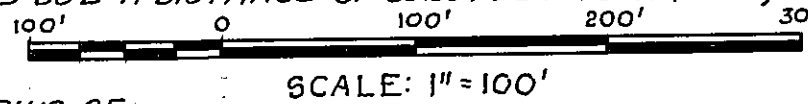


≡ SAN JOSE ESTATES ≡

TAXES VERIFIED

BOOK 20 PAGE 21
(SHEET NO. 1 OF TWO SHEETS)

BEING A SUBDIVISION OF A PART OF THE J. M. HANSON GRANT, SECTION 44 TOWNSHIP 3 SOUTH, RANGE 27 EAST, DUVAL COUNTY, FLORIDA MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE INTERSECTION OF THE NORTHWESTERLY LINE OF SAID GRANT WITH THE NORTHEASTERLY RIGHT-OF-WAY LINE OF STATE ROAD 13 FORMERLY KNOWN AS STATE ROAD 47 AND ALSO KNOWN AS SAN JOSE BOULEVARD, THENCE S36°02'E ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 192.20 FEET TO A POINT FOR THE POINT OF BEGINNING; THENCE CONTINUING S36°02'E ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 2058.35 FEET TO A POINT OF CURVE; THENCE CONTINUING ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE, ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1492.68 FEET, A CHORD BEARING AND DISTANCE OF 530°24'03"E 291.04 FEET TO A POINT; THENCE N50°16'E A DISTANCE OF 746.76 FEET TO A POINT; THENCE N39°42'58"W A DISTANCE OF 250 FEET TO A POINT; THENCE S50°16'W A DISTANCE OF 60.18 FEET TO A POINT; THENCE N36°02'W A DISTANCE OF 268.88 FEET TO A POINT; THENCE S53°58'W A DISTANCE OF 145 FEET TO A POINT; THENCE N36°02'W A DISTANCE OF 180.00 FEET TO A POINT; THENCE N53°58'E A DISTANCE OF 35.00 FEET TO A POINT; THENCE N19°35'E A DISTANCE OF 115.00 FEET TO A POINT; THENCE N36°02'W A DISTANCE OF 85.67 FEET TO A POINT; THENCE ALONG A CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 785.24 FEET, A CHORD BEARING AND DISTANCE OF N39°19'37"E 212.23 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 1071.09 FEET, A CHORD BEARING AND DISTANCE OF N41°35'39"E 373.22 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG A CURVE HAVING A RADIUS OF 109.65 FEET, CONCAVE TO THE WEST, A CHORD BEARING AND DISTANCE OF N7°47'49"E 151.87 FEET TO A POINT; THENCE N36°02'W A DISTANCE OF 642.28 FEET TO A POINT OF CURVE; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 109.93 FEET, A CHORD BEARING AND DISTANCE OF N79°52'56"W 152.31 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 1070.21 FEET, A CHORD BEARING AND DISTANCE OF S66°18'30"W 373.19 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 785.68 FEET, A CHORD BEARING AND DISTANCE OF S68°46'26"W 207.11 FEET TO A POINT; THENCE N36°35'26"W A DISTANCE OF 93.52 FEET TO A POINT; THENCE S61°16'38"W A DISTANCE OF 493.04 FEET TO A POINT; THENCE N36°02'52"W A DISTANCE OF 171.30 FEET TO A POINT; THENCE S55°55'04"W A DISTANCE OF 150.14 FEET TO THE POINT OF BEGINNING.



ADOPTION & DEDICATION

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREOF AND THAT HE HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AND THIS PLAT MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS THE TRUE AND CORRECT PLAT OF SAID LANDS AND ALL STREETS AND ROADS SHOWN UPON SAID PLAT ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATIONS, DEDICATED TO DUVAL COUNTY, FLORIDA AND ITS SUCCESSORS.

