

Crane Island — Phase 2A

A PORTION OF SECTION 19, "CRANEY ISLAND," AND A PORTION OF SECTION 49, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

CAPTION

A PORTION OF SECTION 19, "CRANEY ISLAND," AND A PORTION OF SECTION 49, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF THE PLAT OF CRANE ISLAND — PHASE 1, AS RECORDED IN PLAT BOOK 8, PAGES 308 THROUGH 311, INCLUSIVE, OF THE PUBLIC RECORDS OF SAID NASSAU COUNTY, THENCE EASTERLY, ALONG THE SOUTHERLY BOUNDARY LINE OF SAID CRANE ISLAND — PHASE 1, RUN THE FOLLOWING FIVE (5), COURSES AND DISTANCES: COURSE 1: NORTH 84°54'19" EAST, 319.31 FEET; COURSE 2: NORTH 84°38'18" EAST, 161.47 FEET; COURSE 3: NORTH 82°33'50" EAST, 111.73 FEET; COURSE 4: NORTH 86°26'03" EAST, 124.93 FEET; COURSE 5: NORTH 87°15'38" EAST, 60.10 FEET; THENCE SOUTH 38°47'53" EAST, DEPARTING LAST SAID LINE, 30.82 FEET; THENCE SOUTH 01°00'34" EAST, 34.01 FEET; THENCE SOUTH 45°04'31" WEST, 28.42 FEET; THENCE SOUTH 00°09'01" WEST, 23.24 FEET; THENCE SOUTH 44°55'29" EAST, 28.35 FEET; THENCE NORTH 90°00'00" EAST, 35.70 FEET, TO THE POINT OF CURVATURE OF A CURVE LEADING EASTERLY; THENCE EASTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 343.32 FEET, AN ARC DISTANCE OF 7.10 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 89°24'26" EAST, 7.10 FEET; THENCE SOUTH 01°11'39" WEST, 34.00 FEET; THENCE SOUTH 09°44'18" EAST, 249.73 FEET; THENCE SOUTH 86°01'23" EAST, 520.46 FEET, TO THE WATERWARD BOUNDARY LINE (AS OF JULY 1, 1975) AS DIGITIZED AND SHOWN ON CLARY & ASSOCIATES, INC. MAP FILE NO. T2N-57, DATED MARCH 16, 1998; THENCE SOUTHEASTERLY AND NORTHEASTERLY, ALONG LAST SAID LINE, RUN THE FOLLOWING FIFTEEN (15) COURSES AND DISTANCES: COURSE NO. 1: SOUTH 39°46'33" EAST, 49.14 FEET; COURSE NO. 2: SOUTH 38°11'28" WEST, 53.44 FEET; COURSE NO. 3: SOUTH 64°57'53" WEST, 59.41 FEET; COURSE NO. 4: SOUTH 29°37'55" WEST, 73.29 FEET; COURSE NO. 5: SOUTH 64°06'22" EAST, 57.34 FEET; COURSE NO. 6: SOUTH 04°00'47" EAST, 225.67 FEET; COURSE NO. 7: SOUTH 19°21'25" WEST, 75.00 FEET; COURSE NO. 8: SOUTH 12°55'02" EAST, 53.04 FEET; COURSE NO. 9: SOUTH 19°21'25" WEST, 85.26 FEET; COURSE NO. 10: NORTH 02°51'29" WEST, 87.20 FEET; COURSE NO. 11: NORTH 78°28'06" WEST, 62.01 FEET; COURSE NO. 12: SOUTH 25°27'02" WEST, 88.59 FEET; COURSE NO. 13: SOUTH 09°53'47" EAST, 67.54 FEET; COURSE NO. 14: SOUTH 51°12'50" WEST, 44.72 FEET; COURSE NO. 15: SOUTH 65°34'32" WEST, 104.41 FEET; THENCE NORTH 29°38'40" WEST, DEPARTING LAST SAID LINE, 400.31 FEET; THENCE NORTH 48°59'01" WEST, 50.87 FEET; THENCE NORTH 73°57'19" WEST, 88.65 FEET; TO THE ARC OF A CURVE LEADING