

MARSHWINDS

A PORTION OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST,
THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

CAPTION

A PART OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 3; FROM THE POINT OF REFERENCE THUS DESCRIBED RUN NORTH 88° 50' 20" WEST ALONG THE SOUTHERLY LINE OF SAID SECTION 3, A DISTANCE OF 30.01 FEET TO A POINT IN THE WESTERLY RIGHT-OF-WAY LINE OF ALTA DRIVE, (A 60 FOOT RIGHT-OF-WAY AS NOW ESTABLISHED); THENCE RUN NORTH 02° 27' 20" EAST, ALONG THE SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 429.0 FEET TO THE POINT OF BEGINNING; FROM THE POINT OF BEGINNING THUS DESCRIBED RUN NORTH 88° 50' 20" WEST DEPARTING SAID WESTERLY RIGHT-OF-WAY LINE AND BEING PARALLEL TO THE SAID SOUTHERLY LINE OF SECTION 3, A DISTANCE OF 781.67 FEET; THENCE RUN NORTH 01° 09' 40" EAST A DISTANCE OF 448.65 FEET; THENCE RUN NORTH 57° 06' 09" WEST, A DISTANCE OF 152.24 FEET; THENCE RUN NORTH 20° 17' 18" WEST A DISTANCE OF 134.33 FEET; THENCE RUN NORTH 21° 34' 28" EAST, A DISTANCE OF 217.39 FEET; THENCE RUN NORTH 28° 55' 30" WEST, A DISTANCE OF 82.36 FEET; THENCE RUN NORTH 60° 55' 27" WEST, A DISTANCE OF 253.47 FEET; THENCE RUN NORTH 20° 59' 54" EAST, A DISTANCE OF 536.38 FEET; THENCE RUN NORTH 37° 29' 34" EAST, A DISTANCE OF 187.35 FEET; THENCE RUN NORTH 00° 13' 00" WEST, A DISTANCE OF 656.81 FEET; THENCE RUN NORTH 12° 06' 07" WEST, A DISTANCE OF 186.44 FEET; THENCE RUN SOUTH 87° 31' 14" EAST, A DISTANCE OF 270.74 FEET; THENCE RUN NORTH 02° 54' 55" EAST, A DISTANCE OF 3.66 FEET TO THE POINT OF A CURVE TO THE RIGHT, SAID CURVE BEING CONCAVE TO THE SOUTHEAST AND HAVING A RADIUS OF 305.0 FEET; THENCE RUN NORTHEASTERLY ALONG AND AROUND SAID CURVE, AN ARC DISTANCE OF 323.89 FEET TO THE POINT OF TANGENCY OF SAID CURVE; SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 33° 20' 13" EAST, 308.88 FEET; THENCE NORTH 63° 45' 31" EAST, A DISTANCE OF 43.45 FEET TO THE POINT OF A CURVE TO THE RIGHT; SAID CURVE BEING CONCAVE TO THE SOUTH AND HAVING A RADIUS OF 330.0 FEET; THENCE RUN NORTHEASTERLY ALONG AND AROUND SAID CURVE, AN ARC DISTANCE OF 221.23 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 82° 57' 52" EAST, 217.11 FEET; THENCE RUN SOUTH 77° 49' 47" EAST, A DISTANCE OF 15.45 FEET; THENCE RUN NORTH 25° 29' 56" WEST, A DISTANCE OF 78.95 FEET; THENCE RUN NORTH 64° 30' 04" EAST, A DISTANCE OF 239.99 FEET; THENCE RUN SOUTH 87° 32' 40" EAST, A DISTANCE OF 100.66 FEET TO A POINT IN SAID WESTERLY RIGHT-OF-WAY LINE OF ALTA DRIVE. SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 1057, PAGE 217 OF THE SAID CURRENT PUBLIC RECORDS OF SAID COUNTY; THENCE SOUTH 02° 27' 20" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 3024.61 FEET TO THE POINT OF BEGINNING. LANDS THUS DESCRIBED CONTAINS 60.20 ACRES MORE OR LESS.

ADOPTON AND DEDICATION

THIS IS TO CERTIFY THAT MARSHWINDS DEVELOPMENT GROUP, L.C., A FLORIDA LIMITED LIABILITY COMPANY IS THE OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON KNOWN AS MARSHWINDS, HAVING CAUSED THE SAME TO BE SURVEYED, THAT SUNTRUST BANK, NORTH FLORIDA A GEORGIA BANKING CORPORATION, IS THE HOLDER OF MORTGAGE ON SAID LANDS. THIS PLAT BEING MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF THOSE LANDS, ALL DRIVES, LANES, WAYS, COURTS, EASEMENTS FOR DRAINAGE UNOBSTRUCTED EASEMENTS, EASEMENTS FOR INGRESS AND EGRESS AND NON-ACCESS EASEMENTS AS SHOWN HEREON ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATION DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS. THE DRAINAGE EASEMENTS THROUGH AND OVER THE LAKES/STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT ARE HEREBY IRREVOCABLY DEDICATED TO THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, AND ARE SUBJECT TO THE FOLLOWING COVENANTS WHICH SHALL RUN WITH THE LAND:

- 1) THE DRAINAGE EASEMENTS HEREBY DEDICATED SHALL PERMIT THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS, TO DISCHARGE INTO SAID LAKES/ STORMWATER MANAGEMENT FACILITIES WHICH THESE EASEMENTS TRAVERSE, ALL WATER WHICH MAY FALL OR COME UPON ALL TRAILS, COURTS, LANES AND STREETS HEREBY DEDICATED, TOGETHER WITH ALL SOIL, NUTRIENTS, CHEMICALS AND ALL OTHER SUBSTANCES WHICH MAY FLOW OR PASS FROM TRAILS, COURTS, LANES AND STREETS, FROM ADJACENT LAND OR FROM ANY OTHER SOURCE OF PUBLIC WATERS INTO OR THROUGH SAID LAKES AND TREATMENTS SYSTEMS, WITHOUT ANY LIABILITY WHATSOEVER ON THE PART OF THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS FOR ANY DAMAGE, INJURIES OR LOSSES TO PERSONS OR PROPERTY RESULTING FROM THE ACCEPTANCE OR USE OF THESE DRAINAGE EASEMENTS BY THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS;
- 2) THE LAKES/STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT ARE OWNED IN FEE SIMPLE TITLE BY THE ABUTTING PROPERTY OWNERS. THE CITY OF JACKSONVILLE BY ACCEPTANCE OF THIS PLAT ASSUMES NO RESPONSIBILITY FOR THE REMOVAL OR TREATMENT OF AQUATIC PLANTS, ANIMALS, SOIL, CHEMICALS OR ANY OTHER SUBSTANCE OR THING THAT MAY EVEN BE OR COME WITHIN SAID LAKES/ STORMWATER MANAGEMENT FACILITIES WHICH THESE EASEMENTS TRAVERSE, NOR ANY RESPONSIBILITY FOR MAINTENANCE OR PRESERVATION OF THE WATER PURITY, WATER LEVEL OR WATER DEPTH WHICH RESPONSIBILITIES SHALL BE THOSE OF THE ABUTTING PROPERTY OWNERS;
- 3) THE CITY OF JACKSONVILLE, ITS SUCCESSORS AND ASSIGNS SHALL NOT BE LIABLE NOR RESPONSIBLE FOR THE CREATION, OPERATION, FAILURE OR DESTRUCTION OF WATER LEVEL CONTROL EQUIPMENT WHICH MAY BE CONSTRUCTED OR INSTALLED BY THE DEVELOPER AND ANY OTHER PERSON WITHIN THE AREA OF THE LANDS HEREBY PLATTED, OR OF THE LAKES/ STORMWATER MANAGEMENT FACILITIES SHOWN ON THIS PLAT, BUT SHALL HAVE THE RIGHT TO MODIFY THE EXISTENCE OF THE LAKES/ STORMWATER MANAGEMENT FACILITIES AND THAT WHICH RETAINS IT TO EFFECT ADEQUATE DRAINAGE INCLUDING BUT NOT LIMITED TO, THE RIGHT TO REMOVE ANY WATER LEVEL CONTROL STRUCTURES OR ANY PART THEREOF.

THE OWNER, ITS SUCCESSORS AND ASSIGNS OF THE LANDS DESCRIBED AND CAPTIONED HEREON, SHAL INDEMNIFY THE CITY OF JACKSONVILLE AND SAVE IT HARMLESS FROM SUITS, ACTION, DAMAGES AND LIABILITY AND EXPENSE IN CONNECTION WITH THE LOSS OF LIFE, BODILY OR PERSONAL INJURY OR PROPERTY DAMAGE OR ANY OTHER DAMAGE ARISING FROM OR OUT OF ANY OCCURANCE IN, UPON, AT OR FROM THE LAKES/ STORMWATER MANAGEMENT FACILITIES DESCRIBED ABOVE, OR ANY PART THEREOF, OCCASIONED WHOLLY OR IN PART BY ANY ACT OF OMISSION OF ITS AGENTS, CONTRACTORS, EMPLOYEES, SERVANTS, LICENSEES, OR CONCESSIONAIRES WITHIN MARSHWINDS. THIS INDEMNIFICATION SHALL RUN WITH THE LAND AND THE ASSIGNS OF THE OWNER AND SHALL BE SUBJECT TO IT.

THOSE EASEMENTS DESIGNATED AS "JEA-E.E." AND LIFT STATION (TRACT "F") ARE HEREBY IRREVOCABLY DEDICATED TO THE JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM. THOSE EASEMENTS DESIGNATED AS "JEA-E." ARE HEREBY IRREVOCABLY DEDICATED TO THE JEA, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL SYSTEM; PROVIDED HOWEVER, THAT NO PARALLEL UTILITIES MAY BE INSTALLED WITHIN SAID EASEMENTS.

