

# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, in Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

### CAPTION

A PORTION OF SECTION 8 AND 9, OF THE JOHN BROWARD GRANT, IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE INTERSECTION OF THE WEST LINE OF SAID SECTION 8, WITH THE SOUTHERLY RIGHT OF WAY LINE OF NEW BERLIN ROAD (A 60 FOOT RIGHT OF WAY AS NOW ESTABLISHED), SAID RIGHT OF WAY BEING A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 2,844.86 FEET; THENCE NORTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE AND ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 424.26 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 54°27'39" EAST, 423.88 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THENCE NORTH 50°15'45" EAST, CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF NEW BERLIN ROAD, A DISTANCE OF 1,074.15 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 925.37 FEET; THENCE ALONG AND AROUND THE ARC OF SAID CURVE AND ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 362.05 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 61°28'15" EAST, 359.74 TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG AFORESAID CURVE BEING CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 425.37 FEET, AND ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 2,05.94 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 74°03'23" EAST, 205.56 FEET; THENCE SOUTH 16°09'59" WEST, A DISTANCE OF 172.50 FEET TO A POINT; THENCE SOUTH 33°17'10" EAST, A DISTANCE OF 1,474.00 FEET, MORE OR LESS, TO THE CENTERLINE OF DUNNS CREEK; THENCE SOUTHERLY, ALONG THE CENTERLINE AND THE MEANDERS THEREOF, A DISTANCE OF 2,425.00 FEET, MORE OR LESS, TO A POINT; THENCE SOUTH 86°44'15" WEST, A DISTANCE OF 321.00 FEET, MORE OR LESS, TO A POINT; THENCE NORTH 38°03'23" WEST, A DISTANCE OF 322.43 FEET TO A POINT; THENCE NORTH 64°54'37" WEST, A DISTANCE OF 130.14 FEET TO A POINT; THENCE SOUTH 74°11'55" WEST, A DISTANCE OF 164.17 FEET TO A POINT; THENCE SOUTH 51°05'02" WEST, A DISTANCE OF 80.84 FEET TO A POINT; THENCE SOUTH 84°43'48" WEST, A DISTANCE OF 128.44 FEET TO A POINT; THENCE NORTH 18°02'14" WEST, A DISTANCE OF 143.20 FEET TO A POINT; THENCE NORTH 53°06'41" WEST, A DISTANCE OF 204.21 FEET TO THE EASTERLY LINE OF THOSE CERTAIN LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 1405, PAGE 1769 (PARCEL "A"), OF SAID CURRENT PUBLIC RECORDS; THENCE NORTH 00°38'57" WEST, ALONG LAST SAID LINE, A DISTANCE OF 2,643.38 FEET TO THE POINT OF BEGINNING.

CONTAINING: 65.315 ACRES AND/OR 2,845,121 SQ. FT., MORE OR LESS.

### ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT THE UNDERSIGNED, D.R. HORTON, INC.-JACKSONVILLE, A DELAWARE CORPORATION, RICHFIELD DEVELOPMENT, INC., A FLORIDA CORPORATION, CHARLES KRUEGER, AN INDIVIDUAL, AND JEANNE O. KRUEGER, AN INDIVIDUAL (COLLECTIVELY KNOWN AS "DEVELOPERS"), ARE THE LAWFUL OWNERS OF THE LANDS DESCRIBED IN THE CAPTION HEREON, KNOWN AS SHIRLEY OAKS, AND THAT JEANNE O. KRUEGER, AN INDIVIDUAL, IS THE HOLDER OF THE MORTGAGE ON SAID LANDS, HAVING CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED. THIS PLAT, BEING MADE IN ACCORDANCE WITH SAID SURVEY, IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF THOSE LANDS. ALL ROADS, DRIVES, LANES, COURTS, WALKWAYS, DRAINAGE EASEMENTS, NON-ACCESS EASEMENTS, AND UNOBSTRUCTED DRAINAGE EASEMENTS, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS. THE DRAINAGE EASEMENTS, OVER, UNDER, ACROSS AND THROUGH THE LAKE/STORMWATER MANAGEMENT FACILITIES AS 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 LAKE/STORMWATER MANAGEMENT FACILITIES WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL ON OR COME UPON ALL (ROADS, DRIVES, LANES AND COURTS AS NOTED ABOVE) HEREBY DEDICATED, TOGETHER WITH ALL SUBSTANCES OR MATTER WHICH MAY FLOW OR PASS FROM (ROADS, DRIVES, LANES AND COURTS) FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS INTO OR THROUGH SAID LAKE/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 LAKE/STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT ARE OWNED IN FEE SIMPLE TITLE BY THE ABUTTING OWNERS, THEIR SUCCESSORS AND ASSIGNS, AND ALL MAINTENANCE AND ANY OTHER MATTERS PERTAINING TO SAID LAKE/STORMWATER MANAGEMENT FACILITIES ARE THE RESPONSIBILITY OF THE OWNERS, THEIR SUCCESSORS AND ASSIGNS. THE CITY OF JACKSONVILLE, BY ACCEPTANCE OF THIS PLAT, ASSUMES NO RESPONSIBILITY WHATSOEVER FOR SAID LAKE/STORMWATER MANAGEMENT FACILITIES.

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 DEVELOPERS OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKE/STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE WATER LEVEL INCLUDING THE REPAIR, REMOVAL OR REPLACEMENT OF THE LAKE/STORMWATER MANAGEMENT FACILITIES AND THE CONTROL STRUCTURES TO EFFECT ADEQUATE DRAINAGE.

THE DEVELOPERS, THEIR 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 LAKE/STORMWATER MANAGEMENT FACILITIES DESCRIBED ABOVE, OR ANY PART THEREOF, OCCASIONED WHOLLY OR IN PART BY ANY ACT OF OMISSION OF ITS AGENT, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES OR CONCESSIONAIRES WITHIN SHIRLEY OAKS. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE SUCCESSORS AND ASSIGNS OF THE DEVELOPERS AND SHALL BE SUBJECT TO IT.

TRACT "A" (FUTURE ACCESS) IS HEREBY IRREVOCABLY DEDICATED TO THE DEVELOPERS, THEIR SUCCESSORS AND ASSIGNS, FOR FUTURE ACCESS PURPOSES.

TRACT "B" (LIFT STATION) IS HEREBY IRREVOCABLY DEDICATED TO THE JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH ITS WATER AND SEWER SYSTEMS.

TRACT "C" (RECREATIONAL AREA), TRACT "D" (CONSERVATION EASEMENT), TRACT "E-1" (SIGNAGE, LANDSCAPING, ENTRANCE FEATURES AND UNOBSTRUCTED ACCESS) AND TRACT "E-2" (SIGNAGE, LANDSCAPING AND ENTRANCE FEATURES) SHALL REMAIN PRIVATELY OWNED AND THE SOLE EXCLUSIVE PROPERTY OF THE SHIRLEY OAKS HOMEOWNERS ASSOCIATION, A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND ASSIGNS.

THE UNDERSIGNED DEVELOPERS DO HEREBY RESERVE UNTO THEMSELVES AND ASSIGNS AN EASEMENT FOR LANDSCAPING AND CONSTRUCTION OF SIGNS OVER ALL NON-ACCESS EASEMENTS, AND ALSO OVER ALL OF THE LANDS DESIGNATED AS PRIVATE DRAINAGE EASEMENTS SHOWN ON THIS PLAT, THE MAINTENANCE RESPONSIBILITIES OF WHICH SHALL BE THOSE OF THE DEVELOPERS, THEIR SUCCESSORS AND ASSIGNS.

THOSE EASEMENTS DESIGNATED AS "JEA-E.E.", ARE HEREBY IRREVOCABLY DEDICATED TO THE 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 THE 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.

WATER AND SEWER UTILITIES WITHIN ROAD RIGHT OF WAYS AND UNOBSTRUCTED JEA UTILITIES ARE HEREBY DEDICATED TO THE JEA, ITS SUCCESSORS AND ASSIGNS. AN EASEMENT FOR INGRESS AND EGRESS OVER TRACT "A" SHALL BE GIVEN TO THE JEA, ITS SUCCESSORS AND ASSIGNS.

ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN 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. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION. Florida Statutes 177.091(28)

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 THIS COUNTY. Florida Statutes 177.091(27)

IN WITNESS WHEREOF, THE ABOVE D.R. HORTON, INC.-JACKSONVILLE, A DELAWARE CORPORATION, RICHFIELD DEVELOPMENT, INC., A FLORIDA CORPORATION, CHARLES KRUEGER, AN INDIVIDUAL AND JEANNE O. KRUEGER, AN INDIVIDUAL, HAVE CAUSED THESE PRESENTS TO BE SIGNED THIS 12<sup>th</sup> DAY OF JULY, A.D. 2002.

DEVELOPER  
D.R. HORTON, INC.-JACKSONVILLE  
A DELAWARE CORPORATION

WITNESS: [Signature]  
James J. Dean  
TYPE OR PRINT NAME

BY: [Signature]  
PHILLIP A. FREMENTO, PRESIDENT OF  
D. R. HORTON, INC.-JACKSONVILLE,  
A DELAWARE CORPORATION

WITNESS: Kenneth L. Johns Jr.  
Kenneth L. Johns Jr.  
TYPE OR PRINT NAME

NOTARY FOR D. R. HORTON, INC.-JACKSONVILLE  
A DELAWARE CORPORATION  
STATE OF FLORIDA  
COUNTY OF DUVAL

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 12<sup>th</sup> DAY OF July, A.D. 2002 BY PHILLIP A. FREMENTO, PRESIDENT OF D. R. HORTON, INC.-JACKSONVILLE, A DELAWARE CORPORATION, WHO IS PERSONALLY KNOWN TO ME AND WHO HAS NOT TAKEN AN OATH ON BEHALF OF THE CORPORATION.

Amanda T. Foy  
NOTARY PUBLIC, STATE OF FLORIDA  
My Commission DD104523  
Expires March 28, 2005

Amanda T. Foy  
TYPE OR PRINT NAME  
MY COMMISSION EXPIRES, 3-28-06

Approved: 8/2/02  
John P. Pappas  
City Engineer  
City of Jacksonville  
Approved: 8/7/02  
Heather M. Walker  
City Attorney

Prepared By:  
A & J LAND SURVEYORS, INC.  
Professional Land Surveyors  
1450 Belfort Parkway, Suite 1600  
Jacksonville, Florida 32256  
Fax (904) 246-4593  
Phone (904) 246-1666 L.B. No. 6661

# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, in Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK 55 PAGE 40A

SHEET 2 OF 11 SHEETS



DEVELOPER  
**RICHFIELD DEVELOPMENT, INC.**  
A FLORIDA CORPORATION

WITNESS: [Signature]

JAN J. DOAN  
TYPE OR PRINT NAME

WITNESS: [Signature]

RAMONO CARRASQ  
TYPE OR PRINT NAME

BY: Robert Glenn Richards  
PRINT NAME: ROBERT GLENN RICHARDS  
OFFICER'S TITLE: Pres  
RICHFIELD DEVELOPMENT, INC.,  
A FLORIDA CORPORATION

NOTARY FOR RICHFIELD DEVELOPMENT, INC.  
A FLORIDA CORPORATION  
STATE OF FLORIDA  
COUNTY OF DUVAL

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF July, A.D., 2002 BY ROBERT GLENN RICHARDS OF RICHFIELD DEVELOPMENT, INC., A FLORIDA CORPORATION WHO IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

Marsha L. Kehrt  
NOTARY PUBLIC, STATE OF FLORIDA



Marsha L. Kehrt  
TYPE OR PRINT NAME  
MY COMMISSION EXPIRES: 12-3-02

DEVELOPER  
**CHARLES KRUEGER**  
AN INDIVIDUAL

WITNESS: Robert Glenn Richards

ROBERT GLENN RICHARDS  
TYPE OR PRINT NAME

WITNESS: [Signature]

JAN J. DOAN  
TYPE OR PRINT NAME

BY: [Signature]  
CHARLES KRUEGER, AN INDIVIDUAL

NOTARY FOR CHARLES KRUEGER  
AN INDIVIDUAL  
STATE OF FLORIDA  
COUNTY OF DUVAL

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF July, A.D., 2002 BY CHARLES KRUEGER, AN INDIVIDUAL, WHO IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

Marsha L. Kehrt  
NOTARY PUBLIC, STATE OF FLORIDA



Marsha L. Kehrt  
TYPE OR PRINT NAME  
MY COMMISSION EXPIRES: 12-3-02

DEVELOPER  
**JEANNE O. KRUEGER**  
AN INDIVIDUAL

WITNESS: Robert Glenn Richards

ROBERT GLENN RICHARDS  
TYPE OR PRINT NAME

WITNESS: [Signature]

