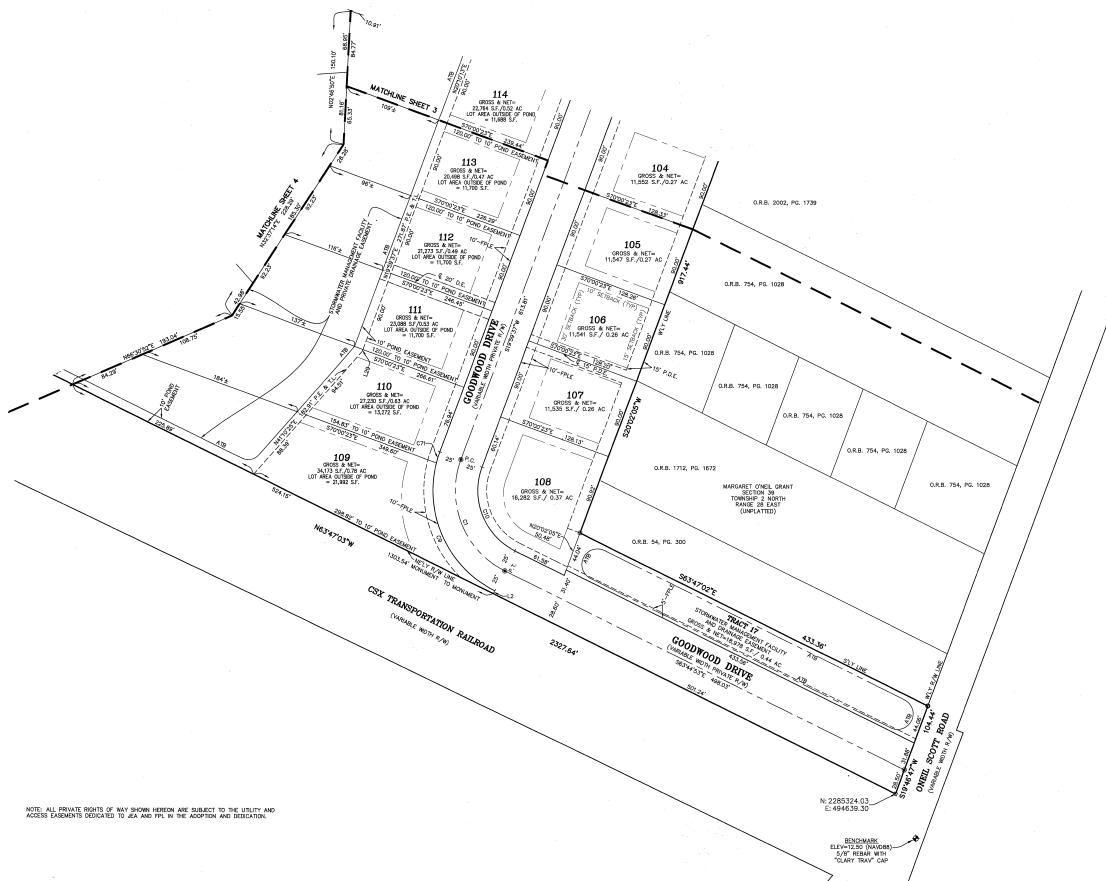


Barnwell Manor - Phase 2

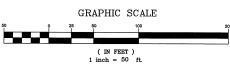
A PORTION OF THE MARGARET O'NEIL GRANT SECTION 39, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

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 CLK # **202004021317**

SHEET 2 OF 6 SHEETS
 SEE SHEET 1 FOR GENERAL NOTES AND LEGEND



NOTE: ALL PRIVATE RIGHTS OF ANY SHOWN HEREON ARE SUBJECT TO THE UTILITY AND ACCESS EASEMENTS DESIGNATED TO J&A AND FPL IN THE ADJACENT AND DESIGNATED.



