

# PINECREST UNIT TWO

Being a portion of the Northwest 1/4 of Section 33, Township 2 South, Range 25 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK 56 PAGE 7

SHEET 1 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES

### CAPTION

A portion of the Northwest 1/4 of Section 33, Township 2 South, Range 25 East, Duval County, Florida, being more particularly described as follows: COMMENCE at the Northwest corner of said Section 33; thence South 00°38'29" West, along the West line of said Section 33, a distance of 975.94 feet to the POINT OF BEGINNING; thence South 79°20'30" East, 148.75 feet; thence North 10°58'02" West, 99.16 feet; thence North 52°45'40" East, 201.22 feet to a point lying on a curve concave Northeasterly, having a radius of 275.00 feet; thence Northwesterly along the arc of said curve, a distance of 50.07 feet, said arc being subtended by a chord bearing and distance of North 32°01'53" West, 50.00 feet to a point on said curve; thence North 63°11'04" East, 50.00 feet to a point lying on a curve concave Northeasterly, having a radius of 225.00 feet; thence Southeasterly along the arc of said curve, a distance of 51.01 feet, said arc being subtended by a chord bearing and distance of South 33°18'37" East, 50.90 feet to a point on said curve; thence North 41°50'15" East, 455.28 feet; thence South 51°34'45" East, 725.99 feet; thence South 76°18'17" East, 224.80 feet to a point lying on a curve concave Westerly, having a radius of 225.00 feet; thence Northerly along the arc of said curve, a distance of 44.72 feet, said arc being subtended by a chord bearing and distance of North 00°17'06" East, 44.64 feet to a point on said curve; thence North 84°35'29" East, 50.00 feet to a point lying on a curve concave Westerly, having a radius of 275.00 feet; thence Southerly along the arc of said curve, a distance of 44.53 feet, said arc being subtended by a chord bearing and distance of South 00°46'13" East, 44.48 feet to a point on said curve; thence South 86°07'55" East, 205.26 feet; thence South 30°14'42" East, 303.47 feet; thence North 59°45'18" East, 60.00 feet; thence South 30°14'42" East, 50.00 feet; thence South 59°45'18" West, 43.54 feet; thence South 30°14'42" East, 111.14 feet; thence North 58°39'55" East, 180.03 feet; thence North 89°30'47" East, 150.92 feet to a point lying on the Westerly line of those certain lands described in Official Records Volume 7970, Page 1277 of the Current Public Records of said County; thence South 00°29'13" East, along last said line, 305.00 feet; thence South 74°19'49" West, 601.49 feet; thence North 07°26'47" West, 60.00 feet; thence South 82°33'13" West, 60.00 feet; thence South 07°26'47" East, 64.27 feet to the point of curvature of a curve concave Easterly, having a radius of 360.00 feet; thence Southerly along the arc of said curve, a distance of 35.04 feet, said arc being subtended by a chord bearing and distance of South 10°14'05" East, 35.03 feet to a point on said curve; thence South 86°43'57" West, 115.21 feet; thence North 68°44'21" West, 180.00 feet; thence North 40°01'40" West, 530.00 feet; thence South 61°36'10" West, 690.00 feet; thence North 89°21'31" West, 380.00 feet to a point situate in said Westerly line of Section 33; thence North 00°38'29" East, along last said line, 631.63 feet to the POINT OF BEGINNING.

Containing 35.819 acres, more or less.

### ADOPTION AND DEDICATION

This is to certify that Pinecrest Joint Venture, LLP, a Florida limited liability partnership, is the lawful owner of the lands described in the caption hereon known as PINECREST UNIT TWO, having caused the same to be surveyed and subdivided, that CenterBank of Jacksonville, N.A., a National Banking Association, is the holder of a mortgage on said lands. This plat being made in accordance with said survey is hereby adopted as a true and correct plat of those lands. All easements for utilities and sewers and Tract "D" (Lift Station) are hereby irrevocably dedicated to JEA, its successors and assigns. All roads, parkways, lanes, drives, courts, walkways, easements for drainage and 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 assigns as shown hereon, are hereby irrevocably and without reservation dedicated to the City of Jacksonville, its successors and assigns. Tracts "B" and "E" (Conservation Area) and Tract "C" (Recreation Area), shall remain the sole and exclusive property of the Developer, its successors and assigns. The drainage easements over, under, across and through the lakes/stormwater management facilities shown on this plat are hereby irrevocably dedicated to the City of Jacksonville, its successors and assigns, and are subject to the following covenants which shall run with the land:

- 1) The drainage easements hereby dedicated shall permit the City of Jacksonville, its successors and assigns, to discharge into said lakes/stormwater management facilities which these easements traverse, all water which may fall on or come upon all (roads, parkways, lanes, drives and courts as noted above) hereby dedicated, together with all substances or matter which may flow or pass from (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 owners(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 Owner, its successors and assigns of the lands described and captioned hereon, shall indemnify the City of Jacksonville and save it harmless from suits, action, damages and liability and expense in connection with loss of life, bodily or personal injury or property damage or any other damage arising from or out of any occurrence in, upon, at or from the lakes/stormwater management facilities described above, or any part thereof, occasioned wholly or in part by any act of omission of its agents, contractors, employees, servants, licensees, or concessionaires within PINECREST UNIT TWO. This indemnification shall run with the land and the assigns of the owner and shall be subject to it.

The undersigned Owner(s) do hereby reserve unto themselves and assigns, an easement for landscaping and construction of signs over all non access easements, and also easement(s) over all lands designated as private drainage easements shown on this plat, the maintenance responsibilities of which shall be those of the owner, its successors, and assigns.

Those easements designated as "JEA-E.E." are hereby irrevocably dedicated to JEA, its successors and assigns, for its exclusive use in conjunction with its underground electrical system. Those easements designated as "JEA-E" are hereby irrevocably dedicated to JEA, its successors and assigns, for its non-exclusive use in conjunction with its underground electrical system; provided however, that no parallel utilities may be installed within said easements.

In witness whereof Pinecrest Joint Venture, LLP, a Florida limited liability partnership, has caused these presents to be executed by its Managing Partner this 1<sup>st</sup> day of March, A.D., 2003.

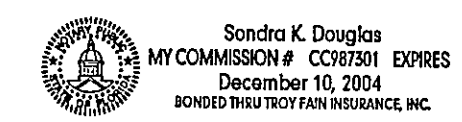
PINECREST JOINT VENTURE, LLP  
A Florida Limited Liability Partnership

Witness: Ima May  
Print Name: Ima May  
Witness: Sandra Douglas  
Print Name: Sandra Douglas

By: Gregory E. Matovina  
Gregory E. Matovina  
Managing Partner

STATE OF FLORIDA  
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 1<sup>st</sup> day of March, A.D., 2003 by Gregory E. Matovina, Managing Partner of Pinecrest Joint Venture, LLP, on behalf of the partnership, who is personally known to me.



