

# VILLAGES OF WESTPORT - PHASE 2

PLAT BOOK 66 PAGE 115  
SHEET No. 1 of 9 SHEETS

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET TWO (2) FOR GENERAL NOTES

## CAPTION:

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE NORTHEASTERLY CORNER OF TRACT "C-2", VILLAGES OF WESTPORT - PHASE 1, AS RECORDED IN PLAT BOOK 60, PAGES 101 THROUGH 115, INCLUSIVE, OF SAID CURRENT PUBLIC RECORDS, SAID POINT ALSO BEING ON THE WESTERLY RIGHT OF WAY LINE OF BRADDOCK ROAD (A 66 FOOT PUBLIC ROAD RIGHT OF WAY, AS PRESENTLY ESTABLISHED); THENCE NORTH 00°35'52" WEST, ALONG AND WITH SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 998.53 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 58°11'18" WEST, A DISTANCE OF 178.48 FEET TO A POINT ON A CURVE BEING CONCAVE SOUTHWESTERLY, THE RADIUS POINT OF WHICH LIES SOUTH 58°11'18" WEST, 50.00 FEET FROM SAID POINT; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, THROUGH A CENTRAL (DELTA) ANGLE OF 69°03'10", AN ARC LENGTH OF 60.26 FEET TO THE POINT OF REVERSE CURVATURE, LEADING TO A CURVE BEING CONCAVE NORTHERLY, AFORESAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 62°01'18" WEST, 56.88 FEET; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, AN ARC LENGTH OF 7.85 FEET TO THE POINT OF REVERSE CURVATURE LEADING TO A CURVE BEING CONCAVE SOUTHERLY, AFORESAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 88°07'34" WEST, 7.81 FEET; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 125.00 FEET, AN ARC LENGTH OF 16.24 FEET TO THE POINT OF TANGENCY, SAID TO A CURVE BEING CONCAVE SOUTHERLY, AFORESAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 89°40'24" WEST, 16.23 FEET; THENCE SOUTH 89°40'24" WEST, A DISTANCE OF 228.03 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHEASTERLY; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, AN ARC LENGTH OF 39.27 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 45°19'36" WEST, 35.36 FEET; THENCE NORTH 00°19'36" WEST, A DISTANCE OF 105.00 FEET TO A POINT; THENCE SOUTH 89°40'24" WEST, A DISTANCE OF 607.30 FEET TO A POINT; THENCE SOUTH 00°01'32" WEST, A DISTANCE OF 180.00 FEET TO A POINT; THENCE SOUTH 89°40'24" WEST, A DISTANCE OF 112.22 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE SOUTHEASTERLY; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET, AN ARC LENGTH OF 39.27 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 44°40'24" WEST, 35.36 FEET; THENCE SOUTH 00°19'36" EAST, A DISTANCE OF 105.00 FEET TO A POINT; THENCE SOUTH 89°40'24" WEST, A DISTANCE OF 189.42 FEET TO A POINT; THENCE SOUTH 00°01'32" WEST, A DISTANCE OF 126.18 FEET TO A POINT; THENCE SOUTH 89°40'24" WEST, A DISTANCE OF 44.32 FEET TO A POINT; THENCE NORTH 00°00'00" EAST, A DISTANCE OF 10.84 FEET TO A POINT; THENCE NORTH 60°56'32" WEST, A DISTANCE OF 156.50 FEET TO A POINT; THENCE NORTH 90°00'00" WEST, A DISTANCE OF 152.61 FEET TO A POINT; THENCE NORTH 01°57'39" EAST, A DISTANCE OF 673.14 FEET TO A POINT ON A CURVE BEING CONCAVE NORTHERLY, THE RADIUS POINT OF SAID CURVE LYING NORTH 19°32'27" WEST, 1260.00 FEET FROM SAID POINT; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 280.00 FEET, AN ARC LENGTH OF 780.00 FEET, AN ARC BEARING AND DISTANCE OF NORTH 67°45'00" EAST, 119.11 FEET; THENCE NORTH 65°02'28" EAST, A DISTANCE OF 592.22 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHWESTERLY; THENCE ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 780.00 FEET, AN ARC LENGTH OF 412.13 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 49°54'15" EAST, 407.35 FEET; THENCE NORTH 34°46'03" EAST, A DISTANCE OF 363.30 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE SOUTHEASTERLY; THENCE ALONG AND AROUND THE WESTERLY RIGHT OF WAY LINE OF AFORESAID BRADDOCK ROAD, SAID POINT ALSO BEING A POINT ON A CURVE BEING CONCAVE WESTERLY, THE RADIUS POINT OF SAID CURVE LYING SOUTH 75°39'31" WEST, 910.00 FEET FROM SAID POINT; THENCE ALONG AND WITH SAID WESTERLY RIGHT OF WAY LINE RUN THE FOLLOWING FOUR (4) COURSES AND DISTANCES: COURSE NUMBER ONE: AROUND THE ARC OF A CURVE TO THE RIGHT, THROUGH A CENTRAL (DELTA) ANGLE OF 15°09'14", AN ARC LENGTH OF 240.68 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 08°45'53" EAST, 239.98 FEET; COURSE NUMBER TWO: SOUTH 00°48'44" WEST, A DISTANCE OF 985.04 FEET TO THE POINT OF CURVATURE OF A CURVE BEING CONCAVE EASTERLY; COURSE NUMBER THREE: ALONG AND AROUND THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 5,762.60 FEET, AN ARC LENGTH OF 141.81 FEET TO THE POINT OF TANGENCY, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 00°06'26" WEST, 141.80 FEET; AND COURSE NUMBER FOUR: SOUTH 00°35'52" EAST, A DISTANCE OF 311.43 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED LANDS CONTAIN 2,603,657 SQUARE FEET OR 59.77 ACRES, MORE OR LESS, IN AREA.

## ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT WPV RESIDENTIAL, LLC A FLORIDA LIMITED LIABILITY COMPANY (HEREINAFTER, THE "OWNER"), IS THE FEE SIMPLE OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON, KNOWN AS "VILLAGES OF WESTPORT - PHASE 2", AND THAT CC/CLP, LLC A FLORIDA LIMITED LIABILITY COMPANY, BEING 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, THIS PLAT BEING MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF THOSE LANDS, ALL RIGHTS OF WAY, WALKWAYS, SIDEWALKS, UNOBSTRUCTED EASEMENTS 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 UNLESS OTHERWISE STATED BELOW, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, FLORIDA, A MUNICIPAL CORPORATION, ITS SUCCESSORS AND ASSIGNS (THE CITY). THE NON-EXCLUSIVE DRAINAGE EASEMENTS, OVER, UNDER ACROSS AND THROUGH THE STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT, ARE HEREBY IRREVOCABLY DEDICATED TO THE CITY, AND ARE SUBJECT TO THE FOLLOWING COVENANTS WHICH SHALL RUN WITH THE LAND:

1) THE DRAINAGE EASEMENTS HEREBY DEDICATED SHALL PERMIT THE CITY TO DISCHARGE INTO SAID STORMWATER MANAGEMENT FACILITIES WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL ON OR COME UPON ALL RIGHTS OF WAY, HEREBY DEDICATED ON THIS PLAT, TOGETHER WITH ALL SUBSTANCES OR MATTER WHICH MAY FLOW OR PASS FROM SAID RIGHTS OF WAY; FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS INTO OR THROUGH SAID STORMWATER MANAGEMENT FACILITIES, WITHOUT ANY LIABILITY WHATSOEVER ON THE PART OF THE CITY FOR ANY DAMAGE, INJURIES OR LOSS OF PERSONS OR PROPERTY RESULTING FROM THE ACCEPTANCE OR USE OF THESE DRAINAGE EASEMENTS BY THE CITY.

2) THE STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT ARE OWNED IN FEE SIMPLE TITLE BY THE ABUTTING OWNER(S), ITS (THEIR) SUCCESSORS AND ASSIGNS, AND ALL MAINTENANCE AND ANY OTHER MATTERS PERTAINING TO SAID STORMWATER MANAGEMENT FACILITIES ARE THE RESPONSIBILITY OF THE OWNER(S), ITS (THEIR) SUCCESSORS AND ASSIGNS. THE CITY BY ACCEPTANCE OF THIS PLAT ASSUMES NO RESPONSIBILITY WHATSOEVER FOR SAID STORMWATER MANAGEMENT FACILITIES.

3) THE CITY, 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 OWNER OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE WATER LEVEL IN ACCORDANCE WITH ANY STATE AND LOCAL PERMITS INCLUDING REPAIR, REMOVAL OR REPLACEMENT OF THE STORMWATER MANAGEMENT FACILITIES AND THE CONTROL STRUCTURES TO EFFECT ADEQUATE DRAINAGE FOR THE RIGHTS OF WAY DEDICATED HEREON.

THE OWNERS, ITS SUCCESSORS AND ASSIGNS OF THE LANDS DESCRIBED IN THE CAPTION HEREON, SHALL FOREVER RELEASE, DISCHARGE, INDEMNIFY THE CITY OF JACKSONVILLE, FLORIDA AND SAVE IT HARMLESS FROM SUITS, ACTION, DAMAGES, 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 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 "VILLAGES OF WESTPORT-PHASE 2". THIS RELEASE AND INDEMNIFICATION SHALL RUN WITH THE LAND AND THE SUCCESSORS AND ASSIGNS OF THE OWNER SHALL BE SUBJECT TO IT.

THE UNDERSIGNED OWNER(S) DO HEREBY RESERVE UNTO THEMSELVES AND ASSIGNS, A EASEMENT FOR LANDSCAPING AND CONSTRUCTION OF SIGNS OVER ALL NON ACCESS EASEMENTS, AND ALSO EASEMENT(S) OVER ALL THE 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.

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. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY THE RESPONSIBLE FOR 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 ELECTRIC SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICES COMMISSION. FLORIDA STATUTES 177.091 (28)

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, WATER REUSE AND SEWER UTILITIES WITHIN ROADS AND UNOBSTRUCTED JEA UTILITY EASEMENTS ARE HEREBY DEDICATED TO THE JEA.

