

MORSE GLEN

PLAT BOOK 57 PAGE 91

SHEET 1 OF 5 SHEETS

REPLAT OF A PORTION OF TRACTS 15 AND 16, BLOCK 2, SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CAPTION

A PORTION OF TRACTS 15 AND 16, BLOCK 2, SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE INTERSECTION OF THE EAST LINE OF SAID BLOCK 2 AND THE SOUTHERLY RIGHT-OF-WAY LINE OF TURKNETT ROAD; THENCE SOUTH 00°28'05" WEST, 1315.07 FEET ALONG THE EASTERLY LINE OF AFORESAID BLOCK 2, TO A POINT LYING ON THE NORTHERLY RIGHT-OF-WAY LINE OF MORSE AVENUE; THENCE NORTH 89°55'35" WEST, 633.53 FEET ALONG THE SAID NORTHERLY RIGHT-OF-WAY LINE; THENCE NORTH 00°23'43" EAST, 50.00 FEET; THENCE NORTH 17°19'58" EAST, 756.72 FEET; THENCE NORTH 08°20'26" WEST, 342.77 FEET; THENCE NORTH 43°15'15" WEST, 58.85 FEET; THENCE NORTH 60°55'01" WEST, 120.17 FEET; THENCE NORTH 09°38'15" WEST, 77.63 FEET, TO THE SOUTHERLY RIGHT-OF-WAY LINE OF TURKNETT ROAD, THENCE NORTH 87°43'25" EAST, 627.05 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING.

SAID LANDS SITUATED, LYING AND BEING IN DUVAL COUNTY, FLORIDA CONTAINING 15.35 ACRES, MORE OR LESS

APPROVED FOR RECORD

THIS IS TO CERTIFY THAT THE ABOVE PLAT HAS BEEN EXAMINED, ACCEPTED AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, PURSUANT TO CHAPTER NO. 654, ORDINANCE CODE. THIS 12 DAY OF April A.D., 2005

DIRECTOR OF PUBLIC WORKS
ALAN B. MOSLEY

MORSE GLEN, LLC

(A FLORIDA LIMITED LIABILITY COMPANY)

WITNESS: Molly S. Mason

Molly S. Mason

TYPE OR PRINT NAME

WITNESS: Donna Mountson

Donna Mountson

TYPE OR PRINT NAME

BY: Kenyon S. Atlee
KENYON S. ATLEE
MANAGING MEMBER

NOTARY FOR MORSE GLEN, LLC

A FLORIDA LIMITED LIABILITY COMPANY

STATE OF FLORIDA

COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27 DAY OF Feb A.D. 2005 BY KENYON S. ATLEE, MANAGING MEMBER OF MORSE GLEN, LLC, A FLORIDA LIMITED LIABILITY COMPANY WHO IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

NOTARY PUBLIC STATE OF FLORIDA
Roberta K. Bott

TYPE NAME OR PRINT

MY COMMISSION EXPIRES: Feb 18, 2006



SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THIS PLAT IS A TRUE AND 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 PERMANENT REFERENCE MONUMENTS (PRM), PERMANENT CONTROL POINTS (PCP), AND LOT CORNERS HAVE BEEN OR WILL BE MONUMENTED IN ACCORDANCE WITH CHAPTER 177.091, FLORIDA STATUTES, CHAPTERS 61G17-6.003, FLORIDA ADMINISTRATIVE CODE, AND SECTION 654.110, ORDINANCE CODE OF THE CITY OF JACKSONVILLE, FLORIDA.

CERTIFIED THIS 15 DAY OF March A.D., 2005

Thomas P. Hughes, Jr.
THOMAS P. HUGHES, JR.
PROFESSIONAL LAND SURVEYOR No. 3507
25 NORTH ORANGE AVENUE
GREEN COVE SPRINGS, FLORIDA 32043

CLERK'S CERTIFICATE 2005125860

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND APPROVED BY THE CITY OF JACKSONVILLE, FLORIDA AND SUBMITTED TO ME FOR THE RECORDING, AND IS RECORDED IN PLAT BOOK 57 PAGES 91-910 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA THIS 13 DAY OF April A.D., 2005

Jim Fuller Ivan Marshall
JIM FULLER, CLERK OF THE CIRCUIT COURT DEPUTY CLERK

WITNESS: Michelle Diaz
Michelle Diaz
TYPE OR PRINT NAME
WITNESS: Ronald A. Brane Jr. Mark Kapelka
Ronald A. Brane Jr. MARK KAPELKA
TYPE OR PRINT NAME FIRST VICE PRESIDENT

NOTARY FOR SUNTRUST BANK

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 24 DAY OF February 2005, A.D., BY MARK KAPELKA, FIRST VICE PRESIDENT OF SUNTRUST BANK. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