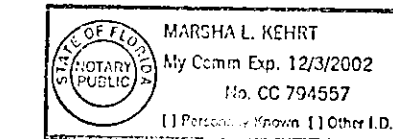
JAN J. DOAN  
TYPE OR PRINT NAME

BY: Jeanne O. Krueger  
JEANNE O. KRUEGER, AN INDIVIDUAL

NOTARY FOR JEANNE O. KRUEGER  
AN INDIVIDUAL  
STATE OF FLORIDA  
COUNTY OF DUVAL

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF July, A.D., 2002 BY JEANNE O. KRUEGER, AN INDIVIDUAL, WHO IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

Marsha L. Kehrt  
NOTARY PUBLIC, STATE OF FLORIDA



Marsha L. Kehrt  
TYPE OR PRINT NAME  
MY COMMISSION EXPIRES: 12-3-02

MORTGAGEE HOLDER  
**JEANNE O. KRUEGER**  
an individual

WITNESS: [Signature]

JAN J. DOAN  
TYPE OR PRINT NAME

WITNESS: [Signature]

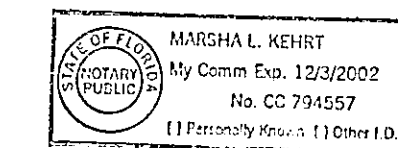
RAMONO CARRASQ  
TYPE OR PRINT NAME

BY: Jeanne O. Krueger  
PRINT NAME: JEANNE O. KRUEGER  
JEANNE O. KRUEGER,  
an individual

NOTARY FOR JEANNE O. KRUEGER  
an individual  
STATE OF FLORIDA  
COUNTY OF DUVAL

THE FOREGOING INSTRUMENT AS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF July, A.D., 2002 BY JEANNE O. KRUEGER, an individual, WHO IS PERSONALLY KNOWN TO ME AND NO OATH WAS TAKEN.

Marsha L. Kehrt  
NOTARY PUBLIC, STATE OF FLORIDA



Marsha L. Kehrt  
TYPE OR PRINT NAME  
MY COMMISSION EXPIRES: 12-3-02

Prepared By:  
**A & J LAND SURVEYORS, INC.**  
Professional Land Surveyors  
1450 Belfort Parkway, Suite 1600  
Jacksonville, Florida 32256  
Fax (904) 296-4583  
Phone (904) 296-1666 L.B. No. 6661

# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, in Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK 55 PAGE 40B  
SHEET 3 OF 11 SHEETS

### 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 NO. 654, ORDINANCE CODE. THIS 16<sup>th</sup> DAY OF August, A.D., 2002.

*John Westhead*  
DIRECTOR OF PUBLIC WORKS

8-16-2002  
DATE

### CLERK'S CERTIFICATE # 2002232519

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THE CITY OF JACKSONVILLE, FLORIDA AND SUBMITTED TO ME FOR THE RECORDING, AND IS RECORDED IN PLAT BOOK 55 PAGES 40A, 40B, 40C, 40D, 40E, 40F, 40G OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA THIS 19<sup>th</sup> DAY OF August, A.D., 2002.

*Jim Fuller*  
JIM FULLER, CLERK OF THE CIRCUIT COURT

*[Signature]*  
DEPUTY CLERK

### PLAT CONFORMITY REVIEW

THIS PLAT HAS BEEN REVIEWED AND FOUND IN COMPLIANCE WITH PART I, CHAPTER 177, FLORIDA STATUTES, THIS 2nd DAY OF August, A.D., 2002.

*Glenn E. McGregor*

GLENN E. MCGREGOR, PLS  
PROFESSIONAL LAND SURVEYOR NUMBER 4252

### SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED IN THE CAPTION, THAT THE SURVEY WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF FLORIDA STATUTE 177, THAT PERMANENT REFERENCE MONUMENTS (PRM), PERMANENT CONTROL POINTS (PCP), AND LOT CORNERS HAVE BEEN OR WILL BE MONUMENTED IN ACCORDANCE WITH CHAPTER 177.091, FLORIDA STATUTES, CHAPTER 61G17-6.003, FLORIDA ADMINISTRATIVE CODE, AND SECTION 654.110, ORDINANCE CODE OF THE CITY OF JACKSONVILLE, FLORIDA.

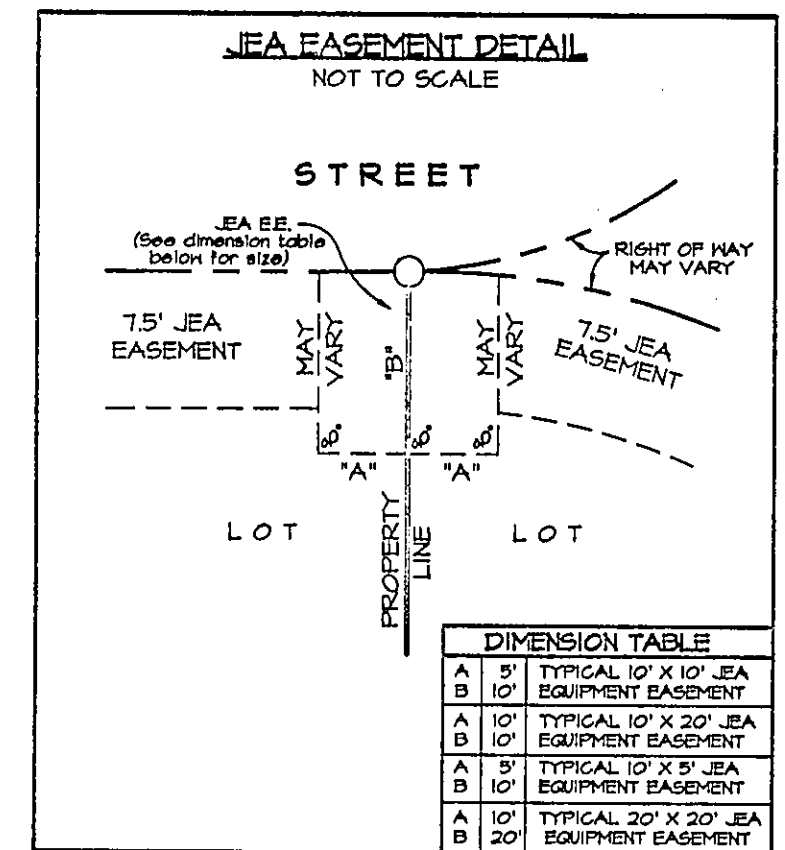
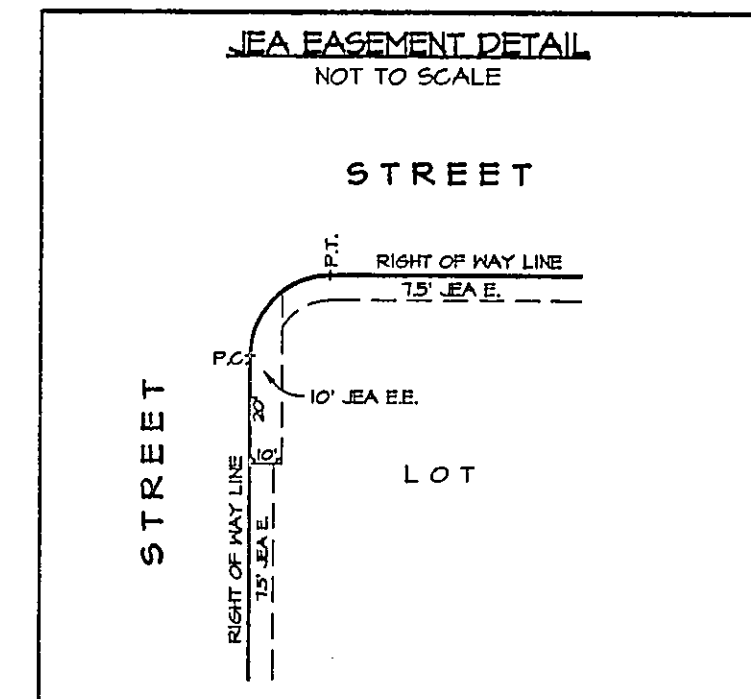
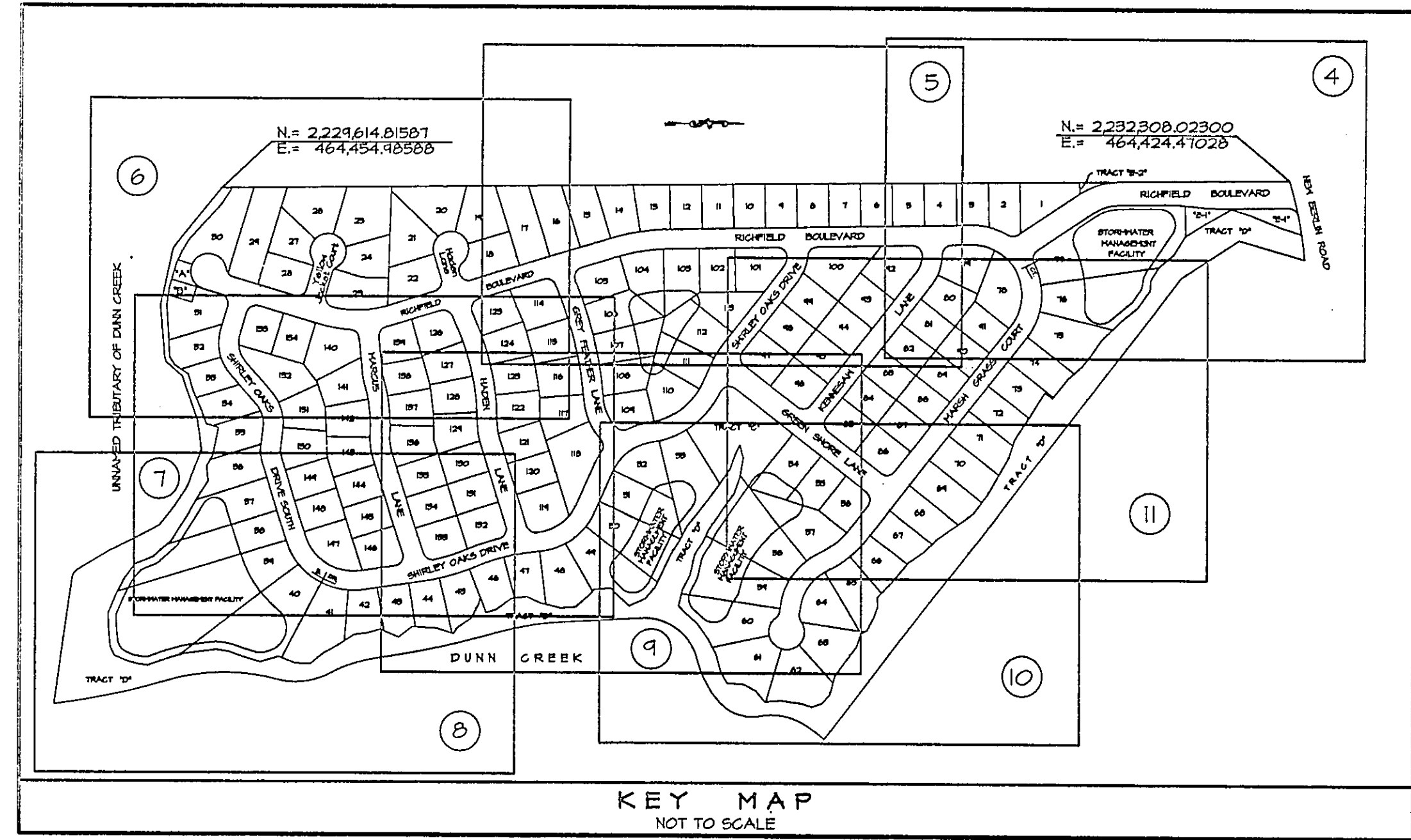
CERTIFIED THIS 30 DAY OF JULY, A.D., 2002.

