

# WINDSOR PARKE UNIT TEN

CITY OF JACKSONVILLE DUVAL COUNTY FLORIDA  
SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST

### CAPTION

A PART OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL "A"  
FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST, AND RUN NORTH 01°35'00" WEST, ALONG THE EAST LINE THEREOF, 332.10 FEET; THENCE SOUTH 88°25'00" WEST, A DISTANCE OF 1492.24 FEET TO THE POINT OF BEGINNING.  
FROM THE POINT OF BEGINNING, PROCEED NORTH 31°43'50" EAST, A DISTANCE OF 175.45 FEET; THENCE NORTH 07°57'41" WEST, A DISTANCE OF 176.69 FEET TO A POINT LYING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF WINDSOR PARKE DRIVE NORTH; THENCE ALONG SAID RIGHT-OF-WAY LINE, NORTH 73°42'06" WEST, A DISTANCE OF 75.01 TO A POINT ON A CURVE CONCAVE SOUTHERLY, SAID CURVE HAVING A RADIUS OF 510.00 FEET, THENCE WESTERLY 381.73 FEET ALONG THE ARC OF SAID CURVE, HAVING A CHORD BEARING AND DISTANCE OF SOUTH 84°51'20" WEST, 372.88 FEET; THENCE SOUTH 20°54'15" EAST, A DISTANCE OF 243.15 FEET, LEAVING SAID RIGHT-OF-WAY LINE, THENCE SOUTH 42°36'26" EAST, A DISTANCE OF 364.48 FEET; THENCE NORTH 06°57'57" EAST, 175.83 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH,  
PARCEL "B"  
FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST, AND RUN NORTH 01°35'00" WEST, ALONG THE EAST LINE THEREOF, 332.10 FEET; THENCE SOUTH 88°25'00" WEST, A DISTANCE OF 1492.24 FEET THENCE NORTH 31°43'50" EAST, A DISTANCE OF 175.45 FEET; THENCE NORTH 07°57'41" WEST, A DISTANCE OF 176.69 FEET TO A POINT LYING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF WINDSOR PARKE DRIVE NORTH; THENCE PROCEED NORTH 13°06'08" WEST, A DISTANCE OF 91.83 FEET TO A POINT LYING ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID DRIVE AND THE POINT OF BEGINNING.  
FROM THE POINT OF BEGINNING, PROCEED NORTH 08°49'50" WEST, A DISTANCE OF 640.56 FEET, LEAVING SAID RIGHT-OF-WAY LINE; THENCE NORTH 08°57'11" WEST, A DISTANCE OF 682.06 FEET; THENCE NORTH 25°24'15" WEST, A DISTANCE OF 81.39 FEET; THENCE NORTH 44°00'40" WEST, A DISTANCE OF 44.66 FEET; THENCE NORTH 80°25'35" WEST, A DISTANCE OF 77.62 FEET; THENCE NORTH 89°16'39" WEST, A DISTANCE OF 71.61 FEET; THENCE SOUTH 27°36'19" WEST, A DISTANCE OF 106.50 FEET; THENCE NORTH 74°35'20" WEST, A DISTANCE OF 65.59 FEET; THENCE SOUTH 03°24'16" WEST, A DISTANCE OF 567.87 FEET; THENCE SOUTH 11°46'53" EAST, A DISTANCE OF 877.37 FEET TO A POINT ON A CURVE CONCAVE SOUTHERLY, SAID CURVE HAVING A RADIUS OF 590.00 FEET AND BEING THE NORTHERLY RIGHT-OF-WAY LINE OF SAID DRIVE; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 357.86 FEET TO A POINT OF TANGENCY, SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF NORTH 88°55'19" EAST, 352.40 FEET; THENCE SOUTH 73°42'06" EAST, A DISTANCE OF 29.93 FEET TO THE POINT OF BEGINNING.

### 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 THE CITY ORDINANCE No. 94-533-311 OF SAID CITY, ADOPTED BY ITS COUNCIL, AND ACCEPTED BY ITS MAYOR ON THIS 22<sup>ND</sup> DAY OF JUNE, A.D., 19 94.

Sam G. Manser  
Director of Public Works

1/30/95  
Date

### CLERK'S CERTIFICATE 95-020113

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THE CITY COUNCIL OF THE CITY OF JACKSONVILLE, FLORIDA, AND SUBMITTED TO ME FOR RECORDING, AND IS RECORDED IN PLAT BOOK 49, PAGES 61 AND 61C OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, THIS 31<sup>ST</sup> DAY OF JANUARY, A.D., 19 95.

Henry W. Cook  
Henry W. Cook, Clerk of the Circuit Court

M. Y. Adams  
Deputy Clerk

### SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A 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 OF THE REQUIREMENTS OF FLORIDA STATUTE 177, THAT THE SURVEY AND LEGAL DESCRIPTION ARE ACCURATE, AND THAT THE PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AND PERMANENT CONTROL POINTS WILL BE PLACED ACCORDING TO THE LAWS OF THE STATE OF FLORIDA AND THE CITY OF JACKSONVILLE, FLORIDA.

SIGNED AND SEALED THIS 16<sup>TH</sup> DAY OF NOVEMBER, A.D., 19 94.

Arthur A. Mastronicola Jr.  
Arthur A. Mastronicola Jr.  
Registered Land Surveyor No. 4166, Florida



### ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON AND KNOWN AS WINDSOR PARKE UNIT TEN, AND HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED, AND THAT THIS PLAT, MADE IN ACCORDANCE WITH SAID SURVEY, IS HEREBY ADOPTED AS THE TRUE AND CORRECT PLAT OF SAID LANDS.

ALL STREET RIGHTS OF WAY, NON-ACCESS EASEMENTS, UNOBSTRUCTED DRAINAGE EASEMENTS, AND EASEMENTS FOR DRAINAGE, UTILITIES, AND SEWERS, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATIONS DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS.

