

**HOLD HARMLESS COVENANT**

This **Hold Harmless Covenant** is hereby granted this \_\_\_\_ day of \_\_\_\_\_, 2019, by **AMH DEVELOPMENT, LLC**, whose address is 30601 Agoura Road, Suite 200L, Agoura Hills, CA (Grantor) in favor of the **CITY OF JACKSONVILLE**, a Municipal Corporation, whose mailing address is 117 Duval Street West, Jacksonville, FL 32202 (City).

**IN CONSIDERATION** for the closure and abandonment of certain rights-of way by **ORDINANCE** \_\_\_\_\_, a copy of which is attached hereto and incorporated by reference, being located in Council District 4 and established by plat recorded in Plat Book 69, Page 110, of the Public Records of Duval County, Florida.

**AMH DEVELOPMENT, LLC, Applicant**, its successors and assigns, holds harmless, indemnifies, and will defend **CITY OF JACKSONVILLE**, its members, officials, officers, employees, and agents against any claim, action, loss, damage, injury, liability, cost and expense of whatever kind or nature (including, but not by way of limitation, attorney fees and court costs) arising out of injury (whether mental or corporeal) to persons, including death, or damage to property, arising out of or incidental to the use of the abandoned right-of-way s areas, more particularly described in **Composite Exhibit "A,"** attached hereto, including, but not limited to such injuries or damages resulting from flooding or erosion. This **Hold Harmless Covenant** shall run with the real property described in **Composite Exhibit "A."** The adjacent property owner(s) who acquire the Property as a result of the abandonment shall be responsible for maintaining the Property.

**Signed and Sealed  
in Our Presence:**

**GRANTOR:  
AMH DEVELOPMENT, LLC**

(Sign) \_\_\_\_\_

(Sign) \_\_\_\_\_

(Print) \_\_\_\_\_

By:  
**As Managing Member**  
(Print) \_\_\_\_\_

(Sign) \_\_\_\_\_

(Print) \_\_\_\_\_

**STATE OF FLORIDA  
COUNTY OF DUVAL**

The foregoing was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019 by \_\_\_\_\_, on behalf of \_\_\_\_\_. Such person is personally known to me or produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
**NOTARY PUBLIC  
State of Florida**

