

SOUTHLAKE UNIT TWO-A

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

CAPTION

A portion of Sections 19 and 20, Township 5 South, Range 28 East, St. Johns County, Florida, being more particularly described as follows: BEGON at the Southeast corner of Tract "D" as shown on the plat of Southlake Unit One, as recorded in Map Book 34, Pages 4, 5, 6, 7, 8 and 9 of the Public Records of said County, said point being on the Northwesterly 1/4 of a 125 foot Power Line Easement to the City of Jacksonville Beach, as described and recorded in Official Records Volume 557, Page 484 of said Public Records, thence North 89°35'52" East, along said said line, 407.81 feet; thence South 00°24'08" East, 125.00 feet to the southerly line of said 125 foot Power Line Easement; thence South 17°12'12" West, 248.98 feet; thence South 04°50'16" West, 73.00 feet; thence South 85°09'45" East, 18.41 feet; thence South 04°50'16" West, 180.00 feet; thence South 33°56'41" East, 18.00 feet; thence South 19°50'28" West, 232.02 feet; thence South 39°09'19" West, 452.12 feet; thence South 80°32'37" West, 379 feet; thence South 22°31'11" West, 248.06 feet; thence North 56°29'41" West, 60.51 feet; thence South 28°02'57" West, 128.05 feet; thence South 83°07'03" East, 14.89 feet; thence South 28°02'57" West, 255.35 feet; thence South 31°02'42" East, 35.14 feet; thence South 00°07'41" East, 468.20 feet; thence South 87°41'19" West, 1,081.95 feet to the Easterly line of the lands described and recorded in Official Records Volume 1088, Page 748 of said Public Records; thence North 20°45'53" East, along said said line, 1,055.51 feet; thence North 27°59'19" West, continuing along said said line, 469.31 feet; thence North 88°31'21" West, 409.48 feet; thence North 01°05'47" East, 735.52 feet to the Southwest corner of Tract "A", as shown on said plat of Southlake Unit One, thence North 89°55'52" East, along the Southerly boundary line of said Southlake Unit One, a distance of 1,705.31 feet to the POINT OF BEGINNING.

Containing 71.17 acres, more or less.

CERTIFICATE OF APPROVAL AND ACCEPTANCE BOARD OF COUNTY COMMISSIONERS

This is to certify that this plat of Southlake Unit Two-A has been approved and accepted by the Board of County Commissioners of St. Johns County, Florida on this 18th day of November, A.D. 1991. This acceptance shall not be deemed as requiring construction or maintenance by St. Johns County of any part of said subdivision.

By: [Signature] Chairman, St. Johns County Board of County Commissioners

CERTIFICATE OF APPROVAL PLANNING & ZONING DEPARTMENT

The St. Johns County Planning & Zoning Department hereby approves this plat of Southlake Unit Two-A on this 20th day of November, A.D. 1991.

By: [Signature] St. Johns County Planning & Zoning Officer

CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY BOARD OF COUNTY COMMISSIONERS This is to certify that this plat of Southlake Unit Two-A has been examined and approved by the office of the St. Johns County Attorney on this 15th day of November, A.D. 1991.

By: [Signature] Office of St. Johns County Attorney

CERTIFICATE OF CLERK

This is to certify that this plat 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 608-611 of the Public Records of St. Johns County, Florida on this 18th day of November, A.D. 1991.

By: [Signature] Clerk of the Circuit Court

CERTIFICATE OF DEVELOPMENT REVIEW PROGRAM This is to certify that this plat has been reviewed for conformity to Florida Statutes Chapter 177 by the Development Review Program for St. Johns County, Florida on this 18th day of November, 1991.

[Signature] Edward E. Scarce, Development Review Specialist # Professional Land Surveyor, Number 4954

CERTIFICATE OF SURVEYOR

None at this present, that the undersigned, being currently licensed and registered by the State of Florida, as a Land Surveyor, does 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 the requirements of Chapter 177, Florida Statutes as amended.

Signed and attested this 5th day of October, A.D. 1992.

[Signature] Richard A. Mizer Registered Land Surveyor No. 3848 State of Florida Professional Land Surveyor 6701 Beach Blvd., Suite #200 Jacksonville, Florida 32216 Licensed Business No. 5189

ADOPTION AND DEDICATION

This is to certify that the undersigned, Beazer Homes Corp., a Tennessee corporation, d/b/a Pacific Homes (Developer) is the lawful owner of the lands described in the caption hereon which shall hereafter be known as Southlake Unit Two-A, and that it has caused the same to be surveyed and subdivided and that this plat, made in accordance with said survey, is hereby accepted as the true and correct plat of said lands. The road rights-of-way designated in the plat as Southlake Drive, Prosperity Lane Drive and Lake George Court are irrevocably dedicated to the County of St. Johns. Its successors and assigns, in perpetuity, for maintenance of the right-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 drainage easements and utility easements (except F, P. & L. easements) and title to Tract "A" (Conservation Area) and Tracts "B", "C" and "D" are subject to the rights and reservations contained herein, 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 and through said easements dedicated to the Southlake Homeowners Association, Inc. for the purpose of constructing and maintaining thereon, drainage facilities, lanes, and utilities, and further reserves the right to grant others the non-exclusive right of ingress and egress over and through said 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. Private drainage easements designated hereon shall remain the sole and exclusive property of the Developer, 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 177.09(1)(b) of the Florida Statutes (1989), 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.

These 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 portion 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 having jurisdiction over the lands involved, to dedicate to the public 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: [Signatures] Lisa A. Gaudin, Christy L. Judd, type or print name

[Signature] Leon J. Powell, Jr. Vice President of Beazer Homes Corp., a Tennessee Corporation, d/b/a Pacific Homes

STATE OF FLORIDA COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 18th day of November, A.D. 1991, by Leon J. Powell, Jr., Vice President of Beazer Homes Corp., a Tennessee Corporation, d/b/a Pacific Homes on behalf of the Corporation, who is personally known to me.

