

TWO RIVERS PARCEL D1  
LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA

DESCRIPTION  
A PARCEL OF LAND LYING IN SECTION 31 & 32, TOWNSHIP 26 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE WESTERNMOST CORNER OF TWO RIVERS PARCEL D2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 95, PAGES 68 THROUGH 73, OF THE PUBLIC RECORDS OF PASCO COUNTY, RUN THENCE ALONG THE WESTERLY BOUNDARY THEREOF, S 43°00'00"E., A DISTANCE OF 779.15 FEET; THENCE S 18°43'28"W., A DISTANCE OF 280.06 FEET; THENCE S 73°30'00"W., A DISTANCE OF 50.00 FEET; THENCE S 03°00'00"W., A DISTANCE OF 141.03 FEET; THENCE S 03°00'00"E., A DISTANCE OF 725.67 FEET; THENCE S 81°18'00"W., A DISTANCE OF 558.59 FEET; THENCE S 51°10'03"W., A DISTANCE OF 454.50 FEET; THENCE N 35°00'00"W., A DISTANCE OF 690.81 FEET; THENCE N 62°00'00"W., A DISTANCE OF 200.72 FEET; THENCE N 75°09'00"W., A DISTANCE OF 50.00 FEET; THENCE N 64°00'00"W., A DISTANCE OF 1014.98 FEET; THENCE N 09°00'00"E., A DISTANCE OF 769.14 FEET; THENCE N 09°00'00"E., A DISTANCE OF 1014.98 FEET; THENCE N 09°00'00"E., 1006.71 FEET ALONG THE ARC OF A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 2600.00 FEET AND A CENTRAL ANGLE OF 28°00'00" (CHORD BEARING N 23°00'00"E., 998.72 FEET); THENCE N 37°00'00"E., A DISTANCE OF 187.41 FEET; THENCE N 39°17'02"E., A DISTANCE OF 123.43 FEET; THENCE S 53°00'00"E., A DISTANCE OF 555.08 FEET; THENCE S 34°00'00"E., A DISTANCE OF 557.91 FEET; THENCE S 69°00'00"E., A DISTANCE OF 634.35 FEET TO THE POINT OF BEGINNING.

CONTAINING 109.004 ACRES, MORE OR LESS.

CERTIFICATE OF OWNERSHIP AND DEDICATION

PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY (THE "OWNER"), HEREBY STATES AND DECLARES THAT IT IS THE FEE SIMPLE OWNER OF ALL LANDS REFERRED TO AS "TWO RIVERS PARCEL D1" AND AS DESCRIBED IN THE LEGAL DESCRIPTION, WHICH IS PART OF THIS PLAT, AND MAKES THE FOLLOWING DEDICATIONS:

1. OWNER DOES HEREBY GRANT, CONVEY AND DEDICATE TRACTS A-4A, B-13A, B-20, B-21, B-22, B-22A AND B-23, AS SHOWN AND DEPICTED HEREON TO THE TWO RIVERS WEST COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ORGANIZED AND EXISTING PURSUANT TO CHAPTER 190, FLORIDA STATUTES (THE "DISTRICT"), AS EVIDENCED BY ITS EXECUTION OF THIS PLAT. THE DISTRICT ACCEPTS THIS DEDICATION AND AGREES TO MAINTAIN THE FOREGOING TRACTS FOR THE BENEFIT AND USE OF THE PROPERTY OWNERS IN THE DISTRICT FOR PURPOSES THEY WERE INTENDED.

2. OWNER HEREBY RESERVES FEE TITLE TO TRACTS A-4B AND P-20, AS SHOWN AND DEPICTED HEREON FOR CONVEYANCE BY OWNER TO THE HAMMOCK AT TWO RIVERS HOMEOWNERS ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION (THE "ASSOCIATION") BY SEPARATE INSTRUMENT, SUBSEQUENT TO THE RECORDING OF THIS PLAT. TRACTS A-4B AND P-20 SHALL BE MAINTAINED BY THE OWNER FOR THE PURPOSES STATED HEREON UNTIL SUCH CONVEYANCE OCCURS, AND SHALL BE MAINTAINED BY THE ASSOCIATION FOR SUCH PURPOSES FROM AND AFTER SUCH CONVEYANCE.

3. OWNER HEREBY GRANTS, CONVEYS AND DEDICATES TO THE COUNTY AND ALL PROVIDERS OF LAW ENFORCEMENT, FIRE, EMERGENCY MEDICAL, OTHER SIMILAR GOVERNMENTAL AND QUASI-GOVERNMENTAL EMERGENCY SERVICES AND APPROPRIATE UTILITY ENTITIES, A NON-EXCLUSIVE ACCESS EASEMENT OVER AND ACROSS THE EMERGENCY ACCESS EASEMENT AS SHOWN HEREON FOR INGRESS AND EGRESS FOR THE PERFORMANCE OF THEIR DUTIES IN THE EVENT OF AN EMERGENCY. IN THE EVENT OF ANY ACCIDENT, BLOCKAGE OR OTHER EMERGENCY, AT THE REQUEST OF AN EMERGENCY SERVICES PROVIDER, THE EMERGENCY ACCESS EASEMENT SHALL REMAIN OPEN TO THE RESIDENTS AND THEIR INVITEES UNTIL TRAFFIC FLOW IS RESTORED. THE DISTRICT SHALL BE RESPONSIBLE FOR MAINTAINING THE EASEMENT AT ALL TIMES SO THAT IT CAN BE USED IN THE EVENT OF AN EMERGENCY.

4. THE OWNER FURTHER DOES:

a. GRANT, CONVEY AND DEDICATE TO PASCO COUNTY, FLORIDA, (THE "COUNTY") A PERPETUAL EASEMENT FOR INGRESS-EGRESS OVER AND ACROSS TRACTS A-4A AND A-4B, AS SHOWN HEREON, FOR ANY AND ALL GOVERNMENTAL PURPOSES INCLUDING (WITHOUT LIMITATION) FIRE AND LAW ENFORCEMENT AND EMERGENCY MEDICAL SERVICES.

b. GRANTS, CONVEYS, AND DEDICATES TO THE COUNTY, STATUTORILY AUTHORIZED PUBLIC UTILITY ENTITIES AND ALL LICENSED PRIVATE UTILITY ENTITIES A NON-EXCLUSIVE, UNOBSTRUCTED UTILITY EASEMENT FOR TELEPHONE, ELECTRIC, CABLE TELEVISION, WATER, SEWER, STREET LIGHTS, FIRE PROTECTION AND OTHER UTILITIES OVER AND ACROSS THOSE PORTIONS OF THE PLAT SHOWN AS "UTILITY EASEMENT", AND IDENTIFIED HEREON FOR SUCH PURPOSES, THE USE AND BENEFIT OF WHICH SHALL EXTEND AND INURE TO THE BENEFIT OF THE "COUNTY", STATUTORILY AUTHORIZED PUBLIC UTILITY ENTITIES AND ALL DULY LICENSED PRIVATE UTILITY COMPANIES. IN THE EVENT UTILITY IMPROVEMENTS ARE CONSTRUCTED WITHIN SUCH UTILITY EASEMENT AREAS, IT SHALL BE THE RESPONSIBILITY OF THE UTILITY ENTITIES TO REPAIR OR REPLACE SAID UTILITY IMPROVEMENTS AS NECESSARY FOR MAINTENANCE OF SAID UTILITIES.

c. RESERVE UNTO ITSELF, ITS SUCCESSORS OR ASSIGNS, 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 VACATED, VOIDED, OR INVALIDATED TO THE EXTENT CONSISTENT WITH FS 177.085(1).

d. RESERVE UNTO ITSELF, ITS SUCCESSORS OR ASSIGNS, A NON-EXCLUSIVE EASEMENT IN COMMON WITH OTHERS LOCATED WITHIN THE UTILITY EASEMENT OVER AND ACROSS THE FRONT OF ALL LOTS ON THIS PLAT. SAID NON-EXCLUSIVE EASEMENT IS FOR THE INSTALLATION, OPERATION AND MAINTENANCE AND/OR REPLACEMENT OF UNDERGROUND UTILITY CONDUITS AND RELATED FACILITIES TO ACCOMMODATE WHATEVER CABLES AND LINE THAT THE OWNER ELECTS TO INSTALL, OR HAVE INSTALLED WITHIN SAID CONDUITS, INCLUDING, BUT NOT LIMITED TO CABLE TELEVISION, INTERNET ACCESS, TELECOMMUNICATIONS AND BULK TELECOMMUNICATION SERVICES TO THE EXTENT CONSISTENT WITH FS 177.091(2B).

e. GRANT, CONVEY, AND DEDICATE TO THE PERPETUAL USE OF THE PUBLIC AND THE COUNTY ALL UTILITY IMPROVEMENTS AND FACILITIES LYING WITHIN OR UPON THE LANDS DEPICTED ON THIS PLAT TOGETHER WITH ANY NECESSARY EASEMENTS, AND FURTHER DOES HEREBY RESERVE UNTO THEMSELVES, THEIR SUCCESSORS OR ASSIGNS, THE RIGHT TO CONSTRUCT, OPERATE, AND MAINTAIN ALL UTILITY IMPROVEMENTS, OR UTILITIES AND APPURTENANCES LYING WITHIN THE LANDS DEPICTED ON THIS PLAT UNTIL SUCH TIME AS THE OPERATION AND MAINTENANCE OF SAID UTILITY IMPROVEMENTS, FACILITIES, AND APPURTENANCES ARE ASSUMED BY THE COUNTY.

f. GRANT, CONVEY, AND DEDICATE TO THE DISTRICT, ITS SUCCESSORS OR ASSIGNS, A PERPETUAL EASEMENT OVER AND ACROSS ALL LANDS SHOWN AS WALL EASEMENT FOR THE PURPOSE OF MAINTAINING, REPAIRING, REPLACING, AND ACCESSING THE WALL STRUCTURES LYING THEREIN.

5. THE OWNER FURTHER DOES HEREBY GRANT, CONVEY, WARRANT AND DEDICATE TO THE COUNTY A NON-EXCLUSIVE FLOW-THROUGH EASEMENT AND REASONABLE RIGHT OF ACCESS TO ENSURE THE FREE FLOW OF WATER FOR THE GENERAL PUBLIC DRAINAGE PURPOSES OVER, THROUGH AND UNDER ALL DRAINAGE EASEMENTS OR COMMONLY OWNED PROPERTY SHOWN ON THIS PLAT. IN THE EVENT THE OWNER OR THE DISTRICT FAILS TO PROPERLY MAINTAIN ANY DRAINAGE EASEMENTS/FACILITIES PREVENTING THE FREE FLOW OF WATER, THE COUNTY SHALL HAVE THE REASONABLE RIGHT, BUT NOT THE OBLIGATION, TO ACCESS AND ENTER UPON ANY DRAINAGE EASEMENT FOR THE PURPOSE OF PERFORMING MAINTENANCE TO ENSURE THE FREE FLOW OF WATER.

6. THE OWNER HEREBY GRANTS, CONVEYS AND DEDICATES TO THE COUNTY, TRACT Z-10 (PUBLIC PUMP STATION SITE), AS SHOWN HEREON, AND THE UTILITY IMPROVEMENTS AND FACILITIES LOCATED THEREIN FOR PURPOSES INCIDENTAL THERETO. OWNER DOES FURTHER RESERVE UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, A TEMPORARY EASEMENT ON, OVER AND UNDER TRACT Z-10 FOR THE PURPOSE OF CONSTRUCTING, OPERATING AND MAINTAINING ALL UTILITY IMPROVEMENTS AND FACILITIES LYING WITHIN OR UPON TRACT Z-10 UNTIL SUCH TIME AS THE OPERATION AND MAINTENANCE OF SUCH IMPROVEMENTS AND FACILITIES ARE ASSUMED BY THE COUNTY.

OWNER  
PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY, AUTHORIZED TO DO BUSINESS IN FLORIDA

BY: [Signature]  
JEFFREY DEASON,  
VICE PRESIDENT - LAND DEVELOPMENT  
(WITNESS SIGNATURE)  
[Signature]  
RAY APOUR  
(WITNESS NAME-PRINTED)  
[Signature]  
Michele Figura  
(WITNESS NAME-PRINTED)

PROPERTY INFORMATION

STATE OF FLORIDA  
COUNTY OF PINELLAS } SS

WE, FIRST AMERICAN TITLE INSURANCE COMPANY, A TITLE COMPANY DULY LICENSED IN THE STATE OF FLORIDA, HAVE COMPLETED A PROPERTY INFORMATION REPORT FOR THE FILING OF A SUBDIVISION PLAT, FIRST AMERICAN FILE NO. NCS-1219494-CAST WITH AN EFFECTIVE DATE OF MAY 16, 2024, AND BASED ON SAID REPORT FIND THAT THE TITLE OF THE PROPERTY IS VESTED IN PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY THAT THE CURRENT TAXES HAVE BEEN PAID, AND THAT THE PROPERTY IS NOT ENCUMBERED BY ANY MORTGAGES, OTHER ENCUMBRANCES OR EASEMENTS OTHER THAN SHOWN ON THE PROPERTY INFORMATION REPORT FOR THE FILING OF A SUBDIVISION PLAT, FIRST AMERICAN FILE NO. NCS-1219494-CAST WITH AN EFFECTIVE DATE OF MAY 16, 2024.

THIS 11 DAY OF March, 2025

FIRST AMERICAN TITLE INSURANCE COMPANY

[Signature]  
DAVID H. ROBERTS  
AUTHORIZED SIGNATORY

OWNER ACKNOWLEDGEMENT

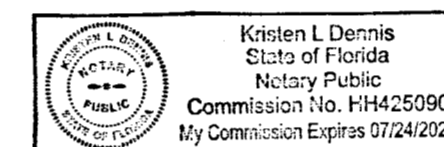
STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH } SS

I HEREBY CERTIFY ON THIS 11th DAY OF March, 2025 BEFORE ME PERSONALLY APPEARED BY MEANS OF PHYSICAL PRESENCE JEFFREY DEASON, VICE PRESIDENT - LAND DEVELOPMENT OF PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY AUTHORIZED TO DO BUSINESS IN FLORIDA, KNOWN TO ME OR WHO HAS PRODUCED [Signature] AS IDENTIFICATION, WHO HAS IDENTIFIED HIMSELF AS THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF OWNERSHIP 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 SEAL AT Hillsborough COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES: 07/24/2027 COMMISSION NUMBER: HH425070

[Signature]  
Kristen L. Dennis  
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

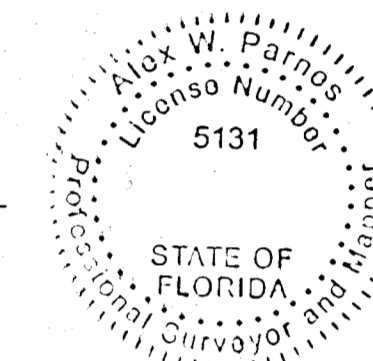


REVIEW OF PLAT BY PROFESSIONAL SURVEYOR AND MAPPER

PURSUANT TO SECTION 177.081 (1), FLORIDA STATUTES, I HEREBY CERTIFY THAT I, OR A FLORIDA PROFESSIONALLY LICENSED SURVEYOR AND MAPPER DESIGNEE UNDER MY DIRECTION AND SUPERVISION, HAVE PERFORMED A LIMITED REVIEW OF THIS PLAT FOR CONFORMITY TO CHAPTER 177 PART 1, FLORIDA STATUTES, AND THAT THIS PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF SAID CHAPTER, HOWEVER MY REVIEW AND CERTIFICATION DOES NOT INCLUDE COMPUTATIONS OR FIELD VERIFICATION OF ANY POINTS OR MEASUREMENTS.

