

RESOLUTION NO. 2022-228
**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA APPROVING A PLAT FOR
BRIDGEWATER MOON BAY PARKWAY EXTENSION.**

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP, INC., AS OWNER, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a plat known as Bridgewater Moon Bay Parkway Extension.

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

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

Section 2. A Required Improvements Bond in the amount of \$2,090,542.17 has been filed with the Clerk's office.

Section 3. A Required Improvements Bond in the amount of \$272,679.41 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:

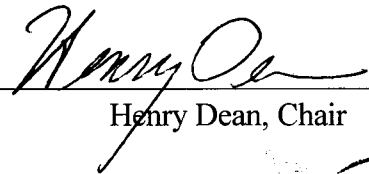
- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Growth Management Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

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

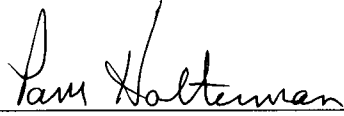
automatically terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 19 day of July, 2022.

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

BY: 
Henry Dean, Chair

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


Deputy Clerk

Rendition Date 7/21/22



BRIDGEWATER MOON BAY PARKWAY EXTENSION

MAP BOOK

PAGE

A PORTION OF SECTION 16, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA

SHEET 1 OF 4 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)

CAPTION

A PARCEL OF LAND LYING IN SECTION 16, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE MOST SOUTHERLY CORNER OF TRACT "E", BRIDGEWATER PHASE I, ACCORDING TO THE PLAT THEREOF RECORDED IN MAP BOOK 111, PAGES 177 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA; THENCE NORTH 73°46'59" EAST, ALONG THE SOUTHERLY LINE OF SAID TRACT "E" AND THE SOUTHERLY TERMINUS OF MOON BAY PARKWAY, (AN 80 FOOT RIGHT-OF-WAY), A DISTANCE OF 134.03 FEET TO THE EASTERLY END OF SAID SOUTHERLY TERMINUS AND A POINT OF NON-TANGENCY OF A CURVE BEING CONCAVE WESTERLY AND HAVING A RADIUS OF 360.00 FEET; THENCE SOUTHERLY, ALONG LAST SAID CURVE, AN ARC DISTANCE OF 98.94 FEET; LAST SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 08°12'59" EAST AND A CHORD DISTANCE OF 98.66 FEET TO A POINT OF TANGENCY OF LAST SAID CURVE; THENCE SOUTH 01°33'57" EAST, A DISTANCE OF 214.53 FEET; THENCE SOUTH 40°22'42" EAST, A DISTANCE OF 15.56 FEET; THENCE SOUTH 01°24'02" EAST, A DISTANCE OF 55.87 FEET; THENCE SOUTH 49°24'15" WEST, A DISTANCE OF 12.64 FEET; THENCE SOUTH 01°23'57" EAST, A DISTANCE OF 11.94 FEET TO A POINT OF CURVATURE OF A CURVE BEING CONCAVE WESTERLY AND HAVING A RADIUS OF 420.03 FEET; THENCE SOUTHERLY, ALONG LAST SAID CURVE, AN ARC DISTANCE OF 271.97 FEET; LAST SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 06°36'51" WEST AND A CHORD DISTANCE OF 367.24 FEET TO A POINT OF NON-TANGENCY OF LAST SAID CURVE; THENCE SOUTH 64°48'11" EAST, A DISTANCE OF 10.13 FEET TO A POINT OF NON-TANGENCY OF A CURVE BEING CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 430.16 FEET; THENCE SOUTHWESTERLY, ALONG LAST SAID CURVE, AN ARC DISTANCE OF 91.66 FEET; LAST SAID ARC BEING SUBTENDED BY A CHORD BEARING OF SOUTH 31°18'04" WEST AND A CHORD DISTANCE OF 91.48 FEET TO A POINT OF NON-TANGENCY OF LAST SAID CURVE; THENCE NORTH 53°11'18" WEST, A DISTANCE OF 10.13 FEET; THENCE SOUTH 37°25'10" WEST, A DISTANCE OF 224.61 FEET; THENCE SOUTH 29°01'19" WEST, A DISTANCE OF 14.41 FEET; THENCE SOUTH 58°28'33" EAST, A DISTANCE OF 6.73 FEET; THENCE SOUTH 63°08'51" EAST, A DISTANCE OF 51.78 FEET; THENCE NORTH 71°16'29" EAST, A DISTANCE OF 28.03 FEET; THENCE SOUTH 07°50'36" EAST, A DISTANCE OF 160.12 FEET; THENCE SOUTH 82°09'24" WEST, A DISTANCE OF 107.98 FEET TO A POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE NORTHWESTERLY, ALONG LAST SAID CURVE, AN ARC DISTANCE OF 42.47 FEET; LAST SAID ARC BEING SUBTENDED BY A CHORD BEARING OF NORTH 89°23'47" WEST AND A CHORD DISTANCE OF 37.54 FEET TO A POINT OF NON-TANGENCY OF LAST SAID CURVE; THENCE SOUTH 88°54'04" WEST, A DISTANCE OF 75.13 FEET TO A POINT ON THE EAST LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2973, PAGE 789 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA; THENCE NORTH 01°02'52" WEST, ALONG SAID EAST LINE, A DISTANCE OF 438.97 FEET TO THE SOUTHWEST CORNER OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1562, PAGE 685 OF SAID PUBLIC RECORDS; THENCE NORTH 89°03'24" EAST, ALONG THE SOUTH LINE OF LAST SAID LANDS, A DISTANCE OF 35.12 FEET TO THE SOUTH EAST CORNER OF LAST SAID LANDS; THENCE NORTH 01°29'57" WEST, ALONG THE EAST LINE OF LAST SAID LANDS, A DISTANCE OF 446.71 FEET TO AN ANGLE POINT IN LAST SAID EAST LINE; THENCE NORTH 25°31'47" WEST, CONTINUING ALONG LAST SAID WEST LINE, A DISTANCE OF 110.63 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 4.98 ACRES, MORE OR LESS.

