

**RESOLUTION NO. 2023-470**  
**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS**  
**OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR**  
**SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT.**

**WHEREAS, AG EHC II (LEN) MULTI STATE 1, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND WHITES FORD TIMBER, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS OWNERS,** have applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Silver Falls (Silverleaf Parcel 22A) Phase 1 Replat.

**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 \$6,850,193.06 has been filed with the Clerk's office.

**Section 3.** A Required Improvements Bond in the amount of \$1,838,175.00 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 5th day of December, 2023.

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

Rendition Date: DEC 06 2023

BY:   
Sarah Arnold, Chair

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

  
Deputy Clerk



# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 1 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

## CAPTION

### Parcel "A"

A portion of Section 6, Township 6 South, Range 28 East, St. Johns County, Florida, being a portion of Silver Falls (Silverleaf Parcel 22A) Phase 1, a plat recorded in Map Book 119, page 32, together with a portion of those lands described and recorded in Official Records Book 5537, page 736, both of the Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southeastly corner of said Section 6; thence North 88°53'31" East, along the Southerly line of said Section 6, a distance of 884.62 feet to the Southeastly corner of Parcel "A", as depicted on said Silver Falls (Silverleaf Parcel 22A) Phase 1, and the Point of Beginning.

From said Point of Beginning, thence North 23°26'00" West, departing said Southerly line of Section 6 and along the Westerly line of said Parcel "A", 790.88 feet; thence North 64°16'01" East, departing said Westerly line, 631.89 feet; thence South 44°07'19" East, 153.82 feet; thence South 37°30'56" East, 44.50 feet; thence South 56°07'07" West, 27.51 feet to a point on a non-tangent curve concave Westerly having a radius of 50.00 feet; thence South along the arc of said curve, through a central angle of 37°07'12", an arc length of 32.29 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 15°22'47" East, 31.73 feet; thence South 03°07'19" West, 181.34 feet to the point of curvature of a curve concave Northwesterly having a radius of 65.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 40°33'41", an arc length of 45.45 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 23°09'00" West, 44.53 feet; thence South 46°44'47" East, along a non-tangent line, 5.00 feet to a point on a non-tangent curve concave Northwesterly having a radius of 70.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 40°47'34", an arc length of 49.84 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 63°55'04" West, 48.79 feet; thence Southwesterly along the arc of a curve concave Easterly having a radius of 187.00 feet, through a central angle of 17°25'00", an arc length of 577.96 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 04°33'39" East, 373.88 feet; thence North 86°53'51" East, 61.32 feet; thence South 03°06'09" East, 5.00 feet; thence North 86°53'51" East, 390.00 feet; thence North 03°06'09" West, 130.00 feet; thence North 02°19'53" East, 50.09 feet; thence South 86°53'51" West, 100.00 feet; thence North 03°06'09" West, 171.79 feet to the point of curvature of a curve concave Easterly having a radius of 1365.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 08°34'53", an arc length of 204.44 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 07°11'18" East, 204.25 feet; thence North 05°28'45" East, 133.93 feet to the point of curvature of a curve concave Easterly having a radius of 655.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 10°42'04", an arc length of 346.33 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 10°49'47" East, 347.82 feet; thence North 19°44'59" East, along a non-tangent line, 50.15 feet; thence North 15°18'17" East, 121.15 feet; thence North 27°20'42" West, 285.90 feet to a point on a non-tangent curve concave Northwesterly having a radius of 40.00 feet; thence Westwesterly along the arc of said curve, through a central angle of 42°48'58", an arc length of 29.89 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 83°53'48" West, 29.20 feet; thence North 74°44'43" West, 134.86 feet to the point of curvature of a curve concave Southerly having a radius of 1155.00 feet; thence Westwesterly along the arc of said curve, through a central angle of 06°13'41", an arc length of 125.55 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 77°48'34" West, 125.49 feet; thence North 80°55'24" West, 529.44 feet to the point of curvature of a curve concave Northwesterly having a radius of 40.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 97°40'24", an arc length of 68.19 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 32°05'12" West, 60.23 feet; thence North 16°45'00" East, 869.77 feet to the point of curvature of a curve concave Southerly having a radius of 40.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 90°00'00", an arc length of 62.83 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 61°45'00" East, 56.57 feet; thence South 73°15'00" East, 356.72 feet to the point of curvature of a curve concave Southerly having a radius of 145.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 27°37'46", an arc length of 59.92 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 59°28'07" East, 89.25 feet; thence South 45°37'15" East, 211.39 feet to the point of curvature of a curve concave Northwesterly having a radius of 455.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 20°42'39", an arc length of 164.47 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 53°58'34" East, 163.58 feet; thence Southwesterly along the arc of a curve concave Southerly having a radius of 40.00 feet, through a central angle of 06°19'22", an arc length of 4.41 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 63°10'13" East, 4.41 feet; thence North 23°06'50" East, 180.26 feet to a point on a non-tangent curve concave Northwesterly having a radius of 275.00 feet; thence Easterly along the arc of said curve, through a central angle of 11°48'05", an arc length of 56.64 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 72°47'13" East, 56.54 feet; thence North 11°18'45" East, along a non-tangent line, 171.55 feet; thence North 01°59'10" East, 619.80 feet to a point lying on the Northerly line of said Parcel "A"; thence Northwesterly along said Northerly line the following 17 courses: Course 1, thence South 88°00'50" East, 248.42 feet; Course 2, thence North 33°10'49" West, 205.55 feet to the point of curvature of a curve concave Southerly having a radius of 25.00 feet; Course 3, thence Northwesterly along the arc of said curve, through a central angle of 58°51'16", an arc length of 25.64 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of North 32°53'28" West, 24.53 feet; Course 4, thence Northwesterly along the arc of a curve concave Northwesterly having a radius of 100.00 feet, through a central angle of 28°52'20", an arc length of 46.90 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of North 48°29'56" West, 46.47 feet; Course 5, thence Northwesterly along the arc of a curve concave Southerly having a radius of 25.00 feet, through a central angle of 50°43'54", an arc length of 22.14 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 80°25'43" West, 21.42 feet; Course 6, thence North 85°47'40" West, 19.53 feet to the point of curvature of a curve concave Northwesterly having a radius of 150.00 feet; Course 7, thence Westwesterly along the arc of said curve, through a central angle of 02°18'31", an arc length of 8.04 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 84°38'55" West, 8.04 feet; Course 8, thence North 00°46'52" West, along a non-tangent line, 74.93 feet; Course 9, thence North 80°49'14" East, 20.52 feet to the point of curvature of a curve concave Northwesterly having a radius of 25.00 feet; Course 10, thence Northwesterly along the arc of said curve, through a central angle of 53°10'39", an arc length of 23.20 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of North 54°13'54" East, 22.38 feet; Course 11, thence Northwesterly along the arc of a curve concave Southerly having a radius of 100.00 feet, through a central angle of 24°28'44", an arc length of 42.72 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of North 39°52'57" East, 42.40 feet; Course 12, thence Northwesterly along the arc of a curve concave Northwesterly having a radius of 25.00 feet, through a central angle of 55°23'21", an arc length of 24.17 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 24°23'39" East, 23.24 feet; Course 13, thence North 03°16'02" West, 247.12 feet; Course 14, thence North 86°43'59" East, 100.00 feet; Course 15, thence North 03°16'02" West, 25.37 feet; Course 16, thence North 41°38'18" East, 35.41 feet to a point on a non-tangent curve concave Northwesterly having a radius of 2175.00 feet; Course 17, thence Easterly along the arc of said curve, through a central angle of 15°16'57", an arc length of 580.13 feet to the Northerly corner thereof, said arc being subtended by a chord bearing and distance of North 77°53'22" East, 578.41 feet; thence South 06°23'30" East, along the Easterly line of said Parcel "A", a distance of 481.18 feet; thence South 81°33'21" West, departing said Easterly line, 143.65 feet; thence South 06°26'39" East, 32.00 feet; thence South 73°34'46" West, 50.49 feet to a point on a non-tangent curve concave Southerly having a radius of 25.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 84°49'23", an arc length of 37.01 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 50°51'20" West, 33.72 feet; thence South 86°43'54" West, 28.14 feet to the point of curvature of a curve concave Southerly having a radius of 100.00 feet; thence Westwesterly along the arc of said curve, through a central angle of 06°13'20", an

arc length of 10.86 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 83°37'18" West, 10.85 feet; thence South 80°50'38" West, 6.47 feet; thence South 03°39'03" East, 331.46 feet; thence North 87°36'28" West, 74.82 feet to the point of curvature of a curve concave Northwesterly having a radius of 50.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 42°21'01", an arc length of 39.68 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 64°52'59" West, 38.63 feet; thence South 02°23'32" West, along a non-tangent line, 15.39 feet; thence North 87°50'58" West, 30.84 feet to a point on a non-tangent curve concave Westerly having a radius of 2040.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 02°23'25", an arc length of 25.10 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 00°11'26" East, 85.10 feet; thence Southwesterly along the arc of a curve concave Northwesterly having a radius of 25.00 feet, through a central angle of 88°36'45", an arc length of 38.66 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 43°10'06" East, 34.92 feet; thence South 02°23'32" West, along a non-tangent line, 50.00 feet to a point on a non-tangent curve concave Southwesterly having a radius of 25.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 88°36'45", an arc length of 38.66 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 48°05'09" West, 34.92 feet; thence Southwesterly along the arc of a curve concave Westerly having a radius of 2040.00 feet, through a central angle of 01°14'58", an arc length of 60.51 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 04°37'46" West, 60.51 feet; thence South 05°28'45" West, 25.18 feet; thence South 87°36'28" East, 187.71 feet; thence South 06°17'35" East, 223.50 feet to a point lying on a Northerly prolongation of said Easterly line, 99.70 feet; thence Northwesterly prolongation of said Easterly line, along said Easterly line, 99.70 feet; thence Northwesterly, continuing along said Easterly line the following 27 courses: Course 1, thence South 05°28'45" West, 192.36 feet; Course 2, thence North 84°31'15" West, 184.14 feet; Course 3, thence South 05°28'45" West, 80.00 feet; Course 4, thence South 02°49'03" East, 34.65 feet; Course 5, thence South 05°28'45" West, 114.30 feet to the point of curvature of a curve concave Westerly having a radius of 1870.00 feet; Course 6, thence Southwesterly along the arc of said curve, through a central angle of 10°46'16", an arc length of 295.15 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 10°51'53" East, 294.71 feet; Course 7, thence South 16°15'01" West, 418.02 feet to the point of curvature of a curve concave Easterly having a radius of 1450.00 feet; Course 8, thence Southwesterly along the arc of said curve, through a central angle of 10°46'16", an arc length of 268.83 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 10°51'53" West, 268.43 feet; Course 9, thence South 05°28'45" West, 133.93 feet to the point of curvature of a curve concave Easterly having a radius of 930.00 feet; Course 10, thence Southwesterly along the arc of said curve, through a central angle of 08°54'53", an arc length of 139.28 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 01°11'18" West, 139.16 feet; Course 11, thence South 03°06'09" East, 136.68 feet; Course 12, thence South 05°00'09" West, 35.48 feet; Course 13, thence North 86°53'51" East, 24.75 feet; Course 14, thence South 03°06'09" East, 150.00 feet; Course 15, thence North 86°53'51" West, 18.75 feet; Course 16, thence South 03°06'09" East, 150.00 feet to a point on a non-tangent curve concave Southerly having a radius of 50.00 feet; Course 17, thence Northwesterly along the arc of said curve, through a central angle of 53°07'48", an arc length of 46.36 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 60°19'57" East, 44.72 feet; Course 18, thence North 86°53'51" East, 305.20 feet; Course 19, thence North 03°06'09" West, 10.00 feet; Course 20, thence North 86°53'51" East, 207.69 feet to a point on a non-tangent curve concave Northwesterly having a radius of 428.06 feet; Course 21, thence Easterly along the arc of said curve, through a central angle of 34°44'57", an arc length of 260.22 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 66°41'18" East, 256.25 feet; Course 22, thence North 56°19'19" East, 160.11 feet; Course 23, thence North 15°11'19" East, 50.01 feet; Course 24, thence South 49°30'04" East, 62.40 feet; Course 25, thence South 45°10'29" East, 59.66 feet; Course 26, thence North 88°45'14" East, 69.88 feet; Course 27, thence South 01°06'37" East, 195.15 feet to the Southeastly corner thereof, said corner lying on said Southerly line of Section 6; thence South 86°53'51" West, along said Southerly line, 228.23 feet to the Point of Beginning.

Containing 65.63 acres, more or less.

Together with the following described lands:

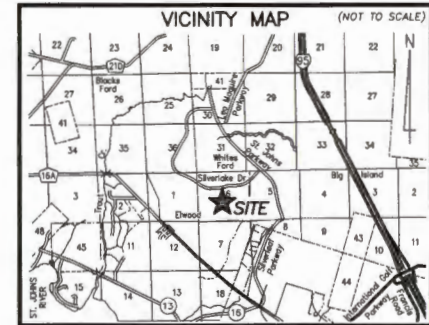
### Parcel "B"

A portion of Section 6, Township 6 South, Range 28 East, St. Johns County, Florida, being Tract "E", as depicted on Silver Falls (Silverleaf Parcel 22A) Phase 1, a plat recorded in Map Book 119, page 32, of the Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southeastly corner of Lot 274, as depicted on Silver Falls (Silverleaf Parcel 22A) Phase 1A, a plat recorded in Map Book 120, page 66, of said Public Records; thence Northwesterly along the arc of a curve concave Easterly having a radius of 42.00 feet, through a central angle of 33°59'37", an arc length of 24.92 feet to the Point of Beginning, said arc being subtended by a chord bearing and distance of North 20°18'24" West, 24.55 feet.