SIGNED AND SEALED THIS 17 DAY OF April, 2025

[Signature]  
ALEX W. PARNES, PASCO COUNTY SURVEYOR  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 5131



BOARD OF COUNTY COMMISSIONERS:  
THIS IS TO CERTIFY, THAT ON THIS THE 2nd DAY OF April, 2025 THE FOREGOING PLAT WAS APPROVED TO BE RECORDED BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA.

[Signature]  
KATHRYN STANLEY  
CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

CLERK OF THE CIRCUIT COURT:  
I HEREBY CERTIFY, THAT THE FOREGOING PLAT HAS BEEN FILED IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA ON THIS 2nd DAY OF April, 2025 IN PLAT BOOK 98, PAGES 60-68

[Signature]  
NIKKI ALVAREZ-SOWLES, ESQ.  
PASCO COUNTY CLERK & COMPTROLLER

CERTIFICATE OF ACCEPTANCE COMMUNITY DEVELOPMENT DISTRICT

THE DEDICATION TO TWO RIVERS WEST COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT, CREATED PURSUANT TO CHAPTER 190, FLORIDA STATUTES, WAS ACCEPTED AT AN OPEN MEETING OF THE COMMUNITY DEVELOPMENT DISTRICT BY THEIR BOARD OF SUPERVISORS THIS 11, March DAY OF 2025 AND HEREBY CONSENTS TO AND JOINS IN THE RECORDING OF THIS INSTRUMENT AND THE DEDICATIONS SHOWN HEREON.

BY: [Signature]  
CARLOS DE LA OSSA  
CHAIRMAN  
(WITNESS SIGNATURE)  
[Signature]  
Augen Berns  
(WITNESS NAME-PRINTED)  
[Signature]  
STEPHANIE YREOY  
(WITNESS NAME-PRINTED)

ACKNOWLEDGEMENT

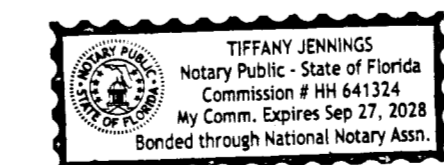
STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH } SS

I HEREBY CERTIFY ON THIS 11 DAY OF March, 2025 BEFORE ME PERSONALLY APPEARED BY MEANS OF PHYSICAL PRESENCE CARLOS DE LA OSSA, AS CHAIRMAN OF THE TWO RIVERS WEST COMMUNITY DEVELOPMENT DISTRICT, KNOWN TO ME OR WHO HAS PRODUCED [Signature] AS IDENTIFICATION, WHO HAS IDENTIFIED HIMSELF AS THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF ACCEPTANCE 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 SEAL AT Hillsborough COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

MY COMMISSION EXPIRES: 09/27/24 COMMISSION NUMBER: HH641324

[Signature]  
TIFFANY JENNINGS  
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE



NOTICE:  
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLEMENTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

CERTIFICATE OF SURVEYOR  
THE UNDERSIGNED, BEING CURRENTLY LICENSED BY THE STATE OF FLORIDA AS A PROFESSIONAL SURVEYOR AND MAPPER, DOES HEREBY CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY DIRECTION AND SUPERVISION, AND SAID PLAT COMPLIES WITH ALL SURVEY REQUIREMENTS OF FLORIDA STATUTES CHAPTER 177, PART I, AND THAT PERMANENT REFERENCE MONUMENTS (P.R.M.'S) WERE SET ON THE 4th, DAY OF DECEMBER, 2024, AS SHOWN HEREON, AND THAT THE "P.C.P.'S" (PERMANENT CONTROL POINTS) AS SHOWN HEREON, AND ALL OTHER MONUMENTATION OF LOT CORNERS, POINTS OF INTERSECTION AND CHANGES OF DIRECTION OF LINES WITHIN THE SUBDIVISION AS REQUIRED BY SAID CHAPTER 177 OF THE FLORIDA STATUTES WILL BE SET WITHIN THE TIME ALLOTTED IN 177.091 (8) (9), OR PURSUANT TO TERMS OF BOND.

SIGNED AND SEALED THIS 10th DAY OF MARCH, 2025

[Signature]  
CHARLES M. ARNETT  
PROFESSIONAL LAND SURVEYOR NO. LS8884  
CERTIFICATE OF AUTHORIZATION NO. LB7768

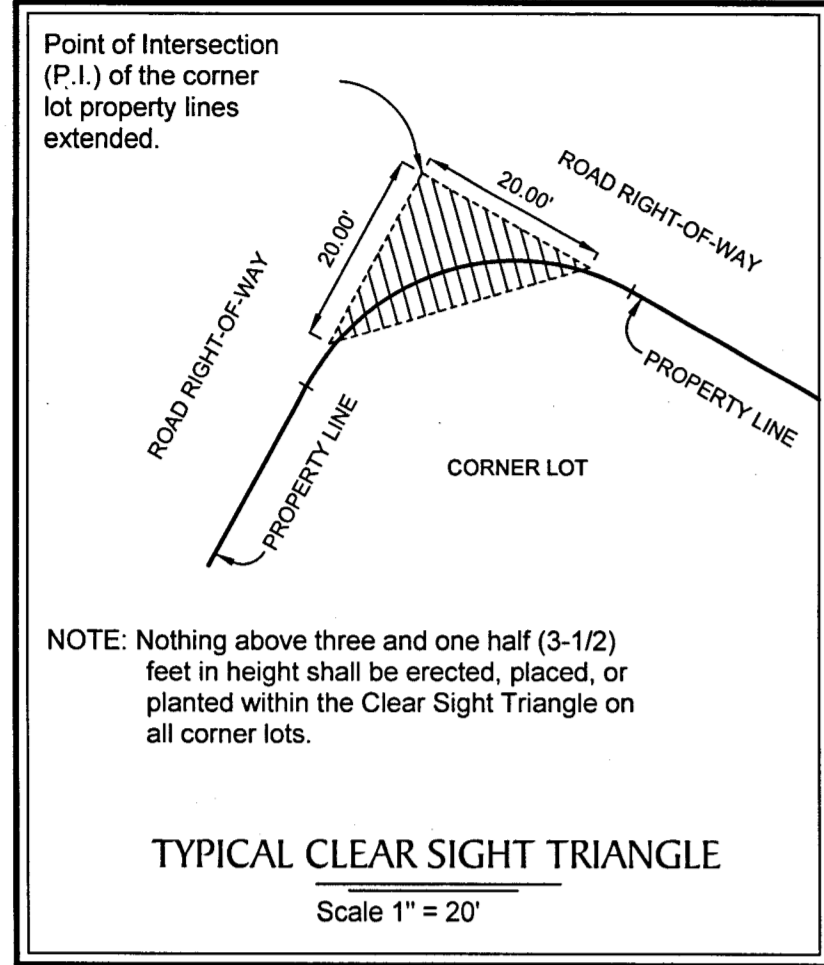


GeoPoint  
Surveying, Inc.  
213 Hobbs Street  
Tampa, Florida 33619  
www.geo-pointsurvey.com  
Phone: (813) 248-8888  
Fax: (813) 248-2266  
Licensed Business Number LB 7768

# TWO RIVERS PARCEL D1

LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA

Curve Data Table					
No.	Radius	Arc	Central Angle	Bearing	Chord
C1	2060.00'	1006.71'	28°00'00"	N23°00'00"E	896.72'



NOTE: ALL LINES INTERSECTING A CURVE ARE RADIAL (R) UNLESS OTHERWISE NOTED AS NON-RADIAL (NR).

NOTICE: This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not recorded on this plat that may be found in the public records of this county.

NOTE: A 1/2 INCH DIAMETER IRON PIPE WITH CAP No. LB7768 WILL BE SET AT EACH LOT CORNER AS REQUIRED BY CHAPTER 177 OF THE FLORIDA STATUTES WITHIN THE TIME ALLOTTED IN 177.091 (9), UNLESS PRIOR MONUMENTATION OF THE LOT CORNER IS FOUND IN PLACE.

NOTE: EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE NEAREST FOOT (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDREDTH OF A FOOT WITH NO GREATER OR LESSER VALUE (IE: 5' = 5.00')

NOTE: All unplatted utility easements shall provide that such easements shall also be easements for the construction, installation, maintenance, and operation of cable television services; provided, however, no such construction, installation, maintenance, and operation of cable television services shall interfere with facilities and services of an electric, telephone, gas, or other public utility. In the event a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages. This section shall apply to those private easements granted to or obtained by a particular electric, telephone, gas, or other public utility. Such construction, installation, maintenance, and operation shall comply with National Electrical Safety Code as adopted by the Florida Public Service Commission.

The coordinate values shown hereon are based on the National Geodetic Survey Control Points and were established to Third Order Class I accuracy as defined by the Standards and Specifications for Geodetic Control Networks, as published by the Federal Geodetic Control Committee dated September 1984 or latest edition. "T31-122", "T34-135" and "N30124"

- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - ⊕ indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.C.P.) Permanent Control Point LB7768
  - (NR) indicates non-radial line
  - O.R. Official Records Book
  - TYP. Typical
  - P.U.E. Public Utility Easement
  - D.A.E. Drainage & Access Easement
  - CCR Certified Corner Record
  - 39 Block Number

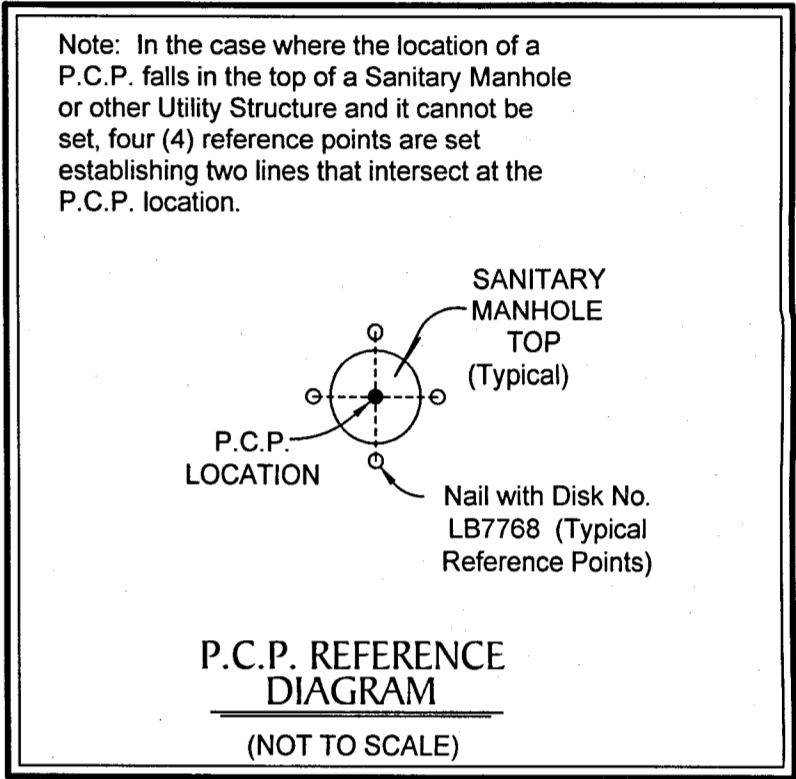
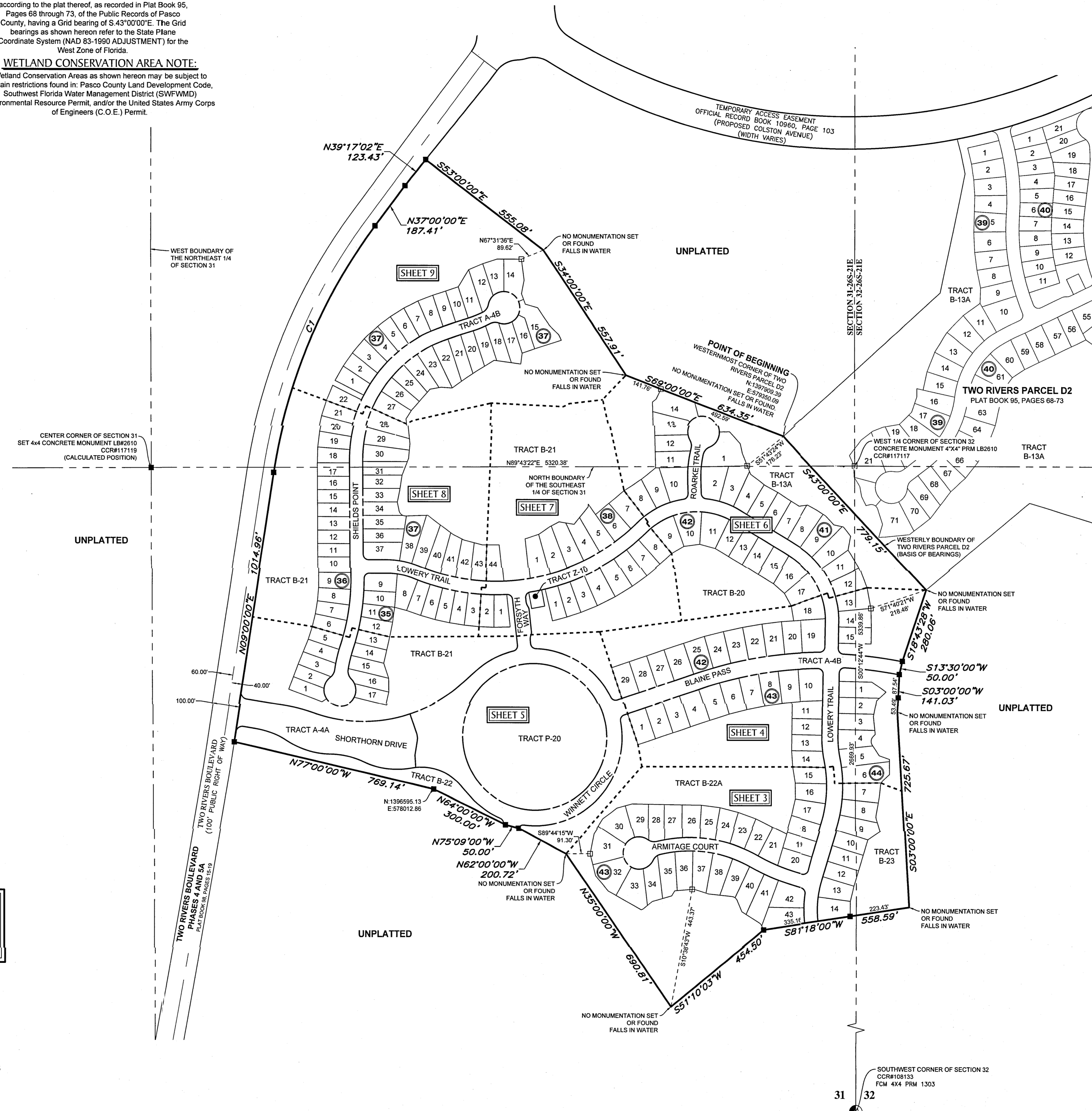
**KEY SHEET**  
NOTE: REFER TO THE FOLLOWING SHEETS OF THIS PLAT FOR DETAILED LABELING AND DIMENSIONING.

**BASIS OF BEARINGS**

The Westerly boundary of TWO RIVERS PARCEL D2, according to the plat thereof, as recorded in Plat Book 95, Pages 68 through 73, of the Public Records of Pasco County, having a Grid bearing of S 43°00'00"E. The Grid bearings as shown hereon refer to the State Plane Coordinate System (NAD 83-1990 ADJUSTMENT) for the West Zone of Florida.

