

SOUTHLAKE UNIT ONE

A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

CAPTION

ALL THAT CERTAIN TRACT OR PARCEL OF LAND BEING A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE WESTERLY CORNER OF LANDS DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 215, PAGE 876, THE SAME BEING THE MOST NORTHERLY CORNER OF LANDS DESCRIBED AS PARCEL "A" IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 724, PAGE 1896, THE SAME BEING THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 210, FORMERLY STATE ROAD NO. 210, A 100-FOOT RIGHT-OF-WAY AS NOW ESTABLISHED; THENCE SOUTH 27°47'00" WEST, 438.22 FEET TO A POINT OF CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION, ALONG THE ARC OF A CURVE, IN LAST SAID RIGHT-OF-WAY LINE, SAID CURVE BEING CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 2340.00 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 73°41'26" WEST, 1282.69 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 89°35'52" WEST, 910.07 FEET TO THE POINT OF BEGINNING; FROM THE POINT OF BEGINNING THUS DESCRIBED, THENCE SOUTH 00°24'00" EAST, 241.77 FEET; THENCE SOUTH 45°32'03" WEST, 126.58 FEET; THENCE SOUTH 13°09'17" WEST, 239.82 FEET; THENCE SOUTH 00°41'54" EAST, 115.67 FEET TO THE NORTHERLY LINE OF A 125-FOOT JACKSONVILLE BEACH POWERLINE EASEMENT AS RECORDED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 537, PAGE 494; THENCE SOUTH 89°35'52" WEST ALONG LAST MENTIONED NORTHERLY EASEMENT LINE, 1705.31 FEET TO THE EASTERLY LINE OF LANDS DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 1088, PAGE 748; THENCE NORTH 01°05'47" EAST, ALONG LAST MENTIONED EASTERLY LINE, 678.11 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID COUNTY ROAD NO. 210; THENCE NORTH 89°35'52" EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 1834.63 FEET TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAINS 27.57 ACRES, MORE OR LESS.

CERTIFICATE OF APPROVAL AND ACCEPTANCE BOARD OF COUNTY COMMISSIONERS

This is to certify that this plot of Southlake Unit One has been approved and accepted by the Board of County Commissioners of St. Johns County, Florida on this 19th day of March, 1998. This acceptance shall not be deemed as requiring construction or maintenance by St. Johns County of any part of said subdivision.

By: Moses A. Floyd
Chairman, St. Johns County
Board of County Commissioners

CERTIFICATE OF APPROVAL PLANNING & ZONING DEPARTMENT

The St. Johns County Planning & Zoning Department hereby approves this plot of Southlake Unit One on this 16th day of March, A.D., 1998.

By: Scott A. Co
St. Johns County Planning & Zoning Official

CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY

This is to certify that this plot of Southlake Unit One has been examined and approved by the office of the St. Johns County Attorney on this 9th day of March, A.D., 1998.

By: Richard A. Miller
Office of St. Johns County Attorney

CERTIFICATE OF CLERK

This is to certify that this plot has been examined and approved and that it complies in form with the requirements of Chapter 177, Florida Statutes, and is recorded in Map Book 34, Pages 4-9 of the Public Records of St. Johns County, Florida on this 17th day of March, A.D., 1998.

By: Carol Strickland
Clerk of the Circuit Court



ADOPTION AND DEDICATION

This is to certify that the undersigned, Beazer Homes Corp., a Tennessee corporation, d/b/a Panitz Homes ("Developer") is the lawful owner of the lands described in the caption hereon which shall hereafter be known as Southlake Unit One, and that it 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. The road rights-of-way designated in the plat as Southlake Drive, Lake Geneva Drive, Lake Sanford Court and Lake Crescent Court are irrevocably dedicated to the County of St. Johns, its successors or assigns, in perpetuity, for maintenance of the rights-of-way, access and drainage improvements, which are now or hereafter constructed thereon. Easements for access and for maintenance of the stormwater detention facility over those easements designated hereon as access, maintenance and drainage easements and utility easements (except F. P. & L. easements) and title to Tract "A" (Recreation Area), Tract "B" (Landscape, Sign and Non-access Buffer) and Tracts "D", "E" and "F" (Conservation Areas) are subject to the rights and reservations contained herein, and are hereby irrevocably dedicated to the Southlake Homeowners Association, Inc., a Florida not for profit corporation. Developer hereby reserves the right of ingress and egress over all property and easements dedicated to the Southlake Homeowners Association, Inc. for the purpose of constructing and maintaining thereon, drainage facilities, lakes, and utilities, and further reserves the right to grant others the non-exclusive right of ingress and egress over said property and easements. Developer hereby grants St. Johns County, Florida the right to drain stormwater collected in the dedicated streets and roads shown in this plat, over, under, across and through those easements designated hereon as access, maintenance and drainage easement.

Tract "C" (LIR Station Site) is hereby dedicated to Beazer Homes Corp., its successors and assigns.

All utility easements shown hereon shall also be easements for the construction, installation, maintenance, and operation of cable television services in the manner and subject to the provisions of Section 177.091(29) of the Florida Statutes (1997), however, only cable television service providers specifically authorized in writing by the Developer to serve the land shown on the plat shall have the benefit of said cable television service easements.

Those easements designated as "F. P. & L. Easement" are hereby irrevocably dedicated to the Florida Power & Light, its successors and assigns, for its non-exclusive use in conjunction with its underground electric system, provided no parallel utilities may be installed within those easements designated as "F. P. & L. Easement."

Developer hereby reserves and shall have the sole and absolute right, at any time, with the consent of the governing body of any municipality or other government body politic then having jurisdiction over the lands involved, to dedicate to the public all or any part of the lands or easements remaining privately owned by it.

In witness whereof, Developer has caused this plat and dedication to be executed by its duly elected officers acting by and with the authority of the Board of Directors.

BEAZER HOMES CORP., A TENNESSEE CORPORATION

Witness: Walt A. Beard
Walt A. Beard, Sr.
type or print name

Witness: Patricia M. Byrnes
PATRICIA M. BYRNES
type or print name

By: Sandra E. Panitz
Sandra E. Panitz
Vice President of Beazer Homes
Corp., a Tennessee Corporation,
d/b/a Panitz Homes

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 20th day of February, A.D., 1998 by Sandra E. Panitz, Vice President of Beazer Homes Corp., a Tennessee Corporation, d/b/a Panitz Homes on behalf of the Corporation, who is personally known to me.

