

LAKEVIEW WOODLANDS SECTION V

A REPLAT OF A PORTION OF TRACTS 33, 34 AND 36 THRU 40 PORT RICHEY LAND COMPANY AS RECORDED IN PLAT BOOK 1, PAGE 60 and 61 PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. LYING IN THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 24 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA.

LEGAL DESCRIPTION AND DEDICATION:

STATE OF FLORIDA }
COUNTY OF PASCO } SS.

The undersigned owner of the land shown on this plat to be known as LAKEVIEW WOODLANDS SECTION V, A REPLAT OF A PORTION OF TRACTS 33, 34, AND 36 THRU 40 PORT RICHEY LAND COMPANY as recorded in Plat Book 1, Page 60 and 61 Public Records of Pasco County, Florida, lying in the Southeast 1/4 of Section 34, Township 24 South, Range 16 East, Pasco County, Florida, being further described as follows:

From the South 1/4 corner of Section 34, Township 24 South, Range 16 East, Pasco County, Florida as a point of reference; thence N 00°15'53" E, along the North-South centerline of said Section 34, 1295.58 feet for a POINT OF BEGINNING; thence continue N 00°15'53" E, along said line 200.00 feet to the Southwest corner of Lakeside Woodlands Section I as recorded in Plat Book 10, Pages 92 and 93, Public Records of Pasco County, Florida; thence along said subdivision by the following six (6) courses and distances:

- (1) S 89°14'07" E., 211.94 feet;
- (2) N 60°25'42" E., 300.28 feet;
- (3) N 29°54'18" W., 15.00 feet;
- (4) N 60°25'42" E., 300.00 feet;
- (5) N 29°54'18" W., 30.00 feet;
- (6) N 89°14'07" E., 120.00 feet to the most Westerly corner of Lakeside Woodlands Section II, as recorded in Plat Book 18, Pages 48 and 49, Public Records of Pasco County, Florida; thence along said subdivision the following seven (7) courses and distances:

- (1) S 29°54'18" E., 320.00 feet;
- (2) S 4°18'40" E., 112.54 feet;
- (3) S 69°00'00" E., 145.19 feet;
- (4) S 89°14'07" E., 840.00 feet;
- (5) N 19°07'28" E., 260.00 feet;
- (6) S 24°59'52" E., 30.00 feet;
- (7) N 19°12'52" E., 30.00 feet to a point on the Westerly line of Lakeside Woodlands Section III, as recorded in Plat Book 12, Pages 42 and 43, Public Records of Pasco County, Florida; thence along said subdivision the following five (5) courses and distances:

Lakeside Woodlands Section III, as recorded in Plat Book 12, Pages 42 and 43, Public Records of Pasco County, Florida; thence along said subdivision the following five (5) courses and distances:

- (1) S 49°10'58" E., 195.00 feet;
- (2) S 29°54'18" E., 118.80 feet;
- (3) S 00°15'53" W., 70.00 feet;
- (4) S 89°14'07" E., 30.74 feet;
- (5) S 00°15'53" W., 175.00 feet to the Southwest corner of Lot 500 of said subdivision; thence ten (10) acres, S 89°14'07" E., 275.85 feet to the POINT OF BEGINNING, containing 22.51 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 and Pasco County, Florida, all street rights-of-way and easements as shown and depicted hereon; and further do hereby dedicate to the perpetual use of the public and Pasco County, Florida, all lands upon which or within which utility improvements, including but not limited to water or sewer lines or pipes, fire hydrants, wells, lift stations, pumping stations, buildings, sewage disposal plants, other utility plants and other appurtenant facilities, lying within or upon the lands depicted on this plat and shown on as built plans filed with the County for such lands; and further do hereby reserve unto itself, its heirs, successors, assigns or legal representatives, the right to construct, operate and maintain all such dedicated lands, streets, utility improvements or said lands, improvements, facilities and appurtenances as assumed by Pasco County, Florida; and further do hereby reserve unto itself, its heirs, successors, assigns or legal representatives, including but not limited to the private utility furnishing water and sewer services and appurtenances thereto, the title to any lands or improvements dedicated to the public or to the County if for any reason such dedication shall be either voluntarily or involuntarily vacated, voided or invalidated.

this 25th day of JUNE, 1985.

Signed, sealed and delivered in the presence of

Richard H. Lawrence

Samuel J. Wheeler

Witness

Larry Marsh General Partner

ACKNOWLEDGMENT:

STATE OF FLORIDA }
COUNTY OF PASCO } SS.

I hereby certify that on this 25th day of June, 1985, before me personally appeared Larry Marsh, General Partner of MARCO, LTD., to me known to be the individual described in and who executed the foregoing certificate and dedication and severally acknowledged the execution thereof to be his free act and deed. *Larry Marsh* Pasco County, State of Florida, this day and year aforesaid.

My Commission Expires 4-30-89

Samuel J. Wheeler
Notary Public
State of Florida at Large

MORTGAGEE:

BARNETT BANK OF PASCO

Edwin C. Hancock

Senior Vice-President

Signed, Sealed and Delivered in the Presence of

Samuel J. Wheeler

Witness

Richard H. Lawrence

Witness

ACKNOWLEDGMENT:

STATE OF FLORIDA }
COUNTY OF PASCO } SS.

I hereby certify that on this 25th day of June, A.D., 1985, before me personally appeared EDWIN C. HANCOCK, Senior Vice-President of Barnett Bank of Pasco, a Florida Corporation, to me known to be the person 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.

ATTEST: My hand and official seal at Pasco County, Florida, this day and year aforesaid.

My Commission Expires 6/22/88

Samuel J. Wheeler
Notary Public
State of Florida at Large

FILED CERTIFICATE

STATE OF FLORIDA }
COUNTY OF PASCO } SS.

I, DENNIS R. DE LOUL, R., hereby certify that the owner and mortgagee of record of the property lying within the parcel described on this plat are as shown on said plat, that there are no liens taxes for the year 1984 have been paid.

This the 25th day of JUNE, 1985. At:

Dennis R. De Loul, Jr.
Attorney

APPROVED:

By the Board of County Commissioners of Pasco County, Florida, on this 15th day of October, 1985.

William J. Sanchez
Chairman

FILED AND RECORDED:

In the Public Records of Pasco County, on this 15th day of October, 1985, in Plat Book 24, Page 43.

John J. O'Connell
Notary Public

SUBDIVISION CERTIFICATE:

I HEREBY CERTIFY on this 29th day of June, A.D., 1985, that this plat is a true and correct 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 17 of the Florida Statutes.

Richard H. Lawrence
Florida Surveyor's Reg. No. 5250