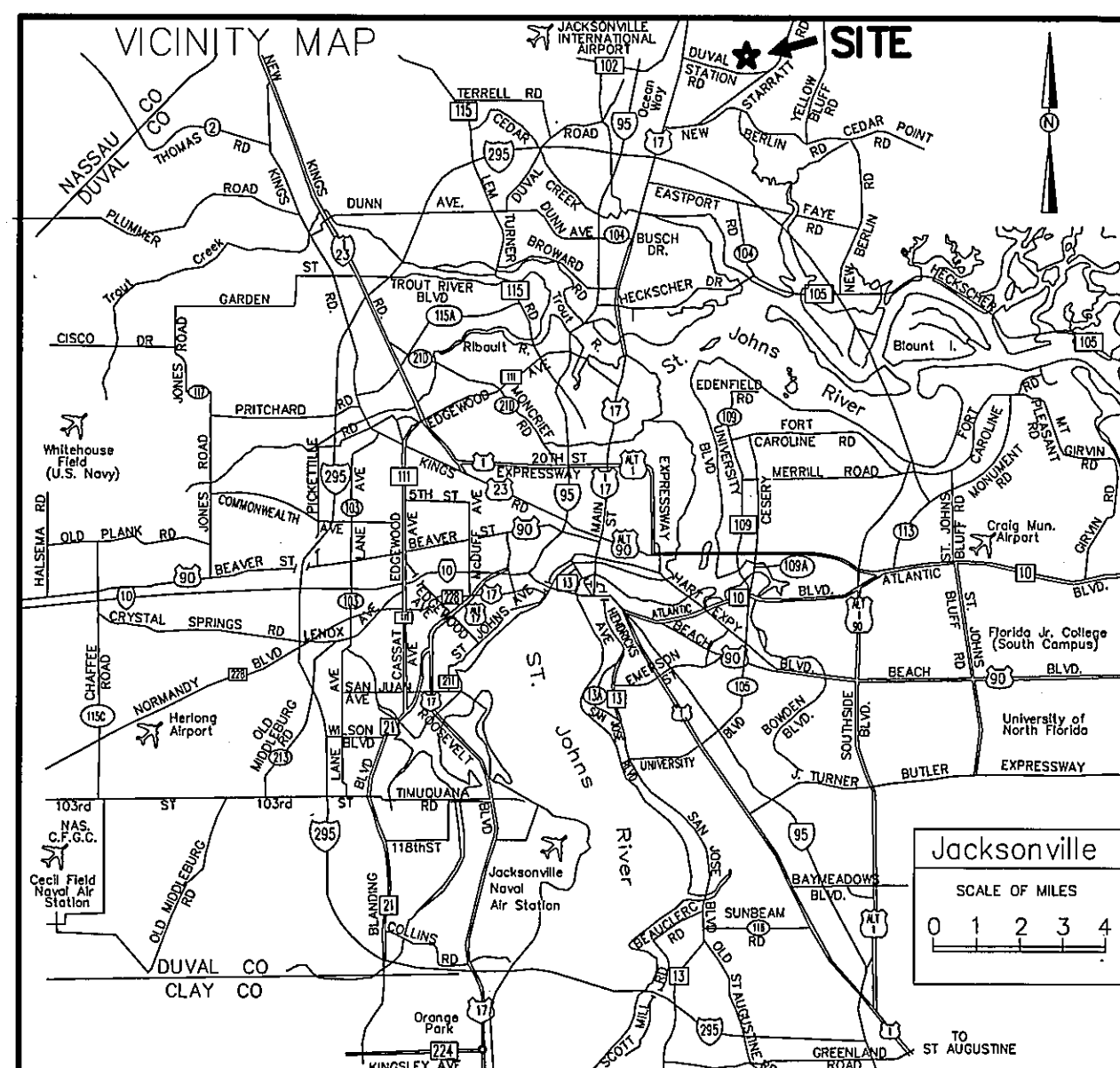


North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

CAPTION:

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, Duval County, Florida, being more particularly described as follows:
 BEGINNING at the Northwest corner of Tract "A", as shown on the plat of North Creek as recorded in Plat Book 54, Pages 73, 73A, 73B, 73C, 73D, 73E, 73F, 73G and 73H, of the Current Public Records of said County, said point being situate in the Easterly line of that certain 100 Foot Jacksonville Electric Authority Right of Way, recorded in Official Records Volume 3857, Page 238 of said Current Public Records; thence North 00°35'14" West, along said Easterly line, a distance of 401.43 feet to a point situate in the North line of the South 1/2 of said Section 2, said point also being on the Southerly terminus of a 100 Foot Jacksonville Electric Authority Right of Way as recorded in Official Records Volume 3894, Page 253; thence North 00°19'42" West, along the Easterly line of said 100 Foot Jacksonville Electric Authority Right of Way, as recorded in Official Records Volume 3894, Page 253, of said Current Public Records, a distance of 981.72 feet to a point; thence South 89°42'08" East, leaving last said Easterly line, a distance of 1,107.80 feet to a point; thence South 67°55'11" East, a distance of 282.17 feet to a point; thence South 46°12'44" East, a distance of 94.17 feet to a point; thence South 08°09'37" East, a distance of 141.96 feet to a point; thence South 45°10'33" East, a distance of 137.55 feet to a point; thence South 88°50'51" East, a distance of 211.95 feet to a point; thence South 84°05'02" East, a distance of 60.21 feet to a point; thence South 88°50'51" East, a distance of 211.95 feet to a point identified as Reference Point "A"; returning to the Point of Beginning, thence South 87°28'32" East, along the Northerly line of said Tract "A", a distance of 903.51 feet to the Northeast corner thereof, the same being the Northwest corner of Lot 15, said plat of North Creek; thence South 82°33'44" East, along the Northerly line of said Lot 15, a distance of 110.72 feet to the Northeast corner thereof; thence South 83°47'40" East, along the Northerly terminus of Summer Breeze Drive (a 60 foot right of way as shown on said plat of North Creek) a distance of 60.20 feet to the Northwest corner of Lot 16, said plat of North Creek; thence South 87°53'53" East, along the Northerly line of said Lot 16, a distance of 129.43 feet; thence Easterly around and along the arc of a curve concave Southerly and having a radius of 50.00 feet and along the Northerly line of Tract "F", said plat of North Creek, a distance of 39.98 feet, said arc being subtended by a chord bearing and distance of North 80°01'24" East, 38.92 feet to the point of reverse curvature of a curve concave Northerly and having a radius of 410.43 feet; thence Easterly around and along the arc of said curve and continuing along said Northerly line of Tract "F", a distance of 109.22 feet, said arc being subtended by a chord bearing and distance of South 84°41'43" East, 108.90 feet to the end of said curve; thence North 83°28'02" East, continuing along said Northerly line of Tract "F", a distance of 55.74 feet; thence South 22°14'47" East, along the Easterly line of said Tract "F", a distance of 27.73 feet; thence South 52°07'00" East, continuing along the Easterly line of said Tract "F", a distance of 27.18 feet to the most Northerly corner of Tract "B", said plat of North Creek; thence South 05°42'45" East, along the Easterly line of said Tract "B", a distance of 562.11 feet; thence North 86°32'36" East, along a Northerly boundary of said Tract "B", a distance of 236.18 feet; thence South 06°33'07" East, along the Easterly line of said Tract "B", a distance of 54.46 feet to a point situate on last said Easterly line; thence North 44°49'26" East, leaving last said Easterly line, a distance of 407.64 feet to a point; thence North 19°05'25" East, a distance of 112.25 feet to a point; thence North 40°17'56" East, a distance of 337.13 feet to a point; thence North 60°57'50" East a distance of 82 feet, more or less, to the centerline of Dunns Creek; thence Northwesterly, Northerly and Northeasterly along said centerline and following the meanderings thereof, 851 feet, more or less, to a point which lies South 01°09'13" West, 127 feet, more or less, from the aforementioned Reference Point "A"; thence North 01°09'13" East, a distance of 127 feet, more or less, to said Reference Point "A" and to close. Containing 76.09 acres, more or less.



CLERK'S CERTIFICATE

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 55 Pages 77 thru 78 of the Public Records of Duval County, Florida, this 10th day of February, A.D., 2003.

By: Jim Fuller Clerk of the Circuit Court
 By: Deborah L. ... Deputy Clerk

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 7th day of February, A.D., 2003.

By: Jim Fuller Director of Public Works

Witness: Steph C Meadows
 By: Steph C Meadows
 Print or type name
 Witness: Christina White
 By: Christina White
 Print or type name

MERCANTILE BANK
 Witness: Steph C Meadows
 By: Steph C Meadows
 Print or type name
 Witness: Christina White
 By: Christina White
 Print or type name

NOTARY FOR MERCANTILE BANK

STATE OF FLORIDA, COUNTY OF DUVAL
 The foregoing instrument was acknowledged before me this 10th day of February, A.D., 2003 by STEPHEN C. MEADOWS, SENIOR VICE PRESIDENT OF MERCANTILE BANK, on behalf of the bank who is personally known to me or who has produced Reasonably Known as identification and who has/had not taken an oath.
 By: Steph C Meadows
 Notary Public State of Florida
 Type or print name Steph C Meadows
 My Commission Expires Aug 12, 2005

ADOPTION AND DEDICATION

This is to certify that Duval Station Developers, Inc., a Florida Corporation (Developer), is the owner of the lands described in the caption hereon known as North Creek - Unit Two, having caused the same to be surveyed and subdivided, and that Mercantile Bank is 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. All roads, parkways, lanes, courts, walkways, non-access easements, sidewalk easements and easements for drainage, (except all landscape easements, private easements and private drainage easements, which shall remain privately owned and the sole and exclusive property of the Owners, their successors and assigns as shown hereon, and except those easements designated "JEA-E." and "JEA-E.E.") are hereby irrevocably and without reservation dedicated to the City of Jacksonville, its successors and assigns. Tracts "A-2", "B-2" and "J", "L" and "N" (Conservation Easements), Tract "P" (Landscaping Easement), Tract "M" (Recreation Area) and Tracts "O", "Q", "R", "S" and "T", "U", "V", "W", "X" and "Y" (drainage and maintenance area) shall remain privately owned and the sole and exclusive property of the Owners, their successors and assigns. Tract "K" (Lift Station Site) is hereby irrevocably and without reservation dedicated to JEA. All being 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 on or come upon all roads, parkways, lanes, drives and courts hereby dedicated, together with all substances or matter which may flow or pass from all roads, parkways, lanes, drives 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 shown on this plat are 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.