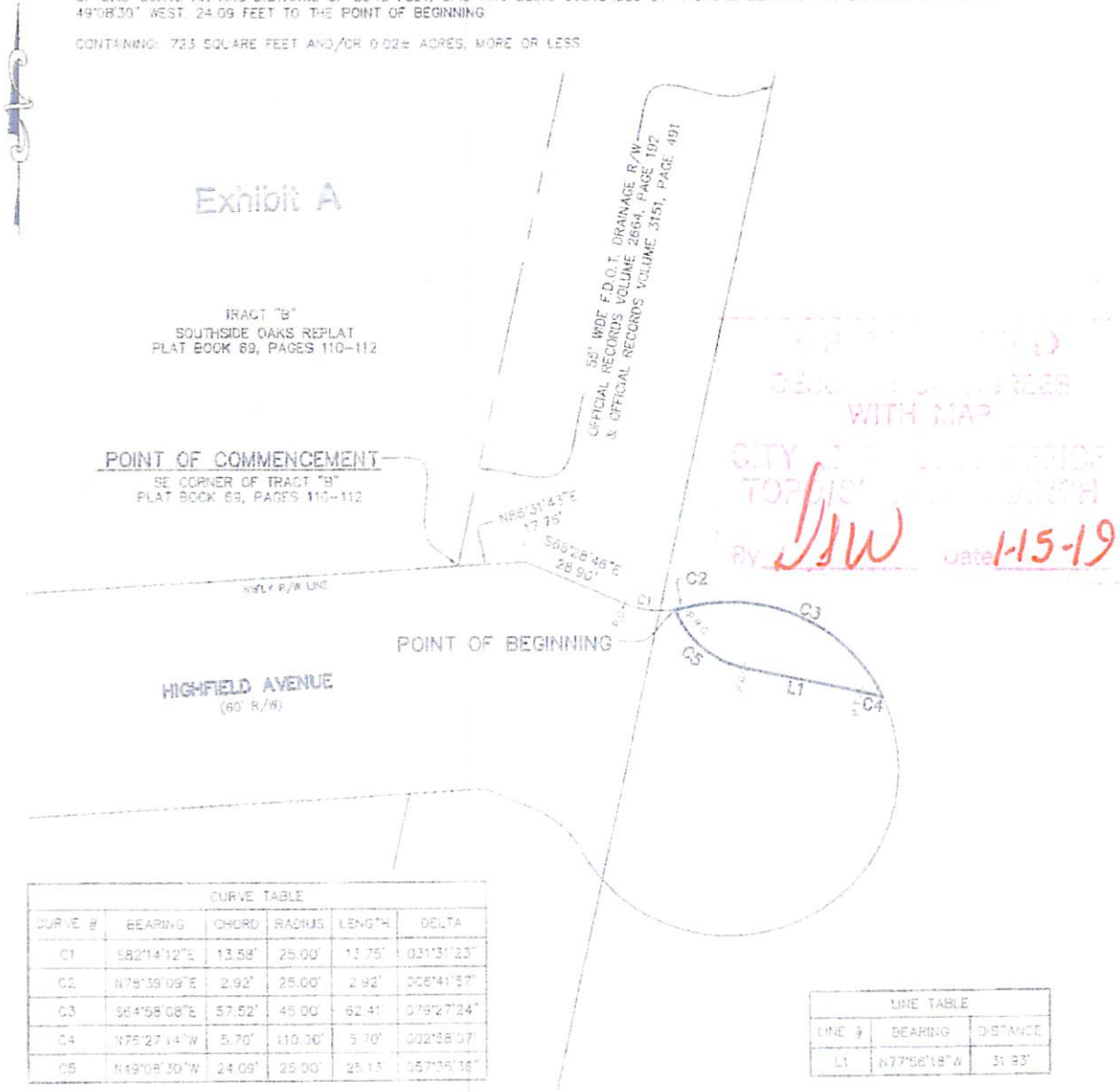
# MAP SHOWING SKETCH & DESCRIPTION OF

## ROAD VACATION 1:

A PORTION OF TRACT "E" AS SHOWN ON THE MAP OF JOHN B. UEBELHOER'S SUBDIVISION OF PART OF THE FRANCIS RICHARD GRANT, SECTION 52, TOWNSHIP 2 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 7, PAGE 10 OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF TRACT "B", AS SHOWN ON THE PLAT OF SOUTHSIDE OAKS REPLAT, RECORDED IN PLAT BOOK 89, PAGES 110-112, OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, SAID CORNER LYING ON THE INTERSECTION OF THE NORTHWESTERLY RIGHT-OF-WAY LINE OF HIGHFIELD AVENUE (A 60' RIGHT-OF-WAY, AS NOW ESTABLISHED) AND WESTERLY LINE OF A 55 FOOT FLORIDA DEPARTMENT OF TRANSPORTATION DRAINAGE RIGHT-OF-WAY AS RECORDED IN OFFICIAL RECORDS VOLUME 2664, PAGE 192 AND OFFICIAL RECORDS VOLUME 3151, PAGE 491, SAID PUBLIC RECORDS OF SAID COUNTY, THENCE NORTH 86°31'43" EAST, ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE AND ITS EASTERLY PROLONGATION, A DISTANCE OF 17.75 FEET; THENCE SOUTH 66°28'46" EAST, A DISTANCE OF 28.90 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 13.58 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 82°14'12" EAST, 13.58 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG AN ARC OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 25.00 FEET AN ARC DISTANCE OF 2.92 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 78°39'09" EAST, 2.92 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 45.00 FEET; THENCE SOUTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 62.41 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 64°58'08" EAST, 57.52 FEET TO A POINT ON A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 110.00 FEET; THENCE NORTHWESTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 5.70 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 70°27'14" WEST, 5.70 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THENCE NORTH 77°56'18" WEST, A DISTANCE OF 31.93 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE NORTHWESTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 25.13 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 49°08'30" WEST, 24.09 FEET TO THE POINT OF BEGINNING

