

Adams Lake Unit 6

MAP BOOK 70 PAGE 104

A REPLAT OF A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

SHEET 1 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND

CAPTION

A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWESTERLY CORNER OF LOT 114, AS SHOWN ON THE PLAT OF ADAMS LAKE UNIT THREE, AS RECORDED IN PLAT BOOK 60, PAGES 53 THROUGH 67, INCLUSIVE, OF THE CURRENT PUBLIC RECORDS OF SAID DUVAL COUNTY; THENCE SOUTH 88°57'10" WEST, ALONG THE SOUTHERLY LINE OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 2806, PAGE 1069, SAID CURRENT PUBLIC RECORDS, A DISTANCE OF 20.89 FEET, TO THE WESTERLY LINE OF LAST SAID LANDS; THENCE NORTH 00°25'34" EAST, ALONG LAST SAID LINE, AND ALONG THE EASTERLY LINE OF LOTS 10, 9, AND 8, SAID BLOCK 3, SECTION 36, A DISTANCE OF 1986.42 FEET, TO THE NORTHERLY LINE OF SAID LOT 8; THENCE SOUTH 88°49'20" WEST, ALONG LAST SAID LINE, 660.93 FEET, TO THE WESTERLY LINE OF AFORESAID SECTION 36, ALSO BEING THE EASTERLY LINE OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 24 EAST; THENCE SOUTH 00°26'55" WEST, ALONG LAST SAID LINE, 1979.97 FEET, TO THE SOUTHERLY LINE OF SAID SECTION 35, ALSO BEING THE NORTHERLY LINE OF SAID SECTION 2; THENCE SOUTH 89°10'09" WEST, ALONG LAST SAID LINE, 1328.84 FEET, TO NORTHWESTERLY CORNER OF TRACT B, AS SHOWN ON THE PLAT OF ADAMS LAKE UNIT FOUR, AS RECORDED IN PLAT BOOK 64, PAGES 121 THROUGH 135, INCLUSIVE, OF SAID CURRENT PUBLIC RECORDS; THENCE SOUTH 71°09'03" EAST, ALONG THE NORTHERLY LINE OF SAID TRACT B, 1725.41 FEET, TO THE NORTHWESTERLY LINE OF SAID ADAMS LAKE UNIT THREE; THENCE NORTHEASTERLY, SOUTHEASTERLY, AND NORTHWESTERLY, ALONG LAST SAID LINE, RUN THE FOLLOWING FOUR (4) COURSES AND DISTANCES: COURSE NO. 1: NORTH 38°00'21" EAST, 543.25 FEET; COURSE NO. 2: SOUTH 51°59'39" EAST, 5.00 FEET; COURSE NO. 3: NORTH 38°00'21" EAST, 124.28 FEET; COURSE NO. 4: NORTH 35°38'57" WEST, 63.15 FEET, TO THE POINT OF BEGINNING.

CONTAINING 43.98 ACRES, MORE OR LESS.

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT D.R. HORTON, INC.—JACKSONVILLE, A DELAWARE CORPORATION, HERINAFTER REFERRED TO AS THE "OWNER", IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON KNOWN AS ADAMS LAKE UNIT 6, 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.

ALL DRIVES, COURTS (TYSON LAKE DRIVE AND APRIL OAKS DRIVE), ACCESS EASEMENTS, UNOBSTRUCTED DRAINAGE EASEMENTS IF ANY, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS. ALL EASEMENTS FOR UTILITIES ARE HEREBY IRREVOCABLY DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS. ALL PRIVATE DRAINAGE EASEMENTS, PRIVATE UNOBSTRUCTED DRAINAGE EASEMENTS, PRIVATE UTILITY EASEMENTS, ACCESS EASEMENTS, NON-ACCESS LANDSCAPE EASEMENTS AND CONSERVATION EASEMENTS, SHALL REMAIN PRIVATELY OWNED AND THE SOLE EXCLUSIVE PROPERTY OF THE OWNER, ITS SUCCESSORS AND ASSIGNS. THE DRAINAGE EASEMENTS OVER, UNDER, ACROSS AND THROUGH THE LAKES/STORMWATER MANAGEMENT FACILITIES AND UNOBSTRUCTED DRAINAGE EASEMENTS SHOWN ON THIS PLAT ARE HEREBY IRREVOCABLY DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, AND ARE SUBJECT TO THE FOLLOWING COVENANTS WHICH SHALL RUN WITH THE LAND:

(1) THE DRAINAGE EASEMENTS HEREBY DEDICATED SHALL PERMIT THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, TO DISCHARGE INTO SAID LAKES/STORMWATER MANAGEMENT FACILITIES AND UNOBSTRUCTED DRAINAGE EASEMENTS WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL ON OR COME UPON ALL (DRIVES, CIRCLES AND PARKWAYS AS NOTED ABOVE) HEREBY DEDICATED, TOGETHER WITH ALL SUBSTANCES OR MATTER WHICH MAY FLOW OR PASS FROM ALL (DRIVES, CIRCLES AND PARKWAYS); FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS INTO OR THROUGH SAID LAKES/STORMWATER MANAGEMENT FACILITIES AND UNOBSTRUCTED DRAINAGE EASEMENTS, WITHOUT ANY LIABILITY WHATSOEVER ON THE PART OF THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS FOR ANY DAMAGE, INJURIES OR LOSS TO PERSONS OR PROPERTY RESULTING FROM THE ACCEPTANCE OR USE OF THESE DRAINAGE EASEMENTS BY THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS;

(2) THE LAKES AND TREATMENT SYSTEMS SHOWN ON THIS PLAT ARE OWNED IN FEE SIMPLE TITLE BY THE ABUTTING OWNER(S), ITS SUCCESSORS AND ASSIGNS, AND ALL MAINTENANCE AND ANY OTHER MATTERS PERTAINING TO SAID LAKES/STORMWATER MANAGEMENT FACILITIES AND UNOBSTRUCTED DRAINAGE EASEMENTS ARE THE RESPONSIBILITY OF THE OWNER, ITS SUCCESSORS AND ASSIGNS. THE CITY OF JACKSONVILLE BY ACCEPTANCE OF THIS PLAT ASSUMES NO RESPONSIBILITY WHATSOEVER FOR THE MAINTENANCE OF SAID LAKES AND TREATMENT SYSTEMS.

(3) THE CITY OF JACKSONVILLE, 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 OWNER OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKES AND TREATMENT SYSTEMS SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE WATER LEVEL INCLUDING THE REPAIR, REMOVAL OR REPLACEMENT OF THE LAKES/STORMWATER MANAGEMENT FACILITIES AND UNOBSTRUCTED DRAINAGE EASEMENTS AND THE CONTROL STRUCTURES TO EFFECT ADEQUATE DRAINAGE.

THE OWNERS, THEIR SUCCESSORS AND ASSIGNS, OF THE LANDS DESCRIBED AND CAPTIONED HEREON, SHALL INDEMNIFY THE CITY OF JACKSONVILLE AND SAVE IT HARMLESS FROM SUITS, ACTION, DAMAGES AND LIABILITY AND EXPENSE IN CONNECTION WITH LOSS OF LIFE, BODILY OR PERSONAL INJURY OR PROPERTY DAMAGE OR ANY OTHER DAMAGES ARISING FROM OR OUT OF ANY OCCURRENCE IN, UPON, AT OR FROM THE LAKES/STORMWATER MANAGEMENT FACILITIES AND UNOBSTRUCTED DRAINAGE EASEMENTS DESCRIBED ABOVE, OR ANY PART THEREOF, OCCASIONED WHOLLY OR IN PART BY ANY ACT OR OMISSION OF ITS AGENTS, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES OR CONCESSIONAIRES WITHIN ADAMS LAKE UNIT 6. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE SUCCESSORS AND ASSIGNS OF THE OWNERS, AND SHALL BE SUBJECT TO IT. UPON FAILURE OF THE HOME OWNERS ASSOCIATION TO THE OBLIGATION OF MAINTENANCE AND ANY OTHER MATTERS PERTAINING TO SAID LAKES/STORMWATER MANAGEMENT FACILITIES AS WELL AS TRACTS AND PARCELS FOR ANY USE, THE OBLIGATION WOULD THEN FALL EQUALLY ON THE LOT OWNERS AS SHOWN HEREON SAID PLAT.

TITLE TO THE LANDSCAPE BUFFER EASEMENT IS HEREBY RETAINED BY THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS; PROVIDED HOWEVER, THE UNDERSIGNED OWNER RESERVES THE RIGHT TO CONVEY TITLE TO SAID EASEMENTS TO AN ENTITY, INCLUDING WITHOUT LIMITATION, A PROPERTY OWNERS' ASSOCIATION, OR OTHER THIRD PARTY THAT ASSUMES ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THIS PLAT. SUCH EASEMENTS SHALL BE HELD AND USED BY OWNER, ITS SUCCESSORS AND ASSIGNS, AS A LANDSCAPE BUFFER FOR THE ADJACENT LIFT STATION IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 856.1223, CITY OF JACKSONVILLE ORDINANCE CODE.

THE OWNER HEREBY DEDICATES TO JEA, ITS SUCCESSORS AND ASSIGNS, A NON-EXCLUSIVE EASEMENT ON, UPON, OVER, AND UNDER THE LANDSCAPE BUFFER EASEMENTS, FOR ELECTRICAL, WATER REUSE, WATER, SEWER, AND OTHER PUBLIC UTILITIES AND INGRESS AND EGRESS IN CONNECTION WITH JEA'S USE OF THE LIFT STATION TRACTS.