From said Point of Beginning, thence Northwesterly along the arc of a curve concave Easterly having a radius of 632.00 feet, through a central angle of 08°45'20", an arc length of 98.58 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 01°06'05" East, 96.48 feet; thence North 05°28'45" East, 133.93 feet to the point of curvature of a curve concave Easterly having a radius of 1132.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 10°46'16", an arc length of 212.81 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 10°51'53" East, 212.49 feet; thence Northwesterly along the arc of said curve, through a central angle of 10°46'16", an arc length of 351.17 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of North 10°51'53" East, 350.65 feet; thence North 05°28'45" East, 103.50 feet to the point of curvature of a curve concave Southerly having a radius of 42.00 feet; thence Northwesterly along the arc of a curve concave, through a central angle of 90°00'00", an arc length of 65.97 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 39°31'15" East, 59.40 feet; thence South 05°28'45" West, 103.50 feet to the point of curvature of a curve concave Southerly having a radius of 42.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 10°46'16", an arc length of 370.72 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 10°51'53" West, 370.17 feet; thence South 16°15'01" West, 418.02 feet to the point of curvature of a curve concave Easterly having a radius of 1028.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 10°46'16", an arc length of 193.23 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 10°51'53" West, 192.97 feet; thence South 05°28'45" West, 13.70 feet to the point of curvature of a curve concave Easterly having a radius of 303.00 feet; thence Southwesterly along the arc of said curve, through a central angle of 35°08'22", an arc length of 165.83 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 23°52'16" East, 163.83 feet; thence Southwesterly along the arc of a curve concave Northwesterly having a radius of 42.00 feet, through a central angle of 116°33'28", an arc length of 85.44 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 28°37'07" West, 71.45 feet; thence South 86°53'51" East, 70.66 feet to the point of curvature of a curve concave Northwesterly having a radius of 42.00 feet; thence Northwesterly along the arc of said curve, through a central angle of 89°49'34", an arc length of 65.85 feet to the Point of Beginning, said arc being subtended by a chord bearing and distance of North 48°11'22" West, 59.31 feet.

Containing 3.44 acres, more or less.



PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
14775 OLD ST. AUGUSTINE ROAD  
JACKSONVILLE, FL 32258 (904) 642-8550  
CERTIFICATE OF AUTHORIZATION NO. LB. 8624

# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 2 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

## CERTIFICATE OF APPROVAL AND ACCEPTANCE BOARD OF COUNTY COMMISSIONERS

This is to certify that this plot of SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT has been approved and accepted by the Board of County Commissioners of St. Johns County, Florida on this \_\_\_\_\_ day of \_\_\_\_\_, 2023. This acceptance shall not be deemed as requiring construction or maintenance by St. Johns County of any part of said subdivision.

\_\_\_\_\_  
Chair, Board of County Commissioners

## CERTIFICATE OF APPROVAL- GROWTH MANAGEMENT DEPARTMENT

This is to certify that this plot of SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT has been examined and approved by the County Growth Management Department for St. Johns County, Florida, on this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Director of the Growth Management Department

## CERTIFICATE OF REVIEW-COUNTY ATTORNEY

This is to certify that this plot of SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT has been examined and reviewed by the Office of the St. Johns County Attorney on this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
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 \_\_\_\_\_, 2023.

\_\_\_\_\_  
Brandon J. Paffy, Clerk  
Clerk of the Circuit Court & Comptroller

## SURVEYOR'S CERTIFICATE

Know all men by these presents, that the undersigned, being currently licensed and registered by the State of Florida as a Professional Surveyor and Mapper, does hereby certify that the above plat was made under the undersigned's responsible direction and supervision, and that the plot complies with all of the survey requirements of Part 1, Chapter 177, Florida Statutes.

Signed and sealed this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Andrew O. Knuppel  
Professional Surveyor and Mapper  
State of Florida Registered Surveyor No. 6511  
ETM Surveying & Mapping, Inc.  
14775 Old St. Augustine Road  
Jacksonville, FL 32258  
Certificate of Authorization No. L.B. 3624

## CERTIFICATE OF PLAT REVIEW

This is to certify that this plot has been reviewed for conformity to Part 1, Chapter 177, Florida Statutes, by the Office of the County Surveyor for St. Johns County, Florida, on this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Donald A. Bradshaw, County Surveyor  
Professional Surveyor and Mapper  
License Number 5513

## ADOPTION & DEDICATION

This is to certify that AG EHC II (LEN) MULTI STATE I, LLC a Delaware limited liability company and Whites Ford Timber, LLC, a Florida limited liability company ("Owners"), are the lawful owners of the lands described in the caption shown hereon which shall hereafter be known as SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT, and that they have 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 of Silver Woods Parkway, Metamora Run, Houghton Alley, Hubbard Bend, Grand Traverse Circle, Montatigue Avenue, Platte Court, Otsego Lane and Belleaire Isle as shown in this plat are hereby irrevocably dedicated to the county of St. Johns, its successors and assigns, in perpetuity for maintenance of the rights of way, access, and drainage improvements which are now or hereafter constructed thereon.

The drainage easements as shown on this plat, shall permit the county of St. Johns, its successors and assigns, to discharge all storm water which may fall or come upon the rights of way hereby dedicated, into, over, across, or through said easements shown hereon, which may be dedicated to a property owners' association, or other such entity or person as will assume all obligation of maintenance and operation thereof under the plat.

Tracts "B", "C", "D", "E", "F", "G" and "H" (Stormwater Management Facility and Drainage Easement), Tracts "I", "J" and "K" (Conservation), Tracts "L", "M", "N", "O", "P" and "U" (Open Space) and Pedestrian easement shall remain privately owned and the sole and exclusive property of the Owner, its successors and assigns; provided however, the Owner reserves the right to convey title to said tracts to an entity, including without limitation, a property owners' association, a municipal services taxing unit, community development district, or other such entity as will assume all obligation of maintenance and operation thereof under the plat.

Fire department access easements as shown hereon shall remain privately owned and the sole and exclusive property of the owner, its successors and assigns. The maintenance responsibilities of which shall be those of the owner, its successors and assigns.

Those easements designated as "SJC Utility Easements" are hereby irrevocably dedicated to St. Johns County, a political subdivision, its successors and assigns, for its exclusive use in conjunction with its underground utility system.

Those easements designated as "FPL Easements" are hereby irrevocably dedicated to Florida Power & Light Company, its successors and assigns, for its non-exclusive use in conjunction with its underground electrical system. Additional utility easements may be granted to Florida Power & Light Company over additional portions of the plot as needed, the rights reserved hereby for the construction, installation, maintenance and operation of electrical service.

Tract "A" (Lift Station Tract) is hereby irrevocably and without reservation dedicated in fee simple title to St. Johns County, its successors and assigns.

Those easements designated as "AT&T Easement" are hereby irrevocably dedicated to BellSouth Telecommunications, LLC, a Georgia limited liability company, d/b/a AT&T Florida, its successors and assigns, for their exclusive use. Those easements designated as "AT&T Access Easement" are hereby irrevocably dedicated to BellSouth Telecommunications, LLC, a Georgia limited liability company, d/b/o AT&T Florida, its successors and assigns, for their non-exclusive use.

In witness whereof, the undersigned Owner has caused this plot and dedication to be executed by its duly elected officers, acting by and with the authority of its board of directors.

Witness \_\_\_\_\_ OWNER: AG EHC II (LEN) MULTI STATE 1, LLC  
a Delaware limited liability company

Printed Name \_\_\_\_\_ By: Essential Housing Asset Management, LLC  
an Arizona limited liability company,  
its Authorized Agent

Witness \_\_\_\_\_ By: Steven S. Benson  
its Manager

## STATE OF ARIZONA, COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me, by means of [\_\_\_\_\_] physical presence or [\_\_\_\_\_] online notarization, this \_\_\_\_\_ day of \_\_\_\_\_, 2023, by Steven S. Benson, Manager of AG EHC II (LEN) MULTI STATE 1, LLC, a Delaware limited liability company, on behalf of the company, who [\_\_\_\_\_] is personally known to me or who [\_\_\_\_\_] has produced \_\_\_\_\_ as identification.

Notary Public, State of Florida at Large \_\_\_\_\_ My Commission expires \_\_\_\_\_

Printed Name \_\_\_\_\_ Commission Number \_\_\_\_\_

Witness \_\_\_\_\_ OWNER: Whites Ford Timber, LLC  
a Florida limited liability company

Printed Name \_\_\_\_\_ By: Cody Hutson  
Vice President

Witness \_\_\_\_\_

Printed Name \_\_\_\_\_

## STATE OF FLORIDA, COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me, by means of [\_\_\_\_\_] physical presence or [\_\_\_\_\_] online notarization, this \_\_\_\_\_ day of \_\_\_\_\_, 2023, by Cody Hutson, Vice President of Whites Ford Timber, LLC, a Florida limited liability company, on behalf of the company, who [\_\_\_\_\_] is personally known to me or who [\_\_\_\_\_] has produced \_\_\_\_\_ as identification.

Notary Public, State of Arizona at Large \_\_\_\_\_

Printed Name \_\_\_\_\_

My Commission expires \_\_\_\_\_

Commission Number \_\_\_\_\_

PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
14775 OLD ST. AUGUSTINE ROAD  
JACKSONVILLE, FL 32258 (904) 642-8550  
CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

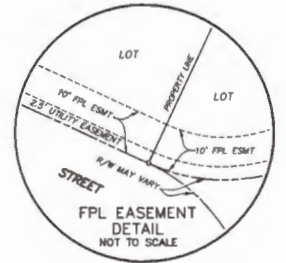
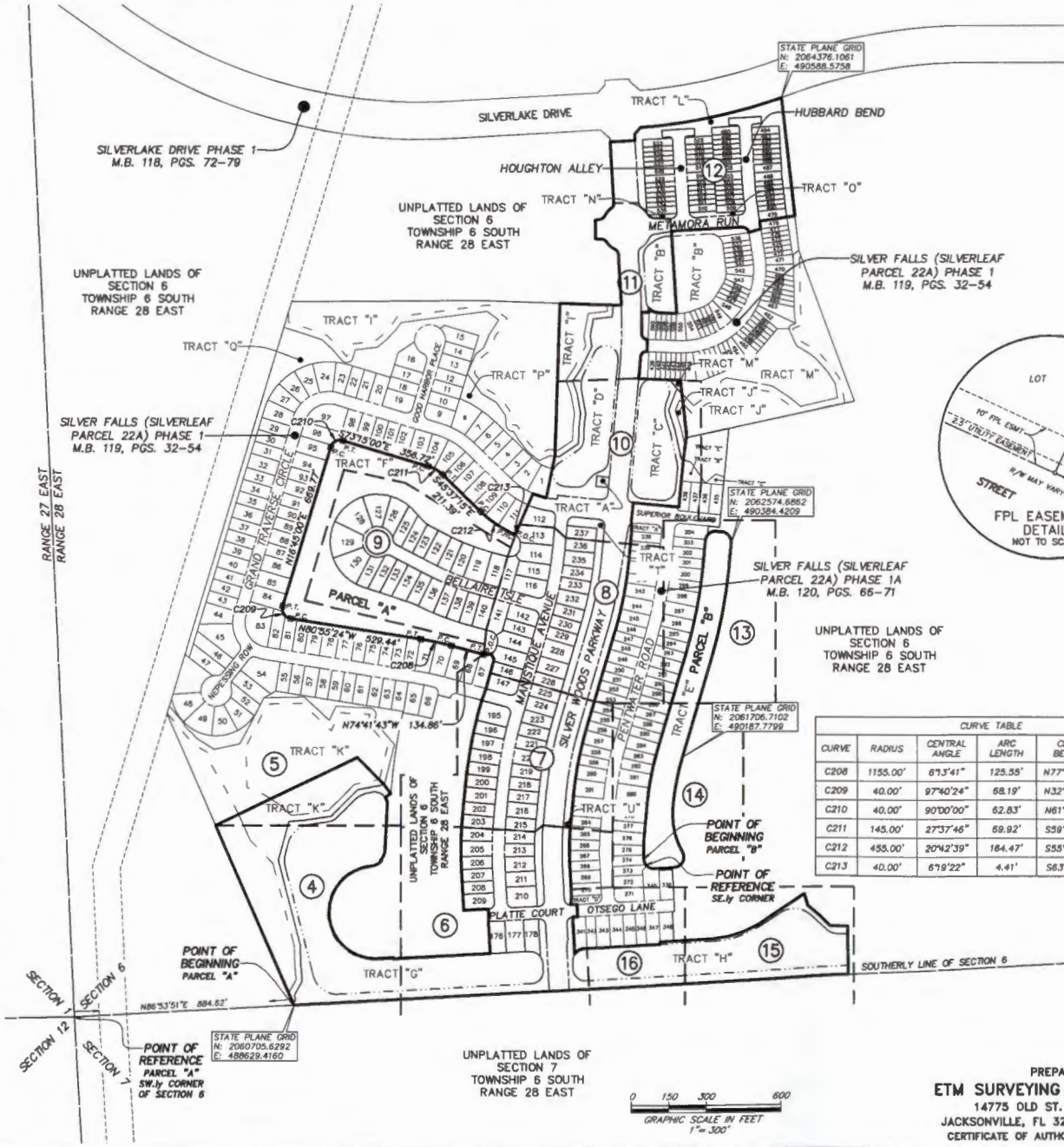
SHEET 3 OF 16 SHEETS

## LEGEND

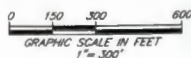
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3824, UNLESS OTHERWISE NOTED
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- DENOTES P.C.P., STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
- CT TABULATED CURVE DATA
- CB CHORD BEARING
- CH CHORD DISTANCE
- C/L CENTERLINE
- C.M. CONCRETE MONUMENT
- ESMT. EASEMENT
- FPL FLORIDA POWER & LIGHT
- LT TABULATED LINE DATA
- L ARC LENGTH
- L.B. LICENSED BUSINESS
- NON-RADIAL LOT LINE
- NAVD NORTH AMERICAN VERTICAL DATUM
- O.R.B. OFFICIAL RECORDS BOOK
- M.B. MAP BOOK
- P.C. POINT OF CURVATURE
- PED. PEDESTRIAN
- P.O.C. POINT ON CURVE
- P.T. POINT OF TANGENCY
- P.C.C. POINT OF COMPOUND CURVATURE
- P.C.P. PERMANENT CONTROL POINT
- P.R.C. POINT OF REVERSE CURVATURE
- P.R.M. PERMANENT REFERENCE MONUMENT
- (R) RADIAL LOT LINE
- R RADIUS
- R/W RIGHT OF WAY
- UFDAE UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
- UTL UTILITY
- △ CENTRAL ANGLE
- ① SHEET REFERENCE NUMBER
- MATCHLINE

