

A SUBDIVISION OF A PORTION OF SECTION 22, TOWNSHIP 25 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA, AND A REPLAT OF A PORTION OF PORT RICHEY LAND COMPANY SUBDIVISION AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 60 AND 61 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

STATE OF FLORIDA)  
 ) ss:

THE UNDERSIGNED OWNERS AND MORTGAGEES OF THE LANDS SHOWN ON THIS PLAT TO BE KNOWN AS REGENCY PARK UNIT TWELVE, A SUBDIVISION OF A PORTION OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 22, TOWNSHIP 25 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA, AND A PORTION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 22, AND A REPLAT OF A PORTION OF TRACTS 36, 46, 52, 57 AND 60 OF THE PORT RICHEY LAND COMPANY SUBDIVISION OF SAID SECTION 22 AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 1, PAGES 60 AND 61 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, ALL BEING FURTHER DESCRIBED AS FOLLOWS:

[illegible]

HAVE CAUSED SAID LAND BE DIVIDED AND SUBDIVIDED AS SHOWN HEREOIN; AND DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC ALL ROADS, STREETS, ALLEYS, OTHER RIGHTS-OF-WAY, PARKS, RECREATION AREAS, EASEMENTS FOR UTILITIES, EASEMENTS FOR DRAINAGE, AND ANY OTHER INTERESTS OR REVERSIONS THEREOF, SHOULD SAME BE RENOUNCED, DISCLAIMED, ABANDONED, OR THE USE THEREOF DISCONTINUED AS PRESCRIBED BY LAW, BY APPROPRIATE OFFICIAL ACTION OF THE PROPER OFFICIALS HAVING JURISDICTION OVER SAID PLAT, AND 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 THAT ANY SUCH OWNERS AGREE TO REPLACE SAID STREETS TO THEIR PRIOR

THIS THE 6TH DAY OF MARCH, A.D., 1978

EMBASSY EMPLOYMENT, INC.

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SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF

John E. Hender  
WITNESS FOR ALL OWNERS

FIRST FEDERAL SAVINGS AND LOAN  
ASSOCIATION OF CLEARWATER

*James E. Phillips*  
JAMES E. PHILLIPS, SENIOR VICE PRESIDENT

*Frances A. Brown*  
FRANCES A. BROWN, SECRETARY

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF

Constance L. Roadi  
WITNESS FOR ALL MORTGAGEES

MINERAL COMPANIES OF FLORIDA, INC.

*Austin L. Fillmon*  
AUSTIN L. FILLMON, EXECUTIVE VICE PRESIDENT

ESSENCE OF  
Langeline A. Battista  
FITNESS FOR ALL OWNERS

*Nicholas Minetti*  
NICHOLAS MINETTI, AN INDIVIDUAL

STATE OF FLORIDA )  
COUNTY OF PASCO ) SS:

1 HEREBY CERTIFY ON THIS 6 DAY OF March, A.D., 1978, BEFORE ME  
2 PERSONALLY APPEARED GEORGE K. BROWN and MARK BROWN, PRESIDENT and ASSISTANT SECRETARY,  
3 RESPECTIVELY, OF EMBASSY DEVELOPMENT, INC., A FLORIDA CORPORATION; CARL MINIERI and  
4 AUSTIN L. FILLMON, PRESIDENT and EXECUTIVE VICE-PRESIDENT, RESPECTIVELY, OF MINIERI & CO.,  
5 UNITIES OF FLORIDA, INC., A FLORIDA CORPORATION; PHILIP J. E. BROWN, PRESIDENT OF BROWN BROS. &  
6 COMPANY, INC., A FLORIDA CORPORATION; SECRETARY, RESPECTIVELY, OF FIRST FEDERAL SAVINGS AND LOAN  
7 ASSOCIATION OF CLEARWATER; and NICHOLAS MINIERI, AN INDIVIDUAL, TO ME KNOWN TO BE THE  
8 PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND DECLARATION.  
9 I HAVE EXAMINED THE SIGNED INSTRUMENT THEREOF TO BE THEIR FREELY MADE AND DEED FOR THE USES  
10 AND PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL AT NEW PORT RICHEY, PASCO COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES: 11-28-81 John E. H. H.  
NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

STATE OF FLORIDA )  
 ) ss:  
COUNTY OF PASCO )

I, RUTH SEAL, OF COASTAL BONDED TITLE COMPANY, HEREBY CERTIFY THAT THE OWNERS AND MORTGAGEES 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 1977 HAVE BEEN PAID.

THIS THE 8<sup>th</sup> DAY OF March, 1978

COASTAL BONDED TITLE COMPANY  
BY: Ruth Seal  
RUTH SEAL

I HEREBY CERTIFY ON THIS 13<sup>th</sup> DAY OF MARCH, A.D., 1978, 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 177 OF THE FLORIDA STATUTES.

CASSON ENGINEERING COMPANY  
MAKER OF CASSON AIR  
FLORIDA SURVEYOR'S REGISTRATION

BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA, ON THIS 21 DAY OF March, A.D., 19 78

IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, ON THIS 13 DAY OF March  
A.D., 1978, IN PLAT BOOK 16, PAGE 8 AND 9.  
John D. Brown CLERK OF THE CIRCUIT COURT