SOUTHWESTERLY; THENCE SOUTHWESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 53.00 FEET, AN ARC DISTANCE OF 29.62 FEET; SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 56°01'03" WEST, 29.23 FEET, TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 71°01'32" WEST, 46.60 FEET; THENCE SOUTH 26°05'55" WEST, 28.49 FEET, TO THE ARC OF A CURVE LEADING SOUTHERLY; THENCE SOUTHERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 265.00 FEET, AN ARC DISTANCE OF 263.73 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 11°24'38" WEST, 252.98 FEET, TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 39°55'17" WEST, 128.55 FEET, TO THE POINT OF CURVATURE OF A CURVE LEADING SOUTHWESTERLY; THENCE SOUTHWESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 345.00 FEET, AN ARC DISTANCE OF 88.38 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 32°34'58" WEST, 88.14 FEET; THENCE NORTH 54°58'10" WEST, 68.84 FEET; THENCE NORTH 11°31'20" WEST, 30.13 FEET; THENCE NORTH 53°56'57" WEST, 126.53 FEET, TO THE POINT OF CURVATURE OF A CURVE LEADING NORTHWESTERLY; THENCE NORTHWESTERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 114.21 FEET, AN ARC DISTANCE OF 77.73 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 34°27'05" WEST, 76.24 FEET, TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 14°57'14" WEST, 63.06 FEET, TO THE POINT OF CURVATURE OF A CURVE LEADING NORTHERLY; THENCE NORTHERLY, ALONG AND AROUND THE ARC OF SAID CURVE, CONCAVE EASTERLY, HAVING A RADIUS OF 111.50 FEET, AN ARC DISTANCE OF 45.90 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 03°09'36" WEST, 45.58 FEET; THENCE NORTH 56°07'31" WEST, 73.39 FEET; THENCE SOUTH 75°14'00" WEST, 157.26 FEET, TO THE APPROXIMATE MEAN HIGH WATER LINE AS SHOWN ON THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION MEAN HIGH WATER SURVEY FILE NO. 713, DATED DECEMBER 1987 (ESTABLISHED BY CLARY & ASSOCIATES, INC. IN ACCORDANCE WITH CHAPTER 177, PART II, FLORIDA STATUTES, CHAPTER 18-5, F.A.C. AND SHOWN ON CLARY & ASSOCIATES MAP, FILE NO. R3-58); THENCE NORTHERLY, ALONG LAST SAID LINE, RUN THE FOLLOWING NINE (9) COURSES AND DISTANCES: COURSE NO. 1: NORTH 15°53'54" WEST, 75.08 FEET; COURSE NO. 2: NORTH 16°17'26" WEST, 94.90 FEET; COURSE NO. 3: NORTH 05°49'42" WEST, 100.32 FEET; COURSE NO. 4: NORTH 07°16'35" EAST, 101.12 FEET; COURSE NO. 5: NORTH 07°58'55" WEST, 110.67 FEET; COURSE NO. 6: NORTH 02°44'01" EAST, 37.66 FEET; COURSE NO. 7: NORTH 03°59'52" WEST, 199.79 FEET; COURSE NO. 8: NORTH 04°46'48" WEST, 131.15 FEET; COURSE NO. 9: NORTH 12°03'00" WEST, 27.94 FEET, TO THE POINT OF BEGINNING.