## NOTES

- 1) Bearings shown are referenced to the State Plane coordinates as indicated hereon and are based on the southerly line of Section 6 as being North 85°31' East.
- 2) Coordinates based on GPS observation of the following National Geodetic Survey Control: Station "KREC" (Jacksonville 2) coordinates: N 2182505.373 E 493682.930 Coordinate Datum: State Plane values reference Florida East Zone, North American Datum 1983 (2011) and are in U.S. survey feet.
- 3) 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 this county.
- 4) Those certain easements denoted as "2.5" Utility Easements" are reserved for the benefit, on a non-exclusive basis, of the Owner and the Owner's specific successors and assigns. The Owner is permitted to assign its rights under such 2.5" Utility Easement.
- 5) Tracts "J" and "K" are subject to conservation easements recorded in Official Records Book 4592, Page 1, of the public records of St. Johns County, Florida, pursuant to Section 704.06, Florida Statutes in favor of the St. Johns River Water Management District. Any activity in or use of the conservation easement area inconsistent with the purpose of the conservation easement is prohibited. The conservation easement expressly prohibits the following activities and uses:
  - (a) Construction or placing buildings, roads, signs, billboards or other advertising, utilities or other structures on or above the ground.
  - (b) Dumping or placing soil or other substances or material as landfill or dumping or placing of trash, waste or unightly or offensive materials.
  - (c) Removing, destroying or trimming trees, shrubs, or other vegetation.
  - (d) Excavating, dredging or removing loam, peat, gravel, soil, rock or other material substances in such a manner as to affect the surface.
  - (e) Surface use, except for purposes that permit the land or water area to remain predominantly in its natural condition.
  - (f) Activities detrimental to drainage, flood control, water conservation, erosion control, soil conservation, or fish and wildlife habitat preservation.
  - (g) Acts or uses detrimental to such retention of land or water areas.
  - (h) Acts or uses detrimental to the preservation of the structural integrity or physical appearance of sites or properties of historical, architectural, archaeological, or cultural significance.
- 6) Upland Buffers adjacent to wetlands are to remain natural, vegetative, and undisturbed and represent a 25 foot averaged width, but not less than 10 feet.
- 7) Section lines and quarter section lines depicted hereon are graphic representations only and do not reflect field measurements unless otherwise noted.
- 8) Pursuant to the provisions of Section 177.091(2)(b), Florida Statutes, all plotted utility easements shall provide that such easements shall also be easements for the construction, installation, maintenance, and operation of cable television services; provided, however, no such construction, installation, maintenance, and operation of cable television services shall interfere with the facilities and services of an 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. This section shall not apply to those private easements granted to or obtained by a particular electric, telephone, gas, or other public utility. Such construction, installation, maintenance, and operation shall comply with the National Electric Safety Code as adopted by the Florida Public Service Commission.
- 9) Jurisdictional Wetland lines meet the standards in F.S. 373.421(6)(a).



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C208	1155.00'	67°34'1"	125.58'	N77°48'34"W	125.49'
C209	40.00'	97°40'24"	88.19'	N32°09'12"W	60.23'
C210	40.00'	90°00'00"	62.83'	N61°45'00"E	56.57'
C211	145.00'	27°37'46"	69.92'	S59°26'07"E	69.25'
C212	455.00'	20°42'39"	164.47'	S55°58'34"E	163.58'
C213	40.00'	67°9'22"	4.41'	S63°01'13"E	4.41'



PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
 14775 OLD ST. AUGUSTINE ROAD  
 JACKSONVILLE, FL 32258 (904) 642-8550  
 CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

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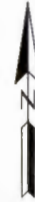
MAP BOOK PAGE

SHEET 4 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

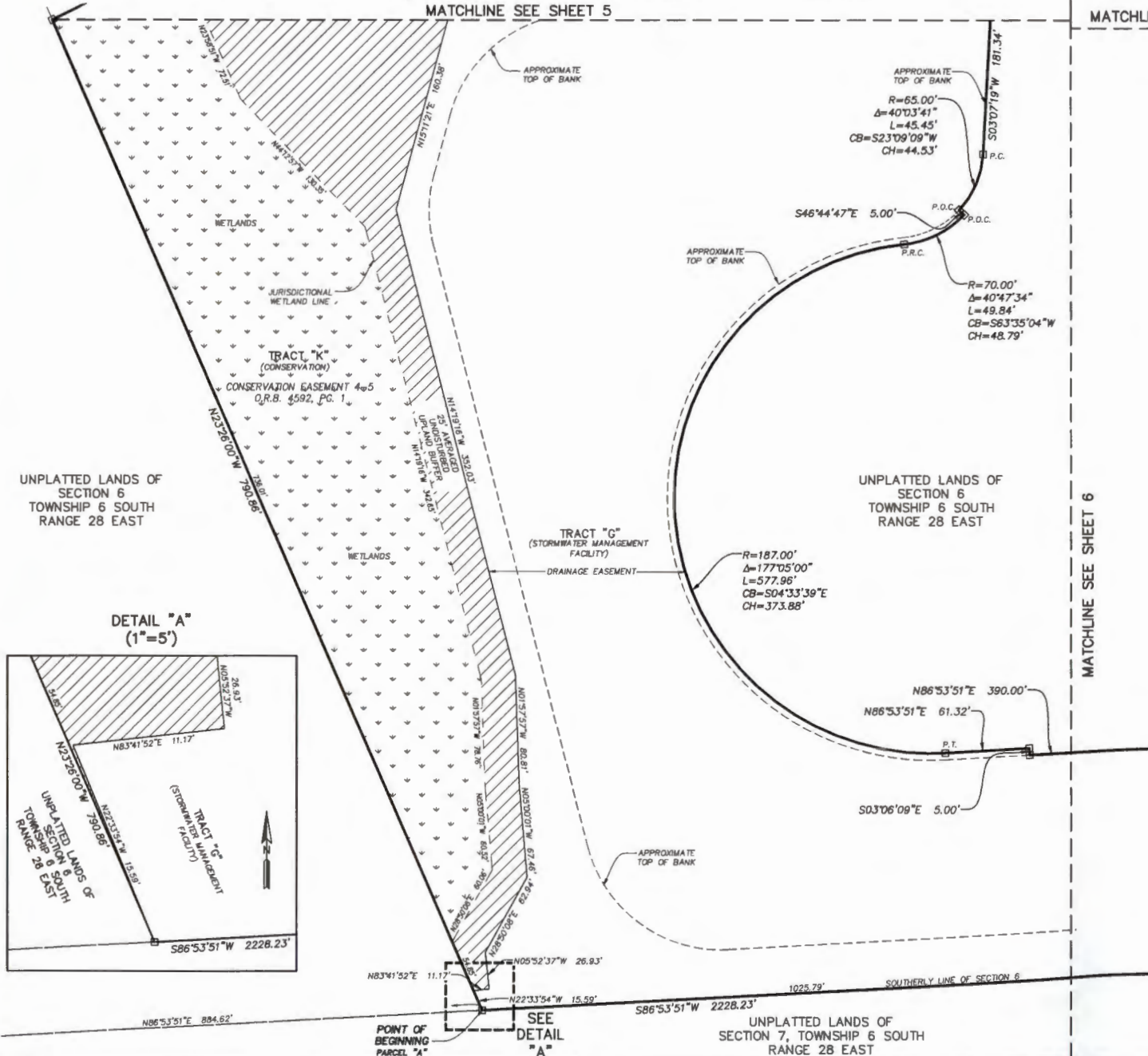
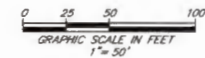
MATCHLINE SEE SHEET 5

MATCHLINE SEE SHEET 7

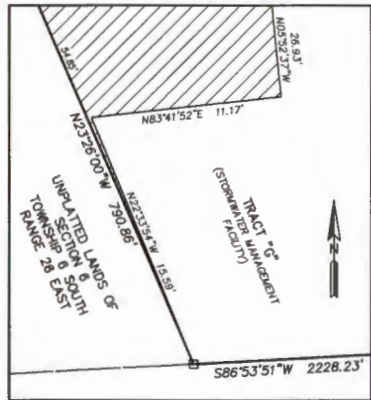


- LEGEND**
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  - C1 TABULATED CURVE DATA
  - CB CHORD BEARING
  - CH CHORD DISTANCE
  - C/L CENTERLINE
  - C.M. CONCRETE MONUMENT
  - ESMT. EASEMENT
  - FPL FLORIDA POWER & LIGHT
  - LI TABULATED LINE DATA
  - L ARC LENGTH
  - L.B. LICENSED BUSINESS
  - (NR) NON-RADIAL LOT LINE
  - NAVD NORTH AMERICAN VERTICAL DATUM
  - G.R.B. OFFICIAL RECORDS BOOK
  - M.B. MAP BOOK
  - P.C. POINT OF CURVATURE
  - PEL. PEDESTRIAN
  - PG. PAGE
  - P.O.C. POINT ON CURVE
  - P.T. POINT OF TANGENCY
  - P.C.C. POINT OF COMPOUND CURVATURE
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  - R/R/W RIGHT OF WAY
  - UFDAE UNDESTRUCTURED FIRE DEPARTMENT ACCESS EASEMENT
  - UTL. UTILITY
  - △ CENTRAL ANGLE
  - ③ SHEET REFERENCE NUMBER
  - MATCHLINE

MATCHLINE SEE SHEET 6



**DETAIL "A"**  
(1"=5')



SEE SHEET 3 FOR POINT OF REFERENCE

PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
 14775 OLD ST. AUGUSTINE ROAD  
 JACKSONVILLE, FL 32256 (904) 642-8550  
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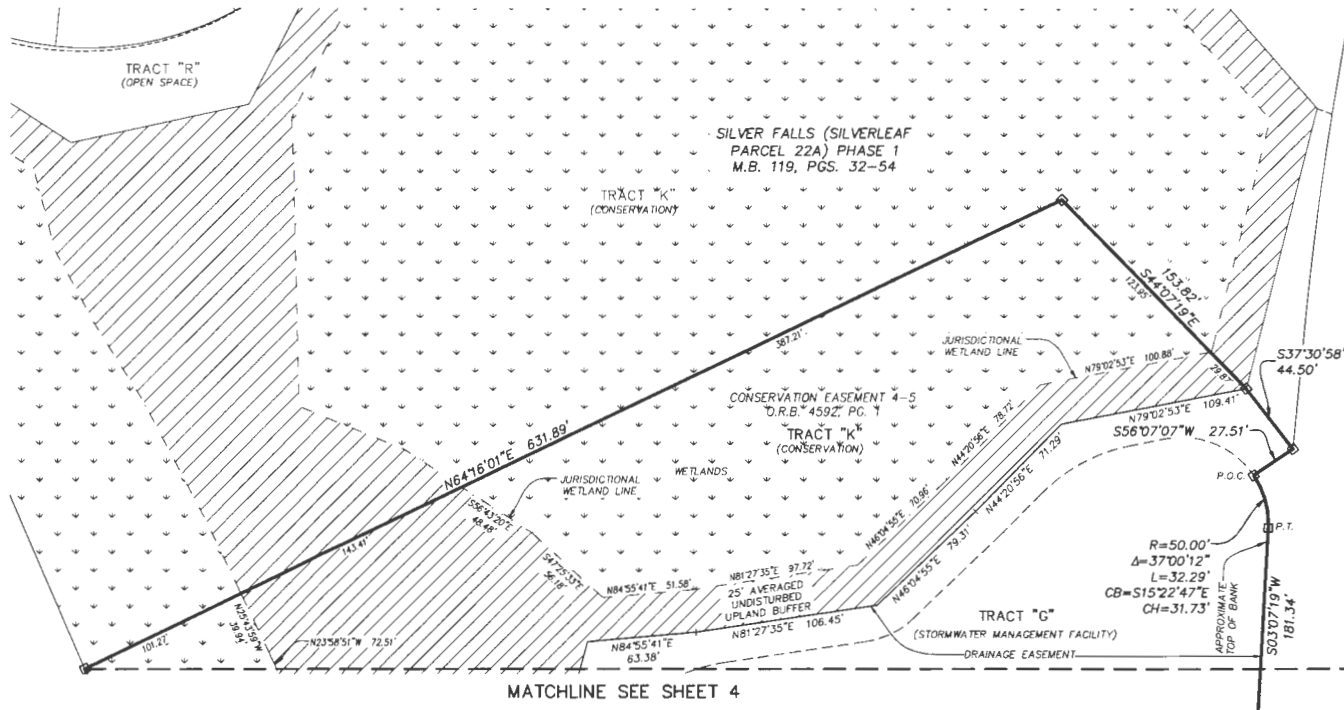
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MAP BOOK PAGE

SHEET 5 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

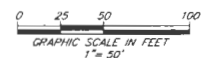


### LEGEND

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- CHORD BEARING
- CHORD DISTANCE
- CENTERLINE
- CONCRETE MONUMENT
- EASEMENT
- FLORIDA POWER & LIGHT
- FABULATED LINE DATA
- L
- L.B.
- (NB)
- NAVD
- D.R.B.
- M.B.
- P.C.
- P.C.
- PED.
- PG.
- P.O.C.
- P.T.
- P.C.C.
- P.C.P.
- P.R.C.
- P.R.M.
- (R)
- R
- R/W
- UFDAE
- UTIL
- Δ
- ⑤
- MATCHLINE

