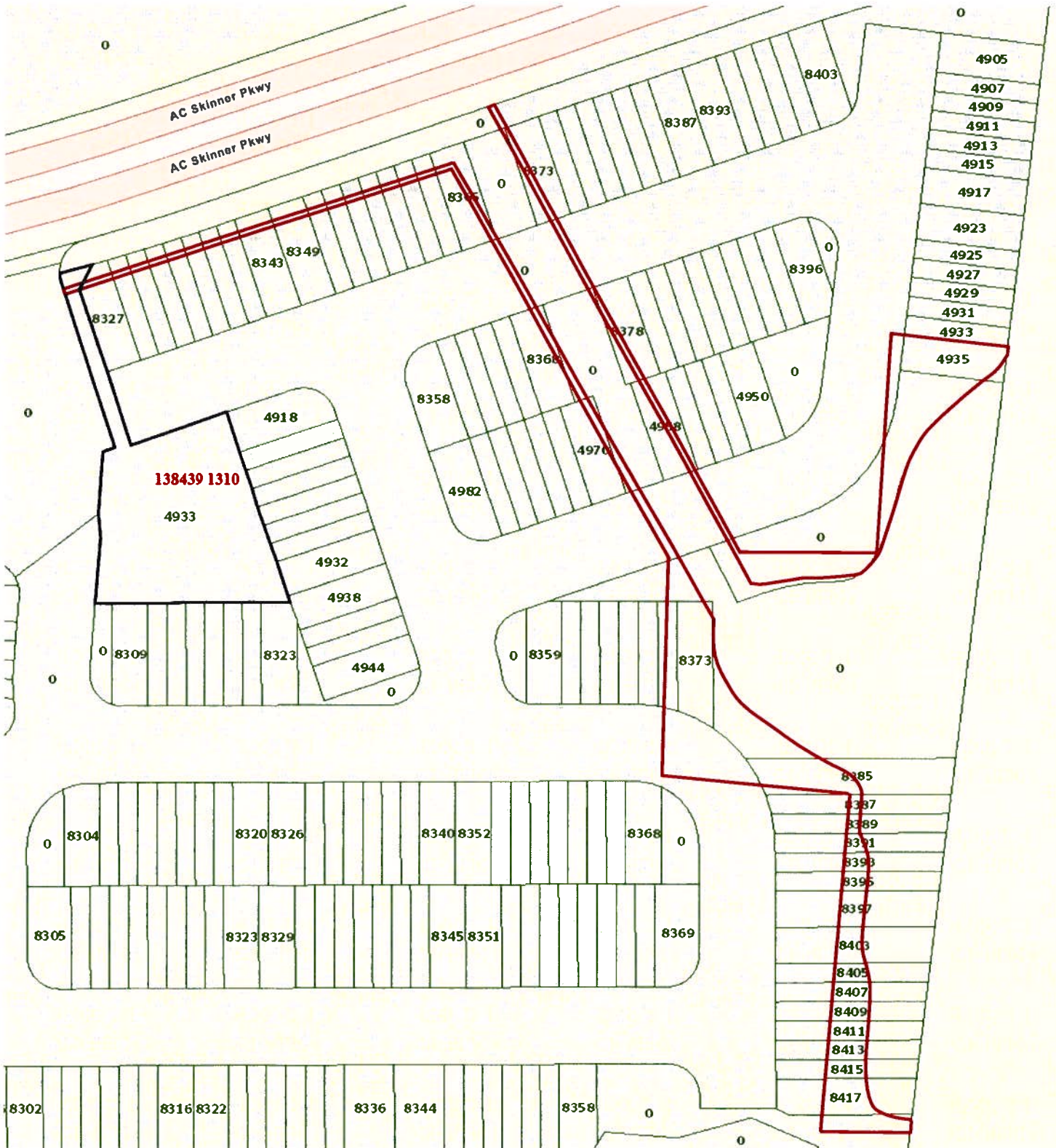


Equinox Easement Reduction
138439-1310
Location Map

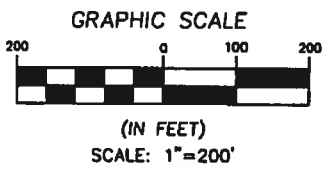
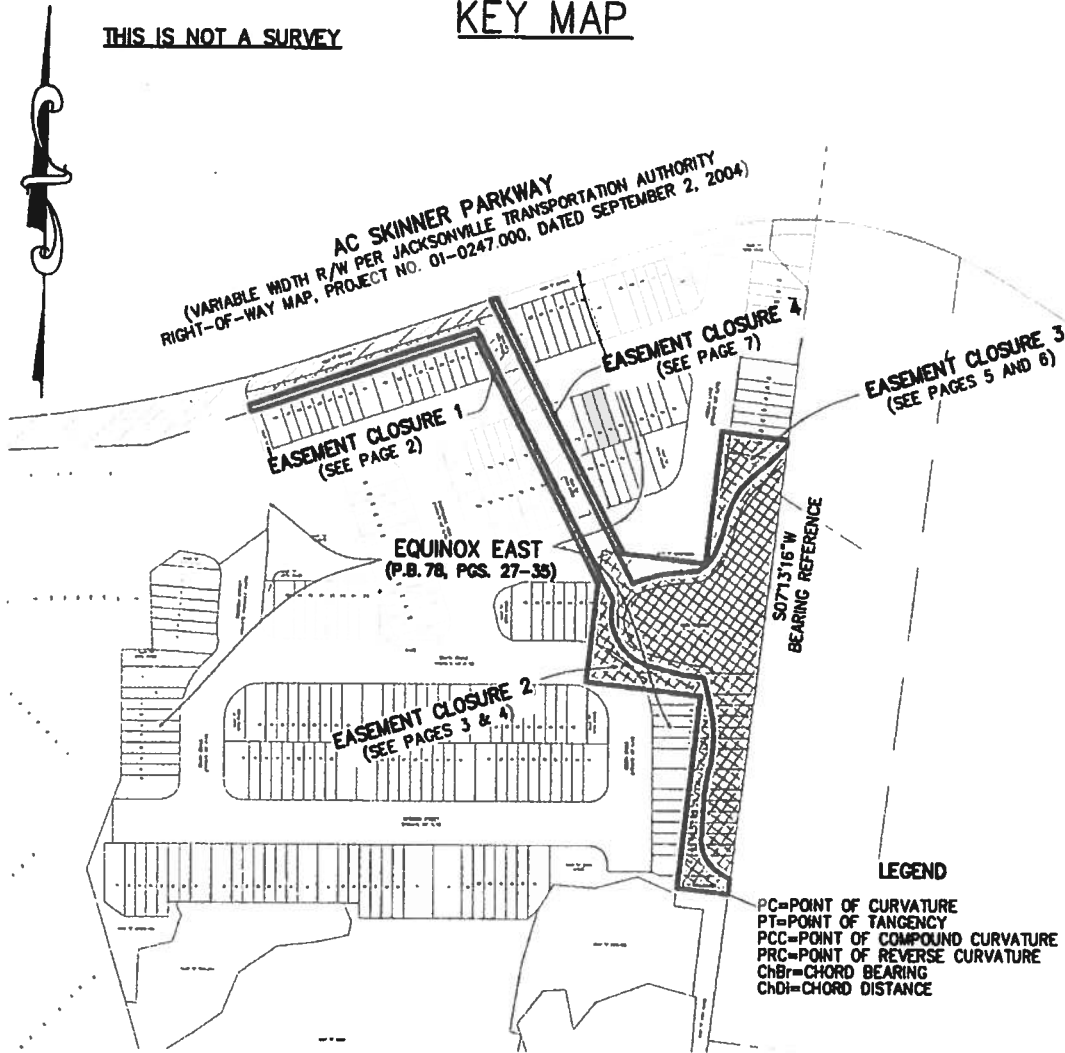


MAP SHOWING SKETCH AND LEGAL DESCRIPTION OF:

A PORTION OF DRAINAGE EASEMENT "C" AND A PORTION OF POND SITE #4 AS CONVEYED TO THE CITY OF JACKSONVILLE FROM JACKSONVILLE TRANSPORTATION AUTHORITY IN MAP BOOK E, PAGES 71 THROUGH 86 AND OFFICIAL RECORDS BOOK 14337, PAGE 290 OF THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, ALL LYING IN A PORTION OF EQUINOX EAST ACCORDING TO PLAT THEREOF RECORDED IN THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, IN PLAT BOOK 78, PAGES 27 THROUGH 35.

THIS IS NOT A SURVEY

KEY MAP



HATCH LEGEND

| | |
|--|--------------------------------|
| | DENOTES: POND SITE #4 |
| | DENOTES: DRAINAGE EASEMENT "C" |
| | EASEMENT CLOSURE 1-4 |

- NOTES:
1. BEARINGS SHOWN HEREON REFER TO THE EASTERLY LINE OF EQUINOX EAST ACCORDING TO P.B. 78, PG. 27 AS BEING SOUTH 07°13'16" WEST.
 2. UNLESS IT BEARS THE ORIGINAL SIGNATURE AND RAISED SEAL OF A LICENSED FLORIDA SURVEYOR AND MAPPER, THIS MAP AND OR REPORT IS NOT VALID AND IS FOR INFORMATIONAL PURPOSES ONLY.
 3. THIS SKETCH AND LEGAL DESCRIPTION AND OR REPORT IS CERTIFIED ONLY TO THE ENTITIES LISTED AND FOR THIS TRANSACTION ONLY.
 4. THIS IS NOT A BOUNDARY SURVEY.

SHEET NO. 1 OF 7



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I hereby certify that this sketch and legal description, performed under my responsible direction meets the standards of practice for Land Surveyors in accordance with Chapter 5J-17, Florida Administrative Code (Pursuant to Section 472.027, Florida Statutes), and further certify that there are no visible encroachments upon the subject property except as shown.

Date of Survey: OCTOBER 27, 2021 Drafted By: C.L.B.
 Sketch Scale: 1"=200' Reviewed By: T.W.S.
 Field Bk/Pg: N/A Project No. 20-060
 Crew Chief: N/A

