

TAHITIAN DEVELOPMENT SUBDIVISION UNIT ONE

BEING A REPLAT
OF A PORTION OF TRACTS 46,47,59, AND 60, SECTION 25, TOWNSHIP 26 SOUTH, RANGE 15 EAST, ALSO TRACTS 17 AND 18,
SECTION 36, TOWNSHIP 26 SOUTH, RANGE 15 EAST, ALL OF THE TAMPA TARPOON SPRINGS LAND COMPANY'S SUBDIVISION
AS SHOWN ON PLAT RECORDED IN PLAT BOOK 1, PAGES 68, 69, AND 70 OF THE PUBLIC RECORDS OF
PASCO COUNTY, FLORIDA

CURVE NO.	DELTA	RADIUS	ARC	CHORD	CHORD BEARING
1	50.1112°	501.111	45.831	45.811	S 88°06'13" W
2	101.1156°	501.111	28.871	28.871	S 87°06'13" W
3	405.1552°	101.111	34.551	34.551	S 86°06'13" W
4	101.1156°	101.111	25.251	25.251	S 85°06'13" W
5	80.12108°	126.111	63.521	63.521	S 84°06'13" W
6	80.12108°	126.111	63.521	63.521	S 83°06'13" W
7	101.1156°	101.111	25.251	25.251	S 82°06'13" W
8	101.1156°	101.111	25.251	25.251	S 81°06'13" W
9	101.1156°	101.111	25.251	25.251	S 80°06'13" W
10	101.1156°	101.111	25.251	25.251	S 79°06'13" W
11	101.1156°	101.111	25.251	25.251	S 78°06'13" W
12	101.1156°	101.111	25.251	25.251	S 77°06'13" W
13	101.1156°	101.111	25.251	25.251	S 76°06'13" W
14	101.1156°	101.111	25.251	25.251	S 75°06'13" W
15	101.1156°	101.111	25.251	25.251	S 74°06'13" W
16	101.1156°	101.111	25.251	25.251	S 73°06'13" W
17	101.1156°	101.111	25.251	25.251	S 72°06'13" W
18	101.1156°	101.111	25.251	25.251	S 71°06'13" W
19	101.1156°	101.111	25.251	25.251	S 70°06'13" W
20	101.1156°	101.111	25.251	25.251	S 69°06'13" W
21	101.1156°	101.111	25.251	25.251	S 68°06'13" W
22	101.1156°	101.111	25.251	25.251	S 67°06'13" W
23	101.1156°	101.111	25.251	25.251	S 66°06'13" W
24	101.1156°	101.111	25.251	25.251	S 65°06'13" W
25	101.1156°	101.111	25.251	25.251	S 64°06'13" W
26	101.1156°	101.111	25.251	25.251	S 63°06'13" W
27	101.1156°	101.111	25.251	25.251	S 62°06'13" W
28	101.1156°	101.111	25.251	25.251	S 61°06'13" W
29	101.1156°	101.111	25.251	25.251	S 60°06'13" W
30	101.1156°	101.111	25.251	25.251	S 59°06'13" W
31	101.1156°	101.111	25.251	25.251	S 58°06'13" W
32	101.1156°	101.111	25.251	25.251	S 57°06'13" W
33	101.1156°	101.111	25.251	25.251	S 56°06'13" W
34	101.1156°	101.111	25.251	25.251	S 55°06'13" W
35	101.1156°	101.111	25.251	25.251	S 54°06'13" W

PASCO COUNTY, FLORIDA

STATE OF FLORIDA SS

COUNTY OF PASCO

THE UNDERSIGNED OWNERS OF THE LANDS SHOWN ON THIS PLAT TO BE

KNOWN AS TAHITIAN DEVELOPMENT SUBDIVISION, UNIT ONE, AND

DESCRIBED AS BEING IN SECTIONS 25 AND 36, TOWNSHIP 26 SOUTH,

RANGE 15 EAST, PASCO COUNTY, FLORIDA, AND FURTHER DESCRIBED

AS FOLLOWS: BEGIN AT THE SOUTH 1/4 CORNER OF SECTION 25,

TOWNSHIP 26 SOUTH, RANGE 15 EAST, PASCO COUNTY, FLORIDA;

THENCE RUN SOUTH 0°01'12" WEST, 27.16 FEET; THENCE NORTH 89°

12'16" WEST, 210.00 FEET; THENCE SOUTH 0°01'12" WEST, 171.16

FEET; THENCE SOUTH 55°29'14" EAST, 191.27 FEET TO THE P.C. OF

A 200.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHEASTERLY

SOUTH 10°29'14" EAST, 70.71 FEET; THENCE SOUTH 34°30'15" WEST,

140.00 FEET TO THE P.C. OF A 50.00 FOOT RADIUS CURVE TO THE

RIGHT; THENCE SOUTHEASTERLY 8.51 FEET ALONG THE ARC OF SAID

CURVE WHOSE CHORD BEARS SOUTH 70°01'16" WEST, 70.71 FEET;

THENCE NORTH 55°29'14" WEST, 118.00 FEET; THENCE NORTH 0°01'12"

EAST, 116.66 FEET; THENCE NORTH 89°12'16" WEST, 121.06

FEET TO THE P.C. OF A 200.00 FOOT RADIUS CURVE TO THE RIGHT;