**WETLAND CONSERVATION AREA NOTE:**

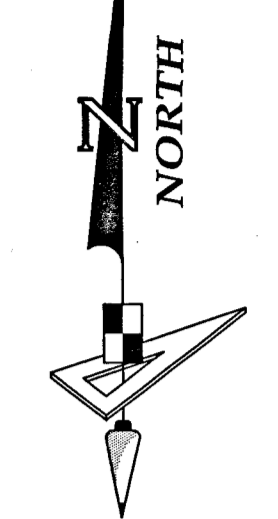
Wetland Conservation Areas as shown hereon may be subject to certain restrictions found in: Pasco County Land Development Code, Southwest Florida Water Management District (SWFWMD) Environmental Resource Permit, and/or the United States Army Corps of Engineers (C.O.E.) Permit.



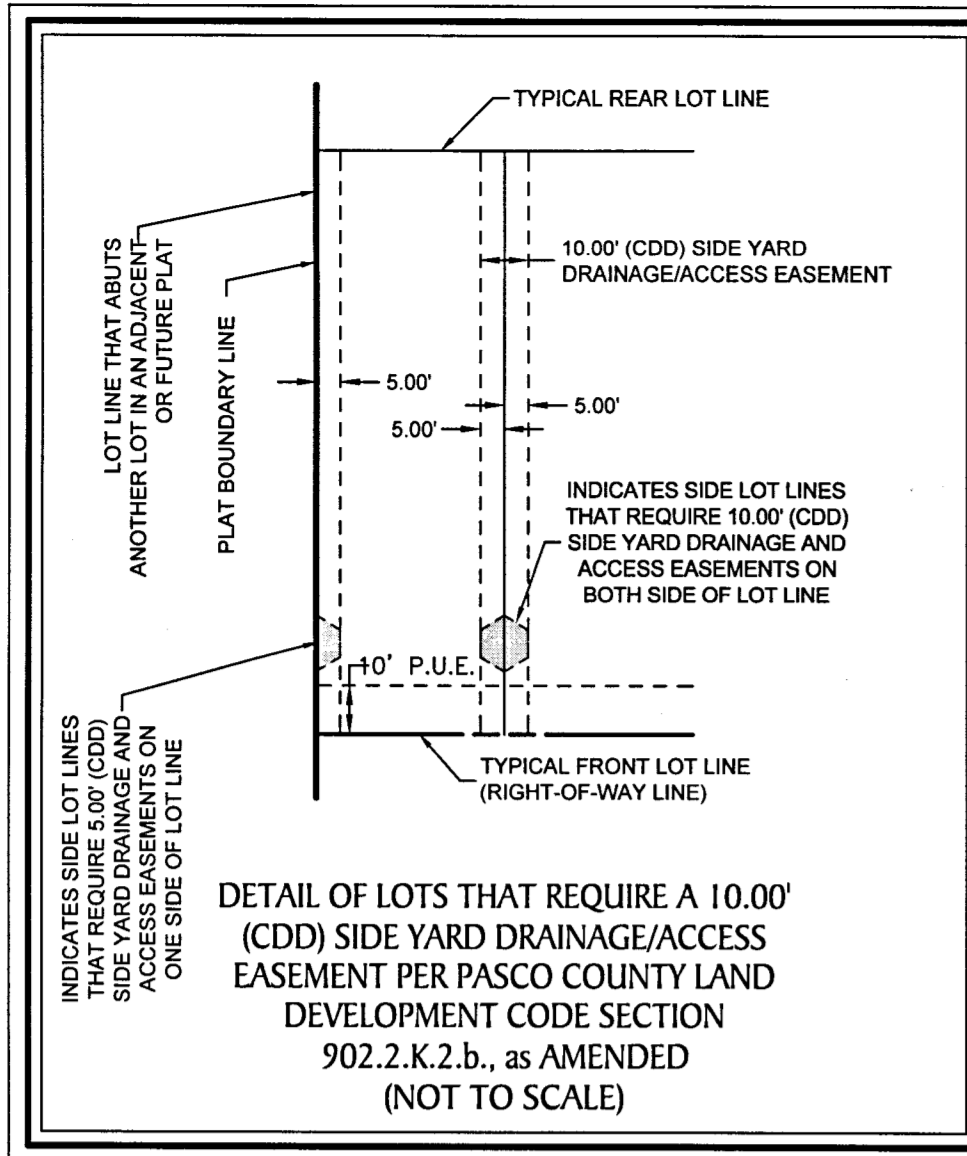
TRACT DESIGNATION TABLE		
TRACT	USAGE	SQFT.
A-4A	(CDD) RIGHT OF WAY; PUBLIC UTILITY EASEMENT	95,683
A-4B	(HOA) INGRESS-EGRESS EASEMENT, (CDD) DRAINAGE EASEMENT & PUBLIC UTILITY EASEMENT	551,248
B-13A	(CDD) DRAINAGE, LANDSCAPE AREA, OPEN SPACE & WETLAND CONSERVATION AREA	164,189
B-20	(CDD) DRAINAGE, LANDSCAPE AREA & OPEN SPACE	246,069
B-21	(CDD) DRAINAGE, LANDSCAPE AREA, OPEN SPACE, WETLAND CONSERVATION AREA & EMERGENCY ACCESS EASEMENT	1,255,295
B-22	(CDD) DRAINAGE, LANDSCAPE AREA & OPEN SPACE	48,575
B-22A	(CDD) DRAINAGE, LANDSCAPE AREA, OPEN SPACE & WETLAND CONSERVATION AREA	412,886
B-23	(CDD) DRAINAGE, LANDSCAPE AREA & OPEN SPACE & WETLAND CONSERVATION AREA	107,737
P-20	PARK AREA (HOA)	233,283
Z-10	PUMP STATION SITE (PUBLIC)	3,049

**TWO RIVERS PARCEL D1**  
 LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, THE FLORIDA  
**MATCH LINE SEE SHEET 4**

NOTE: EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE RIGHT HEREON (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDRETH OF A FOOT WITH NO GREATER OR LESSER VALUE (IE: 5' = 5.00") (IE: 7.5' = 7.50")

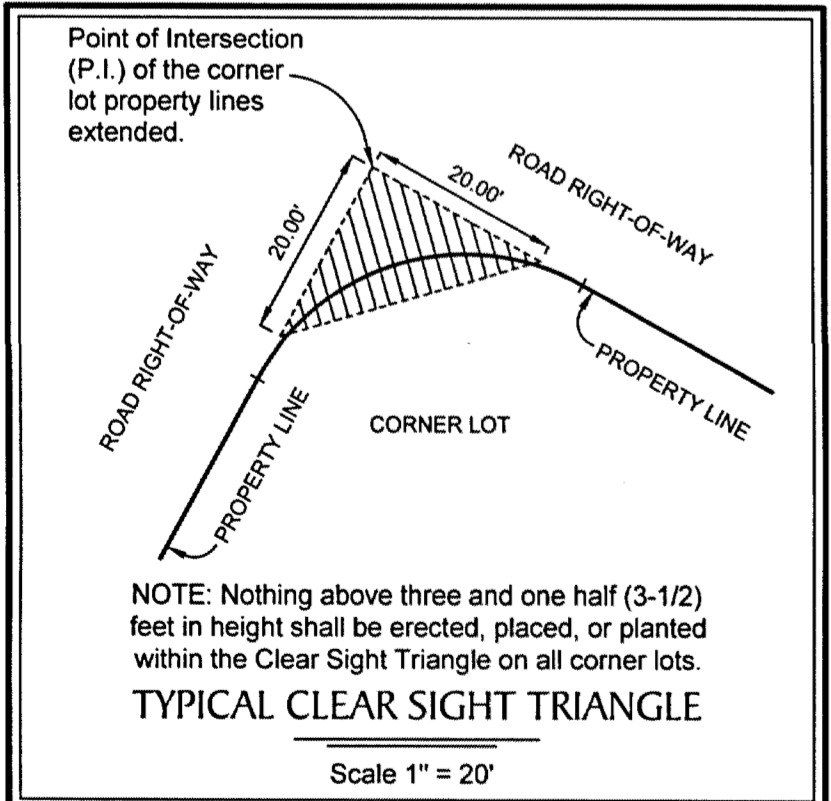
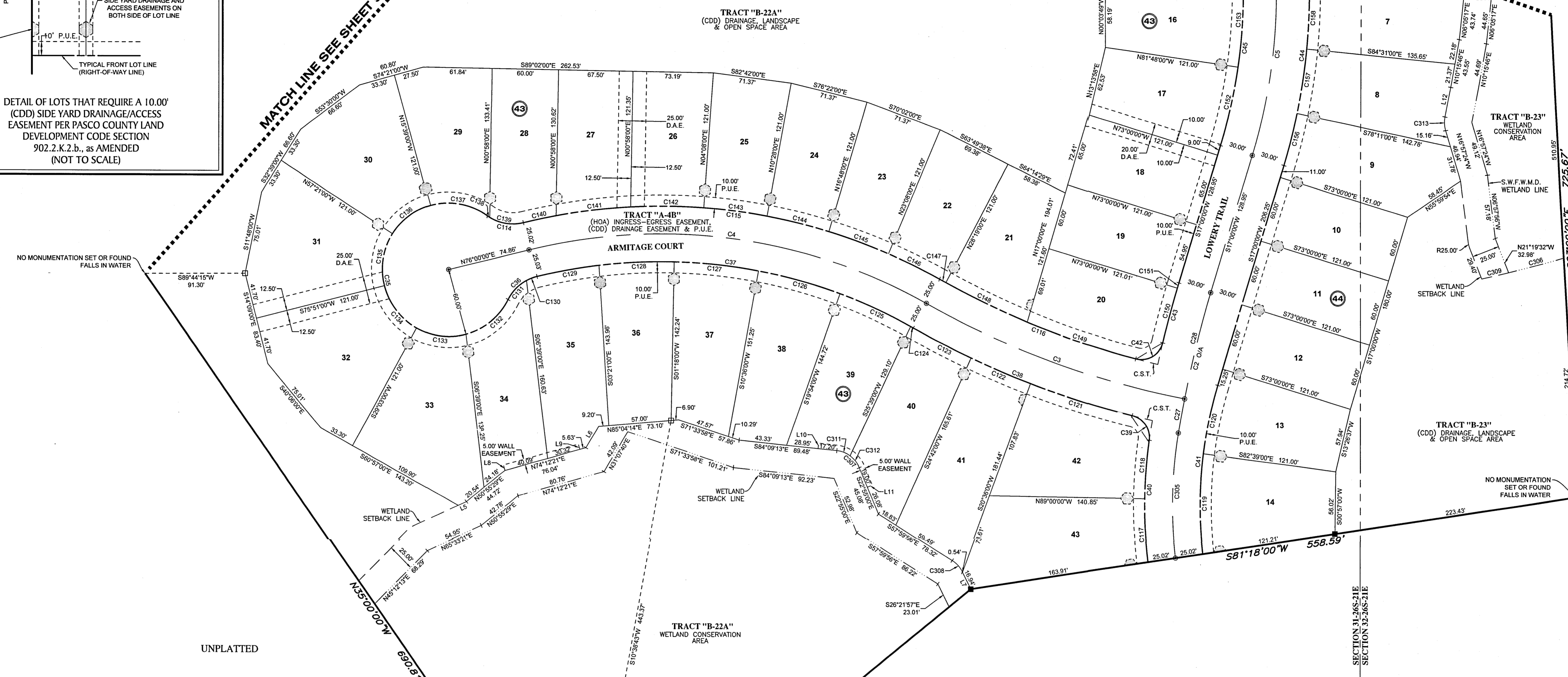


SCALE 1" = 50'  
 0 25 50 100  
 SEE NOTE ON SHEET 2 OF 9 FOR BASIS OF BEARINGS



MATCH LINE SEE SHEET 5

MATCH LINE SEE SHEET 4



- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.C.P.) Permanent Control Point LB7768
  - (NR) --- indicates non-radial line
  - O.R. --- indicates Official Records Book
  - TYP. --- Typical
  - P.U.E. --- Public Utility Easement
  - D.A.E. --- Drainage & Access Easement
  - CR --- Certified Corner Record
  - Block Number

No.	Radius	Arc	Central Angle	Bearing	Chord
C147	775.00'	6.54'	0°29'00"	S61°26'30"E	6.54'
C148	775.00'	82.33'	6°05'13"	S64°43'37"E	82.30'
C149	775.00'	103.48'	7°39'01"	S71°35'43"E	103.40'
C150	1030.00'	50.51'	2°48'38"	S15°18'52"W	50.51'
C151	1030.00'	5.05'	0°16'50"	S16°51'35"W	5.05'
C152	470.00'	72.19'	8°48'00"	N12°36'00"E	72.12'
C153	470.00'	73.18'	8°55'15"	N03°44'23"E	73.10'
C154	470.00'	60.32'	7°21'14"	N04°23'52"W	60.28'
C156	530.00'	47.95'	5°11'00"	N14°24'30"E	47.93'
C157	530.00'	58.58'	6°20'00"	N02°39'00"E	58.55'
C158	530.00'	58.58'	6°20'00"	N02°19'00"E	58.55'
C305	400.00'	112.74'	16°08'56"	S01°12'30"W	112.37'
C306	1444.07'	52.39'	2°04'43"	N75°16'30"E	52.39'
C307	25.00'	26.72'	61°14'13"	N53°32'07"W	25.47'
C308	25.00'	13.80'	31°37'59"	N42°10'56"W	13.63'
C309	1444.07'	25.25'	1°00'07"	N76°48'55"E	25.25'
C311	25.00'	13.11'	30°02'43"	N69°07'52"W	12.96'
C312	25.00'	13.61'	31°11'30"	N38°30'45"W	13.44'
C313	25.00'	12.34'	28°16'33"	S02°49'08"E	12.21'
C314	25.00'	18.54'	42°28'54"	S27°19'44"W	18.11'
C315	25.00'	8.66'	19°51'10"	S10°00'52"W	8.62'

No.	Radius	Arc	Central Angle	Bearing	Chord
C2	1000.00'	129.19'	7°24'07"	S13°17'56"W	129.10'
C3	800.00'	250.07'	17°54'35"	S70°09'18"E	249.05'
C4	500.00'	373.50'	42°48'00"	S82°36'00"W	364.88'
C5	500.00'	245.60'	28°08'36"	S02°55'42"E	243.14'
C27	1000.00'	31.29'	1°47'35"	S10°29'40"W	31.29'
C28	1000.00'	97.89'	5°36'32"	S14°11'44"W	97.86'
C35	60.00'	292.08'	278°55'00"	S13°59'56"E	78.00'
C36	40.00'	34.63'	49°36'30"	S51°20'49"W	33.56'
C37	475.00'	353.57'	42°38'56"	N82°31'28"W	345.47'
C38	825.00'	214.30'	14°53'00"	S68°38'30"E	213.70'
C39	20.00'	29.64'	84°55'11"	N34°20'33"W	27.00'
C40	425.00'	109.71'	14°47'25"	S00°43'04"W	109.40'
C41	375.00'	153.20'	23°24'27"	S05°17'46"W	152.14'
C42	20.00'	31.65'	90°40'12"	N59°14'40"E	28.45'
C43	1030.00'	55.58'	3°05'26"	S15°27'17"W	55.55'
C44	530.00'	260.33'	28°08'36"	N02°55'42"E	257.72'
C45	470.00'	230.86'	28°08'36"	N02°55'42"E	228.55'
C114	40.00'	34.45'	49°20'34"	S79°12'44"E	33.39'
C115	525.00'	391.11'	42°41'01"	N82°32'30"W	382.13'
C116	775.00'	192.35'	14°13'14"	S68°18'37"E	191.86'
C117	425.00'	56.95'	7°40'39"	S02°50'19"E	56.91'
C118	425.00'	52.76'	7°06'46"	S04°33'23"W	52.73'
C119	375.00'	63.16'	9°39'00"	S12°10'30"W	63.08'
C121	825.00'	96.23'	6°41'00"	S72°44'30"E	96.18'

