

PABLO CREEK RESERVE PHASE TWO AND TWO-A

A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.

CAPTION

PHASE TWO
A PORTION OF THE HEIRS OF THE JOSEPH PEAVETT GRANT, SECTION 37, TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT A POINT ON THE EASTERLY LINE OF SAID RANGE 28 EAST AT A CORNER COMMON TO SAID DUVAL COUNTY AND ST. JOHNS COUNTY, SAID POINT ALSO BEING ON THE SOUTHERLY TERMINUS OF SAN PABLO ROAD, A 200 FOOT RIGHT OF WAY AS NOW ESTABLISHED, SAID POINT ALSO BEING A POINT ON THE MOST EASTERLY NORTHEASTERLY CORNER OF THE PLAT OF PABLO CREEK RESERVE PHASE ONE AS RECORDED IN PLAT BOOK 57, PAGES 49, AND 48A THROUGH 48D, OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY; THENCE ALONG THE NORTHERLY BOUNDARY LINE OF SAID PLAT FOR THE FOLLOWING TWO COURSES: (1) SOUTH 89°09'37" WEST, DEPARTING SAID EASTERLY LINE, AND ALONG SAID SOUTHERLY TERMINUS, 120.02 FEET TO THE WESTERLY RIGHT OF WAY LINE OF SAID SAN PABLO ROAD; (2) NORTH 00°38'16" WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 120.01 FEET TO THE POINT OF BEGINNING, SAID POINT ALSO LYING ON THE MOST NORTHERLY NORTHEASTERLY CORNER OF SAID PLAT.

FROM SAID POINT OF BEGINNING, THENCE ALONG THE NORTHERLY BOUNDARY LINE OF SAID PLAT FOR THE FOLLOWING TWENTY SEVEN COURSES: (1) SOUTH 89°15'59" WEST, DEPARTING SAID WESTERLY RIGHT OF WAY LINE, 137.30 FEET; (2) SOUTH 07°44'51" EAST, 102.18 FEET TO A POINT ON A CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 870.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 341°8'46" AN ARC LENGTH OF 521.02 FEET TO A POINT ON SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 02°08'41" EAST, 513.27 FEET; (3) SOUTH 32°07'24" EAST, 44.94 FEET TO A POINT ON A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 440.00 FEET; (4) SOUTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 14°14'28" AN ARC LENGTH OF 109.36 FEET TO A POINT OF TANGENCY OF SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 12°08'50" EAST, 109.09 FEET; (5) SOUTH 05°01'36" EAST, 116.77 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 210.00 FEET; (6) SOUTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 53°49'54", AN ARC LENGTH OF 197.30 FEET TO A POINT OF TANGENCY OF SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 21°53'21" WEST, 190.13 FEET; (7) SOUTH 48°48'18" WEST, 116.77 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 440.00 FEET; (8) SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 04°53'04", AN ARC LENGTH OF 37.77 FEET TO A POINT OF TANGENCY OF SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 51°15'50" WEST, 37.76 FEET; (9) SOUTH 53°43'22" WEST, 56.57 FEET; (10) NORTH 28°57'05" WEST, 152.67 FEET; (11) SOUTH 87°21'26" WEST, 45.76 FEET TO A POINT LYING ON THE EASTERLY RIGHT OF WAY LINE OF TALLUHAH LAKE COURT, A 60 FOOT RIGHT OF WAY AS NOW ESTABLISHED, SAID POINT ALSO BEING A POINT ON A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 60.00 FEET; (12) NORTHERLY ALONG LAST SAID EASTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 33°16'12", AN ARC LENGTH OF 34.84 FEET TO A POINT ON SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 19°16'40" WEST, 34.35 FEET; (13) NORTH 54°05'13" EAST, DEPARTING LAST SAID EASTERLY RIGHT OF WAY LINE, 90.05 FEET; (14) NORTH 41°56'34" WEST, 340.00 FEET; (15) NORTH 28°02'41" WEST, 474.04 FEET; (16) NORTH 21°11'24" WEST, 156.58 FEET TO A POINT LYING ON THE SOUTHERLY RIGHT OF WAY LINE OF COMMISSIONERS DRIVE, A 60 FOOT RIGHT OF WAY AS NOW ESTABLISHED; (17) NORTH 14°08'33" WEST, DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE, 60.00 FEET TO A POINT LYING ON THE NORTHERLY RIGHT OF WAY LINE OF SAID COMMISSIONERS DRIVE, SAID POINT ALSO BEING A POINT ON A CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 280.00 FEET; (18) WESTERLY ALONG SAID NORTHERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 12°41'42", AN ARC LENGTH OF 57.61 FEET TO A POINT ON SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 82°12'14" WEST, 57.49 FEET; (19) NORTH 58°44'18" EAST, DEPARTING SAID NORTHERLY RIGHT OF WAY LINE, 20.54 FEET; (20) NORTH 34°33'34" EAST, 23.09 FEET; (21) NORTH 17°02'40" EAST, 61.63 FEET; (22) NORTH 68°25'19" WEST, 69.44 FEET; (23) NORTH 48°24'36" WEST, 16.52 FEET; (24) NORTH 12°19'22" WEST, 25.84 FEET; (25) NORTH 04°23'43" WEST, 8.18 FEET; (26) SOUTH 89°16'03" WEST, 52.01 FEET; (27) NORTH 00°43'57" WEST, 15.00 FEET TO A POINT ON THE SOUTHERLY LINE OF THE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 7824, PAGE 423 OF SAID PUBLIC RECORDS; THENCE NORTH 89°16'03" EAST, DEPARTING SAID NORTHERLY BOUNDARY LINE OF SAID PLAT AND ALONG SAID SOUTHERLY LINE, 1020.97 FEET TO SAID WESTERLY RIGHT OF WAY LINE; THENCE SOUTH 00°38'16" EAST, DEPARTING SAID SOUTHERLY LINE AND ALONG SAID WESTERLY RIGHT OF WAY LINE, 79.90 FEET TO THE POINT OF BEGINNING.

SAID LANDS THUS DESCRIBED CONTAINING 15.17 ACRES, MORE OR LESS.

PHASE TWO-A

A PORTION OF THE J. PEAVETT GRANT, SECTION 41, TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT A POINT ON THE EASTERLY LINE OF SAID RANGE 28 EAST AT A CORNER COMMON TO SAID DUVAL COUNTY AND ST. JOHNS COUNTY, SAID POINT ALSO BEING ON THE SOUTHERLY TERMINUS OF SAN PABLO ROAD, A 200 FOOT RIGHT OF WAY AS NOW ESTABLISHED, SAID POINT ALSO BEING A POINT ON THE MOST EASTERLY NORTHEASTERLY CORNER OF THE PLAT OF PABLO CREEK RESERVE PHASE ONE AS RECORDED IN PLAT BOOK 57, PAGES 49, AND 48A THROUGH 48D, OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY; THENCE ALONG THE EASTERLY AND SOUTHERLY BOUNDARY LINES OF SAID PLAT FOR THE FOLLOWING SEVEN COURSES: (1) SOUTH 00°38'16" EAST, DEPARTING THE SOUTHERLY LINE OF SAID DUVAL COUNTY ALONG A LINE COMMON TO SAID DUVAL AND ST. JOHNS COUNTIES, A DISTANCE OF 3560.18 FEET; (2) SOUTH 35°13'39" WEST, DEPARTING SAID COMMON COUNTY LINE, 200.74 FEET; (3) NORTH 89°46'21" WEST, 910.00 FEET; (4) SOUTH 25°13'39" WEST, 360.00 FEET; (5) NORTH 89°46'21" WEST, 137.30 FEET; (6) NORTH 41°54'43" WEST, 283.33 FEET; (7) NORTH 89°46'21" WEST, 290.62 FEET TO THE POINT OF BEGINNING, SAID POINT ALSO LYING ON THE SOUTHWESTERLY CORNER OF SAID PLAT.

FROM SAID POINT OF BEGINNING, THENCE NORTH 39°25'50" WEST, DEPARTING SAID SOUTHERLY LINE, 1186.49 FEET; THENCE SOUTH 06°59'01" EAST, 18.39 FEET; THENCE SOUTH 32°29'11" WEST, 59.22 FEET; THENCE SOUTH 87°38'29" WEST, 66.79 FEET; THENCE NORTH 30°56'45" WEST, 65.90 FEET; THENCE NORTH 24°30'57" EAST, 65.06 FEET; THENCE NORTH 39°25'50" WEST, 140.35 FEET; THENCE NORTH 89°46'21" WEST, 73.62 FEET; THENCE NORTH 13°39'47" EAST, 53.23 FEET; THENCE NORTH 03°04'39" WEST, 32.71 FEET; THENCE NORTH 14°11'30" WEST, 140.22 FEET; THENCE NORTH 22°28'18" EAST, 182.58 FEET; THENCE NORTH 08°52'29" EAST, 500.00 FEET; THENCE NORTH 01°10'57" EAST, 188.05 FEET; THENCE NORTH 39°14'34" EAST, 233.90 FEET TO A POINT LYING ON THE WESTERLY BOUNDARY LINE OF SAID PLAT, SAID POINT ALSO BEING ON A POINT ON A CURVE; THENCE ALONG SAID WESTERLY BOUNDARY LINE FOR THE FOLLOWING TEN COURSES: (1) SOUTHEASTERLY ALONG THE ARC OF SAID CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 300.00 FEET, THROUGH A CENTRAL ANGLE OF 42°12'26", AN ARC LENGTH OF 221.00 FEET TO A POINT OF REVERSE CURVATURE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 50°15'01" EAST, 216.03 FEET; (2) SOUTHEASTERLY ALONG THE ARC OF SAID CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 25.00 FEET; THROUGH A CENTRAL ANGLE OF 80°15'25", AN ARC LENGTH OF 35.02 FEET TO A POINT ON SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 31°13'32" EAST, 32.23 FEET; (3) SOUTH 81°05'49" EAST, 60.00 FEET TO A POINT ON A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 25.00 FEET; (4) NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 80°15'25", AN ARC LENGTH OF 35.02 FEET TO THE POINT OF TANGENCY OF SAID CURVE; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 49°01'33" EAST, 32.23 FEET; (5) NORTH 89°09'39" EAST, 244.21 FEET; (6) SOUTH 10°47'47" WEST, 740.63 FEET; (7) SOUTH 37°05'36" EAST, 740.63 FEET; (8) SOUTH 11°50'35" WEST, 134.64 FEET; (9) SOUTH 52°06'04" WEST, 197.61 FEET; (10) SOUTH 04°18'14" WEST, 238.45 FEET TO THE POINT OF BEGINNING.

