

WATERMILL UNIT SIX

Being a replat of a portion of Tracts 2, 3, 14 and 15, Block 1, Jacksonville Heights, Section 32, Township 3 South, Range 25 East, as recorded in Plat Book 5, Page 93 of the Current Public Records of the City of Jacksonville, Duval County, Florida, TOGETHER WITH a portion of the Northwest 1/4 of Section 33, Township 3 South, Range 25 East.

PLAT BOOK 55 PAGE 89
SHEET 1 OF 4 SHEETS
SEE SHEET 2 FOR NOTES

CAPTION

A portion of Tracts 2, 3, 14 and 15, Block 1, Jacksonville Heights, Section 32, Township 3 South, Range 25 East, as recorded in Plat Book 5, Page 93 of the Current Public Records of Duval County, Florida, together with a portion of the Northwest 1/4 of Section 33, Township 3 South, Range 25 East, being more particularly described as follows: BEGIN at the most Northerly corner of Lot 20, as shown on the plat of Watermill Unit Four, as recorded in Plat Book 55, Pages 49, 49A, 49B, 49C and 49D of said Current Public Records; thence North 39°08'50" East, 68.89 feet to the point of curvature of a curve concave Northwesterly and having a radius of 230.00 feet; thence Northeasterly along the arc of said curve, a distance of 78.63 feet, said arc being subtended by a chord bearing and distance of North 29°21'12" East, 78.25 feet to the point of cusp of a curve concave Northeasterly and having a radius of 25.00 feet; thence Southeasterly along the arc of said curve, a distance of 43.71 feet, said arc being subtended by a chord bearing and distance of South 30°31'45" East, 38.35 feet to a point of compound curvature of a curve concave Northerly, having a radius of 180.00 feet; thence Easterly along the arc of said curve, a distance of 55.21 feet, said arc being subtended by a chord bearing and distance of South 89°24'15" East, 54.99 feet to the point of tangency of said curve; thence North 81°48'33" East, 63.03 feet; thence North 08°11'27" West, 73.95 feet; thence North 12°05'54" East, 49.10 feet; thence North 11°39'39" West, 164.82 feet; thence North 10°45'32" East, 219.61 feet; thence South 67°01'20" East, 126.98 feet; thence North 89°48'14" East, 410.16 feet; thence South 72°54'29" East, 299.35 feet; thence North 61°25'29" East, 121.24 feet; thence North 26°17'21" East, 114.15 feet; thence South 63°42'39" East, 8.89 feet; thence North 26°17'21" East, 70.00 feet; thence South 63°42'39" East, 115.02 feet; thence South 67°20'04" East, 50.10 feet; thence South 63°42'39" East, 150.00 feet; thence South 26°17'21" West, 265.71 feet; thence South 61°25'29" West, 703.04 feet; thence South 81°48'33" West, 638.57 feet to the Northeasterly line of said Lot 20, said point also lying on the Northeasterly boundary of said Watermill Unit Four; thence North 50°51'10" West, along last said line, 196.05 feet to the POINT OF BEGINNING.

Containing 15.26 acres, more or less.

ADOPTION AND DEDICATION

This is to certify that WaterMill, L.L.C., a limited liability company, is the lawful owner of the lands described in the caption hereon known as WATERMILL UNIT SIX, having caused the same to be surveyed and subdivided, that AmSouth Bank, is the holder of mortgage on said lands. This plat being made in accordance with said survey is hereby adopted as a true and correct plat of those lands. All utility easements are hereby irrevocably dedicated to JEA, its successors and assigns. All rights-of-way, easements for drainage and non-access easements are hereby irrevocably and without reservation dedicated to the City of Jacksonville, its successors and assigns. Tract "A6" (Neighborhood Park) is hereby irrevocably and without reservation dedicated to Watermill Master Association, Inc., a Florida Corporation, its successors and assigns. The drainage easements over, under, across and through the lakes/stormwater management facilities shown on this plat are hereby irrevocably dedicated to the City of Jacksonville, its successors and assigns, and are subject to the following covenants which shall run with the land:

- 1) The drainage easements hereby dedicated shall permit the City of Jacksonville, its successors and assigns, to discharge into said lakes/stormwater management facilities which these easements traverse, all water which may fall on or come upon all lanes, drives, and courts, as noted above, hereby dedicated, together with all substances or matter which may flow or pass from all lanes, drives, and courts; from adjacent land or from any other source of public waters into or through said lakes/stormwater management facilities, without any liability whatsoever on the part of the City of Jacksonville, its successors and assigns, for any damage, injuries or loss to persons or property resulting from the acceptance or use of these drainage easements by the City of Jacksonville, its successors and assigns;
- 2) The lakes and treatment systems shown on this plat are owned in fee simple title by the abutting owners, its successors and assigns and all maintenance and any other matters pertaining to said lakes/stormwater management facilities is the responsibility of WaterMill Master Association, Inc., its successors and assigns. The City of Jacksonville by acceptance of this plat assumes no responsibility whatsoever for said lakes and treatment systems.
- 3) The City of Jacksonville, its successors and assigns, shall not be liable nor responsible for the creation, operation, failure or destruction of water level control equipment which may be constructed or installed by the developer or any other person within the area of the lands hereby platted, or of the lakes and treatment systems shown on this plat, but shall have the right to modify the water level including the repair, removal or replacement of the lakes/stormwater management facilities and the control structures to effect adequate drainage.