IN WITNESS WHEREOF THESE PRESENTS ARE SIGNED THIS 30TH DAY OF JUNE A.D. 1947

SIGNED AND SEALED
IN THE PRESENCE OF

James F. Howard
Geo. N. Martin Jr. } WITNESSES

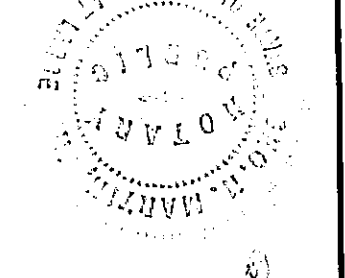
Edna L. Knabb
A SINGLE MAN

**STATE OF FLORIDA
COUNTY OF DUVAL**

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS L. KNABB, A SINGLE MAN, TO ME WELL KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND WHO ACKNOWLEDGED BEFORE ME THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY FOR THE USES AND PURPOSES THEREIN EXPRESSED.

WITNESS MY SIGNATURE AND OFFICIAL SEAL AT JACKSONVILLE IN THE COUNTY OF DUVAL, STATE OF FLORIDA, THIS 30 DAY OF JUNE A.D. 1947

Geo. N. Martin Jr.
NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES MAY 11, 1951



THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A CORRECT REPRESENTATION OF THE LANDS SURVEYED AND SUBDIVIDED AND DESCRIBED ABOVE, THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED ACCORDING TO THE LAWS OF THE STATE OF FLORIDA AND THAT ALL THE DUVAL COUNTY ZONING RULES AND REGULATIONS HAVE BEEN COMPLIED WITH.

