

# CROSSWATER VILLAGE PHASE 6B

BEING A REPLAT OF A PORTION OF TRACTS "B" AND "C", CROSSWATER VILLAGE PHASE 3, AS RECORDED IN MAP BOOK 98, PAGES 1 THROUGH 14 AND A PORTION OF TRACT "O", CROSSWATER VILLAGE PHASE 4, AS RECORDED IN MAP BOOK 100, PAGES 66 THROUGH 86 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 29 EAST OF SAID COUNTY.

MAP BOOK 106 PAGE 1

SHEET 1 OF 17 SHEETS

SEE SHEET 2 FOR NOTES

## CAPTION

### PARCEL "A"

A portion of Tracts "B" and "C", as depicted on Crosswater Village Phase 3, a plat recorded in Map Book 98, pages 1 through 14 of the Public Records of St. Johns County, Florida, together with a portion of Section 20, Township 5 South, Range 29 East of said county, being more particularly described as follows:

For a Point of Beginning, commence at the Southeastly corner of Tract "N", as depicted on said Crosswater Village Phase 3, a plat recorded in Map Book 98, pages 1 through 14 of the Public Records of St. Johns County, Florida, together with a portion of Section 20, Township 5 South, Range 29 East of said county, being more particularly described as follows:

For a Point of Beginning, commence at the Southeastly corner of Tract "N", as depicted on said Crosswater Village Phase 3, a plat recorded in Map Book 98, pages 1 through 14 of the Public Records of St. Johns County, Florida, together with a portion of Section 20, Township 5 South, Range 29 East of said county, being more particularly described as follows:

For a Point of Beginning, commence at the Southeastly corner of Tract "N", as depicted on said Crosswater Village Phase 3, a plat recorded in Map Book 98, pages 1 through 14 of the Public Records of St. Johns County, Florida, together with a portion of Section 20, Township 5 South, Range 29 East of said county, being more particularly described as follows:

Containing 36.16 acres, more or less.

### PARCEL "B"

A portion of Tract "O", as depicted on Crosswater Village Phase 4, a plat recorded in Map Book 100, pages 66 through 86 of the Public Records of St. Johns County, Florida, together with a portion of Sections 19 and 20, Township 5 South, Range 29 East of said county, being more particularly described as follows:

For a Point of Reference, commence at the Easterly corner of the Southerly terminus of Crosswater Edge Drive, a variables width right of way as presently established; thence South 47°42'50" West, along said Southerly terminus, 80.00 feet to the Westerly corner thereof; thence North 42°17'10" West, along the Westerly right of way line of said Crosswater Edge Drive, 29.39 feet to the point of curvature of a curve concave Northeastly having a radius of 1040.00 feet; thence Northwestly along said curved Westerly right of way line, through a central angle of 03°55'69", and arc length of 71.29 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 40°19'20" West, 71.27 feet; thence South 51°38'29" West, departing said Westerly right of way line, 27.94 feet; thence South 17°01'13" East, 17.32 feet to the Point of Beginning.

From said Point of Beginning, thence South 09°39'09" East, 107.10 feet to a point on a curve concave Northwestly having a radius of 830.00 feet; thence Northeastly along the arc of said curve, through a central angle of 04°32'17", an arc length of 65.74 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 51°34'21" East, 65.72 feet; thence South 42°17'10" East, 200.06 feet to a point on a curve concave Northwestly having a radius of 1030.00 feet; thence Northeastly along the arc of said curve, through a central angle of 00°33'23", an arc length of 10.00 feet to a point on said curve, said arc being subtended by a chord bearing and distance of North 48°43'00" East, 10.00 feet; thence South 42°17'10" East, 140.01 feet to a point on a curve concave Northwestly having a radius of 1170.00 feet; thence Southwestly along the arc of said curve, through a central angle of 15°48'41", an arc length of 322.88 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 56°15'27" West, 321.85 feet; thence South 64°09'47" West, 111.18 feet to the point of curvature of a curve concave Northerly having a radius of 370.00 feet; thence Westerly along the arc of said curve, through a central angle of 30°47'44", an arc length of 198.87 feet to the point of tangency of said curve, said arc being subtended by a chord bearing and distance of South 79°33'39" West, 196.48 feet; thence North 85°02'28" West, 126.47 feet; thence South 09°25'03" West, 585.47 feet; thence South 73°27'56" West, 1018.75 feet; thence North 42°53'27" West, 205.00 feet; thence North 12°21'26" West, 2449.04 feet; thence Due East, 1155.82 feet to a point lying on the Westerly line of said Crosswater Village Phase 4; thence South 23°18'50" East, along said Westerly line, 619.73 feet; thence South 41°26'42" East, continuing along said Westerly line, 936.88 feet; thence North 02°56'20" West, departing said Westerly line, 49.45 feet; thence North 39°34'10" East, 23.05 feet; thence North 79°34'23" East, 72.02 feet; thence North 09°29'37" East, 78.93 feet; to the Point of Beginning.

Containing 79.46 acres, more or less.

## CONSENT AND JOINDER

The undersigned hereby certifies that it is the holder of the mortgage, lien or other encumbrance recorded in Official Records Book 4021, Page 1029, 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.

Signed in the presence of:

*Michael O'Brien*

Witness

*Michael O'Brien*

Printed Name

*Jed V. Davis*

Witness

*Maurice Rudolph*

Printed Name

U.S. BANK NATIONAL ASSOCIATION  
National banking association, as Trustee

By: Tolomato Community Development District, a local unit of special purpose Government established pursuant to Chapter 190, Florida Statutes, as authorized agent

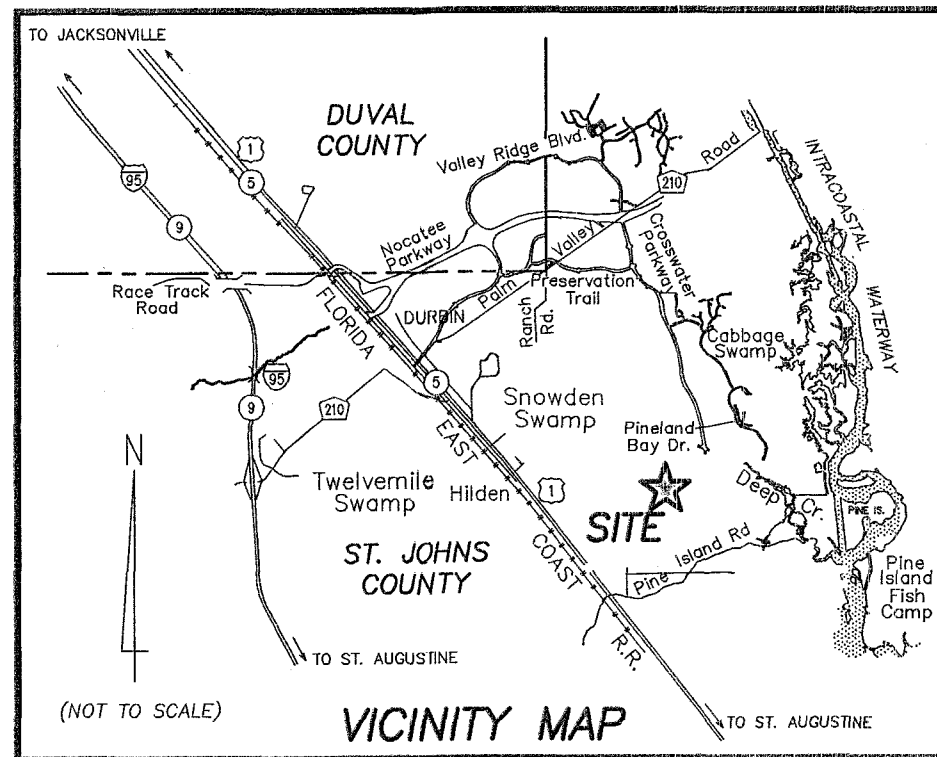
By: *Richard T. Ray*  
Richard T. Ray, as Chairman

## STATE OF FLORIDA, COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 11 day of January, 2021, by Richard T. Ray, the Chairman of the Tolomato Community Development District, a local unit of special purpose Government established pursuant to Chapter 190, Florida Statutes, as authorized agent of U.S. Bank National Association, a national banking association, on behalf of the bank, who  is personally known to me or who  has produced \_\_\_\_\_ as identification.

*Tina E. Miller*  
Notary Public, State of Florida at Large  
*Tina E. Miller*  
Printed Name

My Commission Expires May 9, 2021  
Commission Number CG 060968



## CERTIFICATE OF APPROVAL AND ACCEPTANCE BOARD OF COUNTY COMMISSIONERS

This is to certify that this plat of Crosswater Village Phase 6B has been approved and accepted by the Board of County Commissioners of St. Johns County, Florida on this 5 day of February, 2021. This acceptance shall not be deemed as requiring construction or maintenance by St. Johns County of any part of said subdivision.

*Janeice B. Blane*  
Chair, Board of County Commissioners

## CERTIFICATE OF APPROVAL- GROWTH MANAGEMENT DEPARTMENT

This is to certify that this plat of Crosswater Village Phase 6B has been examined and approved by the County Growth Management Department for St. Johns County, Florida, on this 29th day of February, 2021.

*Richard E. Call*  
Director of the Growth Management Department

## CERTIFICATE OF REVIEW-COUNTY ATTORNEY

This is to certify that this plat of Crosswater Village Phase 6B has been examined and reviewed by the Office of the St. Johns County Attorney on this 29th day of January, 2021.

*Chad Vallis*  
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 106 Page(s) 1-17 of the public records of St. Johns County, Florida on this 5 day of February, 2021.

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

## 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 29 day of January, 2021.

*Gail Oliver*  
Gail Oliver, P.S.M., County Surveyor  
Professional Surveyor and Mapper  
State of Florida Registered Surveyor No. 4564

## ADOPTION AND DEDICATION

This is to certify that Sonoc Company, LLC, a Delaware limited liability company ("Owner"), is the lawful owner of the lands described in the caption shown hereon which shall hereafter be known as Crosswater Village Phase 6B, and 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 right of ways shown on 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 and unobstructed drainage, access and maintenance 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 all 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 "A", "B", "C", "D", "E", "F" and "O" (Open Space), Tracts "G" and "H" (Stormwater Management Facility) and Tracts "I", "J", "K", "L", "M" and "N" (Conservation Tract) are hereby retained by the undersigned Owner, its successors and assigns; provided however, the undersigned owner reserves the right to convey title to said tracts to an entity or person, including without limitation, a property owners' association, a municipal services taxing unit, community development district, or other such entity or person.

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.

All utility easements shown on this plat are hereby irrevocably and without reservations dedicated to JEA, its successors and assigns, for its non-exclusive use in conjunction with its underground utilities.

Pursuant to the provisions of Section 177.091(28), Florida Statutes, 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 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.

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 plat as needed, the rights reserved hereby for the construction, installation, maintenance and operation of electrical service.

Those easements designated as "FPL Access and Electrical Easements" are hereby irrevocably dedicated to the Florida Power & Light Company, its successors and assigns, for its non-exclusive use in conjunction with its underground electrical system. The "FPL Access and Electrical Easements" are for accessing the "FPL Easements" to maintain, repair and replace the electric utility improvements located within those easements, together with the right to cross over and under the "FPL Access and Electrical Easements" for the installation and maintenance of electric facilities. No electric facilities shall be installed within the "FPL Access and Electrical Easements" paralleling the easement property without the written consent of the Owner, its successors and assigns.

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

*Michael O'Brien*  
Witness  
*Michael O'Brien*  
Printed Name  
*Jed V. Davis*  
Witness  
*Maurice Rudolph*  
Printed Name

OWNER: Sonoc Company, LLC  
a Delaware limited liability company

BY: *Jed V. Davis*  
Jed V. Davis  
President

## STATE OF FLORIDA, COUNTY OF DUVAL

The foregoing instrument was acknowledged before me, by means of  physical presence or  online notarization, this 11 day of January, 2021, by Jed V. Davis, President, of Sonoc Company, LLC, a Delaware limited liability company, on behalf of the company, who  is personally known to me or who  has produced \_\_\_\_\_ as identification.

*Tina E. Miller*  
Notary Public, State of Florida at Large  
*Tina E. Miller*  
Printed Name  
My Commission expires May 9, 2021  
Commission # CG 060968  
Expires May 9, 2021  
Bonds Thru May 9, 2021  
Commission Number CG 060968

## 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 plat complies with all of the survey requirements of Part 1, Chapter 177, Florida Statutes.

Signed and sealed this 11th day of JANUARY, 2021.

