

**BILL OF SALE**

**THIS BILL OF SALE** evidencing the sale and conveyance of the sewer facilities and distribution lines described herein is made this 30 day of January, 2020 by MARCO ISLAND ACADEMY, A PUBLIC CHARTER HIGH SCHOOL, INC. (hereinafter referred to as "Seller"), and the CITY OF MARCO ISLAND, its successors and assigns, (hereinafter referred to as "Buyer").

**WITNESSETH:**

That said Seller, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to said Seller in hand paid by the said Buyer, receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred, set over and delivered, and by these presents does grant, bargain, sell, transfer, set over and deliver unto the Buyer, and the Buyer's heirs, successors and assigns forever, all those certain sewer facilities and distribution lines lying within the following described land, together with any appurtenant easement rights of Seller for the operation, installation and maintenance of said facilities, situate, lying and being in Collier County, Florida, to wit:

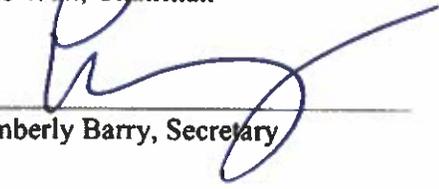
Sanitary sewer equipment and distribution lines including an 8" diameter sewer pipe approximately 10' in length located within the twelve foot utility easement located between Lots 9 & 8 Block 427, A REPLAT OF A PORTION OF MARCO BEACH UNIT FIFTEEN, according to the Plat thereof recorded in Plat Book 8, Page 45 as recorded in the Public Records of Collier County Florida.

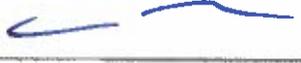
The Seller, for itself and its successors, hereby covenants to and with the Buyer and its successors and assigns that it is the lawful owner of the said goods and chattels herein referred to as sewer facilities and distribution lines; that said goods and chattels are free from all liens and encumbrances; that it has good right, title and authority to sell same, and that it will warrant and defend the same against the lawful claims and demands of all persons whomsoever. Seller and Buyer are used for singular and plural, as the context requires.

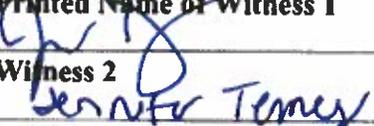
**IN WITNESS WHEREOF, SELLER** has caused these presents to be executed the date and year first above written.

**SELLER:**  
MARCO ISLAND ACADEMY, A PUBLIC  
CHARTER HIGH SCHOOL, INC.

**BY:**   
Jane Watt, Chairman

**Attest:**   
Kimberly Barry, Secretary

  
\_\_\_\_\_  
**Witness 1**  
Cameron Woodward  
\_\_\_\_\_  
**Printed Name of Witness 1**

  
\_\_\_\_\_  
**Witness 2**  
Jennifer Tenney  
\_\_\_\_\_  
**Printed Name of Witness 2**

**STATE OF FLORIDA**

**COUNTY OF COLLIER**

The foregoing Bill of Sale was sworn to and subscribed before me by Jane Watt and Kimberly Barry by means of  physical presence or  online notarization, and are personally known to me or who has produced FL Drivers License as identification and who did take an oath.

WITNESS my hand and official seal this 30<sup>th</sup> day of January, 2020.



Nicole Rodriguez  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG190925  
Expires 2/28/2022

Nicole Rodriguez  
Notary Public Signature

Nicole Rodriguez  
Notary Public Printed Signature

\_\_\_\_\_  
Notary Rubber Stamp Seal

**This Instrument Was Prepared By:**  
**Craig R. Woodward, Esquire**  
**Florida Bar Number: 0309389**  
**Woodward, Pires & Lombardo, P.A.**  
**606 Bald Eagle Drive, Suite 500**  
**Post Office Box One**  
**Marco Island, Florida 34146**  
**Telephone Number: (239) 394-5161**

## **OWNER'S AFFIDAVIT**

**STATE OF FLORIDA  
COUNTY OF COLLIER**

**Before Me, the undersigned authority, personally appeared Jane Watt, who to me is well known, and having been duly sworn and under oath, deposes and states:**