THOSE EASEMENTS DESIGNATED AS "J.E.A. EASEMENTS" ARE HEREBY IRREVOCABLY DEDICATED TO THE JACKSONVILLE ELECTRIC AUTHORITY, ITS SUCCESSORS AND ASSIGNS, FOR ITS EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM.

THE UNDERSIGNED OWNER DOES HEREBY RESERVE UNTO THEMSELVES A CONSERVATION EASEMENT AND AN EASEMENT FOR THE PURPOSES OF LANDSCAPING AND THE CONSTRUCTION OF SIGNS OVER ALL NON-ACCESS EASEMENTS SHOWN ON THIS PLAT; THE MAINTENANCE RESPONSIBILITIES OF WHICH SHALL BE THOSE OF THE WINDSOR PARKE PROPERTY OWNERS ASSOCIATION, INC.

THE DRAINAGE EASEMENT THROUGH AND OVER THE LAKE AND TREATMENT SYSTEMS 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 AND TREATMENT SYSTEMS WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL OR COME UPON ALL STREET RIGHTS OF WAY HEREBY DEDICATED, TOGETHER WITH ALL SOIL, NUTRIENTS, CHEMICAL, AND ALL OTHER SUBSTANCES 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 LAKE AND TREATMENT SYSTEMS, WITHOUT ANY LIABILITY WHATSOEVER ON THE PART OF THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, FOR ANY DAMAGE, INJURIES OR LOSSES TO PERSONS OR PROPERTY RESULTING FROM THE ACCEPTANCE OR USE OF THE DRAINAGE EASEMENTS BY THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS; (2) THE LAKE AND TREATMENT SYSTEMS SHOWN ON THIS PLAT ARE OWNED IN FEE SIMPLE TITLE BY THE ABUTTING PROPERTY OWNERS. THE CITY OF JACKSONVILLE, BY ACCEPTANCE OF THIS PLAT, ASSUMES NO RESPONSIBILITY FOR THE REMOVAL OR TREATMENT OF AQUATIC PLANTS, ANIMALS, SOIL, CHEMICALS, OR ANY OTHER SUBSTANCE OR THING THAT MAY EVEN BE OR COME WITHIN SAID LAKE AND TREATMENT SYSTEMS WHICH THESE EASEMENTS TRAVERSE, NOR ANY RESPONSIBILITY FOR THE MAINTENANCE OR PRESERVATION OF THE WATER PURITY, WATER LEVEL, OR WATER DEPTH, WHICH RESPONSIBILITIES SHALL BE THOSE OF WINDSOR PARKE PROPERTY OWNERS ASSOCIATION, INC.; (3) THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, SHALL NOT BE LIABLE NOR RESPONSIBLE FOR THE CREATION, OPERATION, FAILURE, OR DESTRUCTION OF WATER LEVEL CONTROL EQUIPMENT WHICH MAY BE CONSTRUCTED OR INSTALLED BY THE DEVELOPER OR ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKE AND TREATMENT SYSTEMS SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE EXISTENCE OF THE LAKE AND TREATMENT SYSTEMS, AND THAT WHICH RETAINS IT, TO AFFECT ADEQUATE DRAINAGE INCLUDING, BUT NOT LIMITED TO, THE RIGHT TO REMOVE ANY WATER LEVEL CONTROL STRUCTURES OR ANY PART THEREOF. THE UNDERSIGNED OWNER AND/OR DEVELOPER OF THE LANDS DESCRIBED AND CAPTIONED HEREON, SHALL INDEMNIFY THE CITY OF JACKSONVILLE AND SAVE IT HARMLESS FROM SUITS, ACTIONS, DAMAGES, AND LIABILITY AND EXPENSE IN CONNECTION WITH LOSS OF LIFE, BODILY INJURY, OR PROPERTY DAMAGE OR ANY OTHER DAMAGE ARISING FROM, OR OUT OF ANY OCCURRENCE IN, UPON, AT, OR FROM THE LAKE AND TREATMENT SYSTEMS DESCRIBED ABOVE, OR ANY PART THEREOF, OCCASIONED WHOLLY OR IN PART BY ANY ACT OF OMISSION OF THE UNDERSIGNED OWNER, THEIR AGENTS, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES, OR CONCESSIONAIRES WITHIN THE LANDS DESCRIBED AND CAPTIONED HEREON. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE ASSIGNS OF THE UNDERSIGNED OWNER, AND SHALL BE SUBJECT TO IT.

IN WITNESS WHEREOF, THE UNDERSIGNED OWNER HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE DESIGNATED OFFICER SHOWN BELOW ON THIS 16<sup>TH</sup> DAY OF NOVEMBER, A.D., 19 94.

OWNER: WP PARCEL "C", LTD,  
A FLORIDA LIMITED PARTNERSHIP  
BY: Windsor Parke Development,  
Limited Partnership, General Partner  
BY: Amned Properties, Inc.,  
General Partner

DAVID E. Morale  
Witness

Lynn Thurston  
Witness

Gus Sankers  
Gus Sankers, President

### STATE OF FLORIDA, COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 16<sup>TH</sup> DAY OF NOVEMBER, A.D., 19 94 BY GUS SANKERS, PRESIDENT ON BEHALF OF WP PARCEL "C", LTD, A FLORIDA LIMITED PARTNERSHIP; HE BEING PERSONALLY KNOWN BEFORE ME AND DID NOT TAKE AN OATH.