Danilo M. Jaques
Notary Public, State of Florida
Carole M. Jaques
type or print name
My Commission Expires: 1-25-2000
My Commission Number: CE 55-11610

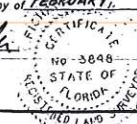


CERTIFICATE OF SURVEYOR

Known all men by these present, that the undersigned, being currently licensed and registered by the State of Florida, as a land surveyor, do hereby certify that he/she has completed the survey of lands, as shown in the foregoing plat, that said plat is a true and correct representation of the lands surveyed, that the survey was made under his/her responsible direction and supervision, and that the survey data complies with all the requirements of Chapter 177, Florida Statutes as amended, that permanent reference monuments have been placed in accordance with Section 177.091 (7), and permanent control points will be set in accordance with Section 177.091 (8).

Signed and sealed this 13th day of FEBRUARY, A.D., 1998

By: Richard A. Miller
Richard A. Miller
Registered Land Surveyor No. 3848
State of Florida

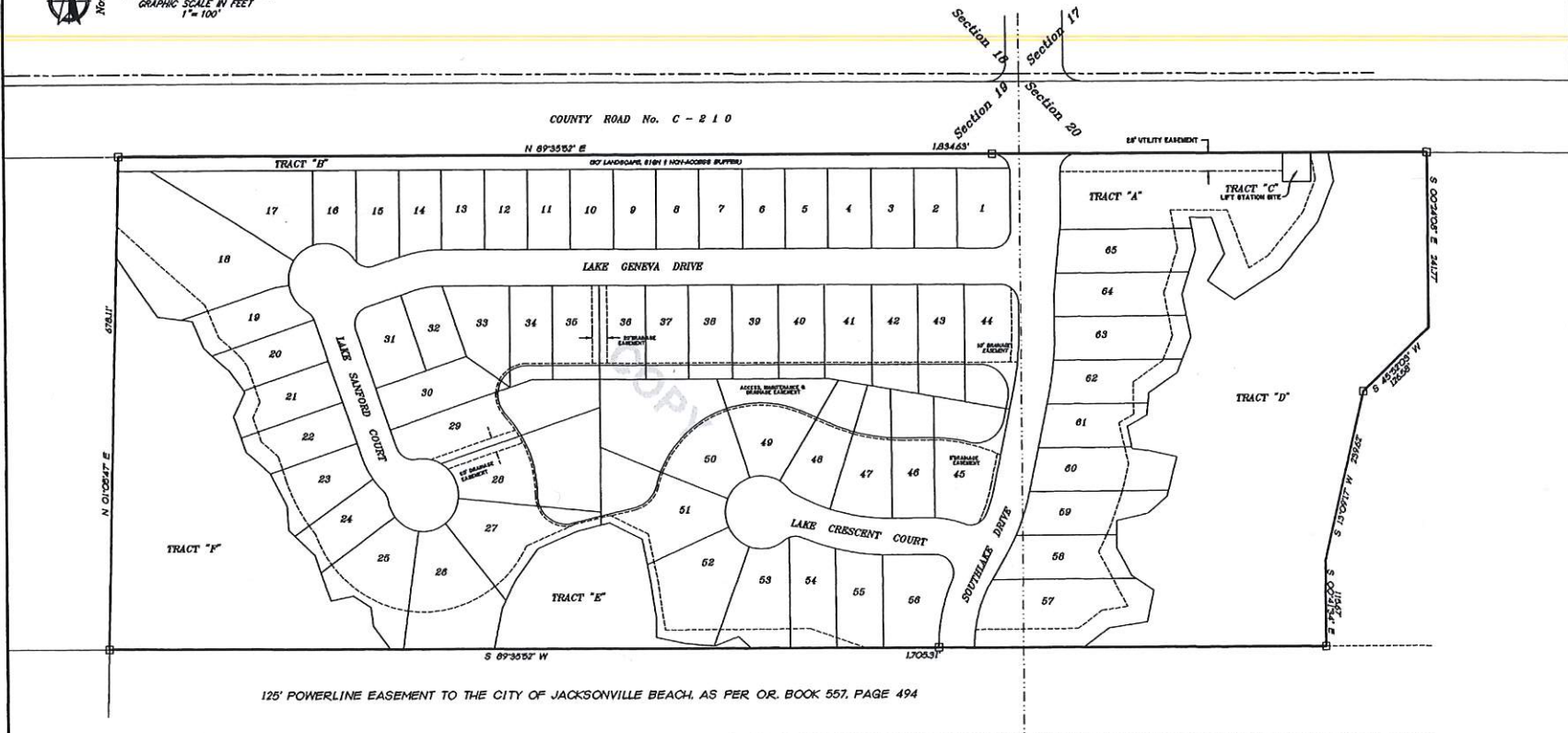


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SOUTHLAKE UNIT ONE

A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK 34 PAGE 5
SHEET TWO (2) OF SIX (6) SHEETS



NOTES:

- 1) □ DENOTES PERMANENT REFERENCE MONUMENT SET P.L.S. NO. 3848.
- 2) ● DENOTES PERMANENT CONTROL POINT
- 3) BEARINGS BASED ON THE SOUTHERLY RIGHT OF WAY LINE OF COUNTY ROAD NO. C-210 AS BEING : NORTH 89°35'52" EAST.
- 4) ALL PLATTED EASEMENTS SHOWN HEREON ARE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF DRAINAGE STRUCTURES, UTILITIES, SANITARY SEWERS AND CABLE TELEVISION SERVICE, PROVIDED HOWEVER THAT SAID CABLE TELEVISION SERVICE, SHALL NOT INTERFERE WITH THE FACILITIES AND SERVICES OF ANY 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.
- 5) CERTAIN EASEMENTS SHOWN HEREON ARE FOR THE NON-EXCLUSIVE USE OF THE FLORIDA POWER AND LIGHT IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM, AND ARE NOTED HEREON.
- 6) THE LAKE AND TOP OF BANK SHOWN HEREON DEPICTS A GRAPHIC REPRESENTATION OF THE PROPOSED LAKE, AND DOES NOT REPRESENT AN ACTUAL "AS-BUILT" CONDITION.
- 7) NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.

