25/65

ORCHID LAKE VILLAGE
UNIT NINE

A REPLAT OF A PORTION OF TRACTS 22 AND 23 OF SECTION 34, TOWNSHIP 25 SOUTH, RANGE 16 EAST, AS SHOWN ON THE PLAT OF THE PORT RICHEY LAND COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 1, PAGES 60 AND 61 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

LEGAL AND DEDICATION

THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAT TO BE KNOWN AS ORCHID LAKE VILLAGE UNIT NINE, A REPLAT OF A PORTION OF TRACTS 22 AND 23 OF SECTION 34, TOWNSHIP 25 SOUTH, RANGE 16 EAST, AS SHOWN ON THE PLAT OF THE PORT RICHEY LAND COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 1, PAGES 60 AND 61 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, ALL BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 34; THENCE ALONG THE WEST BOUNDARY LINE OF SAID SECTION 34, SOUTH 00° 43' 36" WEST, A DISTANCE OF 99.27 FEET TO THE SOUTHERLY BOUNDARY LINE OF ORCHID LAKE VILLAGE UNIT THREE, AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 20, PAGES 68, 69, 70 AND 71 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ORCHID LAKE VILLAGE UNIT THREE THE FOLLOWING COURSES AND DISTANCES: SOUTH 69° 02' 13" EAST, 67.72 FEET; 109.21 FEET ALONG THE ARC OF A CURVE TO THE LEFT TO THE SOUTHWEST CORNER OF LOT 386 AS SHOWN ON THE PLAT OF SAID ORCHID LAKE VILLAGE UNIT THREE FOR A POINT OF BEGINNING, SAID CURVE HAVING A RADIUS OF 757.50 FEET AND A CHORD OF 109.12 FEET WHICH BEARS SOUTH 10° 07' 59" WEST; THENCE CONTINUE ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ORCHID LAKE VILLAGE UNIT THREE THE FOLLOWING COURSES AND DISTANCES: SOUTH 58° 00' 00" EAST, 226.79 FEET; SOUTH 77° 12' 46" EAST, 393.00 FEET TO THE WESTERLY BOUNDARY LINE OF ORCHID LAKE VILLAGE UNIT EIGHT AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 24, PAGES 51, 52 AND 53 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE ALONG THE WESTERLY BOUNDARY LINE OF SAID ORCHID LAKE VILLAGE UNIT EIGHT, THE FOLLOWING COURSES AND DISTANCES: SOUTH 12° 47' 14" WEST, 107.48 FEET; SOUTH 00° 30' 59" WEST, 196.00 FEET; SOUTH 89° 37' 33" EAST, 115.00 FEET; SOUTH 00° 22' 27" WEST, 85.00 FEET; NORTH 89° 37' 33" WEST, 240.47 FEET; SOUTH 00° 22' 27" WEST, A DISTANCE OF 170.34 FEET TO THE SOUTH BOUNDARY LINE OF SAID TRACT 22; THENCE ALONG THE SOUTH BOUNDARY LINE OF TRACTS 22 AND 23, NORTH 89° 37' 33" WEST, A DISTANCE OF 422.75 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF BAKER ROAD AS DESCRIBED IN OFFICIAL RECORD BOOK 1551, PAGES 0504 AND 0505 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID BAKER ROAD THE FOLLOWING COURSES AND DISTANCES: 140.46 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 757.50 FEET AND A CHORD OF 140.26 FEET WHICH BEARS NORTH 04° 35' 08" WEST; NORTH 00° 43' 36" EAST, A DISTANCE OF 550.34 FEET; 69.76 FEET ALONG THE ARC OF A CURVE TO THE RIGHT TO THE POINT OF BEGINNING, SAID CURVE HAVING A RADIUS OF 757.50 FEET AND A CHORD OF 69.73 FEET WHICH BEARS NORTH 03° 21' 48" EAST, CONTAINING 7.93 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 AND 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 PASCO 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 27th DAY OF March, A.D., 1987.

OWNER

REGENCY COMMUNITIES, INC.

JOHN E. HUDSON, PRESIDENT

JANEAN M. JACKSON, SECRETARY

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF

WITNESS FOR BOTH

WITNESS FOR BOTH

ACKNOWLEDGEMENT

STATE OF FLORIDA)
) SS:
COUNTY OF PASCO)

I HEREBY CERTIFY ON THIS 27th DAY OF March A.D., 1987, BEFORE ME PERSONALLY APPEARED JOHN E. HUDSON AND JANEAN M. JACKSON, PRESIDENT AND SECRETARY RESPECTIVELY, OF REGENCY COMMUNITIES, INC., A FLORIDA CORPORATION, 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.

