

CREEKSIDE OAKS UNIT THREE

BEING A REPLAT OF LOTS 7 AND 8 AND A PORTION OF LOT 9, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 63 PAGE 134
SHEET 1 OF 5

CAPTION:

A PART OF LOTS 7, 8 AND 9, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, RECORDED IN PLAT BOOK 5, PAGE 93, OF THE PUBLIC RECORDS OF, DUVAL COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR THE POINT OF BEGINNING COMMENCE AT THE NORTHWEST CORNER OF LOT 129, CREEKSIDE OAKS UNIT ONE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 54, PAGES 4 THROUGH 4E OF THE PUBLIC RECORDS OF SAID DUVAL COUNTY; THENCE SOUTHERLY, WESTERLY, NORTHWESTERLY AND SOUTHWESTERLY, ALONG THE NORTHERLY AND NORTHWESTERLY BOUNDARY OF SAID CREEKSIDE OAKS UNIT ONE, THE FOLLOWING FIVE COURSES: COURSE (1) SOUTH 00°32'32" EAST, A DISTANCE OF 25.00 FEET; COURSE (2) SOUTH 89°27'28" WEST, A DISTANCE OF 125.23 FEET; COURSE (3) SOUTH 80°49'21" WEST, A DISTANCE OF 60.77 FEET; COURSE (4) NORTH 65°07'28" WEST, A DISTANCE OF 129.14 FEET; COURSE (5) SOUTH 31°53'40" WEST, A DISTANCE OF 181.36 FEET TO THE NORTHWESTERLY BOUNDARY OF CREEKSIDE OAKS UNIT TWO, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 55, PAGES 59 THROUGH 59H OF THE PUBLIC RECORDS OF DUVAL COUNTY; THENCE SOUTHWESTERLY AND WESTERLY ALONG THE NORTHERLY BOUNDARY OF SAID CREEKSIDE OAKS UNIT TWO, THE FOLLOWING (3) COURSES: COURSE (1) SOUTH 33°13'19" WEST, A DISTANCE OF 36.37 FEET; COURSE (2) SOUTH 48°52'14" WEST, A DISTANCE OF 225.00 FEET; COURSE (3) SOUTH 89°54'43" WEST, A DISTANCE OF 59.38 FEET TO THE EAST LINE OF A 30' ROAD RIGHT-OF-WAY AS SHOWN ON AFORESAID PLAT OF JACKSONVILLE HEIGHTS; THENCE NORTH 00°04'05" WEST ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 1,612.47 FEET; THENCE NORTH 89°26'14" EAST, ALONG THE SOUTH LINE OF A 30 FOOT ROAD RIGHT-OF-WAY, AS PLATTED BY AFORESAID JACKSONVILLE HEIGHTS, A DISTANCE OF 648.00 FEET TO THE EAST LINE OF AFORESAID LOT 7, JACKSONVILLE HEIGHTS; THENCE SOUTH 00°01'52" EAST, ALONG THE EAST LINE OF SAID LOT 7 AND AFORESAID LOT 8 AND 9 (IN PART), JACKSONVILLE HEIGHTS, A DISTANCE OF 1,304.79 FEET TO THE POINT OF BEGINNING; CONTAINING 21.06 ACRES MORE OR LESS.

ADOPTION AND DEDICATION:

THIS IS TO CERTIFY THAT HILLCREST DEVELOPMENT JOINT VENTURE, DAMON MORGAN, DONETH COX-MORGAN, ANTHONY J. CURTIS AND GMAC MODEL HOME FINANCE, LLC (THE "OWNERS") ARE THE LAWFUL OWNERS OF THE LANDS DESCRIBED IN THE CAPTION HEREON KNOWN AS CREEKSIDE OAKS UNIT THREE, AND BRANCH BANKING AND TRUST COMPANY IS THE HOLDER OF THE MORTGAGE ON SAID LANDS, 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 ROADS, PARKWAYS, LANES, COURTS, WALKWAYS, DRAINAGE EASEMENTS, EXCEPT ANY PRIVATE ACCESS DRAINAGE EASEMENTS AND EXCEPT TRACTS "A", "B", "C", "D" AND "E" (SAID TRACTS BEING WETLAND PRESERVATION AREAS), WHICH SHALL REMAIN PRIVATELY OWNED AND THE SOLE EXCLUSIVE PROPERTY OF THE OWNERS, THEIR SUCCESSORS AND ASSIGNS, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, THE DRAINAGE EASEMENTS OVER, UNDER, ACROSS AND THROUGH THE LAKE/STORMWATER MANAGEMENT FACILITIES AS 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. ~~ALL JEA WATER AND SEWER UTILITY EASEMENTS ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS.~~