WaterMill, L.L.C., its successors and assigns of the lands described and captioned hereon, shall indemnify the City of Jacksonville and save it harmless from suits, action, damages, liability and expense in connection with loss of life, bodily or personal injury or property damage or any other damage arising from or out of any occurrence in, upon, at or from the lakes/stormwater management facilities described above, or any part thereof, occasioned wholly or in part by any act of omission of its agents, contractors, employees, servants, licensees, or concessionaires within WATERMILL UNIT SIX. This indemnification shall run with the land and the assigns of the owner and shall be subject to it.

WaterMill, L.L.C., does hereby reserve unto itself and its assigns, an easement for landscaping, fencing and construction of signs over Tract "A6", and an easement over drainage easements shown on this plat, the maintenance responsibilities of which shall be those of WaterMill Master Association, Inc.

WaterMill, L.L.C., does hereby reserve unto itself and its assigns, ingress and egress easements over all lands designated as unobstructed drainage easements shown on this plat, the maintenance responsibilities of which shall be those of the abutting owners, their successors and assigns.

Those easements designated as "JEA-E.E." are hereby irrevocably dedicated to JEA, its successors and assigns, for its exclusive use in conjunction with its underground electrical system.

Those easements designated as "JEA-E." are hereby irrevocably dedicated to JEA, its successors and assigns, for its non-exclusive use in conjunction with its underground electrical system; provided however, that no parallel utilities may be installed within said easements.

In witness whereof, WaterMill, L.L.C., a limited liability company, has caused these presents to be executed by its Managing Member with the Company Seal affixed this 3rd day of MARCH, A.D., 2003.

WATERMILL, L.L.C., A LIMITED LIABILITY COMPANY

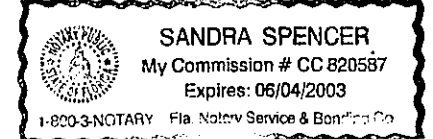
Witness: Patrick Wallace
Print Name: PATRICK WALLACE
Witness: George G. Goodhue
Print Name: GEORGE G. GOODHUE

The Wood Development Company of Jacksonville, Inc., its Managing Member
By: James Ricky Wood
James Ricky Wood, President and Authorized Representative

STATE OF FLORIDA COUNTY OF ~~DUVAL~~ CLAY

The foregoing instrument was acknowledged before me this 3RD day of MARCH A.D., 2003 by James Ricky Wood, President and Authorized Representative of The Wood Development Company of Jacksonville, Inc., Managing Member of WaterMill, L.L.C., a limited liability company, on behalf of the company, who is personally known to me.

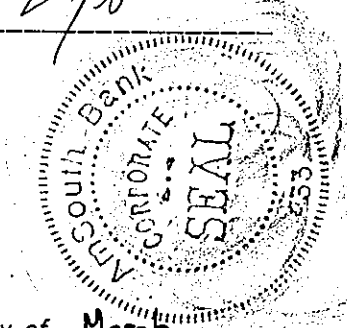
Sandra Spencer
Notary Public, State of Florida
Type of print name Sandra Spencer
My Commission Expires: _____
My Commission Number: _____



AMSOUTH BANK

Witness: Linda McLemore
Print Name: LINDA McLEMORE
Witness: Theresa A. White
Print Name: Theresa A. White

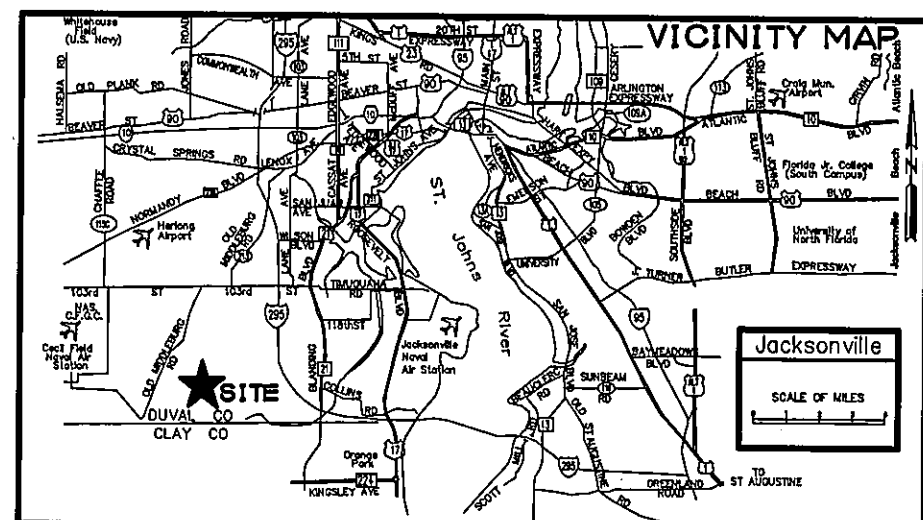
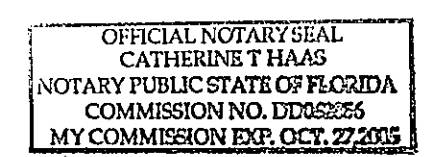
By: [Signature]



