

IN THE CIRCUIT COURT OF THE
FIFTEENTH JUDICIAL CIRCUIT, IN AND
FOR PALM BEACH COUNTY, FLORIDA

CIVIL ACTION

CASE NO. 502010CA007232XXXXMB AO

THE SCHOOL BOARD OF PALM BEACH COUNTY,
FLORIDA,

Parcel 19

Petitioner,

vs.

MARSH HARBOUR ASSOCIATES LTD.; et al.

Respondents.

STIPULATED FINAL JUDGMENT AS TO PARCEL 19

THIS CAUSE came before the Court upon the Joint Motion for entry of a Stipulated Final Judgment, set forth below, entered into by the Petitioner, SCHOOL BOARD OF PALM BEACH COUNTY, FLORIDA (“SCHOOL BOARD”), and Respondent ERICKA GONDER, a/k/a ERICA GONDER (“ERICKA GONDER”). It appears that proper notice has been given to the Respondent and to all parties having or claiming any equity, lien, title or other interest in or to the real property described in **Exhibit “A,”** and the Court being fully advised in the premises, upon consideration, it is therefore

ORDERED AND ADJUDGED:

1. Respondent, ERICKA GONDER does recover from Petitioner the sum of Two Hundred Fifty Dollars and No Cents (\$250.00) in full payment for the taking of the temporary construction easement interest set forth in the Petition in Eminent Domain (the “Temporary Construction Easement Interest”), over, across, on and under

the real property more particularly described in **Exhibit "A"**, including statutory interest, cost to cure, severance damages, business damages, relocation expenses, leasehold improvements, business trade fixtures, nursery stock, attorneys' fees and costs and all claims and damages arising therefrom or in any way related thereto, of whatever nature. Respondent, ERICKA GONDER, shall seek no additional monies from Petitioner, SCHOOL BOARD, for compensation, damages, attorney's fees or costs in this case.

2. Petitioner has previously deposited the sum of Two Hundred Fifty Dollars and No Cents (\$250.00) into the Registry of the Court. Without further Order of this Court, the Clerk of the Court shall, issue a check in the amount of Two Hundred Fifty Dollars and No Cents (\$250.00) payable to ERICKA GONDER, and mail said check to: ERICKA GONDER, 1761 West 13th Street, Riviera Beach, Florida 33404, as full and complete payment in satisfaction of all monies due to Respondent, ERICKA GONDER, under this Stipulated Final Judgment.

3. The Court retains jurisdiction to enforce this Stipulated Order of Taking and Final judgment and to enter such additional orders as are necessary.

DONE AND ORDERED this ___ day of _____, 2011 in West Palm Beach, Palm Beach County, Florida.

HONORABLE THOMAS H. BARKDULL III
CIRCUIT COURT JUDGE

Copies furnished to:

SERVICE LIST

Ericka Gonder
1761 W. 13th Street
Riviera Beach, FL 33404

Elaine Johnson James, Esq.
2650 North Military Trail, Suite 240
Boca Raton, FL 33431-7391

Blair LittleJohn, Esq.
Office of Chief Counsel
School Board of Palm Beach County
P.O. Box 19239
West Palm Beach, FL 33416

**EXHIBIT "A" TO
STIPULATED FINAL JUDGMENT
PARCEL 19
ERICA GONDER**

TEMPORARY USE PARCEL *Erica Gonder*
JFK/SUNCOAST SCHOOL OFF SITE IMPROVEMENT

Parcel 19

NORTHEAST QUARTER (NE ¼) OF
SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST,
RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA

PROPERTY CONTROL #
56-43-42-31-00-000-1840

LEGAL DESCRIPTION:

A 6 FOOT WIDE STRIP OF LAND LYING IN THE NORTHEAST QUARTER (NE ¼) OF SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST, LOCATED IN PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 6.00 FEET OF THE EAST 18.00 FEET OF THE WEST 48.00 FEET OF THE WEST 80.00 FEET OF THE EAST 523.75 FEET OF THE NORTH 100.00 FEET OF THE SOUTH 932.00 FEET OF THE NORTHEAST QUARTER (NE ¼) OF SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA.

SAID LANDS SITUATE WITHIN THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA.

CONTAINING 108 SQUARE FEET MORE OR LESS.

NOTES:

- 1) THIS SKETCH AND LEGAL DESCRIPTION DOES NOT REPRESENT A BOUNDARY SURVEY (THIS IS NOT A SURVEY).
- 2) THIS SKETCH AND LEGAL DESCRIPTION IS NOT VALID WITHOUT THE SIGNATURE AND EMBOSSED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- 3) THIS SKETCH AND LEGAL DESCRIPTION WAS NOT ABSTRACTED FOR EASEMENTS AND OR RIGHTS OF WAY OF RECORD OTHER THAN SHOWN HEREON.
- 4) REFERENCE QUIT-CLAIM DEED RECORDED IN OFFICIAL RECORD BOOK 20898, PAGES 1921-1922 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

HELLER-WEAVER AND SHEREMETA, INC.
FLORIDA STATE L.S. NO. 3449

BY: DANIEL C. LAAK
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REG. NO. 5118

LEGEND:

P.B. PLAT BOOK
PG. PAGE(S)
O.R.B. OFFICIAL RECORDS BOOK

REVISIONS
11-06-2009
2 of 3



Heller - Weaver and Sheremeta, inc.
Engineers ... Surveyors and Mappers
310 S.E. 1st Street, Suite 5 Delray Beach, Florida 33483
(561) 243-8700 - Phone (561) 243-8777 - Fax

