

RESOLUTION NO. 2024-105
RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR
PLAT 2023-54 REVERIE AT SILVERLEAF PHASE 2.

WHEREAS, VPDF SILVERLEAF JAX 22, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS OWNER, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Plat 2023-54 Reverie At Silverleaf Phase 2.

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 \$3,511,770.20 has been filed with the Clerk's office.

Section 3. A Required Improvements Bond in the amount of \$598,812.62 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.

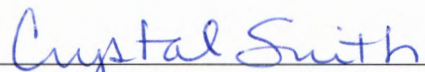
ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 19th day of March, 2024.

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

Rendition Date: MAR 19 2024

BY: 
Sarah Arnold, Chair

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


Deputy Clerk



Attachment 2

Plat Map

REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 1 OF 11 SHEETS

SEE SHEET 2 FOR NOTES

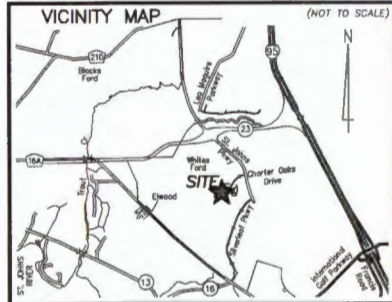
CAPTION

A portion of Sections 5 and 6, Township 6 South, Range 28 East, St. Johns County, Florida, being a portion of Parcel 22C, as described and recorded in Official Records Book 5402, page 1368, of the Public Records of said county, being more particularly described as follows:

For a Point of Reference, commence at the Southwest corner of said Section 6; thence South 86°53'51" West, along the Southerly line of said Section 6, a distance of 74.87 feet to the Point of Beginning.

From said Point of Beginning, thence continue South 86°53'51" West, along said Southerly line of Section 6, a distance of 1204.54 feet to the Southwesterly corner of said Parcel 22C; thence Northerly along the Westerly line of said Parcel 22C the following 3 courses: Course 1, thence North 16°25'13" East, departing said Southerly line, 853.23 feet; Course 2, thence North 36°40'18" East, 898.35 feet; Course 3, thence North 16°13'54" East, 367.42 feet to the Northwesterly corner thereof; thence North 73°45'39" East, along the Northerly line of said Parcel 22C, a distance of 118.60 feet to a point lying on the Westerly line of Reverie at Silverleaf Phase 1, a plot recorded in Map Book 120, pages 13-26 of the Public Records of said county; thence Southerly along said Westerly line the following 23 courses: Course 1, thence Southerly, departing said Northerly line and along the arc of a non-tangent curve concave Westerly having a radius of 100.00 feet, through a central angle of 32°22'56", an arc length of 56.52 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 03°59'16" East, 55.77 feet; Course 2, thence North 79°51'51" East, along a non-tangent line, 51.75 feet; Course 3, thence North 73°45'39" East, 4.75 feet; Course 4, thence South 29°28'19" East, 140.82 feet; Course 5, thence South 57°34'03" East, 58.32 feet; Course 6, thence South 16°14'21" East, 162.97 feet; Course 7, thence South 71°55'49" East, 21.03 feet; Course 8, thence North 29°47'31" East, 9.96 feet; Course 9, thence North 86°51'37" East, 190.63 feet; Course 10, thence South 23°08'23" East, 123.04 feet to the point of curvature of a curve concave Westerly having a radius of 25.00 feet; Course 11, thence Southerly along the arc of said curve, through a central angle of 84°07'15", an arc length of 36.68 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 18°52'15" West, 33.46 feet; Course 12, thence South 29°07'08" East, along a non-tangent line, 50.00 feet to a point on a non-tangent curve concave Southeastery having a radius of 405.00 feet; Course 13, thence Northwesterly along the arc of said curve, through a central angle of 04°47'35", an arc length of 33.88 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 63°16'40" East, 33.87 feet; Course 14, thence South 24°19'33" East, along a non-tangent line, 140.00 feet to a point on a non-tangent curve concave Southeastery having a radius of 265.00 feet; Course 15, thence Southwesterly along the arc of said curve, through a central angle of 27°32'08", an arc length of 127.36 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 51°54'23" West, 126.13 feet; Course 16, thence South 38°06'19" West, 122.37 feet to the point of curvature of a curve concave Easterly having a radius of 50.00 feet; Course 17, thence Southerly along the arc of said curve, through a central angle of 94°31'58", an arc length of 82.52 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 09°08'31" East, 73.47 feet; Course 18, thence Southerly along the arc of a curve concave Westerly having a radius of 255.00 feet, through a central angle of 74°39'17", an arc length of 332.25 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 19°05'42" East, 309.25 feet; Course 19, thence South 18°13'56" West, 345.29 feet to the point of curvature of a curve concave Northwesterly having a radius of 700.00 feet; Course 20, thence Southwesterly along the arc of said curve, through a central angle of 36°59'27", an arc length of 447.04 feet to a point of reverse curvature, said arc being subtended by a chord bearing and distance of South 35°31'40" West, 439.48 feet; Course 21, thence Southwesterly along the arc of a curve concave Southeastery having a radius of 50.00 feet, through a central angle of 41°09'00", an arc length of 35.91 feet to a point on said curve, said arc being subtended by a chord bearing and distance of South 34°14'53" West, 35.14 feet; Course 22, thence South 62°06'00" West, along a non-tangent line, 32.59 feet; Course 23, thence South 27°54'00" East, 116.39 feet to the Point of Beginning.

Containing 43.61 acres, more or less.



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 _____, 2024.

G. C. Colyer, III
Professional Surveyor and Mapper
State of Florida Registered Surveyor No. 6963
ETM Surveying & Mapping, Inc.
14775 Old St. Augustine Road
Jacksonville, FL 32258
Certificate of Authorization No. L.B. 3624

CERTIFICATE OF APPROVAL AND ACCEPTANCE

BOARD OF COUNTY COMMISSIONERS

This is to certify that this plat of REVERIE AT SILVERLEAF PHASE 2 has been approved and accepted by the Board of County Commissioners of St. Johns County, Florida on this _____ day of _____, 2024. 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 plat of REVERIE AT SILVERLEAF PHASE 2 has been examined and approved by the County Growth Management Department for St. Johns County, Florida, on this _____ day of _____, 2024.

Director of the Growth Management Department

CERTIFICATE OF REVIEW-COUNTY ATTORNEY

This is to certify that this plat of REVERIE AT SILVERLEAF PHASE 2 has been examined and reviewed by the Office of the St. Johns County Attorney on this _____ day of _____, 2024.

Office of the County Attorney

CERTIFICATE OF CLERK

This is to certify that this plat has been examined and approved and that it complies in form with the requirements of 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 _____, 2024.

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

ADOPTION & DEDICATION

This is to certify that VPDF SILVERLEAF JAX 22, LLC, a Delaware limited liability company ("Owner"), is the lawful owners of the lands described in the caption shown hereon which shall hereafter be known as REVERIE AT SILVERLEAF PHASE 2, and that it has caused the same to be surveyed and subdivided, and that this plat, made in accordance with said survey, is hereby adopted as the true and correct plat of said lands.

All private rights of way depicted hereon as Knotted Birch Avenue, Day Dream Drive and Shy Spruce Circle, Tracts "A" and "B" (Stormwater Management Facility & Drainage 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.

The Owner, its successors and assigns, hereby grants to the present and future owners of the lots shown on this plat and their 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 and telecommunication companies authorized by said Owner 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 private streets shown on this plat. The Owner, its successors and assigns, reserves 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.

All easements shown on this plat, other than those specifically dedicated herein, are and shall remain privately owned and the sole and exclusive property of the undersigned Owner, its successors and assigns. The undersigned Owner retains the obligation for maintenance of these privately owned easements; provided however, the undersigned Owner reserves the right to assign the obligation for maintenance of said easements to a property owners' association or other such entity or person as will assume all obligation of maintenance and operation thereof under the plat.