CONTAINING 25.17 ACRES, MORE OR LESS.

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT THE UNDERSIGNED, THE RANGE AT CRANE ISLAND, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND CRANE ISLAND MODEL HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, COLLECTIVELY THE "OWNERS") ARE THE LAWFUL OWNERS OF THE LANDS DESCRIBED IN THE CAPTION HEREON WHICH SHALL HEREAFTER BE KNOWN AS CRANE ISLAND — PHASE 2A, AND THAT THEY 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.

RIGHTS OF WAY (CRANE ISLAND DRIVE, BROADBENT WAY, WALLAN COURT, HOMESTEAD COURT, AND OLD WELL ROAD), AND TITLE TO TRACT 1, 3, 4, 5, 8 AND 9 (OPEN SPACE), TRACT 2 (AMENITY) AND TRACTS 6 AND 7 (CONSERVATION) ARE HEREBY RETAINED BY THE UNDERSIGNED OWNERS, THEIR SUCCESSORS AND ASSIGNS; PROVIDED HOWEVER, THE UNDERSIGNED OWNERS RESERVE THE RIGHT TO CONVEY TITLE TO SAID TRACTS TO AN ENTITY, INCLUDING WITHOUT LIMITATION, A PROPERTY OWNERS' ASSOCIATION, A MUNICIPAL SERVICES TAXING UNIT, COMMUNITY DEVELOPMENT DISTRICT, OR OTHER SUCH ENTITY AS WILL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THE PLAT.