STATE OF FLORIDA COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 3rd day of March A.D., 2003 by Keith A. Filip, Vice President of AmSouth Bank, on behalf of the bank, who is personally known to me.

Catherine T. Haas
Notary Public, State of Florida
Type of print name Catherine T. Haas
My Commission Expires: 10/27/05
My Commission Number: DD 060856



SURVEYOR'S CERTIFICATE

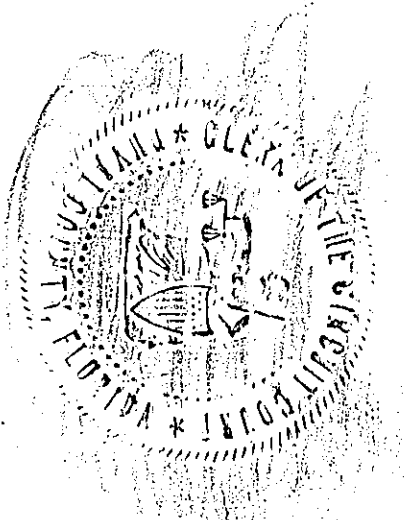
This is to certify that the above plat is a true and correct representation of the lands surveyed, platted and described above, that the survey was made under the undersigned's responsible direction and supervision, that the survey data complies with all of the requirements of the Florida Statute Chapter 177, that Permanent Reference Monuments, Permanent Control Points and lot corners have been monumented in accordance with Chapter 177.091 F.S., Chapter 61G-17.003 F. A. C. and Section 654.110 Ordinance Code of the City of Jacksonville.

Signed and Sealed this 24th day of February A.D., 2003.

Richard A. Miller
Richard A. Miller
Florida Registered Land Surveyor
and Mapper Certificate No. 3848
L.B. NO. 5189

PREPARED BY:
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
FAX (904) 721-5758
TELEPHONE (904) 721-1226
PSD NO. 2001-022
CITY DEVELOPMENT NO. 4859.21

Approved 3/4/03
Date
John D. [Signature]
City Engineer
for Director of Public Works
Approved 3/11/03
Date
[Signature]
for General Counsel



APPROVED FOR THE RECORD

This is to certify that this plat has been examined, accepted and approved by the City of Jacksonville, Duval County, Florida, pursuant to Chapter 654, Ordinance Code.

By: Lynn Westbrook
Lynn Westbrook
Director of Public Works
Date: 3/12/2003

CLERK'S CERTIFICATE #2003077695

This is to certify that this plat has been examined and approved by the City of Jacksonville, Duval County, Florida, and submitted to me for recording and is recorded in Plat Book 55, Pages 89-89C of the current Public Records of Duval County, Florida, this 13th day of March, A.D., 2003.

By: Jim Fuller
Jim Fuller
Clerk of the Circuit Court

By: [Signature]
Deputy Clerk

PLAT CONFORMITY REVIEW

This Plat has been reviewed and found in compliance with Part 1, Chapter 177, Florida Statutes, this 4th day of March, 2003.

Glenn E. McGregor
Glenn E. McGregor, P. L. S.
Professional Land Surveyor Number 4252