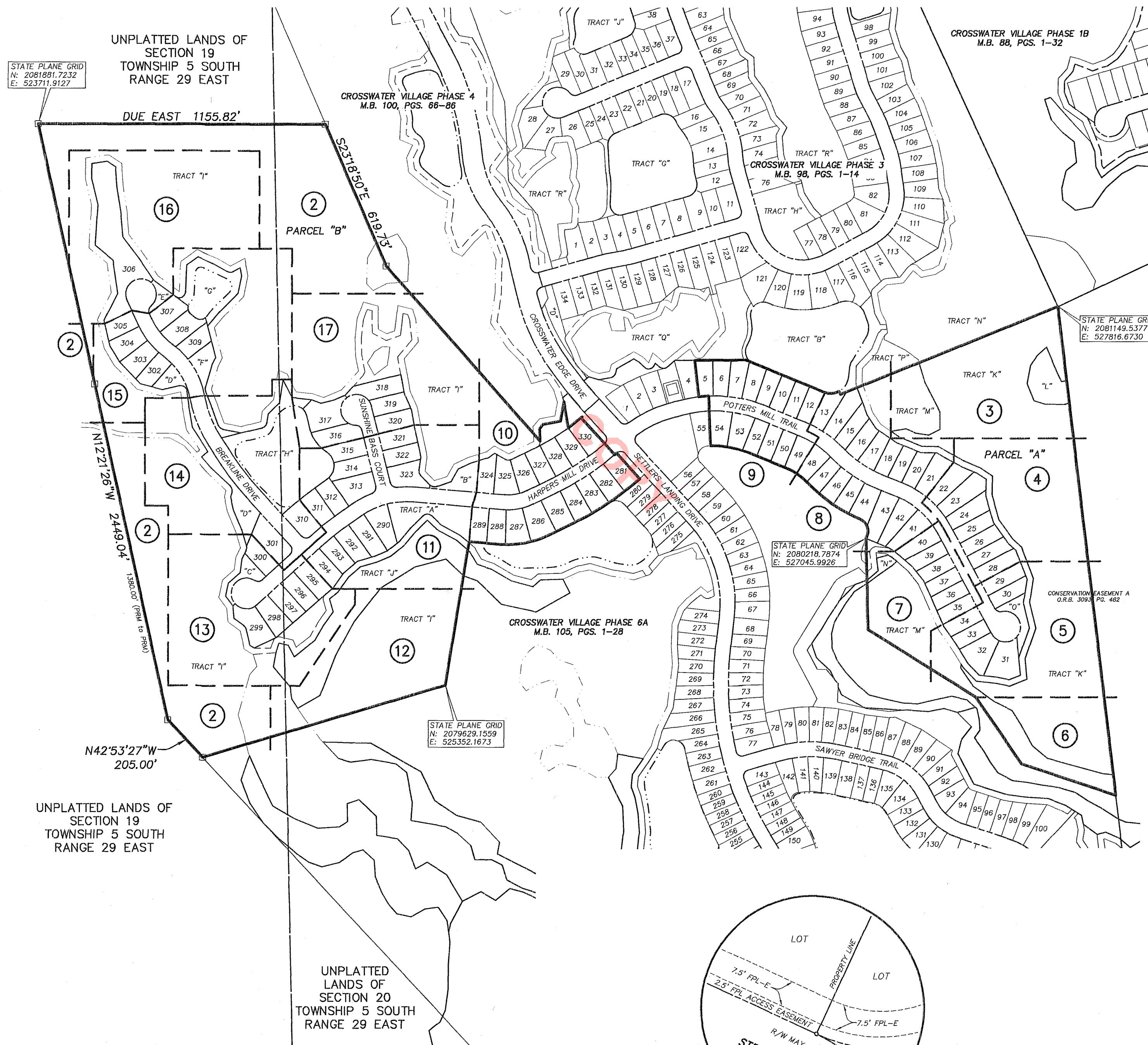
*Damon J. Kelly*  
Damon J. Kelly  
Professional Surveyor and Mapper  
State of Florida Registered Surveyor No. 6284

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



# CROSSWATER VILLAGE PHASE 6B

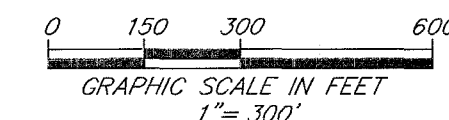
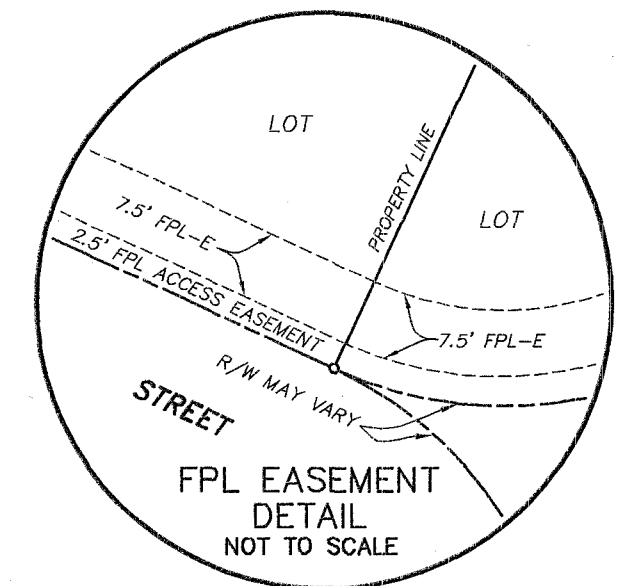
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**LEGEND**

□	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
P.R.M.	PERMANENT REFERENCE MONUMENT
C.M.	CONCRETE MONUMENT
P.C.P.	PERMANENT CONTROL POINT
L.B.	LICENSED BUSINESS
R	RADIUS
△	CENTRAL ANGLE
L	ARC LENGTH
CB	CHORD BEARING
CH	CHORD DISTANCE
P.C.	POINT OF CURVATURE
P.T.	POINT OF TANGENCY
P.O.C.	POINT ON CURVE
P.C.C.	POINT OF COMPOUND CURVATURE
P.R.C.	POINT OF REVERSE CURVATURE
(NR)	NON-RADIAL
N/T	NON-TANGENT
C1	TABULATED CURVE DATA
L1	TABULATED LINE DATA
R/W	RIGHT OF WAY
C/L	CENTERLINE
M.B.	MAP BOOK
P.C.	PAGE
O.R.B.	OFFICIAL RECORDS BOOK
FPL	FLORIDA POWER & LIGHT
ESMT.	EASEMENT
NAVD	NORTH AMERICAN VERTICAL DATUM
---	MATCHLINE
③	SHEET REFERENCE NUMBER
+	DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

- NOTES**
- Bearings shown are referenced to the State Plane coordinates as indicated hereon and are based on the Southerly terminus of Crosswater Edge Drive as being South 47°42'50" West.
  - Coordinates based on GPS observation of the following National Geodetic Survey Control: Station "KREG" (Jacksonville 2) coordinates: N 2182506.373 E 493662.930 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' Access 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' Access Easement.
  - Tracts "I", "J", "K", "L", "M" and "N" are subject to a conservation easement 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 areas inconsistent with the purpose of the conservation easement is prohibited. The conservation easement expressly prohibits the following activities and uses:
    - Construction or placing buildings, roads, signs, billboards or other advertising, utilities or other structures on or above the ground.
    - Dumping or placing soil or other substance or material as landfill or dumping or placing of trash, waste or unsightly or offensive materials.
    - Removing, destroying or trimming trees, shrubs, or other vegetation.
    - Excavating, dredging or removing loam, peat, gravel, soil, rock or other material substances in such a manner as to affect the surface.
    - Surface use, except for purposes that permit the land or water area to remain predominantly in its natural condition.
    - Activities detrimental to drainage, flood control, water conservation, erosion control, soil conservation, or fish and wildlife habitat preservation.
    - Acts or uses detrimental to such retention of land or water areas.
    - 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.
  - 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.
  - Lands depicted hereon are subject to Developer and Utility Service Agreement recorded in Official Records Book 2359, Page 1979, Official Records Book 3305, page 571 and Official Records Book 3872, Page 914 of the Public Records of St. Johns County, Florida. (blanket in nature)



PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
 14775 OLD ST. AUGUSTINE ROAD  
 JACKSONVILLE, FL 32258 (904) 642-8550  
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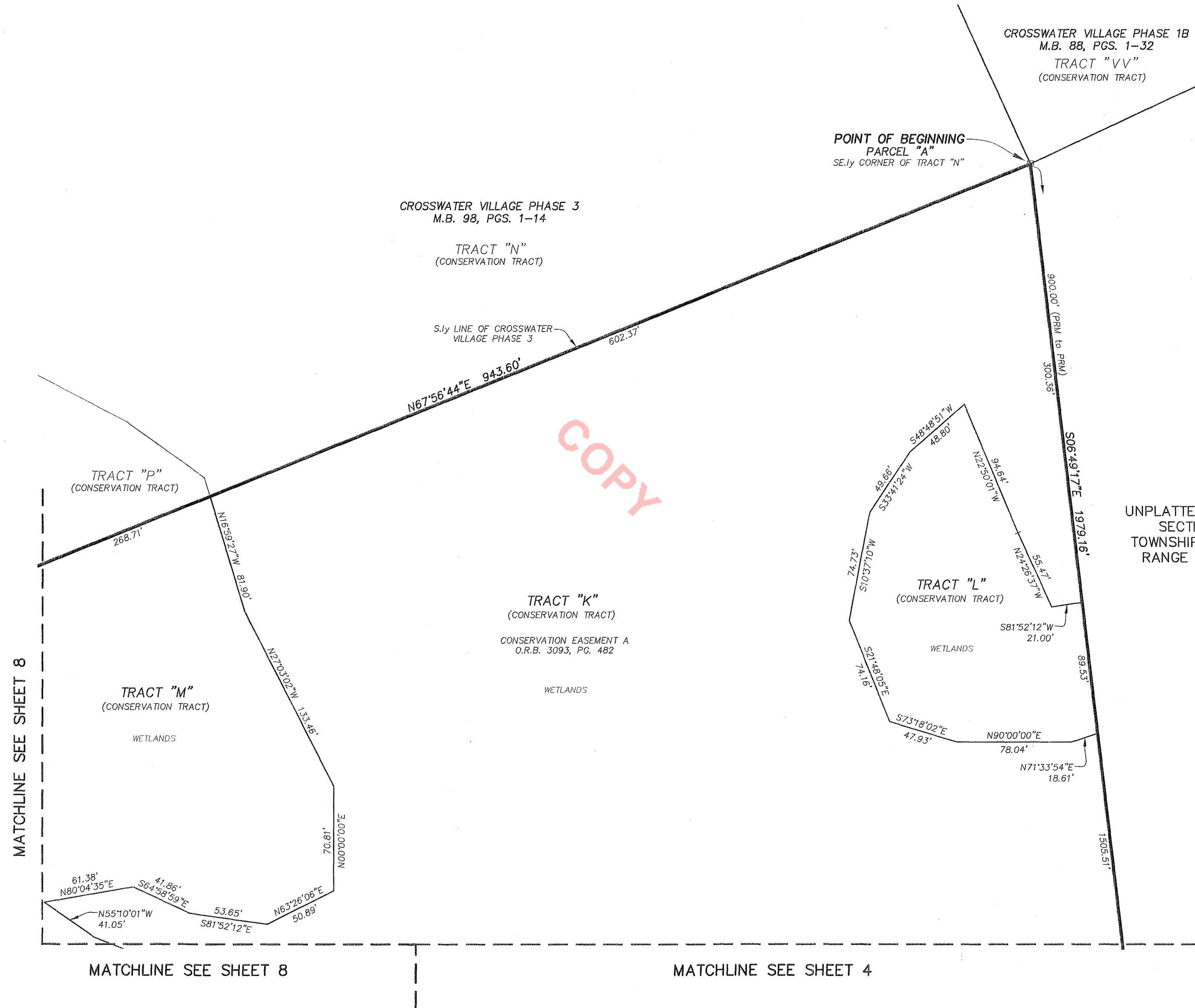


# CROSSWATER VILLAGE PHASE 6B

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MAP BOOK 106 PAGE 3

SHEET 3 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES

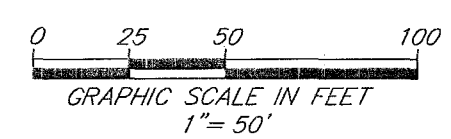


COPY

MATCHLINE SEE SHEET 8

MATCHLINE SEE SHEET 8

MATCHLINE SEE SHEET 4



PREPARED BY:  
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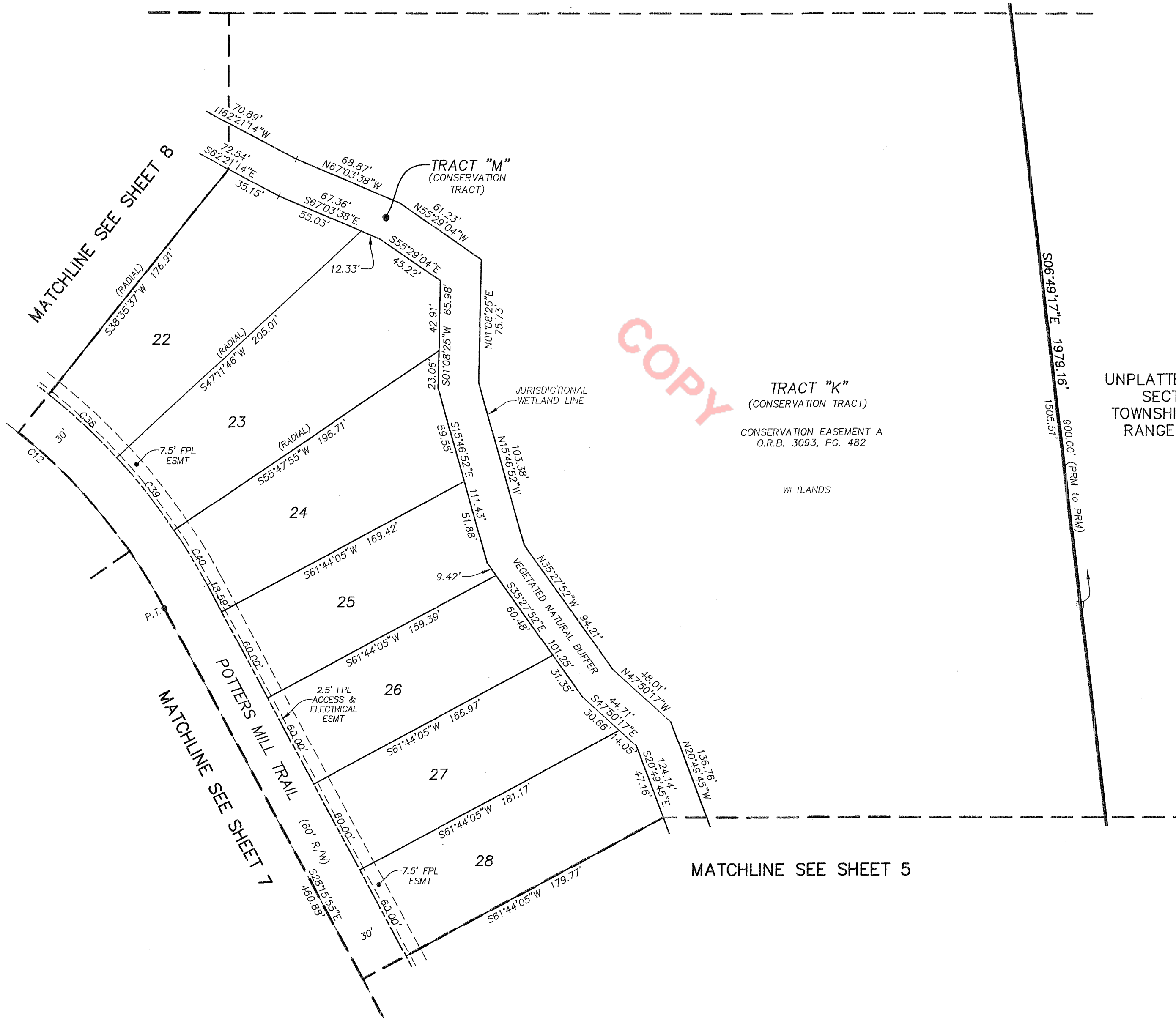
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MAP BOOK 100 PAGE 4

