

THOUSAND OAKS EAST PHASES II AND III

A SUBDIVISION OF A PORTION OF SECTION 36, TOWNSHIP 26 SOUTH, RANGE 16 EAST
PASCO COUNTY, FLORIDA

46/40

DESCRIPTION AND DEDICATION:STATE OF FLORIDA)
)SS
COUNTY OF PASCO)

THE UNDERSIGNED, OWNER OF THE LANDS SHOWN ON THIS PLAT TO BE KNOWN AS THOUSAND OAKS EAST PHASES II AND III, A SUBDIVISION OF A PORTION OF SECTION 36, TOWNSHIP 26 SOUTH, RANGE 16 EAST PASCO COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 36; THENCE ALONG THE WEST BOUNDARY LINE OF THE NORTHWEST 1/4 OF SAID SECTION 36, S.00°43'32"W., 532.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF MITCHELL ROAD; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE N.89°41'38"W., 54.33 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF LITTLE ROAD AS RECORDED IN O.R. BOOK 2011, PAGE 1561 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE, S.00°39'16"W., 1760.27 FEET TO A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 2300.00 FEET; THENCE CONTINUE ALONG SAID EASTERLY RIGHT-OF-WAY LINE SOUTHERLY 624.02 ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 15°32'42" (CHORD BEARING S.07°07'08"E., 822.10 FEET TO THE POINT OF BEGINNING; THENCE DEPARTING SAID EASTERLY RIGHT-OF-WAY LINE, ALONG A NON-TANGENT LINE AND THE SOUTHERLY BOUNDARY OF THOSE LANDS DESCRIBED IN O.R. BOOK 4615, PAGE 627 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE N. 72°04'44"E., 285.44 FEET; THENCE N.68°59'46"E., 684.16 FEET; THENCE N.23°10'33"W., 332.80 FEET TO A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 335.00 FEET; THENCE NORTHERLY ALONG SAID CURVE 137.12 FEET THROUGH A CENTRAL ANGLE OF 23°27'09" (CHORD BEARING N.11°26'59"W., 136.17 FEET); THENCE N.00°19'12"E., 236.97 FEET; THENCE N.04°51'54"E., 52.19 FEET; THENCE N.31°40'49"E., 327.99 FEET; THENCE N.13°55'29"E., 464.27 FEET; THENCE N.36°41'29"E., 71.98 FEET; THENCE N.55°17'51"E., 149.96 FEET; THENCE N.88°17'18"E., 123.33 FEET; THENCE S.68°53'05"E., 18.21 FEET; THENCE S.42°15'45"E., 49.61 FEET TO A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 245.00 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE 171.78 FEET THROUGH A CENTRAL ANGLE OF 40°10'19" (CHORD BEARING S.41°49'01"E., 168.28 FEET); THENCE S.41°49'01"E., 168.28 FEET; THENCE S.21°43'51"E., 89.06 FEET TO A CURVE CONCAVE WESTERLY HAVING A RADIUS OF 235.00 FEET; THENCE SOUTHERLY 146.11 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 35°37'23" (CHORD BEARING S.03°55'10"E., 143.77 FEET); THENCE S.13°53'32"W., 365.94 FEET TO A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 435.00 FEET; THENCE SOUTHWESTERLY 144.86 FEET THROUGH A CENTRAL ANGLE OF 19°04'48" (CHORD BEARING S.23°25'56"W., 144.19 FEET); THENCE S.32°58'20"W., 134.47 FEET TO A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 165.00 FEET; THENCE SOUTHERLY 204.26 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 70°55'43" (CHORD BEARING S.02°29'32"E., 191.46 FEET); THENCE S.37°57'23"E., 86.51 FEET TO A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 435.00 FEET; THENCE SOUTHEASTERLY 144.96 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°05'37" (CHORD BEARING S.28°24'35"E., 144.29 FEET); THENCE S.12°17'32"E., 46.86 FEET; THENCE S.73°40'26"E., 53.98 FEET; THENCE N.16°19'34"E., 16.35 FEET TO A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 235.02 FEET; THENCE NORTHWESTERLY 56.54 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 13°47'05" (CHORD BEARING N.22°37'27"E., 56.41 FEET); THENCE N.30°17'43"E., 965.66 FEET; THENCE N.43°58'06"E., 614.94 FEET TO POINT "A" FOR CONVENIENCE; THENCE CONTINUE N.43°58'06"E., 19.88 FEET; THENCE N.22°27'30"W., 55.96 FEET TO A NON-TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 235.00 FEET; THENCE NORTHERLY 227.38 FEET THROUGH A CENTRAL ANGLE OF 55°26'20" (CHORD BEARING N.18°48'30"E., 218.62 FEET); THENCE N.46°31'40"E., 