*[Signature]*

JONATHAN B. BOWAN  
PROFESSIONAL LAND SURVEYOR No. 4600  
7450 Belfort Parkway, Suite 1600  
Jacksonville, Florida 32256

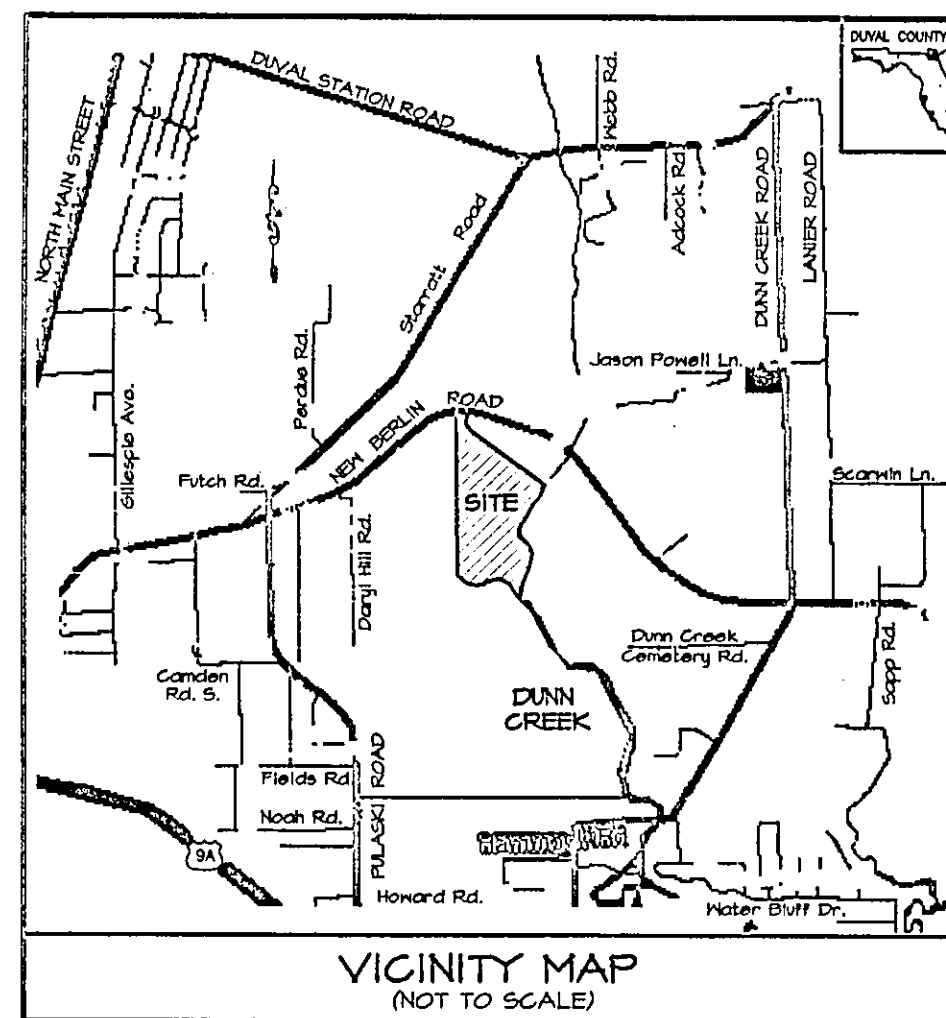
### GENERAL NOTES

1. BASIS OF BEARINGS. STATE PLANE CO-ORDINATES SHOWN HEREON ARE BASED ON JEA CONTROL. STATION NAME USED FOR THIS SURVEY ARE JEA-0241 AND JEA-0250. CO-ORDINATES SHOWN ARE BASED ON NAD 83/NO STATE PLANE, FLORIDA EAST ZONE (ZONE 140) IN U.S. FEET.
2. THE EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS WHICH MAY IMPEDE THE USE OF SAID EASEMENT BY THE CITY OF JACKSONVILLE. THE CONSTRUCTION OF DRIVENWAYS AND THE INSTALLATION OF FENCES, HEDGES AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY THE CITY AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND/OR REPLACEMENT OF SUCH ITEMS.
3. THE EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED ACCESS EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY IMPROVEMENTS THAT MAY IMPEDE THE USE AND ACCESS OF SAID EASEMENT BY THE CITY OF JACKSONVILLE.
4. EASEMENTS SHOWN HEREON ARE FOR DRAINAGE, UTILITIES AND SEWERS, UNLESS OTHERWISE NOTED.
5. ALL DRAINAGE EASEMENTS ARE UNOBSTRUCTED UNLESS OTHERWISE NOTED.
6. THE TABULATED LINE AND CURVE TABLES SHOWN ON EACH SHEET ARE APPLICABLE ONLY TO THE LINES AND CURVES THAT APPEAR ON THAT SHEET.
7. ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES, PROVIDED HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY.
8. 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, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.
9. CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN CONJUNCTION WITH THE UNDERGROUND DISTRIBUTION SYSTEM.
10. "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.
11. "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.
12. (100.00') DENOTES DISTANCE TO EASEMENTS OR VEGETATED NATURAL BUFFERS.
13. THE PROPERTY SHOWN HEREON LIES WITHIN FLOOD ZONES "X" (Unshaded & Shaded) & "AE" (BFE 6'), AS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA), NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP (FIRM), COMMUNITY PANEL NUMBER: 120071 - 0151 E, MAP REVISED DATE: 8-15-93. HOWEVER, THE FLOOD RATE MAPS ARE SUBJECT TO CHANGE. A "LOMAR" LETTER OF MAP REVISION HAS BEEN APPLIED FOR BY NORTH EAST FLORIDA ENGINEERING SERVICES, INC., FOR THE BENEFIT OF THE DEVELOPER. FOR ANY QUESTIONS REGARDING THE "LOMAR", PLEASE CONTACT NORTH EAST FLORIDA ENGINEERING SERVICES, INC.



### LEGEND

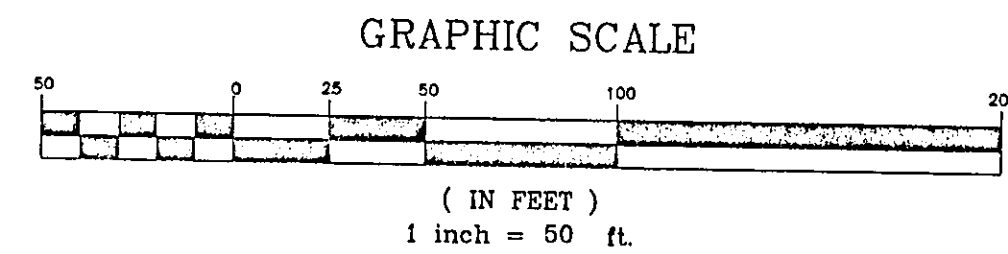
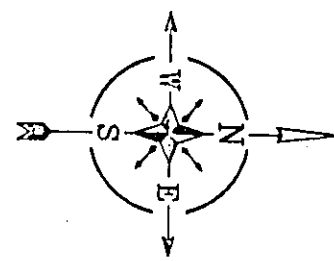
- O.R.V. .... OFFICIAL RECORDS VOLUME
- P.G. .... PAGE
- P.C. .... POINT OF CURVATURE
- P.T. .... POINT OF TANGENCY
- P.R.C. .... POINT OF REVERSE CURVE
- R.P. .... RADIUS POINT
- P.I. .... POINT OF INTERSECTION
- P.C.C. .... POINT OF COMPOUND CURVE
- R. .... RADIUS
- L. .... ARC LENGTH
- CH. .... CHORD DISTANCE
- C4. .... TABULATED CURVE DATA
- (R). .... RADIAL
- R/W. .... RIGHT OF WAY
- ⊙. .... FOUND PERMANENT REFERENCE MONUMENT STAMPED L.B. 3624
- ⊠. .... DENOTES PERMANENT REFERENCE MONUMENT SET L.B. NO. 6661
- . .... DENOTES PERMANENT CONTROL POINT SET L.B. NO. 6661
- | —. .... STREET NAME CHANGE



Prepared By:  
**A & J LAND SURVEYORS, INC.**  
Professional Land Surveyors  
7450 Belfort Parkway, Suite 1600  
Jacksonville, Florida 32256  
Fax (904) 246-4503  
Phone (904) 246-1666 L.B. No. 6661

# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, In Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.



PLAT BOOK 55 PAGE 40c

SHEET 4 OF 11 SHEETS

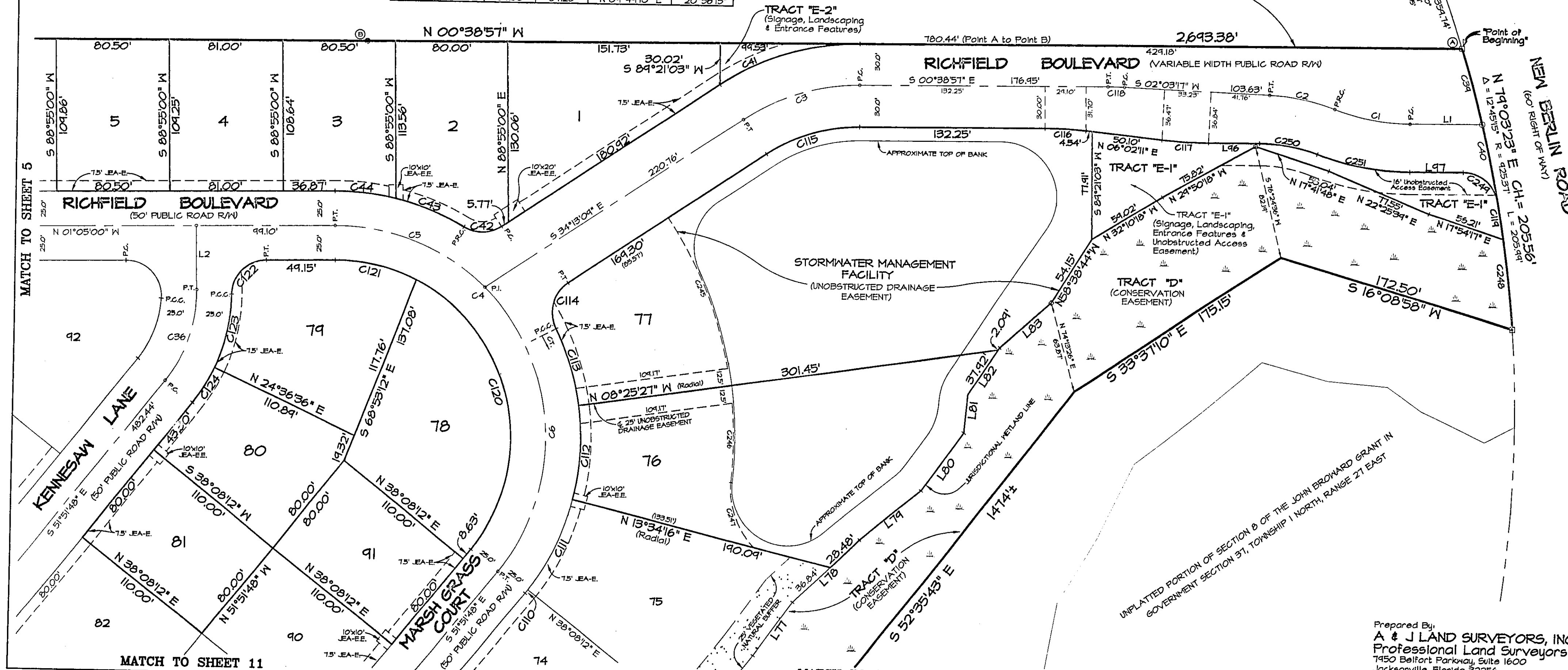
SEE SHEET 3 FOR GENERAL NOTES

LINE	DIRECTION	DISTANCE
L1	S 00°38'57" E	51.39'
L2	N 88°55'00" E	46.01'
L77	N 55°08'02" N	47.64'
L78	N 44°08'20" N	65.33'
L79	N 39°24'52" N	55.88'
L80	N 54°37'38" N	51.08'
L81	N 85°12'21" N	27.01'
L82	N 56°26'54" N	40.01'
L83	N 40°57'16" N	48.08'
L96	N 00°38'57" E	36.37'
L97	S 00°38'57" E	38.00'