DATE:	10-15-2009
SCALE:	N/A
DRAWN BY:	W. ROLLE
CHECKED BY:	D.C. LAAK
SHEET:	1 OF 2
FILE NO.	09-15332.200-SS41

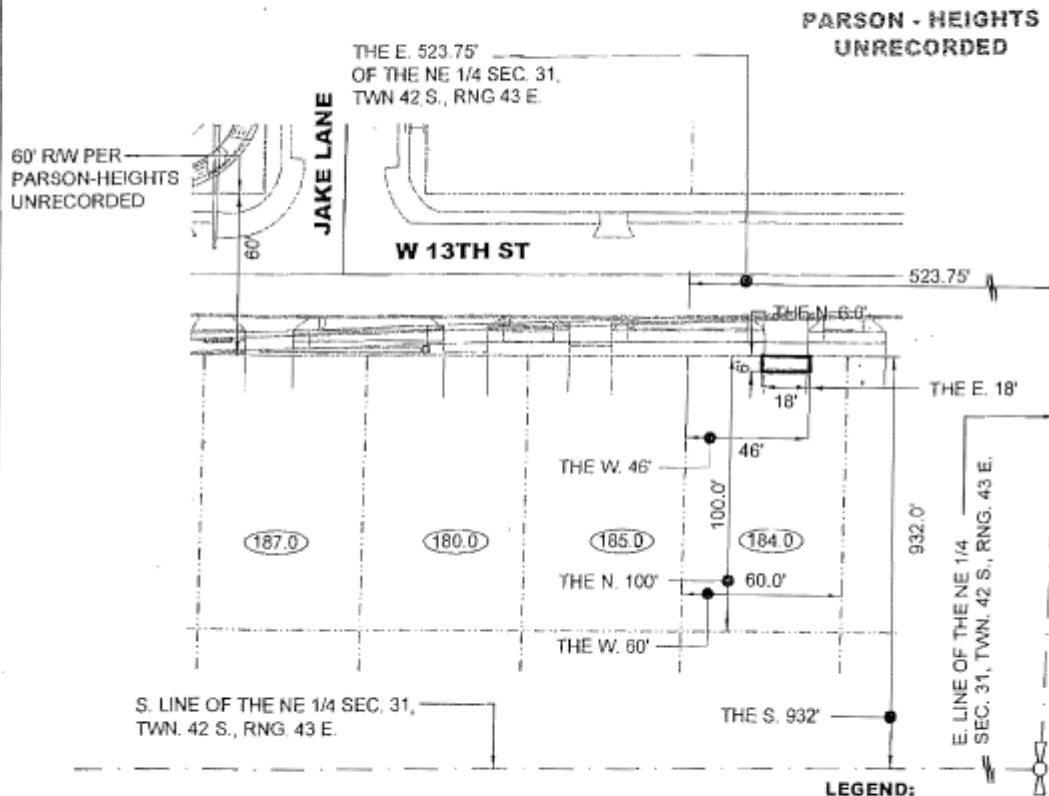
**EXHIBIT "A" TO
STIPULATED FINAL JUDGMENT
PARCEL 19
ERICA GONDER**

**TEMPORARY USE PARCEL
JFK/SUNCOAST SCHOOL OFF SITE IMPROVEMENT**

Parcel 19

NORTHEAST QUARTER (NE 1/4) OF
SECTION 31, TOWNSHIP 42 SOUTH, RANGE 43 EAST,
RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA

**PROPERTY CONTROL #
56-43-42-31-00-000-1840**



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

REVISIONS
11-06-2009
3 of 3



Heller - Weaver and Sheremeta, inc.
Engineers ... Surveyors and Mappers
310 S.E. 1st Street, Suite 5 Delray Beach, Florida 33483
(561) 243-8700 - Phone (561) 243-8777 - Fax

DATE:	10-15-2009
SCALE:	1" = 50'
DRAWN BY:	W. ROLLE
CHECKED BY:	D.C. LAAK
SHEET:	2 OF 2
FILE NO.	09-15332.200-SS42

IN THE CIRCUIT COURT OF THE
FIFTEENTH JUDICIAL CIRCUIT, IN AND
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CIVIL ACTION

CASE NO. 502010CA007232XXXXMB AO

THE SCHOOL BOARD OF PALM BEACH COUNTY,
FLORIDA,

Parcel 19

Petitioner,

vs.

MARSH HARBOUR ASSOCIATES LTD.; et al.

Respondents.

_____ /

**JOINT MOTION FOR ENTRY OF
STIPULATED FINAL JUDGMENT AS TO PARCEL 19**

Petitioner, SCHOOL BOARD OF PALM BEACH COUNTY, FLORIDA, and
Respondent, ERICA GONDER, a/k/a ERICKA GONDER, together move for entry of the
foregoing Stipulated Final Judgment. The undersigned are authorized to enter into this
Joint Motion.

Agreed to this ____ day of _____, 2011.

<p>SCHOOL BOARD OF PALM BEACH COUNTY, FLORIDA Attorneys for Petitioner P.O. Box 19239 West Palm Beach, FL 33416-9239 (561) 434-7471 (561) 357-7647 (facsimile)</p> <p>By _____ BLAIR R. LITTLEJOHN, ESQ. FLORIDA BAR NO: 780227</p>	<p>ERICKA GONDER a/k/a ERICA GONDER 1761 West 13th Street Riviera Beach, FL 33404</p> <p>_____ ERICKA GONDER PRO SE RESPONDENT</p>
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