Those easements designated as "PL 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 plat as needed, the rights reserved hereby for the construction, installation, maintenance and operation of electrical service.

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

Witness _____ OWNER: VPDF SILVERLEAF JAX 22, LLC
a Delaware limited liability company

Printed Name _____ By: VP Finders Holdings LLC,
a Delaware limited liability company,
its Sole Member

Witness _____ By: Vdrda Partners, Inc.,
a Delaware corporation, its Manager

Printed Name _____ By: _____

Title: _____

STATE OF MINNESOTA, COUNTY OF WASHINGTON

The foregoing instrument was acknowledged before me, by means of [] physical presence or [] online notarization, this _____ day of _____, 2024, by _____ as _____ for VPDF SILVERLEAF JAX 22, LLC, a Delaware limited liability company.

Notary Public, State of Florida

Name: _____

My Commission expires: _____

My Commission Number is: _____

Personally Known [] or produced Identification []
Type of Identification produced _____

CERTIFICATE OF PLAT REVIEW

This is to certify that this plat 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 _____, 2024.

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

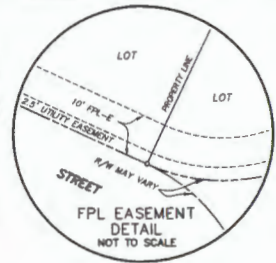
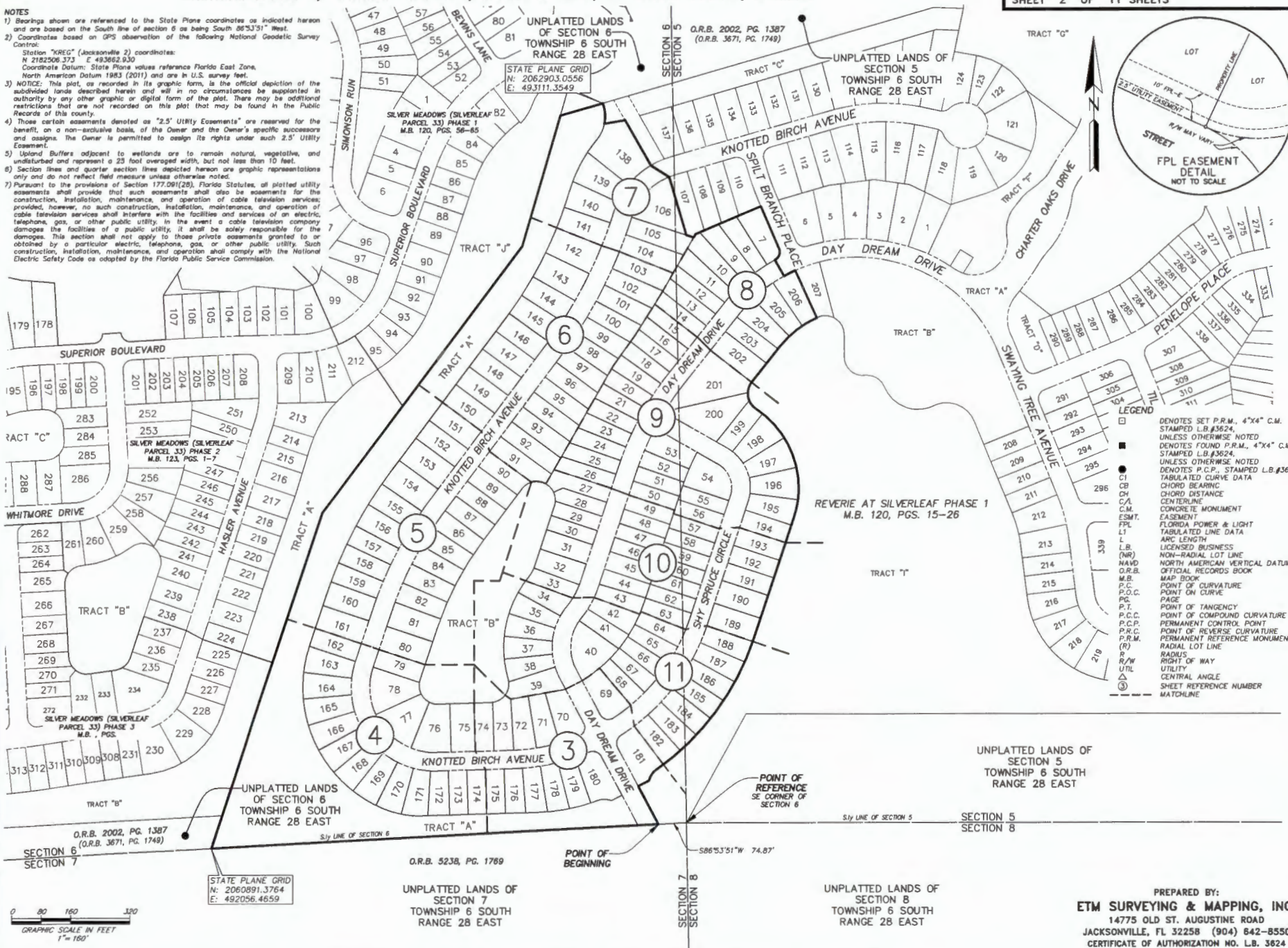
PREPARED BY:
ETM SURVEYING & MAPPING, INC.
14775 OLD ST. AUGUSTINE ROAD
JACKSONVILLE, FL 32258 (904) 642-8550
CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

NOTES

- Bearings shown are referenced to the State Plane coordinates as indicated hereon and are based on the South line of section 6 as being South 86°53'51" West.
- Coordinates based on GPS observation of the following National Geodetic Survey Control Station "XREG" (Jacksonville 2) coordinates:
N: 2182506.721 E: 493662.035
Coordinate Datum: State Plane values reference Florida East Zone, North American Datum 1983 (2011) and are in U.S. survey feet.
- 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.
- 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.
- 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.
- Section lines and quarter section lines depicted hereon are graphic representations only and do not reflect field measure unless otherwise noted.
- 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.



- 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
 - L.B. LICENSED BUSINESS
 - (NR) NON-RADIAL LOT LINE
 - (NAD) NORTH AMERICAN VERTICAL DATUM
 - (O.R.B.) OFFICIAL RECORDS BOOK
 - (M.B.) MAP BOOK
 - (P.C.) POINT OF CURVATURE
 - (P.O.C.) POINT ON CURVE
 - (P.G.) 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
 - (R) RADIAL LOT LINE
 - (R) RADIUS
 - (R/W) RIGHT OF WAY
 - (UTIL) UTILITY
 - (CENTRAL ANGLE) CENTRAL ANGLE
 - (SHEET REFERENCE NUMBER) SHEET REFERENCE NUMBER
 - (MATCHLINE) 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

REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 3 OF 11 SHEETS

SEE SHEET 2 FOR NOTES

LINE TABLE		
LINE	BEARING	LENGTH
L1	N62°06'00"E	20.00'
L2	S27°54'00"E	20.00'
L3	N62°06'00"E	20.00'