CONTAINING: 723 SQUARE FEET AND/OR 0.02± ACRES, MORE OR LESS



CURVE #	BEARING	CHORD	RADIUS	LENGTH	DELTA
C1	S82°14'12"E	13.58'	25.00'	17.75'	031°31'23"
C2	N78°39'09"E	2.92'	25.00'	2.92'	008°41'57"
C3	S64°58'08"E	57.52'	45.00'	62.41'	079°27'24"
C4	N75°27'14"W	5.70'	110.00'	5.70'	002°58'07"
C5	N49°08'30"W	24.09'	25.00'	25.13'	057°08'36"

LINE #	BEARING	DISTANCE
L1	N77°56'18"W	31.93'

## ALL AMERICAN SURVEYORS OF FLORIDA, INC.

LAND SURVEYORS - 3751 SAN JOSE PLACE, SUITE 15 - JACKSONVILLE, FLORIDA, 32257 - 904/279-0089 - LICENSED LAND BUSINESS NO. 3687

Legend	
AD - ADJUST	CC - CORNER
AN - ANGLE	CD - CENTER
AP - AREA	CH - CHORD
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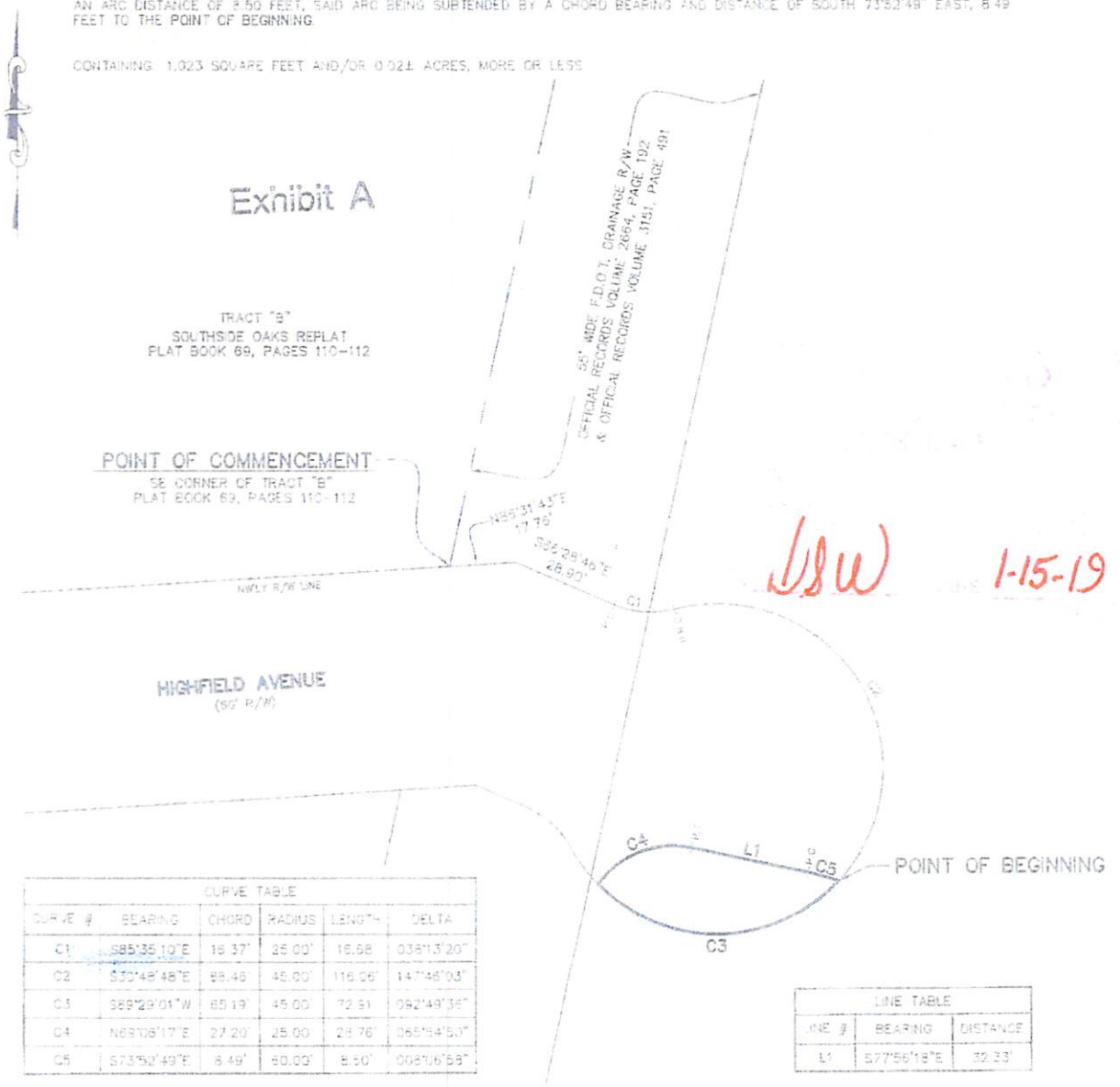
# MAP SHOWING SKETCH & DESCRIPTION OF