Sandra K. Douglas  
Notary Public, State of Florida  
Type of print name Sandra K. Douglas  
My Commission Expires: \_\_\_\_\_  
My Commission Number: \_\_\_\_\_

CENTERBANK OF JACKSONVILLE, N.A.  
A National Banking Association

Witness: Ima May  
Print Name: Ima May  
Witness: Mike E. McCorvey  
Print Name: Mike E. McCorvey

By: Mike E. McCorvey  
Mike E. McCorvey  
Senior Vice President

STATE OF FLORIDA  
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 10<sup>th</sup> day of March, A.D., 2003 by Mike E. McCorvey, Senior Vice President of CenterBank of Jacksonville, N.A., a National Banking Association, on behalf of the association, who is personally known to me.

Barbara Dawson Murphy  
Notary Public, State of Florida  
Type of print name \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_  
My Commission Number Barbara Dawson Murphy  
MY COMMISSION # DD176017 EXPIRES  
January 7, 2007  
BONDED THROUGH TROY FAN INSURANCE, INC.

Approved 4/22/03  
(Date)  
John P. Chapman  
City Engineer  
for Director of Public Works  
Approved 4/29/03  
Date  
Glenn Cooney  
for General Counsel

### APPROVED FOR THE RECORD

This is to certify that this plat has been examined, accepted and approved by the City of Jacksonville, Duval County, Florida, pursuant to Chapter 654, Ordinance Code.

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

### CLERK'S CERTIFICATE # 2003136229

This is to certify that this plat has been examined and approved by the City of Jacksonville, Duval County, Florida, and submitted to me for recording and is recorded in Plat Book 56, Pages 7-7E of the current Public Records of Duval County, Florida, this 30<sup>th</sup> day of April, A.D., 2003.

By: Jim Fuller  
Jim Fuller  
Clerk of the Circuit Court

Jim Fuller  
Deputy Clerk

### PLAT CONFORMITY REVIEW

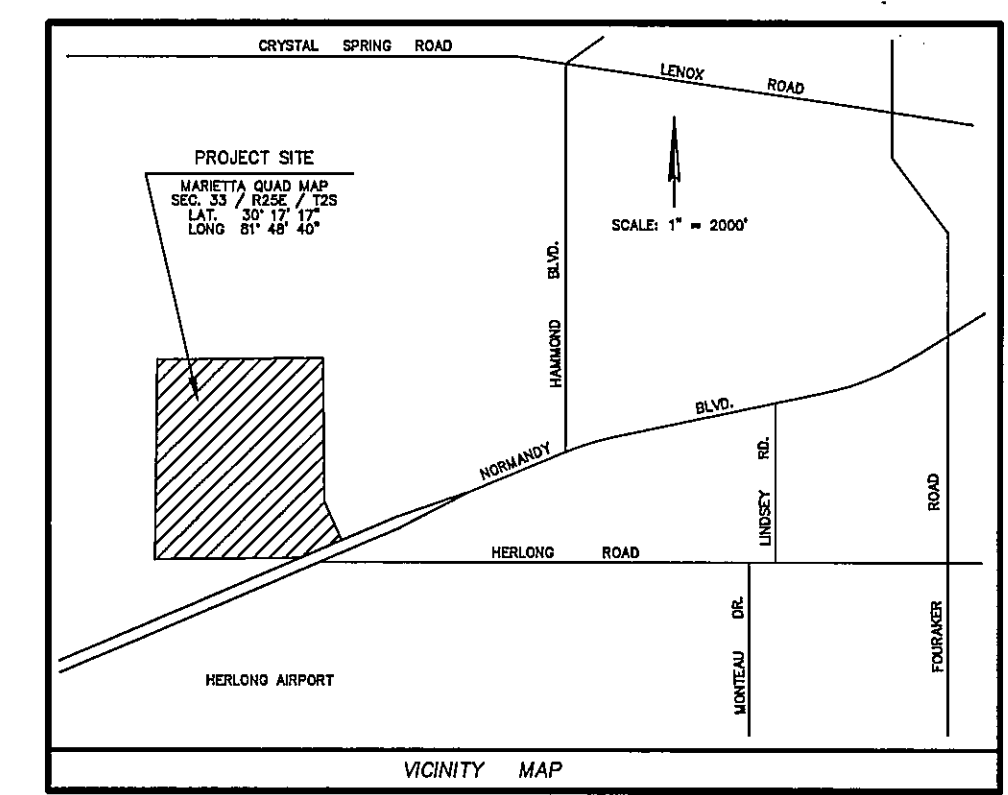
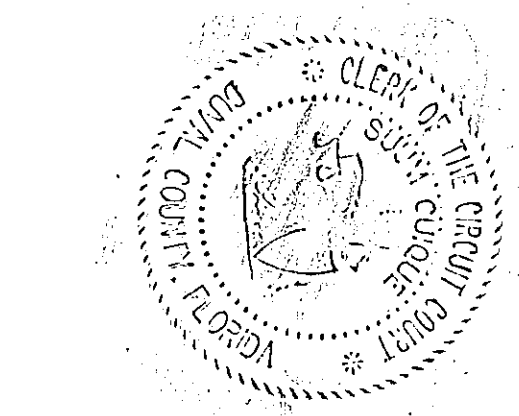
This Plat has been reviewed and found in compliance with Part 1, Chapter 177, Florida Statutes, this 22<sup>nd</sup> day of April, 2003.

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 3<sup>rd</sup> day of MARCH, A.D., 2003.  
Richard A. Miller  
Richard A. Miller  
Florida Registered Land Surveyor  
and Mapper Certificate No. 3848  
L.B. No. 5189



PREPARED BY:  
RICHARD A. MILLER & ASSOCIATES  
PROFESSIONAL LAND SURVEYORS  
6701 BEACH BLVD., SUITE #200  
JACKSONVILLE, FLORIDA 32216  
FAX (904) 721-5758  
TELEPHONE (904) 721-1226  
PSD NO. 2001-029  
CITY DEVELOPMENT NO. 5087.5

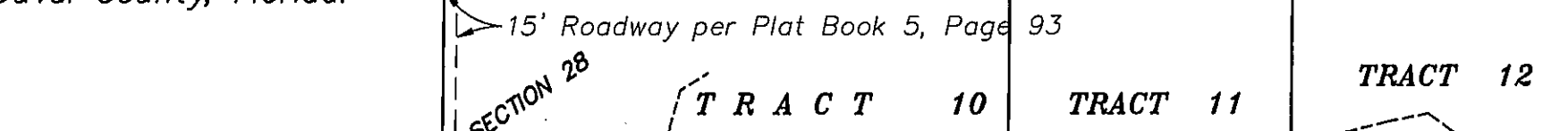
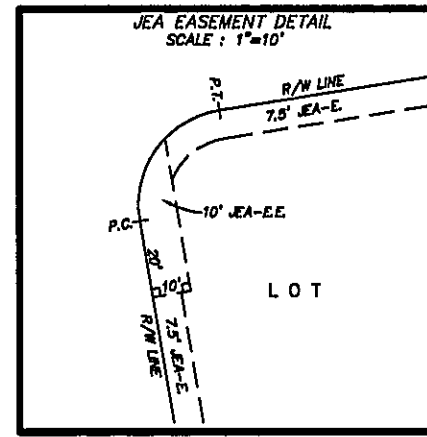
# PINECREST UNIT TWO JACKSONVILLE HEIGHTS

