

# PONTE VEDRA - UNIT TWO

JACKSONVILLE BEACH, DUVAL COUNTY, FLORIDA

BOOK 26 PAGE 6

SHEET 1 OF 2

## BLOCKS D<sub>9</sub> AND D<sub>10</sub>

A SUBDIVISION OF A PORTION OF GOVERNMENT LOTS 2 AND 3, SECTION 10, TOWNSHIP 3 SOUTH, RANGE 29 EAST, MORE PARTICULARLY DESCRIBED IN THE CAPTION.

### CAPTION

PARCEL A: For point of beginning, commence at a permanent reference monument set in the Westerly right of way line of Florida State Road A1A where said right of way line intersects the line dividing Section 10 from Section 15, Township and Range above mentioned, said dividing line being also the line dividing Duval from St. Johns County.

From the point of beginning thus described, run South eighty-eight degrees, thirty-seven minutes, forty seconds West (S. 88° 37' 40" W.) along the line dividing said sections and said counties, six hundred sixty-five (665) feet to an iron pipe; run thence North One degree, twenty-two minutes, twenty seconds West (N. 1° 22' 20" W.) four hundred ten (410) feet to an iron pipe; run thence North eleven degrees, thirty-six minutes East (N. 11° 36' E.) three hundred seventy-two and nine tenths (372.9) feet to an iron pipe which is distant two hundred (200) feet Westerly from the

Westerly right of way line of State Road A1A, when measured at right angles thereto; run thence North twenty-six degrees, thirty-nine minutes, forty seconds West (N. 26° 39' 40" W.) parallel with the last mentioned right of way line, one thousand twenty-two and seventy-eight hundredths (1,022.78) feet to an iron pipe set in the Southerly right of way line of County Road No. 66 (Ponce De Leon Boulevard); run thence Northeastly along the Southerly right of way line of said County Road, along the arc of a curve concave Southeastly and having a radius of one thousand, six hundred sixty-seven and seventy-two hundredths (1,667.72) feet, a chord distance of eighty-seven and three