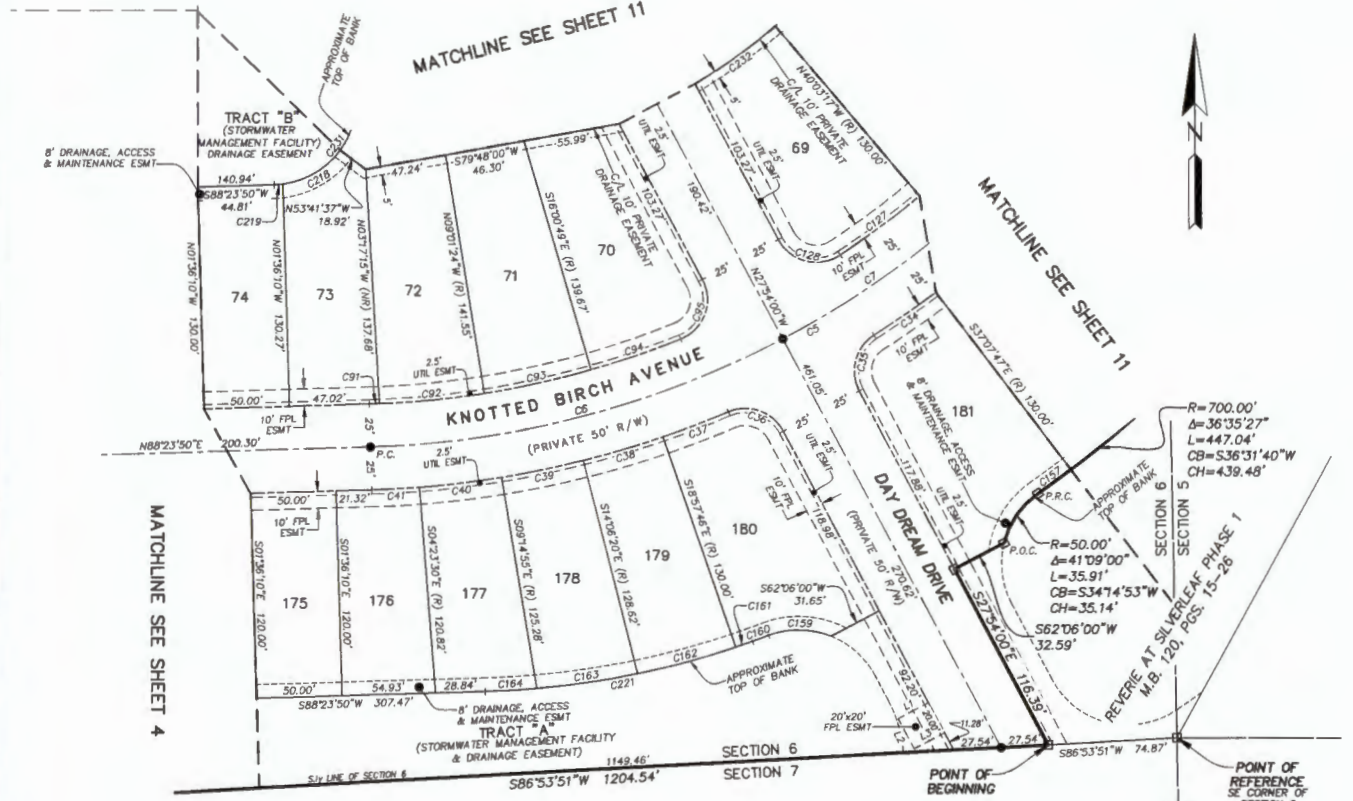
CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C5	545.00'	70°09'53"	667.41'	N53°16'53"E	626.48'
C6	545.00'	267°7'49"	250.14'	N75°14'55"E	247.95'
C7	545.00'	43°32'04"	417.27'	N40°09'58"E	407.15'
C34	570.00'	4°24'34"	43.87'	N55°04'30"E	43.86'
C35	25.00'	85°0'46"	37.17'	S14°41'23"W	33.84'
C36	25.00'	85°0'46"	37.17'	N70°29'23"W	33.84'
C37	570.00'	4°07'00"	40.96'	N68°58'44"E	40.95'
C38	570.00'	4°51'25"	48.32'	N73°27'57"E	48.31'
C39	570.00'	4°51'25"	48.32'	N78°19'22"E	48.31'
C40	570.00'	4°51'25"	48.32'	N83°10'48"E	48.31'
C41	570.00'	2°47'19"	27.74'	N87°00'10"E	27.74'
C91	520.00'	0°41'06"	6.22'	N88°03'17"E	6.22'
C92	520.00'	6°44'08"	61.13'	N84°20'40"E	61.09'
C93	520.00'	6°59'25"	63.44'	N77°28'53"E	63.40'
C94	520.00'	6°05'20"	55.26'	N70°56'31"E	55.23'
C95	25.00'	95°47'50"	41.80'	N19°59'55"E	37.10'
C127	520.00'	6°21'27"	57.70'	N53°07'26"E	57.67'
C128	25.00'	95°47'50"	41.80'	S75°47'59"E	37.10'
C157	700.00'	1°57'10"	23.86'	N53°50'48"E	23.86'
C159	50.00'	42°48'40"	37.36'	N89°43'02"W	36.50'
C160	700.00'	0°49'31"	10.06'	N69°47'23"E	10.06'
C161	12330.45'	0°02'51"	10.20'	N70°37'11"E	10.20'
C162	510.05'	6°39'46"	58.31'	N74°47'34"E	58.28'
C163	500.00'	6°46'59"	59.19'	N81°53'34"E	59.16'
C164	500.00'	3°26'46"	30.07'	N86°40'27"E	30.07'
C218	50.00'	46°08'07"	40.26'	N59°22'26"E	39.18'
C219	50.00'	5°57'20"	5.20'	N85°25'10"E	5.19'
C221	500.00'	18°11'42"	158.78'	N79°17'59"E	158.11'
C231	50.00'	104°26'52"	91.15'	N36°10'24"E	79.04'
C232	390.00'	8°28'47"	57.72'	N54°11'06"E	57.67'

MATCHLINE SEE SHEET 5

MATCHLINE SEE SHEET 11

MATCHLINE SEE SHEET 11

MATCHLINE SEE SHEET 4



O.R.B. 5238, PG. 1769

UNPLATTED LANDS OF SECTION 7 TOWNSHIP 6 SOUTH RANGE 28 EAST



- 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
 - CT CENTERLINE
 - CB CHORD BEARING
 - CH CHORD DISTANCE
 - C/L CENTERLINE
 - C.M. CONCRETE MONUMENT
 - EASEMENT
 - F.P.L. 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
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 - P.R.M. PERMANENT REFERENCE MONUMENT
 - (R) RADIAL LOT LINE
 - R RADIUS
 - R/W RIGHT OF WAY
 - UTL UTILITY
 - Δ CENTRAL ANGLE
 - ③ SHEET REFERENCE NUMBER
 - - - MATCHLINE

