

SEA COLONY AT GULF LANDINGS PHASE TWO

BEING A RE-SUBDIVISION OF TRACTS 37, 38, AND 40, LOCATED IN SECTION 7, TOWNSHIP 28 SOUTH, RANGE 16 EAST,
TAMPA-TARPOON SPRINGS LAND COMPANY SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT
BOOK 4, PAGES 68, 69, AND 70, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

4/1/08

LEGAL DESCRIPTION AND DEDICATION

STATE OF FLORIDA }
COUNTY OF PASCO } SS

THE UNDERSIGNED OWNER OF THE LANDS SHOWN ON THIS PLAT TO BE KNOWN AS SEA COLONY AT GULF LANDINGS PHASE TWO, A RE-SUBDIVISION OF A PORTION OF TRACTS 37, 38, AND 40, TAMPA-TARPOON SPRINGS LAND COMPANY SUBDIVISION, AS RECORDED IN PLAT BOOK 1, PAGES 68, 69, AND 70 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING LOCATED IN SECTION 7, TOWNSHIP 28 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SEA COLONY AT GULF LANDINGS PHASE ONE, AS RECORDED IN PLAT BOOK 32, PAGES 25, 26, AND 27 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING; THENCE S00° 20' 58"W, ALONG THE WESTERLY RIGHT OF WAY LINE OF SEA FOREST DRIVE (A 70' RIGHT OF WAY) AS SHOWN ON THE RECORD PLAT, SEA FOREST DRIVE, PHASE 1B, AS RECORDED IN PLAT BOOK 20, PAGES 125, AND 126, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, 588.54 FEET; THENCE 99.48 FEET ALONG THE ARC OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 370.00 FEET, A DELTA OF 15° 24' 18", A CHORD BEARING OF S07° 21' 11"E, AND A CHORD LENGTH OF 98.18 FEET; THENCE S15° 03' 20"E, 167.95 FEET; THENCE 78.15 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 300.00 FEET, A DELTA OF 14° 55' 35", A CHORD BEARING OF S07° 35' 32"E, AND A CHORD LENGTH OF 77.93 FEET; THENCE S00° 07' 45"E, 83.40 FEET TO THE INTERSECTION OF THE WESTERLY RIGHT OF WAY LINE OF SAID SEA FOREST DRIVE AND THE NORTHERLY PLATTED LINE OF STOVALL ESTATES, AS RECORDED IN PLAT BOOK 16, PAGES 58, AND 59, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE S89° 52' 15"W, ALONG SAID NORTHERLY LINE, 200.01 FEET; THENCE S24° 02' 58"W, ALONG THE NORTHWESTERLY LINE OF SAID STOVALL ESTATES, 123.21 FEET; THENCE LEAVING SAID LINE, N59° 00' 00"W, 533.07 FEET TO THE EASTERLY LINE OF GULF HARBORS WOODLANDS SECTION 30-D, AS RECORDED IN PLAT BOOK 16, PAGES 126-132, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE CONTINUE ALONG EASTERLY LINE OF SAID GULF HARBORS WOODLANDS SECTION 30-D BY THE FOLLOWING SIX (6) COURSES: THENCE N56° 07' 58"E, 147.70 FEET; THENCE N48° 37' 10"E, 64.01 FEET; THENCE N46° 38' 14"E, 74.52 FEET; THENCE N11° 56' 31"E, 76.79 FEET; THENCE N01° 44' 58"E, 61.68 FEET; THENCE N02° 42' 48"E, 495.79 FEET TO THE INTERSECTION WITH THE SOUTHERLY LINE OF THE AFORESAID SEA COLONY AT GULF LANDINGS PHASE ONE, THENCE ALONG SAID SOUTHERLY LINE OF SEA COLONY AT GULF LANDINGS PHASE ONE BY THE FOLLOWING FIVE (5) COURSES: THENCE N88° 36' 10"E, 176.29 FEET; THENCE N75° 22' 19"E, 51.31 FEET; THENCE N88° 07' 19"E, 105.00 FEET; THENCE 17.53 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 1504.45 FEET, A DELTA OF 00° 40' 04", A CHORD BEARING OF N02° 15' 43"W, AND A CHORD LENGTH OF 17.53 FEET; THENCE N87° 27' 07"E, 47.74 FEET TO THE POINT OF BEGINNING.

CONTAINING 10.45 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 UTILITIES 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 SUCH DEDICATION SHALL BE EITHER VOLUNTARILY VACATED, VOIDED, OR INVALIDATED.