SAID LANDS BEING A PORTION OF THE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 7874, PAGE 2348 AND CONTAINING 30.25 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 654, ORDINANCE CODE.

Allyn R. Mosley
Allyn R. Mosley, Director of Public Works
Date 7/12/05

CLERK'S CERTIFICATE 2005 252198

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THE CITY OF JACKSONVILLE, FLORIDA, AND SUBMITTED TO ME FOR RECORDING, AND IS RECORDED IN PLAT BOOK 58, PAGES 135 THROUGH 142 OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, THIS 19 DAY OF JULY, A.D., 2005.

Jim Fuller
Jim Fuller, Clerk of the Circuit Court
Robin Bailey
Robin Bailey, Deputy Clerk

PLAT CONFORMITY REVIEW

THIS PLAT HAS BEEN REVIEWED AND FOUND IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES, THIS 29th DAY OF June, 2005.

Glenn E. McGregor
Glenn E. McGregor, P.L.L.
PROFESSIONAL LAND SURVEYOR NUMBER 4252

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT PABLO CREEK RESERVE, L.L.C., A FLORIDA LIMITED LIABILITY COMPANY, IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON KNOWN AS PABLO CREEK RESERVE PHASE TWO AND TWO-A, AND HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED, AND THAT THIS PLAT, MADE IN ACCORDANCE WITH SAID SURVEY, IS HEREBY ADOPTED AS THE TRUE AND CORRECT PLAT OF SAID LANDS.

ALL RIGHTS OF WAYS, DRIVES, AND COURTS, WHICH SHALL REMAIN PRIVATE SHOWN ON THIS PLAT ARE AND SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE APPLICABLE OWNER, THEIR SUCCESSORS AND ASSIGNS.

THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS HEREBY GRANT TO THE PRESENT AND FUTURE OWNERS OF THE LOTS SHOWN ON THIS PLAT AND THEIR GUESTS, INVITEES, DOMESTIC HELP, DELIVERY, PICK-UP, FIRE PROTECTION SERVICES, POLICE AND OTHER AUTHORITIES OF THE LAW, UNITED STATES CARRIERS, REPRESENTATIVES OF THE UTILITIES AND TELECOMMUNICATIONS COMPANIES SPECIFICALLY AUTHORIZED BY SAID OWNER, ITS SUCCESSORS AND ASSIGNS, TO SERVE THE LAND SHOWN HEREON, HOLDERS OF MORTGAGE LIENS OF SUCH LANDS AND SUCH OTHER PERSONS AS MAY BE DESIGNATED, THE NON-EXCLUSIVE AND PERPETUAL RIGHT OF INGRESS AND EGRESS OVER AND ACROSS SAID PRIVATE RIGHT OF WAYS. THE OWNER, ITS SUCCESSORS AND ASSIGNS RESERVES AND SHALL HAVE THE UNRESTRICTED AND ABSOLUTE RIGHT TO DENY INGRESS TO ANY PERSON WHO MAY CREATE OR PARTICIPATE IN A DISTURBANCE OR NUISANCE ON ANY PART OF THE LANDS SHOWN HEREON.

EASEMENTS FOR SERVICE AND MAINTENANCE OF THE WATER AND SEWER SYSTEMS WITHIN THE PRIVATE RIGHT OF WAYS AND SHOWN ON THE INDIVIDUAL PROPERTIES ON THIS PLAT ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS.

TRACTS A AND H (LANDSCAPE/BUFFERS), TRACTS B AND G (PARK/LANDSCAPE), TRACTS C, D AND O (CONSERVATION), TRACTS J AND Q (LAKE), DRAINAGE EASEMENTS, AND UNOBSTRUCTED DRAINAGE EASEMENTS, AS SHOWN ON THIS PLAT ARE AND SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS, IF ANY.

THE UNOBSTRUCTED JEA EASEMENT IS HEREBY IRREVOCABLY AND WITHOUT RESERVATIONS DEDICATED TO JEA, 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.

ALL EASEMENTS SHOWN ON THIS PLAT, OTHER THAN THOSE SPECIFICALLY DEDICATED HEREIN, ARE AND SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE UNDERSIGNED OWNER, ITS SUCCESSORS AND GRANTEES, IF ANY, OF SAID EASEMENTS; THE UNDERSIGNED OWNER RETAINS THE OBLIGATION FOR MAINTENANCE OF ALL EASEMENTS SHOWN ON THIS PLAT FOR LANDSCAPE PURPOSES; PROVIDED HOWEVER, THE UNDERSIGNED OWNER RESERVES THE RIGHT TO ASSIGN THE OBLIGATION FOR MAINTENANCE OF SAID EASEMENTS TO PABLO CREEK RESERVE HOMEOWNER'S ASSOCIATION OR OTHER SUCH ENTITY AS WILL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THE PLAT.

IN WITNESS WHEREOF, THE UNDERSIGNED OWNER HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE DESIGNATED OFFICER SHOWN BELOW ON THIS 19 DAY OF JUNE, A.D., 2005.

Michael R. Daliberti
Michael R. Daliberti
Richard T. Ray
Richard T. Ray

OWNER: PABLO CREEK RESERVE, L.L.C., a Florida limited liability company

BY: PABLO ROAD DEVELOPMENT, L.L.C., a Florida limited liability company, its managing member

Gregory J. Barbour
Gregory J. Barbour
VICE PRESIDENT

STATE OF FLORIDA, COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 19 DAY OF JUNE, A.D., 2005, BY GREGORY J. BARBOUR, VICE PRESIDENT, ON BEHALF OF PABLO CREEK RESERVE, L.L.C., A LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY; HE BEING KNOWN TO ME AND DID NOT HAVE AN OATH.

Loei A. Goddard
LOEI A. GODDARD
Printed Name



MY COMMISSION EXPIRES 4/27/2006

COMMISSION NUMBER DD004147

SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A LAND SURVEYOR, DOES HEREBY CERTIFY THAT THE ABOVE PLAT WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THE PLAT COMPLIES WITH ALL OF THE SURVEY REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, OF THE FLORIDA STATUTES.

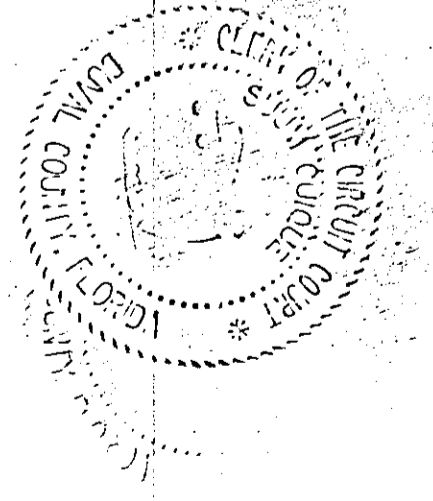
SIGNED AND SEALED THIS 21st DAY OF June, A.D., 2005.

David L. Lamm
David L. Lamm
Professional Surveyor and Mapper
State of Florida LS No. 3535

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
14775 ST. AUGUSTINE ROAD
JACKSONVILLE, FL 32258 (904) 642-8550