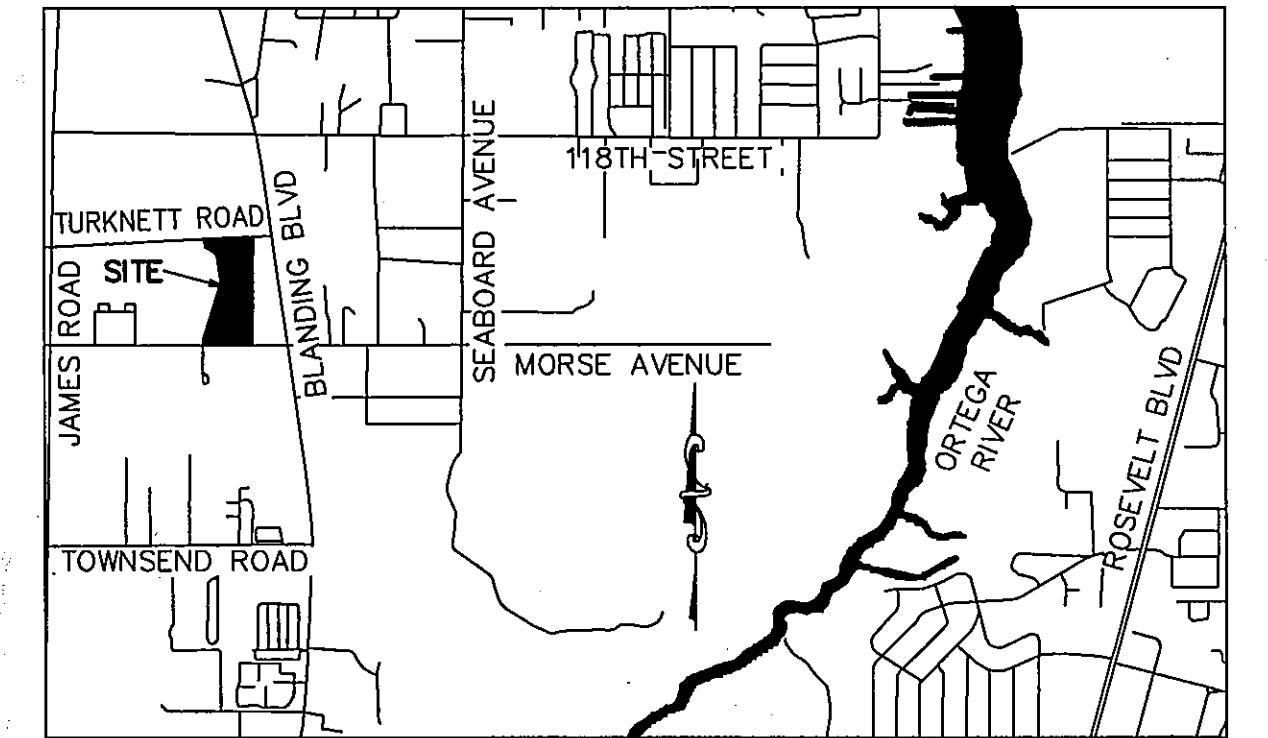
Michelle Diaz
NOTARY PUBLIC MY COMMISSION EXPIRES:
STATE OF FLORIDA AT LARGE SERIAL NO.
Michelle Diaz
TYPE OR PRINT NAME
Michelle Diaz
Commission #DD33381
Expires: Jun 29, 2008
Bonded Third
Atlantic Bonding Co., Inc.

HARMONY HOMES OF NORTH FLORIDA, INC.

WITNESS: Amy L. Harris
Amy L. Harris
TYPE OR PRINT NAME
WITNESS: Addie Lanning David A. Shacter
Addie Lanning DAVID A. SHACTER
TYPE OR PRINT NAME PRESIDENT
NOTARY FOR HARMONY HOMES OF NORTH FLORIDA, INC.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21 DAY OF February 2005, A.D., BY DAVID A. SHACTER, PRESIDENT OF HARMONY HOMES OF NORTH FLORIDA, INC. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Terry L. Martini
NOTARY PUBLIC MY COMMISSION EXPIRES:
STATE OF FLORIDA AT LARGE SERIAL NO.
Terry L. Martini
TYPE OR PRINT NAME
TERRY L. MARTINI
Notary Public, State of Florida
My comm. exp. Aug. 30, 2008
Comm. No. DD 351270



INDEX MAP NOT TO SCALE PSD 2003-014 CDN 5964

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT MORSE GLEN, LLC, A COMPANY UNDER THE LAWS OF THE STATE OF FLORIDA, IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON AS MORSE GLEN, HAVING CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED, AND THAT SUNTRUST BANK, IS THE HOLDER OF 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. ALL ROADS, PARKWAYS, LANES, COURTS, WALKWAYS, UNOBSTRUCTED EASEMENTS FOR DRAINAGE, UTILITIES, NON-ACCESS EASEMENTS, EXCEPT ALL PRIVATE EASEMENTS AND CONSERVATION EASEMENTS WHICH SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE OWNER, ITS SUCCESSORS AND ASSIGNEES AS SHOWN HEREON, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS.

TRACT 3 (JURISDICTIONAL WETLANDS) AS SHOWN ON THIS PLAT SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS, IF ANY.

TRACT 2 (LIFT STATION), WATER AND SEWER, 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 LAKES/STORMWATER MANAGEMENT FACILITIES WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL ON OR COME UPON ALL (ROADS, PARKWAYS, LANES AND COURTS AS NOTED ABOVE) HEREBY DEDICATED, TOGETHER WITH ALL SUBSTANCES OR MATTER WHICH MAY FLOW OR PASS FROM (ROADS, PARKWAYS, LANES AND COURTS); FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS INTO OR THROUGH SAID LAKES/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 LAKES AND TREATMENT SYSTEMS, TRACT 1 SHOWN ON THIS PLAT OWNED IN FEE SIMPLE TITLE BY THE ABUTTING OWNER(S), ITS SUCCESSORS AND ASSIGNS, AND ALL MAINTENANCE AND ANY OTHER MATTERS PERTAINING TO SAID LAKES/STORMWATER MANAGEMENT FACILITIES ARE THE RESPONSIBILITY OF THE OWNER, ITS SUCCESSOR AND ASSIGNS. THE CITY OF JACKSONVILLE BY ACCEPTANCE OF THIS PLAT ASSUMES NO RESPONSIBILITY WHATSOEVER FOR SAID LAKES AND TREATMENT SYSTEMS.

