

LAKESIDE 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 I, 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 LAKESIDE 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 I, 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, 1295.38 feet for a POINT OF BEGINNING; thence continue N 00°15'53" E. along said line 280.00 feet to the Southwest corner of Lakeside Woodlands Section I as recorded in Plat Book 16, 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°44'07" E., 211.94 feet;
- (2) N 60°25'42" E., 300.28 feet;
- (3) N 29°34'18" W., 15.00 feet;
- (4) N 60°25'42" E., 390.00 feet;
- (5) N 29°34'18" W., 30.00 feet;
- (6) N 60°25'42" 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°34'18" E., 320.00 feet;
- (2) S 47°18'46" E., 145.54 feet;
- (3) S 69°00'00" E., 145.19 feet;
- (4) S 89°44'07" E., 640.00 feet;
- (5) N 71°07'28" E., 260.00 feet;
- (6) N 56°59'52" E., 90.00 feet;
- (7) N 49°12'52" E., 90.00 feet to a point on the Westerly line of Lakeside

Woodlands Section III as recorded in Plat Book 22, Pages 42 and 43, Public Records of Pasco County, Florida; thence along said subdivision the following five (5) courses and distances:

- (1) S 44°40'38" E., 195.00 feet;
- (2) S 26°54'16" E., 118.80 feet;
- (3) S 00°15'53" W., 70.00 feet;
- (4) N 89°44'07" W., 36.74 feet;
- (5) S 00°15'53" W., 175.00 feet to the Southwest corner of Lot 306 of said subdivision; thence leaving same, N 89 44'07" W., 2478.85 feet to the POINT OF BEGINNING. Containing 22.341 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 or facilities exist; and further do hereby dedicate to the perpetual use of the public and Pasco County, Florida, all utility improvements and facilities 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 facilities and appurtenances until such time as the operation and maintenance of said lands, improvements, facilities and appurtenances is 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 the 25TH day of JUNE, 1985.

Signed, sealed and delivered in the presence of

Richard H. Lawrence
Witness
Sandra J. Wheeler
Witness
Larry Marsh
Larry Marsh, General Partner

C. Fred Bruel and Associates, Inc.
CONSULTING ENGINEERS LAND PLANNERS LAND SURVEYORS
ST. PETERSBURG • HUDSON • ZEPHYRHILLS • CLEARWATER

ACKNOWLEDGMENT:

STATE OF FLORIDA)
COUNTY OF PASCO) SS

I hereby certify that on this 15 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.

WITNESS my hand and official seal at Hudson, Pasco County, State of Florida, this the day and year aforesaid.

My Commission Expires 4-30-89
Sandra J. Wheeler
Notary Public
State of Florida at Large

MORTGAGEE:

BARNETT BANK OF PASCO

Edwin C. Hancock
Edwin C. Hancock
Senior Vice-President

Signed, Sealed and Delivered in the Presence of

Sandy M. Travelin
Witness
Patricia A. Lemail
Witness

ACKNOWLEDGMENT:

STATE OF FLORIDA)
COUNTY OF PASCO) SS

I hereby certify that on this 25 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.

WITNESS my hand and official seal at Hudson, Pasco County, Florida, the day and year aforesaid.

My Commission Expires 5/22/88
Linda E. O'Brien
Notary Public
State of Florida at Large

TITLE CERTIFICATE

STATE OF FLORIDA)
COUNTY OF PASCO) SS

I, DENNIS R. De LOACH, JR., 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 and or encumbrances of record against said property, except as shown on said plat and that the taxes for the year 1984 have been paid.

This the 26TH day of JUNE, 1985. BY: Dennis R. De Loach, 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, Pages 43 thru 45.