SHEET 4 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES



MATCHLINE SEE SHEET 3



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C12	350.00'	39°49'13"	243.25'	S48°10'32"E	238.38'
C38	380.00'	8°36'09"	57.05'	N47°06'18"W	57.00'
C39	380.00'	8°36'09"	57.05'	N38°30'09"W	57.00'
C40	380.00'	5°56'10"	39.37'	N31°14'00"W	39.35'

COPY

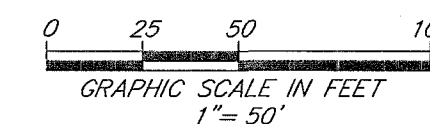
TRACT "K"  
(CONSERVATION TRACT)  
CONSERVATION EASEMENT A  
O.R.B. 3093, PG. 482

WETLANDS

UNPLATTED LAND OF  
SECTION 20  
TOWNSHIP 5 SOUTH  
RANGE 29 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
- P.R.M. PERMANENT REFERENCE MONUMENT
- C.M. CONCRETE MONUMENT
- P.C.P. PERMANENT CONTROL POINT
- L.B. LICENSED BUSINESS
- R RADIUS
- △ CENTRAL ANGLE
- L ARC LENGTH
- CB CHORD BEARING
- CH CHORD DISTANCE
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- P.O.C. POINT ON CURVE
- P.C.C. POINT OF COMPOUND CURVATURE
- P.R.C. POINT OF REVERSE CURVATURE
- (NR) NON-RADIAL
- N/T NON-TANGENT
- C1 TABULATED CURVE DATA
- L1 TABULATED LINE DATA
- R/W RIGHT OF WAY
- C/L CENTERLINE
- M.B. MAP BOOK
- PG. PAGE
- O.R.B. OFFICIAL RECORDS BOOK
- FPL FLORIDA POWER & LIGHT
- ESMT. EASEMENT
- NAVD NORTH AMERICAN VERTICAL DATUM
- - - MATCHLINE
- ③ SHEET REFERENCE NUMBER
- ⊕⊕⊕⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT



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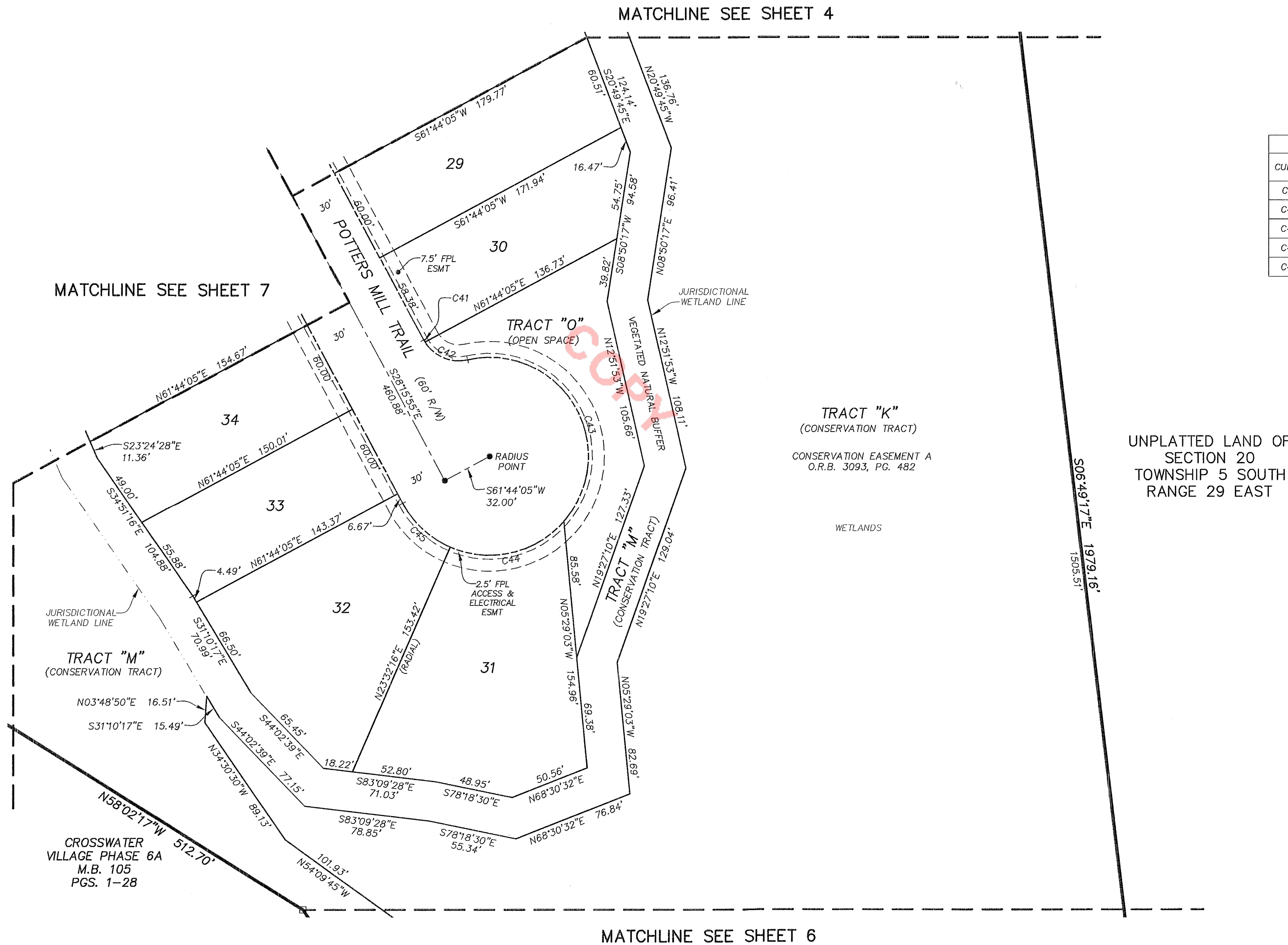
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MAP BOOK 106 PAGE 5

SHEET 5 OF 17 SHEETS  
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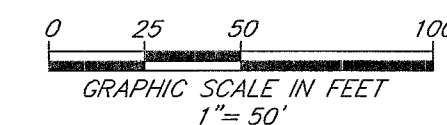


CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C41	25.00'	3°42'48"	1.62'	S30°07'19"E	1.62'
C42	25.00'	70°57'27"	30.96'	S67°27'26"E	29.02'
C43	62.00'	144°15'02"	156.09'	N30°48'38"W	118.01'
C44	62.00'	72°13'24"	78.15'	N77°25'34"E	73.08'
C45	62.00'	38°11'49"	41.33'	S47°21'49"E	40.57'



UNPLATTED LAND OF  
SECTION 20  
TOWNSHIP 5 SOUTH  
RANGE 29 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
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  - CONCRETE MONUMENT
  - PERMANENT CONTROL POINT
  - LICENSED BUSINESS
  - R RADIUS
  - ∠ CENTRAL ANGLE
  - L ARC LENGTH
  - CB CHORD BEARING
  - CH CHORD DISTANCE
  - P.C. POINT OF CURVATURE
  - P.T. POINT OF TANGENCY
  - P.O.C. POINT ON CURVE
  - P.C.C. POINT OF COMPOUND CURVATURE
  - P.R.C. POINT OF REVERSE CURVATURE
  - (NR) NON-RADIAL
  - N/T NON-TANGENT
  - C1 TABULATED CURVE DATA
  - L1 TABULATED LINE DATA
  - R/W RIGHT OF WAY
  - C/L CENTERLINE
  - M.B. MAP BOOK
  - PG. PAGE
  - O.R.B. OFFICIAL RECORDS BOOK
  - FPL FLORIDA POWER & LIGHT EASEMENT
  - NAVD NORTH AMERICAN VERTICAL DATUM
  - MATCHLINE
  - ③ SHEET REFERENCE NUMBER
  - ⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT



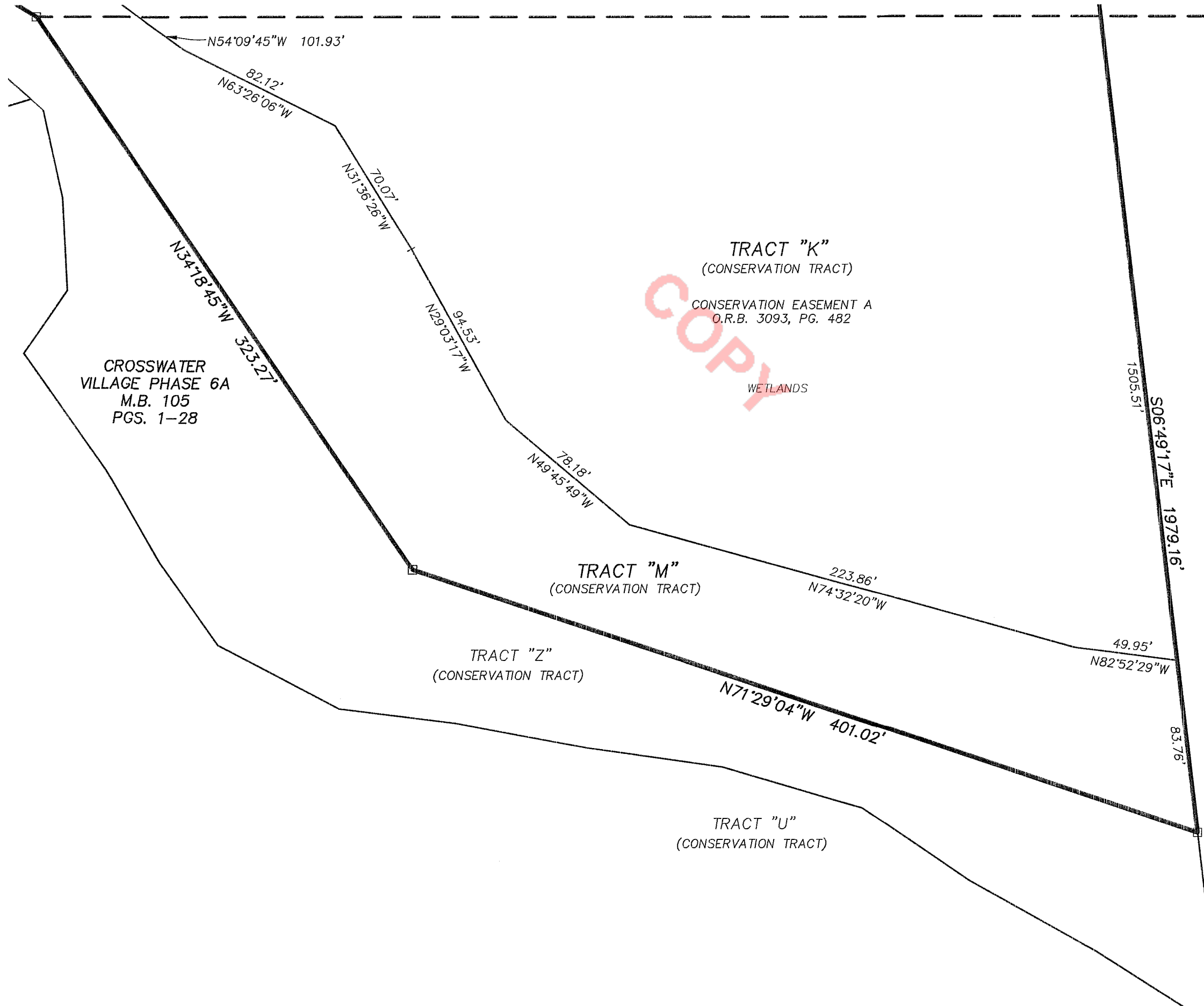
PREPARED BY:  
**ETM SURVEYING & MAPPING, INC.**  
14775 OLD ST. AUGUSTINE ROAD  
JACKSONVILLE, FL 32258 (904) 642-8550  
CERTIFICATE OF AUTHORIZATION NO. L.B. 3624

# CROSSWATER VILLAGE PHASE 6B

BEING A REPLAT OF A PORTION OF TRACTS "B" AND "C", CROSSWATER VILLAGE PHASE 3, AS RECORDED IN MAP BOOK 98, PAGES 1 THROUGH 14 AND A PORTION OF TRACT "O", CROSSWATER VILLAGE PHASE 4, AS RECORDED IN MAP BOOK 100, PAGES 66 THROUGH 86 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 29 EAST OF SAID COUNTY.

