

RIVERGATE AT EAGLE HARBOR

A PORTION OF SECTION 31, TOWNSHIP 4 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA

PLAT BOOK 36 PAGE 9
SHEET 1 OF 5 SHEETS
"TYPE 1 SUBDIVISION"

OWNER: EAGLE HARBOR AT FLEMING ISLAND
JOINT VENTURE, C/O EAST WEST PARTNERS
OF JACKSONVILLE LIMITED PARTNERSHIP
1880 EAGLE HARBOR PARKWAY
ORANGE PARK, FLORIDA 32073

UTILITIES SUPPLIERS:
WATER, SEWER AND FIRE MAIN
CLAY COUNTY UTILITY AUTHORITY
782 FOXRIDGE CENTER DR.
ORANGE PARK, FLORIDA 32065

ENGINEER: CGS CONSULTING ENGINEERS
1543 KINGSLEY AVENUE
BUILDING 2, SUITE "A"
ORANGE PARK, FL. 32073

ELECTRICITY-- (underground)
CLAY ELECTRIC CO--OP
734 BLANDING BLVD.
ORANGE PARK, FLORIDA

CAPTION

A PARCEL OF LAND SITUATED IN SECTION 31, TOWNSHIP 4 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA;
SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 53, HARBOR LAKE AT EAGLE HARBOR, ACCORDING TO PLAT BOOK 30, PAGES 35 THROUGH 43, OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE ON THE NORTHERLY BOUNDARY OF SAID PLAT RUN THE FOLLOWING 21 COURSES: 1) SOUTH 87 DEGREES 50 MINUTES 11 SECONDS WEST 105.84 FEET; 2) NORTH 70 DEGREES 20 MINUTES 32 SECONDS WEST 39.22 FEET; 3) NORTHERLY ON THE ARC OF A CURVE CONCAVE TO THE WESTERLY AND HAVING A RADIUS OF 30.00 FEET, A CHORD DISTANCE OF 21.23 FEET, THE BEARING OF SAID CHORD BEING NORTH 02 DEGREES 07 MINUTES 47 SECONDS WEST; 4) NORTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWESTERLY AND HAVING A RADIUS OF 240.70 FEET, A CHORD DISTANCE OF 6.73 FEET, THE BEARING OF SAID CHORD BEING NORTH 23 DEGREES 39 MINUTES 24 SECONDS WEST; 5) NORTH 24 DEGREES 27 MINUTES 27 SECONDS WEST 90.49 FEET; 6) NORTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWESTERLY AND HAVING A RADIUS OF 30.00 FEET, A CHORD DISTANCE OF 30.49 FEET, THE BEARING OF SAID CHORD BEING NORTH 54 DEGREES 59 MINUTES 38 SECONDS WEST; 7) WESTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHERLY AND HAVING A RADIUS OF 522.77 FEET, A CHORD DISTANCE OF 34.51 FEET, THE BEARING OF SAID CHORD BEING NORTH 83 DEGREES 38 MINUTES 19 SECONDS WEST; 8) WESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHERLY AND HAVING A RADIUS OF 334.63 FEET, A CHORD DISTANCE OF 195.26 FEET, THE BEARING OF SAID CHORD BEING SOUTH 81 DEGREES 17 MINUTES 23 SECONDS WEST; 9) WESTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHERLY AND HAVING A RADIUS OF 305.00 FEET, A CHORD DISTANCE OF 304.25 FEET, THE BEARING OF SAID CHORD BEING NORTH 85 DEGREES 45 MINUTES 19 SECONDS WEST; 10) NORTH 55 DEGREES 50 MINUTES 13 SECONDS WEST 199.54 FEET; 11) SOUTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHEASTERLY AND HAVING A RADIUS OF 30.00 FEET, A CHORD DISTANCE OF 50.72 FEET, THE BEARING OF SAID CHORD BEING SOUTH 86 DEGREES 27 MINUTES 12 SECONDS WEST; 12) WESTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHERLY AND HAVING A RADIUS OF 177.97 FEET, A CHORD DISTANCE OF 355.93 FEET, THE BEARING OF SAID CHORD BEING NORTH 81 DEGREES 18 MINUTES 55 SECONDS WEST; 13) NORTHERLY ON THE ARC OF A CURVE CONCAVE TO THE WESTERLY AND HAVING A RADIUS OF 30.00 FEET, A CHORD DISTANCE OF 13.51 FEET, THE BEARING OF SAID CHORD BEING NORTH 04 DEGREES 22 MINUTES 58 SECONDS WEST; 14) NORTHERLY ON THE ARC OF A CURVE CONCAVE TO THE EASTERLY AND HAVING A RADIUS OF 431.65 FEET, A CHORD DISTANCE OF 81.97 FEET, THE BEARING OF SAID CHORD BEING NORTH 13 DEGREES 16 MINUTES 33 SECONDS WEST; 15) NORTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWESTERLY AND HAVING A RADIUS OF 30.00 FEET, A CHORD DISTANCE OF 42.94 FEET, THE BEARING OF SAID CHORD BEING NORTH 54 DEGREES 51 MINUTES 05 SECONDS WEST; 16) SOUTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHEASTERLY AND HAVING A RADIUS OF 69.89 FEET, A CHORD DISTANCE OF 47.47 FEET, THE BEARING OF SAID CHORD BEING SOUTH 59 DEGREES 36 MINUTES 12 SECONDS WEST; 17) SOUTH 39 DEGREES 44 MINUTES 58 SECONDS WEST 97.03 FEET; 18) SOUTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHEASTERLY AND HAVING A RADIUS OF 30.00 FEET, A CHORD DISTANCE OF 9.29 FEET, THE BEARING OF SAID CHORD BEING SOUTH 30 DEGREES 50 MINUTES 44 SECONDS WEST; 19) NORTH 50 DEGREES 15 MINUTES 02 SECONDS WEST 131.44 FEET; 20) SOUTH 39 DEGREES 44 MINUTES 58 SECONDS WEST 33.55 FEET; 21) NORTH 50 DEGREES 15 MINUTES 02 SECONDS WEST 237.23 FEET TO THE EAST LINE OF THAT CERTAIN CONSERVATION EASEMENT RECORDED IN OFFICIAL RECORDS BOOK 1427, PAGE 1852, PARCEL "B", OF SAID PUBLIC RECORDS; THENCE ON LAST SAID LINE NORTH 00 DEGREES 53 MINUTES 30 SECONDS WEST 299.43 FEET; THENCE SOUTH 73 DEGREES 17 MINUTES 51 SECONDS EAST 238.94 FEET; THENCE SOUTH 84 DEGREES 04 MINUTES 57 SECONDS EAST 596.24 FEET; THENCE SOUTH 55 DEGREES 50 MINUTES 13 SECONDS EAST 464.34 FEET; THENCE EASTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHERLY AND HAVING A RADIUS OF 356.56 FEET, RUN A CHORD DISTANCE OF 26.79 FEET, THE BEARING OF SAID CHORD BEING NORTH 69 DEGREES 18 MINUTES 32 SECONDS EAST; THENCE EASTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHERLY AND HAVING A RADIUS OF 639.63 FEET, RUN A CHORD DISTANCE OF 391.19 FEET, THE BEARING OF SAID CHORD BEING NORTH 84 DEGREES 57 MINUTES 42 SECONDS EAST; THENCE SOUTH 70 DEGREES 53 MINUTES 41 SECONDS EAST 141.21 FEET; THENCE EASTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHERLY AND HAVING A RADIUS OF 596.15 FEET, RUN A CHORD DISTANCE OF 157.36 FEET TO THE WESTERLY BOUNDARY OF TRACT "A", BRIDGEWATER AT EAGLE HARBOR, ACCORDING TO PLAT BOOK 30, PAGES 27 THROUGH 34, OF SAID PUBLIC RECORDS, THE BEARING OF SAID CHORD BEING SOUTH 72 DEGREES 08 MINUTES 28 SECONDS EAST; THENCE ON LAST SAID BOUNDARY RUN THE FOLLOWING 4 COURSES: 1) SOUTHWESTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHEASTERLY AND HAVING A RADIUS OF 197.15 FEET, A CHORD DISTANCE OF 19.22 FEET, THE BEARING OF SAID CHORD BEING SOUTH 65 DEGREES 27 MINUTES 34 SECONDS WEST; 2) SOUTHERLY ON THE ARC OF A CURVE CONCAVE TO THE EASTERLY AND HAVING A RADIUS OF 53.12 FEET, A CHORD DISTANCE OF 73.21 FEET, THE BEARING OF SAID CHORD BEING SOUTH 19 DEGREES 06 MINUTES 15 SECONDS WEST; 3) SOUTH 24 DEGREES 27 MINUTES 27 SECONDS EAST 237.68 FEET; 4) SOUTHEASTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHEASTERLY AND HAVING A RADIUS OF 108.26 FEET, A CHORD DISTANCE OF 45.74 FEET TO SAID NORTHERLY BOUNDARY OF HARBOR LAKE AT EAGLE HARBOR, THE BEARING OF SAID CHORD BEING SOUTH 36 DEGREES 39 MINUTES 08 SECONDS EAST; THENCE ON LAST SAID BOUNDARY RUN THE FOLLOWING 3 COURSES: 1) SOUTH 41 DEGREES 09 MINUTES 10 SECONDS WEST 55.09 FEET; 2) SOUTH 86 DEGREES 52 MINUTES 42 SECONDS WEST 177.03 FEET; 3) NORTHERLY ON THE ARC OF A CURVE CONCAVE TO THE WESTERLY AND HAVING A RADIUS OF 370.70 FEET, A CHORD DISTANCE OF 43.16 FEET TO THE POINT OF BEGINNING, THE BEARING OF SAID CHORD BEING NORTH 06 DEGREES 27 MINUTES 32 SECONDS WEST, BEING 17.32 ACRES, MORE OR LESS, IN AREA.