CITY DEV. NO. 5919.2 & 5919.5
P.S.D. NO. 2003-040

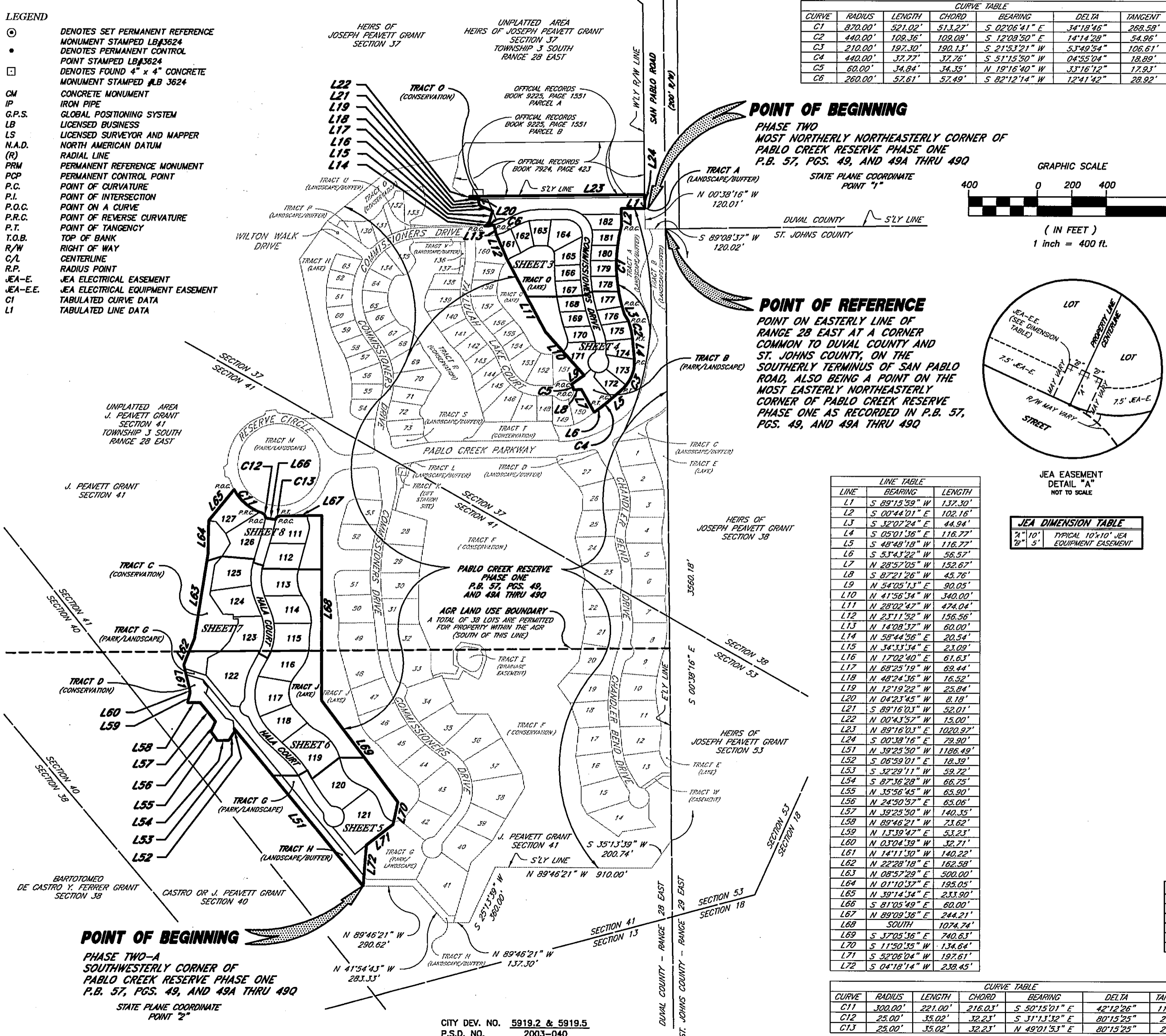
Approved 6/30/2005
Date
J. Hall
City Engineer
for Director of Public Works
Approved 7/5/05
Date
Al B. ...
for General Counsel



PABLO CREEK RESERVE PHASE TWO AND TWO-A

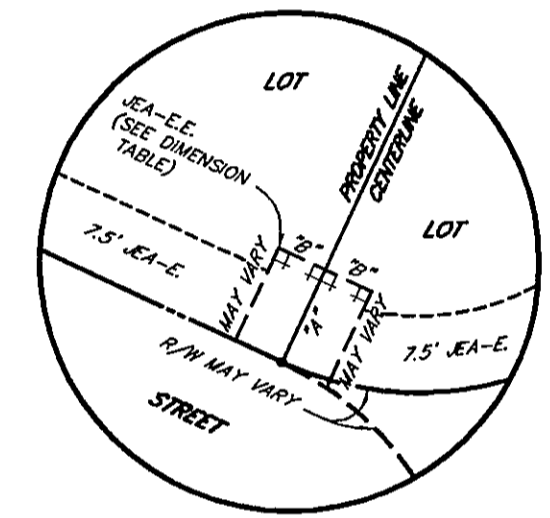
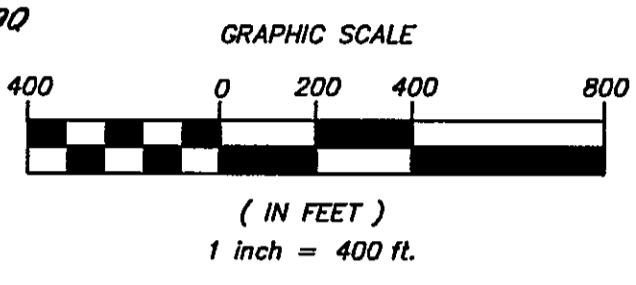
A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.

- LEGEND**
- ⊙ DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED LB#3624
 - DENOTES PERMANENT CONTROL POINT STAMPED LB#3624
 - DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED LB#3624
 - CM CONCRETE MONUMENT
 - IP IRON PIPE
 - G.P.S. GLOBAL POSITIONING SYSTEM
 - LB LICENSED BUSINESS
 - LS LICENSED SURVEYOR AND MAPPER
 - N.A.D. NORTH AMERICAN DATUM
 - (R) RADIAL LINE
 - PRM PERMANENT REFERENCE MONUMENT
 - PCP PERMANENT CONTROL POINT
 - P.C. POINT OF CURVATURE
 - P.I. POINT OF INTERSECTION
 - P.O.C. POINT ON A CURVE
 - P.R.C. POINT OF REVERSE CURVATURE
 - P.T. POINT OF TANGENCY
 - T.O.B. TOP OF BANK
 - R/W RIGHT OF WAY
 - C/L CENTERLINE
 - R.P. RADIUS POINT
 - JEA-E. JEA ELECTRICAL EASEMENT
 - JEA-E.E. JEA ELECTRICAL EQUIPMENT EASEMENT
 - CI TABULATED CURVE DATA
 - LI TABULATED LINE DATA



CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C1	870.00'	521.02'	513.27'	S 02°06'41" E	34°18'46"	268.58'
C2	440.00'	108.36'	108.08'	S 12°08'50" E	14°14'28"	54.96'
C3	210.00'	197.30'	180.13'	S 21°53'21" W	53°49'54"	106.61'
C4	440.00'	37.77'	37.76'	S 51°15'30" W	04°55'04"	18.89'
C5	60.00'	34.84'	34.35'	N 19°16'40" W	33°16'12"	17.93'
C6	260.00'	57.61'	57.49'	S 82°12'14" W	12°41'42"	28.92'



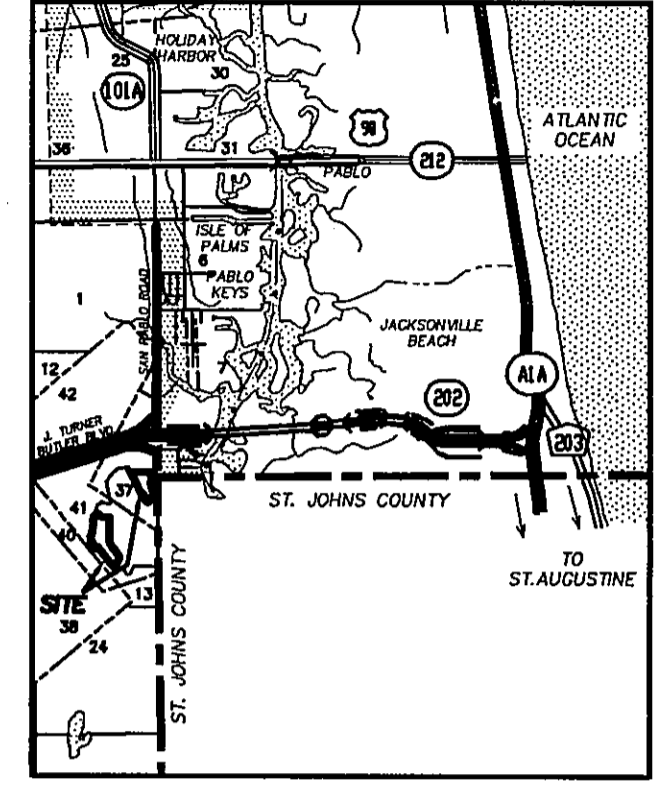
LINE TABLE

LINE	BEARING	LENGTH
L1	S 89°15'59" W	137.30'
L2	S 00°44'01" E	102.16'
L3	S 32°02'24" E	44.94'
L4	S 05°01'36" E	116.77'
L5	S 48°48'18" W	116.77'
L6	S 53°43'22" W	56.57'
L7	N 28°52'05" W	152.67'
L8	S 87°21'26" W	45.76'
L9	N 54°05'13" E	90.05'
L10	N 41°58'34" W	340.00'
L11	N 28°02'47" W	474.04'
L12	N 23°11'52" W	156.56'
L13	N 14°08'37" W	60.00'
L14	N 58°44'56" E	20.54'
L15	N 34°33'34" E	23.09'
L16	N 17°02'40" E	61.63'
L17	N 68°25'19" W	69.44'
L18	N 48°24'36" W	16.52'
L19	N 12°19'22" W	25.84'
L20	N 04°23'45" W	8.19'
L21	S 89°16'03" W	52.01'
L22	N 00°43'57" W	15.00'
L23	N 89°16'03" E	1020.92'
L24	S 00°38'16" E	79.90'
L51	N 39°25'50" W	1186.49'
L52	S 06°59'01" E	18.39'
L53	S 32°29'11" W	59.72'
L54	S 87°36'28" W	66.75'
L55	N 35°56'45" W	65.90'
L56	N 24°50'57" E	65.06'
L57	N 39°25'50" W	140.35'
L58	N 89°46'21" W	73.62'
L59	N 13°39'47" E	53.23'
L60	N 03°04'39" W	32.71'
L61	N 14°11'30" W	140.22'
L62	N 22°28'18" E	162.38'
L63	N 08°57'29" E	500.00'
L64	N 01°10'37" E	195.05'
L65	N 39°14'34" E	233.90'
L66	S 81°05'49" E	60.00'
L67	N 89°09'36" E	244.21'
L68	SOUTH	1074.74'
L69	S 37°05'36" E	740.63'
L70	S 11°50'35" W	134.64'
L71	S 52°06'04" W	197.61'
L72	S 04°18'14" W	238.45'