TRACTS A, B, C & D ARE FOR BUFFER AND LANDSCAPE AND WILL BE OWNED BY THE OWNER, HIS SUCCESSORS AND ASSIGNS. LOT 34 IS HEREBY DEDICATED TO THE MARSHWINDS HOMEOWNERS ASSOCIATION, INC A FLORIDA CORPORATION, FOR USE AS A PARK. TRACT E IS HEREBY DEDICATED TO THE MARSHWINDS HOMEOWNERS ASSOCIATION INC. FOR A PASSIVE PARK SUBJECT TO ALL RULES AND REGULATIONS OF ANY AGENCIES OR ENTITIES WITH REGULATION AUTHORITY OVER WETLANDS. ALL 10' BUFFER EASEMENTS, NON-ACCESS EASEMENTS AND SIGN EASEMENTS ARE HEREBY DEDICATED TO THE MARSHWINDS HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF PERIMETER LANDSCAPING, ADDITIONAL BUFFER AND SIGNAGE, THE MAINTENANCE RESPONSIBILITIES OF WHICH SHALL BE THOSE OF THE HOMEOWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF MARSHWINDS DEVELOPMENT GROUP, L.C., A FLORIDA LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE EXECUTED BY ITS MANAGING MEMBER WITH THE CORPORATE SEAL AFFIXED THIS 5th DAY OF March, AD, 2001.

Approved 3/16/2001
Date
J. Hall
City Engineer
for Director of Public Works
Approved 3/20/2001
Date
Sharon...
for General Counsel

APPROVED FOR THE RECORD

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED, ACCEPTED AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, PURSUANT TO CHAPTER 654, ORDINANCE CODE.

FOR [Signature]
DIRECTOR OF PUBLIC WORKS
DATE: March 20, 2001

CLERK'S CERTIFICATE 2001064587

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN EXAMINED AND APPROVED BY THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, AND SUBMITTED TO ME FOR RECORDING AND IS RECORDED IN PLAT BOOK 54, PAGES 8 thru 211 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, THIS 15th DAY OF March AD, 2001.

BY: [Signature]
BY: [Signature]
DEPUTY CLERK
CLERK OF THE CIRCUIT COURT

MARSHWINDS DEVELOPMENT GROUP, L.C., A FLORIDA LIMITED LIABILITY COMPANY
BY: [Signature]
V. HAWLEY SMITH, JR. MANAGING MEMBER

WITNESS: [Signature]
Mary Louine Dungey
PRINT OR TYPE NAME

WITNESS: [Signature]
Katherine L. Breidenstein
PRINT OR TYPE NAME

**STATE OF FLORIDA
COUNTY OF DUVAL**

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF March, AD, 2001, BY V. HAWLEY SMITH, JR. MANAGING MEMBER, HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

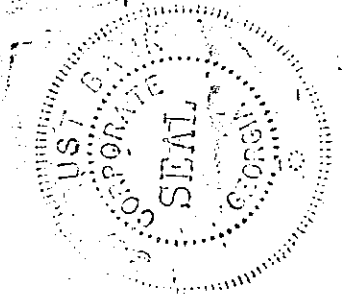
[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: 10/12/02



SUNTRUST BANK, NORTH FLORIDA, A GEORGIA BANKING CORPORATION

WITNESS: [Signature]
Julie Thigpen
LARRY W. NORDMANN
FIRST VICE PRESIDENT/ GROUP MGR.

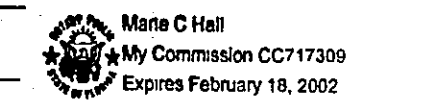
WITNESS: [Signature]
Maria C. Hall
PRINT OR TYPE NAME



**STATE OF FLORIDA
COUNTY OF DUVAL**

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF March, AD, 2001, BY LARRY W. NORDMANN, FIRST VICE PRESIDENT/ GROUP MANAGER OF SUNTRUST BANK, NORTH FLORIDA, A GEORGIA BANKING CORPORATION ON BEHALF OF THE CORPORATION, HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: 02/18/02



PLAT CONFORMITY REVIEW

THIS PLAT HAS BEEN REVIEWED AND FOUND IN COMPLIANCE WITH PART 1, CHAPTER 177, FLORIDA STATUTES, THIS 16th DAY OF March, 2001

[Signature]
GLENN E. MC GREGOR, P.L.S.
PROFESSIONAL LAND SURVEYOR NUMBER 4252

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED ABOVE, THAT THE SURVEY WAS MADE UNDER THE UNDERSIGNED'S RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA COMPLIES WITH ALL OF THE REQUIREMENTS OF THE FLORIDA STATUTE CHAPTER 177, THAT PERMANENT REFERENCE MONUMENTS, PERMANENT CONTROL POINTS AND LOT CORNERS HAVE BEEN MONUMENTED IN ACCORDANCE WITH CHAPTER 177.091 F. S., CHAPTER 61G- 17.003 F. A. C. AND SECTION 654.110 ORDINANCE CODE OF THE CITY OF JACKSONVILLE.

SIGNED AND SEALED THIS 17th DAY OF March, AD, 2001

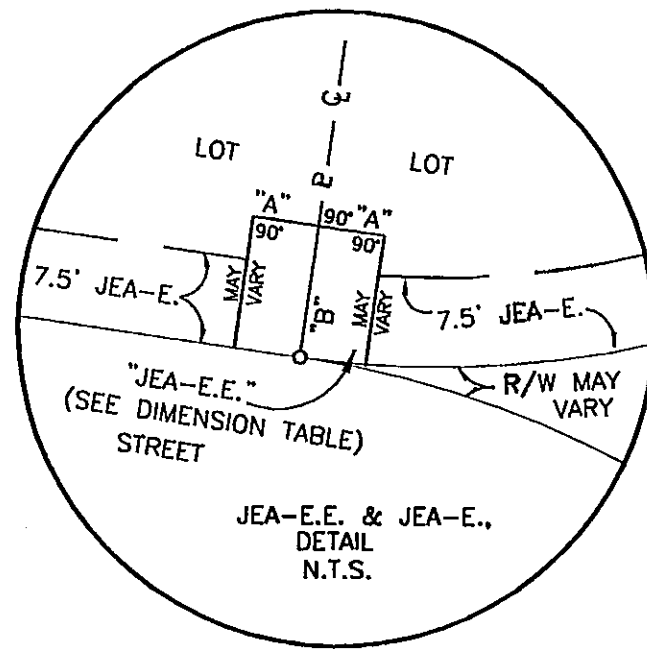
[Signature]
JAMES D. HARRISON, JR.
FLORIDA REGISTERED LAND SURVEYOR
AND MAPPER CERTIFICATE NO.: 2647

PREPARED BY:
ALL AMERICAN SURVEYORS, INC.
8789 SAN JOSE BLVD., SUITE 301
JACKSONVILLE, FLORIDA 32217
(904) 739-2217

MARSHWINDS

A PORTION OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST,
THE CITY OF JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET 2 FOR GENERAL NOTES



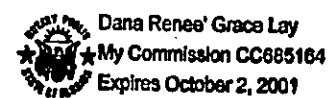
DIMENSION TABLE		
"A"	5'	TYPICAL 10' X 10' JEA EQUIPMENT EASEMENT
"B"	10'	TYPICAL 10' X 20' JEA EQUIPMENT EASEMENT
"A"	10'	TYPICAL 20' X 20' JEA EQUIPMENT EASEMENT
"B"	20'	TYPICAL 20' X 20' JEA EQUIPMENT EASEMENT

MERCEDES HOMES, INC.
BY: [Signature]
CORAM M. JOHNSTON, PRESIDENT, JACKSONVILLE DIVISION
WITNESS: [Signature]
PAMELA J. HUBER
PRINT OR TYPE NAME
WITNESS: [Signature]
WANDA MULLANE
PRINT OR TYPE NAME

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF MARCH, AD, 2001, BY CORA M. JOHNSTON, PRESIDENT, ON BEHALF OF THE CORPORATION SHE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.
[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: October 2, 2001

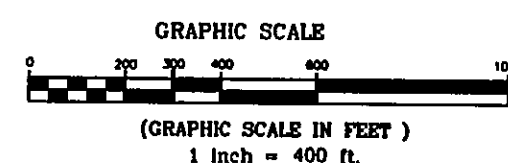
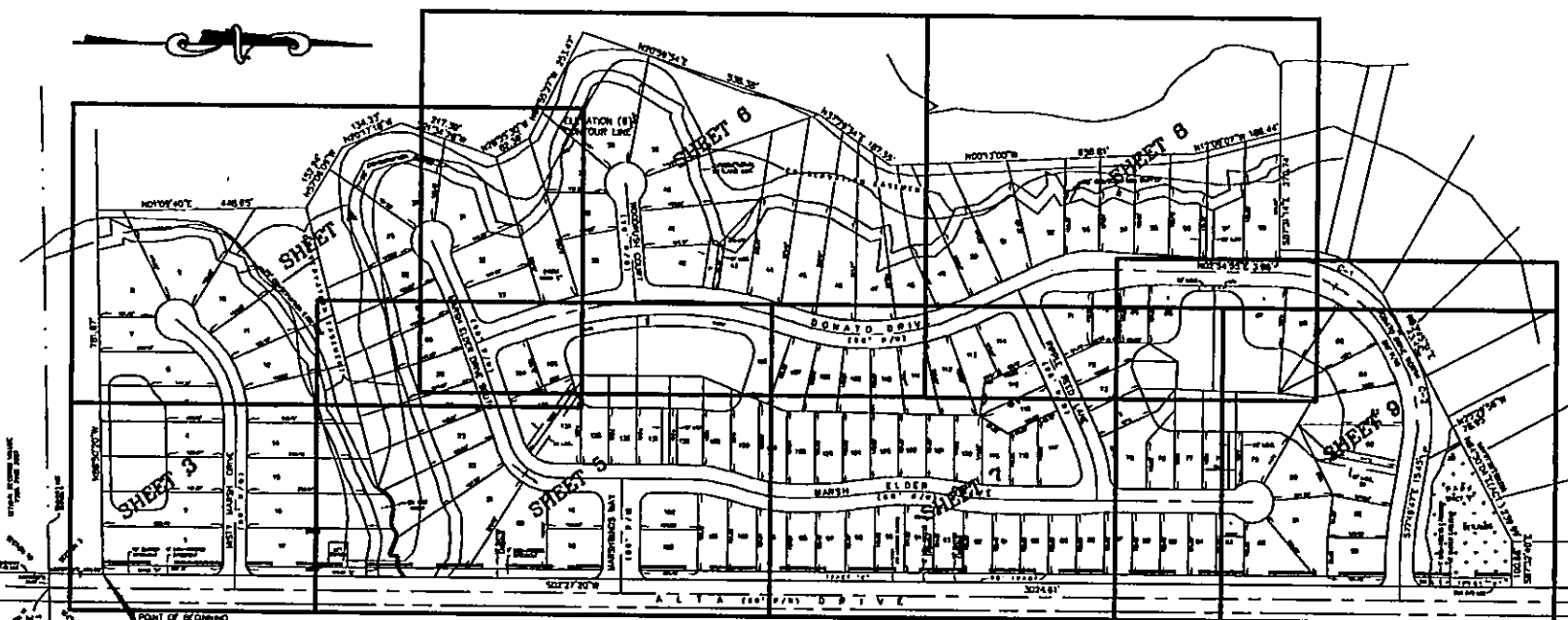
BUILDING RESTRICTION LINES

FRONT = 20 FEET
SIDE = 5 FEET
REAR = 10 FEET
SIDE STREET = 10 FEET



FLOOD ZONE NOTE

THE LANDS DEPICTED HEREON LIE WITHIN FLOOD ZONE ("X&AE (EL 6) AS DEPICTED ON THE FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY NUMBER 120077, PANEL NUMBER 0159, SUFFIX (E), DATED (JUNE 16, 1999).
AS PER L.O.M.R. LETTER, RELEASED BY F.E.M.A. CASE No. 00-04-303 P, DATED, MARCH 28, 2001.