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	150.00'	54.81'	54.51'	S 09°49'10" W	20°56'15"
C2	150.00'	47.74'	47.53'	S 11°10'17" W	18°14'01"
C3	150.00'	87.84'	86.63'	S 17°26'03" E	33°34'12"
C4	150.00'	338.30'	271.02'	N 63°31'36" E	124°13'11"
C5	150.00'	118.67'	115.60'	S 21°34'44" W	45°19'38"
C6	150.00'	219.63'	200.53'	N 86°11'25" E	83°53'33"
C36	100.00'	68.45'	67.12'	N 71°28'24" W	34°13'11"
C34	425.37'	56.73'	56.72'	N 74°26'08" E	03°30'45"
C40	425.37'	56.45'	56.44'	N 77°57'17" E	03°31'34"
C41	182.00'	105.46'	103.96'	S 17°26'03" E	33°34'12"
C42	25.00'	28.30'	28.01'	S 01°47'40" E	64°50'58"
C43	175.00'	52.77'	52.57'	S 21°54'33" W	17°16'32"
C44	175.00'	44.10'	43.98'	S 06°08'08" W	14°26'17"
C110	175.00'	3.15'	3.15'	N 52°22'43" W	01°01'48"
C111	175.00'	71.88'	71.38'	N 64°34'40" W	23°32'07"
C112	175.00'	67.18'	66.77'	N 87°25'36" W	21°54'44"
C113	175.00'	56.85'	56.60'	N 72°16'07" E	18°36'51"
C114	25.00'	36.41'	36.07'	N 75°37'43" W	82°41'04"
C115	120.00'	70.31'	69.31'	N 17°26'03" W	33°34'12"
C116	250.00'	24.17'	24.15'	N 02°41'37" E	06°41'08"
C117	285.00'	33.25'	33.24'	N 02°41'37" E	06°41'08"
C118	250.00'	11.80'	11.80'	S 00°42'10" W	02°42'14"
C119	425.37'	27.61'	27.60'	N 60°34'21" E	01°42'35"
C120	125.00'	221.66'	193.74'	S 77°20'13" W	101°35'57"
C121	125.00'	60.26'	59.68'	N 12°43'37" E	27°37'14"
C122	25.00'	38.61'	34.88'	S 45°19'18" E	88°28'38"
C123	125.00'	52.73'	52.34'	S 77°28'30" E	24°10'12"
C124	125.00'	24.51'	24.44'	S 58°37'36" E	13°31'36"
C245	284.00'	115.35'	114.56'	N 67°25'01" E	23°16'20"
C246	284.00'	56.18'	56.09'	N 84°45'57" E	11°20'06"
C247	54.17'	50.12'	48.64'	N 69°19'18" E	48°31'53"
C248	425.37'	64.71'	64.69'	N 83°25'49" E	04°00'23"
C249	25.00'	35.07'	32.26'	N 39°32'03" E	80°22'01"
C250	115.00'	42.02'	41.79'	N 09°44'10" E	20°56'15"
C251	185.00'	67.60'	67.23'	N 09°44'10" E	20°56'15"

UNPLATTED PORTION OF SECTION 8 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST

UNPLATTED PORTION OF SECTION 8 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST



MATCH TO SHEET 5

MATCH TO SHEET 11

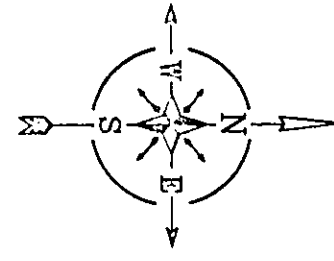
MATCH TO SHEET 11

UNPLATTED PORTION OF SECTION 8 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST

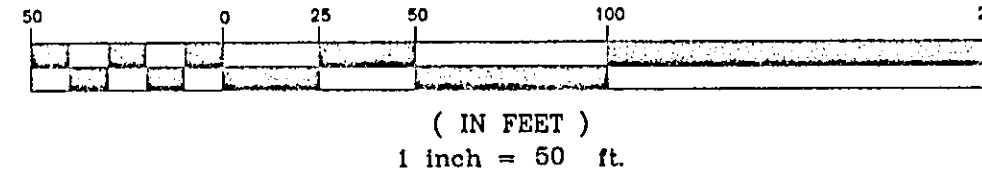
Prepared By:  
**A & J LAND SURVEYORS, INC.**  
 Professional Land Surveyors  
 7450 Belfort Parkway, Suite 1600  
 Jacksonville, Florida 32256  
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# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, in Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.



GRAPHIC SCALE



PLAT BOOK 55 PAGE 40D

SHEET 5 OF 11 SHEETS

SEE SHEET 3 FOR GENERAL NOTES

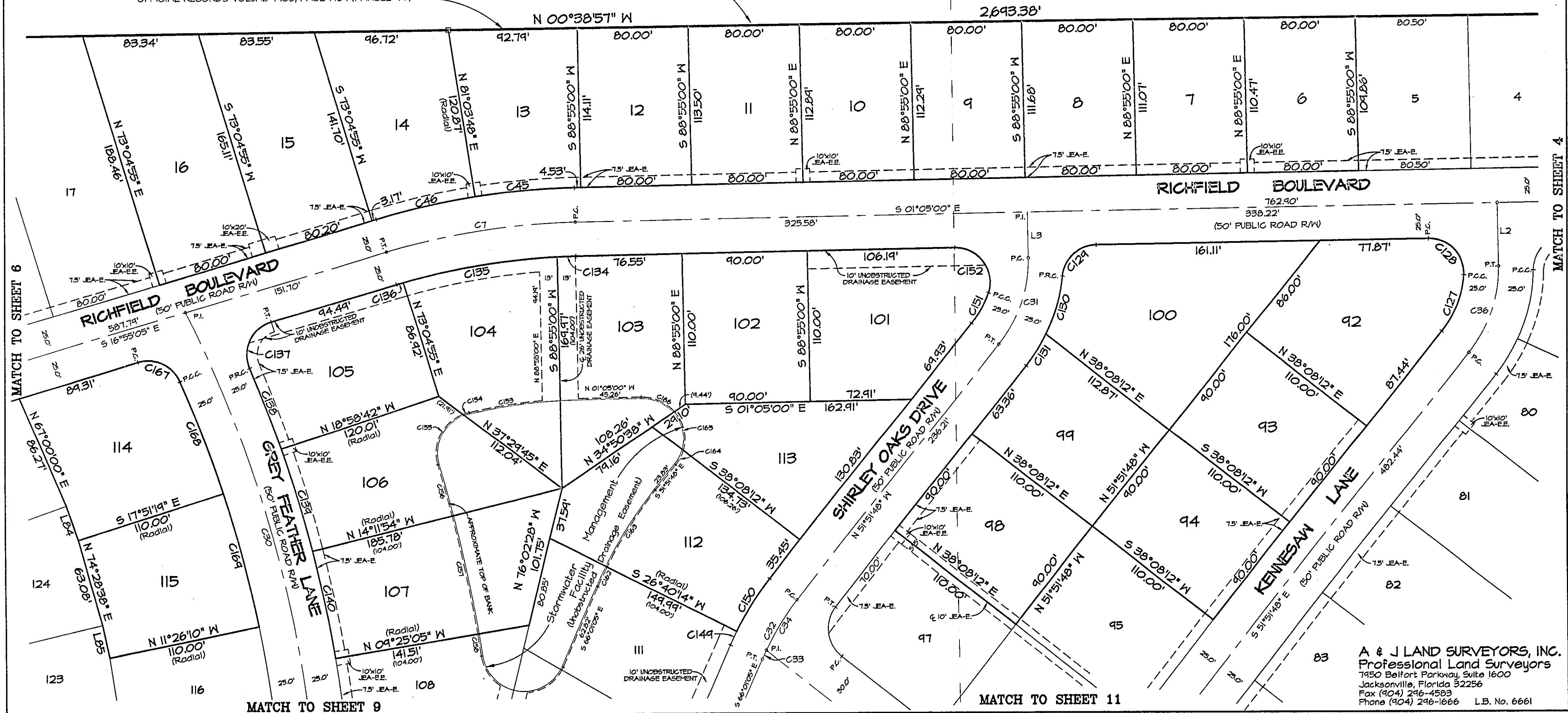
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C7	500.00'	138.18'	137.75'	S 04°00'02" E	15°50'05"
C30	410.00'	350.84'	348.67'	S 74°38'49" W	22°05'23"
C31	100.00'	68.45'	67.12'	S 71°28'24" E	34°13'11"
C32	200.00'	44.41'	44.28'	S 58°56'27" E	14°04'11"
C33	200.00'	6.94'	6.94'	N 65°01'29" W	01°54'13"
C34	200.00'	42.47'	42.39'	N 57°56'50" W	12°10'04"
C36	100.00'	68.45'	67.12'	N 71°28'24" W	34°13'11"
C45	525.00'	71.96'	71.90'	S 05°00'36" E	07°51'12"
C46	525.00'	73.13'	73.08'	S 12°55'38" E	07°58'53"
C127	75.00'	45.35'	44.66'	N 64°11'11" W	34°38'45"
C128	25.00'	41.27'	36.74'	S 46°12'13" W	44°34'26"
C129	25.00'	36.50'	33.34'	S 42°54'24" E	83°38'47"
C130	125.00'	44.86'	44.62'	S 74°26'56" E	20°33'43"
C131	125.00'	26.84'	26.79'	S 58°00'57" E	12°18'16"
C134	475.00'	13.45'	13.45'	S 01°53'34" E	01°37'19"
C135	475.00'	112.78'	112.52'	S 04°30'26" E	13°36'14"
C136	475.00'	5.05'	5.05'	S 16°36'49" E	00°36'32"
C137	25.00'	41.88'	37.15'	S 64°54'14" E	95°58'18"
C138	435.00'	63.83'	63.82'	N 64°03'57" E	03°54'41"

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C139	435.00'	78.01'	77.98'	N 73°24'42" E	04°46'44"
C140	435.00'	78.01'	77.98'	N 78°11'31" E	04°46'44"
C141	225.00'	10.58'	10.58'	N 64°40'26" W	02°41'20"
C150	225.00'	45.03'	44.85'	N 57°35'47" W	11°27'57"
C151	75.00'	25.46'	25.33'	N 61°46'43" W	14°44'50"
C152	25.00'	47.73'	40.80'	S 53°36'41" W	104°23'22"
C153	311.00'	53.50'	53.45'	S 04°18'07" E	08°15'43"
C154	31.00'	4.76'	4.76'	S 17°50'03" E	08°48'10"
C155	31.00'	45.51'	41.53'	S 64°17'20" E	84°06'24"
C156	1034.00'	38.88'	38.88'	N 74°43'47" E	02°08'39"
C157	1034.00'	86.68'	86.66'	N 78°11'31" E	04°46'44"
C158	1034.00'	15.79'	15.79'	N 01°01'02" E	00°52'14"
C162	324.00'	15.44'	15.44'	N 64°40'26" W	02°41'20"
C163	324.00'	65.84'	65.73'	N 57°35'47" W	11°27'57"
C164	31.00'	11.91'	11.84'	S 62°52'27" E	22°01'16"
C165	31.00'	30.72'	29.48'	S 77°43'34" W	56°46'42"
C166	31.00'	27.28'	26.41'	N 24°07'37" E	50°25'13"
C167	25.00'	36.36'	33.24'	N 24°44'51" E	83°14'51"
C168	885.00'	88.53'	88.50'	N 64°16'44" E	05°43'54"
C169	885.00'	49.15'	49.10'	N 75°21'15" E	06°25'04"

LINE	DIRECTION	DISTANCE
L2	N 88°55'00" E	46.01'
L3	N 88°55'00" E	33.40'
L84	N 71°10'03" E	26.43'
L85	N 77°41'12" E	23.73'

UNPLATTED PORTION OF SECTION 9 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST  
OFFICIAL RECORDS VOLUME 7903, PAGE 1769 (PARCEL "A")

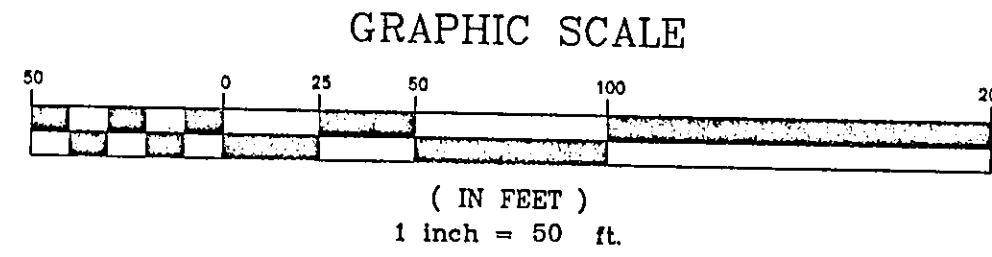
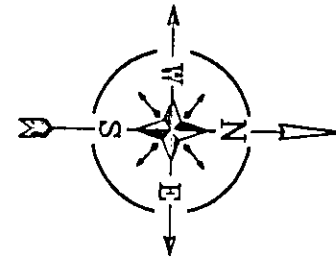
UNPLATTED PORTION OF SECTION 8 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST



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# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, In Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.



