

10/120

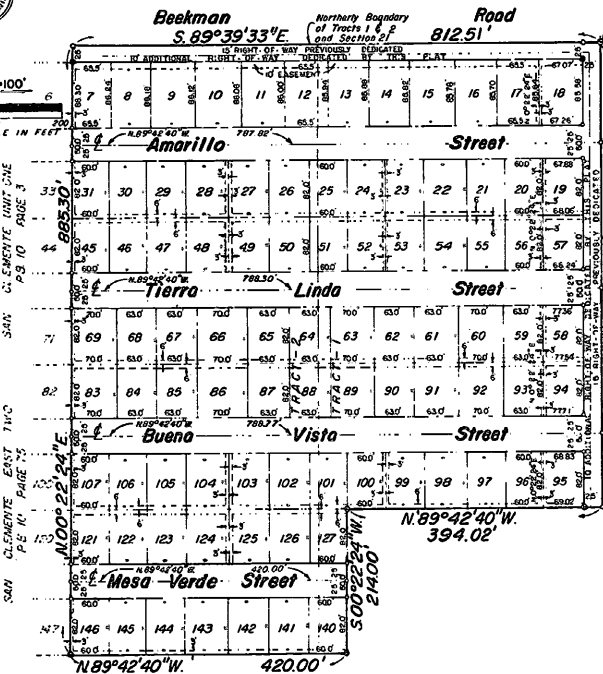
# SAN CLEMENTE EAST UNIT THREE

BEING A PORTION OF TRACTS 1 AND 2 OF THE PORT RICHEY LAND COMPANY'S SUBDIVISION OF SECTION 21,  
TOWNSHIP 25 SOUTH, RANGE 16 EAST, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 1, PAGE 61, PUBLIC RECORDS  
OF PASCO COUNTY, FLORIDA.

NOTE:  
— INDICATES PERMANENT CONTROL POINT (P.C.P.)  
— INDICATES PERMANENT REFERENCE MONUMENT (P.R.M.)  
EASEMENTS ARE SHOWN THIS PLAT BY DOTTED LINES. REAR LOT EASEMENTS ARE 6' IN WIDTH EACH SIDE OF LOT LINE AND SIDE LOT EASEMENTS ARE 3' IN WIDTH EACH SIDE OF LOT LINE UNLESS SHOWN OTHERWISE, AND ARE FOR DRAINAGE AND/OR UTILITIES.  
ALL BEARINGS SHOWN ARE ASSUMED.



SCALE 1"=100'  
GRAPHIC SCALE IN FEET



N.E. Corner of Sect 21,  
Twp 25 So., Rng. 16 E., Pasco  
County, Florida.

STATE OF FLORIDA  
COUNTY OF PASCO

THE UNDERSIGNED OWNERS AND MORTGAGEES OF THE LANDS SHOWN WITH THIS PLAT TO BE KNOWN  
AS SAN CLEMENTE EAST UNIT THREE, AND DESCRIBED AS BEING IN PASCO COUNTY, FLORIDA,  
AS FOLLOWS:  
COMMENCE AT THE NORTHEAST CORNER OF SECTION 21, TOWNSHIP 25 SOUTH, RANGE 16 EAST,  
PASCO COUNTY, FOR A POINT OF BEGINNING, SAID POINT ALSO BEING THE NORTHEAST CORNER  
OF SAID TRACT 1; THENCE RUN ALONG THE EAST LINE OF SAID SECTION 21, S. 00°14'48\"/>