8) LOTS FRONTING ON TWO (2) STREETS MAY HAVE VEHICULAR ACCESS FROM ONE (1) STREET ONLY.

9) CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILLING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WATERWARD OF THE JURISDICTIONAL WETLAND LINES AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF ST. JOHNS COUNTY AND OTHER REGULATORY AGENCIES WITH JURISDICTION OVER SUCH WETLANDS. IT IS THE RESPONSIBILITY OF THE LOT OWNER, HIS AGENT AND THE ENTITY PERFORMING ANY ACTIVITY WITHIN THE WETLAND AREA TO OBTAIN THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK. THIS WETLAND JURISDICTIONAL LINE AND UPLAND BUFFER MAY BE SUPERSEDED AND REDEFINED FROM TIME TO TIME BY THE APPROPRIATE GOVERNMENTAL AGENCIES.

LEGEND

- | | |
|--------------|---|
| P.C. | POINT OF CURVATURE |
| P.T. | POINT OF TANGENCY |
| P.I. | POINT OF INTERSECTION |
| RAD. PT. | RADIUS POINT |
| SQ. FT. | SQUARE FEET |
| R/W | RIGHT OF WAY |
| A.C.O.E. | ARMY CORPS OF ENGINEERS |
| S.J.R.W.M.D. | ST. JOHNS RIVER WATER MANAGEMENT DISTRICT |

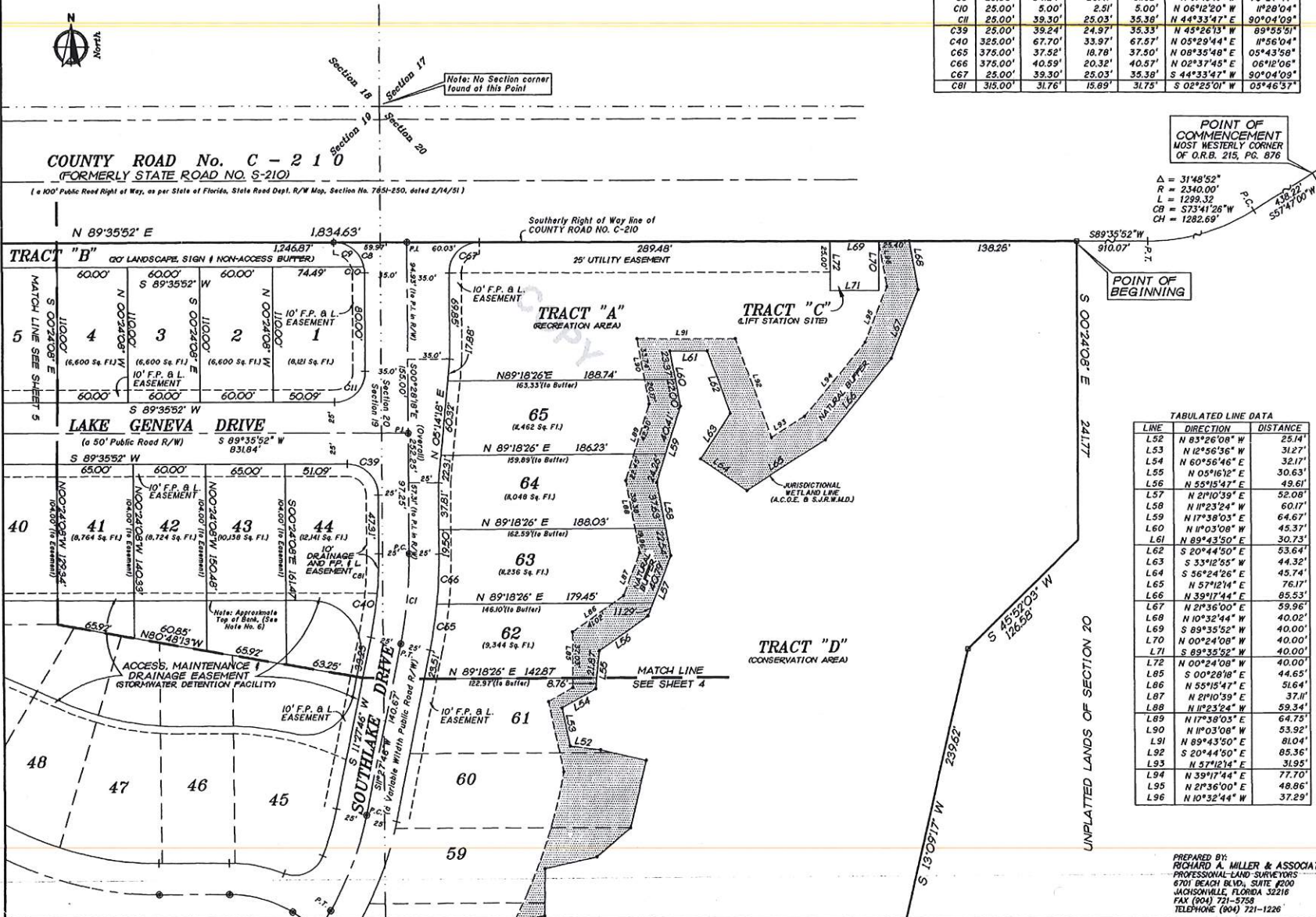
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MAP BOOK 34 PAGE 6

