

REGENCY PARK UNIT SIX

BEING A SUBDIVISION OF A PORTION OF TRACTS 5, 6, 7, 8 AND 17 OF PORT RICHEY LAND COMPANY SUBDIVISION OF SECTION 22, TOWNSHIP 25 SOUTH, RANGE 16 EAST, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 1, PAGE 61 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

State of Florida
County of Pasco

The undersigned owners and mortgagees of the lands shown on this Plat to be known as "REGENCY PARK UNIT SIX" and described as being in Pasco County, Florida, as follows:

Commence at the Northwest corner of the Northeast 1/4 of Section 22, Township 25 South, Range 16 East, Pasco County, Florida; thence run along the North line of said Section 22, South 53°53'45" East, 15.42 feet for a Part of Beginning; thence continue along the North line of said Section 22, South 53°53'45" East, 1,076.43 feet; thence South 0°02'31" West, 85.37 feet; thence South 0°02'31" West, 85.00 feet; thence South 0°02'31" West, 85.00 feet; thence North 89°58'51" West, 220.00 feet; thence North 89°58'51" West, 70.00 feet; thence South 0°02'31" West, 85.00 feet; thence South 24°57'23" East, 61.02 feet; thence South 0°02'31" West, 392.01 feet; thence South 23°37'45" West, 70.55 feet; thence South 66°22'16" East, 111.73 feet; thence a distance of 2.78 feet along the arc of a curve to the right, said curve having a radius of 170.00 feet and a chord of 2.78 feet which bears South 21°0'52" West; thence South 21°30'00" West, 52.28 feet; thence 141.72 feet along the arc of a curve to the right, said curve having a radius of 547.92 feet and a chord of 141.40 feet which bears South 64°10'42" East; thence South 32°30'00" West, 60.00 feet; thence a distance of 151.74 feet along the arc of a curve to the right, said curve having a radius of 320.23 feet and a chord of 151.25 feet which bears North 66°26'01" West; thence a distance of 337.63 feet along the arc of a curve to the right, said curve having a radius of 320.23 feet and a chord of 335.30 feet which bears North 61°54'53" West; thence North 23°48'28" West, 555.66 feet; thence a distance of 213.32 feet along the arc of a curve to the right, said curve having a radius of 244.78 feet and a chord of 206.63 feet which bears North 23°48'28" West; thence North 0°03'49" East, 324.19 feet; thence North 83°58'51" West, 46.91 feet; thence a distance of 302.70 feet along the arc of a curve to the right, said curve having a radius of 744.75 feet and a chord of 300.62 feet which bears North 78°20'13" West; thence a distance of 135.55 feet along the arc of a curve to the right, said curve having a radius of 684.75 feet and a chord of 135.55 feet which bears North 67°20'40" West; thence North 0°03'49" East, 64.03 feet; thence a distance of 155.16 feet along the arc of a curve to the right, said curve having a radius of 744.75 feet and a chord of 155.16 feet which bears South 68°24'54" East; thence a distance of 155.16 feet along the arc of a curve to the left, said curve having a radius of 684.75 feet and a chord of 154.83 feet which bears South 73°40'55" East; thence North 0°03'49" East, 74.64 feet to the Point of Beginning.

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 ports and recreation areas and easements for utilities and drainage and other purposes and for all purposes incident thereto as shown and depicted hereon, reserving, however, the reversion or reservation 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 of 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 area. This the _____ day of _____, A.D. 1974.

OWNERS:

Carl Minieri Owner
CARL MINIERI
Nicholas Minieri Owner
NICHOLAS MINIERI
Frances Minieri Owner
FRANCES MINIERI
Leon F. Fernald Owner
LEON F. FERNALD
Ellie L. Fernald Owner
ELLIE L. FERNALD

Signed, Sealed and delivered in the presence of:

Blair H. Doyle Witness
John C. H. O'Connell Witness

EMBASSY DEVELOPMENT, INC.

J. M. Brown President

Mark Brown Secretary

Signed, Sealed, and delivered in the presence of:

Blair H. Doyle Witness for Both

John C. H. O'Connell Witness

State of Florida
County of Pasco

I hereby certify on this 22nd day of April, A.D. 1974, before me personally appeared GEORGE M. BROWN and MARK BROWN, respectively President and Assistant Secretary of EMBASSY DEVELOPMENT, INC., a Florida Corporation, to me known to be the persons described in and who executed the foregoing instrument and severally acknowledged the execution thereof to be their free act and deed for the uses and purposes therein expressed. Witness my hand and official seal of New Port Richey, Florida, this _____ day of April, A.D. 1974. My Commission Expires 10-17-77.

John C. H. O'Connell
Notary Public, State of Florida, at large

MORTGAGEES:

BARNES MORTGAGE INVESTMENT TRUST

FIRST TARPON SERVICE CORPORATION, INC.

Robert P. Guss Treasurer
Blair H. Doyle Witness for Both

James T. Barnes President
James P. Cliney Witness for Both
James P. Cliney

James P. Cliney Witness
Virginia Alan Witness

I hereby certify on this 22nd day of April, A.D. 1974, before me personally appeared CLARENCE L. GOODARD and ROBERT H. GAUSS, respectively Executive Vice-President and Treasurer of FIRST TARPON SERVICE CORPORATION, INC., a Florida 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. Witness my hand and official seal at New Port Richey, Florida, the day and year aforesaid. My Commission Expires 10-17-77.

John C. H. O'Connell
Notary Public, State of Florida, at large

I hereby certify on this 14th day of May, A.D. 1974, before me personally appeared JAMES T. BARNES and WANDA J. JAKUBSKI, respectively President and Assistant Secretary of BARNES MORTGAGE INVESTMENT TRUST, 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. Witness my hand and official seal in Wayne County, Michigan, the day and year aforesaid. My Commission Expires 8-14-74.

Samuel Z. Wozniak
Notary Public, Wayne County, Michigan

APPROVED: By the Board of County Commissioners of Pasco County, Florida, on this 14th day of MAY, A.D. 1974.

FILED AND RECORDED: in the Public Records of Pasco County, Florida, on this 15th day of MAY, A.D. 1974.

SURVEYOR'S CERTIFICATE: I hereby certify on this 21st day of April, A.D. 1974, 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 requirements of Chapter 177 of the Florida Statutes.

NOTES:
1. — Indicates Permanent Control Point.
2. — Indicates Permanent Reference Monument.
3. Easements are shown this _____ and this _____ and are for drainage and/or utilities. These easements are 5 ft in width each side of lot line and side lot easements are 5 ft in width each side of lot line.
4. Bearings shown hereon are based on an assumed bearing of S 83°53'45" E. for the North line of Section 22, Township 25 South, Range 16 East.

CASSON ENGINEERING COMPANY

Walter A. Casson Jr.
Walter A. Casson Jr.
Florida Engineer's Reg'n No. 5344
Florida Surveyor's Reg'n No. 1233