HAVE CAUSED SAID LAND TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON AND DO  
HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC ALL ROADS, STREETS, ALLEYS AND  
OTHER RIGHTS-OF-WAY AND ALL PARKS AND RECREATION AREAS AND ALL EASEMENTS FOR  
UTILITIES, DRAINAGE AND OTHER PURPOSES, AND FOR ALL PURPOSES INCIDENT THERETO AS SHOWN  
AND DEPICTED HEREON, RESERVING HOWEVER THE REVERSION OR REVERSIONS THEREOF SHOULD  
THE SAME BE RENOUNCED, DISCLAIMED, ABANDONED OR THE USE THEREOF DISCONTINUED AS  
PRESCRIBED BY LAW BY APPROPRIATE OFFICIAL ACTION OF THE PROPER OFFICIALS HAVING  
CHARGE OR JURISDICTION THEREOF; ALSO RESERVING THE RIGHT TO INGRESS AND EGRESS  
OVER ALL RIGHTS-OF-WAY AND EASEMENTS DEDICATED BY THIS PLAT; ALSO RESERVING THE  
RIGHT TO CONSTRUCT AND MAINTAIN WATER AND SEWER LINES WITHIN ALL RIGHTS-OF-WAY  
AND EASEMENTS DEDICATED BY THIS PLAT, IN THE EVENT OF REPAIR OR MAINTENANCE  
CAUSING DAMAGE TO EXISTING STREETS, OWNERS AGREE TO REPLACE STREETS TO PRIOR  
CONDITION WITHIN SAID DAMAGED AREAS. THIS THE 20th DAY OF Sept. 1971.

OWNERS:  
**JORDAN CALDWELL, INC.**  
Robert W. Caldwell, JR., PRESIDENT, TREASURER  
Robert C. Jordan, PRESIDENT, SECRETARY  
Cynthia A. Caldwell, WITNESS  
B.A. Fletcher, WITNESS

MORTGAGEE:  
**SECURITY PROPERTIES, INC.**  
C. J. DeLand, PRESIDENT  
James A. DeLand, SECRETARY, TREASURER  
James A. DeLand, WITNESS  
R. B. Duff, WITNESS

STATE OF FLORIDA  
COUNTY OF PASCO

I HEREBY CERTIFY ON THIS 20th DAY OF Sept. A.D. 1971, BEFORE ME PERSONALLY APPEARED ROBERT W. CALDWELL, JR. AND ROBERT C. JORDAN, RESPECTIVELY PRESIDENT - TREASURER AND VICE-PRESIDENT - SECRETARY OF JORDAN CALDWELL, INC., A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA, AS OWNERS, TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED, AND THAT THEY AFFIXED THERETO THE OFFICIAL SEAL OF SAID CORPORATION AND THAT SAID INSTRUMENT IS THE OFFICIAL ACT AND DEED OF SAID CORPORATION. WITNESS MY HAND AND SEAL AT NEW PORT RICHEY, PASCO COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES March 12, 1973  
NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

I HEREBY CERTIFY ON THIS 20th DAY OF Sept. A.D. 1971, BEFORE ME PERSONALLY APPEARED ALLEN G. SAFRANEK AND HENRY DINGUS, JR., RESPECTIVELY PRESIDENT AND SECRETARY - TREASURER OF SECURITY PROPERTIES, INC., A CORPORATION TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED, AND THAT THEY AFFIXED THERETO THE OFFICIAL SEAL OF SAID CORPORATION AND THAT SAID INSTRUMENT IS THE OFFICIAL ACT AND DEED OF SAID CORPORATION. WITNESS MY HAND AND OFFICIAL SEAL AT NEW PORT RICHEY, PASCO COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES March 12, 1973  
NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

APPROVED: BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO  
COUNTY, FLORIDA, ON THIS 22nd DAY OF Oct. A.D. 1971.

C. H. Brown CHAIRMAN

FILED AND RECORDED: IN THE PUBLIC RECORDS OF PASCO  
COUNTY, FLORIDA, ON THIS 22nd DAY OF Oct. A.D. 1971 IN

PLAT BOOK 10 PAGE 120  
Stanley E. Bowerside, Clerk  
By: Mary Ann Hayes, D.C.  
CLERK OF CIRCUIT COURT

AMERICAN ENGINEERING INC.  
John R. Johnston  
VICE-PRESIDENT, FLORIDA ENGINEERS REGN. NO. 7508  
PRESIDENT, FLORIDA ENGINEERS REGN. NO. 1844

SURVEYOR'S CERTIFICATE: I HEREBY CERTIFY ON THIS 23rd DAY OF Sept. A.D. 1971  
THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED  
AND THAT THE SURVEY WAS MADE UNDER MY SUPERVISION, AND THAT THE SURVEY DATA  
COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 71-539 OF FLORIDA STATUTES