COUNTY DEPARTMENT OF PLANNING APPROVAL

EXAMINED AND APPROVED THIS 16th DAY OF NOVEMBER, 2000

Lynn Weber Holly Schrieffer

LYNN WEBER HOLLY SCHRIEFFER
INTERIM DIRECTOR, DEPARTMENT OF PLANNING

ADOPTION AND DEDICATION

(STREETS AND EASEMENTS)

THIS IS TO CERTIFY THAT EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE, A FLORIDA JOINT VENTURE GOVERNED BY CHAPTER 620, FLORIDA STATUTES, IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON KNOWN AS RIVERGATE AT EAGLE HARBOR HAVING CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED. THIS PLAT BEING MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF THOSE LANDS. THE DRIVES, COURT, EASEMENTS FOR DRAINAGE AND UTILITIES, AND THE DRAINAGE EASEMENTS THROUGH AND OVER THE LAKE AND FILTRATION SYSTEM SHOWN ON THIS PLAT ARE HEREBY IRREVOCABLY DEDICATED TO CLAY COUNTY, FLORIDA, ITS SUCCESSORS AND ASSIGNS. THE C.E.C. EASEMENTS SHOWN ON SAID PLAT ARE DEDICATED TO CLAY ELECTRIC COOPERATIVE, INC. AND ITS SUCCESSORS FOR USE IN ITS ELECTRIC DISTRIBUTION SYSTEM. ALL C.O.D. EASEMENTS SHOWN ON SAID PLAT ARE DEDICATED TO THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT AND ITS SUCCESSORS FOR MAINTENANCE OF UNDERGROUND UTILITIES ONLY.

(TRACTS)

TRACTS A AND B (SIGNS) AND TRACT C (LAKE AND FILTRATION SYSTEM)
ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE
CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT AND ITS SUCCESSORS.

(CONTINUED)

(SETBACKS: AS PER P.U.D., NEIGHBORHOOD TYPE "B")

TOTAL NUMBER OF LOTS = 48

17.32 ACRES ±

TOTAL NUMBER OF TRACTS = 3

CURRENT ZONING: P.U.D.

ADOPTION AND DEDICATION (CONTINUED)

THE DRAINAGE EASEMENTS THROUGH AND OVER THE LAKE AND FILTRATION SYSTEM SHOWN ON THIS PLAT ARE SUBJECT TO THE FOLLOWING COVENANTS WHICH SHALL RUN WITH THE LAND:

(1) THE DRAINAGE EASEMENTS HEREBY DEDICATED SHALL PERMIT CLAY COUNTY, FLORIDA, ITS SUCCESSORS AND ASSIGNS, TO DISCHARGE INTO SAID LAKE AND FILTRATION SYSTEM WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL OR COME UPON THE LAND HEREBY DEDICATED, TOGETHER WITH ALL SOIL, NUTRIENTS, CHEMICALS AND ALL OTHER SUBSTANCES WHICH MAY FLOW OR PASS FROM THE DRIVES OR COURT; FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS INTO OR THROUGH SAID LAKE AND FILTRATION SYSTEM, WITHOUT ANY LIABILITY WHATSOEVER ON THE PART OF CLAY COUNTY, FLORIDA, ITS SUCCESSORS AND ASSIGNS FOR ANY DAMAGE, INJURIES OR LOSSES TO PERSONS OR PROPERTY RESULTING FROM THE ACCEPTANCE OR USE OF THE DRAINAGE EASEMENTS BY CLAY COUNTY, FLORIDA, ITS SUCCESSORS AND ASSIGNS;

(2) TRACT C SHOWN ON THIS PLAT, DEDICATED TO THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT (THE DISTRICT), IS ESTABLISHED FOR THE PLACEMENT AND MAINTENANCE OF STORMWATER RETENTION/DETENTION PONDS AND/OR FILTRATION SYSTEMS. THE DISTRICT SHALL REMAIN RESPONSIBLE FOR THE MAINTENANCE AND/OR REPAIR OF SAID PONDS AND SYSTEMS IN ACCORDANCE WITH ALL APPLICABLE PERMITS AND LAWS, UNLESS THE TRACT IS CONVEYED TO A HOMEOWNERS ASSOCIATION WHICH HAS THE DUTY AND AUTHORITY, AND HAS ACCEPTED RESPONSIBILITY THEREFORE. CLAY COUNTY BY ACCEPTANCE OF THIS PLAT ASSUMES NO RESPONSIBILITY FOR THE REMOVAL OR TREATMENT OF AQUATIC PLANTS, ANIMALS, SOIL, CHEMICALS OR ANY OTHER SUBSTANCE OR THING THAT MAY EVER BE OR COME WITHIN SAID LAKES AND FILTRATION SYSTEMS WHICH THESE EASEMENTS TRAVERSE, NOR ANY RESPONSIBILITY FOR MAINTENANCE OR PRESERVATION OF THE WATER PURITY, WATER LEVEL OR WATER DEPTH, WHICH RESPONSIBILITIES SHALL BE THOSE OF THE DISTRICT OR HOMEOWNERS ASSOCIATION (IF CONVEYED);