ROAD VACATION 2:

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FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF TRACT "B", AS SHOWN ON THE PLAT OF SOUTHSIDE OAKS REPLAT, RECORDED IN PLAT BOOK 69, PAGES 110-112, OF THE CURRENT PUBLIC RECORDS OF DUVAL COUNTY, FLORIDA, SAID CORNER LYING ON THE INTERSECTION OF THE NORTHWESTERLY RIGHT-OF-WAY LINE OF HIGHFIELD AVENUE (A 50' RIGHT-OF-WAY AS NOW ESTABLISHED) AND WESTERLY LINE OF A 55 FOOT FLORIDA DEPARTMENT OF TRANSPORTATION DRAINAGE RIGHT-OF-WAY AS RECORDED IN OFFICIAL RECORDS VOLUME 2664, PAGE 192 AND OFFICIAL RECORDS VOLUME 3151, PAGE 491, SAID PUBLIC RECORDS OF SAID COUNTY, THENCE NORTH 89°31'43" EAST, ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE AND ITS EASTERLY PROLONGATION, A DISTANCE OF 17.76 FEET; THENCE SOUTH 66°28'46" EAST, A DISTANCE OF 28.90 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE A DISTANCE OF 16.68 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 85°35'10" EAST, 16.37 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 45.00 FEET; THENCE SOUTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 116.06 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 30°48'48" EAST, 86.48 FEET TO THE POINT OF BEGINNING, THENCE CONTINUING ALONG A CHORD BEARING AND DISTANCE OF SOUTH 89°28'01" WEST, 65.19 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE NORTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 28.76 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF NORTH 69°06'17" EAST, 27.20 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 77°56'18" EAST A DISTANCE OF 32.33 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 80.00 FEET, THENCE SOUTHEASTERLY ALONG AND AROUND THE ARC OF SAID CURVE AN ARC DISTANCE OF 8.50 FEET, SAID ARC BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF SOUTH 73°52'48" EAST, 6.49 FEET TO THE POINT OF BEGINNING

CONTAINING: 1.023 SQUARE FEET AND/OR 0.024 ACRES, MORE OR LESS



CURVE TABLE					
CURVE #	BEARING	CHORD	RADIUS	LENGTH	DELTA
C1	S85°35'10"E	16.37'	25.00'	16.68'	036°13'20"
C2	S30°48'48"E	86.48'	45.00'	116.06'	147°46'03"
C3	S89°28'01"W	65.19'	25.00'	72.51'	092°49'35"
C4	N69°06'17"E	27.20'	25.00'	28.76'	065°54'53"
C5	S73°52'48"E	6.49'	80.00'	8.50'	008°06'58"

LINE TABLE		
LINE #	BEARING	DISTANCE
L1	S77°56'18"E	32.33'

## ALL AMERICAN SURVEYORS OF FLORIDA, INC.

LAND SURVEYORS - 3751 SAN JOSE PLACE, SUITE 15 - JACKSONVILLE, FLORIDA, 32257 - 904/279-0088 - LICENSED LAND BUSINESS NO. 3857