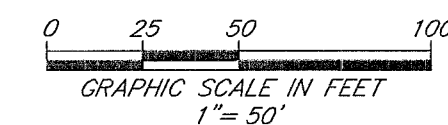


MATCHLINE SEE SHEET 5



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
- P.R.M. PERMANENT REFERENCE MONUMENT
- C.M. CONCRETE MONUMENT
- P.C.P. PERMANENT CONTROL POINT
- L.B. LICENSED BUSINESS
- R RADIUS
- △ CENTRAL ANGLE
- L ARC LENGTH
- CB CHORD BEARING
- CH CHORD DISTANCE
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- P.O.C. POINT ON CURVE
- P.C.C. POINT OF COMPOUND CURVATURE
- P.R.C. POINT OF REVERSE CURVATURE
- (NR) NON-RADIAL
- N/T NON-TANGENT
- C1 TABULATED CURVE DATA
- L1 TABULATED LINE DATA
- R/W RIGHT OF WAY
- C/L CENTERLINE
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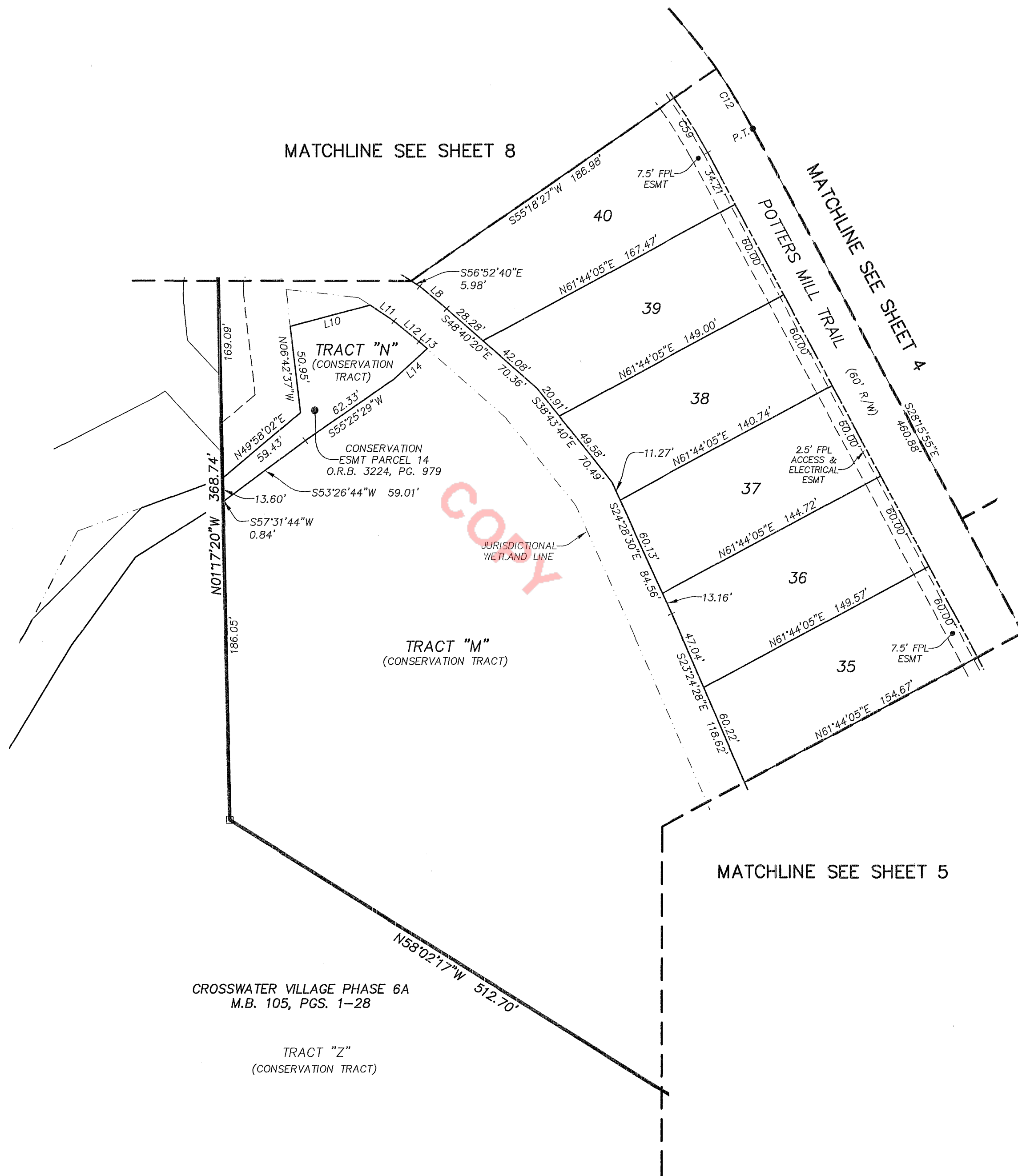
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# CROSSWATER VILLAGE PHASE 6B

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MAP BOOK 106 PAGE 7  
SHEET 7 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C12	350.00'	39°49'13"	243.25'	S48°10'32"E	238.38'
C59	320.00'	6°43'36"	37.57'	N31°37'43"W	37.55'

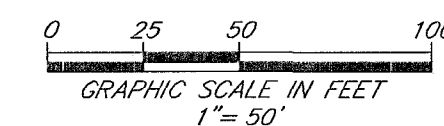
LINE TABLE		
LINE	BEARING	LENGTH
L8	S50°36'51"E	20.55'
L10	N75°19'38"E	48.28'
L11	S56°52'40"E	16.85'
L12	S50°36'53"E	18.76'
L13	S48°40'16"E	6.37'
L14	S47°19'50"W	27.09'

- LEGEND**
- DENOTES SET P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
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  - ③ SHEET REFERENCE NUMBER
  - ⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

CROSSWATER VILLAGE PHASE 6A  
M.B. 105, PGS. 1-28

TRACT "Z"  
(CONSERVATION TRACT)

MATCHLINE SEE SHEET 5

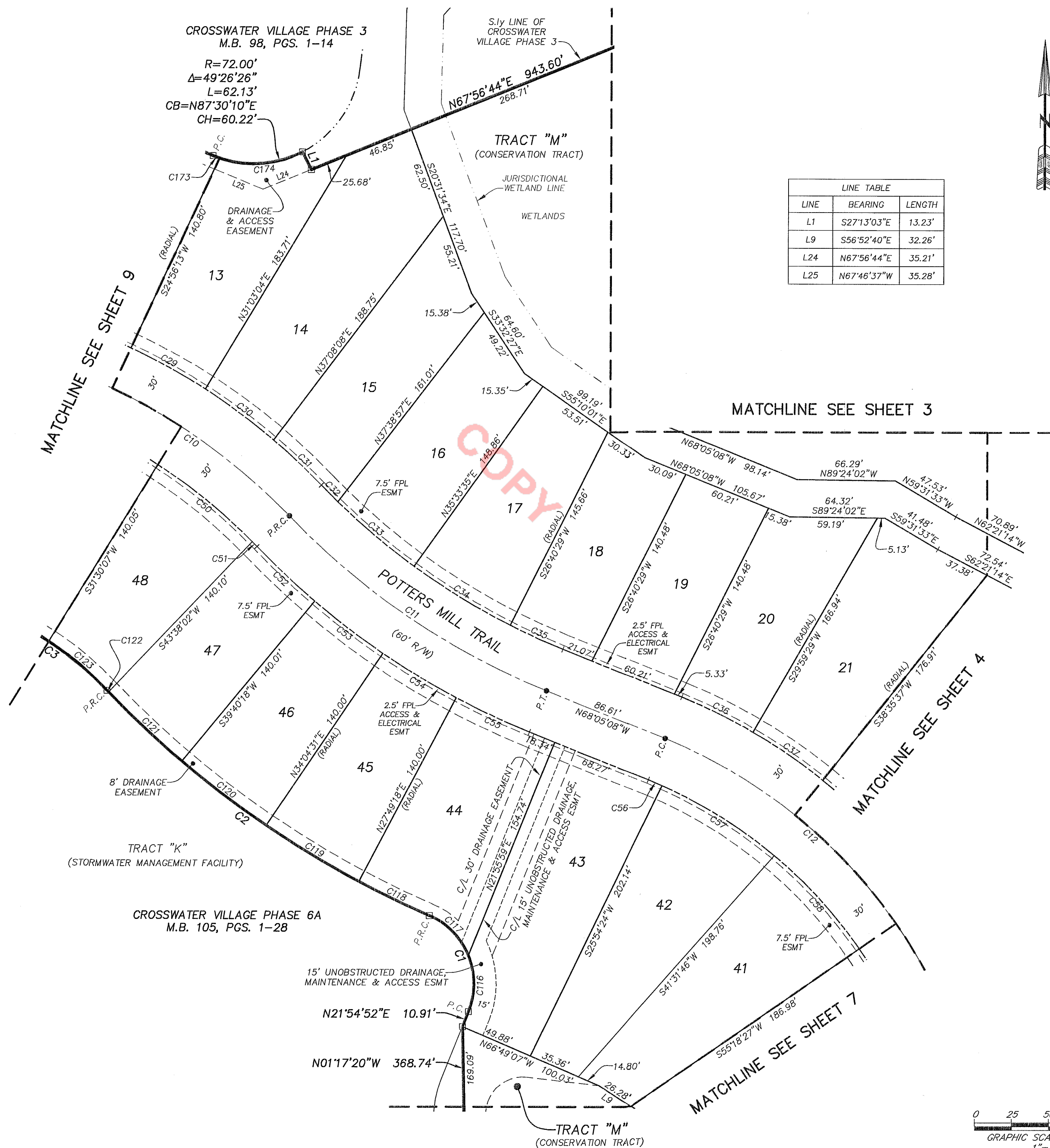


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CERTIFICATE OF AUTHORIZATION NO. L.B. 3624



# CROSSWATER VILLAGE PHASE 6B

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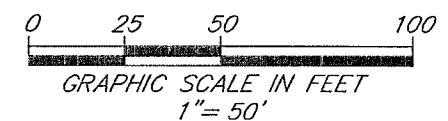


CROSSWATER VILLAGE PHASE 3  
M.B. 98, PGS. 1-14  
R=72.00'  
Δ=49°26'26"  
L=62.13'  
CB=N87°30'10"E  
CH=60.22'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S27°13'03"E	13.23'
L9	S56°52'40"E	32.26'
L24	N67°56'44"E	35.21'
L25	N67°46'37"W	35.28'

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C1	50.00'	88°37'03"	77.33'	N22°23'40"W	69.85'
C2	670.00'	22°50'03"	267.02'	N55°17'10"W	265.25'
C3	230.00'	23°54'12"	95.95'	N55°49'14"W	95.26'
C10	400.00'	23°54'12"	166.88'	S55°49'14"E	165.67'
C11	500.00'	24°13'00"	211.33'	S55°58'38"E	209.76'
C12	350.00'	39°49'13"	243.25'	S48°10'32"E	238.38'
C29	430.00'	7°38'42"	57.38'	N61°14'26"W	57.33'
C30	430.00'	7°38'42"	57.38'	N53°35'43"W	57.33'
C31	430.00'	5°54'14"	44.31'	N46°49'15"W	44.29'
C32	470.00'	1°55'47"	15.83'	S44°50'02"E	15.83'
C33	470.00'	8°13'30"	67.47'	S49°54'41"E	67.41'
C34	470.00'	9°18'05"	76.30'	S58°40'29"E	76.22'
C35	470.00'	4°45'37"	39.05'	S65°42'20"E	39.04'
C36	380.00'	8°04'37"	53.57'	N64°02'50"W	53.52'
C37	380.00'	8°36'09"	57.05'	N55°42'27"W	57.00'
C50	370.00'	12°45'31"	82.39'	N50°57'26"W	82.22'
C51	370.00'	0°42'32"	4.58'	N44°13'24"W	4.58'
C52	530.00'	5°48'08"	53.67'	S46°46'12"E	53.65'
C53	530.00'	6°15'13"	57.85'	S52°47'53"E	57.82'
C54	530.00'	6°15'13"	57.85'	S59°03'05"E	57.82'
C55	530.00'	5°54'26"	54.64'	S65°07'55"E	54.62'
C56	320.00'	1°47'02"	9.96'	N67°11'37"W	9.96'
C57	320.00'	16°02'31"	89.59'	N58°16'51"W	89.30'
C58	320.00'	15°16'05"	85.27'	N42°37'33"W	85.02'
C116	50.00'	44°30'34"	38.84'	N00°20'25"W	37.87'
C117	50.00'	44°06'29"	38.49'	N44°38'57"W	37.55'
C118	670.00'	4°31'30"	52.91'	S64°26'27"E	52.90'
C119	670.00'	6°15'13"	73.13'	S59°03'05"E	73.09'
C120	670.00'	6°06'58"	71.52'	S52°52'00"E	71.49'
C121	670.00'	5°48'32"	67.93'	S46°54'14"E	67.90'
C122	670.00'	0°07'50"	1.53'	S43°56'03"E	1.53'
C123	230.00'	12°45'38"	51.22'	N50°14'57"W	51.12'
C173	72.00'	3°42'01"	4.65'	S69°37'38"E	4.65'
C174	72.00'	45°44'25"	57.48'	N85°39'09"E	55.96'