(3) CLAY COUNTY, FLORIDA, ITS SUCCESSORS AND ASSIGNS SHALL NOT BE LIABLE NOR RESPONSIBLE FOR THE CREATION, OPERATION, FAILURE OR DESTRUCTION OF WATER LEVEL CONTROL EQUIPMENT WHICH MAY BE CONSTRUCTED OR INSTALLED BY THE DEVELOPER OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKE AND FILTRATION SYSTEM SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE EXISTENCE OF THE LAKE AND FILTRATION SYSTEM AND THAT WHICH RETAINS IT TO EFFECT ADEQUATE DRAINAGE INCLUDING BUT NOT LIMITED TO, THE RIGHT TO REMOVE ANY WATER LEVEL CONTROL STRUCTURES OR ANY PART THEREOF. EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE, A FLORIDA JOINT VENTURE GOVERNED BY CHAPTER 620, FLORIDA STATUTES, DEVELOPER AND OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON, SHALL INDEMNIFY CLAY COUNTY, FLORIDA AND HOLD IT HARMLESS FROM SUITS, ACTIONS, DAMAGES AND LIABILITY AND EXPENSE IN CONNECTION WITH LOSS OF LIFE, BODILY OR PERSONAL INJURY OR PROPERTY DAMAGE OR ANY OTHER DAMAGE ARISING FROM OR OUT OF ANY OCCURRENCE IN, UPON, AT OR FROM THE LAKE AND FILTRATION SYSTEM DESCRIBED ABOVE, OR ANY PART THEREOF, OCCASIONED WHOLLY OR IN PART BY ANY ACT OR OMISSION OF EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE, A FLORIDA JOINT VENTURE GOVERNED BY CHAPTER 620, FLORIDA STATUTES, ITS AGENTS, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES OR CONCESSIONAIRES WITH RIVERGATE AT EAGLE HARBOR. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE ASSIGNS OF EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE, A FLORIDA JOINT VENTURE GOVERNED BY CHAPTER 620, FLORIDA STATUTES, SHALL BE SUBJECT TO IT.

IN WITNESS WHEREOF, EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE HAS CAUSED THESE PRESENTS TO BE EXECUTED ON ITS OWN BEHALF BY ITS JOINT VENTURERS.

SIGNED IN THE PRESENCE OF:

John J. McEwan
WITNESS
John J. McEwan
PRINT NAME
John J. McEwan
WITNESS
Minnie D. O'Brien
PRINT NAME

BY EAGLE HARBOR AT FLEMING ISLAND
JOINT VENTURE, A FLORIDA JOINT VENTURE

BY NORTHWEST CROSSINGS CORPORATION, A DELAWARE CORPORATION
A JOINT VENTURER

BY: *Leonard H. Ronnie, Jr.*
LEONARD H. RONNIE, JR., PRESIDENT
THE CORPORATION IS A GENERAL PARTNER OF AND ACTED ON BEHALF OF
THE EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE.

STATE OF NEW JERSEY, COUNTY OF BERGEN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18 DAY OF August, 2000, BY LEONARD H. RONNIE, JR., PRESIDENT OF NORTHWEST CROSSINGS CORPORATION, A DELAWARE CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME.

Colette J. Borell
Colette J. Borell
Notary Public, State of New Jersey
My Commission Expires November 14, 2003
PRINT NAME
NOTARY PUBLIC, STATE OF NEW JERSEY
COMMISSION NO.
MY COMMISSION EXPIRES: November 14, 2003

BY EAST WEST PARTNERS OF JACKSONVILLE
LIMITED PARTNERSHIP, A VIRGINIA LIMITED
PARTNERSHIP, A JOINT VENTURER

BY EAST WEST PARTNERS OF JACKSONVILLE, INC.
A VIRGINIA CORPORATION, GENERAL PARTNER

BY: *Roger S. Arrowsmith*
ROGER S. ARROWSMITH, PRESIDENT

ROGER S. ARROWSMITH IS THE PRESIDENT AND ACTED ON BEHALF OF EAST WEST PARTNERS OF JACKSONVILLE, INC., WHICH CORPORATION ACTED ON BEHALF OF EAST WEST PARTNERS OF JACKSONVILLE, A LIMITED PARTNERSHIP, WHICH LIMITED PARTNERSHIP WAS THE GENERAL PARTNER AND ACTED ON BEHALF OF THE EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE.

SIGNED IN THE PRESENCE OF:

Donald E. Kolar
WITNESS
Donald E. Kolar
PRINT NAME
Linda Hadden
WITNESS
Linda Hadden
PRINT NAME

STATE OF FLORIDA, COUNTY OF CLAY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF SEPT., 2000, BY ROGER S. ARROWSMITH, PRESIDENT OF EAST WEST PARTNERS OF JACKSONVILLE, INC., A VIRGINIA CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME.

Thomas C. Mullis
THOMAS C. MULLIS
NOTARY PUBLIC, STATE OF FLORIDA
COMMISSION NO. CC665223
MY COMMISSION EXPIRES: JULY 20, 2001

OFFICIAL NOTARY SEAL
THOMAS C. MULLIS
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. CC665223
MY COMMISSION EXP. JULY 20, 2001