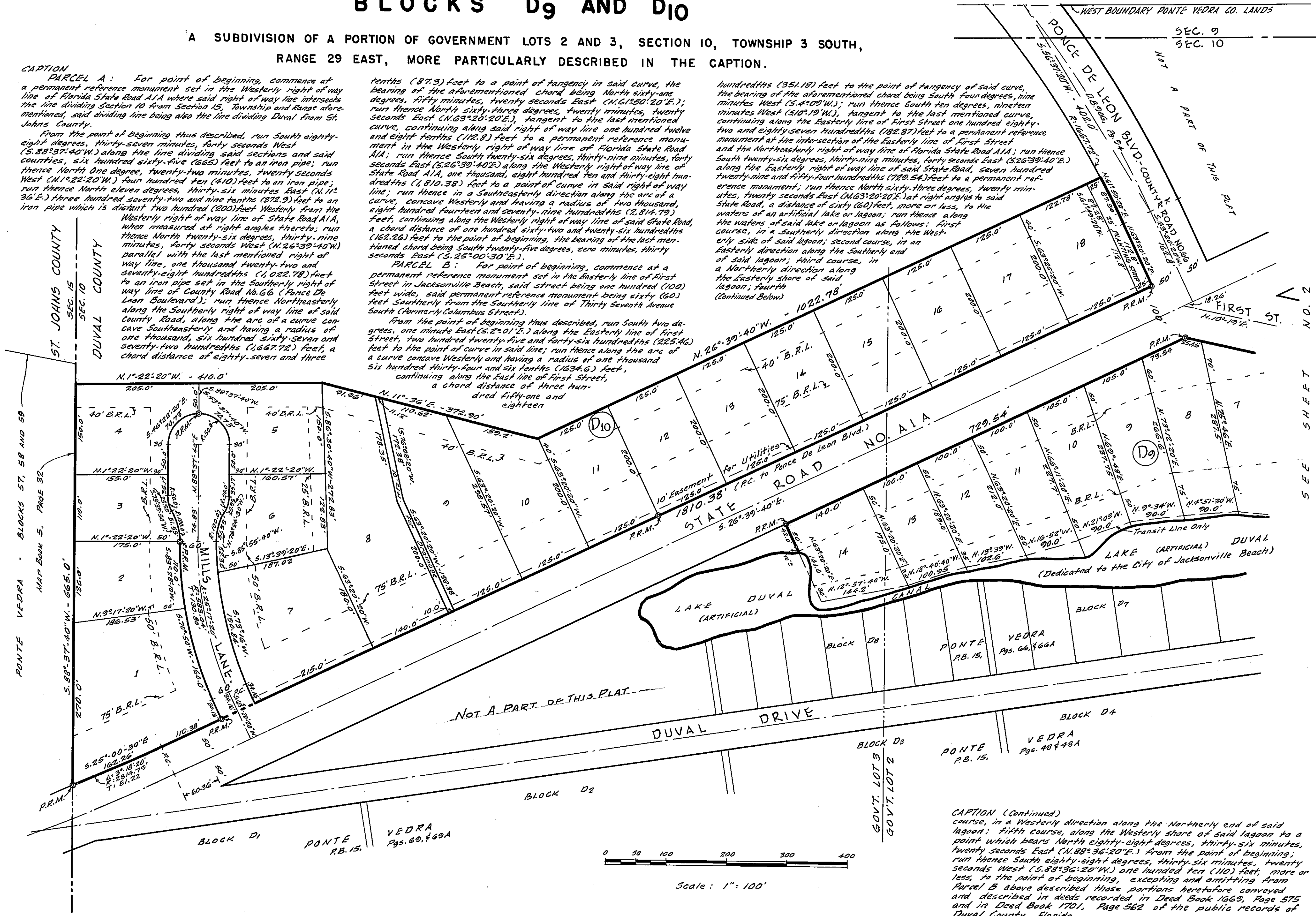
tenths (87.3) feet to a point of tangency in said curve, the bearing of the aforementioned chord being North sixty-one degrees, fifty minutes, twenty seconds East (N. 61° 50' 20" E.); run thence North sixty-three degrees, twenty minutes, twenty seconds East (N. 63° 20' 20" E.), tangent to the last mentioned curve, continuing along said right of way line one hundred twelve and eight tenths (112.8) feet to a permanent reference monument in the Westerly right of way line of Florida State Road A1A; run thence South twenty-six degrees, thirty-nine minutes, forty seconds East (S. 26° 39' 40" E.) along the Westerly right of way line of State Road A1A, one thousand, eight hundred ten and thirty-eight hundredths (1,810.38) feet to a point of curve in said right of way line; run thence in a Southeastly direction along the arc of a curve, concave Westerly and having a radius of two thousand, eight hundred fourteen and seventy-nine hundredths (2,814.79) feet, continuing along the Westerly right of way line of said State Road, a chord distance of one hundred sixty-two and twenty-six hundredths (162.26) feet to the point of beginning, the bearing of the last mentioned chord being South twenty-five degrees, zero minutes, thirty seconds East (S. 25° 00' 30" E.).

PARCEL B: For point of beginning, commence at a permanent reference monument set in the Easterly line of First Street in Jacksonville Beach, said street being one hundred (100) feet wide, said permanent reference monument being sixty (60) feet Southerly from the Southerly line of Thirty Seventh Avenue South (Formerly Columbus Street).

From the point of beginning thus described, run South two degrees, one minute East (S. 2° 01' E.) along the Easterly line of First Street, two hundred twenty-five and forty-six hundredths (225.46) feet to the point of curve in said line; run thence along the arc of a curve concave Westerly and having a radius of one thousand six hundred thirty-four and six tenths (1,634.6) feet, continuing along the East line of First Street, a chord distance of three hundred fifty-one and eighteen

hundredths (351.18) feet to the point of tangency of said curve, the bearing of the aforementioned chord being South four degrees, nine minutes West (S. 4° 09' W.); run thence South ten degrees, nineteen minutes West (S. 10° 19' W.), tangent to the last mentioned curve, continuing along the Easterly line of First Street one hundred eighty-two and eighty-seven hundredths (182.87) feet to a permanent reference monument at the intersection of the Easterly line of First Street and the Northeastly right of way line of Florida State Road A1A; run thence South twenty-six degrees, thirty-nine minutes, forty seconds East (S. 26° 39' 40" E.) along the Easterly right of way line of said State Road, seven hundred twenty-nine and fifty-four hundredths (729.54) feet to a permanent reference monument; run thence North sixty-three degrees, twenty minutes, twenty seconds East (N. 63° 20' 20" E.) at right angles to said State Road, a distance of sixty (60) feet, more or less, to the waters of an artificial lake or lagoon; run thence along the waters of said lake or lagoon as follows: first course, in a Southerly direction along the Westerly side of said lagoon; second course, in an Easterly direction along the Southerly end of said lagoon; third course, in a Northerly direction along the Easterly shore of said lagoon; fourth