[Signature] Veronica L. Campbell Notary Public, State of Florida My Commission Expires Nov. 17, 2002 My Commission Number: 778913

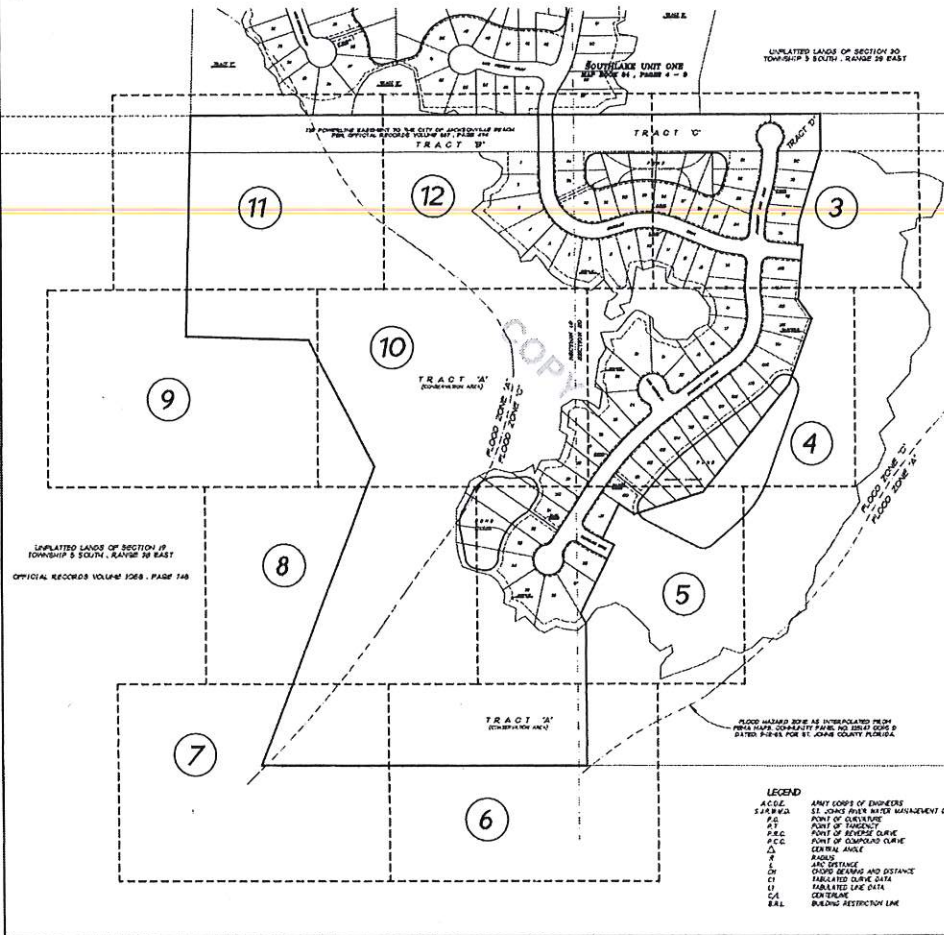


COPY

# SOUTHLAKE UNIT TWO-A

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

MAP BOOK 37 PAGE 69  
SHEET 2 OF 12 SHEETS



- NOTES:**
- 1) \* DENOTES PERMANENT REFERENCE MARKSET SET P.L.S. NO. 3248
  - 2) \* DENOTES PERMANENT CONTROL POINT SET
  - 3) BEARINGS BASED ON THE SOUTHERLY BOUNDARY LINE OF SOUTHLAKE UNIT ONE, MAP BOOK 34, PAGES 4-8, 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 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 CONNECTION WITH ITS UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM, AND ARE NOTED HEREON.
  - 6) NOTICE: THIS PLAN, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVISION LANDS DESCRIBED HEREON AND WILL IN NO CIRCUMSTANCES BE SUPERANDED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THIS PLAN, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAN THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHN'S COUNTY, FLORIDA.
  - 7) THE LINES AND TOP OF BANK SHOWN HEREON DEPICTS A GRADING REPRESENTATION OF THE PROPOSED LAKES, AND DOES NOT REPRESENT AN ACTUAL "AS-BUILT" CONDITION.
  - 8) LOTS FRONTING ON TWO (2) STREETS MAY HAVE VEHICULAR ACCESS FROM ONE (1) STREET ONLY.
  - 9) CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE 15' WETLAND BUFFER OR WATERWAY OF THE WETLAND LINE AS DEPICTED ON THIS PLAN WITHOUT THE WRITTEN APPROVAL OF ST. JOHN'S 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 BUFFER MAY BE SUPERSEDED AND REDEFINED FROM TIME TO TIME BY THE APPROPRIATE GOVERNMENTAL AGENCIES.
  - 10) LOT NUMBERS SHOWN HEREON ARE PER APPROVED MASTER PLAN.

**LEGEND**

S.A.C.C.	AMT. CORNER OF ENDORSE
S.A.B.M.A.	ST. JOHN'S PLANT WASTE MANAGEMENT DISTRICT
P.S.	POINT OF SANGUINITY
P.S.C.	POINT OF BEGINNING CURVE
P.C.C.	POINT OF COMPOUND CURVE
Δ	CENTRAL ANGLE
R	RADIUS
E	ARC DISTANCE
CD	CURVE DATA AND DISTANCE
CT	TABULATED CURVE DATA
LD	TABULATED LINE DATA
CDL	CONTOUR
BAL	BUILDING RESTRICTION LINE

PREPARED BY:  
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# SOUTHLAKE UNIT TWO-A

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

**TABULATED LINE DATA**

LINE	DIRECTION	DISTANCE
L1	N07°14'52"E	35.01'
L2	N25°52'12"W	31.49'
L3	N25°52'12"W	14.51'
L4	N25°52'12"W	26.09'
L5	N25°52'12"W	11.69'