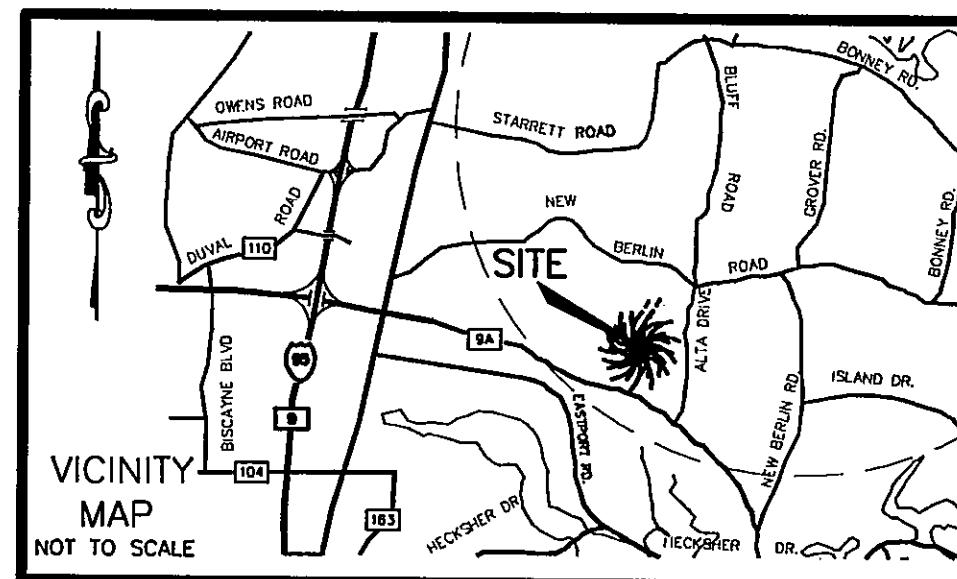
COPPENBARGER HOMES, INC.
BY: [Signature]
RONNIE D. COPPENBARGER, PRESIDENT
WITNESS: [Signature]
IDA-LOU STEPHENS
PRINT OR TYPE NAME
WITNESS: [Signature]
MARY LOUISE DUNGEY
PRINT OR TYPE NAME

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF MARCH, AD, 2001, BY RONNIE D. COPPENBARGER, PRESIDENT, ON BEHALF OF THE CORPORATION, HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: [Signature]

BANK OF AMERICA, N.A.
WITNESS: [Signature]
CRYSTAL R. PETTWAY
PRINT OR TYPE NAME
BY: [Signature]
G. ROSS McWILLIAMS
SENIOR VICE PRESIDENT
WITNESS: [Signature]
MARY LOUISE DUNGEY
PRINT OR TYPE NAME

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF MARCH, AD, 2001, BY G. ROSS McWILLIAMS, SENIOR VICE PRESIDENT ON BEHALF OF THE CORPORATION, HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.
[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: [Signature]



- NOTES:
- 1) □ DENOTES PERMANENT REFERENCE MONUMENT SET P.L.S. NO. 2647
 - 2) ● DENOTES PERMANENT CONTROL POINT
 - 3) BEARINGS BASED ON THE WESTERLY RIGHT OF WAY OF ALTA DRIVE AS BEING SOUTH 02° 27' 20" EAST.
 - 4) ALL PLATTED EASEMENTS SHOWN HEREON ARE FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF DRAINAGE STRUCTURES, UTILITIES, SANITARY SEWERS AND CABLE TELEVISION SERVICE, PROVIDED HOWEVER THAT SAID CABLE TELEVISION SERVICE, SHALL NOT INTERFERE WITH THE FACILITIES AND SERVICES OF ANY ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

PROVIDENCE CONSTRUCTION COMPANY
BY: [Signature]
WILLIAM J. CELLAR, PRESIDENT
WITNESS: [Signature]
MARY LOUISE DUNGEY
PRINT OR TYPE NAME
WITNESS: [Signature]
DONNA PASSMORE
PRINT OR TYPE NAME

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF MARCH, AD, 2001, BY WILLIAM J. CELLAR, PRESIDENT, ON BEHALF OF THE CORPORATION, HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.

[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: [Signature]

TUCKER FEDERAL BANK d/b/a FAIRFIELD MORTGAGE
WITNESS: [Signature]
MARY LOUISE DUNGEY
PRINT OR TYPE NAME
BY: [Signature]
STEPHEN MEADOWS
VICE PRESIDENT
WITNESS: [Signature]
KATHERINE L. BREIDENSTEIN
PRINT OR TYPE NAME

STATE OF FLORIDA
COUNTY OF DUVAL
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF MARCH, AD, 2001, BY STEPHEN MEADOWS, VICE PRESIDENT/ OF TUCKER FEDERAL BANK d/b/a FAIRFIELD MORTGAGE, ON BEHALF OF THE CORPORATION, HE IS PERSONALLY KNOWN TO ME AND DID NOT TAKE AN OATH.
[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: 10/12/03

5) CERTAIN EASEMENTS ARE RESERVED FOR JEA FOR USE IN COJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.

"JEA-E.E. DENOTES JEA EQUIPMENT EASEMENT. THESE EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY IMPROVEMENTS THAT MAY IMPEDE THE USE AND ACCESS OF SAID EASEMENT BY JEA".

"JEA-E. DENOTES JEA EASEMENT. JEA WILL ALLOW CERTAIN NON-PERMANENT IMPROVEMENTS WHICH DO NOT IMPEDE THE USE OF SAID EASEMENT BY JEA. THE INSTALLATION OF FENCES, HEDGES AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO REMOVAL BY JEA AT THE EXPENSE OF EACH LOT OWNER FOR THE REMOVAL AND REPLACEMENT OF SUCH ITEMS".

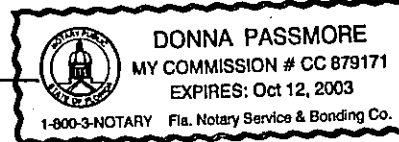
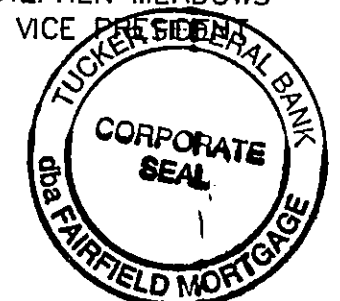
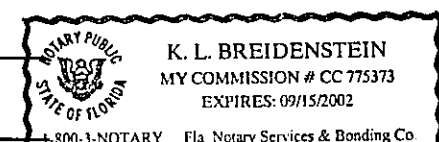
6) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA.

7) THE LAKES AND TOP OF BANK SHOWN HEREON DEPICTS A GRAPHIC REPRESENTATION OF THE PROPOSED LAKES, AND DOES NOT REPRESENT AN ACTUAL "AS-BUILT" CONDITION.

8) LOTS FRONTING ON TWO (2) STREETS MAY HAVE VEHICULAR ACCESS FROM ONE (1) STREET ONLY.

9) THE EASEMENTS SHOWN HEREON AND DESIGNATED AS UNOBSTRUCTED EASEMENTS SHALL REMAIN TOTALLY UNOBSTRUCTED BY ANY PERMANENT IMPROVEMENTS, WHICH MAY IMPEDE THE USE OF SAID EASEMENT BY THE CITY OF JACKSONVILLE. THE CONSTRUCTION OF DRIVEWAYS AND THE INSTALLATION OF FENCES, HEDGES AND LANDSCAPING IS PERMISSIBLE BUT SUBJECT TO THE REMOVAL AND/OR REPLACEMENT OF SUCH ITEMS.

10) JURISDICTIONAL WETLANDS LINES SHOWN HEREON FLAGGED BY ENVIRONMENTAL RESOURCE SOLUTIONS.