CERTIFICATE OF REVIEW - COUNTY ATTORNEY

THIS IS TO CERTIFY THAT THIS PLAT OF BRIDGEWATER MOON BAY PARKWAY EXTENSION HAS BEEN EXAMINED AND REVIEWED BY THE OFFICE OF THE ST. JOHNS COUNTY ATTORNEY ON THIS _____ DAY OF _____, 2022.

OFFICE OF THE ST. JOHNS COUNTY ATTORNEY

CERTIFICATE OF PLAT REVIEW

THIS IS TO CERTIFY THAT THE ABOVE PLAT HAS BEEN REVIEWED FOR CONFORMITY TO FLORIDA STATUTES, CHAPTER 177, PART 1, PLATTING, BY THE OFFICE OF THE COUNTY SURVEYOR FOR ST. JOHNS COUNTY, FLORIDA, ON THIS _____ DAY OF _____, 2022.

GAIL OLIVER, P.S.A.L. COUNTY SURVEYOR
PROFESSIONAL LAND SURVEYOR AND MAPPER
LICENSE NUMBER 4564

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED IN THE CAPTION, THAT THE SURVEY WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND THAT THIS PLAT COMPLIES WITH ALL SURVEY REQUIREMENTS OF CHAPTER 177, PART 1, PLATTING, THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED ACCORDING TO THE LAWS OF THE STATE OF FLORIDA.

SIGNED THIS _____ DAY OF _____, 2022

NATHAN P. PERRET, P.S.A.L.
PROFESSIONAL LAND SURVEYOR AND MAPPER NO. 6990
PERRET AND ASSOCIATES, INC.