**TRACT 'D'**  
(CONSERVATION AREA)

EASTERLY BOUNDARY LINE OF SOUTHLAKE UNIT ONE

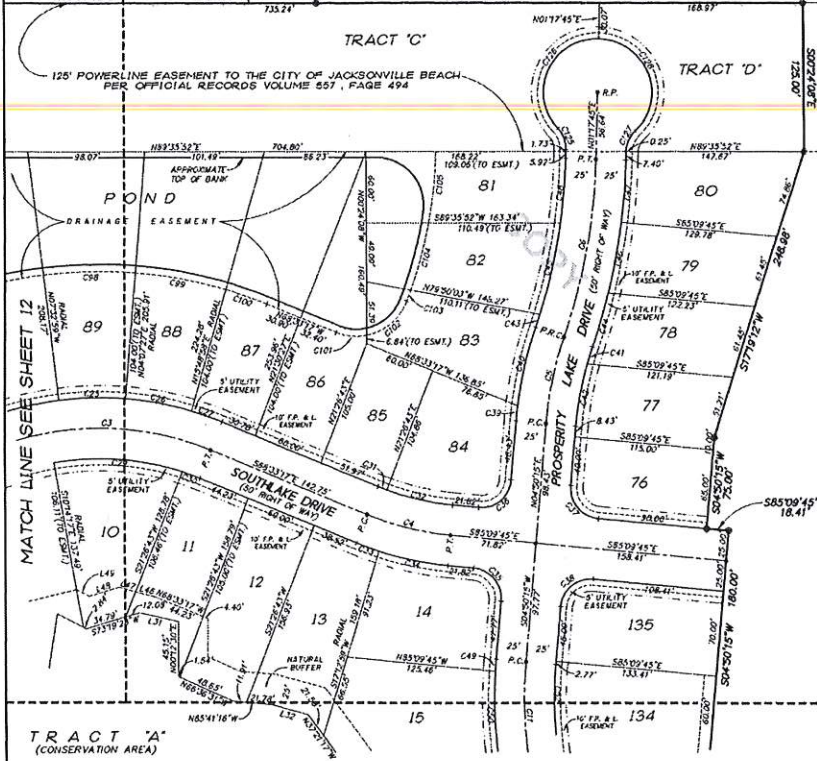
**SOUTHLAKE UNIT ONE**  
MAP BOOK 134, PAGES 4 - 9

SOUTHERLY BOUNDARY LINE OF SOUTHLAKE UNIT ONE

**TRACT 'C'**

**TRACT 'D'**

UNPLATTED LANDS OF SECTION 20 TOWNSHIP 5 SOUTH, RANGE 28 EAST



UNPLATTED LANDS OF SECTION 20  
TOWNSHIP 5 SOUTH, RANGE 28 EAST

**TABULATED CURVE DATA**

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	250.00'	766.33'	268.36'	163.28'	S87°38'55"E	348°07'14"
C2	250.00'	72.46'	38.41'	72.31'	S78°31'15"E	105°26'34"
C3	300.00'	73.46'	38.41'	72.39'	N11°12'23"E	135°26'21"
C4	300.00'	121.89'	62.81'	111.02'	S69°59'15"E	172°27'41"
C5	300.00'	151.80'	76.97'	140.85'	S60°59'15"E	175°26'51"
C6	275.00'	262.01'	138.71'	258.81'	S68°17'15"E	174°02'22"
C7	275.00'	262.01'	138.71'	258.81'	N27°22'04"E	63°14'43"
C8	275.00'	188.84'	95.40'	170.59'	S66°51'15"E	170°28'53"
C9	145.00'	15.79'	7.86'	15.78'	N20°12'12"E	64°01'51"
C10	225.00'	8.04'	4.02'	8.03'	S49°14'01"E	60°10'46"
C11	225.00'	57.18'	28.59'	57.03'	S77°22'15"E	143°14'11"
C12	225.00'	108.84'	55.40'	107.59'	S66°51'15"E	170°28'53"
C13	225.00'	138.71'	70.95'	137.51'	S61°58'15"E	173°27'41"
C14	225.00'	138.71'	70.95'	137.51'	S61°58'15"E	173°27'41"
C15	45.00'	19.27'	9.64'	19.18'	S40°04'15"E	80°05'00"
C16	45.00'	39.57'	19.28'	39.36'	N49°20'15"E	80°05'00"
C17	45.00'	19.27'	9.64'	19.18'	S40°04'15"E	80°05'00"
C18	45.00'	19.27'	9.64'	19.18'	S40°04'15"E	80°05'00"
C19	125.00'	12.12'	6.16'	12.11'	N55°55'15"E	61°10'16"
C20	125.00'	66.18'	33.59'	65.97'	S13°50'15"E	174°05'51"
C21	225.00'	14.85'	7.43'	14.83'	S17°09'10"E	63°01'41"
C22	225.00'	31.70'	14.87'	31.70'	S10°14'10"E	104°08'30"
C23	425.00'	11.40'	5.70'	11.40'	S17°09'10"E	63°01'41"
C24	425.00'	46.71'	23.37'	46.69'	N16°02'42"E	63°03'31"
C25	425.00'	78.38'	39.58'	78.34'	S11°20'15"E	63°07'14"
C26	425.00'	62.31'	31.15'	62.27'	N05°17'15"E	63°07'14"
C27	425.00'	62.31'	31.15'	62.27'	N04°08'15"E	63°07'14"
C28	425.00'	54.33'	27.17'	54.29'	S24°17'15"E	63°07'14"
C29	125.00'	6.05'	3.02'	6.05'	S13°14'10"E	61°10'16"
C30	125.00'	61.31'	30.66'	61.24'	S01°11'15"E	100°01'11"
C31	225.00'	27.23'	13.62'	27.16'	N20°14'15"E	104°08'30"
C32	175.00'	22.22'	11.11'	22.19'	S44°17'15"E	114°02'22"
C33	175.00'	22.22'	11.11'	22.19'	S44°17'15"E	114°02'22"
C34	339.00'	77.14'	38.57'	77.09'	N03°14'15"E	114°02'22"
C35	339.00'	77.14'	38.57'	77.09'	N03°14'15"E	114°02'22"
C36	46.00'	26.36'	13.18'	26.50'	N48°58'14"E	32°49'54"
C37	46.00'	46.72'	23.37'	46.35'	S49°17'15"E	37°31'11"
C38	366.00'	3.79'	1.89'	3.79'	S20°12'15"E	61°10'16"
C39	366.00'	58.21'	29.11'	58.15'	S11°13'15"E	61°10'16"
C40	366.00'	63.40'	31.70'	63.31'	S05°58'15"E	61°10'16"
C41	225.00'	19.36'	9.68'	19.34'	N10°34'17"E	142°21'55"
C42	45.00'	105.57'	52.79'	105.52'	N44°03'15"E	124°21'55"
C43	45.00'	105.57'	52.79'	105.52'	N44°03'15"E	124°21'55"
C44	45.00'	105.57'	52.79'	105.52'	N44°03'15"E	124°21'55"
C45	45.00'	105.57'	52.79'	105.52'	N44°03'15"E	124°21'55"