Plat Book 5, Page 93

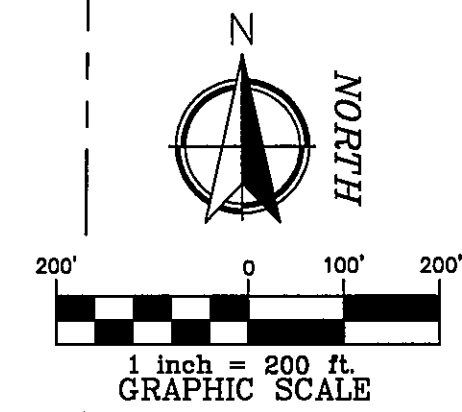
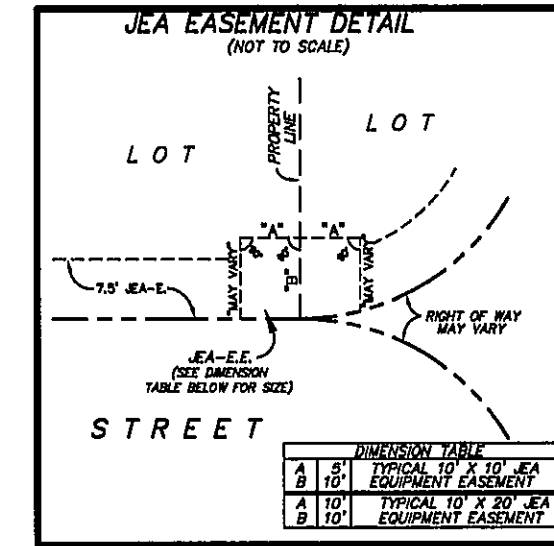
PLAT BOOK 56 PAGE 7A

Being a portion of the Northwest 1/4 of Section 33, Township 2 South, Range 25 East,  
City of Jacksonville, Duval County, Florida.

SHEET 2 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES



SOUTHEAST 1/4 OF THE SOUTHWEST 1/4  
OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 25 EAST



**NOTES:**

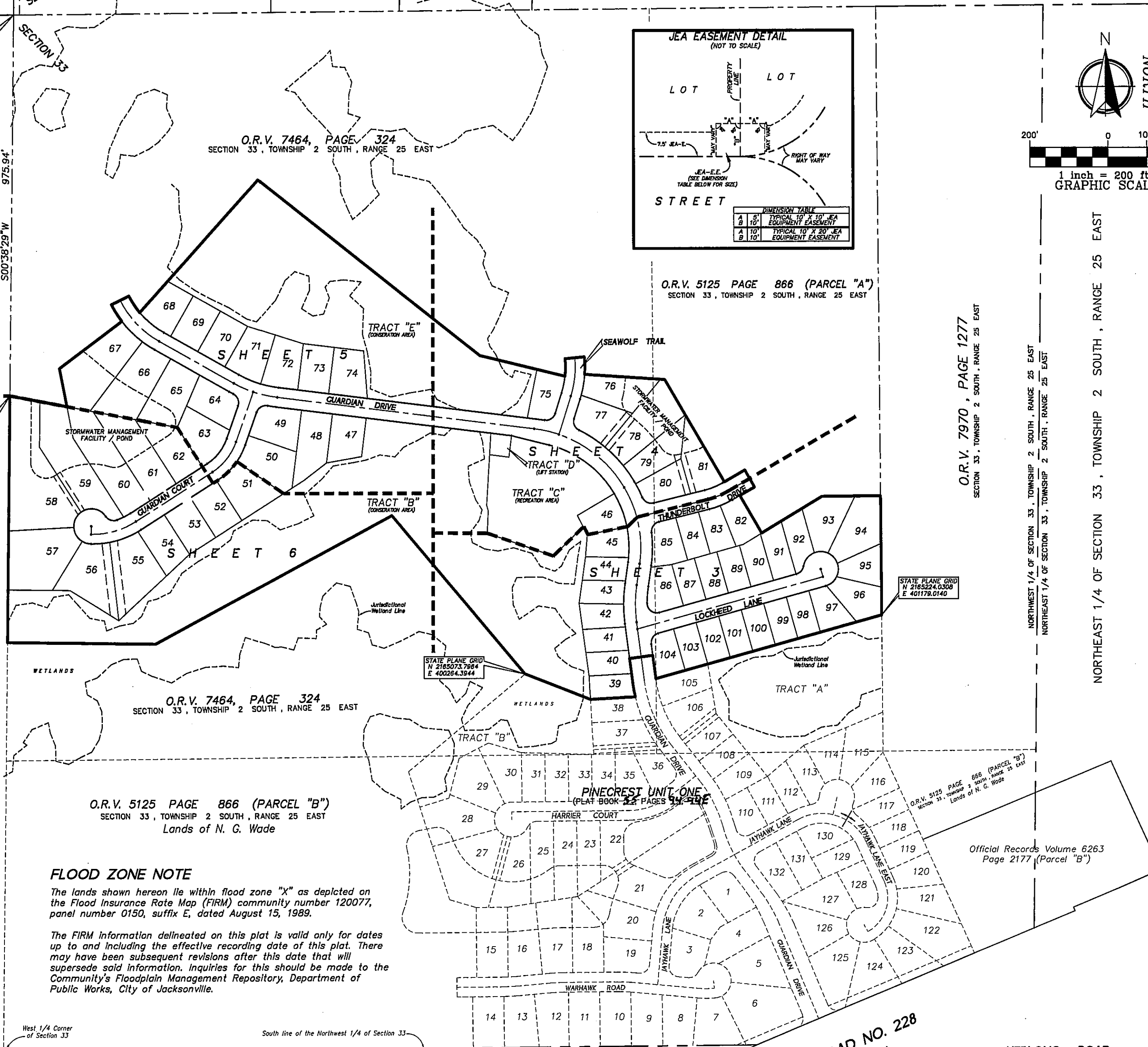
- 1) ● DENOTES PERMANENT REFERENCE MONUMENT SET P.L.S. NO. 3848.
- 2) ● DENOTES PERMANENT CONTROL POINT
- 3) BEARINGS BASED ON THE STATE PLANE CO-ORDINATES, ZONE EAST.
- 4) ALL PLATTED EASEMENTS SHOWN HEREON ARE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF DRAINAGE STRUCTURES, UTILITIES, SANITARY SEWERS AND CABLE TELEVISION SERVICE, PROVIDED HOWEVER THAT SAID CABLE TELEVISION SERVICE, SHALL NOT INTERFERE WITH THE FACILITIES AND SERVICES OF ANY ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.
- 5) CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.  
"JEA-E.E. DENOTES JEA EQUIPMENT EASEMENT. THESE EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY IMPROVEMENTS THAT MAY IMPEDE THE USE AND ACCESS OF SAID EASEMENT BY JEA."  
"JEA-E. DENOTES JEA EASEMENT. JEA WILL ALLOW CERTAIN NON-PERMANENT IMPROVEMENTS WHICH DO NOT IMPEDE THE USE OF SAID EASEMENT BY JEA. THE INSTALLATION OF FENCES, HEDGES, AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY JEA AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND REPLACEMENT OF SUCH ITEMS."
- 6) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.
- 7) THE LAKES AND TOP OF BANK SHOWN HEREON DEPICTS A GRAPHIC REPRESENTATION OF THE PROPOSED LAKES, AND DOES NOT REPRESENT AN ACTUAL "AS-BUILT" CONDITION.
- 8) LOTS FRONTING ON TWO (2) STREETS MAY HAVE VEHICULAR ACCESS FROM ONE (1) STREET ONLY.
- 9) CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILLING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WATERWARD OF THE JURISDICTIONAL WETLAND LINES AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF DUVAL COUNTY AND OTHER REGULATORY AGENCIES WITH JURISDICTION OVER SUCH WETLANDS. IT IS THE RESPONSIBILITY OF THE LOT OWNER, HIS AGENT AND THE ENTITY PERFORMING ANY ACTIVITY WITHIN THE WETLAND AREA TO ACQUIRE THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK. THIS WETLAND JURISDICTIONAL LINE AND UPLAND BUFFER MAY BE SUPERSEDED AND REDEFINED FROM TIME TO TIME BY THE APPROPRIATE GOVERNMENTAL AGENCIES.
- 10) DEVELOPER MAY PROVIDED FUTURE ACCESS TO PROPERTY TO THE NORTH OF THE PROPERTY VIA GIARDIAN DRIVE, THUNDERBOLT DRIVE AND SEAWOLF TRAIL AT SUCH TIME THAT THE PROPERTY TO THE NORTH IS DEVELOPED AS SHOWN BY THE PLATS OF PINECREST UNITS ONE AND TWO.
- 11) THE PROPERTY IS LOCATED WITHIN AN AIRPORT ENVIRON AND IN CLOSE PROXIMITY TO HERLONG AIRPORT.

