

**RESOLUTION NO. 2021- 95**  
**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS**  
**OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR**  
**STILLWATER PHASE 1A.**

**WHEREAS, WCI COMMUNITIES, LLC, AS OWNER,** has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Stillwater Phase 1A.

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA,** as follows:

**Section 1.** The above-described subdivision plat and its dedicated areas depicted thereon are conditionally approved and accepted by the Board of County Commissioners of St. Johns County, Florida subject to Sections 2, 3, 4, 5 and 6.

**Section 2.** A Required Improvements Bond in the amount of \$2,175,301.34 has been filed with the Clerk's office.

**Section 3.** A Required Improvements Bond in the amount of \$414,901.87 is required for maintenance.

**Section 4.** The approval and acceptance described in Section 1 shall not take effect until the Clerk has received a title opinion, certificate, or policy pertaining to the real property that is the subject of the aforementioned subdivision plat which opinion, certificate or policy is in a form acceptable to the County Attorney or Assistant County Attorney.

**Section 5.** The Clerk is instructed to file and record the consent and joinder(s) to the plat executed by all mortgagees identified in the title opinion or certificate of the title in Section 4.

**Section 6.** The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Growth Management Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

The Clerk shall not sign or accept the Plat for recording until it has been signed by each of the above persons or entities described in a) through d) above. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval shall

automatically terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 16 day of March, 2021.

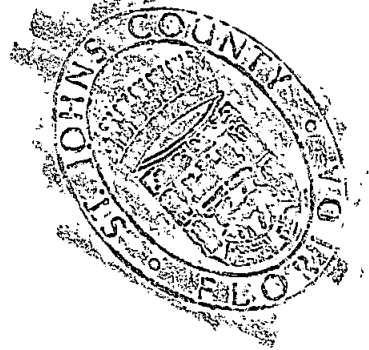
**BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA**

BY: Jeremiah R. Blocker  
Jeremiah R. Blocker, Chair

ATTEST: Brandon J. Patty, Clerk of the Circuit Court & Comptroller

Sam Halterman  
Deputy Clerk

RENDITION DATE 3/18/21



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 1 OF 15 SHEETS

**CAPTION:**

A parcel of land lying in Section 23, Township 5 South, Range 27 East, St. Johns County, Florida, said parcel being more particularly described as follows:

Begin at the Southeasterly corner of STONE CREEK LANDING, according to Map Book 78, pages 22 through 27, of the Public Records of said County; thence run along the Easterly line thereof, N02°09'31"W, 961.40 feet to the Northeasterly corner of said STONE CREEK LANDING; thence along the Northerly line thereof, N89°13'00"W, 303.15 feet; thence departing said line, N00°20'10"W, 171.57 feet; thence N63°25'19"W, 186.96 feet; thence S34°21'12"W, 19.09 feet; thence N59°09'28"W, 30.55 feet; thence N21°25'50"W, 13.39 feet; thence N35°05'02"E, 7.77 feet; thence N63°25'19"W, 142.35 feet; thence S26°34'41"W, 62.78 feet; thence S14°24'20"E, 6.51 feet; thence S28°34'19"E, 36.93 feet; thence S14°49'35"W, 46.94 feet; thence S20°01'31"E, 34.82 feet; thence S22°42'59"W, 56.31 feet; thence S38°32'42"W, 26.25 feet; thence N69°00'14"W, 47.50 feet; thence S67°12'37"W, 33.91 feet; thence N80°18'59"W, 36.51 feet; thence S73°08'39"W, 37.39 feet; thence S81°20'14"W, 40.08 feet; thence S46°03'00"W, 32.11 feet; thence N76°10'00"W, 41.75 feet; thence S54°32'29"W, 24.89 feet; thence N34°37'44"W, 43.77 feet; thence N77°58'39"W, 34.19 feet; thence N78°40'17"W, 37.78 feet; thence S82°21'59"W, 15.08 feet; thence N68°38'58"W, 29.06 feet; thence N27°24'04"W, 50.85 feet; thence S77°36'53"E, 1.72 feet; thence N12°19'03"E, 22.79 feet; thence S78°33'09"E, 2.37 feet; thence N09°25'55"W, 30.27 feet; thence N01°23'45"E, 25.24 feet; thence N24°12'19"E, 20.44 feet; thence N00°54'48"W, 77.88 feet; thence N17°42'32"E, 89.63 feet; thence N03°23'44"E, 48.71 feet; thence N82°38'33"W, 71.59 feet; thence N08°28'16"E, 28.95 feet; thence N29°24'25"E, 39.32 feet; thence N22°57'08"E, 61.09 feet; thence S63°25'19"E, 33.25 feet; thence N26°34'41"E, 60.00 feet; thence N63°25'19"W, 17.05 feet; thence N11°33'58"E, 37.44 feet; thence N63°25'19"W, 5.86 feet; thence N03°20'48"E, 25.56 feet; thence N00°34'29"W, 37.64 feet; thence N03°13'37"E, 69.41 feet; thence N26°11'45"W, 35.41 feet; thence N03°18'29"E, 42.28 feet; thence N67°02'15"E, 38.37 feet; thence N39°29'54"W, 54.43 feet; thence N21°33'30"E, 40.37 feet; thence N28°28'50"E, 38.10 feet; thence N26°15'34"W, 58.73 feet; thence N42°15'07"E, 41.33 feet; thence N71°55'16"E, 21.41 feet; thence N46°46'36"E, 59.33 feet; thence N08°25'04"E, 37.19 feet; thence N31°10'51"E, 61.52 feet; thence N56°41'40"E, 38.46 feet; thence N30°54'26"E, 63.11 feet; thence N24°33'18"E, 58.00 feet; thence N44°27'55"E, 37.12 feet; thence N32°59'29"E, 63.14 feet; thence S77°19'52"E, 42.45 feet; thence S42°22'11"E, 34.09 feet; thence S63°35'55"E, 47.62 feet; thence N86°26'36"E, 23.29 feet; thence N72°56'08"E, 47.94 feet; thence N67°08'22"E, 32.64 feet; thence N60°38'40"E, 53.33 feet; thence N86°28'53"E, 28.37 feet; thence S58°13'35"E, 21.58 feet; thence S40°32'09"E, 47.72 feet; thence S70°41'22"E, 28.17 feet; thence S52°02'58"E, 20.32 feet; thence S53°27'56"E, 45.83 feet; thence S26°04'18"E, 28.77 feet; thence S53°23'26"E, 39.21 feet; thence S29°26'36"E, 47.29 feet; thence S10°53'07"W, 30.48 feet; thence S48°58'54"W, 46.65 feet; thence N67°24'00"W, 21.49 feet; thence S26°08'40"W, 13.57 feet; thence S10°37'25"W, 21.87 feet; thence S07°43'24"W, 64.86 feet; thence S31°46'08"E, 15.60 feet; thence S17°27'39"W, 37.07 feet; thence S21°37'41"W, 32.87 feet; thence S45°26'16"E, 33.24 feet; thence S21°51'49"E, 15.81 feet; thence S18°28'27"E, 26.22 feet; thence S09°46'16"W, 15.19 feet; thence S25°53'46"E, 31.16 feet; thence S00°27'19"W, 39.27 feet; thence S41°18'20"E, 29.36 feet; thence S28°00'16"E, 24.26 feet; thence S13°19'14"W, 66.66 feet; thence S87°56'33"W, 39.17 feet; thence S54°35'30"W, 35.39 feet; thence S08°19'00"E, 40.20 feet; thence S12°58'17"W, 44.23 feet; thence S18°39'17"W, 55.18 feet; thence S05°00'45"E, 31.40 feet; thence S07°36'14"W, 44.22 feet; thence S02°25'52"W, 43.48 feet; thence N63°31'47"W, 28.25 feet; thence S23°15'34"W, 28.68 feet; thence S63°25'19"E, 68.39 feet; thence N64°45'26"E, 40.79 feet; thence N14°03'59"E, 43.27 feet; thence N45°33'47"W, 31.34 feet; thence N38°04'36"W, 23.43 feet; thence N06°14'11"W, 21.89 feet; thence N63°06'04"E, 30.69 feet; thence N21°22'29"E, 31.32 feet; thence N67°00'04"E, 37.65 feet; thence S60°50'23"E, 31.97 feet; thence S64°40'50"E, 32.77 feet; thence N05°27'42"E, 27.02 feet; thence N28°51'55"W, 29.43 feet; thence N40°34'27"W, 34.40 feet; thence N14°16'07"W, 20.57 feet; thence N05°08'20"E, 44.17 feet; thence N57°44'13"E, 27.21 feet; thence N02°12'01"W, 20.14 feet; thence N19°33'50"W, 32.62 feet; thence N32°53'32"W, 31.52 feet; thence N09°40'00"W, 29.52 feet; thence N26°47'34"E, 36.38 feet; thence S67°34'41"E, 23.69 feet; thence S26°59'02"W, 15.77 feet; thence S38°06'13"E, 19.73 feet; thence S30°00'06"E, 35.22 feet; thence S03°19'44"E, 27.81 feet; thence N89°02'20"E, 27.96 feet; thence S29°31'12"E, 28.21 feet; thence S20°13'05"W, 26.39 feet; thence S16°25'46"E, 17.64 feet; thence S47°23'28"W, 26.09 feet; thence N52°39'51"W, 21.62 feet; thence

(continued)

VICINITY MAP  
(not to scale)



**CAPTION: (continued)**

N78°59'00"W, 25.38 feet; thence S28°39'40"W, 10.54 feet; thence S10°16'00"E, 30.58 feet; thence S75°04'04"E, 23.58 feet; thence S45°19'57"E, 16.81 feet; thence S71°05'13"E, 22.48 feet; thence S32°33'16"E, 21.92 feet; thence S19°18'19"W, 17.72 feet; thence S08°25'11"W, 32.20 feet; thence S18°06'02"W, 38.10 feet; thence S80°27'48"W, 33.54 feet; thence S19°35'14"W, 36.35 feet; thence S06°41'49"W, 24.30 feet; thence S22°41'07"W, 43.11 feet; thence S45°59'19"E, 37.81 feet; thence S66°58'38"E, 33.62 feet; thence S25°31'13"E, 21.78 feet; thence S23°25'13"E, 34.80 feet; thence S34°50'28"W, 32.48 feet; thence S19°13'19"W, 49.03 feet; thence S26°34'41"W, 35.67 feet; thence S63°25'19"E, 22.25 feet; thence S80°43'36"E, 31.33 feet; thence S60°11'00"E, 63.19 feet; thence S48°11'07"E, 21.87 feet; thence S63°25'19"E, 141.43 feet; thence S63°55'39"E, 65.60 feet; thence S36°47'45"E, 4.43 feet to a point on a curve concave to the Southwest and having a radius of 455.01 feet; thence Southeasterly along the arc of said curve, subtended by a chord bearing and distance of S41°13'45"E, 276.40 feet, an arc distance of 280.84 feet; thence N44°01'38"E, 21.38 feet; thence N07°48'31"E, 47.88 feet; thence N42°00'38"E, 58.25 feet; thence N36°19'34"E, 44.68 feet; thence N18°55'44"E, 43.93 feet; thence N01°24'33"W, 38.82 feet; thence N39°28'25"E, 39.71 feet; thence N64°44'31"E, 20.17 feet; thence N20°04'53"E, 55.40 feet; thence N09°34'04"E, 42.34 feet; thence N22°22'49"E, 22.48 feet; thence N20°02'28"E, 39.44 feet; thence N53°48'32"E, 40.36 feet; thence N19°44'14"E, 40.25 feet; thence N44°19'43"E, 39.41 feet; thence N43°23'18"E, 23.34 feet; thence N57°02'31"E, 48.36 feet; thence N36°46'13"E, 13.46 feet; thence S42°38'04"E, 697.25 feet to the Northwesterly right-of-way line of County Road No. 210 (a variable width right-of-way as now established); thence along said right-of-way line, run the following 2 courses: 1) S47°27'54"W, 1302.57 feet to the point of curvature of a curve concave to the Northwest and having a radius of 372.45 feet; 2) Southwesterly along the arc of said curve subtended by a chord bearing and distance of S51°51'49"W, 57.13 feet, an arc distance of 57.18 feet to the POINT OF BEGINNING of the parcel herein described.