THOSE EASEMENTS DESIGNATED AS "JEA UTILITY EASEMENTS" ARE HEREBY IRREVOCABLY DEDICATED TO JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH THE INSTALLATION, MAINTENANCE, AND USE OF WATER REUSE, WATER, SEWER AND/OR OTHER PUBLIC UTILITIES.

TRACT "LS-2" (LIFT STATION) IS HEREBY IRREVOCABLY DEDICATED TO THE JEA, IN FEE SIMPLE, AND TO ITS SUCCESSORS AND ASSIGNS, IN CONJUNCTION WITH ITS WATER AND SEWER UTILITIES.

TITLE TO THE LANDSCAPE BUFFER TRACT (TRACT "L-6") IS HEREBY RETAINED BY THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS; PROVIDED HOWEVER, THE UNDERSIGNED OWNER RESERVES THE RIGHT TO CONVEY TITLE TO SAID TRACT TO AN ENTITY, INCLUDING WITHOUT LIMITATION, A PROPERTY OWNERS' ASSOCIATION, OR OTHER THIRD PARTY THAT ASSUMES ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THIS PLAT. SUCH TRACT SHALL BE HELD AND USED BY OWNER, ITS SUCCESSORS AND ASSIGNS, AS A LANDSCAPE BUFFER FOR THE ADJACENT PUMP STATION IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 656.1223, CITY OF JACKSONVILLE ORDINANCE CODE.

OWNER HEREBY DEDICATES TO THE JEA, ITS SUCCESSORS AND ASSIGNS, A NON-EXCLUSIVE EASEMENT ON, UPON, OVER, AND UNDER THE LANDSCAPE BUFFER TRACT (TRACT "L-6"), FOR ELECTRICAL, WATER REUSE, WATER, SEWER, ACCESS AND OTHER PUBLIC UTILITIES IN CONJUNCTION WITH JEA'S USE OF THE LIFT STATION TRACT, (TRACT LS-2).

OWNER, ITS SUCCESSORS AND ASSIGNS, SHALL FOREVER RELEASE, DISCHARGE, INDEMNIFY JEA AND SAVE IT HARMLESS FROM SUITS, ACTIONS, DAMAGES, LIABILITY AND EXPENSES THAT MAY BE INCURRED IN CONNECTION WITH PROPERTY DAMAGE OR PERSONAL INJURY, OR ANY OTHER DAMAGE ARISING FROM OR OUT OF ANY OCCURRENCE IN, UPON, AT OR FROM THE LANDSCAPE BUFFER TRACT (TRACT "L-6"), OR ANY PART THEREOF, EXCEPT TO THE EXTENT ARISING FROM OR INCIDENTAL TO JEA'S USE OF THE LIFT STATION TRACT (TRACT "LS-2") OR JEA'S EASEMENT UPON THE LANDSCAPE BUFFER TRACT (TRACT "L-6"). OWNER'S SUCCESSORS AND ASSIGNS SHALL BE SUBJECT TO THIS RELEASE AND INDEMNIFICATION AND THE COVENANTS HEREIN SHALL RUN WITH THE LAND DESCRIBED AND CAPTIONED HEREON. JEA SHALL RESTORE AND/OR REPLACE ANY LANDSCAPING, GROUND COVER, AND/OR IRRIGATION FACILITIES DISTURBED BY JEA IN THE EXERCISE OF ITS EASEMENTS RIGHTS UPON THE LANDSCAPE BUFFER TRACT (TRACT "L-6") WITH LIKE-KIND MATERIALS. PROVIDED HOWEVER, THAT TO THE EXTENT REPLACE ITEMS SUCH AS LARGE OR MATURE TREES IS NOT REASONABLY FEASIBLE, JEA SHALL REPLACE SAME WITH THE CLOSEST REASONABLE REPLACEMENT THEREFOR.

TRACT "A" (AMENITY TRACT), TRACTS "A-1" AND "B" (RECREATION AREA), TRACT "C-3" (CONSERVATION AREA), TRACT "L-3" (LANDSCAPING, SIGNAGE AND WALL TRACT), TRACT "L-4" (LANDSCAPING/SIGNAGE/AMENITY/WALL TRACT), AND TRACT "L-6" (LANDSCAPE BUFFER TRACT), ARE HEREBY DEDICATED IN FEE SIMPLE TITLE TO "VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT", ITS SUCCESSORS AND ASSIGNS.

THE PRIVATE UNOBSTRUCTED DRAINAGE EASEMENTS, (LANDSCAPE BUFFER, VEHICULAR NON ACCESS, SIDEWALK, FENCE WALL EASEMENTS), (LANDSCAPE BUFFER, SIGNAGE, FENCE, WALL EASEMENTS), (SIGNAGE, WALL, FENCE AND LANDSCAPE EASEMENTS), WALL EASEMENTS, LANDSCAPE BUFFERS AND WALL/FENCE EASEMENTS ARE HEREBY DEDICATED TO "VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT", ITS SUCCESSORS AND ASSIGNS.

TRACT "BS-1" (BELLSOUTH TRACT), IS HEREBY DEDICATED TO BELLSOUTH, ITS SUCCESSORS AND ASSIGNS, FOR ITS EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND COMMUNICATIONS SYSTEM.

IN WITNESS WHEREOF, WPV RESIDENTIAL, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO CHAPTER 190, FLORIDA STATUTES, LOCATED IN DUVAL COUNTY, FLORIDA, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS DULY ELECTED OFFICERS ACTING BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS TO BE SIGNED THIS 19th DAY OF June, 2013.

Approved 9/11/13  
Date  
[Signature]  
City Engineer  
for Director of Public Works  
Approved SEPT. 11, 2013  
Date  
[Signature]  
for General Counsel

PREPARED BY:  
A & J Land Surveyors, Inc.  
5847 Luella Street  
Jacksonville, Florida 32207  
Telephone (904) 346-1733  
Fax (904) 346-1736

CITY DEV. No. 5367, PSD #2004-058  
5367.4

# VILLAGES OF WESTPORT - PHASE 2

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

PLAT BOOK **66** PAGE **116**

SHEET No. 2 of 9 SHEETS

SEE SHEET TWO (2) FOR GENERAL NOTES

**WPV RESIDENTIAL, LLC**  
 A FLORIDA LIMITED LIABILITY COMPANY  
 SUCCESSOR BY MERGER TO WESTPORT VILLAGES, INC., A  
 FLORIDA CORPORATION

BY: K. Lawrence Gragg  
 K. LAWRENCE GRAGG, VICE PRESIDENT OF  
 CC NORTH CENTRAL, LLC, A FLORIDA LIMITED LIABILITY  
 COMPANY, MANAGING MEMBER OF WPV RESIDENTIAL, LLC  
 A FLORIDA LIMITED LIABILITY COMPANY, SUCCESSOR BY MERGER  
 OF WESTPORT VILLAGES, INC., A FLORIDA CORPORATION.

WITNESS: Gennifer Perdomo  
Gennifer Perdomo  
 TYPE OR PRINT NAME

WITNESS: Ruth M Lugo  
Ruth M Lugo  
 TYPE OR PRINT NAME

(CORPORATE SEAL)

NOTARY FOR WPV RESIDENTIAL, LLC.

STATE OF FLORIDA  
 COUNTY OF Miami-Dade

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS  
17th DAY OF June, 2013 BY K.  
 LAWRENCE GRAGG, VICE PRESIDENT OF CC NORTH CENTRAL, LLC, A  
 FLORIDA LIMITED LIABILITY COMPANY, MANAGING MEMBER OF WPV  
 RESIDENTIAL, LLC, A FLORIDA LIMITED LIABILITY COMPANY, SUCCESSOR BY  
 MERGER OF WESTPORT VILLAGES, INC., A FLORIDA CORPORATION, WHO IS  
 PERSONALLY KNOWN TO ME.

Marilyn Garbett  
 NOTARY PUBLIC, STATE OF FLORIDA

MARILYN GARBETT  
 TYPE OR PRINT NAME

MY COMMISSION EXPIRES: 8/7/2013



**VILLAGES OF WESTPORT COMMUNITY  
 DEVELOPMENT DISTRICT**  
 A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT  
 ESTABLISHED PURSUANT TO CHAPTER 190, FLORIDA  
 STATUTES, LOCATED IN DUVAL COUNTY, FLORIDA

BY: Kelly McCarrick  
 PRINT NAME: Kelly McCarrick  
 PRINT TITLE: Chair

WITNESS: Teri L. Hansen  
Teri L. Hansen  
 TYPE OR PRINT NAME

WITNESS: Jouanne Schmiuder  
Jouanne Schmiuder  
 TYPE OR PRINT NAME

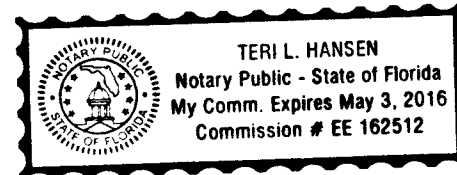
NOTARY FOR VILLAGES OF WESTPORT  
 COMMUNITY DEVELOPMENT DISTRICT

STATE OF FLORIDA  
 COUNTY OF Volusia

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS  
19th DAY OF June,  
 2013 BY  
Kelly McCarrick  
Kelly OF VILLAGES OF WESTPORT  
 COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF  
 SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO  
 CHAPTER 190, FLORIDA STATUTES, LOCATED IN DUVAL  
 COUNTY, FLORIDA, ON BEHALF OF THE COMMUNITY  
 DEVELOPMENT DISTRICT, WHO IS PERSONALLY KNOWN TO ME,  
 OR WHO HAS PRODUCED Teri L. Hansen  
 AS IDENTIFICATION.  
 NOTARY PUBLIC, STATE OF FLORIDA

Teri L. Hansen  
 TYPE OR PRINT NAME

MY COMMISSION EXPIRES: May 3, 2016



JOINDER AND CONSENT TO ADOPTION AND DEDICATION  
 [DEDICATION OF MORTGAGE]

This is to certify that CC/CLP, LLC, A FLORIDA LIMITED LIABILITY COMPANY, BY CC NORTH CENTRAL, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ITS MANAGER ASSOCIATION, being a mortgagee of the lands described in the caption of this plat (as Holder of that certain Mortgage Recorded in OFFICIAL RECORDS BOOK 12723, PAGE 82, as amended by Mortgage Modification Agreement Evidencing Renewal Note in OFFICIAL RECORDS BOOK 15142, PAGE 1628, and as assigned to CC/CLP, LLC, a Florida Limited Liability Company by Assignment of Mortgage and Security Documents recorded in OFFICIAL RECORDS BOOK 16024, PAGE 1317 of the current Public Records of Duval County, Florida, "the Mortgage", encumbering the real property described therein and as also described on the plat thereof) has caused this instrument to be signed by its duly authorized manager solely in evidence of its consent, joinder and ratification in and to the adoption and dedication of said lands and plat for the uses and purposes therein expressed and agree that the mortgage shall be subordinated to said dedication.