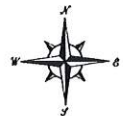
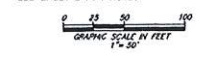
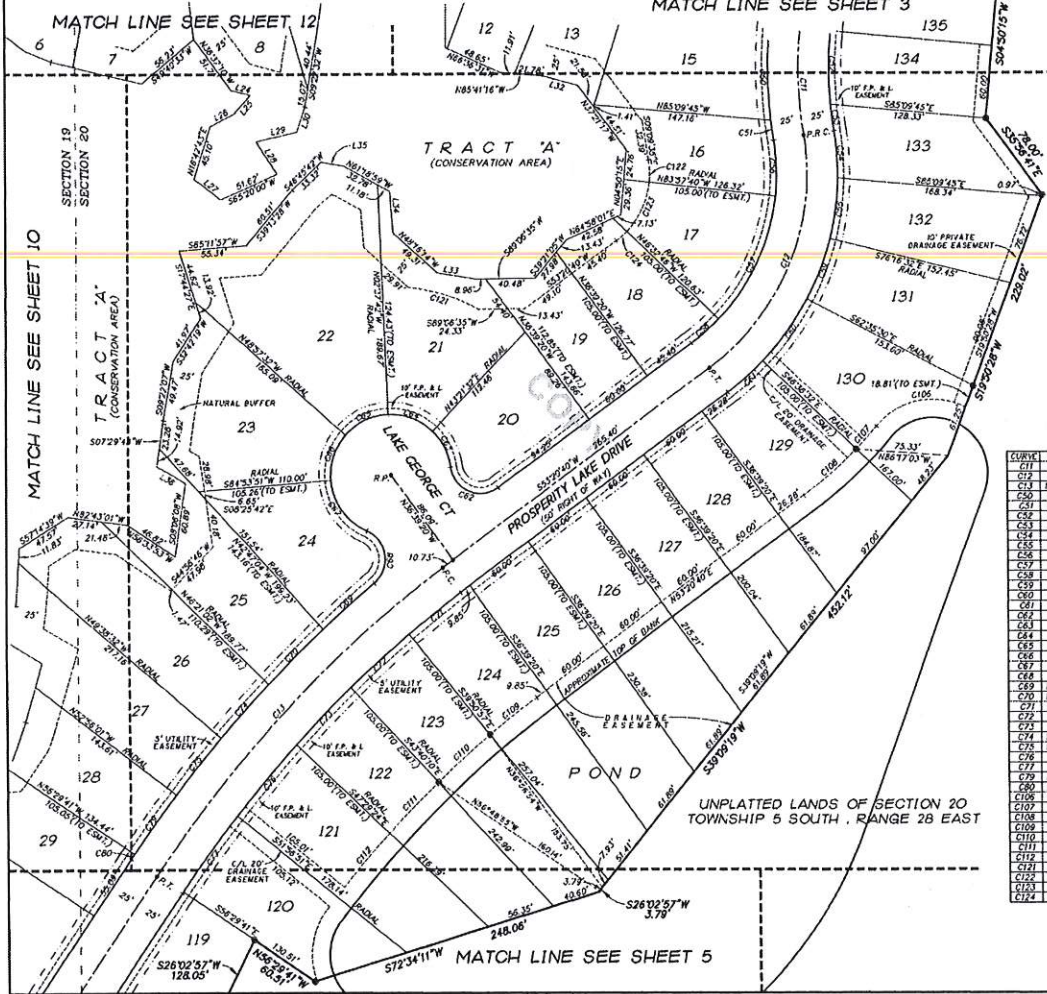
TRACT 'A'  
(CONSERVATION AREA)

MATCH LINE SEE SHEET 4

PREPARED BY:  
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# SOUTHLAKE UNIT TWO-A

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



**TABULATED LINE DATA**

LINE	BEARING	DISTANCE
L1	N85°11'16"W	16.17
L2	N40°53'00"E	18.50
L3	N89°29'33"E	18.00
L4	N85°11'16"W	22.78
L5	N85°11'16"W	32.01
L6	N89°29'33"E	35.00
L7	N85°11'16"W	21.28
L8	N89°29'33"E	32.77
L9	N85°11'16"W	34.85
L10	N89°29'33"E	37.00
L11	N85°11'16"W	27.05