THE OWNER, ITS SUCCESSORS AND ASSIGNS, SHALL FOREVER RELEASE, DISCHARGE, INDEMNIFY JEA AND SAVE IT HARMLESS FROM SUITS, ACTIONS, DAMAGES, LIABILITY AND EXPENSES THAT MAY BE INCURRED IN CONNECTION WITH PROPERTY DAMAGE OR PERSONAL INJURY, OR ANY OTHER DAMAGE ARISING FROM OR OUT OF ANY OCCURRENCE IN, UPON, AT OR FROM THE LANDSCAPE BUFFER EASEMENTS, OR ANY PART THEREOF, EXCEPT TO THE EXTENT ARISING FROM OR INCIDENTAL TO JEA'S USE OF THE LIFT STATION TRACTS OR JEA'S EASEMENT UPON THE LANDSCAPE BUFFER EASEMENTS. THE OWNER'S SUCCESSORS AND ASSIGNS SHALL BE SUBJECT TO THIS RELEASE AND INDEMNIFICATION AND THE COVENANTS HEREIN SHALL RUN WITH THE LAND DESCRIBED AND CAPTIONED HEREON. JEA SHALL RESTORE AND/OR REPLACE ANY LANDSCAPING, GROUND COVER, AND/OR IRRIGATION FACILITIES DISTURBED BY JEA IN THE EXERCISE OF ITS EASEMENT RIGHTS UPON THE LANDSCAPE BUFFER EASEMENTS WITH LIKE-KIND MATERIALS; PROVIDED HOWEVER, THAT TO THE EXTENT REPLACEMENT ITEMS SUCH AS LARGE OR MATURE TREES IS NOT REASONABLY FEASIBLE, JEA SHALL REPLACE SAME WITH THE CLOSEST REASONABLE REPLACEMENT THEREFOR.

TRACTS 1, 3, 4, 8, 9, AND 10 (CONSERVATION), TRACTS 2 AND 7 (PARK), TRACTS 5 AND 6 (ACCESS), AND TRACT 12 (OPEN SPACE) SHALL REMAIN PRIVATELY OWNED AND THE SOLE EXCLUSIVE PROPERTY OF THE OWNERS, THEIR SUCCESSORS AND ASSIGNS. PROVIDED HOWEVER, THE UNDERSIGNED OWNERS RESERVE THE RIGHT TO CONVEY TITLE TO SAID TRACTS TO AN ENTITY, INCLUDING WITHOUT LIMITATION, A PROPERTY OWNERS' ASSOCIATION, A MUNICIPAL SERVICES TAXING UNIT, COMMUNITY DEVELOPMENT DISTRICT, OR OTHER SUCH ENTITY AS WILL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THE PLAT.

TRACT 11 (LIFT STATION) AND ALL EASEMENTS FOR UTILITIES, AND SEWER ARE HEREBY IRREVOCABLY DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS.

THOSE EASEMENTS DESIGNATED AS 'JEA-E.E.' ARE HEREBY IRREVOCABLY DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM.

THOSE EASEMENTS DESIGNATED AS 'JEA-E.' ARE HEREBY IRREVOCABLY DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM; PROVIDED HOWEVER, THAT NO PARALLEL UTILITIES MAY BE INSTALLED WITHIN SAID EASEMENTS.

THE UNDERSIGNED OWNERS DO HEREBY RESERVE UNTO THEMSELVES AND THEIR ASSIGNS, AN EASEMENT FOR LANDSCAPING AND CONSTRUCTION OF SIGNS OVER ALL NON-ACCESS EASEMENTS, AND ALSO EASEMENT(S) OVER ALL THE LANDS DESIGNATED AS PRIVATE DRAINAGE EASEMENTS SHOWN ON THIS PLAT, THE MAINTENANCE RESPONSIBILITIES OF WHICH SHALL BE THOSE OF THE OWNERS, THEIR SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF, D.R. HORTON, INC.—JACKSONVILLE, A DELAWARE CORPORATION, HAS CAUSED THIS PLAT AND DEDICATION TO BE EXECUTED BY ITS DULY ELECTED OFFICERS ACTING BY AND WITH THE AUTHORITY OF THE BOARD OF DIRECTORS.

THIS 19th DAY OF September A.D., 2017.

D.R. HORTON, INC.—JACKSONVILLE, A DELAWARE CORPORATION
By: Philip A. Fromm Witness: Robert S. Porter
Print Name: Philip A. Fromm Print Name: Robert S. Porter
Title: Vice President Witness: Anthony Sharp
Print Name: Anthony Sharp

NOTARY FOR D.R. HORTON, INC.—JACKSONVILLE, A DELAWARE CORPORATION
The foregoing instrument was acknowledged before me this 19th day of September 2017, A.D., by Philip A. Fromm Vice Pres. of D.R. Horton, Inc.—Jacksonville, a Delaware Corporation under the laws of the state of Florida on behalf of the corporation. He is personally known to me and did not take an oath.

Notary Public State of Florida at Large My Commission Expires: 7/12/2020
Print Name: Latasha Tash Serial No. _____

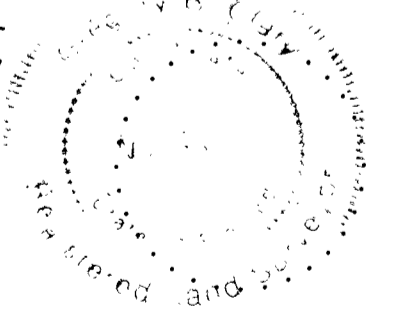
CLERK'S CERTIFICATION 2017032952
THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND ACCEPTED BY THE CITY OF JACKSONVILLE, FLORIDA, AND SUBMITTED TO ME FOR RECORDING AND IS RECORDED IN PLAT BOOK 70, PAGES 104-111 OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.
SIGNED THIS 11th DAY OF Oct., 2017.
By: Ronnie Fussell DEPUTY CLERK

APPROVED FOR THE RECORD
THIS IS TO CERTIFY THAT THE ABOVE PLAT HAS BEEN EXAMINED, ACCEPTED AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, PURSUANT TO CHAPTER 654, OF THE ORDINANCE CODE.
By: John P. Pappas 10-9-17
DATE
DIRECTOR OF PUBLIC WORKS

PLAT CONFORMITY REVIEW
THIS PLAT HAS BEEN REVIEWED, AND FOUND IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES, THIS 10th DAY OF Oct., 2017.
By: W. Monroe Hazen, P.L.S.
W. MONROE HAZEN, P.L.S. PROFESSIONAL LAND SURVEYOR NUMBER 3398

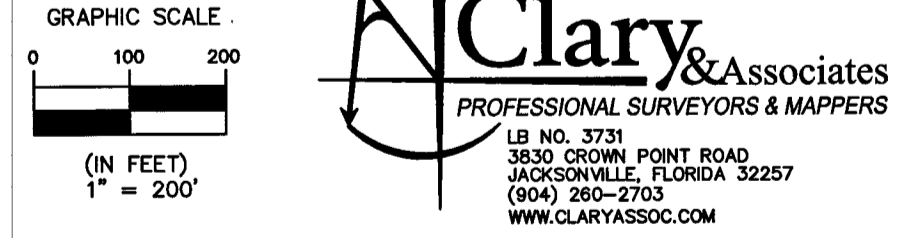
Approved 9 Oct 2017 Date
W. A. ...
City Engineer
for Director of Public Works
Approved Sept. 29, 2017 Date
Gregory J. Zary
for General Counsel

SURVEYOR'S CERTIFICATE
THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED ABOVE, THAT THE SURVEY WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA COMPLIES WITH ALL REQUIREMENTS OF FLORIDA CHAPTER 177, THAT THE PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AND PERMANENT CONTROL POINTS WILL BE PLACED ACCORDING TO THE LAWS OF THE STATE OF FLORIDA AND THE CURRENT REGULATIONS OF THE CITY OF JACKSONVILLE.
SIGNED THE 20 DAY OF September A.D., 2017.
Gregory J. Zary
GREGORY J. ZARY REGISTERED LAND SURVEYOR NO. 3377



REVIEWS
OFFICE: MS
FIELD: MTN
CHECKED BY: MS
CLOSURES/DATA: MS
COVER SHEET: MTN
PRMS: MTN

PSD NUMBER: 2001-024
CITY DEVELOPMENT NO. : 5072.009 (PLAT & PLANS)



Adams Lake Unit 6

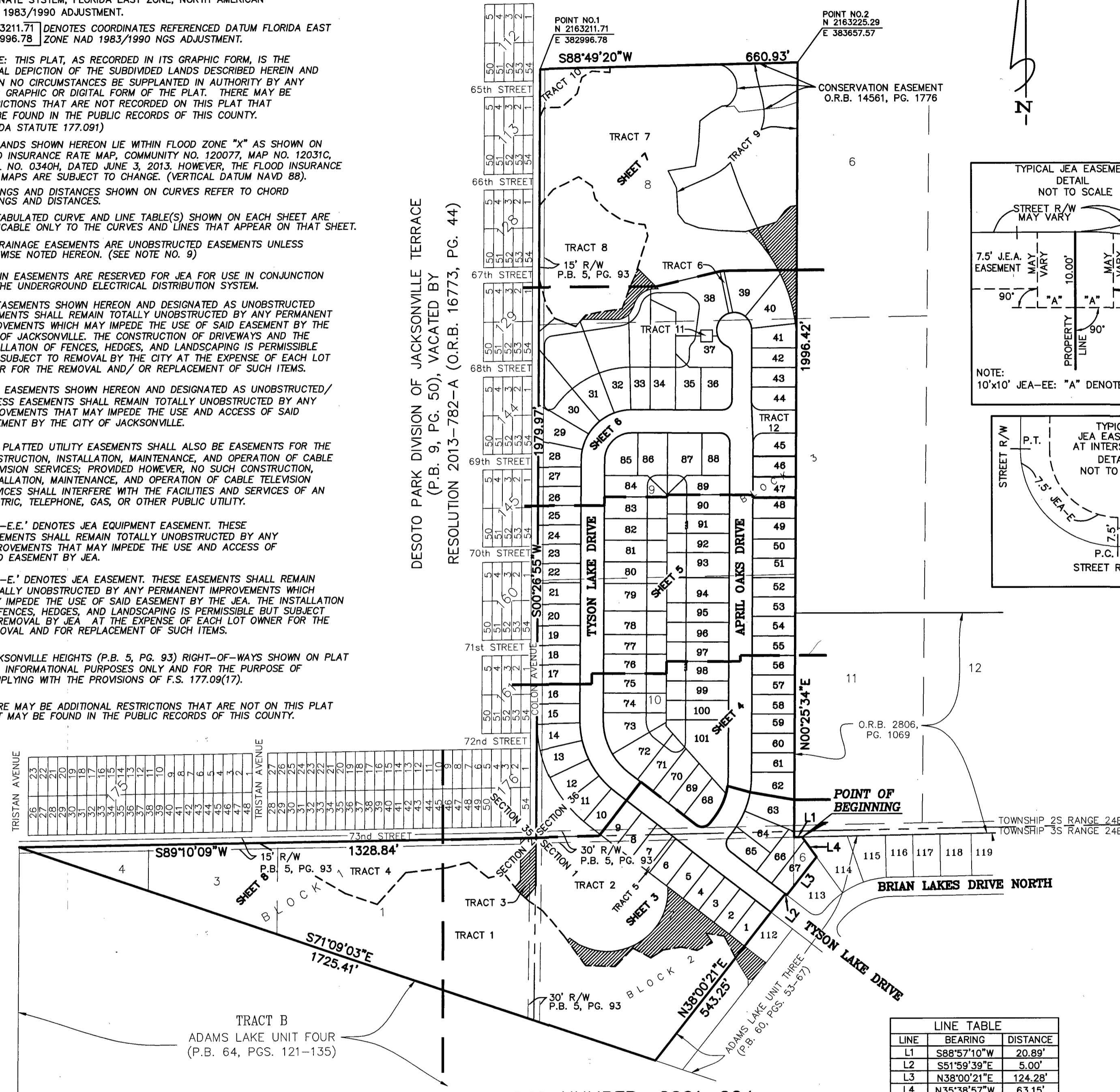
A REPLAT OF A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