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 OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKES AND TREATMENT SYSTEMS SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE WATER LEVEL INCLUDING THE REPAIR, REMOVAL OR REPLACEMENT OF THE LAKES/STORMWATER MANAGEMENT FACILITIES AND THE CONTROL STRUCTURES TO EFFECT ADEQUATE DRAINAGE.

4) THE EASEMENT DESIGNATED AS 'BELLSOUTH' IS HEREBY IRREVOCABLY DEDICATED TO BELLSOUTH, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH ITS COMMUNICATION EQUIPMENT AND SYSTEMS.

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 OR OMISSION OF ITS AGENT, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES OR CONCESSIONAIRES WITHIN MORSE GLEN. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE SUCCESSORS AND 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 EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM; PROVIDED HOWEVER, THAT NO PARALLEL UTILITIES MAY BE INSTALLED WITHIN SAID EASEMENTS"

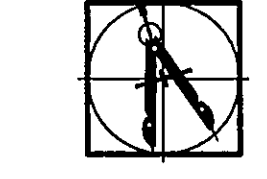
IN WITNESS THEREOF, MORSE GLEN, LLC, HAS CAUSED THESE PRESENTS TO BY SIGNED BY ITS MANAGING MEMBER.

PLAT CONFORMITY REVIEW

THIS PLAT HAS BEEN REVIEWED AND FOUND IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES

THIS 31 DAY OF March A.D., 2005

Glenn E. McGregor
GLENN E. MCGREGOR, PLS
PROFESSIONAL LAND SURVEYOR NUMBER 4252



PREPARED BY:
BARTRAM TRAIL SURVEYING, INC.
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS
25 NORTH ORANGE AVENUE
GREEN COVE SPRINGS, FL 32043
(904) 284-2224 FAX (904) 284-2258



MORSE GLEN

REPLAT OF A PORTION OF TRACTS 15 AND 16, BLOCK 2, SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

PLAT BOOK 57 PAGE 91A
SHEET 2 OF 5 SHEETS

WITNESS: Carolyn F. Carney
TYPE OR PRINT NAME
FIDELITY BANK

WITNESS: Mami Doris Granlee
TYPE OR PRINT NAME

NOTARY FOR FIDELITY BANK

Mike Levitt VP
MIKE LEVITT
VICE PRESIDENT
FIDELITY BANK

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22 DAY OF February 2005, A.D., BY MIKE LEVITT, VICE PRESIDENT OF FIDELITY BANK. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Terry L. Martini
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: _____
SERIAL NO. _____

Terry L. Martini
TYPE OR PRINT NAME
TERRY L. MARTINI
Notary Public, State of Florida
My comm. exp. Aug. 30, 2008
Comm. No. DD 351270

WITNESS: Caren Beantschko
TYPE OR PRINT NAME
IRONSTONE BANK

WITNESS: Anthony Costanzo
TYPE OR PRINT NAME

NOTARY FOR IRONSTONE BANK

Frazier Dughi
FRAZIER DUGHI
VICE PRESIDENT
IRONSTONE BANK

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21 DAY OF February 2005, A.D., BY FRAZIER DUGHI, VICE PRESIDENT OF IRONSTONE BANK. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Terry L. Martini
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: _____
SERIAL NO. _____

Terry L. Martini
TYPE OR PRINT NAME
TERRY L. MARTINI
Notary Public, State of Florida
My comm. exp. Aug. 30, 2008
Comm. No. DD 351270

WITNESS: David A. Shacter
TYPE OR PRINT NAME
SUNTRUST BANK

WITNESS: Molly Seiter
TYPE OR PRINT NAME

NOTARY FOR SUNTRUST BANK

Molly Seiter
MOLLY SEITER
VICE PRESIDENT

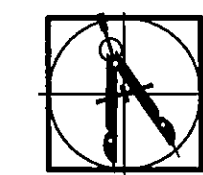
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21 DAY OF February 2005, A.D., BY MOLLY SEITER, VICE PRESIDENT OF SUNTRUST BANK. HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

Terry L. Martini
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES: _____
SERIAL NO. _____

Terry L. Martini
TYPE OR PRINT NAME
TERRY L. MARTINI
Notary Public, State of Florida
My comm. exp. Aug. 30, 2008
Comm. No. DD 351270



PSD 2003-014
CDN 5964



PREPARED BY:
BARTRAM TRAIL SURVEYING, INC.
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS
25 NORTH ORANGE AVENUE
GREEN COVE SPRINGS, FL 32043
(904) 284-2224 FAX (904) 284-2256