LINE TABLE		
LINE	BEARING	DISTANCE
L2	S89°52'37"W	3.87
L3	N19°59'27"E	1.87

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
CT1	100.00'	140.16'	87°44'30"	S21°52'38"E	122.44'
CT2	100.00'	140.16'	77°44'45"	S24°52'37"E	100.00'
CT3	75.00'	108.62'	87°44'30"	S21°52'38"E	100.12'
CT4	125.00'	133.08'	95°48'	S19°59'47"W	121.08'

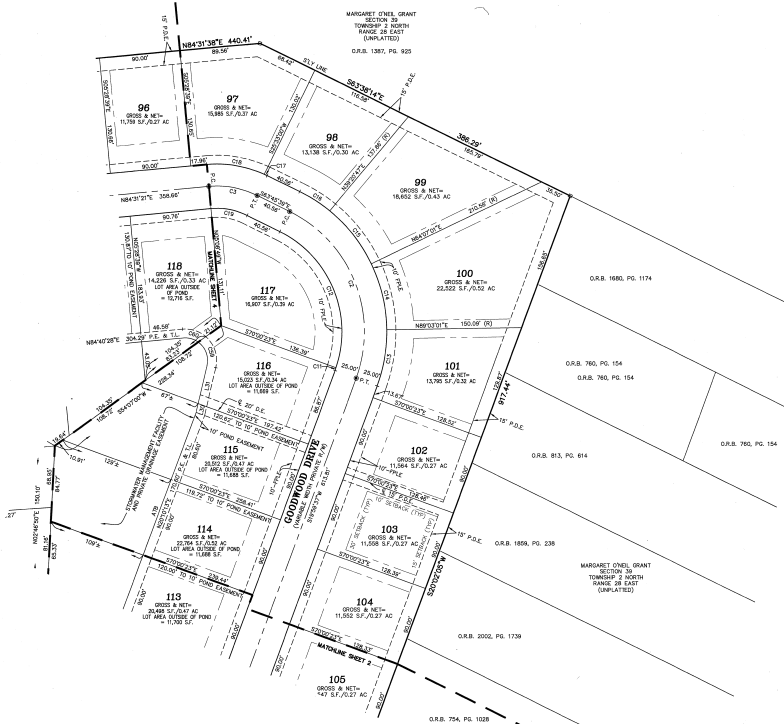


Barnwell Manor — Phase 2

A PORTION OF THE MARGARET O'NEIL GRANT SECTION 39, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

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 2024 A. Computerized Book of Records, Nassau County, Florida

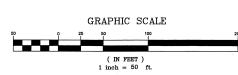
SHEET 3 OF 6 SHEETS
 SEE SHEET 1 FOR GENERAL NOTES AND LEGEND



CURVE	RADIUS	LENGTH	BEGINNING	ENDING	CHORD
C2	150.00'	219.27'	S34°51'00" W	N01°53'00" W	200.20'
C3	100.00'	58.38'	S74°30'00" W	N72°30'00" W	54.60'
C11	125.00'	3.53'	S28°15'00" W	N03°00'00" E	3.33'
C12	125.00'	179.50'	S21°00'00" W	N22°36'00" W	164.54'
C13	175.00'	63.97'	S27°56'00" W	N03°31'00" E	63.61'
C14	175.00'	76.15'	S45°50'00" W	N22°24'00" W	75.50'
C15	175.00'	76.80'	S45°00'00" W	N03°00'00" E	75.00'
C16	175.00'	40.03'	S13°06'00" W	N07°32'00" W	38.93'
C17	125.00'	3.50'	S78°00'00" W	N6°33'00" W	3.50'
C18	125.00'	65.86'	S00°00'00" W	N60°23'00" W	64.84'
C19	75.00'	41.52'	S74°30'00" W	N70°30'00" W	40.90'
C20	35.00'	38.04'	S21°51'00" W	N18°54'00" W	36.19'
C21	35.00'	28.17'	S40°00'00" W	N72°15'00" W	27.42'

LINE	BEARING	DISTANCE
L20	N10°33'31" E	4.67'
L31	N10°33'31" E	44.34'

NOTE: ALL PRIVATE RIGHTS OF WAY SHOWN HEREON ARE SUBJECT TO THE UTILITY AND ACCESS EASEMENTS DEICATED TO A.A. AND P.L. IN THE ADJACENT AND OCCUPANCY.