SHEET 2 OF 8 SHEETS
101 LOTS AND 12 TRACTS IN THIS UNIT

General Notes

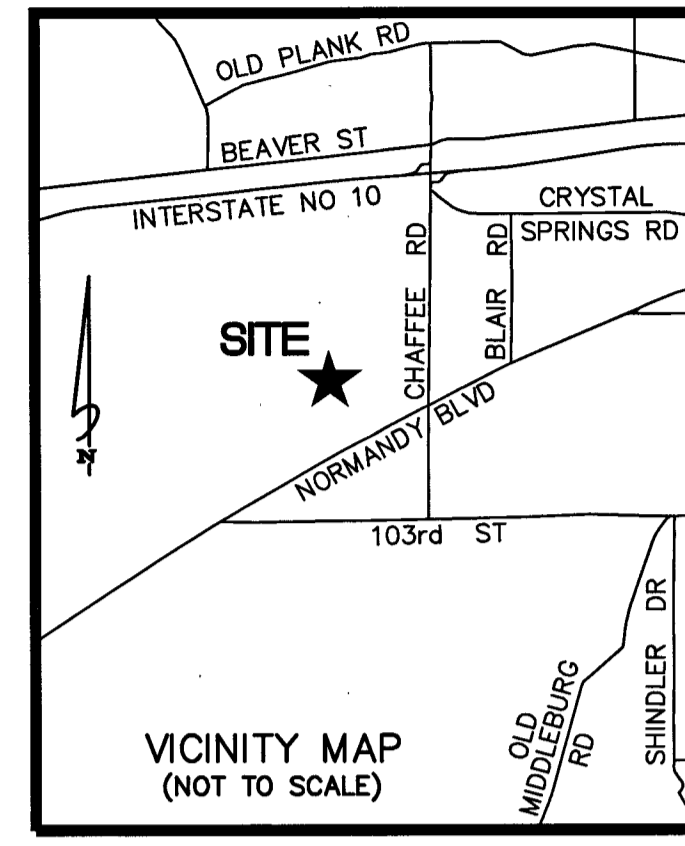
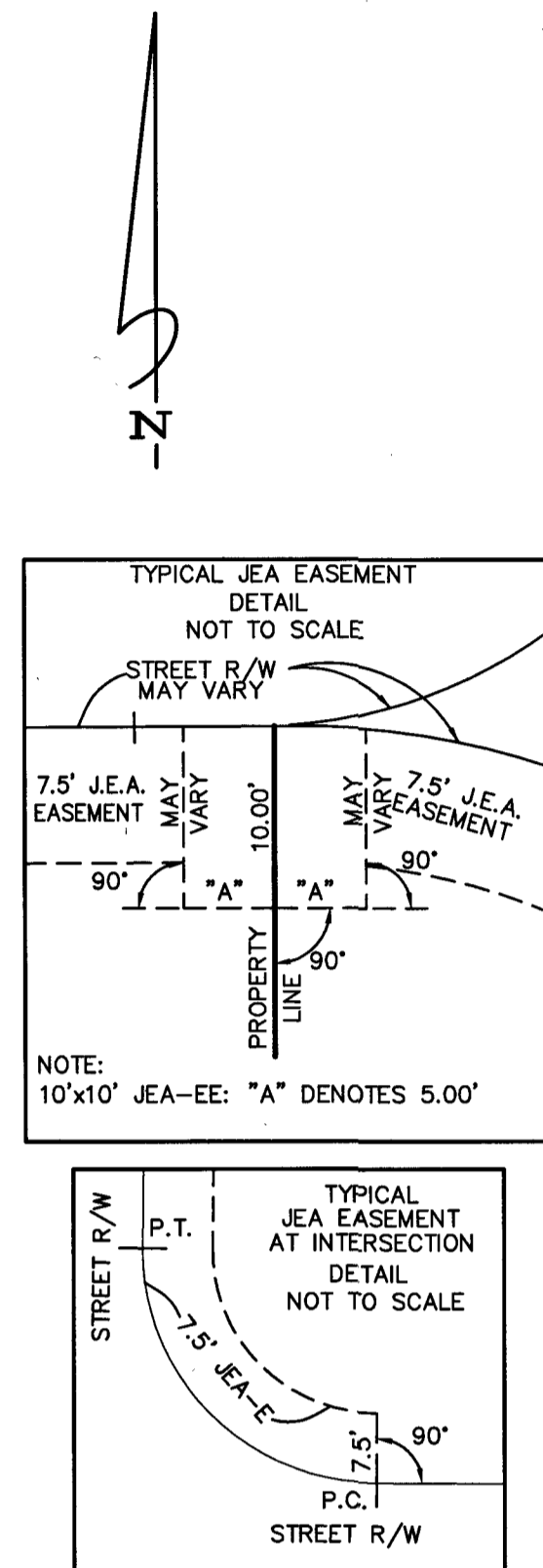
- BEARINGS SHOWN HEREON ARE BASED ON THE NORTHERLY BOUNDARY OF ADAMS LAKE UNIT FOUR AS S71°09'03"E PER STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, NORTH AMERICAN DATUM 1983/1990 ADJUSTMENT.
- N 2163211.71 DENOTES COORDINATES REFERENCED DATUM FLORIDA EAST E 382996.78 ZONE NAD 1983/1990 NGS ADJUSTMENT.
- 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. THERE MAY BE RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. (FLORIDA STATUTE 177.091)
- THE LANDS SHOWN HEREON LIE WITHIN FLOOD ZONE "X" AS SHOWN ON FLOOD INSURANCE RATE MAP, COMMUNITY NO. 120077, MAP NO. 12031G, PANEL NO. 0340H, DATED JUNE 3, 2013. HOWEVER, THE FLOOD INSURANCE RATE MAPS ARE SUBJECT TO CHANGE. (VERTICAL DATUM NAVD 88).
- BEARINGS AND DISTANCES SHOWN ON CURVES REFER TO CHORD BEARINGS AND DISTANCES.
- THE TABULATED CURVE AND LINE TABLE(S) SHOWN ON EACH SHEET ARE APPLICABLE ONLY TO THE CURVES AND LINES THAT APPEAR ON THAT SHEET.
- ALL DRAINAGE EASEMENTS ARE UNOBSTRUCTED EASEMENTS UNLESS OTHERWISE NOTED HEREON. (SEE NOTE NO. 9)
- CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
- THE EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS WHICH MAY IMPEDE THE USE OF SAID EASEMENT BY THE CITY OF JACKSONVILLE. THE CONSTRUCTION OF DRIVEWAYS AND THE INSTALLATION OF FENCES, HEDGES, AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY THE CITY AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND/OR REPLACEMENT OF SUCH ITEMS.
- THE EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED/ACCESS EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY IMPROVEMENTS THAT MAY IMPEDE THE USE AND ACCESS OF SAID EASEMENT BY THE CITY OF JACKSONVILLE.
- ALL PLATTED UTILITY 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.
- 'JEA-E.E.' DENOTES JEA EQUIPMENT EASEMENT. THESE EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY IMPROVEMENTS THAT MAY IMPEDE THE USE AND ACCESS OF SAID EASEMENT BY JEA.
- 'JEA-E.' DENOTES JEA EASEMENT. THESE EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS WHICH MAY IMPEDE THE USE OF SAID EASEMENT BY THE JEA. THE INSTALLATION OF FENCES, HEDGES, AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY JEA AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND FOR REPLACEMENT OF SUCH ITEMS.
- JACKSONVILLE HEIGHTS (P.B. 5, PG. 93) RIGHT-OF-WAYS SHOWN ON PLAT FOR INFORMATIONAL PURPOSES ONLY AND FOR THE PURPOSE OF COMPLYING WITH THE PROVISIONS OF F.S. 177.09(17).
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

DESOTO PARK DIVISION OF JACKSONVILLE TERRACE
(P.B. 9, PG. 50), VACATED BY
RESOLUTION 2013-782-A (O.R.B. 16773, PG. 44)



LINE	BEARING	DISTANCE
L1	S88°57'10"W	20.89'
L2	S51°59'39"E	5.00'
L3	N38°00'21"E	124.28'
L4	N35°38'57"W	63.15'

PSD NUMBER: 2001-024
CITY DEVELOPMENT NO. : 5072.009 (PLAT & PLANS)



- ### LEGEND
- L = ARC LENGTH
 - R = RADIUS
 - CH = CHORD
 - DR. = DRIVE
 - O.A. = OVERALL
 - T.L. = TRAVERSE LINE
 - TLO = TRAVERSE LINE ONLY
 - Δ = DELTA
 - ⊕ = CENTERLINE
 - RP = RADIUS POINT
 - O.R.B. = OFFICIAL RECORDS BOOK
 - L4 = TABULATED LINE DATA
 - P.C. = POINT OF CURVATURE
 - P.T. = POINT OF TANGENCY
 - P.I. = POINT OF INTERSECTION
 - C4 = TABULATED CURVE DATA
 - ATB = APPROXIMATE TOP OF BANK
 - P.U.D.E. = PRIVATE UNOBSTRUCTED DRAINAGE EASEMENT
 - S.F. = SQUARE FEET
 - R/W = RIGHT-OF-WAY
 - P.B. = PLAT BOOK
 - PG(S) = PAGE(S)
 - S.M.F.&D.E. = STORMWATER MANAGEMENT FACILITY AND DRAINAGE EASEMENT
 - D.E. = DRAINAGE EASEMENT
 - JWL = JURISDICTIONAL WETLANDS LINE
 - JEA-E. = JEA EASEMENT
 - JEA-E.E. = JEA EQUIPMENT EASEMENT
 - = SET 4"x 4" CONCRETE MONUMENT STAMPED "P.R.M. LB 3731"
 - = PERMANENT CONTROL POINT STAMPED "PCP LB 3731"
 - 10'± = DENOTES APPROXIMATE DISTANCE TO TOP OF BANK