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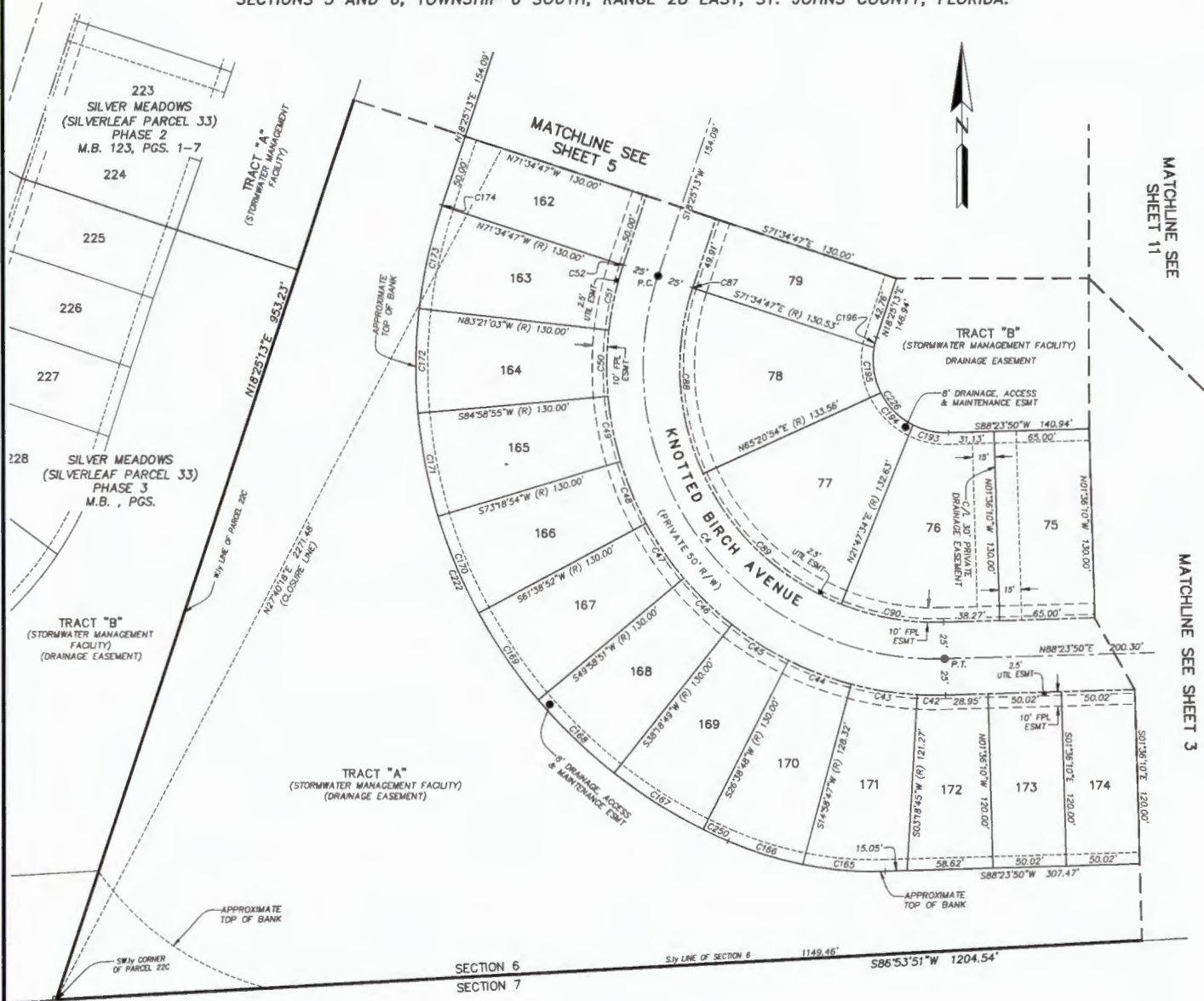
REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 4 OF 11 SHEETS

SEE SHEET 2 FOR NOTES

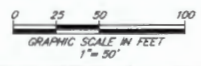


CURVE TABLE

CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C4	200.00'	110°01'23"	304.05'	S36°35'29"E	327.71'
C42	225.00'	4°54'56"	19.30'	S89°08'43"E	19.30'
C43	225.00'	11°40'01"	45.82'	S80°51'14"E	45.74'
C44	225.00'	11°40'01"	45.82'	S89°11'13"E	45.74'
C45	225.00'	11°40'01"	45.82'	S57°31'11"E	45.74'
C46	225.00'	11°40'01"	45.82'	S45°31'10"E	45.74'
C47	225.00'	11°40'01"	45.82'	S34°11'08"E	45.74'
C48	225.00'	11°40'01"	45.82'	S22°31'07"E	45.74'
C49	225.00'	11°40'01"	45.82'	S10°51'06"E	45.74'
C50	225.00'	11°40'01"	45.82'	S00°48'56"W	45.74'
C51	225.00'	11°39'18"	45.77'	S12°28'35"W	45.69'
C52	225.00'	0°06'59"	0.46'	S18°21'44"W	0.46'
C87	175.00'	0°01'50"	0.09'	S18°24'18"W	0.09'
C88	175.00'	4°32'29"	13.146'	S03°07'52"E	128.59'
C89	175.00'	4°33'20"	13.033'	S46°25'46"E	129.85'
C90	175.00'	2°32'44"	71.46'	S79°54'18"E	70.96'
C165	250.00'	12°58'15"	56.60'	S85°07'03"E	56.47'
C166	250.00'	12°14'17"	53.40'	S72°30'47"E	53.30'
C167	355.00'	11°40'01"	72.29'	S57°31'11"E	72.16'
C168	355.00'	11°40'01"	72.29'	S45°31'10"E	72.16'
C169	355.00'	11°40'01"	72.29'	S34°11'08"E	72.16'
C170	355.00'	11°40'01"	72.29'	S22°31'07"E	72.16'
C171	355.00'	11°40'01"	72.29'	S10°51'06"E	72.16'
C172	355.00'	11°40'01"	72.29'	S00°48'56"W	72.16'
C173	355.00'	11°41'51"	72.48'	S12°29'52"W	72.35'
C174	355.00'	0°04'25"	0.46'	S18°23'00"W	0.46'
C193	50.00'	28°38'28"	24.99'	S77°16'56"E	24.73'
C194	50.00'	36°14'33"	31.63'	S44°50'26"E	31.10'
C195	50.00'	36°49'01"	32.13'	S08°18'39"E	31.58'
C196	50.00'	8°9'21"	7.26'	S14°15'32"W	7.26'
C222	355.00'	84°48'52"	525.50'	S23°59'13"E	478.82'
C226	50.00'	110°01'23"	96.01'	S36°35'29"E	81.93'
C250	355.00'	3°02'27"	18.84'	S84°52'25"E	18.84'

- LEGENO**
- 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,
 - CI TABULATED CURVE DATA
 - CB CHORD BEARING
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 - C/L CENTERLINE
 - C.M. CONCRETE MONUMENT
 - E.S.M.T. EASEMENT
 - FPL FLORIDA POWER & LIGHT
 - L 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
 - P.C.C. POINT ON CURVE
 - P.G. 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
 - UTL UTILITY
 - △ CENTRAL ANGLE
 - ③ SHEET REFERENCE NUMBER
 - MATCHLINE

O.R.B. 5238, PG. 1769
 UNPLATTED LANDS OF SECTION 7
 TOWNSHIP 6 SOUTH
 RANGE 28 EAST



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

REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

SEE SHEET 2 FOR NOTES

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
CJ	990.00'	187°5'05"	315.36'	S27°32'45"W	314.03'
C53	1015.00'	125°47"	25.33'	S19°08'06"W	25.33'
C54	1015.00'	2°46'03"	49.03'	S21°14'01"W	49.02'
C55	1015.00'	2°46'06"	49.04'	S24°00'06"W	49.04'
C56	1015.00'	2°46'06"	49.04'	S26°46'12"W	49.04'
C57	1015.00'	3°19'15"	58.83'	S29°48'52"W	58.82'
C58	1015.00'	3°19'15"	58.83'	S33°08'07"W	58.82'
C59	1015.00'	1°52'33"	33.23'	S35°44'01"W	33.23'
C81	965.00'	3°02'23"	51.20'	S35°09'06"W	51.19'
C82	965.00'	3°21'03"	56.44'	S31°57'24"W	56.43'
C83	965.00'	3°21'07"	56.46'	S28°36'19"W	56.45'
C84	965.00'	3°21'07"	56.46'	S25°15'11"W	56.45'
C85	965.00'	3°21'03"	56.44'	S21°54'06"W	56.43'
C86	965.00'	1°48'22"	30.42'	S19°19'24"W	30.42'
C175	1145.00'	1°25'47"	28.57'	S19°08'06"W	28.57'
C176	1145.00'	2°46'03"	55.31'	S21°14'01"W	55.30'
C177	1145.00'	2°46'06"	55.32'	S24°00'06"W	55.32'
C178	1145.00'	2°46'06"	55.32'	S26°46'12"W	55.32'
C179	1145.00'	3°19'15"	66.36'	S29°48'52"W	66.35'
C180	1145.00'	3°19'15"	66.36'	S33°08'07"W	66.35'
C181	1145.00'	1°52'33"	37.49'	S35°44'01"W	37.49'
C197	835.00'	1°48'22"	26.32'	S19°19'24"W	26.32'
C198	835.00'	3°21'03"	48.83'	S21°54'06"W	48.83'
C199	835.00'	3°21'07"	48.85'	S25°15'11"W	48.84'
C200	835.00'	3°21'07"	48.85'	S28°36'19"W	48.84'
C201	835.00'	3°21'03"	48.83'	S31°57'24"W	48.83'
C202	835.00'	3°02'23"	44.30'	S35°09'06"W	44.29'
C203	50.00'	367°0'55"	31.57'	S54°45'46"W	31.05'
C223	1145.00'	187°5'05"	364.74'	S27°32'45"W	363.20'
C227	835.00'	187°5'05"	265.89'	S27°32'45"W	264.86'
C228	50.00'	161°33'39"	140.89'	N62°32'53"W	98.71'