CONSENT AND JOINDER OF MORTGAGEE D.R. HORTON, INC. - JACKSONVILLE A DELAWARE CORPORATION

THE UNDERSIGNED HEREBY CERTIFIES THAT D.R. HORTON, INC., A DELAWARE CORPORATION IS THE HOLDER OF THE MORTGAGE LIEN OR OTHER ENCUMBRANCE RECORDED IN OFFICIAL RECORDS BOOK 3057, PAGE 243, OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA (MORTGAGE), ENCUMBERING THE LANDS DESCRIBED IN THE CAPTION HEREON. THE UNDERSIGNED HEREBY JOINS AND CONSENTS TO THE DEDICATIONS BY THE OWNER OF THE LANDS DESCRIBED IN THE ADOPTION AND DEDICATION SECTION HEREIN, AND AGREES THAT THE MORTGAGE SHALL BE SUBORDINATED TO SAID DEDICATIONS.

AUTHORIZED SIGNATURE PRINT NAME: _____

PRINT NAME: _____ WITNESS: _____

TITLE PRINT NAME: _____

STATE OF FLORIDA, COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS _____ DAY OF _____, 2022, BY JHINE Z AKORNF, AS THE PRESIDENT, OF D.R. HORTON, INC., JACKSONVILLE, A DELAWARE CORPORATION, ON BEHALF OF THE CORPORATION WHO IS PERSONALLY KNOWN TO ME OR WHO PRODUCED _____ AS IDENTIFICATION.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

PRINT NAME: _____

COMMISSION NO. _____

MY COMMISSION EXPIRES: _____

CERTIFICATE OF APPROVAL AND ACCEPTANCE BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT THE ABOVE PLAT HAS BEEN APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, ON THIS _____ DAY OF _____, 2022. 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 THE ABOVE PLAT HAS BEEN EXAMINED AND APPROVED BY THE COUNTY GROWTH MANAGEMENT DEPARTMENT FOR ST. JOHNS COUNTY, ON THIS _____ DAY OF _____, 2022.

DIRECTOR OF THE GROWTH MANAGEMENT DEPARTMENT

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 _____, 2022.

BRANDON J. PATTY, CLERK
CLERK OF THE CIRCUIT COURT & COMPTROLLER

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT FORESTAR (USA) REAL ESTATE GROUP, INC. (OWNER), UNDER THE LAWS OF THE STATE OF FLORIDA, IS THE LAWFUL OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON WHICH SHALL HEREAFTER BE KNOWN AS BRIDGEWATER MOON BAY PARKWAY EXTENSION, AND HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED. THIS PLAT BEING MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF SAID LANDS.

THE ROAD RIGHT-OF-WAY DESIGNATED ON THIS PLAT AS MOON BAY PARKWAY IS IRREVOCABLY DEDICATED TO THE COUNTY OF ST. JOHNS, ITS SUCCESSORS AND ASSIGNS, IN PERPETUITY, FOR THE MAINTENANCE OF THE RIGHTS OF WAY, ACCESS, AND DRAINAGE IMPROVEMENTS WHICH ARE NOW OR HEREAFTER CONSTRUCTED THEREON.

TRACTS "DP", "HP" AND "H" (OPEN SPACE), TRACTS "EE" AND "FF" (CONSERVATION), AND TRACT "GG" (STORMWATER MANAGEMENT FACILITY) 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 SUCH ENTITY AS WILL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THE PLAT.

THE DRAINAGE EASEMENTS AND THE STORMWATER MANAGEMENT FACILITIES AS SHOWN ON THIS PLAT, SHALL PERMIT THE COUNTY OF ST. JOHNS, ITS SUCCESSORS AND ASSIGNS, TO DISCHARGE ALL STORMWATER WHICH MAY FALL OR COME UPON ALL ROAD RIGHTS-OF-WAY HEREBY DEDICATED, INTO, OVER, ACROSS OR THROUGH SAID EASEMENTS AND STORMWATER MANAGEMENT FACILITIES SHOWN HEREON, WHICH MAY BE DEDICATED TO A PROPERTY OWNERS ASSOCIATION, A MUNICIPAL SERVICES TAXING UNIT, COMMUNITY DEVELOPMENT DISTRICT OR OTHER SUCH ENTITY WHICH SHALL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THE PLAT.

