

9. Shall not, for any reason, convert all or any portion of the PROJECT SITES or PROJECT FACILITIES to other purposes, without prior approval of the COMMISSION. Any such conversion will result in termination of this Agreement.
10. Agrees that no launch fee shall be charged by the COOPERATOR. Entrance fees may be collected by the COOPERATOR if existing at the time of the execution of this Agreement or agreed to in writing by the COMMISSION, and if done in accordance with all State and Federal laws and regulations. Entrance fees charged for the PROJECT SITES by the COOPERATOR shall be imposed uniformly upon all users without regard to age, sex, race, religion, handicap, or other lawfully prohibited condition. All entrance fees charged by the COOPERATOR for the PROJECT SITES must be uniform and consistent with fees charged throughout the COOPERATOR's jurisdiction, and must be invested back into the maintenance of PROJECT SITES or PROJECT FACILITIES, as identified in **Attachment A**.
11. Agrees not to restrict access hours between dawn to dusk to boat launching facilities comprising the PROJECTS unless such restriction is agreed to by the COMMISSION in writing and made part of this Agreement by way of an amendment.
12. Agrees, upon request, to provide the COMMISSION with any existing documents such as surveys, design plans, or as built drawings as may be necessary for construction or repair of the project facilities and to otherwise assist the COMMISSION, as appropriate, in obtaining all necessary permits for work on the PROJECTS. As available, the COOPERATOR further agrees to provide engineering services, when necessary, to address special design problems or major rebuilds and for the purpose of reviewing and signing permit applications requiring a professional engineer's signature. In the event that special design problems or major rebuilds are identified, the COOPERATOR may qualify for grant funding through the COMMISSION'S programs to cover the costs of these engineering services. If the COOPERATOR does not agree to provide these engineering services, the specific PROJECT shall be removed from this Agreement going forward.
13. Agrees to indemnify the Commission for any penalties imposed by United States, Department of Interior due to the COOPERATOR'S non-compliance with applicable Federal regulations, to the extent provide by law. Any such penalties will be paid by the COOPERATOR.
14. Agrees to give the COMMISSION access to the PROJECT FACILITIES, through its agents and employees for the purpose of inspecting the PROJECT FACILITIES thereon, and to perform any duties imposed hereunder. The parties agree that, in compliance with 50 CFR 80.132, those lands or waters on which capital improvements are made by the COMMISSION hereunder shall remain within the control of the COMMISSION to the extent necessary to assure the protection, maintenance, and use of the improvement(s) throughout the term of this agreement.

15. Agrees to allow the COMMISSION to post, at its own expense, signs at the PROJECT SITES identifying the PROJECT FACILITIES as a Federal Aid Project, and the parties hereto as cooperators in providing boating access facilities. In addition, such signs may include public information concerning maintenance of the PROJECT SITES.

2. TERM OF THE AGREEMENT. It is understood and agreed that the relation established by this Agreement is meant to be for the benefit of both parties, and that this Agreement shall be effective on the date of execution by both parties, and shall remain in effect for a period of **twenty (20) years**, or for a period of twenty (20) years from the completion of any reconstruction or major repair, or significant structural alteration or addition to the PROJECT FACILITIES, approved in writing by the parties and conducted at the expense of the COMMISSION, unless otherwise terminated, suspended or modified in writing by an appropriate amendment executed by both parties.

3. TERMINATION. Either party may terminate this Agreement, in whole or as to any specified PROJECT FACILITIES which are the subject hereof, upon giving written notice to the other party specifying the termination date, by certified mail, return receipt requested, at least **sixty (60)** days prior to the termination date specified in the notice. In the event of such termination, the obligations of the parties hereunder shall cease as to the PROJECT SITES or PROJECT FACILITIES which are the subject of termination, and such PROJECT SITES or PROJECT FACILITIES shall revert to the exclusive control of the COOPERATOR. Should the Agreement terminate, the COMMISSION shall issue a Termination of the Site Dedication for filing with the Clerk of Court where the original site dedication was filed.

4. NOTICES. Any and all notices shall be delivered to the parties at the following addresses (or such changed address or addressee as may be provided by notice). A notice or other communication shall be deemed received by the addressee on the next business day after having been placed in overnight mail with the U. S. Postal Service, or other overnight express service such as FedEx, UPS, or similar service. Notices sent by means other than overnight delivery shall be deemed received when actually received by the addressee:

FOR THE COMMISSION:

Laura Briggs
Boating Access Coordinator
Florida Fish and Wildlife Conservation Commission
620 South Meridian Street
Tallahassee, Florida 32399-1600
Phone: 850-617-9538
Fax: 850-488-9284
Email: Laura.Briggs@MyFWC.com

FOR THE COOPERATOR:

Justin Pierce
Parks and Recreation Manager
Clay County Board of County Commissioners
477 Houston Street
Green Cove Springs, Florida 32043
Phone: 904-284-6378 ext. 4
Email: justin.pierce@claycountygov.com

5. AUTHORITIES. It is understood and agreed that each party operates under its own legal authorities, policies and administration, and each party's obligations under this Agreement are thereby limited. It shall be the responsibility of each party to interpret its own authorities and policies, and make decisions as required under law and policies applicable to each.

6. PUBLIC RECORDS. All records in conjunction with this Agreement shall be public records in accordance with the laws applicable to the parties.

7. LIABILITY. Each party hereto agrees that it shall be solely responsible for the negligent or wrongful acts of its employees and agents. However, nothing herein shall constitute a waiver by either party of sovereign immunity or statutory limitations on liability.