PLAT BOOK 55 PAGE 40E

SHEET 6 OF 11 SHEETS

SEE SHEET 3 FOR GENERAL NOTES

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C8	300.00'	114.84'	112.37'	S 00°13'20" E	33°23'30"
C9	300.00'	61.78'	61.67'	S 11°01'05" E	11°47'54"
C10	300.00'	115.05'	112.34'	S 05°40'40" N	21°35'31"
C11	100.00'	100.06'	45.44'	S 71°48'32" E	57°14'47"
C16	370.00'	134.84'	134.14'	S 83°14'42" N	20°53'15"
C17	100.00'	20.44'	20.40'	S 76°52'54" W	11°54'50"
C18	250.00'	33.46'	33.43'	N 64°11'26" E	07°46'54"
C19	640.00'	272.40'	270.84'	N 77°30'53" E	24°25'53"
C47	25.00'	68.34'	48.47'	S 61°26'57" N	156°44'05"
C48	45.00'	53.11'	50.08'	N 73°54'24" N	67°36'57"
C49	45.00'	46.07'	44.04'	S 42°52'15" W	58°34'55"
C50	45.00'	46.51'	44.47'	S 16°04'01" E	54°12'54"
C51	45.00'	48.10'	45.84'	S 76°17'48" E	61°14'34"
C52	25.00'	34.27'	35.36'	S 61°55'05" E	90°00'00"
C53	275.00'	3.25'	3.25'	S 16°34'45" E	00°40'41"
C54	275.00'	134.34'	137.85'	S 01°43'30" E	24°01'44"

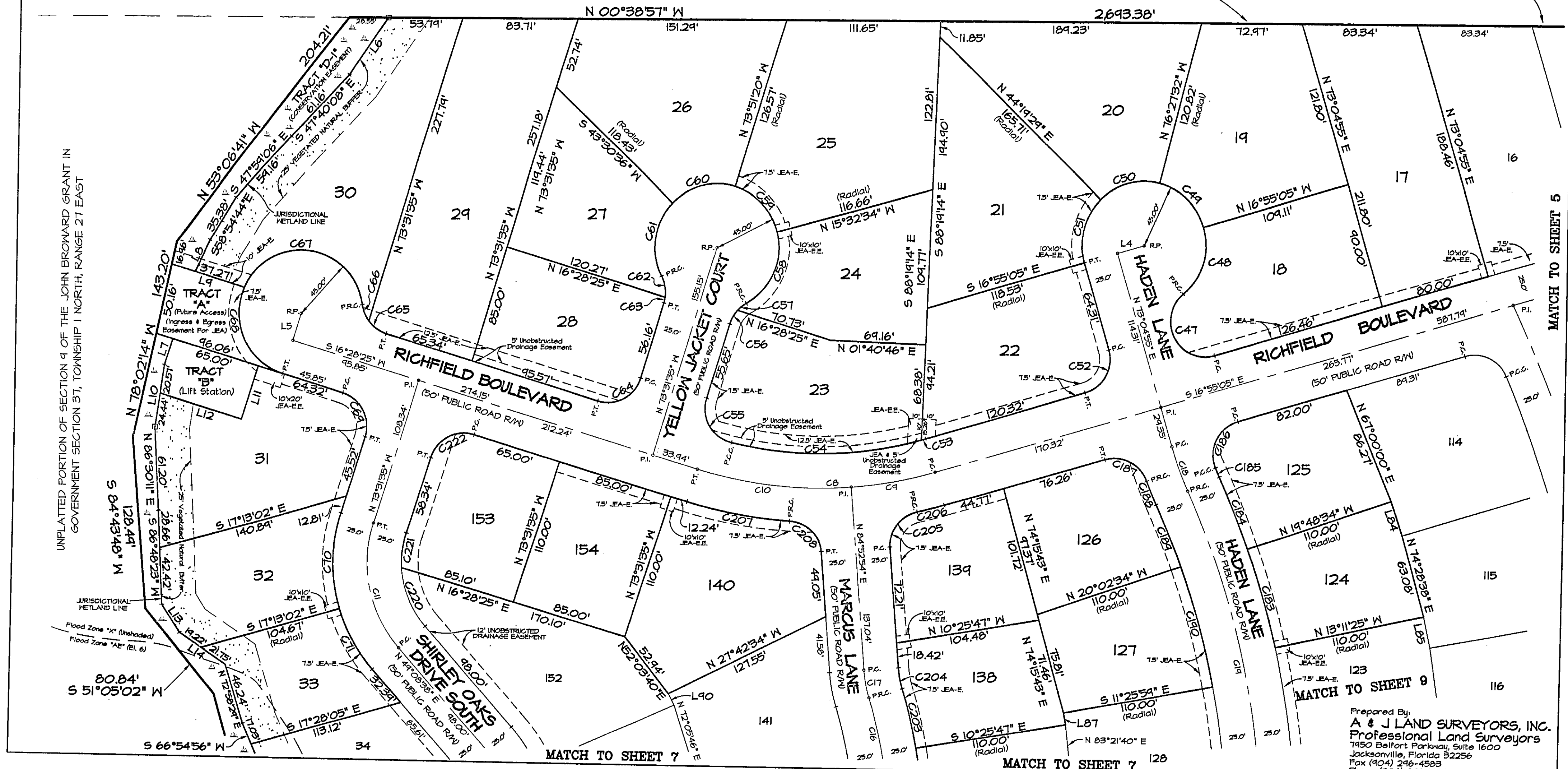
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C55	25.00'	40.88'	36.47'	S 54°31'55" N	43°41'00"
C56	25.00'	11.21'	11.14'	S 60°35'34" E	25°52'02"
C57	25.00'	8.04'	8.06'	N 38°23'06" N	18°32'53"
C58	45.00'	60.03'	55.88'	N 67°19'31" N	76°25'55"
C59	45.00'	45.80'	43.85'	S 45°18'03" W	58°18'46"
C60	45.00'	44.14'	46.78'	S 15°10'22" E	62°38'03"
C61	45.00'	56.12'	52.55'	S 82°12'57" E	71°27'06"
C62	25.00'	15.53'	15.28'	N 74°51'10" E	35°35'20"
C63	25.00'	3.85'	3.85'	N 77°56'23" W	08°44'36"
C64	25.00'	34.27'	35.36'	S 28°31'35" E	40°00'00"
C65	25.00'	15.67'	15.41'	S 34°25'40" W	35°54'30"
C66	45.00'	12.53'	12.40'	N 66°44'22" E	28°42'53"
C67	45.00'	116.43'	86.57'	S 06°58'30" N	148°14'37"
C68	45.00'	35.70'	67.08'	N 64°34'48" E	46°22'46"
C69	25.00'	34.27'	35.36'	N 61°28'25" E	40°00'00"
C70	125.00'	73.50'	72.45'	N 84°37'42" E	33°41'27"

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C71	125.00'	51.57'	51.21'	N 60°57'48" E	23°38'20"
C183	665.00'	76.82'	76.78'	S 73°30'00" W	06°37'04"
C184	665.00'	56.77'	56.76'	N 67°44'41" E	04°53'30"
C185	225.00'	7.24'	7.24'	S 66°13'38" W	01°51'24"
C186	25.00'	41.86'	37.14'	N 64°52'52" W	45°55'34"
C187	25.00'	37.55'	34.12'	S 26°06'31" W	86°03'11"
C188	275.00'	18.41'	18.41'	N 67°13'01" E	03°50'10"
C189	615.00'	50.00'	44.94'	N 67°13'01" E	04°34'24"
C190	615.00'	42.42'	42.33'	N 74°15'43" E	08°36'35"
C203	345.00'	46.04'	46.04'	S 76°15'34" W	06°41'08"
C204	75.00'	15.70'	15.68'	S 78°15'34" W	11°54'50"
C205	25.00'	35.64'	32.73'	N 54°13'24" E	81°47'12"
C206	325.00'	20.34'	20.34'	N 15°07'24" N	03°35'12"
C207	325.00'	75.84'	75.84'	N 04°47'04" E	13°22'43"
C208	25.00'	35.64'	32.73'	N 43°54'18" E	81°47'12"
C220	75.00'	47.74'	46.48'	S 67°23'48" W	36°13'01"
C221	75.00'	27.26'	27.11'	N 83°56'14" W	20°44'28"
C222	25.00'	34.27'	35.36'	N 28°31'35" W	40°00'00"

LINE	DIRECTION	DISTANCE
L4	N 16°35'05" W	20.00'
L5	N 73°13'55" W	20.00'
L6	S 56°14'41" E	50.44'
L7	S 73°03'25" E	14.66'
L8	N 65°47'20" W	25.50'
L9	S 16°28'25" W	55.34'
L10	S 82°05'50" E	45.01'
L11	S 73°03'25" E	40.00'
L12	S 16°28'25" W	61.77'
L13	N 57°24'50" E	24.61'
L14	N 34°38'18" E	40.47'
L84	N 71°10'03" E	26.43'
L85	N 77°41'12" E	23.73'
L87	N 74°04'07" E	8.84'
L90	N 63°28'07" E	4.66'

UNPLATTED PORTION OF SECTION 9 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST

OFFICIAL RECORDS VOLUME 7403, PAGE 1764 (PARCEL "A")



UNPLATTED PORTION OF SECTION 9 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST

MATCH TO SHEET 5

MATCH TO SHEET 7

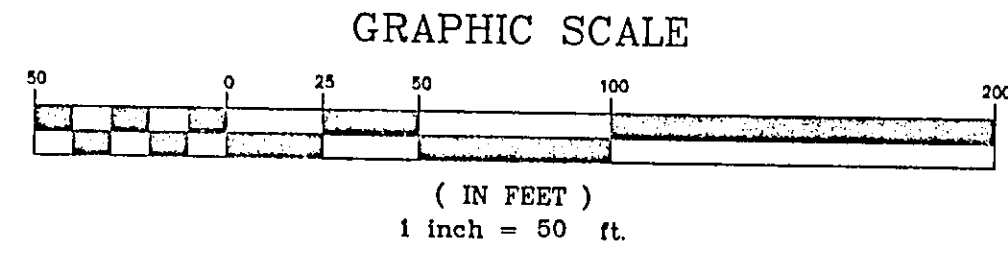
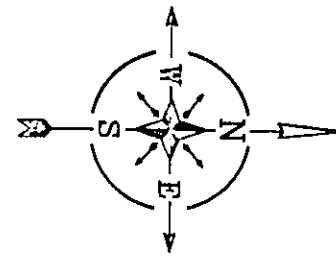
MATCH TO SHEET 7

MATCH TO SHEET 9

Prepared By:  
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# SHIRLEY OAKS

