

KERNAN FOREST

A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 20 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK 56 PAGE 12
SHEET 1 OF 13 SHEETS
SEE SHEET 2 FOR NOTES

CAPTION

A portion of Government Lots 12 and 13, Section 3, together with a portion of Lots 3 and 4, Section 10, all lying within Township 2 South, Range 20 East, Duval County, Florida, being more particularly described as follows: BEGINNING at the Northwesterly corner of Mt. Pleasant Creek, as recorded in Plat Book 44, Pages 78, 78A, 78B, 78C and 78D of the Current Public Records of said County, said point being situated in the Easterly right of way line of Kernan Boulevard North (a 120 foot right of way as now established); thence North 0°52'54" West, along said Easterly right of way line, a distance of 1,061.46 feet to the point of cusp of a curve concave Northeasterly and having a radius of 25.00 feet; thence Southeasterly around and along the arc of said curve, a distance of 39.27 feet, said arc being subtended by a chord bearing and distance of South 45°52'54" East, 35.36 feet to the point of tangency of said curve; thence North 89°07'06" East, 250.60 feet; thence North 44°07'06" East, 84.08 feet; thence North 89°07'06" East, 50.00 feet; thence South 45°52'54" East, 85.64 feet; thence Easterly around and along the arc of a curve concave Northerly and having a radius of 565.00 feet, a distance of 121.64 feet, said arc being subtended by a chord bearing and distance of North 76°13'13" East, 121.40 feet to the point of tangency of said curve; thence North 70°03'10" East, 248.88 feet to the point of curvature of a curve concave Northwesterly and having a radius of 315.00 feet; thence Northeasterly around and along the arc of said curve, a distance of 99.05 feet, said arc being subtended by a chord bearing and distance of North 61°02'39" East, 98.65 feet to the point of tangency of said curve; thence North 52°02'08" East, 65.19 feet to the point of curvature of a curve concave Southerly and having a radius of 385.00 feet; thence Easterly around and along the arc of said curve, a distance of 183.23 feet, said arc being subtended by a chord bearing and distance of North 65°40'11" East, 181.51 feet; thence North 09°18'49" West, 256.73 feet; thence North 80°41'11" East, 95.00 feet; thence South 09°18'49" East, 258.65 feet; thence North 82°07'22" East, 123.39 feet to the point of curvature of a curve concave Southerly and having a radius of 380.00 feet; thence Easterly around and along the arc of said curve, a distance of 205.15 feet, said arc being subtended by a chord bearing and distance of South 82°24'41" East, 202.67 feet to the point of tangency of said curve; thence South 66°56'43" East, 93.68 feet to the point of curvature of a curve concave Southwesterly and having a radius of 280.00 feet; thence Southeasterly around and along the arc of said curve, a distance of 134.35 feet, said arc being subtended by a chord bearing and distance of South 53°11'57" East, 133.07 feet; thence North 50°32'49" East, 110.23 feet; thence North 00°05'28" West, 535.20 feet; thence North 26°00'26" West, 113.21 feet; thence North 03°22'29" East, 136.05 feet to a point situated in said Southerly line of lands recorded in Official Records Volume 9486, Page 2188; thence South 86°37'31" East, along said last mentioned line, a distance of 363.61 feet to the Southeasterly corner thereof and a point situated in the Westerly line of Crystal Ridge Unit Two, as recorded in Plat Book 48, Pages 48, 48A, 48B and 48C of said Current Public Records; thence South 08°45'47" East, along said Westerly line 211.87 feet to an angle point in said boundary; thence South 06°17'19" East, continuing along said Westerly line of Crystal Ridge Unit Two, 650.00 feet to the centerline of Tiger Pond Creek; thence Southeasterly along said centerline of Tiger Pond Creek and following the meanderings thereof, the same being the Southwesterly line of said Crystal Ridge Unit Two, said centerline also being the Southwesterly boundary of Tiffany Pines, as recorded in Plat Book 41, Pages 18, 18A and 18B of said Current Public Records, a distance of 1,980 feet, more or less, to a point which lies South 89°43'50" East, 2,040 feet, more or less, from the Northwesterly corner of Mt. Pleasant Creek Unit Two, as recorded in Plat Book 45, Pages 62, 62A, 62B, 62C, 62D, 62E and 62F of said Current Public Records; thence North 89°43'50" West, along the Easterly prolongation of said last mentioned plat and along the Easterly prolongation of Mt. Pleasant Creek Unit Three-B, as recorded in Plat Book 47, Pages 27 and 27A of said Current Public Records, and along the Northerly boundary of said Mt. Pleasant Creek Unit Three-B and Mt. Pleasant Creek Unit Two, 2,040 feet, more or less, to said Northwesterly corner of Mt. Pleasant Creek Unit Two; thence South 00°32'43" West, along the Westerly boundary of said Mt. Pleasant Creek Unit Two, 164.97 feet to the Northeasterly corner of said Mt. Pleasant Creek; thence North 89°43'50" West, along the North line of said Mt. Pleasant Creek, 1,407.47 feet to the POINT OF BEGINNING.

Containing 78.8 acres, more or less.

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.

By: Lynn A. Westbrook
Lynn A. Westbrook, P.E.
Director of Public Works
Date: 4/30/2003

CLERK'S CERTIFICATE # 2003139459

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 56, Pages 12-12A of the current Public Records of Duval County, Florida, this 2nd day of March, A.D., 2003.

By: Jim Fuller
Jim Fuller
Clerk of the Circuit Court

By: [Signature]
Deputy Clerk

PLAT CONFORMITY REVIEW

This Plat has been reviewed and found in compliance with Part 1, Chapter 177, Florida Statutes, this 22nd day of April, 2003.

By: Glenn E. McGregor
Glenn E. McGregor, P. L. S.
Professional Land Surveyor Number 4252

ADOPTION AND DEDICATION

This is to certify that Kernan Forest, L.L.C., a Limited Liability Company, owner of the lands described in the Caption hereon known as Kernan Forest, having caused the same to be surveyed and subdivided, that Atlantic States Bank, a Florida corporation, is the holder of a mortgage on said lands. This plat being made in accordance with said survey is hereby adopted as a true and correct plat of those lands. Tract "F" (Lift Station) and all easements for utilities and sewers are hereby irrevocably dedicated to JEA, its successors and assigns. All lanes, courts, trails, streets, unobstructed drainage easements, drainage easements, access and maintenance easements and non-access easements as shown hereon are hereby irrevocably and without reservation dedicated to the City of Jacksonville, its successors and assigns. Tracts "A" and "D" (Wetlands), Tracts "B" and "E" (Open Space), Tracts "C" and "G" (Recreational Area) and Tract "H" (Unobstructed Drainage Easement and Upland Buffer) are hereby irrevocably dedicated to Kernan Forest Homeowners Association, its successors and assigns. The drainage easements through and over the lakes/stormwater management facilities 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 which these easements traverse, all water which may fall or come upon all trails, courts, lanes, streets, drives and roads, hereby dedicated, together with all soil, nutrients, chemicals and all other substances which may flow or pass from trails, courts, lanes, streets, drives and roads, from adjacent land or from any other source of Public Waters into or through said lakes and treatments systems, without any liability whatsoever on the part of the City of Jacksonville, its successors and assigns for any damage, injuries or losses 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/stormwater management facilities shown on this plat are owned in fee simple title by the abutting property owners. The City of Jacksonville by acceptance of this plat assumes no responsibility for the removal or treatment of aquatic plants, animals, soil, chemicals or any other substance or thing that may even be or come within said lakes/stormwater management facilities which these easements traverse, nor any responsibility for maintenance or preservation of the water purity, water level or water depth which responsibilities shall be those of the abutting property owners;
- 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 Developer and any other person within the area of the lands hereby platted, or of the lakes/stormwater management facilities shown on this plat, but shall have the right to modify the existence of the lakes/stormwater management facilities and that which retains it to effect adequate drainage including but not limited to, the right to remove any water level control structures or any part thereof.
- 4) The Owner, its 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 lakes/stormwater management facilities described above, or any part thereof, occasioned wholly or in part by any act of omission of its agents, contractors, employees, servants, licensees, or concessionaires within Kernan Forest. This indemnification shall run with the land and the assigns of the owner and shall be subject to it.

The undersigned Owner(s) do hereby reserve unto themselves and 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 owner, 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.

In witness whereof Kernan Forest, L.L.C., a Limited Liability Company, has caused these presents to be executed by its Managing Member, this 31st day of MARCH, A.D., 2003.

KERNAN FOREST, L.L.C.
A Florida Limited Liability Company

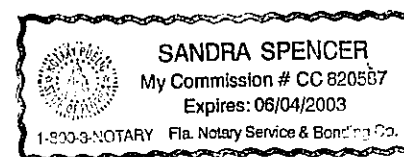
Witness: [Signature]
Print Name: PATRICK WALLACE
Witness: [Signature]
Print Name: Sandra Spencer

By: [Signature]
James Ricky Wood, President of
The Wood Development Company of
Jacksonville, Managing Member of
Kernan Forest, L.L.C., a Florida limited
liability company

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 31st day of MARCH, A.D., 2003 by James Ricky Wood, President of The Wood Development Company of Jacksonville, Managing Member of Kernan Forest, L.L.C., a Florida Limited Liability Company, on behalf of the company, who is personally known to me.

Notary Public, State of Florida
Type of print name: Sandra Spencer
My Commission Expires: _____
My Commission Number: _____



ATLANTIC STATES BANK
A Florida Banking Association

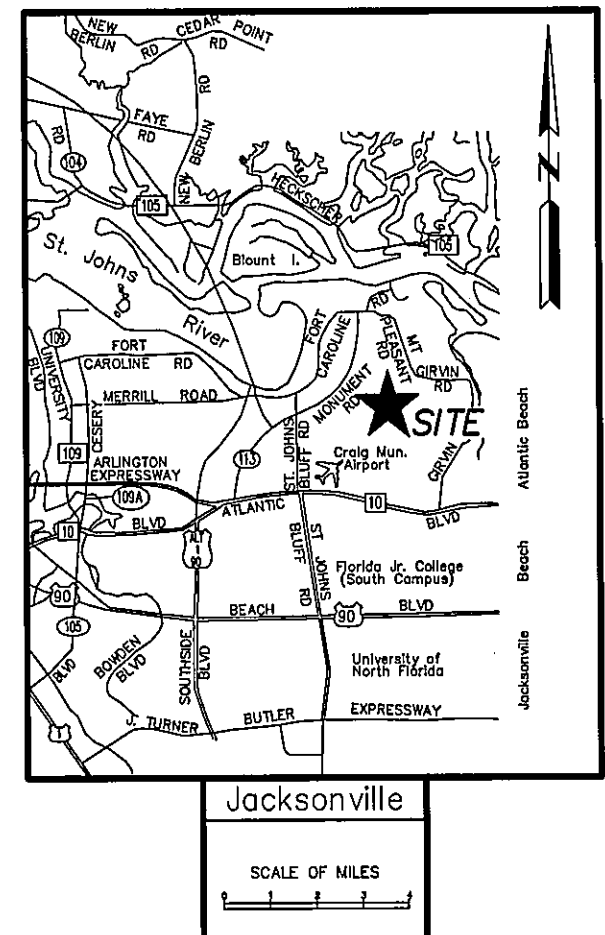
Witness: [Signature]
Print Name: PATRICK WALLACE
By: [Signature]
Scott Taccati
Senior Vice President
Witness: [Signature]
Print Name: MICHAEL J. LOBERGER

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 31st day of MARCH, A.D., 2003 by Scott Taccati, Senior Vice President of Atlantic States Bank, a Florida Banking Association, on behalf of the association, who is personally known to me.
By: [Signature]
Notary Public, State of Florida
Type of print name: _____
My Commission Expires: _____
My Commission Number: _____

MICHAEL JAMES LOBERGER
Notary Public, State of Florida
My comm. exp. Mar. 11, 2005
Comm. No. CC 996996

VICINITY MAP



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 of the requirements of the Florida Statute Chapter 177, that Permanent Reference Monuments, Permanent Control Points and lot corners have been monumented in accordance with Chapter 177.091 F. S., Chapter 61G-17.003 F. A. C. and Section 654.110 Ordinance Code of the City of Jacksonville.