GRAPHIC SCALE
0 100 200
(IN FEET)
1" = 200'

Clary & Associates
PROFESSIONAL SURVEYORS & MAPPERS
LB NO. 3731
3630 CROWN POINT ROAD
JACKSONVILLE, FLORIDA 32257
(904) 280-2703
WWW.CLARYASSOC.COM



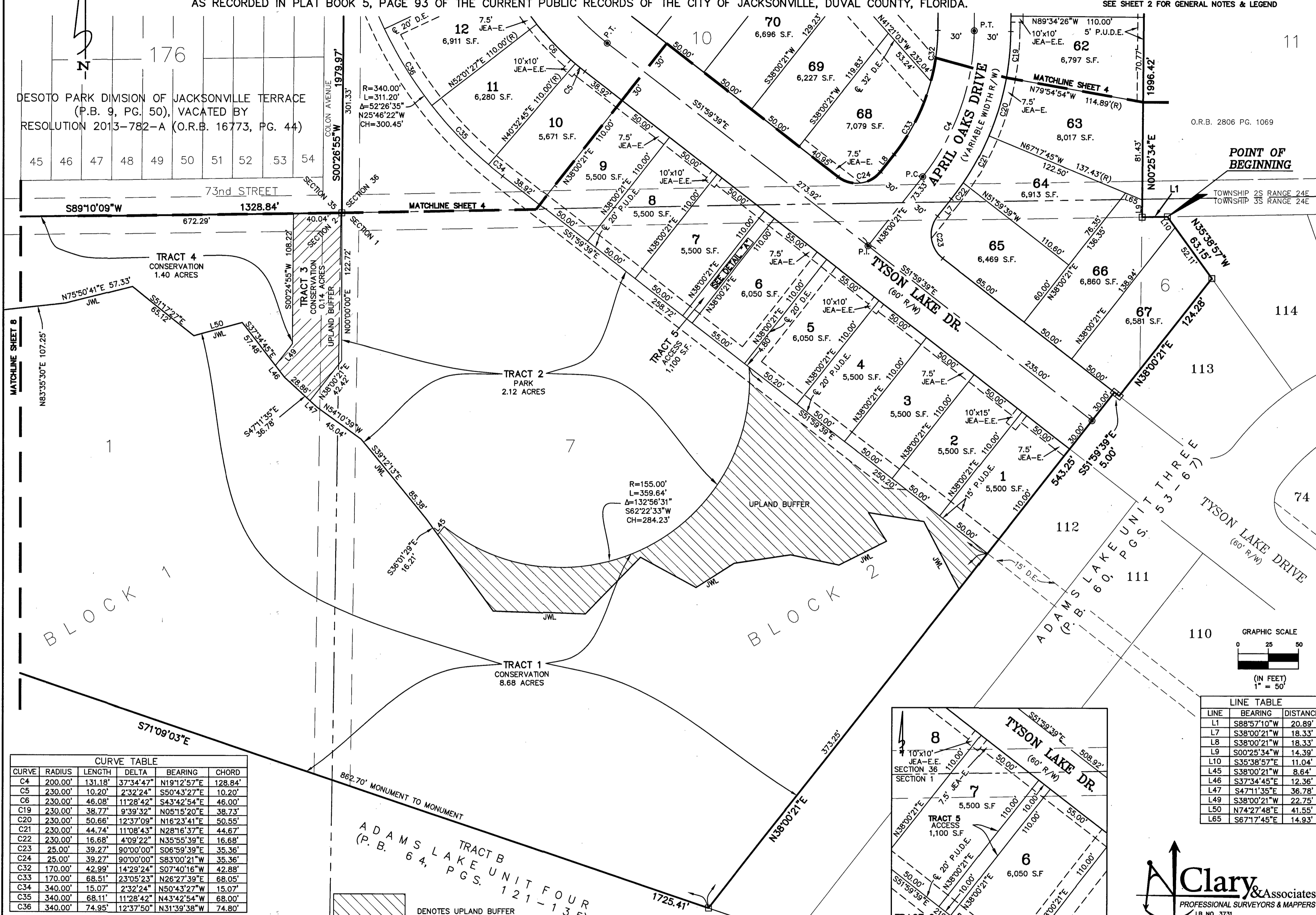
DENOTES UPLAND BUFFER

Adams Lake Unit 6

MAP BOOK 170 PAGE 106

A REPLAT OF A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

SHEET 3 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND



DESOTO PARK DIVISION OF JACKSONVILLE TERRACE (P.B. 9, PG. 50), VACATED BY RESOLUTION 2013-782-A (O.R.B. 16773, PG. 44)

73rd STREET
S89°10'09"W 672.29' 1328.84'

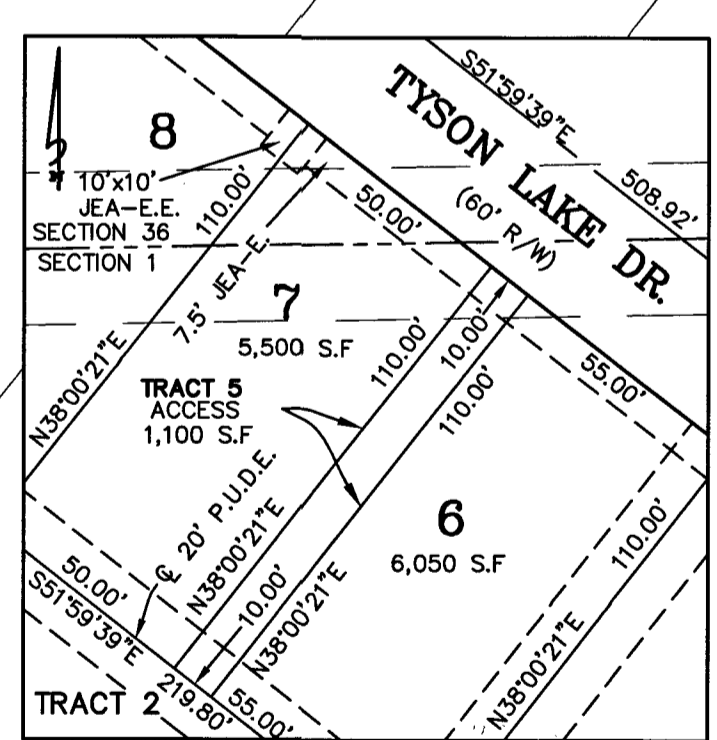
TRACT 4 CONSERVATION 1.40 ACRES
TRACT 3 CONSERVATION 0.14 ACRES
TRACT 2 PARK 2.12 ACRES
TRACT 1 CONSERVATION 8.68 ACRES

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C4	200.00'	131.18'	37°34'47"	N19°12'57"E	128.84'
C5	230.00'	10.20'	2°32'24"	S50°43'27"E	10.20'
C6	230.00'	46.08'	11°28'42"	S43°42'54"E	46.00'
C19	230.00'	38.77'	9°39'32"	N05°15'20"E	38.73'
C20	230.00'	50.66'	12°37'09"	N16°23'41"E	50.55'
C21	230.00'	44.74'	11°08'43"	N28°16'37"E	44.67'
C22	230.00'	16.68'	4°09'22"	N35°55'39"E	16.68'
C23	25.00'	39.27'	90°00'00"	S06°59'39"E	35.36'
C24	25.00'	39.27'	90°00'00"	S83°00'21"W	35.36'
C32	170.00'	42.99'	14°29'24"	S07°40'16"W	42.89'
C33	170.00'	68.51'	23°05'23"	N26°27'39"E	68.05'
C34	340.00'	15.07'	2°32'24"	N50°43'27"W	15.07'
C35	340.00'	68.11'	11°28'42"	N43°42'54"W	68.00'
C36	340.00'	74.95'	12°37'50"	N31°39'38"W	74.80'

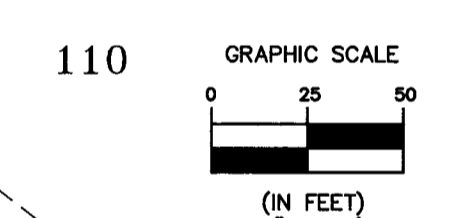
PSD NUMBER: 2001-024
CITY DEVELOPMENT NO. : 5072.009 (PLAT & PLANS)

ADAMS LAKE UNIT FOUR (P.B. 64, PGS. 121-135)