- LEGEND**
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 - 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
 - C/L CENTERLINE
 - CONCRETE MONUMENT
 - EASEMENT
 - FPL FLORIDA POWER & LIGHT
 - LIT TABULATED LINE DATA
 - L ARC LENGTH
 - L.B. LICENSED BUSINESS
 - (NR) NON-RADIAL LOT LINE
 - NAD83 NORTH AMERICAN VERTICAL DATUM
 - O.R.B. OFFICIAL RECORDS BOOK
 - M.B. MAP BOOK
 - P.C. POINT OF CURVATURE
 - P.O.C. POINT ON CURVE
 - PG. PAGE
 - P.T. POINT OF TANGENCY
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 - P.R.M. PERMANENT REFERENCE MONUMENT
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 - ○ SHEET REFERENCE NUMBER
 - - - MATCHLINE



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REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 6 OF 11 SHEETS

SEE SHEET 2 FOR NOTES



- LEGEND**
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 - NAVD NORTH AMERICAN VERTICAL DATUM
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 - R/W RADIUS
 - R/W RIGHT OF WAY
 - UTL UTILITY
 - △ CENTRAL ANGLE
 - ⑤ SHEET REFERENCE NUMBER
 - MATCHLINE

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C2	1235.00'	19°19'01"	416.37'	N27°00'47"E	414.40'
C50	1210.00'	0°43'12"	15.20'	N36°18'42"E	15.20'
C61	1210.00'	3°07'31"	66.00'	N34°23'20"E	66.00'
C62	1210.00'	3°07'41"	66.06'	N31°15'44"E	66.05'
C63	1210.00'	3°54'17"	82.46'	N27°44'45"E	82.45'
C64	1210.00'	3°54'39"	82.59'	N23°50'17"E	82.57'
C74	1260.00'	2°14'17"	49.22'	N22°53'33"E	49.21'
C75	1260.00'	2°14'17"	49.22'	N25°07'50"E	49.21'
C76	1260.00'	2°14'17"	49.22'	N27°22'07"E	49.21'
C77	1260.00'	2°14'17"	49.22'	N29°36'24"E	49.22'
C78	1260.00'	2°14'17"	49.22'	N31°50'41"E	49.21'
C79	1260.00'	2°14'17"	49.21'	N34°04'58"E	49.21'
C80	1260.00'	1°28'12"	32.33'	N35°56'12"E	32.32'
C182	1080.00'	0°43'12"	13.57'	N36°18'42"E	13.57'
C183	1080.00'	3°07'31"	58.91'	N34°23'20"E	58.90'
C184	1080.00'	3°07'41"	58.96'	N31°15'44"E	58.95'
C185	1080.00'	3°54'17"	73.60'	N27°44'45"E	73.59'
C186	1080.00'	3°54'39"	73.72'	N23°50'17"E	73.70'
C204	50.00'	46°11'33"	40.75'	N83°48'00"W	39.63'
C224	1080.00'	20°20'35"	383.46'	N26°30'01"E	381.44'



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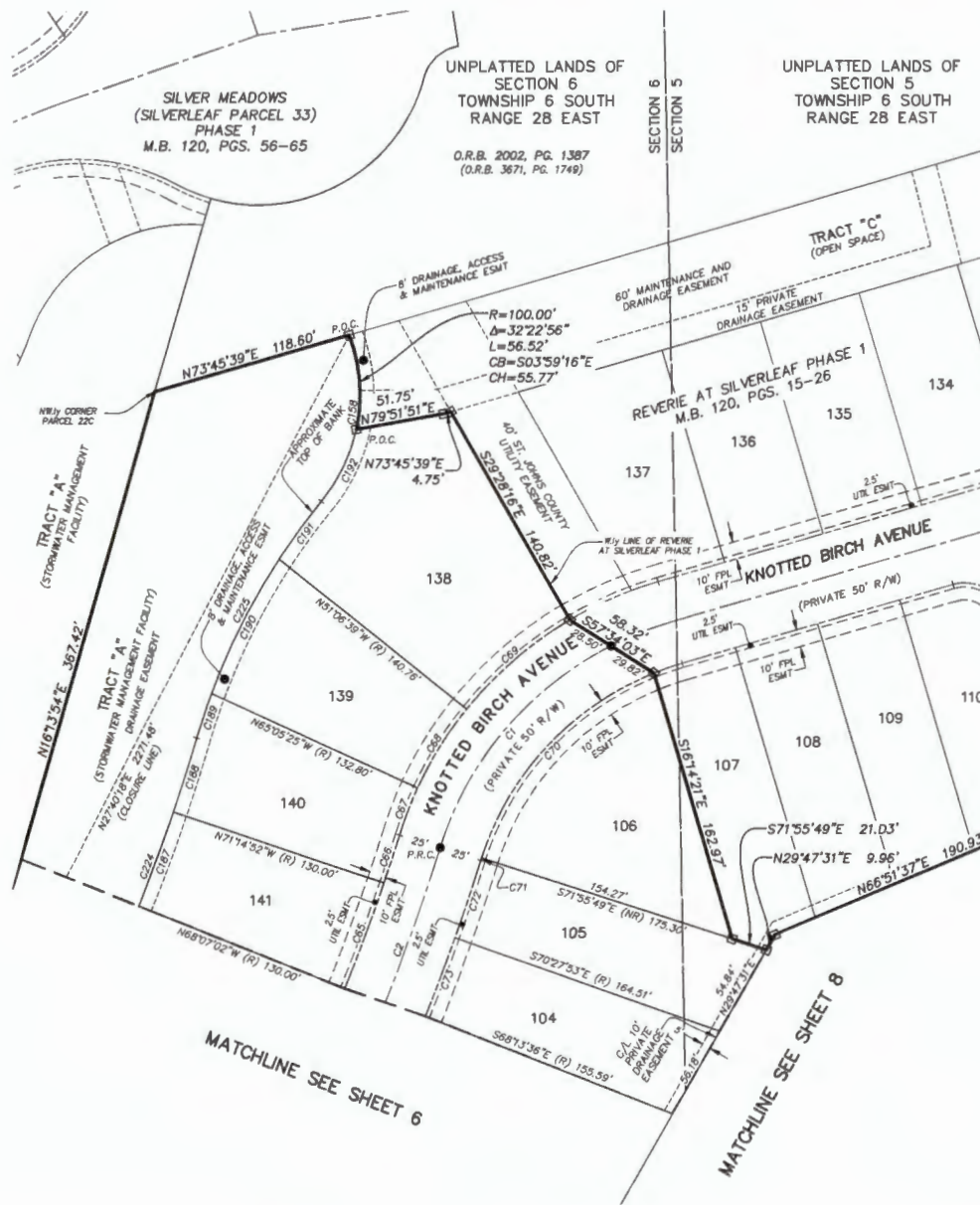
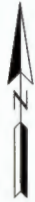
REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 7 OF 11 SHEETS

SEE SHEET 2 FOR NOTES

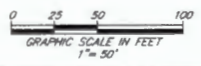


CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C1	200.00'	45°41'34"	159.50'	S40°12'04\"/>	