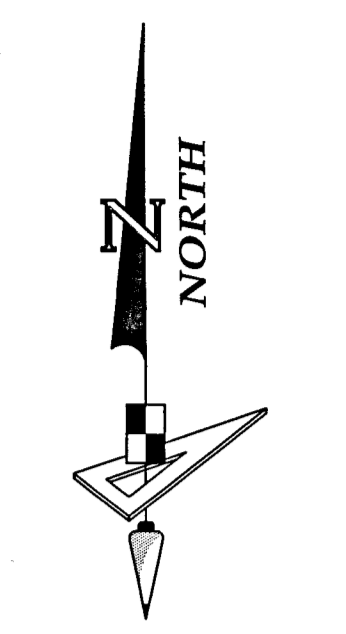
No.	Radius	Arc	Central Angle	Bearing	Chord
C122	825.00'	59.04'	4°06'00"	S67°21'00"E	59.02'
C123	825.00'	59.04'	4°06'00"	S63°18'00"E	59.02'
C124	475.00'	2.86'	0°20'42"	N61°22'21"W	2.86'
C125	475.00'	70.92'	8°33'18"	N65°49'21"W	70.86'
C126	475.00'	77.10'	9°18'00"	N74°45'00"W	77.02'
C127	475.00'	77.10'	9°18'00"	N84°03'00"W	77.02'
C128	475.00'	68.57'	8°16'16"	S87°09'52"W	68.51'
C129	475.00'	57.02'	6°52'40"	S79°35'24"W	56.99'
C130	40.00'	10.25'	14°41'14"	S68°48'27"W	10.23'
C131	40.00'	24.38'	34°55'16"	S44°00'12"W	24.00'
C132	60.00'	50.68'	48°23'59"	N50°44'33"E	49.19'
C133	60.00'	46.19'	44°06'27"	S63°00'14"E	45.06'
C134	60.00'	49.01'	46°48'00"	S37°33'00"E	47.65'
C135	60.00'	49.01'	46°48'00"	S09°15'00"W	47.66'
C136	60.00'	43.67'	41°42'00"	S53°30'00"W	42.71'
C137	60.00'	53.52'	51°06'33"	N60°05'43"E	51.76'
C138	40.00'	2.91'	1°10'11"	S69°37'32"E	2.91'
C139	40.00'	31.54'	45°10'23"	S81°17'49"E	30.73'
C140	525.00'	30.36'	3°18'48"	S77°46'23"W	30.35'
C141	525.00'	68.18'	7°26'27"	S83°09'01"W	68.13'
C142	525.00'	66.55'	7°15'46"	N89°29'53"W	66.50'
C143	525.00'	58.03'	6°20'00"	N82°42'00"W	58.00'
C144	525.00'	58.03'	6°20'00"	N76°22'00"W	58.00'
C145	525.00'	58.03'	6°20'00"	N70°02'00"W	58.00'
C146	525.00'	51.92'	5°40'00"	N64°02'00"W	51.90'

No.	Bearing	Length
L5	S65°33'21"W	8.20'
L6	N31°07'40"E	22.50'
L7	N26°21'57"W	17.49'
L8	N15°47'39"W	5.00'
L9	S15°47'39"E	5.00'
L10	N05°50'47"E	5.00'
L11	S67°05'00"W	5.00'
L12	N11°19'08"E	26.96'

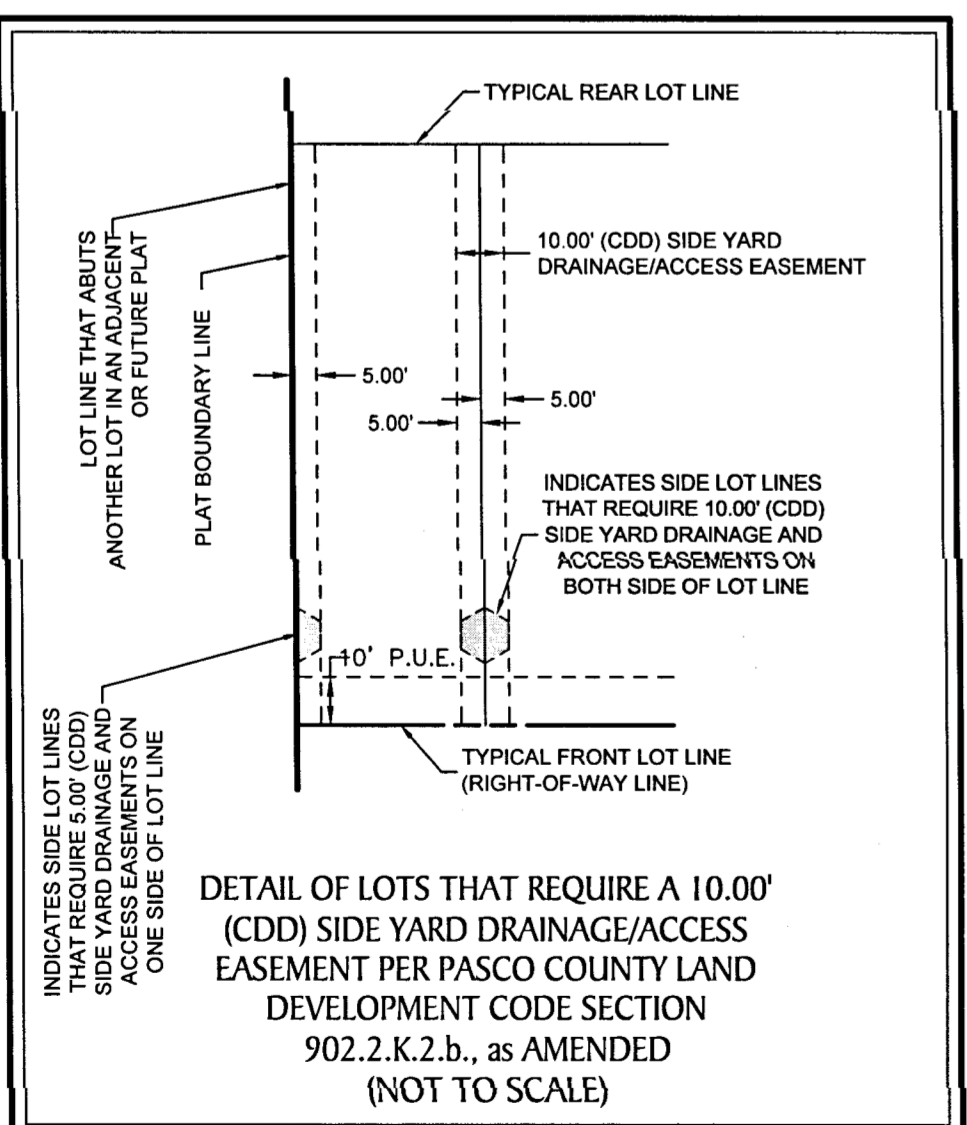
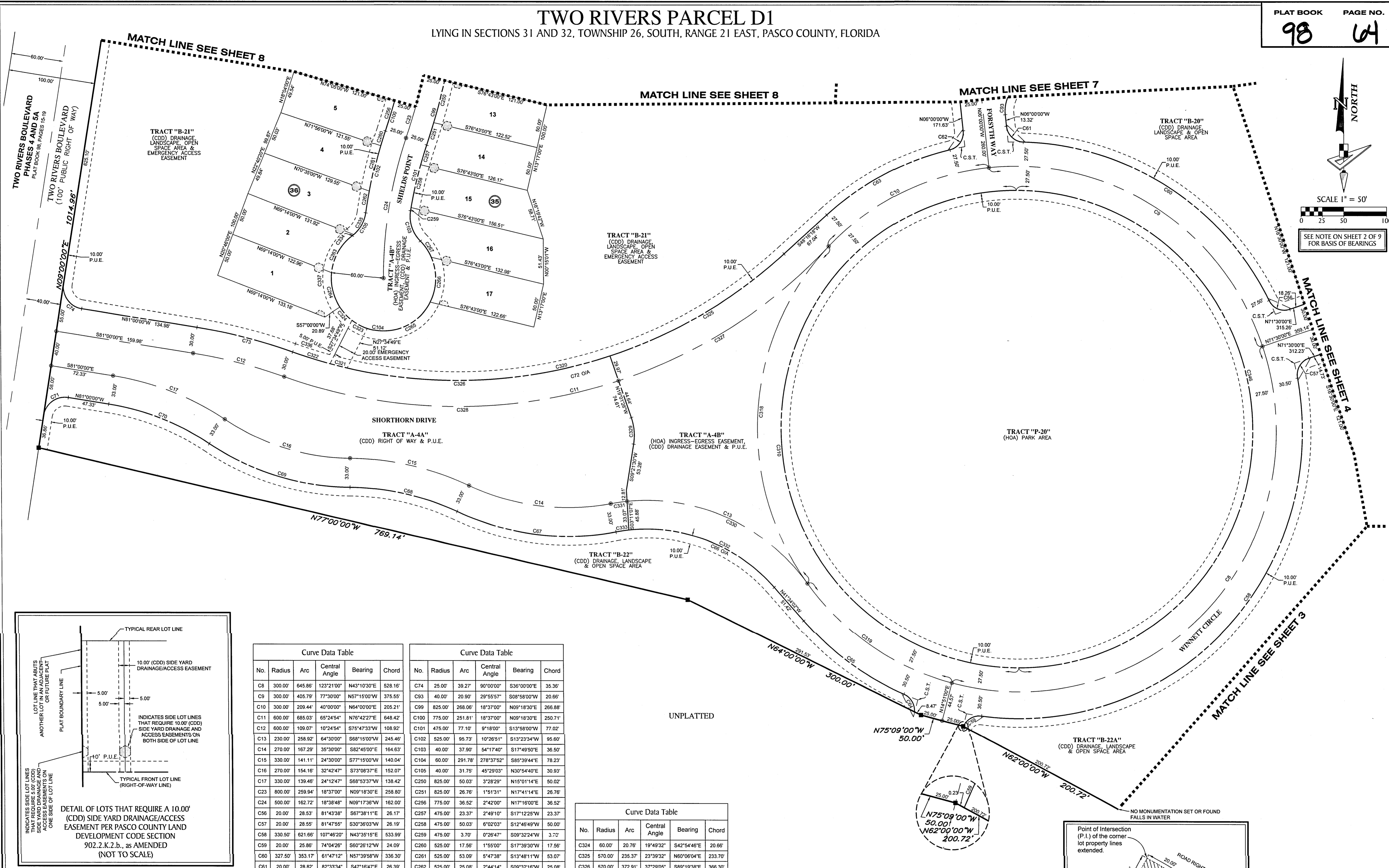


# TWO RIVERS PARCEL D1

LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA



SEE NOTE ON SHEET 2 OF 9 FOR BASIS OF BEARINGS

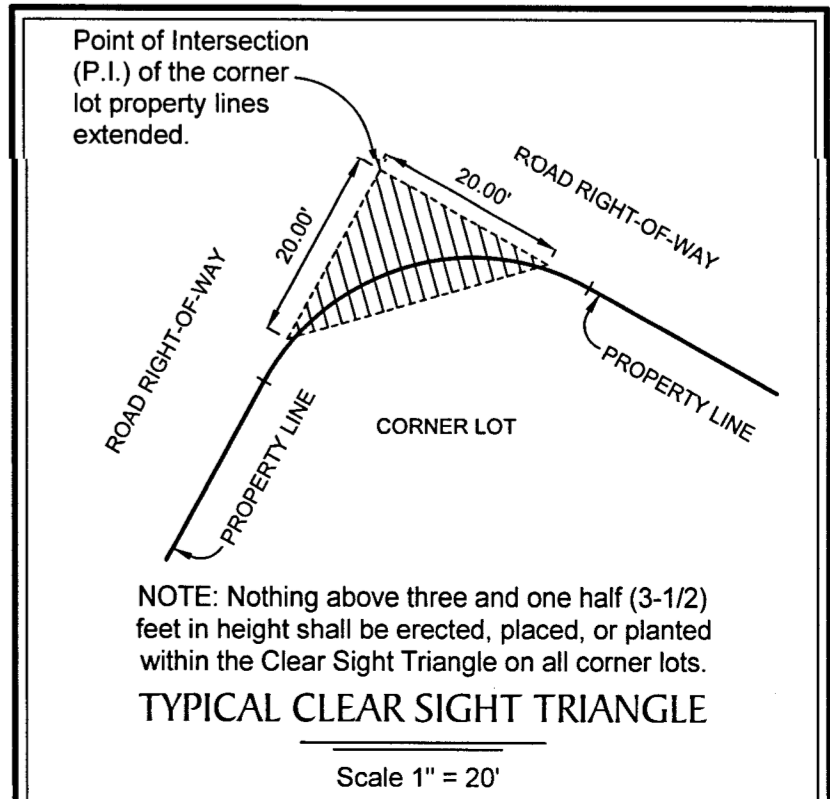
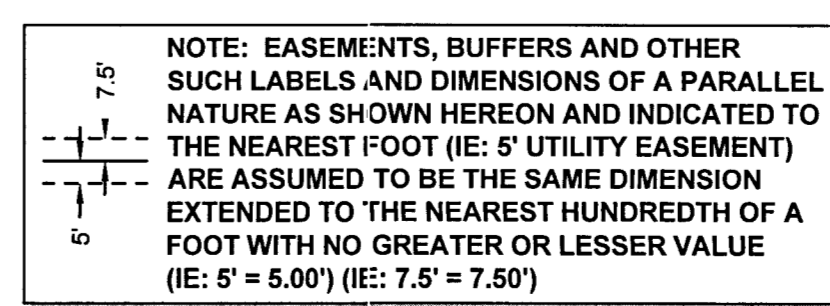


- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.C.P.) Permanent Control Point LB7768
  - indicates non-radial line
  - OR indicates Official Record Book
  - TYP. indicates Typical
  - P.U.E. indicates Public Utility Easement
  - D.A.E. indicates Drainage & Access Easement
  - CCR indicates Certified Corner Record
  - (39) indicates Block Number

No.	Radius	Arc	Central Angle	Bearing	Chord
C8	300.00	645.86	123°21'00"	N43°10'30"E	528.16
C9	300.00	405.79	77°30'00"	N57°15'00"W	375.55
C10	300.00	209.44	40°00'00"	N64°00'00"E	205.21
C11	600.00	685.03	65°24'54"	N76°42'22"E	648.42
C12	600.00	109.07	10°24'54"	S75°47'33"W	108.92
C13	230.00	258.92	64°30'00"	S68°15'00"W	245.46
C14	270.00	167.29	35°30'00"	S82°45'00"E	164.63
C15	330.00	141.11	24°30'00"	S77°15'00"W	140.04
C16	270.00	154.16	32°42'47"	S73°08'37"E	152.07
C17	330.00	139.46	24°12'47"	S68°53'37"W	138.42
C23	800.00	259.94	18°37'00"	N09°18'30"E	258.80
C24	500.00	162.72	18°38'48"	N09°17'36"W	162.00
C56	20.00	28.55	81°43'38"	S67°38'11"E	28.17
C57	20.00	28.55	81°47'55"	S30°36'03"W	28.19
C58	330.50	621.66	107°46'20"	N43°35'15"E	533.99
C59	20.00	25.86	74°04'26"	S60°26'12"W	24.09
C60	327.50	353.17	61°47'12"	N67°39'58"W	336.30
C61	20.00	28.82	82°33'34"	S47°16'47"E	28.39
C62	20.00	28.82	82°33'34"	N35°16'47"E	28.39
C63	327.50	161.69	28°17'17"	S62°24'56"W	160.06
C64	20.00	24.83	71°07'25"	N30°53'27"W	23.26
C65	330.50	143.55	24°53'08"	S54°00'36"E	142.42
C66	197.00	202.63	58°55'58"	N71°02'01"W	193.81
C67	303.00	187.74	35°30'00"	S82°45'00"E	184.75
C68	297.00	127.00	24°30'00"	N77°15'00"W	126.03
C69	303.00	173.00	32°42'47"	S73°08'37"E	170.66
C70	297.00	125.51	24°12'47"	N68°53'37"W	124.58
C71	25.00	39.27	90°00'00"	S54°00'00"W	35.36
C72	570.00	608.28	61°08'37"	N78°50'36"E	578.82
C73	630.00	114.52	10°24'54"	N75°47'33"W	114.36