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C11	300.00'	221.00'	216.03'	S 90°15'01" E	42°12'26"	115.78'
C12	29.00'	35.02'	32.23'	S 31°13'32" E	80°19'25"	21.07'
C13	29.00'	35.02'	32.23'	N 49°01'33" E	80°19'25"	21.07'

VICINITY MAP
NOT TO SCALE



NOTES:

1. ⊙ DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED LB#3624
2. • DENOTES PERMANENT CONTROL POINT STAMPED LB#3624
3. □ DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED LB#3624
4. BEARINGS BASED ON THE EASTERLY LINE OF DUVAL COUNTY AND EASTERLY LINE OF RANGE 28 EAST AS BEING SOUTH 00°38'16" EAST, REFLECTIVE OF STATE PLANE COORDINATE MEASUREMENTS. (SEE NOTE 15)
5. 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 EASEMENTS AND/OR RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
6. CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN CONDUCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
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. JEA-UE DENOTES JEA UTILITY EASEMENT.
9. 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.
10. THE LAKE AND/OR LAKES SHOWN HEREON ARE FOR ILLUSTRATION PURPOSES ONLY AND DO NOT REPRESENT AN ACTUAL FIELD LOCATION.
11. EXAMINATION OF FLOOD INSURANCE RATE MAP, COMMUNITY NUMBER 120077, PANEL NUMBERS 0239 E AND 0305 E, DATED AUGUST 15, 1989, INDICATES THAT THE PROPERTY SHOWN AND DESCRIBED HEREON LIES WITHIN FLOOD ZONE "X". NO ATTEMPT WAS MADE TO FIELD VERIFY. THE FIRM INFORMATION AND DELINEATIONS ON THIS PLAT ARE VALID ONLY FOR DATES UP TO AND INCLUDING THE EFFECTIVE RECORDING DATE OF THIS PLAT. THERE MAY BE 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.
12. TRACTS DESIGNATED "CONSERVATION" ON THIS PLAT MAY BE SUBJECT TO CONSERVATION EASEMENTS GRANTED TO THE BENEFIT OF THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT AND OTHERS. SUCH EASEMENTS MAY RESTRICT ACCESS, USE AND CERTAIN ACTIVITIES WITHIN THESE TRACTS. IT IS THE RESPONSIBILITY OF THE LOT OWNER, HIS AGENT AND THE ENTITY PERFORMING ANY ACTIVITY ADJACENT TO TRACTS DESIGNATED AS CONSERVATION TO CLEARLY IDENTIFY THE LIMITS OF, AND NOT TO ENCRUMPH UPON THESE TRACTS.
13. ACCESS, DRAINAGE AND UTILITIES EASEMENT AGREEMENT BETWEEN THE CITY OF JACKSONVILLE AND ESTUARY CORPORATION AS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 12063, PAGE 1240 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY AND OFFICIAL RECORDS BOOK 2289, PAGE 1522 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY.
14. SECTION LINES SHOWN ON THIS PLAT ARE GRAPHICAL REPRESENTATIONS ONLY AND DO NOT REFLECT FIELD MEASURE, UNLESS OTHERWISE NOTED.
15. COORDINATES: THE INTENDED USE OF THESE COORDINATES IS FOR GIS BASE MAPPING PURPOSES. THE CONTROL POINTS RELIED UPON FOR THESE VALUES WERE NATIONAL GEODETIC SURVEY POINTS ARP 029 AND 022 AND COORDINATES ARE IN STATE PLANE GRID VALUES IN U.S. SURVEY FEET (FLORIDA EAST ZONE 901, N.A.D. 1983/91.)

POINT	NORTHING	EASTING	DESCRIPTION
ARP 029	2182463.2792	493915.1013	BRASS DISK IN CONCRETE MONUMENT
072 0220 A	2203211.2725	520176.0822	BRASS DISK IN STAINLESS STEEL ROD
1	2151888.6192	518205.3822	MOST N/ELY CORNER OF PLAT OF PABLO CREEK RESERVE PHASE ONE
2	2148328.6581	518245.0180	SW'LY CORNER OF PLAT OF PABLO CREEK RESERVE PHASE ONE

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
14775 ST. AUGUSTINE ROAD
JACKSONVILLE, FL 32258 (904) 642-8550

CITY DEV. NO. 5919.2 & 5919.5
P.S.D. NO. 2003-040

PABLO CREEK RESERVE PHASE TWO AND TWO-A

A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C1	870.00'	521.02'	513.27'	S 02°06'41" E	34°18'46"	268.58'
C6	260.00'	57.61'	57.49'	S 82°12'14" W	12°41'42"	28.92'
C51	290.00'	96.71'	96.26'	N 66°18'10" E	19°06'26"	48.81'
C52	290.00'	164.59'	162.39'	N 23°00'28" E	32°31'03"	84.57'
C53	125.00'	215.99'	190.10'	S 41°14'07" E	98°59'46"	146.35'
C54	1025.00'	535.68'	529.60'	S 06°42'33" E	29°56'37"	274.11'
C101	260.00'	86.71'	86.30'	N 66°18'10" E	19°06'26"	43.76'
C102	320.00'	181.61'	179.18'	N 23°00'28" E	32°31'03"	93.32'
C103	155.00'	100.92'	99.15'	S 22°04'52" E	37°18'16"	52.32'
C104	155.00'	109.12'	106.88'	S 33°15'40" E	40°20'09"	56.93'
C105	155.00'	57.77'	57.44'	S 02°24'55" E	21°21'21"	28.23'
C106	995.00'	26.25'	26.25'	S 07°30'25" W	01°30'41"	13.12'
C107	995.00'	90.34'	90.31'	S 04°09'00" W	05°12'08"	45.20'
C108	995.00'	90.03'	90.00'	S 01°02'36" E	05°11'04"	45.05'
C109	995.00'	90.42'	90.43'	S 06°14'25" E	05°12'34"	45.26'
C126	1055.00'	90.29'	90.26'	N 07°04'25" W	04°54'13"	45.17'
C127	1055.00'	90.03'	90.00'	N 02°10'37" W	04°53'22"	45.04'

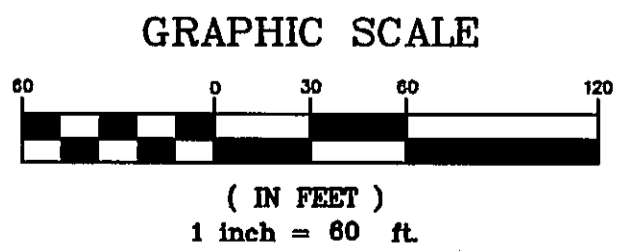
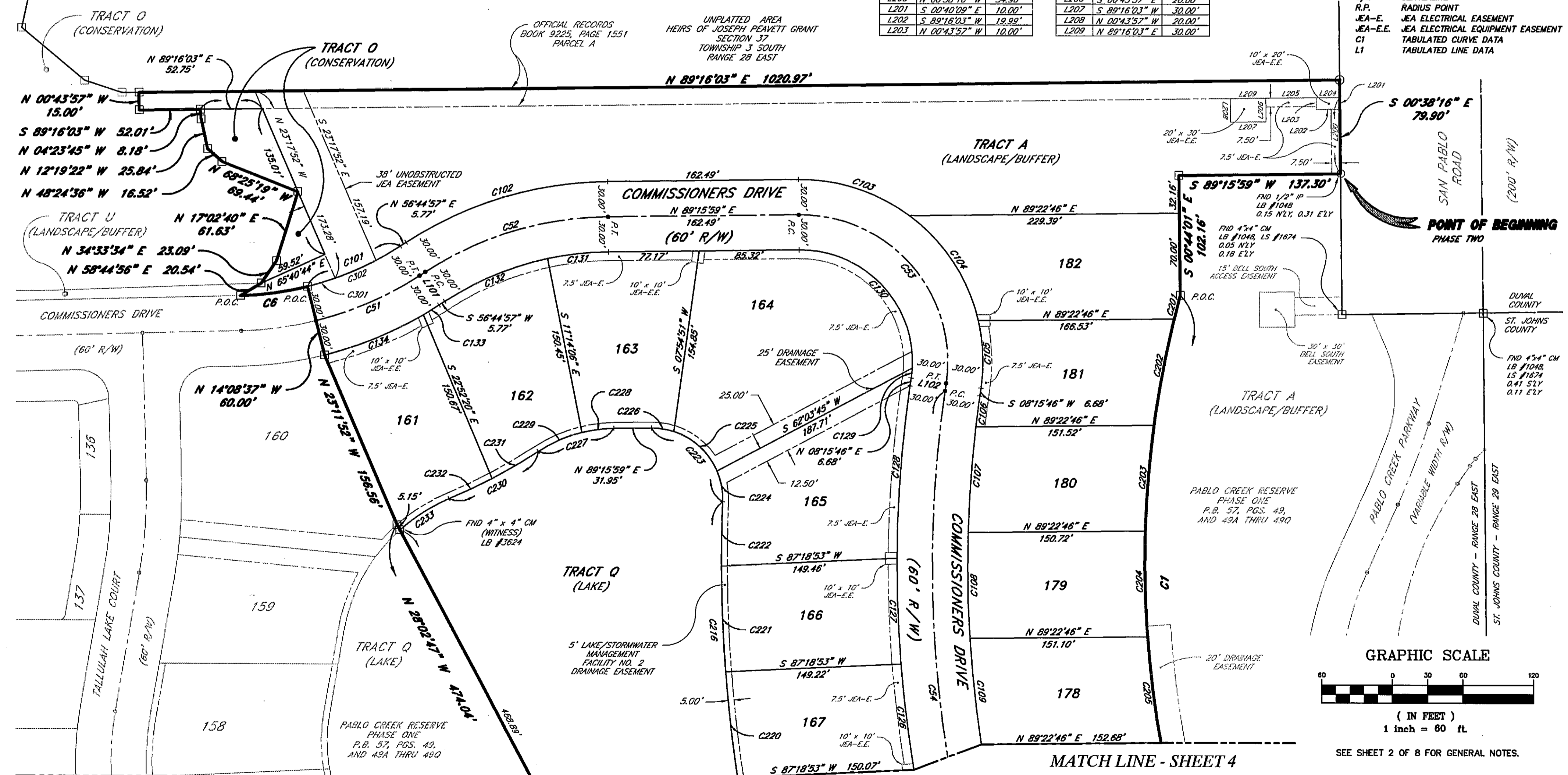
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C128	1055.00'	147.21'	147.09'	N 04°15'55" E	07°59'42"	73.73'
C129	95.00'	8.61'	8.61'	N 05°39'54" E	05°11'44"	4.31'
C130	95.00'	155.53'	138.23'	N 43°49'59" W	93°48'02"	101.52'
C131	260.00'	52.10'	52.01'	S 83°31'33" W	11°28'53"	26.14'
C132	260.00'	95.46'	94.92'	S 67°16'02" W	21°02'09"	48.27'
C133	320.00'	15.68'	15.68'	S 58°09'11" W	02°48'28"	7.84'
C134	320.00'	91.03'	90.73'	S 67°42'24" W	16°17'58"	45.83'
C201	870.00'	20.70'	20.70'	S 14°21'48" W	05°21'49"	10.35'
C202	870.00'	91.82'	91.72'	S 10°39'30" W	06°02'48"	45.95'
C203	870.00'	90.42'	90.38'	S 04°39'27" W	05°57'18"	45.25'
C204	870.00'	90.05'	90.01'	S 01°17'07" E	05°55'49"	45.06'
C205	870.00'	90.64'	90.60'	S 07°14'06" W	05°58'10"	45.36'
C216	1230.00'	478.39'	475.38'	N 08°49'17" W	22°17'04"	242.26'
C220	1230.00'	90.22'	90.20'	N 08°49'17" W	04°12'10"	45.13'
C221	1230.00'	90.02'	90.00'	N 02°20'03" W	04°11'36"	45.03'
C222	1230.00'	54.92'	54.91'	N 01°02'30" E	02°33'29"	27.46'
C223	60.00'	97.45'	87.08'	N 44°12'23" W	93°03'15"	63.29'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C224	60.00'	26.68'	26.46'	N 10°25'06" W	25°28'41"	13.56'
C225	60.00'	51.42'	49.86'	N 47°42'26" W	49°05'58"	27.41'
C226	60.00'	19.35'	19.26'	N 81°29'43" W	18°28'35"	9.76'
C227	120.00'	68.10'	67.19'	S 73°00'28" W	32°31'03"	35.00'
C228	120.00'	27.49'	27.43'	S 82°42'16" W	13°02'27"	13.80'
C229	120.00'	40.62'	40.42'	S 66°26'44" W	19°23'35"	20.50'
C230	480.00'	86.11'	86.00'	S 61°53'19" W	10°16'45"	43.17'
C231	480.00'	45.74'	45.72'	S 59°28'44" W	05°27'34"	22.89'
C232	480.00'	40.38'	40.32'	S 64°37'07" W	04°49'11"	20.20'
C233	150.00'	49.97'	49.74'	S 57°29'02" W	19°05'20"	25.22'
C301	260.00'	24.62'	24.61'	N 23°08'37" E	05°25'31"	12.32'
C302	260.00'	38.04'	38.00'	N 66°14'24" E	08°22'54"	19.05'