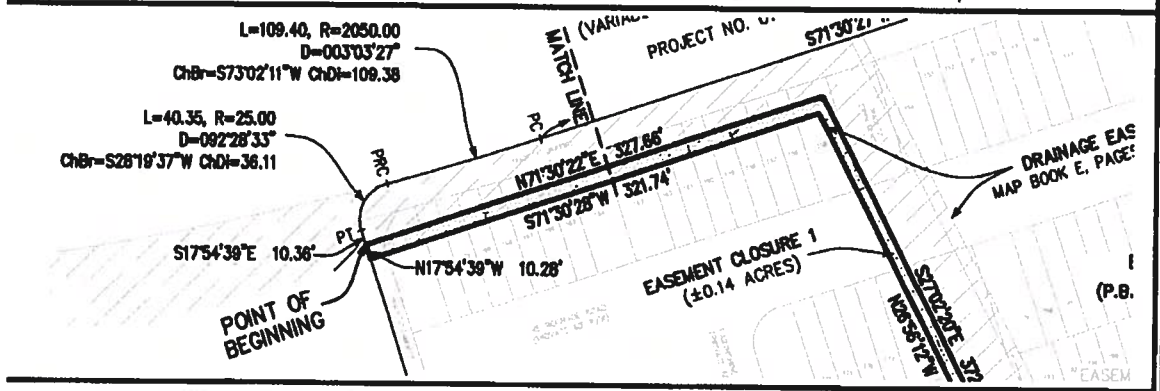
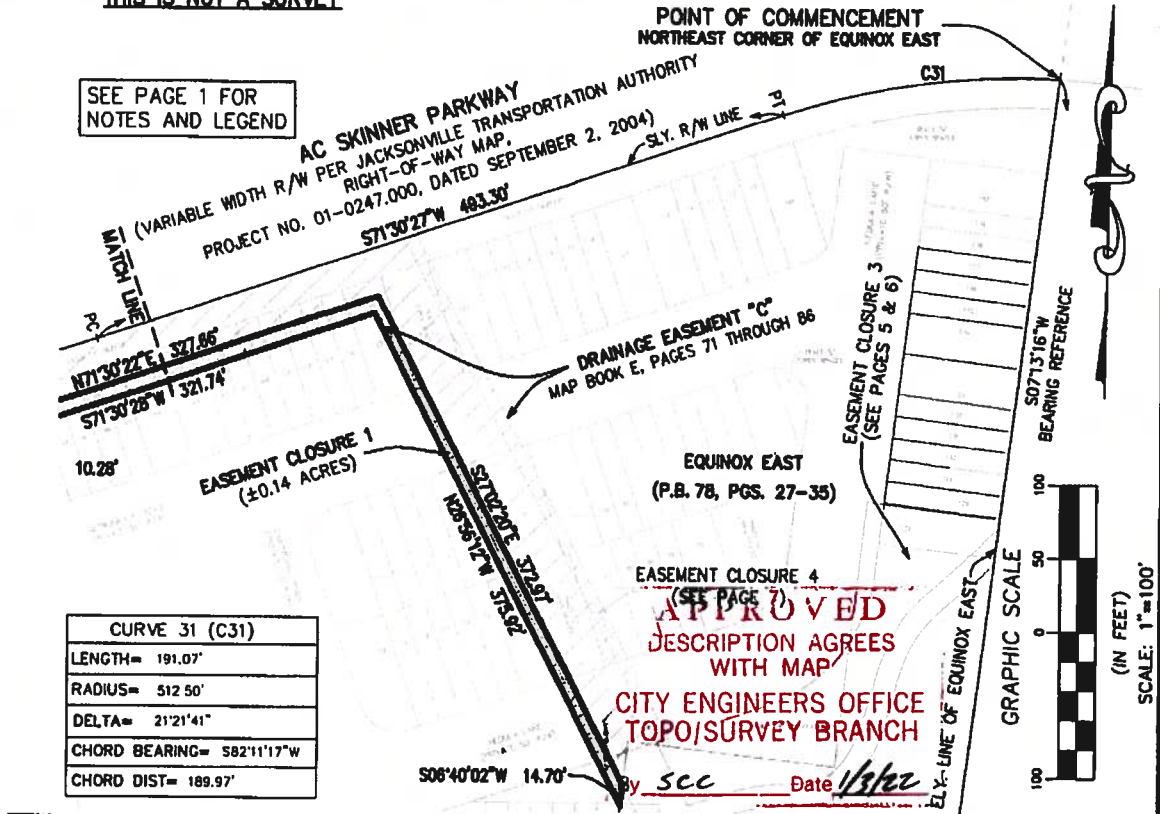
- Proudly Surveying in Jacksonville and Northeast Florida since 1952 -

Professional Surveyor and Mapper No. 6533, State of Florida
TIMOTHY W. SCHRAM, SR.
SKETCH NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

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THIS IS NOT A SURVEY



LEGAL DESCRIPTION OF EASEMENT CLOSURE 1

A PORTION OF DRAINAGE EASEMENT "C" AS CONVEYED TO THE CITY OF JACKSONVILLE FROM JACKSONVILLE TRANSPORTATION AUTHORITY IN MAP BOOK E, PAGES 71 THROUGH 86 AND OFFICIAL RECORDS BOOK 14337, PAGE 290 OF THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, ALL LYING IN A PORTION OF EQUINOX EAST ACCORDING TO PLAT THEREOF RECORDED IN THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, IN PLAT BOOK 78, PAGES 27 THROUGH 35, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID EQUINOX EAST, THENCE IN A WESTERLY DIRECTION ALONG SOUTHERLY RIGHT OF WAY LINE OF AC SKINNER PARKWAY (A VARIABLE WIDTH RIGHT OF WAY) AND ALONG THE ARC OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 512.50 FEET, AN ARC DISTANCE OF 191.07 FEET; SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 82°11'17" WEST, 189.97 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 71°30'27" WEST, CONTINUING ALONG LAST MENTIONED RIGHT OF WAY LINE, 493.30 FEET TO A POINT OF CURVATURE; THENCE IN A WESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 2,050.00 FEET, AN ARC DISTANCE OF 109.40 FEET; SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 73°02'11" WEST, 109.38 TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET, AN ARC DISTANCE OF 40.35 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 28°19'37" WEST, 36.11 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 1754°39' EAST, 10.36 FEET TO THE POINT OF BEGINNING. FROM THE POINT OF BEGINNING THIS DESCRIBED, THENCE NORTH 71°30'22" EAST, 327.86 FEET; THENCE SOUTH 27°02'20" EAST, 372.97 FEET; THENCE SOUTH 08°40'02" WEST, 14.70 FEET; THENCE NORTH 26°56'12" WEST, 375.82 FEET; THENCE SOUTH 71°30'28" WEST, 321.74 FEET; THENCE NORTH 1754°39' WEST, 10.28 FEET TO THE POINT OF BEGINNING. THE LANDS THIS DESCRIBED CONTAINS 0.14 ACRES, MORE OR LESS.