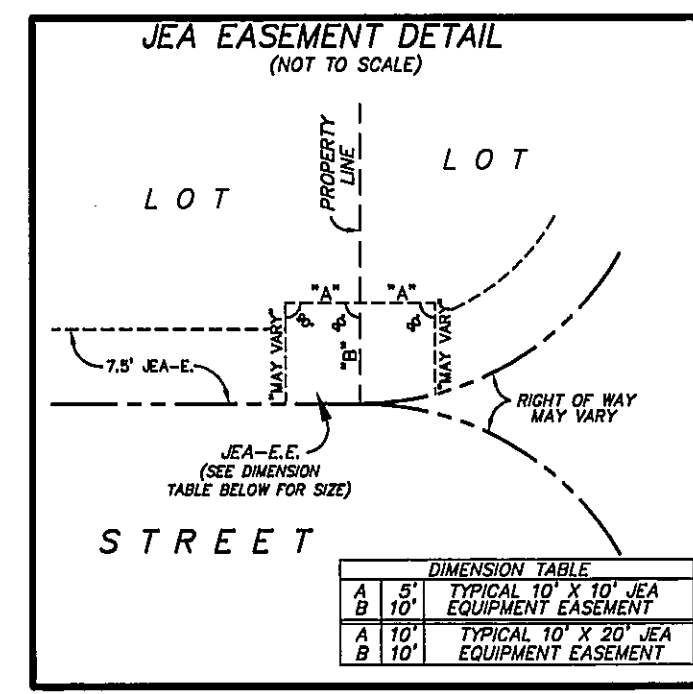
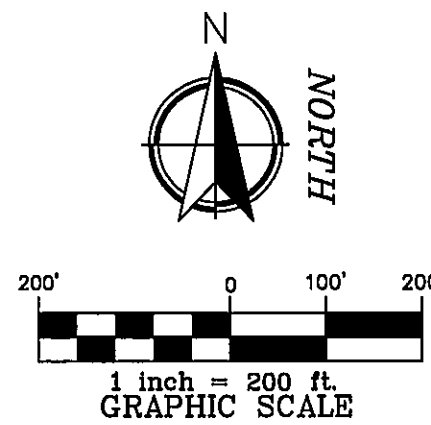
Signed and Sealed this 25th day of MARCH, A.D., 2003.
By: [Signature]
Richard A. Miller
Florida Registered Land Surveyor
and Mapper Certificate No. 3848
L.B. No. 5189

PREPARED BY:
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
FAX (904) 721-5758
TELEPHONE (904) 721-1226

PSD NO. 2002-005
CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST

A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.

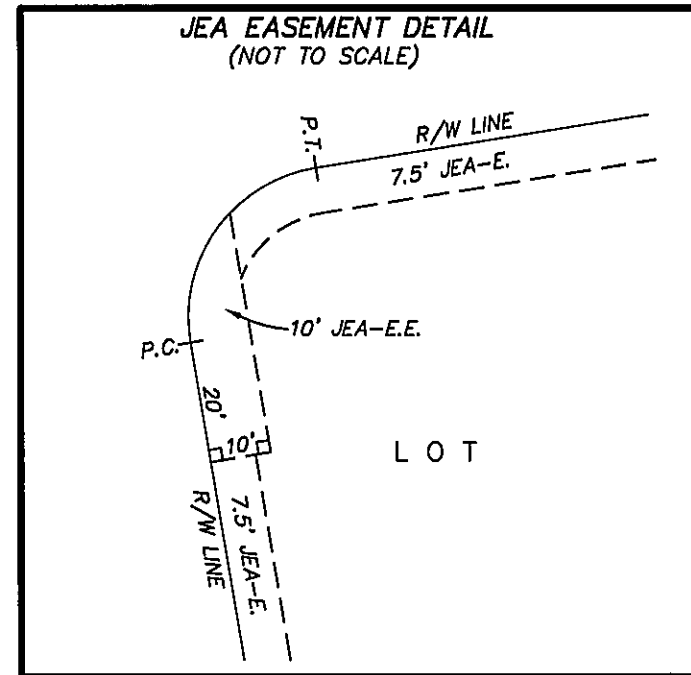
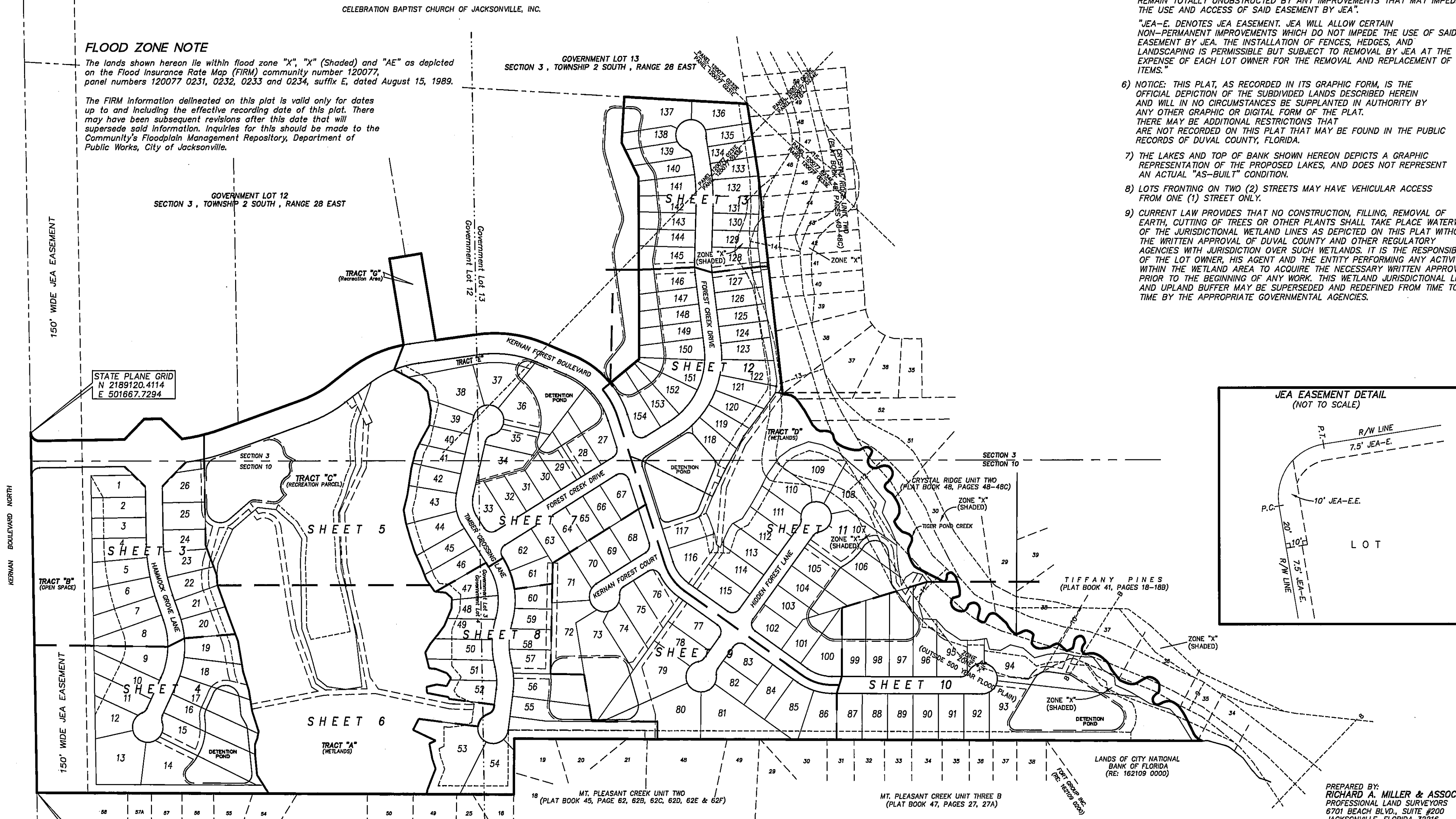


ABBREVIATIONS USED IN THIS PLAT

ABBREVIATION	DEFINITION
P.C.	Point of Curvature
P.T.	Point of Tangency
P.R.C.	Point of Reverse Curvature
P.O.T.	Point of Intersection
Sq. Ft.	Square Feet
C.L.	Centerline
L1	Denotes Tabulated Curve Data
ESMT.	Denotes Tabulated Line Data
---	Denotes Easement
---	Denotes Street Name Change Point
---	Denotes Match Line of Sheets
(Typ.)	Typical
R.M.	Reference Monument

- NOTES:**
- 1) DENOTES PERMANENT REFERENCE MONUMENT SET P.L.S. NO. 3848.
 - 2) DENOTES PERMANENT CONTROL POINT.
 - 3) BEARINGS BASED ON THE STATE PLANE GRID EAST ZONE.
 - 4) ALL PLATTED EASEMENTS SHOWN HEREON ARE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF DRAINAGE STRUCTURES, UTILITIES, SANITARY SEWERS AND CABLE TELEVISION SERVICE, PROVIDED HOWEVER THAT SAID CABLE TELEVISION SERVICE, SHALL NOT INTERFERE WITH THE FACILITIES AND SERVICES OF ANY ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.
 - 5) CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
 "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. JEA WILL ALLOW CERTAIN NON-PERMANENT IMPROVEMENTS WHICH DO NOT 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 REPLACEMENT OF SUCH ITEMS."
 - 6) 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.
 - 7) THE LAKES AND TOP OF BANK SHOWN HEREON DEPICTS A GRAPHIC REPRESENTATION OF THE PROPOSED LAKES, AND DOES NOT REPRESENT AN ACTUAL "AS-BUILT" CONDITION.
 - 8) LOTS FRONTING ON TWO (2) STREETS MAY HAVE VEHICULAR ACCESS FROM ONE (1) STREET ONLY.
 - 9) CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILLING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WATERWARD OF THE JURISDICTIONAL WETLAND LINES AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF DUVAL COUNTY AND OTHER REGULATORY AGENCIES WITH JURISDICTION OVER SUCH WETLANDS. IT IS THE RESPONSIBILITY OF THE LOT OWNER, HIS AGENT AND THE ENTITY PERFORMING ANY ACTIVITY WITHIN THE WETLAND AREA TO ACQUIRE THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK. THIS WETLAND JURISDICTIONAL LINE AND UPLAND BUFFER MAY BE SUPERSEDED AND REDEFINED FROM TIME TO TIME BY THE APPROPRIATE GOVERNMENTAL AGENCIES.

FLOOD ZONE NOTE
 The lands shown hereon lie within flood zone "X", "X" (Shaded) and "AE" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel numbers 120077 0231, 0232, 0233 and 0234, suffix E, dated August 15, 1989.
 The FIRM information delineated on this plat is valid only for dates up to and including the effective recording date of this plat. There may have been subsequent revisions after this date that will supersede said information. Inquiries for this should be made to the Community's Floodplain Management Repository, Department of Public Works, City of Jacksonville.