LINE	BEARING	LENGTH
L101	N 56°44'52" E	5.77'
L102	S 08°15'46" W	6.68'
L200	N 00°38'16" W	54.90'
L201	S 00°40'09" E	10.00'
L202	S 89°16'03" W	19.99'
L203	N 00°43'52" W	10.00'

LINE	BEARING	LENGTH
L204	N 89°16'03" E	20.00'
L205	S 89°16'03" W	43.00'
L206	S 00°43'57" E	20.00'
L207	S 89°16'03" W	30.00'
L208	N 00°43'57" W	20.00'
L209	N 89°16'03" E	30.00'

- LEGEND
- DENOTES SET PERMANENT REFERENCE MONUMENT LBA3624
 - DENOTES PERMANENT CONTROL POINT STAMPED LBA3624
 - DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED #LB 3624
 - CM CONCRETE MONUMENT
 - IP IRON PIPE
 - G.P.S. GLOBAL POSITIONING SYSTEM
 - LB LICENSED BUSINESS
 - LS LICENSED SURVEYOR AND MAPPER
 - N.A.D. NORTH AMERICAN DATUM
 - (R) RADIAL LINE
 - PRM PERMANENT REFERENCE MONUMENT
 - PCP PERMANENT CONTROL POINT
 - P.C. POINT OF CURVATURE
 - P.I. POINT OF INTERSECTION
 - P.O.C. POINT ON A CURVE
 - P.R.C. POINT OF REVERSE CURVATURE
 - P.T. POINT OF TANGENCY
 - T.O.B. TOP OF BANK
 - R/W RIGHT OF WAY
 - C/L CENTERLINE
 - R.P. RADIUS POINT
 - JEA-E. JEA ELECTRICAL EASEMENT
 - JEA-E.E. JEA ELECTRICAL EQUIPMENT EASEMENT
 - CI TABULATED CURVE DATA
 - L1 TABULATED LINE DATA



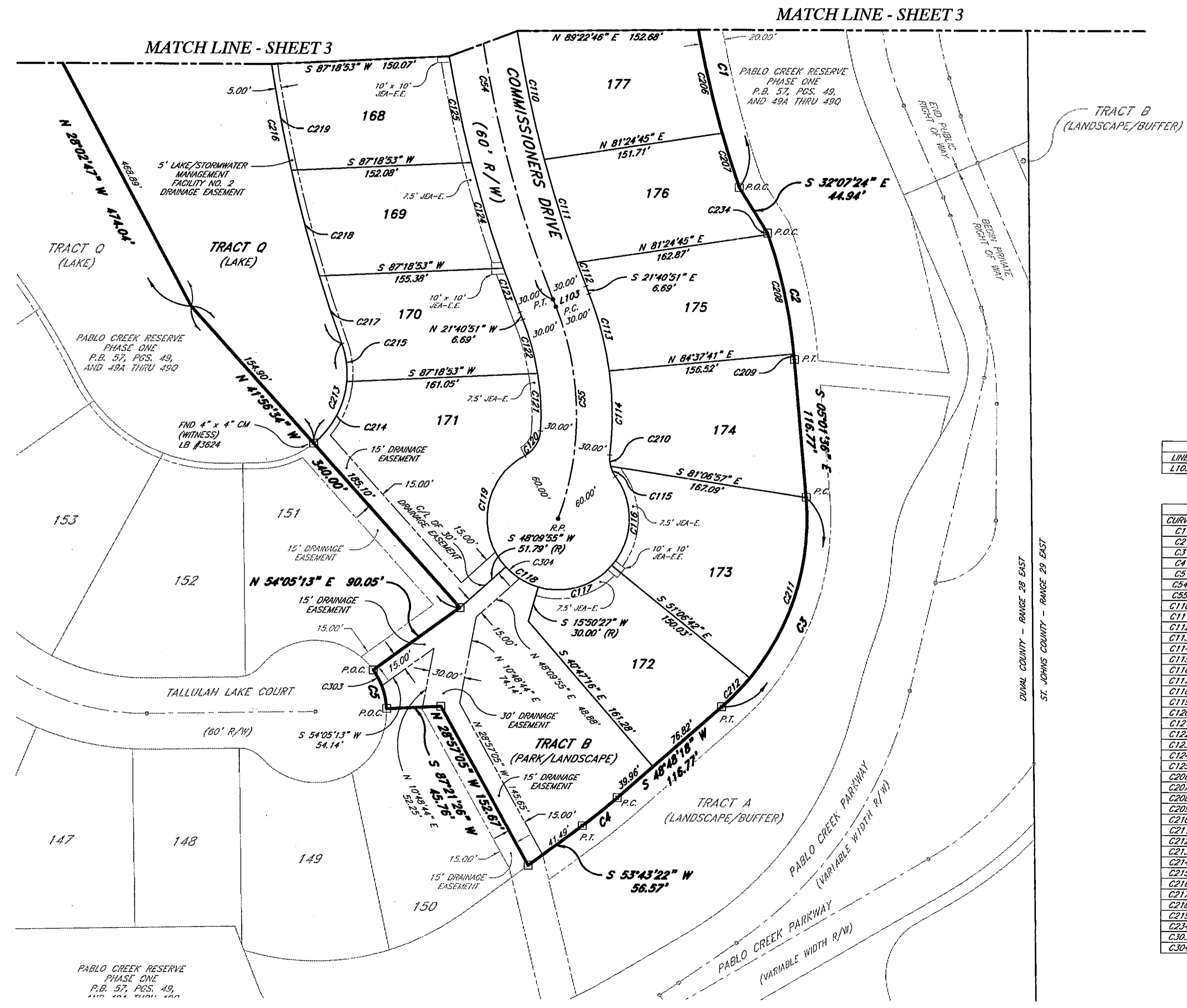
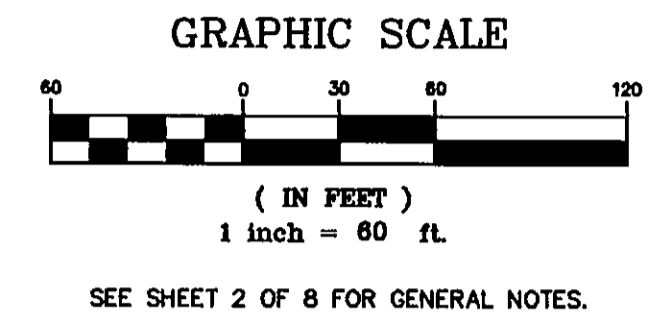
SEE SHEET 2 OF 8 FOR GENERAL NOTES.