8. STATE REQUIRED CLAUSES.

a. Non-discrimination. No person, on the grounds of race, creed, color, national origin, age, sex, or disability, shall be excluded from participation in, be denied the proceeds or benefits of, or be otherwise subjected to discrimination in performance of this Agreement.

b. Prohibition of Discriminatory Vendors. In accordance with Section 287.134, Florida Statutes, an entity or affiliate who has been placed on the discriminatory vendor list may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity.

c. Public Entity Crimes. In accordance with Section 287.133(2)(a), F.S., a person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

d. Legislative appropriation. For Agreements whose term extends beyond the State fiscal year in which encumbered funds were appropriated, the State of Florida's performance and obligation to pay is contingent upon an annual appropriation by the Legislature.

9. FEDERAL REQUIRED CLAUSES.

a. Non-discrimination. All activities pursuant to this Agreement and the provisions of Exec. Order No. 11246, 3 C.F.R. 339 (1964-65) shall be in compliance with the requirements of Title VI of the Civil Rights Act of 1964 (78 Stat. 252; 42 U.S.C. 2000d et seq.); Title V, Section 504 of the Rehabilitation Act of 1973 (87 Stat. 394; 29 U.S.C. 794); the Age Discrimination Act of 1975 (89 Stat. 728; 42 U.S.C. 6101 et seq.); and with all other Federal laws, regulations, and policies prohibiting discrimination on the grounds of race, color, national origin, handicap, religion, sex, or sexual orientation, in providing for facilities and service to the public.

b. Public Laws. Nothing herein contained in this Agreement shall be deemed to be inconsistent with or contrary to the purpose of or intent of any Act of Congress or the laws of the District establishing, affecting, or relating to the Agreement.

c. Appropriations. Nothing contained in this Agreement shall be construed as binding the COMMISSION to expend in any one fiscal year any sum in excess of appropriations made by Congress, and available for the purposes of this Agreement for that fiscal year, or as involving the United States in any contract or other obligation for the further expenditure of money in excess of such appropriations.

10. NON-ASSIGNMENT. This Agreement may not be assigned in whole or in part without the written approval of all parties. Any such assignment or attempted assignment shall be null and void.

11. SEVERABILITY AND CHOICE OF VENUE. This Agreement has been delivered in the State of Florida and shall be construed in accordance with the laws of Florida. Wherever possible, each provision of this Agreement shall be interpreted in such manner as to be effective and valid under applicable law, but if any provision of this Agreement shall be prohibited or invalid under applicable law, such provision shall be ineffective to the extent of such prohibition or invalidity, without invalidating the remainder of such provision or the remaining provisions of this Agreement. Any action in connection herewith, in law or equity, shall be brought in Leon County, Florida, to the exclusion of all other lawful venues.

12. NO THIRD-PARTY RIGHTS. The parties hereto do not intend, nor shall this Agreement be construed to grant any rights, privileges or interest to any person not a party to this Agreement.

13. JURY TRIAL WAIVER. As part of the consideration for this Agreement, the parties hereby waive trial by jury in any action or proceeding brought by any party against any other party pertaining to any matter whatsoever arising out of or in any way connected with this Agreement, or with the products or services provided under this Agreement; including but not limited to any claim of quantum meruit.

14. PROHIBITION OF UNAUTHORIZED ALIENS. In accordance with Executive Order 96-236, the COMMISSION shall consider the employment by the COOPERATOR of unauthorized aliens a violation of section 274A(e) of the Immigration and Nationalization Act. Such violation shall be cause for unilateral cancellation of this Agreement if the COOPERATOR knowingly employs unauthorized aliens.

15. EMPLOYMENT ELIGIBILITY VERIFICATION. The COOPERATOR shall enroll in and use the U.S. Department of Homeland Security's E-Verify Employment Eligibility Verification System (<http://www.uscis.gov/portal/site/uscis>) to verify the employment eligibility of all new employees hired by the COOPERATOR during the term of this Agreement.

The COOPERATOR shall include in any subcontracts for the performance of work or provision of services pursuant to this Agreement the requirement that the subcontractor use the E-Verify

system to verify the employment eligibility of all new employees hired by the subcontractor during the Agreement term.

The COOPERATOR further agrees to maintain records of its participation and compliance with the provisions of the E-Verify program, including participation by its subcontractors as provided above, and to make such records available to the COMMISSION or other authorized state entity consistent with the terms of the COOPERATOR'S enrollment in the program. This includes maintaining a copy of proof of the COOPERATOR'S and subcontractors' enrollment in the E-Verify Program (which can be accessed from the "Edit Company Profile" link on the left navigation menu of the E-Verify employer's homepage).

Compliance with the terms of the Employment Eligibility Verification provision is made an express condition of this Agreement and the COMMISSION may treat a failure to comply as a material breach of the Agreement.

16. ATTACHMENTS. The Agreement contains the following attachments, which are incorporated by reference as if set out fully herein:

Attachment A: Projects Sites and Facilities List
Attachment B: Site Dedication Form

Exhibit 1: Site Information for Shands Fishing Pier & Boat Ramp
Exhibit 2: Site Information for Lake Brooklyn Boat Ramp
Exhibit 3: Site Information for Middleburg Boat Ramp
Exhibit 4: Site Information for Old Ferry Boat Ramp
Exhibit 5: Site Information for Knight's Boat Ramp
Exhibit 6: Site Information for Governor's Creek Boat Ramp
Exhibit 7: Site Information for Williams Park Boat Ramp

17. ENTIRE AGREEMENT; AMENDMENT. This Agreement with all incorporated attachments and exhibits represents the entire agreement of the parties. This Agreement may be amended by mutual written agreement of the parties.

[The remainder of this page is intentionally blank.]

IN WITNESS WHEREOF, the parties hereto have caused this Memorandum of Agreement to be executed through their duly authorized signatories on the day and year last below written.