Ed Pittman
Clerk of the Circuit Court
J. J. Chandler
Deputy Clerk

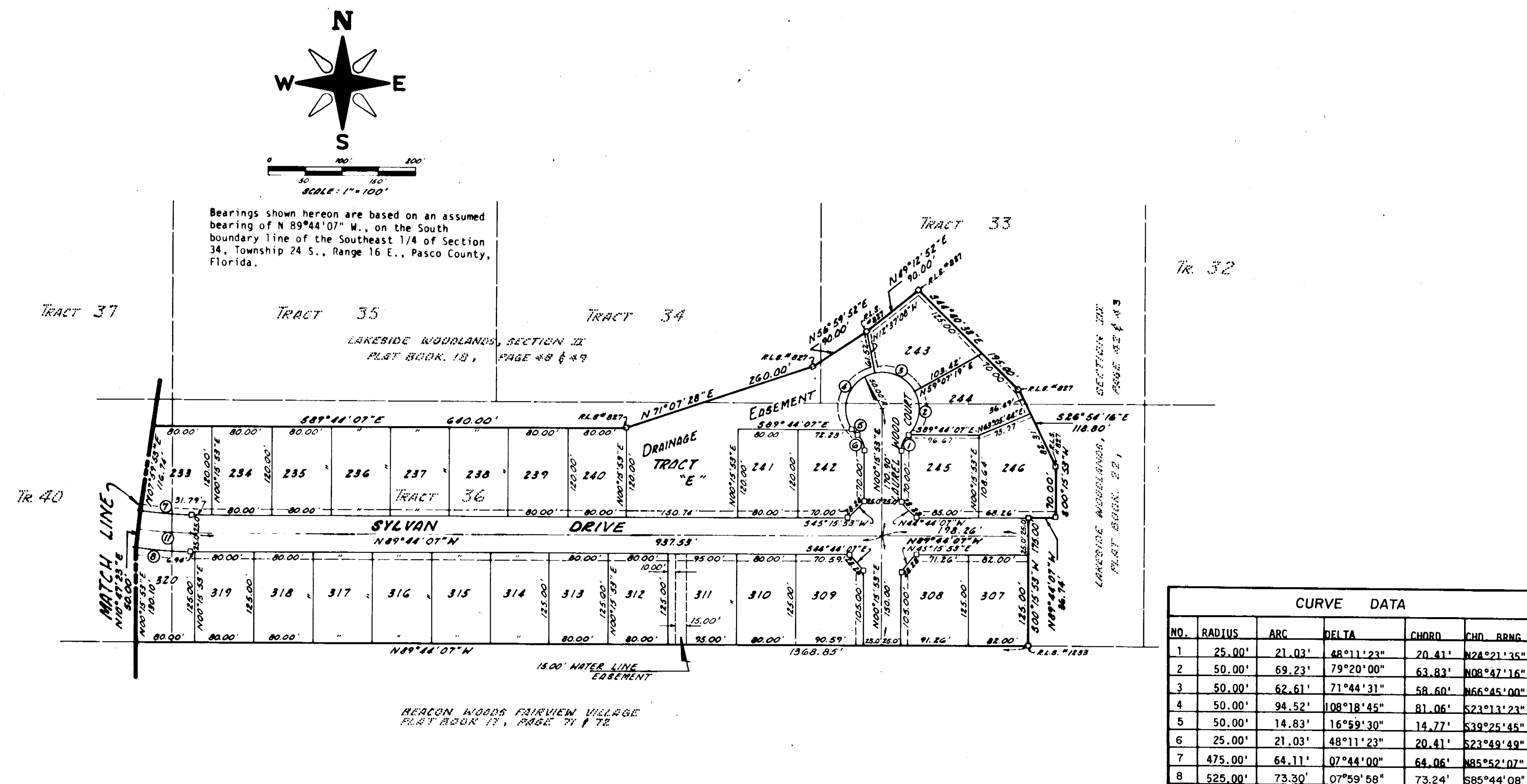
SURVEYOR'S CERTIFICATE:

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 177 of the Florida Statutes.