STATE PLANE GRID
 N 2189120.4114
 E 501667.7294

MT. PLEASANT CREEK
 (PLAT BOOK 44, PAGE 78A, 78B, 78C & 78D)

MT. PLEASANT CREEK UNIT TWO
 (PLAT BOOK 45, PAGE 62, 62B, 62C, 62D, 62E & 62F)

MT. PLEASANT CREEK UNIT THREE B
 (PLAT BOOK 47, PAGES 27, 27A)

LANDS OF CITY NATIONAL BANK OF FLORIDA
 (RE: 162109 0000)

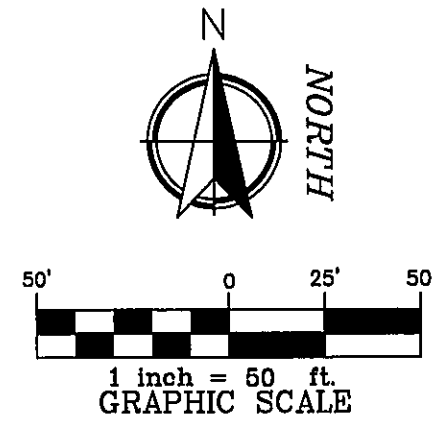
PREPARED BY:
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 PSD NO. 2002-005
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A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK **56** PAGE **128**

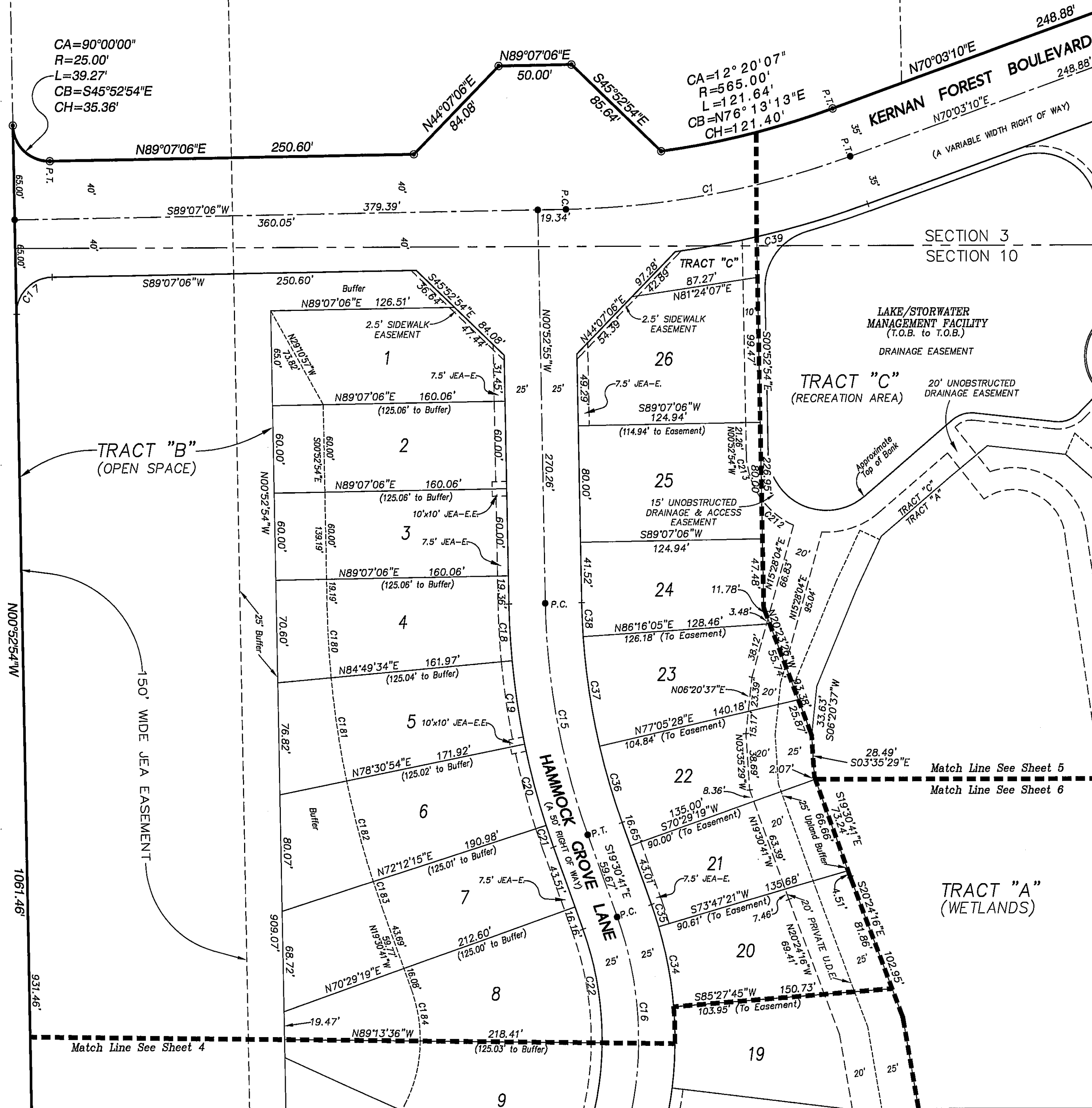
SHEET 3 OF 13 SHEETS
SEE SHEET 2 FOR NOTES



TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C1	600.00'	199.66'	100.76'	198.74'	N79°35'08"E	19°03'56"
C15	500.00'	162.57'	82.01'	161.86'	S10°11'48"E	18°37'46"
C16	250.00'	192.75'	101.45'	188.01'	N02°34'35"E	44°0'31"
C17	25.00'	39.27'	25.00'	35.36'	S44°07'06"W	90°00'00"
C18	525.00'	39.16'	19.59'	39.15'	S03°01'07"E	4°16'24"
C19	525.00'	57.82'	28.94'	57.79'	S08°18'38"E	6°18'38"
C20	525.00'	57.83'	28.94'	57.80'	S14°37'16"E	6°18'39"
C21	525.00'	15.90'	7.95'	15.89'	S18°38'38"E	1°44'05"
C22	225.00'	79.66'	40.25'	79.24'	N09°22'08"W	20°17'05"
C34	275.00'	56.03'	28.11'	55.93'	N10°22'27"W	11°40'25"
C35	275.00'	15.84'	7.92'	15.84'	N17°51'40"W	3°18'01"
C36	475.00'	54.91'	27.49'	54.88'	S16°11'58"E	6°37'25"
C37	475.00'	76.08'	38.12'	75.99'	S08°17'58"E	9°10'35"
C38	475.00'	23.46'	11.73'	23.45'	S02°17'48"E	2°49'45"
C39	635.00'	136.71'	68.62'	136.45'	N76°13'13"E	12°20'07"
C180	650.00'	48.69'	24.36'	48.68'	S03°01'40"E	4°17'32"
C181	650.00'	71.60'	35.83'	71.56'	S08°19'46"E	6°18'40"
C182	650.00'	71.60'	35.83'	71.56'	S14°38'26"E	6°18'40"
C183	650.00'	19.46'	9.73'	19.46'	S18°39'13"E	1°42'55"
C184	100.00'	35.48'	17.93'	35.29'	N09°20'49"W	20°19'43"
C212	55.00'	28.44'	14.55'	28.12'	S50°47'32"E	29°37'39"
C213	55.00'	33.69'	17.39'	33.17'	S18°25'49"E	35°05'48"

PREPARED BY:
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PSD NO. 2002-005
CITY DEVELOPMENT NO. 2393.5

KERNAN BOULEVARD NORTH
(A 120' RIGHT OF WAY)



CA=90°00'00"
R=25.00'
L=39.27'
CB=S45°52'54"E
CH=35.36'

CA=12°20'07"
R=565.00'
L=121.64'
CB=N76°13'13"E
CH=121.40'

SECTION 3
SECTION 10

LAKE/STORWATER
MANAGEMENT FACILITY
(T.O.B. to T.O.B.)
DRAINAGE EASEMENT

TRACT "C"
(RECREATION AREA)

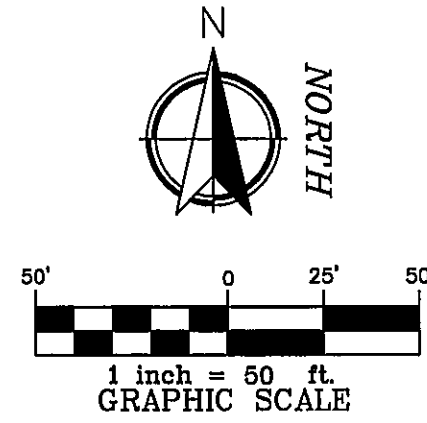
Match Line See Sheet 5
Match Line See Sheet 6

TRACT "A"
(WETLANDS)

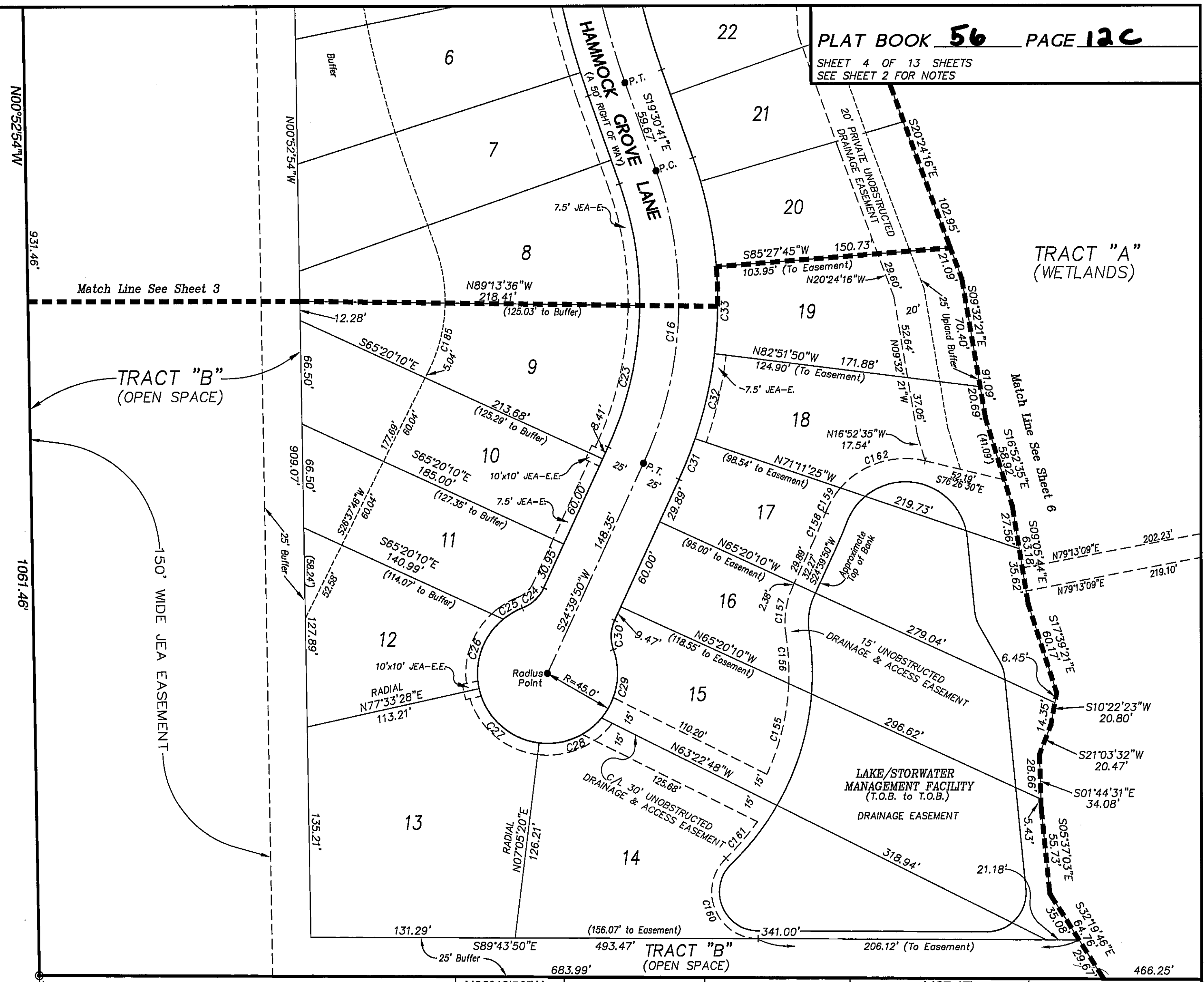
Match Line See Sheet 4

KERNAN FOREST

A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.