SHEET THREE (3) OF SIX (6) SHEETS
SEE SHEET TWO (2) FOR GENERAL NOTES



TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	350.00'	72.90'	36.58'	72.77'	N05°29'44"E	11°56'04"
C8	25.00'	39.24'	24.91'	35.33'	N45°26'13"W	89°55'51"
C9	25.00'	34.24'	20.41'	31.62'	N89°10'51"W	78°27'47"
C10	25.00'	5.00'	2.51'	5.00'	N06°12'20"W	11°58'04"
C11	25.00'	39.30'	25.03'	35.38'	N44°33'47"E	90°04'09"
C39	25.00'	39.24'	24.91'	35.33'	N45°26'13"W	89°55'51"
C40	325.00'	67.70'	33.97'	67.57'	N05°29'44"E	11°56'04"
C65	375.00'	37.52'	18.78'	37.50'	N08°35'48"E	05°43'58"
C66	375.00'	40.59'	20.32'	40.57'	N02°37'45"E	06°12'06"
C67	25.00'	39.30'	25.03'	35.38'	S44°33'47"W	90°04'09"
C81	315.00'	31.76'	15.89'	31.75'	S02°25'01"W	05°46'37"

POINT OF COMMENCEMENT MOST WESTERLY CORNER OF O.R.B. 215, PG. 876

Δ = 31°48'52"
R = 2340.00'
L = 1299.32
CB = 573°41'26"W
CH = 1282.69'

POINT OF BEGINNING

TABULATED LINE DATA

LINE	DIRECTION	DISTANCE
L52	N 83°26'08" W	25.14'
L53	N 12°56'36" W	31.27'
L54	N 60°56'46" E	32.17'
L55	N 05°16'12" E	30.63'
L56	N 55°15'47" E	49.61'
L57	N 21°10'39" E	52.08'
L58	N 11°23'24" W	60.17'
L59	N 17°38'03" E	64.67'
L60	N 11°03'08" W	45.37'
L61	N 89°43'50" E	30.73'
L62	S 20°44'50" E	53.64'
L63	S 33°12'55" W	44.32'
L64	S 56°24'26" E	45.74'
L65	N 57°12'14" E	76.17'
L66	N 39°17'44" E	85.53'
L67	N 21°36'00" E	59.96'
L68	N 10°32'44" W	40.02'
L69	S 89°35'52" W	40.00'
L70	N 00°24'08" W	40.00'
L71	S 89°35'52" W	40.00'
L72	N 00°24'08" W	40.00'
L85	S 00°28'18" E	44.65'
L86	N 55°15'47" E	51.64'
L87	N 21°10'39" E	37.11'
L88	N 11°23'24" W	59.34'
L89	N 17°38'03" E	64.75'
L90	N 11°03'08" W	53.92'
L91	N 89°43'50" E	81.04'
L92	S 20°44'50" E	85.36'
L93	N 57°12'14" E	31.95'
L94	N 39°17'44" E	77.70'
L95	N 21°36'00" E	48.96'
L96	N 10°32'44" W	37.29'

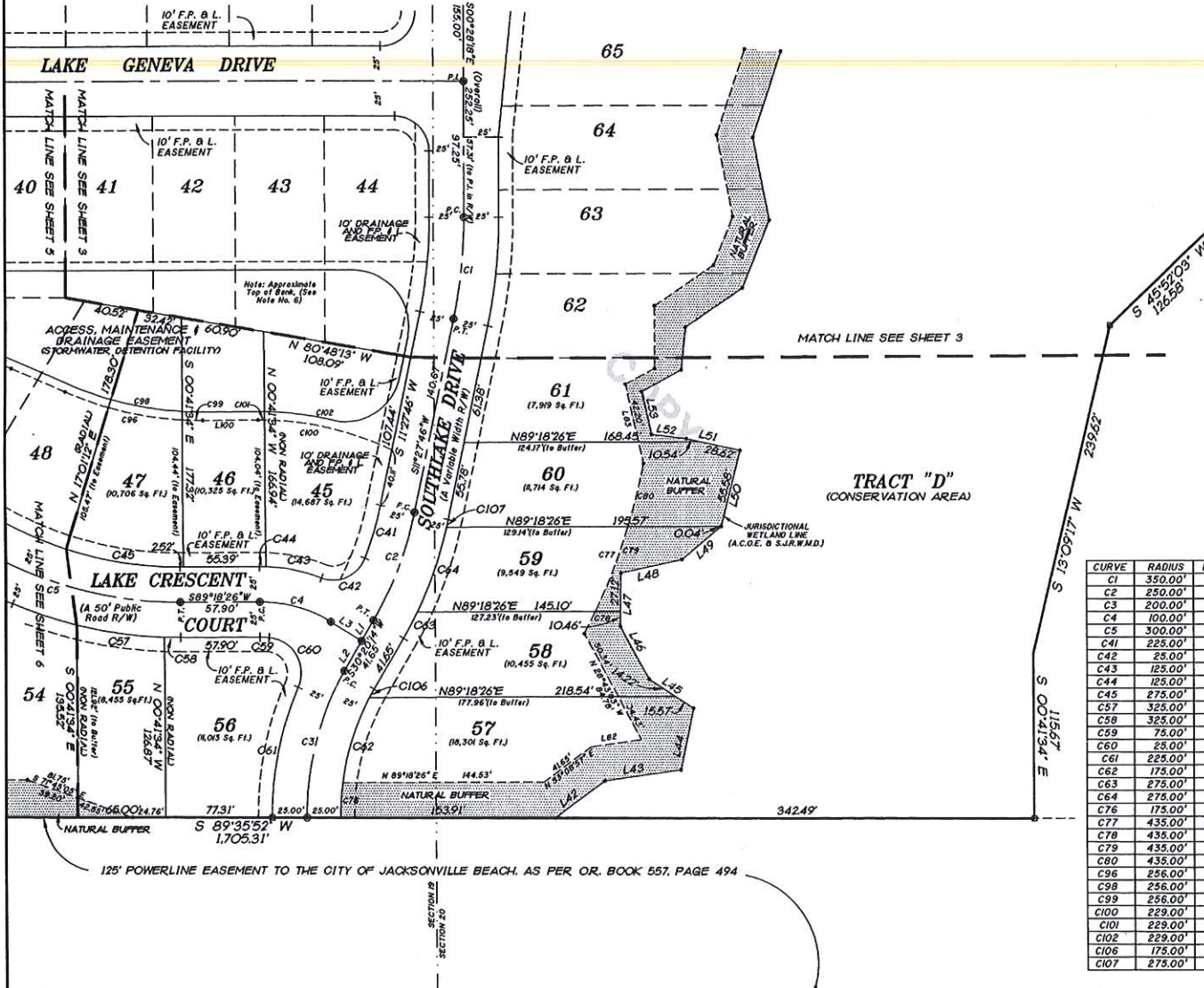
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SOUTHLAKE UNIT ONE