The Developer, 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 North Creek - Unit Two. This indemnification shall run with the land and the successors and assigns of the Developer 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, easement(s) over all the lands designated as private drainage easements and private easements shown on this plat, the maintenance responsibilities of which shall be those of the Developer, 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.

Those easements designated as "GAS ESMT." are hereby irrevocably dedicated to PEOPLES GAS SYSTEMS, INC., its successors and assigns, for its non-exclusive use in conjunction with its underground gas system.

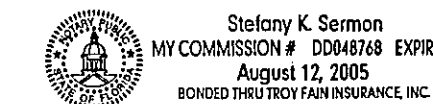
In witness thereof, Duval Station Developers, Inc., a Florida Corporation has caused these presents to be signed by its Vice President
 This 13th Day of January, 2003.

Duval Station Developers, Inc.
 A Florida Corporation
 Witness: Steph C Meadows
 By: James Putnal
 Print or type name
 Witness: Christina White
 By: Christina White
 Print or type name

Notary for Duval Station Developers, Inc.

STATE OF FLORIDA, COUNTY OF DUVAL
 The foregoing instrument was acknowledged before me this 13th day of January, A.D., 2003 by JAMES PUTNAL, as Vice President of Duval Station Developers, Inc., a Florida Corporation, on behalf of the corporation who is personally known to me or who has produced Reasonably Known as identification and who has/had not taken an oath.

By: Stefany K Sermon
 Notary Public State of Florida
 Type or print name Stefany K Sermon
 My Commission Expires Aug 12, 2005



PLAT CONFORMITY REVIEW

This Plat has been reviewed and found in compliance with Part 1, Chapter 177, Florida Statutes, this 27th day of Jan, A.D., 2003
 By: Glenn E. McGregor
 Glenn E. McGregor, P.L.S.
 Professional Land Surveyor Number 4252

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 7th day of January, A.D., 2003

By: Richard A. Miller
 Richard A. Miller
 Florida Registered Land Surveyor
 and Mapper Certificate No. 3848

Approved 1/27/03
 Date
 By: John P. ...
 City Engineer
 for Director of Public Works
 Approved 2/04/03
 Date
 By: Glenn E. McGregor
 for General Counsel

North Creek - Unit Two

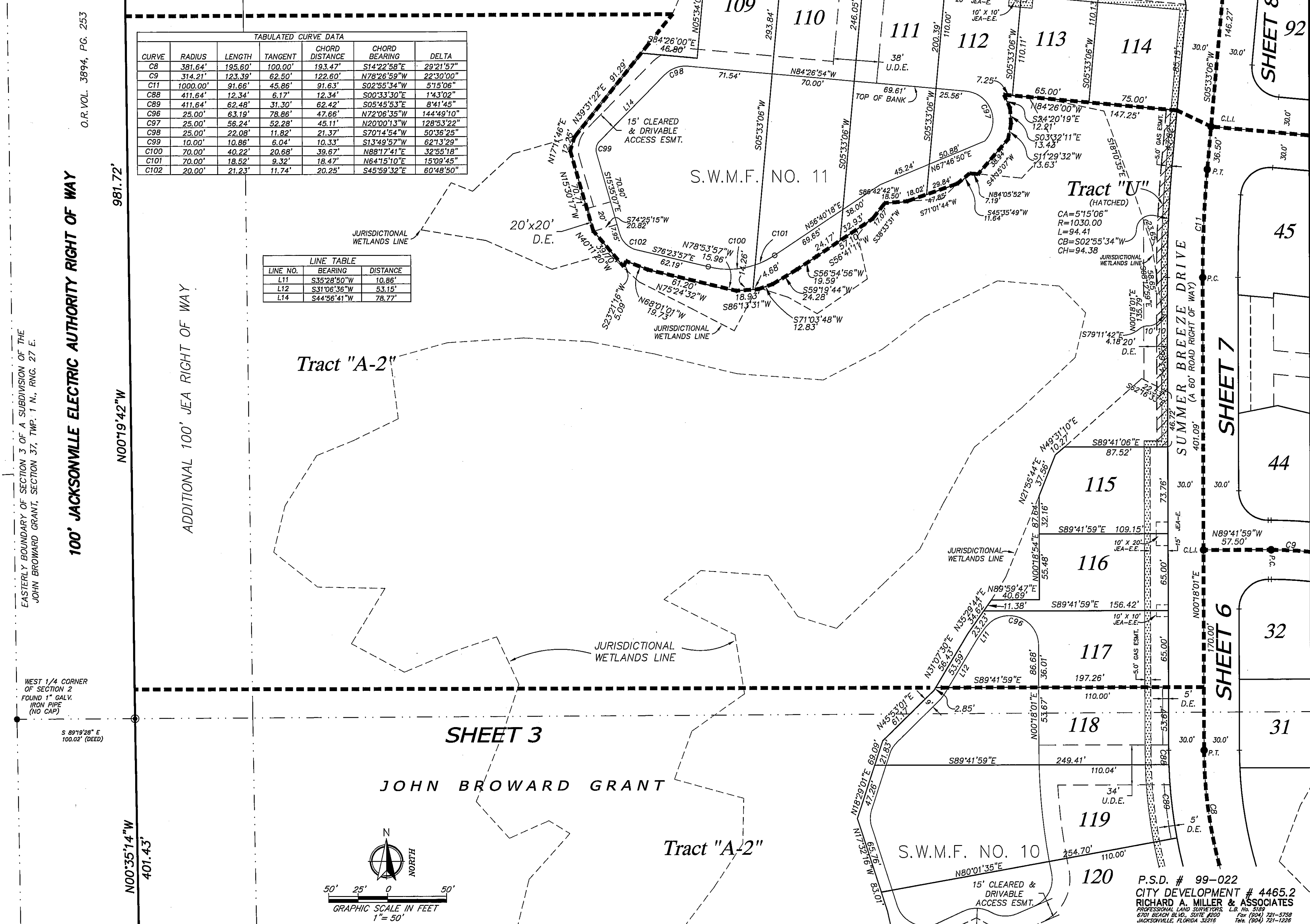
A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

BRIDGEPORT COURT
(A 50' ROAD RIGHT OF WAY)
PLAT BOOK 55 PAGE 77C
SHEET 4 OF 11 SHEETS.

SHEET 5

| TABULATED CURVE DATA | | | | | | |
|----------------------|----------|---------|---------|----------------|---------------|------------|
| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
| C8 | 381.64' | 195.60' | 100.00' | 193.47' | S14°22'58"E | 29°21'57" |
| C9 | 314.21' | 123.39' | 62.50' | 122.60' | N78°26'59"W | 22°30'00" |
| C11 | 1000.00' | 91.66' | 45.86' | 91.63' | S02°55'34"W | 5°15'06" |
| C88 | 411.64' | 12.34' | 6.17' | 12.34' | S00°33'30"E | 1°43'02" |
| C89 | 411.64' | 62.48' | 31.30' | 62.42' | S05°45'53"E | 8°41'45" |
| C96 | 25.00' | 63.19' | 78.86' | 47.66' | N72°06'35"W | 144°49'10" |
| C97 | 25.00' | 56.24' | 52.28' | 45.11' | N20°00'13"W | 128°53'22" |
| C98 | 25.00' | 22.08' | 11.82' | 21.37' | S70°14'54"W | 50°36'25" |
| C99 | 10.00' | 10.86' | 6.04' | 10.33' | S13°49'57"W | 62°13'29" |
| C100 | 70.00' | 40.22' | 20.68' | 39.67' | N88°17'41"E | 32°55'18" |
| C101 | 70.00' | 18.52' | 9.32' | 18.47' | N64°15'10"E | 15°09'45" |
| C102 | 20.00' | 21.23' | 11.74' | 20.25' | S45°59'32"E | 60°48'50" |

| LINE TABLE | | |
|------------|-------------|----------|
| LINE NO. | BEARING | DISTANCE |
| L11 | S35°28'50"W | 10.86' |
| L12 | S31°06'36"W | 53.15' |
| L14 | S44°56'41"W | 78.77' |



100' JACKSONVILLE ELECTRIC AUTHORITY RIGHT OF WAY

ADDITIONAL 100' JEA RIGHT OF WAY

EASTERLY BOUNDARY OF SECTION 3 OF A SUBDIVISION OF THE JOHN BROWARD GRANT, SECTION 37, TWP. 1 N., RNG. 27 E.