PLAT BOOK **56** PAGE **12C**
SHEET 4 OF 13 SHEETS
SEE SHEET 2 FOR NOTES



KERNAN BOULEVARD NORTH
(A 120' RIGHT OF WAY)

TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C16	250.00'	192.75'	101.45'	188.01'	N02°34'35"E	44°10'31"
C23	225.00'	93.82'	47.60'	93.14'	N12°43'07"E	23°53'26"
C24	25.00'	19.38'	10.21'	18.90'	N46°52'18"E	44°24'55"
C25	45.00'	14.22'	7.17'	14.16'	S60°01'28"W	18°06'35"
C26	45.00'	49.80'	27.80'	47.30'	S19°15'49"W	63°24'43"
C27	45.00'	55.35'	31.78'	51.92'	S47°40'36"E	70°28'08"
C28	45.00'	45.26'	24.75'	43.38'	N68°16'28"E	57°37'45"
C29	45.00'	46.50'	25.57'	44.46'	N09°51'15"E	59°12'40"
C30	25.00'	19.38'	10.21'	18.90'	S02°27'23"W	44°24'55"
C31	275.00'	28.10'	14.06'	28.09'	N21°44'13"E	5°51'15"
C32	275.00'	56.03'	28.11'	55.93'	N12°58'23"E	11°40'25"
C33	275.00'	56.03'	28.11'	55.93'	N01°17'58"E	11°40'25"
C155	155.00'	60.24'	30.50'	59.86'	N13°38'17"E	22°18'02"
C156	155.00'	30.83'	15.47'	30.78'	N03°11'40"W	11°23'52"
C157	55.00'	32.21'	16.58'	31.75'	S07°53'07"W	33°33'26"
C158	370.00'	19.76'	9.88'	19.76'	N23°08'01"E	3°03'38"
C159	55.00'	18.56'	9.37'	18.47'	S31°16'08"W	19°19'52"
C160	30.00'	71.15'	74.04'	55.61'	S21°47'16"E	135°53'07"
C161	165.00'	31.16'	15.63'	31.11'	N40°44'41"E	10°49'12"
C162	55.00'	60.11'	33.46'	57.17'	S72°14'47"W	62°37'25"
C185	100.00'	45.05'	22.91'	44.67'	N13°43'24"E	25°48'44"

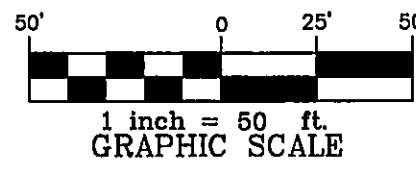
POINT OF BEGINNING
Northwesterly Corner of
Mt. Pleasant Creek

MT. PLEASANT CREEK
(PLAT BOOK 44, PAGES 78-78D)

PREPARED BY:
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FSD NO. 2002-005
CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST

A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.

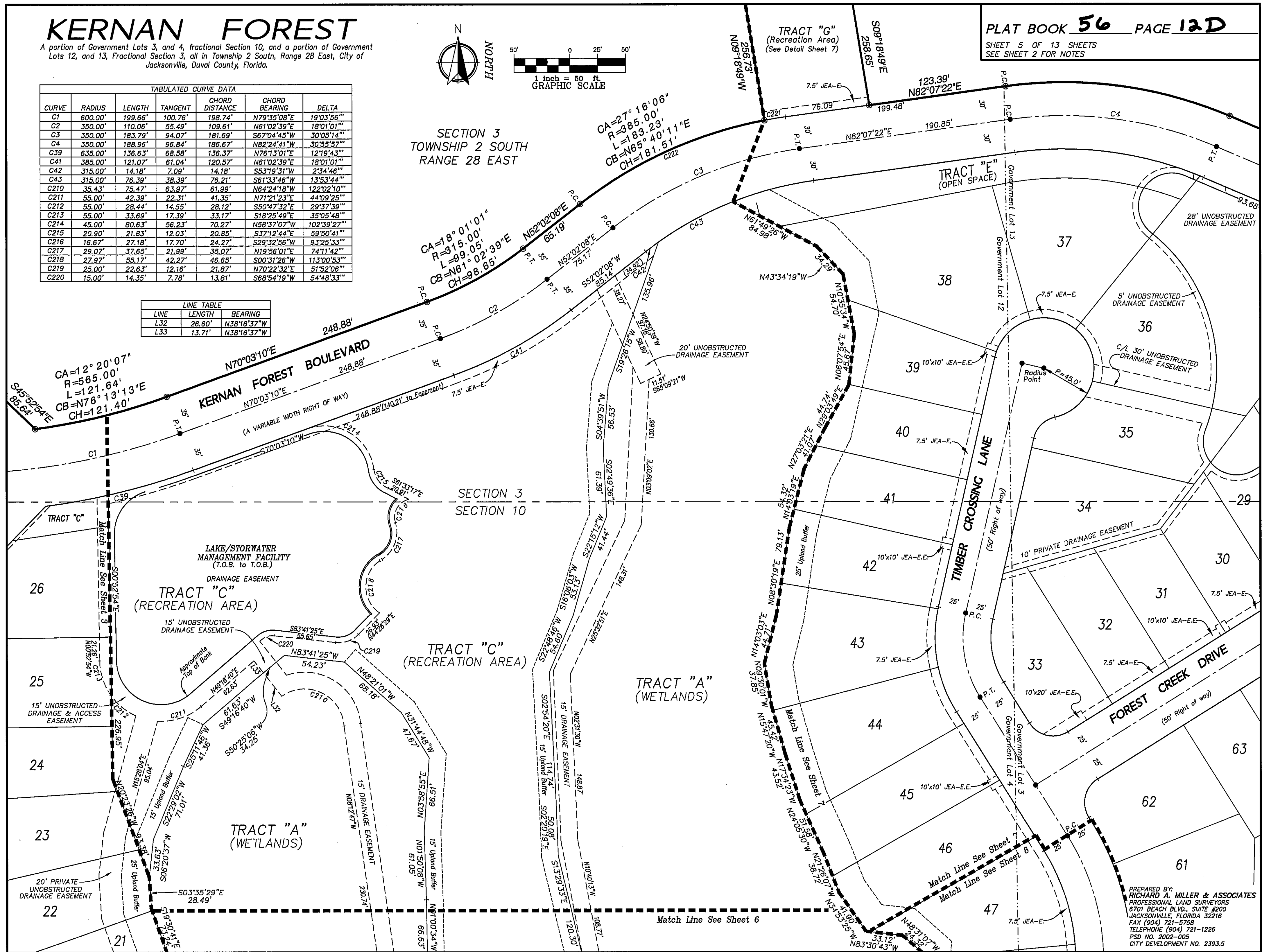


PLAT BOOK **56** PAGE **12D**

SHEET 5 OF 13 SHEETS
SEE SHEET 2 FOR NOTES

TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C1	600.00'	199.66'	100.76'	198.74'	N79°35'08"E	19°03'56"
C2	350.00'	110.06'	55.49'	109.61'	N61°02'39"E	18°01'01"
C3	350.00'	183.79'	94.07'	181.69'	S67°04'45"W	30°05'14"
C4	350.00'	188.96'	96.84'	186.67'	N82°24'41"W	30°55'57"
C39	635.00'	136.63'	68.58'	136.37'	N76°13'01"E	12°19'43"
C41	385.00'	121.07'	61.04'	120.57'	N61°02'39"E	18°01'01"
C42	315.00'	14.18'	7.09'	14.18'	S53°19'31"W	2°34'46"
C43	315.00'	76.39'	38.39'	76.21'	S61°33'46"W	13°53'44"
C210	35.43'	75.47'	63.97'	61.99'	N64°24'18"W	122°02'10"
C211	55.00'	42.39'	22.31'	41.35'	N71°21'23"E	44°09'25"
C212	55.00'	28.44'	14.55'	28.12'	S50°47'32"E	29°37'39"
C213	55.00'	33.69'	17.39'	33.17'	S18°25'49"E	35°05'48"
C214	45.00'	80.63'	56.23'	70.27'	N58°37'07"W	102°39'27"
C215	20.90'	21.83'	12.03'	20.85'	S37°12'44"E	59°50'41"
C216	16.67'	27.18'	17.70'	24.27'	S28°32'56"W	93°25'33"
C217	29.07'	37.65'	21.99'	35.07'	N19°58'01"E	74°11'42"
C218	27.97'	55.17'	42.27'	46.65'	S00°31'26"W	113°00'53"
C219	25.00'	22.63'	12.16'	21.87'	N70°22'32"E	51°52'06"
C220	15.00'	14.35'	7.78'	13.81'	S68°54'19"W	54°48'33"

LINE TABLE		
LINE	LENGTH	BEARING
L32	26.60'	N38°16'37"W
L33	13.71'	N38°16'37"W



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CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST

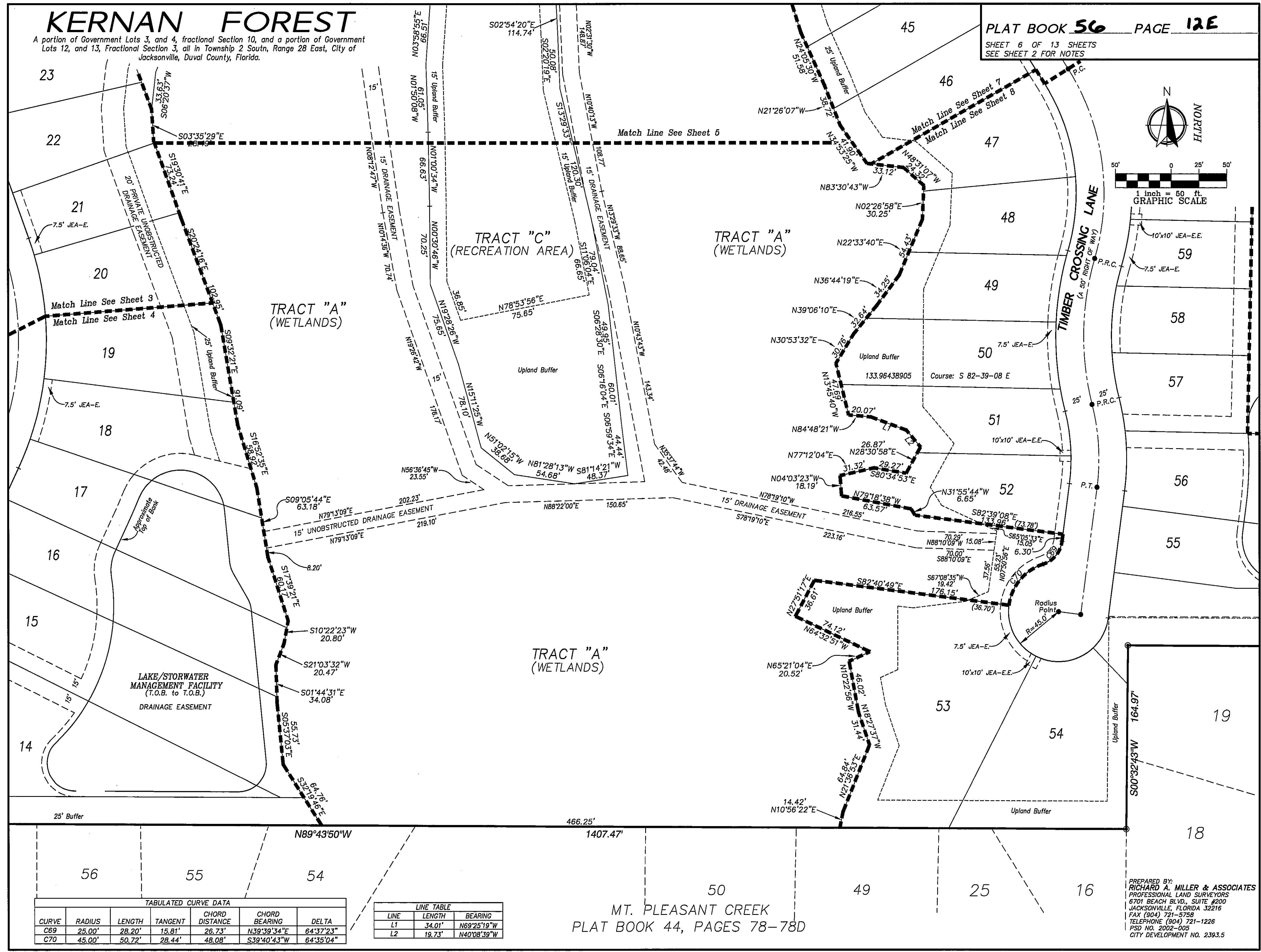
A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK 56 PAGE 12E

SHEET 6 OF 13 SHEETS
SEE SHEET 2 FOR NOTES



1 inch = 50 ft.
GRAPHIC SCALE



TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C69	25.00'	28.20'	15.81'	26.73'	N39°39'34"E	64°37'23"
C70	45.00'	50.72'	28.44'	48.08'	S39°40'43"W	64°35'04"

LINE TABLE

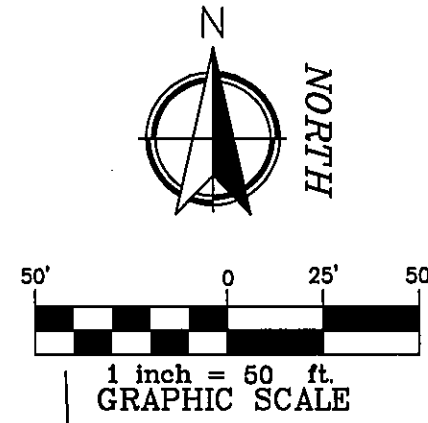
LINE	LENGTH	BEARING
L1	34.01'	N69°25'19"W
L2	19.73'	N40°08'59"W

MT. PLEASANT CREEK
PLAT BOOK 44, PAGES 78-78D

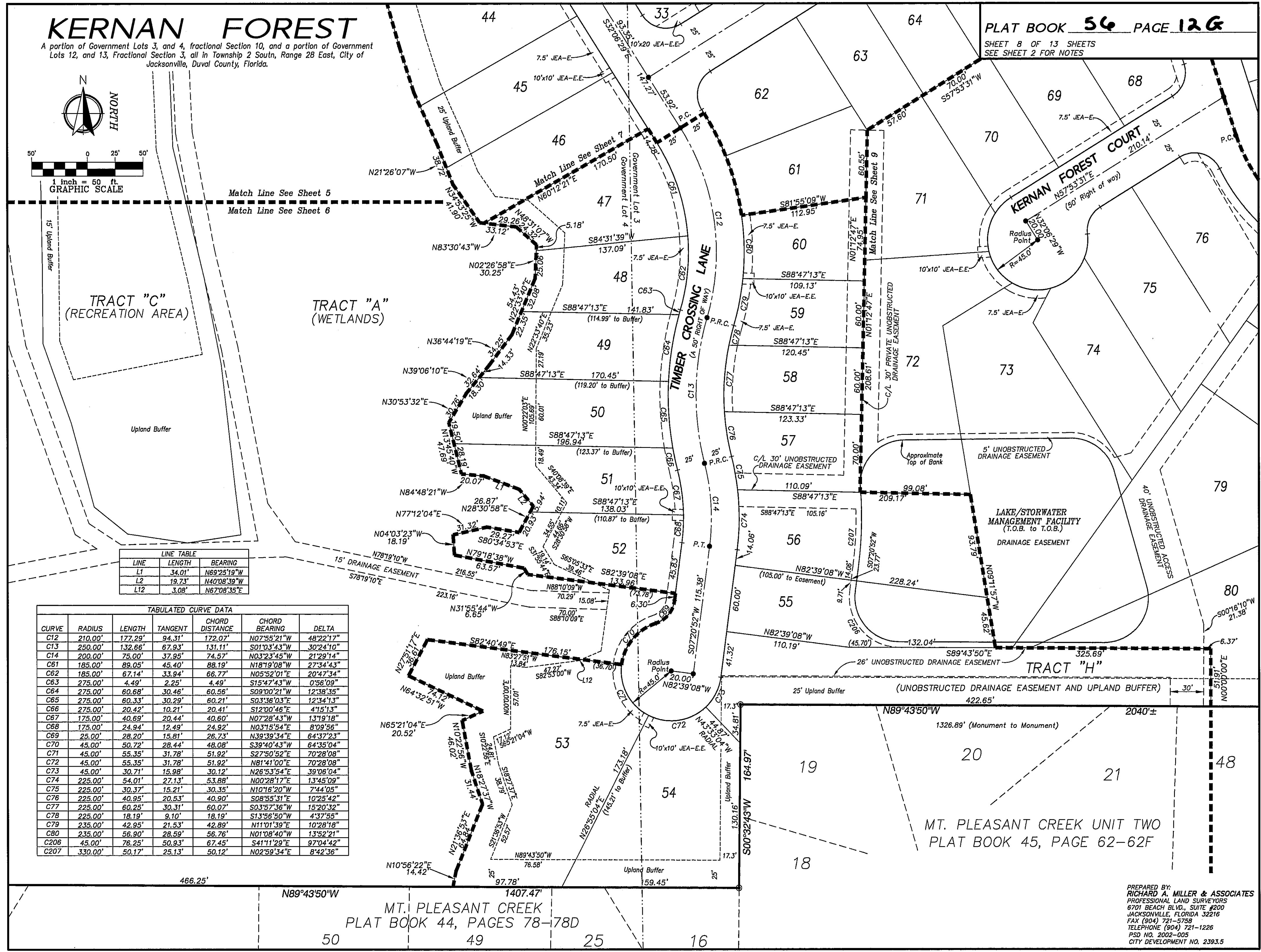
PREPARED BY:
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KERNAN FOREST

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PLAT BOOK **56** PAGE **126**
SHEET 8 OF 13 SHEETS
SEE SHEET 2 FOR NOTES



LINE TABLE

LINE	LENGTH	BEARING
L1	34.01'	N69°25'19"W
L2	19.73'	N40°08'39"W
L12	3.08'	N67°08'35"E

TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C12	210.00'	177.29'	94.31'	172.07'	N07°55'21"W	48°22'17"
C13	250.00'	132.66'	67.93'	131.11'	S01°03'43"W	30°24'10"
C14	200.00'	75.00'	37.95'	74.57'	N03°23'45"W	21°29'14"
C61	185.00'	89.05'	45.40'	88.19'	N18°19'08"W	27°34'43"
C62	185.00'	67.14'	33.94'	66.77'	N05°52'01"E	20°47'34"
C63	275.00'	4.49'	2.25'	4.49'	S15°47'43"W	0°56'09"
C64	275.00'	60.68'	30.46'	60.56'	S09°00'21"W	12°38'35"
C65	275.00'	60.33'	30.29'	60.21'	S03°36'03"E	12°34'13"
C66	275.00'	20.42'	10.21'	20.41'	S12°00'46"E	4°15'13"
C67	175.00'	40.69'	20.44'	40.60'	N07°28'43"W	13°19'18"
C68	175.00'	24.94'	12.49'	24.92'	N03°15'54"E	8°09'56"
C69	25.00'	28.20'	15.81'	26.73'	N39°39'34"E	64°37'23"
C70	45.00'	50.72'	28.44'	48.08'	S39°40'43"W	64°35'04"
C71	45.00'	55.35'	31.78'	51.92'	S27°50'52"E	70°28'08"
C72	45.00'	55.35'	31.78'	51.92'	N81°41'00"E	70°28'08"
C73	45.00'	30.71'	15.98'	30.12'	N26°53'54"E	39°06'04"
C74	225.00'	54.01'	27.13'	53.88'	N00°28'17"E	13°45'09"
C75	225.00'	30.37'	15.21'	30.35'	N10°16'20"W	7°44'05"
C76	225.00'	40.95'	20.53'	40.90'	S08°55'31"E	10°25'42"
C77	225.00'	60.25'	30.31'	60.07'	S03°57'36"W	15°20'32"
C78	225.00'	18.19'	9.10'	18.19'	S13°56'50"W	4°37'55"
C79	235.00'	42.95'	21.53'	42.89'	N11°01'39"E	10°28'18"
C80	235.00'	56.90'	28.59'	56.76'	N01°08'40"W	13°52'21"
C206	45.00'	76.25'	50.93'	67.45'	S41°11'29"E	97°04'42"
C207	330.00'	50.17'	25.13'	50.12'	N02°59'34"E	8°42'36"

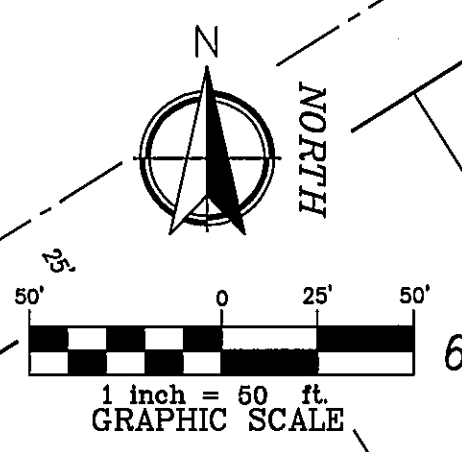
MT. PLEASANT CREEK
PLAT BOOK 44, PAGES 78-178D

MT. PLEASANT CREEK UNIT TWO
PLAT BOOK 45, PAGE 62-62F

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P.S.D. NO. 2002-005
CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST

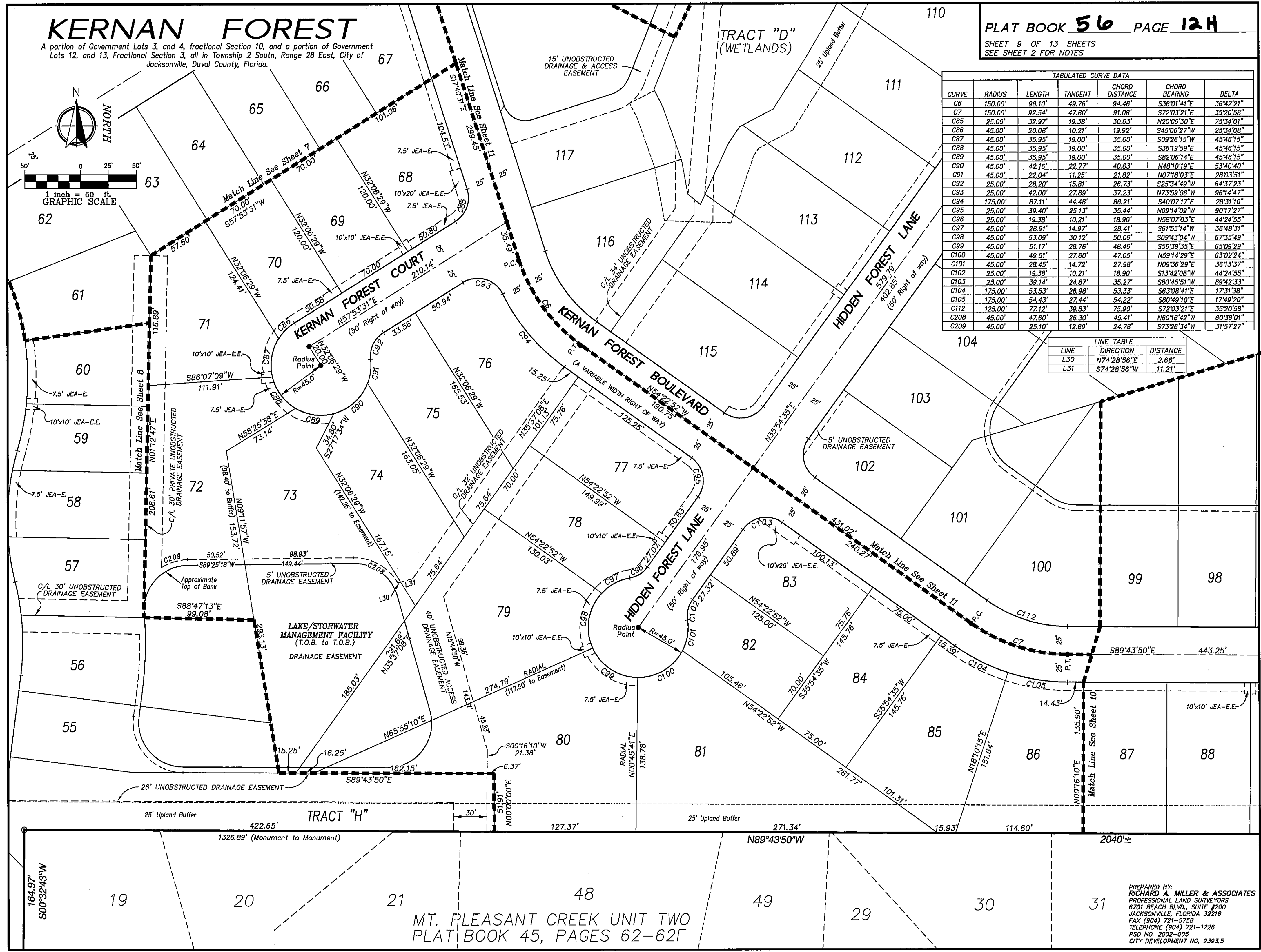
A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.



PLAT BOOK **56** PAGE **12H**
SHEET 9 OF 13 SHEETS
SEE SHEET 2 FOR NOTES

TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C6	150.00'	96.10'	49.76'	94.46'	S36°01'41"E	36°42'21"
C7	150.00'	92.54'	47.80'	91.08'	S72°03'21"E	35°20'58"
C85	25.00'	32.97'	19.38'	30.63'	N20°06'30"E	75°34'01"
C86	45.00'	20.08'	10.21'	19.92'	S45°06'27"W	25°34'08"
C87	45.00'	35.95'	19.00'	35.00'	S09°26'15"W	45°46'15"
C88	45.00'	35.95'	19.00'	35.00'	S36°19'59"E	45°46'15"
C89	45.00'	35.95'	19.00'	35.00'	S82°06'14"E	45°46'15"
C90	45.00'	42.16'	22.77'	40.63'	N48°10'19"E	53°40'40"
C91	45.00'	22.04'	11.25'	21.82'	N07°18'03"E	28°03'51"
C92	25.00'	28.20'	15.81'	26.73'	S25°34'49"W	64°37'23"
C93	25.00'	42.00'	27.89'	37.23'	N73°59'06"W	96°14'47"
C94	175.00'	87.11'	44.48'	86.21'	S40°07'17"E	28°31'10"
C95	25.00'	39.40'	25.13'	35.44'	N09°14'09"W	90°17'27"
C96	25.00'	19.38'	10.21'	18.90'	N58°07'03"E	44°24'55"
C97	45.00'	28.91'	14.97'	28.41'	S61°55'14"W	36°48'31"
C98	45.00'	53.09'	30.12'	50.06'	S09°43'04"W	67°35'49"
C99	45.00'	51.17'	28.76'	48.46'	S56°39'35"E	65°09'29"
C100	45.00'	49.51'	27.60'	47.05'	N59°14'29"E	63°02'24"
C101	45.00'	28.45'	14.72'	27.98'	N09°36'29"E	36°13'37"
C102	25.00'	19.38'	10.21'	18.90'	S13°42'08"W	44°24'55"
C103	25.00'	39.14'	24.87'	35.27'	S80°45'51"W	89°42'33"
C104	175.00'	53.53'	26.98'	53.33'	S63°08'41"E	17°31'38"
C105	175.00'	54.43'	27.44'	54.22'	S80°49'10"E	17°49'20"
C112	125.00'	77.12'	39.83'	75.90'	S72°03'21"E	35°20'58"
C208	45.00'	47.60'	26.30'	45.41'	N60°16'42"W	60°36'01"
C209	45.00'	25.10'	12.89'	24.78'	S73°26'34"W	31°57'27"

LINE TABLE		
LINE	DIRECTION	DISTANCE
L30	N74°28'56"E	2.66'
L31	S74°28'56"W	11.21'



MT. PLEASANT CREEK UNIT TWO
PLAT BOOK 45, PAGES 62-62F

PREPARED BY:
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PSD NO. 2002-005
CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST

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FLOOD ZONE NOTE

The lands shown hereon lie within flood zone "X", "X" (Shaded) and "AE" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel numbers 120077 0231, 0232, 0233 and 0234, suffix E, dated August 15, 1989.

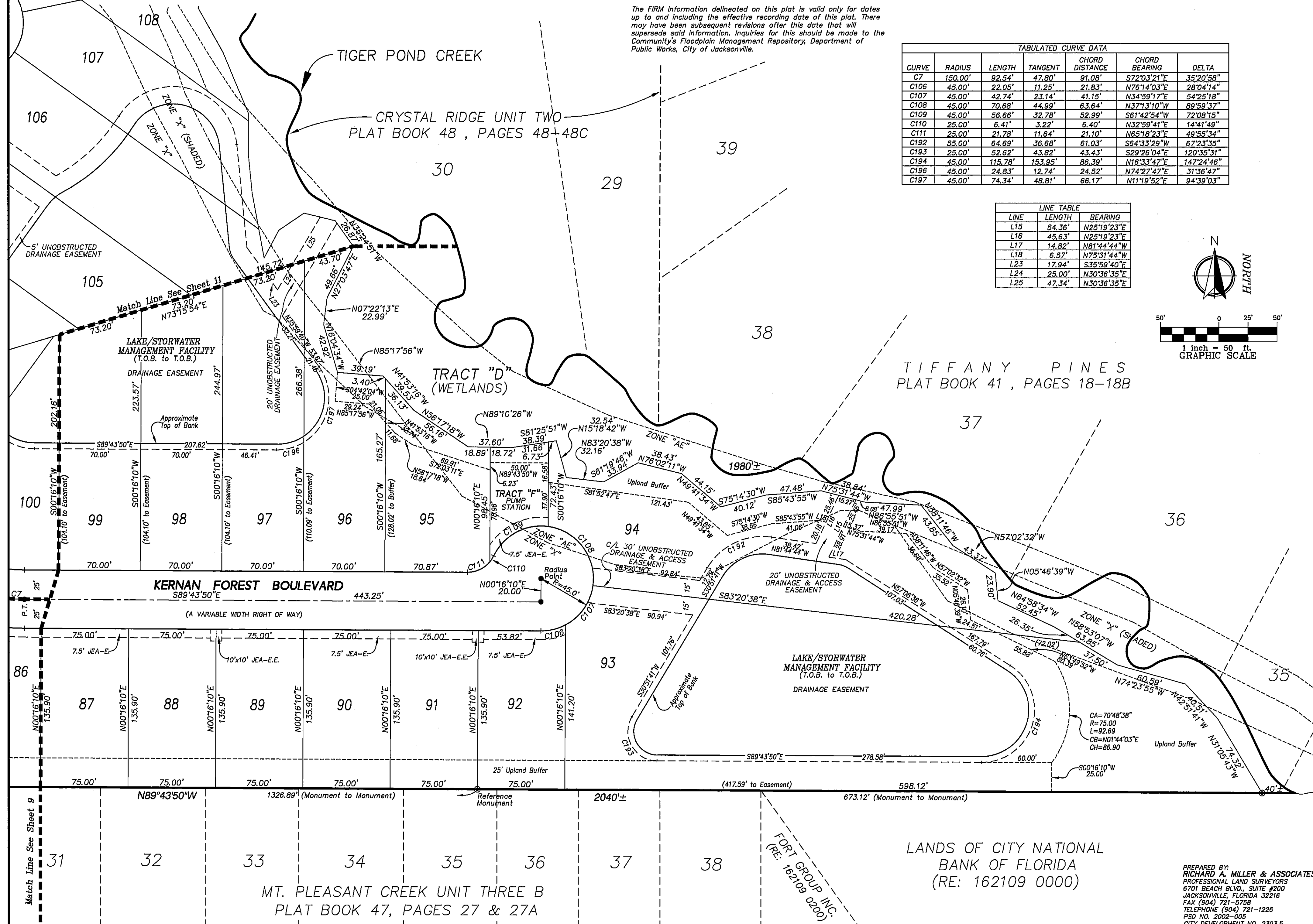
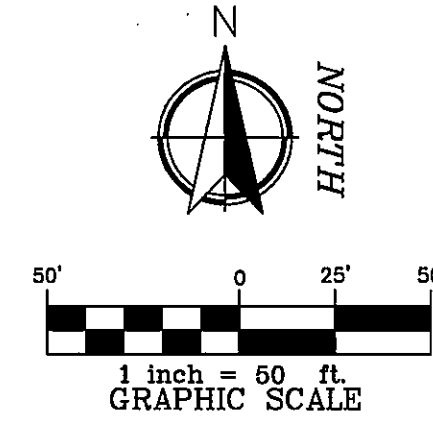
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PLAT BOOK **56** PAGE **121**

SHEET 10 OF 13 SHEETS
SEE SHEET 2 FOR NOTES

TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C7	150.00'	92.54'	47.80'	91.08'	S72°03'21"E	35°20'58"
C106	45.00'	22.05'	11.25'	21.83'	N76°14'03"E	28°04'14"
C107	45.00'	42.74'	23.14'	41.15'	N34°39'17"E	54°25'18"
C108	45.00'	70.68'	44.99'	63.64'	N37°13'10"W	89°59'37"
C109	45.00'	56.66'	32.78'	52.99'	S61°42'54"W	72°08'15"
C110	25.00'	6.41'	3.22'	6.40'	N32°59'41"E	14°41'49"
C111	25.00'	21.78'	11.64'	21.10'	N65°18'23"E	49°55'34"
C192	55.00'	64.69'	36.68'	61.03'	S64°33'29"W	67°23'35"
C193	25.00'	52.62'	43.82'	43.43'	S29°26'04"E	120°35'31"
C194	45.00'	115.78'	153.95'	86.39'	N16°33'47"E	147°24'46"
C196	45.00'	24.83'	12.74'	24.52'	N74°27'47"E	31°36'47"
C197	45.00'	74.34'	48.81'	66.17'	N11°19'52"E	94°39'03"