MY COMMISSION EXPIRES DEC. 6, 1997  
COMMISSION NUMBER 66334346

Franzel E. Alexander  
Notary Public, State of Florida at Large  
NAME FRANZEL E. ALEXANDER



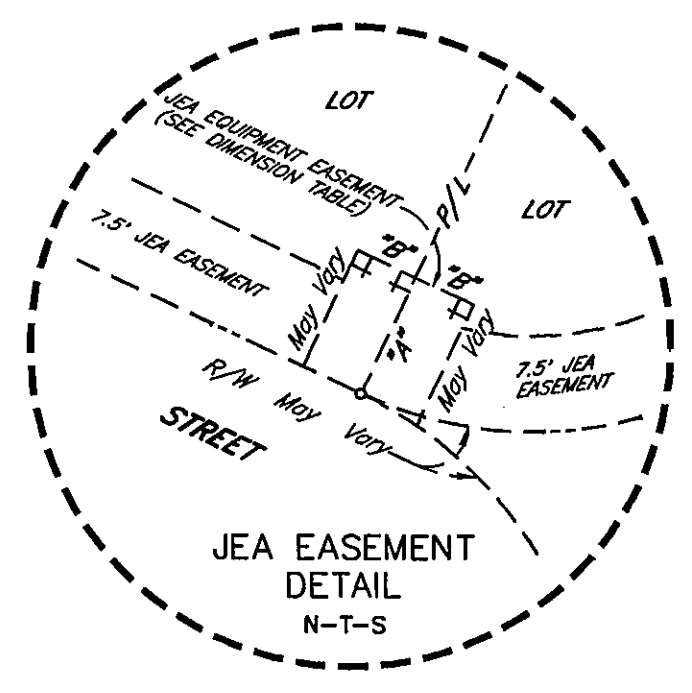
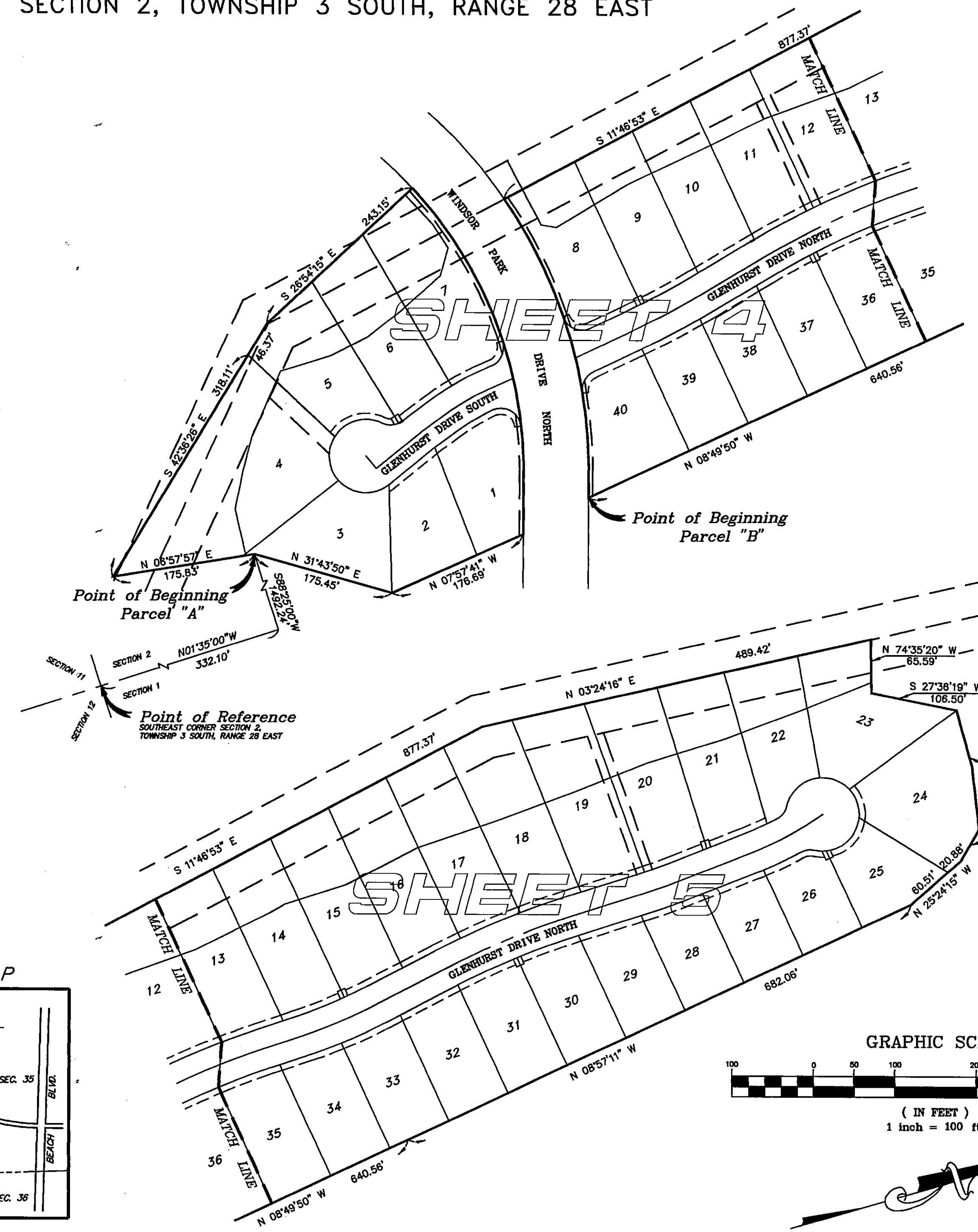
PREPARED BY  
SUNSHINE STATE SURVEYORS, INC.  
3131 ST. JOHNS BLUFF ROAD SOUTH  
JACKSONVILLE, FLORIDA 32246  
(904) 642-8550