32.41 FEET TO A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 235.00 FEET; THENCE NORTHEASTERLY 78.74 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19°11'49" (CHORD BEARING N.56°07'34"E., 78.37 FEET); THENCE N.65°43'29"E., 431.64 FEET; THENCE S.24°16'31"E., 85.98 FEET TO A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 50.00 FEET; THENCE SOUTHEASTERLY 117.65 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 13°49'02" (CHORD BEARING S.58°14'26"E., 92.33 FEET); THENCE S.80°49'55"E., 31.65 FEET; THENCE S.24°16'31"E., 114.74 FEET; THENCE N.65°53'22"E., 23.13 FEET; THENCE S.12°20'24"E., 134.49 FEET; THENCE S.34°07'53"W., 15.05 FEET TO A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 50.00 FEET; THENCE SOUTHEASTERLY 60.50 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 69°19'54" (CHORD BEARING S.21°12'10"E., 56.88 FEET); THENCE S.76°32'13"E., 7.43 FEET; THENCE S.12°20'24"E., 110.00 FEET; THENCE S.09°11'14"E., 63.04 FEET; THENCE S.40°54'43"E., 75.28 FEET; THENCE S.32°15'56"E., 77.22 FEET; THENCE S.15°13'56"W., 90.29 FEET; THENCE S.39°23'56"W., 94.46 FEET; THENCE S.24°06'50"W., 31.30 FEET TO A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 65.00 FEET; THENCE SOUTHERLY 61.77 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 54°27'00" (CHORD BEARING S.03°06'40"E., 59.47 FEET); THENCE S.30°20'10"E., 202.44 FEET; THENCE S.50°29'46"E., 183.00 FEET TO A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 285.00 FEET; THENCE SOUTHEASTERLY 245.20 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 49°17'42" (CHORD BEARING S.25°50'55"E., 237.71 FEET); THENCE S.01°12'04"E., 27.73 FEET; THENCE S.88°47'20"E., 12.50 FEET TO THE WESTERLY BOUNDARY OF THOSE LANDS DESCRIBED IN O.R. BOOK 2085, PAGE 1193; THENCE ALONG SAID WESTERLY BOUNDARY S.00°14'04"E., 236.75 FEET; THENCE S.70°20'47"W., 1194.34 FEET; THENCE S.01°25'19"W., 299.65 FEET TO A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 70.00 FEET; THENCE SOUTHERLY 12.61 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°19'27" (CHORD BEARING S.03°44'25"E., 12.60 FEET); THENCE S.08°54'08"E., 307.42 FEET TO THE SOUTHERLY BOUNDARY OF SUNFIELD HOMES RETURN PARCEL 2 AS RECORDED IN O.R. BOOK 3125, PAGE 909 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA AND A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 4900.00 FEET; THENCE SOUTHWESTERLY 60.34 FEET ALONG SAID CURVE AND SAID SOUTHERLY BOUNDARY, THROUGH A CENTRAL ANGLE OF 00°35'17" (CHORD BEARING S.75°02'27"W., 60.34 FEET); THENCE N.08°54'08"W., 313.79 FEET TO A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 130.00 FEET; THENCE NORTHERLY 23.42 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°19'27" (CHORD BEARING N.03°44'25"W., 23.39 FEET); THENCE N.01°25'19"E., 265.71 FEET; THENCE N.85°40'02"W., 136.51 FEET TO A CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 135.00 FEET; THENCE NORTHWESTERLY 28.26 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°59'36" (CHORD BEARING N.79°40'14"W., 28.21 FEET); THENCE N.73°40'26"W., 893.75 FEET TO A CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 165.00 FEET; THENCE WESTERLY 113.26 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 39°19'48" (CHORD BEARING S.86°39'40"W., 111.05 FEET); THENCE S.66°59'46"W., 1116.04 FEET TO A CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 285.00 FEET; THENCE SOUTHWESTERLY 25.28 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 05°04'58" (CHORD BEARING S.69°32'15"W., 25.27 FEET); THENCE S.72°02'44"W., 277.84 FEET TO A CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 2300.00 FEET AND THE EASTERLY RIGHT-OF-WAY LINE OF SAID LITTLE ROAD; THENCE NORTHWESTERLY 60.05 FEET ALONG SAID EASTERLY RIGHT-OF-WAY LINE THROUGH A CENTRAL ANGLE OF 01°29'45" (CHORD BEARING N.15°38'19"W., 60.04 FEET) TO THE POINT OF BEGINNING.