**TABULATED CURVE DATA**

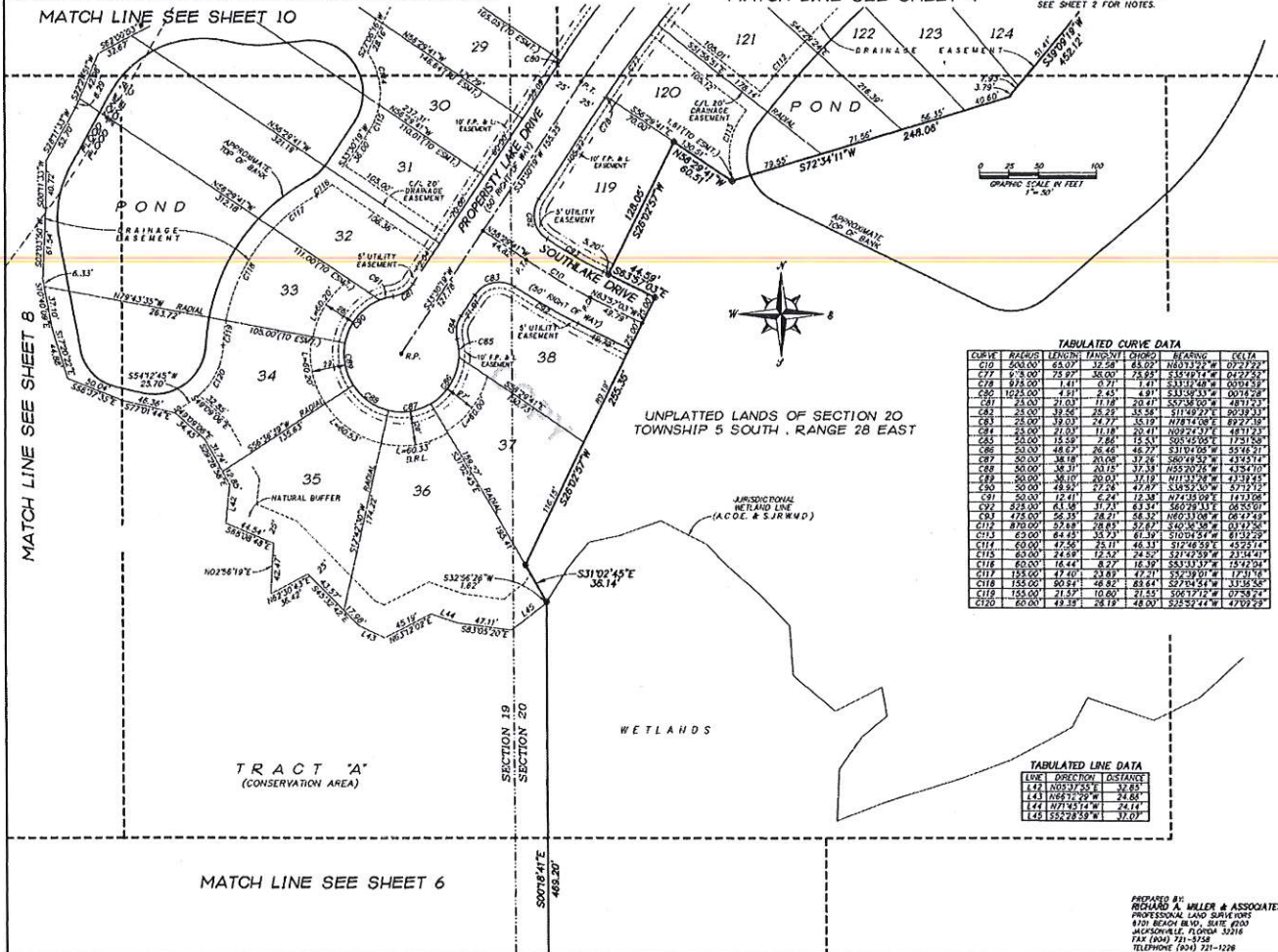
CURVE	RADIUS	LENGTH	ARC CHORD	CHORD BEARING	DELTA	
C1	300.00	85.50	47.97	S69°40'47"	73.59	
C2	300.00	118.18	121.37	S27°29'33"	63.90	
C3	17000.00	348.28	174.60	S44°25'39"	18.50	
C4	375.00	65.91	32.81	S62.44	105.00	
C5	375.00	16.16	8.08	S07°28'01"	29.78	
C6	375.00	27.53	13.76	S00°14'01"	10.88	
C7	375.00	21.87	10.94	S07°13'56"	23.81	
C8	375.00	37.75	18.87	S04°10'28"	39.58	
C9	375.00	50.71	25.35	S07°16'03"	52.44	
C10	375.00	48.42	24.21	S07°13'37"	51.15	
C11	175.00	114.28	58.26	S24°44'47"	172.24	
C12	175.00	36.71	18.34	S48°23'57"	69.52	
C13	225.00	23.74	11.87	S00°43'59"	13.40	
C14	225.00	62.78	31.39	S33°23'59"	15.88	
C15	225.00	39.69	19.59	S44°22'00"	39.77	
C16	225.00	51.82	25.91	S67°16'23"	51.85	
C17	50.00	33.82	17.58	N27°15'57"	38.45	
C18	50.00	40.13	21.27	N68°19'00"	45.91	
C19	50.00	40.43	21.39	S64°12'43"	46.12	
C20	50.00	40.27	21.30	S17°38'16"	46.16	
C21	50.00	53.71	27.14	S25°35'05"	61.49	
C22	75.00	51.07	40.67	S08°07'56"	117.03	
C23	1025.00	28.69	14.34	S48°47'59"	33.00	
C24	1025.00	61.00	31.01	S25°25'25"	63.33	
C25	1025.00	34.34	17.18	S04°44'56"	33.11	
C26	875.00	65.01	32.50	S44°12'29"	63.48	
C27	875.00	65.01	32.50	S44°12'29"	63.48	
C28	1025.00	58.88	29.45	S88.88	S120°13"	63.17
C29	1025.00	58.88	29.45	S88.88	S120°13"	63.17
C30	875.00	75.85	37.93	S40°16'43"	84.22	
C31	875.00	75.85	37.93	S40°16'43"	84.22	
C32	1025.00	58.88	29.45	S88.88	S120°13"	63.17
C33	1025.00	4.91	2.45	S33°38'33"	10.16	
C34	80.00	81.12	40.56	S17°17'18"	77.28	
C35	330.00	23.03	11.51	S47°12'29"	24.52	
C36	330.00	27.33	13.67	S48°22'01"	29.37	
C37	870.00	48.49	24.25	S14°44'55"	63.17	
C38	870.00	55.01	27.50	S08.00	S14°12'29"	63.17
C39	870.00	55.01	27.50	S08.00	S14°12'29"	63.17
C40	870.00	55.01	27.50	S08.00	S14°12'29"	63.17
C41	155.00	61.85	31.32	S14°12'29"	22.30	
C42	70.00	18.37	9.18	S07°15'57"	15.15	
C43	70.00	45.71	22.85	S24°44'47"	37.24	
C44	70.00	12.08	6.04	S48°12'12"	29.53	