THOSE EASEMENTS DESIGNATED AS "JE" UTILITY EASEMENTS ARE HEREBY IRREVOCABLY DEDICATED TO JE, ITS SUCCESSORS AND ASSIGNS, FOR ITS NON-EXCLUSIVE USE IN CONJUNCTION WITH THE INSTALLATION, MAINTENANCE, AND USE OF WATER REUSE, WATER, SEWER, AND/OR OTHER PUBLIC UTILITIES.

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. IF ANY OF SAID EASEMENTS, THE OWNERS RETAIN THE OBLIGATION FOR MAINTENANCE OF ALL EASEMENTS SHOWN ON THIS PLAT FOR DRAINAGE OR LAKE PURPOSES, PROVIDED HOWEVER, THE UNDERSIGNED OWNER RESERVES THE RIGHT TO ASSIGN THE OBLIGATION FOR MAINTENANCE OF SAID EASEMENTS TO AN ENTITY, INCLUDING WITHOUT LIMITATION, A PROPERTY OWNERS ASSOCIATION, OR OTHER THIRD PARTY THAT ASSUMES ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THIS PLAT.

THE UNDERSIGNED OWNER DOES HEREBY RESERVE TO ITSELF, ITS SUCCESSORS AND ASSIGNS, AN EASEMENT FOR INGRESS AND EGRESS OVER ANY ACCESS EASEMENTS SHOWN ON THE PLAT. ALL PLATTED 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 THE SOLELY RESPONSIBLE FOR THE DAMAGES BY SECTION 177.091 (3), FLORIDA STATUTES.

THE UNDERSIGNED OWNER DOES HEREBY RESERVE TO ITSELF, ITS SUCCESSORS AND ASSIGNS, AND SHALL HAVE THE SOLE AND ABSOLUTE RIGHT, AT ANY TIME, WITH THE CONSENT OF THE GOVERNING BODY OF ANY MUNICIPALITY OR OTHER GOVERNMENT BODY POLITICAL THEN HAVING JURISDICTION OVER THE LANDS DESCRIBED, TO DEDICATE TO THE PUBLIC ALL OR ANY PART OF THE LANDS OR EASEMENTS REMAINING PRIVATELY OWNED BY THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS.

IN WITNESS WHEREOF, THE OWNERS HAVE CAUSED THIS PLAT AND DEDICATION TO BE EXECUTED BY THEIR DULY ELECTED OFFICERS, ACTING BY AND WITH THE AUTHORITY OF ITS BOARD OF DIRECTORS:

FORESTAR (USA) REAL ESTATE GROUP, INC.

BY: _____
SARAH WICKER - ITS VICE PRESIDENT

WITNESS PRINT NAME

WITNESS PRINT NAME

NOTARY FOR FORESTAR (USA) REAL ESTATE GROUP, INC.

STATE OF FLORIDA
COUNTY OF _____

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS _____ DAY OF _____, 2022, BY _____ AS _____ FOR _____

NOTARY PUBLIC, STATE OF FLORIDA PERSONALLY KNOWN _____ OR PRODUCED IDENTIFICATION _____

NAME: _____ TYPE OF IDENTIFICATION PRODUCED _____

MY COMMISSION EXPIRES: _____

MY COMMISSION NUMBER IS: _____

PREPARED BY:
PERRET AND ASSOCIATES, INC.
1844 MONTICELLO ROAD, JACKSONVILLE, FLORIDA 32207
PHONE (904) 805-0030 ~ L.B. NO. 6715