SHEET NO. 2 NOT VALID WITHOUT SHEETS 1, 3 THRU 7 SHEET NO. 2 OF 7



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 SKETCH NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

Proudly Surveying in Jacksonville and Northeast Florida since 1952 -

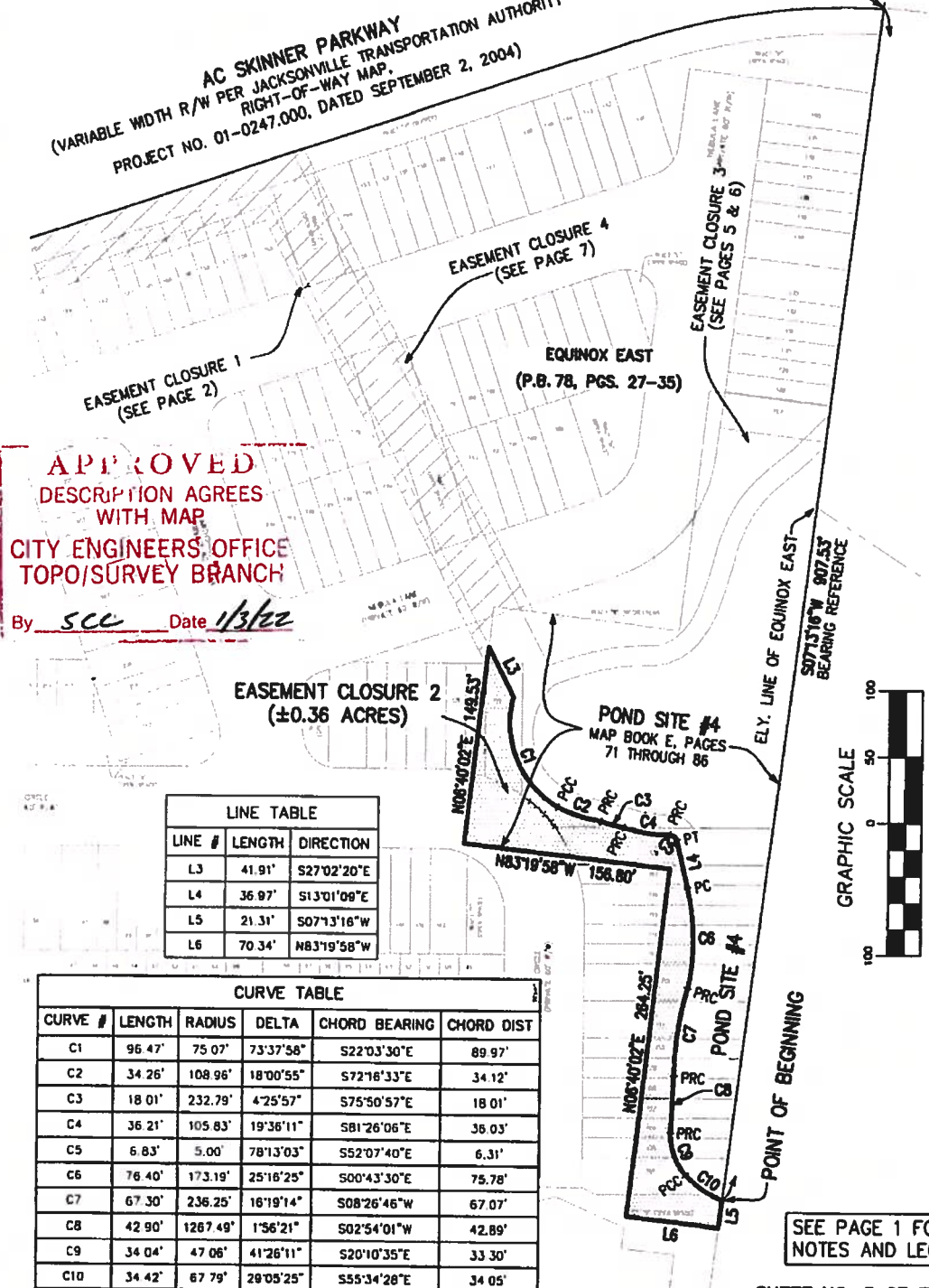
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THIS IS NOT A SURVEY

POINT OF COMMENCEMENT
NORTHEAST CORNER OF EQUINOX EAST

AC SKINNER PARKWAY
(VARIABLE WIDTH R/W PER JACKSONVILLE TRANSPORTATION AUTHORITY
RIGHT-OF-WAY MAP,
PROJECT NO. 01-0247.000, DATED SEPTEMBER 2, 2004)