PREPARED BY:
McKEE, EILAND AND MULLIS
LAND SURVEYORS, INC.
1246 HIGHWAY NO. 17
ORANGE PARK, FLORIDA

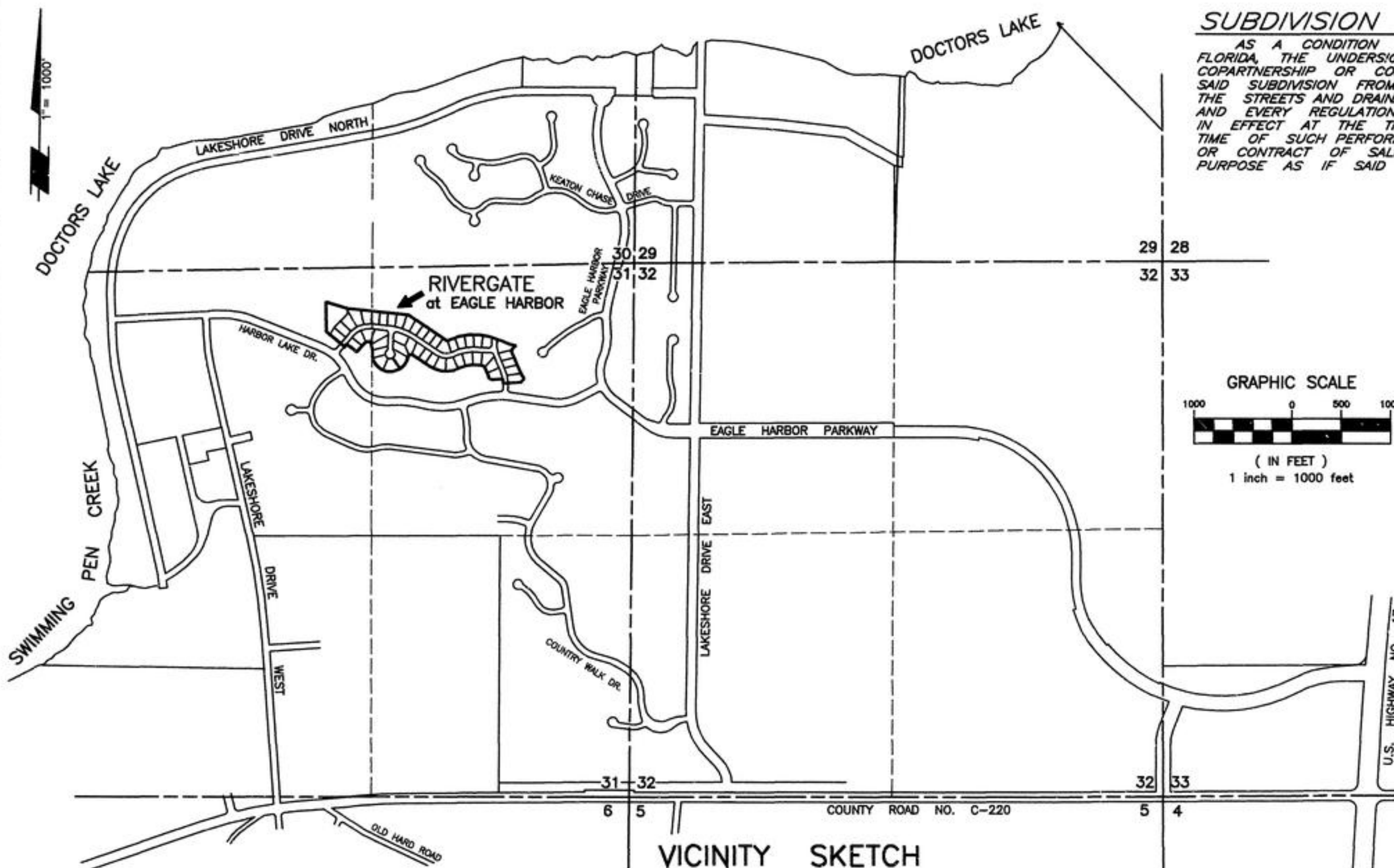
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RIVERGATE AT EAGLE HARBOR

A PORTION OF SECTION 31, TOWNSHIP 4 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA

PLAT BOOK 36 PAGE 10
SHEET 2 OF 5 SHEETS

"TYPE 1 SUBDIVISION"



SUBDIVISION IMPROVEMENT GUARANTEE

AS A CONDITION PRECEDENT TO THE RECORDATION OF THIS PLAT IN THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, THE UNDERSIGNED OWNERS OF THIS SUBDIVISION DO HEREBY GUARANTEE TO EACH AND EVERY PERSON, FIRM, CO-PARTNERSHIP OR CORPORATION, THEIR HEIRS, SUCCESSORS AND ASSIGNS, WHO SHALL PURCHASE A LOT OR LOTS IN SAID SUBDIVISION FROM SAID OWNERS, THAT SAID OWNERS SHALL WITHIN 12 MONTHS OF THE DATE OF ACCEPTANCE OF THE STREETS AND DRAINAGE IMPROVEMENTS BY THE BOARD OF COUNTY COMMISSIONERS THEREOF FULLY COMPLY WITH EACH AND EVERY REGULATION OF THE BOARD OF COUNTY COMMISSIONERS OF CLAY COUNTY, FLORIDA, COVERING SUBDIVISIONS IN EFFECT AT THE TIME OF THE FILING OF THIS FINAL PLAT INsofar AS THE SAME EFFECTS A LOT OR LOTS SOLD. TIME OF SUCH PERFORMANCE BEING OF THE ESSENCE, SAID GUARANTEE SHALL BE A PART OF EACH DEED OF CONVEYANCE OR CONTRACT OF SALE COVERING LOTS IN SAID SUBDIVISION, EXECUTED BY SAID OWNERS TO THE SAME EXTENT AND PURPOSE AS IF SAID GUARANTEE WERE INCORPORATED VERBATIM IN EACH SAID CONVEYANCE OR CONTRACT OF SALE.

IN WITNESS WHEREOF, EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE HAS CAUSED THESE PRESENTS TO BE EXECUTED ON ITS OWN BEHALF BY ITS JOINT VENTURERS.

SIGNED IN THE PRESENCE OF:

WITNESS: John J. McEwan
PRINT NAME: John J. McEwan
WITNESS: Minnie D. Green
PRINT NAME: Minnie D. Green

EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE, A FLORIDA JOINT VENTURE

BY NORTHWEST CROSSINGS CORPORATION, A DELAWARE CORPORATION A JOINT VENTURE

BY: Leonard H. Ronnie, Jr.
LEONARD H. RONNIE, JR., PRESIDENT
THE CORPORATION IS A GENERAL PARTNER OF AND ACTS ON BEHALF OF THE EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE.

STATE OF NEW JERSEY, COUNTY OF BERGEN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 18 DAY OF August, 2000, BY LEONARD H. RONNIE, JR., PRESIDENT OF NORTHWEST CROSSINGS CORPORATION, A DELAWARE CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME.

Colette J. Borell
Colette J. Borell

PRINT NAME
NOTARY PUBLIC, STATE OF NEW JERSEY
COMMISSION NO.
MY COMMISSION EXPIRES: November 14, 2003

COLETTE J. BORELL
Notary Public, State of New Jersey
My Commission Expires November 14, 2003

BY EAST WEST PARTNERS OF JACKSONVILLE LIMITED PARTNERSHIP, A VIRGINIA LIMITED PARTNERSHIP, A JOINT VENTURER

SIGNED IN THE PRESENCE OF:

WITNESS: Donald E. Kohler
PRINT NAME: Donald E. Kohler
WITNESS: Linda Hadden
PRINT NAME: Linda Hadden

BY EAST WEST PARTNERS OF JACKSONVILLE, INC. A VIRGINIA CORPORATION, GENERAL PARTNER

BY: Roger S. Arrowsmith
ROGER S. ARROWSMITH, PRESIDENT
ROGER S. ARROWSMITH IS THE PRESIDENT AND ACTS ON BEHALF OF EAST WEST PARTNERS OF JACKSONVILLE, INC., WHICH CORPORATION ACTS ON BEHALF OF EAST WEST PARTNERS OF JACKSONVILLE, A LIMITED PARTNERSHIP, WHICH LIMITED PARTNERSHIP WAS THE GENERAL PARTNER AND ACTS ON BEHALF OF THE EAGLE HARBOR AT FLEMING ISLAND JOINT VENTURE.

STATE OF FLORIDA, COUNTY OF CLAY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14 DAY OF Sept., 2000, BY ROGER S. ARROWSMITH, PRESIDENT OF EAST WEST PARTNERS OF JACKSONVILLE, INC., A VIRGINIA CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME.