(Continued Below)



CAPTION (Continued)  
course, in a Westerly direction along the Northerly end of said lagoon; fifth course, along the Westerly shore of said lagoon to a point which bears North eighty-eight degrees, thirty-six minutes, twenty seconds East (N. 88° 36' 20" E.) from the point of beginning; run thence South eighty-eight degrees, thirty-six minutes, twenty seconds West (S. 88° 36' 20" W.) one hundred ten (110) feet, more or less, to the point of beginning, excepting and omitting from Parcel B above described those portions heretofore conveyed and described in deeds recorded in Deed Book 1669, Page 575 and in Deed Book 1701, Page 562 of the public records of Duval County, Florida.

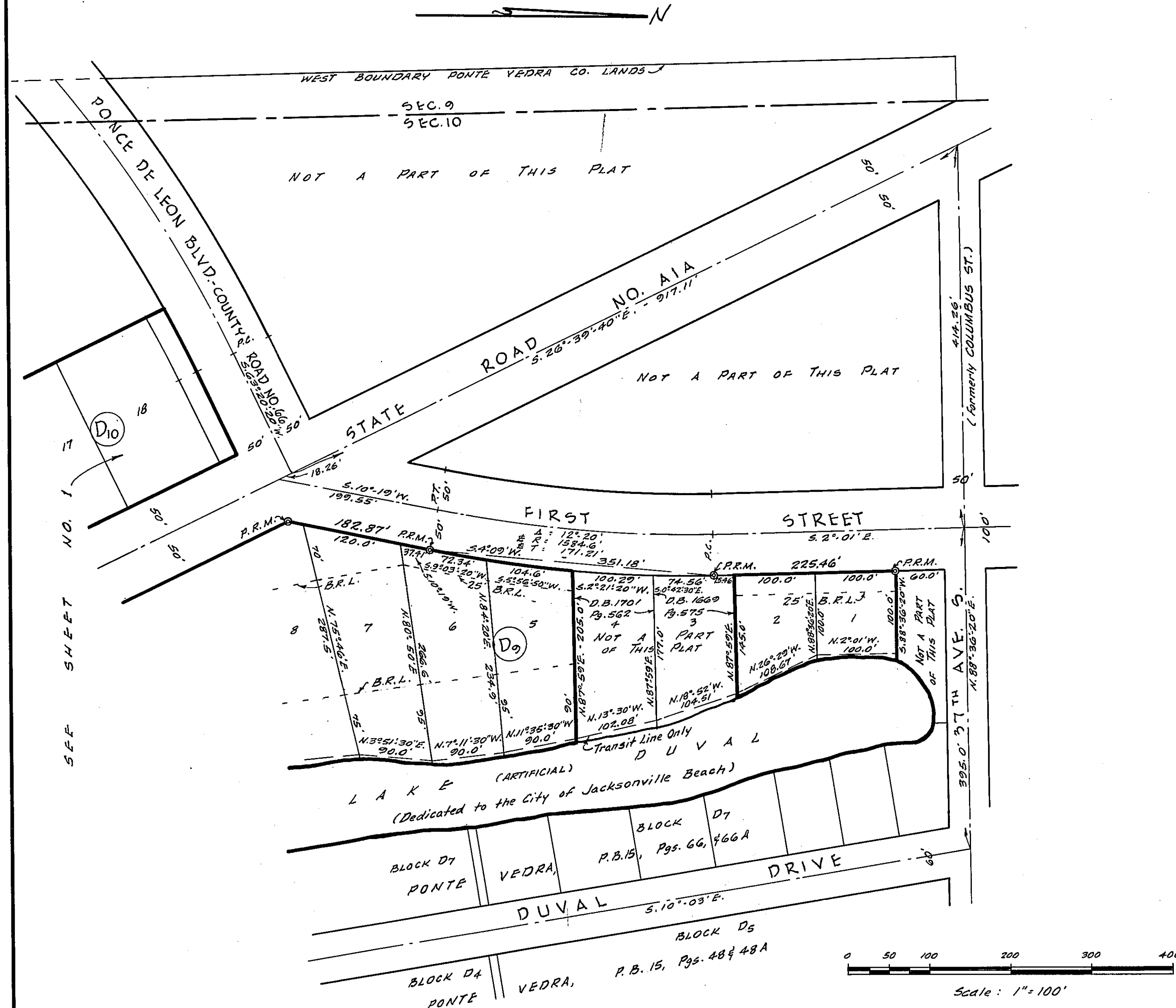
# PONTE VEDRA - UNIT TWO

JACKSONVILLE BEACH, DUVAL COUNTY, FLORIDA

BLOCKS D<sub>9</sub> AND D<sub>10</sub>

BOOK 26 PAGE 6A

SHEET 2 OF 2  
SEE SHEET 1 FOR CAPTION



Notes:

1. Permanent reference monuments shown thus: P.R.M.
2. Lots in Block D<sub>9</sub> extend from State Road No. A1A, and from First Street, to the waters of Lake Duval (Artificial). Bearings and distances shown across the waterfront end of these lots refer to the closing transit line only and do not represent the boundaries of said lots. Distances shown on the side lines of these lots refer to the distance from State Road No. A1A, or from First Street, to iron pipes set near the shore on the transit line.

3. Building Restriction Lines are shown thus: B.R.L. The figures preceding the letters "B.R.L." refer to the set-back from the street line. The location of the waterfront Building Restriction Line is indicated by dimensions shown on the sidelines of the lots and indicate the distance from iron pipes set at the transit line.
4. Bearings and distances shown on curves refer to the chord.

## ADOPTION AND DEDICATION

This is to certify that the undersigned, PONTE VEDRA CORPORATION, a corporation under the laws of the State of Florida, has caused the lands described in the Caption of this plat 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 as much of said lands as are included within the streets, lanes, and also the submerged lands beneath Lake Duval, shown on said plat are hereby irrevocably and without reservation dedicated to the City of Jacksonville Beach, Duval County, Florida. In witness whereof said PONTE VEDRA CORPORATION has caused these presents to be signed by its President and its Secretary by and with the authority of its Board of Directors and with its Corporate Seal affixed.