- LEGEND**
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  - DENOTES FOUND P.R.M., 4"x4" C.M. STAMPED L.B.#3624, UNLESS OTHERWISE NOTED
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  - EASEMENT EASEMENT
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  - NAVD NAVD
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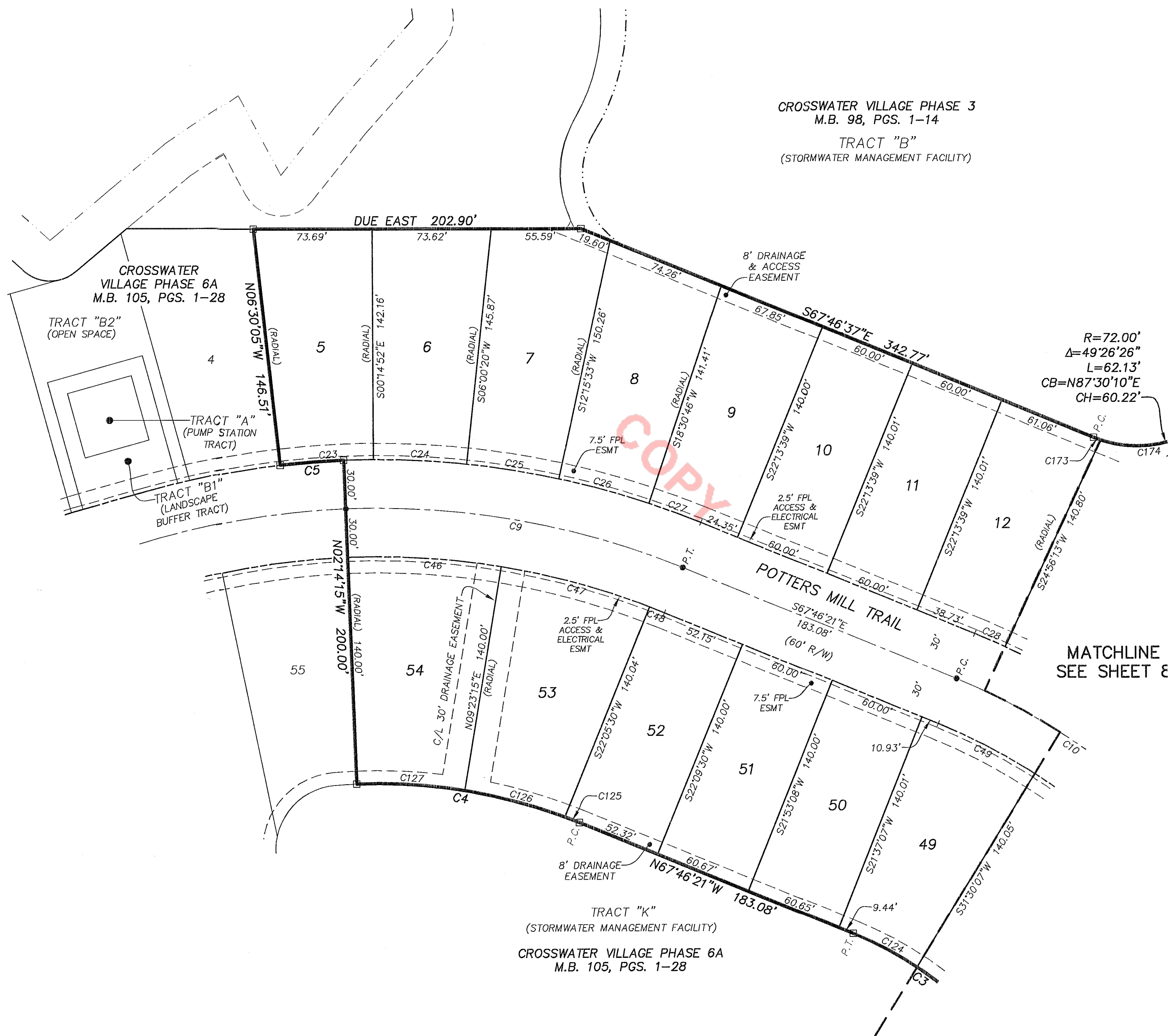
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CERTIFICATE OF AUTHORIZATION NO. L.B. 3624



# CROSSWATER VILLAGE PHASE 6B

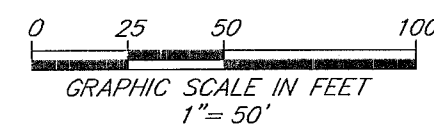
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MAP BOOK 106 PAGE 9  
SHEET 9 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C3	230.00'	23°54'12"	95.95'	N55°49'14"W	95.26'
C4	330.00'	24°27'54"	140.91'	N80°00'18"W	139.84'
C5	530.00'	4°15'50"	39.44'	S85°37'50"W	39.43'
C9	500.00'	24°27'54"	213.50'	S80°00'18"E	211.88'
C10	400.00'	23°54'12"	166.88'	S55°49'14"E	165.67'
C23	530.00'	6°15'13"	57.85'	S86°37'31"W	57.82'
C24	530.00'	6°15'13"	57.85'	N87°07'16"W	57.82'
C25	530.00'	6°15'13"	57.85'	N80°52'03"W	57.82'
C26	530.00'	6°15'13"	57.85'	N74°36'50"W	57.82'
C27	530.00'	3°42'53"	34.36'	N69°37'47"W	34.36'
C28	430.00'	2°42'34"	20.33'	N66°25'04"W	20.33'
C46	470.00'	11°37'29"	95.36'	N86°25'30"W	95.20'
C47	470.00'	11°37'29"	95.36'	N74°48'00"W	95.20'
C48	470.00'	1°12'55"	9.97'	N68°22'48"W	9.97'
C49	370.00'	10°26'09"	67.39'	N62°33'16"W	67.30'
C124	230.00'	11°08'34"	44.73'	N62°12'03"W	44.66'
C125	330.00'	1°40'24"	9.64'	N68°36'32"W	9.64'
C126	330.00'	11°10'01"	64.32'	N75°01'45"W	64.21'
C127	330.00'	11°37'29"	66.95'	N86°25'30"W	66.84'
C173	72.00'	3°42'01"	4.65'	S69°37'38"E	4.65'
C174	72.00'	45°44'25"	57.48'	N85°39'09"E	55.96'

- LEGEND**
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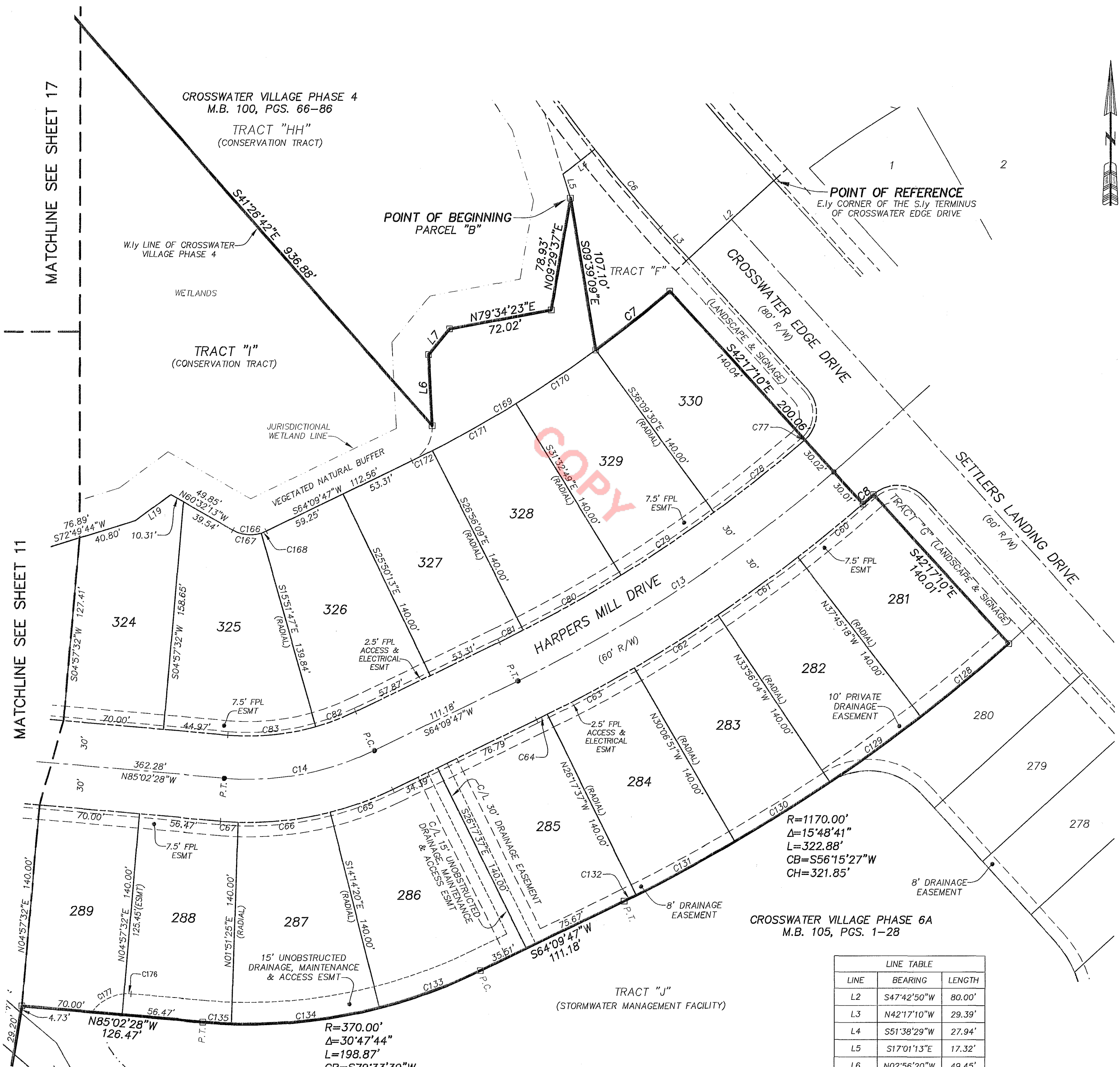
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MAP BOOK 106 PAGE 10  
SHEET 10 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES

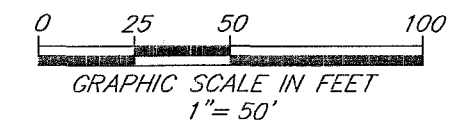


CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C6	1040.00'	3°55'39"	71.29'	N40°19'20"W	71.27'
C7	830.00'	4°32'17"	65.74'	N51°34'21"E	65.72'
C8	1030.00'	0°33'23"	10.00'	N48°43'00"E	10.00'
C13	1000.00'	15°07'48"	264.07'	S56°35'54"W	263.30'
C14	200.00'	30°47'44"	107.50'	S79°33'39"W	106.21'
C60	1030.00'	3°48'24"	68.43'	N50°20'30"E	68.42'
C61	1030.00'	3°49'14"	68.68'	N54°09'19"E	68.67'
C62	1030.00'	3°49'14"	68.68'	N57°58'33"E	68.67'
C63	1030.00'	3°49'14"	68.68'	N61°47'46"E	68.67'
C64	1030.00'	0°27'24"	8.21'	N63°56'05"E	8.21'
C65	230.00'	11°35'53"	46.56'	N69°57'44"E	46.48'
C66	230.00'	16°05'44"	64.61'	N83°48'32"E	64.40'
C67	230.00'	3°06'07"	12.45'	S86°35'32"E	12.45'
C77	25.00'	1°23'46"	0.61'	N48°24'43"E	0.61'
C78	970.00'	4°43'54"	80.11'	N51°28'33"E	80.08'
C79	970.00'	4°36'40"	78.07'	N56°08'50"E	78.05'
C80	970.00'	4°36'40"	78.07'	N60°45'31"E	78.05'
C81	970.00'	1°05'56"	18.61'	N63°36'49"E	18.60'
C82	170.00'	9°58'25"	29.59'	N69°09'00"E	29.56'
C83	170.00'	20°49'19"	61.78'	N84°32'52"E	61.44'
C128	1170.00'	3°53'36"	79.50'	N50°17'54"E	79.49'
C129	1170.00'	3°49'14"	78.01'	N54°09'19"E	78.00'
C130	1170.00'	3°49'14"	78.01'	N57°58'33"E	78.00'
C131	1170.00'	3°49'14"	78.01'	N61°47'46"E	78.00'
C132	1170.00'	0°27'25"	9.33'	N63°56'05"E	9.33'
C133	370.00'	11°35'53"	74.90'	N69°57'44"E	74.77'
C134	370.00'	16°05'44"	103.94'	N83°48'32"E	103.60'
C135	370.00'	3°06'07"	20.03'	S86°35'32"E	20.03'
C166	25.00'	55°18'00"	24.13'	S88°11'13"E	23.20'
C167	25.00'	46°26'59"	20.27'	N83°45'43"W	19.72'
C168	25.00'	8°51'01"	3.86'	N68°35'18"E	3.86'
C169	830.00'	10°19'17"	149.52'	N59°00'09"E	149.32'
C170	830.00'	4°36'40"	66.80'	N56°08'50"E	66.78'
C171	830.00'	4°36'40"	66.80'	N60°45'31"E	66.78'
C172	830.00'	1°05'56"	15.92'	N63°36'49"E	15.92'
C176	30.00'	9°54'27"	5.19'	N89°59'42"W	5.18'
C177	30.00'	50°05'33"	26.23'	S60°00'18"W	25.40'