SECTION 32, TOWNSHIP 2 SOUTH, RANGE 25 EAST

O.R.V. 7970, PAGE 1277  
SECTION 33, TOWNSHIP 2 SOUTH, RANGE 25 EAST

NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 2 SOUTH, RANGE 25 EAST  
NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 2 SOUTH, RANGE 25 EAST

NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 2 SOUTH, RANGE 25 EAST



**ABBREVIATIONS USED IN THIS PLAT**

ABBREVIATION	DEFINITION
P.C.	Point of Curvature
P.T.	Point of Tangency
P.R.C.	Point of Reverse Curvature
P.I.	Point of Intersection
P.O.T.	Point on Tangent
Sq. Ft.	Square Feet
C.L.	Centerline
C1	Denotes Tabulated Curve Data
L1	Denotes Tabulated Line Data
ESMT.	Denotes Easement
+	Denotes Street Name Change Point
—+—	Denotes Match Line of Sheets
(Typ.)	Typical
R.M.	Reference Monument
CA	Denotes Central Angle
CB	Denotes Chord Bearing
CH	Denotes Chord Distance
L	Denotes Arc Distance
R	Denotes Radius
T.O.B.	Denotes Top of Bank

**FLOOD ZONE NOTE**

The lands shown hereon lie within flood zone "X" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel number 0150, suffix E, dated August 15, 1989.  
The FIRM information delineated on this plat is valid only for dates up to and including the effective recording date of this plat. There may have been subsequent revisions after this date that will supersede said information. Inquiries for this should be made to the Community's Floodplain Management Repository, Department of Public Works, City of Jacksonville.

PREPARED BY:  
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FAX (904) 721-5758  
TELEPHONE (904) 721-1226  
PSD NO. 2001-029  
CITY DEVELOPMENT NO. 5087.5

TRACT 7 TRACT 6 TRACT 5  
BLOCK 3  
JACKSONVILLE HEIGHTS  
Plat Book 5, Page 93

NORMANDY BOULEVARD - STATE ROAD NO. 228  
(200' Right of way as established by the State of Florida Department of Transportation Right of Way Map Section 7220-2207, Dated October 2, 1989)

HERLONG ROAD

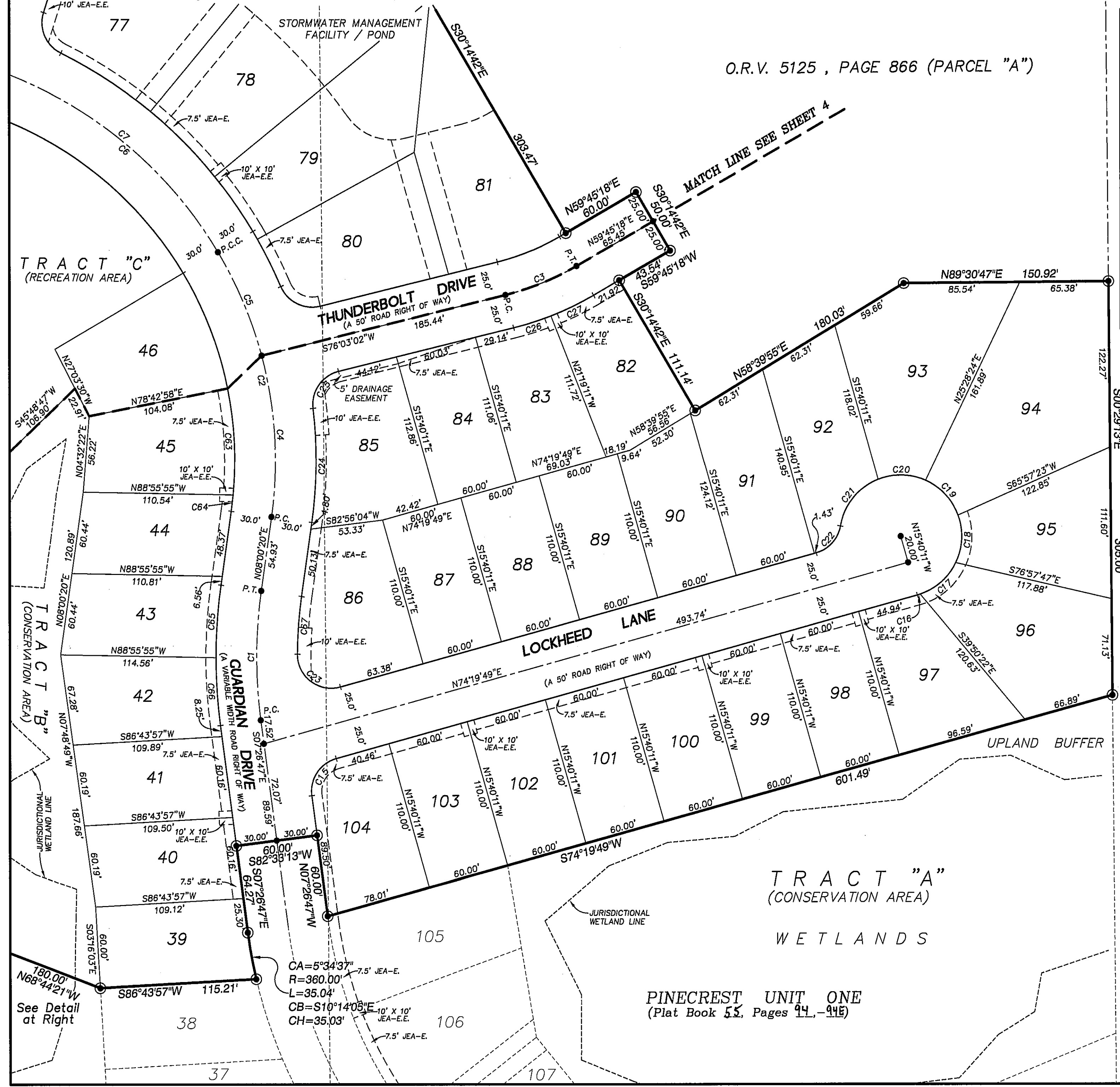
# PINECREST UNIT TWO

Being a portion of the Northwest 1/4 of Section 33, Township 2 South, Range 25 East,  
City of Jacksonville, Duval County, Florida.