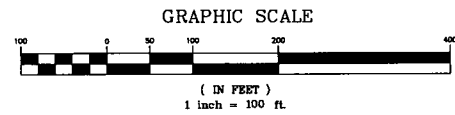
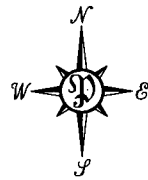
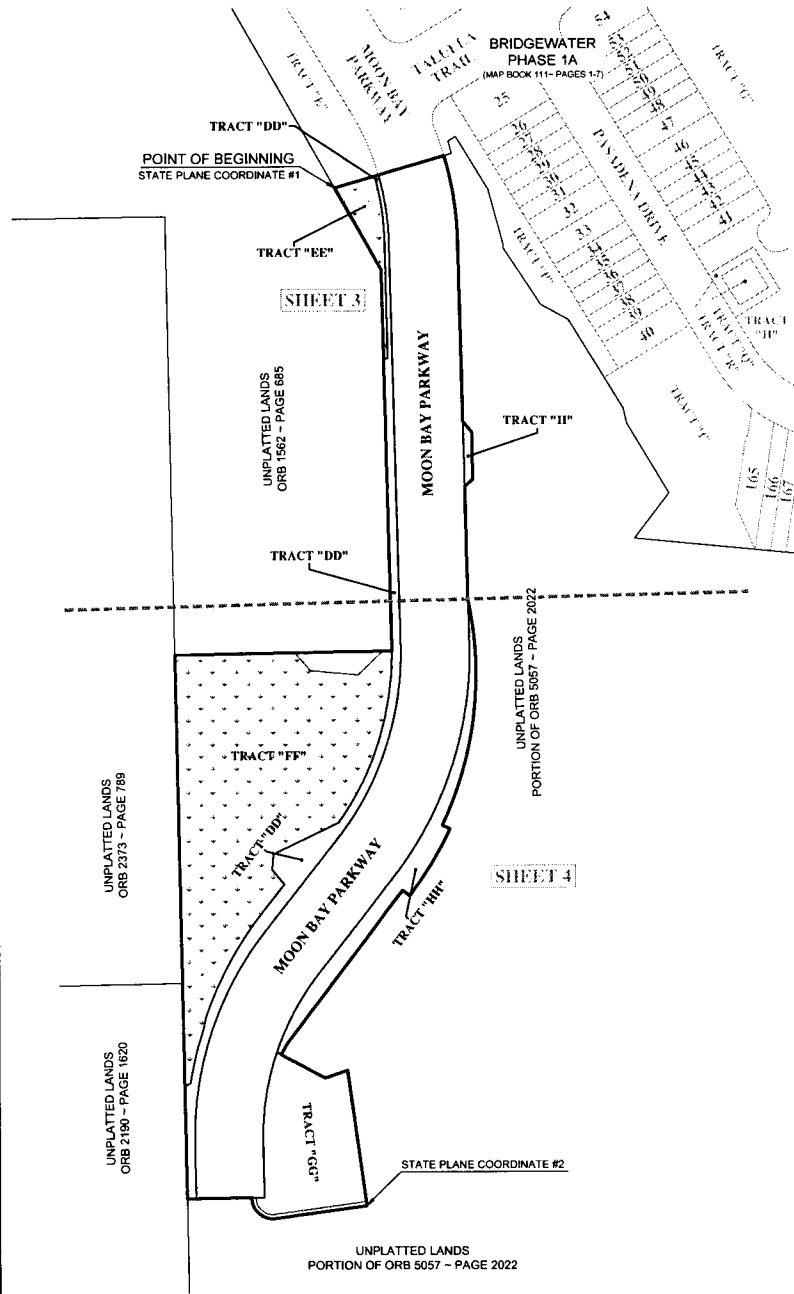
BRIDGEWATER MOON BAY PARKWAY EXTENSION