SIGNED THIS 27 DAY OF JUNE A.D. 1947 BY R. S. Crowder
REGISTERED SURVEYOR
CERTIFICATE NO. 65



EXAMINED AND APPROVED THIS 15th DAY OF July A.D. 1947 BY THE BOARD OF COUNTY COMMISSIONERS OF DUVAL COUNTY, FLORIDA

BY G. J. Hammond
CHAIRMAN

ATTEST Leonard W. Thomas BY T. Murphy Brown
EX OFFICIO CLERK CHIEF CLERK

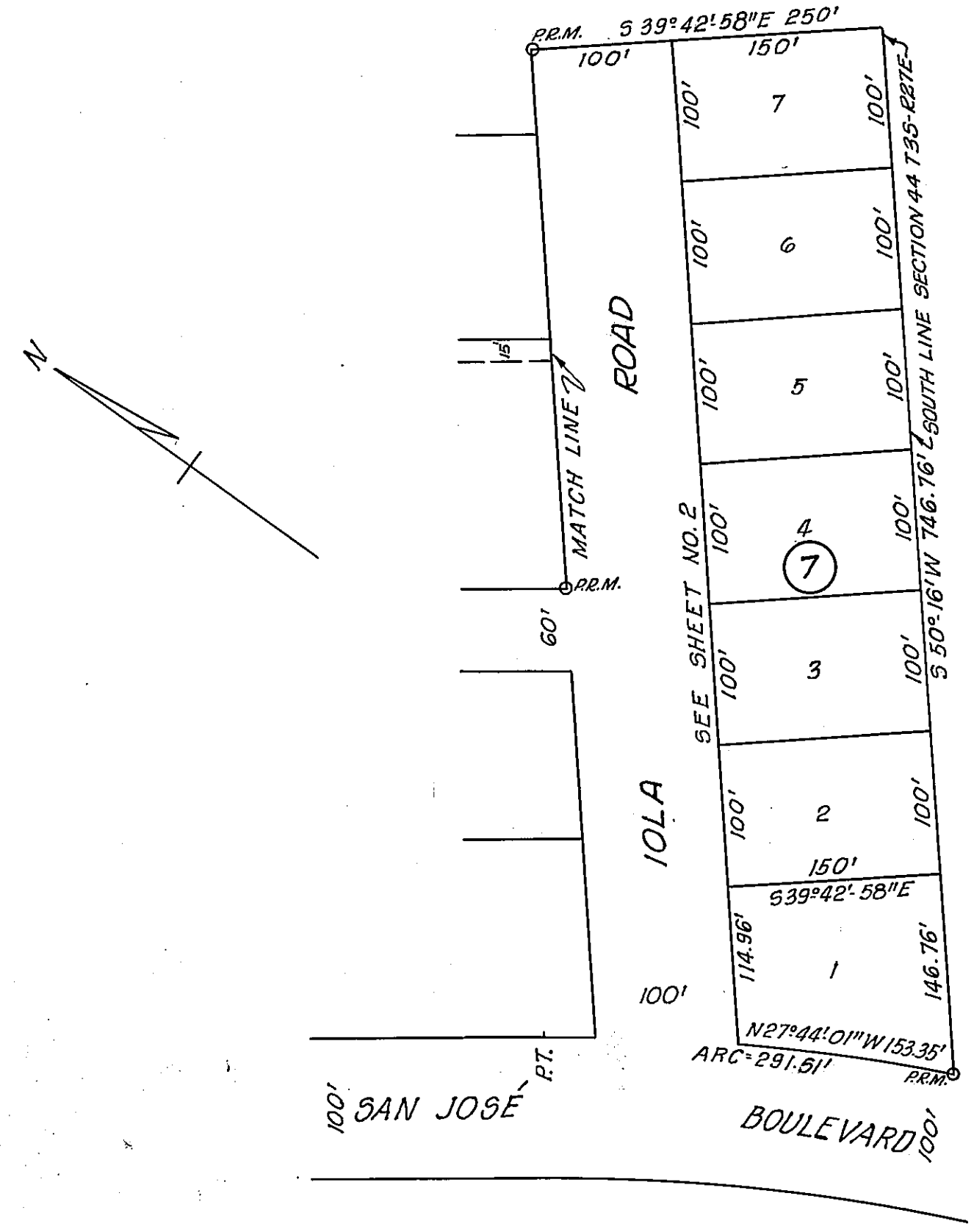
620-816-A

I HEREBY CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND THAT IT COMPLIES IN FORM WITH CHAPTER NO. 10275, LAWS OF FLORIDA OF 1925 AND IS FILED FOR RECORD AND RECORDED IN PLAT BOOK NO. 20 PAGE NO. 21-21A OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, THIS 21st DAY OF JULY A.D. 1947.