- LEGEND**
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  - P.C. POINT OF CURVATURE
  - P.T. POINT OF TANGENCY
  - P.O.C. POINT ON CURVE
  - P.C.C. POINT OF COMPOUND CURVATURE
  - P.R.C. POINT OF REVERSE CURVATURE
  - (NR) NON-RADIAL
  - N/T NON-TANGENT
  - C1 TABULATED CURVE DATA
  - L1 TABULATED LINE DATA
  - R/W RIGHT OF WAY
  - C/L CENTERLINE
  - M.B. MAP BOOK
  - PG. PAGE
  - O.R.B. OFFICIAL RECORDS BOOK
  - FPL FLORIDA POWER & LIGHT
  - ESMT. EASEMENT
  - NAVD NORTH AMERICAN VERTICAL DATUM
  - MATCHLINE
  - ③ SHEET REFERENCE NUMBER
  - ⊕⊕⊕⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

**LINE TABLE**

LINE	BEARING	LENGTH
L2	S47°42'50"W	80.00'
L3	N42°17'10"W	29.39'
L4	S51°38'29"W	27.94'
L5	S17°01'13"E	17.32'
L6	N02°56'20"W	49.45'
L7	N39°34'10"E	23.05'
L19	S53°31'43"W	30.45'



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JACKSONVILLE, FL 32258 (904) 642-8550  
CERTIFICATE OF AUTHORIZATION NO. L.B. 3624



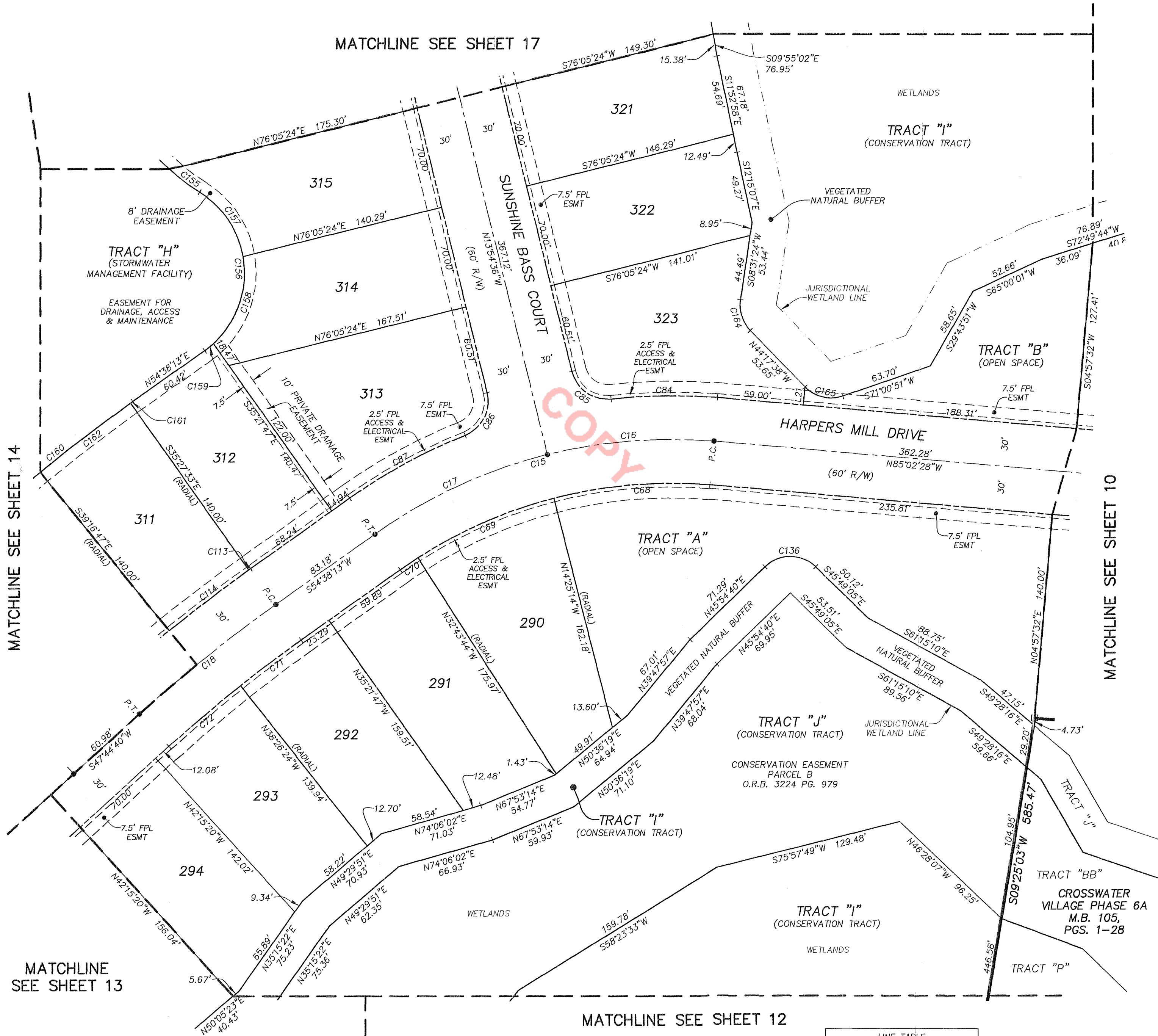
# CROSSWATER VILLAGE PHASE 6B

BEING A REPLAT OF A PORTION OF TRACTS "B" AND "C", CROSSWATER VILLAGE PHASE 3, AS RECORDED IN MAP BOOK 98, PAGES 1 THROUGH 14 AND A PORTION OF TRACT "O", CROSSWATER VILLAGE PHASE 4, AS RECORDED IN MAP BOOK 100, PAGES 66 THROUGH 86 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 29 EAST OF SAID COUNTY.

MAP BOOK 106 PAGE 11

SHEET 11 OF 17 SHEETS

SEE SHEET 2 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C15	350.00'	40°19'19"	246.31'	S74°47'52"W	241.26'
C16	350.00'	18°52'07"	115.26'	S85°31'28"W	114.74'
C17	350.00'	21°27'11"	131.05'	S65°21'48"W	130.29'
C18	1000.00'	6°53'33"	120.29'	S51°11'26"W	120.22'
C68	320.00'	19°22'46"	108.24'	S85°16'09"W	107.72'
C69	320.00'	18°18'30"	102.25'	S66°25'31"W	101.82'
C70	320.00'	2°38'03"	14.71'	S55°57'14"W	14.71'
C71	970.00'	3°04'36"	52.09'	S53°05'55"W	52.08'
C72	970.00'	3°48'56"	64.60'	S49°39'08"W	64.58'
C84	380.00'	11°03'49"	73.38'	S89°25'37"W	73.26'
C85	25.00'	82°11'42"	35.86'	S55°00'27"E	32.87'
C86	25.00'	82°11'42"	35.86'	N27°11'15"E	32.87'
C87	380.00'	13°38'53"	90.52'	S61°27'39"W	90.30'
C113	1030.00'	0°05'46"	1.73'	S54°35'20"W	1.73'
C114	1030.00'	3°49'14"	68.68'	S52°37'50"W	68.67'
C136	25.00'	88°16'14"	38.52'	N89°57'13"W	34.82'
C155	150.00'	9°56'56"	26.05'	S53°24'09"E	26.01'
C156	65.00'	113°00'50"	128.21'	N01°52'12"W	108.41'
C157	65.00'	48°20'31"	54.84'	N34°12'22"W	53.23'
C158	65.00'	57°45'55"	65.53'	N18°50'51"E	62.79'
C159	65.00'	6°54'25"	7.84'	N51°11'00"E	7.83'
C160	1170.00'	6°53'33"	140.74'	S51°11'26"W	140.66'
C161	1170.00'	0°05'46"	1.96'	S54°35'20"W	1.96'
C162	1170.00'	3°49'14"	78.01'	S52°37'50"W	78.00'
C164	25.00'	52°49'02"	23.05'	S17°53'07"E	22.24'
C165	25.00'	64°41'31"	28.23'	S76°38'23"E	26.75'

MATCHLINE SEE SHEET 14

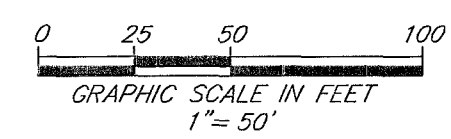
MATCHLINE SEE SHEET 10

MATCHLINE SEE SHEET 13

MATCHLINE SEE SHEET 12

- 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, PERMANENT REFERENCE MONUMENT
  - P.R.M. PERMANENT REFERENCE MONUMENT
  - C.M. CONCRETE MONUMENT
  - P.C.P. PERMANENT CONTROL POINT
  - L.B. LICENSED BUSINESS
  - R RADIUS
  - Δ CENTRAL ANGLE
  - L ARC LENGTH
  - CB CHORD BEARING
  - CH CHORD DISTANCE
  - P.C. POINT OF CURVATURE
  - P.T. POINT OF TANGENCY
  - P.O.C. POINT ON CURVE
  - P.C.C. POINT OF COMPOUND CURVATURE
  - P.R.C. POINT OF REVERSE CURVATURE
  - (NR) NON-RADIAL
  - N/T NON-TANGENT
  - C1 TABULATED CURVE DATA
  - L1 TABULATED LINE DATA
  - R/W RIGHT OF WAY
  - C/L CENTERLINE
  - M.B. MAP BOOK
  - PG. PAGE
  - O.R.B. OFFICIAL RECORDS BOOK
  - FPL FLORIDA POWER & LIGHT
  - ESMT. EASEMENT
  - NAVD NORTH AMERICAN VERTICAL DATUM
  - MATCHLINE
  - ③ SHEET REFERENCE NUMBER
  - ++++ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

LINE TABLE		
LINE	BEARING	LENGTH
L21	S04°57'32"W	12.32'



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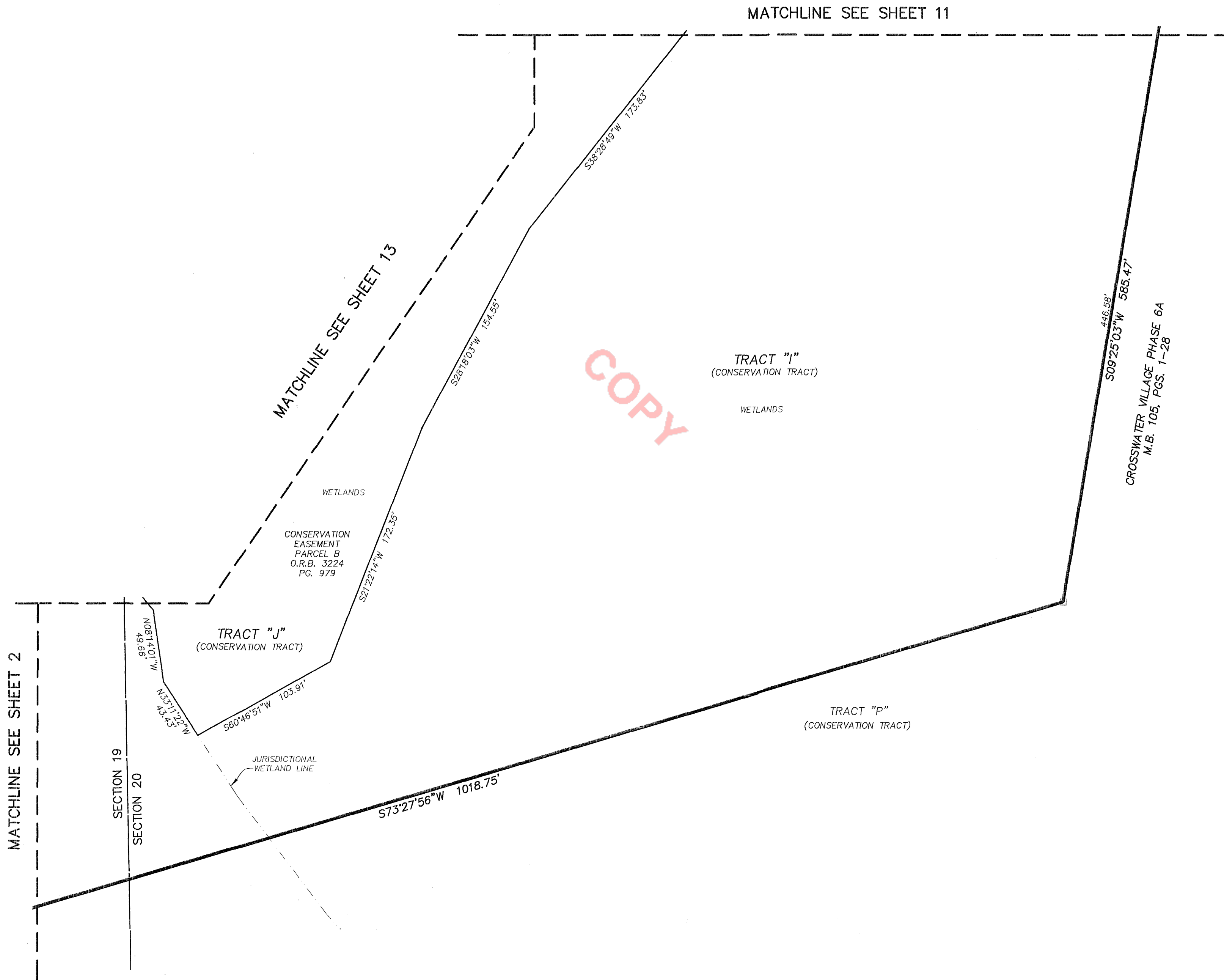
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MAP BOOK 106 PAGE 12