Containing 38.41 acres, more or less.

Said lands situated, lying and being in St. Johns County, Florida.

**CERTIFICATE OF APPROVAL – GROWTH MANAGEMENT DEPARTMENT**

This is to certify that this plot of STILLWATER PHASE 1A, has been examined and approved by the Board of County Commissioners of St. Johns County, Florida on this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 2021.

Director of the Growth Management Department

**CERTIFICATE OF APPROVAL AND ACCEPTANCE  
BOARD OF COUNTY COMMISSIONERS**

This is to certify that this plot of STILLWATER PHASE 1A, has been approved and accepted by the Board of County Commissioners of St. Johns County, Florida on this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 2021.

Chairman, Board of County Commissioners

**CERTIFICATE OF REVIEW – COUNTY ATTORNEY**

This is to certify that this plot of STILLWATER PHASE 1A, has been examined and approved by the Office of the St. Johns County Attorney on this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 2021.

Office of the 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 Part 1, Chapter 177, Florida Statutes, and is recorded in Map Book \_\_\_\_\_ Page(s) \_\_\_\_\_ of the public records of St. Johns County, Florida on this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

Brandon J. Petty, Clerk  
Clerk of the Circuit Court & Comptroller

**CERTIFICATE OF PLAT REVIEW**

This is to certify that this plot has been reviewed for conformity to Florida Statutes Chapter 177, Part 1, Platting, by the Office of the County Surveyor for St. Johns County, Florida on this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 2021.

Goil Oliver, P.S.M., County Surveyor  
Professional Surveyor and Mapper  
License Number LS 4564

**SURVEYOR'S CERTIFICATE**

This is to certify that this plot is a true and correct representation of the lands surveyed, platted and described in the caption; that the plot was prepared under the undersigned's responsible direction and supervision; that the survey data complies with all of the requirements of Florida Statute 177, Part 1, Platting; that the Permanent Reference Monuments (PRM) have been set, Permanent Control Points (PCP) and the lot corners will be monumented in accordance with Chapter 177.091, Florida Statutes and Chapter 5A-17, Florida Administrative Code.

Certified this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 2021

John S. Adams, P.L.S.  
Professional Land Surveyor  
License Number LS 4469



PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LD #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN DOVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 2 OF 15 SHEETS

## ADOPTION AND DEDICATION:

This is to certify that WCI COMMUNITIES, LLC, a Delaware limited liability company ("Owner"), is the lawful owner of the lands described in the caption shown hereon which shall hereafter be known as STILLWATER PHASE 1A, and the Owner 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 roads designated as STILLWATER BOULEVARD, ROUND ROBIN RUN and GREENIE BEND are hereby dedicated to Stillwater Community Development District, its successors and assigns, which will assume all obligation of maintenance and operation thereof under the plat.

Tracts A and B (75' Scenic Edges), Tracts D, G, J and O (Stormwater Management Facilities), Tracts E, H, L, V, W, and X (Naturally Vegetative Upland Buffers), Tract I (Conservation Area), Tract S (Nature Preserve) and Tract U (Landscape Buffer) are hereby dedicated to Stillwater Community Development District, its successors and assigns, which will assume all obligation of maintenance and operation thereof under the plat.

Tracts C, F, K, P, Q and R (Open Spaces) and Tracts M and N (Golf Courses) are hereby dedicated to Stillwater Community Association, Inc., its successors and assigns; which will assume all obligation of maintenance and operation thereof under the plat.

Tract T (Lift Station) is hereby irrevocably and without reservation dedicated to JEA, its successors and assigns in fee simple; which will assume all obligation of maintenance and operation thereof under the plat.

The "Drainage & Access" easements are hereby dedicated to Stillwater Community Development District, its successors and assigns, which will assume all obligation of maintenance and operation thereof under the plat.

Owner hereby reserves unto itself the right of ingress and egress over all property and easements for the purpose of constructing and maintaining thereon, drainage facilities, stormwater management facilities and utilities and further reserves the right to grant others the non-exclusive right of ingress and egress over said property and easements for said purposes.

The Owner, its successors and assigns, hereby grants to the present and future owners of the lots and tracts shown on this plat and its successors and assigns, guests, invitees, domestic help, delivery, pick-up and fire protection service providers, police and other authorities of the law, United States postal carriers, representatives of the utilities, telecommunication and cable service companies authorized by said owners in writing to serve the land shown hereon, holders of mortgage liens on such lands and such other persons as may be designated, the non-exclusive and perpetual right of ingress and egress over and across the private roadways shown on this plat. The Owner, its successors and assigns, reserve and shall have the unrestricted and absolute right to deny ingress to any person who may create or participate in a disturbance or nuisance on any part of the lands shown hereon, unless such property has been dedicated or conveyed to a unit of government, in which case it shall be governed in accordance with applicable local, state or federal law.

The Owner hereby irrevocably and without reservation dedicates to St. Johns County, a political subdivision, its successors and assigns, easements over, upon and under all road rights-of-way designated hereon, for its non-exclusive use in conjunction with the installation, maintenance and use of the utilities of St. Johns County, a political subdivision, together with the right of St. Johns County, a political subdivision, its successors and assigns, of ingress and egress to and over said road rights-of-way designated hereon.

The Owner does hereby reserve to itself, its successors and assigns, an easement for ingress and egress over any easements shown on this plat. In addition, any 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(29) of the Florida Statutes; provided however, no such construction, installation, maintenance, and operation of cable television services shall interfere with the facilities and services of any electric, telephone, gas or other public utility. However, only cable television service providers specifically authorized by the undersigned owner, its successors and assigns to serve the lands shown on this plat, shall have the benefit of said cable television service easements.

Title to the Landscape Buffer Tract is hereby retained by the undersigned Owner, its successors and assigns; provided however, the undersigned Owner reserves the right to convey title to said tract to an entity, including without limitation, a property owners' association, or other third party that assumes all obligation of maintenance and operation thereof under this plat. Such tract shall be held and used by Owner, its successors and assigns, as a landscape buffer for the adjacent pump station.

Owner hereby dedicates to JEA, its successors and assigns, a non-exclusive easement on, upon, over, and under the Landscape Buffer Tract, for electrical, water reuse, water, sewer, and other public utilities and ingress and egress in connection with JEA's use of the Pump Station Tract.

Owner, its successors and assigns, shall forever release, discharge, indemnify JEA and save it harmless from suits, actions, damages, liability and expenses that may be incurred in connection with property damage or personal injury, or any other damage arising from or out of any occurrence in, upon, at or from the Landscape Buffer Tract, or any part thereof, except to the extent arising from or incidental to JEA's use of the Pump Station Tract or JEA's easement upon the Landscape Buffer Tract. Owner's successors and assigns shall be subject to this release and indemnification and the covenants herein shall run with the land described and captioned hereon. JEA shall restore and/or replace any landscaping, ground cover, and/or irrigation facilities disturbed by JEA in the exercise of its easement rights upon the Landscape Buffer Tract with like-kind materials; provided however, that to the extent replacement of items such as large or mature trees is not reasonably feasible, JEA shall replace same with the closest reasonable replacement therefore.

The Owner, hereby irrevocably and without reservation dedicates to JEA, its successors and assigns, easements over, upon, and under all road rights of way designated hereon, for its non-exclusive use in conjunction with the installation, maintenance, and use of JEA utilities, together with the right of JEA, its successors and assigns, of ingress and egress to and over said road rights of way designated hereon.

Those easements designated as "JEA-EE" are hereby irrevocably dedicated to JEA, its successors and assigns, for its exclusive use in conjunction with its underground electrical system. Those easements designated as "JEA-E" are hereby irrevocably dedicated to JEA, its successors and assigns, for its non-exclusive use in conjunction with its underground electrical system; provided however, that no parallel utilities may be installed within said easements.

Those easements designated as "JEA Utility Easements" are hereby irrevocably dedicated to JEA, its successors and assigns, for its non-exclusive use in conjunction with the installation, maintenance, and use of water reuse, water, sewer, and/or other public utilities; provided however, that no parallel utilities may be installed within said easements.

That easement designated as "AT&T Easement" is hereby irrevocably dedicated to BellSouth Telecommunications, LLC, a Georgia limited liability company, d/b/a AT&T Florida, its successors and assigns, and is non-exclusive.

Owner 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.

## ADOPTION AND DEDICATION: (continued)

In witness whereof, the Owner 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.

OWNER: WCI COMMUNITIES, LLC  
a Delaware limited liability company

BY: Scott Keeling Witness                      Witness                       
Vice President                      Print Name                      Print Name                     

STATE OF FLORIDA, COUNTY OF DUVAL  
The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this                      day of                      2021, by Scott Keeling as Vice President for WCI COMMUNITIES, LLC.

Notary Public, State of Florida  
Name:                       
My Commission Expires:                       
My Commission Number is:                       
Personally Known        OR Produced Identification         
Type of Identification Produced                     

TRACT	PURPOSE	SHEET(S)
A	75' SCENIC EDGE	4
B	75' SCENIC EDGE	4,6,7
C	OPEN SPACE	4,5,6
D	STORMWATER MANAGEMENT FACILITY	5,6,7,8,9
E	N.V.U.B.	5,6,8,9
F	OPEN SPACE	5
G	STORMWATER MANAGEMENT FACILITY	12,13,14,15
H	N.V.U.B.	9,10,13
I	CONSERVATION AREA	4,5,10
J	STORMWATER MANAGEMENT FACILITY	4,5
K	OPEN SPACE	5,6,9,10
L	N.V.U.B.	12,14,15
M	GOLF COURSE	10,11
N	GOLF COURSE	12,14,15
O	STORMWATER MANAGEMENT FACILITY	10,11
P	OPEN SPACE	12
Q	OPEN SPACE	12
R	OPEN SPACE	5,6,9,10
S	NATURE PRESERVE	9,10
T	LIFT STATION	12
U	LANDSCAPE BUFFER	12
V	N.V.U.B.	13,14
W	N.V.U.B.	10
X	N.V.U.B.	10,11



PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LB #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258

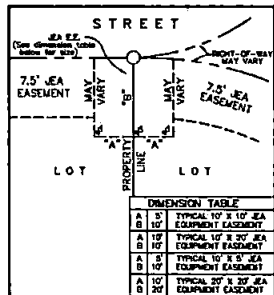


# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_

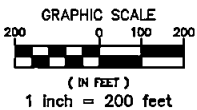
SHEET 3 OF 15 SHEETS



JEA EASEMENT DETAIL (NOT TO SCALE)