CC/CLP, LLC A Florida limited liability company, by CC North Central, LLC, a Florida limited liability company, Its Manager.

BY: K. Lawrence Gragg  
 PRINT: K. LAWRENCE GRAGG

By: K. Lawrence Gragg, Vice President of CC North Central, LLC, a Florida limited liability company, Managing Member of CC/CLP, LLC a Florida limited liability company.

(CORPORATE SEAL)

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:

Witness: Gennifer Perdomo  
 PRINT: Gennifer Perdomo

Witness: Ruth M Lugo  
 PRINT: Ruth M Lugo

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF June, 2013 BY K. LAWRENCE GRAGG, VICE PRESIDENT OF CC NORTH CENTRAL, LLC, A FLORIDA LIMITED LIABILITY COMPANY, MANAGING MEMBER OF WPV RESIDENTIAL, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF SAID CC/CLP, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AND WHO IS KNOWN TO ME OR WHO HAS PRODUCED Marilyn Garbett AS IDENTIFICATION.

Marilyn Garbett  
 PRINT: MARILYN GARBETT

NOTARY PUBLIC Florida AT LARGE  
 STATE OF Florida  
 MY COMMISSION EXPIRES: 8/7/2013  
 PERSONALLY KNOWN:  
 OR PRODUCED I.D. Teri L. Hansen  
 (CHECK ONE OF THE ABOVE)  
 TYPE OF I.D. PRODUCED:



PREPARED BY:  
**A & J Land Surveyors, Inc.**  
 5847 Luella Street  
 Jacksonville, Florida 32207  
 Telephone (904) 346-1733  
 Fax (904) 346-1736

CITY DEV. No. 5367.9 PSD #2004-058  
 5367.4



# VILLAGES OF WESTPORT - PHASE 2

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CLERK'S CERTIFICATE **2013239768**

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED, ACCEPTED AND APPROVED BY THE CITY OF JACKSONVILLE, FLORIDA AND SUBMITTED TO ME FOR RECORDING, AND IS RECORDED IN PLAT BOOK **66**, PAGES **115-118** OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA THIS **17** DAY OF **SEPTEMBER**, 2013.

BY: *[Signature]*  
RONNIE FUSSELL, CLERK OF THE CIRCUIT COURT

BY: *[Signature]*  
JUAN MARSHALL, DEPUTY CLERK

### PLAT CONFORMITY REVIEW

THIS PLAT HAS BEEN REVIEWED AND FOUND IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES, THIS **17** DAY OF **SEPTEMBER**, 2013.

*[Signature]*  
DANNY S. WHEELER, PSM  
PROFESSIONAL LAND SURVEYOR NUMBER 6902

UNPLATTED LANDS OF THE BLOODWORTH DONATION, SECTION 38, TOWNSHIP 1 NORTH, RANGE 25 EAST

UNPLATTED LANDS OF THE N. 1/4 OF SECTION 35, TOWNSHIP 1 NORTH, RANGE 25 EAST

UNPLATTED LANDS OF THE S. 1/4 OF SECTION 35, TOWNSHIP 1 NORTH, RANGE 25 EAST

UNPLATTED LANDS OF SECTION 36, TOWNSHIP 1 NORTH, RANGE 25 EAST

LEGEND

ESMT.	EASEMENT
O.R.	OFFICIAL RECORDS
P.G.	PAGE
(O.A.)	OVERALL
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.D.	POINT OF COMPOUND CURVE
R.	RADIUS
L.	ARC LENGTH
CH.	CHORD DISTANCE
C4.	TABULATED CURVE DATA
V.N.B.	VEGETATED NATURAL BUFFER
R/W.	RIGHT OF WAY
●	FOUND PERMANENT REFERENCE MONUMENT (AS NOTED)
■	DENOTES PERMANENT REFERENCE MONUMENT SET L.B. NO. 6661
●	DENOTES PERMANENT CONTROL POINT SET L.B. NO. 6661
E	STREET NAME CHANGE
T.O.B.	TOP OF BANK
C	CENTERLINE
DIST.	DISTANCE

### 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 **17** DAY OF **SEPTEMBER**, 2013.

SIGNATURE: *[Signature]*  
PRINT NAME: **JAMES M. ROBINSON**  
JAMES M. ROBINSON, P.E.  
DIRECTOR OF PUBLIC WORKS

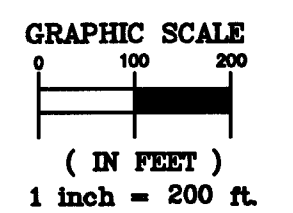
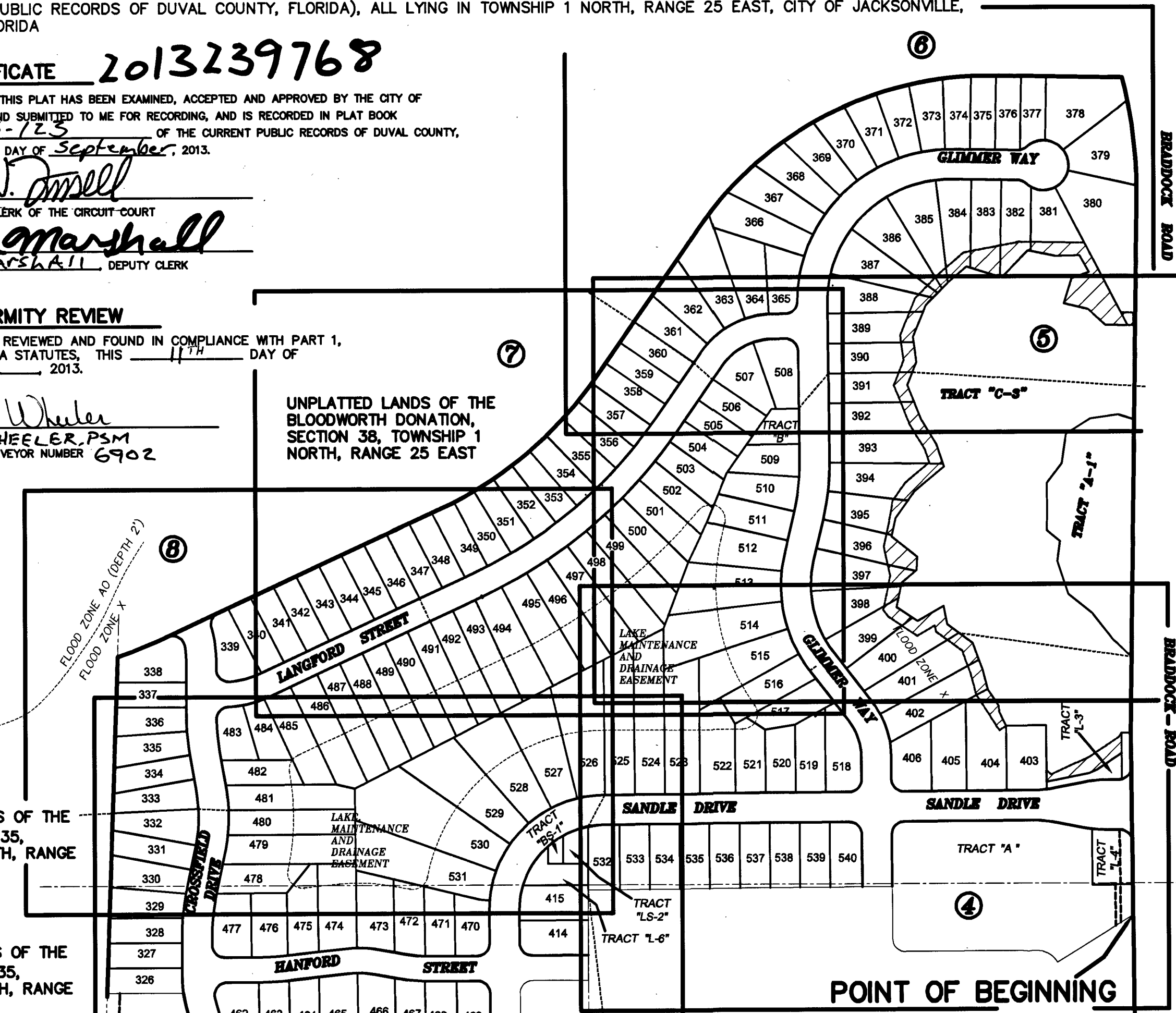
### KEY MAP

