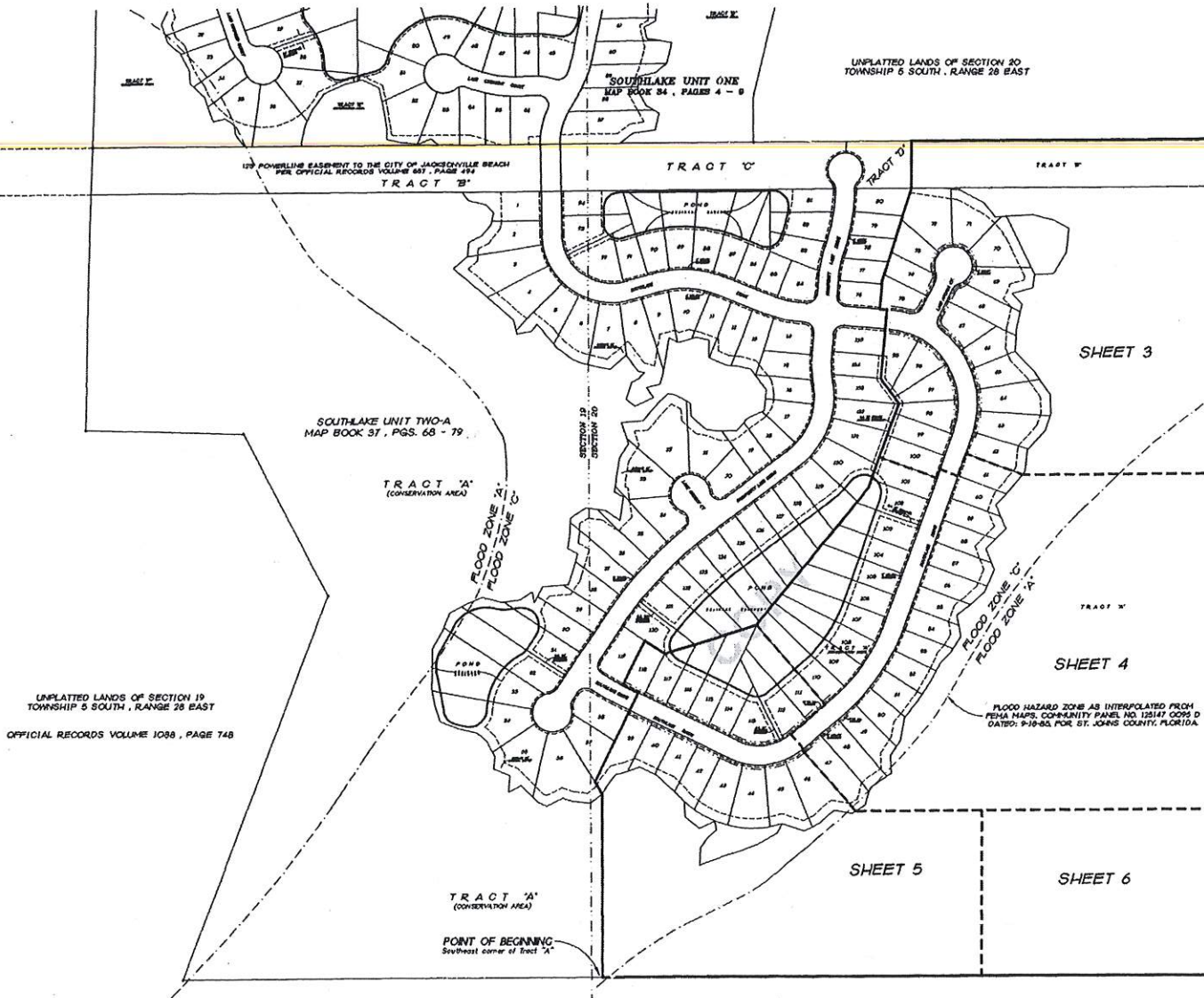
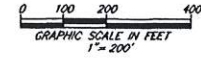