PLAT BOOK **56** PAGE **7B**

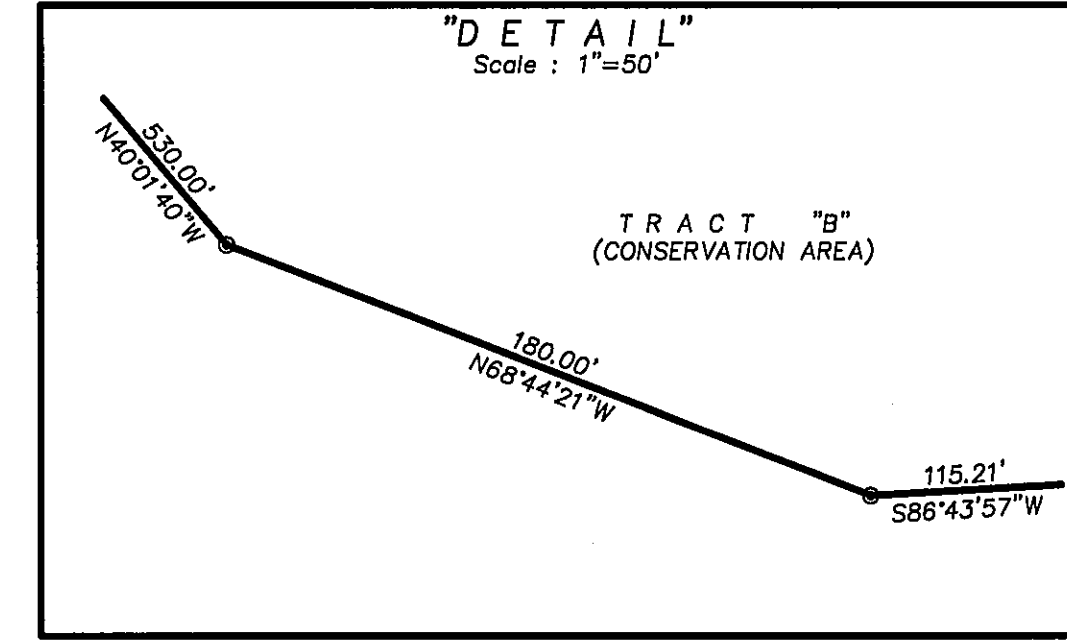
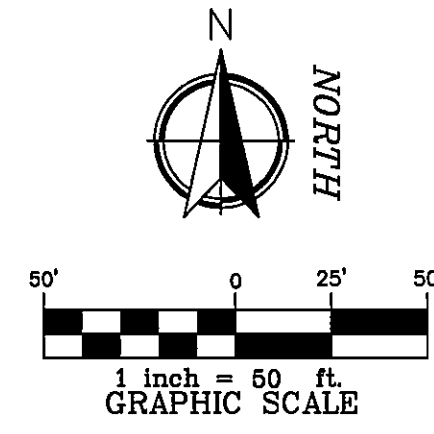
SHEET 3 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES

O.R.V. 5125, PAGE 866 (PARCEL "A")



TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C1	355.00'	95.74'	48.16'	95.45'	S00°16'46"W	15°27'06"
C2	300.00'	202.95'	105.53'	199.10'	N11°22'30"W	38°45'38"
C3	200.00'	56.88'	28.63'	56.69'	N67°54'10"E	16°17'44"
C4	300.00'	119.81'	60.71'	119.02'	N03°26'08"W	22°52'56"
C5	300.00'	83.14'	41.84'	82.87'	N22°48'58"W	15°52'42"
C6	312.91'	285.19'	153.36'	275.42'	N56°51'54"W	52°13'10"
C7	312.91'	220.09'	114.82'	215.58'	N50°54'20"W	40°18'02"
C15	25.00'	35.68'	21.65'	32.73'	S33°26'31"W	81°46'36"
C16	45.00'	2.26'	1.13'	2.26'	N72°53'26"E	2°52'46"
C17	45.00'	35.95'	19.00'	35.00'	N48°33'56"E	45°46'15"
C18	45.00'	35.95'	19.00'	35.00'	N02°47'41"E	45°46'15"
C19	45.00'	35.95'	19.00'	35.00'	N42°58'34"W	45°46'15"
C20	45.00'	35.95'	19.00'	35.00'	N88°44'48"W	45°46'15"
C21	45.00'	46.07'	25.28'	44.09'	S39°02'15"W	58°39'38"
C22	25.00'	28.20'	15.81'	26.73'	N42°01'07"E	64°37'23"
C23	25.00'	46.32'	33.26'	39.97'	S52°35'46"E	106°08'50"
C24	330.00'	84.37'	42.42'	84.14'	N00°40'52"E	14°38'56"
C25	25.00'	36.08'	22.00'	33.03'	S34°42'13"W	82°41'39"
C26	225.00'	28.94'	14.49'	28.92'	N72°21'56"E	7°22'13"
C27	225.00'	35.05'	17.56'	35.01'	N64°13'04"E	8°55'31"
C63	270.00'	78.85'	39.71'	78.57'	N02°55'02"W	16°44'00"
C64	270.00'	12.05'	6.02'	12.04'	N06°43'39"E	2°33'22"
C65	385.00'	53.60'	26.84'	53.56'	S04°01'01"W	7°58'37"
C66	385.00'	50.23'	25.15'	50.19'	S03°42'32"E	7°28'29"
C67	325.00'	42.70'	21.38'	42.67'	S04°14'29"W	7°31'40"

O.R.V. 7970, PAGE 1277  
SECTION 33, TOWNSHIP 2 SOUTH, RANGE 25 EAST



PINECREST UNIT ONE  
(Plat Book 55, Pages 94, 94E)

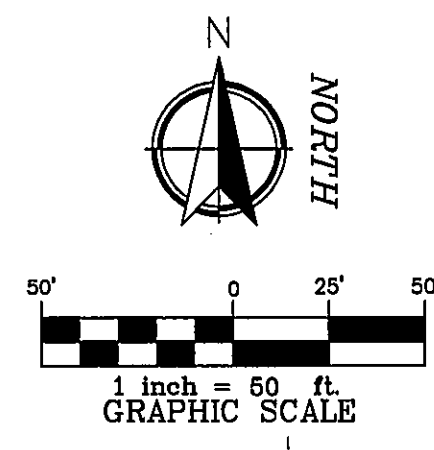
PREPARED BY:  
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# PINECREST UNIT TWO

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City of Jacksonville, Duval County, Florida.