CLAY COUNTY, a political subdivision
of the State of Florida

FLORIDA FISH AND WILDLIFE
CONSERVATION COMMISSION

Mike Cella, Chairman

Executive Director, or designee

Date: _____

Name: _____

ATTEST:

Title: _____

Date: _____

Tara S. Green
Clay County Clerk of Court and Comptroller
Ex Officio Clerk to the Board

APPROVED as to form and legality:

Brandy E. Elliott

Commission Attorney Signature

Table A: PROJECTS

FWC Ramp Number	Ramp Name	GPS Location		Exhibit(s): Property Appraisal Document (Legal Description)
CL00863WQ	Shands Fishing Pier & Boat Ramp 4051 Shands Pier Road Green Cove Springs	29°58.815'N	81°38.0988'W	Exhibit 1: Property Appraisal Document (PT BLK 3 BAYARD TRACT AS REC DB 26 PG 77)
CL00620PN	Lake Brooklyn Boat Ramp 7165 King Street Keystone Heights	29°47.7048'N	82°2.394'W	Exhibit 2: Property Appraisal Document (BLK 29 BROOKLYN LEHARDYS PLAT)
CL00465IC	Middleburg Boat Ramp 3788 Main Street Middleburg	30°4.3794'N	81°51.1362'W	Exhibit 3: Property Appraisal Document (PT OF GOV LOT 4 AS REC O R 412 PG 167, 1376 PG 1420 & 2845 PG 776(MINERALS))
CL00791GH	Old Ferry Boat Ramp 2231 Old Ferry Road Lake Asbury	30°4.8312'N	81°42.474'W	Exhibit 4: Property Appraisal Document (PT LOT 4 DB UU PG 91 & O R 408 PG 86)
CL00784HH	Knight's Boat Ramp and Marina 1472 River Lane Green Cove Springs	30°2.358'N	81°42.474'W	Exhibit 5: Property Appraisal Document (PT OF GOV LOT 3 AS REC O R 1670 PG 1162, 1164 & 1173, 1672 PG 2111, 1684 PG 85 & 1729 PG 194)
CL00742KU	Governor's Creek Boat Ramp 3557 Highway 17 Green Cove Springs	30°0.4176'N	81°41.475'W	Exhibit 6: Property Appraisal Document (PT OF TRAVERS GRANT BENEDICT RESERVATION O R 150 PG 216 & 1267 PG 706 EX PT O R 148 PG 360)
CL00854AQ	Williams Park Boat Ramp, 120, 240 Williams Park Road, Green Cove Springs	29.90208	-81.62725	Exhibit 7: Property Appraisal Document (PT OF GOV LOT 6 O R 173 PG 524)

Table B: PROJECT SITES

FWC Ramp Number	Ramp Name	Waterbody	Structures Maintained
CL00863WQ	Shands Fishing Pier & Boat Ramp 4051 Shands Pier Road Green Cove Springs	St. Johns River	One (1) single-lane boat ramp
CL00620PN	Lake Brooklyn Boat Ramp 7165 King Street Keystone Heights	Lake Brooklyn	One (1) single-lane boat ramp
CL00465IC	Middleburg Boat Ramp 3788 Main Street Middleburg	N. Fork Black Creek	One (1) single-lane boat ramp
CL00791GH	Old Ferry Boat Ramp 2231 Old Ferry Road Lake Asbury	Black Creek	One (1) single-lane boat ramp
CL00784HH	Knight's Boat Ramp and Marina 1472 River Lane Green Cove Springs	St. Johns River	Three (3) single-lane boat ramps

CL00742KU	Governor's Creek Boat Ramp 3557 Highway 17 Green Cove Springs	St. Johns River	Two (2) single-lane boat ramps
CL00854AQ	Williams Park Boat Ramp 120, 240 Williams Park Road Green Cove Springs	St. Johns River	One (1) single-lane boat ramp

Table C: PROJECT FACILITIES

FWC Ramp Number	Ramp Name	List of Parking Spaces & Additional Ancillary Facilities
CL00863WQ	Shands Fishing Pier & Boat Ramp 4051 Shands Pier Road Green Cove Springs	Parking on grass surface: four (4) vehicle with trailer, one (1) h/c with trailer, and two (2) h/c vehicle only. One h/c portable toilet.
CL00620PN	Lake Brooklyn Boat Ramp 7165 King Street Keystone Heights	Parking on grass surface: limited. No restrooms
CL00465IC	Middleburg Boat Ramp 3788 Main Street Middleburg	Parking on multiple surfaces: thirty (30) vehicle with trailer, eight (8) vehicle only. Restrooms at adjacent park.
CL00791GH	Old Ferry Boat Ramp 2231 Old Ferry Road Lake Asbury	Parking on asphalt: eight (8) vehicle only, one (1) handicap vehicle only. One (1) h/c portable toilet.
CL00784HH	Knight's Boat Ramp and Marina 1472 River Lane Green Cove Springs	Parking on asphalt: sixty (60) vehicle with trailer, eight (8) vehicle only, three (3) h/c vehicle only. Restrooms.
CL00742KU	Governor's Creek Boat Ramp 3557 Highway 17 Green Cove Springs	Parking on concrete: twenty (20) vehicle with trailer, four (4) vehicle only, two (2) h/c with trailer. One (1) h/c portable toilet.
CL00854AQ	Williams Park Boat Ramp, 120, 240 Williams Park Road, Green Cove Springs	Single paved ramp (recommended for launching smaller boats, Restroom facility (portable), limited parking.

SITE DEDICATION

This Site Dedication gives notice that the Real Property identified as described in Attachment A: Table A: Exhibit(s), Legal Description, attached hereto, (the “PROJECTS”) has been developed with financial assistance provided by Sport Fish Restoration Funds, through the Florida Fish and Wildlife Conservation Commission, under the grant program called the Sport Fish Restoration Program. In accordance with 50 CFR 80, the PROJECTS are hereby dedicated to the public as a boating access facility for the use and benefit of the general public for a minimum period of twenty (20) years from the date of this dedication.