WATERMILL UNIT SIX

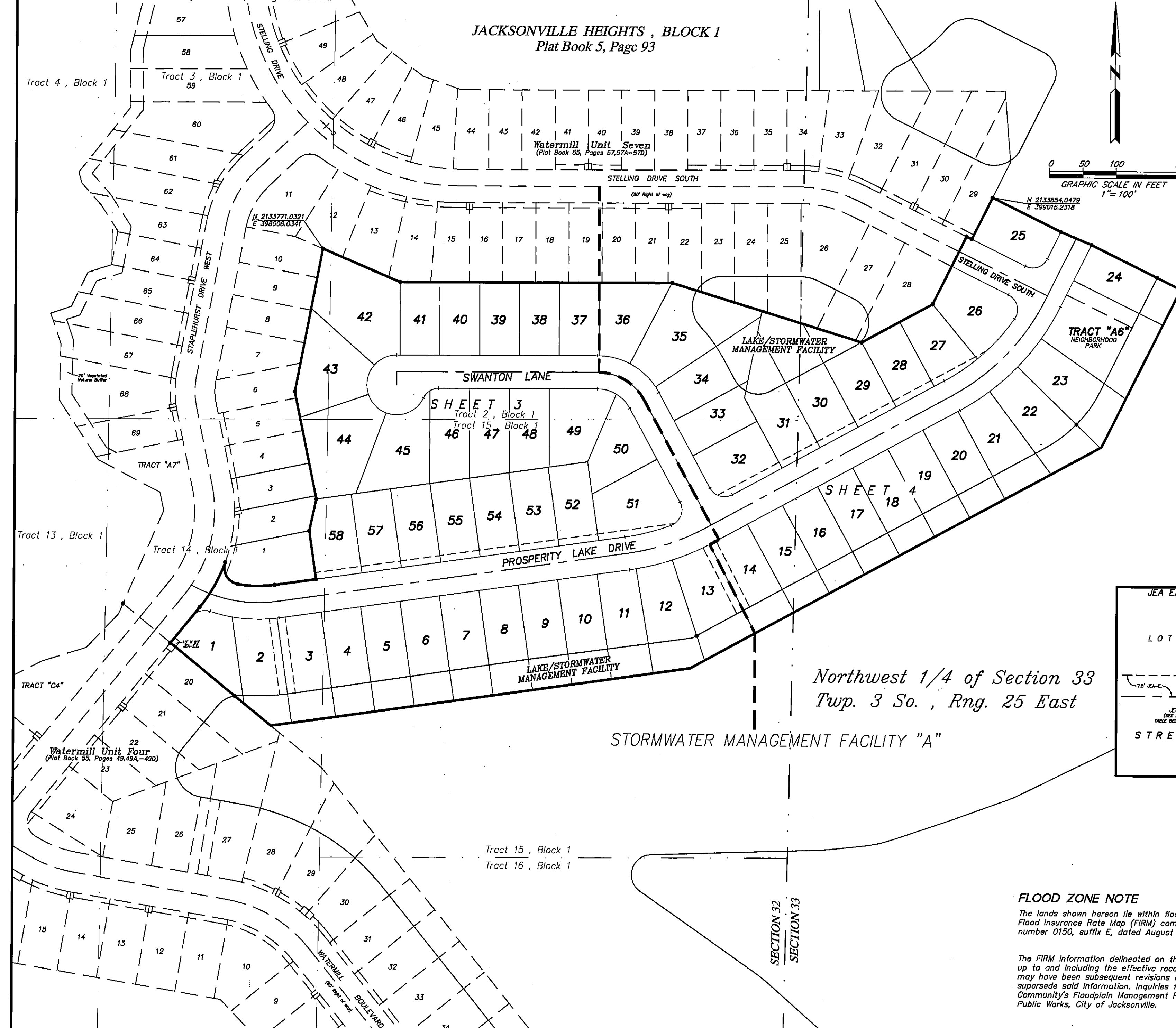
Being a replat of a portion of Tracts 2, 3, 14, and 15, Block 1, Jacksonville Heights, Section 32, Township 3 South, Range 25 East, as recorded in Plat Book 5, Page 93 of the Current Public Records of the City of Jacksonville, Duval County, Florida, TOGETHER WITH a portion of the Northwest 1/4 of Section 33, Township 3 South, Range 25 East.

Northwest 1/4 of Section 33
Twp. 3 So., Rng. 25 East

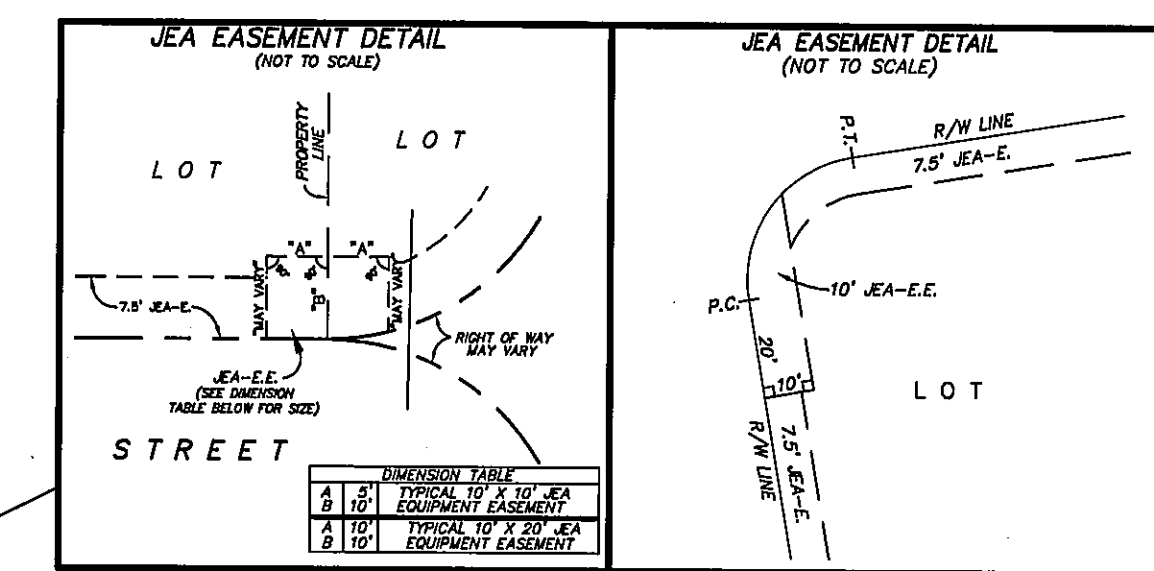
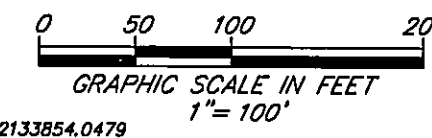
PLAT BOOK 55 PAGE 89A