APPROVED
DESCRIPTION AGREES
WITH MAP
CITY ENGINEERS' OFFICE
TOPO/SURVEY BRANCH
By scc Date 1/3/02

EASEMENT CLOSURE 2
(±0.36 ACRES)

| LINE # | LENGTH | DIRECTION |
|--------|--------|--------------|
| L3 | 41.91' | S27°02'20\"E |
| L4 | 36.97' | S13°01'09\"E |
| L5 | 21.31' | S07°13'16\"W |
| L6 | 70.34' | N83°19'58\"W |

| CURVE # | LENGTH | RADIUS | DELTA | CHORD BEARING | CHORD DIST |
|---------|--------|----------|------------|---------------|------------|
| C1 | 96.47' | 75.07' | 73°37'58\" | S22°03'30\"E | 89.97' |
| C2 | 34.26' | 108.96' | 18°00'55\" | S72°16'33\"E | 34.12' |
| C3 | 18.01' | 232.79' | 4°25'57\" | S75°50'57\"E | 18.01' |
| C4 | 36.21' | 105.83' | 19°36'11\" | S81°26'06\"E | 36.03' |
| C5 | 6.83' | 5.00' | 78°13'03\" | S52°07'40\"E | 6.31' |
| C6 | 76.40' | 173.19' | 25°16'25\" | S00°43'30\"E | 75.78' |
| C7 | 67.30' | 236.25' | 16°19'14\" | S08°26'46\"W | 67.07' |
| C8 | 42.90' | 1267.49' | 1°56'21\" | S02°54'01\"W | 42.89' |
| C9 | 34.04' | 47.06' | 41°26'11\" | S20°10'35\"E | 33.30' |
| C10 | 34.42' | 67.79' | 28°05'25\" | S55°34'28\"E | 34.05' |

SEE PAGE 1 FOR
NOTES AND LEGEND

SHEET NO. 3 OF 7

SHEET NO. 3 NOT VALID WITHOUT SHEETS 1, 2, 4 THRU 7

SEE SHT. NO. 4 OF 7 FOR LEGAL DESCRIPTION



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TIMOTHY W. SCHRAM, SR.
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LEGAL DESCRIPTION OF EASEMENT CLOSURE 2

A PORTION OF POND SITE #4 ACCORDING TO MAP BOOK E, PAGES 71 THROUGH 86 OF THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, ALL LYING IN A PORTION OF EQUINOX EAST ACCORDING TO PLAT THEREOF RECORDED IN THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, IN PLAT BOOK 78, PAGES 27 THROUGH 35 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID EQUINOX EAST, THENCE SOUTH 07°13'16" WEST, ALONG THE EASTERLY LINE OF SAID EQUINOX EAST, 907.53 FEET TO THE POINT OF BEGINNING. FROM THE POINT OF BEGINNING THUS DESCRIBED, THENCE CONTINUE SOUTH 07°13'16" WEST, ALONG LAST MENTIONED EASTERLY LINE, 21.31 FEET; THENCE NORTH 83°19'58" WEST, DEPARTING SAID EASTERLY LINE OF EQUINOX EAST, 70.34 FEET; THENCE NORTH 06°40'02" EAST, 264.25 FEET; THENCE NORTH 83°19'58" WEST, 156.80 FEET; THENCE NORTH 06°40'02" EAST, 149.53 FEET; THENCE SOUTH 27°02'20" EAST, 41.91 FEET; THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 75.07 FEET, AN ARC DISTANCE OF 96.47 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 22°03'30" EAST, 89.97 FEET TO A POINT OF COMPOUND CURVATURE; THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 108.96 FEET, AN ARC DISTANCE OF 34.26 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 72°16'33" EAST, 34.12 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 232.79 FEET, AN ARC DISTANCE OF 18.01 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 75°50'57" EAST, 18.01 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 105.83 FEET, AN ARC DISTANCE OF 36.21 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 81°26'06" EAST EAST, 36.03 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 5.00 FEET, AN ARC DISTANCE OF 6.83 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 52°07'40" EAST, 6.31 FEET TO POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 13°01'09" EAST, 36.97 FEET TO A POINT OF CURVATURE; THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 173.19 FEET, AN ARC DISTANCE OF 76.40 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 00°43'30" EAST, 75.78 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 236.25 FEET, AN ARC DISTANCE OF 67.30 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 08°26'46" WEST, 67.07 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 1,267.49 FEET, AN ARC DISTANCE OF 42.90 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 02°54'01" WEST, 42.89 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 47.06 FEET, AN ARC DISTANCE OF 34.04 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 20°10'35" EAST, 33.30 FEET TO A POINT OF COMPOUND CURVATURE; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 67.79 FEET, AN ARC DISTANCE OF 34.42 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 55°34'28" EAST, 34.05 FEET TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAINS 0.36 ACRES, MORE OR LESS.

