

ROBERTS HAMMOCK
A PART OF THE CASTRO Y. FERRER GRANT, SECTION 38, TOWNSHIP 2 SOUTH, RANGE 29 EAST,
CITY OF JACKSONVILLE BEACH, DUVAL COUNTY, FLORIDA

PLAT BOOK 53 PAGE 23

SHEET 1 OF 2 SHEETS

CAPTION

A PART OF THE CASTRO Y FERRER GRANT SECTION 38, TOWNSHIP 2 SOUTH, RANGE 29 EAST, DUVAL COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF BEGINNING COMMENCE AT THE NORTHWEST CORNER OF FOY ESTATES PHASE ONE, AS RECORDED IN PLAT BOOK 37, PAGE 7 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE S.01°06'15"E., ALONG THE WEST LINE OF LOTS 4 AND 3 OF SAID FOY ESTATES, A DISTANCE OF 272.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3; THENCE N.88°53'45"E., ALONG THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 108.49 FEET TO THE NORTHWEST CORNER OF LOT 2 OF SAID FOY ESTATES; THENCE S.01°06'15"E., ALONG THE WEST LINE OF LOTS 2 AND 1 OF SAID FOY ESTATES, A DISTANCE OF 227.42 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE S.88°52'17"W., ALONG THE NORTH LINE OF OCEAN FOREST UNIT NO. 11 AS RECORDED IN PLAT BOOK 48, PAGES 94 AND 94A OF THE AFOREMENTIONED PUBLIC RECORDS, A DISTANCE OF 576.00 FEET TO THE SOUTHWEST CORNER OF THE LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 2179, PAGE 573, THE SAME BEING THE SOUTHEAST CORNER OF THE LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 3849, PAGE 689 OF THE AFORESAID PUBLIC RECORDS; THENCE N.02°52'45"W., ALONG THE LINE DIVIDING THE LAST MENTIONED TWO PARCELS OF LAND, A DISTANCE OF 499.91 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SEAGATE AVENUE, AS ESTABLISHED BY DEED BOOK 777, PAGES 255 THROUGH 260, THE SAME BEING THE NORTHWEST CORNER OF THE AFOREMENTIONED LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 2179, PAGE 573; THENCE N.88°53'45"E., ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SEAGATE AVENUE, A DISTANCE OF 483.00 FEET TO THE POINT OF BEGINNING.

CITY OF JACKSONVILLE BEACH APPROVAL

EXAMINED AND APPROVED BY THE CITY COUNCIL OF JACKSONVILLE BEACH THIS 18th DAY OF Jan., 2000.

Bob D. Truesdale
MAYOR

Bruce Corliss
CLERK

CERTIFICATE OF CLERK 2000019185

THIS IS TO CERTIFY THAT THIS PLAT OF ROBERTS HAMMOCK HAS BEEN EXAMINED AND APPROVED AND THAT IT COMPLIES IN FORM WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, AND IS RECORDED IN MAP BOOK 53, PAGES 23, 23A OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA ON THIS 26th DAY OF January, 2000.

BY: Henry W. Cook
CLERK OF THE CIRCUIT COURT

Ray Jackson
Deputy Clerk

PLAT CONFORMITY REVIEW

THIS PLAT HAS BEEN REVIEWED AND FOUND IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES, THIS 19th DAY OF January, 2000.

B. L. Pittman
NAME: B. L. PITTMAN, PLS
PROFESSIONAL LAND SURVEYOR NO. 4827

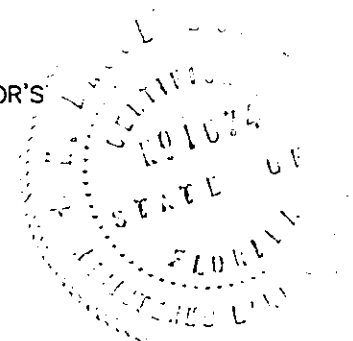
CERTIFICATE OF SURVEYOR

I HEREBY CERTIFY: THAT I AM CURRENTLY LICENSED AND REGISTERED BY THE STATE OF FLORIDA AS A LAND SURVEYOR; THAT I HAVE COMPLETED A SURVEY OF THE LANDS AS SHOWN ON THIS PLAT AND THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED; THAT THE SURVEY WAS MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION; THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES; THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN SET IN ACCORDANCE WITH SAID CHAPTER 177.