WEST 1/4 CORNER OF SECTION 2 FOUND 1" GALV. IRON PIPE (NO CAP)

S 89°19'28" E 100.02' (DEED)

981.72'

N00°19'42"W

N00°35'14"W 401.43'

SHEET 3

JOHN BROWARD GRANT

Tract "A-2"

SHEET 7

SHEET 6

SHEET 8

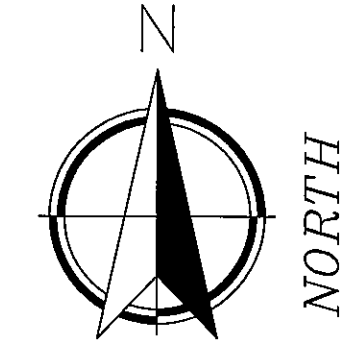
P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE 8200
JACKSONVILLE, FLORIDA 32216
L.S. No. 5169
Fax (904) 721-5758
Tel. (904) 721-1278

North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37,
Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK **55** PAGE **77D**
SHEET 5 OF 11 SHEETS.

UNPLATTED PORTION OF THE
JOHN BROWARD GRANT, SECTION 37
PORTION OF SECTION 2 OF THE
BROWARD PLAT AS RECORDED IN
PLAT BOOK 1, PAGES 7 & 8
WITHIN SECTION 37, THE JOHN BROWARD GRANT



| TABULATED CURVE DATA | | | | | | |
|----------------------|----------|--------|---------|----------------|---------------|-----------|
| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
| C11 | 1000.00' | 91.66' | 45.86' | 91.63' | S02°55'34"W | 5°15'06" |
| C12 | 394.55' | 63.34' | 31.74' | 63.27' | S10°03'20"W | 9°11'55" |
| C79 | 430.00' | 59.36' | 29.73' | 59.31' | S09°30'23"W | 7°54'32" |
| C80 | 25.00' | 39.27' | 25.00' | 35.36' | N50°33'06"E | 90°00'00" |
| C81 | 25.00' | 28.20' | 15.81' | 26.73' | S52°08'12"E | 64°37'23" |
| C82 | 45.00' | 76.86' | 51.63' | 67.85' | N68°45'10"W | 97°51'19" |
| C83 | 45.00' | 37.47' | 19.90' | 36.39' | S38°28'04"W | 47°42'13" |
| C84 | 45.00' | 31.09' | 16.19' | 30.48' | S05°10'36"E | 39°35'08" |
| C85 | 45.00' | 41.06' | 22.08' | 39.65' | S51°06'34"E | 52°16'49" |
| C86 | 45.00' | 5.65' | 2.83' | 5.65' | S80°50'56"E | 7°11'55" |
| C87 | 25.00' | 39.27' | 25.00' | 35.36' | N39°26'54"W | 90°00'00" |
| C91 | 430.00' | 44.00' | 22.02' | 43.98' | S16°23'32"W | 5°51'46" |
| C92 | 440.00' | 46.70' | 23.37' | 46.68' | S16°17'52"W | 6°04'54" |

100' JACKSONVILLE ELECTRIC AUTHORITY RIGHT OF WAY
O.R.VOL. 3894, PG. 253

981.72'

ADDITIONAL 100' JEA RIGHT OF WAY

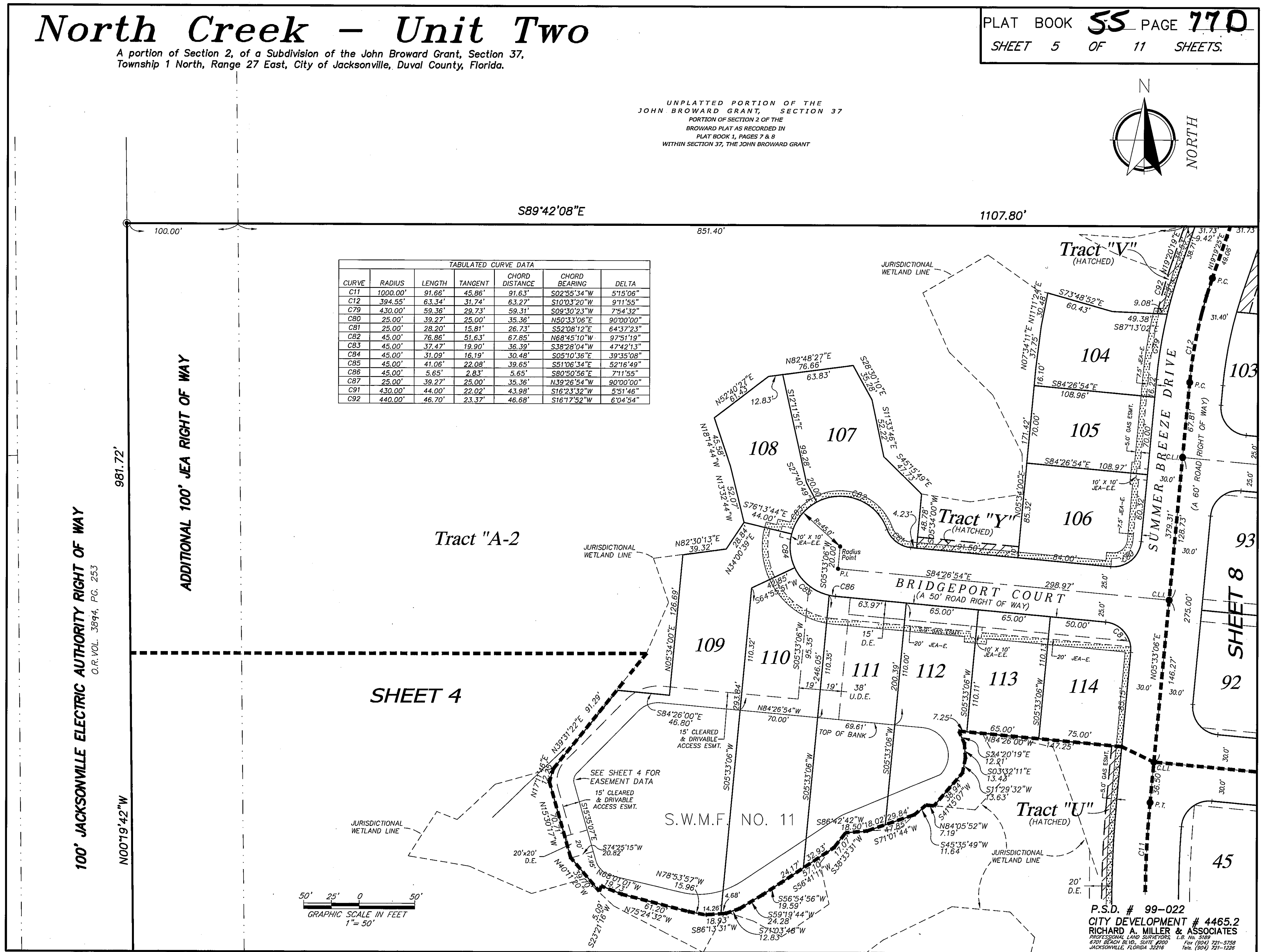
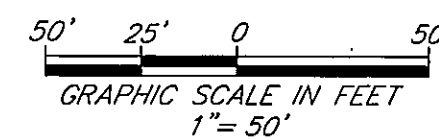
100.00'

S89°42'08"E

851.40'

1107.80'

