

Conservation 20/20 Application

For Office Use Only
Nomination Number:
487

LEE COUNTY CONSERVATION LAND ACQUISITION AND STEWARDSHIP PROGRAM PROJECT SITE NOMINATION FORM

I. DESCRIPTION OF THE PROPERTY: Please list the Tax Identification (STRAP) Number(s) of the property(ies) being nominated. If the property being nominated is a portion of a Tax Id. Number, please attach a legal description:

APPROXIMATE ACREAGE:	14.14 acres	STRAP#(s):	08-44-26-00-00001.0040, 08-44-26-00-00001.0100
ASKING PRICE: (REQUIRED)	\$ 353,500.00 (\$25,000 per acre)		

II. NOMINATOR OR OWNER'S REPRESENTATIVE*: Check all that apply

NAME:	Bill & Betsy Burdette			
ADDRESS:	4931 Shady River Lane, Fort Myers, FL 33905			
TELEPHONE:	239.936.1404	FACSIMILE:	239.936.1802	E-Mail Address: bill@burdetteinc.com

III. OWNER(S) OF PROPERTY: Please List ALL owners of record or documented Trustee(s):

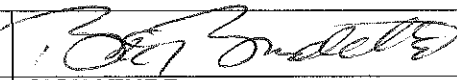

NAME(S)	Bill & Betsy Burdette			
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TELEPHONE:	239.936.1404	FACSIMILE:	239.936.1802	E-Mail Address: bill@burdetteinc.com

IV. WILLINGNESS TO SELL:

The owner(s) of the property described on this form authorize(s) Lee County to evaluate their property for potential purchase in the Conservation Lands Program. If the Board of County Commissioners authorizes staff to pursue acquisition of the property, the owner(s) is/are willing to consider a fair market value offer for the purchase of the land. The owner(s) is/are under no obligation to accept said offer or to withhold this property from other purchase offers or development during the review period. However, **the owner(s) affirm that currently there is no right of first refusal, option or any other contractual agreement affecting ownership pending on this property.** Lee County reserves the right to withdraw this application if the owner causes any material changes to the environmental significance and/or characteristics of the property or enters into any contractual agreement affecting ownership with another party.

All owners of record must sign this form below or submit a separate letter indicating their willingness to sell. Owner signature(s) also authorizes Lee County staff and Advisory Committee members to visit the site upon due notice to the owner(s). Please attach a separate sheet if there are more than two owners of record.

***Any person(s) who is/are not an owner of record but who is/are authorized to represent the owner(s), must complete, have fully executed and notarized, and submit herewith a form entitled, "Authorization as Owner's Representative."**

Bill Burdette		10	14	2011
PRINTED NAME	SIGNATURE	MONTH	DAY	YEAR
Betsy Burdette		10	14	2011
PRINTED NAME	SIGNATURE	MONTH	DAY	YEAR

PLEASE RETURN THIS FORM TO:	Lee County Division of County Lands P.O. Box 398 - Fort Myers, FL 33902-0398 ATTN: Lynda Thompson, Conservation 20/20 Program Coordinator Telephone: (239) 533-8833 - Facsimile: (239) 485-8391
For more information about this program, please visit our web site at: www.conservation2020.com	

Questionnaire and Supplemental Information

To assist the Conservation Lands Acquisition and Stewardship Advisory Committee in their evaluation of your property, please answer the following questions. Attach extra pages if more room is needed.

1. **Bargain sale.** Higher priority is given to eligible nominations that sell below the appraised market value (bargain sale). A bargain sale may also be eligible for a tax deduction. Please consult your tax accountant or attorney for the potential tax benefits of a bargain sale.

Will the owner sell the property **below** appraised/market value? YES NO
 If Yes, please specify the percent or amount below market value the owner will consider: X - MAYBE

2. **Access.** Does the property have legal access? YES NO
 Is the property accessible by car or truck? YES NO

If Yes, by what road or roads? Peace Road

3. **Description and Condition of Property.** Describe environment characteristics and condition of site. Also describe type of native plant communities and degree of infestation by invasive exotic plants.

Partially improved pasture with natural woodlands along creek and river. Upland areas are pasture grasses, cabbage palms and live oaks. Wetland areas are hickories, maples, live oaks, and cabbage palms with pickerel weed and blue flag iris. Brazilian pepper has been almost entirely eradicated. Foxes, otters, coyote, squirrels, marsh hares, alligators, gopher tortoises, manatee, kites, hawks, bitterns, herons, various frogs, snakes, birds, sighted recently.

4. **Land Use Activities.** Describe any land clearing, excavation, agricultural and/or construction activity that has occurred on the site. List all buildings and other structures. If cleared or harvested for timber, list last date of occurrence:

Two plugged artesian wells. Small mineral feeder for cattle. Barbed wire fence on 3 boundaries with double gate on Peace Road opposite Hickory Swamp Preserve. A few shallow drainage swales cross property and along west boundary.

5. **Matching Funds.** Describe any potential sources of matching funds, such as grants or other land acquisition program funding.

Unknown

6. **Oil, Gas, and Mineral Rights.** Does the owner hold all rights to oil, gas, and minerals on the property? YES NO
 If No, please describe:

Unknown

7. **Leases.** Describe any outstanding leases on the property; including farming, grazing, timber, oil, gas, mineral, etc.:

Grazing license with Shane Parker may be terminated with 90 days notice

8. **Reason(s) for Nomination.** Why do you believe this property is appropriate for acquisition or preservation under Lee County's program for acquiring environmentally sensitive lands?

Preserves the natural flowway from Hickory Swamp Preserve to the Orange River, which serves as habitat for wide variety of native flora and fauna. Preserves Orange River shoreline, an important manatee habitat.

Please attach copies of the following information. Please also mark which items have been attached.

- 1. Location map, such as a plat book map, and/or aerial photo, and legal description.
- 2. Wetland survey, species survey, plant community mapping, or other available environmental reports.
- 3. Approved or pending development plans.
- 4. A copy of either an Owner's title policy or a Title Search.
- 5. Boundary survey.

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Bill & Betsy Burdette



4931 Shady River Lane Fort Myers, Florida 33905
(239) 936-1404 bill@burdetteinc.com

October 17, 2011

Be it known that:

Bill Burdette and Betsy Burdette are both licensed Florida real estate agents.

Bill Burdette is a member of Lee County's Conservation Land Acquisition And Stewardship Committee.