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 OWNERS, THEIR SUCCESSORS AND ASSIGNS. IF ANY, OF SAID EASEMENTS, THE UNDERSIGNED OWNERS RETAIN THE OBLIGATION FOR MAINTENANCE OF ALL EASEMENTS SHOWN ON THIS PLAT FOR DRAINAGE OR LANDSCAPE PURPOSES; PROVIDED HOWEVER, THE UNDERSIGNED OWNERS RESERVE THE RIGHT TO ASSIGN THE OBLIGATION FOR MAINTENANCE OF SAID EASEMENTS TO A PROPERTY OWNERS' ASSOCIATION OR OTHER SUCH ENTITY AS WILL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THIS PLAT.

ANY AND ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER OR SEWER AND ACCESS THERETO, ARE HEREBY IRREVOCABLY AND WITHOUT RESERVATIONS DEDICATED TO THE CITY OF FERNANDINA BEACH, FLORIDA, ITS SUCCESSORS AND ASSIGNS, AS A UTILITY AND ACCESS EASEMENT FOR ITS NON-EXCLUSIVE USE, INCLUDING CONSTRUCTION, INSTALLATION, MAINTENANCE, AND USE OF WATER REUSE, WATER, SEWER AND/OR OTHER PUBLIC UTILITIES; HOWEVER, THE UNDERSIGNED OWNERS DO HEREBY RESERVE TO THEMSELVES, THEIR SUCCESSORS AND ASSIGNS, AN EASEMENT FOR INGRESS AND EGRESS OVER ANY ACCESS EASEMENTS TO WATER AND SEWER UTILITIES SHOWN ON THIS PLAT. IN ADDITION, ANY UTILITY EASEMENTS SHOWN HEREON SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN THE MANNER AND SUBJECT TO THE PROVISIONS OF SECTION 177.091(28) OF THE FLORIDA STATUTES, 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. NOTWITHSTANDING THE FOREGOING, ONLY CABLE TELEVISION SERVICE PROVIDERS SPECIFICALLY AUTHORIZED BY THE UNDERSIGNED OWNERS, THEIR SUCCESSORS AND ASSIGNS, TO SERVE THE LANDS SHOWN ON THIS PLAT, SHALL HAVE THE BENEFIT OF SAID CABLE TELEVISION SERVICE EASEMENTS.

THE OWNERS HEREBY GRANT TO FLORIDA PUBLIC UTILITIES, ITS SUCCESSORS AND ASSIGNS, AN NONEXCLUSIVE UTILITY EASEMENT OVER, UPON AND UNDER THOSE EASEMENTS DESIGNATED ON THIS PLAT AS "FPU EASEMENT", FOR INSTALLATION AND MAINTENANCE (INCLUDING RIGHTS OF INGRESS AND EGRESS) OF ITS UNDERGROUND ELECTRIC DISTRIBUTION SYSTEM AS NECESSARY OR BENEFICIAL TO CURRENT OR FUTURE OWNERS OF LANDS WITHIN THE SUBDIVISION.

IN WITNESS WHEREOF, THE RANGE AT CRANE ISLAND, LLC, A FLORIDA LIMITED LIABILITY COMPANY, HAS CAUSED THIS PLAT AND DEDICATION TO BE EXECUTED BY ITS EXECUTIVE VICE PRESIDENT AND CRANE ISLAND MODEL HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, HAS CAUSED THIS PLAT AND DEDICATION TO BE EXECUTED BY ITS EXECUTIVE VICE PRESIDENT.

THIS _____ DAY OF _____, A.D., 2019.

THE RANGE AT CRANE ISLAND, LLC, A FLORIDA LIMITED LIABILITY COMPANY

BY: _____ WITNESS: _____
PRINT: _____
PRINT: JACK B. HEALAN WITNESS: _____
TITLE: EXECUTIVE VICE PRESIDENT PRINT: _____

NOTARY FOR THE RANGE AT CRANE ISLAND, LLC, A FLORIDA LIMITED LIABILITY COMPANY

STATE OF FLORIDA
COUNTY OF NASSAU
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019, A.D., BY JACK B. HEALAN, EXECUTIVE VICE PRESIDENT OF THE RANGE AT CRANE ISLAND, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY, WHO IS PERSONALLY KNOWN TO ME.