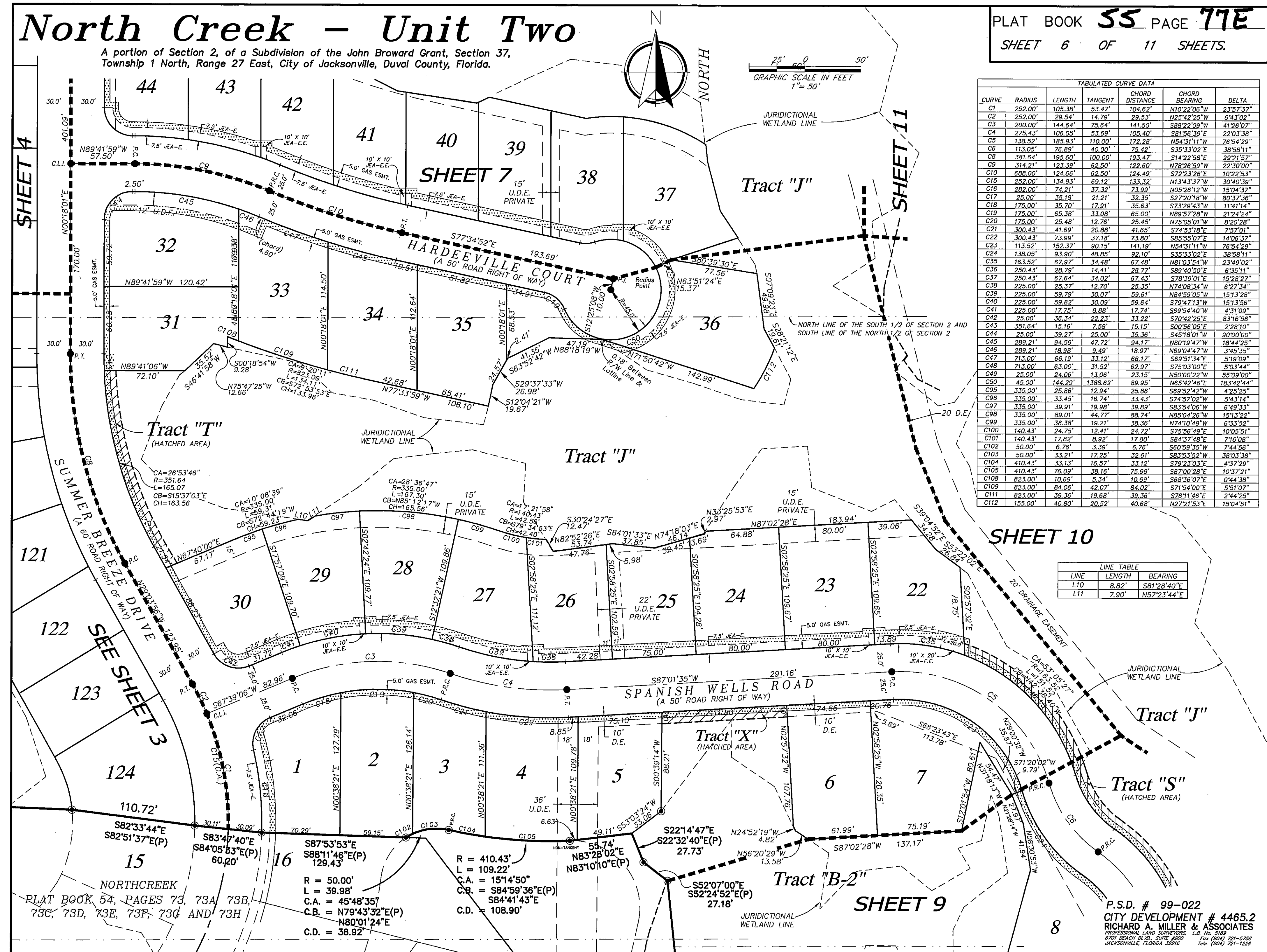
SHEET 4



P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6201 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
L.B. No. 9189
Tel. (904) 721-5258
Fax (904) 721-1226

North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.



TABULATED CURVE DATA

| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
|-------|---------|---------|---------|----------------|---------------|-----------|
| C1 | 252.00' | 105.38' | 53.47' | 104.62' | N10°22'06"W | 23°57'37" |
| C2 | 252.00' | 29.54' | 14.79' | 29.53' | N25°42'25"W | 6°43'02" |
| C3 | 200.00' | 144.64' | 75.64' | 141.50' | S88°22'09"W | 41°28'07" |
| C4 | 275.43' | 106.05' | 53.69' | 105.40' | S81°56'36"E | 22°03'38" |
| C5 | 138.52' | 185.93' | 110.00' | 172.28' | N54°31'11"W | 76°54'29" |
| C6 | 113.05' | 76.89' | 40.00' | 75.42' | S35°33'02"E | 38°58'11" |
| C8 | 381.64' | 195.60' | 100.00' | 193.47' | S14°22'58"E | 29°21'57" |
| C9 | 314.21' | 123.39' | 62.50' | 122.60' | N78°26'59"W | 22°30'00" |
| C10 | 688.00' | 124.66' | 62.50' | 124.49' | S72°23'26"E | 10°22'53" |
| C15 | 252.00' | 134.93' | 69.12' | 133.32' | N13°43'37"W | 30°40'39" |
| C16 | 282.00' | 74.21' | 37.32' | 73.99' | N05°26'12"W | 15°04'37" |
| C17 | 25.00' | 35.18' | 17.91' | 35.63' | S73°20'18"W | 80°37'36" |
| C18 | 175.00' | 69.70' | 33.08' | 65.00' | S73°20'18"W | 11°41'14" |
| C19 | 175.00' | 69.70' | 33.08' | 65.00' | N89°57'28"W | 21°24'24" |
| C20 | 175.00' | 25.48' | 12.76' | 25.45' | N75°05'01"W | 8°20'28" |
| C21 | 300.43' | 41.69' | 20.88' | 41.65' | S74°53'18"E | 7°57'01" |
| C22 | 300.43' | 73.99' | 37.18' | 73.80' | S85°55'07"E | 14°06'37" |
| C23 | 113.52' | 152.37' | 90.15' | 141.19' | N54°31'11"W | 76°54'29" |
| C24 | 138.05' | 93.90' | 48.85' | 92.10' | S35°33'02"E | 38°58'11" |
| C25 | 163.52' | 67.97' | 34.48' | 67.48' | N81°03'54"W | 23°49'02" |
| C26 | 250.43' | 28.79' | 14.41' | 28.72' | S89°40'50"E | 6°35'11" |
| C27 | 250.43' | 67.64' | 34.02' | 67.43' | S78°39'01"E | 15°28'27" |
| C28 | 225.00' | 25.37' | 12.70' | 25.35' | N74°08'34"W | 6°27'34" |
| C29 | 225.00' | 59.79' | 30.07' | 59.61' | N84°59'05"W | 15°13'28" |
| C40 | 225.00' | 59.82' | 30.09' | 59.64' | S79°47'13"W | 15°13'56" |
| C41 | 225.00' | 17.75' | 8.88' | 17.74' | S69°54'40"W | 4°31'09" |
| C42 | 25.00' | 36.34' | 22.23' | 33.22' | S70°42'25"E | 8°31'58" |
| C43 | 351.64' | 15.16' | 7.58' | 15.15' | S00°56'06"E | 2°28'10" |
| C44 | 25.00' | 39.27' | 25.00' | 35.36' | S45°18'01"W | 80°00'00" |
| C45 | 289.21' | 94.59' | 47.72' | 94.17' | N80°19'47"W | 18°44'25" |
| C46 | 289.21' | 18.98' | 9.49' | 18.97' | N69°04'47"W | 3°45'35" |
| C47 | 713.00' | 66.19' | 33.12' | 66.17' | S69°51'34"E | 5°19'09" |
| C48 | 713.00' | 63.00' | 31.52' | 62.97' | S75°03'00"E | 5°03'44" |
| C49 | 25.00' | 24.06' | 13.06' | 23.15' | N50°00'22"W | 59°09'00" |
| C50 | 45.00' | 144.29' | 138.82' | 89.95' | N65°42'46"E | 18°34'44" |
| C55 | 335.00' | 25.86' | 12.94' | 25.86' | S69°52'42"W | 4°25'25" |
| C56 | 335.00' | 33.45' | 16.74' | 33.43' | S74°57'02"W | 5°43'14" |
| C57 | 335.00' | 39.91' | 19.98' | 39.89' | S83°54'06"W | 6°19'33" |
| C58 | 335.00' | 89.01' | 44.77' | 88.74' | N85°04'26"W | 15°13'22" |
| C59 | 335.00' | 38.38' | 19.21' | 38.36' | N74°10'49"W | 6°33'52" |
| C100 | 140.43' | 24.75' | 12.41' | 24.72' | S75°56'49"E | 10°05'51" |
| C101 | 140.43' | 17.82' | 8.92' | 17.80' | S84°37'48"E | 7°16'08" |
| C102 | 50.00' | 6.76' | 3.39' | 6.76' | S60°59'35"W | 7°44'56" |
| C103 | 50.00' | 33.21' | 17.25' | 32.61' | S83°53'52"W | 38°03'38" |
| C104 | 410.43' | 33.13' | 16.52' | 33.12' | S79°23'03"E | 4°37'29" |
| C105 | 410.43' | 76.09' | 38.16' | 75.99' | S87°00'28"E | 10°37'21" |
| C108 | 823.00' | 10.69' | 5.34' | 10.69' | S68°36'07"E | 0°44'38" |
| C109 | 823.00' | 84.06' | 42.07' | 84.02' | S71°54'00"E | 5°51'07" |
| C111 | 823.00' | 39.36' | 19.68' | 39.36' | S76°11'46"E | 2°44'25" |
| C112 | 155.00' | 40.80' | 20.52' | 40.68' | N27°21'53"E | 15°04'51" |

LINE TABLE

| LINE | LENGTH | BEARING |
|------|--------|-------------|
| L10 | 8.82' | S81°28'40"E |
| L11 | 7.90' | N57°23'44"E |

NORTHCREEK
PLAT BOOK 54, PAGES 73, 73A, 73B, 73C, 73D, 73E, 73F, 73G AND 73H

R = 50.00'
L = 39.98'
C.A. = 45°48'35"
C.B. = N79°43'32"E(P)
C.D. = N80°01'24"E

P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS, L.B. No. 5189
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
Tel. (904) 721-1226