DENOTES UPLAND BUFFER



DETAIL "A"
NOT TO SCALE



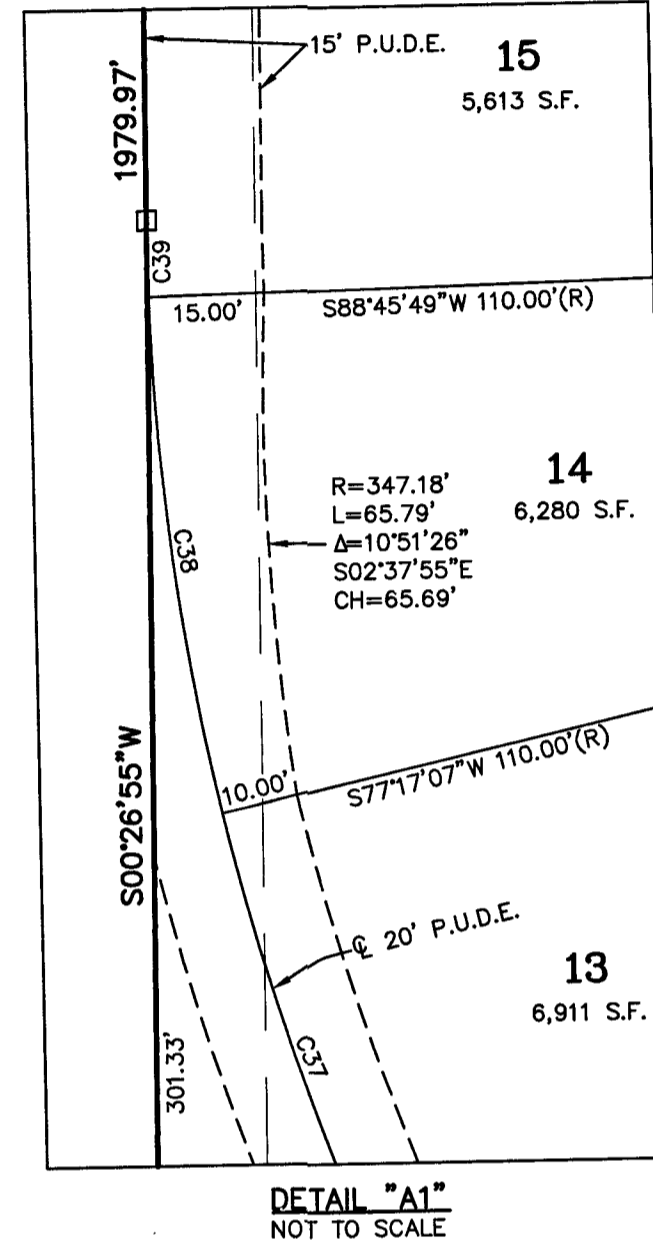
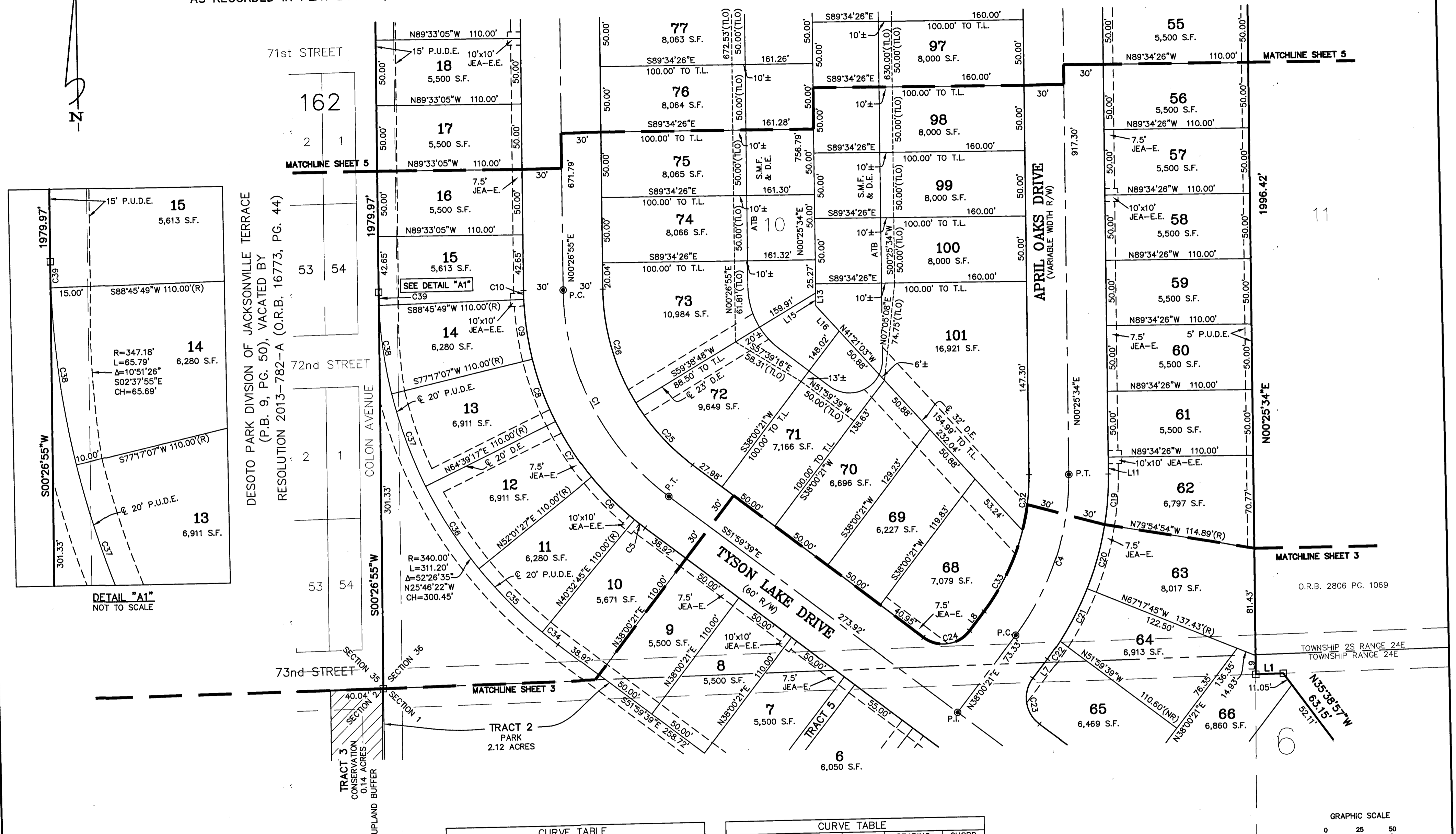
LINE	BEARING	DISTANCE
L1	S88°57'10"W	20.89'
L7	S38°00'21"W	18.33'
L8	S38°00'21"W	18.33'
L9	S00°25'34"W	14.39'
L10	S35°38'57"E	11.04'
L45	S38°00'21"W	8.84'
L46	S37°34'45"E	12.36'
L47	S47°11'35"E	36.78'
L49	S38°00'21"W	22.75'
L50	N74°27'48"E	41.55'
L65	S67°17'45"E	14.93'

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Adams Lake Unit 6

A REPLAT OF A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

SHEET 4 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND



LINE TABLE

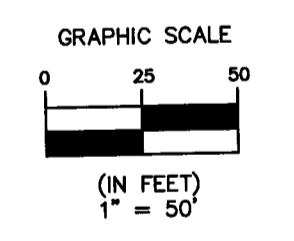
LINE	BEARING	DISTANCE
L1	S88°57'10"W	20.89'
L7	S38°00'21"W	18.33'
L8	S38°00'21"W	18.33'
L9	S00°25'34"E	14.39'
L11	N00°25'34"E	12.90'
L13	N00°25'34"E	16.79'
L15	N00°25'34"E	9.80'
L16	N41°21'03"W	26.17'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	200.00'	183.06'	52°26'35"	S25°46'22"E	176.74'
C4	200.00'	131.18'	37°34'47"	N19°12'57"E	128.84'
C5	230.00'	10.20'	2°32'24"	S50°43'27"E	10.20'
C6	230.00'	46.08'	11°28'42"	S43°42'54"E	46.00'
C7	230.00'	50.70'	12°37'50"	S31°39'38"E	50.60'
C8	230.00'	50.70'	12°37'50"	S19°01'48"E	50.60'
C9	230.00'	46.08'	11°28'42"	S06°58'32"E	46.00'
C10	230.00'	6.76'	1°41'06"	S00°23'38"E	6.76'
C19	230.00'	38.77'	8°39'32"	N05°15'20"E	38.73'
C20	230.00'	50.66'	12°37'09"	N16°23'41"E	50.55'
C21	230.00'	44.74'	11°08'43"	N28°16'37"E	44.67'
C22	230.00'	16.68'	4°08'22"	N35°55'39"E	16.68'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C23	25.00'	39.27'	90°00'00"	S06°59'39"E	35.36'
C24	25.00'	39.27'	90°00'00"	S83°00'21"W	35.36'
C25	170.00'	64.21'	21°38'27"	S41°10'26"E	63.63'
C26	170.00'	91.39'	30°48'07"	S14°57'08"E	90.30'
C32	170.00'	42.99'	14°29'24"	S07°40'16"W	42.88'
C33	170.00'	68.51'	23°05'23"	N26°27'39"E	68.05'
C34	340.00'	15.07'	2°32'24"	N50°42'27"W	15.07'
C35	340.00'	68.11'	11°28'42"	N43°42'54"W	68.00'
C36	340.00'	74.95'	12°37'50"	N31°39'38"W	74.80'
C37	340.00'	74.95'	12°37'50"	N19°01'48"W	74.80'
C38	340.00'	68.11'	11°28'42"	N06°58'32"W	68.00'
C39	340.00'	10.00'	1°41'06"	N00°23'38"W	10.00'