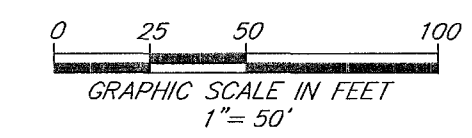
SHEET 12 OF 17 SHEETS

SEE SHEET 2 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
- P.R.M. PERMANENT REFERENCE MONUMENT
- C.M. CONCRETE MONUMENT
- P.C.P. PERMANENT CONTROL POINT
- L.B. LICENSED BUSINESS
- R RADIUS
- △ CENTRAL ANGLE
- L ARC LENGTH
- CB CHORD BEARING
- CH CHORD DISTANCE
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- P.O.C. POINT ON CURVE
- P.C.C. POINT OF COMPOUND CURVATURE
- P.R.C. POINT OF REVERSE CURVATURE
- (NR) NON-RADIAL
- N/T NON-TANGENT
- C1 TABULATED CURVE DATA
- L1 TABULATED LINE DATA
- R/W RIGHT OF WAY
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- M.B. MAP BOOK
- PG. PAGE
- O.R.B. OFFICIAL RECORDS BOOK
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- ESMT. EASEMENT
- NAVD NORTH AMERICAN VERTICAL DATUM
- MATCHLINE
- ① SHEET REFERENCE NUMBER
- ⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

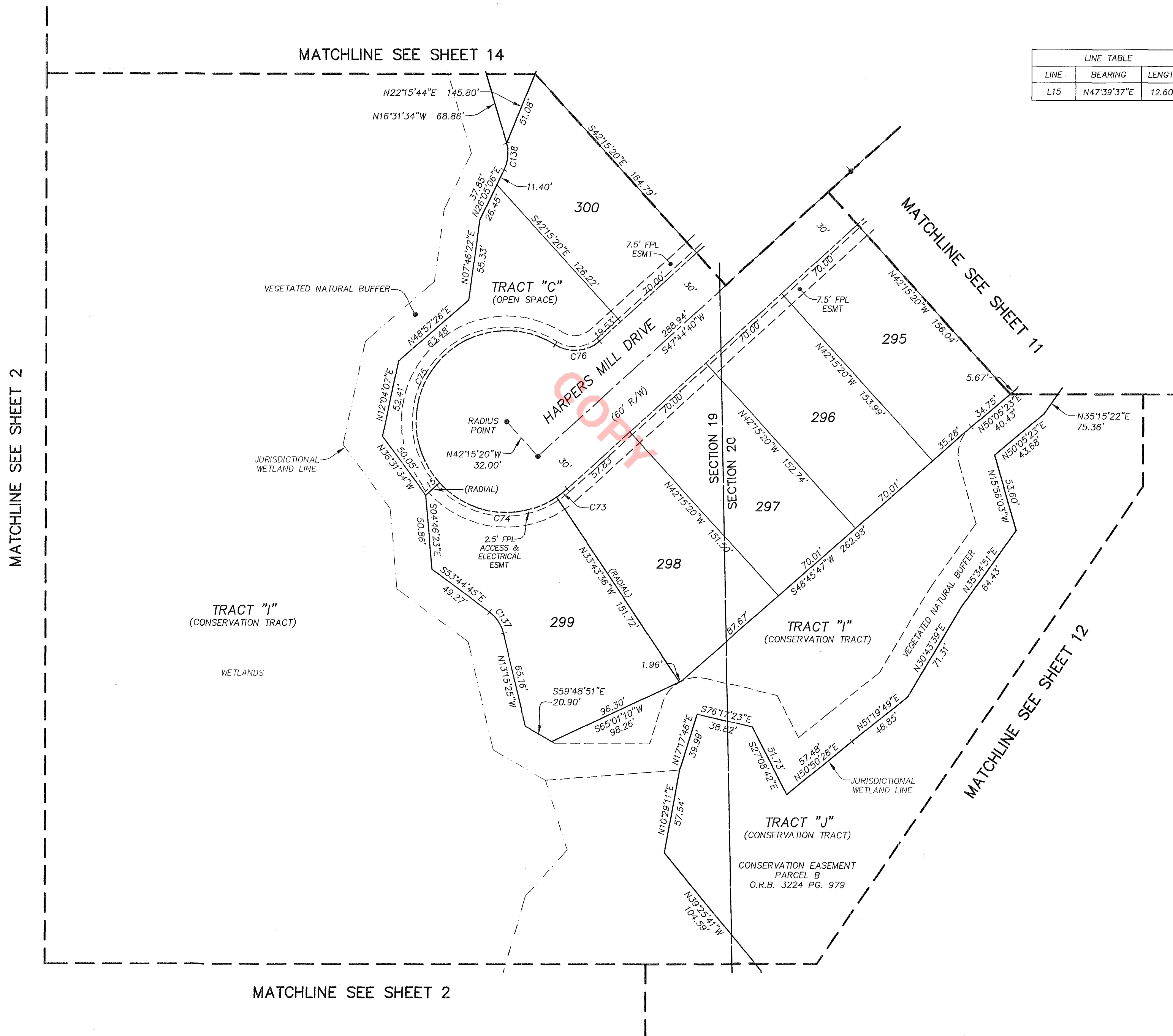


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CERTIFICATE OF AUTHORIZATION NO. L.B. 3624



# CROSSWATER VILLAGE PHASE 6B

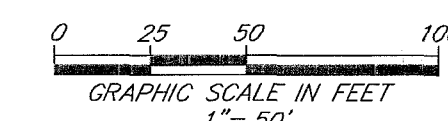
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LINE TABLE		
LINE	BEARING	LENGTH
L15	N47°39'37"E	12.60'

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C73	62.00'	8°31'44"	9.23'	N52°00'32"E	9.22'
C74	62.00'	81°23'13"	88.07'	S83°02'00"E	80.85'
C75	62.00'	164°45'17"	178.28'	S40°02'16"W	122.90'
C76	25.00'	74°40'14"	32.58'	N85°04'47"E	30.32'
C137	25.00'	40°29'20"	17.67'	N33°30'05"W	17.30'
C138	25.00'	42°36'40"	18.59'	N04°46'46"E	18.17'

- 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
  - P.R.M. PERMANENT REFERENCE MONUMENT
  - C.M. CONCRETE MONUMENT
  - P.C.P. PERMANENT CONTROL POINT
  - L.B. LICENSED BUSINESS
  - R. RADIUS
  - △ CENTRAL ANGLE
  - L. ARC LENGTH
  - CB. CHORD BEARING
  - CH. CHORD DISTANCE
  - P.C. POINT OF CURVATURE
  - P.T. POINT OF TANGENCY
  - P.O.C. POINT ON CURVE
  - P.C.C. POINT OF COMPOUND CURVATURE
  - P.R.C. POINT OF REVERSE CURVATURE
  - (NR) NON-RADIAL
  - N/T NON-TANGENT
  - C1. TABULATED CURVE DATA
  - L1. TABULATED LINE DATA
  - R/W. RIGHT OF WAY
  - C/L. CENTERLINE
  - M.B. MAP BOOK
  - PG. PAGE
  - O.R.B. OFFICIAL RECORDS BOOK
  - FPL. FLORIDA POWER & LIGHT
  - ESMT. EASEMENT
  - NAVD. NORTH AMERICAN VERTICAL DATUM
  - MATCHLINE. MATCHLINE
  - ③. SHEET REFERENCE NUMBER
  - ⊕. DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT



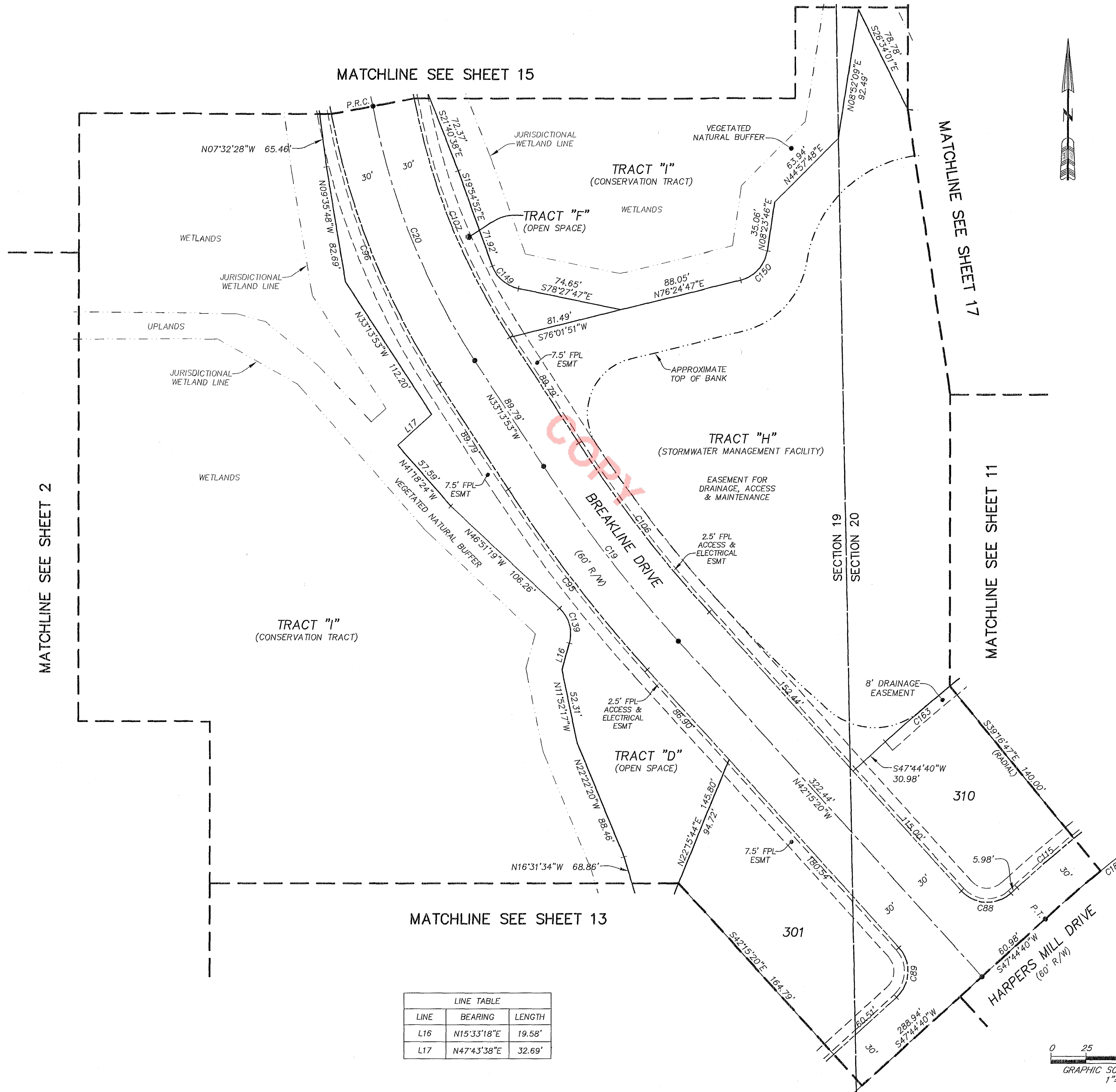
PREPARED BY:  
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 JACKSONVILLE, FL 32258 (904) 642-8550  
 CERTIFICATE OF AUTHORIZATION NO. L.B. 3624



# CROSSWATER VILLAGE PHASE 6B

BEING A REPLAT OF A PORTION OF TRACTS "B" AND "C", CROSSWATER VILLAGE PHASE 3, AS RECORDED IN MAP BOOK 98, PAGES 1 THROUGH 14 AND A PORTION OF TRACT "O", CROSSWATER VILLAGE PHASE 4, AS RECORDED IN MAP BOOK 100, PAGES 66 THROUGH 86 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 29 EAST OF SAID COUNTY.