PREPARED BY:
ALL AMERICAN SURVEYORS, INC.
8789 SAN JOSE BLVD., SUITE 301
JACKSONVILLE, FLORIDA 32217
(904) 739-2217

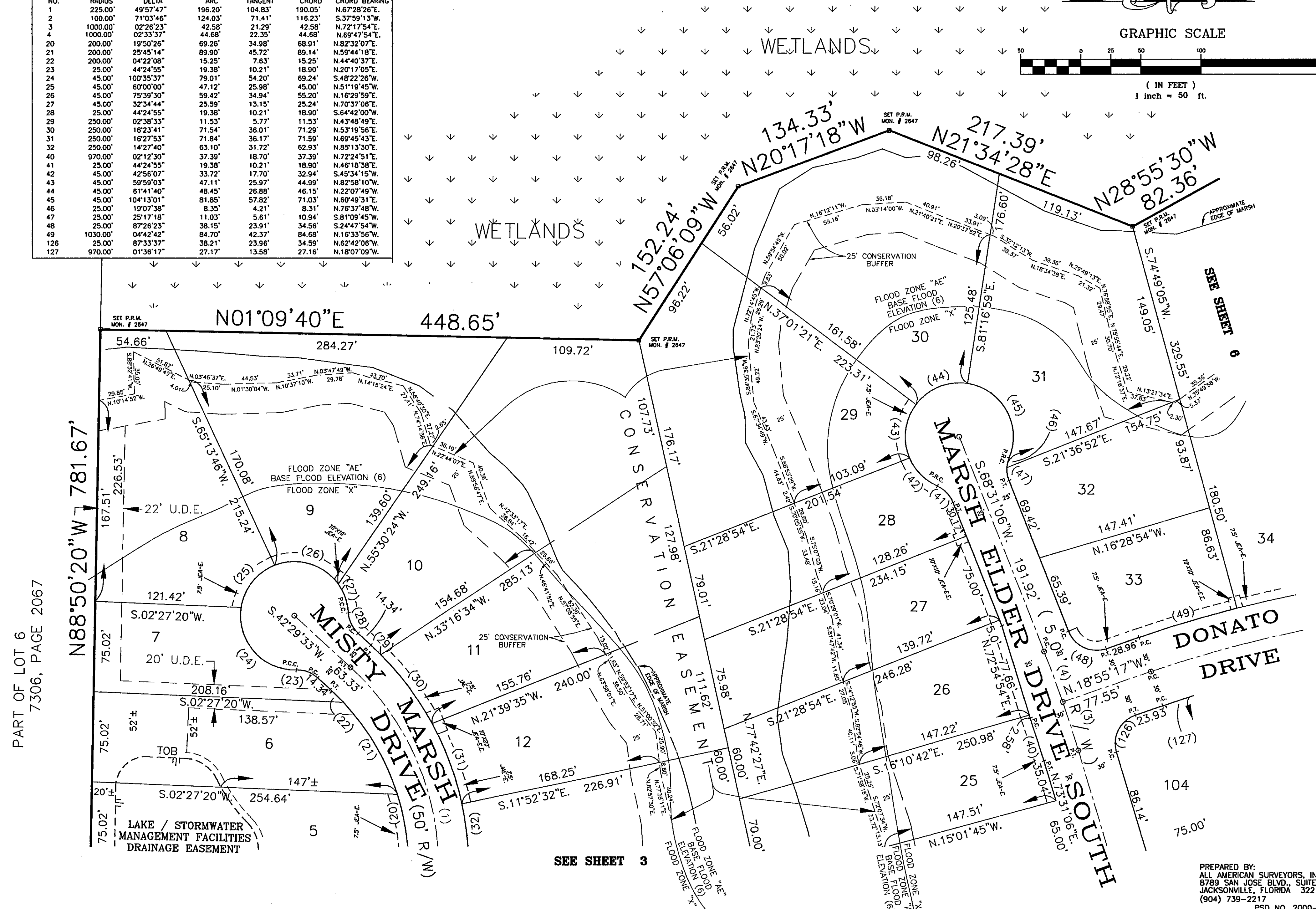
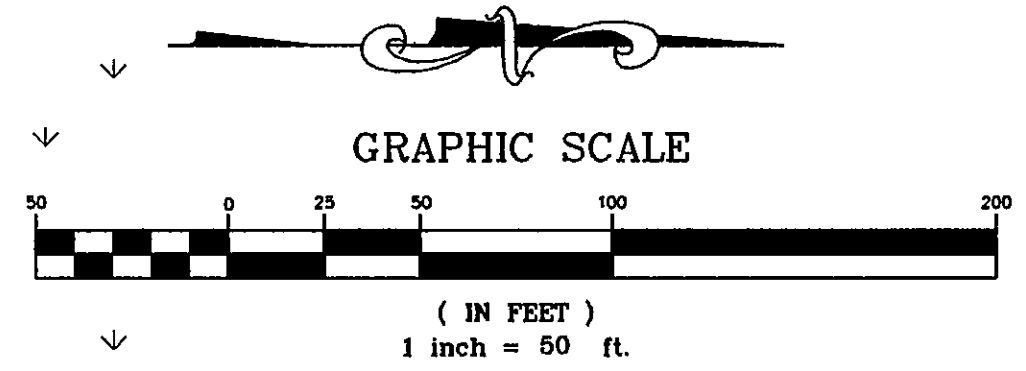
MARSH WINDS

A PART OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST,
JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET TWO OF NOTES FOR GENERAL NOTES:

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
1	225.00'	49°57'47"	196.20'	104.83'	190.05'	N.67°28'26"E.
2	100.00'	71°03'46"	124.03'	71.41'	116.23'	S.37°59'13"W.
3	1000.00'	02°26'23"	42.58'	21.29'	42.58'	N.72°17'34"E.
4	1000.00'	02°33'37"	44.68'	22.35'	44.68'	N.69°47'54"E.
20	200.00'	19°50'26"	69.26'	34.98'	68.91'	N.82°32'07"E.
21	200.00'	25°45'14"	89.90'	45.72'	89.14'	N.59°44'18"E.
22	200.00'	04°22'08"	19.38'	7.63'	15.25'	N.44°40'37"E.
23	25.00'	44°24'55"	19.38'	10.21'	18.90'	N.20°17'05"E.
24	45.00'	100°35'37"	79.01'	54.20'	69.24'	S.48°22'26"W.
25	45.00'	60°00'00"	47.12'	25.98'	45.00'	N.51°19'45"W.
26	45.00'	75°39'30"	59.42'	34.94'	55.20'	N.16°29'59"E.
27	45.00'	32°34'44"	25.59'	13.15'	25.24'	N.70°37'06"E.
28	25.00'	44°24'55"	19.38'	10.21'	18.90'	S.64°42'00"W.
29	250.00'	02°38'33"	11.53'	5.77'	11.53'	N.43°48'49"E.
30	250.00'	16°23'41"	71.54'	36.01'	71.29'	N.53°19'56"E.
31	250.00'	16°27'53"	71.84'	36.17'	71.59'	N.69°45'43"E.
32	250.00'	14°27'40"	63.10'	31.72'	62.93'	N.85°13'30"E.
40	970.00'	02°12'30"	37.39'	18.70'	37.39'	N.72°24'51"E.
41	25.00'	44°24'55"	19.38'	10.21'	18.90'	N.46°18'38"E.
42	45.00'	42°56'07"	33.72'	17.70'	32.94'	S.45°34'15"W.
43	45.00'	59°59'03"	47.11'	25.97'	44.99'	N.82°58'10"W.
44	45.00'	61°41'40"	48.45'	26.88'	46.15'	N.22°07'49"W.
45	45.00'	104°13'01"	81.85'	57.82'	71.03'	N.60°49'31"E.
46	25.00'	19°07'38"	8.35'	4.21'	8.31'	N.76°37'48"W.
47	25.00'	25°17'18"	11.03'	5.61'	10.94'	S.81°09'45"W.
48	25.00'	87°26'23"	38.15'	23.91'	34.56'	S.24°47'54"W.
49	1030.00'	04°42'42"	84.70'	42.37'	84.68'	N.16°33'56"W.
126	25.00'	87°33'37"	38.21'	23.96'	34.59'	N.62°42'06"W.
127	970.00'	01°36'17"	27.17'	13.58'	27.16'	N.18°07'09"W.