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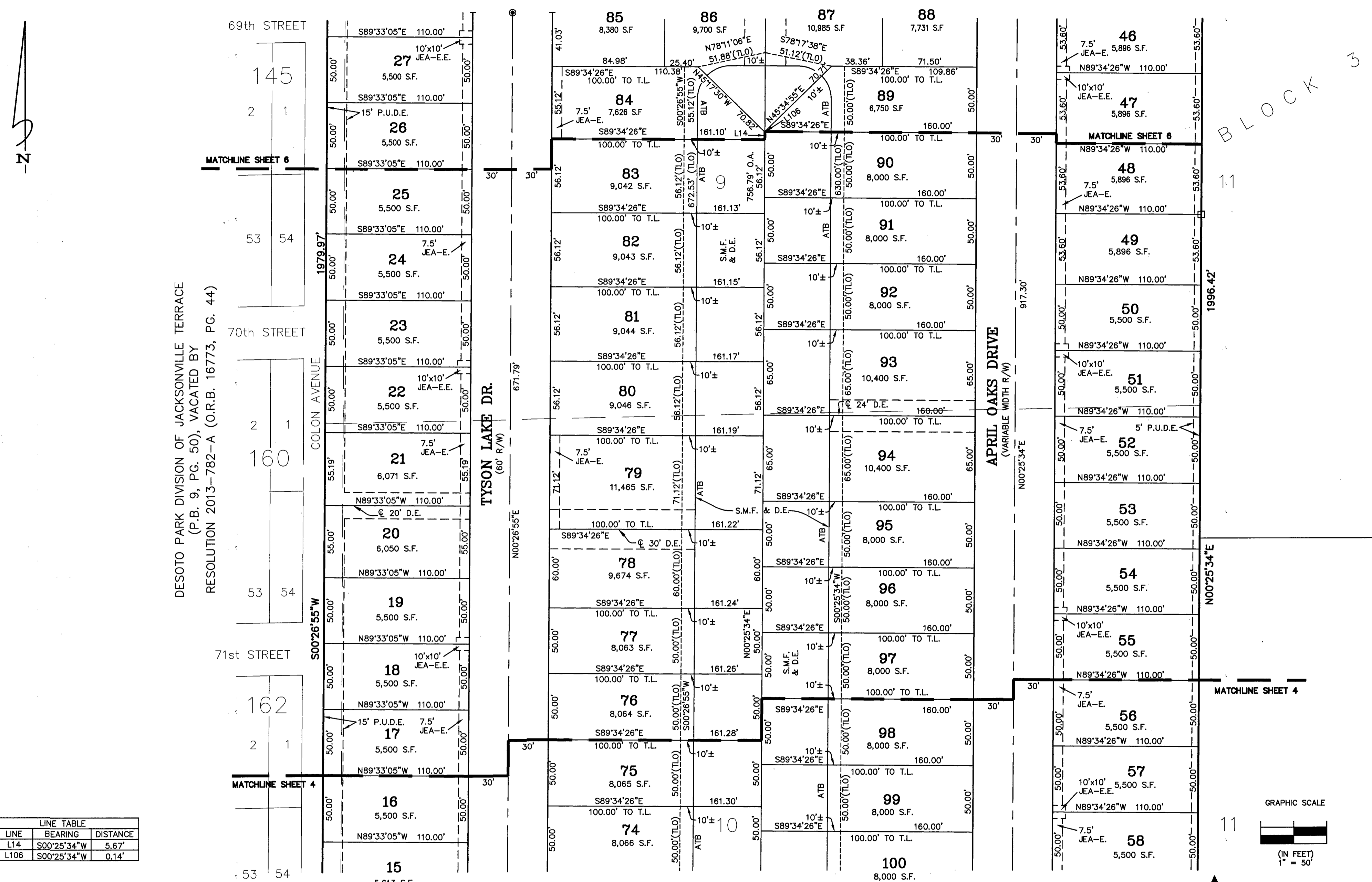
PSD NUMBER: 2001-024
CITY DEVELOPMENT NO. : 5072.009 (PLAT & PLANS)

Adams Lake Unit 6

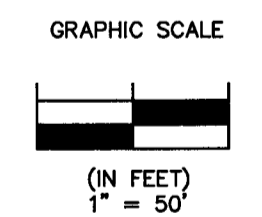
A REPLAT OF A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

MAP BOOK 70 PAGE 108

SHEET 5 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND



LINE TABLE		
LINE	BEARING	DISTANCE
L14	S00°23'34"W	5.67'
L106	S00°25'34"W	0.14'



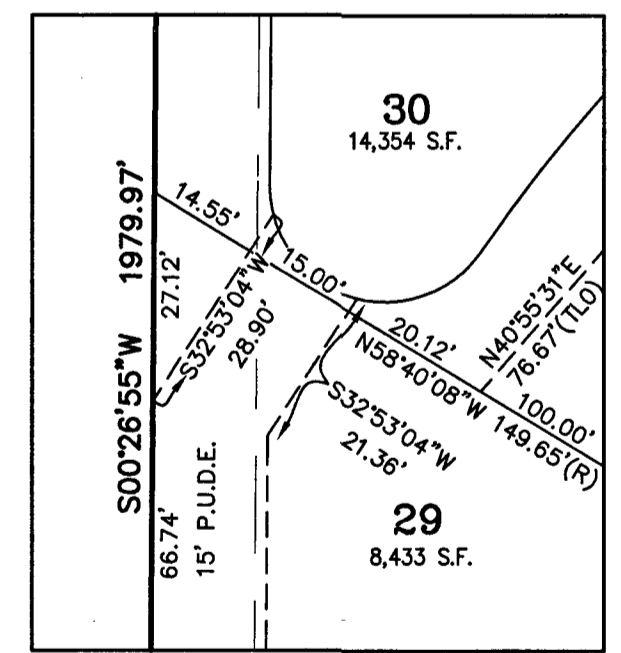
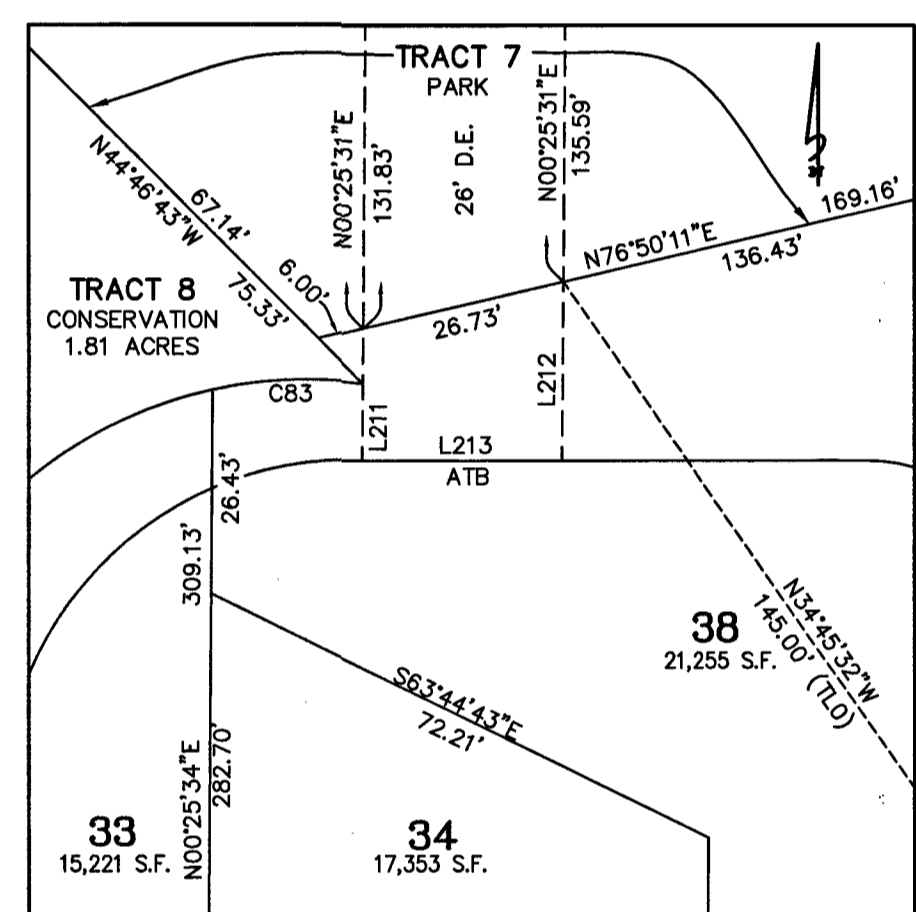
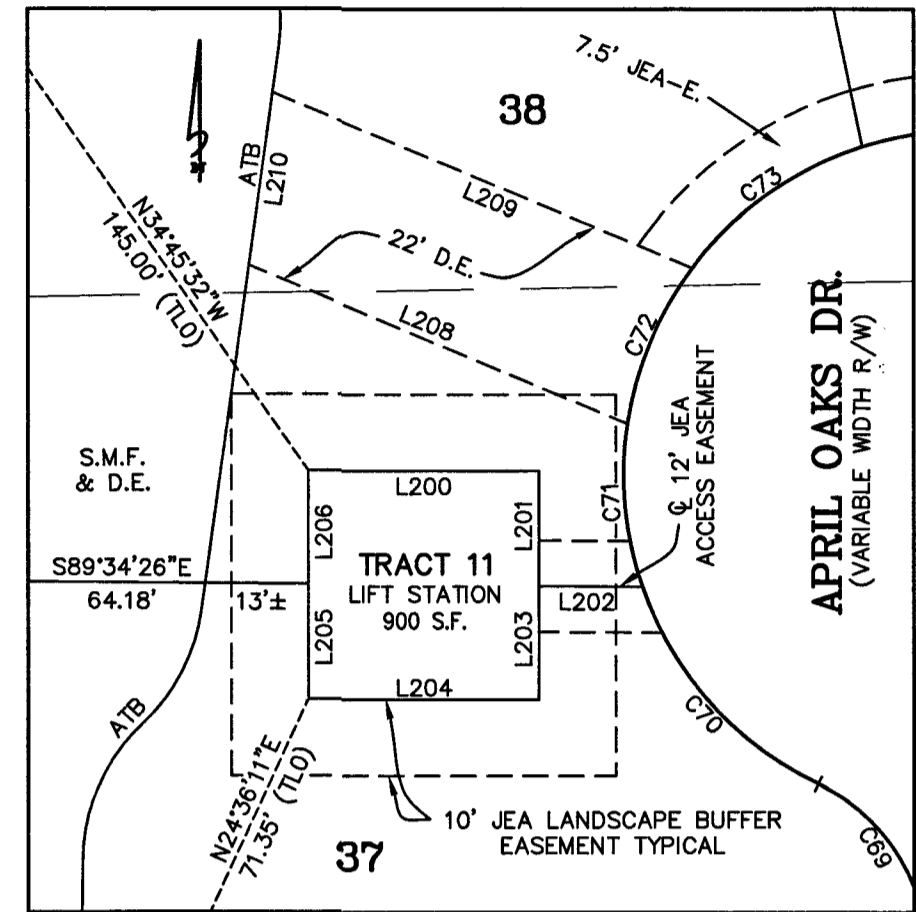
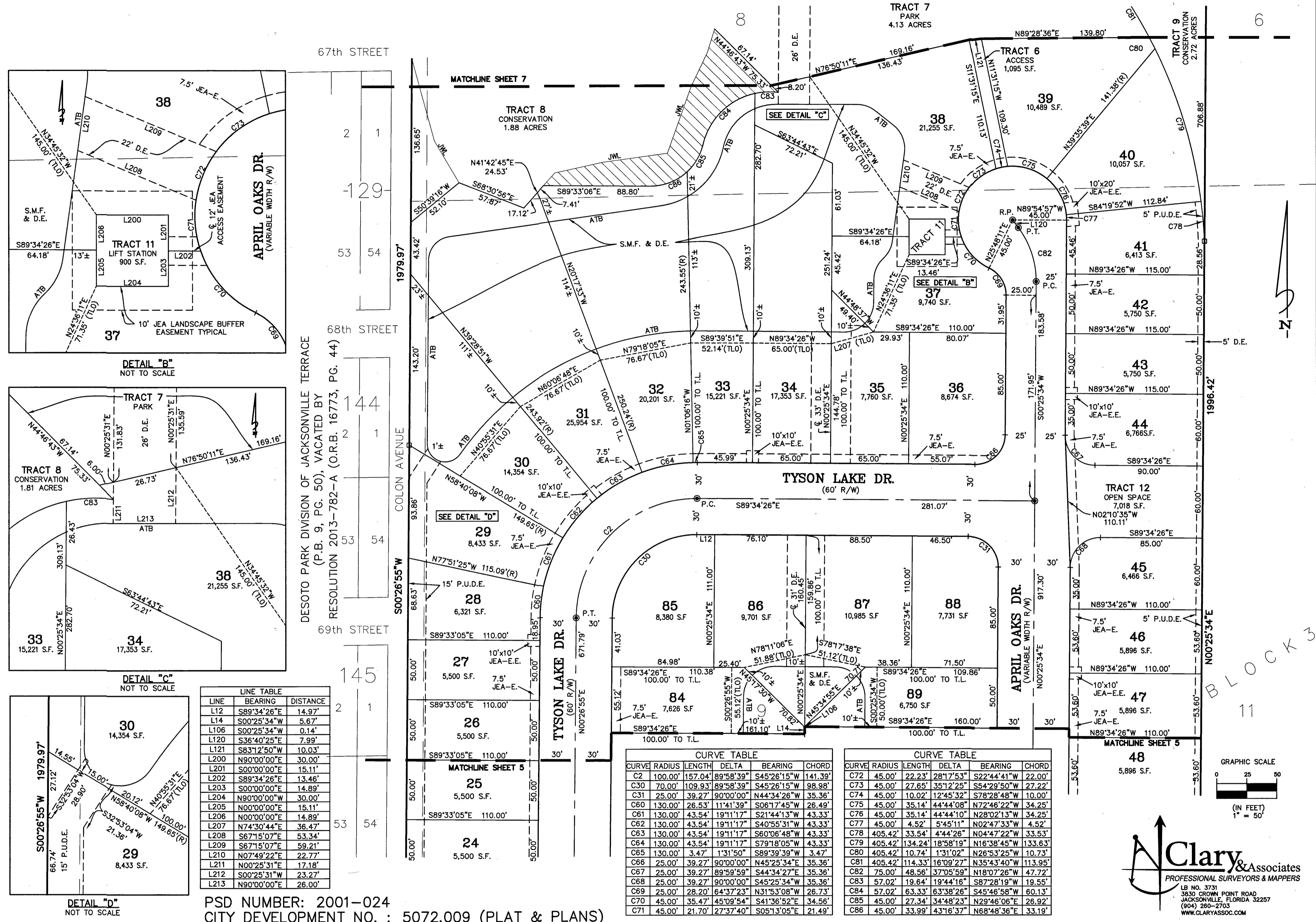
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Adams Lake Unit 6