# WINDSOR PARKE UNIT TEN

PLAT BOOK **49** PAGE **61A**  
PAGE 2 OF 4 PAGES

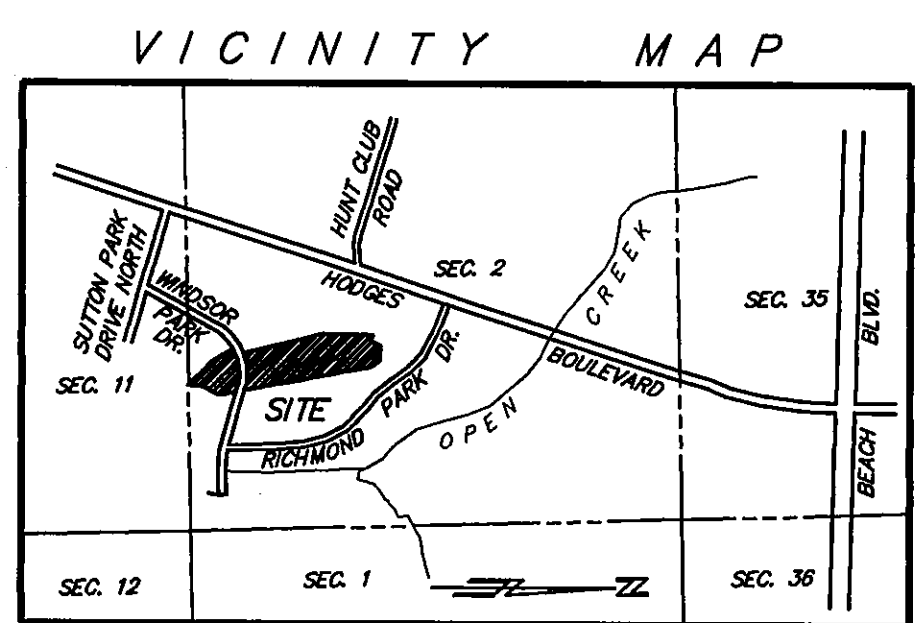
CITY OF JACKSONVILLE DUVAL COUNTY FLORIDA  
SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST

KEY MAP

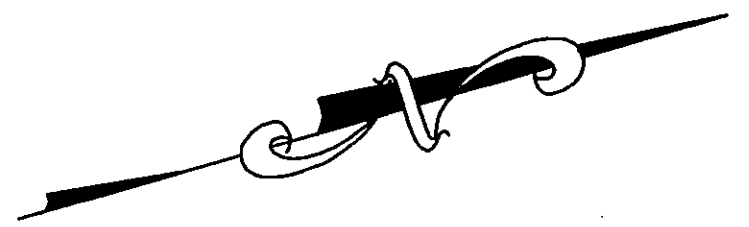
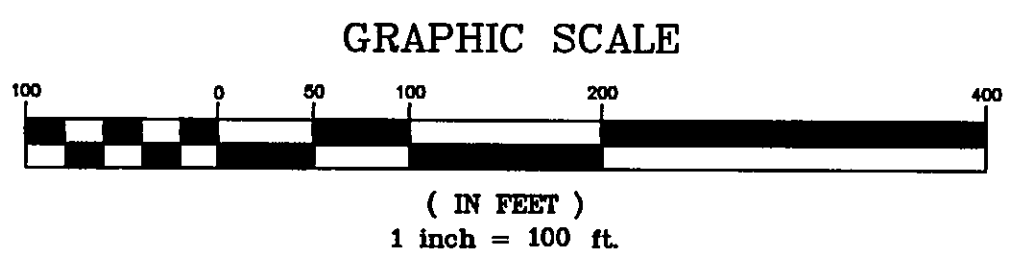


DIMENSION TABLE	
1/4" 10'	TYPICAL 10x10' JEA
1/2" 5'	EQUIPMENT EASEMENT
3/4" 10'	TYPICAL 10x20' JEA
1/2" 10'	EQUIPMENT EASEMENT

- NOTES:
- 1) □ DENOTES PERMANENT REFERENCE MONUMENT STAMPED R.L.S. #4166.
  - 2) ● DENOTES PERMANENT CONTROL POINT STAMPED R.L.S. #4166.
  - 3) C1 DENOTES TABULATED CURVE DATA.
  - 4) P.R.C. DENOTES POINT OF REVERSE CURVATURE.
  - 5) P.T. DENOTES POINT OF TANGENCY.
  - 6) P.C. DENOTES POINT OF CURVATURE.
  - 7) P.D.E. DENOTES PRIVATE DRAINAGE EASEMENT.
  - 8) U.D.E. DENOTES UNOBSTRUCTED DRAINAGE EASEMENT.
  - 9) JEA DENOTES JACKSONVILLE ELECTRIC AUTHORITY.
  - 10) R/W DENOTES RIGHT-OF-WAY.
  - 11) O.R.V. DENOTES OFFICIAL RECORDS VOLUME.
  - 12) BEARINGS SHOWN HEREON BASED ON THE EASTERLY LINE OF SECTION 2, BEING NORTH 01°35'00" WEST.
  - 13) ALL EASEMENTS SHOWN ARE FOR DRAINAGE, UTILITIES, AND SEWERS UNLESS OTHERWISE NOTED.
  - 14) CERTAIN EASEMENTS ARE RESERVED FOR THE EXCLUSIVE USE OF THE JACKSONVILLE ELECTRIC AUTHORITY FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
  - 15) ALL LOT LINES ARE NON-RADIAL UNLESS NOTED.



NOT TO SCALE



PREPARED BY  
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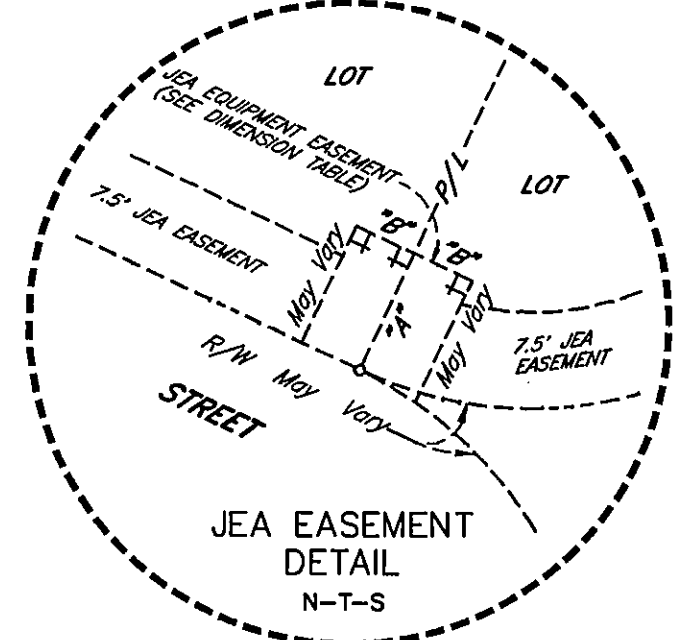
Development Order No.139.9  
PSD # 88-064