DEDICATOR_____
Original signature_____
Witness_____
Printed Name_____
Printed Name_____
Title_____
Witness_____
Date_____
Printed Name

STATE OF FLORIDA

COUNTY OF _____

The foregoing instrument was acknowledged before me this ____ day of _____, 20____
by _____, who is personally known to me or who
produced _____ as identification.

Stamp:

Notary Public, State of Florida

CL00863WQ
Shands Fishing Pier and Boat Ramp



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 47-06-27-016488-000-00
Location Address 4051 SHANDS PIER
 Green Cove Springs 32043
Brief Tax Description* PT BLK 3 BAYARD TRACT AS REC DB 26 PG 77
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code TIITF - MISC - STATE (8730)
Sec/Twp/Rng 47/6/27
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 0.736
Homestead No

Map



Owner Information

[BOT TIF](#)
 C/O DEP Division of State Lands
 3900 Commonwealth Blvd., Mail Station 108
 TALLAHASSEE FL 32399

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
TIITF - MISC (8730)	1.00	008700-LT	Site	0	0

Yard Items

Description	Year Built	Out Building Type	Size	Quantity	Units	Grade
ASP 3000+	1988	ASP 3000+	0 x 0	1	10335 SF	
CONC PAVING	1988	CONC PAVING	0 x 0	1	1360 SF	
POLE 1 FIXT	1988	POLE 1 FIXT	0 x 0	1	14 LEN	
WD/DOCK L	1988	WD/DOCK L	0 x 0	1	19603 SF	

Recent Sales in Area**Sale date range:**

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice[47-06-27-016488-000-00 \(PDF\)](#)**Valuation**

	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$0	\$0	\$0	\$0
+ Extra Features Value	\$170,319	\$177,719	\$188,821	\$199,922
+ Land Value	\$50,000	\$50,000	\$50,000	\$50,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$220,319	\$227,719	\$238,821	\$249,922
= Total Assessed Value	\$220,319	\$227,719	\$238,821	\$249,922
- Exempt Value	(\$220,319)	(\$227,719)	(\$238,821)	(\$249,922)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card[2020 Property Record Card \(PDF\)](#)

No data available for the following modules: Buildings, Sales, Photos, Sketches.

The Clay County Property Appraiser's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. PLEASE NOTE THAT THE PROPERTY APPRAISER MAPS ARE FOR ASSESSMENT PURPOSES ONLY NEITHER CLAY COUNTY NOR ITS EMPLOYEES ASSUME RESPONSIBILITY FOR ERRORS OR OMISSION

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Version 2.3.135

CL00620PN
Lake Brooklyn Boat Ramp



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 18-08-23-022765-000-00
Location Address 7165 KING St
 Keystone Heights 32656
Brief Tax Description* BLK 29 BROOKLYN LEHARDYS PLAT
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code COUNTY - VAC (8086)
Sec/Twp/Rng 18/8/23
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 2.57
Homestead No

Map



Owner Information

[Clay County Bd of County Comm](#)
 PO Box 988
 Attn: Finance Dept.
 Green Cove Springs FL 32043

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
COUNTY - VAC (8086)	2.57	010009-AC	Site	0	0

Recent Sales in Area

Sale date range:

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice

[18-08-23-022765-000-00 \(PDF\)](#)

Valuation

	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$0	\$0	\$0	\$0
+ Extra Features Value	\$0	\$0	\$0	\$0
+ Land Value	\$46,260	\$46,260	\$46,260	\$46,260
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$46,260	\$46,260	\$46,260	\$46,260
= Total Assessed Value	\$46,260	\$46,260	\$46,260	\$46,260
- Exempt Value	(\$46,260)	(\$46,260)	(\$46,260)	(\$46,260)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card

[2020 Property Record Card \(PDF\)](#)

No data available for the following modules: Buildings, Yard Items, Sales, Photos, Sketches.

The Clay County Property Appraiser's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. PLEASE NOTE THAT THE PROPERTY APPRAISER MAPS ARE FOR ASSESSMENT PURPOSES ONLY NEITHER CLAY COUNTY NOR ITS EMPLOYEES ASSUME RESPONSIBILITY FOR ERRORS OR OMISSION

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Version 2.3.135

CL00465IC
Middleburg Boat Ramp



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 12-05-24-006222-000-00
Location Address 3788 MAIN St
 Middleburg 32068
Brief Tax Description* PT OF GOV LOT 4 AS REC O R 412 PG 167;1376 PG 1420 & 2845 PG 776(MINERALS)
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code COUNTY - IMP (8600)
Sec/Twp/Rng 12/5/24
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 4.496
Homestead No

Map



Owner Information

[Clay County Bd of County Comm](#)
 PO Box 988
 Attn: Finance Dept.
 Green Cove Springs FL 32043

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
COUNTY - IMP (8600)	276.80	Front Foot	Site	277	675
COUNTY - IMP (8600)	44.00	Front Foot	Site	44	202

Buildings

Building	1	Effective Year Built	1996
Building Type	RESTROOMS / 7400	Frame	MASONRY
Gross Sq Ft	240	Roof Type	WOOD TRUSS
Finished Sq Ft	240	Roof Coverage	SHINGLE
Stories	1.0 Stories	Flooring Type	TILE
Heat	NONE	Heating Type	NONE
Interior Walls	MINIMUM	Bedrooms	
Exterior Walls	CB STUCCO	Full Bathrooms	0
Year Built	1996	Half Bathrooms	0

