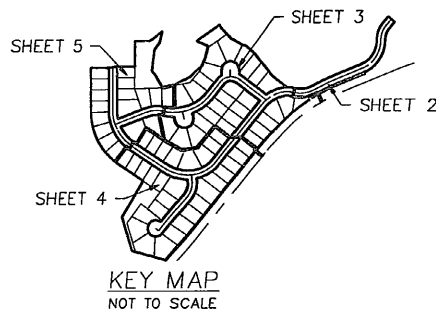
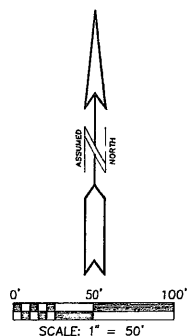


TIMBER GREENS PHASE 1-B, UNIT 5

A REPLAT OF A PORTION OF TRACTS 46, 47, 58, 59 AND 60 OF THE TAMPA-TARPON SPRINGS LAND COMPANY SUBDIVISION OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 16 EAST, AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 68, 69 AND 70 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, AND A PORTION OF TRACTS 17, 18 AND 19 OF THE TAMPA-TARPON SPRINGS LAND COMPANY SUBDIVISION OF SECTION 12, TOWNSHIP 26 SOUTH, RANGE 16 EAST, AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 68, 69 AND 70 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.



TAMPA-TARPON SPRINGS LAND COMPANY
P.B. 1, PGS. 68, 69 AND 70.

TRACT-46

$\Delta = 06^{\circ}39'55''$
RAD. = 1310.00'
ARC = 152.40'
CHD. = 152.31'
N. $65^{\circ}12'31''$ E.

$\Delta = 41^{\circ}17'12''$
RAD. = 175.00'
ARC = 126.10'
CHD. = 123.39'
N. $82^{\circ}31'09''$ E.

$\Delta = 30^{\circ}31'03''$
RAD. = 1250.00'
ARC = 665.79'
CHD. = 657.95'
S. $53^{\circ}16'57''$ W.

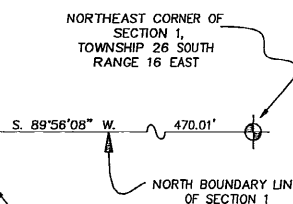
$\Delta = 69^{\circ}14'19''$
RAD. = 150.00'
ARC = 181.27'
CHD. = 170.44'
N. $33^{\circ}55'19''$ E.

$\Delta = 41^{\circ}36'51''$
RAD. = 150.00'
ARC = 108.95'
CHD. = 106.57'
N. $20^{\circ}06'35''$ E.

$\Delta = 41^{\circ}36'51''$
RAD. = 100.00'
ARC = 72.63'
CHD. = 71.04'
S. $20^{\circ}06'35''$ W.

TRACT-47
TAMPA-TARPON SPRINGS LAND COMPANY
P.B. 1, PGS. 68, 69 AND 70.

$\Delta = 69^{\circ}14'19''$
RAD. = 200.00'
ARC = 241.69'
CHD. = 227.25'
S. $33^{\circ}55'19''$ W.



NORTHERLY EXTENSION OF THE
WESTERLY RIGHT-OF-WAY LINE OF
STARKEY BOULEVARD

WESTERLY RIGHT-OF-WAY LINE OF
STARKEY BOULEVARD
O.R.B. 3260, PGS. 1786-1792

$\Delta = 40^{\circ}00'00''$
RAD. = 855.00'
ARC = 596.90'
CHD. = 584.85'
S. $20^{\circ}14'27''$ W.

ABBREVIATIONS

P.O.B. = POINT OF BEGINNING
RAD. = RADIUS
CHD. = CHORD
 Δ = CENTRAL ANGLE
T. = CURVE TANGENT
P.B. = PLAT BOOK
PGS. = PAGES
(#) = TRACT NUMBER
D.E. = DRAINAGE EASEMENT
P.B. = PLAT BOOK
PGS. = PAGES
O.R.B. = OFFICIAL RECORD BOOK
R/W = RIGHT-OF-WAY

NOTES

- EASEMENTS ARE SHOWN THUS AND THUS AND ARE FOR DRAINAGE AND/OR UTILITIES, UNLESS OTHERWISE SHOWN.
- BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARINGS OF SOUTH $89^{\circ}56'08''$ WEST FOR THE NORTH BOUNDARY LINE OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA.
- SET PERMANENT REFERENCE MONUMENT MARKED: (P.R.M. 4865)
- PERMANENT CONTROL POINT.
- REFERENCE POINT.
- NOTICE: THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- ALL SIDE LOTS LINE ARE RADIAL TO THE FRONT AND/OR THE REAR LOT LINE, UNLESS NOTED BY (N.R.) WHICH INDICATES A SIDE LOT LINE BEING NON-RADIAL.
- TRACTS "T-106A", "T-114" AND "T-115" ARE INGRESS AND EGRESS TRACTS, FOR THE USE AND BENEFIT OF THE RESIDENTS OF TIMBER GREENS AND THEIR ASSIGNS, AND SAID TRACTS SHALL BE CONVEYED TO THE HOMEOWNERS ASSOCIATION. THIS PLAT SHALL NOT CONSTITUTE IN ANY WAY, A DEDICATION OF THESE TRACTS TO THE GENERAL PUBLIC FOR INGRESS AND EGRESS.
- THERE IS AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITIES AND/OR DRAINAGE FACILITIES OVER ALL OF TRACTS "T-106A", "T-114" AND "T-115."
- TRACTS "T-045" AND "T-045A" ARE DESIGNATED AS LANDSCAPE BUFFER AND/OR UTILITY EASEMENTS AND SHALL BE OWNED AND MAINTAINED BY A HOMEOWNER'S ASSOCIATION.

P.O.B.

N. $49^{\circ}05'00''$ W.
38.04'

$\Delta = 27^{\circ}37'28''$
RAD. = 310.00'
ARC = 149.46'
CHD. = 148.02'
N. $35^{\circ}16'16''$ W.

$\Delta = 68^{\circ}32'28''$
RAD. = 736.61'
ARC = 149.46'
CHD. = 148.02'
S. $68^{\circ}32'28''$ W.

N. $21^{\circ}27'32''$ W.
38.02'

$\Delta = 59^{\circ}36'56''$
RAD. = 1375.00'
ARC = 1430.67'
CHD. = 1367.00'
S. $10^{\circ}25'59''$ W.

R/W LINE

R/W LINE

NORTHERLY RIGHT-OF-WAY LINE OF
RIVER CROSSING BOULEVARD
O.R.B. 3260, PGS. 1773 - 1775

CURVE NUMBER	CENTRAL ANGLE	CURVE RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C80	$41^{\circ}17'12''$	200.00'	144.12'	141.02'	N. $82^{\circ}31'09''$ W.
C266	$41^{\circ}36'51''$	125.00'	90.79'	88.81'	N. $20^{\circ}06'35''$ E.
C268	$69^{\circ}14'19''$	175.00'	211.48'	198.84'	N. $33^{\circ}55'19''$ E.
C270	$06^{\circ}39'55''$	1285.00'	148.49'	148.40'	S. $65^{\circ}12'31''$ W.
C271	$06^{\circ}39'55''$	1285.00'	148.49'	148.50'	N. $65^{\circ}12'31''$ E.
C-A3	$15^{\circ}20'38''$	1250.00'	334.75'	333.75'	N. $60^{\circ}52'09''$ E.

SHEET 2 OF 5

TIMBER GREENS PHASE 1-B, UNIT 5

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