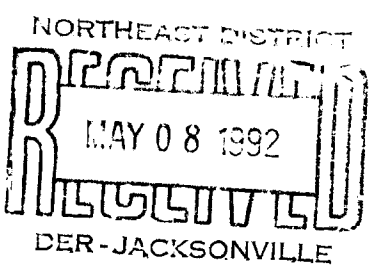


WACS# 33628



# SKETCH TO ACCOMPANY DESCRIPTION OF:

A PORTION OF SECTIONS 18, 19, 20 AND 21,  
ALL LYING IN TOWNSHIP 3 SOUTH, RANGE 23 EAST,  
JACKSONVILLE, DUVAL COUNTY, FLORIDA

BEING MORE PARTICULARLY DESCRIBED BELOW:

## PARCEL A (REVISED)

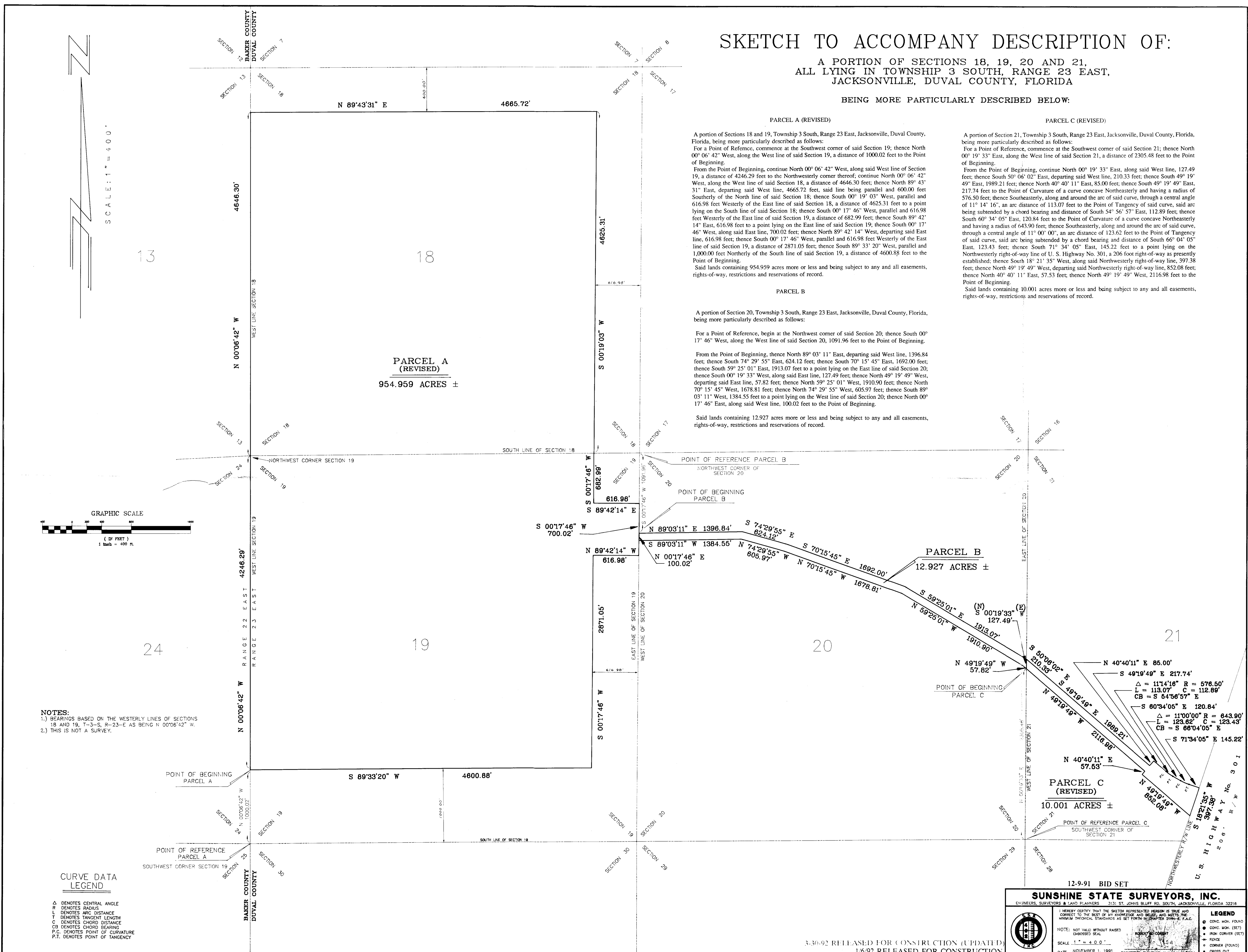
A portion of Sections 18 and 19, Township 3 South, Range 23 East, Jacksonville, Duval County, Florida, being more particularly described as follows:  
For a Point of Reference, commence at the Southwest corner of said Section 19; thence North 00° 06' 42" West, along the West line of said Section 19, a distance of 1000.02 feet to the Point of Beginning.  
From the Point of Beginning, continue North 00° 06' 42" West, along said West line of Section 19, a distance of 4246.29 feet to the Northwest corner thereof; continue North 00° 06' 42" West, along the West line of said Section 18, a distance of 4646.30 feet; thence North 89° 43' 31" East, departing said West line, said line being parallel and 600.00 feet Southerly of the North line of said Section 18; thence South 00° 19' 03" West, parallel and 616.98 feet Westerly of the East line of said Section 18, a distance of 4625.31 feet to a point lying on the South line of said Section 18; thence South 00° 17' 46" West, parallel and 616.98 feet Westerly of the East line of said Section 19, a distance of 682.99 feet; thence South 89° 42' 14" East, 616.98 feet to a point lying on the East line of said Section 19; thence South 00° 17' 46" West, along said East line, 700.02 feet; thence North 89° 42' 14" West, departing said East line, 616.98 feet; thence South 00° 17' 46" West, parallel and 616.98 feet Westerly of the East line of said Section 19, a distance of 2871.05 feet; thence South 89° 33' 20" West, parallel and 1,000.00 feet Northerly of the South line of said Section 19, a distance of 4600.88 feet to the Point of Beginning.  
Said lands containing 954.959 acres more or less and being subject to any and all easements, rights-of-way, restrictions and reservations of record.