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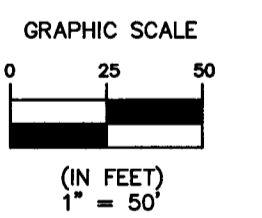
SHEET 6 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND



LINE	BEARING	DISTANCE
L12	S89°34'26"E	14.97'
L14	S00°25'34"W	5.67'
L106	S00°25'34"W	0.14'
L120	S36°40'25"E	7.99'
L121	S83°12'50"W	10.03'
L200	N90°00'00"E	30.00'
L201	S00°00'00"E	15.11'
L202	S89°34'26"E	13.46'
L203	S00°00'00"E	14.89'
L204	N90°00'00"W	30.00'
L205	N00°00'00"E	15.11'
L206	N00°00'00"E	14.89'
L207	N74°30'44"E	36.47'
L208	S67°15'07"E	53.34'
L209	S67°15'07"E	59.21'
L210	N07°49'22"E	22.77'
L211	N00°25'31"E	17.18'
L212	S00°25'31"W	23.27'
L213	N90°00'00"E	26.00'

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C2	100.00'	157.04'	89°58'39"	S45°26'15"W	141.39'
C30	70.00'	109.93'	89°58'39"	S45°26'15"W	98.98'
C31	25.00'	39.27'	90°00'00"	N44°34'26"W	35.36'
C60	130.00'	26.53'	11°41'39"	S06°17'45"W	26.49'
C61	130.00'	43.54'	19°11'17"	S21°44'13"W	43.33'
C62	130.00'	43.54'	19°11'17"	S40°55'31"W	43.33'
C63	130.00'	43.54'	19°11'17"	S60°06'48"W	43.33'
C64	130.00'	43.54'	19°11'17"	S79°18'05"W	43.33'
C65	130.00'	3.47'	1°31'50"	S89°39'39"W	3.47'
C66	25.00'	39.27'	90°00'00"	N45°25'34"E	35.36'
C67	25.00'	39.27'	90°00'00"	S44°34'26"E	35.36'
C68	25.00'	39.27'	90°00'00"	S45°25'34"E	35.36'
C69	25.00'	28.20'	64°37'23"	N31°53'08"W	26.73'
C70	45.00'	35.47'	45°08'54"	S41°36'52"E	34.56'
C71	45.00'	21.70'	27°37'40"	S05°13'05"E	21.49'

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C72	45.00'	22.23'	28°17'53"	S22°44'41"W	22.00'
C73	45.00'	27.65'	35°12'25"	S54°29'50"W	27.22'
C74	45.00'	10.02'	12°45'32"	S78°28'48"W	10.00'
C75	45.00'	35.14'	44°44'10"	N72°46'22"W	34.25'
C76	45.00'	35.14'	44°44'10"	N28°02'13"W	34.25'
C77	45.00'	4.52'	5°45'11"	N02°47'33"W	4.52'
C78	405.42'	33.54'	4°44'26"	N04°47'22"W	33.53'
C79	405.42'	134.24'	18°58'19"	N16°38'45"W	133.63'
C80	405.42'	10.74'	1°31'02"	N26°53'25"W	10.73'
C81	405.42'	114.33'	16°08'27"	N35°43'40"W	113.95'
C82	75.00'	48.56'	37°05'59"	N18°07'26"W	47.72'
C83	57.02'	19.64'	19°44'16"	S87°28'19"W	19.55'
C84	57.02'	63.33'	63°38'26"	S45°46'58"W	60.13'
C85	45.00'	27.34'	34°48'23"	N29°46'06"E	26.92'
C86	45.00'	33.99'	43°16'37"	N68°48'36"E	33.19'



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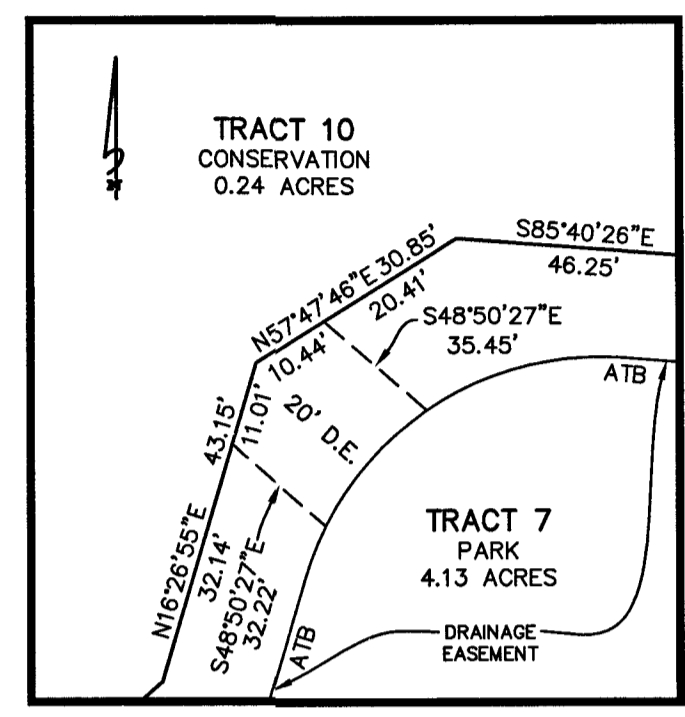
PSD NUMBER: 2001-024
 CITY DEVELOPMENT NO. : 5072.009 (PLAT & PLANS)

Adams Lake Unit 6

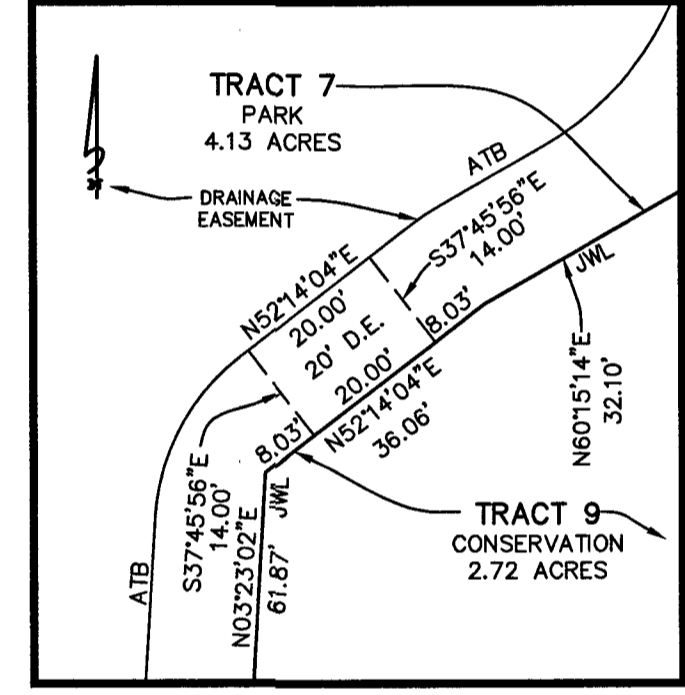
MAP BOOK 70 PAGE 110

A REPLAT OF A PORTION OF BLOCK 1, SECTION 2, AND A PORTION OF BLOCK 2, SECTION 1, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 24 EAST, TOGETHER WITH A PORTION OF BLOCK 3, SECTION 36, TOWNSHIP 2 SOUTH, RANGE 24 EAST, AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