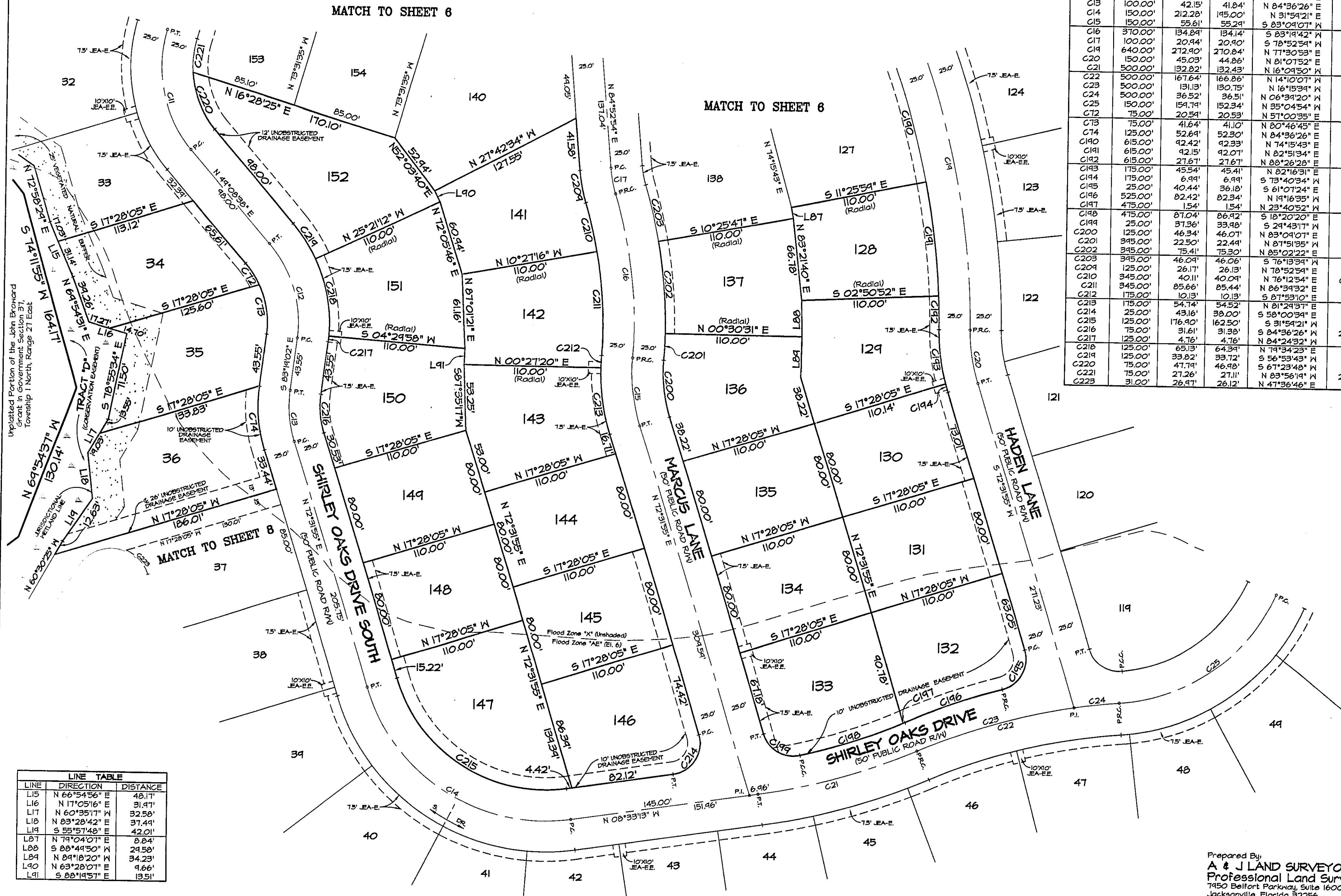
Being a portion of Sections 8 and 9 of the John Broward Grant, In Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.



PLAT BOOK 55 PAGE 40F

SHEET 7 OF 11 SHEETS

SEE SHEET 3 FOR GENERAL NOTES



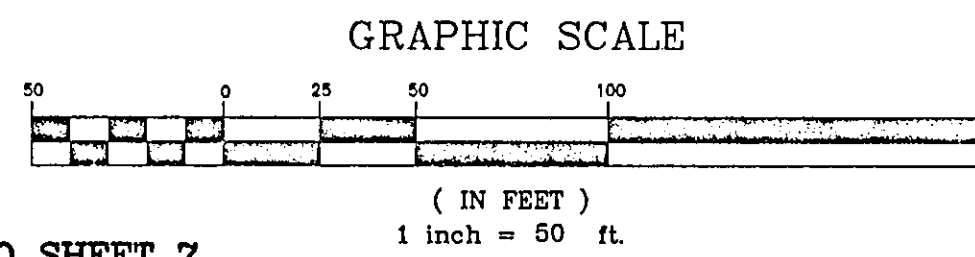
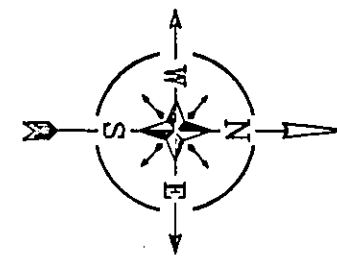
CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C11	100.00'	100.06'	45.94'	N 77°48'32" E	57°14'47"
C12	100.00'	82.97'	80.61'	N 72°54'48" E	47°32'20"
C13	100.00'	42.15'	41.84'	N 84°36'26" E	24°09'03"
C14	150.00'	212.28'	195.00'	N 31°54'21" E	81°05'08"
C15	150.00'	55.61'	55.29'	S 83°04'07" W	21°14'25"
C16	370.00'	134.84'	134.14'	S 83°14'42" W	20°53'15"
C17	100.00'	20.44'	20.40'	S 78°52'54" W	11°54'50"
C18	640.00'	272.40'	270.84'	N 77°30'53" E	24°25'53"
C20	150.00'	45.03'	44.86'	N 81°07'52" E	17°11'54"
C21	500.00'	132.82'	132.43'	N 16°04'50" W	15°13'13"
C22	500.00'	167.64'	166.86'	N 14°10'07" W	14°12'38"
C23	500.00'	131.13'	130.75'	N 16°15'34" W	15°01'35"
C24	500.00'	36.52'	36.51'	N 06°39'20" W	04°11'04"
C25	150.00'	154.74'	152.34'	N 35°04'54" W	61°02'13"
C12	75.00'	20.54'	20.53'	N 57°00'35" E	15°43'54"
C13	75.00'	41.64'	41.10'	N 80°46'45" E	31°48'25"
C14	125.00'	52.64'	52.30'	N 84°36'26" E	24°09'03"
C15	615.00'	42.42'	42.33'	N 74°15'43" E	08°36'35"
C16	615.00'	42.15'	42.07'	N 82°51'34" E	08°35'07"
C17	615.00'	27.67'	27.67'	N 88°26'28" E	02°34'41"
C18	175.00'	45.54'	45.41'	N 82°16'31" E	14°54'36"
C19	175.00'	6.99'	6.99'	S 73°40'34" W	02°17'18"
C20	25.00'	40.44'	36.18'	S 61°07'24" E	42°41'22"
C21	525.00'	82.42'	82.34'	N 14°16'35" W	08°54'43"
C22	475.00'	154'	154'	N 23°40'52" W	00°11'08"
C198	475.00'	87.04'	86.92'	S 18°20'20" E	10°24'57"
C199	25.00'	37.36'	33.98'	S 24°43'17" W	85°37'16"
C200	125.00'	46.34'	46.07'	N 83°04'07" E	21°14'25"
C201	345.00'	22.50'	22.44'	N 81°51'35" W	03°15'48"
C202	345.00'	75.41'	75.30'	N 85°02'22" E	10°56'14"
C203	345.00'	46.04'	46.06'	S 76°13'54" W	08°41'08"
C204	125.00'	26.17'	26.13'	N 78°52'54" E	11°54'50"
C210	345.00'	40.11'	40.04'	N 76°12'54" W	06°34'40"
C211	345.00'	85.66'	85.44'	N 86°34'32" E	14°13'35"
C212	175.00'	10.13'	10.13'	S 87°53'10" E	03°14'00"
C213	175.00'	54.74'	54.52'	N 81°24'37" E	17°55'25"
C214	25.00'	43.16'	38.00'	S 58°00'34" E	98°54'52"
C215	125.00'	176.40'	162.50'	S 31°54'21" W	81°05'08"
C216	75.00'	31.61'	31.38'	S 84°36'26" W	24°04'03"
C217	125.00'	4.76'	4.76'	N 84°24'32" W	02°11'00"
C218	125.00'	65.13'	64.34'	N 74°34'23" E	24°51'10"
C219	125.00'	33.82'	33.72'	S 56°53'43" W	15°30'10"
C220	75.00'	47.74'	46.48'	S 67°23'48" W	36°30'14"
C221	75.00'	21.26'	21.11'	N 83°56'14" E	20°44'28"
C223	31.00'	26.97'	26.12'	N 47°36'46" E	44°50'18"

LINE TABLE		
LINE	DIRECTION	DISTANCE
L15	N 66°54'56" E	48.17'
L16	N 17°03'16" E	31.47'
L17	N 60°35'17" W	32.58'
L18	N 83°28'42" E	37.44'
L19	S 55°57'48" E	42.01'
L87	N 74°04'07" E	8.04'
L88	S 88°44'50" W	24.58'
L89	N 84°18'20" W	34.23'
L90	N 63°28'07" E	4.66'
L91	S 88°14'57" E	13.51'

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# SHIRLEY OAKS

Being a portion of Sections 8 and 9 of the John Broward Grant, in Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

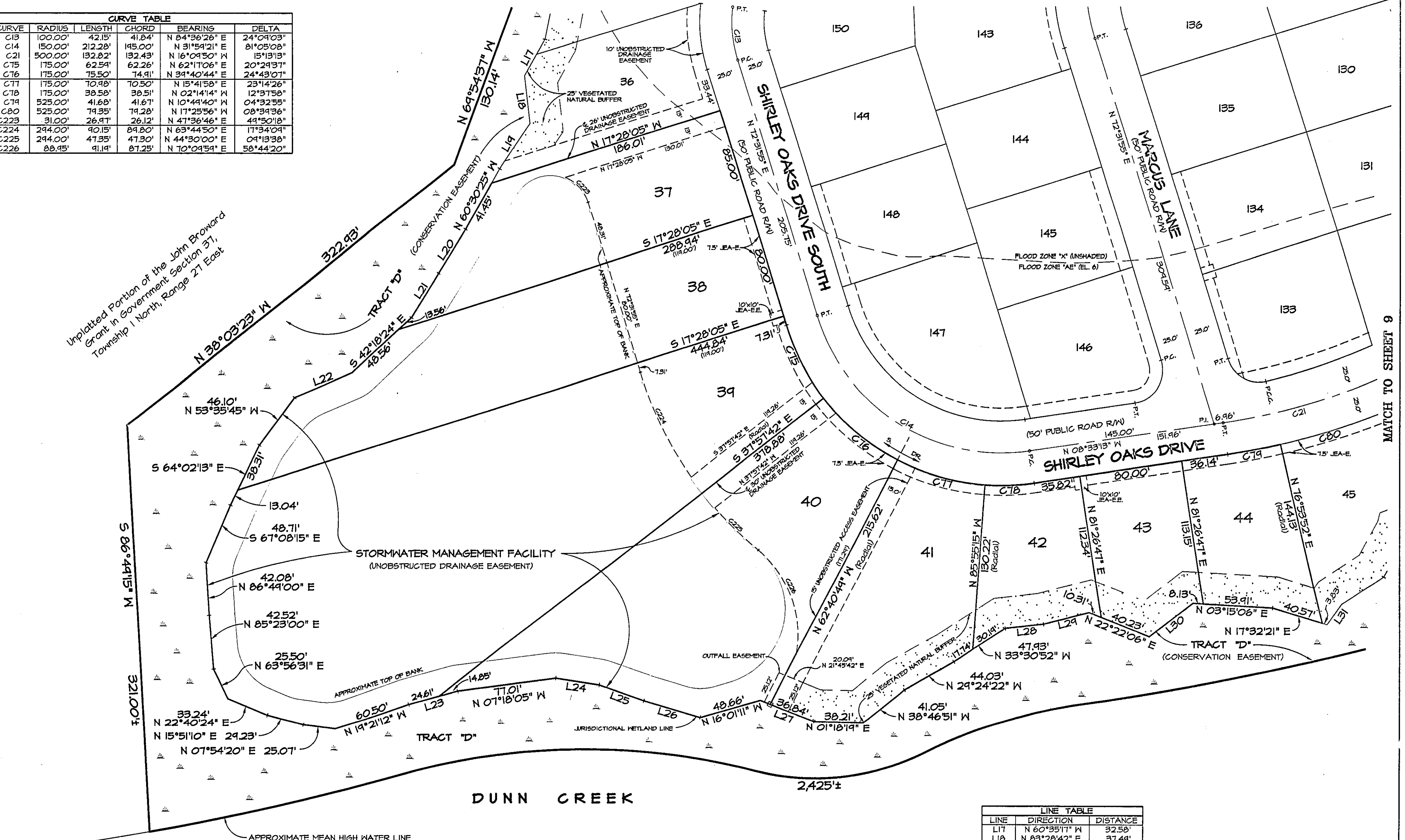


PLAT BOOK 55 PAGE 406

SHEET 8 OF 11 SHEETS

SEE SHEET 3 FOR GENERAL NOTES

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C13	100.00'	42.15'	41.84'	N 84°36'26" E	24°09'03"
C14	150.00'	212.28'	145.00'	N 31°54'21" E	81°05'08"
C21	500.00'	132.82'	132.43'	N 16°04'50" W	15°13'13"
C75	175.00'	62.54'	62.26'	N 62°17'06" E	20°24'37"
C76	175.00'	75.50'	74.91'	N 34°40'44" E	24°43'07"
C77	175.00'	70.98'	70.50'	N 15°41'58" E	23°14'26"
C78	175.00'	38.58'	38.51'	N 02°14'14" W	12°37'58"
C79	525.00'	41.68'	41.67'	N 10°44'40" W	04°32'55"
C80	525.00'	74.35'	74.28'	N 17°25'56" W	08°34'36"
C223	31.00'	26.47'	26.12'	N 47°36'46" E	44°50'18"
C224	244.00'	40.15'	40.00'	N 63°44'50" E	17°34'04"
C225	244.00'	47.35'	47.30'	N 44°30'00" E	04°13'38"
C226	88.45'	41.14'	41.25'	N 70°04'54" E	58°44'20"



DUNN CREEK

LINE TABLE		
LINE	DIRECTION	DISTANCE
L17	N 60°35'17" W	32.58'
L18	N 83°28'42" E	37.44'
L19	S 55°57'48" E	42.01'
L20	S 57°14'38" E	34.00'
L21	S 58°02'36" E	40.00'
L22	S 22°54'58" E	48.48'
L23	N 15°18'13" W	34.46'
L24	N 08°41'52" E	34.21'
L25	N 14°18'32" E	36.67'
L26	N 16°38'24" E	45.64'
L27	N 21°45'42" E	45.16'
L28	N 06°36'46" W	30.02'
L29	N 14°56'18" W	36.58'
L30	N 38°23'37" W	43.27'
L31	N 55°10'07" W	20.00'

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# SHIRLEY OAKS

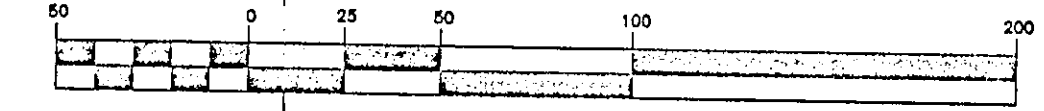
Being a portion of Sections 8 and 9 of the John Broward Grant, in Government Section 37, Township 1 North, Range 27 East, City of Jacksonville, Duval County, Florida.