PART OF LOT 6
7306, PAGE 2067

SEE SHEET 3

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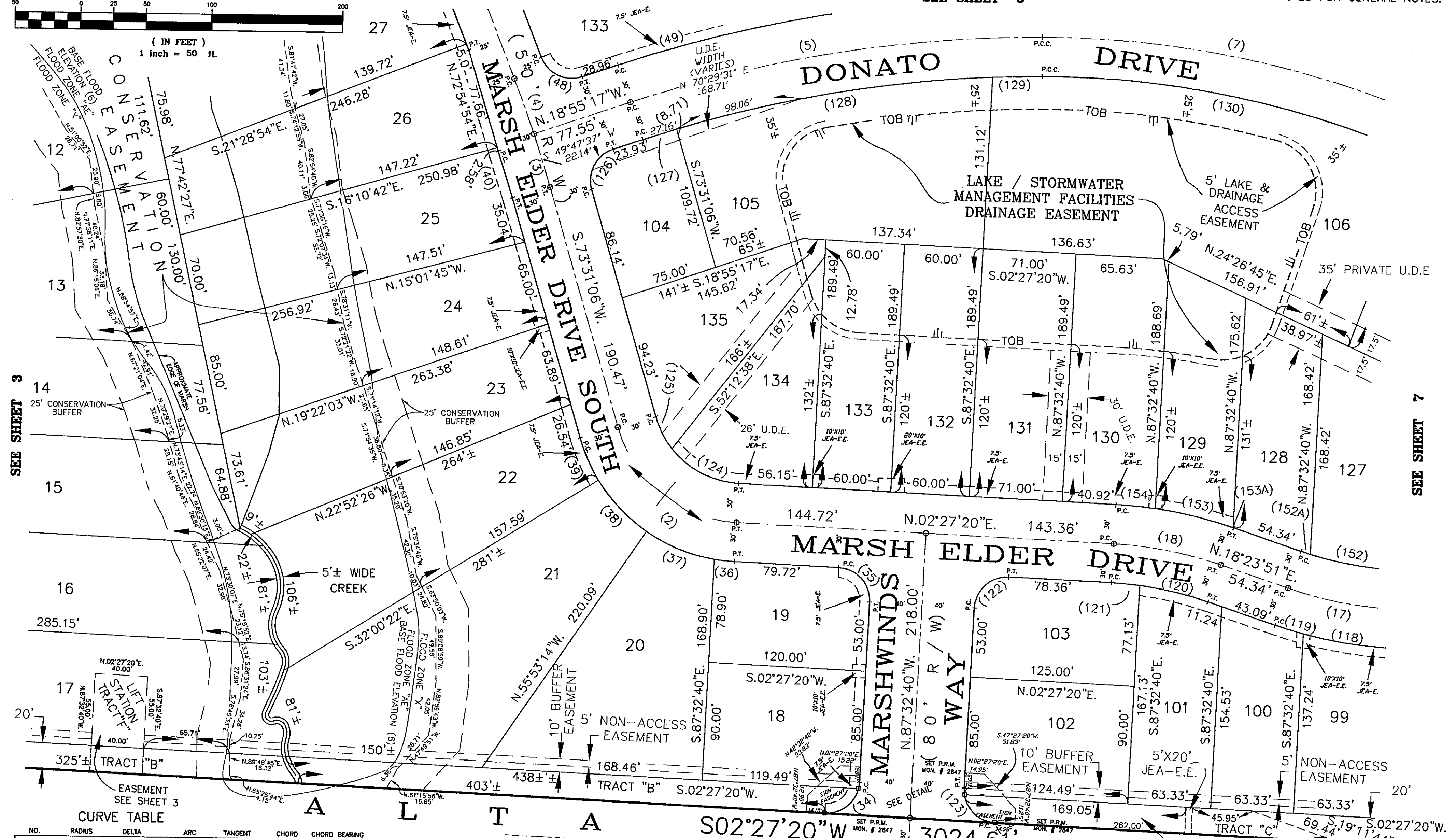
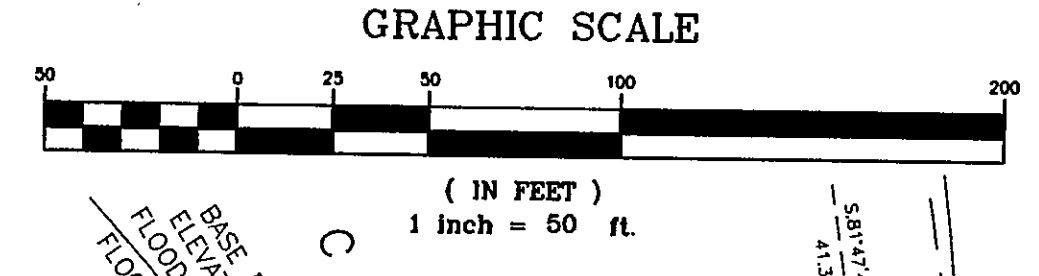
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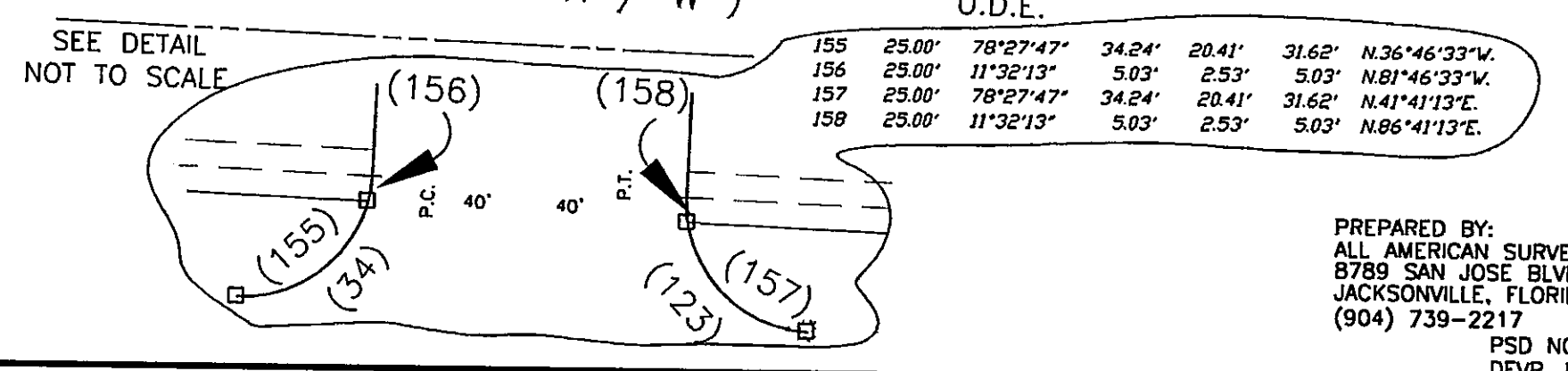
SEE SHEET TWO OF NOTES FOR GENERAL NOTES:

SEE SHEET 6



CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
2	100.00'	71°03'46"	124.03'	71.41'	116.23'	S.37°59'13"W.
3	1000.00'	02°26'23"	42.58'	21.29'	42.58'	N.72°17'54"E.
4	1000.00'	02°33'37"	44.68'	22.35'	44.68'	N.69°47'54"E.
5	1000.00'	02°17'15"	279.68'	140.76'	278.77'	N.10°54'33"W.
6	1000.00'	02°17'15"	279.68'	140.76'	278.77'	N.10°54'33"W.
7	750.00'	22°28'52"	294.28'	149.08'	292.39'	N.10°37'52"E.
15	552.41'	18°55'29"	182.46'	92.07'	181.63'	N.02°27'20"E.
16	724.97'	09°27'44"	119.73'	60.00'	119.59'	S.02°16'32"E.
17	300.00'	15°58'31"	83.47'	42.01'	83.20'	S.10°25'36"W.
18	300.00'	15°58'31"	83.47'	42.01'	83.20'	N.10°25'36"E.
34	25.00'	90°00'00"	39.27'	25.00'	35.36'	S.42°32'40"E.
35	25.00'	90°00'00"	39.27'	25.00'	35.36'	N.47°27'20"E.
36	130.00'	06°45'01"	15.32'	7.67'	15.31'	S.05°49'50"W.
37	130.00'	24°54'26"	56.51'	28.71'	56.07'	S.21°39'34"W.
38	130.00'	23°52'52"	54.18'	27.49'	53.79'	S.65°45'22"W.
39	130.00'	15°31'28"	35.22'	18.70'	35.39'	N.72°24'51"E.
40	25.00'	87°26'23"	38.15'	23.91'	34.56'	S.24°47'54"W.



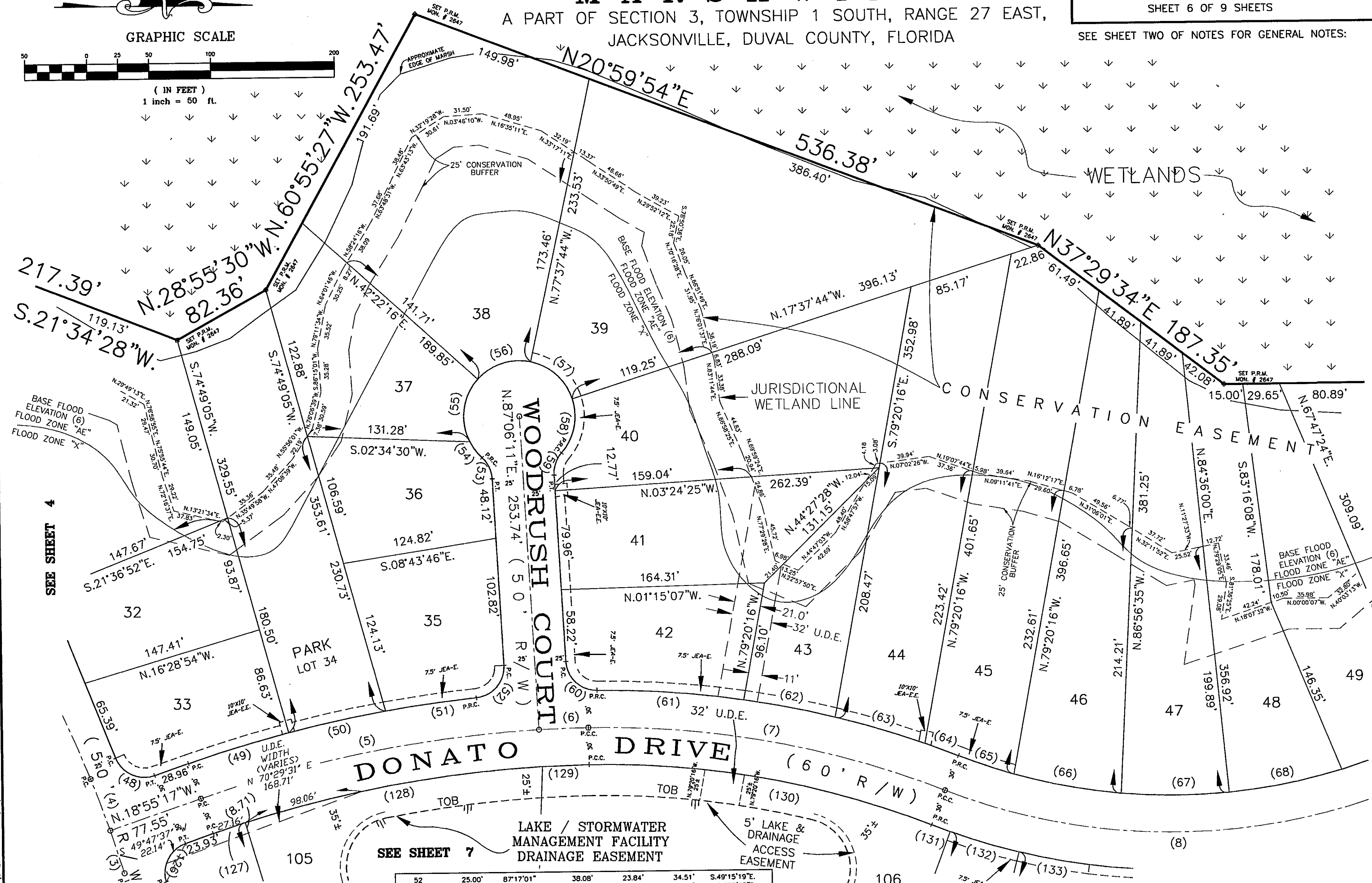
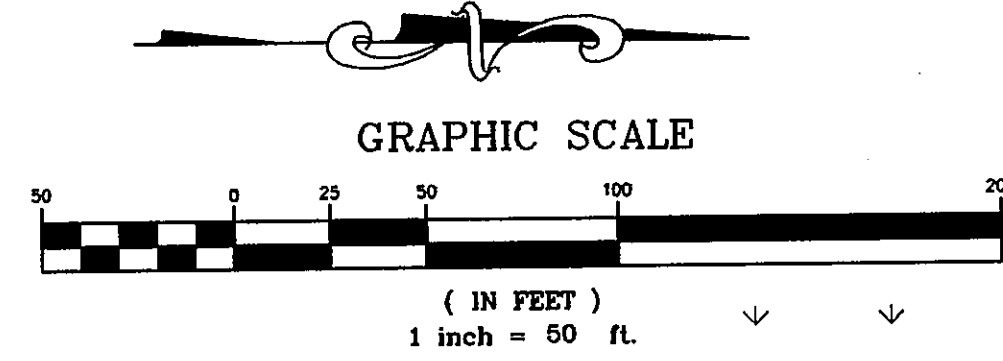
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MARSH WINDS