- 1. My name is Jane Watt, I am over the age of twenty-one (21) years, am sui juris, and have personal knowledge of the facts contained herein.**
- 2. I am the Chairman of the Marco Island Academy, A Public Charter High School, Inc. the owner of certain sewer facilities and distribution lines legally described on Exhibit "A".**
- 3. All personal, firms, and corporations, including the general contractor and all subcontractors, who have furnished services, labor or materials according to plans and specifications, or extra items, used in the construction or repair of sewer utility facilities on the real estate hereinafter described, have been paid in full and that such work has been fully completed and accepted by the Owner.**
- 4. No claims have been made to the Owner by, nor is any suit now pending on behalf of, any contractor, subcontractor, laborer or materialman, and further that no chattel mortgages or conditional bills of sale have been given or are now outstanding as to the subject utility facilities placed upon or installed in the aforesaid premises.**
- 5. The utility facilities described herein are not included in, encumbered by, or subject to any real property mortgage, chattel mortgage, security agreement, Uniform Commercial Code financing statement; or any other encumbrance.**
- 6. As and on behalf of the owner of the subject utility facilities, does for valuable consideration hereby agree and guarantee, to hold the City of Marco Island harmless against any lien, claim or suit by an general contractor, subcontractor, mechanic or materialmen, and against chattel mortgages, security interests or repair of the subject utility facilities. Affiant is used as singular or plural, as the context requires.**

**The utility facilities referred to herein are located within the real property described in the attached Exhibit "A".**

Further Affiant Sayeth Naught.

Dated this 30<sup>th</sup> day of January, 2020.

Witness 1

*Cameron Woodward*

Printed Name of Witness 1

Witness 2

*Jennifer Turner*

Printed Name of Witness 2

Affiant Signature

Jane Watt, Chairman

Marco Island Academy, A Public Charter High School, Inc.

STATE OF FLORIDA  
COUNTY OF COLLIER

I HEREBY CERTIFY that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, by means of  physical presence or  online notarization, appeared Jane Watt known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that Jane Watt executed the same, that I relied upon the following form of identification of the above-named person: FL Drivers License and that an oath (was) (was not) taken.

WITNESS my hand and official seal in the County and State last aforesaid this 30<sup>th</sup> day of January, 2020.



Nicole Rodriguez  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# GG190925  
Expires 2/28/2022

*Nicole Rodriguez*

Notary Public Signature

*Nicole Rodriguez*

Notary Public Printed Signature

Notary Rubber Stamp Seal

This Instrument Was Prepared By:

Craig R. Woodward, Esquire  
Florida Bar Number: 0309389  
Woodward, Pires & Lombardo, P.A.  
606 Bald Eagle Drive, Suite 500  
Post Office Box One  
Marco Island, Florida 34146  
Telephone Number: (239) 394-5161

**EXHIBIT A**

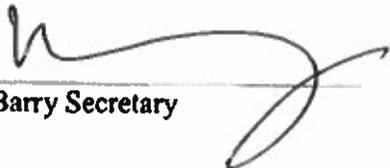
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**Board of Directors  
Resolution  
of  
Marco Island Academy, A Public Charter High School, Inc.**

The Board of Directors of Marco Island Academy, a Public Charter High School, Inc. hereby authorizes Jane Watt, as Chairman, and Kimberly Barry, as Secretary, to sign all necessary documents needed to transfer to the City of Marco Island, Florida, all interest it has in the sanitary sewer equipment located within the twelve foot utility easement located between Lots 9 & 8 Block 427, A REPLAT OF A PORTION OF MARCO BEACH UNIT FIFTEEN, according to the Plat thereof recorded in Plat Book 8, Page 45 as recorded in the Public Records of Collier County Florida.

Passed by unanimous vote of the Board of Directors with a quorum present this day 24 of January 2020.

Board of Directors of Marco Island  
Academy, A Public Charter High School,  
Inc.

  
\_\_\_\_\_  
Kimberly Barry Secretary