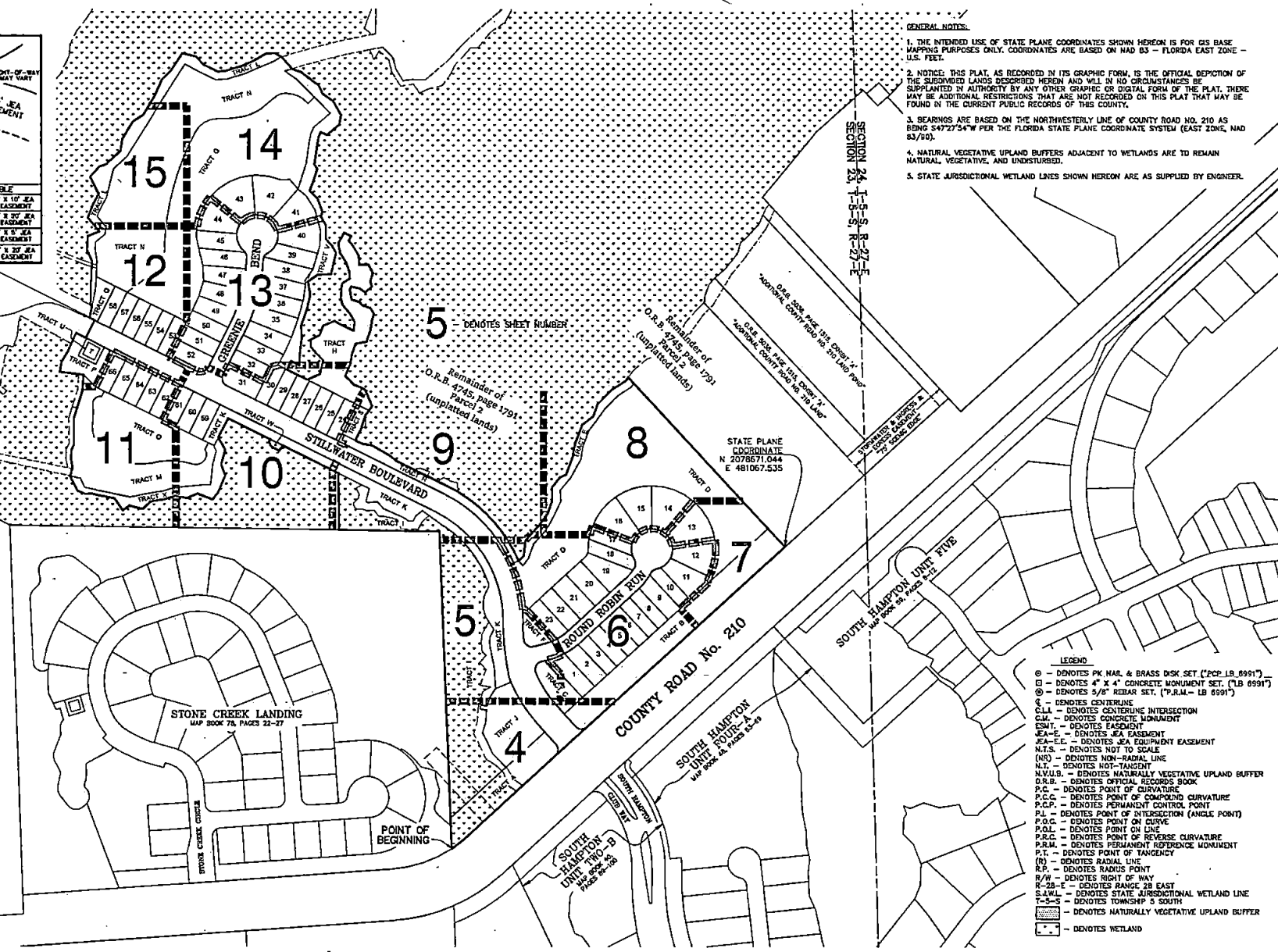
STATE PLANE COORDINATE  
N 2079363.018  
E 478973.255

Remainder of O.R.B. 4745, Page 1791 Parcel 2 (unplatted lands)



**GENERAL NOTES:**

1. THE INTENDED USE OF STATE PLANE COORDINATES SHOWN HEREON IS FOR GIS BASE MAPPING PURPOSES ONLY. COORDINATES ARE BASED ON NAD 83 - FLORIDA EAST ZONE - U.S. FEET.
2. 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 CURRENT PUBLIC RECORDS OF THIS COUNTY.
3. BEARINGS ARE BASED ON THE NORTHWESTERLY LINE OF COUNTY ROAD NO. 210 AS BEING S47°27'34"W PER THE FLORIDA STATE PLANE COORDINATE SYSTEM (EAST ZONE, NAD 83/0).
4. NATURAL VEGETATIVE UPLAND BUFFERS ADJACENT TO WETLANDS ARE TO REMAIN NATURAL, VEGETATIVE, AND UNDISTURBED.
5. STATE JURISDICTIONAL WETLAND LINES SHOWN HEREON ARE AS SUPPLIED BY ENGINEER.



- LEGEND**
- ⊙ - DENOTES PK. NAIL & BRASS DISK SET ("PCP LB 8991")
  - ⊠ - DENOTES 4" X 4" CONCRETE MONUMENT SET. ("LB 8991")
  - ⊙ - DENOTES 5/8" REBAR SET. ("P.R.M. - LB 8991")
  - ⊕ - DENOTES CENTERLINE
  - ⊕ - DENOTES CENTERLINE INTERSECTION
  - ⊕ - DENOTES CONCRETE MONUMENT
  - ⊕ - DENOTES EASEMENT
  - ⊕ - DENOTES JEA EASEMENT
  - ⊕ - DENOTES JEA EQUIPMENT EASEMENT
  - N.T.S. - DENOTES NOT TO SCALE
  - (NR) - DENOTES NON-RADIAL LINE
  - N.T. - DENOTES NOT-TANGENT
  - N.V.U.B. - DENOTES NATURALLY VEGETATIVE UPLAND BUFFER
  - O.R.B. - DENOTES OFFICIAL RECORDS BOOK
  - P.C. - DENOTES POINT OF CURVATURE
  - P.C.C. - DENOTES POINT OF COMPOUND CURVATURE
  - P.C.P. - DENOTES PERMANENT CONTROL POINT
  - P.I. - DENOTES POINT OF INTERSECTION (ANGLE POINT)
  - P.O.C. - DENOTES POINT ON CURVE
  - P.O.L. - DENOTES POINT ON LINE
  - P.R.C. - DENOTES POINT OF REVERSE CURVATURE
  - P.R.M. - DENOTES PERMANENT REFERENCE MONUMENT
  - P.T. - DENOTES POINT OF TANGENCY
  - (R) - DENOTES RADIAL LINE
  - R.A. - DENOTES RADIUS POINT
  - R/W - DENOTES RIGHT OF WAY
  - R-28-E - DENOTES RANGE 28 EAST
  - S-11-W - DENOTES STATE JURISDICTIONAL WETLAND LINE
  - T-5-S - DENOTES TOWNSHIP 5 SOUTH
  - ⊕ - DENOTES NATURALLY VEGETATIVE UPLAND BUFFER
  - ⊕ - DENOTES WETLAND

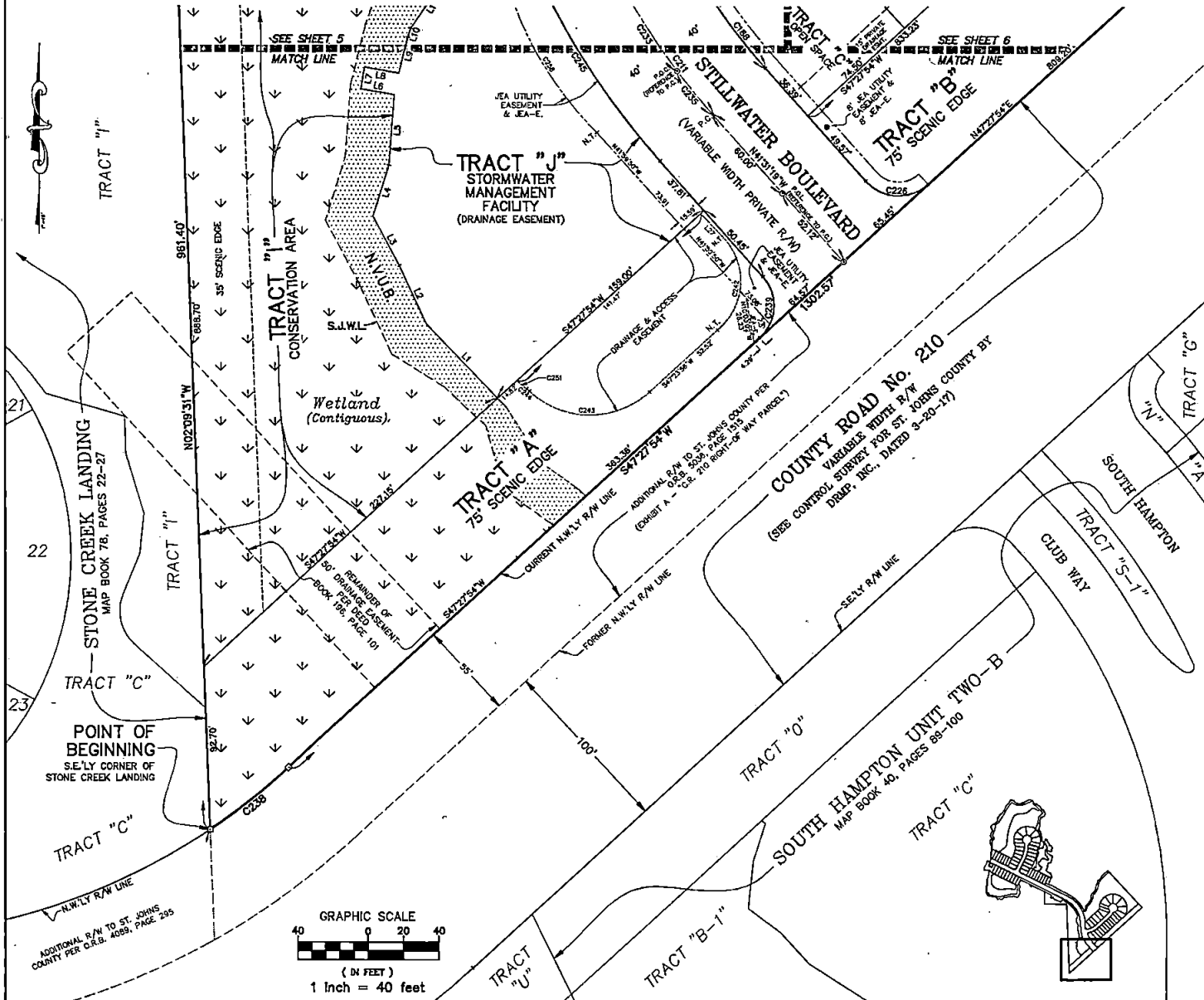
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LB #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258

# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

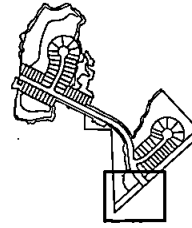
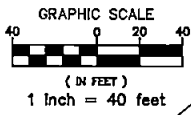
MAP BOOK \_\_\_ PAGE \_\_\_

SHEET 4 OF 15 SHEETS



CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C188	380.00	118.12	S32°18'51"E	115.61	182°2'50"
C211	400.00	188.93	S27°59'26"E	187.18	270°3'47"
C228	25.00	39.71	S87°01'43"E	35.67	91°00'41"
C233	400.00	156.93	S25°41'54"E	155.92	222°8'42"
C235	400.00	32.01	S30°3'47"E	32.00	4°35'04"
C238	372.45	57.18	S31°51'49"W	57.13	8°47'49"
C239	25.00	38.83	N02°58'15"E	35.04	88°59'19"
C242	38.39	60.40	N02°44'47"E	53.70	05°03'39"
C243	50.00	74.88	S89°42'03"E	68.07	85°48'02"
C244	22.00	1.82	N49°18'13"W	1.92	5°00'23"
C245	439.39	144.73	S32°08'00"E	144.08	18°30'50"
C251	182.27	7.36	S50°38'51"E	7.38	2°19'07"
C258	228.05	115.60	S28°48'34"E	114.12	31°50'08"

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N43°36'51"W	58.58
L2	N24°44'38"W	36.78
L3	N27°41'07"W	31.83
L4	N18°58'59"E	30.51
L5	N04°05'31"E	40.23
L6	N78°43'41"W	18.00
L7	N09°38'44"E	12.49
L8	S79°40'45"E	18.66
L9	N13°43'48"E	21.40
L10	N18°12'38"E	5.32
L27	N43°48'23"W	17.85

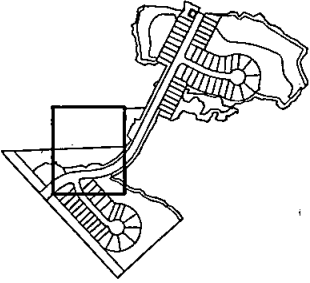


PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
 CERTIFICATE OF AUTHORIZATION LD 6991  
 LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
 1501 COUNTY ROAD 315 SUITE 106  
 GREEN COVE SPRINGS, FL 32043  
 (904) 284-2224 FAX (904) 284-2258