Thomas C. Mullis
THOMAS C. MULLIS
NOTARY PUBLIC, STATE OF FLORIDA
COMMISSION NO. CC665223
MY COMMISSION EXPIRES: JULY 20, 2001

OFFICIAL NOTARY SEAL
THOMAS C. MULLIS
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. CC665223
MY COMMISSION EXP. JULY 20, 2001

WITNESS: John S. Adams
PRINT NAME: John S. Adams
WITNESS: Thomas C. Mullis
PRINT NAME: Thomas C. Mullis
BY: Thomas H. Platt
THOMAS H. PLATT, CHAIRMAN

STATE OF FLORIDA, COUNTY OF CLAY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14 DAY OF SEPT., 2000, BY THOMAS H. PLATT, CHAIRMAN, WELL KNOWN TO ME TO BE THE INDIVIDUAL AND OFFICER OF THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT, DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND WHO ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS OWN FREE ACT AND DEED AS SUCH INDIVIDUAL AND AS SUCH OFFICER OF THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT, THEREUNTO DULY AUTHORIZED. FURTHER, SAID ACKNOWLEDGMENT WAS TAKEN WITHOUT OATH.

Linda Vallone Hadden
Linda Vallone Hadden
NOTARY PUBLIC, STATE OF FLORIDA
COMMISSION NO.
MY COMMISSION EXPIRES: June 23, 2001

LB# 2933
CADD: 28911VC

PREPARED BY:
McKEE, EILAND AND MULLIS
LAND SURVEYORS, INC.
1248 HIGHWAY NO. 17
ORANGE PARK, FLORIDA

COUNTY DEPARTMENT OF ZONING APPROVAL

EXAMINED AND APPROVED THIS 17th DAY OF November, 2000

Linda Jackson
LINDA JACKSON
DIRECTOR, DEPARTMENT OF ZONING

COUNTY DEPARTMENT OF ENGINEERING APPROVAL

EXAMINED AND APPROVED THIS 21st DAY OF November, 2000

Charles A. Kohler
CHARLES A. KOHLER, P.E.
DIRECTOR, DEPARTMENT OF ENGINEERING

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE ACCOMPANYING PLAT IS A CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED HEREON, THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS SHOWN ON SAID PLAT ACCORDING TO CHAPTER 177, FLORIDA STATUTES, AND THAT PERMANENT CONTROL POINTS WILL BE SET IN ACCORDANCE WITH SAID LAWS, THAT SAID SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION AND THAT THE SURVEY DATA SHOWN HEREON COMPLIES WITH ALL THE PROVISIONS OF SAID CHAPTER. SIGNED THIS 3rd DAY OF AUGUST, 2000.

Thomas C. Mullis
THOMAS C. MULLIS
FLORIDA CERTIFICATE NO. 3593
McKEE, EILAND AND MULLIS
LAND SURVEYORS, INC.
ORANGE PARK, FLORIDA

FORM OF ACCEPTANCE OF DEDICATION

THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT, A COMMUNITY DISTRICT ESTABLISHED IN ACCORDANCE WITH CHAPTER 190, FLORIDA STATUTES, HEREBY ACCEPTS THE DEDICATIONS OF THOSE EASEMENTS AND TRACTS A, B, C, & D, SET FORTH WITHIN THIS PLAT, BUT DOES NOT ACCEPT ANY EASEMENT OR RIGHT-OF-WAY OTHERWISE DEDICATED TO THE PUBLIC.

THE RECORDING IN THE OFFICE OF THE COUNTY CLERK OF CLAY COUNTY, FLORIDA, OF THE WITHIN PLAT SHALL TERMINATE, WITH RESPECT TO THE LANDS EMBRACED HEREBY, ALL OBLIGATIONS OF DEDICATION SET FORTH IN THAT CERTAIN AGREEMENT TO ASSIGN, DEDICATE OR TRANSFER DATED APRIL 29, 1992, AND RECORDED IN OFFICIAL RECORDS BOOK 1416, PAGE 545 OF THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA.

SIGNED THIS 14th DAY OF September, 2000.

THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT
WITNESS: Marine Buirge
PRINT NAME: Marine Buirge
WITNESS: Jack Healan
PRINT NAME: Jack Healan
BY: Thomas H. Platt
THOMAS H. PLATT, CHAIRMAN

STATE OF FLORIDA, COUNTY OF CLAY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14th DAY OF SEPT., 2000, BY Thomas H. Platt, CHAIRMAN, WELL KNOWN TO ME TO BE THE INDIVIDUAL AND OFFICER OF THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT, DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND WHO ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS OWN FREE ACT AND DEED AS SUCH INDIVIDUAL AND AS SUCH OFFICER OF THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT, THEREUNTO DULY AUTHORIZED. FURTHER, SAID ACKNOWLEDGMENT WAS TAKEN WITHOUT OATH.

Linda Vallone Hadden
Linda Vallone Hadden
NOTARY PUBLIC, STATE OF FLORIDA
COMMISSION NO.
MY COMMISSION EXPIRES: June 23, 2001

Linda Vallone Hadden
MY COMMISSION # CC 804554
EXPIRES: June 23, 2001
Bonded This Notary Public Underwriters

RIVERGATE AT EAGLE HARBOR

A PORTION OF SECTION 31, TOWNSHIP 4 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA

PLAT BOOK 36 PAGE 11

SHEET 3 OF 5 SHEETS

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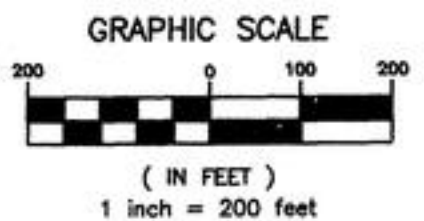
"TYPE 1 SUBDIVISION"

TRACT AREAS

TRACT "A" = 203 SQUARE FEET ±
TRACT "B" = 621 SQUARE FEET ±
TRACT "C" = 42,157 SQUARE FEET ±

GENERAL NOTES:

- 1) DENOTES PERMANENT REFERENCE MONUMENT FOUND. ("P.R.M." - P.L.S. 3593')
- 2) DENOTES PERMANENT REFERENCE MONUMENT SET. ("P.R.M." - P.L.S. 3593')
- 3) DENOTES PERMANENT CONTROL POINT. ("P.C.P." - P.L.S. 3593')
- 4) ALL EASEMENTS SHOWN HEREON ARE FOR DRAINAGE AND UTILITIES UNLESS OTHERWISE NOTED.
- 5) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.
- 6) NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF CLAY COUNTY, FLORIDA.
- 7) ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES, PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.
- 8) FLOOD ZONE LINES SHOWN HEREON ARE ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, PANEL NUMBER 120064-0155, DATED NOVEMBER 4, 1992, AND ACCORDING TO REVISION LETTER DATED FEBRUARY 20, 1997, BY FREDERICK H. SHARROCK, JR., CHIEF HAZARD IDENTIFICATION BRANCH OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY, AND ARE APPROXIMATE ONLY.
- 9) ALL C.E.C. EASEMENTS SHOWN HEREON SHALL BE SUPERIOR TO ALL OTHER EASEMENTS EXCEPT FOR CO-EXISTING EASEMENTS FOR DRAINAGE & UTILITIES HEREBY DEDICATED TO CLAY COUNTY, FLORIDA, TO WHICH THEY SHALL BE SUBORDINATE.
- 10) MINIMUM LOT SIZE: 10,107 SQUARE FEET ±



COUNTY COMMISSIONERS' APPROVAL

EXAMINED AND APPROVED THIS
DAY OF 2000, BY THE BOARD
OF COUNTY COMMISSIONERS, CLAY COUNTY, FLORIDA
Robert M. Wilson
CLERK OF THE BOARD
ROBERT M. WILSON

CHAIRMAN
PRINT NAME

CLERK'S CERTIFICATE

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THE
BOARD OF COUNTY COMMISSIONERS, CLAY COUNTY, FLORIDA, AND
SUBMITTED TO ME FOR RECORDING, AND IS FILED FOR RECORD IN PLAT
BOOK 36, PAGES 9 THRU 13, OF THE
PUBLIC RECORDS OF CLAY COUNTY, FLORIDA, THIS 29th
DAY OF November 2000.