A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK 34 PAGE 7

SHEET FOUR (4) OF SIX (6) SHEETS
SEE SHEET TWO (2) FOR GENERAL NOTES



TABULATED LINE DATA

LINE	DIRECTION	DISTANCE
L1	S30°20'14"W	17.01'
L2	S30°20'14"W	24.64'
L3	S59°39'46"E	26.18'
L42	N53°08'57"E	44.12'
L43	N8°20'04"E	54.77'
L44	N8°38'35"E	44.27'
L45	N57°42'44"W	37.90'
L46	N28°43'03"W	42.35'
L47	N00°23'34"E	37.59'
L48	N76°57'02"E	44.50'
L49	N49°49'14"E	36.67'
L50	N13°41'40"E	55.61'
L51	N78°15'00"W	39.16'
L52	N83°26'08"W	25.14'
L53	N12°56'36"W	31.27'
L62	N8°20'04"E	36.27'
L83	N12°56'36"W	58.01'
L100	S69°18'26"W	40.36'

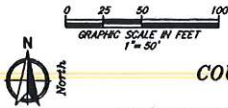
TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	350.00'	72.90'	36.58'	72.77'	N05°29'44"E	11°56'04"
C2	250.00'	82.35'	41.55'	81.98'	N20°54'00"E	18°52'28"
C3	200.00'	108.48'	55.61'	107.15'	S14°47'57"W	31°04'35"
C4	100.00'	54.16'	27.76'	53.50'	N75°10'40"W	31°04'48"
C5	300.00'	158.49'	81.14'	156.65'	S75°33'30"E	30°16'07"
C41	225.00'	39.46'	19.78'	39.46'	N16°32'12"E	10°02'51"
C42	25.00'	38.73'	24.47'	34.97'	N65°53'44"E	88°46'12"
C43	125.00'	41.14'	20.76'	40.96'	N79°08'56"W	18°51'32"
C44	125.00'	4.61'	2.31'	4.61'	N89°38'08"W	02°06'52"
C45	275.00'	85.02'	42.85'	84.68'	S81°50'1"E	17°42'46"
C57	325.00'	65.73'	32.98'	65.62'	S82°49'39"E	11°35'16"
C58	325.00'	11.75'	5.88'	11.75'	S89°39'26"E	02°04'17"
C59	75.00'	6.51'	3.26'	6.51'	N88°12'26"W	04°58'16"
C60	25.00'	47.59'	35.09'	40.72'	N31°10'2"W	109°03'56"
C61	225.00'	94.43'	47.92'	93.73'	S19°16'1"W	24°02'44"
C62	175.00'	88.22'	45.07'	87.29'	N13°39'17"E	28°53'01"
C63	275.00'	20.99'	10.50'	20.98'	N28°09'04"E	04°22'21"
C64	275.00'	63.99'	32.14'	63.85'	N19°17'55"E	13°19'57"
C76	175.00'	24.64'	12.34'	24.62'	S03°14'50"W	08°04'08"
C77	435.00'	128.04'	64.49'	127.58'	N19°01'13"E	16°51'54"
C78	435.00'	17.47'	8.73'	17.46'	S26°18'09"W	02°18'02"
C79	435.00'	64.59'	32.35'	64.53'	N20°53'56"E	08°30'25"
C80	435.00'	45.99'	23.02'	45.97'	N13°36'59"E	06°03'27"
C96	256.00'	104.23'	52.85'	103.51'	N79°01'45"W	23°19'39"
C98	256.00'	54.95'	27.58'	54.85'	N81°10'36"W	12°17'58"
C99	256.00'	15.04'	7.52'	15.04'	N88°00'56"W	03°21'57"
C100	229.00'	100.08'	50.85'	99.28'	S78°10'23"E	25°02'22"
C101	229.00'	4.61'	2.31'	4.61'	S89°53'03"W	01°09'14"
C102	229.00'	95.47'	48.44'	94.78'	S77°33'46"E	23°53'08"
C106	175.00'	6.84'	3.42'	6.84'	N29°13'01"E	02°14'27"
C107	275.00'	5.61'	2.81'	5.61'	S12°02'51"W	01°10'10"

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SOUTHLAKE UNIT ONE

A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH,
RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.



COUNTY ROAD No. C - 2 1 0

(FORMERLY STATE ROAD NO. S-210)