1) THE DRAINAGE EASEMENTS HEREBY DEDICATED SHALL PERMIT THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS TO DISCHARGE INTO SAID LAKE/STORMWATER MANAGEMENT FACILITIES WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL ON OR COME UPON ALL ROADS, PARKWAYS, LANES AND COURTS HEREBY DEDICATED, TOGETHER WITH ALL SUBSTANCES OR MATTER WHICH MAY FLOW OR PASS FROM SAID ROADS, PARKWAYS, LANES AND COURTS, FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS, INTO OR THROUGH SAID LAKE/STORMWATER MANAGEMENT FACILITIES, 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 LAKE/STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT ARE OWNED IN FEE SIMPLE TITLE BY THE ABUTTING OWNERS, THEIR SUCCESSORS AND ASSIGNS, AND ALL MAINTENANCE AND ANY OTHER MATTERS PERTAINING TO SAID LAKE/STORMWATER MANAGEMENT FACILITIES ARE THE RESPONSIBILITY OF THE OWNERS, THEIR SUCCESSORS AND ASSIGNS. THE CITY OF JACKSONVILLE BY ACCEPTANCE OF THIS PLAT ASSUMES NO RESPONSIBILITY WHATSOEVER FOR SAID LAKE/STORMWATER MANAGEMENT FACILITIES.

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 OWNERS OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKE/STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE WATER LEVEL INCLUDING THE REPAIR, REMOVAL OR REPLACEMENT OF THE LAKE/STORMWATER MANAGEMENT FACILITIES 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 DAMAGE ARISING FROM OR OUT OF ANY OCCURRENCE IN, UPON, AT OR FROM THE LAKE/STORMWATER MANAGEMENT FACILITIES DESCRIBED ABOVE, OR ANY PART THEREOF, OCCASIONED WHOLLY OR IN PART BY ANY ACT OR OMISSION OF THEIR AGENTS, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES OR CONCESSIONAIRES WITHIN CREEKSIDE OAKS UNIT THREE. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE SUCCESSORS AND ASSIGNS OF THE OWNERS SHALL BE SUBJECT TO IT.

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

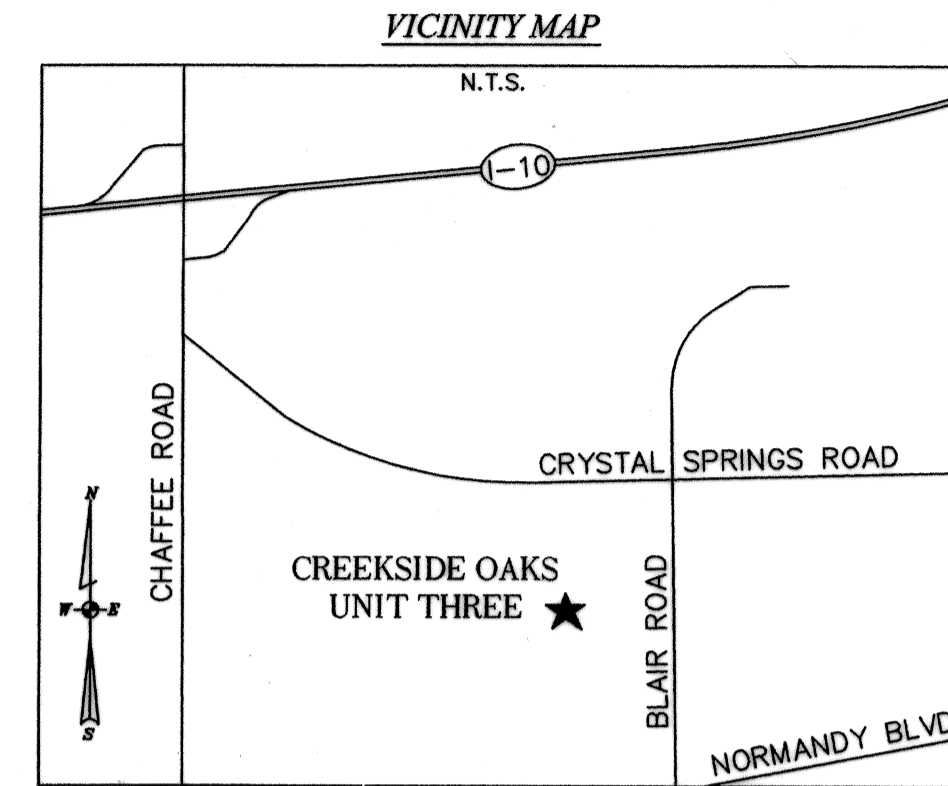
THOSE EASEMENTS DESIGNATED AS 'JEA-E' ARE HEREBY IRREVOCABLY DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM; PROVIDED HOWEVER, THAT NO PARALLEL UTILITIES MAY BE INSTALLED WITHIN SAID EASEMENTS.