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
14775 ST. AUGUSTINE ROAD
JACKSONVILLE, FL 32258 (904) 642-8550

CITY DEV. NO. 5919.2 & 5919.5
P.S.D. NO. 2003-040

PABLO CREEK RESERVE PHASE TWO AND TWO-A

A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.



- LEGEND
- ⊙ DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED LB#3624
 - DENOTES PERMANENT CONTROL POINT STAMPED LB#3624
 - DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED #LB 3624
 - CM CONCRETE MONUMENT
 - IP IRON PIPE
 - G.P.S. GLOBAL POSITIONING SYSTEM
 - LB LICENSED BUSINESS
 - LS LICENSED SURVEYOR AND MAPPER
 - N.A.D. NORTH AMERICAN DATUM
 - (R) RADIAL LINE
 - PRM PERMANENT REFERENCE MONUMENT
 - PCP PERMANENT CONTROL POINT
 - P.C. POINT OF CURVATURE
 - P.I. POINT OF INTERSECTION
 - P.O.C. POINT ON A CURVE
 - P.R.C. POINT OF REVERSE CURVATURE
 - P.T. POINT OF TANGENCY
 - T.O.B. TOP OF BANK
 - R/W RIGHT OF WAY
 - C/L CENTERLINE
 - R.P. RADIUS POINT
 - JEA-E JEA ELECTRICAL EASEMENT
 - JEA-E.E. JEA ELECTRICAL EQUIPMENT EASEMENT
 - TABULATED CURVE DATA
 - L1 TABULATED LINE DATA

LINE TABLE

LINE	BEARING	LENGTH
L103	S 21°40'51" E	6.69'

CURVE TABLE

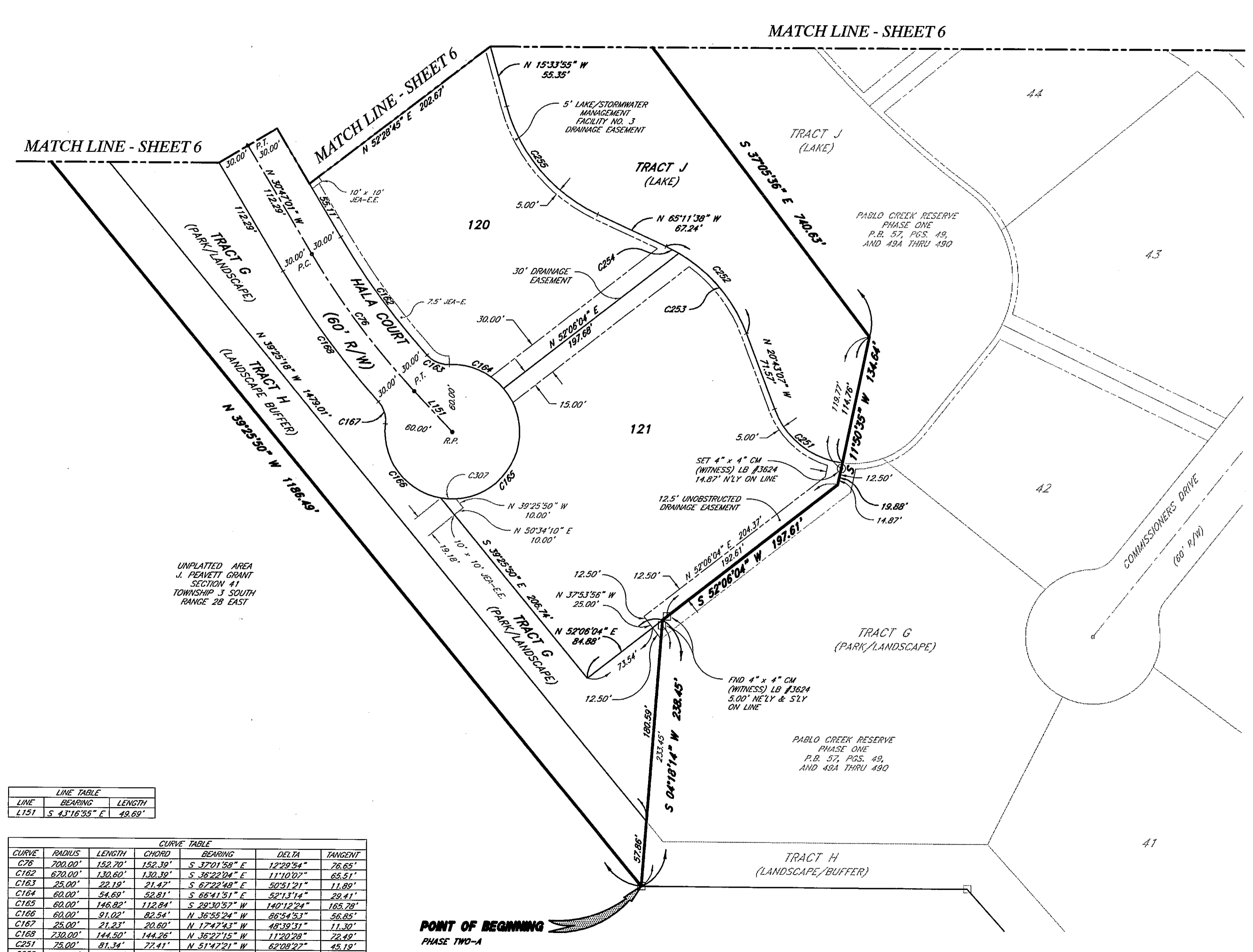
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C1	870.00'	521.02'	513.27'	S 02°06'41" E	34°18'46"	268.58'
C2	440.00'	109.36'	109.08'	S 12°08'50" E	14°14'28"	54.96'
C3	210.00'	192.30'	190.13'	S 21°53'21" W	53°49'54"	106.61'
C4	440.00'	37.77'	37.76'	S 51°15'50" W	04°55'04"	18.89'
C5	60.00'	34.84'	34.35'	N 19°16'40" W	33°16'12"	17.93'
C54	1025.00'	535.68'	529.60'	S 06°42'33" E	29°56'37"	274.11'
C55	250.00'	182.65'	178.61'	S 00°45'04" E	41°51'35"	95.61'
C110	995.00'	110.38'	110.33'	S 12°01'23" E	06°21'23"	55.25'
C111	995.00'	91.22'	91.18'	S 17°49'39" E	05°15'09"	45.64'
C112	995.00'	21.31'	21.31'	S 21°04'02" E	01°13'38"	10.66'
C113	280.00'	67.40'	67.23'	S 14°47'02" E	13°47'28"	33.86'
C114	280.00'	71.30'	71.11'	S 00°35'40" E	14°35'25"	35.84'
C115	25.00'	9.44'	9.39'	S 25°45'22" E	21°38'17"	4.78'
C116	60.00'	61.16'	75.11'	S 02°10'29" W	72°29'59"	48.15'
C117	60.00'	68.27'	64.65'	S 73°31'21" W	65°11'44"	38.37'
C118	60.00'	32.57'	32.12'	N 58°19'47" W	31°06'01"	16.70'
C119	60.00'	109.67'	95.03'	N 09°34'56" E	104°43'24"	77.80'
C120	25.00'	25.59'	24.49'	N 32°37'20" E	58°38'36"	14.04'
C121	220.00'	48.72'	48.62'	N 03°02'38" W	12°41'18"	24.46'
C122	220.00'	47.20'	47.11'	N 15°32'04" W	12°17'34"	23.69'
C123	1055.00'	39.67'	39.67'	N 20°36'13" W	02°09'17"	19.84'
C124	1055.00'	92.92'	92.89'	N 17°00'11" W	05°02'46"	46.49'
C125	1055.00'	91.23'	91.20'	N 12°00'10" W	04°57'17"	45.64'
C206	870.00'	89.29'	89.25'	S 13°09'36" E	05°52'49"	44.68'
C207	870.00'	48.09'	48.09'	S 17°41'02" E	03°10'03"	24.05'
C208	440.00'	103.40'	103.16'	S 12°21'42" E	13°27'53"	51.94'
C209	440.00'	4.63'	4.63'	S 05°19'41" E	00°36'10"	2.31'
C210	25.00'	9.44'	9.39'	S 04°07'06" E	21°38'17"	4.78'
C211	210.00'	163.09'	159.02'	S 17°13'18" W	44°29'48"	85.91'
C212	210.00'	34.21'	34.18'	S 44°08'15" W	09°20'06"	17.15'
C213	75.00'	93.33'	87.42'	N 15°41'09" E	71°17'55"	53.79'
C214	75.00'	60.82'	59.17'	N 28°06'10" E	46°27'53"	32.20'
C215	75.00'	32.51'	32.25'	N 02°32'48" W	24°50'03"	16.51'
C216	1230.00'	478.39'	475.38'	N 08°49'17" W	22°17'04"	242.26'
C217	1230.00'	60.16'	60.16'	N 18°33'45" W	02°48'09"	30.09'
C218	1230.00'	92.15'	92.12'	N 15°00'54" W	04°17'32"	46.09'
C219	1230.00'	90.92'	90.90'	N 10°45'04" W	04°14'07"	45.48'
C234	440.00'	1.33'	1.33'	S 19°10'51" E	00°10'25"	0.67'
C303	80.00'	15.16'	15.12'	S 28°40'27" E	14°28'39"	7.62'
C304	80.00'	15.20'	15.15'	S 50°02'06" E	14°30'36"	7.64'

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
 14775 ST. AUGUSTINE ROAD
 JACKSONVILLE, FL 32258 (904) 642-8550

PABLO CREEK RESERVE PHASE TWO AND TWO-A

A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 58 PAGE 139
SHEET 5 OF 8 SHEETS



N

↑

GRAPHIC SCALE

(IN FEET)
1 inch = 60 ft.