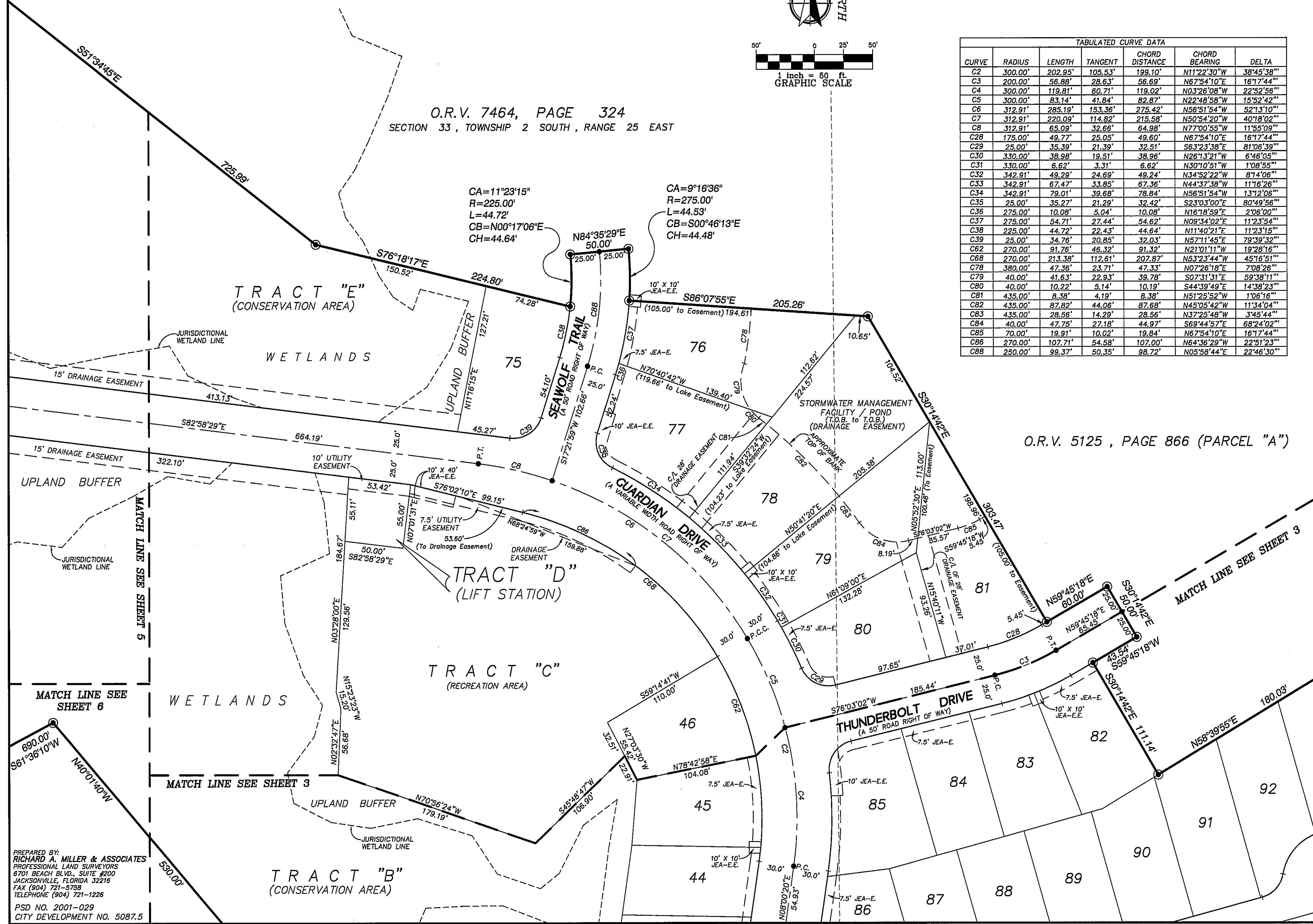
PLAT BOOK **56** PAGE **7C**

SHEET 4 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES



O.R.V. 7464, PAGE 324  
SECTION 33, TOWNSHIP 2 SOUTH, RANGE 25 EAST

TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C2	300.00'	202.95'	105.53'	199.10'	N11°22'30"W	38°45'38"
C3	200.00'	56.88'	28.63'	56.69'	N67°54'10"E	16°17'44"
C4	300.00'	119.81'	60.71'	119.02'	N03°26'08"W	22°52'56"
C5	300.00'	83.14'	41.84'	82.87'	N22°48'58"W	15°52'42"
C6	312.91'	285.19'	153.36'	275.42'	N56°51'54"W	52°13'10"
C7	312.91'	220.09'	114.82'	215.58'	N50°54'20"W	40°18'02"
C8	312.91'	65.09'	32.65'	64.98'	N77°00'55"W	11°55'09"
C28	175.00'	49.77'	25.05'	49.60'	N67°54'10"E	16°17'44"
C29	25.00'	35.39'	21.39'	32.51'	S63°23'38"E	81°06'39"
C30	330.00'	38.98'	19.51'	38.96'	N26°13'21"W	6°46'05"
C31	330.00'	6.62'	3.31'	6.62'	N30°10'51"W	1°08'55"
C32	342.91'	49.29'	24.69'	49.24'	N34°52'22"W	8°14'06"
C33	342.91'	67.47'	33.85'	67.36'	N44°37'38"W	11°16'26"
C34	342.91'	79.01'	39.68'	78.84'	N56°51'54"W	13°12'06"
C35	25.00'	35.27'	21.29'	32.42'	S23°03'00"E	80°49'56"
C36	275.00'	10.08'	5.04'	10.08'	N16°18'59"E	2°06'00"
C37	275.00'	54.71'	27.44'	54.62'	N09°34'02"E	11°23'54"
C38	225.00'	44.72'	22.43'	44.64'	N11°40'21"E	11°23'15"
C39	25.00'	34.76'	20.85'	32.03'	N57°11'45"E	79°39'32"
C62	270.00'	91.76'	46.32'	91.32'	N21°01'11"W	19°28'16"
C68	270.00'	213.38'	112.61'	207.87'	N53°23'44"W	45°16'51"
C78	380.00'	47.36'	23.71'	47.33'	N07°26'18"E	7°08'26"
C79	40.00'	41.63'	22.93'	39.78'	S07°31'31"E	59°38'11"
C80	40.00'	10.22'	5.14'	10.19'	S44°39'49"E	14°38'23"
C81	435.00'	8.38'	4.19'	8.38'	N51°25'52"W	1°06'16"
C82	435.00'	87.82'	44.06'	87.68'	N45°05'42"W	11°34'04"
C83	435.00'	28.56'	14.29'	28.56'	N37°25'48"W	3°45'44"
C84	40.00'	47.75'	27.18'	44.97'	S69°44'57"E	68°24'02"
C85	70.00'	19.91'	10.02'	19.84'	N67°54'10"E	16°17'44"
C86	270.00'	107.71'	54.58'	107.00'	N64°36'29"W	22°51'23"
C88	250.00'	99.37'	50.35'	98.72'	N05°58'44"E	22°46'30"