Legend	
CON	CONCRETE
DIR	DRAINAGE
ENCL	ENCLOSURE
EQ	EQUALIZATION
EX	EXHIBIT
FL	FLORIDA
FR	FRONT
GA	GAZON
GR	GRASS
IR	IRON
LA	LAND
LI	LIQUID
LN	LINE
LO	LOAD
LU	LUCK
LV	LEVEL
MA	MATERIAL
MB	METAL
MC	MASONRY
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MF	MATERIAL
MG	MATERIAL
MH	MATERIAL
MI	MATERIAL
ML	MATERIAL
MM	MATERIAL
MN	MATERIAL
MO	MATERIAL
MP	MATERIAL
MQ	MATERIAL
MR	MATERIAL
MS	MATERIAL
MT	MATERIAL
MU	MATERIAL
MV	MATERIAL
MW	MATERIAL
MX	MATERIAL
MY	MATERIAL
MZ	MATERIAL
NA	NORTH
NB	NORTH
NC	NORTH
ND	NORTH
NE	NORTH
NF	NORTH
NG	NORTH
NH	NORTH
NI	NORTH
NJ	NORTH
NK	NORTH
NL	NORTH
NM	NORTH
NN	NORTH
NO	NORTH
NP	NORTH
NQ	NORTH
NR	NORTH
NS	NORTH
NT	NORTH
NU	NORTH
NV	NORTH
NW	NORTH
NX	NORTH
NY	NORTH
NZ	NORTH
OA	OAK
OB	OAK
OC	OAK
OD	OAK
OE	OAK
OF	OAK
OG	OAK
OH	OAK
OI	OAK
OJ	OAK
OK	OAK
OL	OAK
OM	OAK
ON	OAK
OO	OAK
OP	OAK
OQ	OAK
OR	OAK
OS	OAK
OT	OAK
OU	OAK
OV	OAK
OW	OAK
OX	OAK
OY	OAK
OZ	OAK
PA	PART
PB	PART
PC	PART
PD	PART
PE	PART
PF	PART
PG	PART
PH	PART
PI	PART
PJ	PART
PK	PART
PL	PART
PM	PART
PN	PART
PO	PART
PP	PART
PQ	PART
PR	PART
PS	PART
PT	PART
PV	PART
PW	PART
PX	PART
PY	PART
PZ	PART
QA	QUARTER
QB	QUARTER
QC	QUARTER
QD	QUARTER
QE	QUARTER
QF	QUARTER
QG	QUARTER
QH	QUARTER
QI	QUARTER
QJ	QUARTER
QK	QUARTER
QL	QUARTER
QM	QUARTER
QN	QUARTER
QO	QUARTER
QP	QUARTER
QQ	QUARTER
QR	QUARTER
QS	QUARTER
QT	QUARTER
QU	QUARTER
QV	QUARTER
QW	QUARTER
QX	QUARTER
QY	QUARTER
QZ	QUARTER
RA	RANGE
RB	RANGE
RC	RANGE
RD	RANGE
RE	RANGE
RF	RANGE
RG	RANGE
RH	RANGE
RI	RANGE
RJ	RANGE
RK	RANGE
RL	RANGE
RM	RANGE
RN	RANGE
RO	RANGE
RP	RANGE
RQ	RANGE
RR	RANGE
RS	RANGE
RT	RANGE
RU	RANGE
RV	RANGE
RW	RANGE
RX	RANGE
RY	RANGE
RZ	RANGE
SA	SOUTH
SB	SOUTH
SC	SOUTH
SD	SOUTH
SE	SOUTH
SF	SOUTH
SG	SOUTH
SH	SOUTH
SI	SOUTH
SJ	SOUTH
SK	SOUTH
SL	SOUTH
SM	SOUTH
SN	SOUTH
SO	SOUTH
SP	SOUTH
SQ	SOUTH
SR	SOUTH
SS	SOUTH
ST	SOUTH
SU	SOUTH
SV	SOUTH
SW	SOUTH
SX	SOUTH