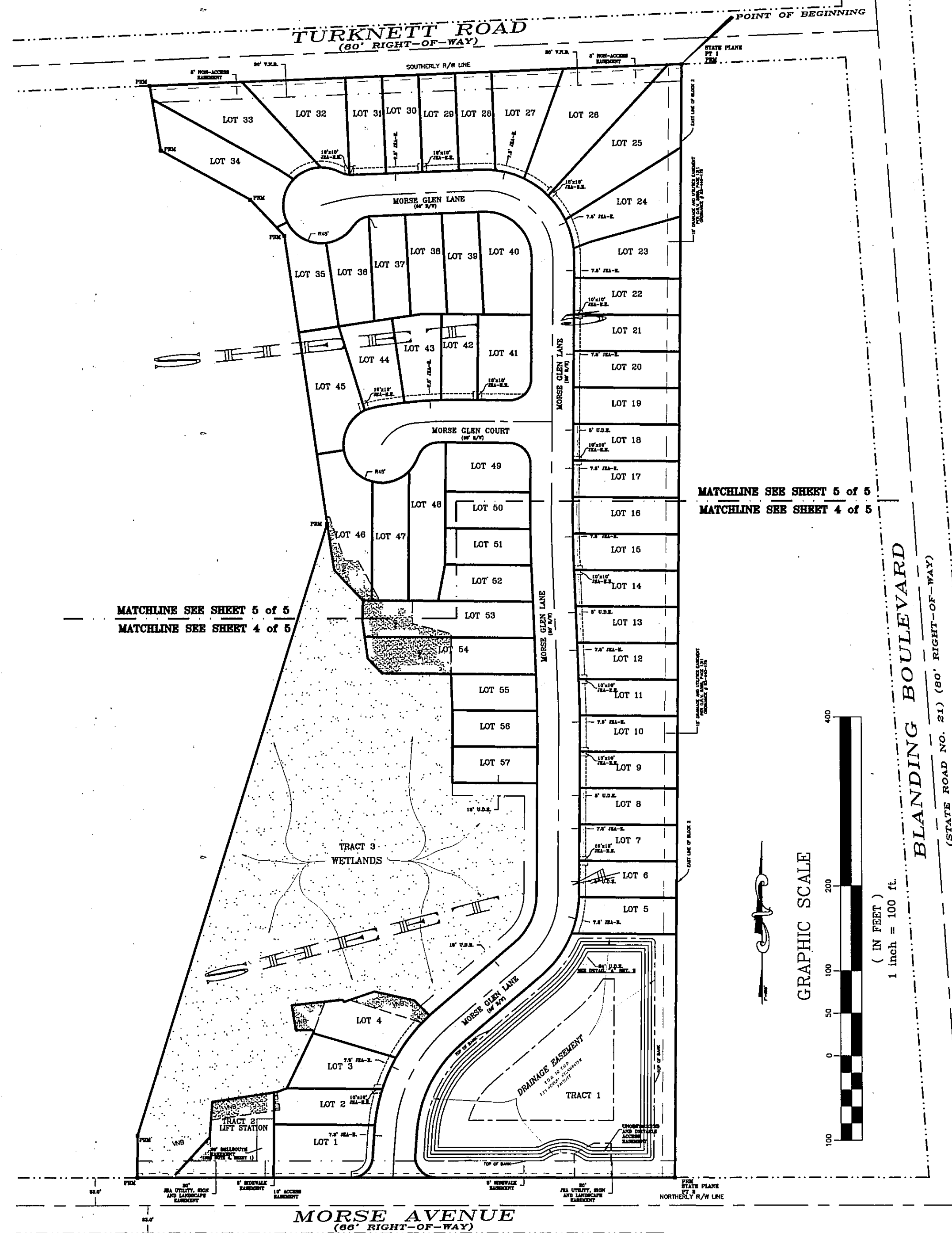


MORSE GLEN

PLAT BOOK **57** PAGE **910**

REPLAT OF A PORTION OF TRACTS 15 AND 16, BLOCK 2, SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

SHEET 3 OF 5 SHEETS



GENERAL NOTES: BEARINGS BASED ON STATE PLANE COORDINATES.

1) THE INTENDED USE OF THESE COORDINATES IS FOR GIS BASE MAPPING PURPOSE. THE GEODETIC CONTROL RELIED UPON FOR THESE VALUES WERE PUBLISHED USGS CONTROL POINTS. COORDINATES ARE BASED ON NORTH AMERICAN DATUM 1983/90 - STATE PLANE COORDINATES - FLORIDA EAST ZONE - U.S. FEET.

POINT	NORTHING	EASTING	DESCRIPTION
1	N 2144307.3510	E 422678.7061	PRM NE CORNER
2	N 2142992.3213	E 422667.9627	PRM SE CORNER

2) 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, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FL.

3) THE LANDS SHOWN HEREON LIE WITHIN FLOOD ZONE "X" AS DEPICTED ON THE FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY NUMBER 120077, PANEL NUMBER 0150 E, DATED AUGUST 15, 1989. THE FIRM INFORMATION AND DELINEATIONS ON THE PLAT ARE 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 SHOULD BE MADE TO THE COMMUNITY'S FLOOD PLANE MANAGEMENT REPOSITORY, DEPARTMENT OF PUBLIC WORKS, CITY OF JACKSONVILLE.

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

5) 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 EASEMENT BY THE CITY OF JACKSONVILLE.

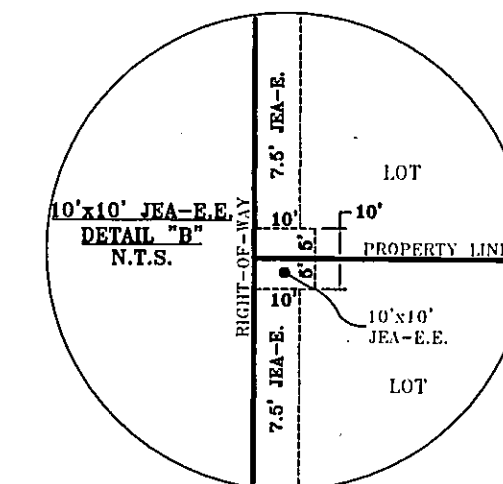
6) "JEA-E.E." DENOTES JEA EQUIPMENT EASEMENT. THESE EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY IMPROVEMENTS THAT MAY IMPEDE THE USE AND ACCESS OF SAID EASEMENT BY JEA."

7) "JEA-E." DENOTES JEA EASEMENT. JEA WILL ALLOW CERTAIN NON-PERMANENT IMPROVEMENTS WHICH DO NOT IMPEDE THE USE OF SAID EASEMENTS 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."

