

Beacon Hills And Harbor - Unit Four

PLAT BOOK 34 PAGE 60

SHEET ONE OF TWO SHEETS.

CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

TAXES VERIFIED

BY R.L.D.

APPROVED

DATE: April 7, 1970

W. Bentley
CITY ENGINEER

J. H. ...
DIRECTOR OF PUBLIC WORKS

GENERAL COUNSEL, OR

C. Paul ...
ASSISTANT COUNSEL

BEING A SUBDIVISION OF PART OF LOTS 1 AND 2, ALL OF LOTS 3 AND 4, BLOCK 14; PART OF LOTS 1 AND 2, ALL OF LOTS 3 AND 4, BLOCK 17; PART OF LOTS 1, 2, 3 AND 4, BLOCK 20; TOGETHER WITH PORTIONS OF CERTAIN STREETS AND AVENUES THAT LIE BETWEEN SAID BLOCKS AND THAT LIE SOUTHWESTERLY OF SAID BLOCKS, SAID STREETS AND AVENUES HAVING BEEN CLOSED BY THE FORMER DUVAL COUNTY COMMISSIONERS, SAID LOTS, BLOCKS, STREETS AND AVENUES ARE ACCORDING TO PLAT OF CECILVILLE AS RECORDED IN PLAT BOOK 1 PAGE 54 OF THE FORMER PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR POINT OF BEGINNING COMMENCE AT A PERMANENT REFERENCE MONUMENT AT THE SOUTHEAST CORNER OF LOT 2, BLOCK 36, BEACON HILLS AND HARBOR, UNIT THREE, ACCORDING TO PLAT BOOK 32, PAGES 76 AND 76A OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, AND RUN S 24° 16' W, ALONG THE WESTERLY RIGHT OF WAY LINE OF FORT CAROLINE ROAD (A 100 FOOT RIGHT OF WAY), A DISTANCE OF 897.14 FEET TO A POINT; RUN THENCE N 66° 09' W, A DISTANCE OF 279.50 FEET TO A POINT; RUN THENCE N 24° 24' 40" E, A DISTANCE OF 20.00 FEET TO A POINT; RUN THENCE N 66° 09' W, A DISTANCE OF 1,020.58 FEET TO A POINT; RUN THENCE S 22° 15' W, A DISTANCE OF 14.82 FEET TO A POINT; RUN THENCE N 67° 45' W, A DISTANCE OF 280.00 FEET TO A POINT; RUN THENCE N 22° 15' E, A DISTANCE OF 280.00 FEET TO A POINT OF CURVATURE; RUN THENCE IN A NORTHERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE TO THE WEST AND HAVING A CENTRAL ANGLE OF 21° 30' 40", AND A RADIUS OF 455.11 FEET, A CHORD DISTANCE OF 169.52 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THE BEARING OF THE AFOREMENTIONED CHORD BEING N 11° 29' 40" E; RUN THENCE N 0° 44' 20" E, A DISTANCE OF 394.62 FEET TO A POINT; RUN THENCE N 88° 09' E, A DISTANCE OF 250.65 FEET TO A POINT ON THE WESTERLY BOUNDARY LINE OF SAID BEACON HILLS AND HARBOR, UNIT THREE; FIRST COURSE 50° 44' 20" W, 165.17 FEET; SECOND COURSE S 88° 09' W, 30.03 FEET; THIRD COURSE S 0° 44' 20" W, 182.63 FEET TO A PERMANENT REFERENCE MONUMENT ON THE SOUTHWEST CORNER OF SAID BEACON HILLS AND HARBOR, UNIT THREE; RUN THENCE THE FOLLOWING COURSES AND DISTANCES ALONG THE SOUTHERLY BOUNDARY LINES OF SAID BEACON HILLS AND HARBOR, UNIT THREE AND BEACON HILLS AND HARBOR, UNIT THREE A, SAID UNIT THREE A BEING RECORDED IN PLAT BOOK 34, PAGE 54 CURRENT PUBLIC RECORDS OF SAID COUNTY; FIRST COURSE S 89° 30' 45" E, 270.06 FEET; SECOND COURSE S 74° 41' 20" E, 65.06 FEET; THIRD COURSE S 64° 23' 10" E, 360.00 FEET; FOURTH COURSE S 67° 25' E, 170.08 FEET; FIFTH COURSE S 72° 26' 40" E, 171.20 FEET; SIXTH COURSE N 24° 16' E, 55.00 FEET; SEVENTH COURSE S 65° 44' E, 180.00 FEET; EIGHTH COURSE N 24° 16' E, 34.94 FEET TO A POINT OF CURVATURE; NINTH COURSE, ALONG THE ARC OF A CURVE IN A NORTHEASTERLY DIRECTION, SAID CURVE BEING CONCAVE TO THE NORTH, WEST AND HAVING A CENTRAL ANGLE OF 6° 13' 20" AND A RADIUS OF 375.20 FEET, A CHORD DISTANCE OF 40.72 FEET, THE BEARING OF THE AFOREMENTIONED CHORD BEING N 21° 09' 20" E; TENTH COURSE S 80° 52' E, 131.78 FEET; ELEVENTH COURSE N 24° 16' E, 25.00 FEET; TWELFTH COURSE S 65° 44' E, 130.00 FEET TO THE POINT OF BEGINNING.