# WINDSOR PARKE UNIT TEN

CITY OF JACKSONVILLE DUVAL COUNTY FLORIDA  
SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST

CURVE DATA TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	300.00'	64.29'	32.27'	64.16'	S 13°57'16" E	12°16'40"
C2	1025.00'	99.82'	49.95'	99.78'	N 11°57'43" W	05°34'47"
C3	975.00'	211.14'	105.98'	210.73'	S 08°32'53" E	12°24'28"
C8	510.00'	59.48'	29.77'	59.44'	S 83°28'41" E	06°40'55"
C9	510.00'	48.08'	24.06'	48.07'	S 89°31'12" E	05°24'07"
C10	25.00'	45.42'	32.05'	39.43'	S 47°48'52" W	104°05'49"
C11	275.00'	53.75'	26.98'	53.66'	S 14°29'40" E	11°11'53"
C12	45.00'	68.45'	42.82'	82.04'	N 20°38'04" E	87°09'28"
C13	45.00'	57.78'	33.64'	53.89'	S 79°00'22" E	73°33'41"
C14	45.00'	65.90'	40.45'	60.17'	S 00°16'24" E	83°54'14"
C15	25.00'	21.19'	11.28'	20.56'	N 17°24'04" E	48°33'17"
C16	25.00'	7.01'	3.53'	6.99'	N 14°54'37" W	16°04'06"
C17	325.00'	28.58'	14.30'	28.57'	S 17°34'27" E	05°02'19"
C18	325.00'	41.06'	20.56'	41.04'	S 11°26'06" E	07°14'21"
C19	25.00'	36.83'	18.41'	36.83'	N 50°01'06" W	84°24'20"
C20	25.00'	42.08'	21.04'	42.08'	N 39°02'42" E	96°28'08"
C21	1000.00'	26.79'	13.40'	26.79'	N 09°56'23" W	01°32'08"
C22	1000.00'	70.59'	35.31'	70.58'	N 12°43'46" W	04°02'41"
C23	1000.00'	5.67'	2.83'	5.67'	N 14°35'22" E	00°19'29"
C24	1000.00'	82.65'	41.35'	82.63'	S 12°03'33" E	04°44'09"
C25	1000.00'	82.64'	41.34'	82.62'	S 07°19'28" E	04°44'06"
C52	950.00'	80.02'	40.04'	80.00'	S 08°47'44" E	04°49'35"
C53	950.00'	58.75'	29.38'	58.74'	S 12°58'49" E	03°32'36"
C54	1050.00'	17.55'	8.77'	17.55'	N 14°16'23" W	00°57'27"
C55	1050.00'	80.11'	40.08'	80.09'	N 11°38'31" W	04°22'18"
C56	1050.00'	4.59'	2.30'	4.59'	N 09°17'51" W	00°15'02"
C57	25.00'	32.31'	18.86'	30.11'	S 46°12'04" E	74°03'28"
C58	590.00'	187.37'	94.48'	186.58'	S 62°26'52" W	18°11'44"
C59	590.00'	161.84'	81.43'	161.33'	N 79°24'14" E	15°43'00"
C60	590.00'	98.12'	49.17'	98.00'	S 78°27'57" E	09°31'42"
C61	510.00'	219.70'	111.58'	218.01'	S 75°26'16" W	24°40'56"
C62	510.00'	57.28'	28.67'	57.25'	N 76°55'10" W	06°26'08"
C63	510.00'	384.55'	201.93'	375.50'	S 84°41'51" W	43°12'06"
C64	590.00'	357.86'	184.63'	352.40'	N 88°55'19" E	34°45'10"
C65	510.00'	53.50'	26.78'	53.48'	S 89°31'12" W	06°00'39"
C66	510.00'	44.44'	22.23'	44.43'	N 84°58'42" W	04°59'33"