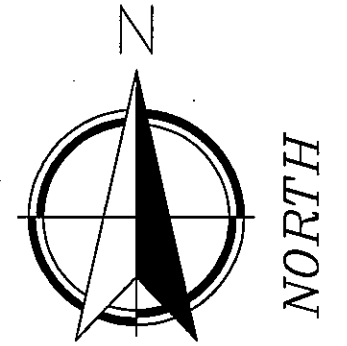
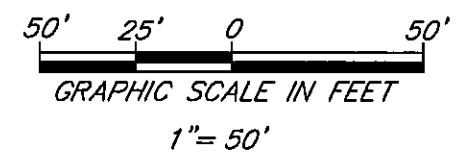
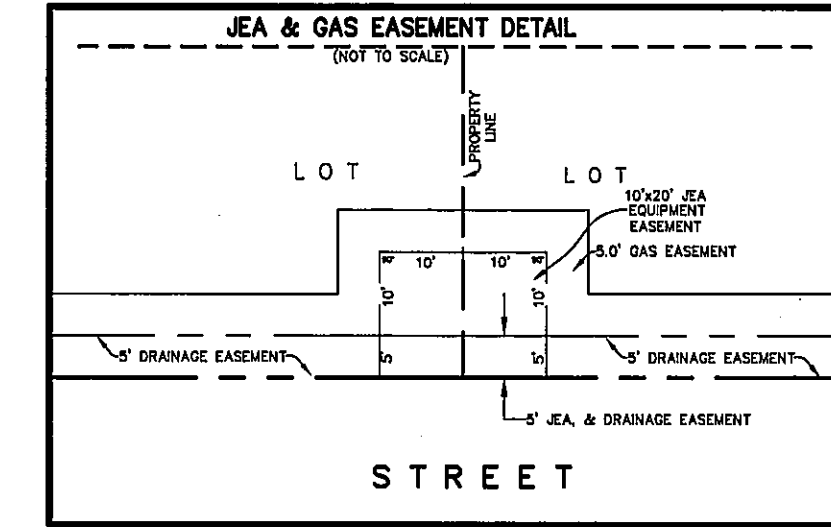
North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

| LINE | BEARING | DISTANCE |
|------|-------------|----------|
| L5 | N25°26'29"W | 12.13' |
| L6 | S83°11'26"E | 5.46' |
| L7 | S26°20'51"E | 8.85' |
| L8 | N05°33'06"E | 10.24' |
| L9 | S07°03'31"W | 4.27' |

| TABULATED CURVE DATA | | | | | | |
|----------------------|----------|---------|----------|----------------|---------------|------------|
| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
| C9 | 314.21' | 123.39' | 62.50' | 122.60' | N78°26'59"W | 22°30'00" |
| C10 | 688.00' | 124.66' | 62.50' | 124.49' | S72°23'26"E | 10°22'53" |
| C11 | 1000.00' | 91.66' | 45.86' | 91.63' | S02°55'34"W | 5°15'06" |
| C13 | 1000.00' | 76.78' | 38.41' | 76.76' | S86°38'52"E | 4°23'57" |
| C44 | 25.00' | 39.27' | 25.00' | 35.36' | S45°18'01"W | 90°00'00" |
| C45 | 289.21' | 94.59' | 47.72' | 94.17' | N80°19'47"W | 18°44'25" |
| C46 | 289.21' | 18.98' | 9.49' | 18.97' | N69°04'47"W | 3°45'35" |
| C47 | 713.00' | 66.19' | 33.12' | 66.17' | S69°31'34"E | 5°19'09" |
| C48 | 713.00' | 63.00' | 31.52' | 62.97' | S75°03'00"E | 5°03'44" |
| C49 | 25.00' | 24.06' | 13.06' | 23.15' | N50°00'22"W | 55°09'00" |
| C50 | 45.00' | 144.29' | 1388.62' | 89.95' | N65°42'46"E | 183°42'44" |
| C51 | 45.00' | 38.66' | 20.62' | 37.49' | N50°45'29"W | 49°13'47" |
| C52 | 45.00' | 26.08' | 13.42' | 25.72' | S88°01'18"W | 33°12'39" |
| C53 | 25.00' | 13.53' | 6.93' | 13.36' | N86°55'03"E | 31°00'10" |
| C54 | 663.00' | 1.88' | 0.94' | 1.88' | S77°29'59"E | 0°09'46" |
| C55 | 663.00' | 67.38' | 33.72' | 67.35' | S74°30'25"E | 5°49'23" |
| C56 | 663.00' | 50.86' | 25.44' | 50.85' | S69°23'51"E | 4°23'44" |
| C57 | 339.21' | 18.54' | 9.27' | 18.53' | N68°45'55"W | 3°07'51" |
| C58 | 339.21' | 67.02' | 33.62' | 66.91' | N75°59'25"W | 11°19'10" |
| C59 | 339.21' | 47.66' | 23.87' | 47.62' | N85°40'30"W | 8°02'59" |
| C60 | 25.00' | 39.27' | 25.00' | 35.36' | S44°41'59"E | 90°00'00" |
| C61 | 970.00' | 69.92' | 34.98' | 69.91' | S02°21'55"W | 4°07'48" |
| C62 | 25.00' | 39.76' | 25.49' | 35.70' | S49°59'28"W | 91°07'18" |
| C63 | 1030.00' | 25.20' | 12.60' | 25.20' | S85°08'57"E | 1°24'06" |
| C64 | 1030.00' | 53.88' | 26.95' | 53.88' | S87°20'55"E | 2°59'51" |
| C106 | 155.00' | 33.84' | 16.99' | 33.78' | S87°59'43"W | 12°30'37" |
| C107 | 155.00' | 78.38' | 40.05' | 77.55' | N71°15'45"W | 28°58'27" |
| C113 | 25.00' | 46.38' | 33.35' | 40.01' | S37°09'15"W | 106°17'15" |

PLAT BOOK **SS** PAGE **77F**
SHEET 7 OF 11 SHEETS.



SHEET 5

SEE SHEET 4

SEE SHEET 8

Tract "K"

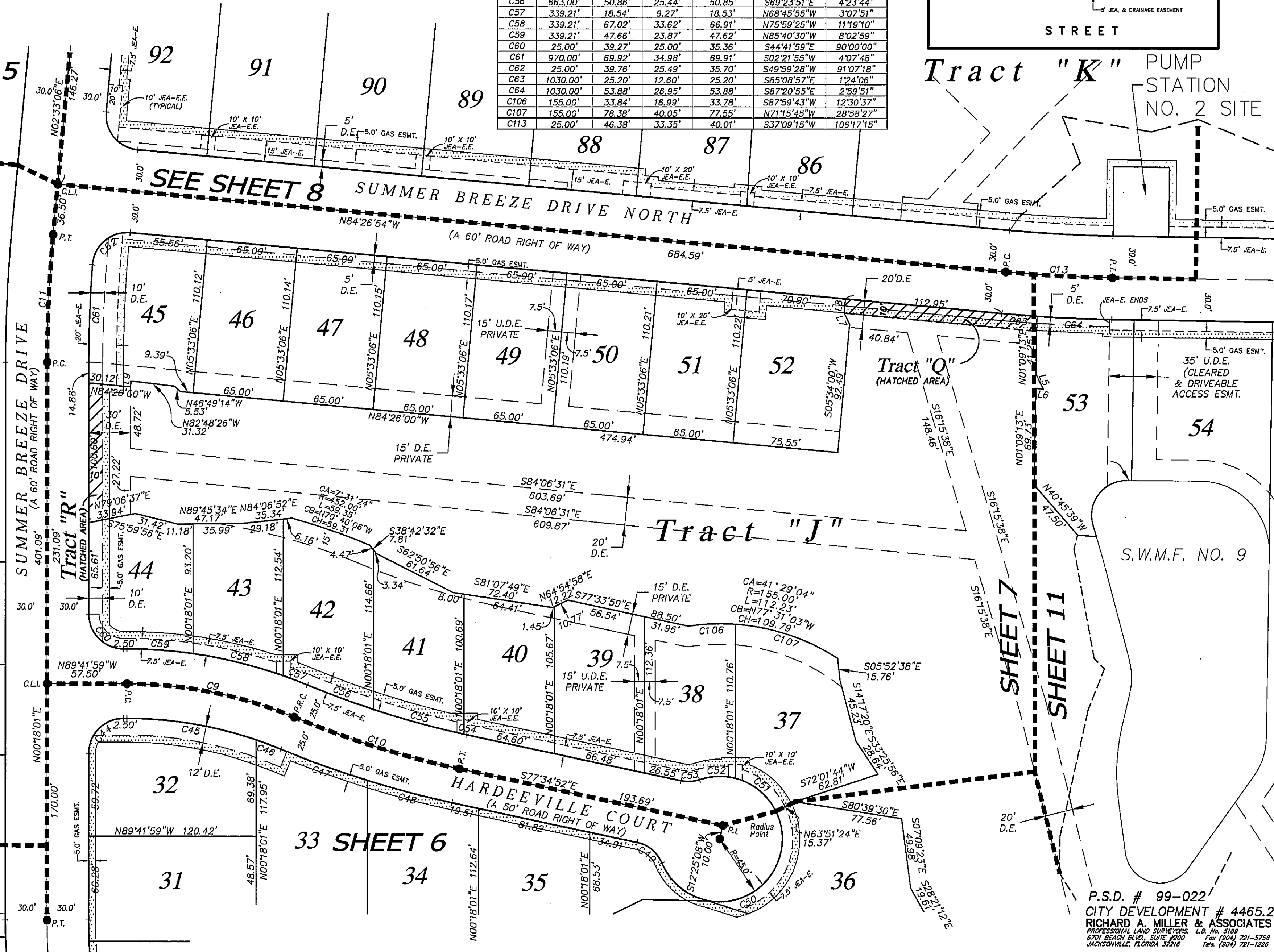
PUMP STATION NO. 2 SITE

115

116

117

118



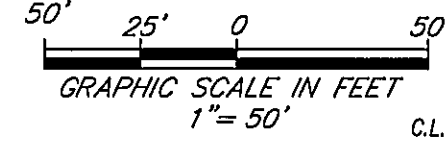
P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
L.S. No. 5184
Tel. (904) 721-5758
Fax (904) 721-1226