A PART OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST,
JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET TWO OF NOTES FOR GENERAL NOTES:



SEE SHEET 4

SEE SHEET 8

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CURVE TABLE

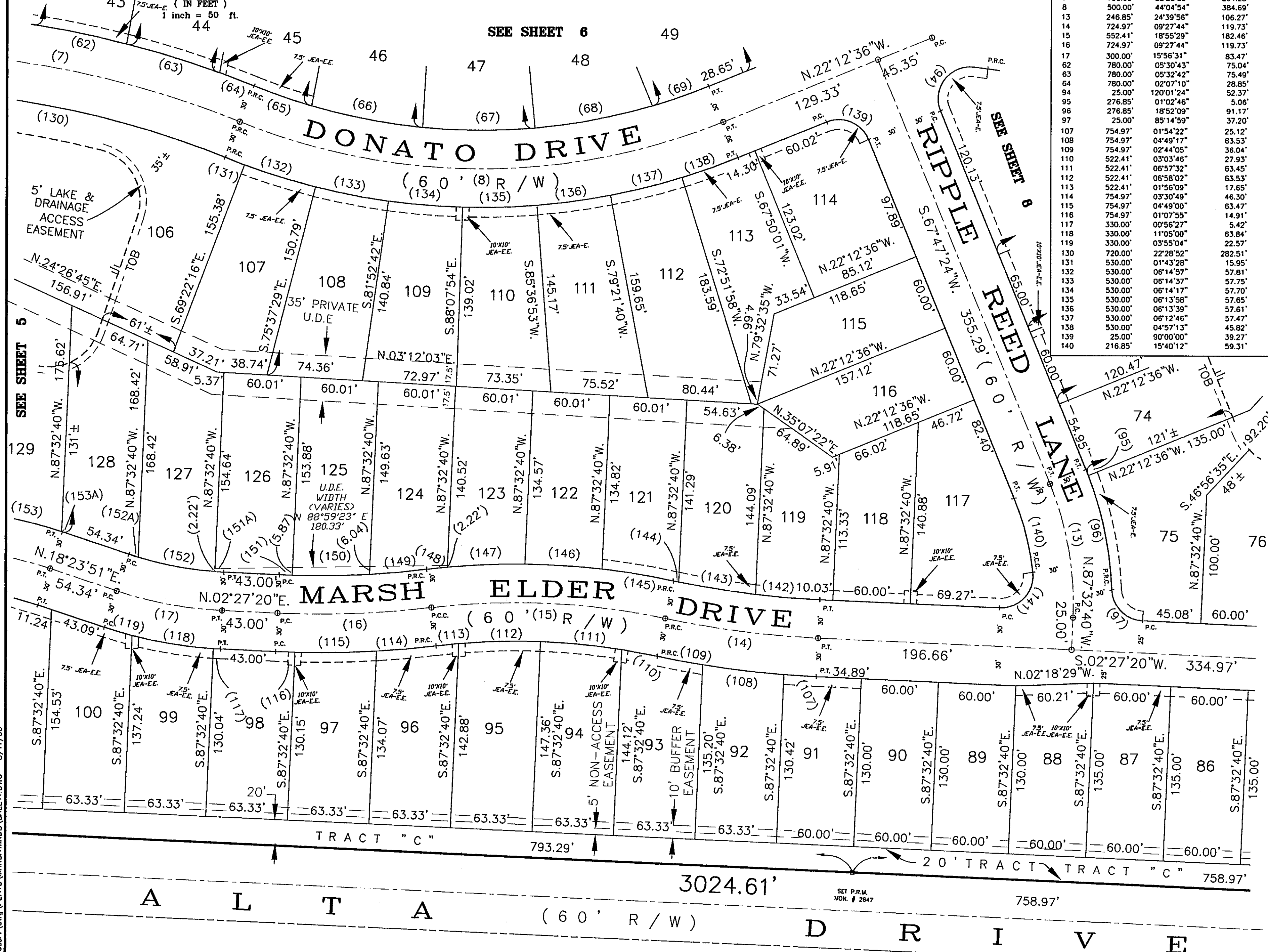
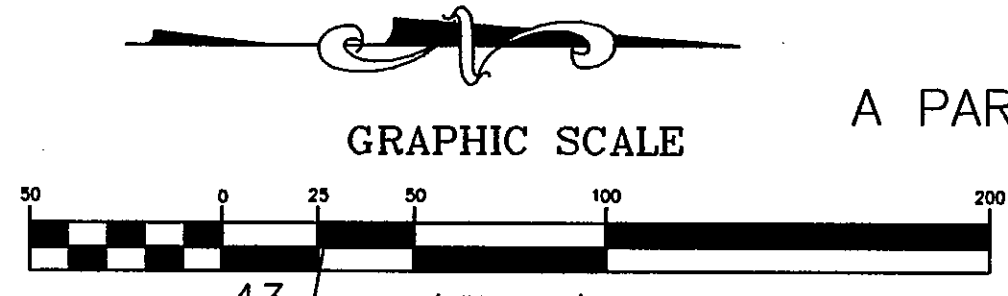
NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
3	1000.00'	02°26'23"	42.58'	21.29'	42.58'	N.72°17'54"E.
4	1000.00'	02°33'37"	44.68'	22.35'	44.68'	N.69°47'54"E.
5	1000.00'	16°01'28"	279.68'	140.76'	278.77'	N.10°54'33"W.
6	1000.00'	02°17'15"	39.92'	19.96'	39.92'	N.01°45'12"W.
7	750.00'	22°28'52"	294.28'	149.06'	292.39'	N.10°37'52"E.
8	500.00'	44°04'54"	384.69'	202.43'	375.27'	S.00°10'09"E.
8	25.00'	87°26'23"	38.15'	23.91'	34.56'	S.24°47'54"W.
49	1030.00'	04°42'42"	84.70'	42.37'	84.68'	N.16°33'56"W.
50	1030.00'	04°28'04"	80.32'	40.18'	80.30'	N.11°58'34"W.
51	1030.00'	04°07'43"	74.22'	37.13'	74.20'	N.07°40'40"W.
52	25.00'	87°17'01"	38.08'	23.84'	34.51'	S.49°15'19"E.
53	25.00'	44°24'55"	19.38'	10.21'	18.90'	N.64°53'43"E.
54	45.00'	20°36'55"	16.19'	8.18'	16.10'	S.52°59'43"W.
55	45.00'	69°04'05"	54.25'	30.97'	51.02'	N.82°09'47"W.
56	45.00'	60°00'00"	47.12'	25.98'	45.00'	N.17°37'44"W.
57	45.00'	60°00'00"	47.12'	25.98'	45.00'	N.42°22'16"E.
58	45.00'	59°08'50"	46.45'	25.54'	44.42'	S.78°03'19"E.
59	25.00'	44°24'55"	19.38'	10.21'	18.90'	N.70°41'22"W.
60	25.00'	87°09'01"	38.03'	23.79'	34.47'	S.43°31'40"W.
61	780.00'	08°44'33"	119.02'	59.62'	118.90'	N.04°19'26"E.
62	780.00'	05°30'43"	75.04'	37.55'	75.01'	N.11°27'04"E.
63	780.00'	05°32'42"	75.49'	37.77'	75.01'	N.16°58'47"E.
64	780.00'	05°47'10"	28.85'	14.43'	28.85'	N.20°48'43"E.
65	470.00'	05°44'38"	47.12'	23.58'	47.10'	S.18°59'58"W.
66	470.00'	10°43'25"	87.97'	44.11'	87.84'	S.10°45'57"W.
67	470.00'	10°38'27"	87.29'	43.77'	87.16'	S.00°05'01"W.
68	470.00'	11°18'47"	92.80'	46.55'	92.65'	S.10°53'36"E.
125	70.00'	22°35'43"	27.61'	13.98'	27.43'	S.62°13'15"W.
126	25.00'	87°33'37"	38.21'	23.96'	34.59'	N.62°42'06"W.
127	970.00'	01°36'17"	27.17'	13.58'	27.16'	N.18°07'09"W.
128	970.00'	14°28'45"	245.13'	123.22'	244.48'	N.10°04'38"W.
129	970.00'	02°13'41"	37.72'	18.86'	37.72'	N.01°43'25"W.
130	720.00'	22°28'52"	282.51'	143.09'	280.70'	N.10°37'52"E.
131	530.00'	01°43'28"	15.95'	7.98'	15.95'	S.21°00'34"W.
132	530.00'	06°14'57"	57.81'	28.93'	57.78'	S.17°01'21"W.
133	530.00'	06°14'37"	57.75'	28.91'	57.73'	S.10°46'34"W.
163	720.00'	07°22'07"	92.60'	46.36'	92.53'	N.18°11'14"E.
164	720.00'	05°58'18"	75.04'	37.56'	75.01'	N.11°31'02"E.
165	720.00'	09°08'27"	114.87'	57.56'	114.74'	N.03°57'39"E.