Leonard W. Thomas
CLERK

BY T. Murphy Brown
CHIEF CLERK

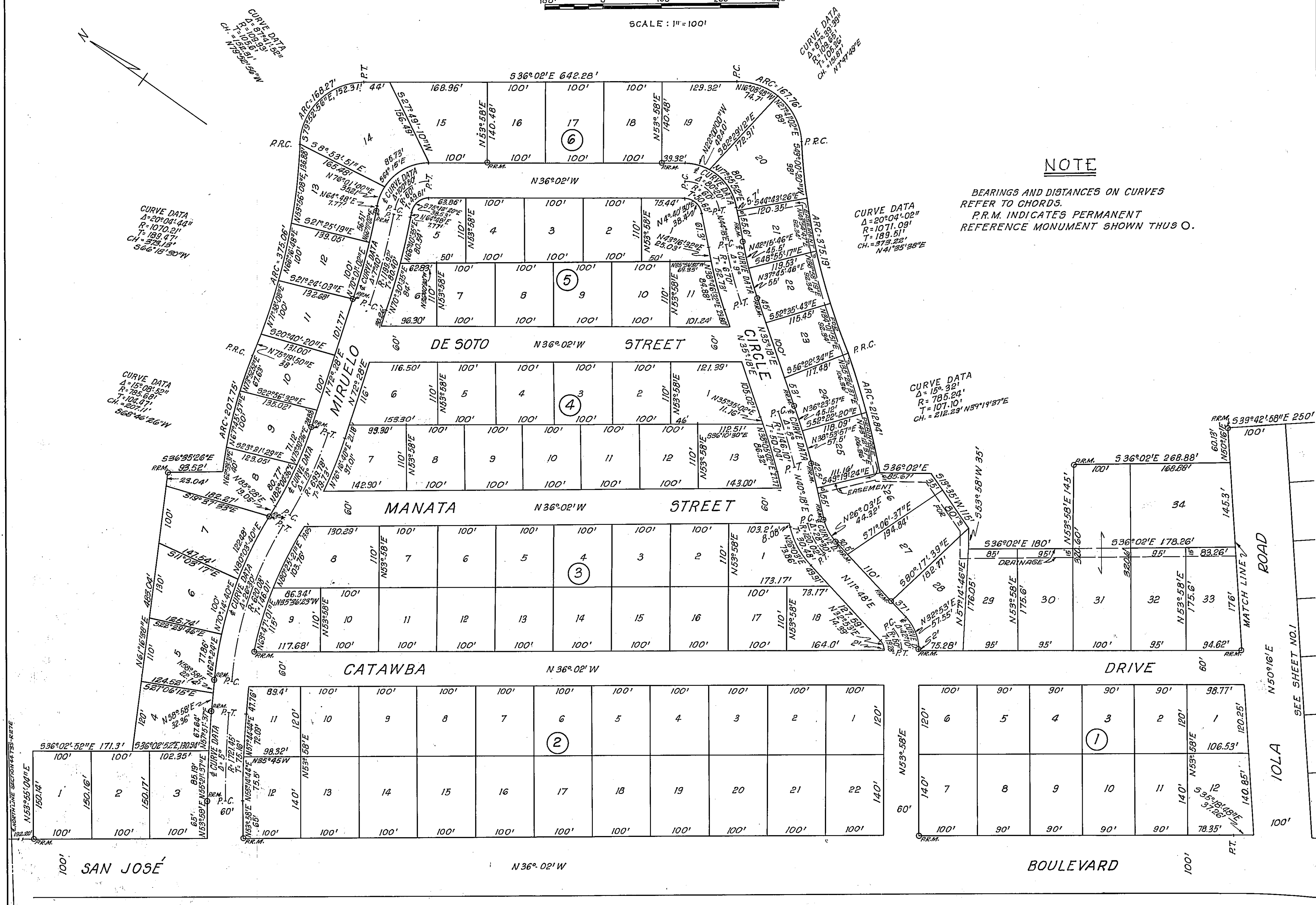
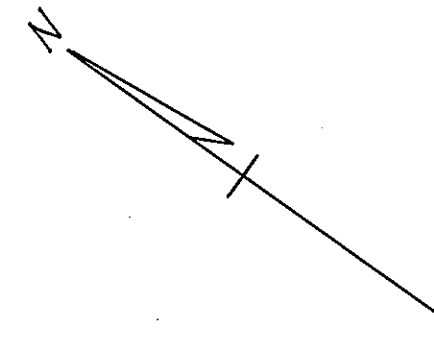
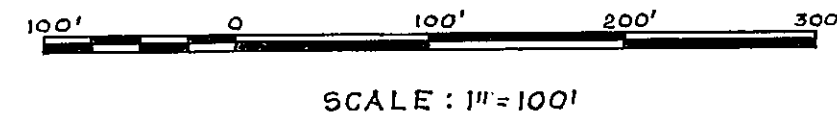
APPROVED
DATE July 8, 1947
BY: A. K. Salter
COUNTY ENGINEER
Henry Blount
COUNTY ATTORNEY
DUVAL COUNTY
ZONING COMMISSION
BY _____
CHAIRMAN OF
PLAT COMMITTEE



NOTE

BEARINGS AND DISTANCES ON CURVES REFER TO CHORDS.
P.R.M. INDICATES PERMANENT REFERENCE MONUMENTS SHOWN THUS O

CURVE DATA
A = 17°15'54"
R = 1982.68'
CH = 281.04'
S39°42'58"E



NOTE
BEARINGS AND DISTANCES ON CURVES
REFER TO CHORDS.
P.R.M. INDICATES PERMANENT
REFERENCE MONUMENT SHOWN THUS O.

CURVE DATA
Δ = 20°04'44"
R = 1070.21'
T = 189.47'
CH = 373.15'
S66°18'30"W

CURVE DATA
Δ = 20°04'02"
R = 1071.09'
T = 189.51'
CH = 373.22'
N41°25'28"E

CURVE DATA
Δ = 15°08'32"
R = 185.68'
T = 104.47'
CH = 207.11'
S68°46'26"W

CURVE DATA
Δ = 15°32'
R = 785.24'
T = 107.10'
CH = 212.23'
N59°19'27"E

SECTION LINE SECTION 44 T15S R42E

SEE SHEET NO. 1

SAN JOSÉ

N 36° 02' W

BOULEVARD

IOLOA

ROAD

DRIVE

CATAWBA

MANATA

DE SOTO STREET

MIRUELO

CIRCLE