Richard H. Lawrence
RICHARD H. LAWRENCE
Florida Surveyor's Reg. No. 3250

LAKESIDE WOODLANDS SECTION V

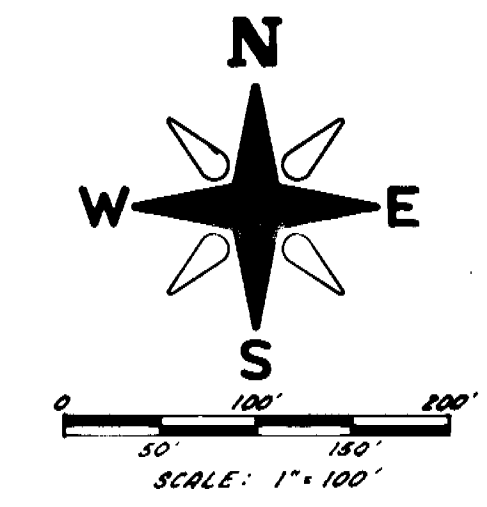
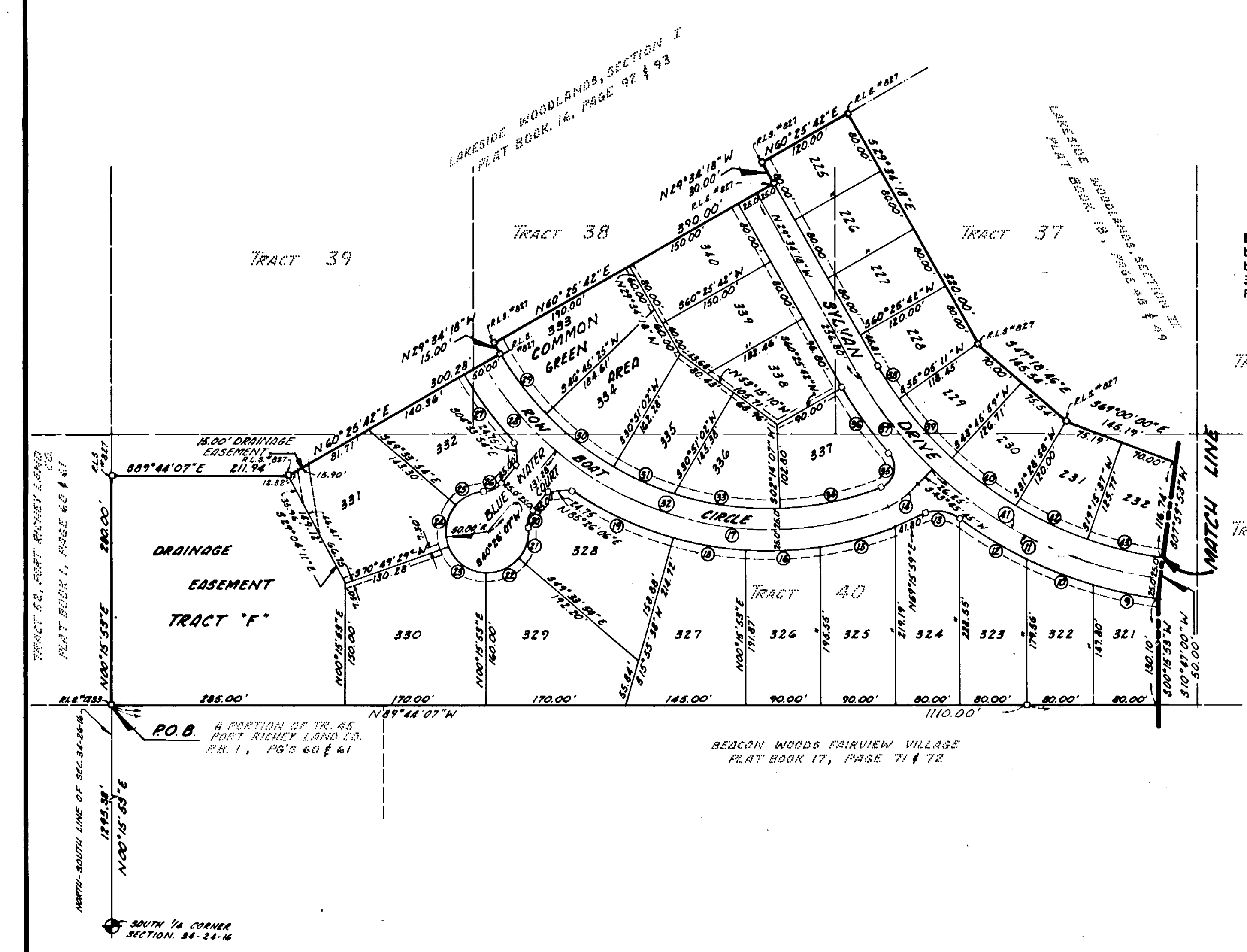
A REPLAT OF A PORTION OF TRACTS 33, 34 AND 36 THRU 40 PORT RICHEY LAND COMPANY AS RECORDED IN PLAT BOOK I, PAGE 60 and 61 PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. LYING IN THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 24 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA.