LESS THE FOLLOWING:

RETURN TO THE AFORE DESCRIBED POINT "A" FOR CONVENIENCE; THENCE S.46°01'54"E., 110.00 FEET; THENCE S.54°53'08"E., 50.60 FEET; THENCE S.50°03'19"E., 110.09 FEET TO THE POINT OF BEGINNING; THENCE S.53°15'57"E., 117.65 FEET; THENCE S.05°23'44"W., 319.58 FEET TO A CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 235.00 FEET; THENCE SOUTHEASTERLY 195.47 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 47°39'32" (CHORD BEARING S.18°26'02"E., 189.89 FEET); THENCE S.42°15'48"E., 486.11 FEET; THENCE S.19°38'13"E., 121.60 FEET; THENCE S.70°21'56"W., 49.98 FEET; THENCE N.19°38'13"W., 110.37 FEET; THENCE S.70°47'13"W., 85.92 FEET; THENCE N.21°17'04"W., 145.65 FEET TO A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 50.00 FEET; THENCE NORTHWESTERLY 126.15 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 144°33'48" (CHORD BEARING N.76°21'52"W., 95.26 FEET); THENCE N.21°17'04"W., 93.70 FEET; THENCE N.69°07'58"E., 17.38 FEET; THENCE N.20°49'46"W., 107.54 FEET; THENCE N.40°20'42"W., 234.50 FEET; THENCE S.49°39'18"W., 176.53 FEET; THENCE S.69°10'14"W., 459.52 FEET; THENCE N.30°17'43"E., 347.75 FEET; THENCE N.43°58'06"E., 507.57 FEET; THENCE N.43°51'07"E., 90.51 FEET TO THE POINT OF BEGINNING.

CONTAINING 77.9044 NET ACRES, MORE OR LESS.

HAS CAUSED SAID LANDS TO BE DIVIDED AND SUBDIVIDED AS SHOWN HEREON; AND DOES HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC AND PASCO COUNTY, FLORIDA ALL STREET RIGHTS-OF-WAY, STREET EASEMENTS AND EASEMENTS OTHER THAN UTILITY EASEMENTS AS SHOWN AND DEPICTED HEREON, AND DOES HEREBY DEDICATE TO ANY UTILITY PROVIDER SUBSEQUENTLY AUTHORIZED BY IT, A NONEXCLUSIVE UTILITY EASEMENT OVER AND ACROSS THE AREA SHOWN AND DEPICTED HEREON, AS UTILITY EASEMENTS FOR THE SOLE AND EXCLUSIVE PURPOSE OF THE INSTALLATION, OPERATION AND MAINTENANCE OF THE UTILITY FACILITIES THEREIN; AND FURTHER DOES HEREBY RESERVE UNTO ITSELF, ITS SUCCESSORS, ASSIGNS, OR LEGAL REPRESENTATIVES THE RIGHT TO RETAIN THE USE OF SAID UTILITY EASEMENTS FOR THE PURPOSE OF INSTALLING, OPERATING AND MAINTAINING UTILITY FACILITIES AND MAY GRANT SUCH ADDITIONAL EASEMENTS, LICENSES OR USE AGREEMENTS RELATIVE TO SAID AREAS AS IT MAY DEEM NECESSARY, AND PROVIDED FURTHER, THAT THIS DEDICATION SHALL NOT, IN AND OF ITSELF, CONSTITUTE PERMISSION BY THE OWNER FOR THE PROVIDING OF SUCH SERVICES BY UTILITY PROVIDER TO THE PROPERTY, WHICH SHALL BE AUTHORIZED ONLY UPON TERMS AND CONDITIONS ACCEPTABLE TO OWNER.