MATCHLINE SEE SHEET 7

MATCHLINE SEE SHEET 6



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MAP BOOK PAGE

SHEET 6 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

MATCHLINE SEE SHEET 7

MATCHLINE SEE SHEET 14

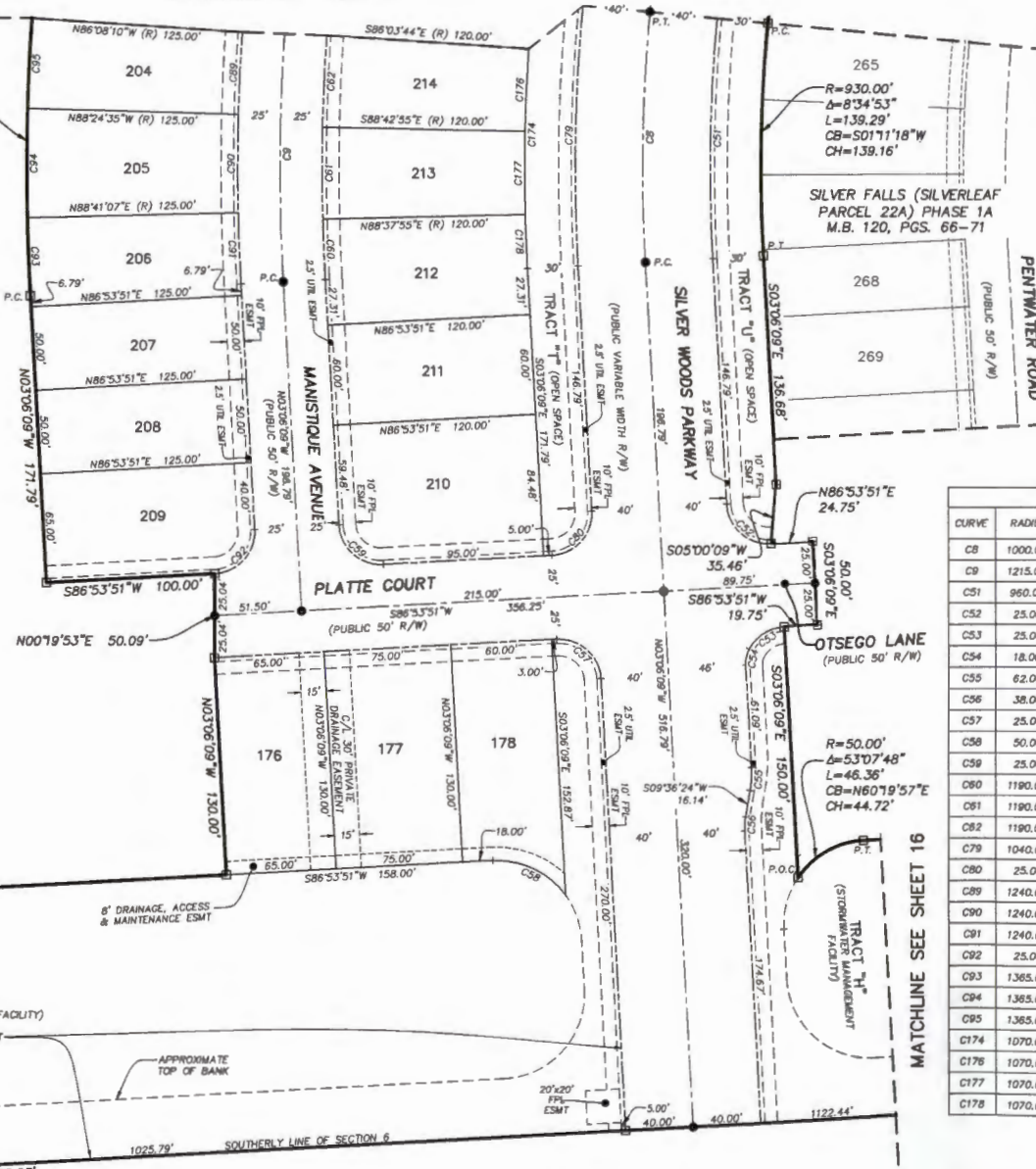
UNPLATTED LANDS OF SECTION 6 TOWNSHIP 6 SOUTH RANGE 28 EAST

**LEGEND**

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- CHORD DISTANCE
- CENTERLINE
- CONCRETE MONUMENT EASEMENT
- FLORIDA POWER & LIGHT TABULATED LINE DATA
- ARC LENGTH
- LICENSED BUSINESS
- NON-RADIAL LOT LINE
- NORTH AMERICAN VERTICAL DATUM
- OFFICIAL RECORDS BOOK
- MAP BOOK
- POINT OF CURVATURE
- PEDESTAL PAGE
- POINT ON CURVE
- POINT OF TANGENCY
- POINT OF COMPOUND CURVATURE
- POINT OF REVERSE CURVATURE
- PERMANENT CONTROL POINT
- PERMANENT REFERENCE MONUMENT
- RADIAL LOT LINE
- RADIUS
- RIGHT OF WAY
- UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
- UTILITY
- CENTRAL ANGLE
- SHEET REFERENCE NUMBER
- MATCHLINE

MATCHLINE SEE SHEET 4

MATCHLINE SEE SHEET 16



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
CB	1000.00'	8°34'53"	149.78'	S01°11'18"W	149.64'
CB	1215.00'	8°34'53"	181.98'	S01°11'18"W	181.81'
C51	960.00'	8°34'53"	143.78'	S01°11'18"W	143.65'
C52	25.00'	90°00'01"	39.27'	S48°06'09"E	35.36'
C53	25.00'	58°52'05"	25.89'	S57°19'02"W	24.57'
C54	18.00'	31°22'18"	9.86'	S12°35'00"W	9.73'
C55	62.00'	12°42'32"	13.75'	N03°15'08"E	13.72'
C56	38.00'	12°42'32"	8.43'	S03°15'08"W	8.41'
C57	25.00'	89°58'59"	39.27'	N48°06'09"W	35.36'
C58	50.00'	57°08'25"	49.86'	N64°31'57"W	47.82'
C59	25.00'	90°00'00"	39.27'	S48°06'09"E	35.36'
C60	1190.00'	1°44'04"	36.02'	S02°14'07"E	36.02'
C61	1190.00'	2°39'10"	55.10'	S00°02'30"E	55.09'
C62	1190.00'	2°39'10"	55.10'	S02°36'41"W	55.09'
C79	1040.00'	8°34'53"	155.77'	S01°11'18"W	155.62'
C80	25.00'	89°58'59"	39.27'	N41°53'51"E	35.36'
C89	1240.00'	2°16'25"	49.21'	S02°43'37"W	49.20'
C90	1240.00'	2°43'30"	58.97'	S00°13'40"W	58.97'
C91	1240.00'	1°58'03"	42.58'	S02°07'07"E	42.58'
C92	25.00'	89°58'59"	39.27'	N41°53'51"E	35.36'
C93	1365.00'	1°57'04"	46.46'	S02°07'37"E	46.46'
C94	1365.00'	2°44'29"	65.31'	S00°13'10"W	65.31'
C95	1365.00'	2°16'25"	54.17'	S02°43'37"W	54.16'
C174	1070.00'	8°34'53"	160.26'	S01°11'18"W	160.11'
C176	1070.00'	2°39'10"	49.54'	S02°36'41"W	49.54'
C177	1070.00'	2°39'10"	49.54'	S00°02'30"E	49.54'
C178	1070.00'	1°44'04"	32.39'	S02°14'07"E	32.39'



UNPLATTED LANDS OF SECTION 7 TOWNSHIP 6 SOUTH RANGE 28 EAST

PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
 14775 OLD ST. AUGUSTINE ROAD  
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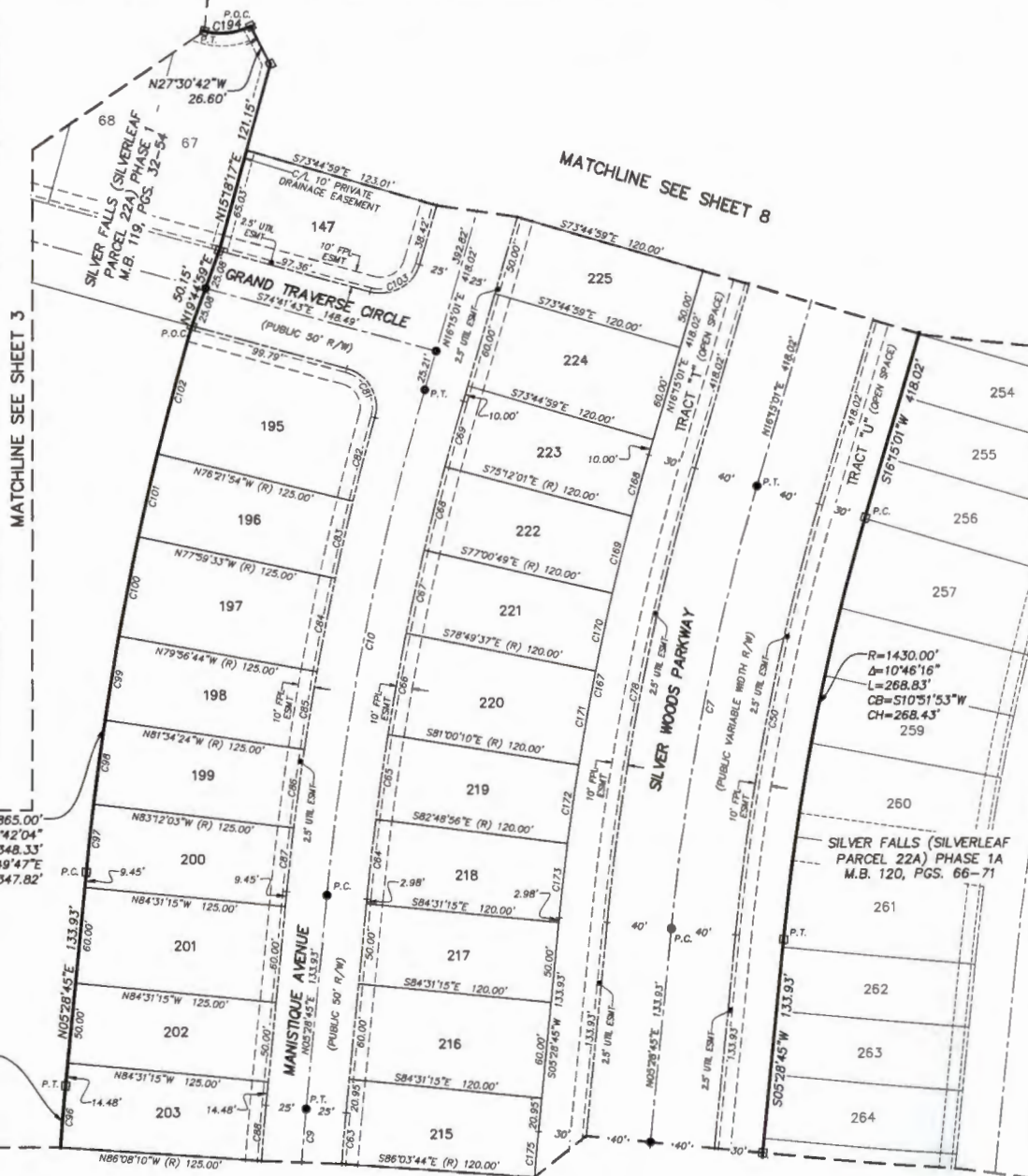
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MAP BOOK PAGE

SHEET 7 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C7	1500.00'	10°46'18"	281.89'	S10°51'53"W	281.57'
C9	1215.00'	8°34'53"	181.98'	S01°11'18"W	181.81'
C10	1715.00'	10°46'18"	322.40'	S10°51'53"W	321.93'
C50	1460.00'	10°46'18"	274.47'	S10°51'53"W	274.06'
C63	1190.00'	1°32'29"	32.01'	S04°42'30"W	32.01'
C64	1690.00'	1°42'19"	50.30'	S06°19'54"W	50.30'
C65	1690.00'	1°48'47"	53.48'	S08°05'27"W	53.47'
C66	1690.00'	2°10'33"	64.18'	S10°05'07"W	64.18'
C67	1690.00'	1°48'48"	53.48'	S12°04'47"W	53.48'
C68	1690.00'	1°48'48"	53.48'	S13°53'35"W	53.48'
C69	1690.00'	1°27'02"	42.79'	S15°51'30"W	42.79'
C78	1540.00'	10°46'18"	289.51'	S10°51'53"W	289.08'
C81	25.00'	90°06'49"	39.32'	N29°38'18"W	35.39'
C82	1740.00'	1°47'00"	54.15'	S14°31'36"W	54.15'
C83	1740.00'	1°37'40"	49.43'	S12°49'17"W	49.43'
C84	1740.00'	1°57'11"	59.31'	S11°01'51"W	59.31'
C85	1740.00'	1°37'40"	49.43'	S09°14'26"W	49.43'
C86	1740.00'	1°37'39"	49.43'	S07°36'46"W	49.43'
C87	1740.00'	1°19'12"	40.09'	S06°08'21"W	40.09'
C88	1240.00'	1°36'55"	34.96'	S04°40'17"W	34.96'
C96	1365.00'	1°36'55"	38.48'	S04°40'17"W	38.48'
C97	1865.00'	1°18'12"	42.87'	S06°08'21"W	42.87'
C98	1865.00'	1°37'39"	52.98'	S07°36'46"W	52.98'
C99	1865.00'	1°37'40"	52.98'	S09°14'26"W	52.98'
C100	1865.00'	1°57'11"	63.57'	S11°01'51"W	63.57'
C101	1865.00'	1°37'40"	52.98'	S12°49'17"W	52.98'
C102	1865.00'	2°32'43"	82.85'	S14°54'28"W	82.84'
C103	25.00'	89°03'16"	38.86'	N80°46'39"E	35.06'
C167	1570.00'	10°46'18"	295.15'	S10°51'53"W	294.71'
C168	1570.00'	1°27'02"	39.75'	S15°51'30"W	39.75'
C169	1570.00'	1°48'48"	49.68'	S13°53'35"W	49.68'
C170	1570.00'	1°48'48"	49.68'	S12°04'47"W	49.68'
C171	1570.00'	2°10'33"	59.62'	S10°05'07"W	59.62'
C172	1570.00'	1°48'47"	49.68'	S08°05'27"W	49.68'
C173	1570.00'	1°42'19"	46.73'	S06°19'54"W	46.72'
C175	1070.00'	1°32'29"	28.79'	S04°42'30"W	28.78'
C194	40.00'	42°48'58"	29.89'	S83°53'48"W	29.20'



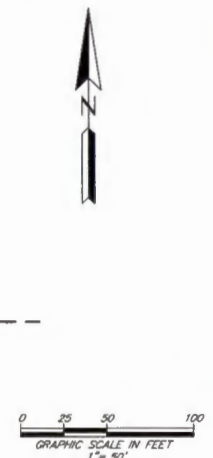
MATCHLINE SEE SHEET 5

UNPLATTED LANDS OF SECTION 6 TOWNSHIP 6 SOUTH RANGE 28 EAST

R=1865.00'  
Δ=10°42'04"  
L=348.33'  
CB=N10°49'47"E  
CH=347.82'

R=1365.00'  
Δ=8°34'53"  
L=204.44'  
CB=N01°11'18"E  
CH=204.25'