O.R.V. 5125, PAGE 866 (PARCEL "A")

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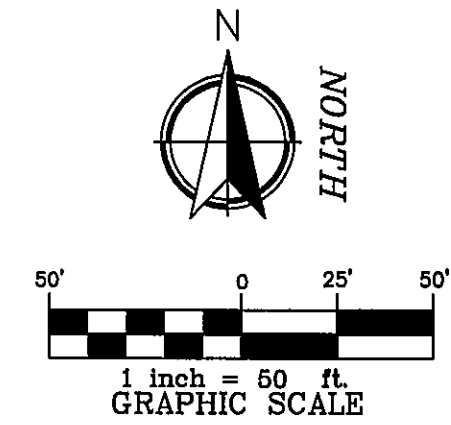
# PINECREST UNIT TWO

Being a portion of the Northwest 1/4 of Section 33, Township 2 South, Range 25 East,  
City of Jacksonville, Duval County, Florida.

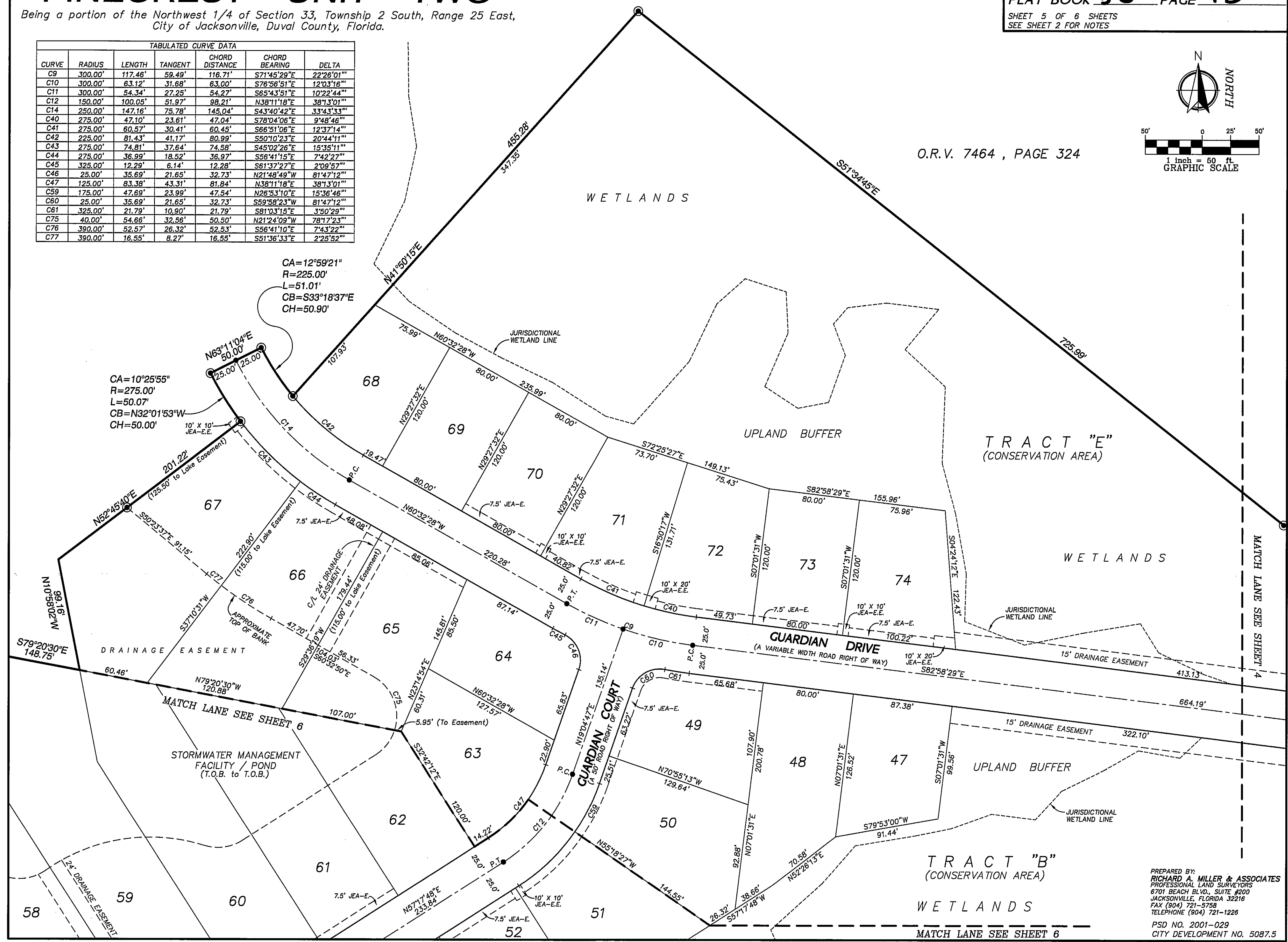
PLAT BOOK 56 PAGE 7D

SHEET 5 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES

TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C9	300.00'	117.46'	59.49'	116.71'	S71°45'29"E	22°26'01"
C10	300.00'	63.12'	31.68'	63.00'	S76°56'51"E	12°03'16"
C11	300.00'	54.34'	27.25'	54.27'	S65°43'51"E	10°22'44"
C12	150.00'	100.05'	51.97'	98.21'	N38°11'18"E	38°13'01"
C14	250.00'	147.16'	75.78'	145.04'	S43°40'42"E	33°43'33"
C40	275.00'	47.10'	23.61'	47.04'	S78°04'06"E	9°48'46"
C41	275.00'	60.57'	30.41'	60.45'	S66°51'06"E	12°37'14"
C42	225.00'	81.43'	41.17'	80.99'	S50°10'23"E	20°44'11"
C43	275.00'	74.81'	37.64'	74.58'	S45°02'26"E	15°35'11"
C44	275.00'	36.99'	18.52'	36.97'	S56°41'15"E	7°42'27"
C45	325.00'	12.29'	6.14'	12.28'	S81°37'27"E	2°09'57"
C46	25.00'	35.69'	21.65'	32.73'	N21°48'49"W	81°47'12"
C47	125.00'	83.38'	43.31'	81.84'	N38°11'18"E	38°13'01"
C59	175.00'	47.89'	23.99'	47.94'	N26°53'10"E	15°36'46"
C60	25.00'	35.69'	21.65'	32.73'	S59°58'23"W	81°47'12"
C61	325.00'	21.79'	10.90'	21.79'	S81°03'15"E	3°50'29"
C75	40.00'	54.66'	32.56'	50.50'	N21°24'09"W	78°17'23"
C76	390.00'	52.57'	26.32'	52.53'	S56°41'10"E	7°43'22"
C77	390.00'	16.55'	8.27'	16.55'	S51°36'33"E	2°25'52"