Yard Items

Description	Year Built	Out Building Type	Size	Quantity	Units	Grade
2 RAIL SPLT	1996	2 RAIL SPLT	0 x 0	1	460 SF	
ASP 3000+	1996	ASP 3000+	0 x 0	1	47590 SF	
CANOPY WOOD	1996	CANOPY WOOD	16 x 22	1	352 SF	
COM B/RAMP	1996	COM B/RAMP	0 x 0	1	1 SF	
CONC PAVING	1996	CONC PAVING	0 x 0	1	3750 SF	
CONC PAVING	1996	CONC PAVING	0 x 0	1	875 SF	
DECKING	1996	DECKING	0 x 0	1	6802 SF	
BULKHEAD	1996	BULKHEAD	0 x 0	1	195 SF	
BULKHEAD	1996	BULKHEAD	0 x 0	1	200 SF	
CLF	1996	CLF	0 x 0	1	200 SF	
CLF	1996	CLF	0 x 0	1	260 SF	
CLF	1996	CLF	0 x 0	1	520 SF	

Sales

Sale Date	Sale Price	Instrument	Deed Book	Deed Page	Sale Qualification	Vacant or Improved	Grantor	Grantee
12/29/2006	\$100	Quit Claim Deed	2845	776	Qualified	Vacant	LOUIS L HUNTLEY ENTERPRISES INC	CLAY CTY BD OF COMM(MINERALS)
3/28/1991	\$110,000	Warranty Deed	1376	1420	Qualified	Vacant	JOHNS FRANK C	CLAY CTY BD OF COMM
6/1/1984	\$74,800	Warranty Deed	799	117	Qualified	Vacant		
2/1/1982	\$48,800	Warranty Deed	656	418	Qualified	Vacant		

Recent Sales in Area

Sale date range:

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice

[12-05-24-006222-000-00 \(PDF\)](#)

Valuation

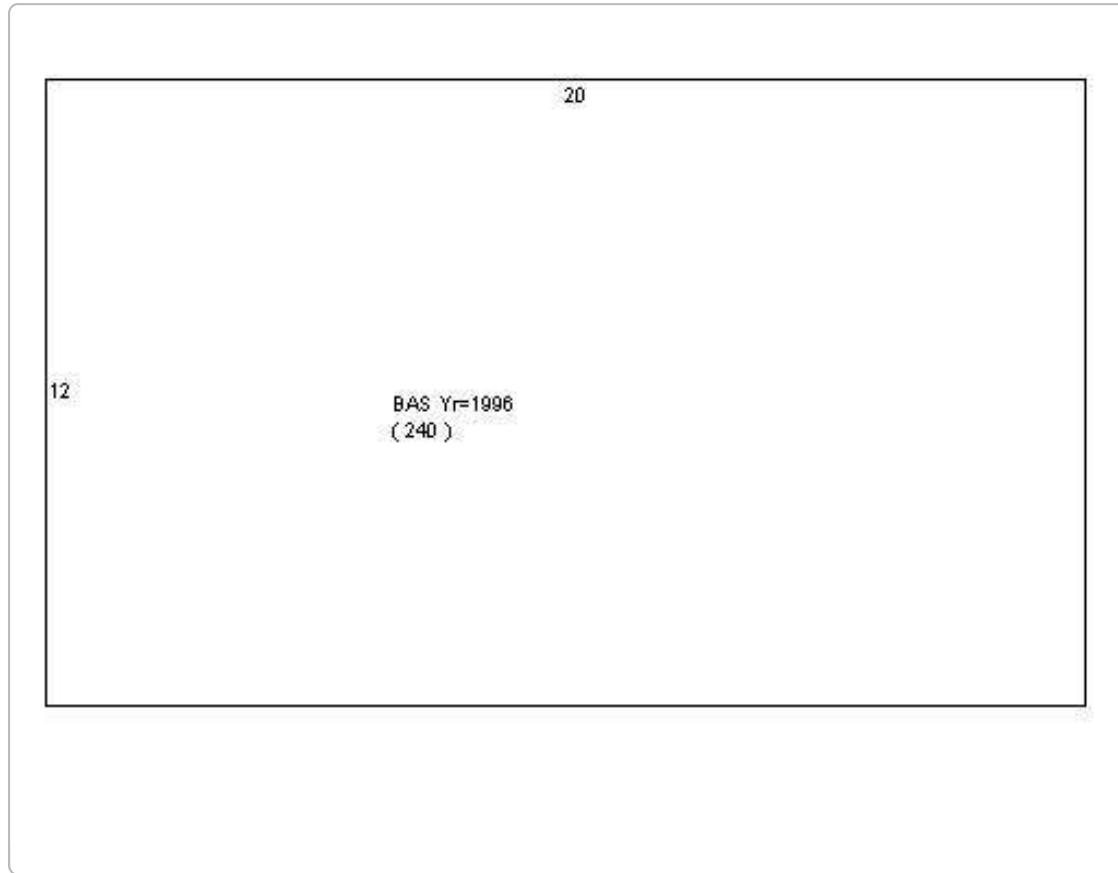
	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$5,504	\$5,462	\$25,221	\$24,091
+ Extra Features Value	\$112,639	\$114,858	\$116,336	\$119,234
+ Land Value	\$191,636	\$191,636	\$302,784	\$306,617
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$309,779	\$311,956	\$444,341	\$449,942
= Total Assessed Value	\$309,779	\$311,956	\$444,341	\$428,683
- Exempt Value	(\$309,779)	(\$311,956)	(\$444,341)	(\$428,683)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$21,259

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card

[2020 Property Record Card \(PDF\)](#)

Sketches



No data available for the following modules: Photos.