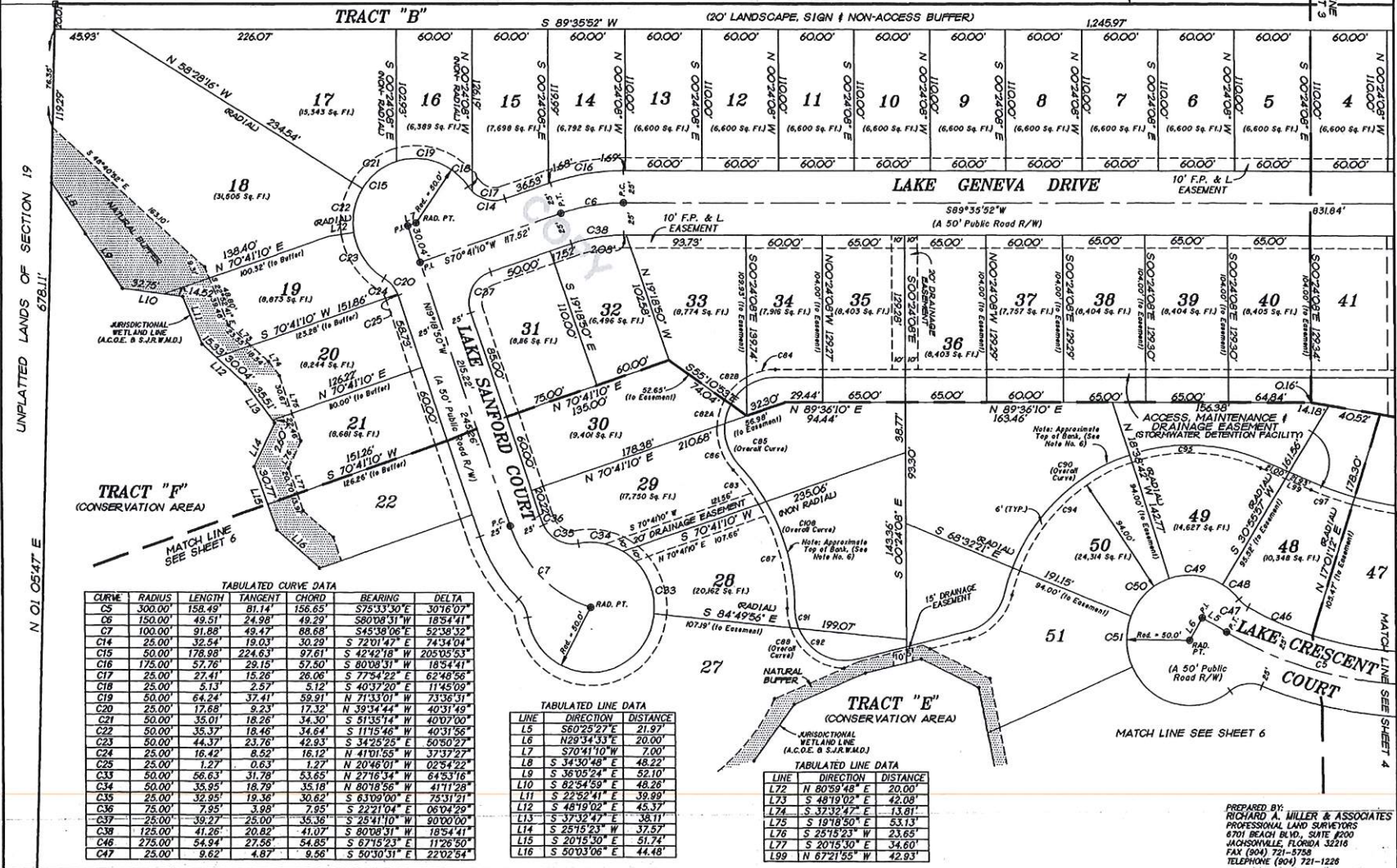
(A 100' Public Road Right of Way, as per State of Florida, State Road Dept. R/W Map, Section No. 7851-250, dated 2/14/81)

N89°35'52"E 1834.63'

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C48	50.00'	17.09'	8.63'	17.01'	N 49°16'34" W	19°34'59"
C49	50.00'	43.26'	23.99'	41.93'	N 83°51'23" W	49°34'58"
C50	50.00'	43.54'	23.26'	42.18'	S 46°24'28" W	49°53'39"
C51	50.00'	40.04'	21.19'	38.02'	S 0°13'01" E	43°55'56"
C82A	46.00'	21.36'	10.87'	21.17'	N15°42'49" E	26°36'06"
C82B	46.00'	25.02'	12.83'	24.71'	N44°35'42" E	31°09'41"
C83	154.00'	32.97'	16.55'	32.91'	N 37°35'49" W	12°16'05"
C84	46.00'	23.62'	12.08'	23.36'	N 74°51'12" E	29°28'18"
C85	46.00'	107.04'	106.63'	84.47'	N 22°56'00" E	133°19'43"
C86	46.00'	37.03'	19.59'	38.01'	N 20°19'33" W	46°08'37"
C87	154.00'	33.82'	17.28'	32.78'	N 15°52'10" W	31°11'12"
C88	46.00'	71.27'	45.02'	64.35'	N 44°39'44" W	88°46'18"
C90	144.00'	248.72'	168.50'	218.94'	S 63°09'09" W	98°57'52"
C91	46.00'	15.19'	7.66'	15.12'	N 09°44'08" W	18°55'02"
C92	46.00'	56.08'	32.12'	52.67'	N 54°07'15" W	69°51'16"
C94	144.00'	125.40'	66.59'	121.47'	S 46°24'28" W	49°53'39"
C95	144.00'	103.75'	54.24'	101.52'	N 88°00'18" W	41°16'47"
C97	256.00'	34.23'	17.14'	34.21'	N 71°11'47" W	07°39'44"
C108	154.00'	116.80'	61.37'	114.02'	N 22°00'13" W	43°22'12"

MAP BOOK 34 PAGE 8

SHEET FIVE (5) OF SIX (6) SHEETS
SEE SHEET TWO (2) FOR GENERAL NOTES



TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	300.00'	158.49'	81.14'	156.65'	S75°13'30"E	30°16'07"
C6	150.00'	49.51'	24.98'	48.29'	S80°08'31"W	18°54'41"
C7	100.00'	91.88'	49.47'	88.68'	S45°38'06"E	52°38'32"
C14	25.00'	32.54'	19.03'	30.29'	S 72°01'47" E	74°34'04"
C15	50.00'	178.98'	224.63'	97.61'	S 42°42'18" W	205°05'53"
C16	175.00'	57.76'	29.15'	57.80'	S 80°08'31" W	18°54'41"
C17	25.00'	27.41'	15.26'	26.06'	S 77°42'51" E	62°48'58"
C18	25.00'	5.13'	2.57'	5.12'	S 40°37'20" E	11°45'09"
C19	50.00'	64.24'	37.41'	59.91'	N 71°33'01" W	73°36'31"
C20	25.00'	17.68'	9.23'	17.32'	N 39°34'44" W	40°31'49"
C21	50.00'	35.01'	18.26'	34.30'	S 51°35'14" W	40°07'00"
C22	50.00'	35.37'	18.46'	34.64'	S 11°15'46" W	40°31'56"
C23	50.00'	44.37'	23.76'	42.93'	S 34°25'23" E	50°50'27"
C24	25.00'	16.42'	8.52'	16.12'	N 41°01'52" E	37°10'47"
C25	25.00'	1.27'	0.63'	1.27'	N 20°46'01" W	02°54'22"
C33	50.00'	56.63'	31.78'	53.65'	N 27°16'34" W	64°53'16"
C34	50.00'	35.95'	18.79'	35.18'	N 80°18'56" W	41°11'28"
C35	25.00'	32.95'	19.36'	30.62'	S 63°09'00" E	75°31'21"
C36	75.00'	7.95'	3.98'	7.95'	S 22°21'04" E	06°04'28"
C37	25.00'	39.27'	25.00'	35.36'	S 25°41'10" W	80°00'00"
C38	125.00'	41.26'	20.82'	41.07'	S 80°18'31" W	18°54'41"
C46	275.00'	54.94'	27.56'	54.85'	S 67°15'23" E	11°26'50"
C47	25.00'	9.62'	4.87'	9.56'	S 50°30'31" E	22°02'54"