SEE SHEET 2 OF 8 FOR GENERAL NOTES.

UNPLATTED AREA
J. PEAVETT GRANT
SECTION 41
TOWNSHIP 3 SOUTH
RANGE 28 EAST

LINE TABLE

LINE	BEARING	LENGTH
L151	S 43°16'55" E	49.69'

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C76	700.00'	152.70'	152.39'	S 37°01'58" E	12°29'54"	76.65'
C162	620.00'	130.60'	130.39'	S 36°22'04" E	11°10'07"	65.51'
C163	25.00'	22.19'	21.47'	S 67°22'48" E	50°51'21"	11.89'
C164	60.00'	54.69'	52.81'	S 68°41'51" E	52°13'14"	29.41'
C165	60.00'	146.82'	112.84'	S 29°30'57" W	140°12'24"	165.78'
C166	60.00'	91.02'	82.54'	N 36°55'24" W	86°54'53"	56.85'
C167	25.00'	21.27'	20.60'	N 17°47'43" W	46°39'31"	11.30'
C168	230.00'	144.50'	144.26'	N 36°27'15" W	11°20'28"	72.49'
C169	230.00'	81.34'	72.41'	N 51°47'21" W	62°08'27"	45.19'
C251	75.00'	108.67'	105.97'	N 42°57'21" W	44°28'31"	57.24'
C252	140.00'	95.55'	93.71'	N 40°16'18" W	39°06'18"	48.72'
C253	140.00'	13.12'	13.12'	N 62°30'32" W	02°22'13"	6.57'
C254	150.00'	129.93'	128.90'	N 40°22'47" W	49°37'43"	68.36'
C307	60.00'	13.60'	13.58'	N 86°52'35" W	12°59'28"	6.63'

- LEGEND
- ⊙ DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED LB#3624
 - DENOTES PERMANENT CONTROL POINT STAMPED LB#3624
 - ⊠ DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED #LB 3624
 - CM CONCRETE MONUMENT
 - IP IRON PIPE
 - G.P.S. GLOBAL POSITIONING SYSTEM
 - LB LICENSED BUSINESS
 - LS LICENSED SURVEYOR AND MAPPER
 - N.A.D. NORTH AMERICAN DATUM
 - (R) RADIAL LINE
 - PRM PERMANENT REFERENCE MONUMENT
 - PCP PERMANENT CONTROL POINT
 - P.C. POINT OF CURVATURE
 - P.I. POINT OF INTERSECTION
 - P.O.C. POINT ON A CURVE
 - P.R.C. POINT OF REVERSE CURVATURE
 - P.T. POINT OF TANGENCY
 - T.O.B. TOP OF BANK
 - R/W RIGHT OF WAY
 - C/L CENTERLINE
 - R.P. RADIUS POINT
 - JEA-E JEA ELECTRICAL EASEMENT
 - JEA-E.E JEA ELECTRICAL EQUIPMENT EASEMENT
 - C1 TABULATED CURVE DATA
 - L1 TABULATED LINE DATA

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
14775 ST. AUGUSTINE ROAD
JACKSONVILLE, FL 32258 (904) 642-8550

CITY DEV. NO. 5919.2 & 5919.5
P.S.D. NO. 2003-040

PABLO CREEK RESERVE PHASE TWO AND TWO-A

A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 58 PAGE 140
SHEET 6 OF 8 SHEETS

GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.

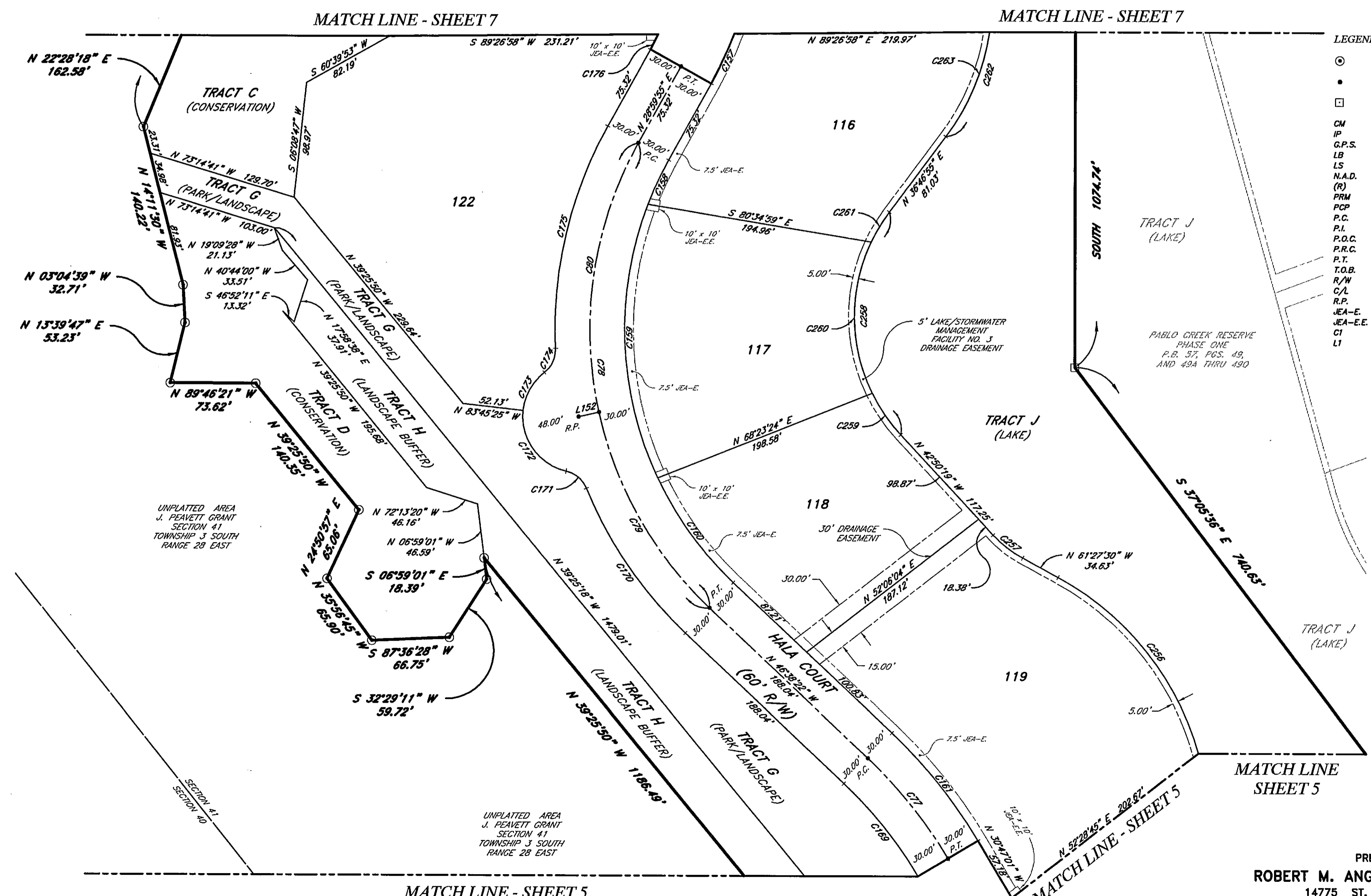
SEE SHEET 2 OF 8 FOR GENERAL NOTES.

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C77	400.00'	110.69'	110.34'	N 38°42'41" W	15°51'21"
C78	330.00'	435.64'	404.69'	N 08°49'13" W	25°38'17"
C79	330.00'	196.23'	193.36'	N 29°36'14" W	34°04'15"
C80	330.00'	239.41'	234.19'	N 08°12'54" E	41°34'02"
C157	320.00'	47.11'	47.07'	S 24°46'51" W	08°26'09"
C158	300.00'	42.02'	41.99'	S 24°59'09" W	08°01'33"
C159	300.00'	242.26'	235.73'	S 02°09'40" E	46°16'05"
C160	300.00'	111.76'	111.11'	S 35°58'02" E	21°20'39"

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C161	430.00'	119.00'	118.62'	S 38°42'41" E	15°51'21"
C169	320.00'	102.39'	102.02'	N 38°42'41" W	15°51'21"
C170	360.00'	152.11'	150.98'	N 34°32'07" W	24°12'30"
C171	25.00'	23.88'	22.98'	N 49°48'02" W	54°44'21"
C172	48.00'	69.88'	63.87'	N 35°27'49" W	83°24'48"
C173	48.00'	39.36'	37.35'	N 29°08'17" E	45°47'24"
C174	25.00'	23.88'	22.99'	N 24°39'49" E	54°44'21"
C175	360.00'	199.21'	196.67'	N 13°08'47" E	31°42'17"

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C176	260.00'	14.67'	14.66'	N 27°22'58" E	03°13'55"
C256	250.00'	200.25'	194.94'	N 39°30'43" W	45°53'35"
C257	100.00'	32.50'	32.35'	N 52°08'55" W	18°37'11"
C258	150.00'	208.45'	192.07'	N 07°01'42" W	79°17'14"
C259	150.00'	43.27'	43.12'	N 34°34'28" W	16°11'42"
C260	150.00'	135.05'	130.53'	N 02°11'04" W	51°35'07"
C261	150.00'	30.13'	30.07'	N 31°01'42" E	11°30'25"
C262	200.00'	122.76'	120.84'	N 19°11'54" E	35°10'01"
C263	200.00'	98.55'	97.55'	N 22°39'57" E	28°13'54"