- 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
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 - △ CENTRAL ANGLE
 - ① SHEET REFERENCE NUMBER
 - MATCHLINE

MATCHLINE SEE SHEET 6

MATCHLINE SEE SHEET 8



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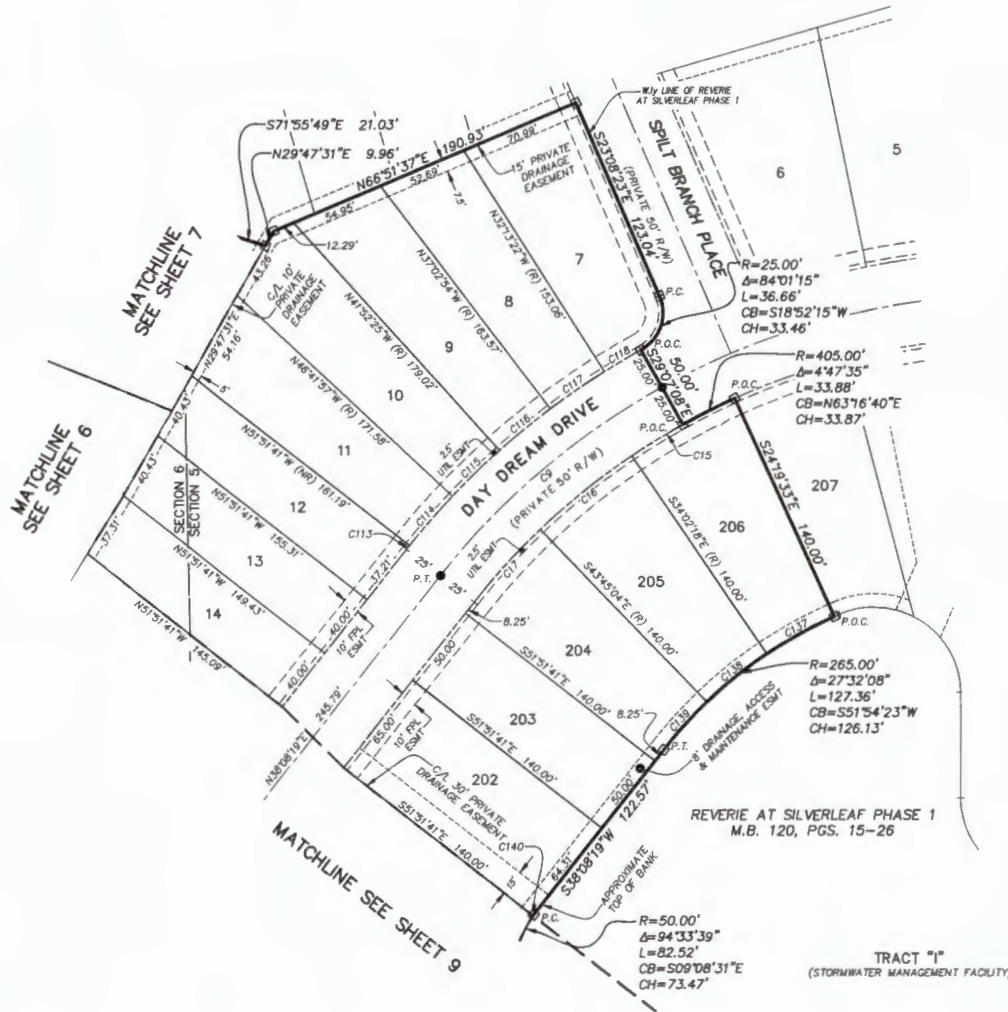
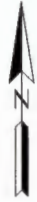
REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 8 OF 11 SHEETS

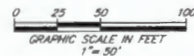
SEE SHEET 2 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C9	430.00'	22°44'33"	170.88'	S49°30'38"W	169.56'
C15	405.00'	9°42'45"	68.65'	S60°49'04"W	68.57'
C16	405.00'	9°42'45"	68.65'	S51°06'19"W	68.57'
C17	405.00'	8°06'37"	57.33'	S42°11'38"W	57.28'
C113	455.00'	0°21'06"	2.79'	S38°18'52"W	2.79'
C114	455.00'	4°48'38"	38.20'	S40°53'44"W	38.19'
C115	455.00'	4°49'32"	38.32'	S45°42'49"W	38.31'
C116	455.00'	4°49'32"	38.32'	S50°32'21"W	38.31'
C117	455.00'	4°49'32"	38.32'	S55°21'52"W	38.31'
C118	455.00'	3°06'14"	24.65'	S59°19'45"W	24.85'
C137	265.00'	9°42'45"	44.92'	S60°49'04"W	44.87'
C138	265.00'	9°42'45"	44.92'	S51°06'19"W	44.87'
C139	265.00'	8°06'37"	37.51'	S42°11'38"W	37.48'
C140	50.00'	0°47'18"	0.89'	S37°44'40"W	0.89'

LEGEND

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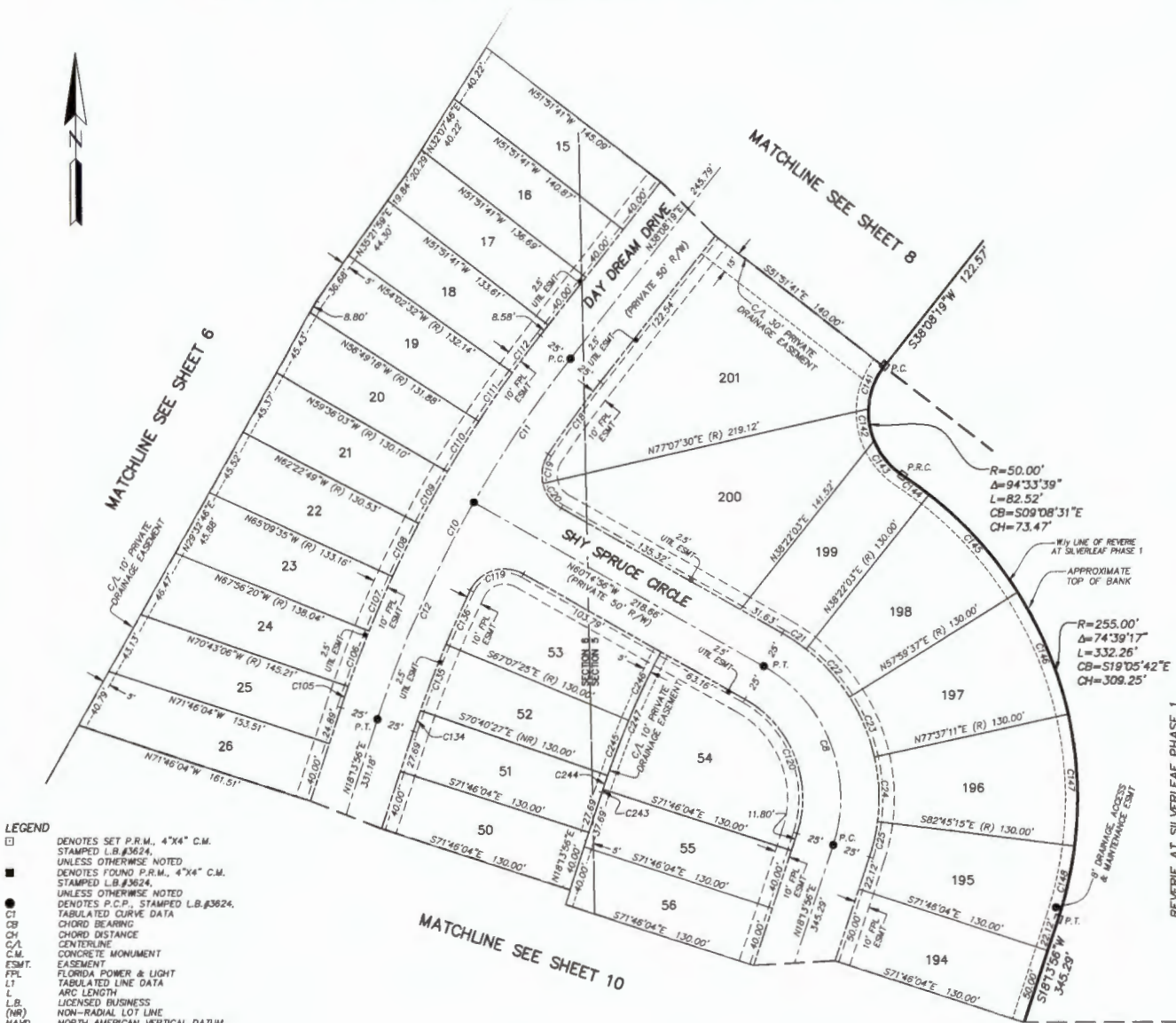
REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