IN WITNESS WHEREOF THE ABOVE NAMED HILLCREST DEVELOPMENT JOINT VENTURE, DAMON MORGAN, DONETH COX-MORGAN, ANTHONY J. CURTIS AND GMAC MODEL HOME FINANCE, LLC HAVE CAUSED THESE PRESENTS TO BE SIGNED THIS 4th DAY OF April, 2007.

CLERK'S CERTIFICATE 2007116151

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND APPROVED BY THE CITY OF JACKSONVILLE, FLORIDA, AND SUBMITTED TO ME FOR RECORDING AND IS RECORDED IN PLAT BOOK 63 PAGES 134 OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, SIGNED THIS 10 DAY OF April, 2007.

BY: Juan Marshall DEPUTY CLERK



HILLCREST DEVELOPMENT JOINT VENTURE

WITNESS: Bill Boyd BILL BOYD, GENERAL MANAGING PARTNER OF HILLCREST DEVELOPMENT JOINT VENTURE

STATE OF FLORIDA COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF February, 2007 BY BILL BOYD, GENERAL MANAGING PARTNER OF HILLCREST DEVELOPMENT JOINT VENTURE. HE IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES: July 20, 2007
PAMELA B. BELCHER
NOTARY PUBLIC, STATE OF FLORIDA
My commission expires Sept. 20, 2007
Commission No. DD 240070

BRANCH BANKING AND TRUST COMPANY

WITNESS: Tom MacFarland TOM MACFARLAND, SENIOR VICE PRESIDENT OF BRANCH BANKING AND TRUST COMPANY

STATE OF FLORIDA COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF February, 2007 BY TOM MACFARLAND, SENIOR VICE PRESIDENT OF BRANCH BANKING AND TRUST COMPANY. HE IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES: 8/15/2007
JEAN E. OLVER
MY COMMISSION # DD 222851
EXPIRES: August 15, 2007
www.FloridaNotary.com

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED IN THE CAPTION, THAT THE SURVEY WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF FLORIDA STATUTE 177, THAT THE PERMANENT REFERENCE MONUMENTS, PERMANENT CONTROL POINTS AND LOT CORNERS HAVE BEEN OR WILL BE MONUMENTED IN ACCORDANCE WITH CHAPTER 177.091, F.S., CHAPTER 61G17-6.003 F.A.C. AND SECTION 654.110, ORDINANCE CODE OF THE CITY OF JACKSONVILLE, FLORIDA.

CERTIFIED THIS 6th DAY OF February, 2007.

JERRY M. SIZEMORE
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 4177
MOORE SURVEYING AND DESIGN, INC.

Approved 3/15/07
John K. Kappas
DIRECTOR OF PUBLIC WORKS
4/4/07
W. Monroe Hazen, Jr.
PROFESSIONAL LAND SURVEYOR NO. 3398

PLAT CONFORMITY REVIEW:

THIS PLAT HAS BEEN REVIEWED AND FOUND TO BE IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES, THIS 12 DAY OF March, 2007

W. MONROE HAZEN, JR., PLS
PROFESSIONAL LAND SURVEYOR NO. 3398

FLOOD ZONE NOTE:

THE LANDS SHOWN HEREON LIE WITHIN FLOOD ZONE "X" AND/OR "SHADED X" AND "AE" (EL+/-60.5) AS DEPICTED ON THE FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY NUMBER 120077, PANEL NUMBER 0050, SUFFIX E, DATED JUNE 16, 1999.

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 ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.

APPROVED FOR THE RECORD:

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED, ACCEPTED AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, PURSUANT TO CHAPTER 654, ORDINANCE CODE THIS 5th DAY OF April, 2007

JOEY V. DUNCAN
DIRECTOR OF PUBLIC WORKS

CREEKSIDE OAKS UNIT THREE

BEING A REPLAT OF LOTS 7 AND 8 AND A PORTION OF LOT 9, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 63 PAGE 135

SHEET 2 OF 5

DAMON MORGAN
WITNESS [Signature]
WITNESS [Signature]
DAMON MORGAN,
PRIVATE HOMEOWNER

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS
21st DAY OF March 2006, 2006 BY DAMON MORGAN, A
PRIVATE HOMEOWNER. HE IS PERSONALLY KNOWN TO ME AND NO
OATH WAS TAKEN.

[Signature]
NOTARY PUBLIC,
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES:
[Stamp]

DONETH COX-MORGAN
WITNESS [Signature]
WITNESS [Signature]
DONETH COX-MORGAN,
PRIVATE HOMEOWNER

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS
31st DAY OF March 2006, 2006 BY DONETH COX-MORGAN,
A PRIVATE HOMEOWNER. SHE IS PERSONALLY KNOWN TO ME AND NO
OATH WAS TAKEN.