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# SOUTHLAKE UNIT TWO-A

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

SHEET 5 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES



**TABULATED CURVE DATA**

CURVE	RADIUS	LENGTH	CHORD	BEARING	CC1/2
C10	208.00	45.07	37.68	43.99	803339.71 W
C11	100.00	25.97	20.00	75.85	835491.14 W
C12	100.00	25.97	20.00	75.85	835491.14 W
C13	100.00	25.97	20.00	75.85	835491.14 W
C14	100.00	25.97	20.00	75.85	835491.14 W
C15	100.00	25.97	20.00	75.85	835491.14 W
C16	100.00	25.97	20.00	75.85	835491.14 W
C17	100.00	25.97	20.00	75.85	835491.14 W
C18	100.00	25.97	20.00	75.85	835491.14 W
C19	100.00	25.97	20.00	75.85	835491.14 W
C20	100.00	25.97	20.00	75.85	835491.14 W

**TABULATED LINE DATA**

LINE	DIRECTION	DISTANCE
L1	N 89° 15' 12" E	17.85
L2	N 89° 15' 12" E	21.86
L3	N 89° 15' 12" E	17.85
L4	N 89° 15' 12" E	17.85
L5	N 89° 15' 12" E	17.85

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# SOUTHLAKE UNIT TWO-A

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



MAP BOOK 37 PAGE 73

SHEET 8 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES

MATCH LINE SEE SHEET 8

MATCH LINE SEE SHEET 5

UNPLATTED LANDS OF SECTION 20  
TOWNSHIP 5 SOUTH, RANGE 28 EAST

TRACT 'A'  
(CONSERVATION AREA)



FLOOD ZONE 'A'  
FLOOD ZONE 'C'

MATCH LINE SEE SHEET 7

UNPLATTED LANDS OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 28 EAST

UNPLATTED LANDS OF SECTION 20  
TOWNSHIP 5 SOUTH, RANGE 28 EAST

589'41.19"W

1081.95'

431.95' (10 ESMT.)

SECTION 19  
SECTION 20

50078'41"E

469.20'

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**SOUTHLAKE UNIT TWO-A**

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

MAP BOOK 37 PAGE 74

SHEET 7 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES



UNPLATTED LANDS OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 28 EAST  
OFFICIAL RECORDS VOLUME 1088, PAGE 748

MATCH LINE SEE SHEET 8

N87°45'E 1088.21'

FLOOD ZONE 'A'  
FLOOD ZONE 'C'

TRACT 'A'  
(CONSERVATION AREA)

COPY

S89°41'19"W

1081.95'

UNPLATTED LANDS OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 28 EAST

MATCH LINE SEE SHEET 6

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# SOUTHLAKE UNIT TWO-A

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

MAP BOOK 31 PAGE 75

SHEET 8 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES.

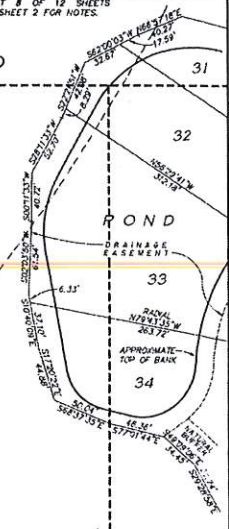
MATCH LINE SEE SHEET 9

MATCH LINE SEE SHEET 10



UNPLATTED LANDS OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 28 EAST  
OFFICIAL RECORDS VOLUME 1088, PAGE 748

TRACT 'A'  
(CONSERVATION AREA)



IMPROVEMENT  
1000.00'

FLOOD ZONE 'A'  
FLOOD ZONE 'C'

MATCH LINE SEE SHEET 5

MATCH LINE SEE SHEET 7

MATCH LINE SEE SHEET 6

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# SOUTHLAKE UNIT TWO-A

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

MAP BOOK 31 PAGE 76

SHEET 9 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES.

MATCH LINE SEE SHEET 11

TRACT 'A'  
(CONSERVATION AREA)

MATCH LINE SEE SHEET 10



0 25 50 100  
GRAPHIC SCALE IN FEET  
1" = 50'

COPY

UNPLATTED LANDS OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 28 EAST  
OFFICIAL RECORDS VOLUME 1088, PAGE 748

735.52'  
NOTICE 47E

FOUND 4" X 4"  
CONC. MONUMENT  
(DIO NUMBER)

N88°31'21"W

409.48'

FOUND 4" X 4"  
CONC. MONUMENT  
(DIO NUMBER)

107°55'19"W

459.37'

MATCH LINE SEE SHEET 8

PREPARED BY  
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**SOUTHLAKE UNIT TWO-A**  
 A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MATCH LINE SEE SHEET 11