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Developed by
 **Schneider**
GEOSPATIAL

CL00791GH
Old Ferry Boat Ramp



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 09-05-25-009118-000-00
Location Address 2231 OLD FERRY
 Green Cove Springs 32043
Brief Tax Description* PT LOT 4 DB UU PG 91 & O R 408 PG 86
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code COUNTY - VAC (8086)
Sec/Twp/Rng 9/5/25
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 0.688
Homestead No

Map



Owner Information

[Clay County Bd of County Comm](#)
 PO Box 988
 Attn: Finance Dept.
 Green Cove Springs FL 32043

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
COUNTY - VAC (8086)	100.00	Front Foot	Site	100	300

Recent Sales in Area

Sale date range:

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice

[09-05-25-009118-000-00 \(PDF\)](#)

Valuation

	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$0	\$0	\$0	\$0
+ Extra Features Value	\$0	\$0	\$0	\$0
+ Land Value	\$144,000	\$144,000	\$144,000	\$145,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$144,000	\$144,000	\$144,000	\$145,000
= Total Assessed Value	\$144,000	\$144,000	\$144,000	\$132,000
- Exempt Value	(\$144,000)	(\$144,000)	(\$144,000)	(\$132,000)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$13,000

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card

[2020 Property Record Card \(PDF\)](#)

No data available for the following modules: Buildings, Yard Items, Sales, Photos, Sketches.

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Version 2.3.135

CL00784HH
Knight's Boat Ramp and Marina



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 28-05-26-014300-000-00
Location Address 1472 River Ln
 Green Cove Springs 32043
Brief Tax Description* PT OF GOV LOT 3 AS REC O R 1670 PG 1162; 1164 & 1173; 1672 PG 2111; 1684 PG 85 & 1729 PG 194
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code COUNTY - IMP (8600)
Sec/Twp/Rng 28/5/26
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 2.528
Homestead No

Map



Owner Information

[Clay County Bd of County Comm](#)
 PO Box 988
 Attn: Finance Dept.
 Green Cove Springs FL 32043

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
COUNTY - IMP (8600)	320.00	Front Foot	Site	320	280
COUNTY - IMP (8600)	98.00	Front Foot	Site	98	210

Buildings

Building 4
Building Type RESTROOMS / 7400
Gross Sq Ft 675
Finished Sq Ft 525
Stories 1.0 Stories
Heat NONE
Interior Walls MINIMUM
Exterior Walls CB STUCCO
Year Built 2001

Effective Year Built 2001
Frame MASONRY
Roof Type WOOD TRUSS
Roof Coverage SHINGLE
Flooring Type CONC FINSH
Heating Type NONE
Bedrooms
Full Bathrooms 0
Half Bathrooms 0

Building 5
Building Type STORE RETL / 3500
Gross Sq Ft 448
Finished Sq Ft 448
Stories 1.0 Stories
Heat NONE
Interior Walls MINIMUM
Exterior Walls CB STUCCO
Year Built 2003

Effective Year Built 2003
Frame MASONRY
Roof Type WOOD TRUSS
Roof Coverage SHINGLE
Flooring Type CONC FINSH
Heating Type NONE
Bedrooms
Full Bathrooms 0
Half Bathrooms 0

Yard Items

Description	Year Built	Out Building Type	Size	Quantity	Units	Grade
4" CNP 1	2001	4" CNP 1	0 x 0	1	356 SF	
CLF # 11	2001	CLF # 11	0 x 0	1	200 SF	
CPT/SHLTR-A	2001	CPT/SHLTR-A	10 x 18	1	180 SF	
PRK LOT +	2001	PRK LOT +	0 x 0	1	142 UT	
SWLK 1000-30	2003	SWLK 1000-30	0 x 0	1	1223 SF	
SWLK500-999	2001	SWLK500-999	0 x 0	1	545 SF	
WD/DOCK L	2001	WD/DOCK L	0 x 0	1	4880 SF	
CRPORT AL	2016	CRPORT AL	12 x 24	1	288 SF	
BULKHEAD	2001	BULKHEAD	0 x 0	1	530 SF	
CLF	2001	CLF	0 x 0	1	50 SF	
COM B/RAMP	2001	COM B/RAMP	0 x 0	1	1394 SF	

Sales

Sale Date	Sale Price	Instrument	Deed Book	Deed Page	Sale Qualification	Vacant or Improved	Grantor	Grantee
6/26/1998	\$117,700	Warranty Deed	1729	194	Qualified	Improved	MAXWELL LAURA	MAXWELL LAURA L/E (CLAY COUNTY)
10/7/1997	\$220,000	Warranty Deed	1684	85	Qualified	Improved	KNIGHT EDWARD D & CATHERINE B	CLAY COUNTY BD OF COUNTY COMM
8/18/1997	\$225,000	Warranty Deed	1672	2111	Qualified	Improved	KNIGHT JESS L	CLAY COUNTY A POLITICAL SUBDIVISION OF CLAY
7/30/1997	\$425,000	Warranty Deed	1670	1173	Qualified	Improved	KNIGHT EDWARD D & CATHERINE B	CLAY COUNTY BD OF COUNTY COMM
7/30/1997	\$100	Quit Claim Deed	1670	1164	Qualified	Improved	KNIGHT EDDIE & CATHERINE	CLAY COUNTY BD OF COUNTY COMM
7/21/1997	\$3,000	Quit Claim Deed	1670	1162	Qualified	Improved	MILLER GERALD A	KNIGHT EDWARD D

Recent Sales in Area

Sale date range:

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice

[28-05-26-014300-000-00 \(PDF\)](#)