MAP BOOK 106 PAGE 14  
SHEET 14 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES



CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C18	1000.00'	6°53'33"	120.29'	S51°11'26"W	120.22'
C19	1000.00'	9°01'27"	157.50'	N37°44'36"W	157.34'
C20	500.00'	22°26'12"	195.80'	N22°00'47"W	194.55'
C88	25.00'	90°00'00"	39.27'	S87°15'20"E	35.36'
C89	25.00'	90°00'00"	39.27'	N02°44'40"E	35.36'
C95	1030.00'	9°01'27"	162.23'	S37°44'36"E	162.06'
C96	530.00'	22°26'12"	207.55'	S22°00'47"E	206.22'
C106	970.00'	9°01'27"	152.78'	S37°44'36"E	152.62'
C107	470.00'	22°26'12"	184.05'	S22°00'47"E	182.88'
C115	1030.00'	2°58'33"	53.50'	S49°13'57"W	53.49'
C139	25.00'	62°24'37"	27.23'	N15°39'01"W	25.91'
C149	25.00'	58°32'55"	25.55'	S49°11'19"E	24.45'
C150	25.00'	68°01'01"	29.68'	N42°24'16"E	27.97'
C163	1170.00'	2°58'33"	60.77'	S49°13'57"W	60.76'

□	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
P.R.M.	PERMANENT REFERENCE MONUMENT
C.M.	CONCRETE MONUMENT
P.C.P.	PERMANENT CONTROL POINT
L.B.	LICENSED BUSINESS
R	RADIUS
Δ	CENTRAL ANGLE
L	ARC LENGTH
CB	CHORD BEARING
CH	CHORD DISTANCE
P.C.	POINT OF CURVATURE
P.T.	POINT OF TANGENCY
P.O.C.	POINT ON CURVE
P.C.C.	POINT OF COMPOUND CURVATURE
P.R.C.	POINT OF REVERSE CURVATURE
(NR)	NON-RADIAL
N/T	NON-TANGENT
CT	TABULATED CURVE DATA
L1	TABULATED LINE DATA
R/W	RIGHT OF WAY
C/L	CENTERLINE
M.B.	MAP BOOK
PG.	PAGE
O.R.B.	OFFICIAL RECORDS BOOK
FPL	FLORIDA POWER & LIGHT
ESMT	EASEMENT
NAVD	NORTH AMERICAN VERTICAL DATUM
---	MATCHLINE
③	SHEET REFERENCE NUMBER
⊕	DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

LINE	BEARING	LENGTH
L16	N15°33'18"E	19.58'
L17	N47°43'38"E	32.69'

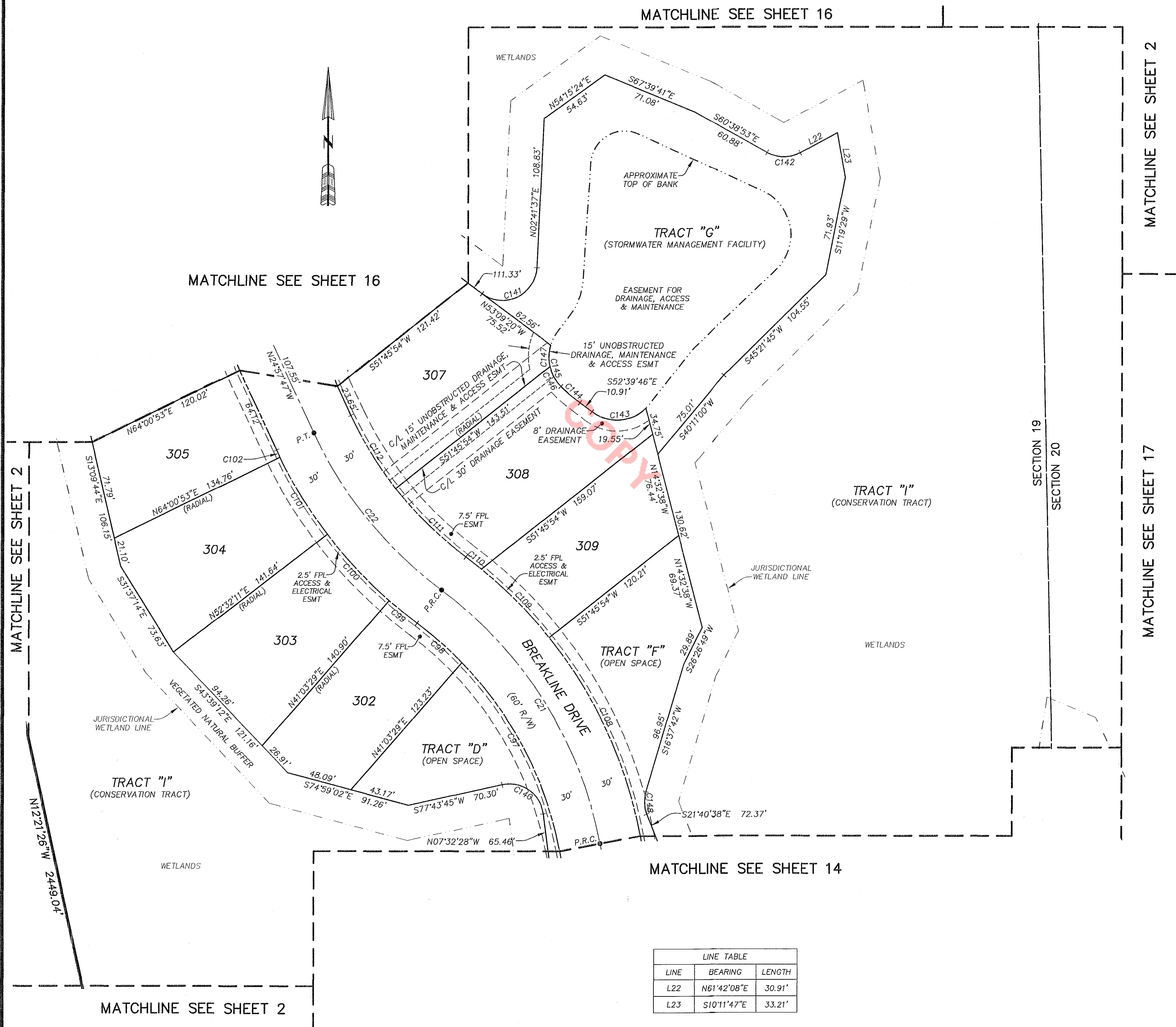
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CERTIFICATE OF AUTHORIZATION NO. L.B. 3624



# CROSSWATER VILLAGE PHASE 6B

BEING A REPLAT OF A PORTION OF TRACTS "B" AND "C", CROSSWATER VILLAGE PHASE 3, AS RECORDED IN MAP BOOK 98, PAGES 1 THROUGH 14 AND A PORTION OF TRACT "O", CROSSWATER VILLAGE PHASE 4, AS RECORDED IN MAP BOOK 100, PAGES 66 THROUGH 86 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 29 EAST OF SAID COUNTY.

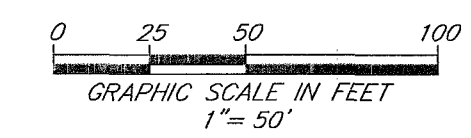
MAP BOOK 106 PAGE 15  
SHEET 15 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C21	300.00'	42°41'59"	223.58'	N32°08'40"W	218.44'
C22	300.00'	28°31'53"	149.39'	N39°13'43"W	147.85'
C97	270.00'	33°23'36"	157.36'	N27°29'28"W	155.14'
C98	270.00'	9°18'24"	43.86'	N48°50'28"W	43.81'
C99	330.00'	4°33'08"	26.22'	S51°13'06"E	26.21'
C100	330.00'	11°28'42"	66.11'	S43°12'10"E	66.00'
C101	330.00'	11°28'42"	66.11'	S31°43'28"E	66.00'
C102	330.00'	1°01'21"	5.89'	S25°28'27"E	5.89'
C108	330.00'	27°56'46"	160.96'	N24°46'04"W	159.37'
G109	330.00'	12°15'32"	70.61'	N44°52'13"W	70.47'
G110	330.00'	2°29'41"	14.37'	N52°14'49"W	14.37'
C111	270.00'	15°15'33"	71.91'	S45°51'53"E	71.70'
C112	270.00'	13°16'20"	62.54'	S31°35'56"E	62.40'
C140	25.00'	94°43'47"	41.33'	N54°54'21"W	36.78'
C141	25.00'	124°09'03"	54.17'	N64°46'08"E	44.18'
C142	25.00'	57°38'59"	25.15'	S89°28'23"E	24.11'
C143	30.00'	82°23'56"	43.14'	N86°08'17"E	39.52'
C144	130.00'	8°04'46"	18.33'	S49°27'17"E	18.32'
C145	30.00'	62°01'16"	32.47'	S14°24'16"E	30.91'
C146	30.00'	31°48'05"	16.65'	S29°30'52"E	16.44'
C147	30.00'	30°13'11"	15.82'	S01°29'46"W	15.64'
C148	25.00'	38°18'20"	16.71'	S02°31'28"E	16.40'

- 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
  - P.R.M. PERMANENT REFERENCE MONUMENT
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  - P.C.P. PERMANENT CONTROL POINT
  - L.B. LICENSED BUSINESS
  - R RADIUS
  - ∠ CENTRAL ANGLE
  - L ARC LENGTH
  - CB CHORD BEARING
  - CH CHORD DISTANCE
  - P.C. POINT OF CURVATURE
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  - C1 TABULATED CURVE DATA
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  - O.R.B. OFFICIAL RECORDS BOOK
  - FPL FLORIDA POWER & LIGHT
  - ESMT. EASEMENT
  - NAVD NORTH AMERICAN VERTICAL DATUM
  - MATCHLINE
  - ③ SHEET REFERENCE NUMBER
  - ⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

LINE TABLE		
LINE	BEARING	LENGTH
L22	N61°42'08"E	30.91'
L23	S10°11'47"E	33.21'



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MAP BOOK 106 PAGE 16

SHEET 16 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES

MATCHLINE SEE SHEET 2



CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C103	62.00'	156°15'04"	169.08'	S53°09'45"W	121.35'
C104	62.00'	98°25'11"	106.50'	N00°29'52"E	93.88'
C105	25.00'	74°40'14"	32.58'	S12°22'20"W	30.32'

MATCHLINE SEE SHEET 2

MATCHLINE SEE SHEET 2

TRACT "I"  
(CONSERVATION TRACT)

WETLANDS

COPY

MATCHLINE SEE SHEET 15

**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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- L.B. LICENSED BUSINESS
- R RADIUS
- △ CENTRAL ANGLE
- L ARC LENGTH
- CB CHORD BEARING
- CH CHORD DISTANCE
- P.C. POINT OF CURVATURE
- P.T. POINT OF TANGENCY
- P.O.C. POINT ON CURVE
- P.C.C. POINT OF COMPOUND CURVATURE
- P.R.C. POINT OF REVERSE CURVATURE
- (NR) NON-RADIAL
- N/T NON-TANGENT
- C1 TABULATED CURVE DATA
- L1 TABULATED LINE DATA
- R/W RIGHT OF WAY
- C/L CENTERLINE
- M.B. MAP BOOK
- PG. PAGE
- O.R.B. OFFICIAL RECORDS BOOK
- FPL FLORIDA POWER & LIGHT
- ESMT. EASEMENT
- NAVD NORTH AMERICAN VERTICAL DATUM
- MATCHLINE
- ③ SHEET REFERENCE NUMBER
- ⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

UNPLATTED LAND OF SECTION 19  
TOWNSHIP 5 SOUTH, RANGE 29 EAST

TRACT "I"  
(CONSERVATION TRACT)

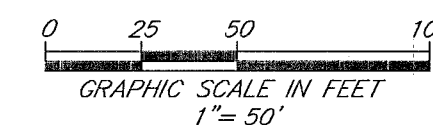
WETLANDS

306

BREAKLINE DRIVE  
(60' R/W)

TRACT "E"  
(OPEN SPACE)

LINE TABLE		
LINE	BEARING	LENGTH
L18	N41°17'17"E	14.16'



MATCHLINE SEE SHEET 2

MATCHLINE SEE SHEET 15

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



# CROSSWATER VILLAGE PHASE 6B

BEING A REPLAT OF A PORTION OF TRACTS "B" AND "C", CROSSWATER VILLAGE PHASE 3, AS RECORDED IN MAP BOOK 98, PAGES 1 THROUGH 14 AND A PORTION OF TRACT "O", CROSSWATER VILLAGE PHASE 4, AS RECORDED IN MAP BOOK 100, PAGES 66 THROUGH 86 OF THE PUBLIC RECORDS OF ST. JOHNS COUNTY, FLORIDA, TOGETHER WITH A PORTION OF SECTIONS 19 AND 20, TOWNSHIP 5 SOUTH, RANGE 29 EAST OF SAID COUNTY.

MAP BOOK 106 PAGE 17  
SHEET 17 OF 17 SHEETS  
SEE SHEET 2 FOR NOTES

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C90	25.00'	74°40'14"	32.58'	N51°14'43"W	30.32'
C91	62.00'	27°38'26"	29.91'	S74°45'37"E	29.62'
C92	62.00'	113°26'29"	122.76'	S04°13'10"E	103.66'
C93	62.00'	90°10'41"	97.58'	N82°24'35"W	87.82'
C94	62.00'	23°24'39"	25.33'	N25°36'55"W	25.16'
C151	50.00'	33°23'31"	29.14'	N30°36'21"W	28.73'
C152	150.00'	44°28'02"	116.41'	S36°08'37"E	113.51'
C153	150.00'	5°44'21"	15.03'	S16°46'46"E	15.02'
C154	150.00'	28°46'44"	75.34'	S34°02'19"E	74.55'
C175	62.00'	4°37'29"	5.00'	S50°11'20"W	5.00'



MATCHLINE SEE SHEET 2

MATCHLINE SEE SHEET 15

MATCHLINE SEE SHEET 14

MATCHLINE SEE SHEET 10

MATCHLINE SEE SHEET 11

CROSSWATER VILLAGE PHASE 4  
M.B. 100, PGS. 66-86  
TRACT "HH"  
(CONSERVATION TRACT)

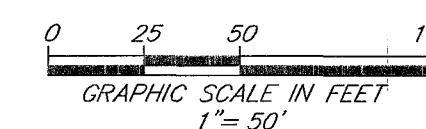
W.I.Y LINE OF CROSSWATER VILLAGE PHASE 4

COPY

### 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
- P.R.M. PERMANENT REFERENCE MONUMENT
- C.M. CONCRETE MONUMENT
- P.C.P. PERMANENT CONTROL POINT
- L.B. LICENSED BUSINESS
- R RADIUS
- Δ CENTRAL ANGLE
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- ⊕ DENOTES UPLAND BUFFER WITHIN CONSERVATION EASEMENT

LINE TABLE		
LINE	BEARING	LENGTH
L20	S37°29'56"E	11.22'



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