SHEET 2 OF 4 SHEETS
SEE SHEET 2 FOR NOTES

Tract 1, Block 1
Tract 2, Block 1



- NOTES:**
- 1) \odot Denotes Permanent Reference Monument Set P.L.S. No. 3848.
 - 2) \bullet Denotes Permanent Control Point.
 - 3) Bearings based State Plane Grid East Zone.
 - 4) All platted easements shown hereon are for the construction, installation, maintenance and operation of drainage structures, utilities, sanitary sewers and cable television service, provided however that said cable television service, shall not interfere with the facilities and services of any 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.
 - 5) Certain easements are reserved for JEA for use in conjunction with the underground electrical distribution system.
"JEA-E.E." denotes JEA equipment easement. These easements shall remain totally unobstructed by any improvements that may impede the use and access of said easement by JEA.
"JEA-E." denotes JEA easement. JEA will allow certain non-permanent improvements which do not impede the use of said easement by JEA. The installation of fences, hedges, and landscaping is permissible but subject to removal by JEA at the expense of each lot owner for the removal and replacement of such items.
 - 6) 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, whether graphic or digital. There may be additional restrictions that are not recorded on this plat that may be found in the public records of Duval County, Florida.
 - 7) Lots fronting on two (2) streets may have vehicular access from one (1) street only.
 - 8) Current law provides that no construction, filling, removal of earth, cutting of trees or other plants shall take place waterward of the jurisdictional wetland lines as depicted on this plat without the written approval of Duval 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 and upland buffer may be superseded and redefined from time to time by the appropriate governmental agencies.
 - 9) The easements shown hereon and designated as unobstructed easements shall remain totally unobstructed by any permanent improvements which may impede the use of said easement by the City of Jacksonville. The construction of driveways and the installation of fences, hedges and landscaping is permissible but subject to removal by the City at the expense of each lot owner for the removal and/or replacement of such items.



- LEGEND**
- P.C. Point of Curvature
 - P.T. Point of Tangency
 - P.R.C. Point of Reverse Curvature
 - P.C.C. Point of Compound Curvature
 - P.I. Point of Intersection
 - CA Central Angle
 - R Radius
 - L Arc
 - CB Chord Bearing
 - CH Chord Distance
 - C1 Tabulated Curve Data
 - L1 Tabulated Line Data
 - C/L Centerline
 - TOB Top of Bank

FLOOD ZONE NOTE
The lands shown hereon lie within flood zone "X" as depicted on the Flood Insurance Rate Map (FIRM) community number 120077, panel number 0150, suffix E, dated August 15, 1989.

The FIRM information delineated on this plat is valid only for dates up to and including the effective recording date of this plat. There may have been subsequent revisions after this date that will supersede said information. Inquiries for this should be made to the Community's Floodplain Management Repository, Department of Public Works, City of Jacksonville.

PREPARED BY:
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
FAX (904) 721-5759
TELEPHONE (904) 721-1226