# SOUTHLAKE UNIT TWO-B

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

MAP BOOK 39 PAGE 10

SHEET 2 OF 6 SHEETS



### NOTES:

- 1) ● DENOTES PERMANENT REFERENCE MONUMENT SET P.L.S. NO. 3848.
- 2) \* DENOTES PERMANENT CONTROL POINT SET
- 3) BEARINGS BASED ON THE SOUTHERLY BOUNDARY LINE OF SOUTHLAKE UNIT ONE, MAP BOOK 34, PAGES 4-9, 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) 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 THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.
- 7) THE LAKES AND TOP OF BANK SHOWN HEREON DEPICTS A GRAPHIC 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, FILLING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WITHIN THE UPLAND NATURAL BUFFER OR WATERWARD OF THE WETLAND LINE 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 ACQUIRE THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK. THIS UPLAND NATURAL 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

|              |   |
|--------------|---|
| A.C.O.E.     | ARMY CORPS OF ENGINEERS                   |
| S.J.R.W.M.D. | ST. JOHNS RIVER WATER MANAGEMENT DISTRICT |
| P.C.         | POINT OF CURVATURE                        |
| P.T.         | POINT OF TANGENCY                         |
| P.R.C.       | POINT OF REVERSE CURVE                    |
| P.C.C.       | POINT OF COMPOUND CURVE                   |
| Δ            | CENTRAL ANGLE                             |
| R            | RADIUS                                    |
| L            | ARC DISTANCE                              |
| CH           | CHORD BEARING AND DISTANCE                |
| CI           | TABULATED CURVE DATA                      |
| LI           | TABULATED LINE DATA                       |
| C/L          | CENTERLINE                                |
| B.R.L.       | BUILDING RESTRICTION LINE                 |
| F.P.&L.      | FLORIDA POWER & LIGHT                     |

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# SOUTHLAKE UNIT TWO-B

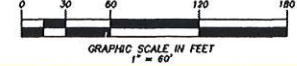
A PORTION OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

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

SHEET 3 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES

N89°35'52"E 792.41'

TRACT 'B'

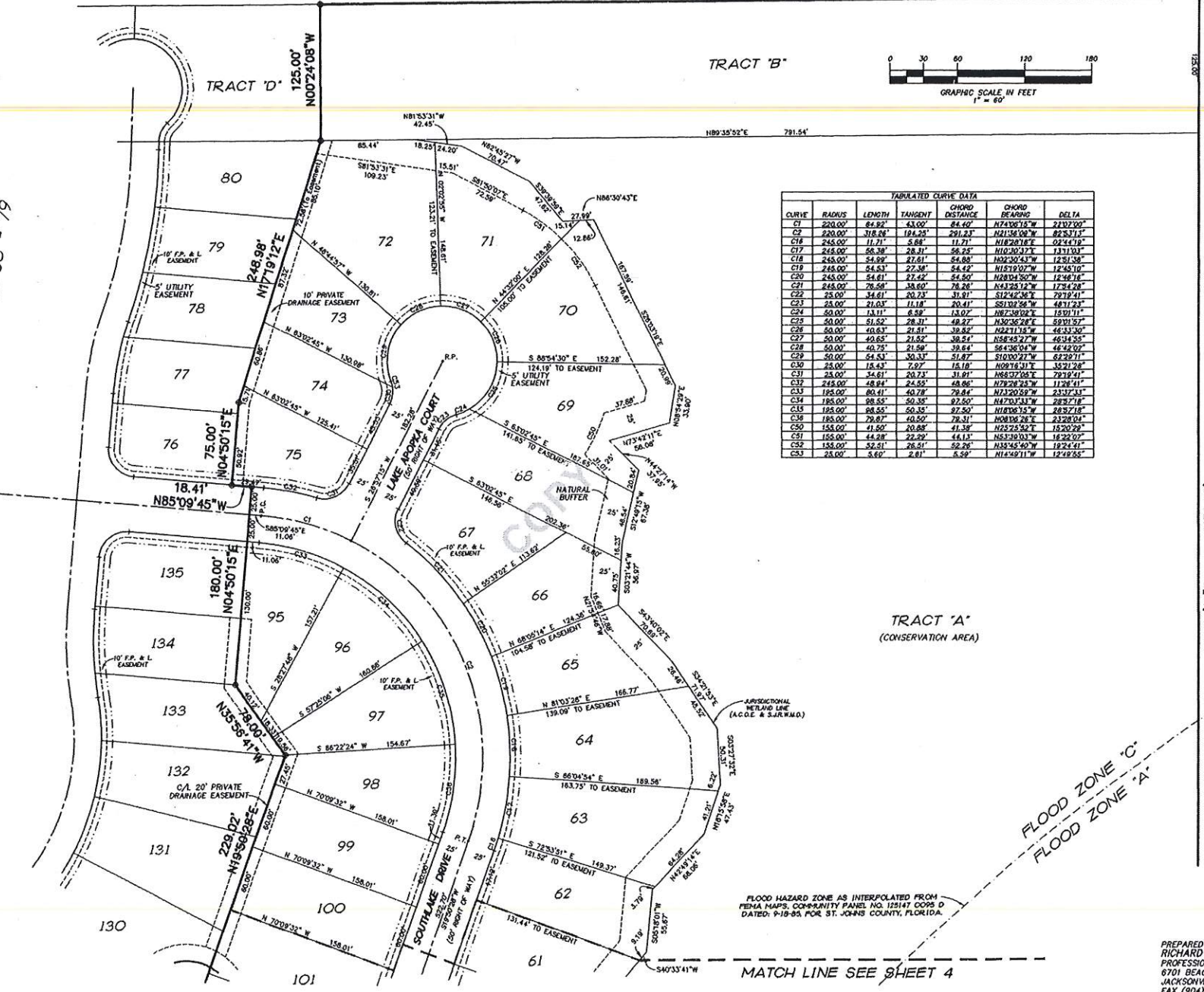


| TABULATED CURVE DATA |         |         |         |                |               |
|----------------------|---------|---------|---------|----------------|---------------|
| CURVE                | RADIUS  | LENGTH  | TANGENT | CHORD DISTANCE | CHORD BEARING |
| C1                   | 220.00' | 84.92'  | 43.00'  | 84.40'         | N74°30'15"W   |
| C2                   | 220.00' | 318.06' | 184.25' | 291.23'        | N21°36'00"W   |
| C17                  | 245.00' | 11.71'  | 5.86'   | 11.71'         | N18°20'16"E   |
| C18                  | 245.00' | 96.39'  | 28.11'  | 96.25'         | N10°30'17"E   |
| C19                  | 245.00' | 54.99'  | 27.61'  | 54.88'         | N32°30'43"W   |
| C20                  | 245.00' | 54.53'  | 27.38'  | 54.42'         | N15°19'07"W   |
| C21                  | 245.00' | 54.61'  | 27.42'  | 54.50'         | N28°04'30"W   |
| C22                  | 25.00'  | 25.00'  | 20.73'  | 31.91'         | S12°42'36"E   |
| C23                  | 25.00'  | 21.03'  | 11.18'  | 20.41'         | S51°02'58"W   |
| C24                  | 50.00'  | 13.11'  | 6.58'   | 13.02'         | N67°58'02"E   |
| C25                  | 50.00'  | 51.52'  | 28.31'  | 49.27'         | N30°32'28"E   |
| C26                  | 50.00'  | 40.63'  | 21.41'  | 39.62'         | N27°17'18"W   |
| C27                  | 50.00'  | 40.63'  | 21.52'  | 38.51'         | S58°45'27"W   |
| C28                  | 50.00'  | 40.75'  | 21.98'  | 39.64'         | S41°38'04"W   |
| C29                  | 50.00'  | 54.53'  | 30.33'  | 51.87'         | S10°00'27"W   |
| C30                  | 25.00'  | 18.42'  | 7.97'   | 18.18'         | N09°18'31"E   |
| C31                  | 25.00'  | 34.61'  | 20.73'  | 31.81'         | N65°37'06"E   |
| C32                  | 245.00' | 48.84'  | 24.55'  | 48.86'         | N79°20'25"W   |
| C33                  | 185.00' | 80.41'  | 40.78'  | 78.84'         | N73°20'59"W   |
| C34                  | 185.00' | 98.55'  | 50.35'  | 92.50'         | N47°07'31"W   |
| C35                  | 185.00' | 98.55'  | 50.35'  | 92.50'         | N17°06'15"W   |
| C36                  | 185.00' | 79.87'  | 40.50'  | 78.31'         | N08°06'26"E   |
| C37                  | 155.00' | 41.50'  | 20.88'  | 41.38'         | N25°25'52"E   |
| C38                  | 155.00' | 44.28'  | 22.29'  | 44.13'         | N53°39'03"W   |
| C39                  | 155.00' | 52.51'  | 26.51'  | 52.26'         | N35°45'40"W   |
| C40                  | 25.00'  | 5.60'   | 2.81'   | 5.59'          | N14°49'11"W   |



SOUTHLAKE UNIT TWO-A  
MAP BOOK 37, PGS. 68 - 79

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



TRACT 'A'  
(CONSERVATION AREA)

FLOOD HAZARD ZONE AS INTERPOLATED FROM  
FEMA MAPS, COMMUNITY PANEL NO. 125147 CORP. D  
DATED: 9-19-85 FOR ST. JOHNS COUNTY, FLORIDA.

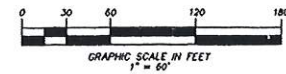
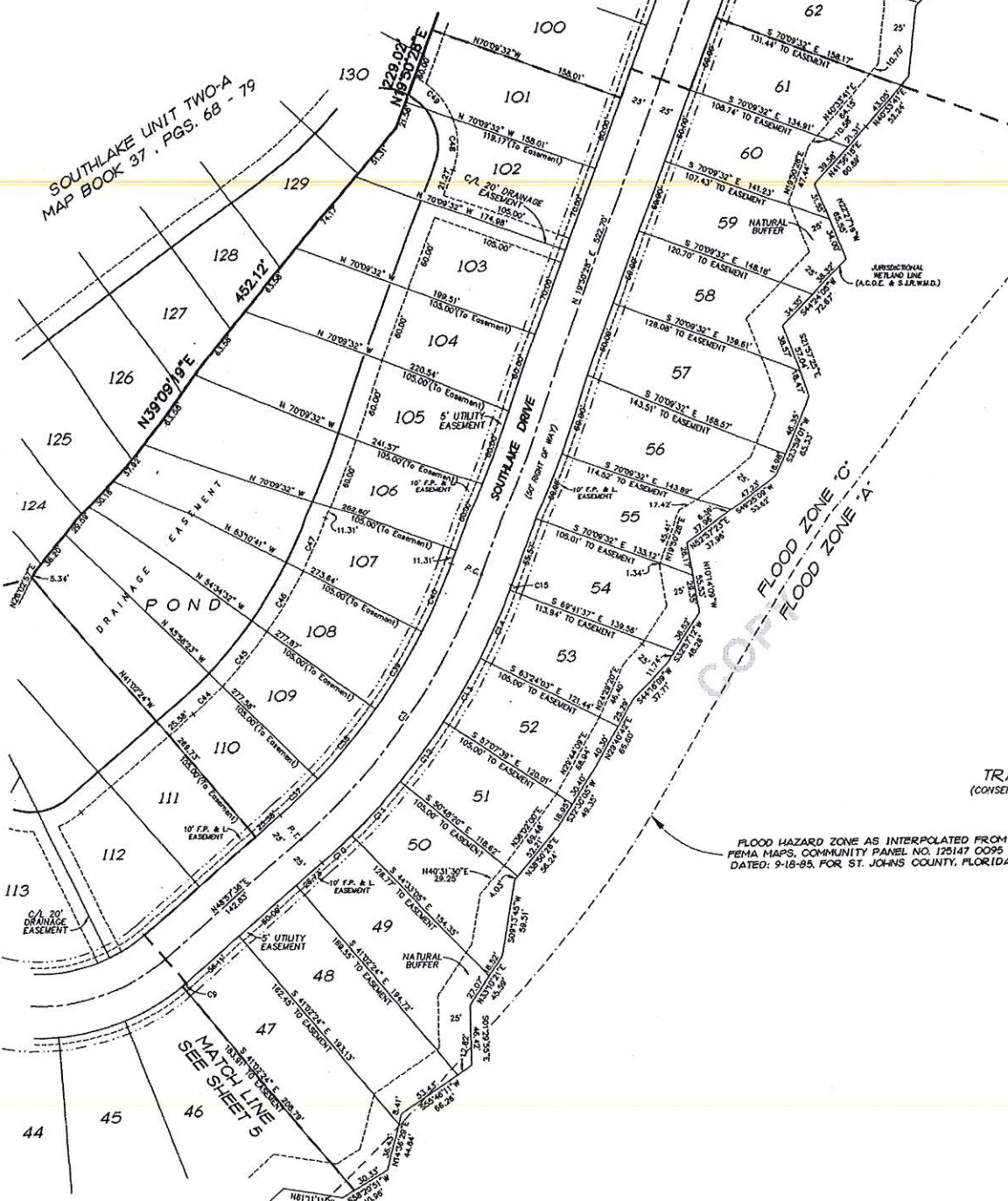
MATCH LINE SEE SHEET 4

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# SOUTHLAKE UNIT TWO-B

A PORTION OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA 99

SHEET 4 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES



TABULATED CURVE DATA

| CURVE | RADIUS  | LENGTH  | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA     |
|-------|---------|---------|---------|----------------|---------------|-----------|
| C3    | 200.00' | 224.11' | 129.66' | 201.34'        | N34°24'02"E   | 29°07'08" |
| C9    | 175.00' | 3.92'   | 1.95'   | 3.69'          | N48°35'51"E   | 0°18'31"  |
| C10   | 325.00' | 32.18'  | 16.09'  | 32.17'         | N67°12'15"E   | 03°50'41" |
| C11   | 525.00' | 57.30'  | 28.68'  | 52.18'         | N42°19'17"E   | 08°16'14" |
| C12   | 825.00' | 52.93'  | 26.99'  | 52.90'         | N36°02'00"E   | 08°19'20" |
| C13   | 615.00' | 52.68'  | 26.77'  | 52.45'         | N28°44'09"E   | 08°18'24" |
| C14   | 525.00' | 57.66'  | 28.65'  | 52.83'         | N23°27'07"E   | 08°15'33" |
| C15   | 525.00' | 4.26'   | 2.13'   | 4.26'          | N20°04'20"E   | 00°27'53" |
| C16   | 475.00' | 49.90'  | 24.95'  | 49.84'         | N48°29'30"E   | 04°33'36" |
| C19   | 475.00' | 71.32'  | 35.73'  | 71.25'         | N38°43'12"E   | 08°38'02" |
| C20   | 475.00' | 71.32'  | 35.73'  | 71.25'         | N31°07'23"E   | 08°38'09" |
| C24   | 475.00' | 92.87'  | 28.97'  | 93.84'         | N23°19'54"E   | 08°34'51" |
| C44   | 370.00' | 31.86'  | 15.93'  | 31.65'         | N46°29'38"E   | 04°52'58" |
| C45   | 370.00' | 55.85'  | 27.63'  | 55.90'         | N39°43'32"E   | 08°38'09" |
| C46   | 370.00' | 45.85'  | 22.87'  | 45.50'         | N37°07'23"E   | 08°38'09" |
| C47   | 370.00' | 45.08'  | 22.57'  | 45.05'         | N23°19'54"E   | 08°34'51" |
| C48   | 60.00'  | 42.10'  | 21.06'  | 41.24'         | N00°15'34"W   | 00°12'04" |
| C49   | 60.00'  | 42.14'  | 21.10'  | 41.08'         | N41°24'45"W   | 43°08'17" |

S00°00'18"E 2152.95'

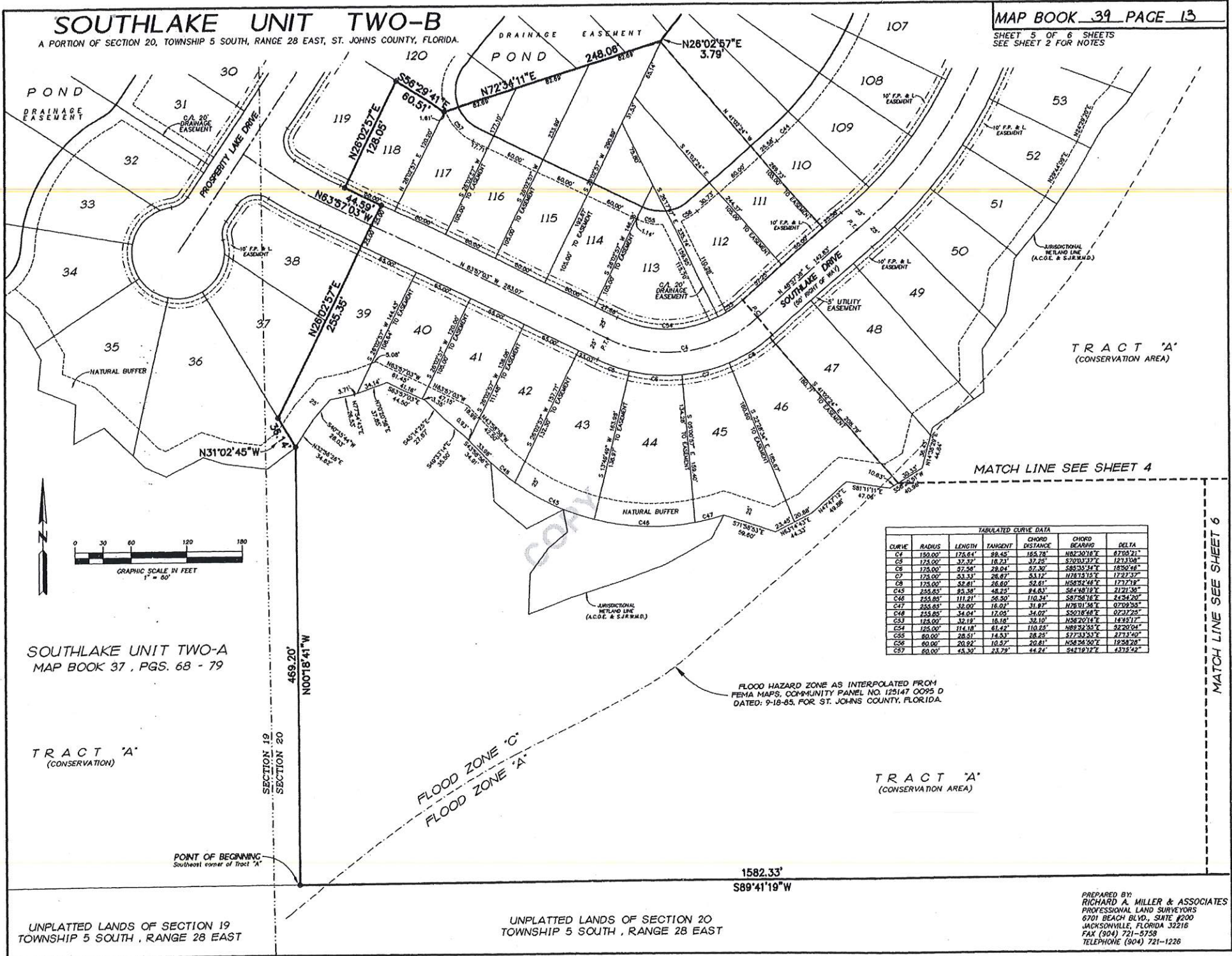
UNPLATTED LANDS OF SECTION 20  
TOWNSHIP 5 SOUTH, RANGE 28 EAST

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# SOUTHLAKE UNIT TWO-B

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

SHEET 5 OF 6 SHEETS  
SEE SHEET 2 FOR NOTES



MATCH LINE SEE SHEET 4

| CURVE | RADIUS  | LENGTH  | TANGENT | CHORD DISTANCE | CHORD BEARING | DELTA      |
|-------|---------|---------|---------|----------------|---------------|------------|
| C4    | 150.00' | 176.64' | 88.45'  | 165.78'        | N62°30'18"E   | 87°05'21"  |
| C5    | 175.00' | 37.32'  | 18.24'  | 37.25'         | S20°33'37"E   | 183°10'08" |
| C6    | 175.00' | 87.56'  | 28.04'  | 87.30'         | S85°35'34"E   | 185°50'46" |
| C7    | 175.00' | 53.57'  | 26.87'  | 53.17'         | N18°18'15"E   | 172°25'27" |
| C8    | 175.00' | 52.81'  | 26.60'  | 52.61'         | N58°52'46"E   | 173°17'19" |
| C45   | 255.65' | 85.38'  | 42.25'  | 84.63'         | S64°48'18"E   | 212°1'30"  |
| C46   | 255.65' | 111.21' | 55.90'  | 110.24'        | S87°58'18"E   | 245°54'20" |
| C47   | 255.65' | 32.07'  | 16.02'  | 31.87'         | N28°11'58"E   | 07°02'54"  |
| C48   | 255.65' | 34.04'  | 17.05'  | 34.02'         | S50°18'48"E   | 07°37'25"  |
| C53   | 125.00' | 32.18'  | 16.18'  | 32.10'         | N48°20'14"E   | 143°41'17" |
| C54   | 125.00' | 174.18' | 87.42'  | 173.25'        | N85°35'25"E   | 82°20'04"  |
| C55   | 80.00'  | 20.91'  | 10.47'  | 20.85'         | S77°53'53"E   | 271°15'50" |
| C56   | 80.00'  | 20.92'  | 10.47'  | 20.81'         | N58°26'50"E   | 183°28'20" |
| C57   | 80.00'  | 65.30'  | 32.79'  | 64.24'         | S42°19'17"E   | 431°52'42" |

FLOOD HAZARD ZONE AS INTERPOLATED FROM FEMA MAPS, COMMUNITY PANEL NO. 125147 0095 D DATED: 9-18-85, FOR ST. JOHNS COUNTY, FLORIDA.

FLOOD ZONE 'C'  
FLOOD ZONE 'A'

TRACT 'A'  
(CONSERVATION AREA)

SOUTHLAKE UNIT TWO-A  
MAP BOOK 37, PGS. 68 - 79

TRACT 'A'  
(CONSERVATION)

POINT OF BEGINNING  
Southeast corner of Tract 'A'

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

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

1582.33'  
S89°41'19"W

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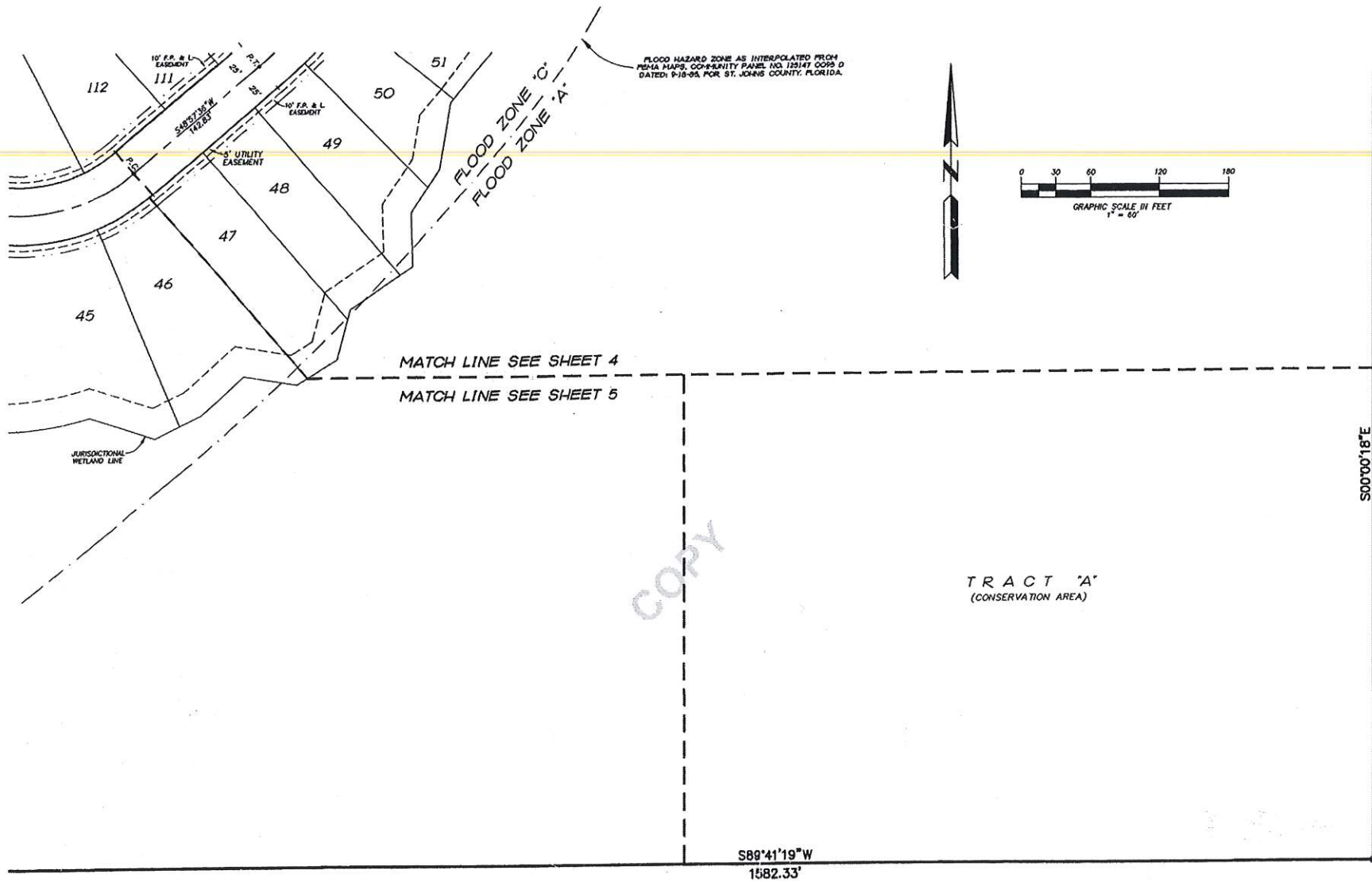
MATCH LINE SEE SHEET 6

# SOUTHLAKE UNIT TWO-B

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

MAP BOOK 39 PAGE 14

SHEET 6 OF 6 SHEETS



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

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

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