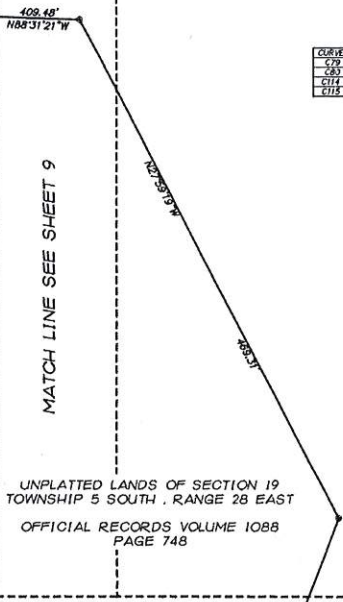
MATCH LINE SEE SHEET 12

**TABULATED LINE DATA**

LINE	DIRECTION	DISTANCE
L12	N09°31'58"E	31.28
L38	S59°58'17"W	29.92
L39	N19°41'27"E	32.75
L40	S10°31'57"E	29.90
L41	N37°58'55"E	38.49

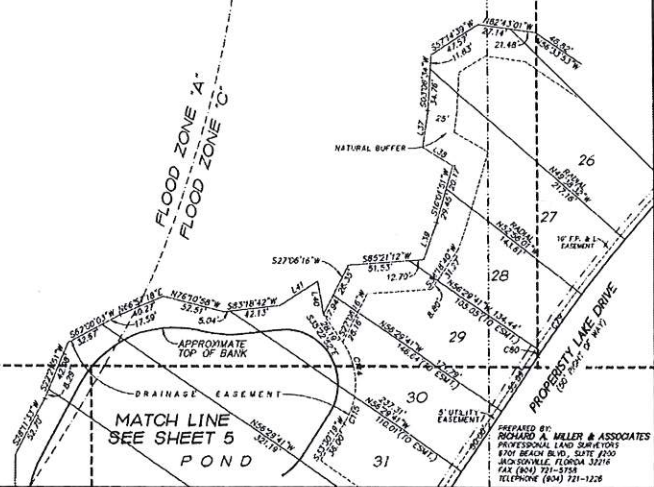
**TABULATED CURVE DATA**

CURVE	RADIUS	LENGTH	ASCENT	CHORD	BEARING	DELTA
C72	1075.00	28.61	29.41	55.79	S85°52'31"W	0.17712°
C83	7025.00	4.80	3.48	2.91	S33°58'18"W	0.07828°
C14	60.00	27.50	25.11	6.31	S92°08'59"W	1.52874°
C15	60.00	24.69	22.89	21.53	S21°42'59"W	3.35421°



UNPLATTED LANDS OF SECTION 19  
 TOWNSHIP 5 SOUTH, RANGE 28 EAST  
 OFFICIAL RECORDS VOLUME 1088  
 PAGE 748

**TRACT 'A'**  
 (CONSERVATION AREA)



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COPY

# SOUTHLAKE UNIT TWO-A

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

MAP BOOK 31 PAGE 78

SHEET 11 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES.

TRACT 'F'  
(CONSERVATION AREA)

25  
SOUTHLAKE UNIT ONE  
MAP BOOK 34, PAGES 4 - 9

TRACT 'E'  
(CONSERVATION AREA)

SOUTHERLY BOUNDARY LINE OF  
SOUTHLAKE UNIT ONE

N89°35'52"E 1158.91' (ALIGNMENT TO MONUMENT) 1705.31'



UNPLATTED LANDS OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 28 EAST  
OFFICIAL RECORDS VOLUME 1088  
PAGE 748

TRACT 'B'

N89°35'52"E 963.64' 1163.80'

COPY

FLOOD ZONE 'A'  
FLOOD ZONE 'C'

TRACT 'A'  
(CONSERVATION AREA)

MATCH LINE SEE SHEET 12

MATCH LINE SEE SHEET 9

MATCH LINE SEE SHEET 10

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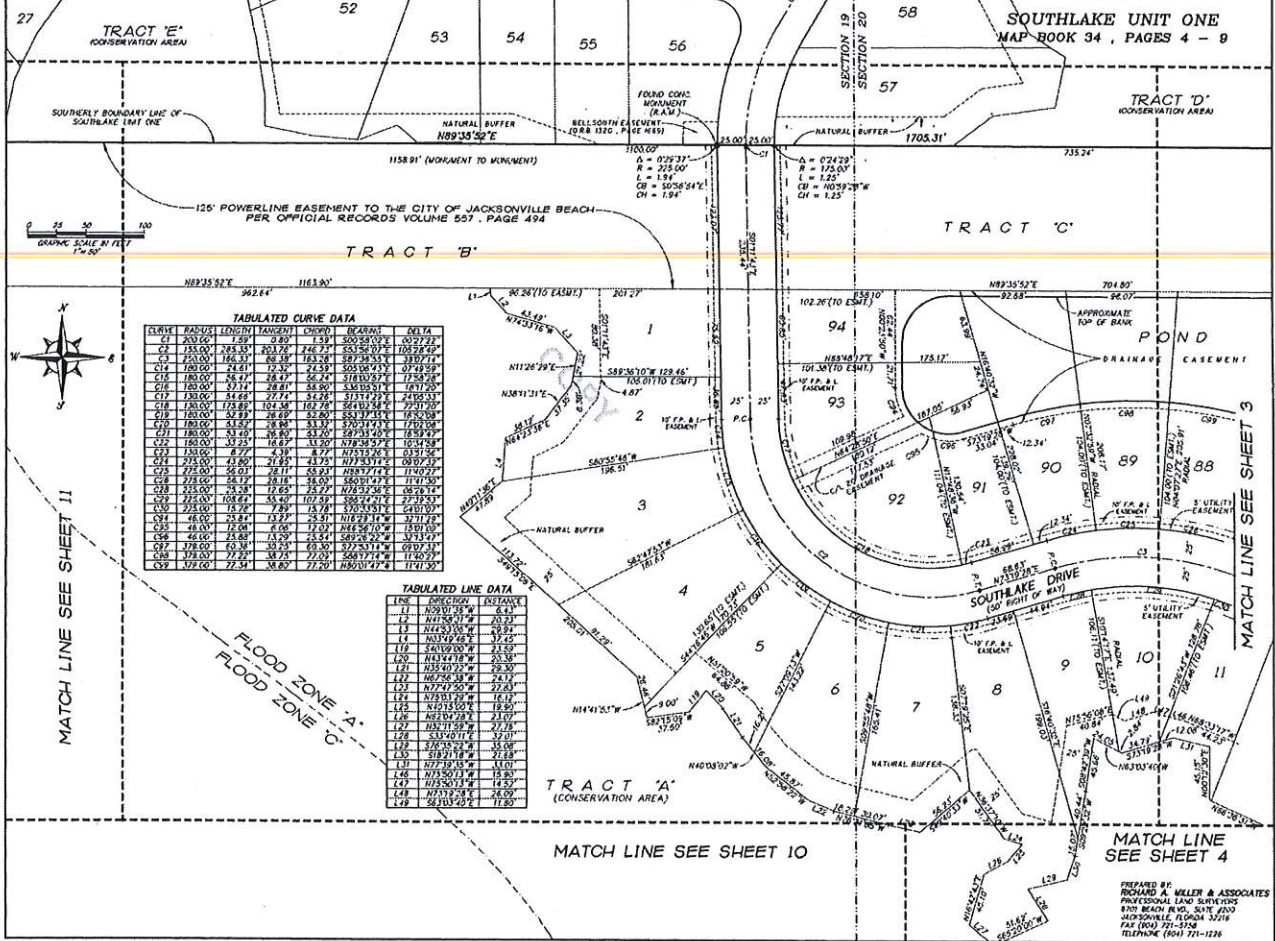
# SOUTHLAKE UNIT TWO-A