NOTARY PUBLIC, STATE OF FLORIDA COMMISSION # _____
TYPE OR PRINT NAME: _____ MY COMMISSION EXPIRES _____

CRANE ISLAND MODEL HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY

BY: _____ WITNESS: _____
PRINT: _____
PRINT: JACK B. HEALAN WITNESS: _____
TITLE: EXECUTIVE VICE PRESIDENT PRINT: _____

NOTARY FOR CRANE ISLAND MODEL HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY

STATE OF FLORIDA
COUNTY OF NASSAU
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019, A.D., BY JACK B. HEALAN, EXECUTIVE VICE PRESIDENT OF CRANE ISLAND MODEL HOMES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY, WHO IS PERSONALLY KNOWN TO ME.

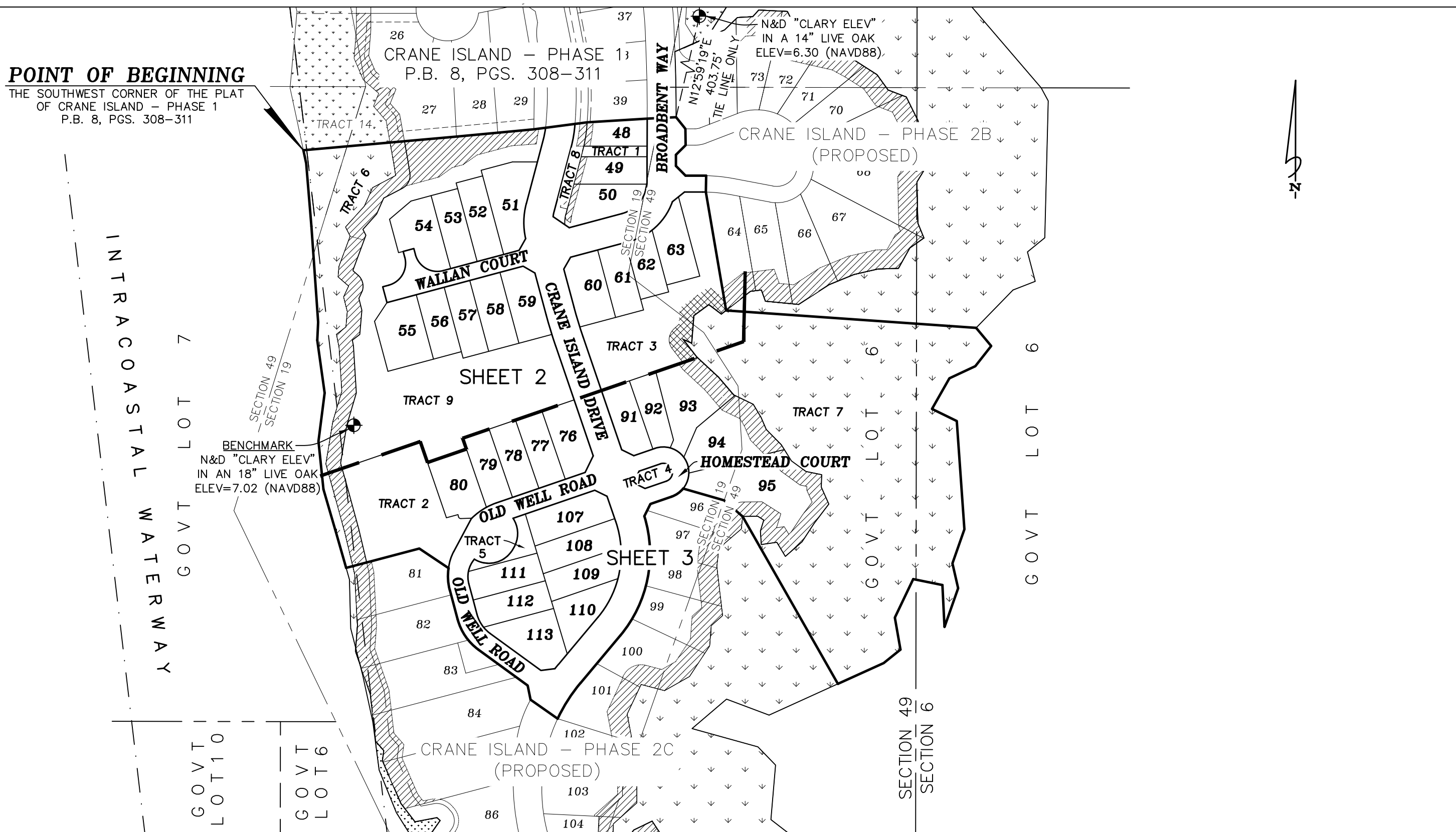
NOTARY PUBLIC, STATE OF FLORIDA COMMISSION # _____
TYPE OR PRINT NAME: _____ MY COMMISSION EXPIRES _____

REVIEWS

OFFICE: _____
FIELD: _____

CHECKED BY:

CLOSURES/DATA: _____
COVER SHEET: _____
PRMS: _____



GENERAL NOTES

1. "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 MAYBE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF NASSAU COUNTY.

2. BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH LINE OF TRACT 14, AS NORTH 84°54'19" EAST, AS SHOWN ON THE PLAT OF CRANE ISLAND — PHASE 1, AS RECORDED IN PLAT BOOK 8, PAGES 308 THROUGH 311, INCLUSIVE, OF THE PUBLIC RECORDS OF SAID NASSAU COUNTY, AND ARE REFERENCED TO THE STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, N.A.D. 1983, 1990 N.G.S. ADJUSTMENT (GRID BEARINGS). COORDINATES SHOWN HEREON ARE STATE PLANE COORDINATES FOR THE EAST ZONE OF FLORIDA (NAD 1983 1990 NGS ADJUSTMENT), AND WERE ESTABLISHED BY CONVENTIONAL SURVEYING MEANS WITH AN ERROR OF CLOSURE NOT EXCEEDING (1:20,000).

3. REFERENCE BENCHMARK: BENCHMARK ELEVATIONS SHOWN HEREON ARE BASED UPON NORTH AMERICAN VERTICAL DATUM 1988 (NAVD '88) AND ARE REFERENCED TO NGS ELEVATION DISK (DESIGNATION L 144) SET IN THE NORTHWEST CORNER OF A CATCH BASIN, ELEV=13.51' (NAVD 88).

4. THE CURRENT ZONING FOR THE LANDS SHOWN ON THIS PLAT AS THE DATE OF RECORDING IS "PUD". "PLANNED UNIT DEVELOPMENT".

5. BUILDING RESTRICTION SETBACK LINES SHALL BE IN ACCORDANCE WITH THE CURRENT COUNTY ZONING ORDINANCE AND CURRENTLY ARE AS FOLLOWS: BUILDING RESTRICTION LINE (B.R.L.):

FRONT LINES-----TEN (10) FEET
SIDE LINES-----SEVEN AND ONE HALF (7.5) FEET
REAR LINES-----TEN (10) FEET (UNLESS SHOWN OTHERWISE)

MAXIMUM LOT COVERAGE WILL BE 60%.

6. THE LOTS SHOWN HEREON MAY NOT BE FURTHER SUBDIVIDED WITHOUT APPROVAL OF THE NASSAU COUNTY GOVERNMENT.

7. THIS PROPERTY IS SUBJECT TO STORM SURGE INUNDATION DURING A CATEGORY 1 & 2 HURRICANE ACCORDING TO THE STORM SURGE ATLAS FOR NASSAU COUNTY PER MAP PROVIDED BY NORTHEAST FLORIDA REGIONAL PLANNING COUNCIL.

8. THE JURISDICTIONAL WETLANDS SHOWN HEREON ARE ACCORDING TO A MAP OF SAID WETLANDS PRODUCED BY THIS FIRM, DATED 11/17/2004 AND REVISED 2/20/2006. THE WETLANDS DETERMINATION AND FLAGGING WAS PERFORMED BY ENVIRONMENTAL SERVICES, INC.

9. CURRENT LAW PROVIDES THAT NO CONSTRUCTION, FILLING, REMOVAL OF EARTH, CUTTING OF TREES OR OTHER PLANTS SHALL TAKE PLACE WATER WARD OF THE JURISDICTIONAL WETLAND LINES OR WITHIN THE VEGETATED NATURAL BUFFER AS DEPICTED ON THIS PLAT WITHOUT THE WRITTEN APPROVAL OF NASSAU COUNTY AND OTHER REGULATORY AGENCIES WITH JURISDICTION OVER SUCH WETLANDS. IT IS THE RESPONSIBILITY OF THE LOT OWNER, HIS AGENT AND THE ENTITY PERFORMING ANY ACTIVITY WITHIN THE WETLAND AREA TO ACQUIRE THE NECESSARY WRITTEN APPROVALS PRIOR TO THE BEGINNING OF ANY WORK. THIS WETLAND JURISDICTIONAL LINE MAY BE SUPERSEDED AND REDEFINED FROM THE TIME TO TIME BY THE APPROPRIATE GOVERNMENTAL AGENCIES.