THENCE NORTHEASTERLY 111.16 FEET ALONG THE ARC OF SAID CURVE

NORTH 0°01'12" EAST, 140.00 FEET TO A POINT ON THE SOUTHERLY

BOUNDARY OF THE SOUTHERLY BOUNDARY OF ALPHA GARDENS UNIT 11-A,

RECORDED IN PLAT BOOK 11, PAGES 117 AND 118 OF THE PUBLIC

RECORDS OF PASCO COUNTY, FLORIDA; SOUTH 56°06'13" EAST, 117.63

FEET; THENCE NORTH 9°05'10" EAST, 10.10 FEET; THENCE SOUTH 50°

15'10" EAST, 90.00 FEET; THENCE SOUTH 9°05'10" WEST, 206.82 FEET

TO A POINT ON THE NORTH BOUNDARY OF SECTION 36, TOWNSHIP 26

SOUTH, RANGE 15 EAST; THENCE ALONG SAID NORTHERLY BOUNDARY,

NORTH 80°11'15" WEST, 611.18 FEET TO THE POINT OF BEGINNING.

CONTAINING 10.45 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, ROADS, STREETS, ALLEYS AND OTHER RIGHTS-OF-WAY AND
ALL PARKS AND RECREATION AREAS AND ALL EASEMENTS FOR UTILITIES,
DRAINAGE, AND OTHER PURPOSES INCIDENT THERETO AS SHOWN AND
DEPICTED HEREON, RESERVING THE RIGHT OF EGRESS AND ACCESS
OVER ALL RIGHTS-OF-WAY AND EASEMENTS DEDICATED BY THIS 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 OF BREAK OR MAINTENANCE CAUSING
DAMAGE TO TRUSTED STREETS, OWNERS AGREE TO REPLACE STREETS
TO PRIOR CONDITION WITHIN SAID DAMAGED AREA.

THIS THE 2 DAY OF February, A.D. 1977

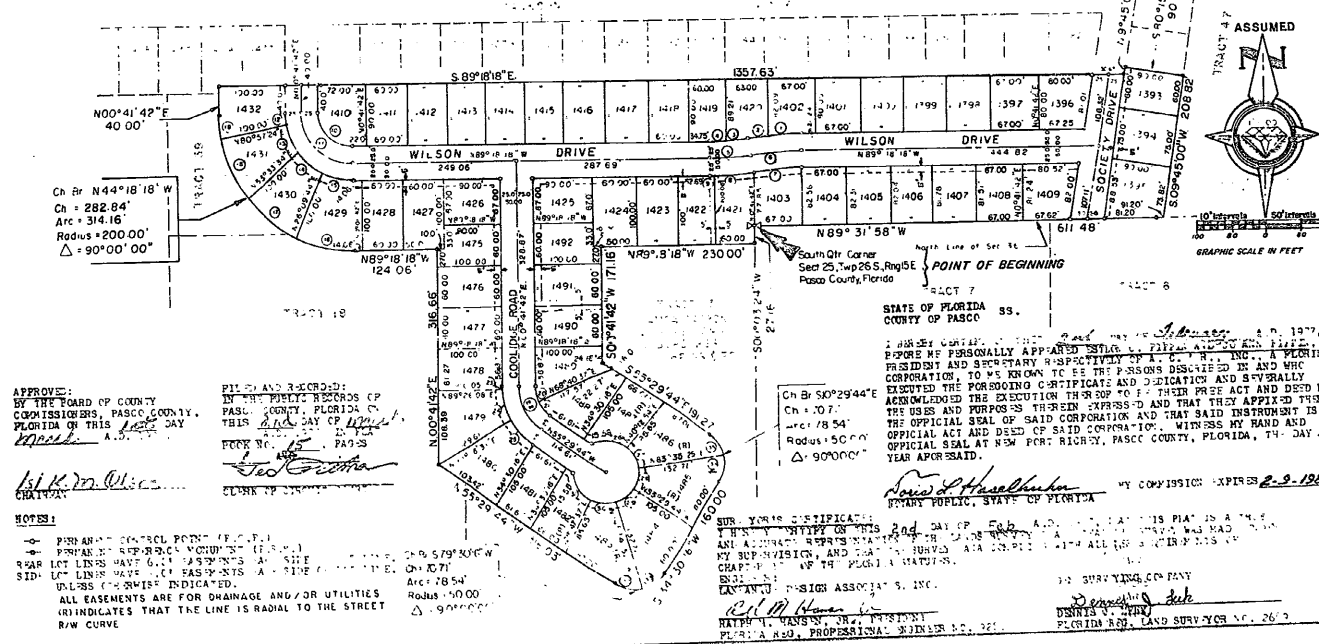
OWNER: A. C. PIPER, INC.

Witness: *William C. Pippin* PRESIDENT *John A. Pippin* SECRETARY

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:

Henry R. Hansen WITNESS *John A. Pippin* WITH SS

TAMPA TARPOON SPRINGS LAND COMPANY



APPROVED:
BY THE BOARD OF COUNTY
COMMISSIONERS, PASCO COUNTY,
FLORIDA ON THIS 10th DAY
1977

1st Lt. M. W. ...

CHAIRMAN

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FILED AND RECORDED:
IN THE PUBLIC RECORDS OF
PASCO COUNTY, FLORIDA ON
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1977

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