#### SURVEYOR'S CERTIFICATE

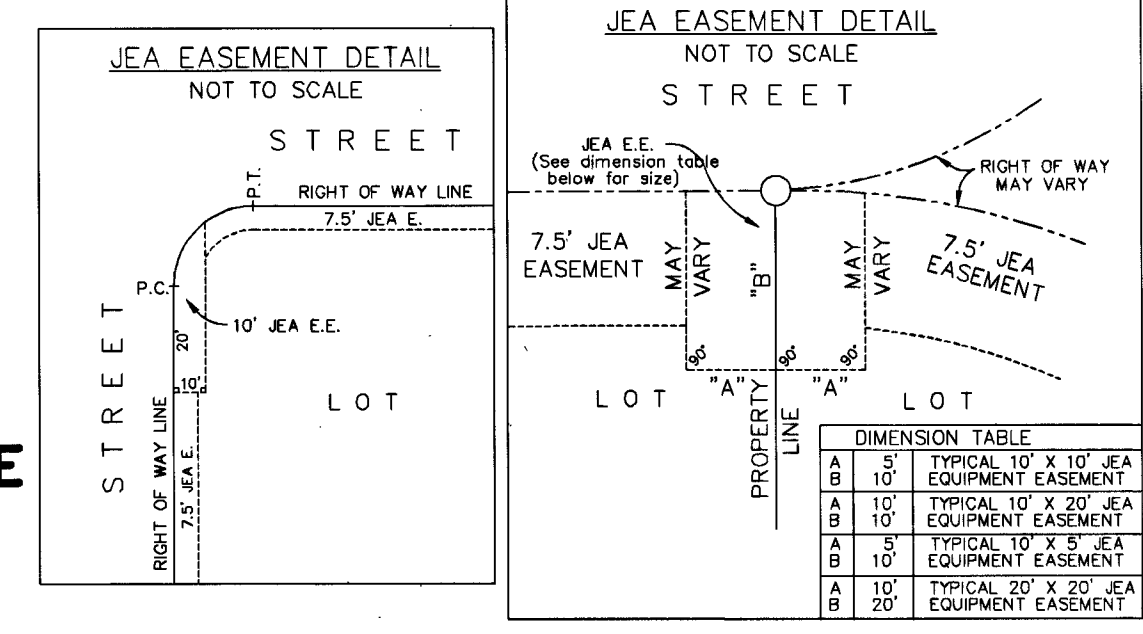
THIS IS TO CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED IN THE CAPTION, THAT THE SURVEY WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA COMPLIES WITH ALL THE REQUIREMENTS OF FLORIDA STATUTE 177, THAT PERMANENT REFERENCE MONUMENTS (PRM), PERMANENT CONTROL POINTS (PCP), AND LOT CORNERS HAVE BEEN OR WILL BE MONUMENTED IN ACCORDANCE WITH CHAPTER 177.001, FLORIDA STATUTES, CHAPTER 61G17-8.003, FLORIDA ADMINISTRATIVE CODE, AND SECTION 654.110, ORDINANCE CODE OF THE CITY OF JACKSONVILLE, FLORIDA.

CERTIFIED THIS **17** DAY OF **SEPTEMBER**, 2013.

*[Signature]*  
JONATHAN B. BOWAN  
PROFESSIONAL LAND SURVEYOR No. 4600  
5847 Luella Street  
Jacksonville, Florida 32207  
Fax (904) 346-1733  
Phone (904) 346-1733



- #### GENERAL NOTES
- BASIS OF BEARINGS: STATE PLANE CO-ORDINATES SHOWN HEREON ARE BASED ON NORTH AMERICAN DATUM (NAD) 1983 (1990), FLORIDA EAST ZONE, U.S. FEET. STATION NAMES ARE AS FOLLOWS: STATION NAME: 110 72 A09 (NGS ID: BC0968); STATION NAME: 110 72 A10 (NGS ID: BC0969).
  - EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS WHICH MAY IMPEDE THE USE OF SAID EASEMENTS, BY THE CITY. THE CONSTRUCTION OF DRIVEWAYS AND THE INSTALLATION OF FENCES, HEDGES AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL, AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND/OR REPLACEMENT OF SUCH ITEMS.
  - 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.
  - EASEMENTS SHOWN HEREON ARE FOR DRAINAGE, UTILITIES AND SEWERS, UNLESS OTHERWISE NOTED.
  - ALL DRAINAGE EASEMENTS ARE UNOBSTRUCTED UNLESS OTHERWISE NOTED.
  - THE TABULATED LINE AND CURVE TABLES SHOWN ON EACH SHEET ARE APPLICABLE ONLY TO THE LINES AND CURVES THAT APPEAR ON THAT SHEET.
  - 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.
  - 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 NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.
  - CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN CONJUNCTION WITH THE UNDERGROUND DISTRIBUTION SYSTEM.
  - "JA-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.
  - "JA-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.
  - (100.00') DENOTES DISTANCE TO EASEMENTS OR UPLAND BUFFERS.
  - LANDS LOCATED IN A SFHA & SUBSEQUENTLY REMOVED BY LOMR/A: A LETTER OF MAP REVISION/AMENDMENT (LOMR/A) CASE NO. 12-04-6121P, WITH AN ISSUE DATE OF FEBRUARY 21, 2013 AND AN EFFECTIVE DATE OF: JULY 8, 2013 HAS BEEN ISSUED FOR THIS PROJECT. THE BUILDABLE PORTION OF THE LOTS NO LONGER FALL WITHIN THE SPECIAL FLOOD HAZARD (SFHA) AS DEPICTED ON FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY NUMBER 120077, PANEL NO. 0055, SUFFIX E, DATED AUGUST 15, 1989. THIS DETERMINATION SUPERSEDES THE MAPS, COPIES OF THIS LETTER AND DOCUMENTATION OF THE CHANGES AND ORIGINAL SUBMITTAL ARE PUBLIC RECORD. THESE FILES ARE AVAILABLE AT THE COMMUNITY'S FLOODPLAIN MANAGEMENT REPOSITORY, DEVELOPMENT SERVICES DIVISION, DEPARTMENT OF PLANNING AND DEVELOPMENT, CITY OF JACKSONVILLE. THE FIRM INFORMATION AND DELINEATIONS ON THIS PLAT ARE VALID ONLY FOR DATES UP TO AND INCLUDING THE EFFECTIVE RECORDING DATE OF THIS PLAT. THERE MAY 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, DEVELOPMENT SERVICES DIVISION, DEPARTMENT OF PLANNING AND DEVELOPMENT, CITY OF JACKSONVILLE.
  - THE SUBJECT PROPERTY IS LOCATED WITHIN JA AIR INSTALLATION COMPATIBLE USE ZONE ("AICUZ") NOISE ZONE 2. DESIGN AND CONSTRUCTION OF RESIDENCES LOCATED UPON THE PROPERTY MUST PROVIDE FOR A NOISE LEVEL REDUCTION OF TWENTY-FIVE DBA.
  - THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
  - PER CERTIFICATE OF TITLE, THE FOLLOWING ITEMS WERE REVEALED WITH RESPECT TO THIS PLAT:
    - A) MORTGAGE, FINANCING STATEMENT AND SECURITY AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 12723, PAGE 62, TOGETHER WITH MORTGAGE MODIFICATION AGREEMENT EVIDENCING RENEWAL NOTE RECORDED IN OFFICIAL RECORDS BOOK 15142, PAGE 1628, AND AS ASSIGNED TO CC/CLP, LLC A FLORIDA LIMITED LIABILITY COMPANY, BY ASSIGNMENT OF MORTGAGE AND SECURITY DOCUMENTS RECORDED IN OFFICIAL RECORDS BOOK 18024, PAGE 1317.
    - B) CONSERVATION EASEMENT TO THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT AS RECORDED IN OFFICIAL RECORDS BOOK 15540, PAGE 587.
    - C) DEVELOPMENT AGREEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 10335, PAGE 172.
    - D) USE RESTRICTIONS AND COVENANTS AS SET FORTH IN OFFICIAL RECORDS BOOK 10802, PAGE 493.
    - E) COVENANTS AS SET FORTH IN OFFICIAL RECORDS BOOK 10808, PAGE 1155.
    - F) NOTICE OF ESTABLISHMENT OF THE VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT RECORDED IN OFFICIAL RECORDS BOOK 11894, PAGE 1380.
    - G) NOTICE OF FAIR SHARE ASSESSMENT CONTRACT RECORDED IN OFFICIAL RECORDS BOOK 12002, PAGE 2472.
    - H) VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT NOTICE OF THE IMPOSITION OF SPECIAL ASSESSMENTS RECORDED IN OFFICIAL RECORDS BOOK 12261, PAGE 157.
    - I) DECLARATION OF CONSENT TO JURISDICTION OF COMMUNITY DEVELOPMENT DISTRICT AND THE IMPOSITION OF SPECIAL ASSESSMENTS RECORDED IN OFFICIAL RECORDS BOOK 12368, PAGE 2228.
    - J) DECLARATION OF CONSENT TO JURISDICTION TO COMMUNITY DEVELOPMENT DISTRICT AND THE IMPOSITION OF SPECIAL ASSESSMENTS RECORDED IN OFFICIAL RECORDS BOOK 12368, PAGE 2237.
    - K) ORDINANCE 2006-92-E RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335.
    - L) DISCLOSURE OF PUBLIC FINANCING AND MAINTENANCE OF IMPROVEMENTS TO REAL PROPERTY UNDERTAKEN BY THE VILLAGES OF WESTPORT COMMUNITY DEVELOPMENT DISTRICT RECORDED IN OFFICIAL RECORDS BOOK 14852, PAGE 2254.
    - M) REVOCABLE PERMIT AND INDEMNIFICATION AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 15768, PAGE 934.



### POINT OF REFERENCE

THE NORTHEASTERLY CORNER OF TRACT "C-2" VILLAGES OF WESTPORT - PHASE 1

A & J Land Surveyors, Inc.  
5847 Luella Street  
Jacksonville, Florida 32207  
Telephone (904) 346-1733  
Fax (904) 346-1736  
CITY DEV. No. 5367.4 PSD NO. 2004-058  
5367.4