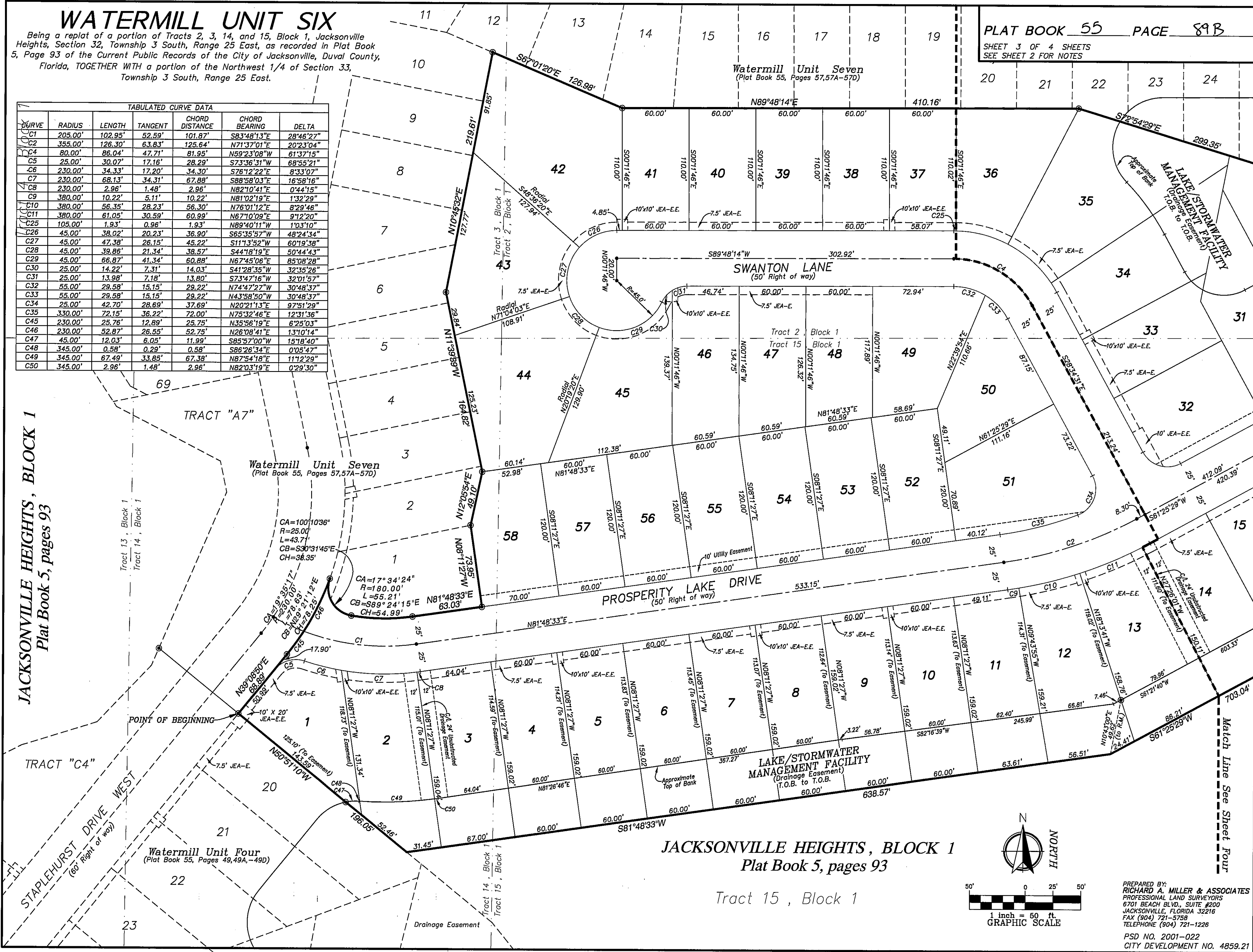
PSD NO. 2001-022
CITY DEVELOPMENT NO. 4859.21

WATERMILL UNIT SIX

Being a replat of a portion of Tracts 2, 3, 14, and 15, Block 1, Jacksonville Heights, Section 32, Township 3 South, Range 25 East, as recorded in Plat Book 5, Page 93 of the Current Public Records of the City of Jacksonville, Duval County, Florida, TOGETHER WITH a portion of the Northwest 1/4 of Section 33, Township 3 South, Range 25 East.

PLAT BOOK 55 PAGE 89B
SHEET 3 OF 4 SHEETS
SEE SHEET 2 FOR NOTES

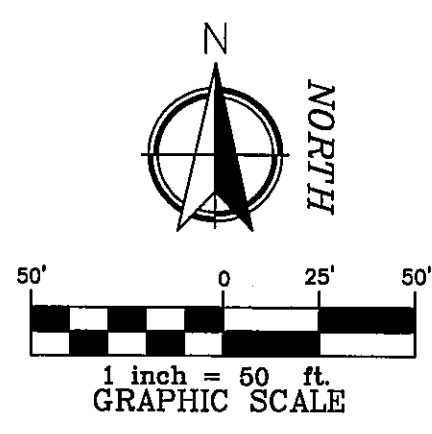
TABULATED CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C1	205.00'	102.95'	52.59'	101.87'	S83°48'13"E	28°46'27"
C2	355.00'	126.30'	63.83'	125.64'	N71°37'01"E	20°23'04"
C4	80.00'	86.04'	47.71'	81.95'	N59°23'08"W	61°37'15"
C5	25.00'	30.07'	17.16'	28.29'	S73°36'31"W	68°55'21"
C6	230.00'	34.33'	17.20'	34.30'	S76°12'22"E	8°33'07"
C7	230.00'	68.13'	34.31'	67.88'	S88°58'03"E	16°58'16"
C8	230.00'	2.96'	1.48'	2.96'	N82°10'41"E	0°44'15"
C9	380.00'	10.22'	5.11'	10.22'	N81°02'19"E	1°32'29"
C10	380.00'	56.35'	28.23'	56.30'	N76°01'12"E	8°29'46"
C11	380.00'	61.05'	30.59'	60.99'	N67°10'09"E	9°12'20"
C25	105.00'	1.93'	0.96'	1.93'	N89°40'11"W	1°03'10"
C26	45.00'	38.02'	20.23'	36.90'	S65°35'57"W	48°24'34"
C27	45.00'	47.38'	26.15'	45.22'	S11°13'52"W	60°19'36"
C28	45.00'	39.86'	21.34'	38.57'	S44°18'19"E	50°44'43"
C29	45.00'	66.87'	41.34'	60.89'	N67°45'06"E	85°08'28"
C30	25.00'	14.22'	7.31'	14.03'	S41°28'35"W	32°35'26"
C31	25.00'	13.98'	7.18'	13.80'	S73°47'16"W	32°01'52"
C32	55.00'	29.58'	15.15'	29.22'	N74°47'27"W	30°48'37"
C33	55.00'	29.58'	15.15'	29.22'	N43°58'50"W	30°48'37"
C34	25.00'	42.70'	28.69'	37.69'	N20°21'13"E	97°51'29"
C35	330.00'	72.15'	36.22'	72.00'	N75°32'46"E	12°31'36"
C45	230.00'	25.76'	12.88'	25.75'	N35°56'19"E	6°25'03"
C46	230.00'	52.87'	26.55'	52.75'	N26°08'41"E	13°10'14"
C47	45.00'	12.03'	6.05'	11.99'	S85°57'00"W	15°18'40"
C48	345.00'	0.58'	0.29'	0.58'	S86°26'34"E	0°05'47"
C49	345.00'	67.49'	33.85'	67.38'	N87°54'18"E	11°12'29"
C50	345.00'	2.96'	1.48'	2.96'	N82°03'19"E	0°29'30"



