

WINDSOR PARKE UNIT ONE "B"

A PORTION OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 28 EAST
CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CAPTION

A PORTION OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF BEGINNING, COMMENCE AT THE SOUTHWESTERLY CORNER OF SUTTON PARK DRIVE NORTH, AN 80 FOOT RIGHT OF WAY PER A PLAT OF WINDSOR PARKE UNIT ONE "A" AS RECORDED IN PLAT BOOK 51, PAGES 36 AND 36A OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA; THENCE SOUTH 62°10'32" EAST, 80.00 FEET TO A POINT ON A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1305.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 05°58'27" AN ARC DISTANCE OF 136.07 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 30°48'41" WEST, 136.01 FEET; THENCE SOUTH 33°47'54" WEST, 336.31 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 2150.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°11'38" AN ARC DISTANCE OF 607.67 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 41°53'42" WEST, 605.65 FEET; THENCE SOUTH 49°59'32" WEST, 108.79 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1350.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 39°00'00" AN ARC DISTANCE OF 918.92 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 69°29'32" WEST, 901.28 FEET; THENCE SOUTH 88°59'32" WEST, 313.00 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 30.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 47.12 FEET TO A POINT OF CUSP, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 43°59'30" WEST, 42.43 FEET; THENCE NORTH 01°00'29" WEST, ALONG THE EASTERLY RIGHT OF WAY LINE OF HODGES BOULEVARD (COUNTY ROAD No. 3888), A 200 FOOT RIGHT OF WAY AS PRESENTLY ESTABLISHED, 160.00 FEET TO THE POINT OF CUSP OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 30.00 FEET; THENCE SOUTHEASTERLY, DEPARTING SAID EASTERLY RIGHT OF WAY AND ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 47.12 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 46°00'28" EAST, 42.43 FEET; THENCE NORTH 88°59'32" EAST, 313.00 FEET; THENCE SOUTH 01°00'28" EAST, 20.00 FEET TO A POINT ON A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1270.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 39°00'00" AN ARC DISTANCE OF 864.46 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 69°29'32" EAST, 847.87 FEET; THENCE NORTH 49°59'32" EAST, 108.79 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 2070.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°11'38" AN ARC DISTANCE OF 585.06 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 41°53'42" EAST, 583.11 FEET; THENCE NORTH 33°47'54" EAST, 336.31 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 1225.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 05°58'27" AN ARC DISTANCE OF 127.73 FEET TO THE POINT OF BEGINNING, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 30°48'41" EAST, 127.67 FEET.

Approved 5/14/98
Date
S. Hall
City Engineer
for Director of Public Works
Approved 5/19/98
Date
Thomas R. Madsen
for Council Member

APPROVED FOR RECORD:

THIS IS TO CERTIFY THAT THE ATTACHED PLAT HAS BEEN EXAMINED, ACCEPTED, AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, PURSUANT TO CHAPTER 654, ORDINANCE CODE.

BY: S. Hall 5/20/98
DIRECTOR OF PUBLIC WORKS DATE

CLERK'S CERTIFICATE: 98-122591

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 52, PAGES 4, 4A OF THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, THIS 22nd DAY OF May, A.D., 1998.

Henry W. Cook
HENRY W. COOK
CLERK OF THE CIRCUIT COURT

H. W. Cook
DEPUTY CLERK

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT J T B LAND DEVELOPMENT, INC., A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA, IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON KNOWN AS WINDSOR PARKE UNIT ONE "B"; 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 RIGHTS OF WAY AND DRIVES ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF, J T B LAND DEVELOPMENT, INC., CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT SHOWN BELOW ON THIS 10 DAY OF FEBRUARY, A.D., 1998.

Ron J. ... WITNESS
Dec. ... WITNESS
Gus Sankers
GUS SANKERS, VICE PRESIDENT
J T B LAND DEVELOPMENT, INC.,
A FLORIDA CORPORATION

STATE OF FLORIDA, COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10 DAY OF FEBRUARY, A.D., 1998, BY GUS SANKERS, VICE PRESIDENT ON BEHALF OF J T B LAND DEVELOPMENT, INC., A FLORIDA CORPORATION; HE BEING PERSONALLY KNOWN BEFORE ME AND DID NOT TAKE AN OATH.

Diane Lynn Allala
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
Diane Lynn Allala
PRINTED NAME

MY COMMISSION EXPIRES 6/27/99
COMMISSION NUMBER CC 637355



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 THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, THAT THE SURVEY AND LEGAL DESCRIPTION ARE ACCURATE, AND THAT ALL 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 12th DAY OF February, A.D., 1998.

Joseph Leslie Reynolds, III
JOSEPH LESLIE REYNOLDS, III
PROFESSIONAL SURVEYOR AND MAPPER, No. 5517

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

WINDSOR PARKE UNIT ONE "B"

A PORTION OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 28 EAST
CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	1263.00'	131.90'	66.01'	131.84'	S30°48'41"W	05°58'27"