MAP BOOK

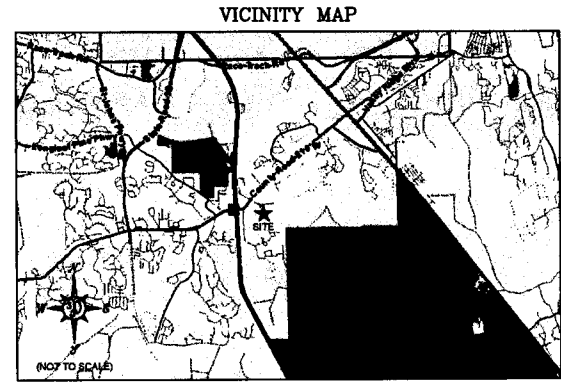
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A PORTION OF SECTION 16, TOWNSHIP 5 SOUTH, RANGE 28 EAST, ST. JOHNS COUNTY, FLORIDA

SHEET 2 OF 4 SHEETS



STATE PLANE COORDINATES TABLE			
POINT	NORTHING	EASTING	DESCRIPTION
1	2084017.9512	501145.9805	POINT OF BEGINNING
2	2082824.7424	501178.2527	SOUTH-EAST CORNER OF TRACT "GG"



- NOTES:**
- 1) ALL BEARINGS SHOWN HEREON ARE BASED ON THE SOUTHERLY TERMINUS OF MOON BAY PARKWAY AS N73°40'59"E.
 - 2) THE INTENDED USE OF THESE COORDINATES IS FOR GIS BASE MAPPING PURPOSES. STATE PLANE COORDINATES SHOWN HEREON ARE BASED ON NORTH AMERICAN DATUM OF 1983 (NAD83), FLORIDA EAST ZONE 6901.
 - 3) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SURVIVED 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 THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA.
 - 4) CERTAIN EASEMENTS ARE RESERVED FOR FLORIDA POWER AND LIGHT FOR USE IN CONJUNCTION WITH THE UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.
 - 5) ALL UPLAND BUFFER AREAS ARE TO REMAIN NATURAL AND UNDISTURBED.

- LEGEND**
- DENOTES SET #5 REBAR STAMPED PRM L.B. 6715
 - DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED L.B. 6715
 - DENOTES FOUND PERMANENT REFERENCE MONUMENT STAMPED L.B. 6715
 - DENOTES SET PERMANENT CONTROL POINT STAMPED L.B. 6715
 - DENOTES FOUND PERMANENT CONTROL POINT STAMPED L.B. 6715
 - C1 DENOTES TABULATED CURVE DATA
 - L1 DENOTES TABULATED LINE DATA
 - P.C. DENOTES POINT OF CURVATURE
 - P.T. DENOTES POINT OF TANGENCY
 - P.R.C. DENOTES POINT OF REVERSE CURVE
 - P.C.C. DENOTES POINT OF COMPOUND CURVE
 - (R) DENOTES RADIAL LINE
 - (N) NORTHING
 - (E) EASTING
 - ROW RIGHT-OF-WAY
 - CL CENTERLINE
 - CB CHORD BEARING
 - D DELTA
 - R.P. RADIUS POINT
 - (100.1) DENOTES DISTANCE TO EASEMENT
 - FPL-E FLORIDA POWER AND LIGHT EASEMENT
 - ORB OFFICIAL RECORDS BOOK
 - UDAE UNOBSTRUCTED DRAINAGE AND ACCESS EASEMENT
 - UPL UNPLATTED LANDS
 - DE DRAINAGE EASEMENT
 - MAE MAINTENANCE AND ACCESS EASEMENT
 - SWMF STORMWATER MANAGEMENT FACILITY

PREPARED BY:
PERRET AND ASSOCIATES, INC.
 1484 MONTICELLO ROAD, JACKSONVILLE, FLORIDA 32207
 PHONE (904) 805-0030 - L.B. NO. 6715