North Creek - Unit Two

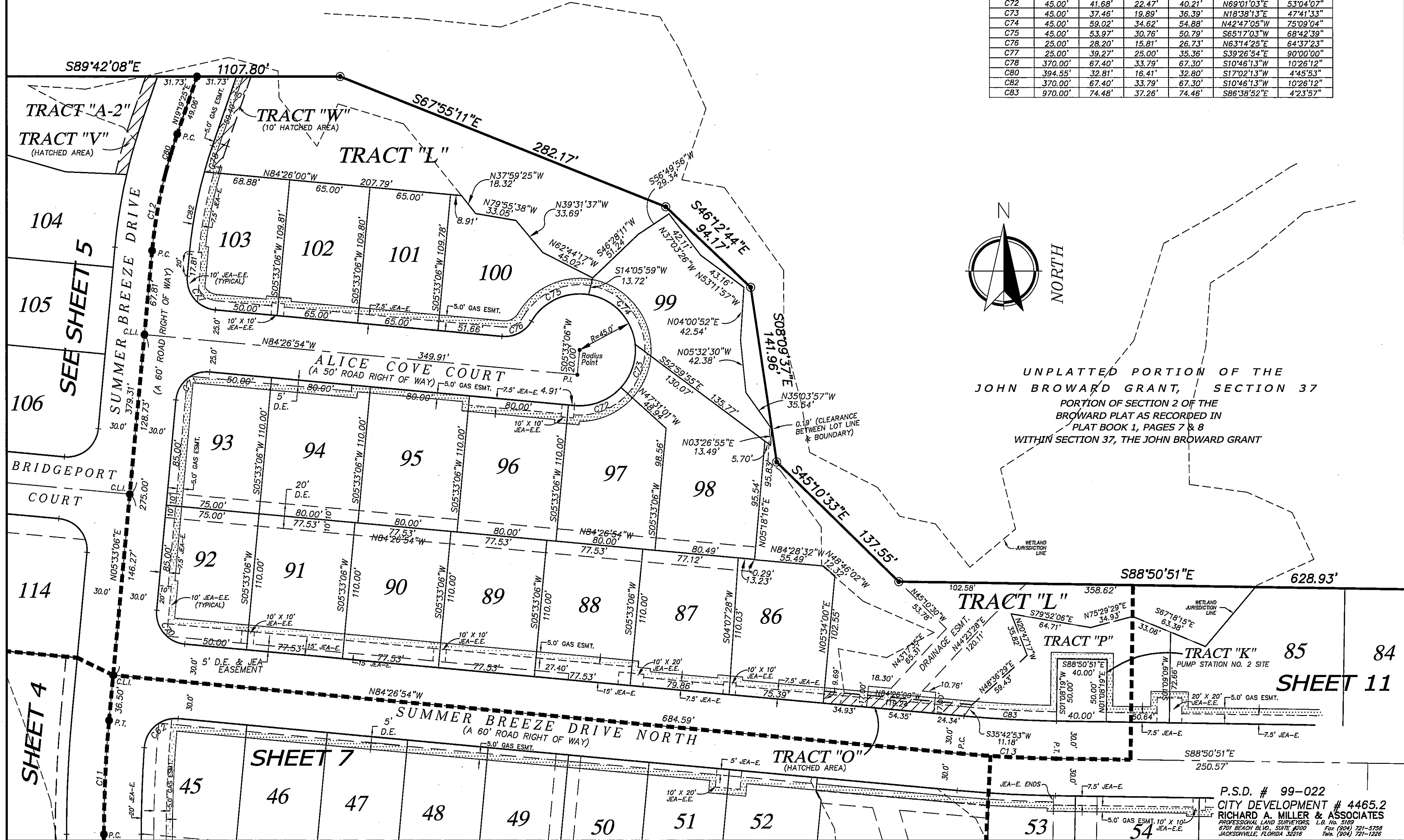
A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37,
Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK **55** PAGE **776**
SHEET 8 OF 11 SHEETS.

UNPLATTED PORTION OF THE
JOHN BROWARD GRANT, SECTION 37
PORTION OF SECTION 2 OF THE
BROWARD PLAT AS RECORDED IN
PLAT BOOK 1, PAGES 7 & 8
WITHIN SECTION 37, THE JOHN BROWARD GRANT



| CURVE TABLE | | | | | | |
|-------------|----------|--------|---------|----------------|---------------|-----------|
| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
| C11 | 1000.00' | 91.66' | 45.86' | 91.63' | S02°55'34"W | 5°15'06" |
| C12 | 394.55' | 63.34' | 31.74' | 63.27' | S10°03'20"W | 9°11'55" |
| C13 | 1000.00' | 76.78' | 38.41' | 76.76' | S86°38'52"E | 4°23'57" |
| C62 | 25.00' | 39.76' | 25.49' | 35.70' | S49°59'28"W | 91°07'18" |
| C70 | 25.00' | 39.27' | 25.00' | 35.36' | S39°26'54"E | 90°00'00" |
| C71 | 25.00' | 39.27' | 25.00' | 35.36' | S50°33'06"W | 90°00'00" |
| C72 | 45.00' | 41.68' | 22.47' | 40.21' | N69°01'03"E | 53°04'07" |
| C73 | 45.00' | 37.46' | 19.89' | 36.39' | N18°38'13"E | 47°41'33" |
| C74 | 45.00' | 59.02' | 34.62' | 54.88' | N42°47'05"W | 75°09'04" |
| C75 | 45.00' | 53.97' | 30.76' | 50.79' | S65°17'03"W | 68°42'39" |
| C76 | 25.00' | 28.20' | 15.81' | 26.73' | N63°14'25"E | 64°37'23" |
| C77 | 25.00' | 39.27' | 25.00' | 35.36' | S39°26'54"E | 90°00'00" |
| C78 | 370.00' | 67.40' | 33.79' | 67.30' | S10°46'13"W | 10°26'12" |
| C80 | 394.55' | 32.81' | 16.41' | 32.80' | S17°02'13"W | 4°45'53" |
| C82 | 370.00' | 67.40' | 33.79' | 67.30' | S10°46'13"W | 10°26'12" |
| C83 | 970.00' | 74.48' | 37.26' | 74.46' | S86°38'52"E | 4°23'57" |



SEE SHEET 5

SHEET 4

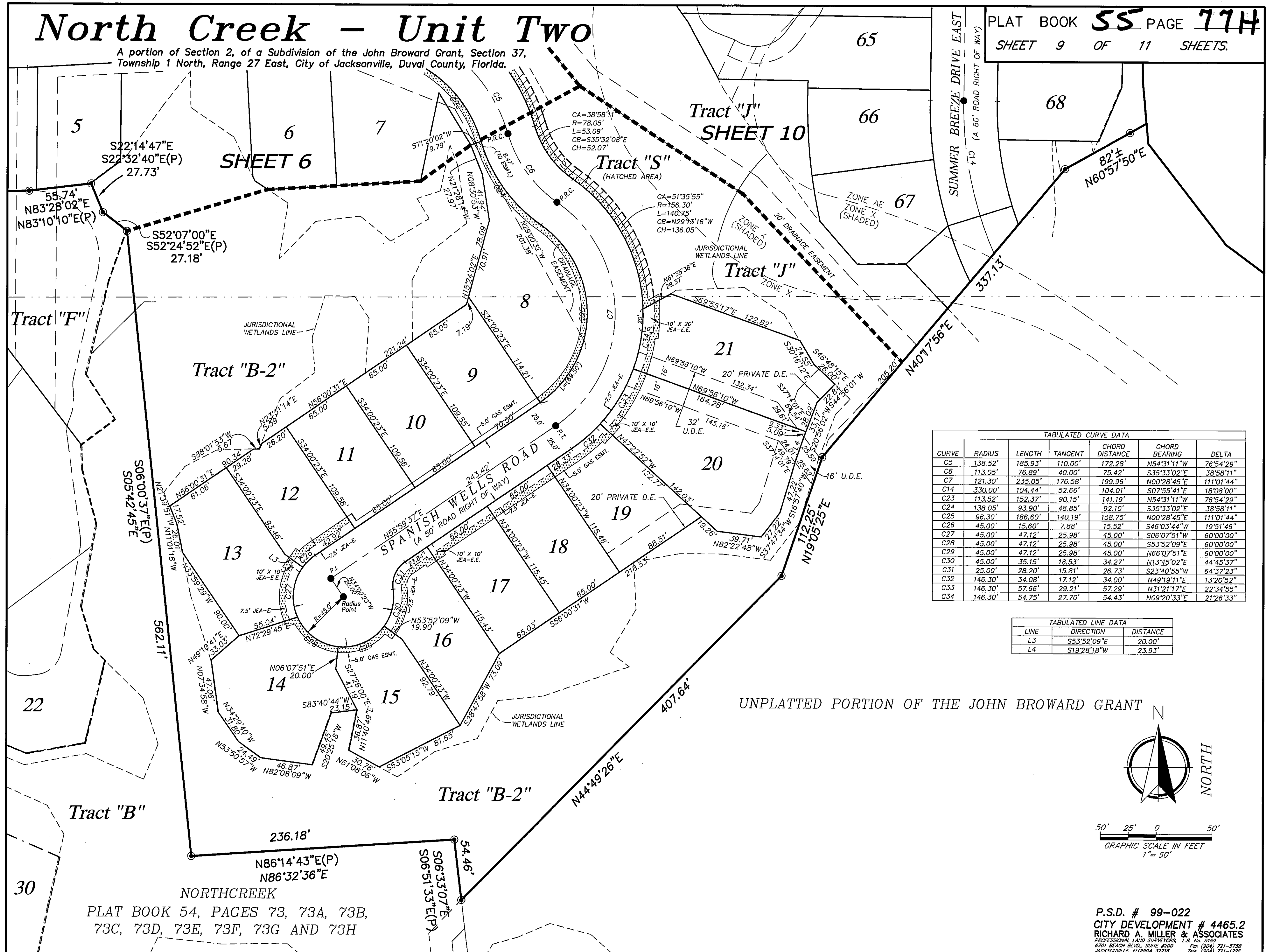
SHEET 7

SHEET 11

P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS, L.L.C. No. 5188
6701 BEACH BLVD., SUITE #200 Fort. (904) 721-5758
JACKSONVILLE, FLORIDA 32216 Tele. (904) 721-1226