10. TOTAL NUMBER OF LOTS: 33 LOTS, 9 TRACTS, IN PHASE 2A.

11. TOTAL ACREAGE: 25.17 ACRES ±

12. OWNERS: THE RANGE AT CRANE ISLAND, LLC AND CRANE ISLAND MODEL HOMES, LLC.

13. PARCEL IDENTIFICATION NUMBER: A PORTION OF 19-2N-28-0000-0001-0000, 19-2N-28-0000-0001-0570, 19-2N-28-0000-0001-0580, 19-2N-28-0000-0001-0590, 19-2N-28-0000-0001-0600, 19-2N-28-0000-0001-0770, 19-2N-28-0000-0001-0780, 19-2N-28-0000-0001-0790, 19-2N-28-0000-0001-0800, 19-2N-28-0000-0001-0810, 19-2N-28-0000-0001-0820, 19-2N-28-0000-0001-0830, 19-2N-28-0000-0001-0840, 19-2N-28-0000-0001-0850, 19-2N-28-0000-0001-0860, 19-2N-28-0000-0001-0870, 19-2N-28-0000-0001-0880, 19-2N-28-0000-0001-0890, 19-2N-28-0000-0001-0900, 19-2N-28-0000-0001-0910, 19-2N-28-0000-0001-0920, 19-2N-28-0000-0001-0930, 19-2N-28-0000-0001-0940, 19-2N-28-0000-0001-0950, 19-2N-28-0000-0001-0960, 19-2N-28-0000-0001-0970, 19-2N-28-0000-0001-0980, 19-2N-28-0000-0001-0990, 19-2N-28-0000-0001-1000, 19-2N-28-0000-0001-1010, 19-2N-28-0000-0001-1020, 19-2N-28-0000-0001-1030, 19-2N-28-0000-0001-1040, 19-2N-28-0000-0001-1050, 19-2N-28-0000-0001-1060, 19-2N-28-0000-0001-1070, 19-2N-28-0000-0001-1080, 19-2N-28-0000-0001-1090, 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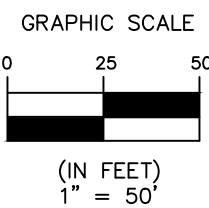
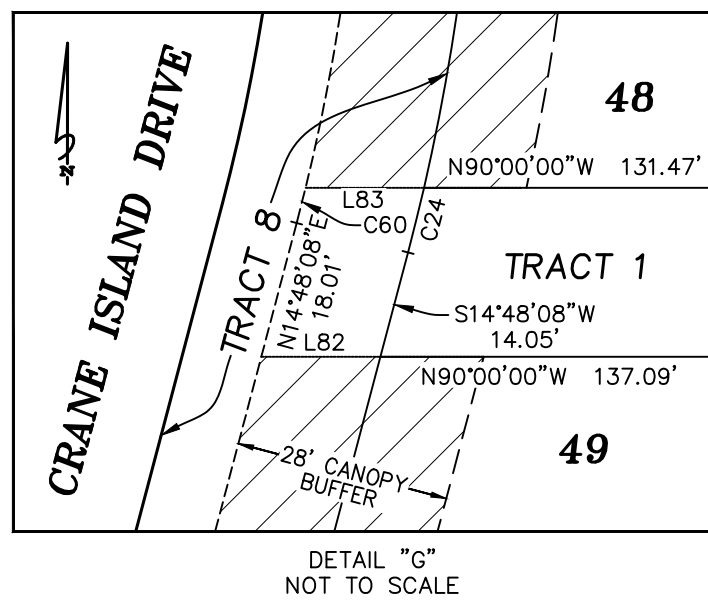
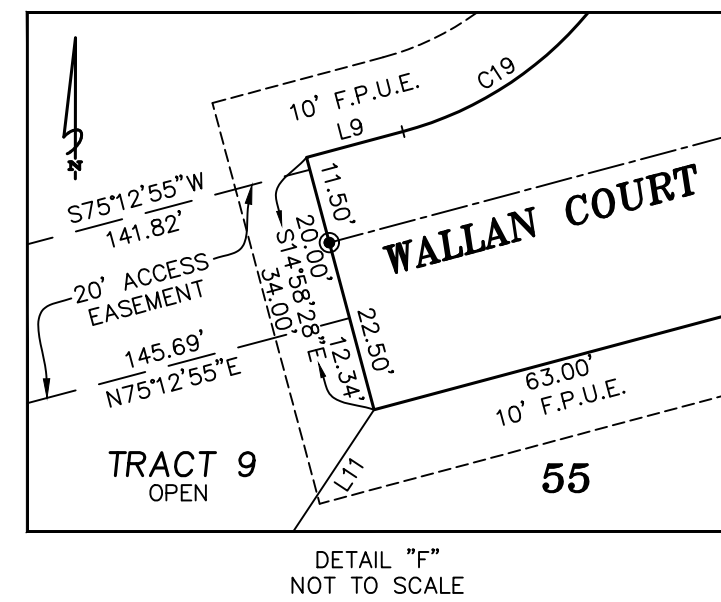
LINE TABLE		
LINE	BEARING	DISTANCE
L1	S15°04'34"E	25.21'
L2	N55°27'20"W	10.83'
L3	N55°27'20"W	29.60'
L4	S29°17'09"W	27.92'
L5	N14°58'28"W	13.00'
L6	S75°01'32"W	23.00'
L7	S14°58'28"E	13.00'
L8	S75°01'32"W	10.00'
L9	S75°01'32"W	13.00'
L10	S14°58'28"E	34.00'
L11	S33°30'49"W	46.74'
L12	S60°01'31"E	28.31'
L13	N30°01'32"E	28.49'
L14	N51°20'22"E	16.34'
L15	N51°20'22"E	15.93'
L16	N90°00'00"E	37.89'
L17	S03°52'31"W	5.23'
L18	S14°58'28"E	35.83'
L19	N75°01'32"E	15.00'
L20	N14°58'28"W	35.83'
L21	S71°02'45"W	23.81'
L22	N19°05'45"W	15.00'