PLAT BOOK **53** PAGE **40H**

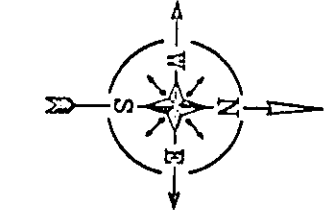
SHEET **9** OF **11** SHEETS

SEE SHEET 3 FOR GENERAL NOTES

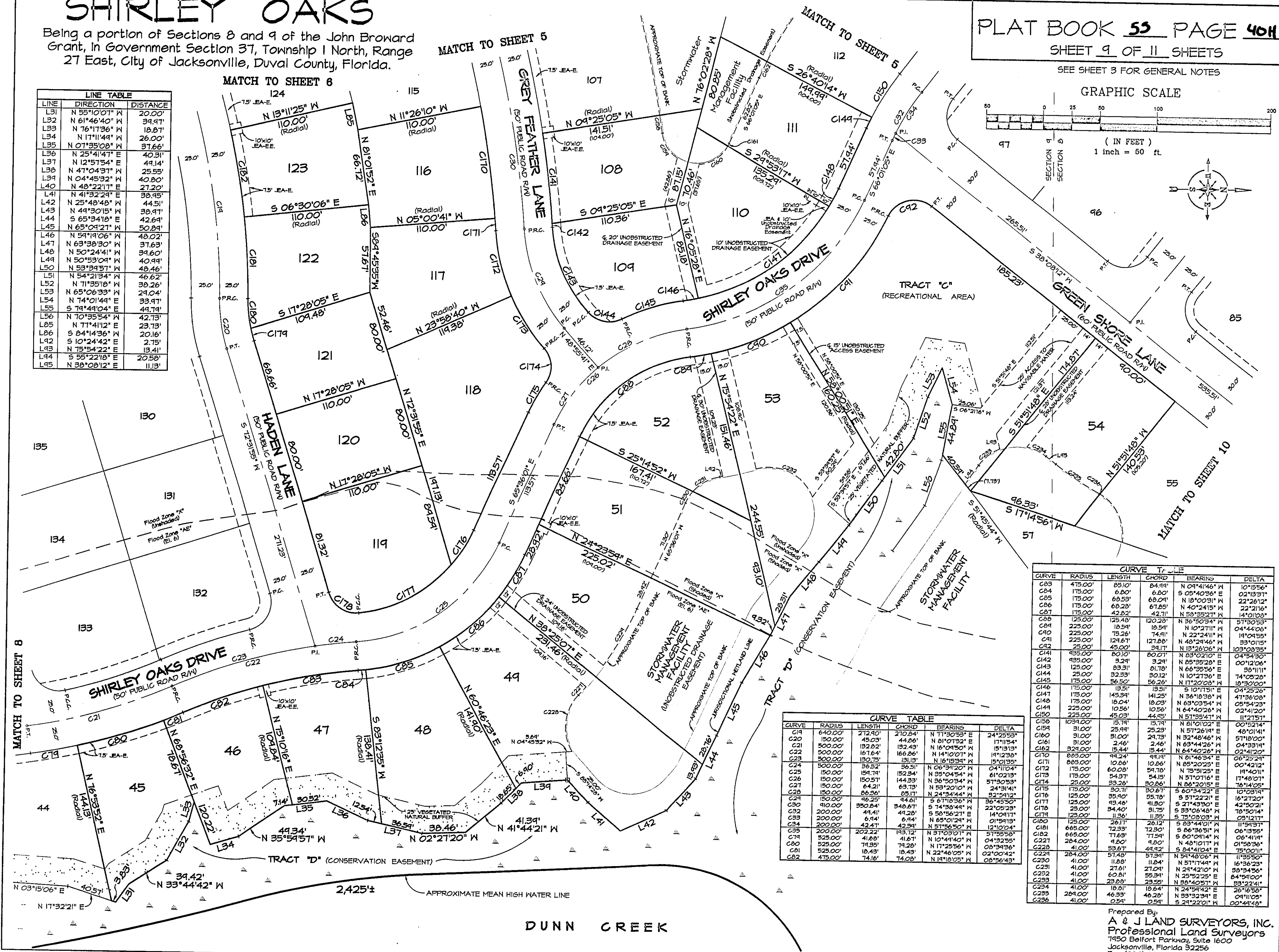
GRAPHIC SCALE



( IN FEET )  
1 inch = 50 ft.



LINE	DIRECTION	DISTANCE
L31	N 55°10'07" W	20.00'
L32	N 61°46'40" W	34.47'
L33	N 76°17'36" W	18.87'
L34	N 17°11'44" W	26.00'
L35	N 07°35'08" W	37.66'
L36	N 25°41'47" E	40.31'
L37	N 12°57'54" E	44.14'
L38	N 47°04'37" W	25.55'
L39	N 04°45'32" W	40.80'
L40	N 48°22'17" E	27.20'
L41	N 41°32'29" E	38.95'
L42	N 25°48'48" W	44.51'
L43	N 44°30'15" W	38.97'
L44	S 65°34'18" E	42.64'
L45	N 65°04'27" W	50.84'
L46	N 54°14'06" W	48.02'
L47	N 63°38'30" W	37.63'
L48	N 50°24'41" W	34.60'
L49	N 50°53'04" W	40.44'
L50	N 53°34'57" W	48.46'
L51	N 54°21'34" W	46.62'
L52	N 71°35'18" W	38.26'
L53	N 65°06'33" W	24.04'
L54	N 74°01'44" E	33.97'
L55	S 74°44'04" E	44.74'
L56	N 70°35'54" W	42.73'
L57	N 77°41'12" E	23.73'
L58	S 84°14'36" E	20.16'
L59	S 10°24'42" E	2.75'
L60	N 75°54'22" E	13.41'
L61	S 55°22'18" E	20.58'
L62	N 38°08'12" E	11.13'



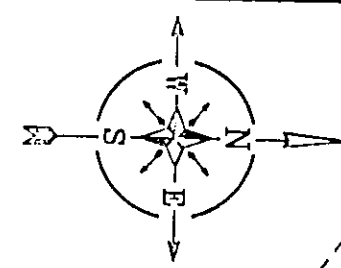
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C14	640.00'	272.40'	210.84'	N 71°30'53" E	24°25'53"
C20	500.00'	49.03'	44.86'	N 81°01'32" E	17°11'54"
C25	500.00'	192.82'	132.43'	N 16°04'50" W	15°13'13"
C22	500.00'	167.64'	166.86'	N 14°10'07" W	14°12'38"
C23	500.00'	130.73'	131.13'	N 16°15'34" W	15°21'35"
C24	500.00'	36.52'	36.51'	N 06°34'20" W	04°11'04"
C21	150.00'	154.71'	152.34'	N 35°04'54" W	61°02'13"
C26	150.00'	150.57'	144.33'	N 36°50'34" W	57°30'53"
C27	150.00'	64.21'	63.73'	N 14°10'07" W	24°31'41"
C28	150.00'	66.56'	63.17'	N 24°34'44" W	32°54'12"
C29	150.00'	46.25'	44.61'	S 67°18'36" W	56°45'50"
C30	910.00'	350.84'	348.63'	S 74°38'44" W	22°05'23"
C32	200.00'	41.67'	41.28'	S 55°56'27" E	14°04'17"
C33	200.00'	6.44'	6.44'	N 65°01'24" W	01°59'13"
C34	200.00'	42.47'	42.34'	N 57°56'50" W	12°11'04"
C35	200.00'	202.22'	193.72'	N 37°03'07" W	57°55'58"
C74	525.00'	74.85'	74.28'	N 17°25'56" W	04°32'55"
C80	525.00'	18.43'	18.43'	N 22°46'05" W	02°00'42"
C81	525.00'	18.43'	18.43'	N 11°18'05" W	08°56'43"
C82	475.00'	74.16'	74.02'	N 11°18'05" W	08°56'43"

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C83	475.00'	85.10'	84.98'	N 04°41'46" W	10°15'56"
C84	475.00'	6.80'	6.80'	S 05°40'36" E	02°19'31"
C85	175.00'	68.53'	68.04'	N 18°00'31" W	22°26'12"
C86	175.00'	68.28'	67.85'	N 40°24'15" W	22°21'16"
C87	175.00'	42.82'	42.71'	N 58°35'27" W	14°01'08"
C88	225.00'	125.48'	120.28'	N 36°50'34" W	57°30'53"
C89	225.00'	18.54'	18.54'	N 10°27'11" W	04°44'06"
C90	225.00'	73.26'	74.41'	N 22°24'11" W	18°10'55"
C91	225.00'	124.67'	127.88'	N 48°24'46" W	33°01'15"
C92	25.00'	45.00'	34.17'	N 13°26'06" W	103°03'35"
C93	855.00'	80.10'	80.07'	N 83°02'10" E	04°54'30"
C94	495.00'	3.24'	3.24'	N 85°25'28" E	00°12'06"
C95	125.00'	83.31'	81.78'	N 68°53'54" E	35°11'11"
C96	25.00'	32.33'	30.12'	N 10°27'36" E	74°02'20"
C97	175.00'	56.50'	56.26'	N 17°20'08" W	18°30'00"
C98	175.00'	19.51'	19.51'	S 10°11'51" E	04°25'26"
C99	175.00'	145.34'	141.25'	N 36°18'38" W	47°36'08"
C100	225.00'	10.56'	10.56'	N 64°40'28" E	02°54'23"
C101	225.00'	45.03'	44.45'	N 57°35'47" W	11°21'57"
C102	1034.00'	15.71'	15.71'	N 81°01'02" E	00°32'14"
C103	31.00'	25.41'	25.23'	N 57°26'14" E	48°01'41"
C104	31.00'	51.00'	32.73'	N 32°48'46" W	48°01'41"
C105	31.00'	2.46'	2.46'	N 63°44'26" E	57°18'00"
C106	324.00'	15.44'	15.44'	N 64°40'28" E	02°41'20"
C107	855.00'	48.24'	48.14'	N 81°46'34" E	06°25'24"
C108	895.00'	10.86'	10.86'	N 75°12'12" E	00°42'12"
C109	175.00'	60.08'	59.78'	N 85°20'25" E	11°40'11"
C110	175.00'	54.37'	54.15'	N 57°07'16" E	17°48'07"
C111	25.00'	33.26'	30.86'	N 86°20'15" E	76°14'05"
C112	175.00'	48.24'	48.14'	N 81°46'34" E	06°25'24"
C113	175.00'	10.86'	10.86'	N 75°12'12" E	00°42'12"
C114	125.00'	30.71'	30.67'	S 60°34'22" E	10°23'14"
C115	175.00'	49.46'	49.18'	S 57°22'22" E	35°18'11"
C116	125.00'	49.46'	49.18'	S 27°43'30" E	42°12'02"
C117	25.00'	34.40'	31.75'	S 33°06'48" W	78°50'14"
C118	125.00'	11.36'	11.35'	S 75°09'03" W	09°12'17"
C119	28.17'	28.17'	28.17'	S 63°40'11" W	11°53'53"
C120	665.00'	72.33'	72.30'	S 86°38'11" W	11°53'53"
C121	665.00'	71.63'	71.54'	S 80°04'14" W	06°41'41"
C122	284.00'	4.80'	4.80'	N 48°10'17" W	01°58'36"
C123	41.00'	23.55'	23.55'	S 84°41'04" E	75°00'11"
C224	284.00'	57.48'	57.34'	N 54°48'06" W	11°53'53"
C230	41.00'	11.88'	11.84'	N 57°17'44" W	16°36'23"
C231	41.00'	27.61'	27.04'	N 24°42'10" W	38°34'50"
C232	41.00'	60.81'	59.34'	N 25°52'25" E	64°54'00"
C233	41.00'	23.55'	23.55'	N 85°40'57" W	35°22'41"
C234	41.00'	18.61'	18.64'	N 24°54'42" E	26°16'58"
C235	284.00'	46.33'	46.28'	N 33°32'34" E	04°11'05"
C236	41.00'	0.54'	0.54'	S 24°22'01" W	00°44'48"