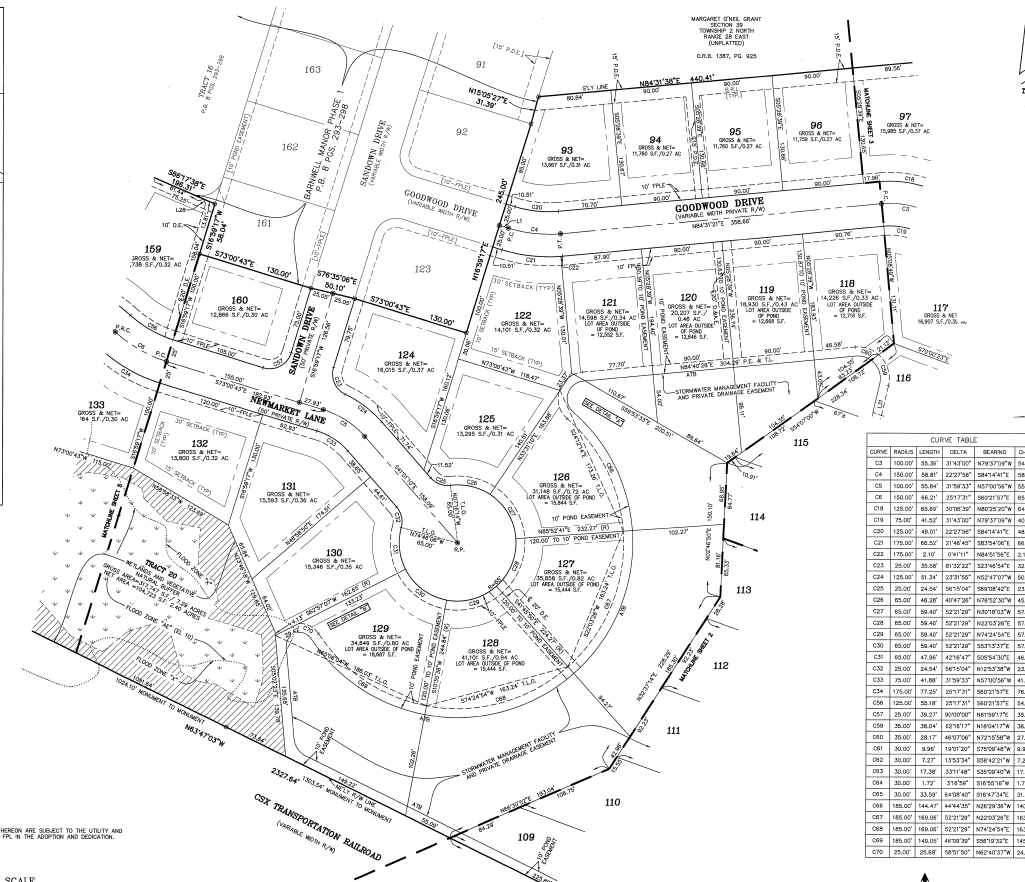
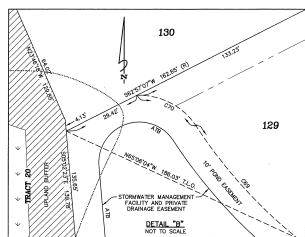
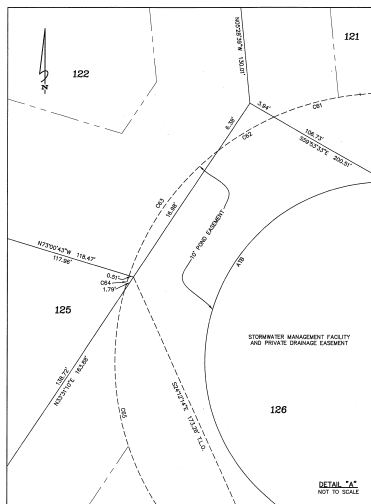


Barnwell Manor — Phase 2

A PORTION OF THE MARGARET O'NEIL GRANT SECTION 39, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

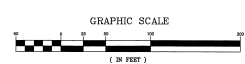
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 CLK# 20245015347

SHEET 4 OF 6 SHEETS
 SEE SHEET 1 FOR GENERAL NOTES AND LEGEND



CURVE	BEARING	LENGTH	DELTA	BEARING	CHORD
C1	100.00°	55.30	31.4330°	N79°27'59"W	54.85
C4	150.00°	58.81	122°27'58"	S84°44'47"E	58.44
C5	150.00°	55.84	176°20'33"	N07°02'30"W	55.11
C6	150.00°	66.21	157°31'11"	S82°03'37"E	63.88
C18	125.00°	65.85	107°58'38"	N82°22'20"W	64.54
C19	75.00°	41.52	31°42'00"	N79°37'39"W	40.99
C20	125.00°	48.01	122°27'58"	S84°44'47"E	46.78
C21	175.00°	66.52	174°45'43"	S83°54'06"E	66.12
C22	175.00°	3.17	0°41'11"	N88°57'56"E	2.57
C23	125.00°	38.58	107°02'30"	N07°02'30"W	37.88
C24	125.00°	31.34	122°27'58"	N04°02'30"W	30.98
C25	25.00°	24.54	161°52'04"	S89°04'47"E	23.57
C26	85.00°	46.28	107°02'30"	N79°37'39"W	45.30
C27	85.00°	58.47	107°02'30"	N07°02'30"W	57.20
C28	85.00°	58.47	107°02'30"	N07°02'30"W	57.30
C29	85.00°	58.47	107°02'30"	N74°24'54"E	57.30
C30	85.00°	58.47	107°02'30"	N07°02'30"W	57.30
C31	85.00°	58.47	107°02'30"	N07°02'30"W	57.30
C32	85.00°	47.80	107°02'30"	S89°04'47"E	46.88
C33	25.00°	24.54	161°52'04"	N03°28'38"W	23.57
C34	75.00°	41.88	31°29'32"	N79°37'39"W	41.34
C35	175.00°	72.20	122°27'58"	N07°02'30"W	70.82
C36	125.00°	58.18	125°31'11"	S82°03'37"E	54.73
C37	25.00°	38.27	107°02'30"	N89°31'17"E	38.38
C38	35.00°	38.24	118°18'11"	N08°02'30"W	36.38
C39	35.00°	28.17	167°02'06"	N72°58'56"E	27.42
C40	30.00°	9.86	179°13'20"	S73°04'48"W	9.81
C41	30.00°	12.77	173°53'14"	S68°42'21"W	12.28
C42	30.00°	17.28	171°01'48"	S53°04'47"W	17.14
C43	30.00°	1.72	316°28"	S16°50'16"W	1.72
C44	30.00°	33.59	149°58'40"	S18°47'34"E	31.86
C45	185.00°	144.47	144°44'31"	N02°02'30"W	143.87
C46	185.00°	169.04	127°21'38"	N74°24'54"E	163.24
C47	185.00°	146.02	167°02'30"	S89°31'17"E	145.02
C48	25.00°	20.68	107°02'30"	N86°28'38"W	20.37

NOTE: ALL PRIVATE RIGHTS OF WAY SHOWN HEREON ARE SUBJECT TO THE UTILITY AND ACCESS EASEMENTS DEDICATED TO SEA AND FPL IN THE ADJACENT AND VICINITY.