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

MAP BOOK 31 PAGE 79

SHEET 12 OF 12 SHEETS  
SEE SHEET 2 FOR NOTES

SOUTHLAKE UNIT ONE  
MAP BOOK 34, PAGES 4 - 9



**TABULATED CURVE DATA**

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	200.00	1.59	0.80	1.59	S00°28'00"E	00°27'23"
C2	180.00	185.51	253.72	248.77	S35°30'00"E	105°28'59"
C3	180.00	186.31	66.35	163.58	S89°38'53"E	330°17'11"
C4	180.00	24.61	12.35	24.59	S05°06'41"E	07°48'59"
C5	180.00	26.14	12.84	26.14	S10°00'00"E	17°54'58"
C6	180.00	32.14	16.07	32.00	S45°05'51"E	167°12'50"
C7	180.00	54.68	27.72	54.58	S11°12'29"E	245°25'31"
C8	180.00	123.89	62.30	123.78	S41°03'54"E	324°12'20"
C9	180.00	32.89	16.45	32.80	S83°39'35"E	165°26'08"
C10	180.00	31.54	15.77	31.51	S83°11'14"E	174°23'44"
C11	180.00	33.00	16.50	33.00	S89°33'20"E	165°42'49"
C12	180.00	35.25	17.63	35.25	N18°04'52"E	104°14'48"
C13	180.00	6.77	3.39	6.77	N75°53'20"E	03°15'58"
C14	210.00	41.80	20.90	41.75	N17°53'11"E	09°27'57"
C15	210.00	26.00	13.00	26.00	N88°14'12"E	11°40'27"
C16	210.00	28.17	14.09	28.10	N85°07'47"E	11°41'50"
C17	210.00	15.24	7.62	15.24	N75°53'20"E	08°28'14"
C18	210.00	108.87	54.44	108.87	S88°42'27"E	27°32'53"
C19	210.00	15.78	7.89	15.78	N10°53'51"E	04°01'00"
C20	210.00	25.84	12.92	25.81	N12°22'14"E	07°11'28"
C21	210.00	28.17	14.09	28.10	N85°07'47"E	11°41'50"
C22	210.00	31.54	15.77	31.51	N83°11'14"E	174°23'44"
C23	210.00	33.00	16.50	33.00	N89°33'20"E	165°42'49"
C24	210.00	35.25	17.63	35.25	N18°04'52"E	104°14'48"
C25	210.00	6.77	3.39	6.77	N75°53'20"E	03°15'58"
C26	210.00	41.80	20.90	41.75	N17°53'11"E	09°27'57"
C27	210.00	26.00	13.00	26.00	N88°14'12"E	11°40'27"
C28	210.00	28.17	14.09	28.10	N85°07'47"E	11°41'50"
C29	210.00	15.24	7.62	15.24	N75°53'20"E	08°28'14"
C30	210.00	108.87	54.44	108.87	S88°42'27"E	27°32'53"

**TABULATED LINE DATA**

LINE	DIRECTION	DISTANCE
L1	N09°01'58"W	8.43
L2	N11°51'18"W	6.33
L3	N22°33'55"W	49.91
L4	N10°42'20"E	37.25
L5	N13°24'18"W	20.30
L6	N15°00'00"E	39.80
L7	N67°56'58"W	24.11
L8	N17°47'50"W	27.24
L9	N19°13'07"E	18.16
L10	N19°13'07"E	19.80
L11	N19°13'07"E	19.80
L12	N19°13'07"E	19.80
L13	N19°13'07"E	19.80
L14	N19°13'07"E	19.80
L15	N19°13'07"E	19.80
L16	N19°13'07"E	19.80
L17	N19°13'07"E	19.80
L18	N19°13'07"E	19.80
L19	N19°13'07"E	19.80
L20	N19°13'07"E	19.80
L21	N19°13'07"E	19.80
L22	N19°13'07"E	19.80
L23	N19°13'07"E	19.80
L24	N19°13'07"E	19.80
L25	N19°13'07"E	19.80
L26	N19°13'07"E	19.80
L27	N19°13'07"E	19.80
L28	N19°13'07"E	19.80
L29	N19°13'07"E	19.80
L30	N19°13'07"E	19.80

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