

LEISURE BEACH UNIT THREE

A SUBDIVISION OF A PORTION OF THE WEST 3/4 OF THE NORTH 1/2 OF SECTION 4,
TOWNSHIP 25 SOUTH, RANGE 16 EAST, 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, FLORIDA, AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 25 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA; RUN THENCE S 89°40'02" W. ALONG THE NORTHERLY BOUNDARY OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4, A DISTANCE OF 51.02 FEET TO THE NORTHEAST CORNER OF LOT ONE OF SIGNAL COVE UNIT TWO, AS RECORDED IN PLAT BOOK 9, PAGE 74 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE S 01°21'02" W. ALONG THE EASTERLY BOUNDARY OF SAID SIGNAL COVE UNIT TWO AND ITS EXTENSION A DISTANCE OF 1323.48 FEET, THENCE DUE WEST 572.67 FEET FOR A POINT OF BEGINNING, FROM SAID P.O.B. RUN THENCE DUE SOUTH 878.0 FEET, THENCE DUE EAST 400.0 FEET, THENCE DUE SOUTH 415.0 FEET, THENCE DUE WEST 1200.0 FEET, THENCE DUE NORTH 415.0 FEET, THENCE DUE EAST 400.0 FEET, THENCE DUE NORTH 878.0 FEET, THENCE DUE EAST 400.0 FEET TO THE P.O.B. CONTAINING 18.49 ACRES, MORE OR LESS.

HAVE CAUSED SAID LAND TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON AND TO 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 EGRESS AND INGRESS OVER ALL RIGHTS-OF-WAY AND EASEMENTS DEDICATED BY THIS PLAT, 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 REPAIR OR MAINTENANCE CAUSING DAMAGE TO EXISTING STREETS, OWNERS AGREE TO REPLACE STREETS TO PRIOR CONDITION WITHIN SAID DAMAGED AREA. THIS THE 27th DAY OF October 1970.

OWNERS

LEISURE LANDS INC.

Henry D. Dings Jr. PRESIDENT
Blanche A. Surace SECRETARY, TREASURER
Robert G. Laff WITNESS

Blanche A. Surace SECRETARY, TREASURER
Robert G. Laff WITNESS

STATE OF FLORIDA } ss
COUNTY OF PASCO }

I HEREBY CERTIFY ON THIS 27th DAY OF October A.D. 1970, BEFORE ME PERSONALLY APPEARED HENRY DINGUS JR. AND BLANCHE A. SURACE, RESPECTIVELY PRESIDENT AND SECRETARY-TREASURER OF LEISURE LANDS, INC., A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA AS OWNERS, TO ME KNOWN TO BE THE PERSONS 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, AND THAT THEY AFFIXED THERETO THE OFFICIAL SEAL OF SAID CORPORATION AND THAT SAID INSTRUMENT IS THE OFFICIAL ACT AND DEED OF SAID CORPORATION. WITNESS MY HAND AND OFFICIAL SEAL AT NEW PORT RICHEY, PASCO COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES - March 3, 1973

Henry A. Schabert
NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

APPROVED: BY THE BOARD OF COUNTY COMMISSIONER OF PASCO COUNTY, FLORIDA
ON THIS 12 DAY OF July A.D. 1970

A. C. Hester CHAIRMAN

SURVEYOR'S CERTIFICATE: I HEREBY CERTIFY ON THIS 27th DAY OF October A.D. 1970 THAT THIS PLAT WAS SURVEYED AND MONUMENTS (I.R.M.'S) WERE SET AS INDICATED AND ALL ANGLES, LENGTHS AND DIMENSIONS ARE CORRECT

FILED AND RECORDED: IN THE PUBLIC RECORDS OF PASCO COUNTY,
FLORIDA ON THIS 12th DAY OF July A.D. 1970
IN PLAT BOOK 12 PAGE 47-48

AMERICAN ENGINEERING, INC.

Stanley C. Burroughs CLERK OF CIRCUIT COURT
By: Norman Jean Baker, Jr.

Paul J. Thomas
VICE PRES. FLA. ENGINEERS
REG. NO. 8229