Valuation

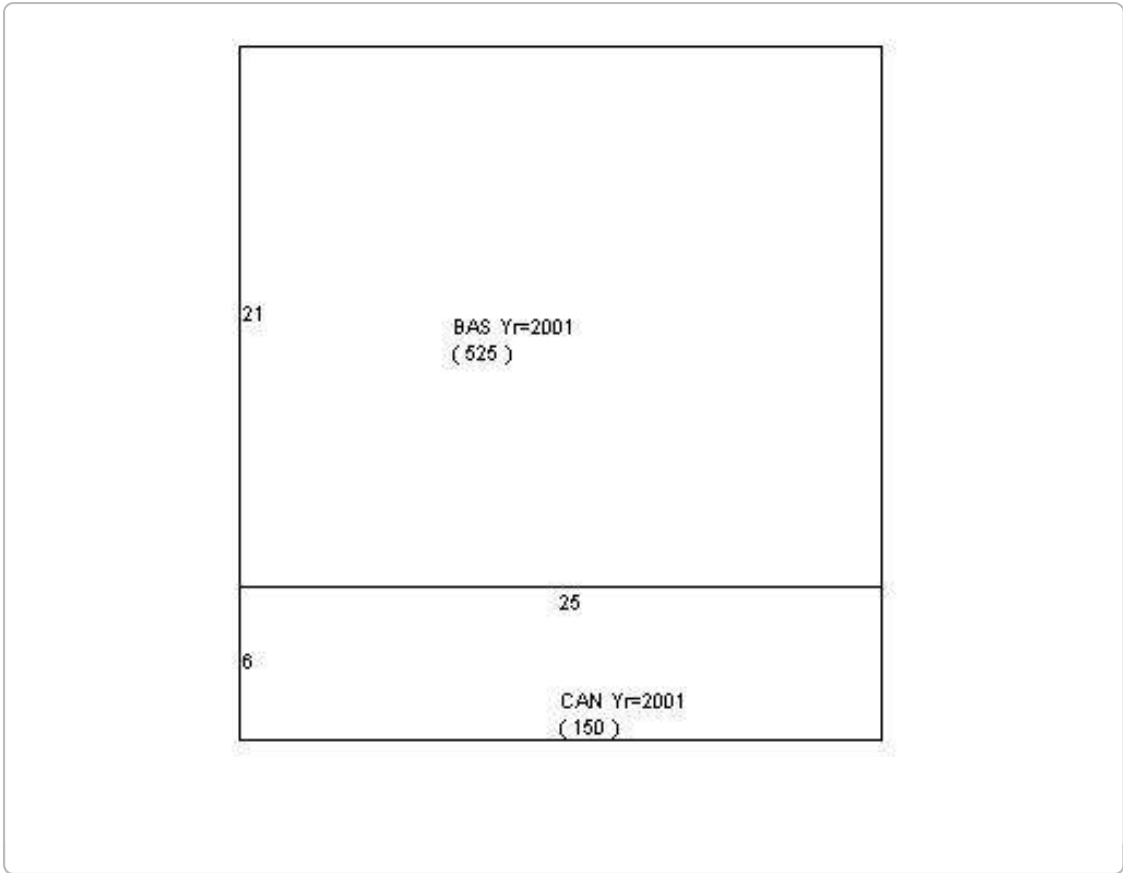
	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$33,119	\$35,152	\$33,142	\$32,173
+ Extra Features Value	\$193,128	\$198,118	\$201,932	\$208,324
+ Land Value	\$845,838	\$845,838	\$845,838	\$845,838
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$1,072,085	\$1,079,108	\$1,080,912	\$1,086,335
= Total Assessed Value	\$1,072,085	\$1,079,108	\$1,080,912	\$1,086,335
- Exempt Value	(\$1,072,085)	(\$1,079,108)	(\$1,080,912)	(\$1,086,335)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0

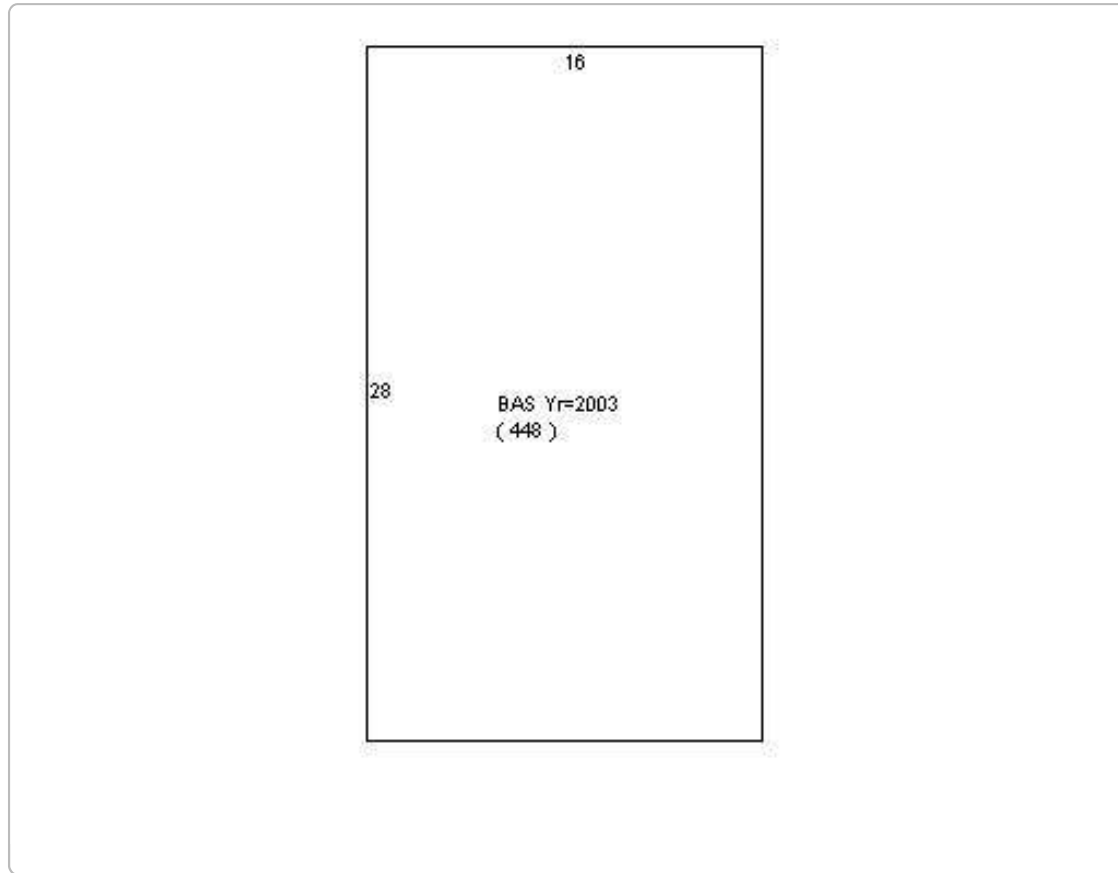
"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card