SHEET 7 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND



DETAIL "D"
NOT TO SCALE



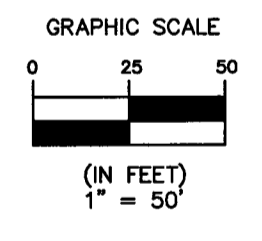
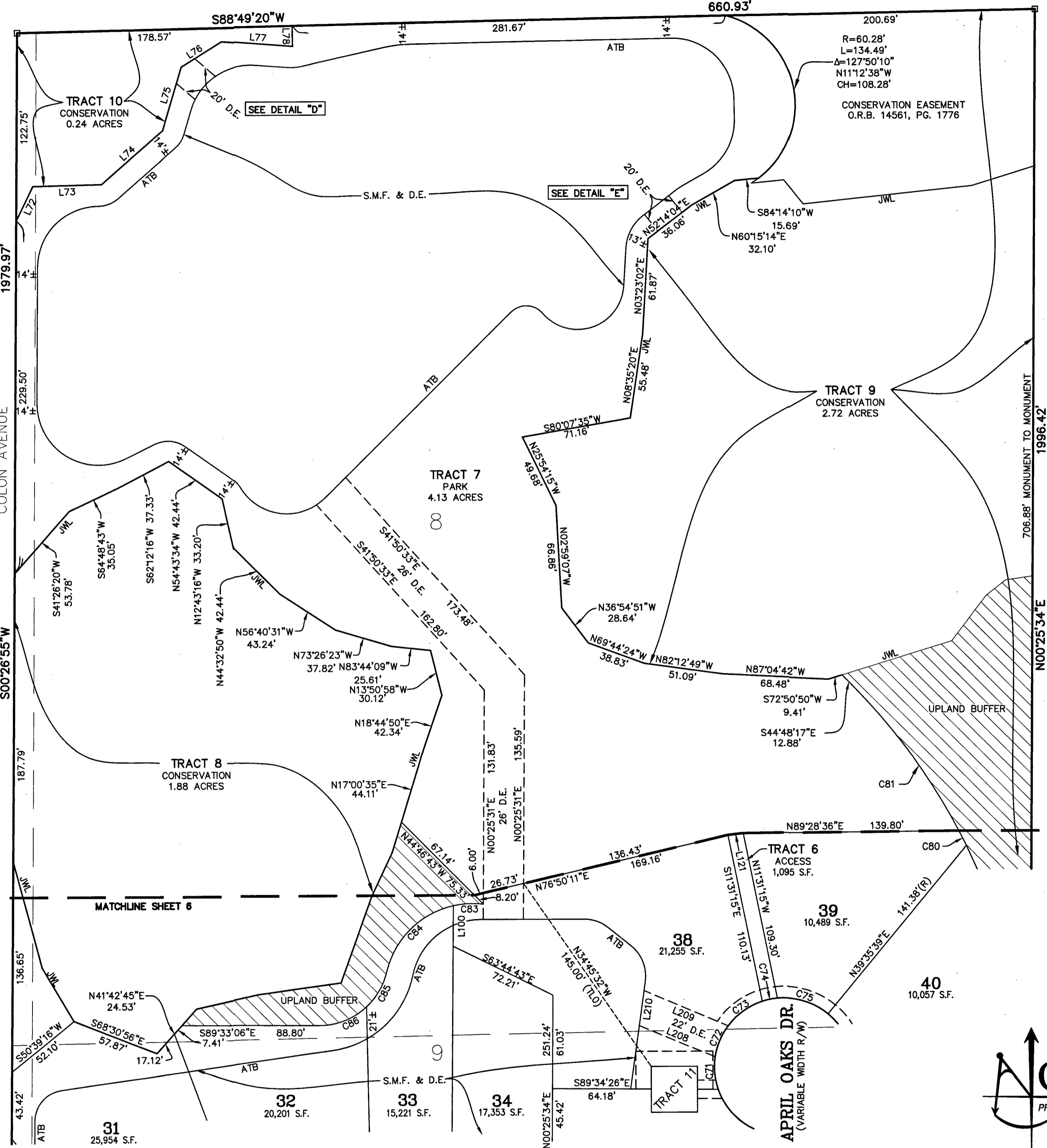
DETAIL "E"
NOT TO SCALE

LINE	BEARING	DISTANCE
L72	N25°44'26"E	24.90'
L73	N88°36'31"E	44.68'
L74	N48°31'56"E	53.15'
L75	N16°26'55"E	43.15'
L76	N57°47'46"E	30.85'
L77	S85°40'26"E	46.25'
L78	N01°06'30"W	13.36'
L100	S00°25'34"W	26.43'
L121	S83°12'50"W	10.03'
L208	S67°15'07"E	53.34'
L209	S67°15'07"E	59.21'
L210	N67°49'22"E	22.77'

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C71	45.00'	21.70'	27°37'40"	S05°13'05"E	21.49'
C72	45.00'	22.23'	28°17'53"	S22°44'41"W	22.00'
C73	45.00'	27.65'	35°12'25"	S54°29'50"W	27.22'
C74	45.00'	10.02'	12°45'32"	S78°28'48"W	10.00'
C75	45.00'	35.14'	44°44'08"	N72°46'22"W	34.25'
C80	405.42'	10.74'	1°31'02"	N28°53'25"W	10.73'
C81	405.42'	114.33'	16°09'27"	N35°43'40"W	113.95'
C83	57.02'	19.64'	19°44'16"	S87°28'19"W	19.55'
C84	57.02'	63.33'	63°38'26"	S45°46'58"W	60.13'
C85	45.00'	27.34'	34°48'23"	N29°46'06"E	26.92'
C86	45.00'	33.99'	43°16'37"	N68°48'38"E	33.19'

112
53 54
65th STREET
2 1
113
53 54
66th STREET
2 1
128
53 54
67th STREET
2 1
-129
53 54

DESOTO PARK DIVISION OF JACKSONVILLE TERRACE
(P.B. 9, PG. 50), VACATED BY
RESOLUTION 2013-782-A (O.R.B. 16773, PG. 44)



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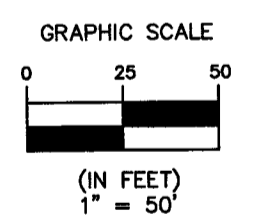
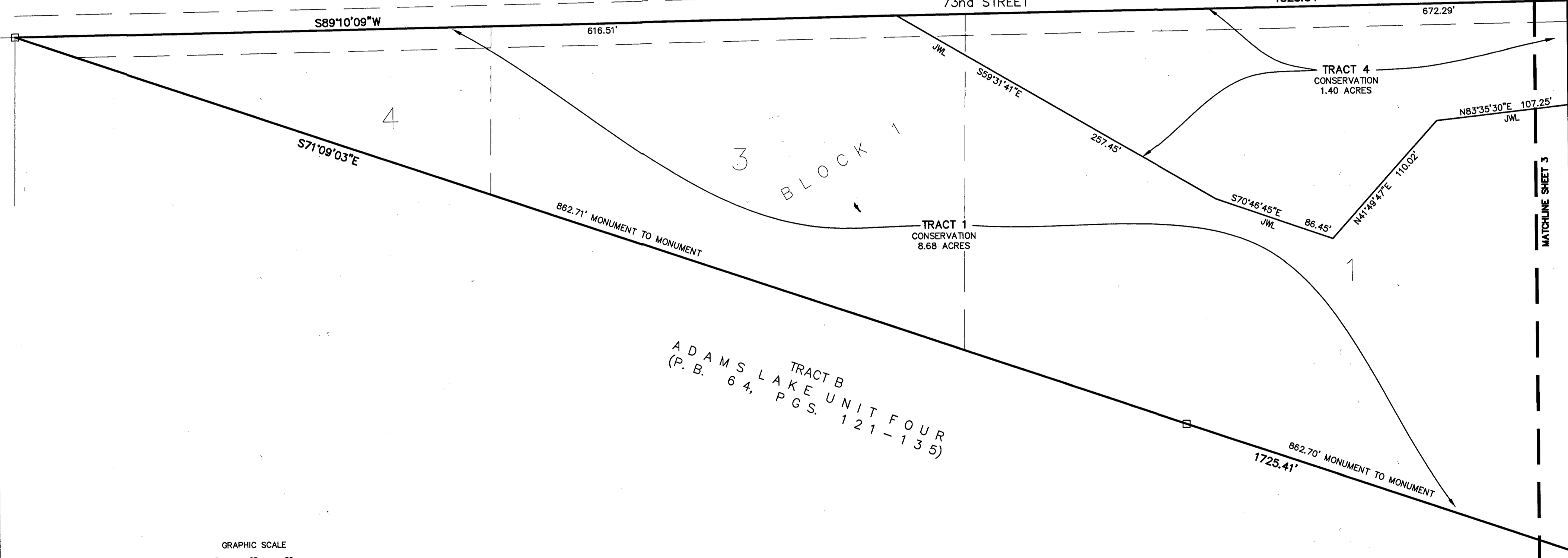
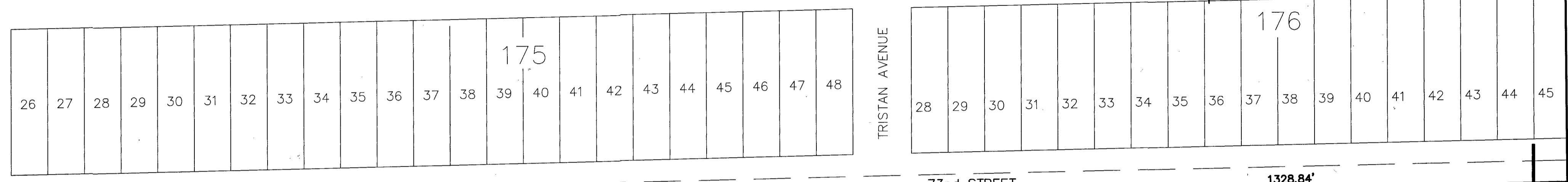
Adams Lake Unit 6

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MAP BOOK 70 PAGE III

SHEET 8 OF 8 SHEETS
SEE SHEET 2 FOR GENERAL NOTES & LEGEND

DESOTO PARK DIVISION OF JACKSONVILLE TERRACE
(P.B. 9, PG. 50), VACATED BY
RESOLUTION 2013-782-A (O.R.B. 16773, PG. 44)



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