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DEVP. NO. 4994

MARSH WINDS

A PART OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST,
JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET TWO OF NOTES FOR GENERAL NOTES:
CURVE TABLE



NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
7	750.00'	22°28'52"	294.28'	149.06'	292.39'	N.10°37'52"E.
8	500.00'	44°04'54"	384.69'	202.43'	375.27'	S.00°10'09"E.
13	246.85'	24°39'56"	106.27'	53.97'	105.45'	N.80°07'22"E.
14	724.97'	09°27'44"	119.73'	60.00'	119.59'	S.07°11'12"W.
15	552.41'	18°55'29"	182.46'	92.07'	181.63'	N.02°27'20"E.
16	724.97'	09°27'44"	119.73'	60.00'	119.59'	S.02°16'32"E.
17	300.00'	15°56'31"	83.47'	42.01'	83.26'	S.10°25'36"W.
62	780.00'	05°30'43"	75.04'	37.55'	75.01'	N.11°27'04"E.
63	780.00'	05°32'42"	75.49'	37.77'	75.46'	N.16°58'47"E.
64	780.00'	02°07'10"	28.85'	14.43'	28.85'	N.20°48'43"E.
94	25.00'	120°01'24"	52.37'	43.32'	43.31'	N.52°11'55"W.
95	276.85'	01°02'46"	5.06'	2.53'	5.05'	N.68°18'47"E.
96	276.85'	18°52'09"	91.17'	46.00'	90.76'	N.78°16'14"E.
97	25.00'	85°14'59"	37.20'	23.01'	33.86'	S.45°04'49"W.
107	754.97'	01°54'22"	25.12'	12.56'	25.12'	S.03°24'31"W.
108	754.97'	04°49'17"	63.53'	31.78'	63.51'	S.06°46'21"W.
109	754.97'	02°44'06"	36.94'	18.02'	36.03'	S.10°33'02"W.
110	522.41'	03°03'46"	27.93'	13.97'	27.92'	N.10°23'11"E.
111	522.41'	06°57'32"	63.45'	31.76'	63.41'	N.05°22'32"E.
112	522.41'	06°58'02"	63.53'	31.80'	63.49'	N.01°55'15"W.
113	522.41'	01°56'09"	17.65'	8.83'	17.65'	N.08°02'20"W.
114	754.97'	03°30'49"	46.30'	23.16'	46.29'	S.05°15'00"E.
115	754.97'	04°49'00"	63.47'	31.75'	63.45'	S.01°05'05"E.
116	754.97'	01°07'55"	14.91'	7.46'	14.91'	S.01°53'23"W.
117	330.00'	00°56'27"	5.42'	2.71'	5.42'	S.02°55'33"W.
118	330.00'	11°05'00"	63.84'	32.02'	63.74'	S.08°56'17"W.
119	330.00'	03°55'04"	22.57'	11.29'	22.56'	S.16°26'19"W.
130	720.00'	22°28'52"	282.51'	143.09'	280.70'	N.10°37'52"E.
131	530.00'	01°43'28"	15.95'	7.98'	15.95'	S.21°00'34"W.
132	530.00'	06°14'57"	57.81'	28.93'	57.78'	S.17°01'21"W.
133	530.00'	06°14'37"	57.75'	28.91'	57.73'	S.10°46'34"W.
134	530.00'	06°14'17"	57.70'	28.88'	57.67'	S.04°32'07"W.
135	530.00'	06°13'58"	57.65'	28.86'	57.63'	S.01°42'00"E.
136	530.00'	06°13'39"	57.61'	28.83'	57.58'	S.07°55'48"E.
137	530.00'	06°12'46"	57.47'	28.76'	57.44'	S.14°09'01"E.
138	530.00'	04°57'13"	45.82'	22.92'	45.81'	S.19°44'00"E.
139	25.00'	90°00'00"	39.27'	25.00'	35.36'	N.22°47'24"E.
140	216.85'	15°40'12"	59.31'	29.84'	59.12'	N.75°37'30"E.

SEE SHEET 9

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
141	25.00'	98°59'44"	43.20'	29.27'	38.02'	S.47°02'32"E.
142	694.97'	04°07'23"	50.01'	25.02'	50.00'	S.04°51'02"W.
143	694.97'	04°55'53"	60.42'	30.23'	60.40'	S.09°04'10"W.
144	694.97'	00°21'28"	2.17'	1.11'	4.34'	S.11°44'20"W.
145	582.41'	05°31'16"	56.12'	28.08'	56.10'	N.09°09'27"E.
146	582.41'	05°54'22"	60.04'	30.04'	60.01'	N.03°26'38"E.
147	582.41'	05°55'39"	60.25'	30.15'	60.22'	N.02°28'22"W.
148	582.41'	01°34'14"	15.96'	7.98'	15.96'	N.06°13'18"W.
149	694.97'	03°40'44"	44.62'	22.32'	44.61'	S.05°10'03"E.
150	694.97'	04°57'23"	60.12'	30.08'	60.10'	S.00°50'59"E.
151	270.00'	01°28'45"	10.03'	5.02'	10.03'	S.02°02'31"W.
152	270.00'	12°52'56"	6.97'	3.49'	6.97'	S.03°11'43"W.
153	330.00'	10°42'45"	60.71'	30.48'	60.58'	S.10°22'33"W.
			61.70'	30.94'	61.61'	N.15°02'28"E.

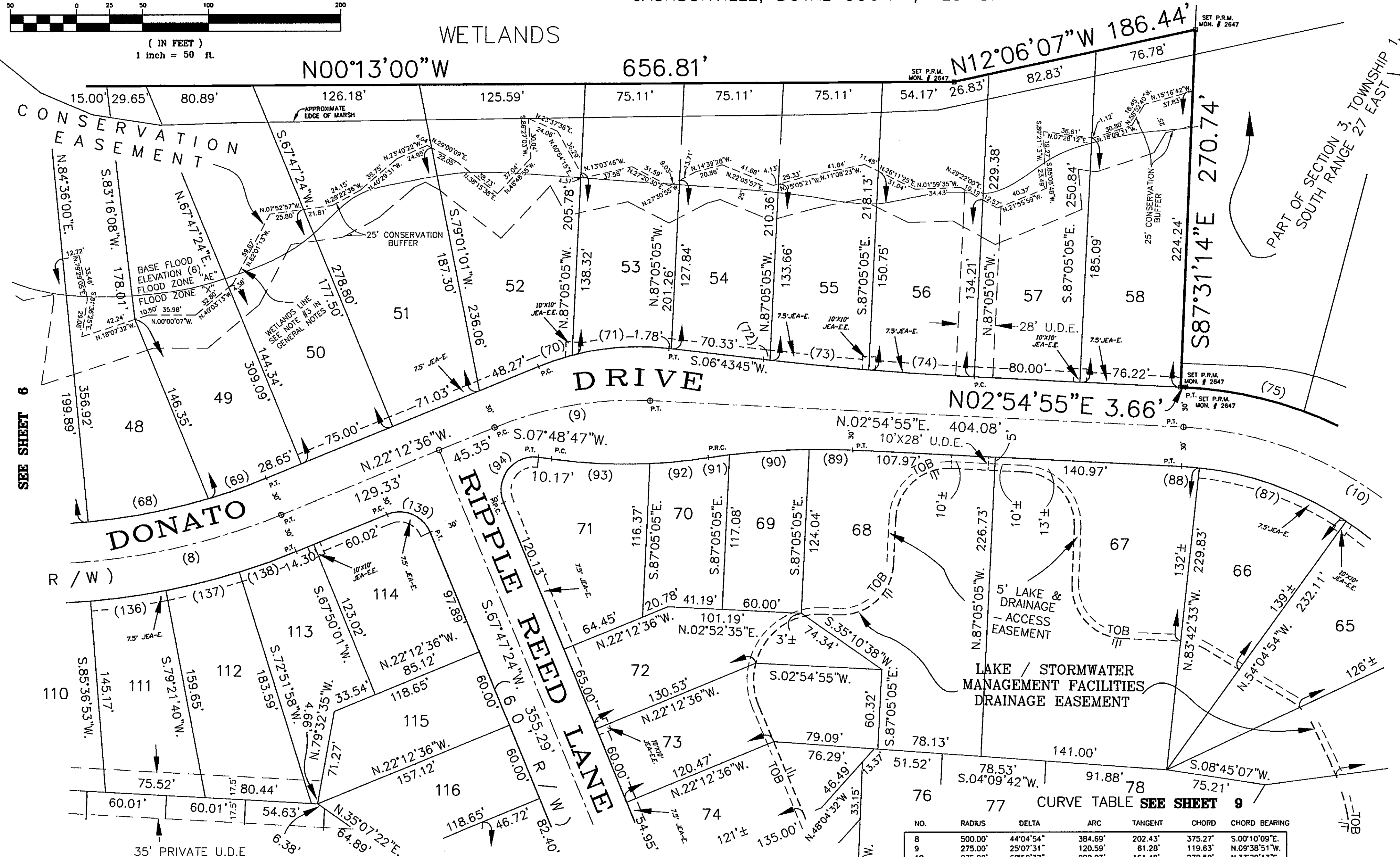
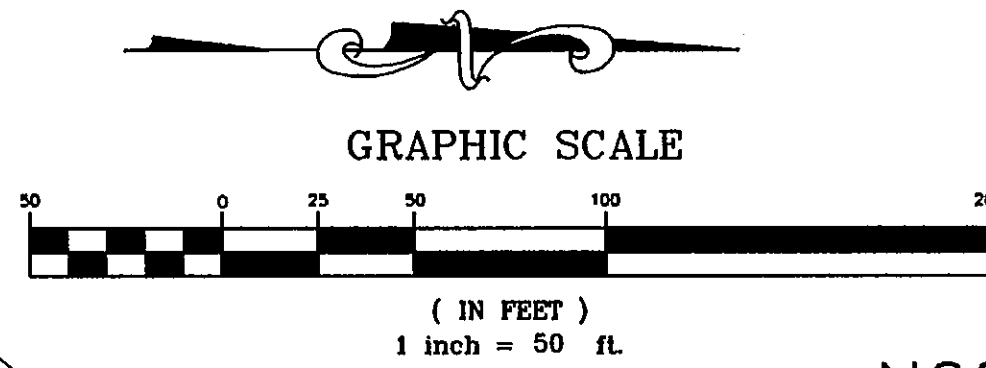
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JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET TWO OF NOTES FOR GENERAL NOTES:



CURVE TABLE SEE SHEET 9

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
8	500.00'	44°04'54"	384.69'	202.43'	375.27'	S.00°10'09"E.
9	275.00'	25°07'31"	120.59'	61.28'	119.63'	N.09°38'51"W.
10	275.00'	60°50'37"	292.03'	161.48'	278.50'	N.33°20'13"E.
68	470.00'	11°18'47"	92.80'	46.55'	92.65'	S.10°53'36"E.
69	470.00'	05°39'36"	46.43'	23.23'	46.41'	S.19°22'48"E.
70	200.00'	07°41'30"	26.85'	13.44'	26.83'	N.18°21'51"W.
71	200.00'	21°14'51"	74.17'	37.52'	73.74'	N.03°53'40"W.
72	2402.66'	00°06'55"	4.83'	2.42'	4.83'	S.06°40'18"W.
73	2402.66'	01°47'27"	75.09'	37.55'	75.09'	S.05°43'07"W.
74	2402.66'	01°54'29"	80.01'	40.01'	80.01'	S.03°52'09"W.
88	245.00'	03°09'59"	13.54'	6.77'	13.54'	N.04°29'54"E.
89	544.55'	03°28'27"	33.02'	16.52'	33.02'	N.01°10'41"E.
90	544.55'	06°21'33"	60.44'	30.25'	60.41'	N.03°44'19"W.
91	544.55'	01°42'05"	16.17'	8.09'	16.17'	N.07°46'09"W.
92	415.52'	09°08'08"	44.82'	22.33'	44.60'	S.05°32'37"E.
93	415.52'	10°16'51"	74.56'	37.38'	74.46'	S.02°40'23"W.
94	25.00'	120°01'24"	52.37'	43.32'	43.31'	N.52°11'55"W.
136	530.00'	06°13'39"	57.61'	28.83'	57.58'	S.07°55'48"E.
137	530.00'	08°12'46"	57.47'	28.76'	57.44'	S.14°09'01"E.
138	530.00'	04°57'13"	45.82'	22.92'	45.81'	S.19°44'00"E.