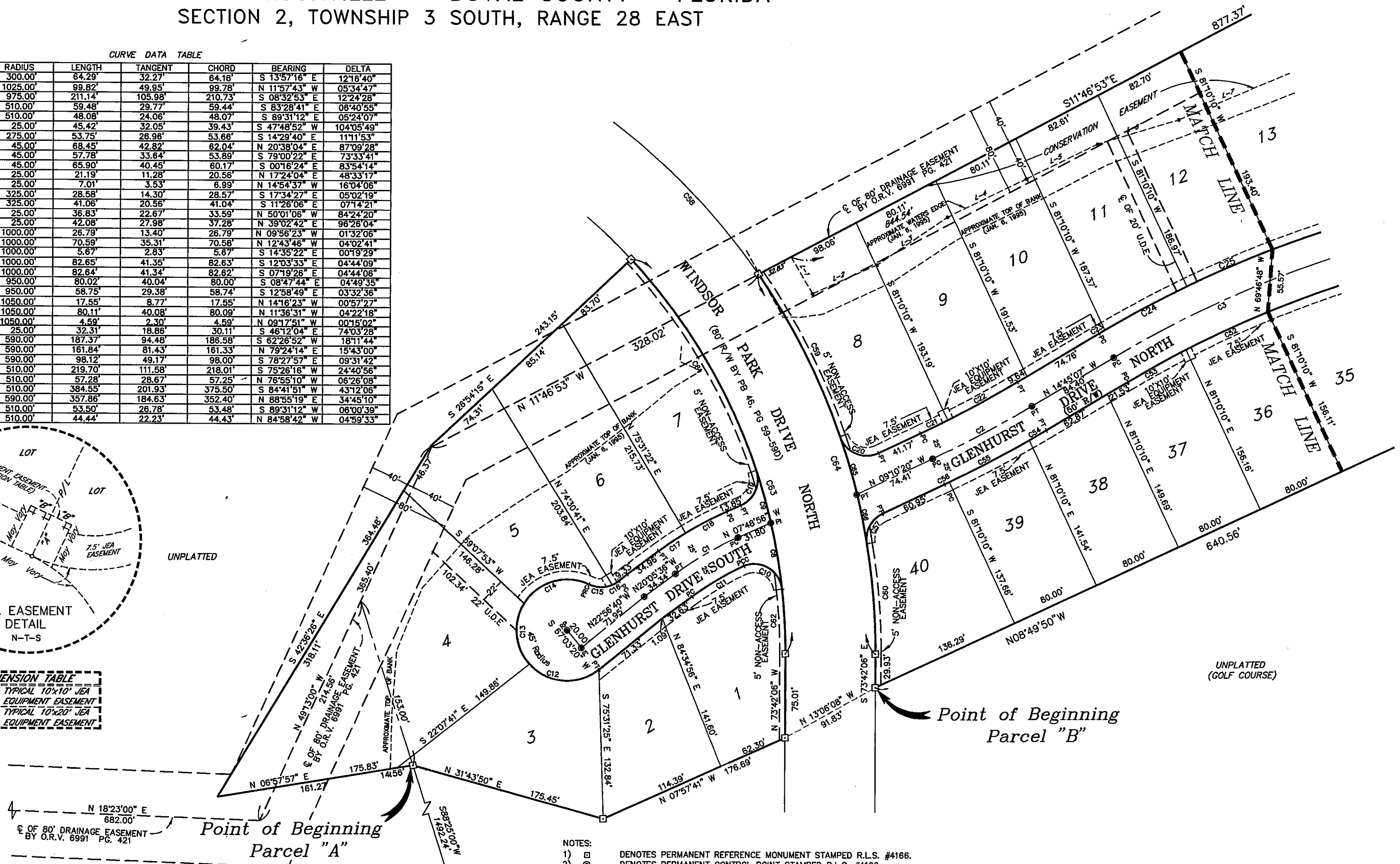


DIMENSION TABLE

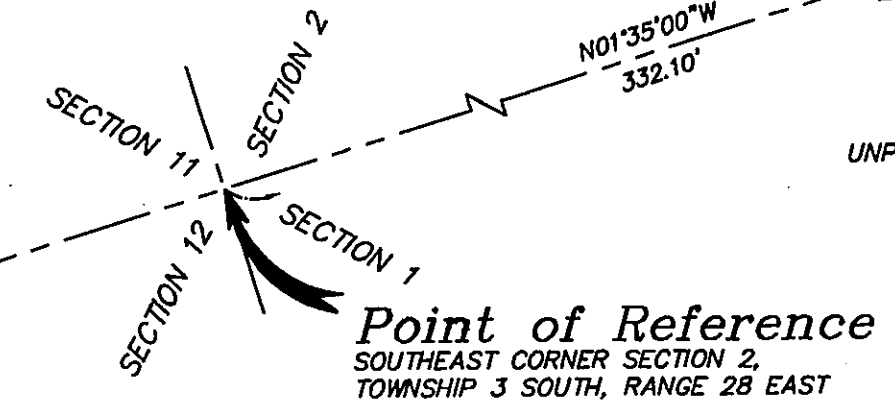
TYPE	WIDTH	LENGTH
TYPICAL	10'x10'	JEA
EQUIPMENT	12'	5'
TYPICAL	10'x20'	JEA
EQUIPMENT	12'	10'

CONSERVATION EASEMENT LINE TABLE

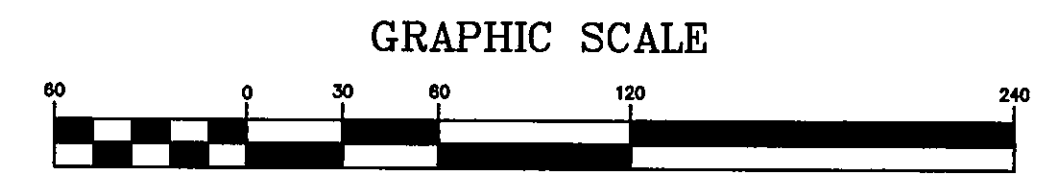
LINE	DIRECTION	DISTANCE
L-1	N 75°45'41" E	37.82'
L-2	N 07°59'57" W	62.59'
L-3	N 18°07'11" W	75.70'
L-4	N 09°57'09" W	77.94'
L-5	N 09°55'33" W	70.24'
L-6	N 00°43'37" W	75.22'
L-7	N 05°50'49" W	106.36'



Point of Beginning Parcel "A"  
Point of Beginning Parcel "B"