[2020 Property Record Card \(PDF\)](#)

Sketches





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 **Schneider**
GEOSPATIAL

CL00742KU
Governor's Creek Boat Ramp



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 37-06-26-015732-000-00
Location Address 1300 N ORANGE Ave
 Green Cove Springs 32043
Brief Tax Description* PT OF TRAVERS GRANT BENEDICT RESERVATION O R 150 PG 216 & 1267 PG 706 EX PT O R 148 PG 360
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code STATE - IMP (8700)
Sec/Twp/Rng 37/6/26
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 1.665
Homestead No

Map



Owner Information

[STATE OF FLORIDA DOT DIST 2](#)
 1109 S MARION AVE
 MS 2020
 LAKE CITY FL 32025-5874

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
STATE - IMP (8700)	72,530.00	Commercial	Site	0	0

Buildings

Building	1	Effective Year Built	1974
Building Type	OFFICE LOW / 4900	Frame	MASONRY
Gross Sq Ft	2,418	Roof Type	WOOD TRUSS
Finished Sq Ft	1,404	Roof Coverage	SHINGLE
Stories	1.0 Stories	Flooring Type	CARPET
Heat	ENG F AIR	Heating Type	ENG F AIR
Interior Walls	CUST PANEL	Bedrooms	
Exterior Walls	CB STUCCO	Full Bathrooms	0
Year Built	1954	Half Bathrooms	0

Yard Items

Description	Year Built	Out Building Type	Size	Quantity	Units	Grade
ASP 3000+	1990	ASP 3000+	0 x 0	1	40268 SF	
COM B/RAMP	1985	COM B/RAMP	0 x 0	1	1 SF	
CONC PAVING	1999	CONC PAVING	0 x 0	1	105 SF	
SIDE <499	1993	SIDE <499	30 x 7	1	210 SF	
WD/DOCK A	1998	WD/DOCK A	0 x 0	1	1136 SF	
CLF # 11	2017	CLF # 11	0 x 0	1	35 SF	
BULKHEAD	1993	BULKHEAD	0 x 0	1	384 SF	
CARPORT	2017	CARPORT	25 x 30	1	750 SF	

Recent Sales in Area**Sale date range:**

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice[37-06-26-015732-000-00 \(PDF\)](#)**Valuation**

	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$66,953	\$67,968	\$64,190	\$62,437
+ Extra Features Value	\$92,152	\$94,494	\$103,646	\$100,977
+ Land Value	\$627,965	\$627,964	\$615,852	\$606,852
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$787,070	\$790,426	\$783,688	\$770,266
= Total Assessed Value	\$787,070	\$790,426	\$783,688	\$770,266
- Exempt Value	(\$787,070)	(\$790,426)	(\$783,688)	(\$770,266)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card[2020 Property Record Card \(PDF\)](#)**Sketches**

39	19	35
CAN Yr=1999 (1014)	BAS Yr=1999 (494)	BAS Yr=1993 (910)

No data available for the following modules: Sales, Photos.

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CL00854AQ
Williams Park Boat Ramp



Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 08-07-27-016082-000-00
Location Address 120 WILLIAMS PARK
 Green Cove Springs 32043
Brief Tax Description* PT OF GOV LOT 6 O R 173 PG 524
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code COUNTY - MISC (8610)
Sec/Twp/Rng 8/7/27
Tax District Tax Dist 001
Millage Rate 15.2187
Acreage 1.434
Homestead No

Map



Owner Information

[Clay County Bd of County Comm](#)
 PO Box 988
 Attn: Finance Dept.
 Green Cove Springs FL 32043

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
COUNTY - MIS (8610)	250.00	Front Foot	Site	250	250

Yard Items

Description	Year Built	Out Building Type	Size	Quantity	Units	Grade
CLF 6'	1992	CLF 6'	0 x 0	1	180 SF	
CLF 8'	1992	CLF 8'	0 x 0	1	240 SF	
STORAGE G	1992	STORAGE G	14 x 20	1	280 SF	

Recent Sales in Area**Sale date range:**

From:

07/23/2011

To:

07/23/2021

Sales by Neighborhood

1500

Feet



Sales by Distance

TRIM Notice[08-07-27-016082-000-00 \(PDF\)](#)**Valuation**

	2020 Certified Values	2019 Certified	2018 Certified	2017 Certified
+ Building Value	\$0	\$0	\$0	\$0
+ Extra Features Value	\$2,050	\$2,164	\$2,278	\$2,392
+ Land Value	\$285,000	\$285,000	\$285,000	\$285,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$287,050	\$287,164	\$287,278	\$287,392
= Total Assessed Value	\$287,050	\$287,164	\$287,278	\$263,965
- Exempt Value	(\$287,050)	(\$287,164)	(\$287,278)	(\$263,965)
= Total Taxable Value	\$0	\$0	\$0	\$0
Maximum Save Our Homes Portability	\$0	\$0	\$0	\$23,427

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card[2020 Property Record Card \(PDF\)](#)

No data available for the following modules: Buildings, Sales, Photos, Sketches.

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