LINE TABLE		
LINE	BEARING	DISTANCE
L23	N71°02'45"E	23.87'
L24	N70°54'15"E	19.17'
L25	N19°05'45"W	20.83'
L26	S70°54'15"W	19.09'
L27	N70°41'42"E	63.44'
L28	S86°54'05"W	30.53'
L30	N18°58'02"W	51.37'
L31	N70°59'01"E	15.00'
L32	S18°58'02"E	51.39'
L55	S52°02'41"W	12.79'
L56	N52°42'52"W	32.67'
L57	N66°35'40"W	18.78'
L58	N03°33'16"E	15.00'
L59	S10°31'22"E	7.30'
L60	N55°27'20"W	10.18'
L64	S88°16'21"E	10.30'
L65	S11°09'19"W	12.66'
L66	S08°30'57"W	17.85'
L67	S75°01'27"W	23.85'
L68	S54°13'44"W	33.22'
L70	S27°01'24"E	13.73'
L71	S04°45'57"W	2.55'

LINE TABLE		
LINE	BEARING	DISTANCE
L72	S48°57'05"E	13.97'
L73	S24°59'34"W	18.37'
L74	S13°59'27"E	25.56'
L75	S52°11'21"W	19.51'
L76	S11°13'35"E	11.62'
L77	S09°20'25"W	22.09'
L82	N90°00'00"E	15.51'
L83	N90°00'00"W	15.42'
L84	N37°49'02"W	1.99'
L85	N47°09'23"E	14.36'
L86	N04°19'50"W	34.19'
L87	S52°42'52"E	32.05'
L88	N52°02'41"E	5.77'
L89	N37°49'02"W	21.13'
L90	N37°49'02"W	13.54'
L91	N71°01'58"E	31.70'
L92	S71°01'58"W	31.70'
L93	S37°49'02"E	21.13'
L94	S37°49'02"E	23.78'
L104	S47°04'56"E	2.14'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	100.00'	130.68'	74°52'30"	S37°35'17"W	121.58'
C2	225.00'	37.12'	9°27'09"	S10°04'34"W	37.08'
C3	122.53'	63.90'	29°52'42"	S00°08'13"E	63.17'
C4	1000.00'	66.14'	3°47'23"	S16°58'15"E	66.13'
C12	70.00'	6.24'	5°06'38"	S02°42'21"W	6.24'
C13	70.00'	85.23'	69°45'52"	S40°08'36"W	80.06'
C14	255.00'	48.63'	10°55'37"	S09°20'20"W	48.56'
C15	92.53'	11.84'	7°19'49"	S11°08'14"W	11.83'
C16	195.00'	25.33'	7°26'37"	S11°04'50"W	25.32'
C17	152.53'	73.20'	27°29'48"	S01°03'14"W	72.50'
C18	47.00'	73.83'	90°00'00"	N59°58'28"W	66.47'
C19	47.00'	73.83'	90°00'00"	S30°01'32"W	66.47'
C20	130.00'	52.86'	23°17'46"	N63°22'39"E	52.49'
C21	130.00'	73.62'	32°26'50"	N35°30'21"E	72.64'
C22	309.32'	6.40'	1°11'05"	N89°24'27"W	6.40'
C23	280.00'	44.73'	9°09'09"	S08°27'05"W	44.68'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C24	280.00'	8.67'	1°46'28"	S13°54'54"W	8.67'
C25	67.53'	22.20'	18°50'15"	S05°23'01"W	22.10'
C26	100.00'	11.03'	6°19'07"	N03°18'35"E	11.02'
C27	320.82'	6.64'	1°11'06"	S89°24'27"E	6.64'
C49	309.32'	5.11'	0°56'47"	S89°31'36"E	5.11'
C50	309.32'	1.29'	0°14'18"	S88°56'04"E	1.29'
C51	67.53'	4.46'	3°47'11"	S12°54'32"W	4.46'
C54	30.00'	7.96'	15°11'45"	S54°41'05"W	7.93'
C55	30.95'	34.59'	64°01'20"	S16°24'29"E	32.82'
C56	1030.00'	42.60'	2°22'10"	S16°53'39"E	42.59'
C57	1030.00'	25.53'	1°25'12"	S18°09'20"E	25.53'
C58	970.00'	42.70'	2°31'21"	S16°20'14"E	42.70'
C59	970.00'	21.45'	1°16'02"	S18°13'55"E	21.45'
C60	265.00'	4.73'	1°01'23"	N14°17'27"E	4.73'
C61	30.00'	44.48'	84°56'56"	N04°39'27"E	40.52'



Crane Island - Phase 2A

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CURVE TABLE				
CURVE	RADIUS	LENGTH	DELTA	BEARING
C5	235.00'	241.12'	58°47'14"	S10°31'41"W
C6	375.00'	54.53'	8°19'56"	S35°45'19"W
C7	375.00'	36.36'	5°33'20"	S28°48'41"W
C8	100.00'	75.03'	42°59'30"	S49°32'07"W
C9	100.00'	75.04'	42°59'37"	S06°32'34"W
C10	100.00'	68.06'	38°59'42"	S34°27'06"E
C11	41.50'	130.38'	180°00'00"	S18°58'28"E
C28	136.72'	22.45'	9°24'28"	S66°00'47"W
C29	136.72'	37.85'	15°51'51"	S53°22'36"W
C30	136.72'	1.70'	0°42'44"	S45°05'20"W
C31	94.08'	36.58'	22°16'45"	S17°12'12"W
C32	5.00'	6.72'	77°00'24"	N53°27'26"W
C33	53.00'	31.89'	34°28'32"	N88°15'48"E
C34	53.00'	35.00'	37°50'02"	S55°34'55"E
C35	205.00'	53.63'	14°59'21"	S11°22'16"E
C36	205.00'	66.15'	18°29'19"	S05°22'04"W

CURVE TABLE				
CURVE	RADIUS	LENGTH	DELTA	BEARING
C37	205.00'	90.56'	25°18'34"	S27°16'00"W
C38	405.00'	11.33'	1°36'10"	S39°07'12"W
C39	57.00'	56.99'	57°17'12"	S05°04'58"E
C40	82.00'	18.27'	12°46'04"	S29°56'40"W
C41	57.00'	11.04'	11°06'03"	S41°52'43"W
C42	57.00'	36.78'	36°57'58"	S75°06'48"W
C43	57.00'	21.53'	21°38'13"	N68°57'49"W
C44	56.31'	28.70'	29°12'24"	S25°57'17"W
C45	56.31'	25.85'	26°18'18"	S01°48'04"E
C46	72.71'	30.26'	23°50'53"	S26°52'41"E
C47	72.71'	19.22'	15°08'49"	S46°22'32"E
C48	104.08'	26.71'	14°42'08"	N16°16'55"E
C52	19.00'	59.69'	180°00'00"	S18°58'28"E
C53	30.00'	25.26'	48°14'38"	N65°08'18"E
C62	53.00'	35.00'	37°50'13"	S17°44'47"E
C63	53.00'	35.00'	37°50'15"	S20°05'27"W