APPROVED
DESCRIPTION AGREES
WITH MAP
CITY ENGINEERS OFFICE
TOPO/SURVEY BRANCH
By *SCC* Date *1/3/22*

THIS IS NOT A SURVEY

SHEET NO. 4 OF 7

SHEET NO. 4 NOT VALID WITHOUT SHEETS 1, 2, 3, 5 THRU 7

SEE SHT. NO. 3 OF 7 FOR SKETCH



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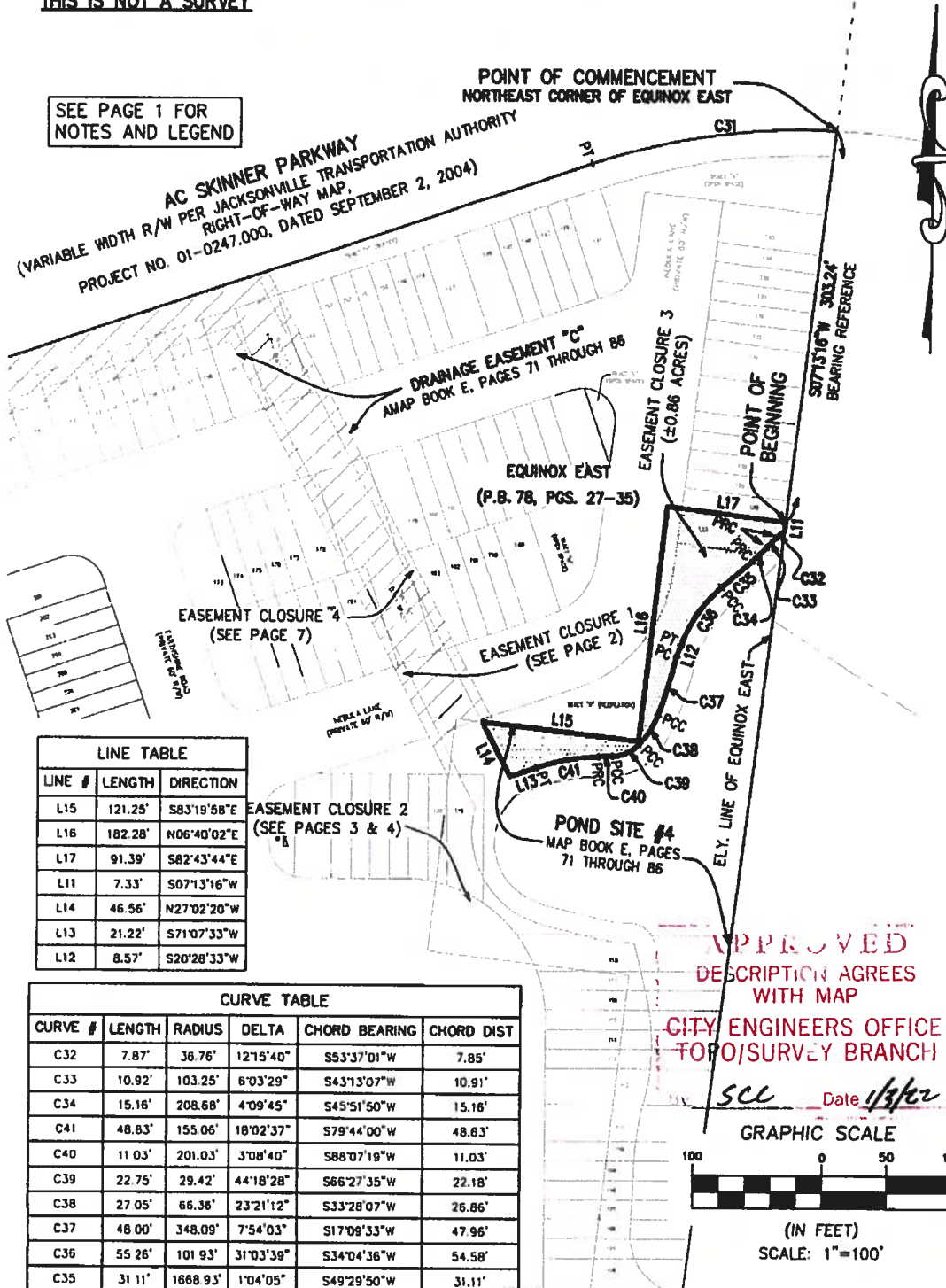
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SEE PAGE 1 FOR NOTES AND LEGEND

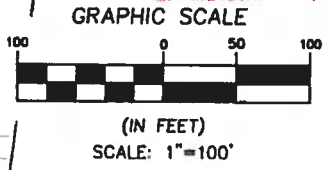
AC SKINNER PARKWAY
(VARIABLE WIDTH R/W PER JACKSONVILLE TRANSPORTATION AUTHORITY RIGHT-OF-WAY MAP, PROJECT NO. 01-0247.000, DATED SEPTEMBER 2, 2004)



| LINE TABLE | | |
|------------|---------|-------------|
| LINE # | LENGTH | DIRECTION |
| L15 | 121.25' | S83°19'58"E |
| L16 | 182.28' | N06°40'02"E |
| L17 | 91.39' | S82°43'44"E |
| L11 | 7.33' | S07°13'16"W |
| L14 | 46.56' | N27°02'20"W |
| L13 | 21.22' | S71°07'33"W |
| L12 | 8.57' | S20°28'33"W |

| CURVE TABLE | | | | | |
|-------------|--------|----------|-----------|---------------|------------|
| CURVE # | LENGTH | RADIUS | DELTA | CHORD BEARING | CHORD DIST |
| C32 | 7.87' | 38.76' | 12°15'40" | S53°37'01"W | 7.85' |
| C33 | 10.92' | 103.25' | 6°03'29" | S43°13'07"W | 10.91' |
| C34 | 15.16' | 208.68' | 4°09'45" | S45°51'50"W | 15.16' |
| C41 | 48.83' | 155.06' | 18°02'37" | S79°44'00"W | 48.63' |
| C40 | 11.03' | 201.03' | 3°08'40" | S88°07'19"W | 11.03' |
| C39 | 22.75' | 29.42' | 44°18'28" | S66°27'35"W | 22.18' |
| C38 | 27.05' | 66.36' | 23°21'12" | S33°28'07"W | 26.86' |
| C37 | 48.00' | 348.09' | 7°54'03" | S17°09'33"W | 47.96' |
| C36 | 55.26' | 101.93' | 31°03'39" | S34°04'36"W | 54.58' |
| C35 | 31.11' | 1688.93' | 1°04'05" | S49°29'50"W | 31.11' |

APPROVED
DESCRIPTION AGREES
WITH MAP
CITY ENGINEERS OFFICE
TOPO/SURVEY BRANCH
SCC Date 1/3/02



SHEET NO. 5 OF 6

SHEET NO. 5 NOT VALID WITHOUT SHEETS 1, THRU 4, 6 & 7 SEE SHT. NO. 6 FOR LEGAL DESCRIPTION



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LEGAL DESCRIPTION OF EASEMENT CLOSURE 3