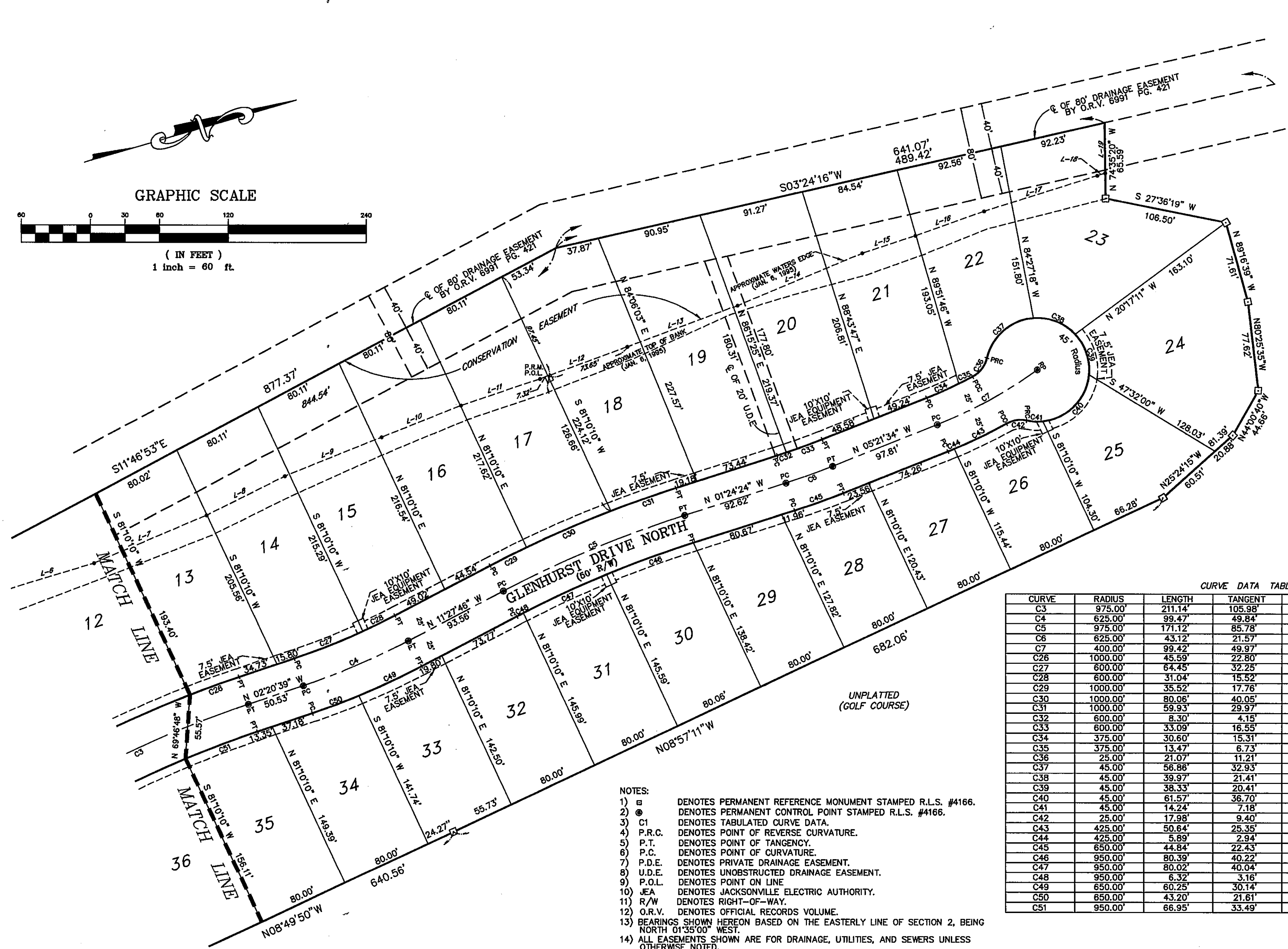
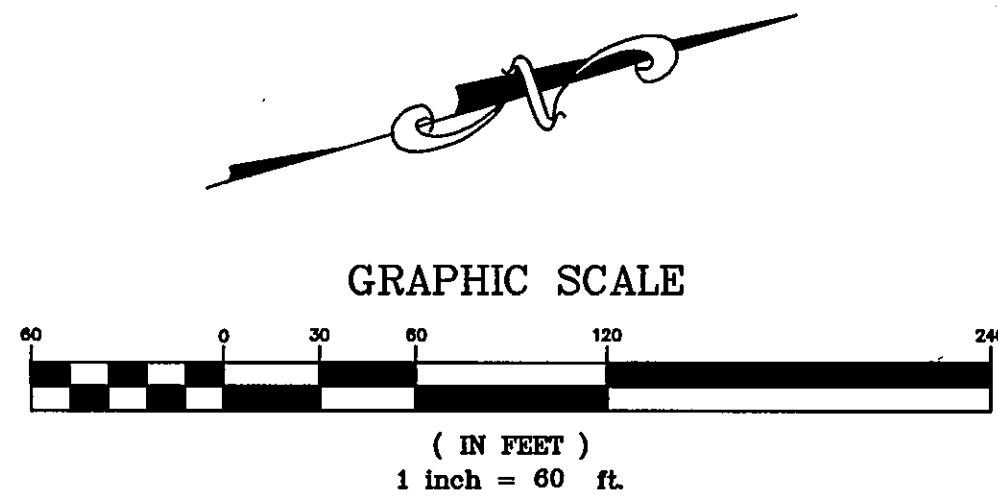
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  - 15) ALL LOT LINES ARE NON-RADIAL UNLESS NOTED.



PREPARED BY  
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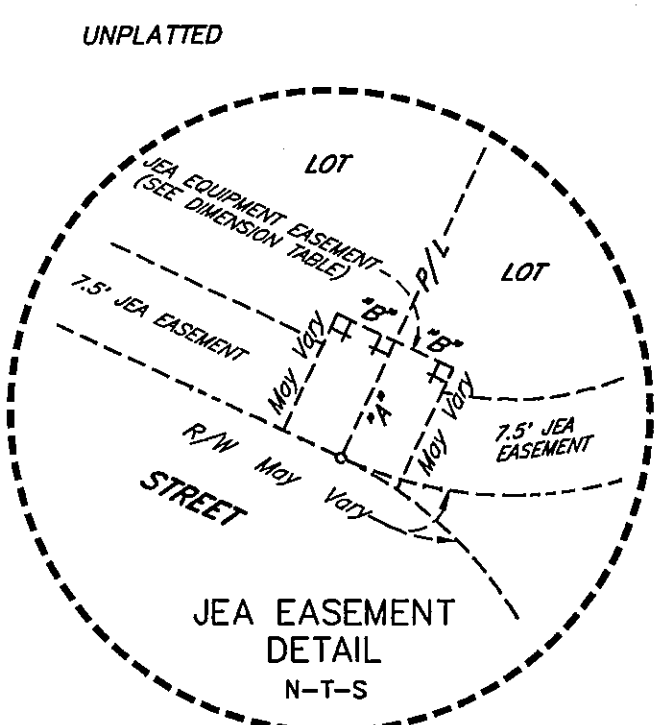
# WINDSOR PARKE UNIT TEN