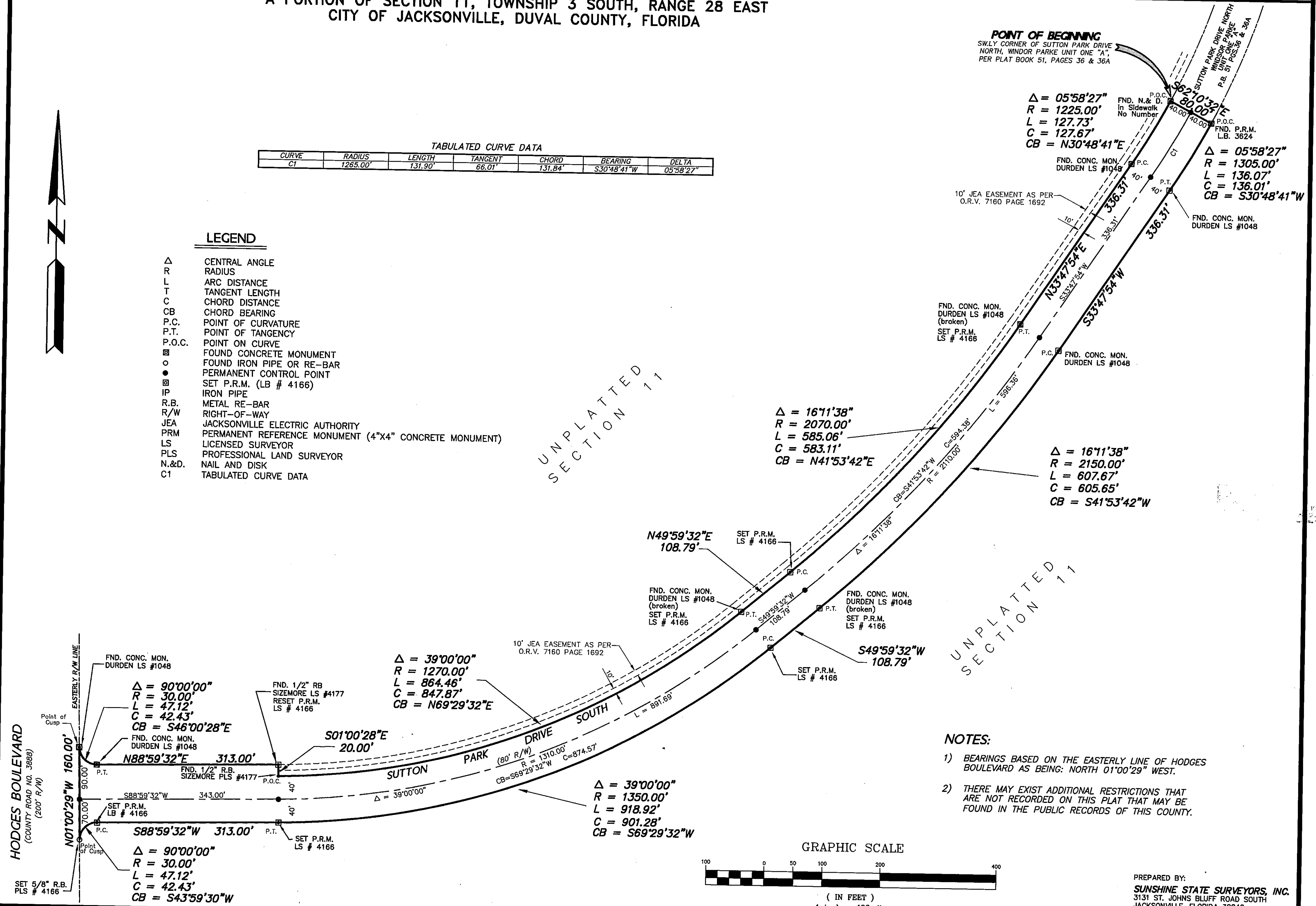
LEGEND

- Δ CENTRAL ANGLE
- R RADIUS
- L ARC DISTANCE
- T TANGENT LENGTH
- C CHORD DISTANCE
- CB CHORD BEARING
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- P.O.C. POINT ON CURVE
- ▣ FOUND CONCRETE MONUMENT
- FOUND IRON PIPE OR RE-BAR
- PERMANENT CONTROL POINT
- ▣ SET P.R.M. (LB # 4166)
- IP IRON PIPE
- R.B. METAL RE-BAR
- R/W RIGHT-OF-WAY
- JEA JACKSONVILLE ELECTRIC AUTHORITY
- PRM PERMANENT REFERENCE MONUMENT (4"x4" CONCRETE MONUMENT)
- LS LICENSED SURVEYOR
- PLS PROFESSIONAL LAND SURVEYOR
- N.&D. NAIL AND DISK
- C1 TABULATED CURVE DATA

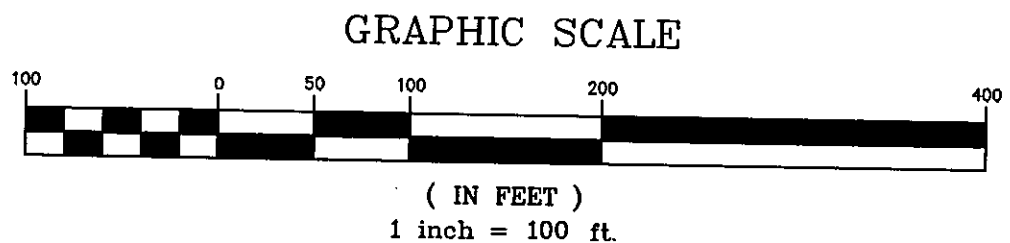
Approved _____ Date _____

City Engineer
for Director of Public Works
Approved _____ Date _____

for General Council



- NOTES:**
- BEARINGS BASED ON THE EASTERLY LINE OF HODGES BOULEVARD AS BEING: NORTH 01°00'29" WEST.
 - THERE MAY EXIST ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



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