A PORTION OF POND SITE #4 ACCORDING TO MAP BOOK E, PAGES 71 THROUGH 86 OF THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, ALL LYING IN A PORTION OF EQUINOX EAST ACCORDING TO PLAT THEREOF RECORDED IN THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, IN PLAT BOOK 78, PAGES 27 THROUGH 35 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID EQUINOX EAST, THENCE SOUTH 07°13'16" WEST, ALONG THE EASTERLY LINE OF SAID EQUINOX EAST, 303.24 FEET TO THE POINT OF BEGINNING. FROM THE POINT OF BEGINNING THUS DESCRIBED, THENCE CONTINUE SOUTH 07°13'16" WEST, ALONG LAST MENTIONED EASTERLY LINE, 7.33 FEET; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 36.76 FEET, AN ARC DISTANCE OF 7.87 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 53°37'01" WEST, 7.85 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 103.25 FEET, AN ARC DISTANCE OF 10.92 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 43°13'07" WEST, 10.91 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 208.68 FEET, AN ARC DISTANCE OF 15.16 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 45°51'50" WEST, 15.16 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 1,668.93 FEET, AN ARC DISTANCE OF 31.11 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 49°29'50" WEST, 31.11 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 101.93 FEET, AN ARC DISTANCE OF 55.26 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 34°04'36" WEST, 54.58 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 20°28'33" WEST, 8.57 FEET TO A POINT OF CURVATURE; THENCE IN A SOUTHERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 348.09 FEET, AN ARC DISTANCE OF 48.00 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 17°09'33" WEST, 47.96 FEET TO A POINT OF COMPOUND CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 66.36 FEET, AN ARC DISTANCE OF 27.05 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 33°28'07" WEST, 26.86 FEET TO A POINT OF COMPOUND CURVATURE; THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 29.42 FEET, AN ARC DISTANCE OF 22.75 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 66°27'35" WEST, 22.18 FEET TO A POINT OF COMPOUND CURVATURE; THENCE IN A WESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 201.03 FEET, AN ARC DISTANCE OF 11.03 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 88°07'19" WEST, 11.03 FEET TO A POINT OF REVERSE CURVATURE; THENCE IN A WESTERLY DIRECTION ALONG THE ARC OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 155.06 FEET, AN ARC DISTANCE OF 48.83 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 79°44'00" WEST, 48.63 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 71°07'33" WEST, 21.22 FEET; THENCE NORTH 27°02'20" WEST, 46.56 FEET; THENCE SOUTH 83°19'58" EAST, 121.25 FEET; THENCE NORTH 06°40'02" EAST, 182.28 FEET; THENCE SOUTH 82°43'44" EAST, 91.39 FEET TO THE AFOREMENTIONED EASTERLY LINE OF EQUINOX EAST AND TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAINS 0.86 ACRES, MORE OR LESS.

APPROVED

DESCRIPTION AGREES WITH MAP

CITY ENGINEERS OFFICE
TOPO/SURVEY BRANCH

By SCC Date 1/3/02

SHEET NO. 6 OF 7

SEE SHT. NO. 5 FOR SKETCH

THIS IS NOT A SURVEY

SHEET NO. 6 NOT VALID WITHOUT SHEETS 1, 5 & 7



Prepared By:
**RICHARD P.
CLARSON AND ASSOCIATES, INC.**

Professional Surveyors and Mappers
1643 Naldo Avenue, Jacksonville, FL 32207
Phone: 904.396.2623 Website: clarsonfl.com

- Proudly Surveying in Jacksonville and Northeast Florida since 1952 -

I hereby certify that this sketch and legal description, performed under my responsible direction meets the standards of practice for Land Surveyors in accordance with Chapter 51-17, Florida Administrative Code (Pursuant to Section 472.037, Florida Statutes), and further certify that there are no visible encroachments upon the subject property except as shown.

Professional Surveyor and Mapper No. 6531, State of Florida
TIMOTHY W. SCHRAM, SR.
SKETCH NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