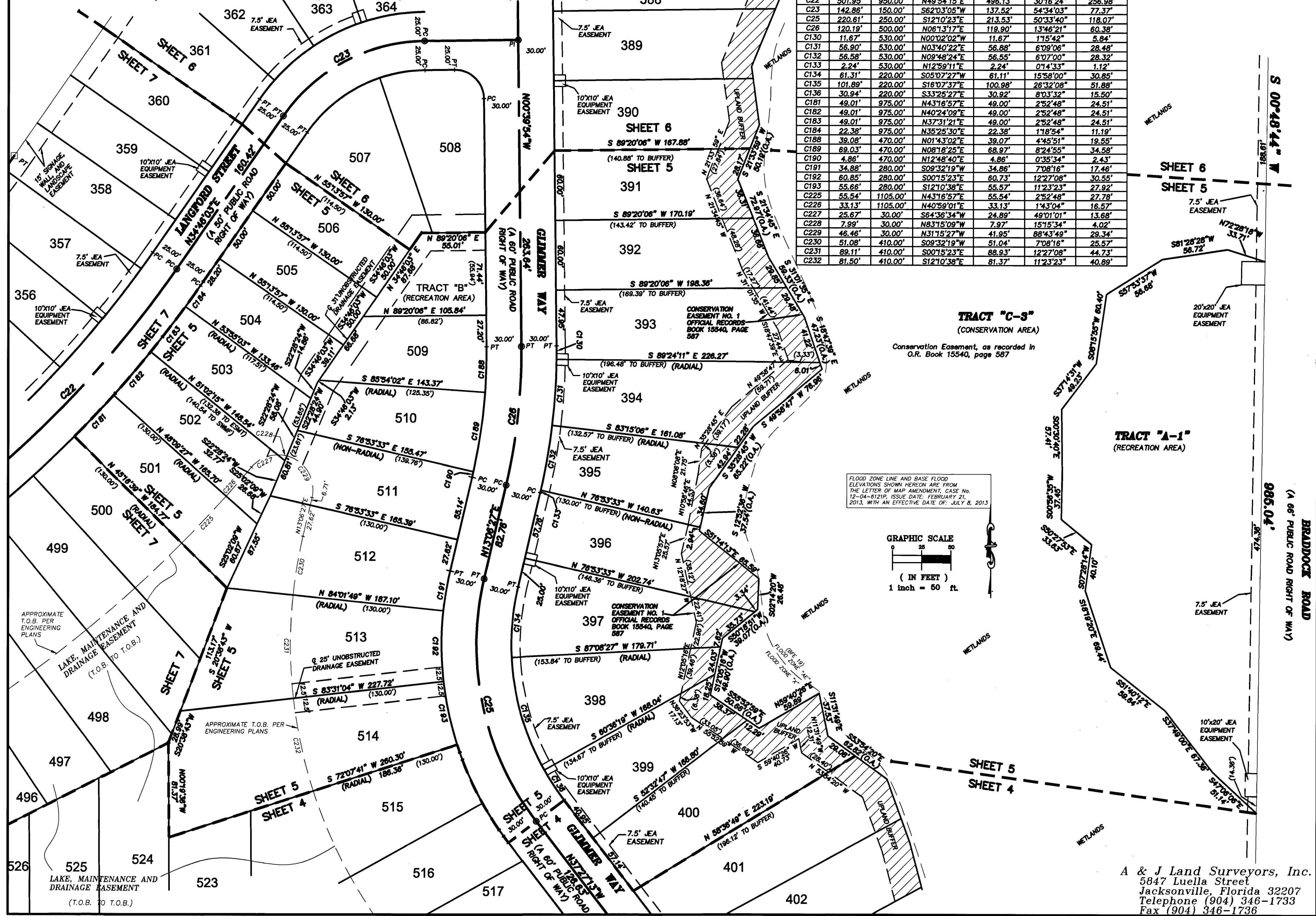


# VILLAGES OF WESTPORT - PHASE 2

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA 388

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C22	501.95'	950.00'	N49°54'15"E	496.13'	307°16'24"	256.98'
C23	142.86'	150.00'	S62°03'05"W	137.52'	54°34'03"	77.37'
C25	220.61'	250.00'	S121°02'37"E	213.53'	50°33'40"	118.07'
C26	120.19'	500.00'	N06°13'17"E	119.80'	134°8'21"	60.38'
C130	11.67'	530.00'	N00°02'02"W	11.67'	1°15'42"	5.84'
C131	56.90'	530.00'	N03°40'22"E	56.88'	6°09'06"	28.48'
C132	56.58'	530.00'	N08°48'24"E	56.55'	6°07'00"	28.32'
C133	2.24'	530.00'	N12°59'11"E	2.24'	0°14'33"	1.12'
C134	61.31'	220.00'	S05°07'27"W	61.11'	15°58'00"	30.85'
C135	101.89'	220.00'	S16°07'37"E	100.98'	26°32'08"	51.88'
C136	30.94'	220.00'	S33°25'27"E	30.92'	8°03'32"	15.50'
C181	49.01'	975.00'	N43°16'57"E	49.00'	2°52'48"	24.51'
C182	49.01'	975.00'	N40°24'09"E	49.00'	2°52'48"	24.51'
C183	49.01'	975.00'	N37°31'21"E	49.00'	2°52'48"	24.51'
C184	22.38'	975.00'	N35°25'30"E	22.38'	1°18'54"	11.19'
C188	39.08'	470.00'	N01°43'02"E	39.07'	4°45'51"	19.65'
C189	69.03'	470.00'	N08°18'25"E	68.97'	8°24'55"	34.58'
C190	4.86'	470.00'	N12°48'40"E	4.86'	0°35'34"	2.43'
C191	34.88'	280.00'	S09°32'19"W	34.86'	7°08'16"	17.48'
C192	60.85'	280.00'	S00°15'23"E	60.73'	12°27'08"	30.55'
C193	55.66'	280.00'	S12°10'38"E	55.57'	11°23'23"	27.92'
C225	55.54'	1105.00'	N43°16'57"E	55.54'	2°52'48"	27.78'
C226	33.13'	1105.00'	N40°59'01"E	33.13'	1°43'04"	16.57'
C227	25.67'	30.00'	S64°36'34"W	24.89'	49°01'01"	13.68'
C228	7.99'	30.00'	N83°15'09"W	7.97'	15°15'34"	4.02'
C229	42.46'	30.00'	N31°15'27"W	41.89'	88°43'49"	29.34'
C230	51.08'	410.00'	S09°32'19"W	51.04'	7°08'16"	25.57'
C231	89.11'	410.00'	S00°15'23"E	88.93'	12°27'08"	44.73'
C232	81.50'	410.00'	S12°10'38"E	81.37'	11°23'23"	40.89'

SEE SHEET THREE (3) FOR GENERAL NOTES



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5847 Luella Street  
Jacksonville, Florida 32207  
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Fax (904) 346-1736  
CITY DEV. No. 5367.4 PDS NO. 2004-058  
5367.4