North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

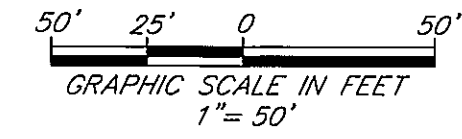
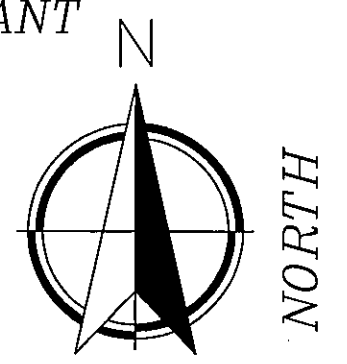


TABULATED CURVE DATA

| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
|-------|---------|---------|---------|----------------|---------------|------------|
| C5 | 138.52' | 185.93' | 110.00' | 172.28' | N54°31'11"W | 76°54'29" |
| C6 | 113.05' | 76.89' | 40.00' | 75.42' | S35°33'02"E | 38°58'11" |
| C7 | 121.30' | 235.05' | 176.58' | 199.96' | N00°28'45"E | 111°01'44" |
| C14 | 330.00' | 104.44' | 52.66' | 104.01' | S07°55'41"E | 18°08'00" |
| C23 | 113.52' | 152.37' | 90.15' | 141.19' | N54°31'11"W | 76°54'29" |
| C24 | 138.05' | 93.90' | 48.85' | 92.10' | S35°33'02"E | 38°58'11" |
| C25 | 96.30' | 186.60' | 140.19' | 158.75' | N00°28'45"E | 111°01'44" |
| C26 | 45.00' | 15.60' | 7.88' | 15.52' | S46°03'44"W | 19°51'46" |
| C27 | 45.00' | 47.12' | 25.98' | 45.00' | S06°07'51"W | 60°00'00" |
| C28 | 45.00' | 47.12' | 25.98' | 45.00' | S53°52'09"E | 60°00'00" |
| C29 | 45.00' | 47.12' | 25.98' | 45.00' | N66°07'51"E | 60°00'00" |
| C30 | 45.00' | 35.15' | 18.53' | 34.27' | N13°45'02"E | 44°45'37" |
| C31 | 25.00' | 28.20' | 15.81' | 26.73' | S23°40'55"W | 64°37'23" |
| C32 | 146.30' | 34.08' | 17.12' | 34.00' | N49°19'11"E | 13°20'52" |
| C33 | 146.30' | 57.66' | 29.21' | 57.29' | N31°21'17"E | 22°34'55" |
| C34 | 146.30' | 54.75' | 27.70' | 54.43' | N09°20'33"E | 21°26'33" |

TABULATED LINE DATA

| LINE | DIRECTION | DISTANCE |
|------|-------------|----------|
| L3 | S53°52'09"E | 20.00' |
| L4 | S19°28'18"W | 23.93' |

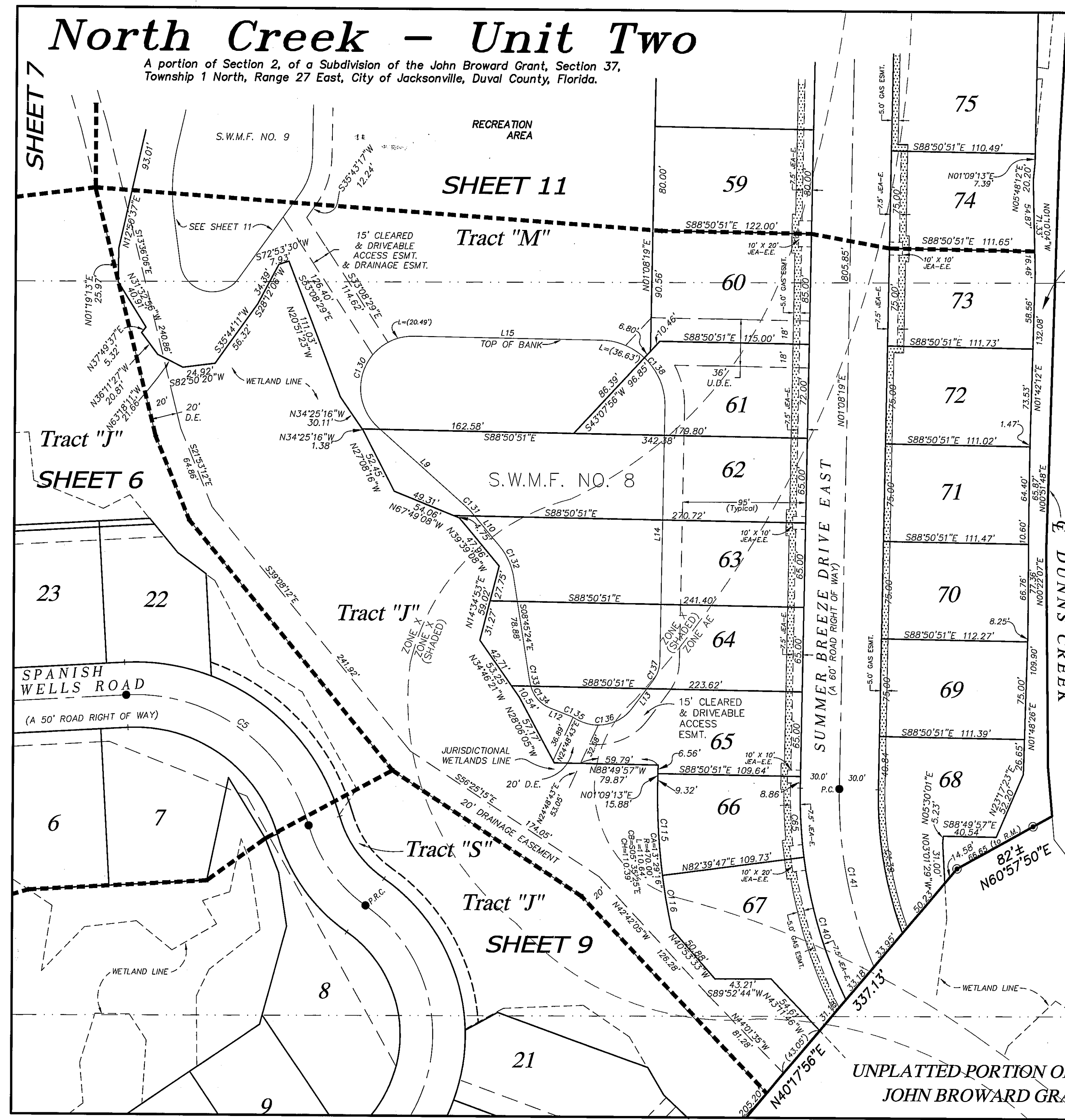


NORTHCREEK
PLAT BOOK 54, PAGES 73, 73A, 73B,
73C, 73D, 73E, 73F, 73G AND 73H

P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS, L.B. No. 5169
8701 BEACH BLVD., SUITE #200 JACKSONVILLE, FLORIDA 32216
Tel: (904) 721-1226

North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.



GOVT. LOT 2
SECTION 21
O.R. VOL. 8628, PG. 951

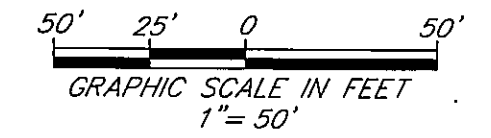
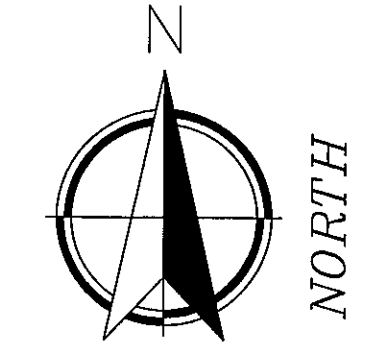
CURVE TABLE

| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
|-------|---------|---------|---------|----------------|---------------|------------|
| C5 | 138.52' | 185.93' | 110.00' | 172.28' | N54°31'11"W | 76°54'29" |
| C65 | 360.00' | 53.25' | 26.68' | 53.21' | S03°05'57"E | 8°28'32" |
| C115 | 470.00' | 69.04' | 34.58' | 68.98' | S03°03'17"E | 8°25'00" |
| C116 | 470.00' | 41.60' | 20.81' | 41.59' | S09°47'55"E | 5°04'16" |
| C130 | 40.00' | 97.20' | 107.66' | 74.99' | S21°32'05"W | 139°14'08" |
| C131 | 40.00' | 5.88' | 2.94' | 5.87' | N43°52'30"W | 8°24'57" |
| C132 | 50.00' | 26.97' | 13.82' | 26.65' | N24°12'43"W | 30°54'38" |
| C133 | 50.00' | 5.60' | 2.80' | 5.59' | S11°57'44"E | 6°24'42" |
| C134 | 25.00' | 23.36' | 12.61' | 22.52' | S41°55'54"E | 53°31'38" |
| C135 | 25.00' | 4.61' | 2.31' | 4.60' | N63°24'45"W | 10°33'54" |
| C136 | 33.09' | 48.86' | 30.11' | 44.54' | N79°34'02"E | 84°36'20" |
| C137 | 25.01' | 15.77' | 8.16' | 15.51' | N19°11'51"E | 36°08'01" |
| C138 | 50.00' | 78.53' | 49.99' | 70.70' | N43°51'16"W | 89°59'10" |
| C139 | 300.00' | 112.35' | 56.84' | 111.69' | S09°35'23"E | 21°27'25" |
| C140 | 360.00' | 114.54' | 57.76' | 114.06' | S16°27'08"E | 18°13'49" |
| C141 | 330.00' | 140.25' | 71.20' | 139.19' | S11°02'11"E | 24°21'00" |