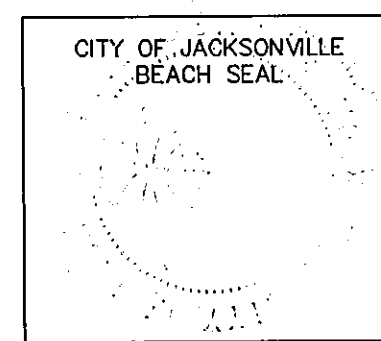
SIGNED AND SEALED THIS 22nd DAY OF January, 2000.

H. Bruce Durden
H. BRUCE DURDEN, SR.
PROFESSIONAL LAND SURVEYOR NO. 1674 FLORIDA

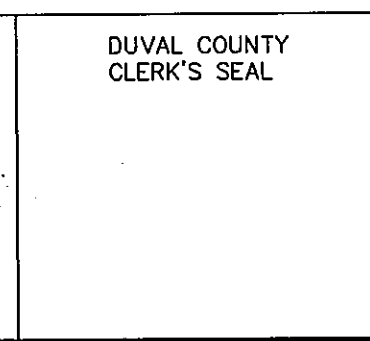
SURVEYOR'S
SEAL



CITY OF JACKSONVILLE
BEACH SEAL



DUVAL COUNTY
CLERK'S SEAL



ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT RICHARD R. DOSTIE, INC., A FLORIDA CORPORATION, IS THE LAWFUL OWNER OF THE ABOVE CAPTIONED LANDS, HENCEFORTH TO BE KNOWN AS ROBERTS HAMMOCK AND THAT IT HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AND THIS PLAT MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF SAID LANDS. THE ROAD RIGHT-OF-WAY, TOGETHER WITH ALL CITY UTILITY EASEMENTS SHOWN UPON THIS PLAT ARE HEREBY IRREVOCABLE AND WITHOUT RESERVATION, DEDICATED TO THE CITY OF JACKSONVILLE BEACH, DUVAL COUNTY, FLORIDA AND ITS SUCCESSORS AND/OR ASSIGNS, AND IS SUBJECT TO THE FOLLOWING COVENANT: THE CITY OF JACKSONVILLE BEACH SHALL NOT BE RESPONSIBLE FOR THE REPAIR OR MAINTENANCE OF ANY LANDSCAPING, OR ABOVE-GRADE STRUCTURES ERECTED, OR FOR ANY SPECIALTY PAVING MATERIALS CONSTRUCTED, INSTALLED, OR CURRENTLY IN EXISTENCE. ANY MAINTENANCE, REPAIR, OR RESTORATION OF PAVED SURFACES BY THE CITY OF JACKSONVILLE BEACH, ITS SUCCESSORS OR ASSIGNS, SHALL BE PERFORMED USING MATERIALS AS MAY BE USUALLY AND CUSTOMARILY USED BY THE CITY OF JACKSONVILLE BEACH AT THE TIME OF SUCH WORK, AND SHALL BE WITHIN THE CITY'S DISCRETION. THOSE EASEMENTS DESIGNATED AS "J.B.E." ARE HEREBY IRREVOCABLY DEDICATED TO THE CITY OF JACKSONVILLE BEACH, ITS SUCCESSORS OR ASSIGNS, FOR ITS EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM AND ABOVEGROUND APPURTENANCES, HOWEVER, NO UTILITIES OTHER THAN CITY OF JACKSONVILLE BEACH ELECTRIC UTILITIES MAY BE INSTALLED PARALLEL WITHIN SAID EASEMENTS. THE SIGN EASEMENT AND THE PRIVATE DRAINAGE EASEMENTS ARE HEREBY RESERVED BY THE ROBERTS HAMMOCK HOMEOWNERS, ASSOCIATION, ITS HEIRS AND ASSIGNS.

IN WITNESS WHEREOF, RICHARD R. DOSTIE, INC. HAS CAUSED THESE PRESENTS TO BE EXECUTED BY ITS PRESIDENT, RICHARD R. DOSTIE, THIS 6th DAY OF JANUARY, 2000.