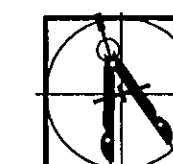
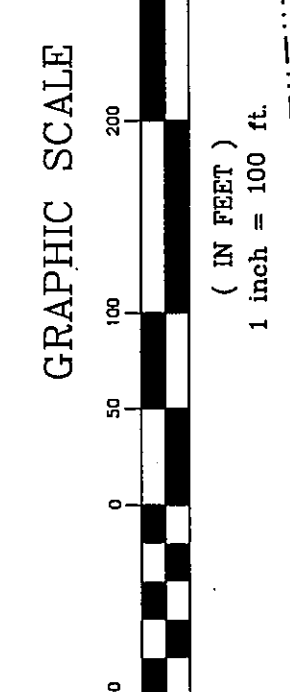
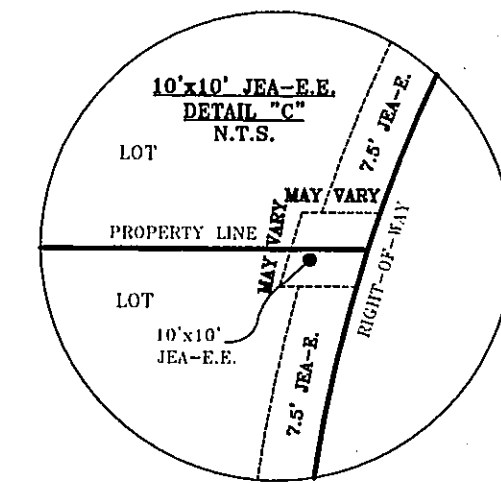
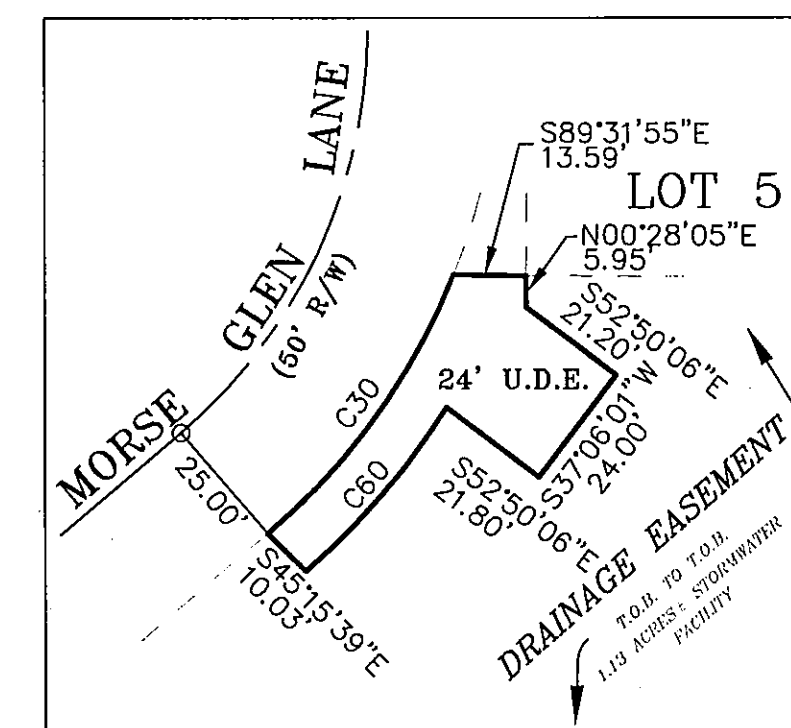
8) U.D.E.-DENOTES UNOBSTRUCTED DRAINAGE EASEMENT
V.N.B.-DENOTES VEGETATIVE NATURAL BUFFER

MINIMUM BUILDING RESTRICTION LINE (B.R.L.)

FRONT 20'
SIDE 5'
BACK 10'



DETAIL "A" N.T.S.

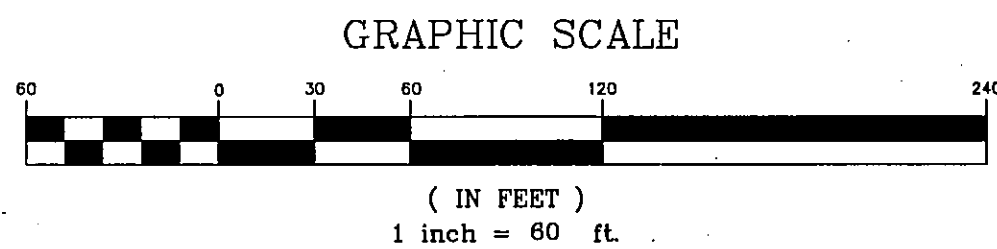


PSD 2003-014
CDN 5964

PREPARED BY:
BARTRAM TRAIL SURVEYING, INC.
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS
25 NORTH ORANGE AVENUE
GREEN COVE SPRINGS, FL 32043
(904) 284-2224 FAX (904) 284-2258

MORSE GLEN

REPLAT OF A PORTION OF TRACTS 15 AND 16, BLOCK 2, SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA



MATCHLINE SEE SHEET 5 of 5
MATCHLINE SEE SHEET 4 of 5

MATCHLINE SEE SHEET 5 of 5
MATCHLINE SEE SHEET 4 of 5

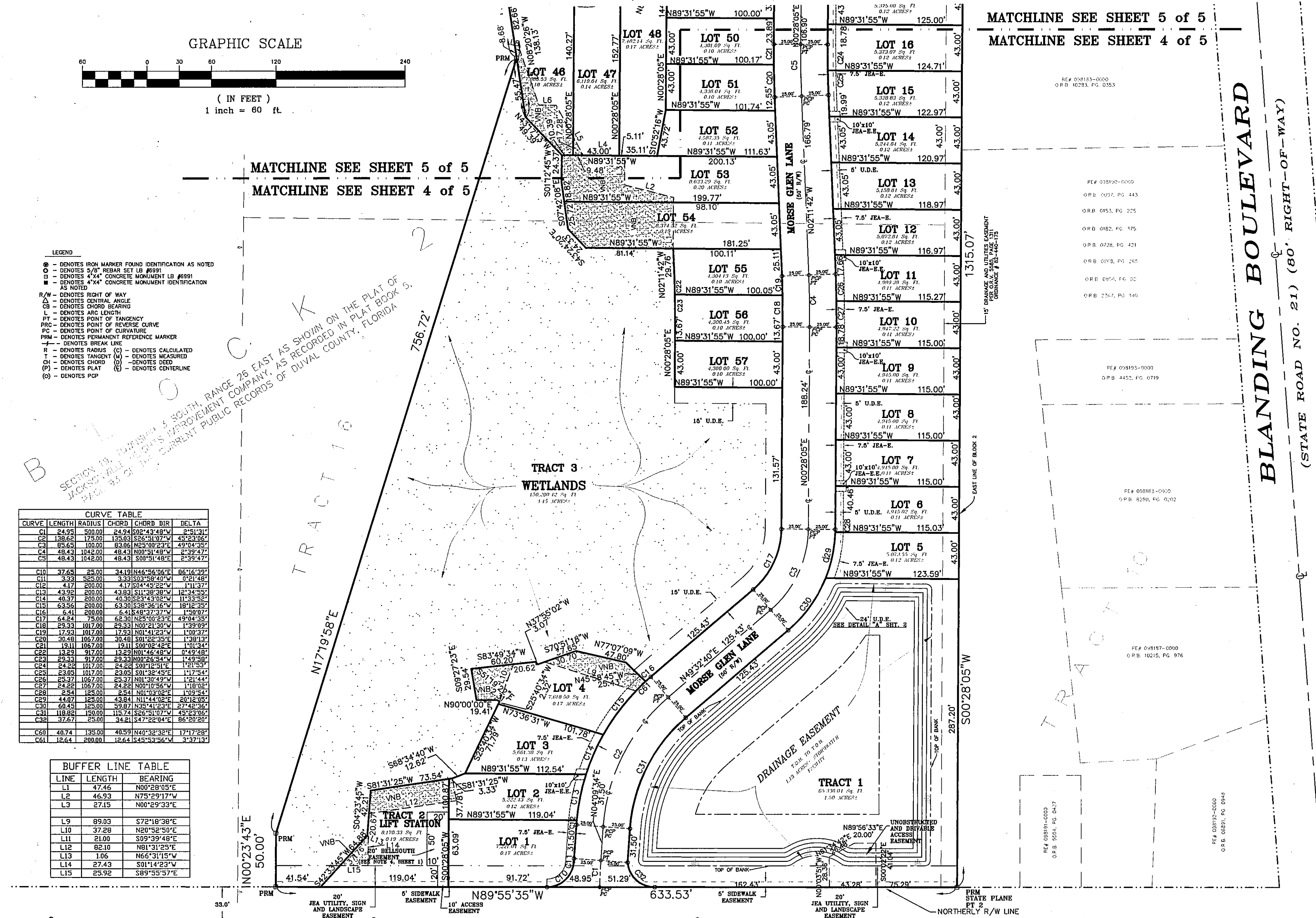
- LEGEND**
- ⊙ - DENOTES IRON MARKER FOUND IDENTIFICATION AS NOTED
 - ⊙ - DENOTES 5/8" REBAR SET LB #6991
 - ⊙ - DENOTES 4"x4" CONCRETE MONUMENT LB #6991
 - ⊙ - DENOTES 4"x4" CONCRETE MONUMENT IDENTIFICATION AS NOTED
 - R/W - DENOTES RIGHT OF WAY
 - Δ - DENOTES CENTRAL ANGLE
 - CB - DENOTES CHORD BEARING
 - L - DENOTES ARC LENGTH
 - PT - DENOTES POINT OF TANGENCY
 - PRC - DENOTES POINT OF CURVATURE
 - PC - DENOTES POINT OF CURVATURE
 - PRM - DENOTES PERMANENT REFERENCE MARKER
 - +— DENOTES BREAK LINE
 - R - DENOTES RADIUS (C) - DENOTES CALCULATED
 - T - DENOTES TANGENT (M) - DENOTES MEASURED
 - Ch - DENOTES CHORD (Q) - DENOTES DEED
 - (P) - DENOTES PLAT (C) - DENOTES CENTERLINE
 - (C) - DENOTES PCP

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	CHORD DIR	DELTA
C1	24.95	500.00	24.94	S89°49'48"W	2°51'31"
C2	138.62	175.00	135.92	S53°51'07"W	43°32'08"
C3	89.63	100.00	83.06	N25°00'23"E	49°04'35"
C4	48.43	1042.00	48.43	N89°31'48"W	2°39'47"
C5	48.43	1042.00	48.43	S00°51'48"E	2°39'47"
C10	37.65	25.00	34.19	N46°56'07"E	86°16'39"
C11	3.33	500.00	3.33	S01°38'40"W	0°51'48"
C12	4.17	200.00	4.17	S04°49'22"W	1°11'37"
C13	43.92	200.00	43.93	S11°38'38"W	12°34'53"
C14	40.37	200.00	40.30	S23°43'02"W	11°33'36"
C15	62.56	200.00	62.30	S59°26'16"W	19°12'35"
C16	6.41	200.00	6.41	S48°37'37"W	1°50'07"
C17	64.24	75.00	62.30	N25°00'23"E	49°04'35"
C18	29.33	1017.00	29.33	N00°21'30"W	1°32'09"
C19	17.53	1017.00	17.53	N01°41'23"W	1°09'37"
C20	30.48	1067.00	30.48	S01°22'35"E	1°38'13"
C21	19.11	1067.00	19.11	S00°02'42"E	1°01'34"
C22	18.29	917.00	18.29	N01°46'48"W	0°49'48"
C23	29.33	917.00	29.33	N00°26'34"W	1°49'38"
C24	24.22	1017.00	24.22	S00°12'51"E	1°21'53"
C25	23.03	1017.00	23.03	S01°02'45"E	1°17'54"
C26	25.37	1067.00	25.37	N01°30'49"W	1°21'44"
C27	24.22	1067.00	24.22	N00°10'36"W	1°18'02"
C28	2.54	125.00	2.54	N01°01'02"E	1°09'54"
C29	44.07	125.00	43.84	N11°44'02"E	20°12'03"
C30	60.45	125.00	59.87	N35°41'23"E	27°42'36"
C31	118.62	150.00	115.74	S56°51'07"W	43°23'05"
C32	37.67	25.00	34.21	S47°22'04"E	86°20'20"
C60	40.74	135.00	40.59	N40°32'32"E	17°17'28"
C61	12.64	200.00	12.64	S45°53'56"W	3°37'13"