LINE TABLE

| LINE | DIRECTION | DISTANCE |
|------|-------------|----------|
| L9 | S48°04'59"E | 91.29' |
| L10 | S39°40'02"E | 33.89' |
| L12 | S68°41'43"E | 16.23' |
| L13 | N37°15'52"E | 26.39' |
| L14 | N01°08'19"E | 195.94' |
| L15 | N88°50'51"W | 144.31' |

GOVT. LOT 3
SECTION 21
O.R. VOL. 2894, PG. 808



UNPLATTED PORTION OF THE
JOHN BROWARD GRANT

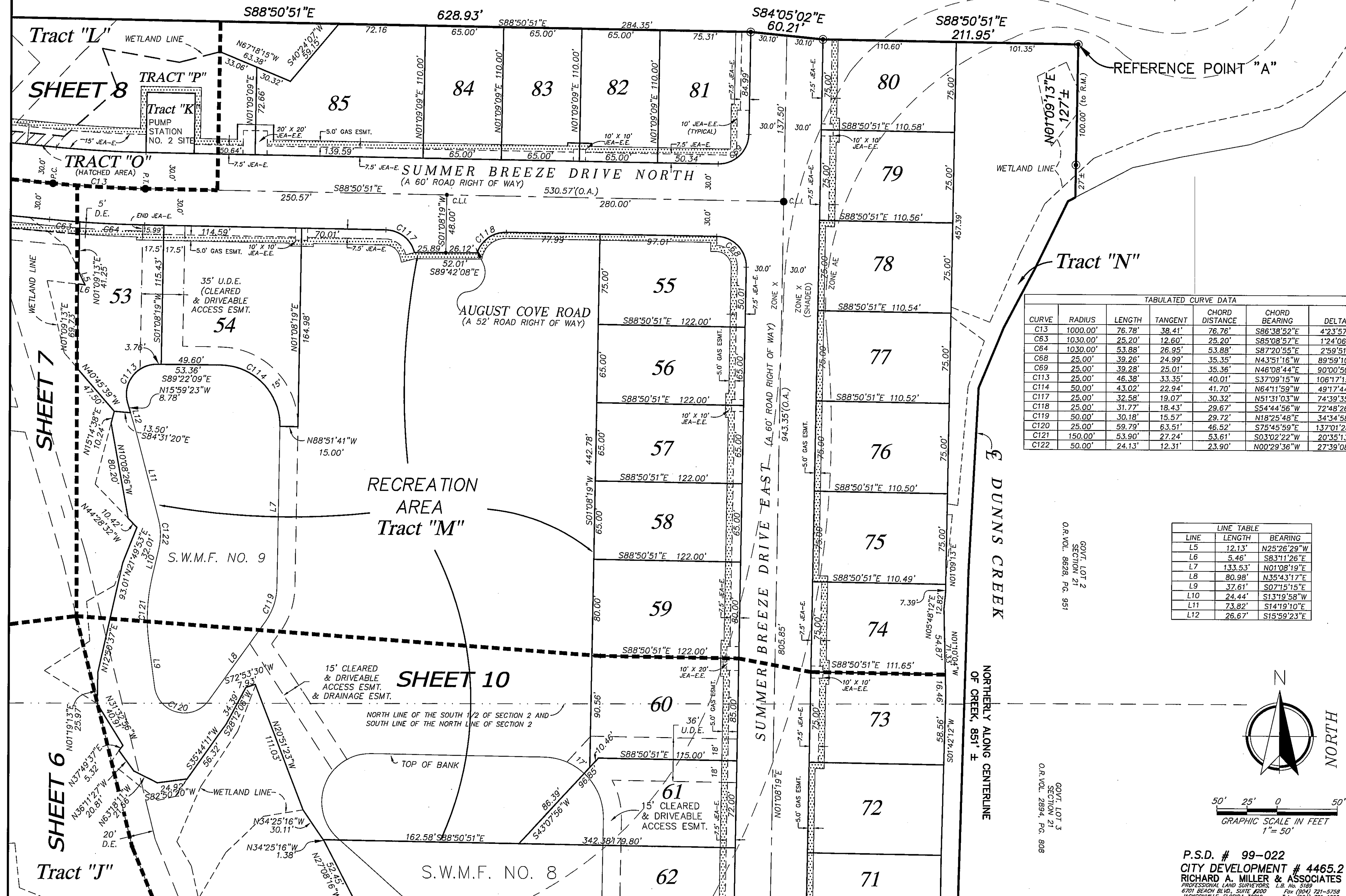
P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS, L.L.C. No. 5109
6701 BEACH BLVD., SUITE #200 FOR (904) 721-5758
JACKSONVILLE, FLORIDA 32216 TEL. (904) 721-1226

North Creek - Unit Two

A portion of Section 2, of a Subdivision of the John Broward Grant, Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK **55** PAGE **773**
SHEET 11 OF 11 SHEETS.

UNPLATTED PORTION OF THE
JOHN BROWARD GRANT, SECTION 37
PORTION OF SECTION 2 OF THE
BROWARD PLAT AS RECORDED IN
PLAT BOOK 1, PAGES 7 & 8
WITHIN SECTION 37, THE JOHN BROWARD GRANT

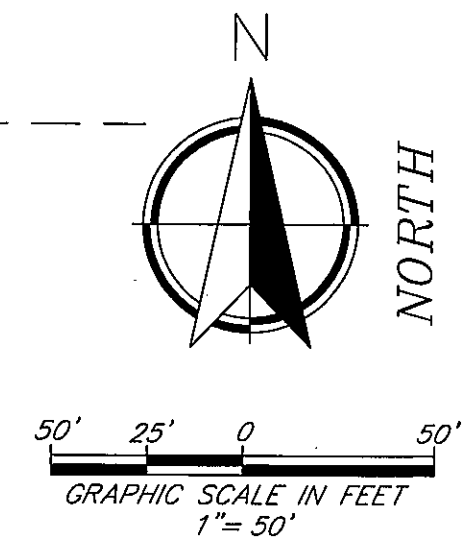


TABULATED CURVE DATA

| CURVE | RADIUS | LENGTH | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA |
|-------|----------|--------|---------|----------------|---------------|------------|
| C13 | 1000.00' | 76.78' | 38.41' | 76.76' | S86°38'52"E | 4°23'57" |
| C63 | 1030.00' | 25.20' | 12.60' | 25.20' | S85°08'57"E | 1°24'06" |
| C64 | 1030.00' | 53.88' | 26.95' | 53.88' | S87°20'55"E | 2°59'51" |
| C68 | 25.00' | 39.28' | 24.99' | 35.35' | N43°51'16"W | 89°59'10" |
| C69 | 25.00' | 39.28' | 25.01' | 35.36' | N46°08'44"E | 90°00'50" |
| C113 | 25.00' | 46.38' | 33.35' | 40.01' | S37°09'15"W | 106°17'15" |
| C114 | 50.00' | 43.02' | 22.94' | 41.70' | N64°11'59"W | 49°17'44" |
| C117 | 25.00' | 32.58' | 19.07' | 30.32' | N51°31'03"W | 74°39'35" |
| C118 | 25.00' | 31.77' | 18.43' | 29.67' | S54°44'56"W | 72°48'26" |
| C119 | 50.00' | 30.18' | 15.57' | 29.72' | N18°25'48"E | 34°34'58" |
| C120 | 25.00' | 59.79' | 63.51' | 46.52' | S75°45'59"E | 137°01'28" |
| C121 | 150.00' | 53.90' | 27.24' | 53.61' | S03°02'22"W | 20°35'13" |
| C122 | 50.00' | 24.13' | 12.31' | 23.90' | N00°29'36"W | 27°39'08" |

LINE TABLE

| LINE | LENGTH | BEARING |
|------|---------|-------------|
| L5 | 12.13' | N25°26'28"W |
| L6 | 5.46' | S83°11'26"E |
| L7 | 133.53' | N01°08'19"E |
| L8 | 80.98' | N35°43'17"E |
| L9 | 37.61' | S07°15'15"E |
| L10 | 24.44' | S13°19'58"W |
| L11 | 73.82' | S14°19'10"E |
| L12 | 26.67' | S15°59'23"E |



GOVT. LOT 2
SECTION 21
O.R. VOL. 86928, PG. 951

GOVT. LOT 3
SECTION 21
O.R. VOL. 2894, PG. 808

P.S.D. # 99-022
CITY DEVELOPMENT # 4465.2
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS, L.B. No. 5189
6701 BEACH BLVD., SUITE 2000, Ft. Lauderdale, FL 33309
JACKSONVILLE, FLORIDA 32216