

# SEVEN SPRINGS HOMES UNIT FIVE-A PHASE 1

BEING A PORTION OF THE EAST 1/2 OF SECTION 22, TOWNSHIP 26 SOUTH,  
RANGE 16 EAST, PASCO COUNTY, FLORIDA.

## LEGAL DESCRIPTION AND DEDICATION:

STATE OF FLORIDA ) S.S.  
COUNTY OF PASCO )

THE UNDERSIGNED OWNER OF THE LANDS SHOWN ON THIS PLAT TO BE KNOWN AS SEVEN SPRINGS HOMES UNIT FIVE-A, PHASE 1, A SUBDIVISION OF A PORTION OF THE EAST 1/2 OF SECTION 22, TOWNSHIP 26 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:  
FOR A POINT OF REFERENCE COMMENCE AT THE NORTH 1/4 CORNER OF SAID SECTION 22; THENCE RUN SOUTH 0°20'39" WEST, ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 22, 850.00 FEET; THENCE SOUTH 89°31'33" EAST, 200.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89°31'33" EAST, 1072.94 FEET; THENCE SOUTH 0°22'07" WEST, 122.27 FEET; THENCE NORTH 89°37'53" WEST, 38.00 FEET; THENCE SOUTH 0°22'07" WEST, 100.00 FEET; THENCE NORTH 89°37'53" WEST, 60.00 FEET; THENCE SOUTH 0°22'07" WEST, 60.00 FEET; THENCE SOUTH 89°37'53" EAST, 60.00 FEET; THENCE SOUTH 0°22'07" WEST, 392.53 FEET TO THE NORTH BOUNDARY OF SEVEN SPRINGS HOMES, UNIT FIVE-B, PHASE 2, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 17, PAGES 1, 2 AND 3 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE NORTH 89°37'53" WEST ALONG SAID NORTH BOUNDARY OF SEVEN SPRINGS HOMES, UNIT FIVE-B, PHASE 2, 780 FEET TO THE NORTHEAST CORNER OF SEVEN SPRINGS HOMES, UNIT FIVE-B, PHASE 1, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 16, PAGES 103 THRU 105, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE ALONG THE NORTHERLY BOUNDARY OF SAID SEVEN SPRINGS HOMES, UNIT FIVE-B, PHASE 1, SOUTH 50°50'03" WEST, 431.62 FEET; THENCE CONTINUE ALONG SAID NORTHERLY BOUNDARY OF SEVEN SPRINGS HOMES, UNIT FIVE-B, PHASE 1, NORTH 89°37'53" WEST, 608.11 FEET; THENCE NORTH 0°20'39" EAST, 1184.26 FEET TO THE POINT OF BEGINNING, CONTAINING 26.21 ACRES, MORE OR LESS.

HAVE CAUSED SAID LAND TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON; AND DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC AND PASCO COUNTY, FLORIDA, ALL STREET RIGHTS-OF-WAY AND EASEMENTS AS SHOWN AND DEPICTED HEREON.

THIS THE 10 DAY OF April, A.D., 1979  
OWNER: P.W. INVESTMENTS, INC.

JAMES R. DAVIDSON, JR., ASSISTANT SECRETARY

JOHN E. BENDA, ASSISTANT VICE-PRESIDENT

SIGNED, SEAL AND DELIVERED IN THE PRESENCE OF

WITNESSES:

THE PUBLIC:

STATE OF ILLINOIS ) S.S.  
COUNTY OF COOK )

I HEREBY CERTIFY ON THIS 10 DAY OF April, A.D., 1979, BEFORE ME PERSONALLY APPEARED JAMES R. DAVIDSON, JR. AND JOHN E. BENDA, ASSISTANT SECRETARY AND ASSISTANT VICE-PRESIDENT, RESPECTIVELY, OF PERCY WILSON MORTGAGEE & FINANCE CORPORATION, TO BE 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.

WITNESSES MY HAND AND OFFICIAL SEAL AT CHICAGO, COOK COUNTY, ILLINOIS, THE DAY AND YEAR ABOVE SAID.

MY COMMISSION EXPIRES

NOTARY PUBLIC, STATE OF ILLINOIS

## TITLE CERTIFICATE

STATE OF FLORIDA ) S.S.  
COUNTY OF PASCO )

I, W. DAVID HART, OF HEARTLAND TITLE CO., HEREBY CERTIFY THAT THE GRANTS AND MORTGAGES OF THE PROPERTY LYING WITHIN THE PARCEL DESCRIBED ON THIS PLAT ARE AS SHOWN ON SAID PLAT, THAT THERE ARE NO LIENS AND/OR ENCUMBRANCES OF RECORD AGAINST SAID PROPERTY, EXCEPT AS SHOWN ON SAID PLAT, AND THAT THE TAXES FOR THE YEAR, 1978 HAVE BEEN PAID THIS THE 9<sup>th</sup> DAY OF July, 1979.

HEARTLAND TITLE COMPANY

BY: W. David Hart  
W. DAVID HART, PRESIDENT

## MORTGAGEE

PERCY WILSON MORTGAGEE AND FINANCE CORPORATION

PETER HILL, ASSISTANT VICE-PRESIDENT

GEORGE J. FOX, ASSISTANT SECRETARY

SIGNED, SEAL AND DELIVERED IN THE PRESENCE OF

WITNESSES:

THE PUBLIC:

STATE OF ILLINOIS ) S.S.  
COUNTY OF COOK )

I HEREBY CERTIFY ON THIS 10 DAY OF April, A.D., 1979, BEFORE ME PERSONALLY APPEARED PETER HILL AND GEORGE J. FOX, ASSISTANT VICE-PRESIDENT AND ASSISTANT SECRETARY, RESPECTIVELY, OF PERCY WILSON MORTGAGEE & FINANCE CORPORATION, A ILLINOIS 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.

WITNESSES MY HAND AND OFFICIAL SEAL AT

CHICAGO, COOK COUNTY, ILLINOIS

THE DAY AND YEAR ABOVE SAID.

NOTARY PUBLIC, STATE OF ILLINOIS