[Signature]
NOTARY PUBLIC,
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES:
7-29-07
[Stamp]

ANTHONY J. CURTIS A SINGLE MAN
WITNESS [Signature]
WITNESS [Signature]
ANTHONY J. CURTIS,
PRIVATE HOMEOWNER

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS
21st DAY OF March 2006, 2006 BY ANTHONY J. CURTIS, A SINGLE MAN
PRIVATE HOMEOWNER. HE IS PERSONALLY KNOWN TO ME AND NO
OATH WAS TAKEN.

[Signature]
NOTARY PUBLIC,
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES:
[Stamp]

GMAC MODEL HOME FINANCE, LLC
WITNESS [Signature]
WITNESS [Signature]
Monika Peets (PRINT NAME)
GMAC MODEL HOME FINANCE, LLC

STATE OF FLORIDA VIRGINIA
COUNTY OF DUVAL HENRICO
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS
27 DAY OF March, 2006 BY Monika Peets
AP SHE IS PERSONALLY KNOWN
TO ME AND NO OATH WAS TAKEN.

[Signature]
NOTARY PUBLIC,
STATE OF FLORIDA AT LARGE
VIRGINIA
MY COMMISSION EXPIRES:
4/30/09
[Stamp]

CREEKSIDE OAKS UNIT THREE

BEING A REPLAT OF LOTS 7 AND 8 AND A PORTION OF LOT 9, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 63 PAGE 136

SHEET 3 OF 5

GENERAL NOTES:

- 1) BEARINGS SHOWN HEREON REFER TO STATE PLANE COORDINATES NAD 83/90 DATA
- 2) □ DENOTES FOUND 4" CONCRETE MONUMENT STAMPED "P.R.M. LB-4622", UNLESS OTHERWISE NOTED
 ■ DENOTES SET 4" CONCRETE MONUMENT STAMPED "P.R.M. LB-6794"
- 3) ● DENOTES PERMANENT CONTROL POINT STAMPED "PCP LB-6794"
- 4) EASEMENTS SHOWN HEREON ARE FOR DRAINAGE UNLESS OTHERWISE NOTED

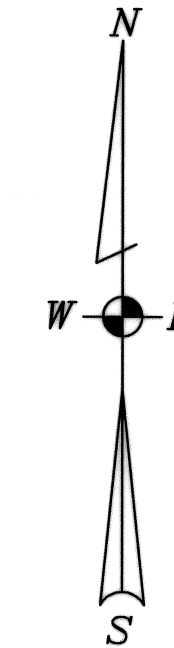
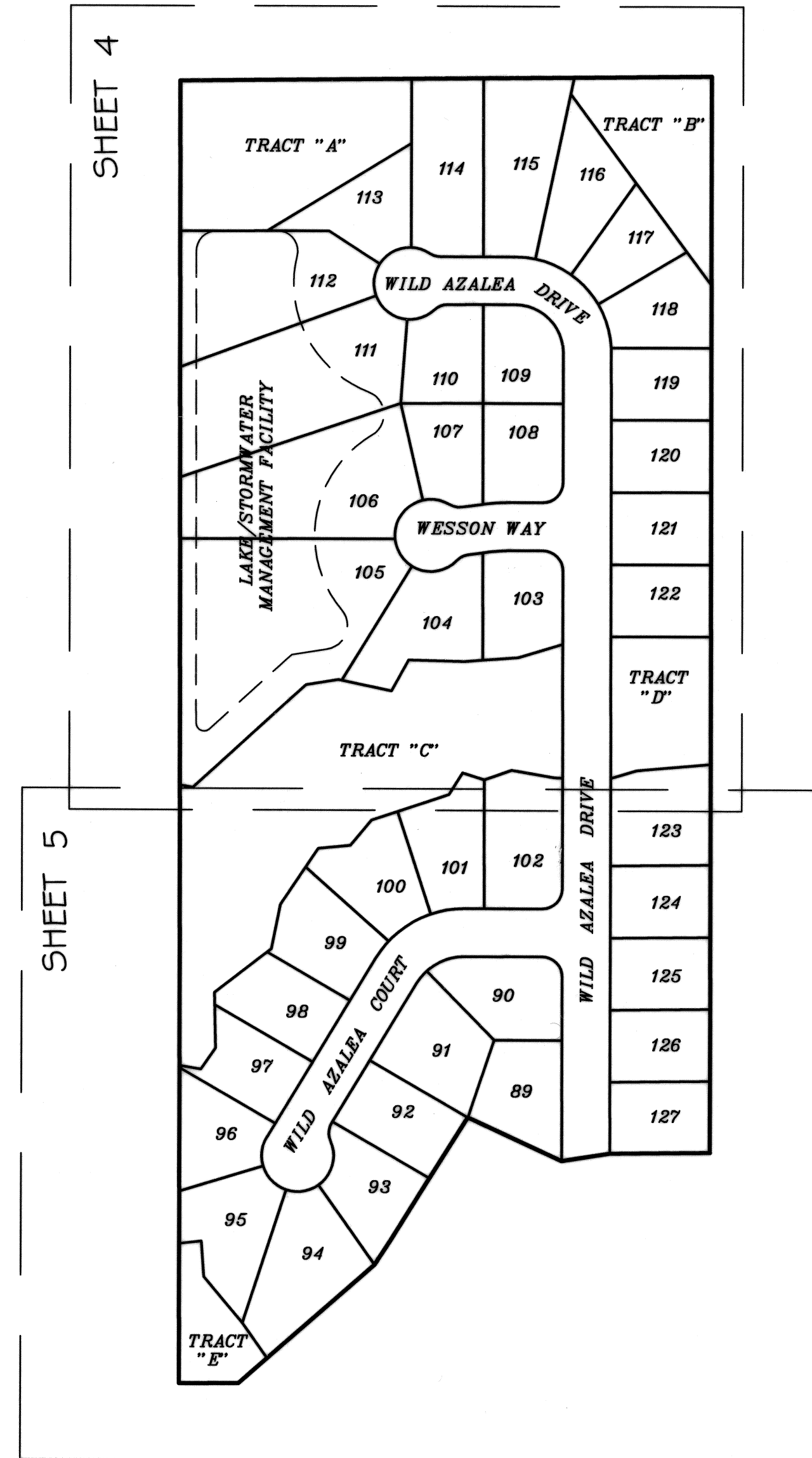
THE EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS WHICH MAY IMPEDE THE USE OF SAID EASEMENT BY THE CITY OF JACKSONVILLE. THE CONSTRUCTION OF DRIVEWAYS AND THE INSTALLATION OF FENCES, HEDGES AND LANDSCAPING IS PERMISSIBLE 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 EASEMENTS BY THE CITY OF JACKSONVILLE.