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

MY COMMISSION EXPIRES: 12-7-88

NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

CERTIFICATE OF TITLE

STATE OF FLORIDA)
) SS:
COUNTY OF PASCO)

I, DANIEL N. MARTIN, OF MARTIN AND FIGURSKI, DO HEREBY CERTIFY THAT THE APPARENT RECORD TITLE TO THE LAND AS DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE PERSON, PERSONS OR CORPORATION EXECUTING THIS DEDICATION AS IT IS 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 APPARENT 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 1986 HAVE BEEN PAID.

THIS THE 14th DAY OF MAY, A.D., 1987.

MARTIN AND FIGURSKI

BY: Daniel N. Martin

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY ON THIS 18TH DAY OF MAY, A.D., 1987, THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE LANDS SURVEYED AND THAT THE SURVEY WAS MADE UNDER MY SUPERVISION AND THAT THIS PLAT COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 177 OF THE FLORIDA STATUTES; THE PERMANENT CONTROL POINTS (P.C.P.S.) WERE NOT SET AS OF THE DATE OF THIS CERTIFICATE.

CASSON ENGINEERING COMPANY

WALTER A. CASSON, PE
FLORIDA SURVEYOR'S REG'N. NO. 1533

APPROVED

BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA, ON THIS 16 DAY OF June, A.D., 1987.

CHAIRMAN

FILED AND RECORDED

IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, ON THIS 18 DAY OF June, A.D., 1987, IN PLAT BOOK 25, PAGES 65 AND 66.

CLERK OF THE CIRCUIT COURT
By: E. Long, D.C.