RICHARD R. DOSTIE, INC., A FLORIDA CORPORATION

Samuel R. Clausen
WITNESS
WITNESS NAME PRINTED

Richard R. Dostie
RICHARD R. DOSTIE
PRESIDENT

Bruce A. Lingerfelt
WITNESS
WITNESS NAME PRINTED

CORPORATE
SEAL

STATE OF FLORIDA
DUVAL COUNTY

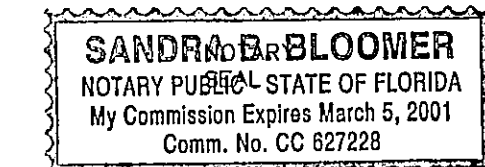
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF January, 2000, BY RICHARD R. DOSTIE, PRESIDENT OF RICHARD R. DOSTIE, INC., A FLORIDA CORPORATION, ON BEHALF OF THE CORPORATION. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

Sandra B. Bloomer
NOTARY SIGNATURE

March 5, 2001
COMMISSION EXPIRES

Sandra B. Bloomer
NOTARY NAME PRINTED

CC: 627228
COMMISSION NUMBER



DEDICATION BY MORTGAGEE

THIS IS TO CERTIFY THAT FLORIDA BANK OF JACKSONVILLE, BEING A MORTGAGEE OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION OF THIS PLAT, DOES HEREBY JOIN IN AND MAKE ITSELF A PARTY TO THE ADOPTION AND DEDICATION OF SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREIN EXPRESSED.

IN WITNESS WHEREOF, FLORIDA BANK OF JACKSONVILLE HAS CAUSED THESE PRESENTS TO BE SIGNED BY JAMES A. MILLER, EXECUTIVE VICE PRESIDENT, BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS, THIS 7th DAY OF January, 2000.

Sheri Castleberry
WITNESS
WITNESS NAME PRINTED

FLORIDA BANK OF JACKSONVILLE
James A. Miller
JAMES A. MILLER
EXECUTIVE VICE PRESIDENT

Ann C. Mooers
WITNESS
WITNESS NAME PRINTED

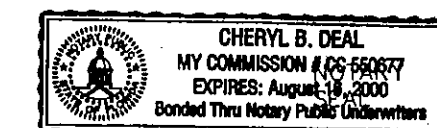
CORPORATE
SEAL

STATE OF FLORIDA
DUVAL COUNTY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF January, 2000, BY JAMES A. MILLER, EXECUTIVE VICE PRESIDENT OF FLORIDA BANK OF JACKSONVILLE, ON BEHALF OF SAID BANK. HE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED _____ AS IDENTIFICATION.

Cheryl B. Deal
NOTARY SIGNATURE
8-16-00
COMMISSION EXPIRES

CHERYL B. DEAL
NOTARY NAME PRINTED
CC 550677
COMMISSION NUMBER



1103 SOUTH THIRD STREET
JACKSONVILLE BEACH, FLORIDA 32250
(904) 249-7261 FAX (904) 241-1252

ROBERTS HAMMOCK
A PART OF THE CASTRO Y. FERRER GRANT, SECTION 38, TOWNSHIP 2 SOUTH, RANGE 29 EAST,
CITY OF JACKSONVILLE BEACH, DUVAL COUNTY, FLORIDA