LEGEND:

- PC = POINT OF CURVATURE
- PT = POINT OF TANGENCY
- PI = POINT OF INTERSECTION
- PRC = POINT OF REVERSE CURVATURE
- PCC = POINT OF COMPOUND CURVATURE
- R = RADIUS
- L = LENGTH
- SEC = SECTION
- IP = IRON PIPE
- Δ = DELTA
- R/W = RIGHT-OF-WAY
- UDE = UNOBSTRUCTED DRAINAGE EASEMENT
- Δ = DELTA (CENTRAL) ANGLE
- RP = RADIUS POINT
- PB = PLAT BOOK
- DB = DEED BOOK
- ORV = OFFICIAL RECORDS BOOK
- PG = PAGE
- CL = CENTERLINE
- N.T.S. = NOT TO SCALE
- FND = FOUND
- TRAV = TRAVERSE
- CM = CONCRETE MONUMENT
- PRM = PERMANENT REFERENCE MONUMENT
- PL = PROPERTY LINE
- PDE = PRIVATE DRAINAGE EASEMENT

KEY MAP
N.T.S.

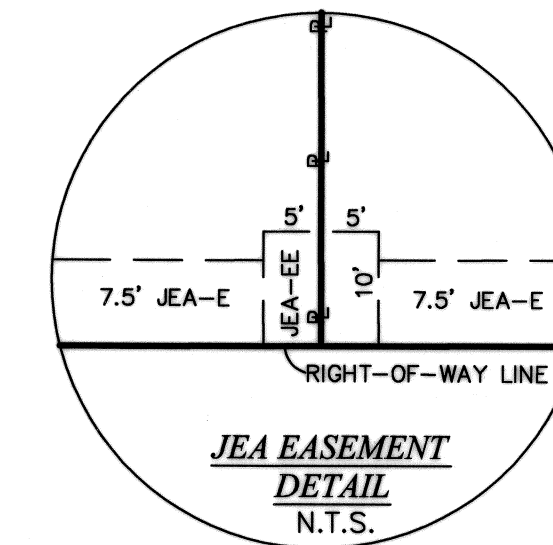


JEA NOTES:

CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR ITS USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.

'JEA-EE' 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 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.

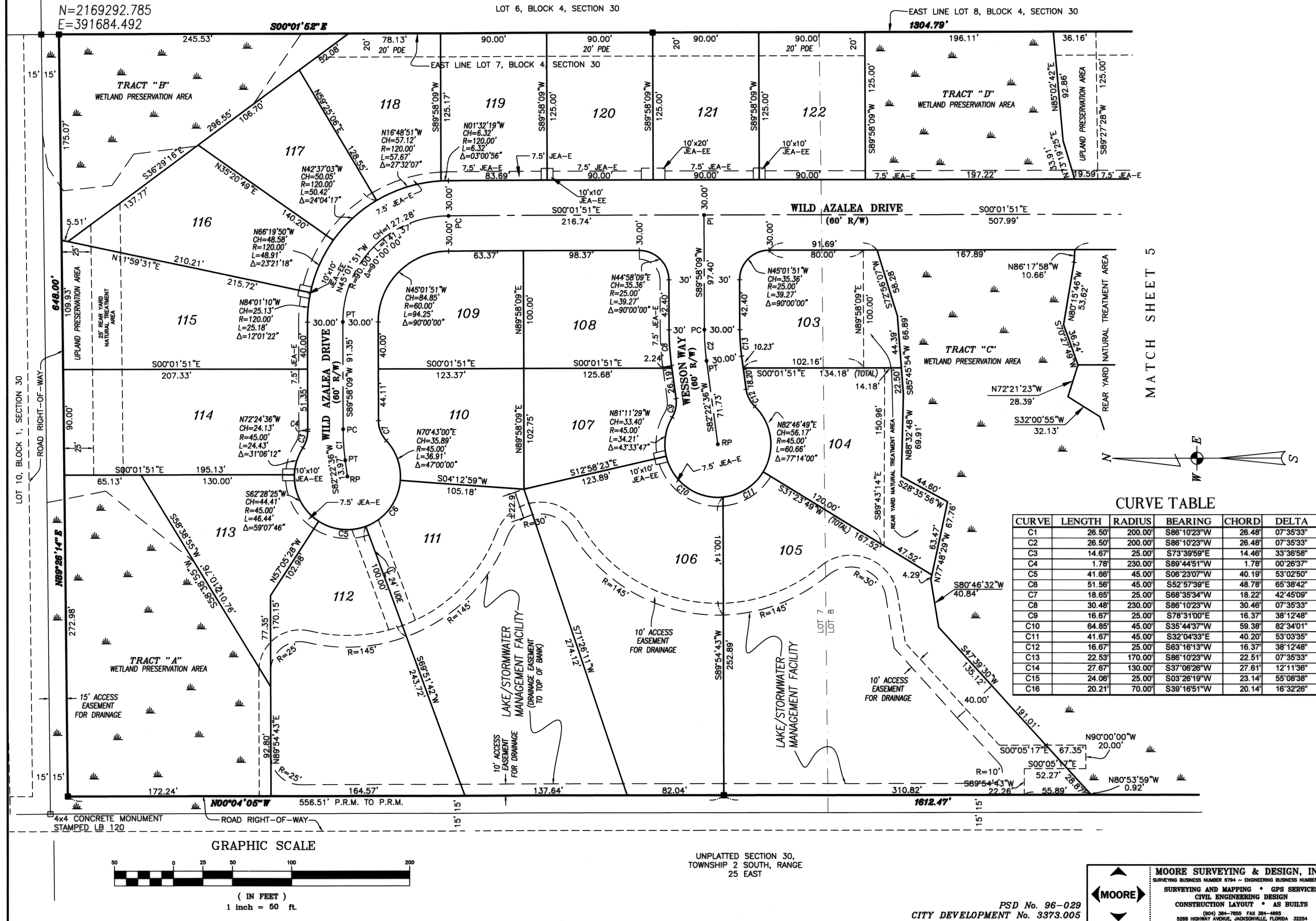


CREEKSIDE OAKS UNIT THREE

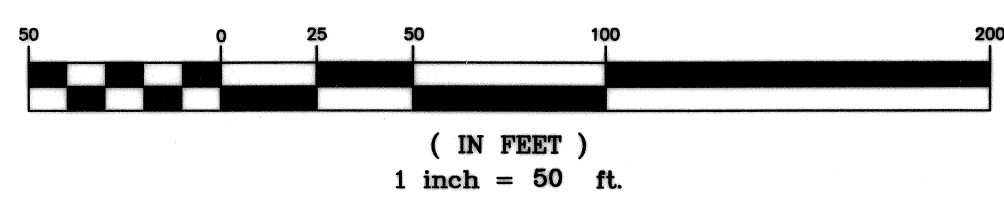
BEING A REPLAT OF LOTS 7 AND 8 AND A PORTION OF LOT 9, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 63 PAGE 137

SHEET 4 OF 5



CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA
C1	26.50'	200.00'	S86°10'23"W	26.48'	07°35'33"
C2	26.50'	200.00'	S86°10'23"W	26.48'	07°35'33"
C3	14.67'	25.00'	S73°39'59"E	14.46'	33°36'58"
C4	1.78'	230.00'	S89°44'51"W	1.78'	00°26'37"
C5	41.66'	45.00'	S06°23'07"W	40.19'	53°02'50"
C6	51.56'	45.00'	S52°57'39"E	48.78'	65°38'42"
C7	18.65'	25.00'	S68°35'34"W	18.22'	42°45'09"
C8	30.48'	230.00'	S86°10'23"W	30.46'	07°35'33"
C9	16.67'	25.00'	S78°31'00"E	16.37'	38°12'48"
C10	64.85'	45.00'	S35°44'37"W	59.38'	82°34'01"
C11	41.67'	45.00'	S32°04'33"E	40.20'	53°03'35"
C12	16.67'	25.00'	S63°16'13"W	16.37'	38°12'48"
C13	22.53'	170.00'	S86°10'23"W	22.51'	07°35'33"
C14	27.67'	130.00'	S37°06'26"W	27.61'	12°11'36"
C15	24.06'	25.00'	S03°26'19"W	23.14'	55°08'38"
C16	20.21'	70.00'	S39°16'51"W	20.14'	16°32'26"



UNPLATTED SECTION 30,
TOWNSHIP 2 SOUTH, RANGE
25 EAST

PSD No. 96-029
CITY DEVELOPMENT No. 3373.005

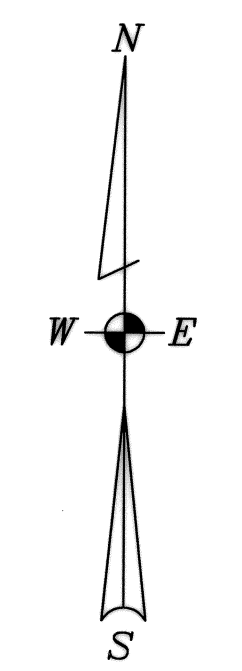
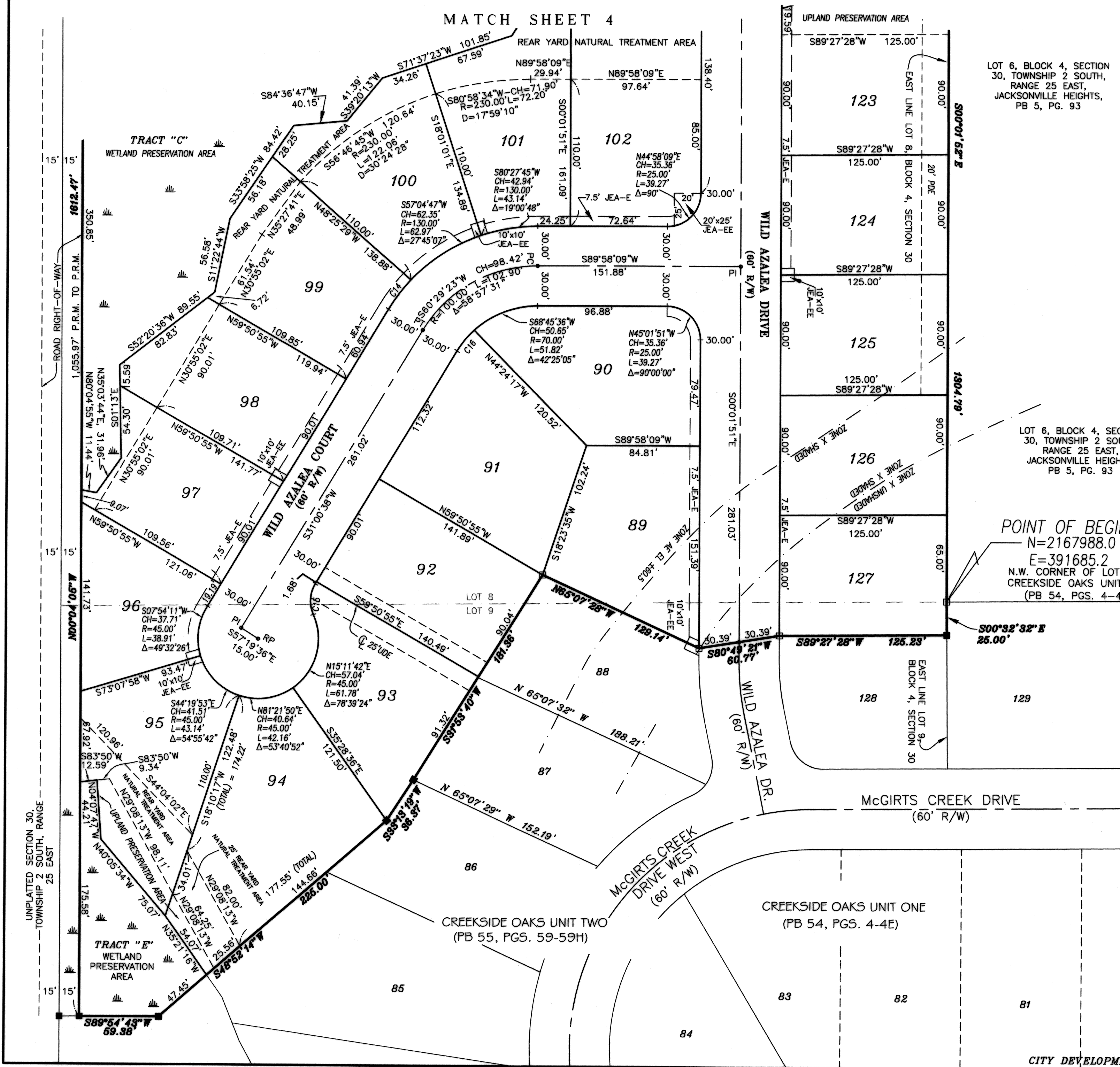
MOORE SURVEYING & DESIGN, INC.
SURVEYING BUSINESS NUMBER 6704 - ENGINEERING BUSINESS NUMBER 9699
SURVEYING AND MAPPING * GPS SERVICES
CIVIL ENGINEERING DESIGN
CONSTRUCTION LAYOUT * AS BUILTS
(904) 384-7853 FAX 384-4985
3288 HIGHWAY AVENUE, JACKSONVILLE, FLORIDA 32254