THIS THE 30 DAY OF March, 2003**BELMAR DEVELOPMENT INC. - OWNER**

Pat O. Buck
PATRICIA O. BUCK, PRESIDENT



Sheila H. Charles
WITNESS

Sheila H. Charles
WITNESS NAME PRINTED

Carol Sullivan
WITNESS

Carol Sullivan
WITNESS NAME PRINTED

ACKNOWLEDGMENT OF OWNERSTATE OF FLORIDA)
)SS
COUNTY OF PASCO)I HEREBY CERTIFY ON THIS 30th DAY OF March, 2003 A.D., BEFORE ME PERSONALLY APPEARED PATRICIA O. BUCK, AS PRESIDENT OF BELMAR DEVELOPMENT, INC., A FLORIDA CORPORATION, AND VICE PRESIDENT OF SUNFIELD HOMES, INC. TO ME KNOWN TO BE THE PERSON(S) DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND DEDICATION AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HER FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED.

WITNESS MY HAND AND OFFICIAL SEAL AT PASCO COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

Sheila H. Charles
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

1-21-2006
MY COMMISSION EXPIRES:

Sheila H. Charles
PRINTED NAME OF NOTARY PUBLIC

**CERTIFICATE OF TITLE**STATE OF FLORIDA)
)SS
COUNTY OF PASCO)

I, H. CLYDE HOBBY, AS PARTNER OF HOBBY, GREY & REEVES, ATTORNEYS AT LAW DO HEREBY CERTIFY THAT THE RECORD TITLE TO THE LAND AS DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE PERSON, PERSONS, CORPORATION, OR ENTITY EXECUTING THE DEDICATION AS SHOWN ON THE PLAT. IN THE EVENT THE PLAT DOES NOT CONTAIN A DEDICATION, I HEREBY CERTIFY THAT THE DEVELOPER OF THE PLATTED SUBDIVISION HAS RECORD TITLE TO THE LAND. ADDITIONALLY, I CERTIFY THAT THERE ARE NO LIENS AND/OR ENCUMBRANCES OF RECORD AGAINST SAID PROPERTY, EXCEPT AS SHOWN ON SAID PLAT, AND THAT THE TAXES FOR THE YEAR 2001 HAVE BEEN PAID.

THIS THE 1st DAY OF APRIL, 2003 A.D.

HOBBY, GREY & REEVES

BY [Signature] NAME PRINTED H. Clyde Hobby**BOARD OF COUNTY COMMISSIONERS**THIS IS TO CERTIFY, THAT ON THIS 6 DAY OF MAY, 2003 A.D., THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA

[Signature]
CHAIRMAN OF THE BOARD
OF COUNTY COMMISSIONERS

NAME PRINTED

CLERK OF THE CIRCUIT COURT:I HEREBY CERTIFY, THAT THE FOREGOING PLAT HAS BEEN FILED IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA THIS 8 DAY OF MAY, 2003 A.D.IN PLAT BOOK 46, PAGES 40 THROUGH 49

[Signature]
CLERK OF THE CIRCUIT COURT

NAME PRINTED

REVIEW OF PLAT BY REGISTERED SURVEYORREVIEWED FOR COMPLIANCE WITH CHAPTER 177 OF THE FLORIDA STATUTES ON THIS 30th DAY OF April, 2003.

Nellie Mae Robinson
SIGNATURE

Nellie Mae Robinson
PRINTED NAME
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER # 3392

**SURVEYORS' CERTIFICATE**I, JOHN O. DIEHL, THE UNDERSIGNED REGISTERED SURVEYOR, HEREBY CERTIFY THAT ON THIS 20th DAY OF MARCH, 2003, THE AFORE DESCRIBED PROPERTY WAS SURVEYED, THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY MADE UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION. I FURTHER CERTIFY THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) HAVE BEEN SET AS OF THE DATE OF THIS CERTIFICATION AND PERMANENT CONTROL POINTS (P.C.P.'S) AND ALL OTHER CORNERS WILL BE SET WITHIN ONE YEAR OF THE DATE OF THIS CERTIFICATION. THIS PLAT COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177, OF THE FLORIDA STATUTES AND AMENDMENTS THEREOF.

John O. Diehl
JOHN O. DIEHL
FLORIDA REGISTERED SURVEYOR
REGISTRATION NO. 4053



POLARIS ASSOCIATES INC.
PROFESSIONAL SURVEYING
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SHEET 1 OF 10