

# FAIRWAY OAKS UNIT SIX

A REPLAT OF A PORTION OF TRACTS 51, 53, 54, 55, 56 AND 61 OF PORT RICHEY LAND COMPANY'S SUBDIVISION OF SECTION 25, TOWNSHIP 24 SOUTH, RANGE 16 EAST, AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 60 AND 61, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

## NOTES:

1. THE BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF SOUTH 89°35'33" EAST FOR THE SOUTH BOUNDARY LINE OF THE NORTH 361.71 FEET OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 24 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA, AS SHOWN ON THE PLAT OF FAIRWAY OAKS UNIT FIVE, RECORDED IN PLAT BOOK 29, PAGES 137 THROUGH 140, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
2. EASEMENTS ARE SHOWN THUS AND THUS AND ARE FOR DRAINAGE AND/OR UTILITIES UNLESS OTHERWISE SHOWN.
3. SET PERMANENT REFERENCE MONUMENT "RLS 4269".
4. FOUND PERMANENT REFERENCE MONUMENT "RLS 4269".
5. FOUND PERMANENT REFERENCE MONUMENT "RLS 1233".
6. PERMANENT CONTROL POINT.
7. REFERENCE POINT.
8. I.R.1 AND I.N.R.1 INDICATES A SIDE LOT LINE BEING RADIAL OR NON-RADIAL RESPECTIVELY, TO THE FRONT AND/OR REAR LOT LINE.
9. TRACTS M AND N ARE DRAINAGE AND/OR UTILITY EASEMENT CREATED BY THIS PLAT AND WILL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
10. TRACT 00 IS A BUFFER EASEMENT CREATED BY THIS PLAT AND WILL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
11. NOTICE, THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

## LEGEND

- RNG. • RANGE
- CHD. • CHORD
- RAD. • RADIUS
- SEC. • SECTION
- TWP. • TOWNSHIP
- BDY. • BOUNDARY
- P.B. • PLAT BOOK
- R/W • RIGHT-OF-WAY
- Δ • CENTRAL ANGLE
- U.E. • UTILITY EASEMENT
- D.E. • DRAINAGE EASEMENT
- P.O.B. • POINT OF BEGINNING
- O.R.B. • OFFICIAL RECORD BOOK