ADOPTION AND DEDICATION:

THIS IS TO CERTIFY THAT FULTON DEVELOPMENT CORPORATION, A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA, IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION ABOVE AND THAT IT HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED, AND THIS PLAT, MADE IN ACCORDANCE WITH SAID SURVEY, IS HEREBY ADOPTED AS THE TRUE AND CORRECT PLAT OF SAID LANDS AND THAT ALL AVENUES, BOULEVARDS, DRIVES, RIGHT OF WAYS AND EASEMENTS FOR DRAINAGE AND UTILITIES SHOWN UPON THIS PLAT ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, FLORIDA AND ITS SUCCESSORS. IN WITNESS WHEREOF FULTON DEVELOPMENT CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ASSISTANT SECRETARY BY AND WITH AUTHORITY OF ITS BOARD OF DIRECTORS IN ITS NAME AND WITH ITS CORPORATE SEAL AFFIXED, THIS 3RD DAY OF JANUARY, A.D. 1970

FULTON DEVELOPMENT CORPORATION.

Edna J. Duten
WITNESS

Morris Goodman
PRESIDENT

Richard P. Clason
WITNESS

David C. Goodman
ASST. SECRETARY

STATE OF FLORIDA:

COUNTY OF DUVAL:

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGMENTS, MORRIS GOODMAN AND DAVID C. GOODMAN, RESPECTIVELY PRESIDENT AND ASSISTANT SECRETARY OF FULTON DEVELOPMENT CORPORATION, A CORPORATION UNDER THE LAWS OF FLORIDA, TO ME WELL KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND WHO SEVERALLY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY AS THE ACT AND DEED OF SAID CORPORATION WITH THE OFFICIAL SEAL OF SAID CORPORATION AFFIXED THERETO. WITNESS MY SIGNATURE AND OFFICIAL SEAL, AT JACKSONVILLE, DUVAL COUNTY, FLORIDA, THIS 3RD DAY OF JANUARY, A.D. 1970

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED ABOVE AND THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED ACCORDING TO THE LAWS OF THE STATE OF FLORIDA AND THAT THE ABOVE PLAT COMPLIES WITH THE ZONING RULES AND REGULATIONS OF THE CITY OF JACKSONVILLE, FLORIDA, CURRENTLY IN EFFECT. SIGNED THIS 29TH DAY OF DECEMBER, A.D. 1969

D. H. ...
NOTARY PUBLIC STATE OF FLORIDA AT JACKSONVILLE, FLORIDA
MY COMMISSION EXPIRES MAY 31, 1973

APPROVED FOR RECORD:

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, PURSUANT TO ORDINANCE No. 70-414-305 OF SAID CITY, ADOPTED BY ITS COUNCIL AND APPROVED BY ITS MAYOR THIS 30TH DAY OF July, A.D. 1970

CLARSON AND ASSOC.
ENGINEERS - LAND SURVEYORS

Richard P. Clason
REGISTERED SURVEYOR No. 753, FLA.