MATCHLINE SEE SHEET 6



**LEGEND**

- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
- DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
- DENOTES P.C.P., STAMPED L.B.#3624
- C1 CHORD BEARING
- CB CHORD DISTANCE
- C/L CENTERLINE
- C.M. CONCRETE MONUMENT
- ESMT. EASEMENT
- FPL FLORIDA POWER & LIGHT
- L1 TABULATED LINE DATA
- L ARC LENGTH
- L.B. LICENSED BUSINESS
- (NR) NON-RADIAL LOT LINE
- N.A.V.D. NORTH AMERICAN VERTICAL DATUM
- O.R.B. OFFICIAL RECORDS BOOK
- M.B. MAP BOOK
- P.C. POINT OF CURVATURE
- PED. PEDESTRIAN
- PG. PAGE
- P.O.C. POINT ON CURVE
- P.T. POINT OF TANGENCY
- P.C.C. POINT OF COMPOUND CURVATURE
- P.R.M. PERMANENT CONTROL POINT
- P.R.C. POINT OF REVERSE CURVATURE
- P.R.M. PERMANENT REFERENCE MONUMENT
- (R) RADIAL LOT LINE
- R RADIUS
- R/W RIGHT OF WAY
- UFDAE UNOBSERVED FIRE DEPARTMENT ACCESS EASEMENT
- UTL UTILITY
- ∠ CENTRAL ANGLE
- ⑤ SHEET REFERENCE NUMBER
- MATCHLINE

MATCHLINE SEE SHEET 14

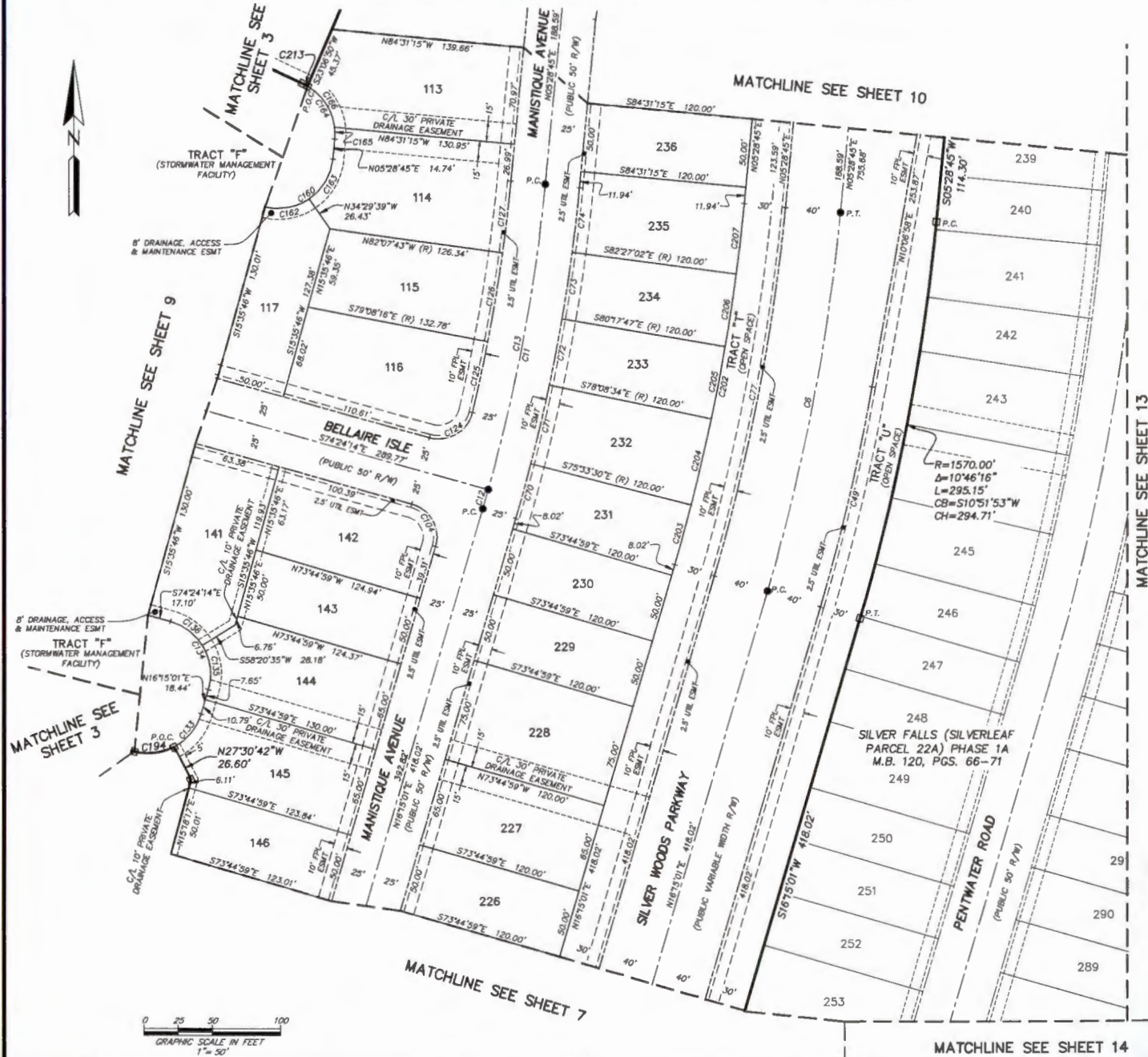
PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
14775 OLD ST. AUGUSTINE ROAD  
JACKSONVILLE, FL 32258 (904) 642-8550  
CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 8 OF 16 SHEETS SEE SHEET 3 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C06	1500.00'	10°46'16"	281.89'	N10°51'53"E	281.57'
C11	1285.00'	10°46'16"	241.57'	N10°51'53"E	241.21'
C12	1285.00'	0°59'15"	14.67'	N15°55'23"E	14.67'
C13	1285.00'	10°07'01"	226.90'	N10°32'15"E	226.60'
C49	1540.00'	6°08'03"	164.88'	N13°05'59"E	164.80'
C70	1310.00'	1°48'31"	41.35'	N15°20'45"E	41.35'
C71	1310.00'	2°35'04"	59.09'	N13°08'58"E	59.09'
C72	1310.00'	2°09'13"	49.24'	N10°46'49"E	49.24'
C73	1310.00'	2°09'14"	49.25'	N08°37'35"E	49.25'
C74	1310.00'	2°04'13"	47.34'	N06°30'51"E	47.33'
C77	1480.00'	10°46'16"	274.47'	N10°51'53"E	274.06'
C104	25.00'	90°39'15"	39.56'	N29°04'36"W	35.56'
C124	25.00'	92°79'13"	40.28'	N59°26'09"E	36.06'
C125	1260.00'	2°24'48"	53.07'	N12°04'09"E	53.07'
C126	1260.00'	2°58'27"	65.77'	N09°22'01"E	65.77'
C127	1260.00'	2°23'32"	52.61'	N06°40'31"E	52.61'
C133	40.00'	46°47'18"	32.28'	N39°22'10"E	31.41'
C134	40.00'	90°39'15"	63.29'	N29°04'37"W	56.89'
C135	40.00'	47°54'26"	33.45'	N07°42'12"W	32.48'
C136	40.00'	42°44'49"	29.84'	N39°01'50"W	29.16'
C160	40.00'	100°07'01"	69.89'	N55°32'15"E	61.34'
C162	40.00'	46°43'16"	34.01'	N79°51'59"E	33.00'
C163	40.00'	50°01'56"	34.93'	N30°29'33"E	33.63'
C164	40.00'	71°48'39"	50.13'	N30°25'35"W	46.92'
C165	40.00'	12°31'01"	8.74'	N00°46'46"W	8.72'
C166	40.00'	52°58'16"	36.98'	N33°31'24"W	35.66'
C194	40.00'	42°48'56"	29.89'	S83°33'48"W	29.20'
C202	1430.00'	10°46'16"	268.83'	N10°51'53"E	268.43'
C203	1430.00'	1°48'31"	45.14'	N15°20'45"E	45.14'
C204	1430.00'	2°35'04"	64.50'	N13°08'58"E	64.50'
C205	1430.00'	2°09'13"	53.75'	N10°46'49"E	53.75'
C206	1430.00'	2°09'14"	53.76'	N06°37'35"E	53.76'
C207	1430.00'	2°04'13"	51.67'	N06°30'51"E	51.67'
C213	40.00'	6°59'22"	4.41'	S63°10'13"E	4.41'

- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M.
  - STAMPED L.B.#3624 UNLESS OTHERWISE NOTED
  - DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES P.C.P., STAMPED L.B.#3624.
  - TABULATED CURVE DATA
  - CHORD BEARING
  - CHORD DISTANCE
  - CENTERLINE
  - CONCRETE MONUMENT
  - EASEMENT
  - FLORIDA POWER & LIGHT
  - TABULATED LINE DATA
  - ARC LENGTH
  - LICENSED BUSINESS
  - NON-RADIAL LOT LINE
  - NORTH AMERICAN VERTICAL DATUM
  - OFFICIAL RECORDS BOOK
  - MAP BOOK
  - POINT OF CURVATURE
  - PEDESTRIAN
  - PAGE
  - POINT ON CURVE
  - POINT OF TANGENCY
  - PERMANENT CONTROL POINT
  - POINT OF REVERSE CURVATURE
  - PERMANENT REFERENCE MONUMENT
  - RADIAL LOT LINE
  - RADIUS
  - RIGHT OF WAY
  - UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
  - UTILITY
  - CENTRAL ANGLE
  - SHEET REFERENCE NUMBER
  - MATCHLINE

PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
 14775 OLD ST. AUGUSTINE ROAD  
 JACKSONVILLE, FL 32258 (904) 642-8550  
 CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

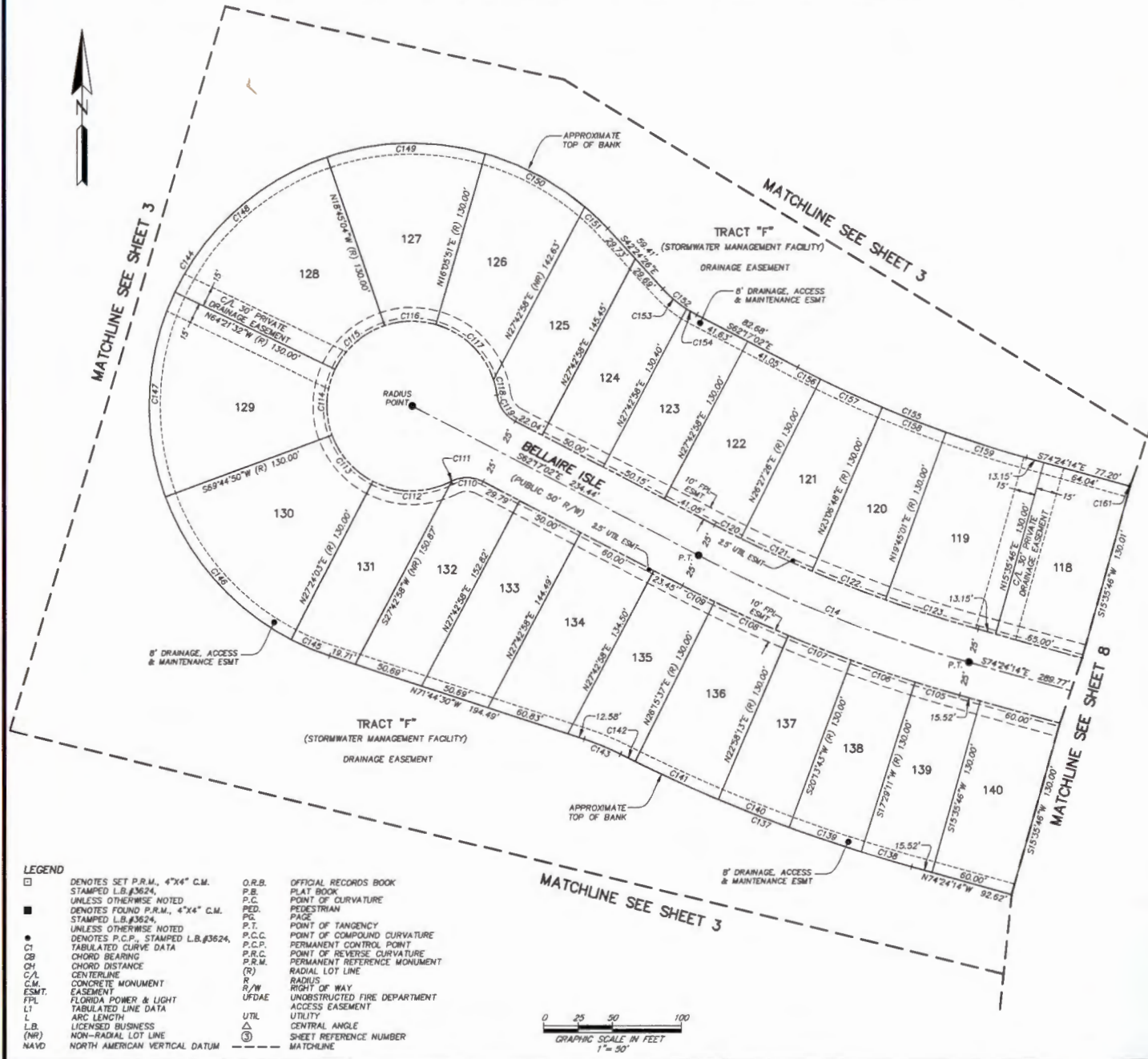
# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