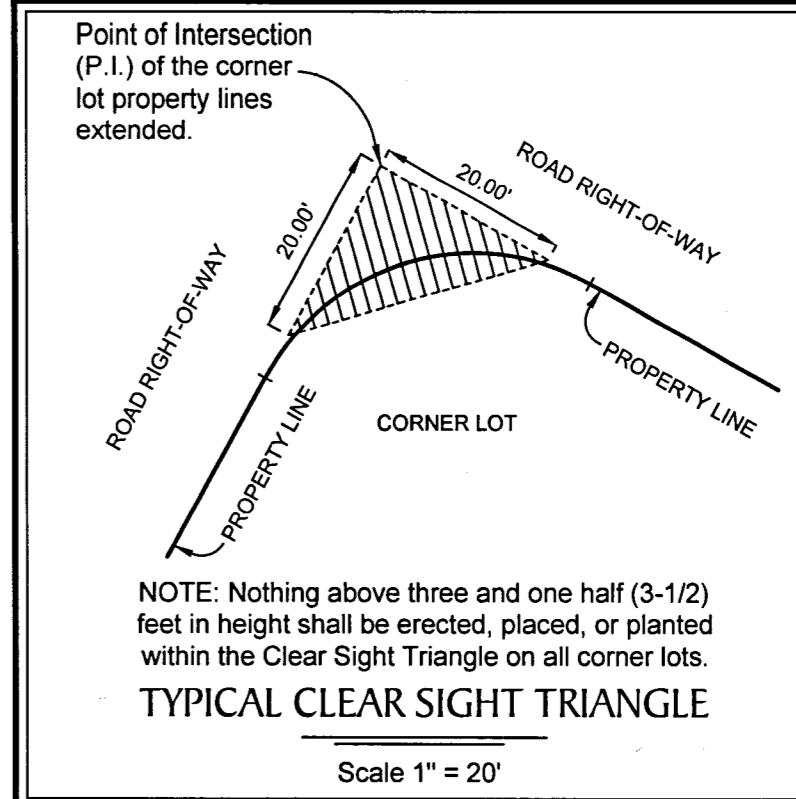
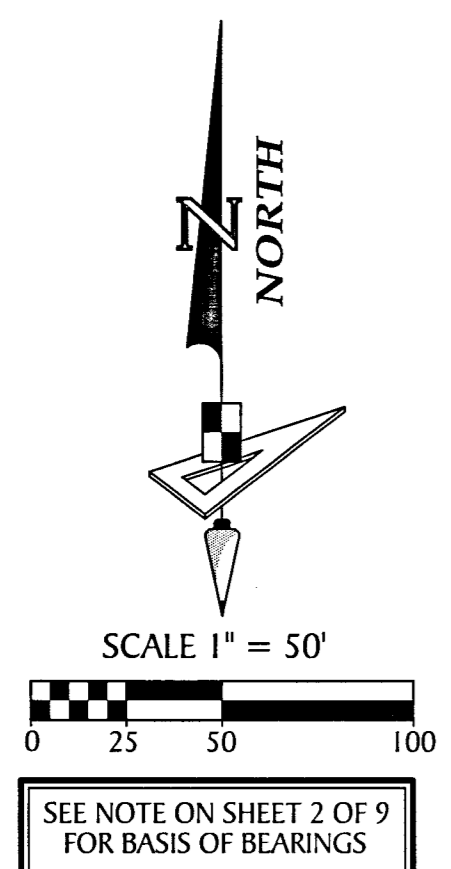
No.	Radius	Arc	Central Angle	Bearing	Chord
C74	25.00	39.27	90°00'00"	S36°00'00"E	35.36
C93	40.00	20.90	29°55'57"	S08°58'00"W	20.66
C99	825.00	268.06	18°37'00"	N09°18'30"E	266.88
C100	775.00	251.81	18°37'00"	N09°18'30"E	250.71
C101	475.00	77.10	9°18'00"	S13°58'00"W	77.02
C102	525.00	95.73	10°26'51"	S13°23'34"W	95.60
C103	40.00	37.90	54°17'40"	S17°49'50"E	36.50
C104	60.00	291.76	278°37'52"	S85°39'44"E	78.23
C105	40.00	31.75	45°29'03"	N30°54'40"E	30.93
C250	825.00	50.03	3°28'29"	N15°01'14"E	50.02
C251	825.00	26.76	1°51'31"	N17°41'14"E	26.76
C256	775.00	3.70	0°26'47"	S09°32'24"W	3.70
C257	475.00	23.37	2°49'10"	S17°12'25"W	23.32
C258	475.00	50.03	6°02'03"	S12°46'49"W	50.00
C259	475.00	3.70	0°26'47"	S09°32'24"W	3.70
C260	525.00	17.56	1°55'00"	S17°39'30"W	17.56
C261	525.00	53.09	5°47'38"	S13°48'11"W	53.07
C262	525.00	25.08	2°44'14"	S09°32'16"W	25.08
C263	60.00	49.85	47°36'21"	S29°51'01"W	48.43
C264	60.00	40.89	39°02'50"	S13°28'35"E	40.10
C265	60.00	85.01	81°10'55"	N07°23'43"E	78.06
C266	60.00	52.73	50°21'27"	N01°37'32"E	51.05
C267	60.00	22.44	21°25'28"	N34°15'56"W	22.31
C310	272.50	856.08	180°00'00"	S00°00'00"E	545.00
C318	300.00	418.88	80°00'00"	N04°00'00"E	385.67
C319	299.98	204.99	39°09'10"	S59°34'32"E	201.02
C320	570.00	542.16	54°29'49"	N75°31'12"E	521.95
C321	570.00	20.59	2°04'12"	S76°11'48"E	20.59
C322	570.00	45.53	4°34'36"	S72°52'24"E	45.52
C323	60.00	20.09	19°11'17"	S62°29'11"E	20.00

No.	Radius	Arc	Central Angle	Bearing	Chord
C324	60.00	20.76	19°49'32"	S42°54'46"E	20.66
C325	570.00	235.37	23°39'32"	N60°06'04"E	233.70
C326	570.00	372.91	37°29'05"	S89°19'38"E	366.30
C327	599.97	291.96	27°52'55"	N57°56'27"E	289.09
C328	600.00	393.05	37°32'00"	S89°21'06"E	386.06
C329	61.50	30.47	28°22'59"	N04°49'59"W	30.16
C330	230.00	239.72	59°43'05"	N65°51'32"E	229.02
C331	230.00	19.20	4°46'55"	S81°53'28"W	19.19
C332	197.00	187.65	54°34'34"	N68°51'19"W	180.63
C333	197.00	14.98	4°21'24"	S81°40'42"W	14.98
C334	40.00	2.24	3°38'24"	N51°50'00"E	2.54
C335	40.00	28.21	41°50'39"	N29°05'28"E	28.57
C336	560.00	41.87	4°17'01"	S72°43'36"E	41.86
C337	70.00	126.69	103°41'58"	S01°48'13"W	110.10
C346	272.50	856.08	180°00'00"	N00°00'00"E	545.00



# TWO RIVERS PARCEL D1

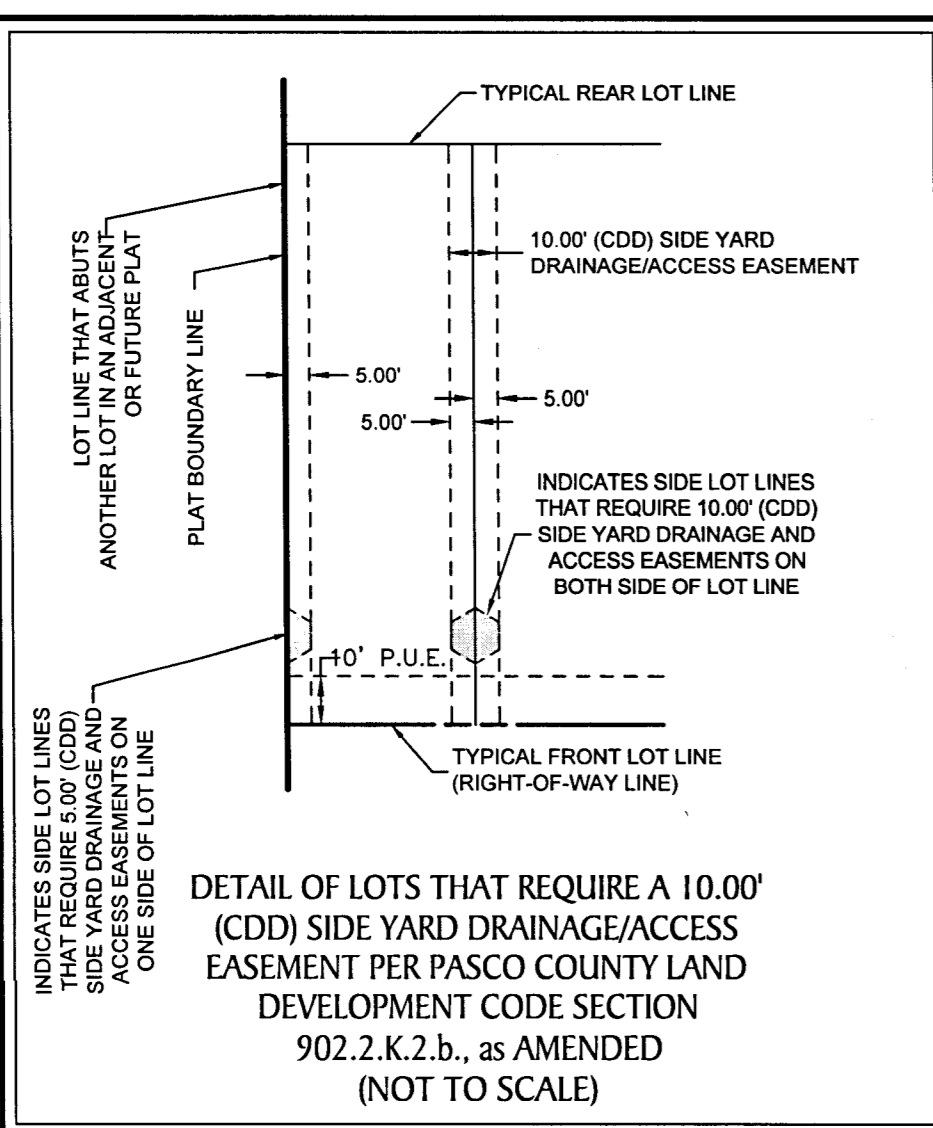
LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA



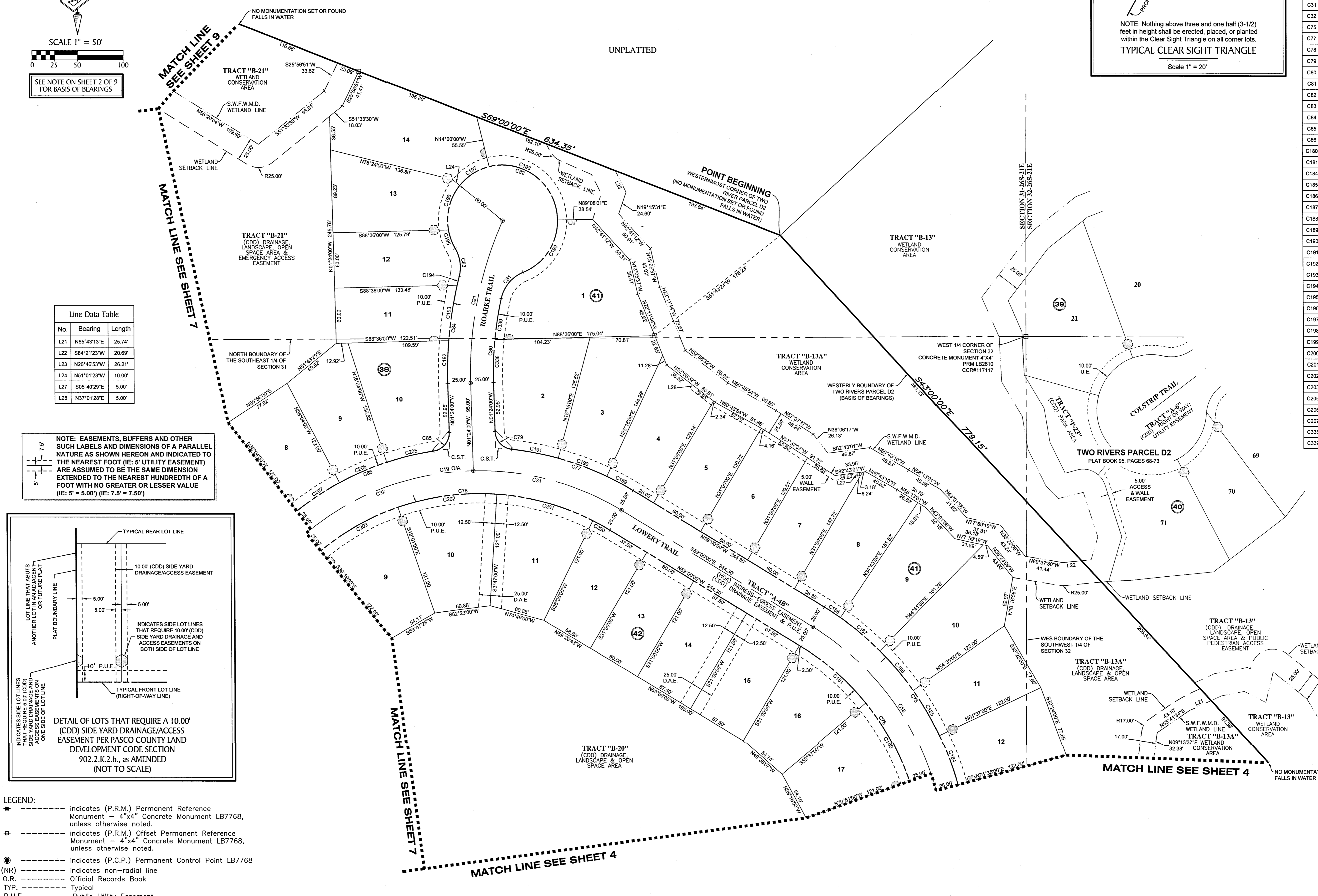
Curve Data Table					
No.	Radius	Arc	Central Angle	Bearing	Chord
C18	300.00'	314.94'	60°09'00"	S28°55'30"W	300.68'
C19	300.00'	393.75'	75°12'00"	N83°24'00"W	366.09'
C21	400.00'	180.82'	25°54'00"	N11°33'00"W	179.28'
C31	300.00'	169.65'	32°24'00"	S75°12'00"E	167.39'
C32	300.00'	224.10'	42°48'00"	N67°12'00"E	218.93'
C75	325.00'	341.19'	60°09'00"	N28°55'30"W	325.74'
C77	325.00'	141.27'	24°54'19"	N71°27'10"W	140.16'
C78	275.00'	360.93'	75°12'00"	S83°24'00"W	335.58'
C79	20.00'	28.80'	82°30'19"	S42°39'10"E	26.38'
C80	375.00'	91.53'	13°59'03"	S05°35'31"W	91.30'
C81	40.00'	38.87'	55°40'50"	S40°25'28"W	37.36'
C82	60.00'	291.61'	278°28'04"	N70°58'09"W	78.36'
C83	40.00'	31.13'	44°35'39"	N07°54'22"W	30.35'
C84	425.00'	117.13'	15°47'28"	S06°29'44"W	116.76'
C85	20.00'	28.80'	82°30'19"	N39°51'10"E	26.38'
C86	325.00'	200.26'	35°18'19"	S63°27'10"W	197.11'
C180	275.00'	97.11'	20°14'00"	N29°16'00"W	96.61'
C181	275.00'	94.15'	19°37'00"	N49°11'30"W	93.69'
C184	325.00'	56.53'	9°58'00"	N20°24'00"W	56.46'
C185	325.00'	56.53'	9°58'00"	N30°22'00"W	56.46'
C186	325.00'	56.53'	9°58'00"	N40°20'00"W	56.46'
C187	325.00'	56.53'	9°58'00"	N50°18'00"W	56.46'
C188	325.00'	21.08'	3°43'00"	N57°08'30"W	21.08'
C189	325.00'	32.52'	5°44'00"	N61°52'00"W	32.51'
C190	325.00'	56.72'	10°00'00"	N69°44'00"W	56.65'
C191	325.00'	52.03'	9°10'19"	N79°19'10"W	51.97'
C192	425.00'	46.26'	6°14'13"	S01°43'06"W	46.24'
C193	425.00'	61.05'	8°13'47"	S08°57'06"W	60.99'
C194	425.00'	9.82'	1°19'28"	S13°43'44"W	9.82'
C195	60.00'	21.58'	20°36'42"	S19°53'50"E	21.47'
C196	60.00'	50.86'	48°34'06"	S14°41'34"W	49.35'
C197	60.00'	38.77'	37°01'23"	S57°29'18"W	38.10'
C198	60.00'	108.00'	103°08'01"	N52°25'59"W	94.00'
C199	60.00'	72.39'	69°07'51"	N33°41'57"E	68.08'
C200	275.00'	21.20'	4°25'00"	N61°12'30"W	21.19'
C201	275.00'	109.43'	22°48'00"	N74°49'00"W	108.71'
C202	275.00'	109.43'	22°48'00"	S82°23'00"W	108.71'
C203	275.00'	97.43'	20°18'00"	S60°50'00"W	96.92'
C205	325.00'	52.03'	9°10'19"	S76°31'10"W	51.97'
C206	325.00'	56.72'	10°00'00"	S66°56'00"W	56.65'
C207	325.00'	56.72'	10°00'00"	S56°56'00"W	56.65'
C338	375.00'	46.29'	7°04'21"	S02°08'10"W	46.26'
C339	375.00'	45.24'	6°54'42"	S09°07'42"W	45.21'