LINE	BEARING	DISTANCE
L11	S73°04'47"W	13.67
L12	N42°58'10"E	5.07
L13	N13°02'31"E	44.34

DENOTES UPLAND BUFFER (NATURAL VEGETATION UPLAND BUFFER)
 DENOTES JURISDICTIONAL WETLANDS

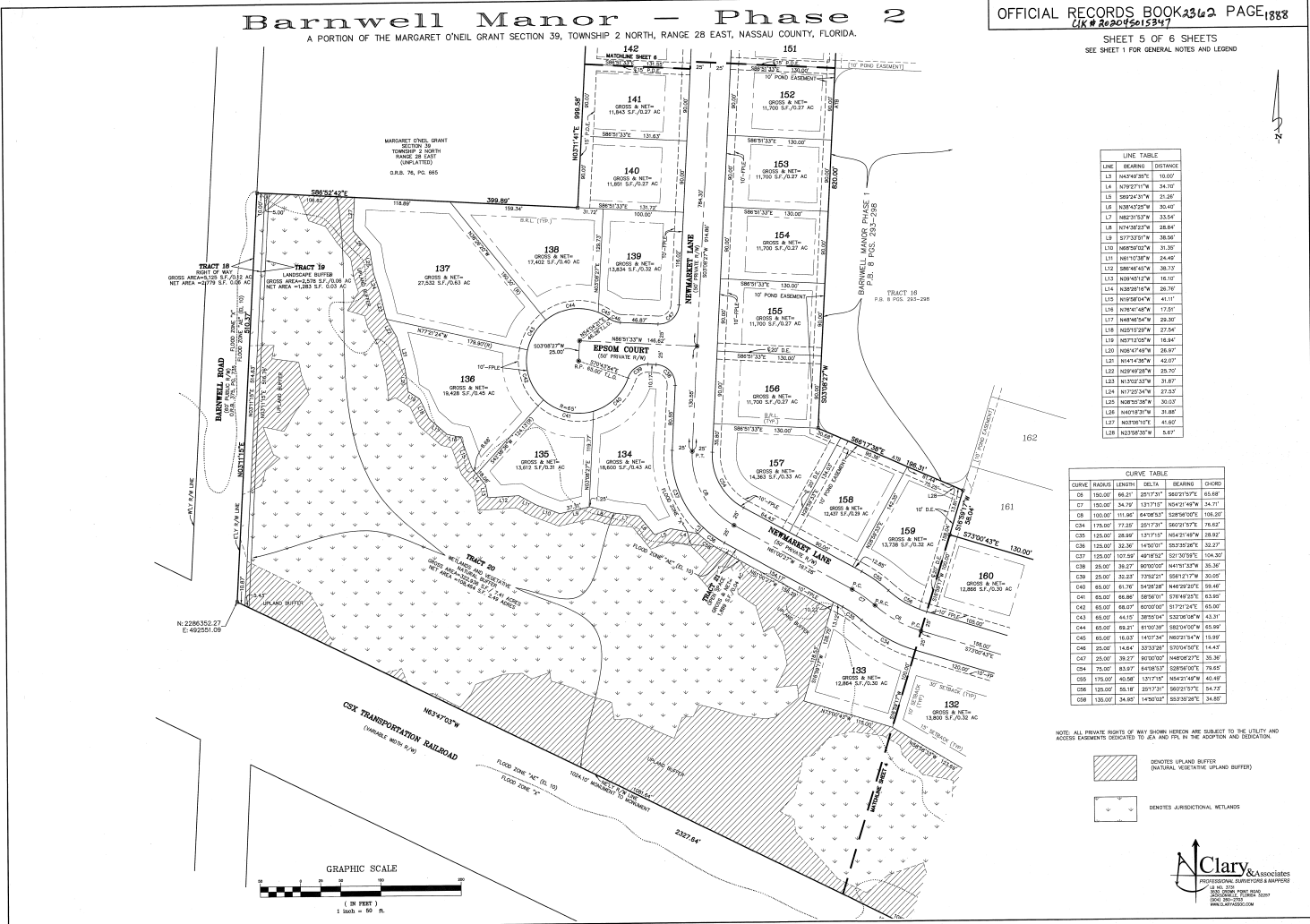


Barnwell Manor — Phase 2

A PORTION OF THE MARGARET O'NEIL GRANT SECTION 39, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

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 CLK # 202004051337

SHEET 5 OF 6 SHEETS
 SEE SHEET 1 FOR GENERAL NOTES AND LEGEND

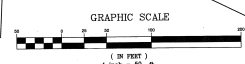


LINE TABLE		
LINE	BEARING	DISTANCE
L3	N42°49'28"E	10.00'
L4	N79°27'17"W	34.71'
L5	S89°42'17"W	31.80'
L6	N38°42'22"W	30.40'
L7	S82°33'52"W	33.54'
L8	N71°30'27"W	28.84'
L9	S77°33'51"W	38.56'
L10	N68°50'02"W	31.30'
L11	N61°10'30"W	24.49'
L12	S88°46'46"W	38.03'
L13	N08°40'15"W	16.10'
L14	N32°28'18"W	26.76'
L15	N78°58'54"W	41.11'
L16	N38°46'54"W	17.51'
L17	N48°46'54"W	28.26'
L18	N25°10'22"W	27.54'
L19	N67°32'32"W	19.44'
L20	N08°47'49"W	26.67'
L21	N31°47'52"W	42.07'
L22	N67°49'47"W	25.70'
L23	N13°02'51"W	31.87'
L24	N17°02'54"W	27.33'
L25	N08°39'36"W	30.03'
L26	N40°18'07"W	31.80'
L27	N03°18'10"E	41.80'
L28	N23°58'30"W	5.67'

CURVE TABLE					
CURVE	RAJID	LENGTH	PC	PT	CHORD
C8	150.00'	68.21'	257°21'	S68°27'59"E	65.68'
C7	150.00'	54.79'	137°17'	N54°27'46"W	24.71'
C6	150.00'	111.86'	N42°49'28"E	S28°56'07"E	108.30'
C5A	175.00'	77.30'	257°21'	S69°39'59"E	76.12'
C5B	125.00'	28.48'	137°17'	N42°47'49"W	18.82'
C5C	125.00'	32.36'	N45°00'01"	S29°39'28"W	32.27'
C23	125.00'	107.94'	N49°00'00"	S27°19'28"E	104.30'
C38	25.00'	38.27'	S09°00'00"	N41°51'28"W	35.30'
C39	25.00'	39.23'	73°21'21"	S61°17'17"W	30.00'
C40	85.00'	81.78'	S47°28'58"	N49°29'27"E	78.48'
C41	85.00'	86.80'	S68°00'00"	S76°49'23"E	83.90'
C42	85.00'	68.07'	S09°00'00"	S72°27'24"E	65.00'
C43	85.00'	44.15'	S89°00'04"	S29°38'58"W	43.31'
C44	85.00'	83.27'	N19°00'00"	S20°00'00"E	85.00'
C45	85.00'	16.03'	N40°27'34"	N62°25'54"W	15.99'
C46	25.00'	14.84'	S73°28'28"	S70°00'00"E	14.45'
C47	25.00'	36.27'	N07°00'00"	N49°29'27"E	35.36'
C48	175.00'	82.87'	S41°58'33"	S28°56'07"E	78.63'
C55	175.00'	40.58'	137°17'	N54°21'46"W	40.48'
C56	125.00'	58.18'	257°21'	S67°37'37"E	54.73'
C58	125.00'	54.00'	N48°10'02"	S23°30'28"E	34.80'