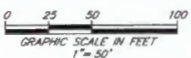
MAP BOOK PAGE

SHEET 9 OF 11 SHEETS

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- LEGEND**
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 - P.R.M. PERMANENT REFERENCE MONUMENT
 - R RADIAL LOT LINE
 - R/W RIGHT OF WAY
 - UTL UTILITY
 - Δ CENTRAL ANGLE
 - (S) SHEET REFERENCE NUMBER
 - — — MATCHLINE



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
CB	100.00'	78°28'52"	136.98'	N21°00'30"W	126.52'
C10	780.00'	19°54'23"	271.00'	S28°11'08"W	269.63'
C11	780.00'	8°23'15"	114.18'	S33°56'42"W	114.08'
C12	780.00'	11°31'08"	156.81'	S23°59'30"W	156.55'
C18	755.00'	4°27'36"	58.77'	S35°54'31"W	58.75'
C19	25.00'	46°33'13"	20.31'	S10°24'07"W	19.76'
C20	25.00'	47°22'26"	20.67'	S36°33'43"E	20.09'
C21	125.00'	8°36'59"	18.80'	N55°56'26"W	18.78'
C22	125.00'	19°37'34"	42.82'	N41°48'10"W	42.61'
C23	125.00'	19°37'34"	42.82'	N22°11'36"W	42.61'
C24	125.00'	19°37'34"	42.82'	N02°34'02"W	42.61'
C25	125.00'	10°59'12"	23.97'	N12°44'21"E	23.93'
C105	805.00'	1°02'58"	14.74'	S18°45'25"W	14.74'
C108	805.00'	2°46'46"	39.05'	S20°40'17"W	39.05'
C107	805.00'	2°46'46"	39.05'	S23°27'03"W	39.05'
C108	805.00'	2°46'46"	39.05'	S26°13'48"W	39.05'
C109	805.00'	2°46'46"	39.05'	S29°00'34"W	39.05'
C110	805.00'	2°46'46"	39.05'	S31°47'19"W	39.05'
C111	805.00'	2°46'46"	39.05'	S34°34'05"W	39.05'
C112	805.00'	2°46'46"	39.05'	S37°20'53"W	39.05'
C119	25.00'	93°55'39"	40.98'	S72°47'19"W	36.55'
C120	75.00'	78°28'52"	102.73'	N21°00'30"W	94.89'
C134	755.00'	1°05'37"	14.41'	S18°46'45"W	14.41'
C135	755.00'	3°33'02"	46.79'	S21°06'04"W	46.79'
C136	755.00'	2°56'50"	38.84'	S24°21'00"W	38.83'
C141	50.00'	34°46'09"	30.37'	S19°56'57"W	29.91'
C142	50.00'	24°47'51"	21.64'	S09°01'03"E	21.47'
C143	50.00'	34°10'22"	29.82'	S39°20'10"E	29.38'
C144	255.00'	4°47'23"	21.32'	N54°01'39"W	21.31'
C145	255.00'	19°37'34"	87.35'	N41°48'10"W	86.92'
C146	255.00'	19°37'34"	87.35'	N22°11'36"W	86.92'
C147	255.00'	19°37'34"	87.35'	N02°34'02"W	86.92'
C148	255.00'	10°59'12"	48.90'	N12°44'21"E	48.82'
C243	625.00'	0°12'41"	2.31'	S18°20'17"W	2.31'
C244	625.00'	1°05'37"	11.93'	S18°46'45"W	11.93'
C245	625.00'	3°33'02"	38.73'	S21°06'04"W	38.73'
C246	625.00'	4°34'56"	49.99'	S25°10'03"W	49.97'
C247	625.00'	9°00'54"	98.34'	S22°57'04"W	98.24'

REVERIE AT SILVERLEAF PHASE 1
M.B. 120, PGS. 15-26

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

REVERIE AT SILVERLEAF PHASE 2

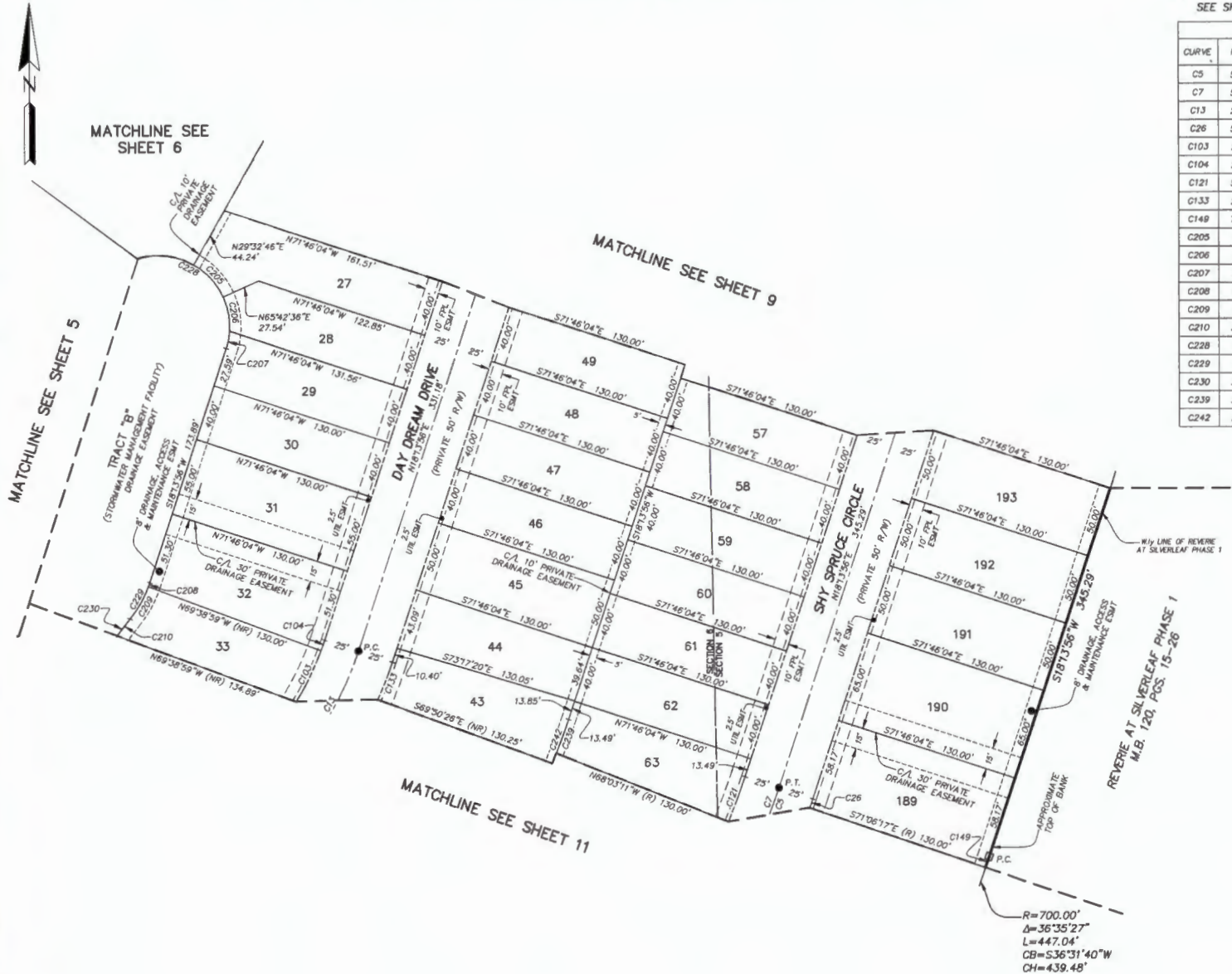
SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 10 OF 11 SHEETS