LINE TABLE		
LINE	LENGTH	BEARING
L15	54.36'	N25°19'23"E
L16	45.63'	N25°19'23"E
L17	14.82'	N81°44'44"W
L18	6.57'	N75°31'44"W
L23	17.94'	S35°59'40"E
L24	25.00'	N30°36'35"E
L25	47.34'	N30°36'35"E



TIFFANY PINES
PLAT BOOK 41, PAGES 18-18B

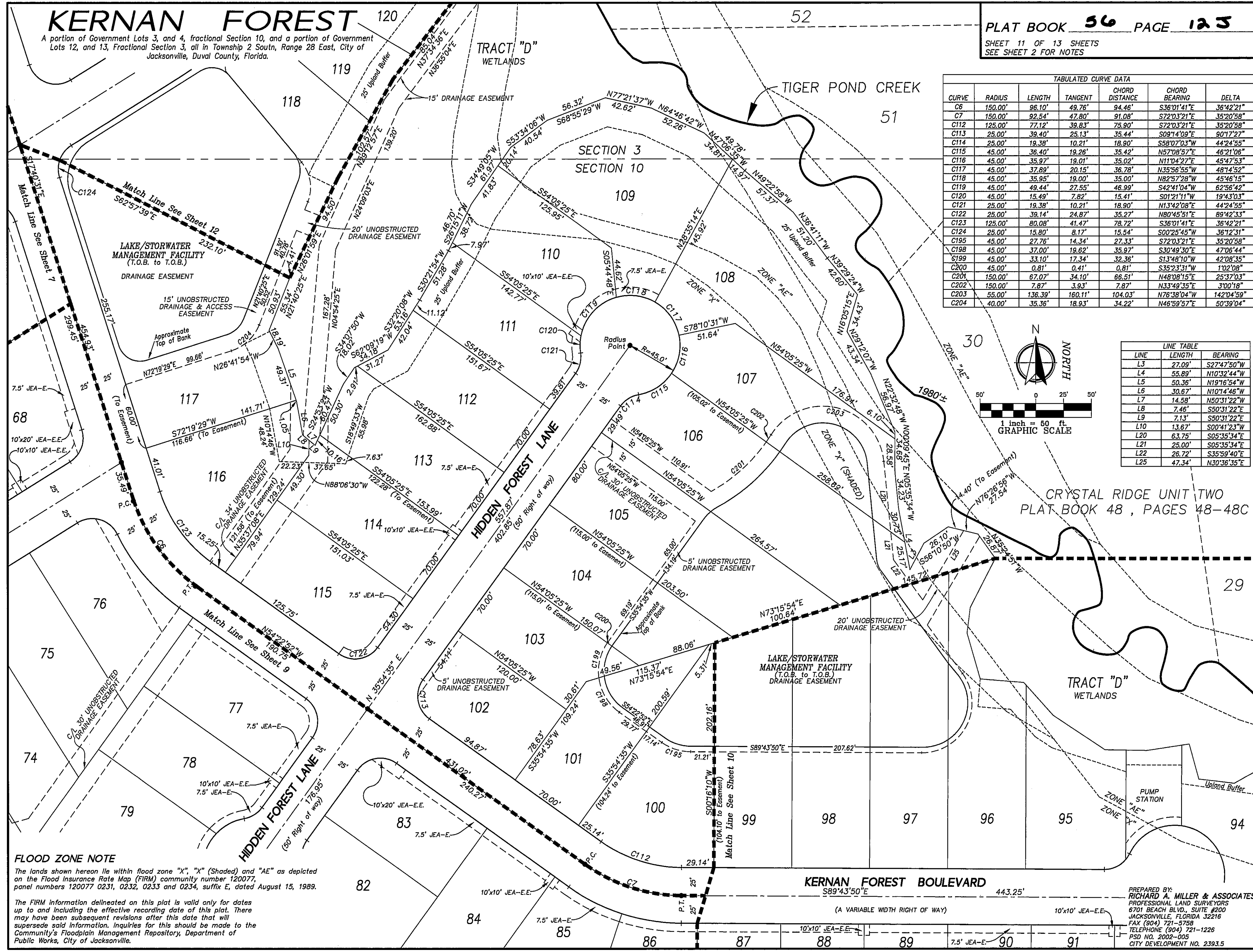
MT. PLEASANT CREEK UNIT THREE B
PLAT BOOK 47, PAGES 27 & 27A

LANDS OF CITY NATIONAL
BANK OF FLORIDA
(RE: 162109 0000)

PREPARED BY:
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PSD NO. 2002-005
CITY DEVELOPMENT NO. 2393.5

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TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C6	150.00'	96.10'	49.76'	94.46'	S36°01'41"E	36°42'21"
C7	150.00'	92.54'	47.80'	91.08'	S72°03'21"E	35°20'58"
C112	125.00'	77.12'	39.83'	75.90'	S72°03'21"E	35°20'58"
C113	25.00'	39.40'	25.13'	35.44'	S09°14'09"E	90°17'27"
C114	25.00'	19.38'	10.21'	18.90'	S58°07'03"W	44°24'55"
C115	45.00'	36.40'	19.26'	35.42'	N57°09'57"E	46°21'06"
C116	45.00'	35.97'	19.01'	35.02'	N11°04'27"E	45°47'53"
C117	45.00'	37.89'	20.15'	36.78'	N35°56'55"W	48°14'52"
C118	45.00'	35.95'	19.00'	35.00'	N82°57'28"W	45°46'15"
C119	45.00'	49.44'	27.55'	46.99'	S42°41'04"W	62°56'42"
C120	45.00'	15.49'	7.82'	15.41'	S01°21'11"W	19°43'03"
C121	25.00'	19.38'	10.21'	18.90'	N13°42'08"E	44°24'55"
C122	25.00'	39.14'	24.87'	35.27'	N80°45'51"E	89°42'33"
C123	125.00'	80.08'	41.47'	78.72'	S36°01'41"E	36°42'21"
C124	25.00'	15.80'	8.17'	15.54'	S00°25'45"W	36°12'31"
C195	45.00'	27.76'	14.34'	27.33'	S72°03'21"E	35°20'58"
C198	45.00'	37.00'	19.62'	35.97'	S30°49'30"E	47°06'44"
C199	45.00'	33.10'	17.34'	32.36'	S13°48'10"W	42°08'35"
C200	45.00'	0.81'	0.41'	0.81'	S35°23'31"W	1°02'08"
C201	150.00'	67.07'	34.10'	66.51'	N48°08'15"E	25°37'03"
C202	150.00'	7.87'	3.93'	7.87'	N33°49'35"E	3°00'18"
C203	55.00'	136.39'	160.11'	104.03'	N76°38'04"W	142°04'59"
C204	40.00'	35.36'	18.93'	34.22'	N46°59'57"E	50°39'04"

LINE TABLE

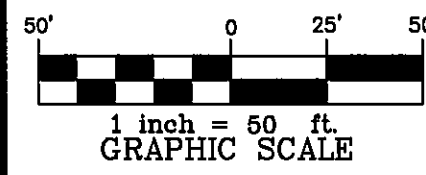
LINE	LENGTH	BEARING
L3	27.09'	S27°47'50"W
L4	55.89'	N10°32'44"W
L5	50.36'	N19°16'54"W
L6	30.67'	N10°14'46"W
L7	14.58'	N50°31'22"W
L8	7.46'	S50°31'22"E
L9	7.13'	S50°31'22"E
L10	13.67'	S00°41'23"W
L20	63.75'	S05°35'34"E
L21	25.00'	S05°35'34"E
L22	26.72'	S35°59'40"E
L25	47.34'	N30°36'35"E

FLOOD ZONE NOTE
 The lands shown hereon lie within flood zone "X", "X" (Shaded) and "AE" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel numbers 120077 0231, 0232, 0233 and 0234, suffix E, dated August 15, 1989.
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PREPARED BY:
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 PSD NO. 2002-005
 CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST 143

A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.



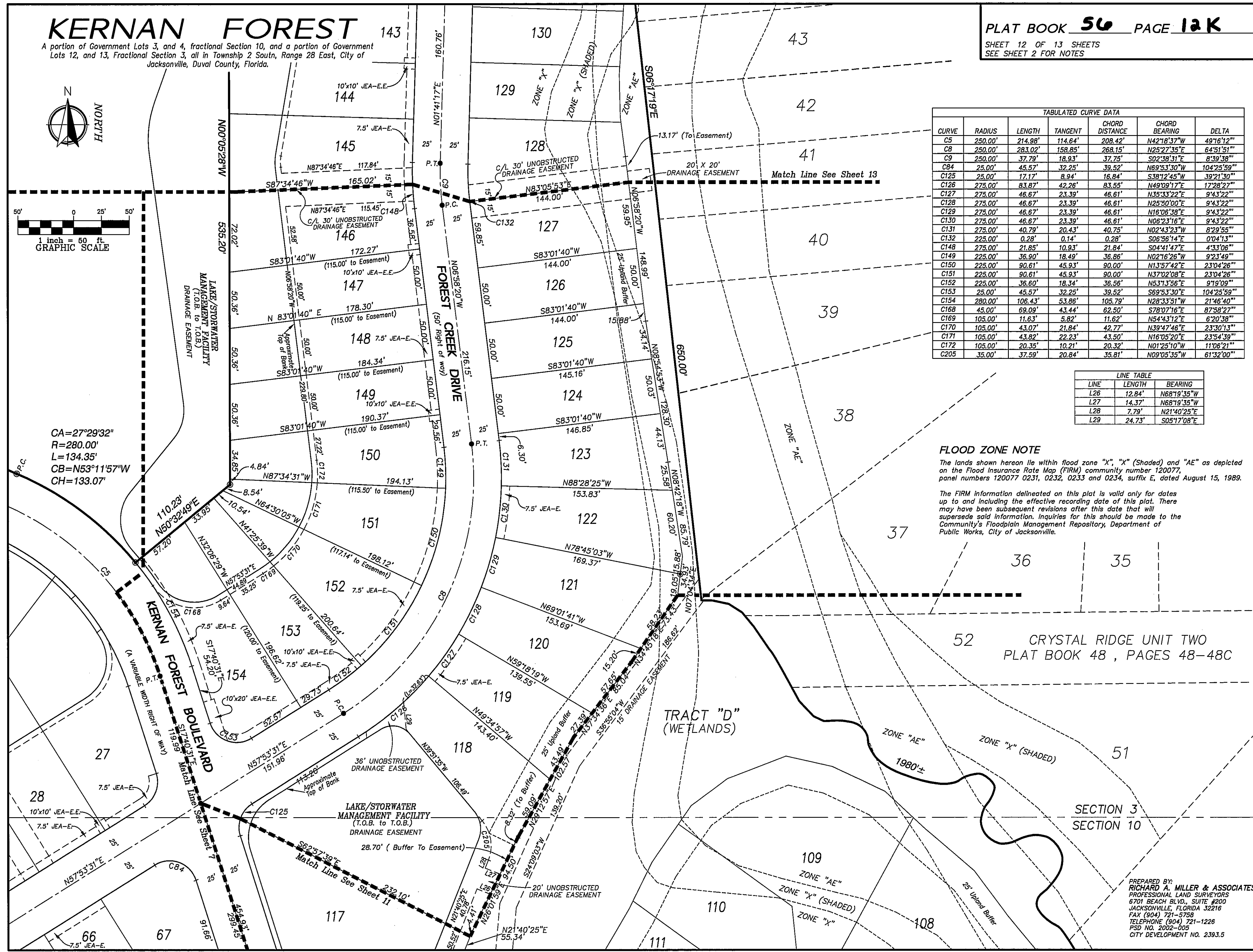
TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C5	250.00'	214.98'	114.64'	208.42'	N42°18'37"W	49°16'12"
C8	250.00'	283.02'	158.85'	268.15'	N25°27'35"E	64°51'51"
C9	250.00'	37.79'	18.93'	37.75'	S02°38'31"E	8°39'38"
C84	250.00'	45.57'	32.25'	39.52'	N69°53'30"W	104°25'59"
C125	25.00'	17.17'	8.94'	16.84'	S38°12'45"W	39°21'30"
C126	275.00'	83.87'	42.26'	83.55'	N49°09'17"E	17°28'27"
C127	275.00'	46.67'	23.39'	46.61'	N35°33'22"E	9°43'22"
C128	275.00'	46.67'	23.39'	46.61'	N25°50'00"E	9°43'22"
C129	275.00'	46.67'	23.39'	46.61'	N16°06'38"E	9°43'22"
C130	275.00'	46.67'	23.39'	46.61'	N06°23'16"E	9°43'22"
C131	275.00'	40.79'	20.43'	40.75'	N02°43'23"W	8°29'55"
C132	225.00'	0.28'	0.14'	0.28'	S06°56'14"E	0°04'13"
C148	275.00'	21.85'	10.93'	21.84'	S04°41'47"E	4°33'06"
C149	225.00'	36.90'	18.49'	36.86'	N02°16'26"W	9°23'49"
C150	225.00'	90.61'	45.93'	90.00'	N13°57'42"E	23°04'26"
C151	225.00'	90.61'	45.93'	90.00'	N37°02'08"E	23°04'26"
C152	225.00'	36.60'	18.34'	36.56'	N53°13'56"E	9°19'09"
C153	25.00'	45.57'	32.25'	39.52'	S69°53'30"E	104°25'59"
C154	280.00'	106.43'	53.86'	105.79'	N28°33'51"W	21°46'40"
C168	45.00'	69.09'	43.44'	62.50'	S78°07'16"E	87°58'27"
C169	105.00'	11.63'	5.82'	11.62'	N54°43'12"E	6°20'38"
C170	105.00'	43.07'	21.84'	42.77'	N39°47'46"E	23°30'13"
C171	105.00'	43.82'	22.23'	43.50'	N16°05'20"E	23°54'39"
C172	105.00'	20.35'	10.21'	20.32'	N01°25'10"W	11°06'21"
C205	35.00'	37.59'	20.84'	35.81'	N09°05'35"W	61°32'00"

LINE TABLE		
LINE	LENGTH	BEARING
L26	12.84'	N68°19'35"W
L27	14.37'	N68°19'35"W
L28	7.79'	N21°40'25"E
L29	24.73'	S05°17'08"E

FLOOD ZONE NOTE

The lands shown hereon lie within flood zone "X", "X" (Shaded) and "AE" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel numbers 120077 0231, 0232, 0233 and 0234, suffix E, dated August 15, 1989.

The FIRM information delineated on this plat is valid only for dates up to and including the effective recording date of this plat. There may have been subsequent revisions after this date that will supersede said information. Inquiries for this should be made to the Community's Floodplain Management Repository, Department of Public Works, City of Jacksonville.



CA=27°29'32"
R=280.00'
L=134.35'
CB=N53°11'57"W
CH=133.07'

52 CRYSTAL RIDGE UNIT TWO
PLAT BOOK 48, PAGES 48-48C

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CITY DEVELOPMENT NO. 2393.5

KERNAN FOREST

A portion of Government Lots 3, and 4, fractional Section 10, and a portion of Government Lots 12, and 13, Fractional Section 3, all in Township 2 South, Range 28 East, City of Jacksonville, Duval County, Florida.

FLOOD ZONE NOTE

The lands shown hereon lie within flood zone "X", "X" (Shaded) and "AE" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel numbers 120077 0231, 0232, 0233 and 0234, suffix E, dated August 15, 1989.

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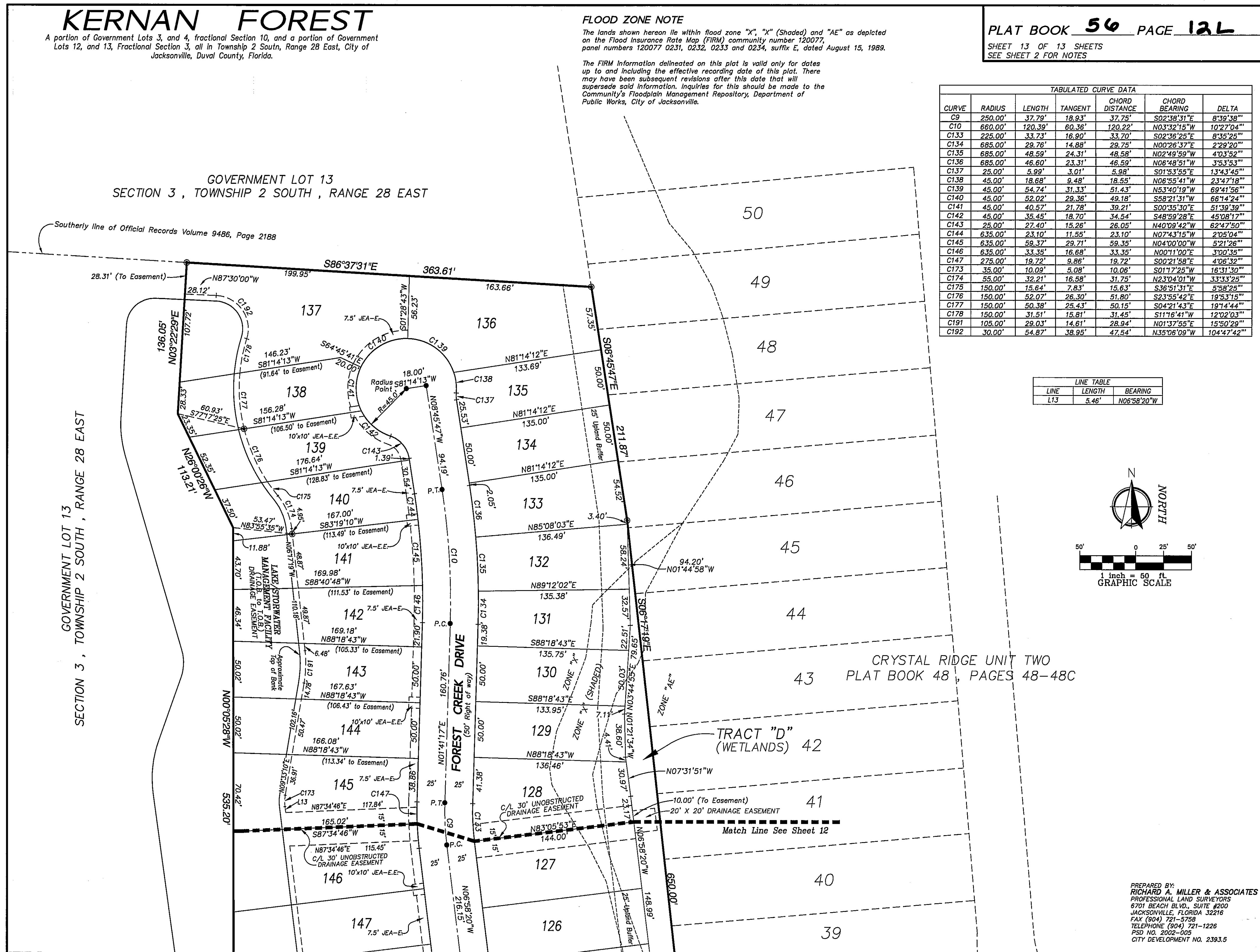
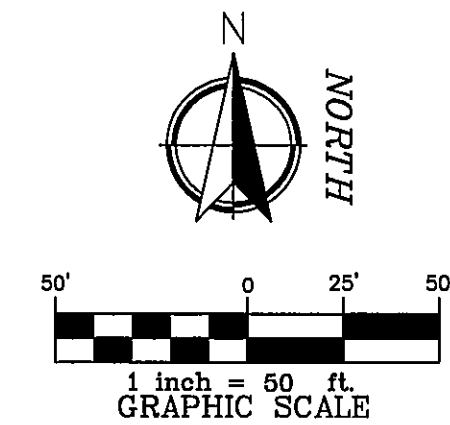
SHEET 13 OF 13 SHEETS
SEE SHEET 2 FOR NOTES

TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C9	250.00'	37.79'	18.93'	37.75'	S02°38'31"E	8°39'38"
C10	660.00'	120.39'	60.36'	120.22'	N03°32'15"W	10°27'04"
C133	225.00'	33.73'	16.90'	33.70'	S02°36'26"E	8°35'25"
C134	685.00'	29.76'	14.88'	29.75'	N00°26'37"E	2°29'20"
C135	685.00'	48.59'	24.31'	48.58'	N02°49'59"W	4°03'52"
C136	685.00'	46.60'	23.31'	46.59'	N06°48'51"W	3°53'53"
C137	25.00'	5.99'	3.01'	5.98'	S01°53'55"E	13°43'45"
C138	45.00'	18.68'	9.48'	18.55'	N06°55'41"W	23°47'18"
C139	45.00'	54.74'	31.33'	51.43'	N53°40'19"W	69°41'56"
C140	45.00'	52.02'	29.36'	49.18'	S58°21'31"W	66°14'24"
C141	45.00'	40.57'	21.78'	39.21'	S00°35'30"E	51°39'39"
C142	45.00'	35.45'	18.70'	34.54'	S48°58'28"E	45°08'17"
C143	25.00'	27.40'	15.26'	26.05'	N40°09'42"W	62°47'50"
C144	635.00'	23.10'	11.55'	23.10'	N07°43'15"W	2°05'04"
C145	635.00'	59.37'	29.71'	59.35'	N04°00'00"W	5°21'26"
C146	635.00'	33.35'	16.68'	33.35'	N00°11'00"E	3°00'35"
C147	275.00'	19.72'	9.86'	19.72'	S00°21'58"E	4°06'32"
C173	35.00'	10.09'	5.08'	10.06'	S01°17'25"W	16°31'30"
C174	55.00'	32.21'	16.58'	31.75'	N23°04'01"W	33°33'25"
C175	150.00'	15.64'	7.83'	15.63'	S36°51'31"E	5°58'26"
C176	150.00'	52.07'	26.30'	51.80'	S23°55'42"E	19°53'15"
C177	150.00'	50.38'	25.43'	50.15'	S04°21'43"E	19°14'44"
C178	150.00'	31.51'	15.81'	31.45'	S11°16'41"W	12°02'03"
C191	105.00'	29.03'	14.61'	28.94'	N01°37'55"E	15°50'29"
C192	30.00'	54.87'	38.95'	47.54'	N35°06'09"W	104°47'42"

LINE TABLE

LINE	LENGTH	BEARING
L13	5.46'	N06°58'20"W



CRYSTAL RIDGE UNIT TWO
PLAT BOOK 48, PAGES 48-48C

TRACT "D"
(WETLANDS) 42

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