

<p>RETURN TO: R.N. KOBLEGARD, III, ESQ., COURTHOUSE BOX</p> <p>This instrument prepared by: R. N. Koblegard, III, Esquire 200 S. Indian River Drive, Suite 201 Fort Pierce, FL 34950</p> <p>Property Appraisers Parcel Identification (Folio) Number(s): 1433-701-0515-000-8</p>	<p>ANNEXATION AGREEMENT INDIVIDUAL</p>
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<p>TO: WATER/WASTEWATER ENGINEERING FORT PIERCE UTILITIES AUTHORITY POST OFFICE BOX 3191 FORT PIERCE, FLORIDA 34948-3191</p>	<p><u>1706 JUANITA AVENUE, FORT PIERCE, FLORIDA 34946</u> Location Address</p> <p><u>1706 JUANITA AVENUE, FORT PIERCE, FLORIDA 34946</u> Mailing Address (if different from location address)</p>
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Dear Sir:

The undersigned does hereby apply to Fort Pierce Utilities Authority for water service and/or sewer service outside the City limits of the City of Fort Pierce, Florida to the following-described property which I own, to wit:

LOTS 17 AND 18, BLOCK 30, OF PARADISE PARK, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 8, PAGE 17, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.

THE ABOVE-DESCRIBED PROPERTY IS THE HOMESTEAD OF THE GRANTOR.

I hereby agree that in consideration of my request for water service and/or sewer service to my property, that if my property either becomes contiguous to the City limits of the City of Fort Pierce, Florida, as such term is defined in the Laws of Florida, is subject to a Chapter 171 interlocal service boundary agreement where contiguity has been waived by the County, or may otherwise be lawfully annexed, that this application shall be considered as an application for the annexation of my property (above-described) into the City of Fort Pierce, Florida. I do also hereby for myself, my heirs, successors and assigns approve the annexation of my property into the City of Fort Pierce, Florida and consent thereto in the event that it, or any area including it, is proposed for annexation by election or otherwise. I waive any and all objections to annexation of the property and agree that this Agreement shall be construed to satisfy any requirements of law for consent to, or approval of, such annexation now or hereafter required.

I further confirm that this Agreement shall be binding upon my heirs, successors or assigns and that this document may be recorded in the Public Records of St. Lucie County, Florida for the purpose of serving as notice to all persons or entities.

In Witness Whereof, I hereunto set my hand and seal this 7th day of MAY, 2012.

Signed, sealed and delivered in our presence as witnesses:

Susan M. Burban
 Witness Signature

Susan M. Burban
 Printed Witness Signature

Rosalie Lavertu
 Witness Signature

Rosalie Lavertu
 Printed Witness Signature

Sandra L. Jenkins
 Signature


Sandra L. Jenkins, a single adult

Printed Signature
 1706 Juanita Avenue

Address
 Fort Pierce, Florida 34946
 City, State, Zip

STATE OF FLORIDA
 COUNTY OF ST. LUCIE

I hereby certify that on this day before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Sandra L. Jenkins, known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that she executed the same, that I relied upon the following form of identification of the above-named person: Driver's License; and that an oath was not taken.

<p>RUBBER STAMP NOTARY SEAL</p> 	<p>Witness my hand and official Seal in the County and State last aforesaid this <u>7th</u> day of <u>MAY</u>, A.D. 2012.</p> <p><u><i>Susan M. Burban</i></u> Notary Signature</p> <p>Susan M. Burban Notary Printed Signature</p>
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Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

Property Identification

Site Address: 1706 JUANITA AVE
 Sec/Town/Range: 33/34S/40E
 Map ID: 14/33S
 Zoning: RS-4

Parcel ID: 1433-701-0515-000-8
 Account #: 11974
 Use Type: 0100
 Jurisdiction: Saint Lucie County

Ownership

Sandra L Jenkins
 1706 Juanita Ave
 Fort Pierce, FL 34946

Legal Description

PARADISE PARK BLK 30 LOTS 17 AND 18 (OR 750-2795)

Current Values

Just/Market Value: \$105,000
 Assessed Value: \$64,977
 Exemptions: \$39,977
 Taxable Value: \$25,000



Total Areas

Finished/Under Air (SF): 1,582
 Gross Sketched Area (SF): 2,392
 Land Size (acres): 0.37
 Land Size (SF): 16,200

Property taxes are subject to change upon change of ownership.