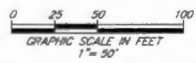
SHEET 9 OF 16 SHEETS

SEE SHEET 3 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C14	1000.00'	12°07'12"	211.54'	S68°20'38"E	211.14'
C105	1025.00'	1°53'25"	33.82'	S73°27'31"E	33.82'
C106	1025.00'	2°44'31"	49.05'	S71°06'33"E	49.05'
C107	1025.00'	2°44'30"	49.05'	S68°24'02"E	49.04'
C108	1025.00'	3°17'25"	58.86'	S65°23'05"E	58.85'
C109	1025.00'	1°27'21"	28.05'	S63°00'42"E	28.04'
C110	25.00'	53°56'02"	23.53'	N89°15'03"W	22.67'
C111	25.00'	0°59'11"	0.43'	S63°17'20"W	0.43'
C112	62.00'	54°36'18"	59.09'	S89°54'06"E	56.88'
C113	62.00'	42°20'47"	45.82'	S41°25'33"E	44.79'
C114	62.00'	45°53'38"	49.66'	S02°41'39"W	48.34'
C115	62.00'	45°36'28"	49.35'	S48°26'42"W	48.06'
C116	62.00'	34°50'55"	37.71'	S88°40'24"W	37.13'
C117	62.00'	55°50'00"	60.42'	N45°59'09"W	58.06'
C118	62.00'	10°42'21"	11.58'	N12°42'58"W	11.57'
C119	25.00'	54°55'14"	23.96'	S34°49'25"E	23.06'
C120	975.00'	1°15'33"	21.42'	S62°54'48"E	21.42'
C121	975.00'	3°20'38"	56.90'	S65°12'53"E	56.89'
C122	975.00'	3°21'47"	57.23'	S68°34'05"E	57.22'
C123	975.00'	4°08'15"	70.69'	S72°19'36"E	70.68'
C137	1155.00'	11°15'37"	226.99'	S68°46'25"E	226.63'
C138	1155.00'	1°53'25"	38.11'	S73°27'31"E	38.11'
C139	1155.00'	2°44'31"	55.27'	S71°06'33"E	55.27'
C140	1155.00'	2°44'30"	55.27'	S68°24'02"E	55.26'
C141	1155.00'	3°17'25"	66.32'	S65°23'05"E	66.32'
C142	1155.00'	0°35'46"	12.02'	S63°26'30"E	12.02'
C143	190.00'	8°35'53"	28.51'	N67°26'33"W	28.49'
C144	192.00'	206°20'03"	701.49'	S32°55'32"W	371.49'
C145	192.00'	9°08'33"	30.64'	S67°07'33"E	30.60'
C146	192.00'	42°20'47"	141.90'	S41°25'33"E	138.70'
C147	192.00'	45°53'38"	153.79'	S02°41'39"W	149.71'
C148	192.00'	45°36'28"	152.83'	S48°26'42"W	148.83'
C149	192.00'	34°50'55"	116.78'	S88°40'24"W	114.99'
C150	192.00'	24°37'57"	82.54'	N61°35'11"W	81.91'
C151	192.00'	6°51'46"	23.00'	N45°50'19"W	22.98'
C152	90.00'	19°52'35"	31.22'	S52°20'44"E	31.07'
C153	90.00'	14°28'45"	22.69'	S49°37'49"E	22.63'
C154	90.00'	5°25'50"	8.53'	S59°34'06"E	8.53'
C155	845.00'	12°07'12"	178.75'	S68°20'38"E	178.41'
C156	845.00'	1°15'33"	18.57'	S62°54'48"E	18.57'
C157	845.00'	3°20'38"	49.32'	S65°12'53"E	49.31'
C158	845.00'	3°21'47"	49.80'	S68°34'05"E	49.59'
C159	845.00'	4°08'15"	61.27'	S72°19'36"E	61.25'
C161	40.00'	1°22'09"	0.96'	S75°05'19"E	0.96'

- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES P.C.P., STAMPED L.B.#3624, TABULATED CURVE DATA
  - CB CHORD BEARING
  - CH CHORD DISTANCE
  - C/L CENTERLINE
  - CM CONCRETE MONUMENT
  - ESMT EASEMENT
  - FPL FLORIDA POWER & LIGHT
  - L1 TABULATED LINE DATA
  - L ARC LENGTH
  - L.B. LICENSED BUSINESS
  - (NR) NON-RADIAL LOT LINE
  - NAVD NORTH AMERICAN VERTICAL DATUM
  - O.R.B. OFFICIAL RECORDS BOOK
  - P.B. PLAT BOOK
  - P.C. POINT OF CURVATURE
  - PED. PEDESTRIAN
  - PC. PAGE
  - P.T. POINT OF TANGENCY
  - P.C.C. POINT OF COMPOUND CURVATURE
  - P.C.P. PERMANENT CONTROL POINT
  - P.R.C. POINT OF REVERSE CURVATURE
  - P.R.M. PERMANENT REFERENCE MONUMENT
  - (R) RADIAL LOT LINE
  - R RADIUS
  - R/W RIGHT OF WAY
  - UNDR. UNDESTRUCTURED FIRE DEPARTMENT ACCESS EASEMENT
  - UTL UTILITY
  - △ CENTRAL ANGLE
  - ③ SHEET REFERENCE NUMBER
  - MATCHLINE



PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
 14775 OLD ST. AUGUSTINE ROAD  
 JACKSONVILLE, FL 32258 (904) 642-8550  
 CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

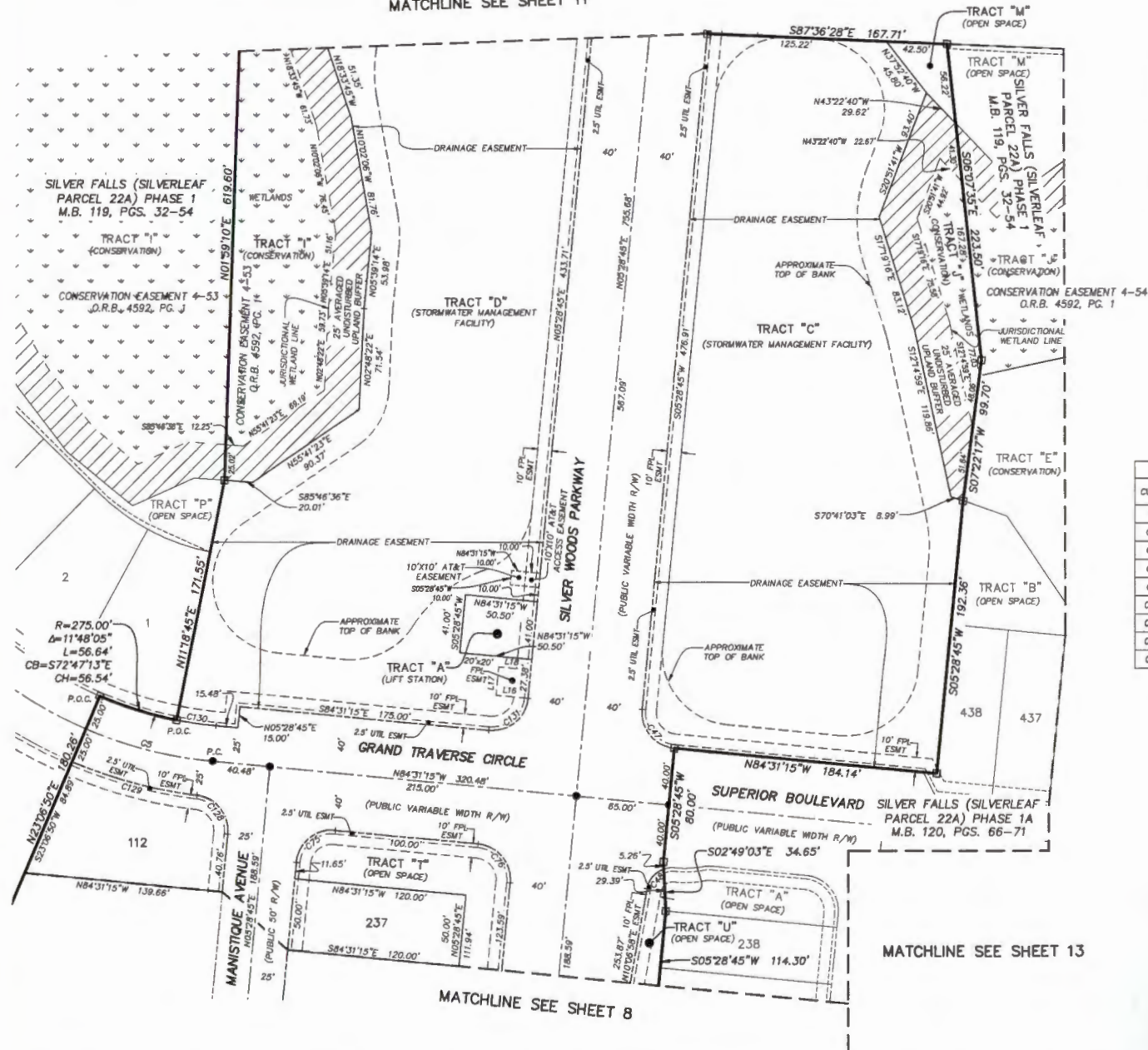
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MAP BOOK PAGE

SHEET 10 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

MATCHLINE SEE SHEET 11



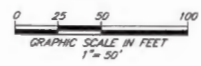
- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
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  - PAGE
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  - PERMANENT REFERENCE MONUMENT
  - RADIAL LOT LINE
  - RADIUS
  - RIGHT OF WAY
  - UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
  - UTILITY
  - CENTRAL ANGLE
  - SHEET REFERENCE NUMBER
  - MATCHLINE

**CURVE TABLE**

CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C3	300.00'	17°38'05"	92.34'	S75°42'13"E	91.97'
C47	25.00'	90°00'01"	39.27'	S39°31'16"E	35.36'
C48	18.00'	60°09'39"	18.90'	S40°11'47"W	18.04'
C75	25.00'	90°00'00"	39.27'	S50°28'45"W	35.36'
C76	25.00'	90°00'01"	39.27'	N39°31'16"W	35.36'
C128	25.00'	88°26'30"	38.59'	N38°44'30"W	34.87'
C129	325.00'	16°04'36"	91.19'	S74°55'28"E	90.89'
C130	275.00'	5°30'00"	28.00'	S81°36'15"E	27.99'
C131	25.00'	90°00'00"	39.27'	N50°28'45"E	35.36'

**LINE TABLE**

LINE	BEARING	LENGTH
L16	S84°31'15"E	20.00'
L17	N05°28'45"E	20.00'
L18	S84°31'15"E	20.00'



MATCHLINE SEE SHEET 13

MATCHLINE SEE SHEET 8

PREPARED BY:  
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MAP BOOK PAGE

SHEET 11 OF 16 SHEETS

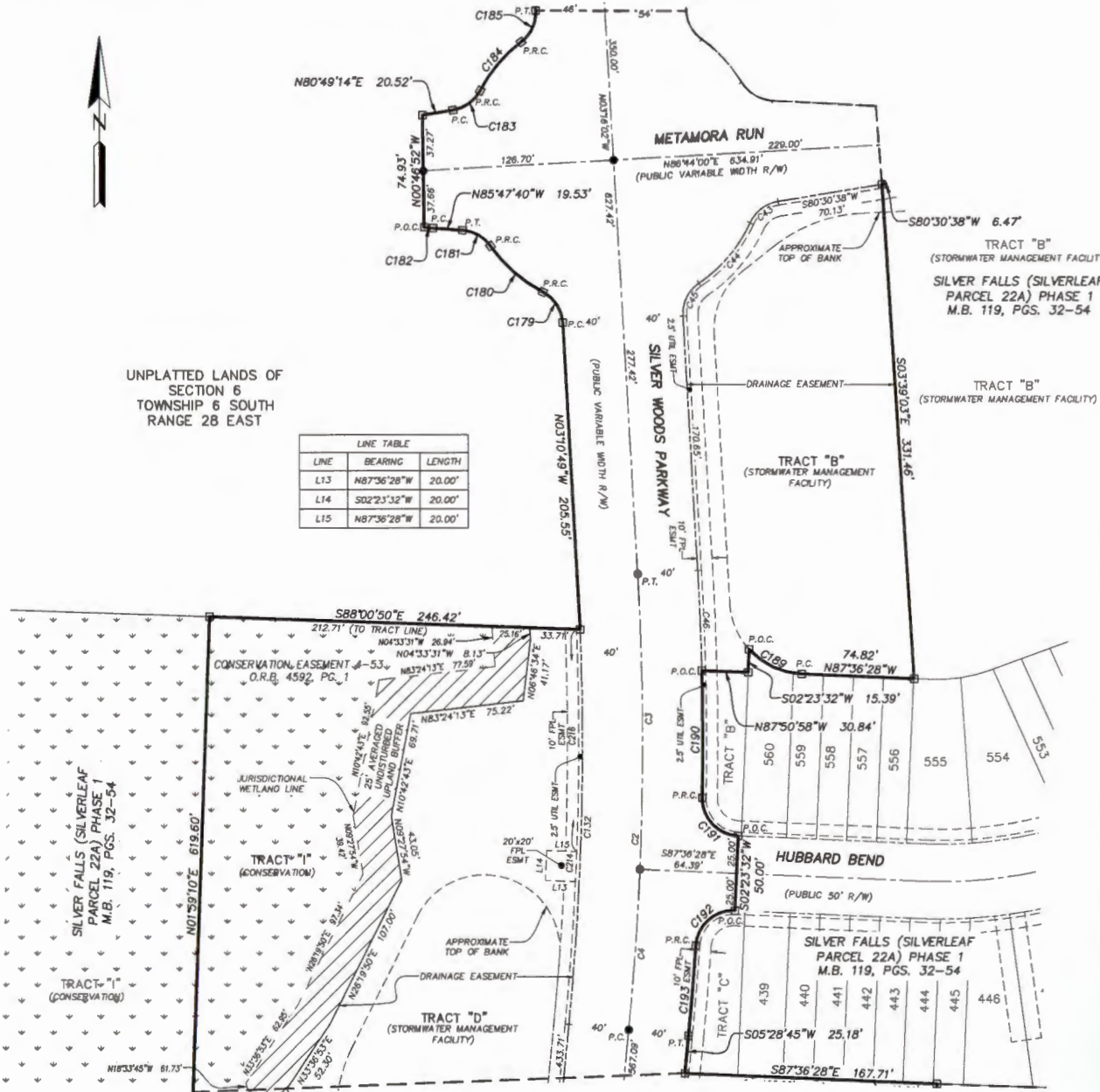
SEE SHEET 3 FOR NOTES

MATCHLINE SEE SHEET 12



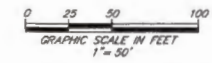
UNPLATTED LANDS OF SECTION 6 TOWNSHIP 6 SOUTH RANGE 28 EAST

LINE TABLE		
LINE	BEARING	LENGTH
L13	N87°36'28"W	20.00'
L14	S02°23'32"W	20.00'
L15	N87°36'28"W	20.00'



- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES P.C.P., STAMPED L.B.#3624
  - TABULATED CURVE DATA
  - CHORD BEARING
  - CHORD DISTANCE
  - CENTERLINE
  - CONCRETE MONUMENT
  - EASEMENT
  - FLORIDA POWER & LIGHT
  - TABULATED LINE DATA
  - ARC LENGTH
  - LICENSED BUSINESS
  - NON-RADIAL LOT LINE
  - NAVD
  - NORTH AMERICAN VERTICAL DATUM
  - OFFICIAL RECORDS BOOK
  - MAP BOOK
  - POINT OF CURVATURE
  - PEDESTRIAN
  - PAGE
  - POINT ON CURVE
  - POINT OF TANGENCY
  - POINT OF COMPOUND CURVATURE
  - PERMANENT CONTROL POINT
  - POINT OF REVERSE CURVATURE
  - PERMANENT REFERENCE MONUMENT
  - RADIAL LOT LINE
  - (R)
  - RADIUS
  - R/W
  - UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
  - UTILITY
  - CENTRAL ANGLE
  - SHEET REFERENCE NUMBER
  - MATCHLINE