# VILLAGES OF WESTPORT - PHASE 2

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

PLAT BOOK 66 PAGE 120

SHEET No. 6 of 9 SHEETS

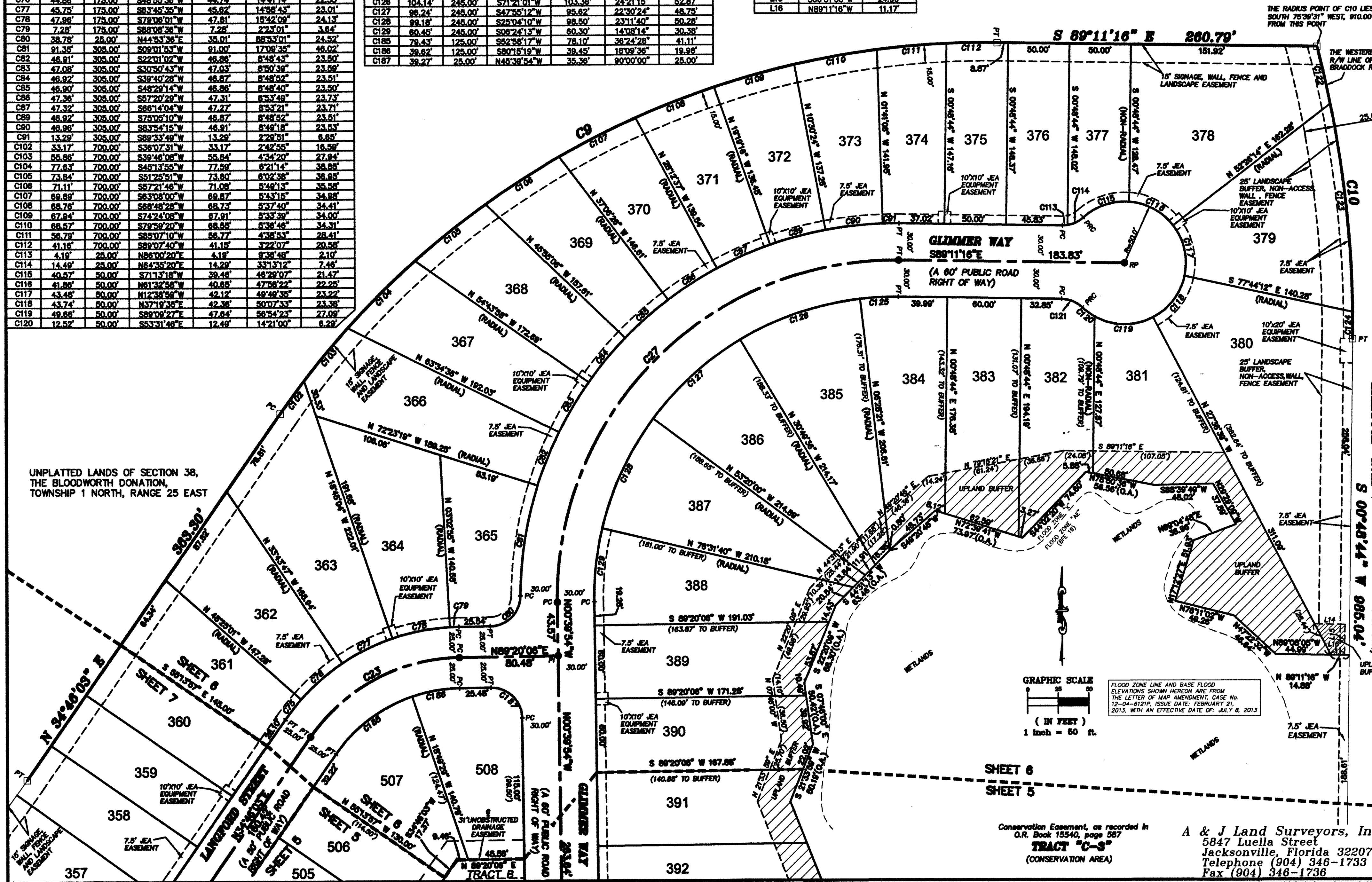
SEE SHEET THREE (3) FOR GENERAL NOTES

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C9	884.72'	700.00'	N82°47'24"E	857.74'	58°02'41"	372.55'
C10	240.89'	910.00'	S06°45'53"E	239.89'	18°00'14"	121.05'
C23	142.88'	150.00'	S82°03'05"W	137.52'	54°34'03"	77.37'
C27	439.08'	279.00'	S45°04'25"W	393.89'	91°28'38"	282.18'
C75	20.82'	175.00'	S38°10'31"W	20.82'	8°48'59"	10.42'
C76	44.88'	175.00'	S48°55'36"W	44.74'	14°41'14"	22.53'
C77	45.78'	175.00'	S63°45'35"W	45.82'	14°38'43"	23.01'
C78	47.88'	175.00'	S78°06'01"W	47.81'	18°42'09"	24.12'
C79	7.28'	175.00'	S88°06'36"W	7.28'	2°23'01"	3.64'
C80	38.78'	25.00'	N44°53'36"E	35.01'	86°53'01"	24.52'
C81	91.35'	305.00'	S09°01'53"W	91.00'	17°09'39"	46.02'
C82	46.91'	305.00'	S22°01'02"W	46.88'	8°48'43"	23.50'
C83	47.08'	305.00'	S30°50'43"W	47.03'	8°50'39"	23.59'
C84	46.92'	305.00'	S39°40'28"W	46.87'	8°48'52"	23.51'
C85	46.90'	305.00'	S48°29'14"W	46.86'	8°48'40"	23.50'
C86	47.38'	305.00'	S57°20'29"W	47.31'	8°53'49"	23.73'
C87	47.32'	305.00'	S66°14'04"W	47.27'	8°58'21"	23.71'
C88	46.82'	305.00'	S75°05'10"W	46.87'	8°48'59"	23.51'
C89	46.88'	305.00'	S83°54'15"W	46.81'	8°48'18"	23.53'
C91	13.29'	305.00'	S89°33'48"W	13.29'	2°28'51"	6.65'
C102	33.17'	700.00'	S36°07'31"W	33.17'	2°42'56"	16.59'
C103	55.88'	700.00'	S38°46'05"W	55.84'	4°34'20"	27.94'
C104	77.63'	700.00'	S45°13'55"W	77.59'	6°21'14"	38.85'
C105	73.84'	700.00'	S51°25'51"W	73.80'	6°02'38"	36.95'
C106	71.11'	700.00'	S57°21'48"W	71.08'	5°45'15"	35.58'
C107	69.89'	700.00'	S63°08'00"W	69.87'	5°45'15"	34.89'
C108	69.78'	700.00'	S68°48'28"W	69.73'	5°37'40"	34.61'
C109	67.94'	700.00'	S74°24'08"W	67.91'	5°33'39"	34.00'
C110	66.57'	700.00'	S79°59'20"W	66.55'	5°28'46"	33.31'
C111	58.72'	700.00'	S85°07'10"W	58.77'	4°38'13"	28.41'
C112	41.15'	700.00'	S89°07'40"W	41.15'	3°22'07"	20.58'
C113	4.19'	25.00'	N86°00'20"E	4.19'	9°38'48"	2.10'
C114	14.49'	25.00'	N64°35'20"E	14.29'	33°13'12"	7.46'
C115	40.57'	50.00'	S71°15'18"W	39.48'	48°28'07"	21.47'
C116	41.88'	50.00'	N81°32'56"W	40.85'	47°58'22"	22.25'
C117	43.48'	50.00'	N112°38'56"W	42.12'	48°48'39"	23.22'
C118	43.74'	50.00'	N37°19'35"E	42.36'	50°07'33"	23.36'
C119	48.88'	50.00'	S89°09'27"E	47.84'	58°34'23"	27.09'
C120	12.92'	50.00'	S53°31'46"E	12.48'	14°21'00"	6.28'

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C121	18.89'	25.00'	N87°45'18"W	18.26'	42°50'00"	9.81'
C122	47.85'	910.00'	N12°48'56"W	47.84'	3°01'08"	23.98'
C123	170.89'	910.00'	N08°58'23"W	170.74'	10°45'58"	85.75'
C124	21.74'	910.00'	N00°07'40"E	21.74'	1°22'08"	10.87'
C125	31.15'	245.00'	S87°07'12"W	31.13'	7°17'05"	15.80'
C126	104.14'	245.00'	S71°21'01"W	103.36'	24°21'15"	52.87'
C127	98.24'	245.00'	S47°55'12"W	95.82'	22°30'24"	48.75'
C128	89.18'	245.00'	S28°04'10"W	88.50'	23°11'40"	45.28'
C129	60.45'	245.00'	S06°24'13"W	60.30'	14°08'14"	30.38'
C185	78.43'	125.00'	S82°58'17"W	78.10'	38°24'28"	41.11'
C186	38.82'	125.00'	S80°15'19"W	38.45'	18°09'36"	19.88'
C187	38.27'	25.00'	N45°39'54"W	35.36'	80°00'00"	25.00'

LINE	BEARING	LENGTH
L14	S89°08'05"E	24.73'
L15	S00°51'55"W	24.88'
L16	N89°11'16"W	11.17'

UNPLATTED LANDS OF SECTION 38, THE BLOODWORTH DONATION, TOWNSHIP 1 NORTH, RANGE 25 EAST

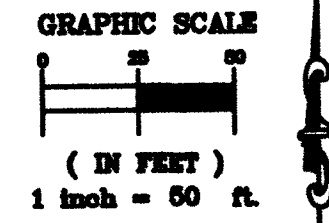


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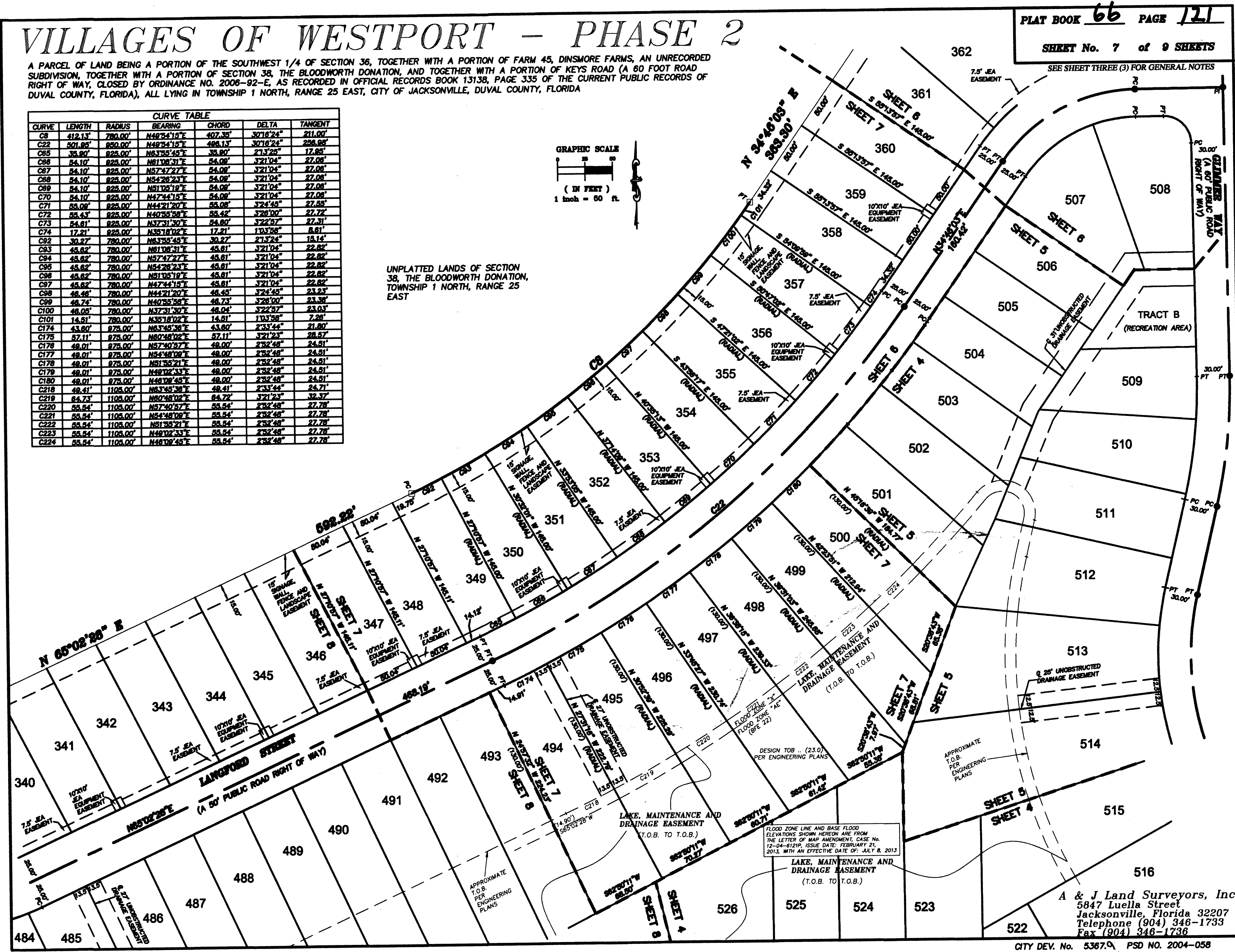
# VILLAGES OF WESTPORT - PHASE 2

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-82-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C1	412.13'	780.00'	N48°24'15"E	407.38'	307°24'	211.00'
C2	501.85'	825.00'	N48°24'15"E	496.13'	307°24'	258.98'
C3	38.92'	825.00'	N63°55'45"E	35.80'	271°28'	17.85'
C4	54.10'	825.00'	N61°08'31"E	54.08'	321°04'	27.08'
C5	54.10'	825.00'	N57°47'27"E	54.08'	321°04'	27.08'
C6	54.10'	825.00'	N54°26'23"E	54.08'	321°04'	27.08'
C7	54.10'	825.00'	N51°05'19"E	54.08'	321°04'	27.08'
C8	54.10'	825.00'	N47°44'15"E	54.08'	321°04'	27.08'
C9	55.08'	825.00'	N44°21'20"E	55.08'	324°45'	27.85'
C10	55.43'	825.00'	N40°55'58"E	55.43'	328°00'	27.72'
C11	54.81'	825.00'	N37°31'30"E	54.80'	324°57'	27.81'
C12	17.21'	825.00'	N33°18'02"E	17.21'	113°32'	8.61'
C13	30.87'	780.00'	N33°18'02"E	30.87'	271°24'	15.14'
C14	45.82'	780.00'	N31°05'31"E	45.81'	321°04'	22.82'
C15	45.82'	780.00'	N27°47'27"E	45.81'	321°04'	22.82'
C16	45.82'	780.00'	N24°26'23"E	45.81'	321°04'	22.82'
C17	45.82'	780.00'	N21°05'19"E	45.81'	321°04'	22.82'
C18	45.82'	780.00'	N17°44'15"E	45.81'	321°04'	22.82'
C19	46.46'	780.00'	N14°21'20"E	46.45'	324°45'	23.23'
C20	46.74'	780.00'	N10°55'58"E	46.73'	328°00'	23.38'
C21	46.05'	780.00'	N7°31'30"E	46.04'	324°57'	23.03'
C22	14.51'	780.00'	N3°18'02"E	14.51'	113°32'	7.28'
C23	43.80'	875.00'	N3°18'02"E	43.80'	233°44'	21.80'
C24	37.11'	875.00'	N0°46'04"E	37.11'	321°32'	18.57'
C25	48.01'	875.00'	N5°48'09"E	48.00'	232°48'	24.51'
C26	48.01'	875.00'	N10°50'21"E	48.00'	232°48'	24.51'
C27	48.01'	875.00'	N15°52'33"E	48.00'	232°48'	24.51'
C28	48.01'	875.00'	N20°54'45"E	48.00'	232°48'	24.51'
C29	48.41'	1105.00'	N25°56'57"E	48.41'	235°44'	24.71'
C30	54.73'	1105.00'	N30°59'09"E	54.72'	321°23'	32.37'
C31	55.54'	1105.00'	N35°01'21"E	55.54'	232°48'	27.78'
C32	55.54'	1105.00'	N39°03'33"E	55.54'	232°48'	27.78'
C33	55.54'	1105.00'	N43°05'45"E	55.54'	232°48'	27.78'
C34	55.54'	1105.00'	N47°07'57"E	55.54'	232°48'	27.78'



UNPLATTED LANDS OF SECTION 38, THE BLOODWORTH DONATION, TOWNSHIP 1 NORTH, RANGE 25 EAST



SEE SHEET THREE (3) FOR GENERAL NOTES

DESIGN TOB (23.0) PER ENGINEERING PLANS  
 FLOOD ZONE LINE AND BASE FLOOD ELEVATIONS SHOWN HEREON ARE FROM THE LETTER OF MAP AMENDMENT, CASE NO. 12-04-812P, ISSUE DATE: FEBRUARY 21, 2013, WITH AN EFFECTIVE DATE OF: JULY 8, 2013

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# VILLAGES OF WESTPORT - PHASE 2

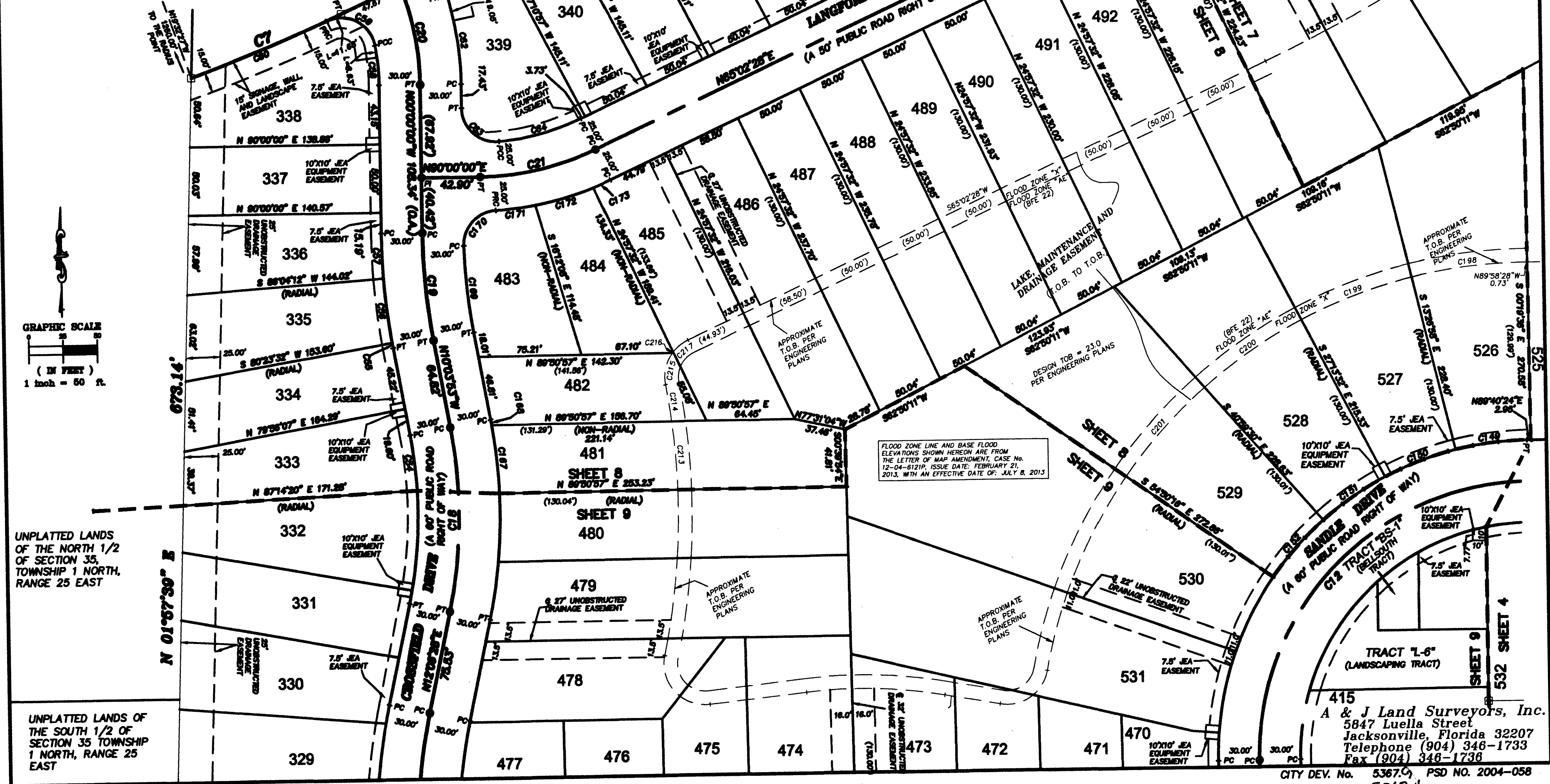
A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2006-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET THREE (3) FOR GENERAL NOTES

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C7	118.15'	1260.00'	N87°45'00"E	118.11'	05°28'05"	58.82'
C12	314.18'	800.00'	S44°40'24"W	282.84'	80°09'00"	200.00'
C18	138.48'	350.00'	N01°01'17"E	134.80'	82°10'22"	88.52'
C19	78.05'	480.00'	S80°01'37"E	78.85'	12°33'45"	38.63'
C20	74.37'	800.00'	N10°39'02"W	73.84'	21°18'18"	37.62'
C21	67.12'	800.00'	N77°31'14"E	66.44'	24°37'34"	44.26'
C24	40.78'	350.00'	N08°24'47"W	40.78'	7°18'13"	20.42'
C25	3.83'	480.00'	S02°50'10"E	3.83'	02°27'28"	1.92'
C26	47.55'	480.00'	S06°46'08"E	47.55'	6°30'40"	23.82'
C27	32.82'	480.00'	S01°37'24"E	32.82'	1°38'48"	16.42'
C28	28.35'	175.00'	N04°38'42"W	28.35'	8°53'33"	14.21'
C29	45.81'	25.00'	N83°08'37"W	38.54'	104°32'08"	32.31'
C30	107.47'	1260.00'	N88°00'58"E	107.44'	4°33'14"	53.77'
C31	35.98'	25.00'	S24°17'50"W	32.63'	81°28'16"	21.84'
C32	68.02'	230.00'	N08°13'24"E	65.78'	16°28'48"	33.24'
C33	41.29'	25.00'	S47°18'20"E	38.72'	84°57'41"	22.11'
C34	82.10'	175.00'	N73°12'23"E	81.77'	20°19'21"	31.36'
C35	52.85'	230.00'	S83°10'43"W	52.56'	13°02'21"	28.45'
C36	55.30'	230.00'	S89°38'45"W	55.17'	13°46'34"	27.78'
C37	55.28'	230.00'	S55°33'28"W	55.15'	13°45'58"	27.78'
C38	55.58'	230.00'	S42°05'07"W	55.45'	13°20'46"	27.83'
C39	50.27'	380.00'	N06°40'51"W	50.23'	7°34'57"	24.12'
C40	3.84'	350.00'	N06°38'04"W	3.84'	02°38'29"	1.92'
C41	63.81'	480.00'	S02°31'17"E	63.85'	6°33'08"	32.02'
C42	38.64'	25.00'	S42°55'38"W	34.80'	86°32'46"	24.37'
C43	28.20'	225.00'	N63°28'58"E	28.18'	7°28'05"	14.62'
C44	44.10'	225.00'	N74°18'01"E	44.07'	11°37'48"	22.12'

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C173	13.72'	225.00'	N88°33'17"E	13.72'	3°28'40"	6.86'
C188	84.88'	350.00'	N83°12'24"E	84.48'	13°28'41"	42.54'
C189	84.88'	350.00'	S89°30'46"W	88.35'	13°46'30"	43.48'
C200	86.50'	350.00'	S55°33'28"W	86.28'	13°45'58"	43.48'
C201	87.00'	350.00'	S42°05'07"W	86.78'	13°20'47"	43.21'
C213	80.18'	810.00'	N04°18'53"W	80.15'	8°38'04"	28.02'
C214	27.11'	810.00'	N08°38'15"W	27.11'	3°02'46"	13.56'
C215	24.51'	34.00'	S13°18'28"W	23.84'	46°48'08"	12.88'
C216	0.78'	30.00'	S37°25'06"W	0.78'	1°27'11"	0.38'
C217	14.08'	30.00'	S31°33'24"W	13.85'	28°23'46"	7.17'