BUFFER LINE TABLE

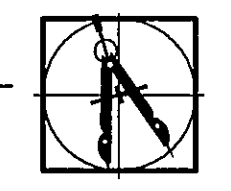
LINE	LENGTH	BEARING
L1	47.46	N00°28'05"E
L2	46.93	N75°29'17"W
L3	27.15	N00°29'33"E
L9	89.03	S72°18'38"E
L10	37.28	N20°52'50"E
L11	21.00	S39°39'48"E
L12	82.10	N81°31'29"E
L13	1.06	N66°31'15"W
L14	27.43	S01°14'23"W
L15	25.92	S89°55'57"E



MORSE AVENUE (66' RIGHT-OF-WAY)

PREPARED BY:
BARTRAM TRAIL SURVEYING, INC.
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS
25 NORTH ORANGE AVENUE
GREEN COVE SPRINGS, FL 32043
(904) 284-2224 FAX (904) 284-2258

PSD 2003-014
CDN 5964



MORSE GLEN

REPLAT OF A PORTION OF TRACTS 15 AND 16, BLOCK 2, SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY, AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

PLAT BOOK **57** PAGE **910**

SHEET 5 OF 5 SHEETS

GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.

- LEGEND**
- ⊙ - DENOTES IRON MARKER FOUND IDENTIFICATION AS NOTED
 - - DENOTES 5/8" REBAR SET LB #691
 - - DENOTES 4"x4" CONCRETE MONUMENT LB #691
 - - DENOTES 4"x4" CONCRETE MONUMENT IDENTIFICATION AS NOTED
 - R/W - DENOTES RIGHT OF WAY
 - Δ - DENOTES CENTRAL ANGLE
 - CB - DENOTES CHORD BEARING
 - CL - DENOTES ARC LENGTH
 - PT - DENOTES POINT OF TANGENCY
 - PRC - DENOTES POINT OF REVERSE CURVE
 - PC - DENOTES POINT OF CURVATURE
 - PRM - DENOTES PERMANENT REFERENCE MARKER
 - - DENOTES BREAK LINE
 - R - DENOTES RADIUS (C) - DENOTES CALCULATED
 - T - DENOTES TANGENT (M) - DENOTES MEASURED
 - CH - DENOTES CHORD (B) - DENOTES BEARING
 - (P) - DENOTES FLAT (C) - DENOTES CENTERLINE
 - (O) - DENOTES PCP

BUFFER LINE TABLE

LINE	LENGTH	BEARING
L1	47.46	N00°28'05"E
L2	46.93	N75°29'17"W
L3	27.15	N00°29'33"E
L4	38.63	N89°31'55"W
L5	53.20	N28°17'43"W
L6	16.38	N89°02'53"W
L7	54.47	N18°51'49"W
L8	4.24	S77°22'45"E

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	CHORD DIR	DELTA
C5	48.43	1042.00	48.43	S00°51'44"E	2°18'47"
C6	129.50	80.00	115.81	N45°54'15"W	92°44'40"
C7	59.38	280.00	59.24	S00°55'02"W	13°36'33"
C8	47.97	478.00	47.55	S87°34'35"W	1°41'09"
C9	45.64	50.00	44.07	S58°32'08"W	52°17'44"
C21	19.11	1067.00	19.11	S00°02'42"E	1°01'34"
C24	24.22	1017.00	24.22	S00°12'51"E	1°21'53"
C33	39.27	25.00	35.35	N44°31'52"W	88°58'54"
C34	31.29	23.00	28.69	S54°37'44"W	71°54'14"
C35	20.13	45.00	19.97	N31°55'57"E	25°38'01"
C36	46.87	45.00	44.78	N74°13'18"E	59°40'42"
C37	53.07	45.00	50.04	S42°02'24"E	67°33'58"
C38	56.57	45.00	52.92	S27°40'15"W	72°01'23"
C39	18.53	109.00	18.51	S75°20'48"W	9°44'30"
C40	29.18	500.00	29.18	S81°52'28"W	1°20'30"
C41	43.10	500.00	43.09	S88°00'58"W	4°56'21"
C42	17.31	500.00	17.31	S89°28'39"W	1°52'00"
C43	39.27	25.00	35.36	N45°28'07"E	80°00'04"
C44	89.03	55.00	79.67	N45°54'15"W	92°44'40"
C45	2.07	25.00	2.07	S88°21'07"W	4°44'36"
C46	21.81	25.00	21.13	S57°59'05"W	48°58'28"
C47	39.27	45.00	38.03	N57°58'55"E	42°58'09"
C48	55.91	45.00	52.06	S61°41'16"E	70°40'30"
C49	54.79	45.00	51.47	S08°31'44"W	68°42'22"
C50	35.95	45.00	35.00	S68°12'36"W	43°46'14"
C51	23.72	45.00	23.45	N75°43'14"W	30°12'08"
C52	11.66	25.00	11.56	S73°58'02"E	26°43'42"
C53	2.15	25.00	2.15	S89°48'44"E	4°58'40"
C54	16.74	105.00	16.73	N87°42'28"W	3°08'41"
C55	35.16	105.00	35.00	N73°32'42"W	19°11'17"
C56	35.16	105.00	35.00	N84°21'29"W	19°11'17"
C57	35.16	105.00	35.00	N13°10'08"W	12°11'17"
C58	35.16	105.00	35.00	N13°58'51"W	19°11'17"
C59	12.56	105.00	12.55	N02°57'33"W	6°51'17"