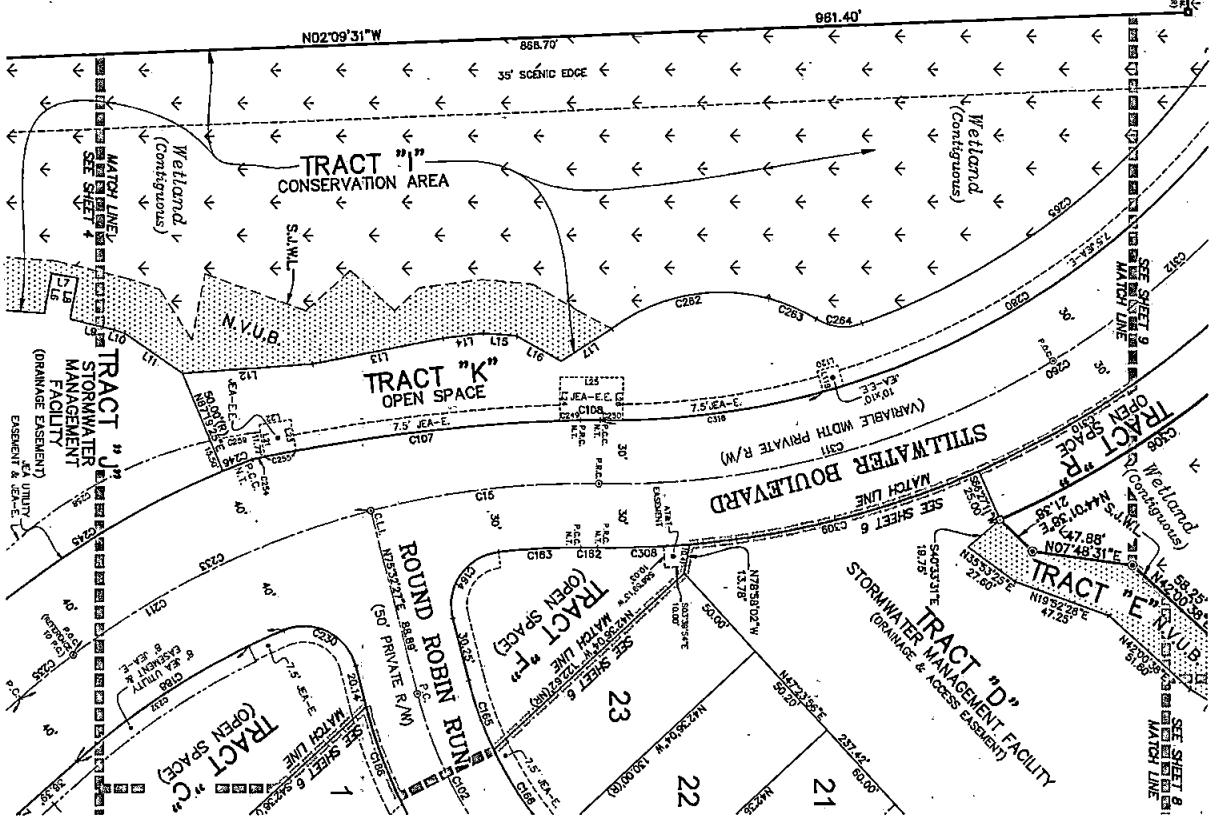
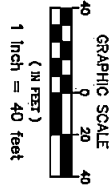
# STILL WATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK      PAGE       
SHEET 5 OF 15 SHEETS



STONE CREEK LANDING  
MAP BOOK 78, PAGES 22-27



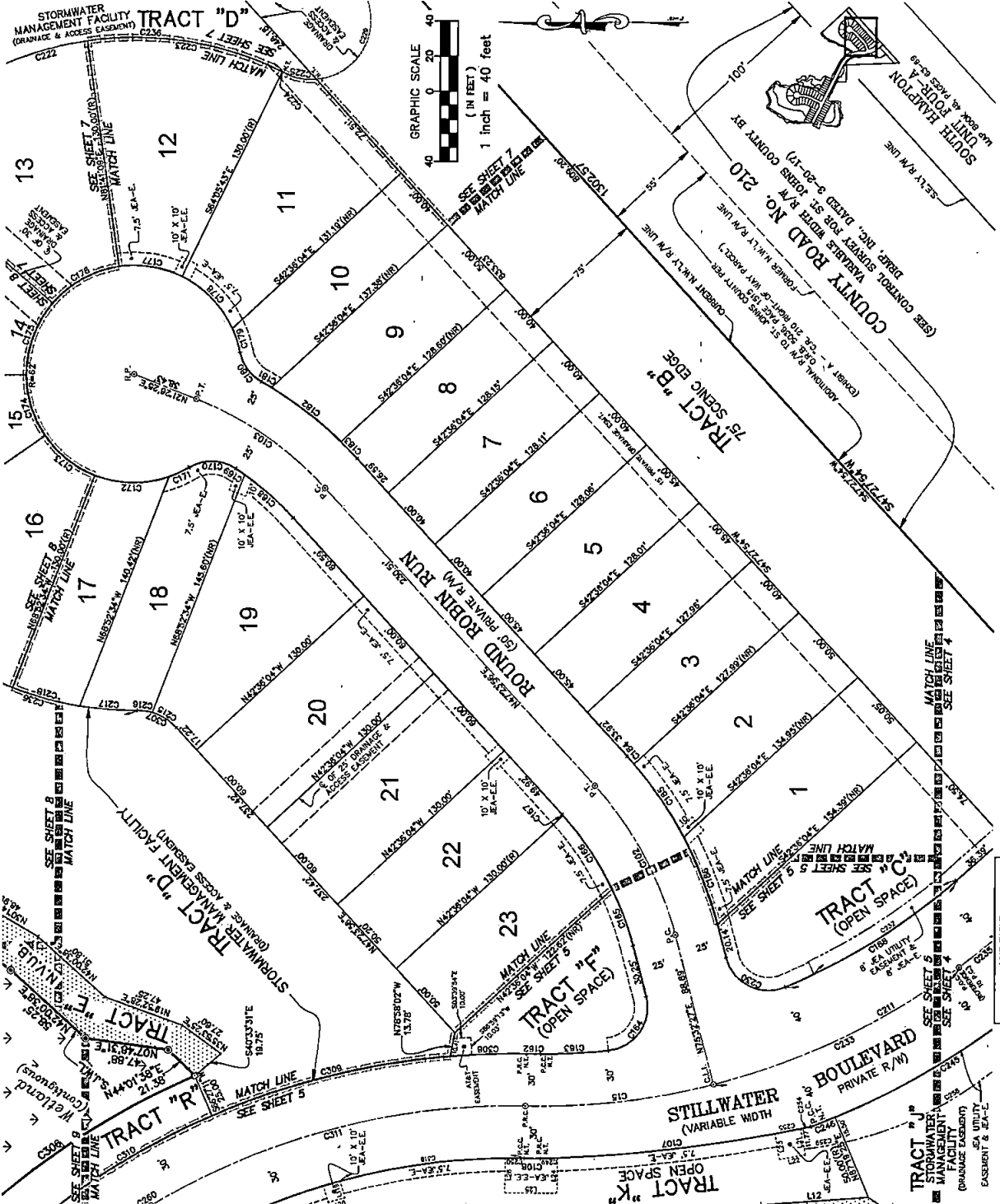
LINE	BEARING	DISTANCE	CURVE TABLE
C18	N89°13'00"W	302.178	
C19	N02°09'31"W	888.70	
C20	S88°43'34"E	156.43	
C21	S02°32'30"E	144.28	
C22	S82°57'42"E	14.82	
C23	S89°15'57"W	374.0	
C24	S07°42'07"E	14.82	
C25	S82°09'37"E	8.88	
C26	S02°02'35"E	10.71	
C27	S11°44'07"E	6.82	
C28	S81°32'30"E	15.00	
C29	S89°43'24"E	114.12	
C30	S05°35'46"E	23.82	
C31	N11°07'50"W	427.45	
C32	S11°07'50"W	78.17	
C33	S02°38'42"E	21.85	
C34	N03°50'27"W	24.71	
C35	N31°07'50"W	378.33	
C36	S41°15'45"E	278.40	
C37	N01°45'18"W	43.82	
C38	N14°08'53"W	144.84	
C39	N43°09'04"W	282.28	
C40	N4°08'35"W	222.50	
C41	N47°18'25"W	327.74	
C42	N07°58'24"W	106.54	
C43	S89°43'24"E	114.12	
C44	S05°35'46"E	23.82	
C45	N11°07'50"W	427.45	
C46	S11°07'50"W	78.17	
C47	S02°38'42"E	21.85	
C48	N03°50'27"W	24.71	
C49	N31°07'50"W	378.33	
C50	S41°15'45"E	278.40	
C51	N01°45'18"W	43.82	
C52	N14°08'53"W	144.84	
C53	N43°09'04"W	282.28	
C54	N4°08'35"W	222.50	
C55	N47°18'25"W	327.74	
C56	N07°58'24"W	106.54	

LINE	BEARING	DISTANCE
L1	N79°43'41"E	10.00
L2	N03°08'44"E	12.49
L3	S75°44'45"E	18.66
L4	N15°33'49"E	21.40
L5	N11°21'39"E	3.32
L6	N52°14'47"E	32.88
L7	N02°58'44"W	61.81
L8	N11°07'57"W	62.70
L9	N07°14'02"W	19.34
L10	N65°14'45"E	14.82
L11	N51°12'12"E	24.28
L12	N52°22'08"W	28.31
L13	N79°37'43"E	15.28
L14	S10°07'17"E	15.00
L15	N79°37'43"E	15.00
L16	S89°29'20"W	30.00
L17	S89°29'20"W	30.00
L18	S75°50'37"W	10.00
L19	N11°07'57"W	10.00

PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTOMATIC REPLENISHMENT #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2234 FAX (904) 284-2235

# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida



CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD DISTANCE	DELTA
C15	400.00	104.13	S65°38'37"E	106.79	15°27'52"
C16	200.00	60.23	N67°21'17"E	67.23	28°05'51"
C17	875.07	90.61	N49°23'10"E	89.84	25°37'31"
C18	1750.14	181.22	N69°46'27"W	181.34	10°15'00"
C19	4300.00	8.42	N07°23'39"E	8.42	11°52'07"
C20	3700.00	8.11	S07°23'39"W	8.11	11°52'07"
C21	341.44	38.81	S07°23'39"W	38.81	65°17'49"
C22	25.00	4.02	S55°10'02"E	37.80	89°35'01"
C23	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C24	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C25	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C26	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C27	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C28	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C29	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C30	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C31	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C32	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C33	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C34	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C35	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C36	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C37	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C38	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C39	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C40	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C41	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C42	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C43	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C44	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C45	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C46	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C47	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C48	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C49	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C50	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C51	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C52	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C53	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C54	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C55	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C56	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C57	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C58	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C59	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C60	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C61	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C62	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C63	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C64	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C65	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C66	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C67	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C68	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C69	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C70	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C71	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C72	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C73	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C74	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C75	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C76	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C77	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C78	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C79	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C80	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C81	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C82	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C83	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C84	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C85	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C86	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C87	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C88	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C89	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C90	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C91	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C92	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C93	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C94	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C95	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C96	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C97	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C98	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C99	175.00	34.88	N69°46'27"E	34.80	17°25'40"
C100	175.00	34.88	N69°46'27"E	34.80	17°25'40"

STILLWATER PHASE 1A - PLATTENBERG, STILLWATER PHASE 1A - LAYOUT 2

PREPARED BY: **BARTRAM TRAIL SURVEYING, INC.**  
 CERTIFICATE OF AUTHORIZATION LB 6991  
 LAND SURVEYORS AND PHOTOGRAMMETRY CONSULTANTS  
 10100 W. STATE ROAD 16  
 GREEN COVE SPRINGS, FL 32041  
 (904) 264-2224 FAX (904) 264-2243