TABULATED LINE DATA

LINE	DIRECTION	DISTANCE
L5	S60°25'27"E	21.37'
L6	N29°34'53"E	29.00'
L7	S70°41'10"W	7.00'
L8	S 34°30'48" E	48.22'
L9	S 36°05'24" E	52.10'
L10	S 82°54'59" E	48.26'
L11	S 22°52'41" E	39.89'
L12	S 48°19'02" E	45.37'
L13	S 37°32'47" E	38.11'
L14	S 25°15'23" W	37.57'
L15	S 20°15'30" E	51.74'
L16	S 50°03'06" E	44.48'

TABULATED LINE DATA

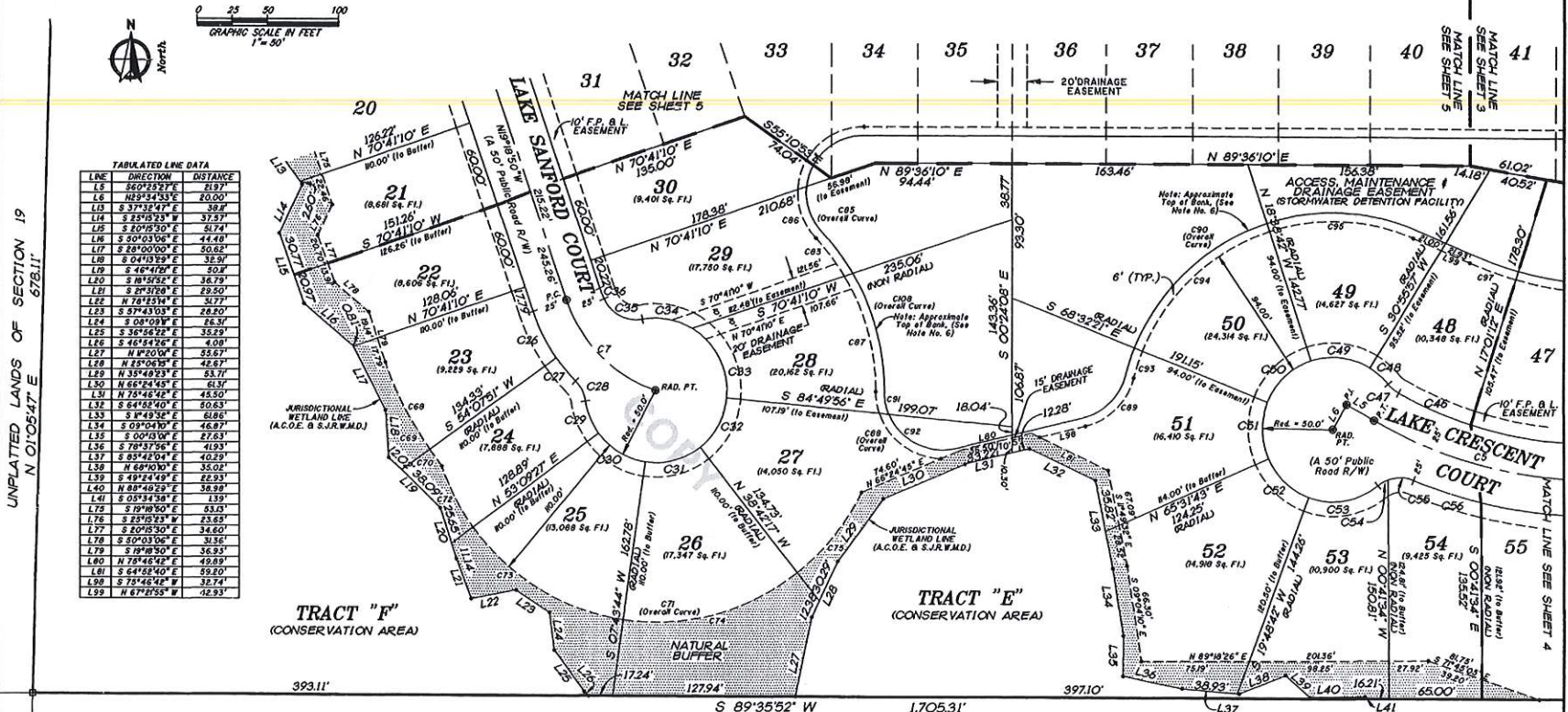
LINE	DIRECTION	DISTANCE
L72	N 80°59'48" E	20.00'
L73	S 48°19'02" E	42.08'
L74	S 37°32'47" E	13.81'
L75	S 19°18'50" E	53.13'
L76	S 25°15'23" W	23.65'
L77	S 20°15'30" E	34.60'
L99	N 67°21'55" W	42.83'