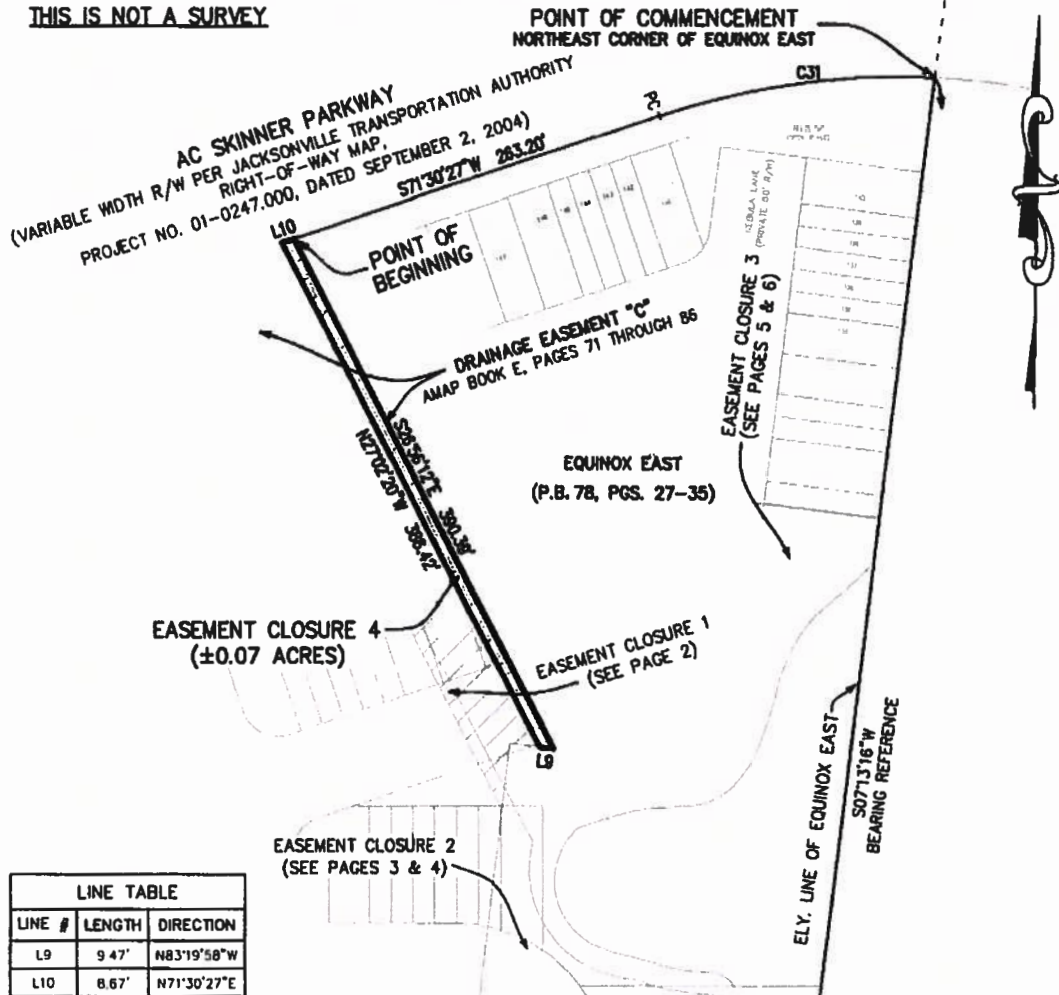
Exhibit 1

Page 8 of 9

MAP SHOWING SKETCH AND LEGAL DESCRIPTION OF:

A PORTION OF DRAINAGE EASEMENT "C" AS CONVEYED TO THE CITY OF JACKSONVILLE FROM JACKSONVILLE TRANSPORTATION AUTHORITY IN MAP BOOK E, PAGES 71 THROUGH 86 AND OFFICIAL RECORDS BOOK 14337, PAGE 290 OF THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, ALL LYING IN A PORTION OF EQUINOX EAST ACCORDING TO PLAT THEREOF RECORDED IN THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, IN PLAT BOOK 78, PAGES 27 THROUGH 35.

THIS IS NOT A SURVEY



| LINE TABLE | | |
|------------|--------|-------------|
| LINE # | LENGTH | DIRECTION |
| L9 | 9.47' | N83°19'58"W |
| L10 | 8.67' | N71°30'27"E |

| CURVE TABLE | | | | | |
|-------------|---------|---------|-----------|---------------|------------|
| CURVE # | LENGTH | RADIUS | DELTA | CHORD BEARING | CHORD DIST |
| C31 | 191.07' | 512.50' | 21°21'41" | S82°11'17"W | 189.97' |

LEGAL DESCRIPTION OF EASEMENT CLOSURE 4

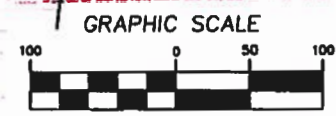
A PORTION OF DRAINAGE EASEMENT "C" AS CONVEYED TO THE CITY OF JACKSONVILLE FROM JACKSONVILLE TRANSPORTATION AUTHORITY IN MAP BOOK E, PAGES 71 THROUGH 86 AND OFFICIAL RECORDS BOOK 14337, PAGE 290 OF THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, ALL LYING IN A PORTION OF EQUINOX EAST ACCORDING TO PLAT THEREOF RECORDED IN THE CURRENT PUBLIC RECORDS OF JACKSONVILLE, DUVAL COUNTY, FLORIDA, IN PLAT BOOK 78, PAGES 27 THROUGH 35 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCE AT THE NORTHEAST CORNER OF SAID EQUINOX EAST, THENCE IN A WESTERLY DIRECTION ALONG SOUTHERLY RIGHT OF WAY LINE OF AC SKINNER PARKWAY (A VARIABLE WIDTH RIGHT OF WAY) AND ALONG THE ARC OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 512.50 FEET, AN ARC DISTANCE OF 191.07 FEET, SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 82°11'17" WEST, 189.97 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 71°30'27" WEST, CONTINUING ALONG LAST MENTIONED RIGHT OF WAY LINE, 263.20 FEET TO THE POINT OF BEGINNING. FROM THE POINT OF BEGINNING THUS DESCRIBED, THENCE SOUTH 26°58'12" EAST, DEPARTING THE SOUTHERLY RIGHT OF WAY LINE OF SAID AC SKINNER PARKWAY, 390.39 FEET; THENCE NORTH 83°19'58" WEST, 9.47 FEET; THENCE NORTH 27°02'20" WEST, 386.42 FEET TO LAST MENTIONED RIGHT OF WAY LINE; THENCE NORTH 71°30'27" EAST, ALONG THE SOUTHERLY RIGHT OF WAY LINE OF SAID AC SKINNER PARKWAY, 8.67 FEET TO THE POINT OF BEGINNING.

THE LANDS THUS DESCRIBED CONTAINS 0.07 ACRES, MORE OR LESS.

SHEET NO. 7 NOT VALID WITHOUT SHEETS 1, THRU 6

APPROVED
 DESCRIPTION AGREES
 WITH MAP
 CITY ENGINEERS OFFICE
 TOPO/SURVLY BRANCH

By: SCC Date: 1/3/22



(IN FEET)
 SCALE: 1"=100'

SEE PAGE 1 FOR
 NOTES AND LEGEND

SHEET NO. 7 OF 7



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Professional Surveyor and Mapper No. 6533, State of Florida
TIMOTHY W. SCHRAM, SR.
 SKETCH NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL