

Fox Chase - Unit Two

CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CAPTION

A portion of Section 6, Township 3 South, Range 28 East, Jacksonville, Duval County, Florida, being more particularly described as follows:
 For a Point of Beginning commence at the southwest corner of Lot 20, Fox Chase - Unit One, as recorded in Plat Book 46, Pages 73, 73A and 73B of the current public records of said County and run South 19° 16' 59" East, along the westerly terminus of Alumni Way (a 60 foot right-of-way as shown on said plat of Fox Chase - Unit One), a distance of 60.0 feet to a point on a curve; run thence in a southwesterly direction along the arc of a curve, said curve being concave southeasterly and having a radius of 270.0 feet, a chord bearing and distance of South 65° 06' 46" West, 52.73 feet to a Point of Compound Curve; run thence in a southerly direction along the arc of a curve, said curve being concave easterly and having a radius of 25.0 feet, a chord bearing and distance of South 15° 45' 39" West, 34.58 feet to the Point of Tangency of said curve; run thence South 27° 59' 15" East, a distance of 9.74 feet; run thence South 62° 00' 45" West, a distance of 50.0 feet to a Point of Curvature; run thence in a westerly direction along the arc of a curve, said curve being concave southerly and having a radius of 25.0 feet, a chord bearing and distance of North 75° 53' 05" West, 37.10 feet to the Point of Tangency of said curve; run thence South 56° 13' 05" West, a distance of 9.68 feet to a Point of Curvature; run thence in a southwesterly direction along the arc of a curve, said curve being concave northwesterly and having a radius of 330.0 feet, a chord bearing and distance of South 62° 02' 24" West, 66.95 feet to a point; run thence North 26° 08' 48" West, a distance of 127.88 feet; run thence North 25° 40' 45" West, a distance of 70.24 feet; run thence North 19° 35' 17" West, a distance of 63.47 feet; run thence North 10° 44' 53" West, a distance of 62.95 feet; run thence North 05° 32' 20" West, a distance of 50.19 feet; run thence North 00° 58' 23" West, a distance of 50.0 feet; run thence North 00° 28' 50" West, a distance of 410.35 feet; run thence South 89° 31' 10" West, a distance of 14.50 feet; run thence North 00° 28' 50" West, a distance of 55.0 feet; run thence North 89° 31' 10" East, a distance of 12.0 feet; run thence North 00° 28' 50" West, a distance of 95.0 feet; run thence North 89° 31' 10" East, a distance of 22.34 feet; run thence North 00° 28' 50" West, a distance of 45.0 feet; run thence South 89° 31' 10" West, a distance of 12.0 feet; run thence North 00° 28' 50" West, a distance of 60.0 feet; run thence North 89° 31' 10" East, parallel to and 30 feet southerly of the south line of a 100 foot Jacksonville Electric Authority easement as recorded in the Official Records of said County in Volume 4232, Page 526, as measured at right angles thereto, a distance of 250.0 feet to the northwest corner of Lot 92, said Fox Chase - Unit One; run thence the following nine (9) courses and distances along the westerly boundary of said Fox Chase - Unit One; 1st Course, South 00° 28' 50" East, 60.0 feet; 2nd Course, North 89° 31' 10" East, 12.0 feet; 3rd Course, South 00° 28' 50" East, 45.0 feet; 4th Course, South 02° 33' 33" East, 50.03 feet; 5th Course, South 00° 28' 50" East, 45.0 feet; 6th Course, South 89° 31' 10" West, 12.0 feet; 7th Course, South 00° 28' 50" East, 67.0 feet; 8th Course, South 02° 31' 48" East, 450.27 feet; 9th Course, South 09° 22' 33" East, 180.85 feet to the Point of Beginning.

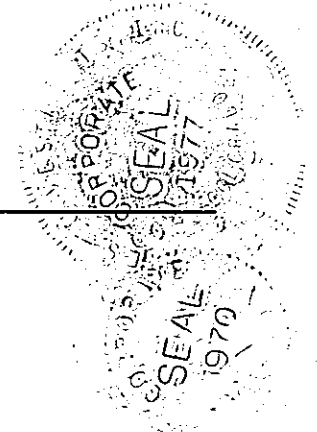
ADOPTION AND DEDICATION

This is to certify that Motes Investments, Inc., a Colorado Corporation is the lawful owner of the land described in the caption hereon known as Fox Chase - Unit Two and has caused the same to be surveyed and subdivided, and that Centex Real Estate Corporation, a Nevada Corporation is the holder of a mortgage on said lands and that this plat, made in accordance with said survey, is hereby adopted as the true and correct plat of said lands and that all rights-of-way, easements for drainage, utilities and sewers, and non-access easements are hereby irrevocably dedicated to the City of Jacksonville, its successors, and assigns. Jacksonville Electric Authority easements are hereby dedicated to the Jacksonville Electric Authority and its successors in title for use in its electrical distribution system.

In witness whereof, the above named corporations have caused these presents to be executed by their respective appropriate officers by and with the full authority of said corporations.

Wayne N. Haddock
 WITNESS
Suzie Claver
 WITNESS
Wayne N. Haddock
 WITNESS
Suzie Claver
 WITNESS

MOTES INVESTMENTS, INC.
Kent K. Motes
 KENT K. MOTES
 PRESIDENT
 CENTEX REAL ESTATE CORPORATION
Douglas W. Smith
 DOUGLAS W. SMITH
 DIVISION PRESIDENT



APPROVED
 DATE: 1-2-92
 For Director of Public Works
Henry W. Cook
 City Engineer
 For General Counsel
James E. Massa

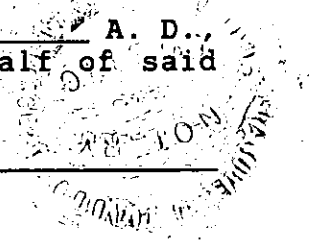
STATE OF FLORIDA, COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 7th day of OCTOBER, 1991, by Kent K. Motes, President of Motes Investments, Inc., on behalf of said Corporation.
Wayne N. Haddock
 NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
DECEMBER 28, 1993
 MY COMMISSION EXPIRES



STATE OF FLORIDA, COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 7th day of OCTOBER, 1991, by Douglas W. Smith, Division President of Centex Real Estate Corporation on behalf of said Corporation.
Wayne N. Haddock
 NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
DECEMBER 28, 1993
 MY COMMISSION EXPIRES



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. 91-1570-378 of said City, adopted by its Council and approved by its Mayor this 5th day of February, A. D., 1992.
Ed Cook
 MAYOR OF THE CITY OF JACKSONVILLE
Beverly A. Simmons
 SECRETARY OF THE COUNCIL, CITY OF JACKSONVILLE

CLERK'S CERTIFICATE 92-0013635

This is to certify that this Plat has been examined and approved by the City of Jacksonville, Duval County, Florida, and submitted to me for recording and is recorded in Plat Book 47, Pages 23, 23A of the public records of Duval County, Florida, this 7th day of February, A. D., 1992.
Henry W. Cook
 HENRY W. COOK, CLERK OF THE CIRCUIT COURT
Bridget G. DeWaugen
 DEPUTY CLERK

DEVELOPER'S CERTIFICATE

This is to certify that Centex Real Estate Corporation has deposited with the City of Jacksonville sufficient collateral, in compliance with Section 654.109 of the Municipal Code, in an amount equivalent to one hundred percent of all remaining costs for engineering and construction, including sidewalks, and costs of placing permanent control points, as guarantee that all required improvements will be completed in accordance with the plans and specifications approved by the City of Jacksonville.

Signed this 21st day of January, A. D., 1992.
Douglas W. Smith
 PRESIDENT, CENTEX REAL ESTATE CORPORATION
James E. Massa
 DIRECTOR OF PUBLIC WORKS

SURVEYOR'S CERTIFICATE

This is to certify that the undersigned is a currently licensed and registered land surveyor in and by the State of Florida and as such does hereby certify that this plat is a true and correct representation of the lands as surveyed under his responsible direction and supervision and that the survey data complies with all the requirements of Chapter 177, Florida Statutes, and further certifies that permanent reference monuments have been set and that permanent control points will be set according to the requirements of said Chapter 177.
 Signed this 25th day of NOVEMBER, A. D., 1991.

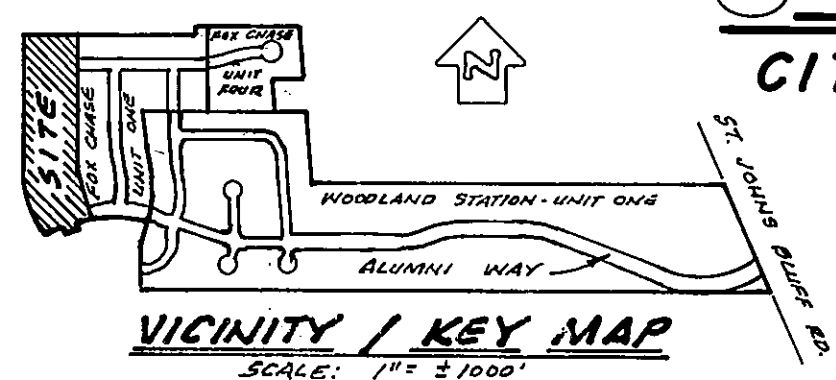
RICHARD P. CLARSON & ASSOCIATES, INC.
 1643 Naldo Avenue
 Jacksonville, Florida 32207

BY Jose A. Hill
 Jose A. Hill
 Registered Land Surveyor
 No. 2361, State of Florida



Fox Chase - Unit Two

CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

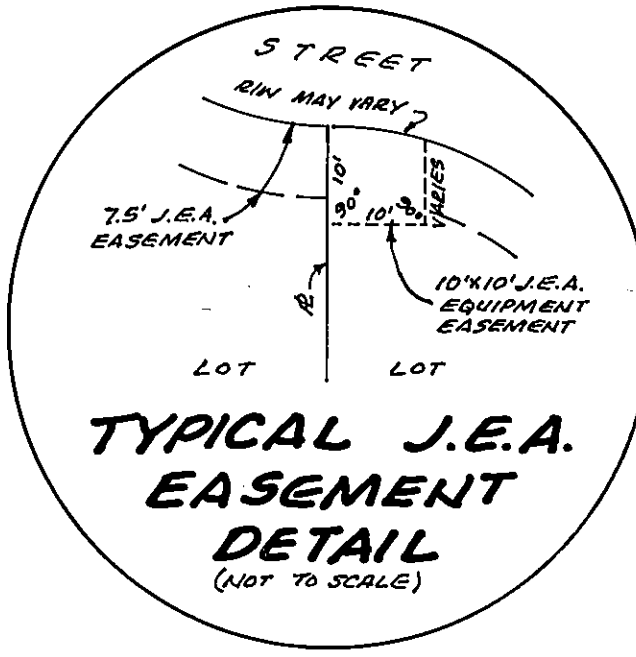
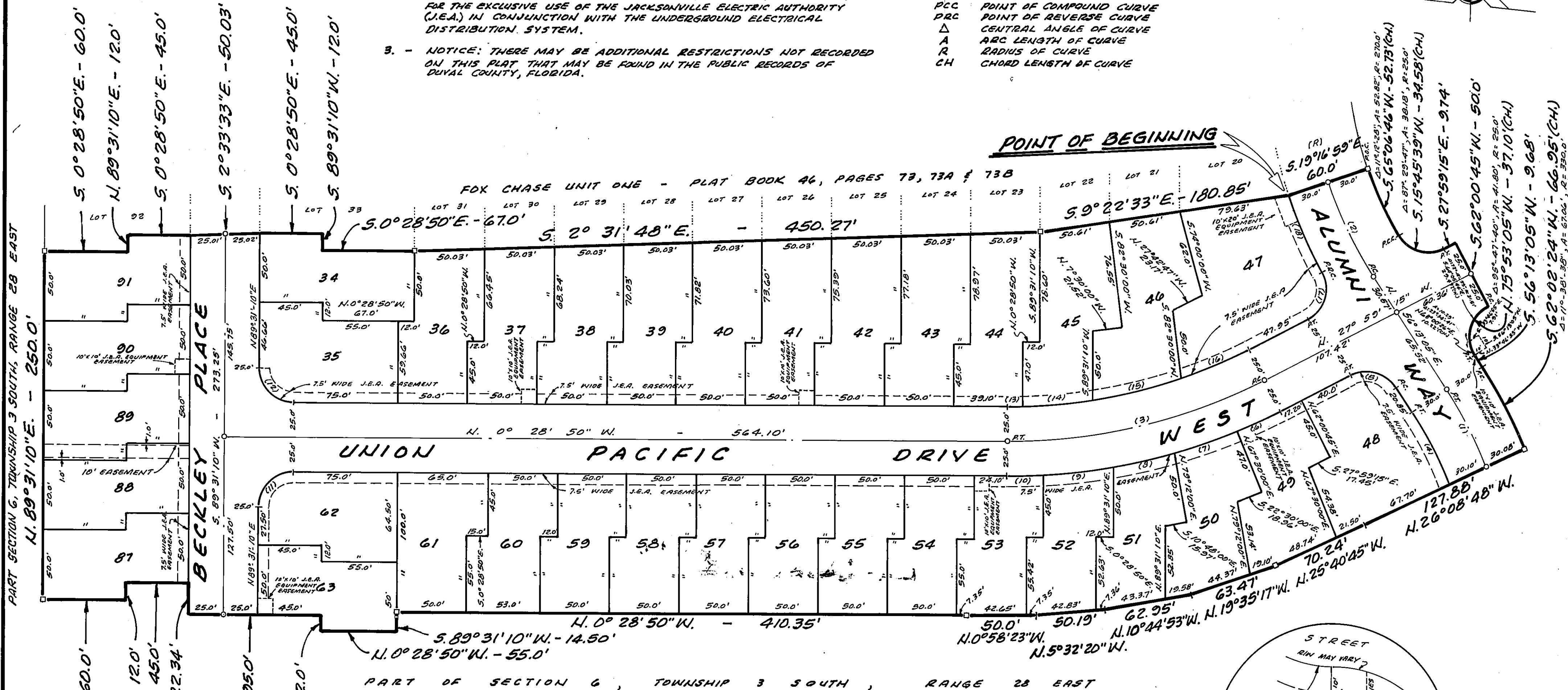