O.R.V. 7464 , PAGE 324



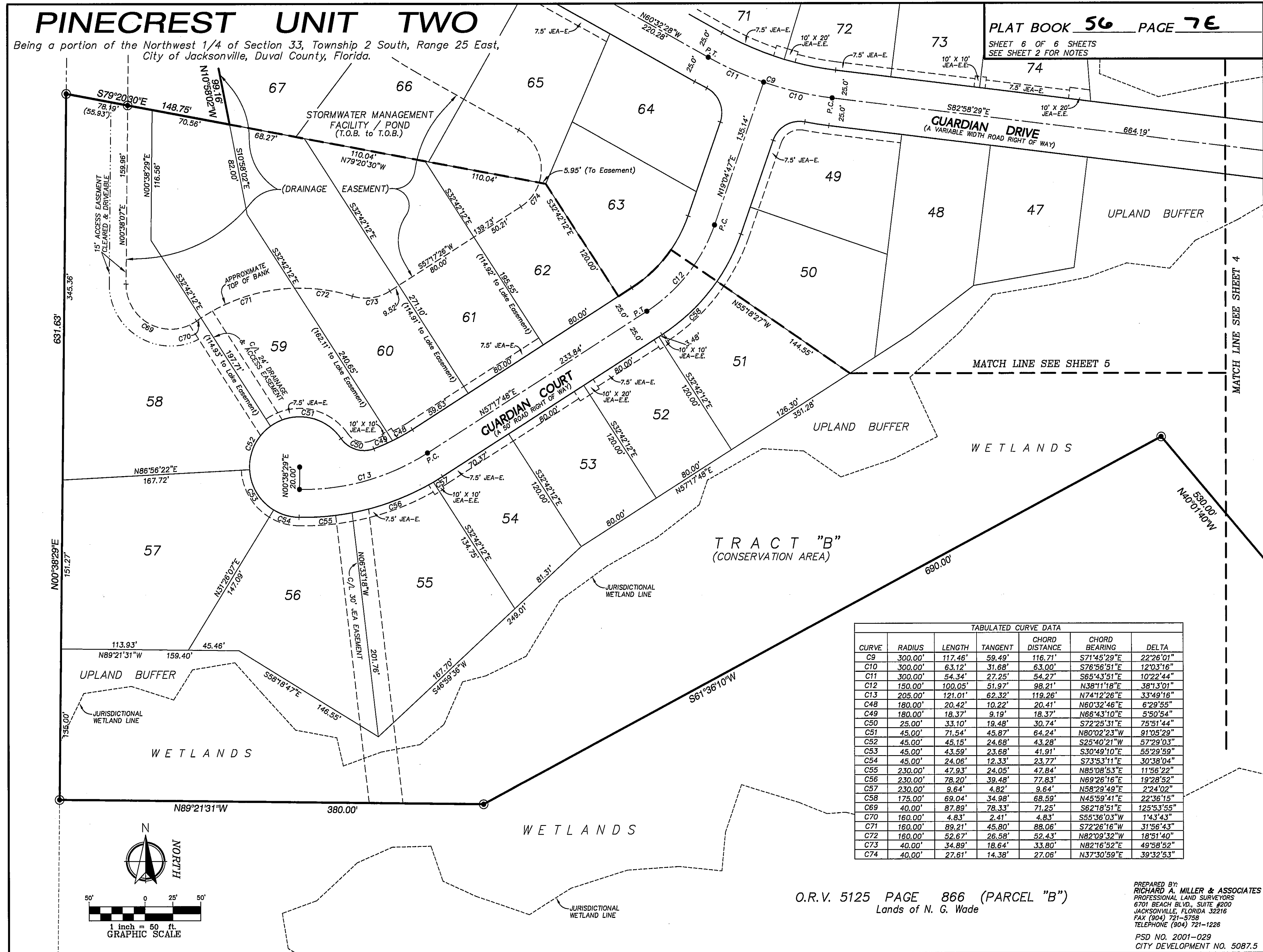
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# PINECREST UNIT TWO

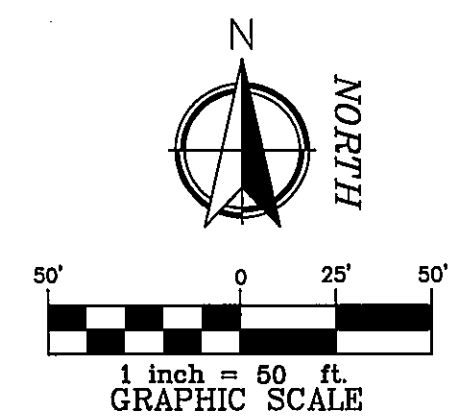
Being a portion of the Northwest 1/4 of Section 33, Township 2 South, Range 25 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK 56 PAGE 7E

SHEET 6 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES



TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C9	300.00'	117.46'	59.49'	116.71'	S71°45'29"E	22°26'01"
C10	300.00'	63.12'	31.68'	63.00'	S76°56'51"E	12°03'16"
C11	300.00'	54.34'	27.25'	54.27'	S65°43'51"E	10°22'44"
C12	150.00'	100.05'	51.97'	98.21'	N38°11'18"E	38°13'01"
C13	205.00'	121.01'	62.32'	119.26'	N74°12'26"E	33°49'16"
C48	180.00'	20.42'	10.22'	20.41'	N60°32'46"E	6°29'55"
C49	180.00'	18.37'	9.19'	18.37'	N66°43'10"E	5°50'54"
C50	25.00'	33.10'	19.48'	30.74'	S72°25'31"E	75°51'44"
C51	45.00'	71.54'	45.87'	64.24'	N80°02'23"W	91°05'29"
C52	45.00'	45.15'	24.68'	43.28'	S25°40'21"W	57°29'03"
C53	45.00'	43.59'	23.68'	41.91'	S30°49'10"E	55°29'59"
C54	45.00'	24.06'	12.33'	23.77'	S73°53'11"E	30°38'04"
C55	230.00'	47.93'	24.05'	47.84'	N85°08'53"E	11°56'22"
C56	230.00'	78.20'	39.48'	77.83'	N69°26'16"E	19°28'52"
C57	230.00'	9.64'	4.82'	9.64'	N58°29'49"E	2°24'02"
C58	175.00'	69.04'	34.98'	68.59'	N45°59'41"E	22°36'15"
C69	40.00'	87.89'	78.33'	71.25'	S62°18'51"E	125°53'55"
C70	160.00'	4.83'	2.41'	4.83'	S55°36'03"W	1°43'43"
C71	160.00'	89.21'	45.80'	88.06'	S72°26'16"W	31°56'43"
C72	160.00'	52.67'	26.58'	52.43'	N82°09'32"W	18°51'40"
C73	40.00'	34.89'	18.64'	33.80'	N82°16'52"E	49°58'52"
C74	40.00'	27.81'	14.38'	27.06'	N37°30'59"E	39°32'53"



O.R.V. 5125 PAGE 866 (PARCEL "B")  
Lands of N. G. Wade

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