CITY OF JACKSONVILLE DUVAL COUNTY FLORIDA  
SECTION 2, TOWNSHIP 3 SOUTH, RANGE 28 EAST



CONSERVATION EASEMENT LINE TABLE

LINE	DIRECTION	DISTANCE
L-6	N 00°43'37" W	75.22'
L-7	N 06°50'49" W	106.36'
L-8	N 10°23'37" W	76.15'
L-9	N 05°32'43" W	92.88'
L-10	N 05°28'39" W	74.04'
L-11	N 02°20'03" W	72.83'
L-12	N 03°58'25" W	80.97'
L-13	N 04°09'09" W	102.33'
L-14	N 06°30'29" W	117.61'
L-15	N 01°54'17" W	48.56'
L-16	N 03°26'02" W	63.45'
L-17	N 01°11'04" W	102.99'
L-18	N 01°04'51" W	7.26'
L-19	N 74°35'20" W	43.78'



DIMENSION TABLE

10'	TYPICAL 10'x10' JEA EQUIPMENT EASEMENT
10'	TYPICAL 10'x20' JEA EQUIPMENT EASEMENT
10'	TYPICAL 10'x20' JEA EQUIPMENT EASEMENT

CURVE DATA TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C3	975.00'	211.14'	105.98'	210.73'	S 08°32'53" E	12°24'28"
C4	625.00'	99.47'	49.84'	99.36'	N 06°54'12" W	09°07'06"
C5	975.00'	171.12'	85.78'	170.90'	S 06°26'05" E	10°03'21"
C6	625.00'	43.12'	21.57'	43.11'	N 03°22'59" W	03°57'10"
C7	400.00'	49.42'	24.71'	49.16'	N 12°28'43" W	14°44'25"
C26	1000.00'	45.59'	22.80'	45.59'	S 03°39'01" E	02°36'44"
C27	600.00'	64.45'	32.25'	64.41'	N 05°25'17" W	06°09'15"
C28	600.00'	31.04'	15.52'	31.04'	N 09°58'50" W	02°57'52"
C29	1000.00'	35.52'	17.76'	35.52'	S 10°28'42" E	02°02'07"
C30	1000.00'	80.06'	40.05'	80.04'	S 07°08'03" E	04°35'13"
C31	1000.00'	59.93'	29.97'	59.92'	S 03°07'26" E	03°26'02"
C32	600.00'	8.30'	4.15'	8.30'	N 01°48'12" W	00°47'35"
C33	600.00'	33.09'	16.55'	33.08'	N 03°46'47" W	03°09'35"
C34	375.00'	30.60'	15.31'	30.59'	N 07°41'50" W	04°40'32"
C35	375.00'	13.47'	6.73'	13.47'	N 11°03'49" W	02°03'28"
C36	25.00'	21.07'	11.21'	20.45'	N 36°14'23" W	48°17'39"
C37	45.00'	56.86'	32.93'	53.15'	S 24°11'27" E	72°23'31"
C38	45.00'	39.97'	21.41'	38.67'	S 37°27'05" W	50°53'34"
C39	45.00'	38.33'	20.41'	37.18'	S 87°17'50" W	48°47'56"
C40	45.00'	61.57'	36.70'	56.88'	N 29°06'14" W	78°23'57"
C41	45.00'	14.24'	7.18'	14.18'	N 19°09'33" E	18°07'38"
C42	25.00'	17.98'	9.40'	17.59'	S 07°37'17" W	41°12'11"
C43	425.00'	50.64'	25.35'	50.61'	N 09°33'50" W	08°49'38"
C44	425.00'	5.89'	2.94'	5.89'	N 05°46'44" W	00°47'37"
C45	650.00'	44.84'	22.43'	44.83'	N 03°22'59" W	03°57'10"
C46	950.00'	80.39'	40.22'	80.37'	S 03°49'52" E	04°50'54"
C47	950.00'	80.02'	40.04'	80.00'	S 08°40'08" E	04°49'35"
C48	950.00'	6.32'	3.16'	6.32'	S 11°16'20" E	00°22'52"
C49	650.00'	60.25'	30.14'	60.22'	N 08°48'27" W	05°18'38"
C50	850.00'	43.20'	21.61'	43.19'	N 04°14'53" W	03°48'29"
C51	950.00'	66.95'	33.49'	66.94'	S 04°21'48" E	04°02'17"

- NOTES:
- 1)  $\odot$  DENOTES PERMANENT REFERENCE MONUMENT STAMPED R.L.S. #4166.
  - 2)  $\bullet$  DENOTES PERMANENT CONTROL POINT STAMPED R.L.S. #4166.
  - 3) C1 DENOTES TABULATED CURVE DATA.
  - 4) P.R.C. DENOTES POINT OF REVERSE CURVATURE.
  - 5) P.T. DENOTES POINT OF TANGENCY.
  - 6) P.C. DENOTES POINT OF CURVATURE.
  - 7) P.D.E. DENOTES PRIVATE DRAINAGE EASEMENT.
  - 8) U.D.E. DENOTES UNOBSTRUCTED DRAINAGE EASEMENT.
  - 9) P.O.L. DENOTES POINT ON LINE.
  - 10) JEA DENOTES JACKSONVILLE ELECTRIC AUTHORITY.
  - 11) R/W DENOTES RIGHT-OF-WAY.
  - 12) O.R.V. DENOTES OFFICIAL RECORDS VOLUME.
  - 13) BEARINGS SHOWN HEREON BASED ON THE EASTERLY LINE OF SECTION 2, BEING NORTH 01°35'00" WEST.
  - 14) ALL EASEMENTS SHOWN ARE FOR DRAINAGE, UTILITIES, AND SEWERS UNLESS OTHERWISE NOTED.
  - 15) CERTAIN EASEMENTS ARE RESERVED FOR THE EXCLUSIVE USE OF THE JACKSONVILLE ELECTRIC AUTHORITY FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
  - 16) ALL LOT LINES ARE NON-RADIAL UNLESS NOTED.

PREPARED BY  
**SUNSHINE STATE SURVEYORS, INC.**  
3131 ST. JOHNS BLUFF ROAD SOUTH  
JACKSONVILLE, FLORIDA 32246  
(904) 642-8550