LINE TABLE		
LINE	BEARING	LENGTH
L152	S 77°25'54" W	18.00'



- LEGEND**
- ⊙ DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED LB#3624
 - DENOTES PERMANENT CONTROL POINT STAMPED LB#3624
 - DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED LB 3624
 - CM CONCRETE MONUMENT
 - IP IRON PIPE
 - G.P.S. GLOBAL POSITIONING SYSTEM
 - LB LICENSED BUSINESS
 - LS LICENSED SURVEYOR AND MAPPER
 - N.A.D. NORTH AMERICAN DATUM
 - (R) RADIAL LINE
 - PRM PERMANENT REFERENCE MONUMENT
 - PCP PERMANENT CONTROL POINT
 - P.C. POINT OF CURVATURE
 - P.I. POINT OF INTERSECTION
 - P.O.C. POINT ON A CURVE
 - P.R.C. POINT OF REVERSE CURVATURE
 - P.T. POINT OF TANGENCY
 - T.O.B. TOP OF BANK
 - R/W RIGHT OF WAY
 - C/L CENTERLINE
 - R.P. RADIUS POINT
 - JEA-E. JEA ELECTRICAL EASEMENT
 - JEA-E.E. JEA ELECTRICAL EQUIPMENT EASEMENT
 - CI TABULATED CURVE DATA
 - LI TABULATED LINE DATA

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
 14775 ST. AUGUSTINE ROAD
 JACKSONVILLE, FL 32258 (904) 642-8550

CITY DEV. NO. 5919.2 & 5919.5
 P.S.D. NO. 2003-040

PABLO CREEK RESERVE PHASE TWO AND TWO-A

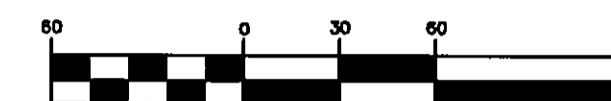
A PORTION OF THE HEIRS OF JOSEPH PEAVETT GRANT, SECTION 37, TOGETHER WITH THE J. PEAVETT GRANT, SECTION 41, ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA.

PLAT BOOK 58 PAGE 141
SHEET 7 OF 8 SHEETS

LEGEND

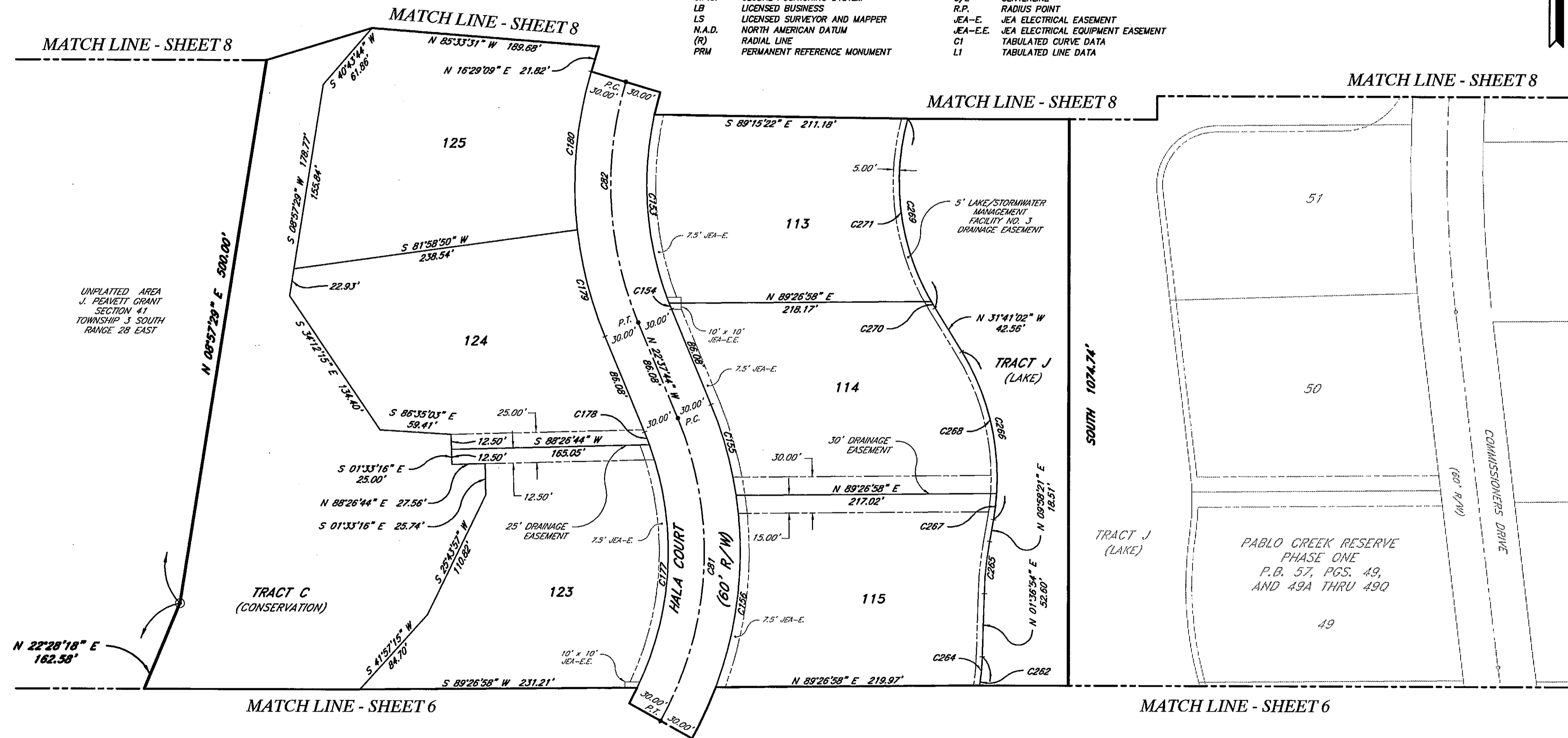
- ⊙ DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED LB#3624
- DENOTES PERMANENT CONTROL POINT STAMPED LB#3624
- DENOTES FOUND 4" x 4" CONCRETE MONUMENT STAMPED #LB 3624
- CM CONCRETE MONUMENT
- IP IRON PIPE
- G.P.S. GLOBAL POSITIONING SYSTEM
- LB LICENSED BUSINESS
- LS LICENSED SURVEYOR AND MAPPER
- N.A.D. NORTH AMERICAN DATUM
- (R) RADIAL LINE
- PRM PERMANENT REFERENCE MONUMENT
- PCP PERMANENT CONTROL POINT
- P.C. POINT OF CURVATURE
- P.I. POINT OF INTERSECTION
- P.O.C. POINT ON A CURVE
- P.R.C. POINT OF REVERSE CURVATURE
- P.T. POINT OF TANGENCY
- T.O.B. TOP OF BANK
- R/W RIGHT OF WAY
- C/L CENTERLINE
- R.P. RADIUS POINT
- JEA-E JEA ELECTRICAL EASEMENT
- JEA-E.E. JEA ELECTRICAL EQUIPMENT EASEMENT
- CI TABULATED CURVE DATA
- LI TABULATED LINE DATA

GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.

SEE SHEET 2 OF 8 FOR GENERAL NOTES.



UNPLATTED AREA
J. PEAVETT GRANT
SECTION 41
TOWNSHIP 3 SOUTH
RANGE 28 EAST

N 22°26'18" E
162.58'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C81	290.00'	261.31'	252.56'	N 03°11'06" E	51°37'39"	140.28'
C82	300.00'	204.80'	200.85'	N 03°04'18" W	39°06'53"	106.57'
C153	270.00'	160.01'	157.68'	S 04°34'57" E	33°57'22"	82.43'
C154	270.00'	5.04'	5.04'	S 22°05'41" E	01°04'02"	2.52'
C155	320.00'	78.43'	78.23'	S 15°36'27" E	14°02'35"	39.41'
C156	320.00'	162.80'	161.05'	S 05°59'18" W	29°08'56"	83.20'
C177	260.00'	208.33'	202.80'	N 02°48'43" E	45°54'33"	110.12'
C178	260.00'	11.28'	11.28'	N 21°23'09" W	02°29'11"	5.64'
C179	330.00'	91.92'	91.67'	N 14°38'42" W	15°58'04"	45.28'
C180	330.00'	133.32'	132.41'	N 04°54'44" E	23°08'49"	67.58'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	TANGENT
C262	200.00'	122.76'	120.84'	N 12°11'34" E	35°10'01"	63.38'
C264	200.00'	24.21'	24.19'	N 05°04'57" E	06°56'06"	12.12'
C265	300.00'	43.76'	43.72'	N 05°42'38" E	08°21'28"	21.92'
C266	200.00'	145.41'	142.23'	N 10°51'20" W	41°39'23"	76.09'
C267	200.00'	21.90'	21.89'	N 06°50'09" E	06°16'25"	10.96'
C268	200.00'	123.51'	121.56'	N 13°59'33" W	35°22'59"	63.60'
C269	200.00'	163.83'	159.29'	N 08°13'02" E	46°55'59"	86.82'
C270	200.00'	6.18'	6.18'	N 30°47'54" W	01°46'15"	3.09'
C271	200.00'	157.65'	153.60'	N 07°19'35" W	45°09'44"	83.17'

CITY DEV. NO. 5919.2 & 5919.5
P.S.D. NO. 2003-040

PREPARED BY:
ROBERT M. ANGAS ASSOCIATES, INC.
14775 ST. AUGUSTINE ROAD
JACKSONVILLE, FL 32258 (904) 642-8550