Signed and Sealed  
in the presence of:

J. P. LeMaster

PONTE VEDRA CORPORATION

J. P. LeMaster  
President

J. H. Boardman  
Its Secretary

## STATE OF FLORIDA COUNTY OF DUVAL

I hereby certify that on this day personally appeared before me, J. P. LeMaster, and J. H. Boardman, respectively President and Secretary of Ponte Vedra Corporation, a Florida corporation, to me known to be the persons described in and who executed the foregoing adoption and dedication shown on this plat, and who severally acknowledged the execution thereof to be their free act and deed as such officers for the uses and purposes therein mentioned; and they affixed thereto the official seal of said corporation, and that said adoption and dedication is the act and deed of said Corporation, by and with the authority of its Board of Directors.

Witness my signature at the City of Jacksonville Beach, County of Duval, State of Florida, this 15<sup>th</sup> day of February, A.D. 1955.

Notary Public State of Florida at Large  
My Commission Expires Jan. 30, 1959

19 212-B

## CLERK'S CERTIFICATE

I hereby certify that this plat has been examined and that it complies in form with Chapter 10275 Laws of Florida of 1925 and is filed for record and recorded in Plat Book 26, Pages 6-6A of the public records of Duval County, Florida this 1<sup>st</sup> day of MARCH, A.D. 1955.

Howard W. Thomas

Clerk  
  
Deputy Clerk

## APPROVED FOR RECORD

This plat has been examined and is hereby accepted and approved by the City Council of Jacksonville Beach, Duval County, Florida, pursuant to a resolution of said Council adopted this 25<sup>th</sup> day of February, A.D. 1955, and pursuant to said resolution, all streets, roads, drives, rights of way and easements shown on any prior plat covering said lands or portions thereof, and not shown on this plat, are hereby closed, vacated, discontinued and abandoned.

CITY COUNCIL OF JACKSONVILLE BEACH  
DUVAL COUNTY, FLORIDA

by   
Mayor

attest   
Clerk

## SURVEYOR'S CERTIFICATE

I hereby certify that the attached plat is a true and correct representation of the lands surveyed, plotted, and described and that permanent reference monuments have been placed according to the laws of Florida.

Signed this 28<sup>th</sup> day of February, A.D. 1955.

Robert M. Angus  
Land Surveyor, Reg. No. 25