No.	Bearing	Length
L21	N65°43'13"E	25.74'
L22	S84°21'23"W	20.69'
L23	N26°46'53"W	26.21'
L24	N51°01'23"W	10.00'
L27	S05°40'29"E	5.00'
L28	N37°01'28"E	5.00'

**NOTE: EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE NEAREST FOOT (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDRETH OF A FOOT WITH NO GREATER OR LESSER VALUE (IE: 5' = 5.00") (IE: 7.5' = 7.50")**

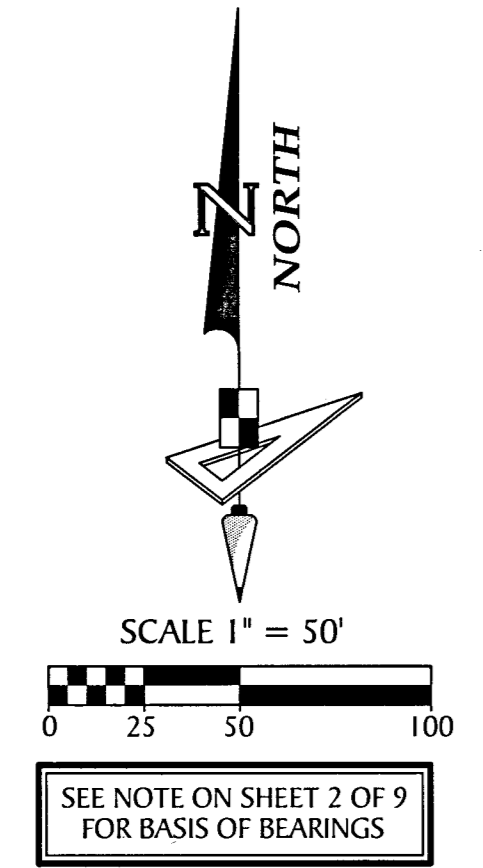


- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.C.P.) Permanent Control Point LB7768
  - (NR) indicates non-radial line
  - O.R. Official Records Book
  - TYP. Typical
  - P.U.E. Public Utility Easement
  - D.A.E. Drainage & Access Easement
  - CCR Certified Corner Record
  - Block Number



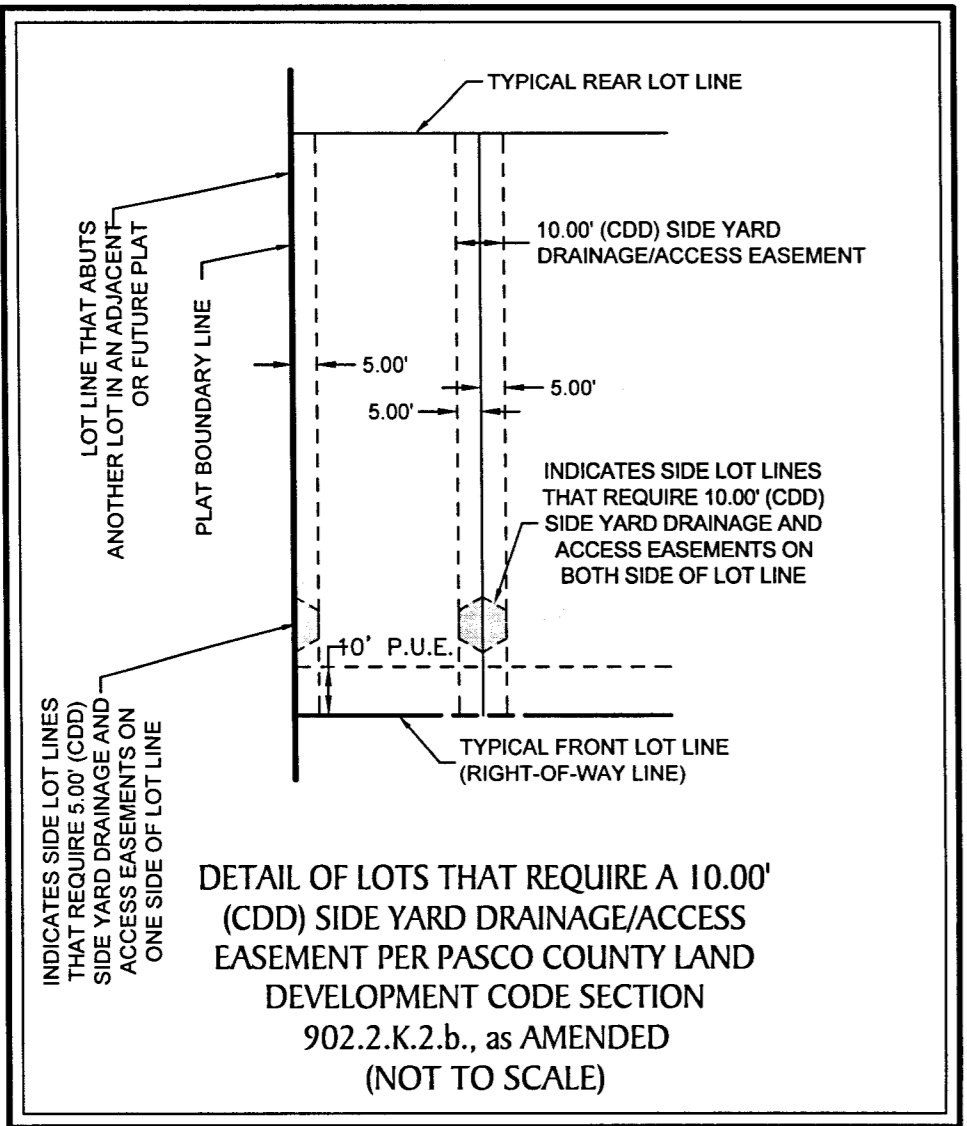
# TWO RIVERS PARCEL D1

LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA

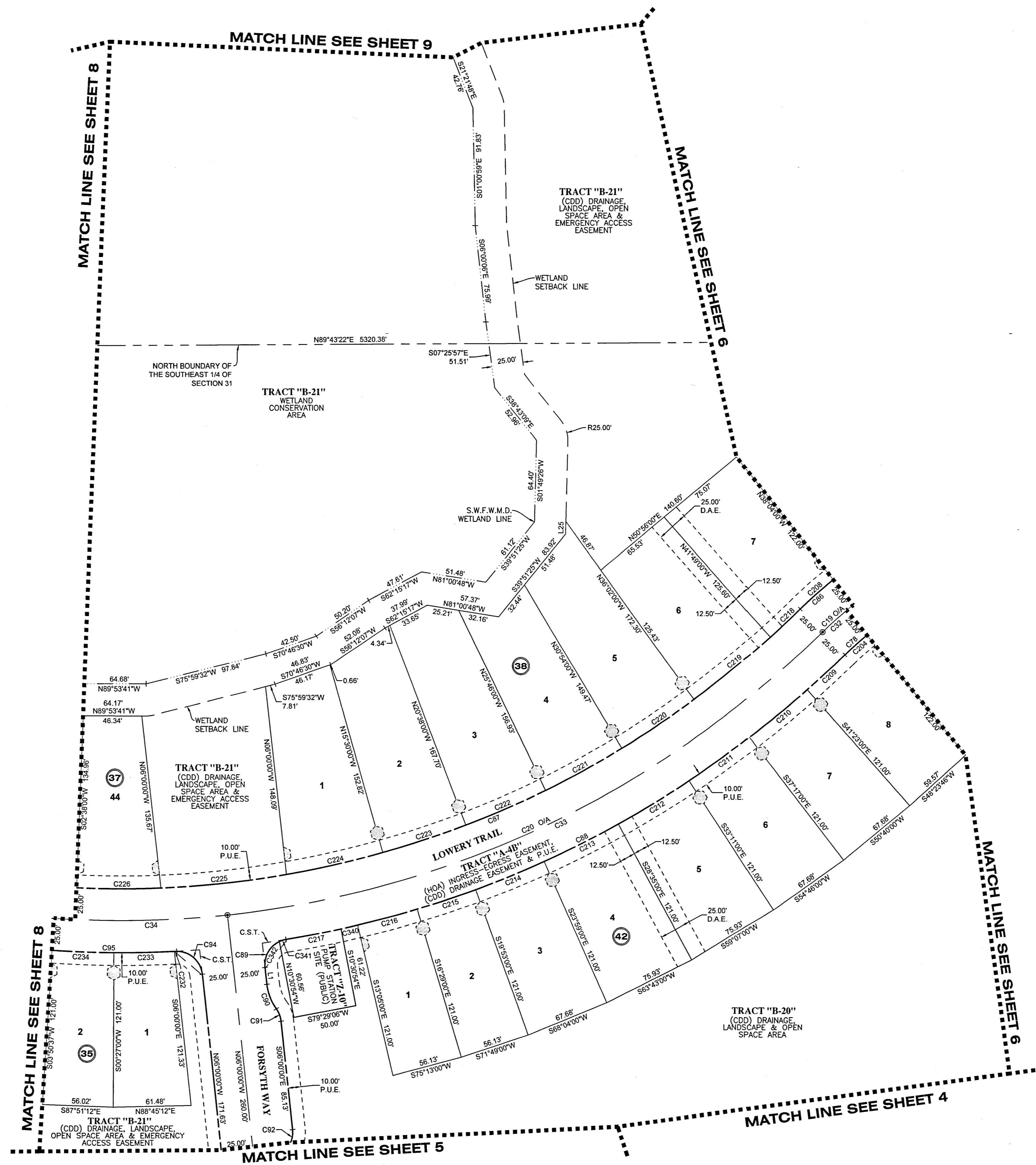


No.	Bearing	Length
L1	N06°00'00"W	13.31'
L25	N01°49'26"E	9.84'

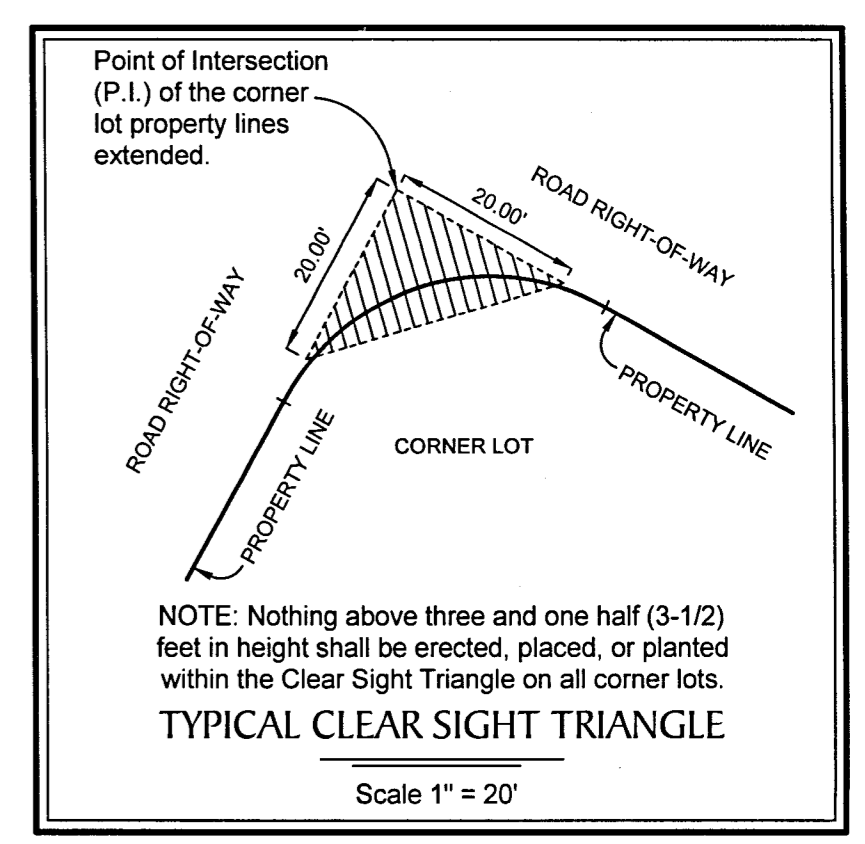
NOTE: EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE NEAREST FOOT (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDREDTH OF A FOOT WITH NO GREATER OR LESSER VALUE (IE: 5' = 5.00") (IE: 7.5' = 7.50")



- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - ⊕ ----- indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - ----- indicates (P.C.P.) Permanent Control Point LB7768
  - (NR) ----- indicates non-radial line
  - O.R. ----- Official Records Book
  - TYP. ----- Typical
  - P.U.E. ----- Public Utility Easement
  - D.A.E. ----- Drainage & Access Easement
  - CCR ----- Certified Corner Record
  - Ⓣ ----- Block Number

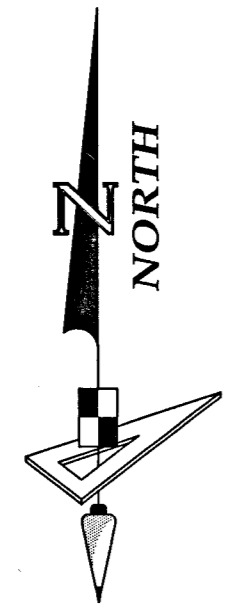


No.	Radius	Arc	Central Angle	Bearing	Chord
C19	300.00'	393.75'	75°12'00"	N83°24'00"W	366.09'
C20	800.00'	922.93'	66°06'00"	N78°51'00"E	872.59'
C32	300.00'	224.10'	42°48'00"	N67°12'00"E	218.93'
C33	800.00'	533.37'	38°12'00"	N64°54'00"E	523.55'
C34	800.00'	389.56'	27°54'00"	N82°03'00"W	385.72'
C78	275.00'	360.93'	75°12'00"	S83°24'00"W	335.58'
C86	325.00'	200.26'	35°18'19"	S63°27'10"W	197.11'
C87	775.00'	894.09'	66°06'00"	N78°51'00"E	845.32'
C88	825.00'	506.08'	35°08'50"	N63°22'25"E	498.19'
C89	20.00'	30.35'	86°56'50"	S37°28'25"W	27.52'
C90	40.00'	20.90'	29°55'58"	S20°57'59"E	20.66'
C91	20.00'	10.45'	29°55'58"	N20°57'59"W	10.33'
C92	20.00'	10.45'	29°55'58"	N08°57'59"E	10.33'
C94	20.00'	30.35'	86°56'50"	N49°28'25"W	27.52'
C95	825.00'	357.78'	24°50'50"	S80°31'25"E	354.98'
C204	275.00'	23.44'	4°53'00"	S48°14'30"W	23.43'
C208	325.00'	34.79'	6°08'00"	S46°52'00"W	34.77'
C209	825.00'	40.56'	2°49'00"	N47°12'30"E	40.55'
C210	825.00'	59.04'	4°06'00"	N50°40'00"E	59.02'
C211	825.00'	59.04'	4°06'00"	N54°46'00"E	59.02'
C212	825.00'	66.24'	4°36'00"	N59°07'00"E	66.22'
C213	825.00'	66.24'	4°36'00"	N63°43'00"E	66.22'
C214	825.00'	59.04'	4°06'00"	N68°04'00"E	59.02'
C215	825.00'	48.96'	3°24'00"	N71°49'00"E	48.95'
C216	825.00'	48.96'	3°24'00"	N75°13'00"E	48.95'
C217	825.00'	44.61'	3°05'54"	N79°23'53"E	44.61'
C218	775.00'	32.24'	2°23'00"	N46°59'30"E	32.24'
C219	775.00'	78.23'	5°47'00"	N51°04'30"E	78.19'
C220	775.00'	69.44'	5°08'00"	N56°32'00"E	69.41'
C221	775.00'	69.44'	5°08'00"	N61°40'00"E	69.41'
C222	775.00'	69.44'	5°08'00"	N66°48'00"E	69.41'
C223	775.00'	69.44'	5°08'00"	N71°56'00"E	69.41'
C224	775.00'	78.47'	5°48'03"	N77°24'02"E	78.43'
C225	775.00'	100.07'	7°23'53"	N84°00'00"E	100.00'
C226	775.00'	66.74'	4°56'03"	S89°50'02"E	66.72'
C232	825.00'	1.07'	0°04'27"	N87°05'23"E	1.07'
C233	825.00'	47.85'	3°19'24"	N88°47'18"E	47.84'
C234	825.00'	48.86'	3°23'37"	S87°51'12"E	48.86'
C340	825.00'	13.42'	0°55'56"	N77°22'58"E	13.42'
C341	20.00'	5.44'	16°35'21"	S73°09'10"W	5.42'
C342	20.00'	24.91'	71°21'30"	S29°40'45"W	23.33'

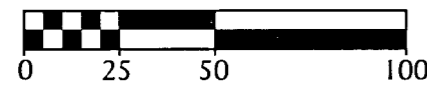


# TWO RIVERS PARCEL D1

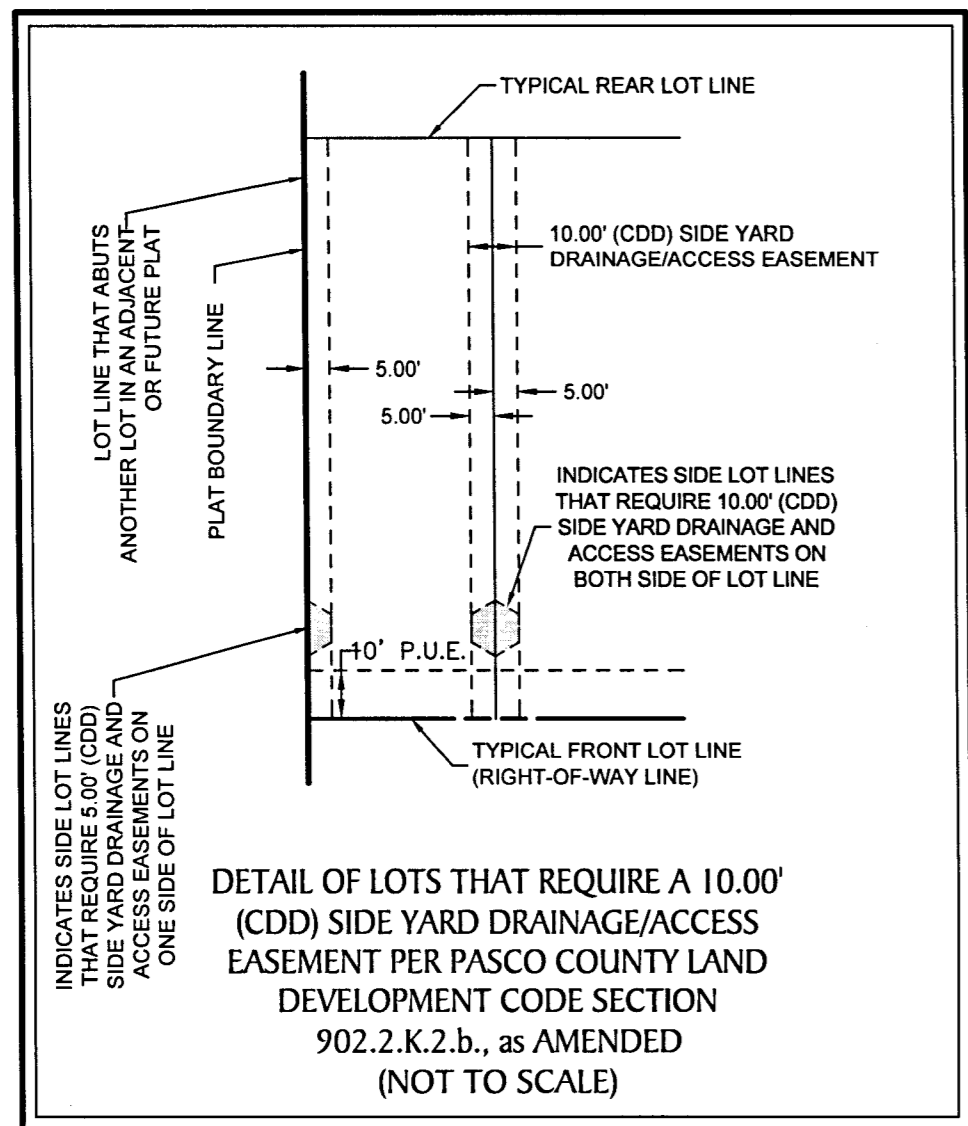
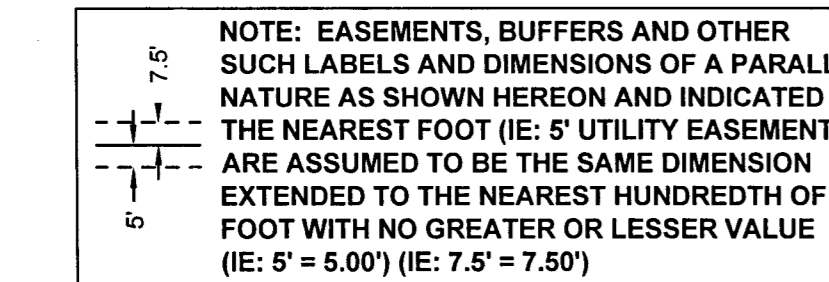
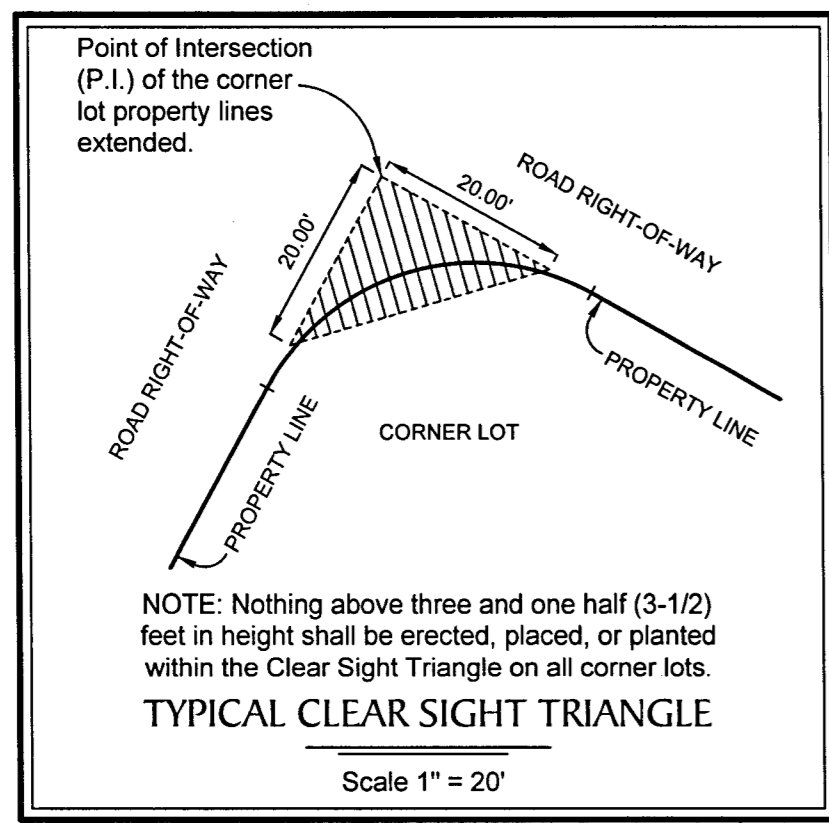
LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA



SCALE 1" = 50'



SEE NOTE ON SHEET 2 OF 9 FOR BASIS OF BEARINGS



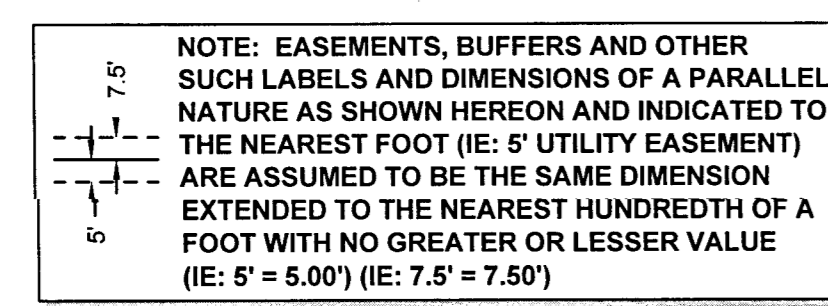
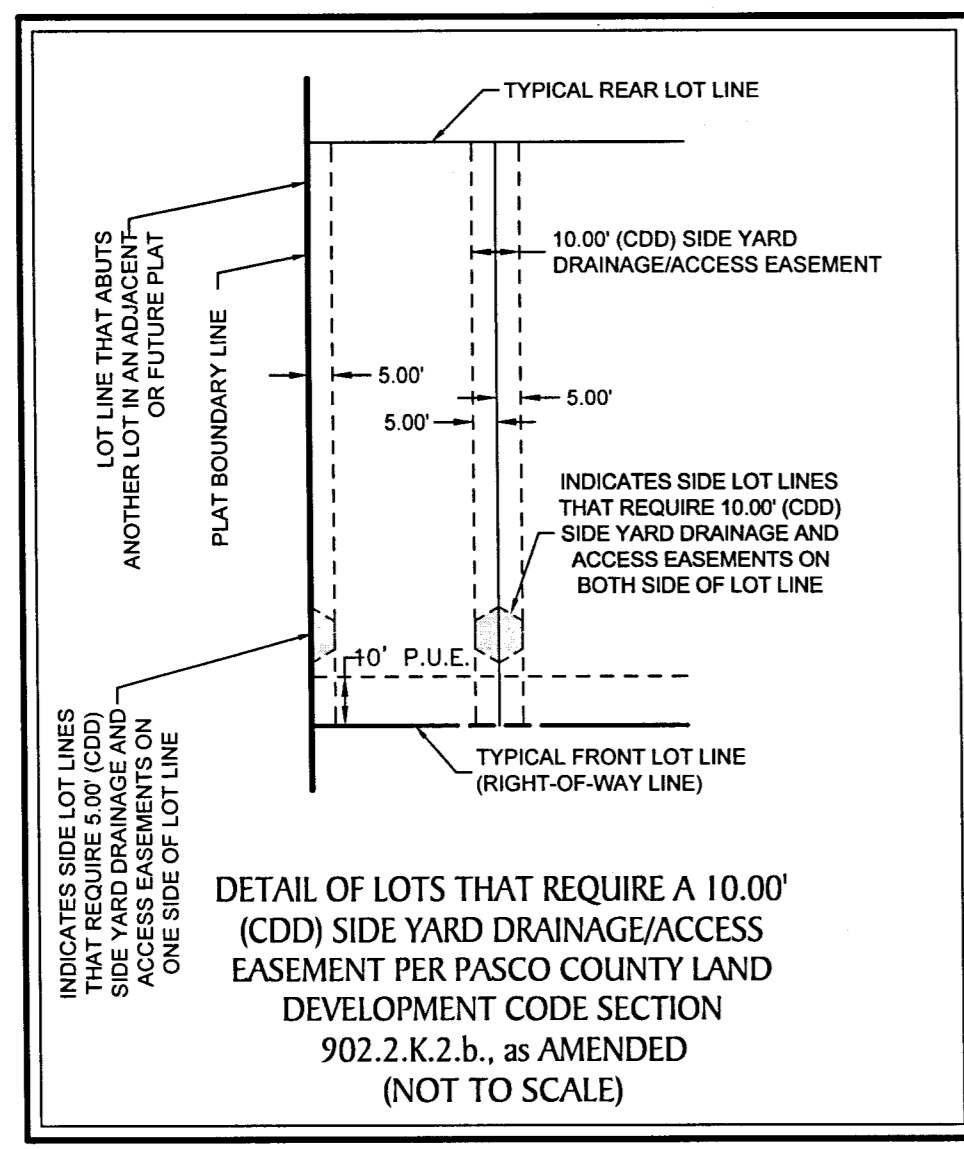
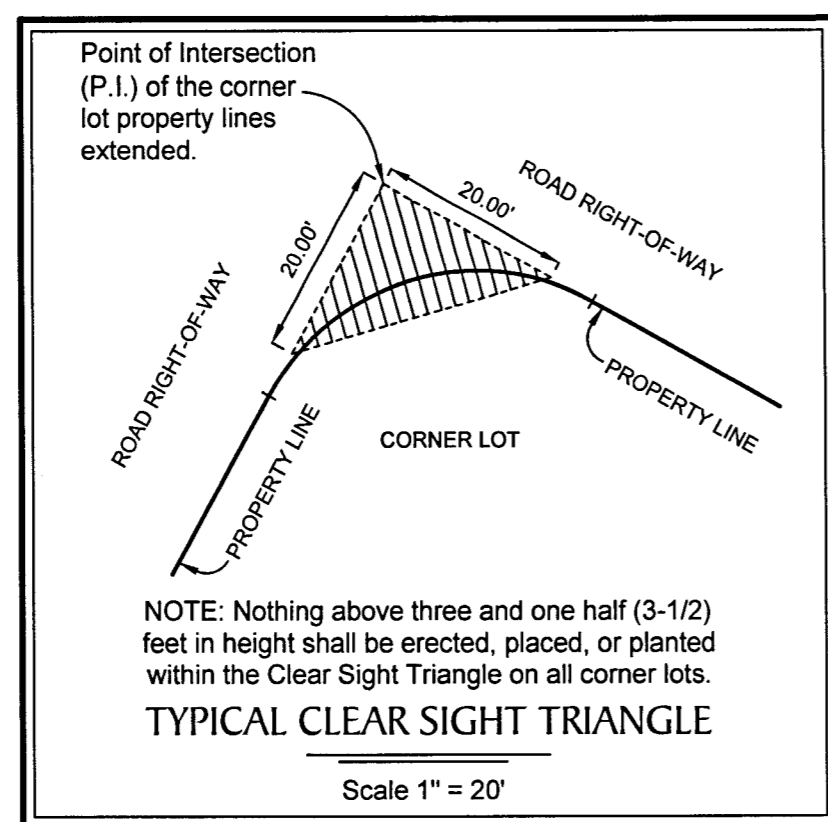
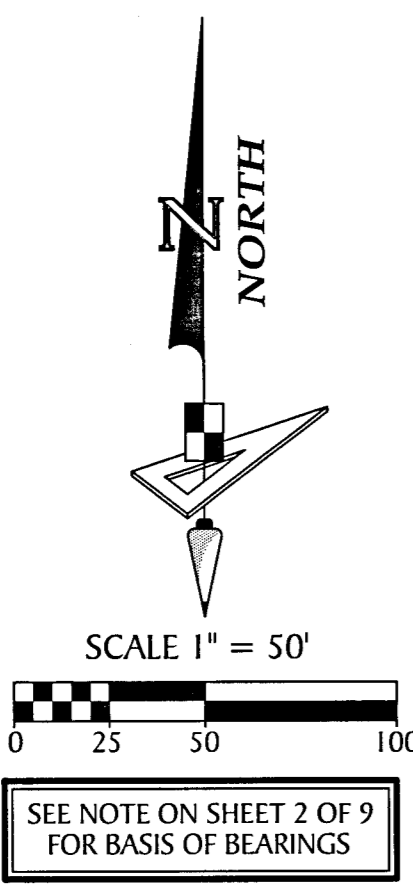
- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - ⊕ indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - indicates (P.C.P.) Permanent Control Point LB7768
  - (NR) indicates non-radial line
  - O.R. indicates Official Records Book
  - TYP. indicates Typical
  - P.U.E. indicates Public Utility Easement
  - D.A.E. indicates Drainage & Access Easement
  - CCR indicates Certified Corner Record
  - Ⓟ indicates Block Number