JACKSONVILLE HEIGHTS, BLOCK 1
Plat Book 5, pages 93

JACKSONVILLE HEIGHTS, BLOCK 1
Plat Book 5, pages 93

Tract 15, Block 1

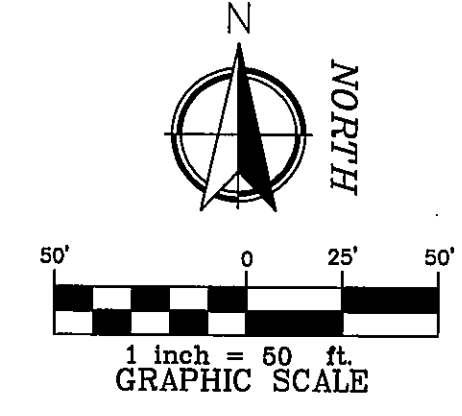
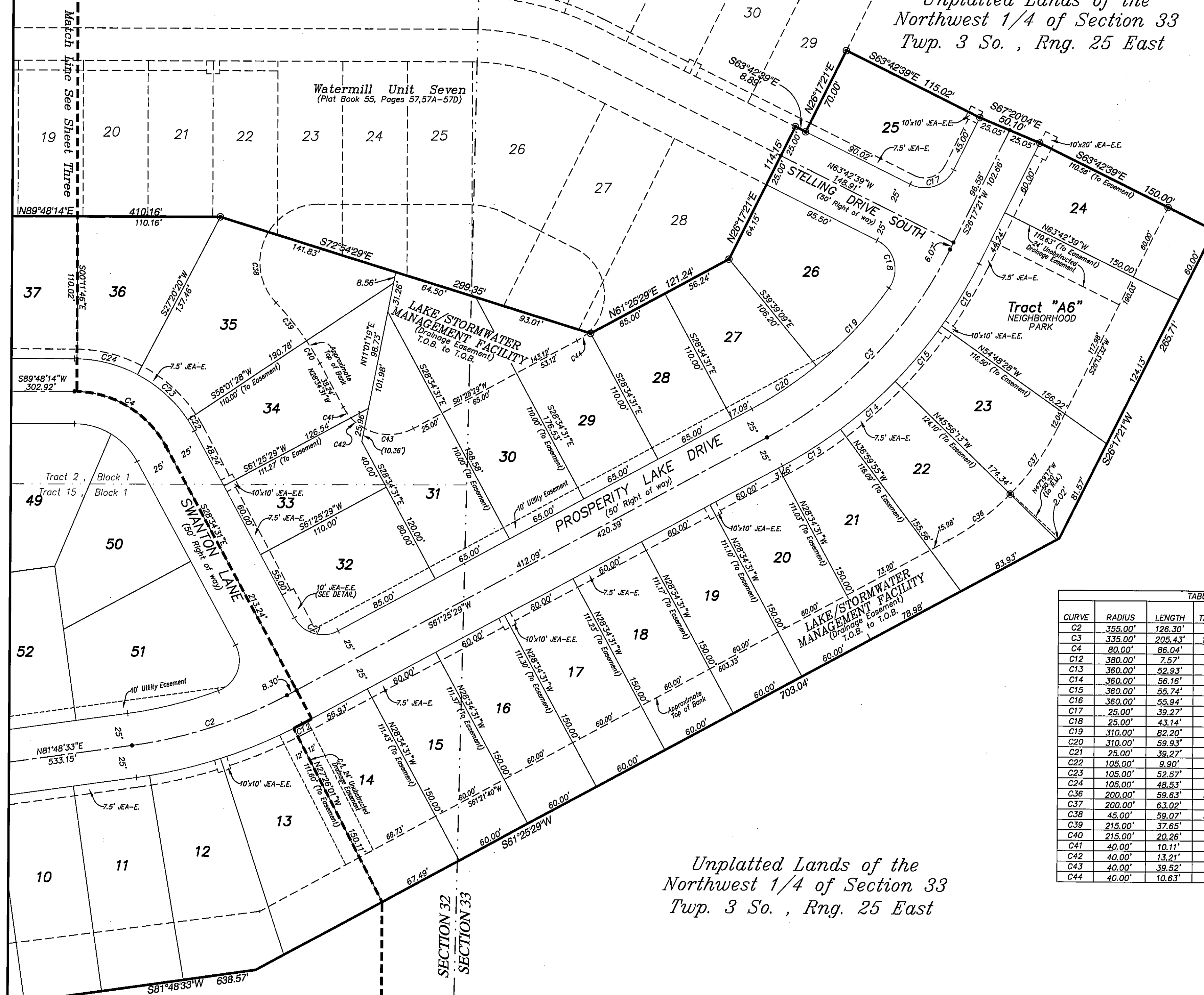