C. Fred Beuel and Associates, Inc.
CONSULTING ENGINEERS LAND PLANNERS LAND SURVEYORS
ST PETERSBURG • HUDSON • ZEPHYRHILLS • CLEARWATER

LAKE SIDE 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.



Bearings shown hereon are based on an assumed bearing of N 89°44'07" W., on the South boundary line of the Southeast 1/4 of Section 34, Township 24 S., Range 16 E., Pasco County, Florida.

SECTION WOODS FAIRVIEW VILLAGE
PLAT BOOK 17, PAGE 71 & 72

- NOTES:
- (1) Permanent Reference Monuments (PRM's) are indicated thus □
 - (2) Easements are indicated thus
Front lot easements are 10 ft.;
Rear and side lot easements are 5 ft.
unless otherwise indicated and are
for utility and/or drainage purposes.
 - (3) Lots 333 & 334 are designated COMMON green areas.

CURVE DATA					
NO.	RADIUS	ARC	DELTA	CHORD	CHORD BEARING
9	525.00	82.02'	08°57'03"	81.93'	S 77°15'38" E.
10	525.00	86.17'	09°24'15"	86.07'	S 68°04'59" E.
11	500.00	379.59'	43°29'53"	370.54'	S 67°59'11" E.
12	525.00	93.93'	10°15'05"	93.81'	S 58°15'19" E.
13	42.93	43.16'	57°36'15"	41.37'	S 81°55'54" E.
14	100.00	43.41'	24°52'20"	43.07'	N 56°11'56" E.
15	425.00	93.24'	12°34'11"	93.05'	N 75°33'05" E.
16	425.00	90.25'	12°09'59"	90.01'	N 87°55'10" E.
17	400.00	431.45'	61°48'02"	410.83'	S 80°27'54" E.
18	425.00	88.45'	11°55'29"	88.29'	S 80°02'07" E.
19	425.00	139.22'	18°46'06"	138.60'	S 64°41'19" E.
20	25.00	21.03'	49°11'23"	20.41'	N 16°20'25" E.
21	50.00	42.05'	48°11'23"	40.83'	N 16°20'25" E.
22	50.00	43.49'	49°49'47"	42.13'	N 65°21'00" E.
23	50.00	61.58'	70°33'36"	57.76'	S 54°27'19" E.
24	50.00	52.02'	59°36'37"	49.71'	S 10°37'48" W.
25	50.00	42.05'	48°11'23"	40.83'	S 64°31'48" W.
26	25.00	21.03'	48°11'23"	20.41'	S 64°31'48" W.
27	425.00	105.73'	14°15'13"	105.46'	S 36°41'55" E.
28	400.00	139.58'	19°59'36"	138.87'	N 39°34'06" W.
29	375.00	89.48'	13°40'17"	89.27'	N 36°24'27" W.
30	375.00	104.11'	15°54'23"	103.77'	N 51°11'47" W.
31	375.00	80.63'	12°19'07"	80.47'	N 65°18'32" W.
32	400.00	571.03'	81°47'36"	523.76'	N 70°28'06" W.
33	375.00	135.92'	20°46'02"	135.18'	N 81°51'06" W.
34	375.00	125.20'	19°07'47"	124.62'	S 78°12'00" W.
35	25.00	47.64'	109°10'16"	40.75'	S 14°02'58" W.
36	525.00	100.47'	10°57'52"	100.31'	S 35°03'14" E.
37	500.00	145.44'	16°39'56"	144.92'	S 37°54'17" E.
38	475.00	44.29'	05°20'31"	44.27'	N 32°14'34" W.
39	475.00	93.85'	11°19'12"	93.69'	N 40°34'25" W.
40	475.00	101.84'	12°17'01"	101.64'	N 52°22'32" W.
41	500.00	525.03'	60°09'49"	501.24'	N 59°39'13" W.
42	475.00	101.33'	12°13'21"	101.14'	N 64°37'43" W.
43	475.00	93.37'	11°15'44"	93.22'	N 76°22'15" W.

C. Fred Beuel and Associates, Inc.
CONSULTING ENGINEERS LAND PLANNERS LAND SURVEYORS
BY PETERSBURG • HUDSON • ZEPHYRHILLS • CLEARWATER