SEE SHEET 2 FOR NOTES

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C5	545.00'	70°09'53"	867.41'	N53°18'53"E	626.48'
C7	545.00'	43°52'04"	417.27'	N40°09'58"E	407.15'
C13	235.00'	20°56'15"	85.88'	N28°42'04"E	85.40'
C26	570.00'	0°39'47"	6.60'	N18°33'50"E	6.60'
C103	210.00'	10°56'50"	40.25'	N25°50'26"E	40.18'
C104	210.00'	2°07'05"	7.76'	N19°17'29"E	7.76'
C121	520.00'	3°42'52"	33.71'	N20°05'23"E	33.71'
C133	260.00'	6°16'19"	28.46'	N21°22'06"E	28.45'
C149	700.00'	0°39'47"	8.10'	N18°33'50"E	8.10'
C205	50.00'	36°09'49"	31.56'	N42°22'19"W	31.04'
C208	50.00'	28°09'02"	24.57'	N10°12'53"W	24.32'
C207	50.00'	14°22'19"	12.54'	N11°02'47"E	12.51'
C208	80.00'	2°07'05"	2.96'	N19°17'29"E	2.96'
C209	80.00'	18°49'10"	26.28'	N29°45'36"E	26.16'
C210	305.00'	2°47'41"	14.80'	S37°46'21"W	14.88'
C228	50.00'	161°33'39"	140.99'	N62°52'53"W	88.71'
C229	80.00'	20°56'15"	29.23'	N28°42'04"E	29.07'
C230	305.00'	55°13'14"	293.95'	S11°33'34"W	282.71'
C239	390.00'	3°42'52"	25.28'	N20°05'23"E	25.28'
C242	390.00'	4°49'20"	52.82'	N20°38'36"E	32.81'



- 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 CURVE
 - CB CHORD BEARING
 - CD CHORD DISTANCE
 - C/L CENTERLINE
 - C.M. CONCRETE MONUMENT
 - EASEMENT FLORIDA POWER & LIGHT
 - FPL TABULATED CURVE DATA
 - LI TABULATED LINE DATA
 - L ARC LENGTH
 - L.B. LICENSED BUSINESS
 - NR(NR) NON-RADIAL LOT LINE
 - NAVD(NR) NORTH AMERICAN VERTICAL DATUM
 - D.R.B. OFFICIAL RECORDS BOOK
 - M.B. MAP BOOK
 - P.C. POINT OF CURVATURE
 - P.D.C. POINT ON CURVE
 - 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
 - UTL UTILITY
 - △ CENTRAL ANGLE
 - ③ SHEET REFERENCE NUMBER
 - - - MATCHLINE

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REVERIE AT SILVERLEAF PHASE 2

SECTIONS 5 AND 6, TOWNSHIP 6 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA.

MAP BOOK PAGE

SHEET 11 OF 11 SHEETS

SEE SHEET 2 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C5	545.00'	70°09'53"	667.41'	N53°18'53"E	626.48'
C7	545.00'	43°52'04"	417.27'	N40°09'58"E	407.15'
C13	235.00'	20°56'15"	85.88'	N28°42'04"E	85.40'
C14	150.00'	67°04'11"	173.59'	S05°38'06"W	165.73'
C27	570.00'	4°51'13"	48.28'	N21°19'20"E	48.27'
C28	570.00'	4°51'13"	48.28'	N26°10'33"E	48.27'
C29	570.00'	4°51'13"	48.28'	N31°01'45"E	48.27'
C30	570.00'	4°51'13"	48.28'	N35°52'58"E	48.27'
C31	570.00'	4°51'13"	48.28'	N40°44'11"E	48.27'
C32	570.00'	4°51'13"	48.28'	N45°35'24"E	48.27'
C33	570.00'	4°51'13"	48.28'	N50°26'36"E	48.27'
C96	175.00'	107°19'00"	31.51'	S22°44'30"E	31.47'
C97	175.00'	11°43'59"	35.84'	S11°43'01"E	35.77'
C98	175.00'	11°43'59"	35.84'	S00°00'59"W	35.77'
C99	175.00'	11°43'59"	35.84'	S11°44'58"W	35.77'
C100	175.00'	11°43'59"	35.84'	S23°28'57"W	35.77'
C101	175.00'	9°49'15"	30.00'	S34°15'34"W	29.96'
C102	210.00'	7°50'20"	28.73'	N35°15'01"E	28.71'
C122	520.00'	5°35'59"	50.82'	N24°44'48"E	50.80'
C123	520.00'	5°35'59"	50.82'	N30°20'47"E	50.80'
C124	520.00'	5°35'59"	50.82'	N35°56'46"E	50.80'
C125	520.00'	5°35'59"	50.82'	N41°32'44"E	50.80'
C126	520.00'	5°35'59"	50.82'	N47°08'43"E	50.80'
C129	125.00'	63°23'07"	138.28'	S03°47'34"W	131.34'
C130	125.00'	3°41'05"	8.04'	S37°19'39"W	8.04'
C131	260.00'	6°48'09"	30.87'	N35°46'07"E	30.85'
C132	260.00'	7°51'47"	35.68'	N28°26'09"E	35.65'
C150	700.00'	4°51'13"	59.30'	N21°19'20"E	59.28'
C151	700.00'	4°51'13"	59.30'	N26°10'33"E	59.28'
C152	700.00'	4°51'13"	59.30'	N31°01'45"E	59.28'
C153	700.00'	4°51'13"	59.30'	N35°52'58"E	59.28'
C154	700.00'	4°51'13"	59.30'	N40°44'11"E	59.28'
C155	700.00'	4°51'13"	59.30'	N45°35'24"E	59.28'
C156	700.00'	4°51'13"	59.30'	N50°26'36"E	59.28'
C211	305.00'	7°01'34"	37.40'	S32°51'43"W	37.38'
C212	305.00'	11°43'59"	62.46'	S23°28'57"W	62.35'
C213	305.00'	11°43'59"	62.46'	S11°44'58"W	62.35'
C214	305.00'	11°43'59"	62.46'	S00°00'59"W	62.35'
C215	305.00'	107°2'02"	54.30'	S10°5'02"E	54.23'
C216	50.00'	9°24'51"	8.22'	N11°20'37"W	8.21'
C217	50.00'	4°25'34"	37.47'	N14°50'06"E	36.60'
C230	305.00'	55°13'4"	293.95'	S11°33'34"W	282.71'
C231	50.00'	104°26'52"	91.15'	N36°10'24"E	79.04'
C233	390.00'	5°35'59"	38.12'	N47°08'43"E	38.10'
C234	390.00'	5°35'59"	38.12'	N41°32'44"E	38.10'
C235	390.00'	197°8'08"	131.39'	N48°46'25"E	130.77'
C236	390.00'	5°35'59"	38.12'	N35°56'46"E	38.10'
C237	390.00'	5°35'59"	38.12'	N30°20'47"E	38.10'
C238	390.00'	5°35'59"	38.12'	N24°44'48"E	38.10'
C240	390.00'	6°45'19"	45.98'	N35°44'42"E	45.95'
C241	390.00'	9°18'46"	63.39'	N27°42'39"E	63.32'



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