PLAT BOOK 53 PAGE 33A

SHEET 2 OF 2 SHEETS

GRAPHIC SCALE

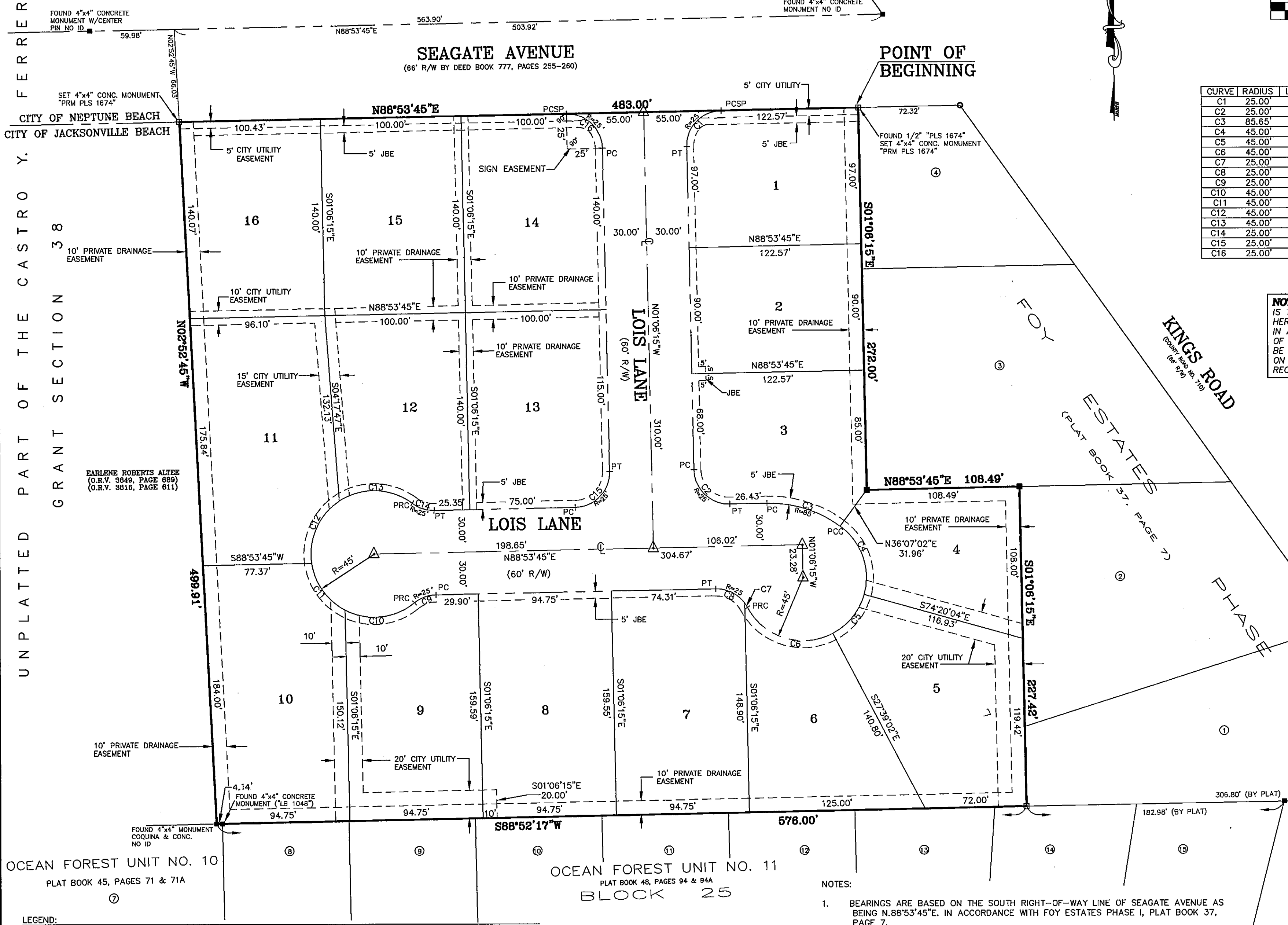
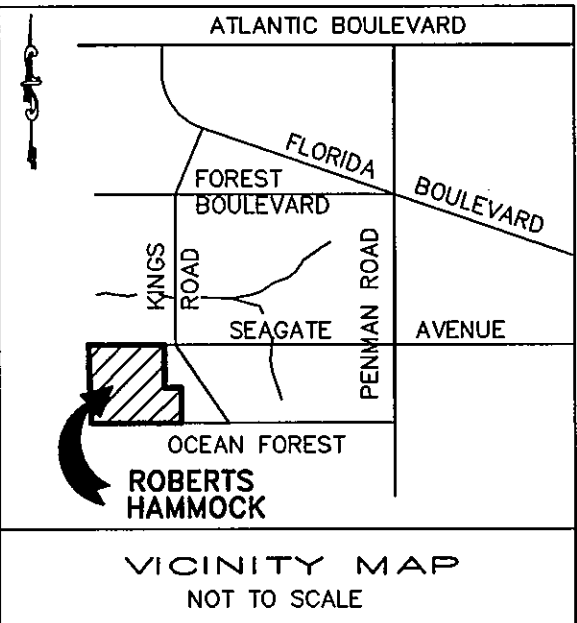


(IN FEET)
1 inch = 50 ft.