CREEKSIDE OAKS UNIT THREE

BEING A REPLAT OF LOTS 7 AND 8 AND A PORTION OF LOT 9, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 63 PAGE 138

SHEET 5 OF 5



LOT 6, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, PB 5, PG. 93

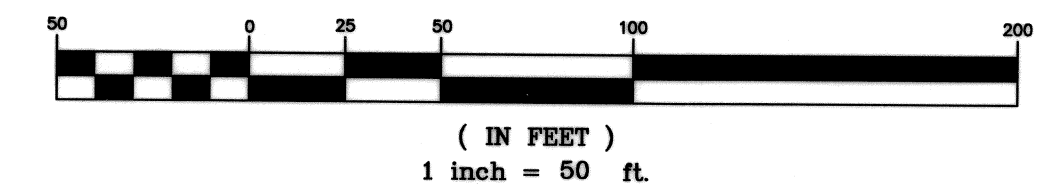
LOT 6, BLOCK 4, SECTION 30, TOWNSHIP 2 SOUTH, RANGE 25 EAST, JACKSONVILLE HEIGHTS, PB 5, PG. 93

POINT OF BEGINNING
N=2167988.0
E=391685.2
N.W. CORNER OF LOT 129,
CREEKSIDE OAKS UNIT ONE
(PB 54, PGS. 4-4E)

CURVE TABLE

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA
C1	26.50'	200.00'	S86°10'23"W	26.48'	07°35'33"
C2	26.50'	200.00'	S86°10'23"W	26.48'	07°35'33"
C3	14.67'	25.00'	S73°39'59"E	14.46'	33°36'58"
C4	1.78'	230.00'	S89°44'51"W	1.78'	00°26'37"
C5	41.66'	45.00'	S06°23'07"W	40.19'	53°02'50"
C6	51.56'	45.00'	S52°57'39"E	48.78'	65°38'42"
C7	18.65'	25.00'	S68°35'34"W	18.22'	42°45'09"
C8	30.48'	230.00'	S86°10'23"W	30.46'	07°35'33"
C9	16.67'	25.00'	S78°31'00"E	16.37'	38°12'48"
C10	64.85'	45.00'	S35°44'37"W	59.38'	82°34'01"
C11	41.67'	45.00'	S32°04'33"E	40.20'	53°03'35"
C12	16.67'	25.00'	S63°16'13"W	16.37'	38°12'48"
C13	22.53'	170.00'	S86°10'23"W	22.51'	07°35'33"
C14	27.67'	130.00'	S37°06'26"W	27.61'	12°11'36"
C15	24.06'	25.00'	S03°26'19"W	23.14'	55°08'38"
C16	20.21'	70.00'	S39°16'51"W	20.14'	16°32'26"

GRAPHIC SCALE



PSD No. 96-029
CITY DEVELOPMENT No. 3373.005

MOORE SURVEYING & DESIGN, INC.
SURVEYING BUSINESS NUMBER 6794 - ENGINEERING BUSINESS NUMBER 9959
SURVEYING AND MAPPING * GPS SERVICES
CIVIL ENGINEERING DESIGN
CONSTRUCTION LAYOUT * AS BUILTS
(904) 384-7855 FAX 384-4665
5285 HIGHWAY AVENUE, JACKSONVILLE, FLORIDA 32254