LINE	BEARING	DISTANCE
L1	N03°54'44"E	61.81
L2	S07°23'39"W	30.00
L3	N07°23'39"E	18.00
L4	S89°09'40"E	20.00

LINE	BEARING	DISTANCE
L5	S10°21'17"E	15.00
L6	N07°23'39"E	18.00
L7	S89°09'40"E	20.00

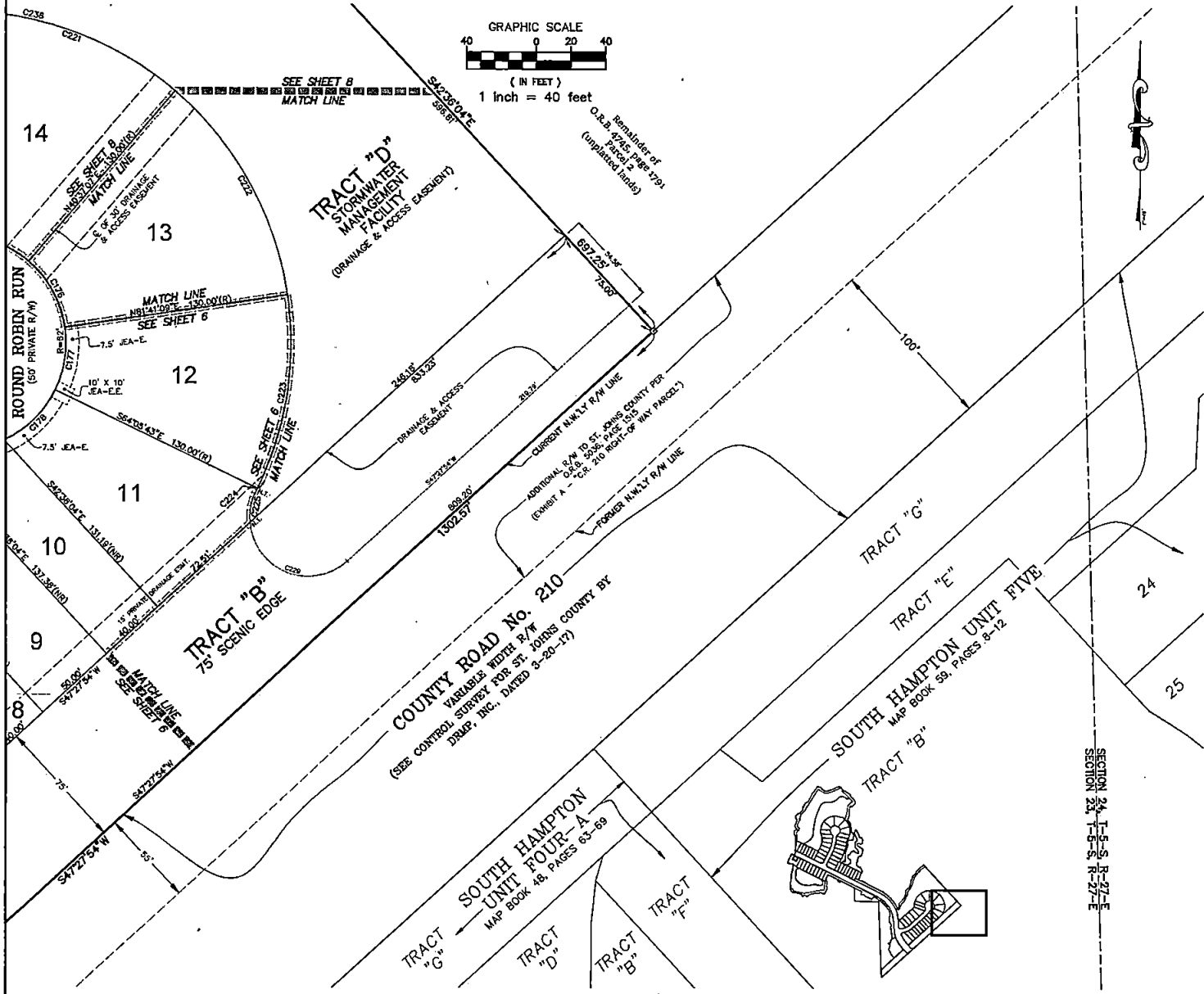
LINE	BEARING	DISTANCE
L8	S07°23'39"W	10.00
L9	N10°02'50"W	10.00
L10	N10°02'50"W	10.00



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 7 OF 15 SHEETS



CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C176	62.00	44.44	N28°50'52"W	43.49	4104°02"
C177	62.00	37.03	N08°47'43"E	36.48	3413°08"
C178	62.00	35.28	N42°12'19"E	34.80	32°36'03"
C221	192.00	137.58	N69°54'35"W	134.88	4103°23"
C222	192.00	137.62	N28°50'52"W	134.69	4104°02"
C223	192.00	114.67	N08°47'43"E	112.97	3413°08"
C224	192.00	1.04	N28°03'38"E	1.04	078°41"
C225	31.78	19.57	S11°15'48"W	19.27	3517°30"
C229	33.70	75.46	S88°23'34"E	60.65	12817°04"
C236	192.00	693.69	N77°17'14"W	373.38	20700°25"

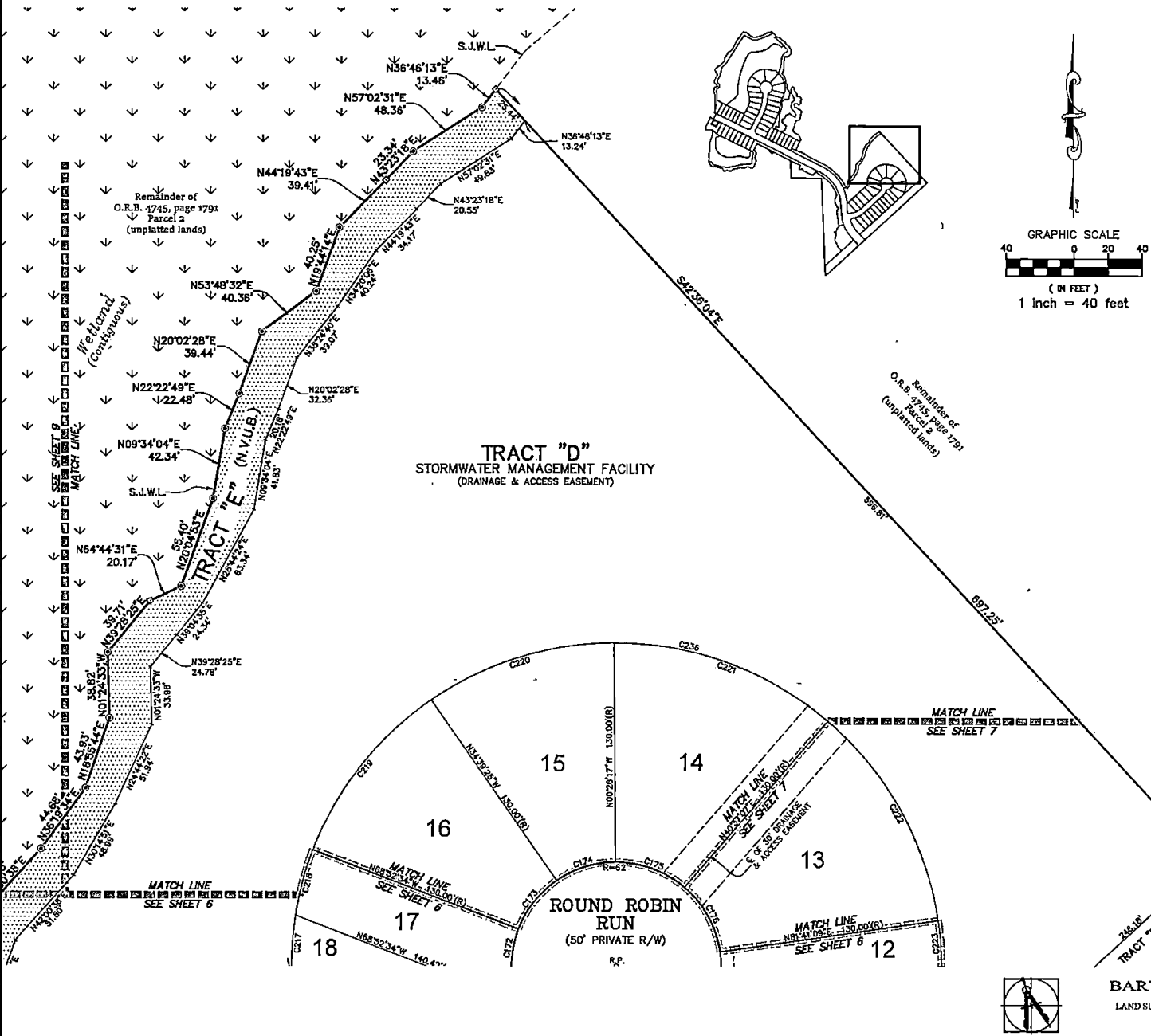
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LD #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 8 OF 15 SHEETS



CURVE TABLE

CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C172	82.00	43.48	S01°02'06"W	42.59	40°10'40"
C173	82.00	37.03	S38°14'01"W	35.48	34°13'08"
C174	82.00	37.03	S72°27'09"W	35.48	34°13'08"
C175	82.00	44.43	N59°54'35"W	43.48	41°03'23"
C176	82.00	44.44	N29°50'52"W	43.49	41°04'02"
C217	192.00	33.14	S04°09'15"W	33.10	95°3'24"
C218	192.00	40.30	S15°06'42"W	40.22	12°01'28"
C219	192.00	114.67	S38°14'01"W	112.97	34°13'08"
C220	192.00	114.87	S72°27'09"W	112.97	34°13'08"
C221	192.00	137.58	N59°54'35"W	134.66	41°03'23"
C222	192.00	137.82	N29°50'52"W	134.69	41°04'02"
C223	192.00	114.87	N08°47'45"E	112.97	34°13'08"
C236	192.00	693.59	N77°17'14"W	373.38	207°00'25"

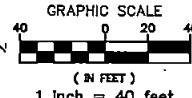
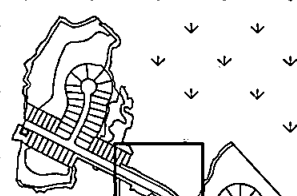
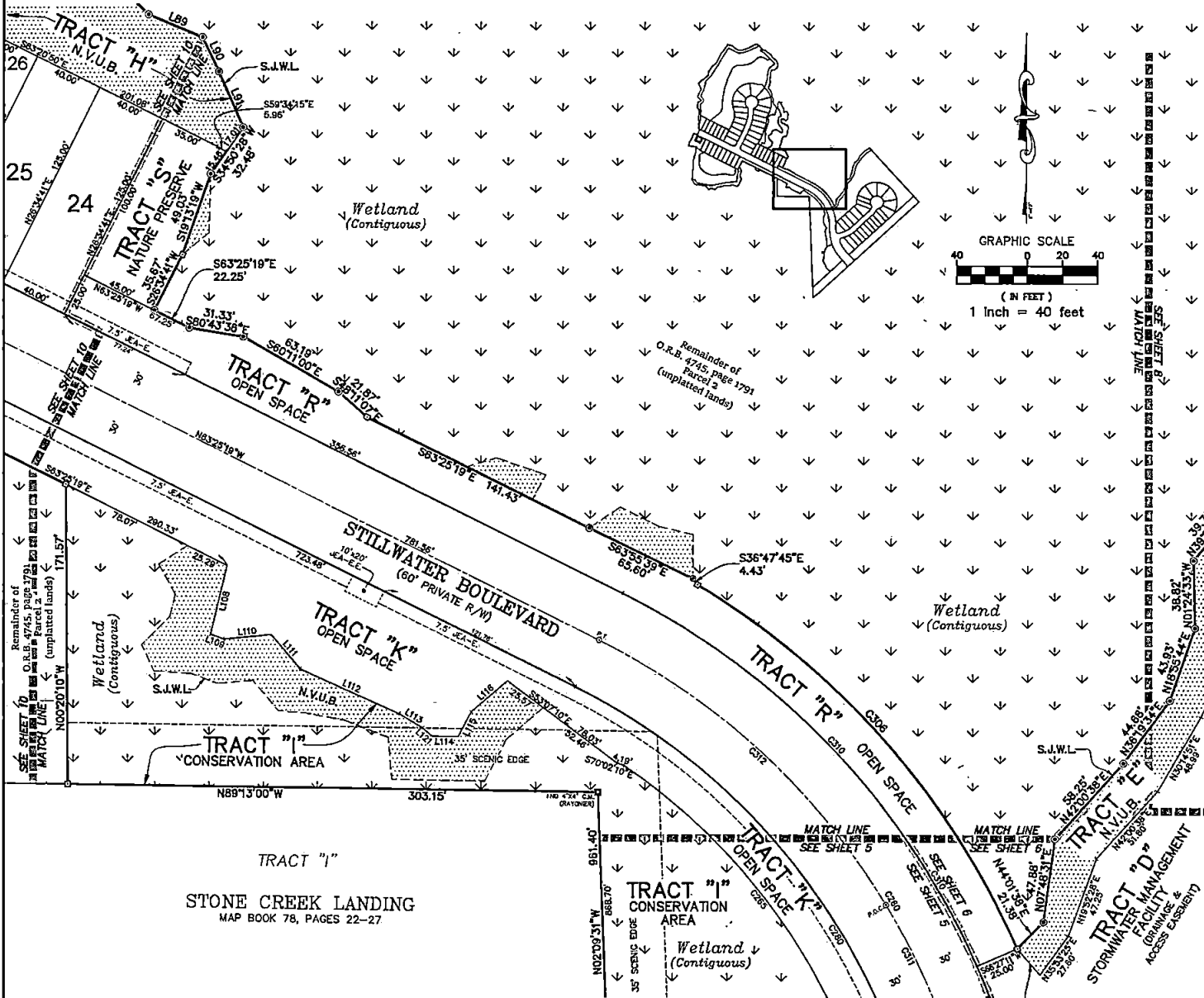
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LB #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258

# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_

SHEET 9 OF 15 SHEETS



LINE TABLE		
LINE	BEARING	DISTANCE
L89	S65°5'30"E	33.62
L90	S25°31'15"E	21.78
L91	S23°25'13"E	34.80
L108	S15°28'58"W	40.50
L109	N69°06'24"W	8.22
L110	S8°39'57"W	27.45
L111	N40°20'28"W	25.60

LINE TABLE		
LINE	BEARING	DISTANCE
L112	N85°42'19"W	62.31
L113	N58°20'10"W	15.66
L114	N88°40'07"W	14.74
L115	S27°27'27"W	16.09
L116	S46°00'33"W	27.27
L121	N48°17'07"W	7.09

CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C280	400.00	450.65	N31°07'30"W	427.45	84°35'38"
C265	345.00	218.34	N37°50'27"W	214.71	35°15'37"
C285	370.00	417.13	N31°07'30"W	395.39	84°35'38"
C306	455.01	280.84	S41°15'49"E	275.40	35°21'50"
C310	430.00	298.26	N43°29'04"W	293.28	39°52'30"
C311	400.00	225.48	N14°59'35"W	222.50	32°17'49"
C312	400.00	225.48	N47°16'25"W	222.50	31°17'49"



PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
 CERTIFICATE OF AUTHORIZATION LB #6991  
 LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
 1501 COUNTY ROAD 315 SUITE 106  
 GREEN COVE SPRINGS, FL 32043  
 (904) 284-2224 FAX (904) 284-2258

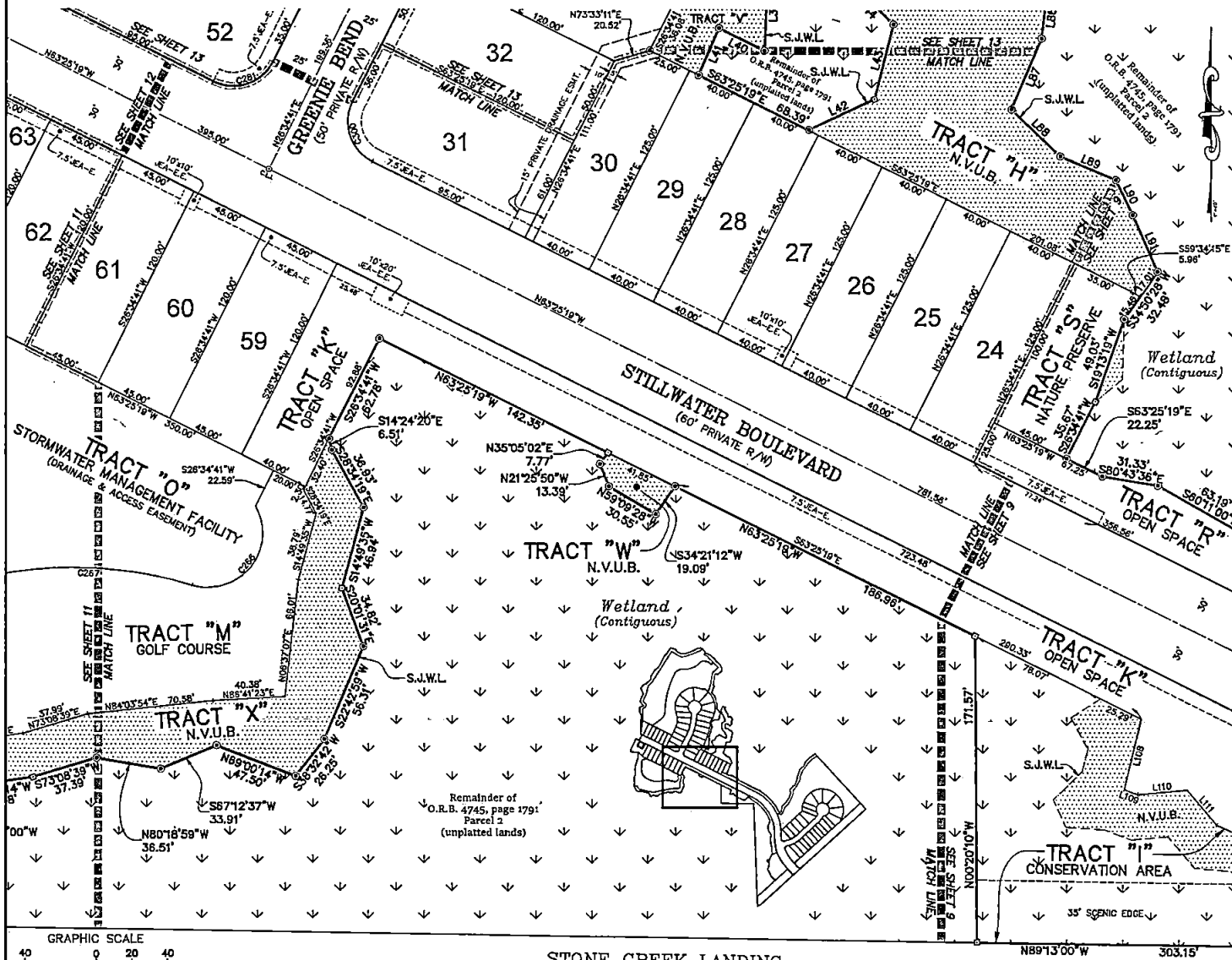


# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_

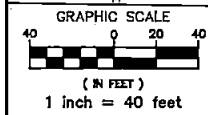
SHEET 10 OF 15 SHEETS



LINE	BEARING	DISTANCE
L39	N02°25'52"E	43.48
L40	S83°31'47"E	28.25
L41	N23°15'34"E	28.68
L42	S84°45'28"W	40.79
L43	S14°03'59"W	43.27
L86	S08°41'40"W	24.30
L87	S22°41'07"W	43.11
L88	S45°59'16"E	37.61
L89	S88°08'38"E	33.02
L90	S25°31'13"E	21.78
L91	S23°25'13"E	34.60

LINE	BEARING	DISTANCE
L108	S13°30'56"W	40.50
L109	N89°06'24"W	8.22
L110	S84°39'57"W	27.45
L111	N40°20'28"W	25.60

CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C266	30.60	72.95	N38°39'18"E	56.86	136°35'13"
C267	227.00	117.92	N87°56'02"W	116.60	29°45'53"
C281	25.00	39.27	N71°34'41"E	35.35	80°00'00"
C300	25.00	39.27	S18°25'19"E	35.35	80°00'00"



STONE CREEK LANDING  
MAP BOOK 78, PAGES 22-27  
TRACT "I"



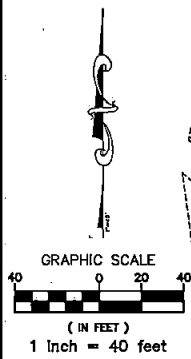
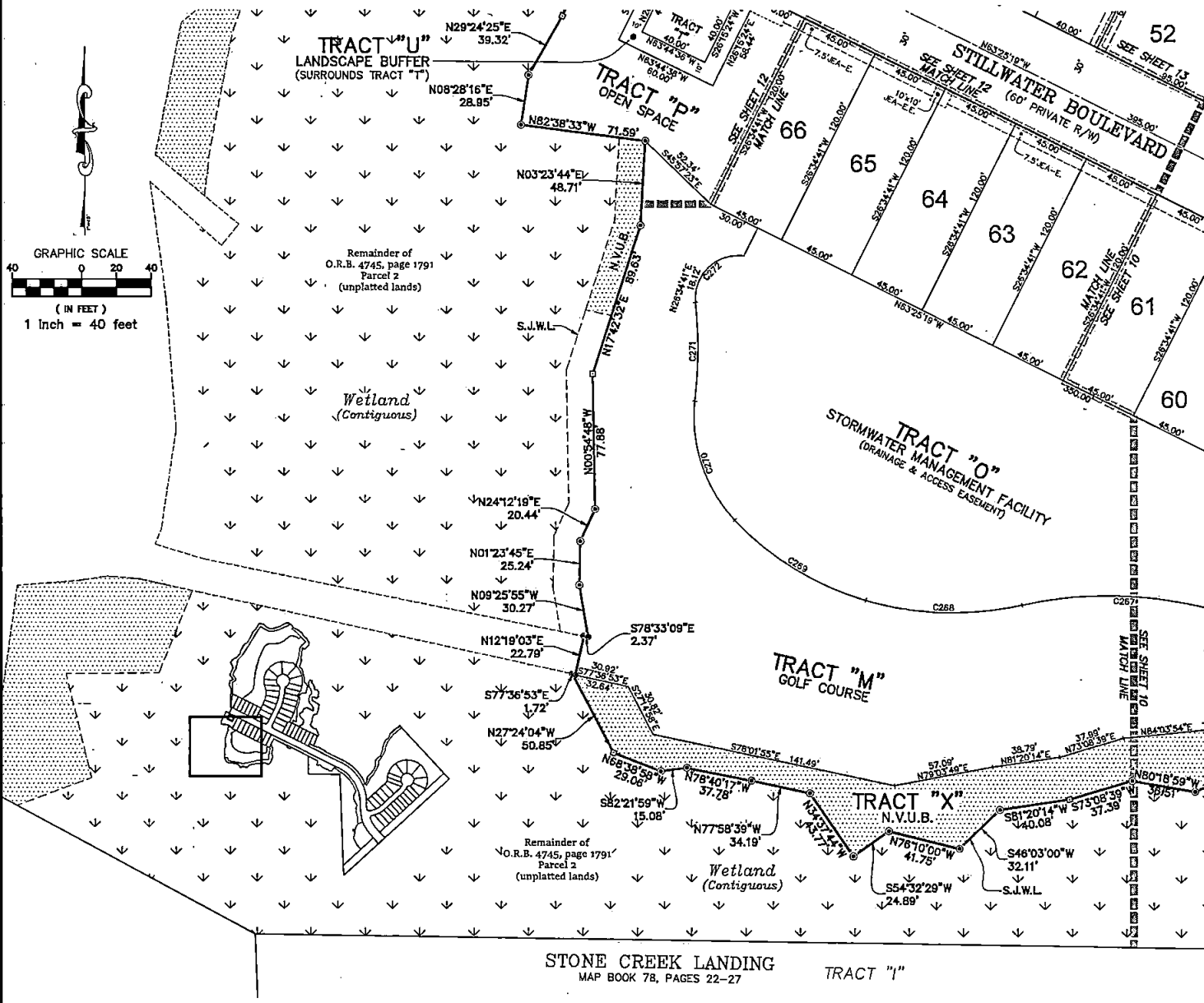
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LD #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 11 OF 15 SHEETS