PREPARED BY:
RICHARD A. MILLER & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
6701 BEACH BLVD., SUITE #200
JACKSONVILLE, FLORIDA 32216
FAX (904) 721-5759
TELEPHONE (904) 721-1226
PSD NO. 2001-022
CITY DEVELOPMENT NO. 4859.21

WATERMILL UNIT SIX

Being a replat of a portion of Tracts 2, 3, 14, and 15, Block 1, Jacksonville Heights, Section 32, Township 3 South, Range 25 East, as recorded in Plat Book 5, Page 93 of the Current Public Records of the City of Jacksonville, Duval County, Florida, TOGETHER WITH a portion of the Northwest 1/4 of Section 33, Township 3 South, Range 25 East.

Unplatted Lands of the
Northwest 1/4 of Section 33
Twp. 3 So., Rng. 25 East



TABULATED CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD DISTANCE	CHORD BEARING	DELTA
C2	355.00'	126.30'	63.83'	125.64'	N71°37'01"E	20°23'04"
C3	335.00'	205.43'	106.06'	202.23'	N43°51'25"E	35°08'08"
C4	80.00'	86.04'	47.71'	81.95'	N58°23'08"W	61°37'15"
C12	380.00'	7.57'	3.79'	7.57'	N61°59'44"E	1°08'30"
C13	360.00'	52.93'	26.51'	52.88'	N57°12'47"E	8°25'24"
C14	360.00'	56.16'	28.14'	56.10'	N48°31'56"E	8°56'18"
C15	360.00'	55.74'	27.92'	55.68'	N39°37'40"E	8°52'15"
C16	360.00'	55.94'	28.03'	55.88'	N30°44'26"E	8°54'11"
C17	25.00'	39.27'	25.00'	35.36'	N71°17'21"E	90°00'00"
C18	25.00'	43.14'	29.20'	37.98'	N14°16'40"W	98°51'59"
C19	310.00'	82.20'	41.34'	81.96'	N42°45'05"E	15°11'31"
C20	310.00'	59.93'	30.06'	59.84'	N55°53'10"E	11°04'38"
C21	25.00'	39.27'	25.00'	35.36'	S73°34'31"E	90°00'00"
C22	105.00'	9.90'	4.95'	9.89'	N31°16'32"W	5°24'01"
C23	105.00'	52.57'	26.85'	52.02'	N48°19'06"W	28°41'07"
C24	105.00'	48.53'	24.71'	48.10'	N75°54'08"W	26°28'56"
C36	200.00'	59.63'	30.04'	59.41'	N52°49'12"E	17°04'56"
C37	200.00'	63.02'	31.77'	62.76'	N35°15'08"E	18°03'12"
C38	45.00'	59.07'	34.66'	54.92'	S08°24'04"E	75°12'57"
C39	215.00'	37.65'	18.87'	37.60'	N38°59'32"W	10°02'00"
C40	215.00'	20.26'	10.14'	20.26'	N31°16'32"W	5°24'01"
C41	40.00'	10.11'	5.08'	10.08'	S35°48'51"E	14°28'39"
C42	40.00'	13.21'	6.66'	13.15'	S52°30'41"E	18°55'03"
C43	40.00'	39.52'	21.54'	37.93'	N89°43'38"E	56°36'18"
C44	40.00'	10.63'	5.35'	10.60'	N53°48'40"E	15°13'38"

Unplatted Lands of the
Northwest 1/4 of Section 33
Twp. 3 So., Rng. 25 East