UNPLATTED LANDS OF SECTION 38, THE BLOODWORTH DONATION, TOWNSHIP 1 NORTH, RANGE 25 EAST

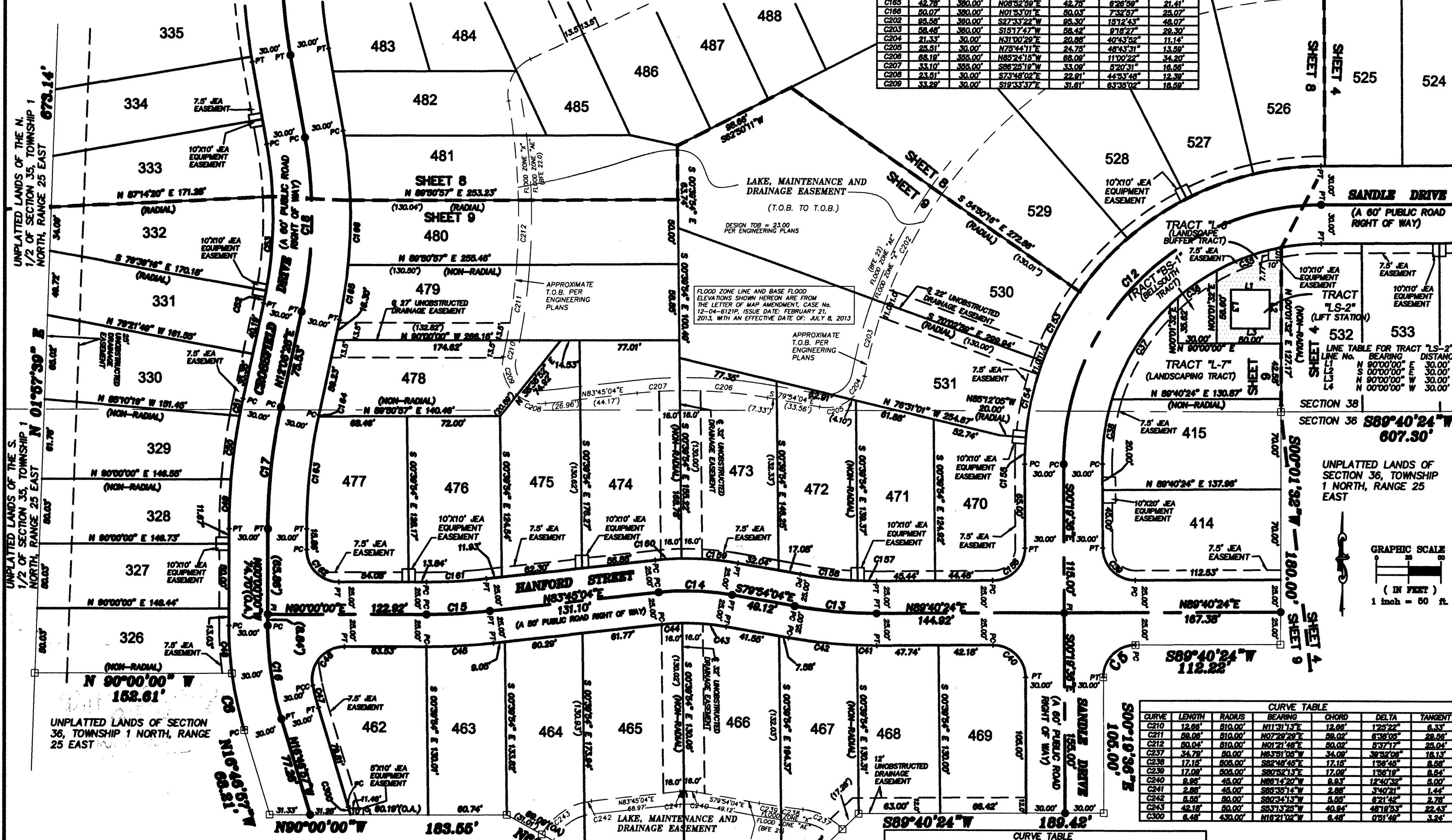


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 5367.4

# VILLAGES OF WESTPORT - PHASE 2

A PARCEL OF LAND BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 36, TOGETHER WITH A PORTION OF FARM 45, DINSMORE FARMS, AN UNRECORDED SUBDIVISION, TOGETHER WITH A PORTION OF SECTION 38, THE BLOODWORTH DONATION, AND TOGETHER WITH A PORTION OF KEYS ROAD (A 60 FOOT ROAD RIGHT OF WAY, CLOSED BY ORDINANCE NO. 2008-92-E, AS RECORDED IN OFFICIAL RECORDS BOOK 13138, PAGE 335 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA), ALL LYING IN TOWNSHIP 1 NORTH, RANGE 25 EAST, CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C158	44.67	325.00'	S83°48'48"E	44.54'	78°12'28"	22.33'
C159	43.77	265.00'	N85°28'27"W	43.70'	111°08'48"	21.85'
C160	30.43	225.00'	S82°12'02"W	30.42'	87°02'07"	15.21'
C161	46.35	425.00'	N85°52'32"E	46.33'	87°45'50"	23.17'
C162	38.27	28.00'	S45°00'00"E	38.26'	90°00'00"	25.00'
C163	87.77	420.00'	S05°38'11"W	87.61'	113°28'22"	44.04'
C164	0.89	430.00'	S12°02'23"W	0.89'	0°00'00"	0.44'
C165	42.75	380.00'	N85°55'52"E	42.73'	82°02'58"	21.41'
C166	50.07	380.00'	N01°53'01"E	50.03'	75°03'07"	25.07'
C202	85.58	380.00'	S27°53'22"W	85.30'	181°24'53"	48.07'
C203	58.48	380.00'	S17°17'47"W	58.42'	81°18'27"	29.30'
C204	21.33	30.00'	N31°02'29"E	20.88'	40°43'58"	11.14'
C205	28.51	33.00'	N72°44'11"E	28.25'	82°02'58"	13.62'
C206	88.18	385.00'	N82°24'15"W	88.00'	110°02'22"	34.50'
C207	33.10	385.00'	S88°28'18"W	33.00'	87°01'31"	16.58'
C208	23.91	30.00'	S73°48'02"E	22.91'	44°53'48"	12.30'
C209	33.29	30.00'	S19°33'57"E	31.61'	83°39'02"	18.59'



CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C5	38.27	28.00'	S45°00'00"E	38.26'	90°00'00"	25.00'
C6	44.64	380.00'	N12°11'08"W	44.62'	87°11'48"	22.32'
C7	34.58	300.00'	S45°00'00"E	34.58'	90°00'00"	25.00'
C8	43.88	380.00'	S81°02'30"W	43.87'	102°02'33"	21.93'
C9	87.07	300.00'	N88°04'30"W	86.97'	182°03'33"	38.73'
C10	48.08	480.00'	N88°34'30"E	48.07'	87°43'38"	24.59'
C11	73.83	480.00'	S88°23'28"E	72.87'	181°08'37"	38.89'
C12	88.02	480.00'	S88°11'17"E	84.82'	183°08'28"	42.43'
C13	138.45	380.00'	N01°11'17"E	134.80'	87°02'58"	68.59'
C14	63.38	170.00'	S10°14'48"W	63.14'	172°38'58"	38.80'
C15	38.88	170.00'	S88°16'18"W	38.82'	182°11'38"	18.48'
C16	85.17	170.00'	S12°48'58"W	83.84'	172°04'37"	48.87'
C17	85.78	170.00'	S88°13'30"E	80.84'	173°08'17"	48.87'
C18	38.27	28.00'	S45°00'00"E	38.26'	90°00'00"	25.00'

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C40	38.27	28.00'	N45°00'00"E	38.26'	90°00'00"	25.00'
C41	18.27	375.00'	S88°08'37"E	18.27'	87°00'00"	7.84'
C42	82.87	375.00'	S43°08'20"E	82.82'	87°00'00"	38.43'
C43	34.38	175.00'	N85°31'45"W	34.38'	111°18'18"	17.84'

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C44	18.58	175.00'	S88°17'50"W	18.58'	87°00'00"	7.78'
C45	81.81	475.00'	N88°34'30"E	81.79'	87°43'58"	24.63'
C46	44.58	25.00'	S38°24'30"W	44.57'	108°11'01"	34.87'
C47	12.68	220.00'	S14°02'00"E	12.68'	43°02'00"	8.43'
C48	37.08	280.00'	S03°47'37"E	37.00'	73°05'15"	18.57'
C49	38.37	480.00'	S02°17'24"W	38.36'	43°44'27"	18.18'
C50	48.45	480.00'	S07°31'52"W	48.43'	53°40'08"	24.75'
C51	13.64	480.00'	S11°17'48"W	13.64'	137°33'31"	8.81'
C52	8.84	320.00'	N11°13'30"E	8.84'	170°44'12"	4.92'
C53	73.90	320.00'	N03°47'33"E	73.04'	137°08'24"	36.78'
C54	81.08	230.00'	S27°53'22"W	80.88'	181°24'53"	30.71'
C55	80.88	230.00'	S12°22'28"W	80.85'	180°08'07"	30.59'
C56	20.87	230.00'	S04°43'08"W	20.87'	87°00'00"	28.00'
C57	38.27	28.00'	S45°00'00"E	38.26'	90°00'00"	25.00'
C58	14.87	385.00'	S88°08'34"E	14.87'	87°00'00"	7.28'

CURVE	LENGTH	RADIUS	BEARING	CHORD	DELTA	TANGENT
C210	18.88	810.00'	N11°31'32"E	18.88'	122°32'22"	8.53'
C211	88.08	810.00'	N02°22'02"E	88.08'	83°02'05"	38.58'
C212	80.04	810.00'	N01°21'48"E	80.02'	83°17'17"	25.04'
C213	34.78	80.00'	N83°31'08"W	34.09'	38°38'08"	18.13'
C214	17.15	805.00'	S82°48'48"E	17.15'	158°46'48"	8.58'
C215	17.08	805.00'	S80°21'17"E	17.08'	138°10'17"	8.60'
C216	8.88	48.00'	N88°14'30"E	8.87'	12°40'58"	4.00'
C217	2.88	48.00'	S88°35'14"W	2.88'	33°02'41"	1.44'
C218	8.88	80.00'	S80°24'15"W	8.88'	82°14'48"	2.78'
C219	42.18	80.00'	S83°13'28"W	40.84'	48°18'23"	22.43'
C220	8.48	430.00'	N18°21'02"W	8.48'	0°01'48"	3.24'

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