SHEET 1 OF 2

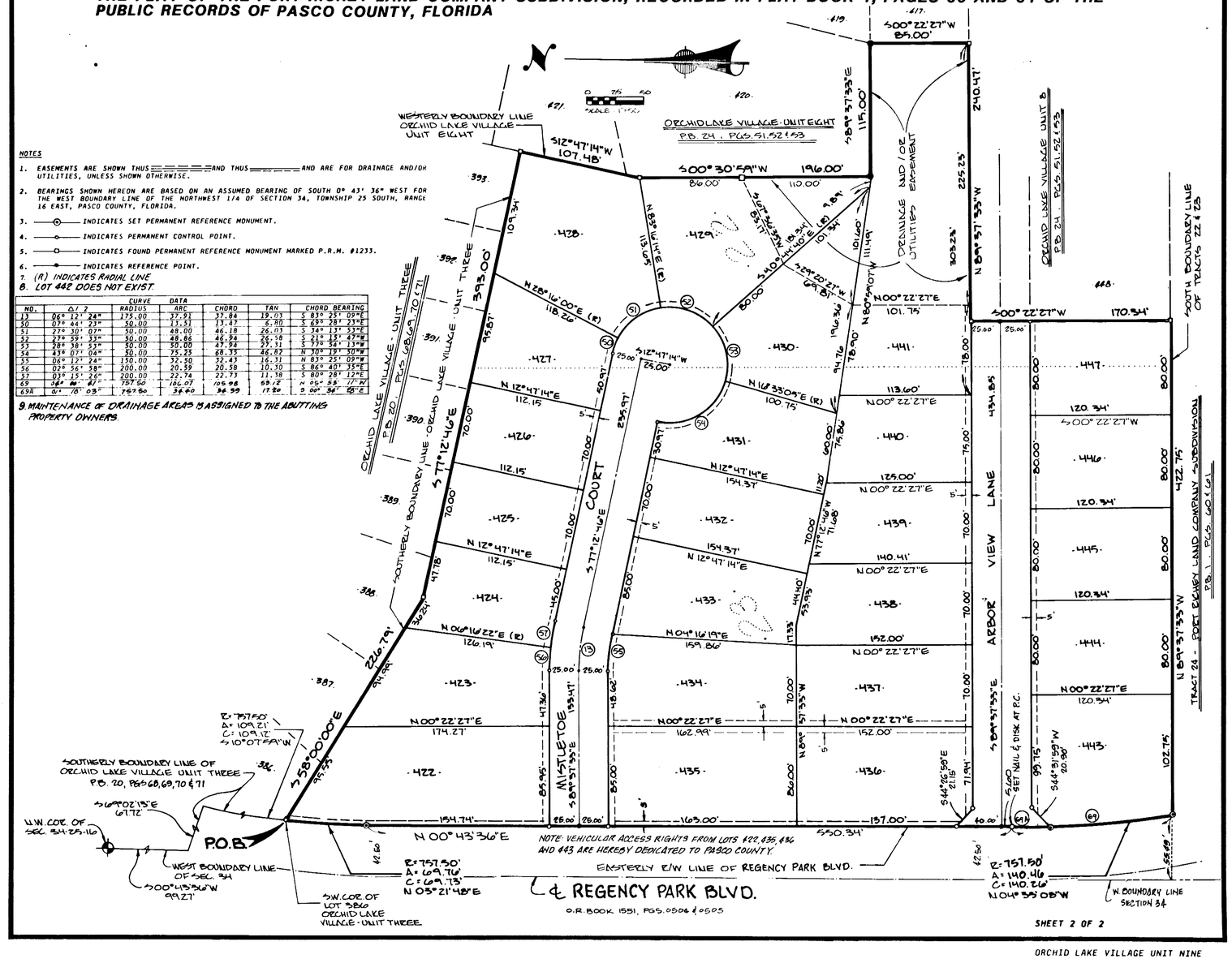
ORCHID LAKE VILLAGE UNIT NINE
PLAT BOOK 25 PAGE 65

DR. CK.		BDY.	MCV													C.E. CORS	5/18/87
LC.	MCV	LOTS	MCV													T.L.	
		1/4/16		9:23 87	STR.	1'=6'	5/26/87	W.L.	1'=6'	5/26/87	TEL.CO.	9:23 87	TEL.CO.			C.M.	
				9:23 87	SAN.	1'=6'	5/26/87	FEL.CO.					P.MGR.			L.D.M.	

REGENCY COMMUNITIES, INC. ORDER NO. 772247

ORCHID LAKE VILLAGE
UNIT NINE

A REPLAT OF A PORTION OF TRACTS 22 AND 23 OF SECTION 34, TOWNSHIP 25 SOUTH, RANGE 16 EAST, AS SHOWN ON THE PLAT OF THE PORT RICHEY LAND COMPANY SUBDIVISION, RECORDED IN PLAT BOOK 1, PAGES 60 AND 61 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA



NOTES

1. EASEMENTS ARE SHOWN THUS ═══ AND THUS ═ ═ ═ AND ARE FOR DRAINAGE AND/OR UTILITIES, UNLESS SHOWN OTHERWISE.
2. BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF SOUTH 0° 43' 36" WEST FOR THE WEST BOUNDARY LINE OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 25 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA.
3. —⊙— INDICATES SET PERMANENT REFERENCE MONUMENT.
4. —○— INDICATES PERMANENT CONTROL POINT.
5. —○— INDICATES FOUND PERMANENT REFERENCE MONUMENT MARKED P.R.M. #1233.
6. —● INDICATES REFERENCE POINT.
7. (R) INDICATES RADIAL LINE
8. LOT 442 DOES NOT EXIST.

NO.	Δ / 2	CURVE DATA RADIUS	ARC	CHORD	TAN	CHORD BEARING
13	06° 12' 24"	175.00	37.91	37.84	19.03	S 83° 25' 09"E
50	07° 44' 23"	50.00	13.51	13.47	6.80	S 69° 28' 23"E
51	27° 30' 07"	50.00	48.00	46.18	26.03	S 34° 13' 53"E
52	27° 59' 33"	50.00	48.86	46.94	26.38	S 21° 15' 47"W
53	28° 38' 53"	50.00	50.00	47.94	27.31	S 57° 54' 13"W
54	43° 07' 04"	50.00	75.25	68.35	46.82	N 30° 19' 50"W
55	06° 12' 24"	150.00	32.50	32.43	16.31	N 83° 25' 09"W
56	02° 56' 58"	200.00	20.59	20.58	10.30	S 86° 40' 35"E
57	03° 15' 26"	200.00	22.74	22.73	11.38	S 80° 28' 12"E
69	06° 00' 47"	757.50	186.07	185.98	93.15	N 05° 53' 11"W
69A	01° 15' 03"	757.50	34.40	34.39	17.20	N 09° 36' 05"E

9. MAINTENANCE OF DRAINAGE AREAS IS ASSIGNED TO THE ABUTTING PROPERTY OWNERS.

SHEET 2 OF 2

ORCHID LAKE VILLAGE UNIT NINE

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