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SOUTHLAKE UNIT ONE

A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

SHEET SIX (6) OF SIX (6) SHEETS
SEE SHEET TWO (2) FOR GENERAL NOTES



TABULATED LINE DATA

LINE	DIRECTION	DISTANCE
L1	S 89°35'52" E	21.37'
L2	N 89°35'52" E	20.00'
L3	S 37°32'47" E	39.87'
L4	S 25°15'23" W	37.97'
L5	S 20°05'00" E	41.74'
L6	S 50°03'06" E	44.48'
L7	S 28°00'00" E	50.68'
L8	S 04°15'39" E	32.90'
L9	S 46°42'42" E	50.8'
L10	S 81°55'52" E	36.79'
L11	S 28°31'58" E	29.50'
L12	N 78°15'14" W	32.77'
L13	S 37°43'03" E	28.80'
L14	S 08°09'19" E	26.3'
L15	S 65°54'26" E	32.52'
L16	S 46°54'26" E	4.08'
L17	N 8°20'00" E	25.67'
L18	N 25°06'35" E	42.87'
L19	N 35°48'23" E	23.71'
L20	N 66°24'45" E	61.3'
L21	N 75°48'42" E	45.50'
L22	S 64°52'40" E	32.74'
L23	S 1°49'35" E	61.86'
L24	S 09°04'00" E	46.87'
L25	S 02°03'10" E	53.13'
L26	S 85°42'04" E	40.29'
L27	N 69°10'10" E	35.02'
L28	S 49°24'49" E	72.91'
L29	N 85°48'23" E	38.98'
L30	S 05°34'58" E	139'
L31	S 19°18'50" E	53.13'
L32	S 23°16'23" W	23.65'
L33	S 20°15'30" E	34.60'
L34	S 30°03'06" E	31.56'
L35	S 78°57'56" E	41.93'
L36	S 85°42'04" E	40.29'
L37	S 20°15'30" E	34.60'
L38	S 30°03'06" E	31.56'
L39	S 78°57'56" E	41.93'
L40	N 75°48'42" E	45.50'
L41	S 64°52'40" E	32.74'
L42	S 25°15'23" W	37.97'
L43	S 37°32'47" E	39.87'
L44	N 89°35'52" E	20.00'
L45	S 89°35'52" E	21.37'

TRACT "F"
(CONSERVATION AREA)

TRACT "E"
(CONSERVATION AREA)

125' POWERLINE EASEMENT TO THE CITY OF JACKSONVILLE BEACH, AS PER OR. BOOK 557, PAGE 494

TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	300.00'	156.43'	81.4'	156.63'	S 75°33'30" E	30°16'07"
C7	100.00'	61.81'	42.47'	68.68'	S 49°39'06" E	52°33'37"
C26	125.00'	18.29'	18.29'	35.99'	S 2°33'23" E	6°33'35"
C27	125.00'	21.17'	10.61'	21.41'	S 40°43'13" E	09°42'00"
C28	25.00'	15.83'	8.20'	15.99'	N 37°24'13" W	39°20'00"
C29	50.00'	24.09'	12.66'	23.66'	S 23°02'07" E	27°32'24"
C30	50.00'	39.64'	20.93'	38.61'	S 59°33'24" E	49°23'43"
C31	50.00'	40.52'	21.45'	39.42'	N 74°30'43" E	46°28'00"
C32	100.00'	40.25'	13.99'	39.81'	N 89°33'07" E	46°07'50"
C33	50.00'	56.63'	31.78'	53.65'	N 87°16'34" W	64°03'16"
C34	50.00'	35.93'	18.79'	35.81'	N 80°18'58" W	4°48'28"
C35	75.00'	32.93'	18.36'	30.62'	S 63°09'00" E	78°32'21"
C36	75.00'	3.91'	3.91'	7.85'	S 22°02'00" E	06°10'23"
C46	275.00'	54.94'	27.56'	54.85'	S 87°15'23" E	1°25'50"
C47	25.00'	8.66'	4.87'	9.56'	S 30°30'30" E	22°02'54"
C48	50.00'	17.09'	8.53'	17.06'	N 49°34'37" W	19°34'55"
C49	50.00'	43.26'	23.09'	41.93'	N 63°18'23" W	49°34'46"
C50	50.00'	43.84'	23.26'	42.81'	S 46°24'28" W	49°33'35"
C51	50.00'	40.06'	21.9'	39.02'	S 0°30'19" E	48°53'33"
C52	50.00'	39.99'	21.08'	38.85'	S 47°19'40" E	47°43'00"
C53	50.00'	31.84'	18.52'	49.53'	N 80°06'59" E	59°24'03"

TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C54	25.00'	8.22'	4.15'	8.19'	S 59°50'02" W	18°50'50"
C55	25.00'	18.57'	9.70'	18.09'	N 89°32'07" W	42°24'53"
C56	325.00'	49.38'	24.74'	49.33'	S 74°40'59" E	08°42'29"
C57	251.00'	62.18'	41.67'	62.06'	S 25°12'07" E	20°08'33"
C58	235.00'	67.90'	34.9'	67.87'	S 27°35'29" E	16°33'19"
C59	235.00'	14.58'	7.29'	14.58'	S 37°38'46" E	03°33'36"
C60	100.00'	376.08'	383.20'	255.29'	S 87°07'14" E	134°40'30"
C61	100.00'	47.64'	24.00'	47.46'	S 28°16'46" E	17°03'13"
C62	100.00'	26.86'	16.96'	26.56'	S 59°33'24" E	45°28'43"
C63	100.00'	22.87'	16.63'	22.83'	N 74°30'43" E	46°28'00"
C64	100.00'	71.91'	36.59'	71.57'	N 38°25'07" E	23°43'35"
C65	154.00'	32.97'	16.55'	32.97'	N 37°35'49" W	12°16'05"
C66	46.00'	107.04'	106.63'	84.47'	N 22°56'00" E	133°19'43"
C67	46.00'	37.03'	19.59'	36.03'	N 20°39'33" W	46°08'37"
C68	154.00'	83.92'	42.98'	82.79'	N 15°18'10" W	5°16"
C69	46.00'	71.27'	45.02'	64.33'	N 44°39'44" W	88°42'18"
C70	46.00'	49.86'	27.70'	47.46'	S 44°43'28" W	62°08'29"
C71	144.00'	248.72'	168.54'	238.94'	S 63°09'09" W	28°55'52"
C72	46.00'	15.9'	7.66'	15.8'	N 09°44'06" W	18°55'02"
C73	46.00'	56.08'	32.16'	52.67'	N 54°07'15" W	68°32'16"
C74	44.00'	19.59'	19.56'	37.33'	S 17°33'36" E	07°47'25"
C75	144.00'	103.75'	63.37'	140.82'	S 46°24'28" W	48°53'33"
C76	286.00'	34.23'	17.14'	34.21'	N 77°47'17" W	07°39'44"
C77	154.00'	86.80'	61.37'	84.02'	N 22°00'13" W	43°27'17"

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