James B. Jett
CLERK OF CIRCUIT COURT
JAMES B. JETT

LEGEND
R= RADIUS
(R)= RADIAL LINE
R.P.= RADIUS POINT
R/W= RIGHT-OF-WAY
P.C.= POINT OF COMPOUND CURVATURE
P.T.= POINT OF TANGENCY
P.R.C.= POINT OF REVERSE CURVATURE
ESMT.= EASEMENT
C.E.C.= CLAY ELECTRIC COOPERATIVE, INC.
C.D.D.= THE CROSSINGS AT FLEMING ISLAND
COMMUNITY DEVELOPMENT DISTRICT
C= CENTERLINE
CH= CHORD DISTANCE
CB= CHORD BEARING
P.B.= PLAT BOOK
L= ARC LENGTH
P.I.= ANGLE POINT IN LINE
T-4-S = TOWNSHIP 4 SOUTH
R-26-E = RANGE 26 EAST

5 = SHEET NUMBER



LB# 2933

PREPARED BY:
McKEE, EILAND AND MULLIS
LAND SURVEYORS, INC.
1246 HIGHWAY NO. 17
ORANGE PARK, FLORIDA 32073

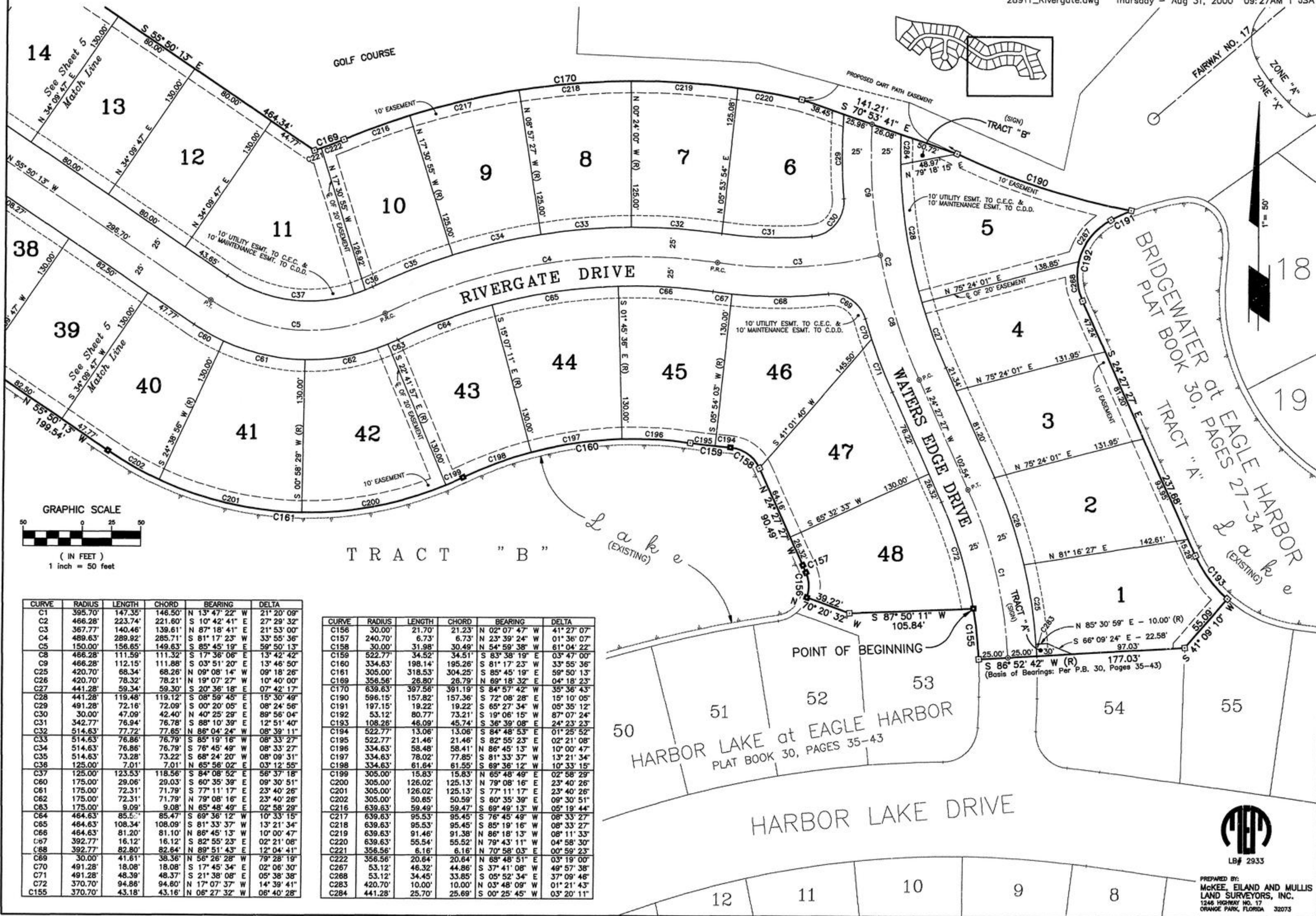
RIVERGATE AT EAGLE HARBOR

A PORTION OF SECTION 31, TOWNSHIP 4 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA

PLAT BOOK 36 PAGE 12
SHEET 4 OF 5 SHEETS

"TYPE 1 SUBDIVISION"