NOTE: ALL PRIVATE RIGHTS OF WAY SHOWN HEREON ARE SUBJECT TO THE UTILITY AND ACCESS EASEMENTS DESIGNATED BY A, B AND F IN THE ADJOINING AND DECATING

DENOTES UPLAND BUFFER (NATIONAL RESERVE UPLAND BUFFERS)
 DENOTES JURISDICTIONAL WETLANDS

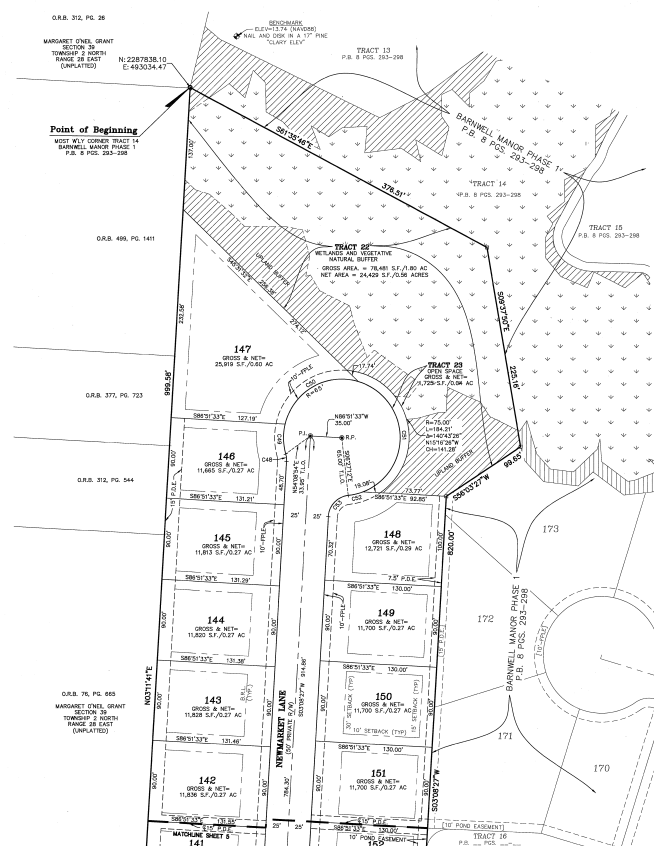


Barnwell Manor - Phase 2

A PORTION OF THE MARGARET O'NEIL GRANT SECTION 39, TOWNSHIP 2 NORTH, RANGE 28 EAST, NASSAU COUNTY, FLORIDA.

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CL# 202404051337

SHEET 6 OF 6 SHEETS
 SEE SHEET 1 FOR GENERAL NOTES AND LEGEND



CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C46	25.00'	8.37'	101°11'	N89°12'31"W	8.13'
C48	65.00'	33.55'	89°34'30"	S01°12'31"W	33.18'
C50	65.00'	105.38'	82°31'11"	S59°58'23"W	84.21'
C51	65.00'	181.13'	142°02'00"	N03°32'31"W	123.87'
C52	65.00'	172.02'	119°02'41"	N79°04'58"E	112.07'
C53	25.00'	33.00'	102°42'31"	S42°02'38"W	33.27'

DENOTES UPLAND BUFFER (NATURAL VEGETATIVE UPLAND BUFFER)
 DENOTES JURISDICTIONAL WETLANDS

NOTE: ALL PRIVATE RIGHTS OF WAY SHOWN HEREIN ARE SUBJECT TO THE UTILITY AND ACCESS EASEMENTS INDICATED TO AS AND FPL IN THE ADJACENT AND DEDICATED.