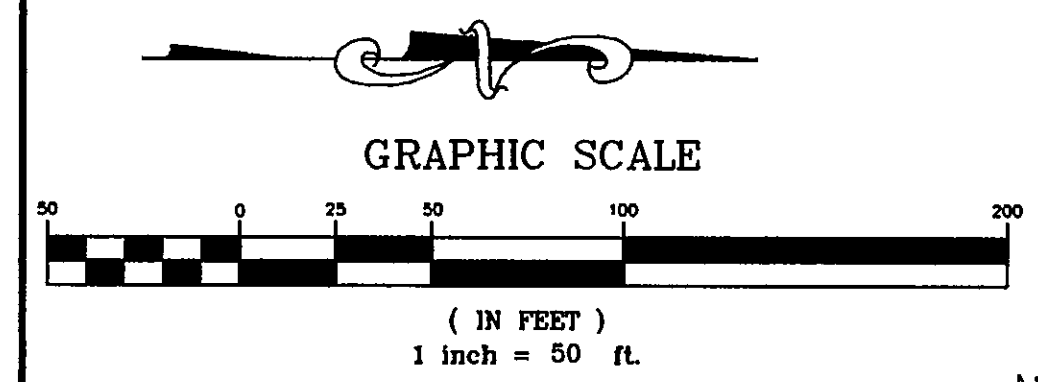
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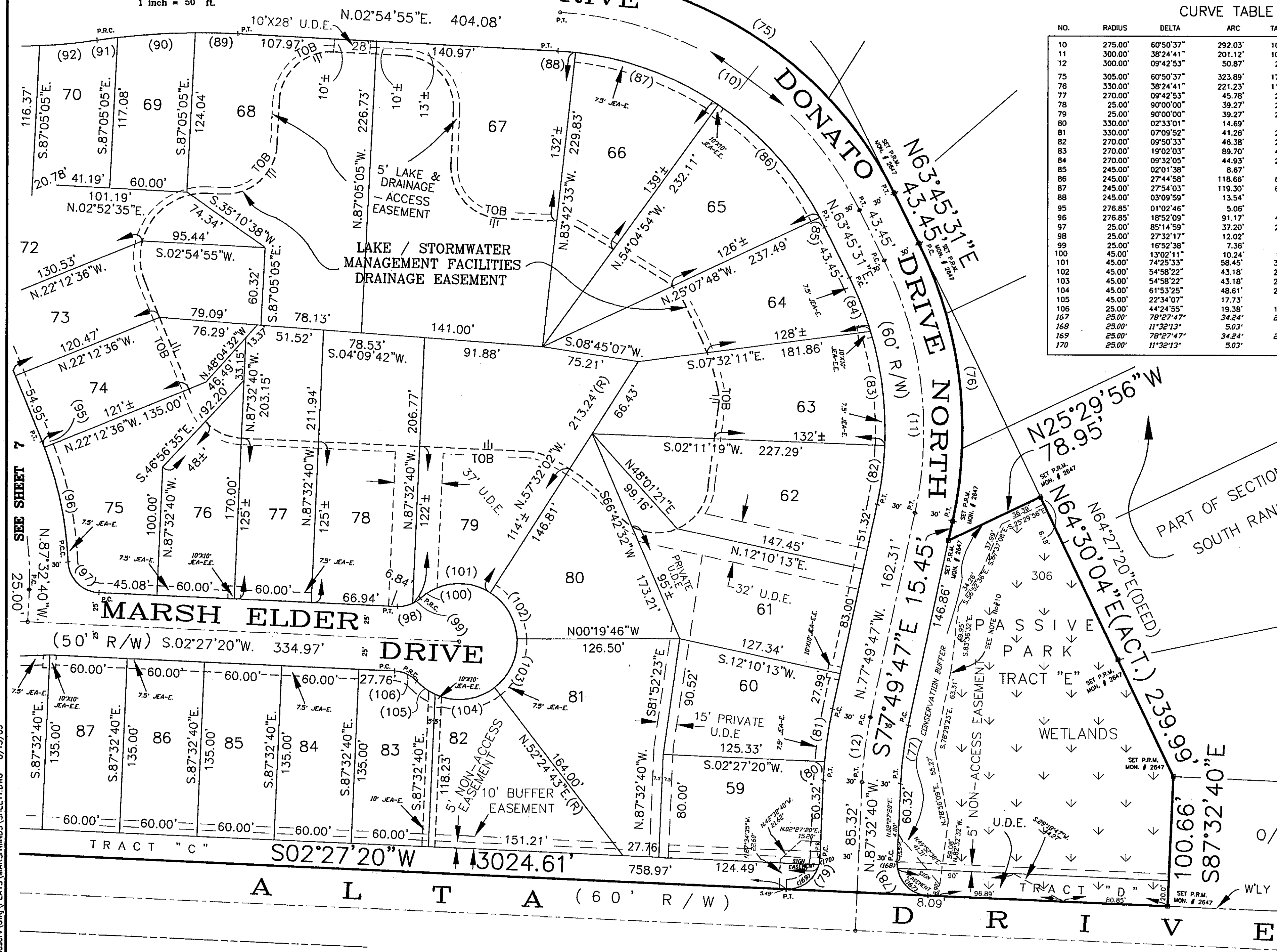
MARSH WINDS

A PART OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 27 EAST,
JACKSONVILLE, DUVAL COUNTY, FLORIDA

SEE SHEET TWO OF NOTES FOR GENERAL NOTES:



SEE SHEET 8



CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
10	275.00'	60°50'37"	292.03'	161.48'	278.50'	N.33°20'13"E.
11	300.00'	38°24'41"	201.12'	104.50'	197.38'	N.82°51'52"E.
12	300.00'	09°42'53"	50.87'	25.49'	50.80'	N.82°41'14"W.
75	305.00'	60°50'37"	323.89'	179.10'	308.88'	N.33°20'13"E.
76	330.00'	38°24'41"	221.23'	114.96'	217.11'	N.82°51'52"E.
77	270.00'	09°42'53"	45.78'	22.94'	45.72'	N.82°41'14"W.
78	25.00'	90°00'00"	39.27'	25.00'	35.36'	S.47°27'20"W.
79	25.00'	90°00'00"	39.27'	25.00'	35.36'	S.42°32'40"E.
80	330.00'	02°33'01"	14.69'	7.35'	14.69'	N.86°16'09"W.
81	330.00'	07°09'52"	41.26'	20.66'	41.24'	N.81°24'43"W.
82	270.00'	09°50'33"	46.38'	23.25'	46.33'	S.82°45'04"E.
83	270.00'	19°02'03"	89.70'	45.27'	89.28'	N.82°48'38"E.
84	270.00'	09°32'05"	44.93'	22.52'	44.88'	N.68°31'34"E.
85	245.00'	02°01'38"	8.67'	4.33'	8.67'	N.62°44'43"E.
86	245.00'	27°44'58"	118.66'	60.52'	117.50'	N.47°51'25"E.
87	245.00'	27°54'03"	119.30'	60.86'	118.13'	N.20°01'55"E.
88	245.00'	03°09'59"	13.54'	6.77'	13.54'	N.04°29'54"E.
95	276.85'	01°02'46"	5.06'	2.53'	5.05'	N.68°18'47"E.
96	276.85'	18°52'09"	91.17'	46.00'	90.76'	N.78°16'14"E.
97	25.00'	85°14'59"	37.20'	23.01'	33.85'	S.45°04'49"W.
98	25.00'	27°32'17"	12.92'	6.13'	11.90'	S.11°18'48"E.
99	25.00'	16°52'38"	7.36'	3.71'	7.34'	S.33°31'16"E.
100	45.00'	13°02'11"	10.24'	5.14'	10.22'	N.35°26'30"W.
101	45.00'	74°25'33"	58.45'	34.17'	54.43'	N.04°44'48"W.
102	45.00'	54°58'22"	43.18'	23.41'	41.54'	N.59°57'09"E.
103	45.00'	54°58'22"	43.18'	23.41'	41.54'	S.65°04'28"E.
104	45.00'	61°53'25"	48.61'	26.98'	46.28'	S.06°38'35"E.
105	45.00'	22°34'07"	17.73'	8.98'	17.61'	S.35°35'12"W.
106	25.00'	44°24'55"	19.38'	10.21'	18.90'	N.24°39'48"E.
167	25.00'	78°27'47"	34.24'	20.41'	31.62'	S.41°41'13"W.
168	25.00'	11°32'13"	5.03'	2.53'	5.03'	S.86°41'13"W.
169	25.00'	78°27'47"	34.24'	20.41'	31.62'	S.36°46'33"E.
170	25.00'	11°32'13"	5.03'	2.53'	5.03'	S.81°46'33"E.

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O/R 1057 PG. 217

PART OF SECTION 3, TOWNSHIP 1,
SOUTH RANGE 27 EAST