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CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	395.70'	147.35'	146.50'	N 13° 47' 22" W	21° 20' 09"
C2	466.28'	223.74'	221.60'	S 10° 42' 41" E	27° 29' 32"
C3	367.77'	140.46'	139.61'	N 87° 18' 41" E	21° 53' 00"
C4	489.63'	289.92'	285.71'	S 81° 17' 23" W	33° 55' 36"
C5	150.00'	156.65'	149.63'	S 85° 45' 19" E	59° 50' 13"
C6	466.28'	111.59'	111.32'	S 17° 36' 06" E	13° 42' 42"
C7	466.28'	112.15'	111.88'	S 03° 51' 20" E	13° 46' 50"
C8	420.70'	68.34'	68.26'	N 09° 08' 14" W	09° 18' 25"
C9	420.70'	78.32'	78.21'	N 19° 07' 27" W	10° 40' 00"
C10	441.28'	59.34'	59.30'	S 20° 36' 18" E	07° 42' 17"
C11	441.28'	119.48'	119.12'	S 08° 59' 45" E	15° 30' 49"
C12	491.28'	72.16'	72.09'	S 00° 20' 05" E	08° 24' 56"
C13	30.00'	47.09'	42.40'	N 40° 25' 29" E	89° 56' 04"
C14	342.77'	76.94'	76.78'	S 88° 10' 39" E	12° 51' 40"
C15	514.63'	77.72'	77.65'	N 86° 04' 24" W	08° 39' 11"
C16	514.63'	76.86'	76.79'	S 85° 19' 16" W	08° 33' 27"
C17	514.63'	76.86'	76.79'	S 76° 45' 49" W	08° 33' 27"
C18	514.63'	73.28'	73.22'	S 68° 24' 20" W	08° 09' 31"
C19	125.00'	7.01'	7.01'	N 65° 56' 02" E	03° 12' 55"
C20	125.00'	123.53'	118.56'	S 84° 08' 52" E	56° 37' 18"
C21	175.00'	29.06'	29.03'	S 60° 35' 39" E	09° 30' 51"
C22	175.00'	72.31'	71.79'	S 77° 11' 17" E	23° 40' 26"
C23	175.00'	72.31'	71.79'	N 79° 08' 16" E	23° 40' 26"
C24	175.00'	9.09'	9.08'	N 65° 48' 49" E	02° 58' 29"
C25	464.63'	85.57'	85.47'	S 69° 36' 12" W	10° 33' 15"
C26	464.63'	108.34'	108.09'	S 81° 33' 37" W	13° 21' 34"
C27	464.63'	81.20'	81.10'	N 86° 45' 13" W	10° 00' 47"
C28	392.77'	16.12'	16.12'	S 82° 55' 23" E	02° 21' 08"
C29	392.77'	82.80'	82.64'	N 89° 51' 43" E	12° 04' 41"
C30	30.00'	41.61'	38.36'	S 56° 26' 28" W	79° 28' 19"
C31	491.28'	18.08'	18.08'	S 17° 45' 34" E	02° 06' 30"
C32	491.28'	48.39'	48.37'	S 21° 38' 08" E	05° 38' 38"
C33	370.70'	94.86'	94.80'	N 17° 07' 37" W	14° 39' 41"
C34	370.70'	43.18'	43.16'	N 08° 27' 32" W	06° 40' 28"

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C156	30.00'	21.70'	21.23'	N 02° 07' 47" W	41° 27' 07"
C157	240.70'	6.73'	6.73'	N 23° 39' 24" W	01° 36' 07"
C158	30.00'	31.98'	30.49'	N 54° 59' 38" W	61° 04' 22"
C159	522.77'	34.52'	34.51'	S 83° 38' 19" E	03° 47' 00"
C160	334.63'	198.14'	195.26'	S 81° 17' 23" W	33° 55' 36"
C161	305.00'	318.53'	304.25'	S 85° 45' 19" E	59° 50' 13"
C162	356.56'	26.80'	26.79'	N 69° 18' 32" E	04° 18' 23"
C163	639.63'	397.56'	391.19'	S 84° 57' 42" W	35° 36' 43"
C164	596.15'	157.82'	157.36'	S 72° 08' 28" E	15° 10' 05"
C165	197.15'	19.22'	19.22'	S 65° 27' 34" W	05° 35' 12"
C166	53.12'	80.77'	73.21'	S 19° 06' 15" W	87° 07' 24"
C167	108.26'	46.09'	45.74'	S 36° 39' 08" E	24° 23' 23"
C168	522.77'	13.06'	13.06'	S 84° 48' 53" E	01° 25' 52"
C169	522.77'	21.46'	21.46'	S 82° 55' 23" E	02° 21' 08"
C170	334.63'	58.48'	58.41'	N 86° 45' 13" W	10° 00' 47"
C171	334.63'	78.02'	77.85'	S 81° 33' 37" W	13° 21' 34"
C172	334.63'	61.64'	61.55'	S 69° 36' 12" W	10° 33' 15"
C173	305.00'	15.83'	15.83'	N 65° 48' 49" E	02° 58' 29"
C174	305.00'	126.02'	125.13'	N 79° 08' 16" E	23° 40' 26"
C175	305.00'	126.02'	125.13'	S 77° 11' 17" E	23° 40' 26"
C176	305.00'	50.85'	50.59'	S 60° 35' 39" E	09° 30' 51"
C177	639.63'	59.49'	59.47'	S 69° 49' 13" W	05° 19' 44"
C178	639.63'	95.53'	95.45'	S 76° 45' 49" W	08° 33' 27"
C179	639.63'	95.53'	95.45'	S 85° 19' 16" W	08° 33' 27"
C180	639.63'	91.46'	91.38'	N 86° 18' 13" W	08° 11' 33"
C181	639.63'	55.54'	55.52'	N 79° 43' 11" W	04° 58' 30"
C182	356.56'	6.16'	6.16'	N 70° 58' 03" E	00° 59' 23"
C183	356.56'	20.64'	20.64'	N 68° 48' 51" E	03° 19' 00"
C184	53.12'	46.32'	44.86'	S 37° 41' 08" W	49° 57' 38"
C185	53.12'	34.45'	33.85'	S 05° 52' 34" E	37° 09' 46"
C186	420.70'	10.00'	10.00'	N 03° 48' 09" W	01° 21' 43"
C187	441.28'	25.70'	25.69'	S 00° 25' 45" W	03° 20' 11"



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PLAT BOOK 36 PAGE 13
SHEET 5 OF 5 SHEETS

"TYPE 1 SUBDIVISION"

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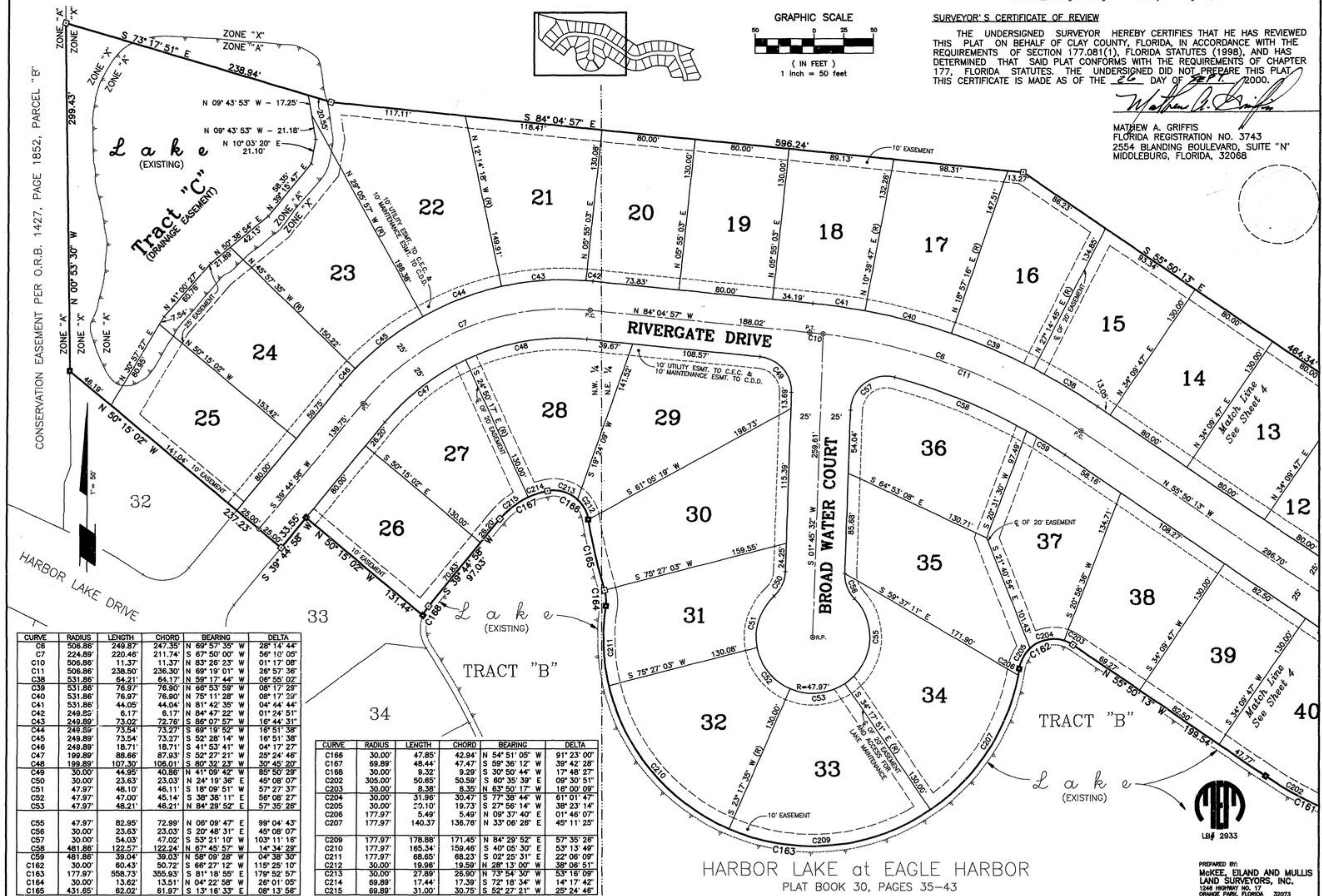
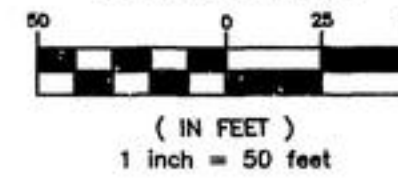
SURVEYOR'S CERTIFICATE OF REVIEW