Curve Data Table					
No.	Radius	Arc	Central Angle	Bearing	Chord
C1	2060.00'	1006.71'	28°00'00"	N23°00'00"E	996.72'
C20	800.00'	922.93'	66°06'00"	N78°51'00"E	872.59'
C22	300.00'	114.67'	21°54'00"	S79°03'00"W	113.97'
C23	800.00'	259.94'	18°37'00"	N09°18'30"E	258.80'
C25	500.00'	628.32'	72°00'00"	N36°00'00"W	587.79'
C87	775.00'	894.09'	66°06'00"	N78°51'00"E	845.32'
C95	825.00'	357.78'	24°50'50"	S80°31'25"E	354.98'
C96	275.00'	105.11'	21°54'00"	N79°03'00"W	104.47'
C97	325.00'	124.22'	21°54'00"	N79°03'00"W	123.47'
C98	20.00'	31.42'	90°00'00"	S45°00'00"W	28.28'
C99	825.00'	268.06'	18°37'00"	N09°18'30"E	266.88'
C100	775.00'	251.81'	18°37'00"	N09°18'30"E	250.71'
C106	20.00'	31.42'	90°00'00"	S45°00'00"W	28.28'
C107	475.00'	596.90'	72°00'00"	S36°00'00"W	558.40'
C108	525.00'	659.73'	72°00'00"	S36°00'00"W	617.17'
C227	775.00'	58.16'	4°18'00"	S85°13'00"E	58.15'
C228	775.00'	58.16'	4°18'00"	S80°55'00"E	58.15'
C229	775.00'	58.16'	4°18'00"	S76°37'00"E	58.15'
C230	775.00'	58.16'	4°18'00"	S72°19'00"E	58.15'
C231	775.00'	27.95'	2°04'00"	S69°08'00"E	27.95'
C235	825.00'	48.86'	3°23'37"	S84°27'35"E	48.86'
C236	825.00'	48.86'	3°23'37"	S81°03'58"E	48.86'
C237	825.00'	48.86'	3°23'37"	S77°40'21"E	48.86'
C238	825.00'	48.86'	3°23'37"	S74°16'44"E	48.86'
C239	825.00'	48.86'	3°23'37"	S70°53'07"E	48.86'
C240	825.00'	15.67'	1°05'19"	S68°38'39"E	15.67'
C241	275.00'	65.37'	13°37'14"	N74°54'37"W	65.22'
C242	275.00'	39.74'	8°16'46"	N65°51'37"W	39.70'
C243	325.00'	25.43'	4°29'00"	N70°20'30"W	25.42'
C244	325.00'	47.08'	8°18'00"	N76°44'00"W	47.04'
C245	325.00'	51.71'	9°07'00"	N82°26'30"W	51.66'
C246	825.00'	44.40'	3°05'00"	N01°32'30"E	44.39'
C247	825.00'	48.86'	3°24'00"	N04°47'00"E	48.95'
C248	825.00'	48.86'	3°24'00"	N08°11'00"E	48.95'
C249	825.00'	48.86'	3°24'00"	N11°35'00"E	48.95'
C252	775.00'	40.80'	3°01'00"	N01°30'30"E	40.80'
C253	775.00'	58.16'	4°18'00"	N05°10'00"E	58.15'
C254	775.00'	58.16'	4°18'00"	N09°28'00"E	58.15'
C255	775.00'	58.16'	4°18'00"	N13°46'00"E	58.15'
C268	475.00'	60.52'	7°18'00"	S03°39'00"W	60.48'
C269	475.00'	64.66'	7°48'00"	S11°12'00"W	64.61'
C270	475.00'	74.20'	8°57'00"	S19°34'30"W	74.12'
C277	525.00'	39.86'	4°21'00"	S02°10'30"W	39.85'
C278	525.00'	48.56'	5°18'00"	S07°00'00"W	48.55'
C279	525.00'	48.56'	5°18'00"	S12°18'00"W	48.55'
C280	525.00'	48.56'	5°18'00"	S17°36'00"W	48.55'
C343	25.00'	35.07'	80°22'51"	S51°46'44"E	32.27'
C344	25.00'	11.89'	27°14'32"	S78°20'54"E	11.77'
C345	25.00'	23.19'	53°08'19"	S38°09'28"E	22.36'

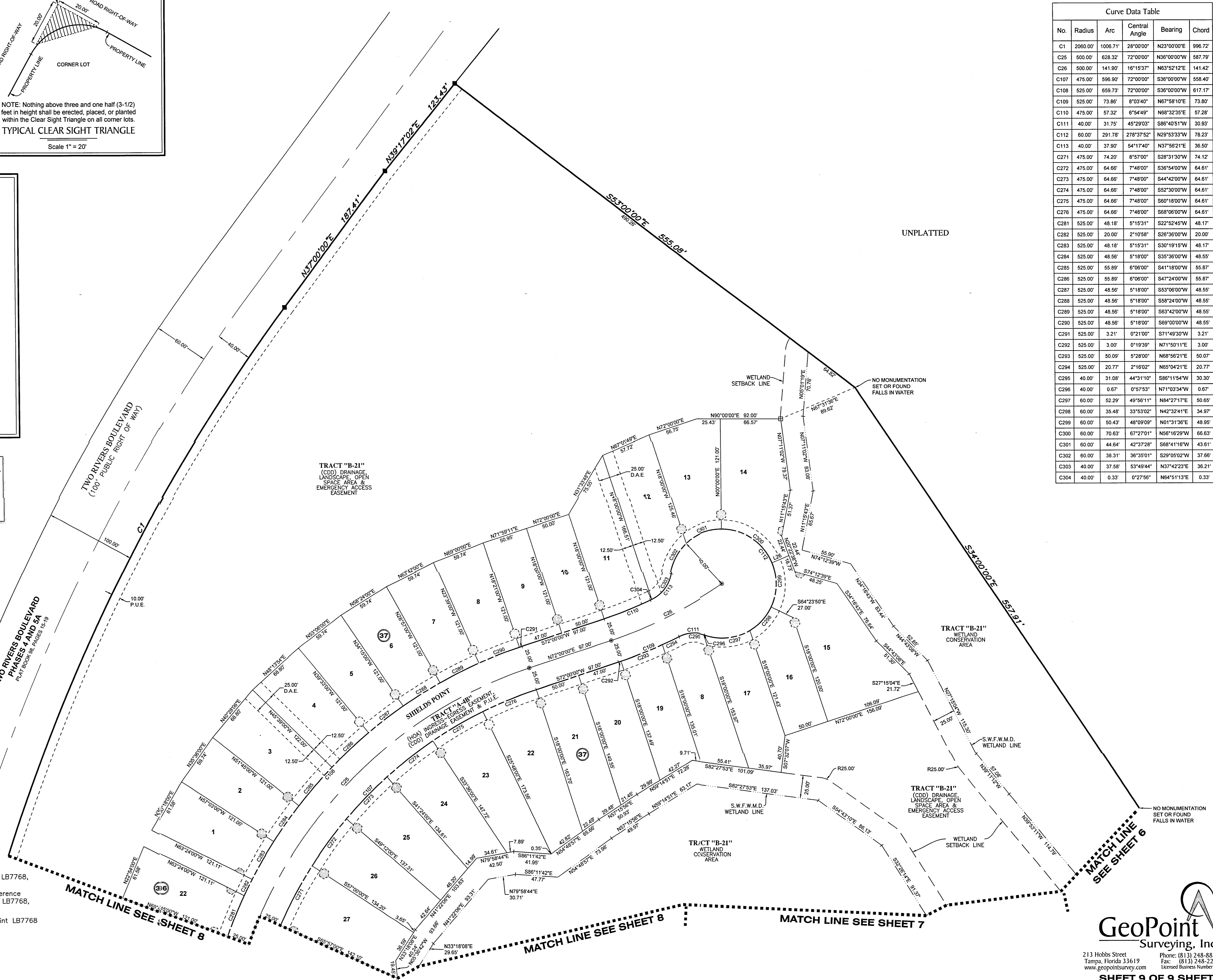
# TWO RIVERS PARCEL D1

LYING IN SECTIONS 31 AND 32, TOWNSHIP 26, SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA



Line Data Table		
No.	Bearing	Length
L26	N67°27'01"E	9.92'

- LEGEND:**
- indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - ⊕ --- indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
  - --- indicates (P.C.P.) Permanent Control Point LB7768
  - (NR) --- indicates non-radial line
  - O.R. --- Official Records Book
  - TYP. --- Typical
  - P.U.E. --- Public Utility Easement
  - D.A.E. --- Drainage & Access Easement
  - CCR --- Certified Corner Record
  - 98 --- Block Number



Curve Data Table					
No.	Radius	Arc	Central Angle	Bearing	Chord
C1	2060.00'	1006.71'	28°00'00"	N23°00'00"E	996.72'
C25	500.00'	628.32'	72°00'00"	N36°00'00"W	587.79'
C26	500.00'	141.90'	16°15'37"	N63°52'12"E	141.42'
C107	475.00'	596.90'	72°00'00"	S36°00'00"W	558.40'
C108	525.00'	659.73'	72°00'00"	S36°00'00"W	617.17'
C109	525.00'	73.86'	8°03'40"	N67°56'10"E	73.80'
C110	475.00'	57.32'	6°54'49"	N68°32'35"E	57.28'
C111	40.00'	31.75'	45°29'03"	S86°40'51"W	30.93'
C112	60.00'	291.78'	278°37'52"	N29°53'33"W	78.23'
C113	40.00'	37.90'	54°17'40"	N37°56'21"E	36.50'
C271	475.00'	74.20'	8°57'00"	S28°31'30"W	74.12'
C272	475.00'	64.66'	7°48'00"	S36°54'00"W	64.61'
C273	475.00'	64.66'	7°48'00"	S44°42'00"W	64.61'
C274	475.00'	64.66'	7°48'00"	S52°30'00"W	64.61'
C275	475.00'	64.66'	7°48'00"	S60°18'00"W	64.61'
C276	475.00'	64.66'	7°48'00"	S68°06'00"W	64.61'
C281	525.00'	48.18'	5°15'31"	S22°52'45"W	48.17'
C282	525.00'	20.00'	2°10'58"	S26°36'00"W	20.00'
C283	525.00'	48.18'	5°15'31"	S30°19'15"W	48.17'
C284	525.00'	48.56'	5°18'00"	S35°36'00"W	48.55'
C285	525.00'	55.89'	6°06'00"	S41°18'00"W	55.87'
C286	525.00'	55.89'	6°06'00"	S47°24'00"W	55.87'
C287	525.00'	48.56'	5°18'00"	S53°06'00"W	48.55'
C288	525.00'	48.56'	5°18'00"	S58°24'00"W	48.55'
C289	525.00'	48.56'	5°18'00"	S63°42'00"W	48.55'
C290	525.00'	48.56'	5°18'00"	S69°00'00"W	48.55'
C291	525.00'	3.21'	0°21'00"	S71°49'30"W	3.21'
C292	525.00'	3.00'	0°19'39"	N71°50'11"E	3.00'
C293	525.00'	50.09'	5°28'00"	N68°56'21"E	50.07'
C294	525.00'	20.77'	2°16'02"	N65°04'21"E	20.77'
C295	40.00'	31.08'	44°31'10"	S86°11'54"W	30.30'
C296	40.00'	0.67'	0°57'53"	N71°03'34"W	0.67'
C297	60.00'	52.29'	49°56'11"	N84°27'17"E	50.65'
C298	60.00'	35.48'	33°53'02"	N42°32'41"E	34.97'
C299	60.00'	50.43'	48°09'09"	N01°13'36"E	48.95'
C300	60.00'	70.63'	67°27'01"	N56°16'29"W	66.63'
C301	60.00'	44.64'	42°37'28"	S68°41'16"W	43.61'
C302	60.00'	38.31'	36°35'01"	S29°05'02"W	37.66'
C303	40.00'	37.58'	53°49'44"	N37°42'23"E	36.21'
C304	40.00'	0.33'	0°27'56"	N64°51'13"E	0.33'