## PARCEL B

A portion of Section 20, Township 3 South, Range 23 East, Jacksonville, Duval County, Florida, being more particularly described as follows:  
For a Point of Reference, begin at the Northwest corner of said Section 20; thence South 00° 17' 46" West, along the West line of said Section 20, 1091.96 feet to the Point of Beginning.  
From the Point of Beginning, thence North 89° 03' 11" East, departing said West line, 1396.84 feet; thence South 74° 29' 55" East, 624.12 feet; thence South 70° 15' 45" East, 1692.00 feet; thence South 59° 25' 01" East, 1913.07 feet to a point lying on the East line of said Section 20; thence South 00° 19' 33" West, along said East line, 127.49 feet; thence North 00° 19' 49" West, departing said East line, 57.82 feet; thence North 59° 25' 01" West, 1910.90 feet; thence North 70° 15' 45" West, 1678.81 feet; thence North 74° 29' 55" West, 605.97 feet; thence South 89° 03' 11" West, 1384.55 feet to a point lying on the West line of said Section 20; thence North 00° 17' 46" East, along said West line, 100.02 feet to the Point of Beginning.  
Said lands containing 12.927 acres more or less and being subject to any and all easements, rights-of-way, restrictions and reservations of record.

## PARCEL C (REVISED)

A portion of Section 21, Township 3 South, Range 23 East, Jacksonville, Duval County, Florida, being more particularly described as follows:  
For a Point of Reference, commence at the Southwest corner of said Section 21; thence North 00° 19' 33" East, along the West line of said Section 21, a distance of 2305.48 feet to the Point of Beginning.  
From the Point of Beginning, continue North 00° 19' 33" East, along said West line, 127.49 feet; thence South 50° 06' 02" East, departing said West line, 210.33 feet; thence South 49° 19' 49" East, 1989.21 feet; thence North 40° 40' 11" East, 85.00 feet; thence South 49° 19' 49" East, 217.74 feet to the Point of Curvature of a curve concave Northeasterly and having a radius of 576.50 feet; thence Southeasterly, along and around the arc of said curve, through a central angle of 11° 14' 16", an arc distance of 113.07 feet to the Point of Tangency of said curve, said arc being subtended by a chord bearing and distance of South 54° 56' 57" East, 112.89 feet; thence South 60° 34' 05" East, 120.84 feet to the Point of Curvature of a curve concave Northeasterly and having a radius of 643.90 feet; thence Southeasterly, along and around the arc of said curve, through a central angle of 11° 00' 00", an arc distance of 123.62 feet to the Point of Tangency of said curve, said arc being subtended by a chord bearing and distance of South 66° 04' 05" East, 123.43 feet; thence South 71° 34' 05" East, 145.22 feet to a point lying on the Northwest right-of-way line of U. S. Highway No. 301, a 206 foot right-of-way as presently established; thence South 18° 21' 35" West, along said Northwest right-of-way line, 397.38 feet; thence North 49° 19' 49" West, departing said Northwest right-of-way line, 852.08 feet; thence North 40° 40' 11" East, 57.53 feet; thence North 49° 19' 49" West, 2116.98 feet to the Point of Beginning.  
Said lands containing 10.001 acres more or less and being subject to any and all easements, rights-of-way, restrictions and reservations of record.



NOTES:  
1.) BEARINGS BASED ON THE WESTERLY LINES OF SECTIONS 18 AND 19, T-3-S, R-23-E AS BEING N 00°06'42" W.  
2.) THIS IS NOT A SURVEY.

### CURVE DATA LEGEND

- Δ DENOTES CENTRAL ANGLE
- R DENOTES RADIUS
- L DENOTES ARC DISTANCE
- T DENOTES TANGENT LENGTH
- C DENOTES CHORD DISTANCE
- CB DENOTES CHORD BEARING
- P.C. DENOTES POINT OF CURVATURE
- P.T. DENOTES POINT OF TANGENCY

12-9-91 BID SET

**SUNSHINE STATE SURVEYORS, INC.**  
ENGINEERS, SURVEYORS & LAND PLANNERS 3010 JOHN B. BLISS RD. SOUTH, JACKSONVILLE, FLORIDA 32216

NOTE: NOT VALID WITHOUT RAISED EMBOSSED SEAL

SCALE: 1" = 400.0'

DATE: NOVEMBER 1, 1991

REGISTERED SURVEYOR No. 301

**LEGEND**

- CONC. MON. FOUND
- CONC. MON. (SET)
- IRON CORNER (SET)
- IRON CORNER (FOUND)
- CORNER (FOUND)
- CROSS OUT

FIELD BOOK NO. N.A.  
DRAWN BY J.L.R.  
CHECKED BY R.S.C.

ORDER NO. 591-456-2  
FILE NO. 91E-5135

PERMIT DRAWING 5-8-92

England-Thims, Miller, Inc.

MAY 08 1992