- Past taxes are not a reliable projection of future taxes.
- The sale of a property will prompt the removal of all exemptions, assessment caps, and special classifications.

Taxes for this parcel: SLC Tax Collector's Office
 Download TRIM for this parcel: [Download PDF](#)

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
Aug 13, 1991	0750 / 2796	XX01	WD	Isaiah Lucas	\$10,000
Jul 2, 1991	0745 / 1336	XX02	WD	SUN BANK/TREASURE COAST N A	\$7,000
May 30, 1991	0740 / 1926	XX02	CT	Jacquelyn Anthony	\$100
Apr 1, 1987	0539 / 2295	XX02	CV		\$7,500
Feb 1, 1983	0394 / 0313	XX02	CV		\$8,000

Building Information (1 of 1)

Finished Area: 1,582 SF

Gross Sketched Area: 2,392 SF

Exterior Data

View:	Roof Cover: Dim Shingle	Roof Structure: Gable
Building Type: HC-	Year Built: 1991	Frame:
Grade: C-	Effective Year: 1991	Primary Wall: CB Stucco
Story Height: 1 Story	No. Units: 1	Secondary Wall:

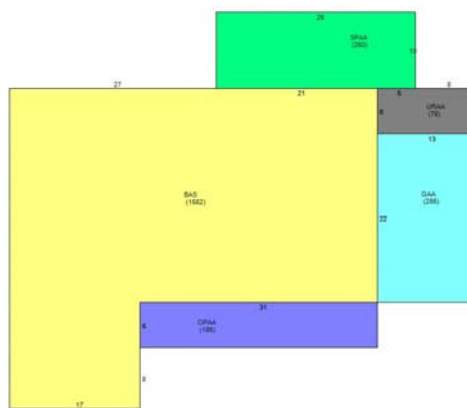
Interior Data

Bedrooms: 3	Electric: MAXIMUM	Primary Int Wall:
Full Baths: 2	Heat Type: FredHotAir	Avg Hgt/Floor: 0
Half Baths: 0	Heat Fuel: ELEC	Primary Floors: Carpet

A/C %: 100%

Heated %: 100%

Sprinkled %: 0%



Sketch Area Legend

Sub Area	Description	Area	Fin. Area	Perimeter
BAS	BASE AREA	1582	1582	180
GAA	Garage Attached Average	286	0	70
OPAA	Open Porch Attached Average	186	0	74
SPAA	Screen Porch Attached Average	260	0	72
URAA	Utility Room Attached Average	78	0	38

Special Features and Yard Items

Type	Qty	Units	Year Blt
UTILITY AVG	1	120	2000
CHAINLINK 6'	1	315	2017

Current Year Values

Current Values Breakdown		Current Year Exemption Value Breakdown				
		Tax Year	Grant Year	Code	Description	Amount
Building:	\$97,500					
Land:	\$7,500	2018	1999	0500	Homestead Exemption	\$25,000
Just/Market:	\$105,000	2018	2008	0550	Homestead Exemption over \$50,000	\$14,977
Ag Credit:	\$0					
Save Our Homes or 10% Cap:	\$40,023					
Assessed:	\$64,977					
Exemption(s):	\$39,977					
Taxable:	\$25,000					

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
2009	2009	12	County Solid Waste	\$276.14
2010	9010	1	Paradise Park Street Light Paradise Park Street Li	\$26.46

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office .

Historical Values

Year	Just/Market	Assessed	Exemptions	Taxable
2018	\$105,000	\$64,977	\$39,977	\$25,000
2017	\$76,700	\$63,641	\$38,641	\$25,000
2016	\$66,700	\$62,333	\$37,333	\$25,000

Permits

Number	Issue Date	Description	Amount	Fee
C91-03911	Jul 18, 1991	Residential New Construction	\$99,624	\$99,624
C1709-0044	Sep 5, 2017	Fence	\$0	\$0
C1811-0108	Nov 7, 2018	Roof	\$0	\$0

Notice: This does not necessarily represent all the permits for this property.

[Click the following link to check for additional permit data in Saint Lucie County](#)

All information is believed to be correct at this time, but is subject to change and is provided without any warranty.
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