CLERK'S CERTIFICATE:

70- 44115

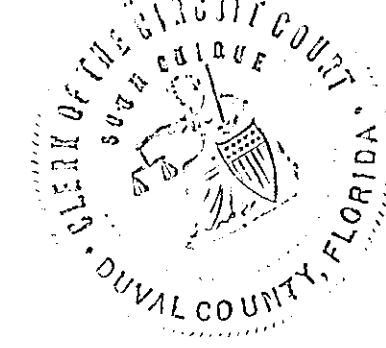
THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND THAT IT COMPLIES IN FORM WITH CHAPTER No. 10275, LAWS OF FLORIDA OF 1925 AND IS FILED FOR RECORD AND RECORDED IN PLAT BOOK 34 PAGES 60 AND 60A OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, THIS 14TH DAY OF September, A.D. 1970

...
MAYOR OF THE CITY OF JACKSONVILLE.

David C. Goodman
SECRETARY OF THE COUNCIL OF THE CITY OF JACKSONVILLE.

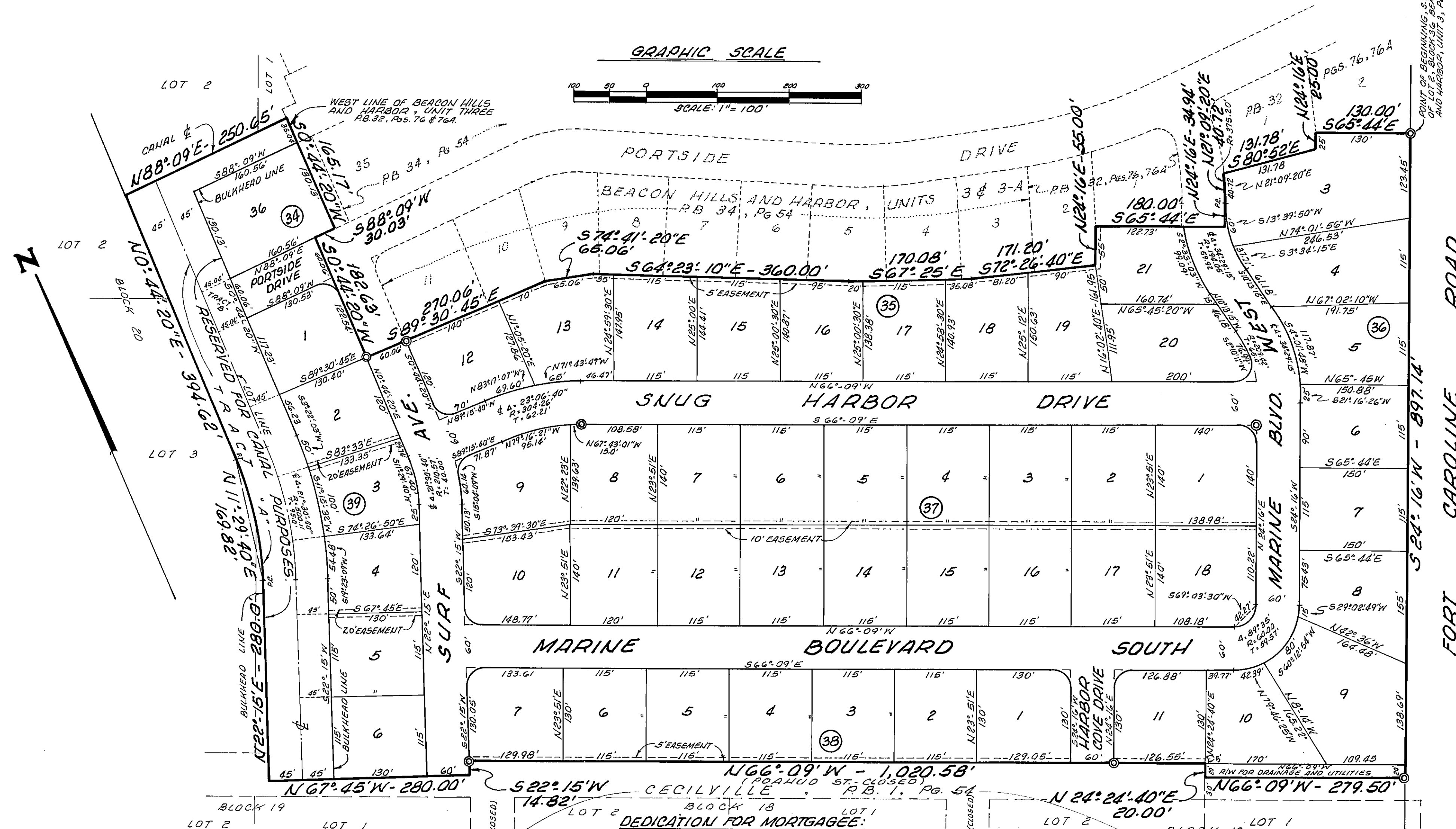
S. Morgan Slaughter
CLERK

Robert C. Forbes
DEPUTY CLERK.



Beacon Hills And Harbor - Unit Four

CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.



NOTES:

- 1.- PERMANENT REFERENCE MONUMENTS SHOWN THIS: ©
- 2.- ALL LOTS HAVE A 25 FOOT BUILDING SET BACK FROM STREET RIM LINE.
- 3.- BEARINGS AND DISTANCES SHOWN ON CURVES REFER TO CHORD BEARINGS AND DISTANCES.
- 4.- ALL CORNER RADII TO BE 25 FEET UNLESS OTHERWISE NOTED.
- 5.- ALL CORNER DISTANCES SHOWN EXTEND TO STREET INTERSECTIONS.
- 6.- ALL EASEMENTS SHOWN HEREIN ARE FOR DRAINAGE UTILITIES & SEWERS.
- 7.- SIDE LOT LINES EXTEND TO CENTER LINE OF CANAL ALONG THE PROJECTION OF THE SAME.

THIS IS TO CERTIFY THAT THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA BEING THE MORTGAGEES OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION OF THIS PLAT DO HEREBY JOIN IN, AND MAKE OURSELVES A PARTY TO THE DEDICATION OF SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREIN EXPRESSED AND DEDICATE ALL AVENUES, BOULEVARDS, DRIVES, RIGHT OF WAYS AND EASEMENTS FOR DRAINAGE AND UTILITIES SHOWN ON THIS PLAT TO THE CITY OF JACKSONVILLE, FLORIDA AND ITS SUCCESSORS. IN WITNESS WHEREOF THE PRUDENTIAL INSURANCE COMPANY OF AMERICA HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE-PRESIDENT AND ASSISTANT SECRETARY BY AND WITH AUTHORITY OF ITS BOARD OF DIRECTORS IN ITS NAME AND WITH ITS CORPORATE SEAL AFFIXED, THIS 23RD DAY OF JANUARY A.D. 1970

THE PRUDENTIAL INSURANCE COMPANY OF AMERICA

Georganne S. Leake
WITNESS

by *Wm. J. Owen Jr.*
VICE-PRESIDENT

Marianne Walsh
WITNESS

Attest: *S. F. Kozicki*
ASST. SECRETARY

STATE OF FLORIDA:
COUNTY OF DUVAL:

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS *Wm. J. Owen Jr.* and *J. F. Kozicki* RESPECTIVELY VICE-PRESIDENT AND ASST. SEC. OF THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, A CORPORATION UNDER THE LAWS OF FLORIDA; TO ME WELL KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING DEDICATION AND WHO SEVERALLY ACKNOWLEDGED BEFORE ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY AS THE ACT AND DEED OF SAID CORPORATION WITH THE OFFICIAL SEAL OF SAID CORPORATION AFFIXED THERETO. WITNESS MY SIGNATURE AND OFFICIAL SEAL, AT JACKSONVILLE, DUVAL COUNTY, FLORIDA; THIS 23RD DAY OF JANUARY A.D. 1970

Marianne Walsh
NOTARY PUBLIC STATE OF FLORIDA, AT LARGE
MY COMMISSION EXPIRES DEC. 23, 1971