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00'	39.27'	25.00'	35.36'	S43°53'45"W	90°00'00"
C2	25.00'	39.27'	25.00'	35.36'	S46°06'15"E	90°00'00"
C3	85.65'	55.65'	28.84'	54.67'	N72°29'43"W	37°13'28"
C4	45.00'	54.62'	31.25'	51.33'	N19°06'31"W	69°32'54"
C5	45.00'	36.67'	19.42'	35.66'	N39°00'27"E	46°41'02"
C6	45.00'	70.37'	44.69'	63.42'	S72°51'00"E	89°36'03"
C7	25.00'	3.58'	1.79'	3.58'	N32°09'11"W	08°12'24"
C8	25.00'	23.93'	12.97'	23.03'	N63°40'49"W	54°50'53"
C9	25.00'	16.67'	8.66'	16.37'	S69°47'21"W	38°12'48"
C10	45.00'	52.48'	29.68'	48.56'	N84°05'38"E	66°49'22"
C11	45.00'	42.44'	22.95'	40.89'	S35°28'30"E	54°02'22"
C12	45.00'	51.15'	28.74'	48.44'	S24°08'39"W	65°07'56"
C13	45.00'	55.32'	31.76'	51.90'	N88°06'25"W	70°25'56"
C14	25.00'	16.67'	8.66'	16.37'	S71°59'51"E	38°12'48"
C15	25.00'	39.27'	25.00'	35.36'	N43°53'45"E	90°00'00"
C16	25.00'	39.27'	25.00'	35.36'	N46°06'15"W	90°00'00"

NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



LEGEND:

SYMBOLS

- DENOTES 1/2" IRON PIPE FOUND (LB 1048) (UNLESS SHOWN OTHERWISE)
- DENOTES 1/2" IRON PIPE SET (LB 6645)
- DENOTES PK NAIL AND DISK SET (PLS 1674)
- DENOTES SET PERMANENT REFERENCE MONUMENT ("PRM 1674")
- DENOTES FOUND 4"x4" CONCRETE MONUMENT
- ▲ DENOTES PERMANENT CONTROL POINT (PCP)

ABBREVIATIONS

- ORV DENOTES OFFICIAL RECORDS VOLUME
- C DENOTES CENTERLINE
- PC DENOTES POINT OF CURVATURE
- PT DENOTES POINT OF TANGENCY
- PCC DENOTES POINT OF COMPOUND CURVATURE
- PCSP DENOTES POINT OF CUSP
- PRC DENOTES POINT OF REVERSE CURVATURE
- JBE DENOTES JACKSONVILLE BEACH ELECTRIC EASEMENT

NOTES:

- BEARINGS ARE BASED ON THE SOUTH RIGHT-OF-WAY LINE OF SEAGATE AVENUE AS BEING N.88°53'45"E. IN ACCORDANCE WITH FOY ESTATES PHASE I, PLAT BOOK 37, PAGE 7.
- THE EASEMENTS SHOWN HEREON ARE DESIGNATED AS PERPETUAL, UNOBSTRUCTED EASEMENTS AND SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS THAT MAY IMPEDE THE USE OF SAID EASEMENTS BY THE CITY OF JACKSONVILLE BEACH. THE CONSTRUCTION OF DRIVEWAYS, AND THE INSTALLATION OF FENCES, HEDGES, AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY THE CITY OF JACKSONVILLE BEACH, ITS SUCCESSORS AND ASSIGNS, AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND/OR REPLACEMENT OF SUCH ITEMS. A CITY EASEMENT PERMIT IS REQUIRED.
- THE UTILITY EASEMENTS HEREBY DESIGNATED SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES IN THE MANNER AND SUBJECT TO THE PROVISIONS OF SECTION 177.091(28) OF THE FLORIDA STATUTES.



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