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C2	2000.00'	8°44'47"	305.30'	N01°06'21"E	305.01'
C3	2000.00'	5°39'33"	197.55'	N00°26'15"W	197.47'
C4	2000.00'	3°05'13"	107.78'	N03°56'08"E	107.74'
C43	25.00'	55°44'46"	24.32'	S52°58'14"W	23.38'
C44	100.00'	30°38'11"	53.47'	N40°04'57"E	52.84'
C45	25.00'	58°40'04"	25.60'	S26°04'00"W	24.49'
C46	2040.00'	1°52'54"	67.00'	N02°19'35"W	66.99'
C132	1980.00'	7°43'29"	284.25'	N01°37'00"E	284.05'
C179	25.00'	58°45'18"	25.64'	N32°33'28"W	24.53'
C180	100.00'	26°52'20"	46.90'	N48°29'56"W	46.47'
C181	25.00'	50°43'54"	22.14'	N80°25'43"W	21.42'
C182	150.00'	2°18'31"	6.04'	N84°38'25"W	6.04'
C183	25.00'	53°0'39"	23.20'	N54°7'54"E	22.38'
C184	100.00'	24°28'44"	42.72'	N39°52'57"E	42.40'
C185	25.00'	55°23'21"	24.17'	N24°25'39"E	23.24'
C189	50.00'	45°27'01"	39.66'	N64°52'58"W	38.63'
C190	2040.00'	2°23'25"	85.10'	S00°11'26"E	85.10'
C191	25.00'	88°36'45"	38.66'	S43°18'06"E	34.92'
C192	25.00'	88°36'45"	38.66'	S48°05'09"W	34.92'
C193	2040.00'	1°41'58"	60.51'	S04°37'46"W	60.51'
C214	1957.50'	0°35'07"	20.00'	N02°23'32"E	20.00'
C216	1957.50'	4°21'02"	148.63'	N00°04'33"W	148.60'



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MATCHLINE SEE SHEET 10

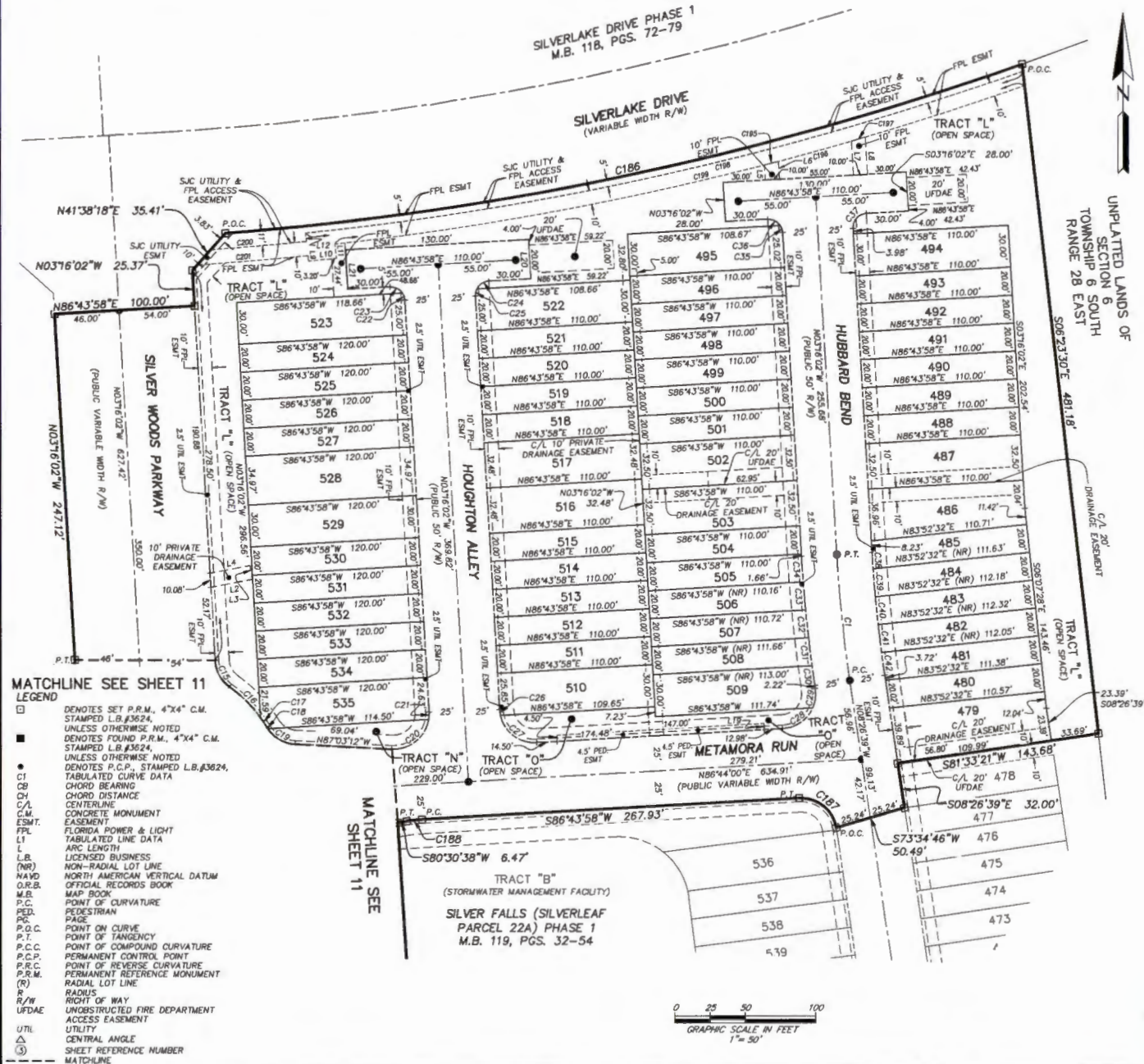
# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 12 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

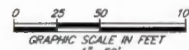


CURVE TABLE

CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C1	1000.00'	57°37'	90.35'	S05°51'20"E	90.32'
C15	25.00'	50°48'08"	22.17'	S28°40'06"E	21.45'
C16	100.00'	17°56'32"	31.32'	N45°05'54"W	31.18'
C17	100.00'	4°51'17"	8.47'	N33°41'59"W	8.47'
C18	25.00'	2°54'48"	1.27'	S32°43'44"E	1.27'
C19	25.00'	52°52'04"	23.07'	S60°37'10"E	22.26'
C20	25.00'	83°48'15"	36.57'	N51°02'40"E	33.39'
C21	25.00'	12°24'34"	5.41'	N02°56'15"E	5.40'
C22	10.00'	28°59'57"	5.24'	N18°16'00"W	5.18'
C23	10.00'	80°00'03"	10.47'	N63°16'00"W	10.00'
C24	10.00'	80°00'03"	10.47'	S56°43'57"W	10.00'
C25	10.00'	28°59'57"	5.24'	S11°43'57"W	5.18'
C26	25.00'	9°33'33"	4.17'	S08°02'48"E	4.17'
C27	25.00'	80°28'27"	35.10'	S53°02'48"E	32.29'
C28	25.00'	62°53'18"	27.45'	N55°16'20"E	26.10'
C29	25.00'	32°57'19"	14.07'	N07°41'01"E	13.89'
C30	1025.00'	0°47'37"	14.20'	S08°02'50"E	14.20'
C31	1025.00'	1°07'14"	20.04'	S07°05'25"E	20.04'
C32	1025.00'	1°07'09"	20.02'	S05°58'13"E	20.02'
C33	1025.00'	1°07'06"	20.01'	S04°51'06"E	20.01'
C34	1025.00'	1°07'11"	18.34'	S03°46'47"E	18.34'
C35	10.00'	29°53'09"	5.22'	N18°12'36"W	5.16'
C36	10.00'	60°06'51"	10.49'	N63°12'36"W	10.02'
C37	10.00'	80°00'00"	15.71'	S41°43'58"W	14.14'
C38	975.00'	0°41'35"	11.79'	S03°36'49"E	11.79'
C39	975.00'	1°10'33"	20.01'	S05°43'25"E	20.01'
C40	975.00'	1°10'31"	20.00'	S04°32'25"E	20.00'
C41	975.00'	1°10'32"	20.00'	S06°53'56"E	20.00'
C42	975.00'	0°57'27"	16.29'	S07°57'55"E	16.29'
C186	2173.00'	15°16'57"	580.13'	N77°55'22"E	578.41'
C187	25.00'	84°49'23"	37.01'	N50°51'20"W	33.72'
C188	100.00'	61°3'20"	10.86'	S83°37'18"W	10.85'
C189	2190.00'	0°16'01"	10.20'	N75°17'34"E	10.20'
C196	2190.00'	1°28'21"	56.28'	N74°26'24"E	56.28'
C197	2190.00'	0°16'07"	10.27'	N73°37'10"E	10.27'
C198	2180.00'	1°34'43"	523.06'	N77°11'11"E	521.81'
C199	2180.00'	1°30'44"	503.10'	N76°57'21"E	501.89'
C200	2186.00'	1°48'09"	68.77'	N84°57'41"E	68.77'
C201	2196.00'	2°04'12"	79.33'	N85°05'42"E	79.33'

LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L2	S79°22'56"W	30.25'	L9	N05°56'24"W	4.00'
L3	N10°37'04"W	10.00'	L10	S83°47'59"W	20.00'
L4	S79°22'56"W	28.96'	L11	S05°56'24"E	10.00'
L5	N03°16'02"W	10.87'	L12	S05°56'24"E	8.00'
L6	N03°16'02"W	12.89'	L19	S03°16'02"E	4.50'
L7	N03°16'02"W	24.31'	L20	S03°16'02"E	28.00'
L8	N03°16'02"W	26.64'	L21	N03°16'02"W	28.00'

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# SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1 REPLAT

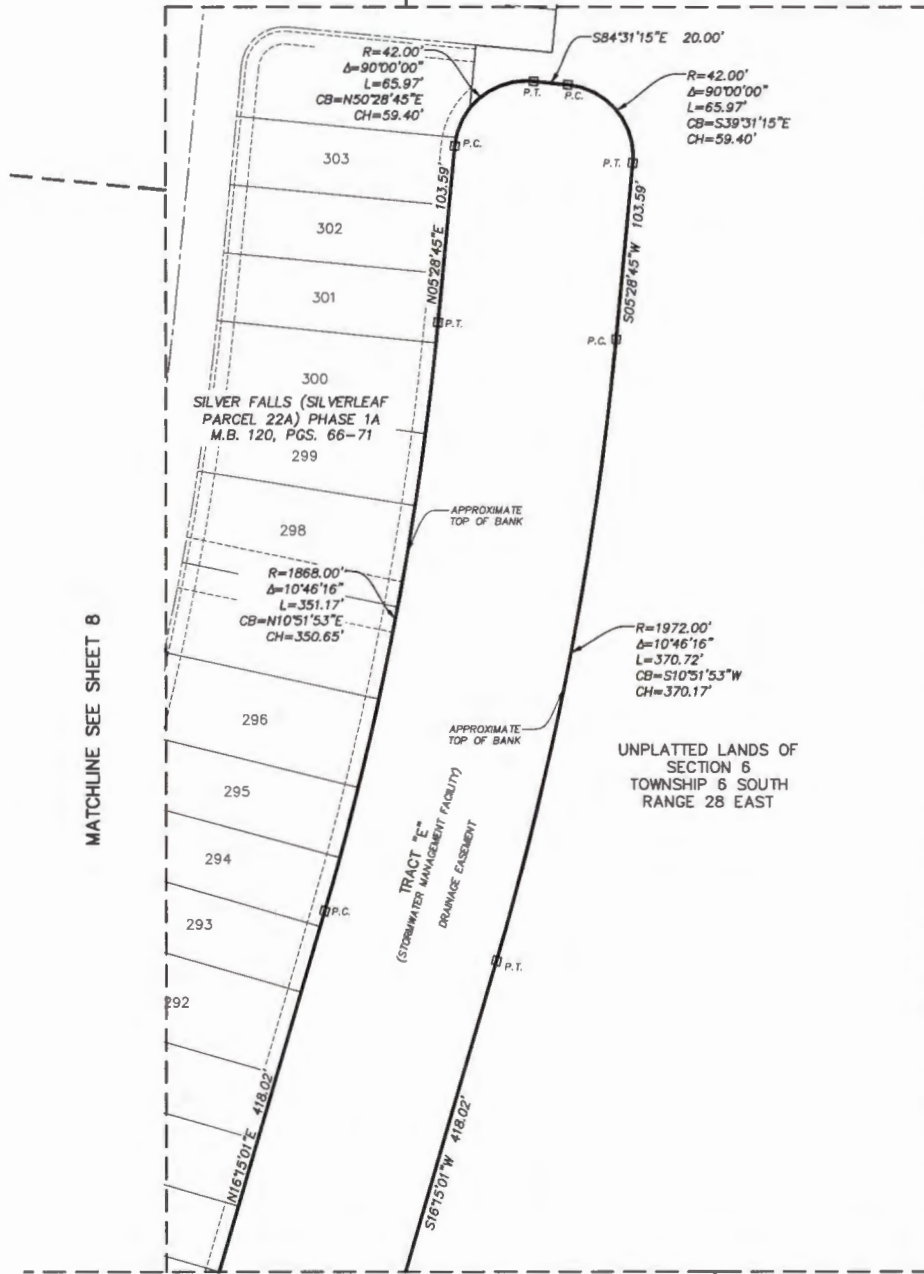
BEING A REPLAT OF A PORTION SILVER FALLS (SILVERLEAF PARCEL 22A) PHASE 1, A PLAT RECORDED IN MAP BOOK 119, PAGES 32 THROUGH 54, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 13 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