THE UNDERSIGNED SURVEYOR HEREBY CERTIFIES THAT HE HAS REVIEWED THIS PLAT ON BEHALF OF CLAY COUNTY, FLORIDA, IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 177.081(1), FLORIDA STATUTES (1998), AND HAS DETERMINED THAT SAID PLAT CONFORMS WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES. THE UNDERSIGNED DID NOT PREPARE THIS PLAT. THIS CERTIFICATE IS MADE AS OF THE 26 DAY OF SEP. 2000.

Matthew A. Griffis

MATHEW A. GRIFFIS
FLORIDA REGISTRATION NO. 3743
2554 BLANDING BOULEVARD, SUITE "N"
MIDDLEBURG, FLORIDA, 32068

GRAPHIC SCALE



CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C6	506.86'	249.87'	247.35'	N 69° 57' 35" W	28° 14' 44"
C7	224.89'	220.46'	211.74'	S 67° 50' 00" W	56° 10' 05"
C10	506.86'	11.37'	11.37'	N 83° 26' 23" W	01° 17' 08"
C11	506.86'	238.50'	236.30'	N 69° 19' 01" W	26° 57' 36"
C38	531.86'	64.21'	64.17'	N 59° 17' 44" W	06° 55' 02"
C39	531.86'	76.97'	76.90'	N 66° 53' 59" W	08° 17' 29"
C40	531.86'	76.97'	76.90'	N 75° 11' 28" W	08° 17' 29"
C41	531.86'	44.05'	44.04'	N 81° 42' 35" W	04° 44' 44"
C42	249.89'	6.17'	6.17'	N 84° 47' 22" W	01° 24' 51"
C43	249.89'	73.02'	72.76'	S 86° 07' 57" W	16° 44' 31"
C44	249.89'	73.54'	73.27'	S 69° 19' 52" W	16° 51' 38"
C45	249.89'	73.54'	73.27'	S 52° 28' 14" W	16° 51' 38"
C46	249.89'	18.71'	18.71'	S 41° 53' 41" W	04° 17' 27"
C47	189.89'	88.66'	87.93'	S 52° 27' 21" W	25° 24' 46"
C48	189.89'	107.30'	106.01'	S 80° 32' 23" W	30° 45' 20"
C49	30.00'	44.95'	40.86'	N 41° 09' 42" W	85° 50' 29"
C50	30.00'	23.63'	23.03'	S 20° 48' 31" E	45° 08' 07"
C51	47.97'	48.10'	46.11'	S 18° 09' 51" W	57° 27' 37"
C52	47.97'	47.00'	45.14'	S 38° 38' 11" E	56° 08' 27"
C53	47.97'	48.21'	46.21'	N 84° 29' 52" E	57° 35' 26"
C55	47.97'	82.95'	72.99'	N 06° 09' 47" E	99° 04' 43"
C56	30.00'	23.63'	23.03'	S 20° 48' 31" E	45° 08' 07"
C57	30.00'	54.03'	47.02'	S 53° 21' 10" W	103° 11' 16"
C58	481.86'	122.57'	122.24'	N 67° 45' 57" W	14° 34' 29"
C59	481.86'	39.04'	39.03'	N 58° 09' 28" W	04° 38' 30"
C162	30.00'	60.43'	50.72'	S 66° 27' 12" W	115° 25' 10"
C163	177.97'	558.73'	355.93'	S 81° 18' 55" E	179° 52' 57"
C164	30.00'	13.62'	13.51'	N 04° 22' 58" W	26° 01' 05"
C165	431.65'	62.02'	61.97'	S 13° 16' 33" E	08° 13' 56"

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C166	30.00'	47.85'	42.94'	N 54° 51' 05" W	91° 23' 00"
C167	69.89'	48.44'	47.47'	S 59° 36' 12" W	39° 42' 28"
C168	30.00'	9.32'	9.29'	S 30° 50' 44" W	17° 48' 27"
C202	305.00'	50.65'	50.59'	S 80° 35' 39" E	09° 30' 51"
C203	30.00'	8.38'	8.35'	N 63° 50' 17" W	16° 00' 09"
C204	30.00'	31.96'	30.47'	S 77° 38' 44" W	61° 01' 47"
C205	30.00'	29.10'	19.73'	S 27° 56' 14" W	38° 23' 14"
C206	177.97'	5.49'	5.49'	N 09° 37' 40" E	01° 46' 07"
C207	177.97'	140.37'	136.76'	N 33° 06' 26" E	45° 11' 25"
C209	177.97'	178.88'	171.45'	N 84° 29' 52" E	57° 35' 26"
C210	177.97'	165.34'	159.46'	S 40° 05' 30" E	53° 13' 49"
C211	177.97'	68.65'	68.23'	S 02° 25' 31" E	22° 06' 09"
C212	30.00'	19.98'	19.59'	N 28° 13' 00" W	38° 06' 51"
C213	30.00'	27.89'	26.90'	N 73° 54' 30" W	53° 16' 09"
C214	69.89'	17.44'	17.39'	S 72° 18' 34" W	14° 17' 42"
C215	69.89'	31.00'	30.75'	S 52° 27' 21" W	25° 24' 46"

HARBOR LAKE at EAGLE HARBOR
PLAT BOOK 30, PAGES 35-43



LB# 2933

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