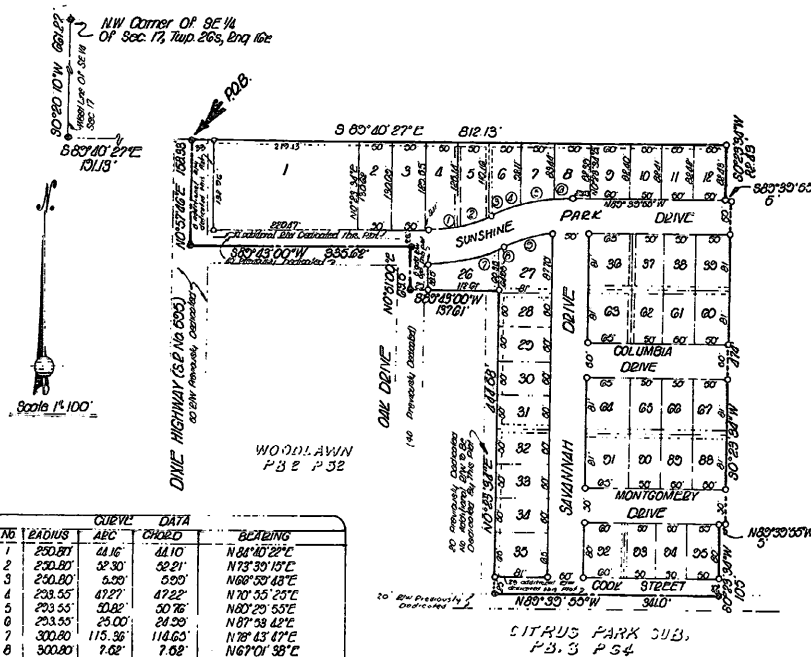


SUNSHINE PARK UNIT ONE

BEING A SUBDIVISION OF A PORTION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 26S, RANGE 16E, PASCO COUNTY, FLORIDA; ALSO LOTS 1 THROUGH 17, BLOCK 1, WOODLAWN SUBDIVISION AS RECORDED IN PLAT BOOK 2, PAGE 52 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.



State of Florida } ss.
County of Pasco }
The undersigned owners of the lands shown on this plat and described as being in Pasco County, as follows:

Commence of the Northwest corner of the Southeast 1/4 of Section 17, Township 26S, Range 16E, Pasco County, Florida; thence run along the West Line of the Southeast 1/4 of said Section 17, S 0° 20' 10" W, 681.27 ft.; thence S 69° 40' 27" E, 121.13 ft. to a Point of Beginning; thence continue S 69° 40' 27" E, 62.13 ft.; thence S 0° 23' 34" W, 224.3 ft.; thence S 83° 33' 55" E, 6 ft.; thence S 0° 23' 34" W, 474 ft.; thence N 83° 33' 55" W, 5 ft.; thence S 0° 23' 34" W, 106 ft.; thence N 83° 33' 55" W, 341 ft.; thence N 0° 23' 34" E, 441.63 ft.; thence S 82° 43' 00" W, 157.6 ft.; thence N 0° 16' 00" E, 63.5 ft.; thence S 82° 43' 00" W, 335.02 ft.; thence N 0° 57' 46" E, 109.38 ft. 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 parks and recreation areas and all easements for utilities, drainage and other purposes and for all purposes incident thereto as shown and depicted hereon, reserving however the reversion or reversions 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 access and ingress over all rights of way and easements depicted by this plat, ALSO RESERVING the right to construct and maintain water and sewer lines within all rights of way and easements depicted 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 23rd day of Oct. A.D. 1963

OWNER:
SWARTSEL PROPERTIES, INC.
J.D. Swartsel, Vice President
J.D. Swartsel, Secretary
Signed, sealed and delivered in the presence of
L. J. Swartsel, Witness
F. J. Swartsel, Witness

My Commission Expires June 26, 1973
Notary Public, State of Florida

APPROVED: by the Board of County Commissioners of Pasco County;
C. L. Stoddard, Chairman

FILED AND RECORDED: in the Public Records of Pasco County on this 12th day of May, A.D. 1963, in PLAT BOOK 9, PAGE 143.
J. C. Reynolds, Clerk of Circuit Court

NOTES: Easements are shown thus --- and are for drainage and/or utilities. Side lot easements are 3 ft. in width each side of lot line. Rear lot easements are 6 ft. in width each side of lot line unless shown otherwise.
PEM shown thus -->

State of Florida } ss.
County of Pasco }
I hereby certify on this 21st day of Oct. A.D. 1963, before me personally appeared J.D. SWARTSEL and L.J. SWARTSEL, respectively Vice President and Secretary of SWARTSEL PROPERTIES, INC., a Florida corporation to me known to be the persons described in and who executed the foregoing certificate and declaration now presented to me, and I declare upon oath and under seal for the uses and purposes therein expressed. Witness my hand and official seal of New Port Richey, Pasco County, Florida, the 21st day of October, A.D. 1963.

SURVEYOR'S CERTIFICATE: I hereby certify on this 21st day of Nov. A.D. 1963, that this property was surveyed and that Monuments (REM) were installed as shown and that all angles, lengths and dimensions are correct.

CASSON ENGINEERING COMPANY
WALTER A. CASSON, P.E.
FID. Engineers Exam. 1958
FID. Surveyors Exam. 1958