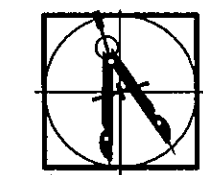
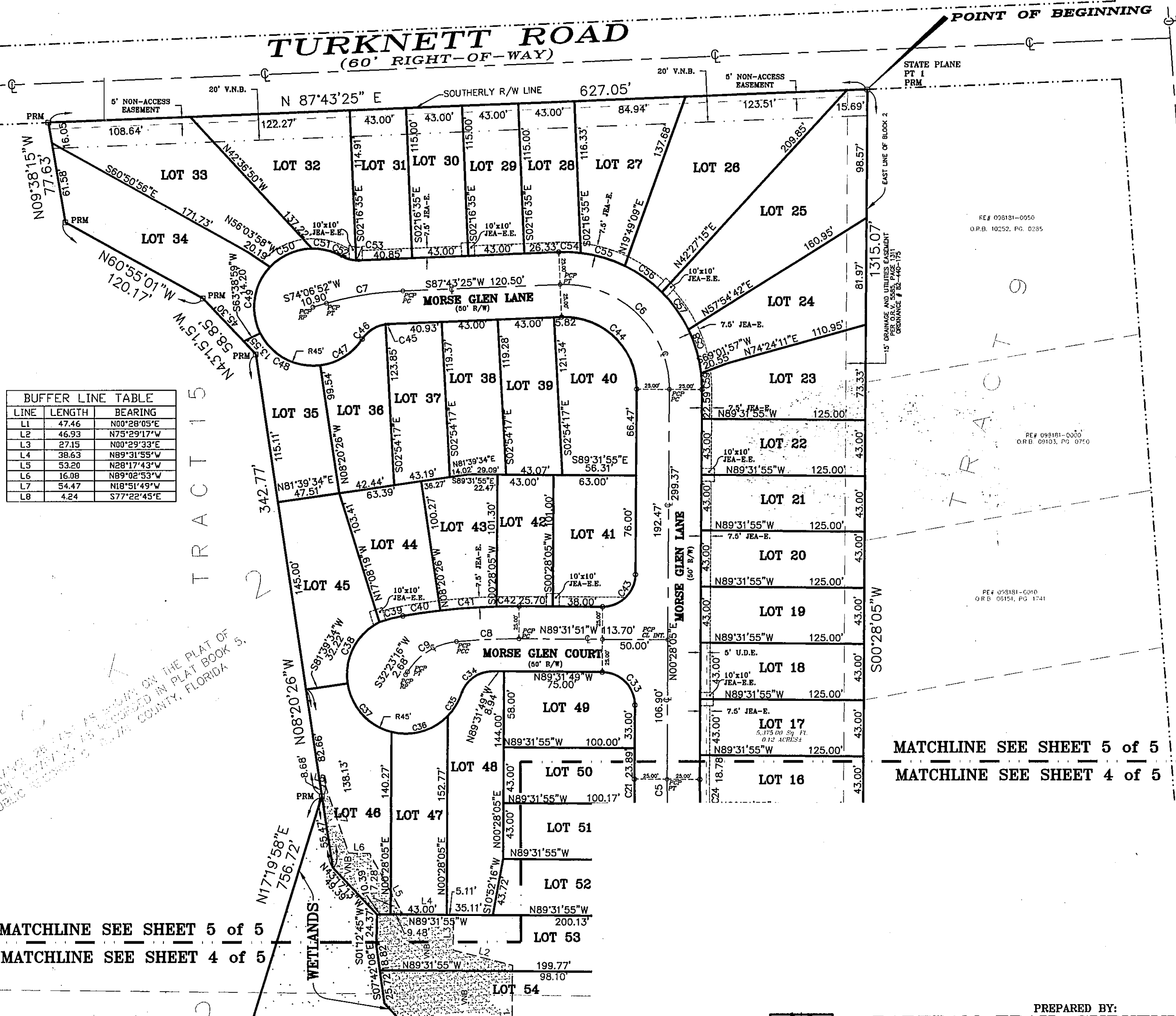
TRACT 14

TRACT 15

SECTION 19, TOWNSHIP 3 SOUTH, RANGE 26 EAST AS SHOWN ON THE PLAT OF JACKSONVILLE HEIGHTS IMPROVEMENT COMPANY AS RECORDED IN PLAT BOOK 5, PAGE 93 OF THE CURRENT PUBLIC RECORDS OF THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

MATCHLINE SEE SHEET 5 of 5
MATCHLINE SEE SHEET 4 of 5

MATCHLINE SEE SHEET 5 of 5
MATCHLINE SEE SHEET 4 of 5



PSD 2003-014
CDN 5964

PREPARED BY:
BARTRAM TRAIL SURVEYING, INC.
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS
25 NORTH ORANGE AVENUE
GREEN COVE SPRINGS, FL 32043
(904) 284-2224 FAX (904) 284-2258