

SEVEN SPRINGS HOMES UNIT FIVE - B PHASE 1

BEING A PORTION OF THE EAST 1/2 OF SECTION 22, TOWNSHIP 26 SOUTH, RANGE 16 EAST, PASCO COUNTY FLA

STATE OF FLORIDA SS.
COUNTY OF PASCO

DESCRIPTION

THE UNDERSIGNED OWNERS AND MORTGAGEES OF THE LANDS SHOWN ON THIS PLAT TO BE KNOWN AS SEVEN SPRINGS HOMES UNIT FIVE-B, PHASE 1 AND DESCRIBED AS BEING IN PASCO COUNTY, FLORIDA AS FOLLOWS: A PORTION OF THE EAST 1/2 OF SECTION 22, TOWNSHIP 26 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA BEING MORE FULLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE SOUTH 1/4 CORNER OF SAID SECTION 22; THENCE RUN NORTH 0°20'39" EAST, ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 22, 447.45 FEET; THENCE SOUTH 89°50'24" EAST, 177.52 FEET; THENCE NORTH 0°26'27" EAST, ALONG THE SOUTHERLY EXTENSION OF AND THE EASTERLY BOUNDARY OF SEVEN SPRINGS HOMES UNIT THREE-A; AS SHOWN ON PLAT RECORDED IN PLAT BOOK 15, PAGES 6 AND 7 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, 1714.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID EASTERLY BOUNDARY NORTH 0°28'27" EAST, 400.00 FEET; THENCE CONTINUE ALONG SAID EASTERLY BOUNDARY NORTH 89°31'33" WEST, 28.00 FEET; THENCE CONTINUE ALONG SAID EASTERLY BOUNDARY AND THE NORTHERLY EXTENSION OF SAID EASTERLY BOUNDARY, NORTH 0°28'27" EAST, 125.00 FEET; THENCE SOUTH 89°31'33" EAST, 45.39 FEET; THENCE NORTH 0°20'39" EAST, 556.97 FEET; THENCE SOUTH 89°37'53" EAST, 808.11 FEET; THENCE NORTH 50°50'03" EAST, 451.62 FEET; THENCE SOUTH 0°22'07" WEST, 257.47 FEET; THENCE NORTH 69°37'53" WEST, 20.00 FEET; THENCE SOUTH 0°22'07" WEST, 1025.73 FEET; THENCE SOUTHWESTERLY 283.85 FEET ALONG THE ARC OF A 468.19 FOOT RADIUS CURVE CONCAVED TO THE RIGHT, HAVING A CHORD THAT BEARS SOUTH 17°01'31" WEST, 279.87 FEET; THENCE SOUTH 33°40'55" WEST, 50.00 FEET; THENCE SOUTH 56°19'05" EAST, 26.00 FEET; THENCE SOUTH 33°40'55" WEST, 100.00 FEET; THENCE NORTH 56°19'05" WEST, 389.06 FEET; THENCE NORTH-WESTERLY 379.63 FEET ALONG THE ARC OF A 655.00 FOOT RADIUS CURVE CONCAVED TO THE LEFT, HAVING A CHORD THAT BEARS NORTH 72°55'19" EAST, 374.34 FEET; THENCE NORTH 89°31'33" WEST, 130.00 FEET TO THE POINT OF BEGINNING. CONTAINING 27.164 ACRES, MORE OR LESS.

CERTIFICATION OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE CORPORATION NAMED BELOW, BEING THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, DOES HEREBY DEDICATE SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREON EXPRESSED AND DEDICATE ALL ROAD RIGHTS-OF-WAY AND EASEMENTS, AS SHOWN HEREON TO THE PERPETUAL USE OF THE PUBLIC, AND IN WITNESS WHEREOF, HAS CAUSED THESE PRESENTS TO BE SIGNED AND ATTESTED TO BY THE OFFICERS NAMED BELOW AND ITS CORPORATE SEAL TO BE AFFIXED HERETO ON September 27, 1977.

OWNER P-A INVESTMENT INC.
JAMES R. DAVIDSON JR. ASST. SECY.
SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF John R. Benda WITNESSES

JOHN R. BENDA, ASST. VICE PRESIDENT

STATE OF ILLINOIS SS.
COUNTY OF COOK

THIS IS TO CERTIFY, THAT ON SEPTEMBER 27, 1977 BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED JAMES R. DAVIDSON JR., ASST. SECRETARY, AND JOHN R. BENDA, ASST. VICE PRESIDENT OF P-A INVESTMENTS, INC., A CORPORATION INCORPORATED UNDER THE LAWS OF THE STATE OF ILLINOIS, TO ME KNOWN TO BE THE INDIVIDUALS AND OFFICERS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED AS SUCH OFFICERS THEREUNTO DULY AUTHORIZED, THAT THE OFFICIAL SEAL OF SAID CORPORATION IS DULY AFFIXED THERETO, AND THAT THE SAID DEDICATION IS THE ACT AND DEED OF SAID CORPORATION.

MY COMMISSION EXPIRES 9-30-80 NOTARY PUBLIC, STATE OF ILLINOIS John R. Benda
MORTGAGEE PERCY WILSON MORTGAGE & FINANCE CORPORATION

PETER HILL, ASST. VICE-PRESIDENT
SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF George J. Fox WITNESSES

STATE OF ILLINOIS SS.

ON SEPTEMBER 27, 1977 BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED PETER HILL AND GEORGE J. FOX, ASSISTANTS SECRETARY RESPECTIVELY OF PERCY WILSON MORTGAGE & FINANCE CORPORATION, A CORPORATION INCORPORATED UNDER THE LAWS OF THE STATE OF ILLINOIS, TO ME KNOWN TO BE THE INDIVIDUALS AND OFFICERS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED AS SUCH OFFICERS THEREUNTO DULY AUTHORIZED, THAT THE OFFICIAL SEAL OF SAID CORPORATION IS DULY AFFIXED THERETO, AND THAT THE SAID DEDICATION IS THE ACT AND DEED OF SAID CORPORATION.

STATE OF FLORIDA
COUNTY OF PASCO

I, A. DAVID -ART, PRESIDENT OF HEARTLAND TITLE CO., HEREBY CERTIFY THAT THE OWNERS AND MORTGAGEES OF THE PROPERTY SHOWN WITHIN THE PARCEL DESCRIBED ON THIS PLAT ARE AS SHOWN ON SAID PLAT, THAT THERE ARE NO LIENS AND ENCUMBRANCES OF RECORD AGAINST SAID PROPERTY, EXCEPT AS SHOWN ON SAID PLAT; AND THAT THE TAXES DUE ON THE YEAR 1977 HAVE BEEN PAID.

THIS THE 24 DAY OF October, 1977.

A. David -Art
A. DAVID -ART, PRESIDENT

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