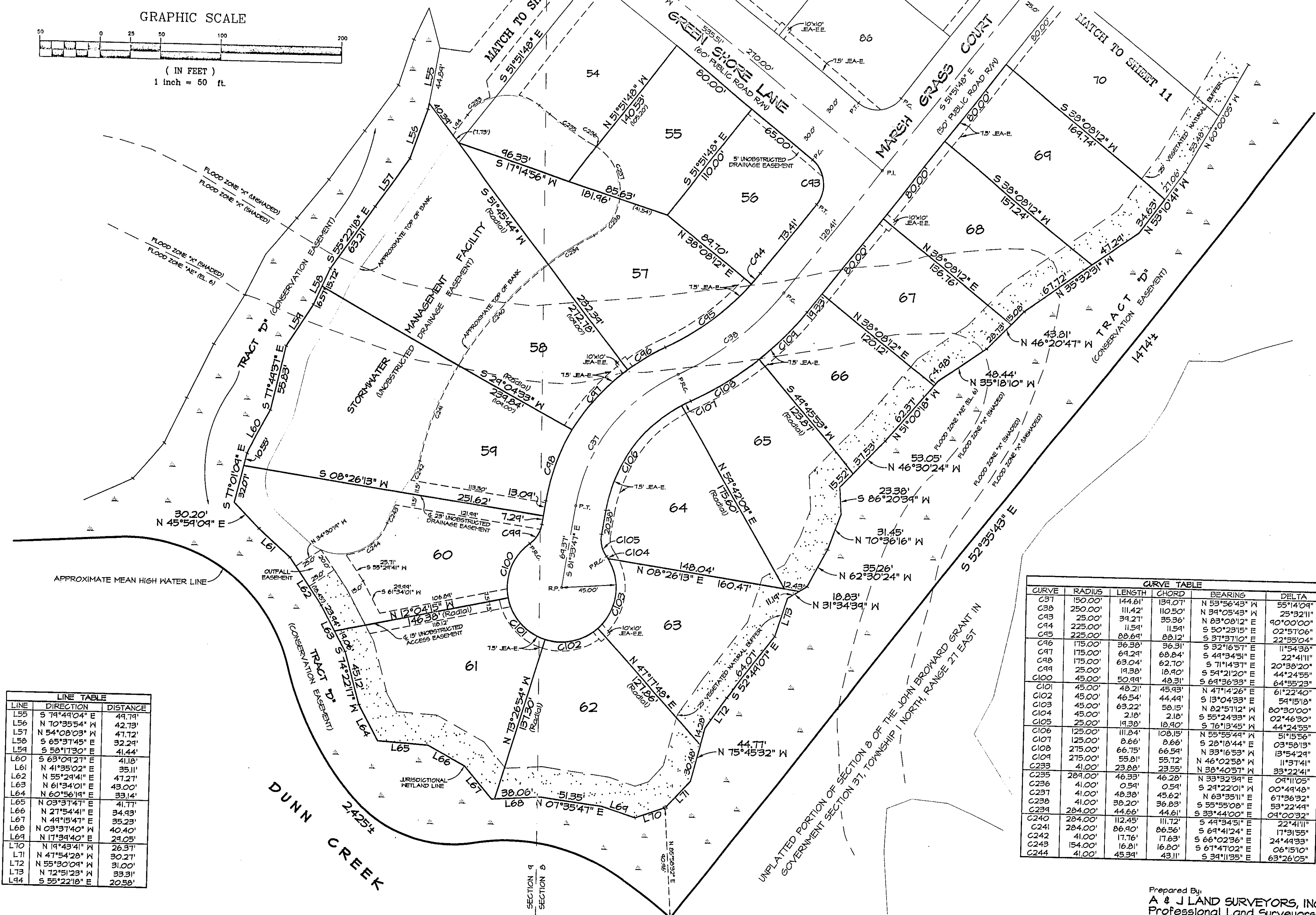
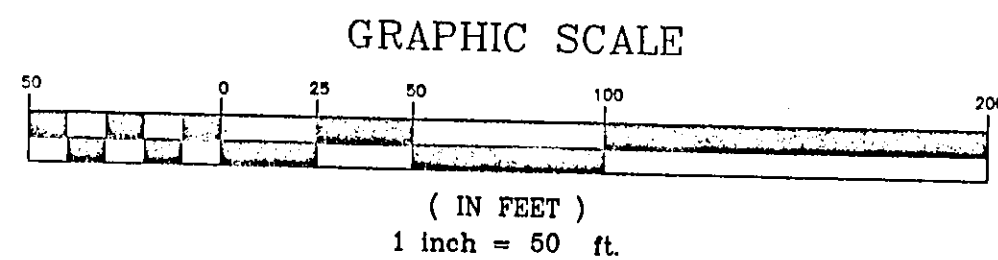
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# SHIRLEY OAKS

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SEE SHEET 3 FOR GENERAL NOTES



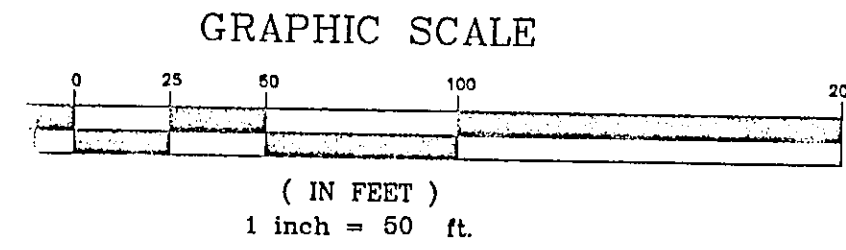
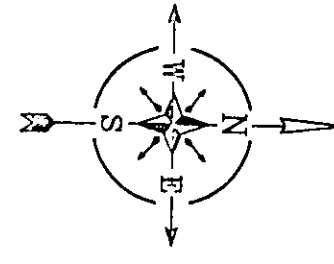
LINE	DIRECTION	DISTANCE
L55	S 79°49'04" E	44.74'
L56	N 70°35'54" W	42.73'
L57	N 54°08'03" W	47.72'
L58	S 65°37'45" E	32.24'
L59	S 58°17'30" E	41.44'
L60	S 63°09'27" E	41.87'
L61	N 41°35'02" E	35.11'
L62	N 55°24'41" E	47.27'
L63	N 61°34'01" E	43.00'
L64	N 60°56'19" E	33.14'
L65	N 03°37'47" E	41.77'
L66	N 27°54'41" E	34.43'
L67	N 49°15'47" E	35.23'
L68	N 03°37'40" W	40.40'
L69	N 17°39'40" E	29.05'
L70	N 19°43'41" W	26.37'
L71	N 47°54'28" W	30.27'
L72	N 55°30'04" W	31.00'
L73	N 72°51'23" W	33.31'
L74	S 55°22'18" E	20.58'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C37	150.00'	144.61'	134.07'	N 53°56'43" W	55°14'09"
C38	250.00'	111.42'	110.50'	N 34°05'43" W	25°32'11"
C43	25.00'	34.27'	35.36'	N 83°08'12" E	90°00'00"
C44	225.00'	11.54'	11.54'	S 50°23'15" E	02°57'06"
C45	225.00'	88.64'	88.12'	S 37°37'10" E	22°35'04"
C46	175.00'	36.38'	36.31'	S 32°16'57" E	11°54'38"
C47	175.00'	64.24'	68.84'	S 44°34'51" E	22°41'11"
C48	175.00'	63.04'	62.70'	S 71°14'37" E	20°38'20"
C49	25.00'	14.38'	14.40'	S 54°21'20" E	44°24'55"
C100	45.00'	50.41'	49.31'	S 64°36'33" E	64°55'23"
C101	45.00'	48.21'	45.93'	N 47°14'26" E	61°22'40"
C102	45.00'	46.54'	44.44'	S 13°04'33" E	54°15'18"
C103	45.00'	63.22'	59.15'	N 82°57'12" W	80°30'00"
C104	45.00'	2.18'	2.18'	S 55°24'33" W	02°46'30"
C105	25.00'	14.38'	14.40'	S 76°13'45" W	44°24'55"
C106	125.00'	111.84'	108.15'	N 55°55'44" E	51°15'56"
C107	125.00'	8.66'	8.66'	S 28°10'44" E	03°58'13"
C108	275.00'	66.15'	66.54'	N 33°16'53" W	13°54'24"
C109	275.00'	55.81'	55.72'	N 46°02'58" W	11°37'41"
C233	41.00'	23.88'	23.55'	N 38°40'57" W	33°22'41"
C235	284.00'	46.33'	46.28'	N 33°32'31" E	04°11'05"
C236	41.00'	0.54'	0.54'	S 24°22'01" W	00°44'48"
C237	41.00'	48.38'	45.62'	N 63°35'11" E	67°36'32"
C238	41.00'	38.20'	36.83'	S 55°55'08" E	53°22'44"
C239	284.00'	44.66'	44.61'	S 33°44'00" E	04°00'32"
C240	284.00'	112.45'	111.72'	S 44°34'51" E	22°41'11"
C241	284.00'	86.90'	86.56'	S 64°41'24" E	17°31'55"
C242	41.00'	17.76'	17.63'	S 66°02'36" E	24°44'33"
C243	154.00'	16.81'	16.80'	S 67°47'02" E	06°15'10"
C244	41.00'	45.34'	43.11'	S 34°11'35" E	63°26'05"

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PLAT BOOK 55 PAGE 405

SHEET II OF II SHEETS

SEE SHEET 3 FOR GENERAL NOTES

LINE	DIRECTION	DISTANCE
L74	N 34°20'23" E	23.35'
L75	N 42°00'32" W	47.10'
L76	N 52°44'52" W	37.28'
L77	N 55°05'02" W	47.64'
L78	N 44°05'20" W	65.33'



CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C6	150.00'	219.63'	200.53'	N 06°11'25" E	83°53'33"
C31	100.00'	68.45'	67.12'	S 71°28'24" E	34°13'11"
C32	200.00'	49.41'	44.28'	S 58°56'27" E	14°04'17"
C33	200.00'	6.94'	6.44'	N 65°01'24" W	01°54'13"
C34	200.00'	42.47'	42.34'	N 57°56'50" W	12°10'04"
C110	175.00'	3.15'	3.15'	N 52°22'43" W	01°01'49"
C111	175.00'	71.88'	71.38'	N 64°39'40" W	23°32'07"
C125	25.00'	34.27'	35.36'	N 83°08'12" E	40°00'00"
C126	25.00'	34.27'	35.36'	N 06°51'48" W	40°00'00"
C132	25.00'	34.27'	35.36'	N 83°08'12" E	40°00'00"
C133	25.00'	34.27'	35.36'	N 06°51'48" W	40°00'00"
C246	284.00'	56.18'	56.04'	N 84°45'57" E	11°20'06"
C247	54.17'	50.12'	48.64'	N 69°14'18" E	48°31'53"

STORMWATER MANAGEMENT FACILITY (UNOBSTRUCTED DRAINAGE EASEMENT)

MATCH TO SHEET 4

MATCH TO SHEET 10

UNPLATTED PORTION OF SECTION 8 OF THE JOHN BROWARD GRANT IN GOVERNMENT SECTION 37, TOWNSHIP 1 NORTH, RANGE 27 EAST

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