SY	SOUTH
SZ	SOUTH
TA	TAX
TB	TAX
TC	TAX
TD	TAX
TE	TAX
TF	TAX
TF	TAX
TH	TAX
TI	TAX
TJ	TAX
TK	TAX
TL	TAX
TM	TAX
TN	TAX
TO	TAX
TP	TAX
TQ	TAX
TR	TAX
TS	TAX
TT	TAX
TU	TAX
TV	TAX
TW	TAX
TX	TAX
TY	TAX
TZ	TAX
UA	UNIT
UB	UNIT
UC	UNIT
UD	UNIT
UE	UNIT
UF	UNIT
UG	UNIT
UH	UNIT
UI	UNIT
UJ	UNIT
UK	UNIT
UL	UNIT
UM	UNIT
UN	UNIT
UO	UNIT
UP	UNIT
UQ	UNIT
UR	UNIT
US	UNIT
UT	UNIT
UU	UNIT
UV	UNIT
UW	UNIT
UX	UNIT
UY	UNIT
UZ	UNIT
VA	VARIABLE
VB	VARIABLE
VC	VARIABLE
VD	VARIABLE
VE	VARIABLE
VF	VARIABLE
VG	VARIABLE
VH	VARIABLE
VI	VARIABLE
VJ	VARIABLE
VK	VARIABLE
VL	VARIABLE
VM	VARIABLE
VN	VARIABLE
VO	VARIABLE
VP	VARIABLE
VQ	VARIABLE
VR	VARIABLE
VS	VARIABLE
VT	VARIABLE
VU	VARIABLE
VV	VARIABLE
VW	VARIABLE
VX	VARIABLE
VY	VARIABLE
VZ	VARIABLE
WA	WEST
WB	WEST
WC	WEST
WD	WEST
WE	WEST
WF	WEST
WG	WEST
WH	WEST
WI	WEST
WJ	WEST
WK	WEST
WL	WEST
WM	WEST
WN	WEST
WO	WEST
WP	WEST
WQ	WEST
WR	WEST
WS	WEST
WT	WEST
WU	WEST
WV	WEST
WW	WEST
WX	WEST
WY	WEST
WZ	WEST
XA	X
XB	X
XC	X
XD	X
XE	X
XF	X
XF	X
XH	X
XI	X
XJ	X
XK	X
XL	X
XM	X
XN	X
XO	X
XP	X
XQ	X
XR	X
XS	X
XT	X
XU	X
XV	X
XW	X
XX	X
XY	X
XZ	X
YA	Y
YB	Y
YC	Y
YD	Y
YE	Y
YF	Y
YF	Y
YH	Y
YI	Y
YJ	Y
YK	Y
YL	Y
YM	Y
YN	Y
YO	Y
YP	Y
YQ	Y
YR	Y
YS	Y
YT	Y
YU	Y
YV	Y
YW	Y
YX	Y
YY	Y
YZ	Y
ZA	Z
ZB	Z
ZC	Z
ZD	Z
ZE	Z
ZF	Z
ZF	Z
ZH	Z
ZI	Z
ZJ	Z
ZK	Z
ZL	Z
ZM	Z
ZN	Z
ZO	Z
ZP	Z
ZQ	Z
ZR	Z
ZS	Z
ZT	Z
ZU	Z
ZV	Z
ZW	Z
ZX	Z
ZY	Z
ZZ	Z

THIS IS TO CERTIFY THAT THE ABOVE SKETCH & DESCRIPTION WAS PREPARED UNDER MY RESPONSIBLE SUPERVISION AND DIRECTION, THAT THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN AND THAT THE SKETCH & DESCRIPTION SHOWS HEREON MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO CHAPTER 472.027 / CHAPTER 610.17-6, FLORIDA STATUTES.

SURVEY NOT VALID UNLESS EMBOSSED BY DEAL  
 JAMES D. HARRISON, JR., No. 2847  
 MICHAEL A. GARRETT, No. 6843

SCALE 1" = 40'

DATE 06/28/2015

FLORIDA REGISTERED SURVEYOR AND MAPPER