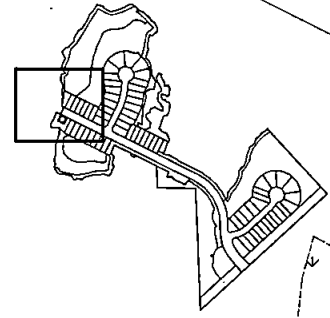
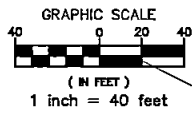
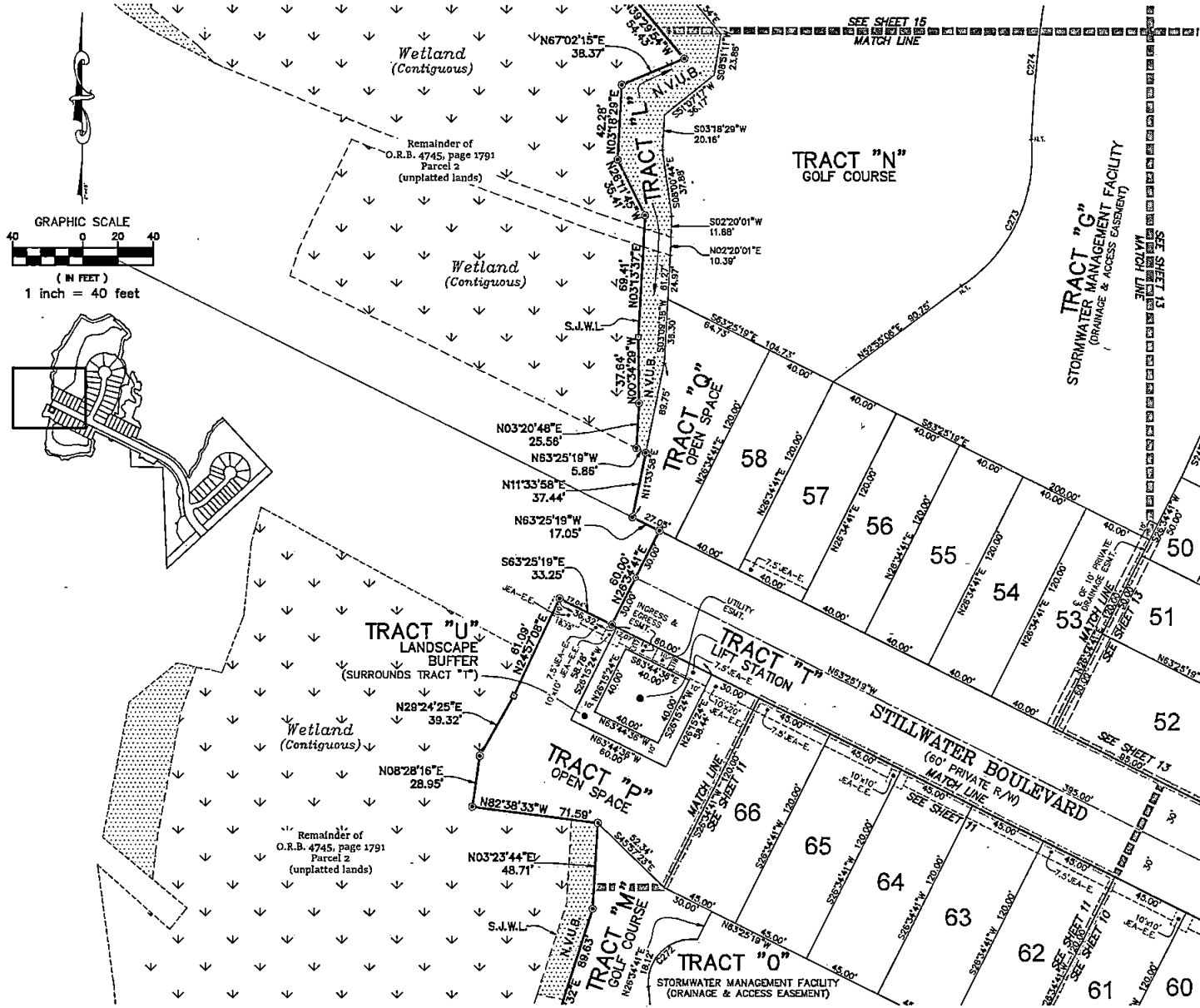


CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C267	227.00	117.92	N87°56'02"W	116.60	29°45'33"
C268	178.25	90.38	S88°17'21"E	86.42	29°03'15"
C269	188.02	88.75	S59°24'49"E	87.70	30°37'48"
C270	86.61	74.77	S18°24'02"E	72.47	49°27'46"
C271	273.53	98.79	N00°22'58"E	56.89	11°53'45"
C272	24.60	44.20	S45°54'36"W	38.49	102°57'01"

# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 12 OF 15 SHEETS



LINE TABLE		
LINE	BEARING	DISTANCE
L117	S26°15'24"W	8.71
L118	S26°15'24"W	8.58

CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C272	24.60	44.20	S45°54'35"W	36.49	102°37'01"
C273	90.01	96.90	N25°23'05"E	82.29	61°41'13"
C274	812.03	360.15	S19°00'39"W	357.21	25°24'42"



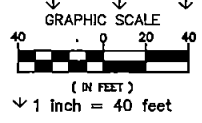
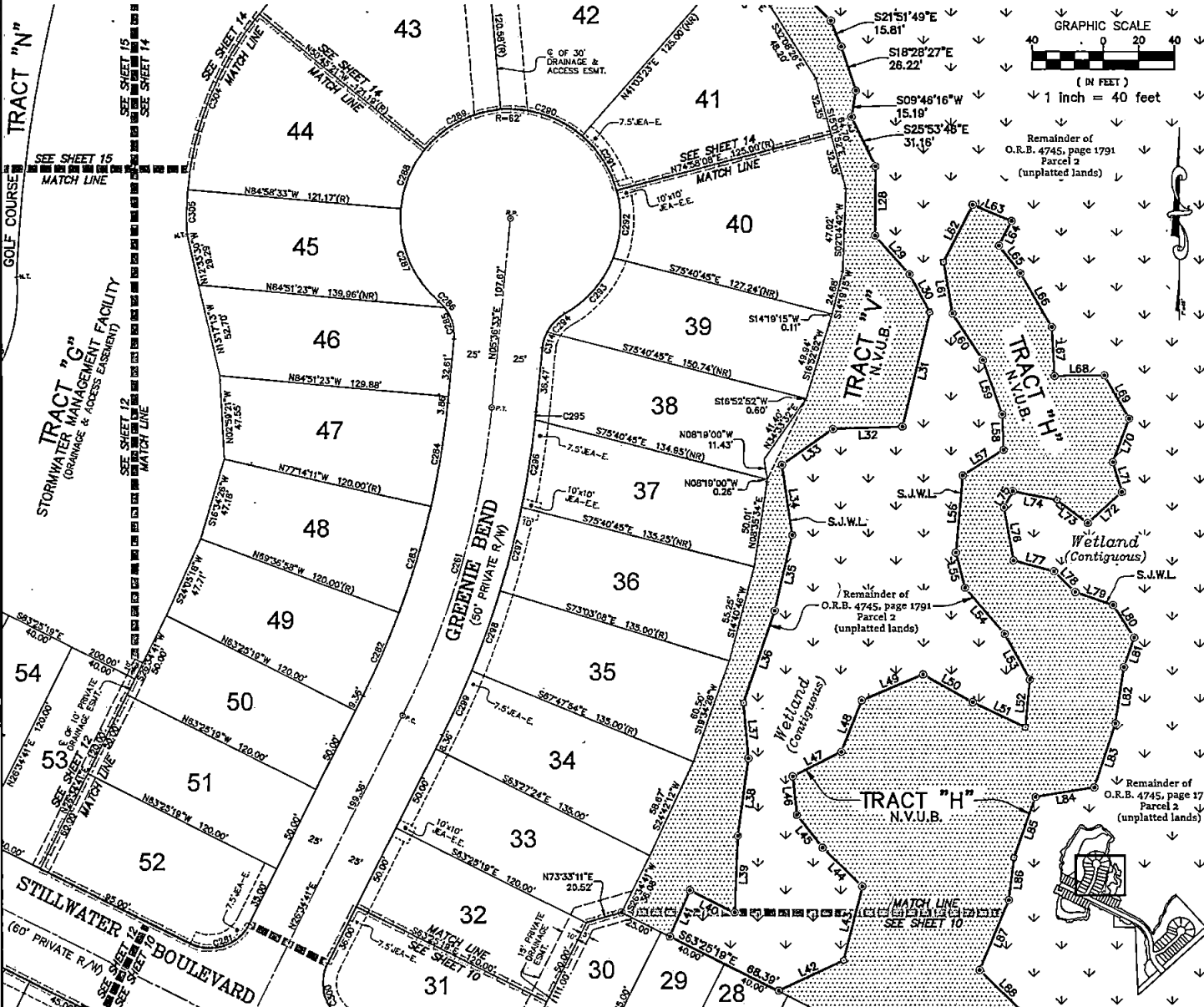
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LB #6991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 13 OF 15 SHEETS



LINE	BEARING	DISTANCE
L28	S00°27'19"W	39.27
L29	S41°18'20"E	29.38
L30	S28°00'16"E	24.28
L31	S13°19'14"W	86.68
L32	S07°56'33"W	39.17
L33	S54°33'30"W	35.39
L34	S08°19'00"E	40.20
L35	S12°58'17"W	44.23
L36	S18°29'17"W	55.18
L37	S05°00'49"E	31.40
L38	S07°35'14"W	44.22
L39	S02°25'52"W	43.48
L40	N63°31'47"W	28.25
L41	S23°15'34"W	28.68
L42	N64°45'28"E	40.79
L43	N14°03'59"E	43.27
L44	N45°33'47"W	31.34
L45	N38°04'36"W	23.43
L46	N08°14'11"W	21.89
L47	N63°06'04"E	32.69

LINE	BEARING	DISTANCE
L48	N21°22'29"E	31.32
L49	N87°00'04"E	37.85
L50	S65°50'23"E	31.97
L51	S84°40'50"E	32.77
L52	N05°27'42"E	27.02
L53	N26°51'59"W	29.43
L54	N40°34'27"W	34.40
L55	N14°18'07"W	20.57
L56	N05°08'20"E	44.17
L57	N57°44'13"E	27.21
L58	N02°12'01"W	20.14
L59	N18°33'50"W	32.62
L60	N32°53'32"W	31.52
L61	N09°40'00"W	29.52
L62	N25°47'34"E	36.38
L63	S87°34'41"E	23.68
L64	S25°59'02"E	15.77
L65	S38°08'13"E	19.73
L66	S30°00'06"E	35.22
L67	S03°19'44"E	27.81

LINE	BEARING	DISTANCE
L68	N89°02'20"E	27.98
L69	S29°31'12"E	28.21
L70	S20°13'05"W	28.39
L71	S14°25'48"E	17.64
L72	S47°23'28"W	26.09
L73	N52°39'51"W	21.82
L74	N78°55'00"W	25.38
L75	S28°39'40"W	10.64
L76	S10°16'00"E	30.58
L77	S75°04'04"E	23.58
L78	S45°19'57"E	18.81
L79	S71°05'13"E	22.48
L80	S32°33'16"E	21.92
L81	S18°18'19"W	17.72
L82	S08°25'11"W	32.20
L83	S18°06'02"W	26.10
L84	S80°27'48"W	33.54
L85	S18°35'14"W	36.35
L86	S06°41'49"W	24.30
L87	S22°41'07"W	43.11
L88	S45°59'10"E	-37.81

CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C281	500.00	182.99	N15°03'37"E	181.97	20°58'08"
C291	25.00	39.27	N71°34'41"E	35.36	90°00'00"
C292	475.00	51.35	N23°28'51"E	51.33	6°11'39"
C283	475.00	63.17	N16°34'28"E	63.13	7°37'13"
C284	475.00	58.31	N09°11'11"E	59.27	7°09'16"
C285	25.00	18.15	N18°20'11"W	18.69	43°33'29"
C286	25.00	4.81	N43°47'48"W	4.80	11°01'45"
C287	62.00	58.80	S22°08'37"E	56.62	54°20'08"
C288	62.00	37.03	S22°08'01"W	36.48	34°13'08"
C289	62.00	49.51	S62°07'12"W	48.20	45°45'12"
C290	62.00	49.51	N72°07'38"W	48.20	45°45'12"
C291	62.00	37.03	N32°08'28"W	36.48	34°13'08"
C292	62.00	38.84	N02°57'37"E	38.30	35°58'57"
C293	62.00	42.63	N40°44'28"E	41.68	59°34'42"
C294	25.00	14.47	S43°56'54"W	14.27	33°09'48"
C314	25.00	9.49	S18°20'17"W	9.44	21°43'28"

CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C295	525.00	4.57	N35°31'30"E	4.57	0°29'54"
C296	525.00	50.25	N88°50'58"E	50.23	5°29'02"
C297	525.00	49.08	N14°18'11"E	49.06	5°21'23"

CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C298	525.00	48.14	N19°34'20"E	48.12	8°15'14"
C299	525.00	40.10	N24°23'24"E	40.09	4°23'24"
C300	25.00	30.27	S18°25'10"E	30.36	90°00'00"

CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C304	181.86	103.43	S22°07'20"W	107.79	34°27'25"
C305	181.86	25.41	S09°53'36"W	25.39	8°00'00"



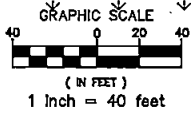
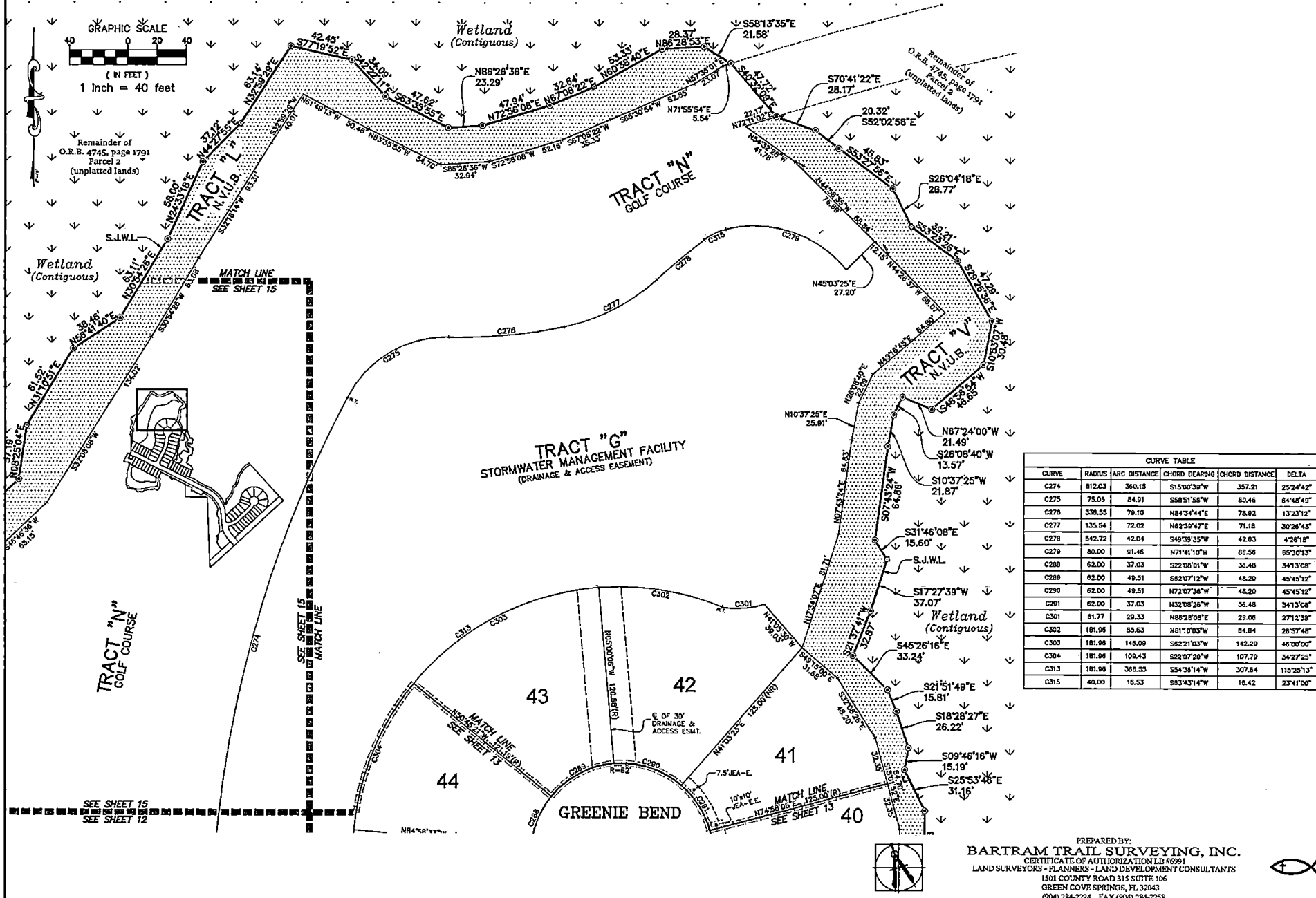
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LB 66991  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258

# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_

SHEET 14 OF 15 SHEETS



CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C274	812.03	360.15	S15°00'30"W	357.21	252°42"
C275	75.08	84.91	S58°51'58"W	60.46	64°46'49"
C276	338.55	79.10	N84°34'44"E	78.92	132°312'
C277	135.54	72.02	N62°39'47"E	71.18	307°28'43"
C278	342.72	42.04	S49°39'35"W	42.03	42°6'18"
C279	80.00	91.46	N71°41'10"W	88.56	65°30'13"
C288	62.00	37.03	S22°08'01"W	36.48	341°3'08"
C289	92.00	49.51	S52°07'12"W	48.20	45°45'12"
C290	62.00	49.51	N72°07'36"W	48.20	45°45'12"
C291	62.00	37.03	N32°08'28"W	36.48	341°3'08"
C301	91.77	29.33	N88°28'08"E	29.06	271°12'38"
C302	181.98	85.63	N61°00'03"W	84.84	26°57'48"
C303	181.98	148.09	S52°21'03"W	142.20	46°00'00"
C304	181.98	109.43	S22°07'20"W	107.79	342°27'25"
C313	181.98	368.55	S54°38'14"W	307.84	115°29'13"
C315	40.00	16.53	S53°43'14"W	16.42	23°41'00"

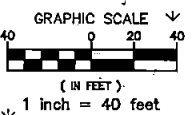
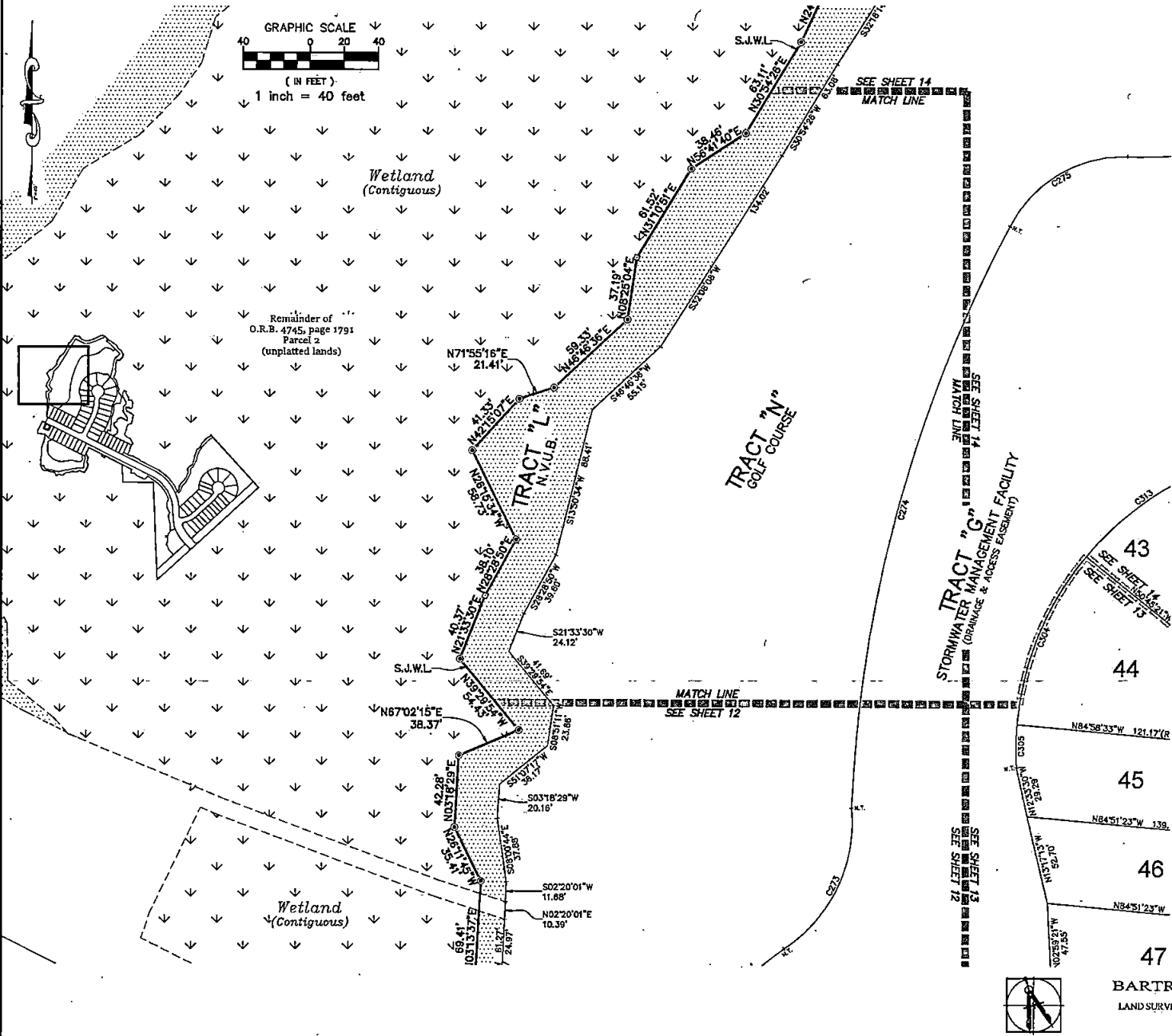
PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
 CERTIFICATE OF AUTHORIZATION LB #6991  
 LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
 1501 COUNTY ROAD 315 SUITE 106  
 GREEN COVE SPRINGS, FL 32043  
 (904) 284-2224 FAX (904) 284-2258



# STILLWATER PHASE 1A

Part of Section 23, Township 5 South, Range 27 East, St. Johns County, Florida

MAP BOOK \_\_\_ PAGE \_\_\_  
SHEET 15 OF 15 SHEETS



Wetland  
(Contiguous)

Remainder of  
O.R.B. 4745, page 1791  
Parcel 2  
(unplatted lands)

TRACT "L"  
N.V.U.B.

TRACT "N"  
GOLF COURSE

TRACT "G"  
STORMWATER MANAGEMENT FACILITY  
(GRANITE & ACCESS EASEMENT)

CURVE TABLE					
CURVE	RADIUS	ARC DISTANCE	CHORD BEARING	CHORD DISTANCE	DELTA
C273	90.01	98.90	N25°23'05"E	92.29	61°41'13"
C274	812.03	360.15	S15°00'39"W	357.21	25°24'42"
C275	75.00	84.91	S58°51'58"W	80.46	64°48'49"
C304	181.06	103.43	S22°07'20"W	107.79	34°27'25"
C305	181.96	25.41	S00°53'38"W	25.39	8°00'00"
C313	181.06	398.55	S54°38'14"W	307.84	115°25'13"

PREPARED BY:  
**BARTRAM TRAIL SURVEYING, INC.**  
CERTIFICATE OF AUTHORIZATION LB 6691  
LAND SURVEYORS - PLANNERS - LAND DEVELOPMENT CONSULTANTS  
1501 COUNTY ROAD 315 SUITE 106  
GREEN COVE SPRINGS, FL 32043  
(904) 284-2224 FAX (904) 284-2258