MATCHLINE SEE SHEET 10



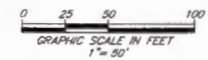
MATCHLINE SEE SHEET 8

MATCHLINE SEE SHEET 14



### LEGEND

- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
- DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
- DENOTES P.C.P., STAMPED L.B.#3624
- CT TABULATED CURVE DATA
- CB CHORD BEARING
- CH CHORD DISTANCE
- C/L CENTERLINE
- C.M. CONCRETE MONUMENT
- ESMT. EASEMENT
- FPL FLORIDA POWER & LIGHT
- LT TABULATED LINE DATA
- L ARC LENGTH
- L.B. LICENSED BUSINESS
- (NR) NON-RADIAL LOT LINE
- NAVD NORTH AMERICAN VERTICAL DATUM
- O.R.B. OFFICIAL RECORDS BOOK
- M.B. MAP BOOK
- P.C. POINT OF CURVATURE
- PED. PEDESTRIAN
- PG. PAGE
- P.O.C. POINT ON CURVE
- P.T. POINT OF TANGENCY
- P.C.C. POINT OF COMPOUND CURVATURE
- P.C.P. PERMANENT CONTROL POINT
- P.R.C. POINT OF REVERSE CURVATURE
- P.R.M. PERMANENT REFERENCE MONUMENT
- (R) RADIAL LOT LINE
- (R) RADIUS
- R/W RIGHT OF WAY
- UFDAE UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
- UTIL. UTILITY
- △ CENTRAL ANGLE
- ③ SHEET REFERENCE NUMBER
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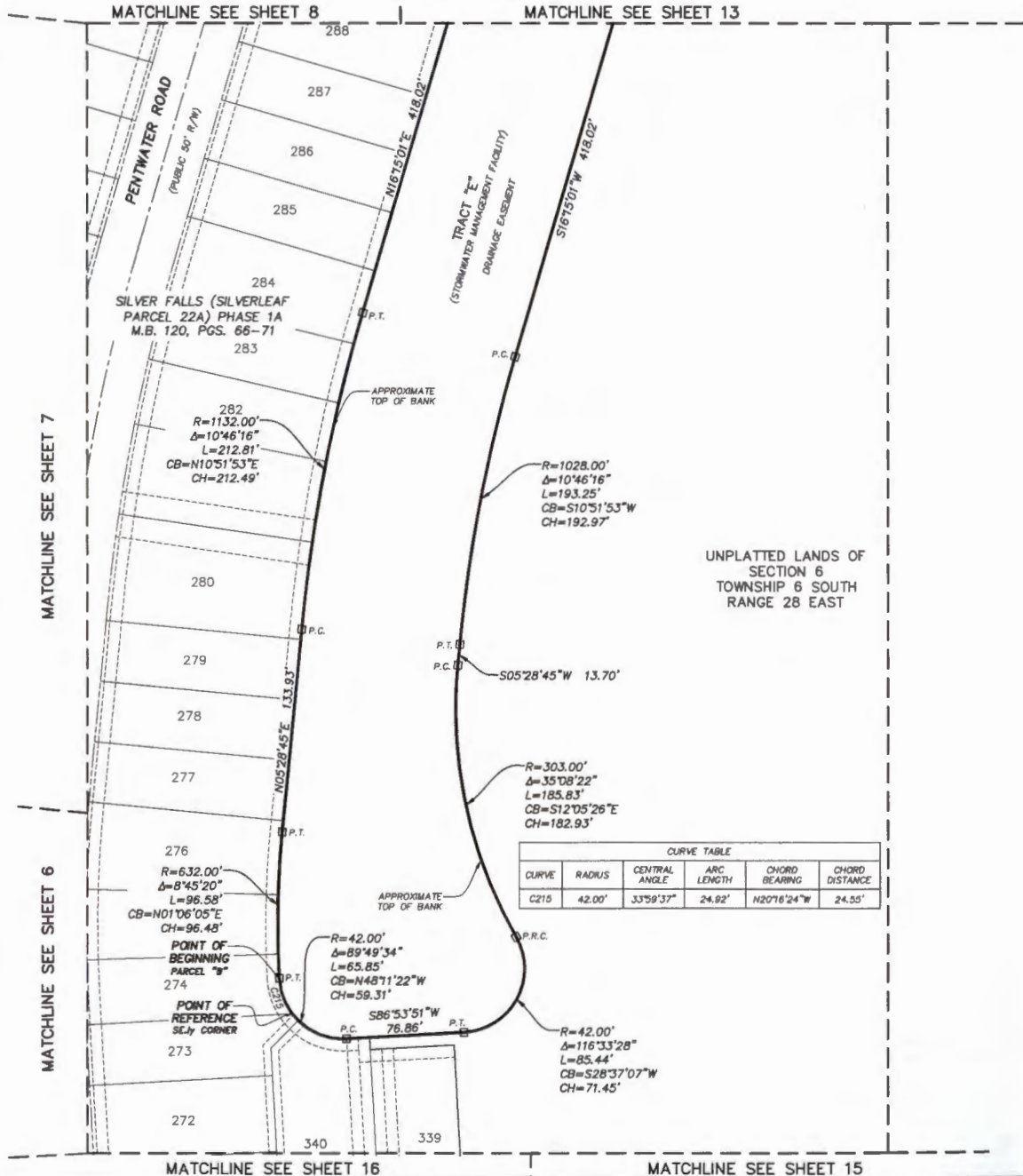
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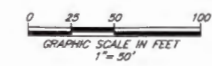
MAP BOOK PAGE

SHEET 14 OF 16 SHEETS

SEE SHEET 3 FOR NOTES



- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES P.C.P., STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - CT CENTERLINE
  - CB CHORD BEARING
  - CH CHORD DISTANCE
  - C/L CENTERLINE
  - C.M. CONCRETE MONUMENT
  - ESMT. EASEMENT
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  - M.B. MAP BOOK
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  - PEDESTRIAN
  - PC PAGE
  - P.O.C. POINT ON CURVE
  - P.T. POINT OF TANGENCY
  - P.C.C. POINT OF COMPOUND CURVATURE
  - P.C.P. PERMANENT CONTROL POINT
  - P.R.C. POINT OF REVERSE CURVATURE
  - P.R.M. PERMANENT REFERENCE MONUMENT
  - (R) RADIAL LOT LINE
  - R RADIUS
  - R/W RIGHT OF WAY
  - UFDAE UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
  - UTIL UTILITY
  - Δ CENTRAL ANGLE
  - ③ SHEET REFERENCE NUMBER
  - MATCHLINE



**CURVE TABLE**

CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C215	42.00'	33°59'37"	24.82'	N20°16'24"W	24.55'

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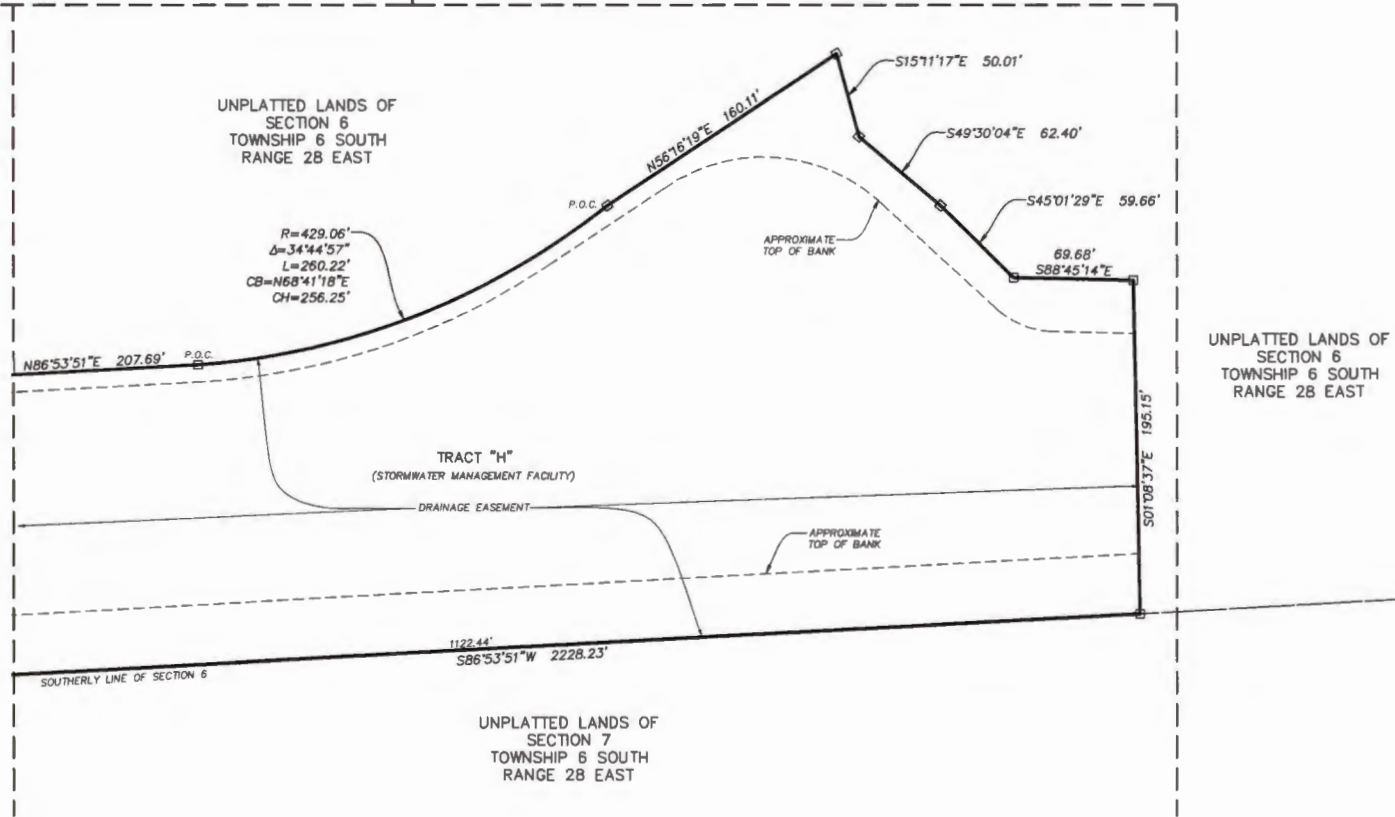
MAP BOOK PAGE

SHEET 15 OF 16 SHEETS

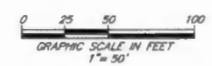
SEE SHEET 3 FOR NOTES

MATCHLINE SEE SHEET 14

MATCHLINE SEE SHEET 16



- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - DENOTES P.C.P., STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
  - TABULATED CURVE DATA
  - CHORD BEARING
  - CHORD DISTANCE
  - CENTERLINE
  - CONCRETE MONUMENT
  - EASEMENT
  - FLORIDA POWER & LIGHT
  - TABULATED LINE DATA
  - ARC LENGTH
  - LICENSED BUSINESS
  - NON-RADIAL LOT LINE
  - NORTH AMERICAN VERTICAL DATUM
  - OFFICIAL RECORDS BOOK
  - MAP BOOK
  - POINT OF CURVATURE
  - PEDESTRIAN
  - PAGE
  - POINT ON CURVE
  - POINT OF TANGENCY
  - POINT OF COMPOUND CURVATURE
  - PERMANENT CONTROL POINT
  - POINT OF REVERSE CURVATURE
  - PERMANENT REFERENCE MONUMENT
  - RADIAL LOT LINE
  - RADIUS
  - RIGHT OF WAY
  - UNOBSTRUCTED FIRE DEPARTMENT ACCESS EASEMENT
  - UTILITY
  - CENTRAL ANGLE
  - SHEET REFERENCE NUMBER
  - MATCHLINE



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MAP BOOK PAGE

SHEET 16 OF 16 SHEETS

SEE SHEET 3 FOR NOTES

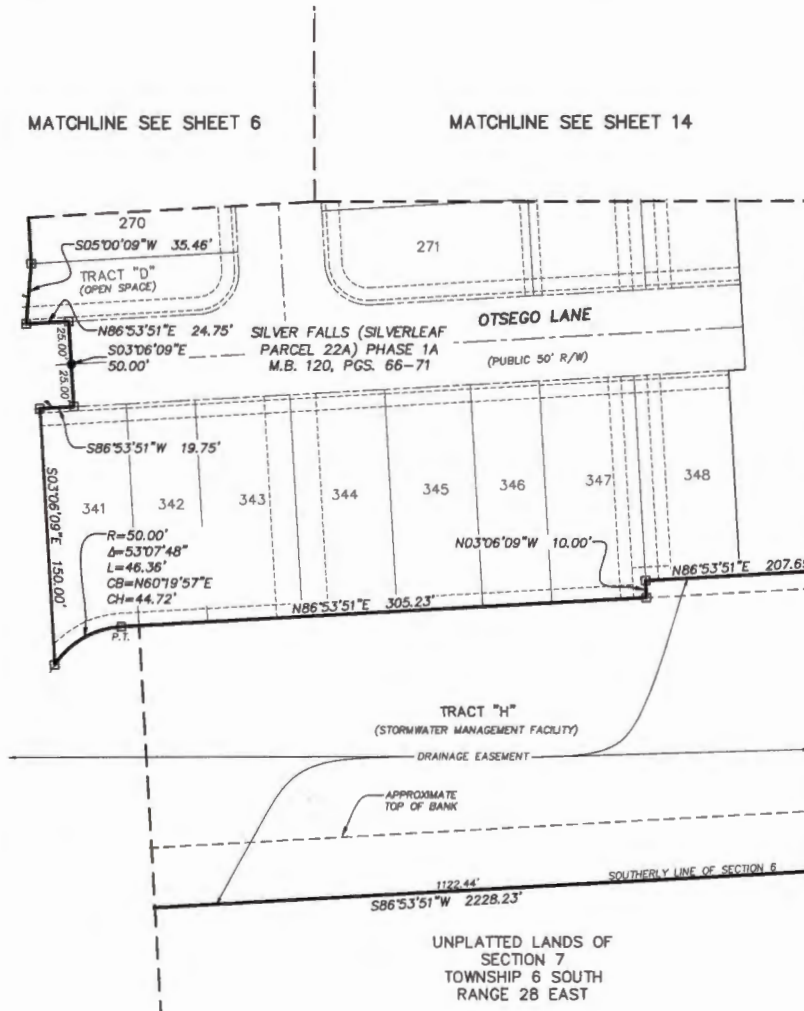
MATCHLINE SEE SHEET 6

MATCHLINE SEE SHEET 14



MATCHLINE SEE SHEET 6

MATCHLINE SEE SHEET 15



## LEGEND

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