NOTES:

- BEARINGS SHOWN HEREON REFER TO THE PLAT OF FOX CHASE UNIT ONE AS RECORDED IN PLAT BOOK 46, PAGES 73, 73A & 73B.
- ALL EASEMENTS ARE FOR DRAINAGE, UTILITIES AND SEWERS UNLESS OTHERWISE INDICATED. CERTAIN DENOTED EASEMENTS ARE RESERVED FOR THE EXCLUSIVE USE OF THE JACKSONVILLE ELECTRIC AUTHORITY (J.E.A.) IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.

LEGEND:

- PERMANENT REFERENCE MONUMENT
- (P) PERMANENT CONTROL POINT
- (R) CURVE NUMBER
- RADIAL LINE
- PC POINT OF CURVATURE
- PT POINT OF TANGENCY
- POC POINT ON CURVE
- PCC POINT OF COMPOUND CURVE
- PRC POINT OF REVERSE CURVE
- ∠ CENTRAL ANGLE OF CURVE
- A ARC LENGTH OF CURVE
- R RADIUS OF CURVE
- CH CHORD LENGTH OF CURVE



CURVE DATA

Nº	BEARING	CH.	RAD.	DELTA	ARC	TAN.	Nº	BEARING	CH.	RAD.	DELTA	ARC	TAN.
1	N. 62° 14' 27" E.	62.95'	300.0'	12° 02' 44"	63.07'	31.65'	10	N. 2° 13' 38" W.	25.91'	425.0'	3° 29' 36"	25.91'	12.96'
2	N. 63° 28' 03" E.	75.71'	300.0'	14° 29' 56"	75.92'	38.16'	11	N. 45° 28' 50" W.	35.36'	25.0'	90°	39.27'	25.0'
3	N. 14° 18' 02" W.	190.20'	400.0'	27° 30' 25"	192.04'	97.91'	12	S. 44° 31' 10" W.	35.36'	25.0'	90°	39.27'	25.0'
4	N. 62° 29' 11" E.	58.96'	270.0'	12° 32' 12"	59.08'	29.66'	13	S. 1° 18' 47" E.	10.90'	375.0'	1° 39' 55"	10.90'	5.45'
5	N. 14° 06' 55" E.	33.52'	25.0'	84° 12' 20"	36.74'	22.59'	14	S. 5° 59' 10" E.	50.23'	375.0'	7° 40' 50"	50.27'	25.17'
6	N. 25° 41' 42" W.	34.01'	425.0'	4° 35' 06"	34.01'	17.01'	15	S. 14° 53' 18" E.	46.18'	375.0'	10° 07' 27"	46.26'	23.22'
7	N. 20° 11' 15" W.	47.67'	425.0'	6° 25' 50"	47.70'	23.87'	16	S. 23° 58' 08" E.	52.54'	375.0'	8° 02' 13"	52.60'	24.34'
8	N. 13° 52' 12" W.	44.0'	425.0'	6° 12' 16"	44.02'	23.03'	17	S. 73° 51' 04" E.	35.88'	25.0'	91° 43' 39"	44.02'	25.77'
9	N. 7° 22' 15" W.	50.36'	425.0'	6° 47' 37"	50.39'	25.23'	18	N. 65° 30' 03" E.	60.0'	330.0'	10° 25' 55"	60.00'	30.13'

PREPARED BY
CLARSON AND ASSOCIATES, INC.
ENGINEERS - LAND SURVEYORS
1643 NALDO AVENUE
JACKSONVILLE, FLORIDA 32207

(PSD-89-010)