THIS THE 1st DAY OF JUNE A.D. 2001.

OWNER: GULF LANDINGS DEVELOPMENT CORPORATION

WITNESS

Joseph R. Borda
JOSEPH R. BORDA, PRESIDENT

Barbara Place
WITNESS

MORTGAGEE: CONSENT TO DEDICATION

WITNESS

PEOPLES BANK, A FLORIDA BANKING CORPORATION

DAVID W. DUNBAR, PRESIDENT AND CEO

WITNESS

ACKNOWLEDGMENT OF MORTGAGEE

STATE OF FLORIDA }
COUNTY OF PASCO } SS

THIS IS TO CERTIFY, THAT ON JUNE 1, 2001 (DATE) BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED David W. Dunbar (NAME) TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING JOINDER AND CONSENT TO 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 Pinellas COUNTY, FLORIDA, THE DAY AND YEAR AFORESAID.

Gregory D. White
NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

MY COMMISSION EXPIRES:
COMMISSION NUMBER:



SHEET 1 OF 3

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 ARTHUR GRAPHIC OR DIGITAL FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

ACKNOWLEDGMENTS

STATE OF FLORIDA }
COUNTY OF PASCO } SS

I HEREBY CERTIFY ON THIS 1st DAY OF JUNE, 2001 BEFORE ME APPEARED JOSEPH R. BORDA, PRESIDENT OF GULF LANDINGS DEVELOPMENT CORPORATION, PERSONALLY KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND DEDICATION AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND FOR THE USES AND PURPOSES THEREIN EXPRESS, AND DID NOT TAKE AN OATH.

WITNESS MY HAND AND OFFICIAL SEAL, THE DAY AND YEAR AFORESAID.



Gregory D. White
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

MY COMMISSION EXPIRES: June 1, 2003
COMMISSION NUMBER: CE 844878

CERTIFICATE OF TITLE

STATE OF FLORIDA }
COUNTY OF PASCO } SS

I, H. CLYDE HOBBY, DO HEREBY CERTIFY THAT THEIR RECORD TITLE TO THE LAND AS DESCRIBED AND SHOWN ON THIS PLAT IS IN THE NAME OF THE PERSON, PERSONS, CORPORATION OR ENTITY EXECUTING THIS DEDICATION. I HEREBY CERTIFY THAT THE DEVELOPER OF THE PLATTED SUBDIVISION HAS RECORD TITLE TO THAT LAND. ADDITIONALLY, I HEREBY 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 2000, HAVE BEEN PAID.

THIS 1st DAY OF JUNE A.D. 2001.

HOBBY, GREY & REEVES

H. Clyde Hobby
H. CLYDE HOBBY
ATTORNEY AT LAW

CLERK OF THE CIRCUIT COURT

I, HEREBY CERTIFY, THAT THE FOREGOING PLAT HAS BEEN FILED IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA THIS 23rd DAY OF JULY, 2001, A.D., IN PLAT BOOK 41 PAGES 108, 109, 110.

Ed Watson
CLERK OF THE CIRCUIT COURT

BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, THAT ON July 20, 2001 THE FOREGOING PLAT OR PLAN WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA.

Ed Watson
CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

REVIEW OF PLAT BY REGISTERED SURVEYOR

REVIEWED FOR COMPLIANCE WITH CHAPTER 177 OF THE FLORIDA STATUTES ON THIS 12th DAY OF JULY A.D., 2001.

Nellie Mae Robinson
NELLIE MAE ROBINSON
PROFESSIONAL SURVEYOR AND MAPPER
STATE OF FLORIDA NO. 3392

SURVEYORS' CERTIFICATE

I, GREGORY D. WHITE, THE UNDERSIGNED, REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT ON 6/1/01 THE AFORESAID 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 THE PERMANENT CONTROL POINTS (P.C.P.'S) AND ALL OTHER CORNERS WILL BE SET WITHIN ONE YEAR OF THE DATE OF THIS CERTIFICATE. THIS PLAT COMPLIES WITH ALL REQUIREMENTS OF CHAPTER 177 OF THE FLORIDA STATUTES AND AMENDMENTS THEREOF.

GREGORY D. WHITE, INC.
6681 CATALPA DRIVE
NEW PORT RICHEY, FLORIDA 34655
(727) 797-3000
CERTIFICATE OF AUTHORIZATION LB NO. 3459

Gregory D. White
GREGORY D. WHITE
PROFESSIONAL LAND SURVEYOR AND MAPPER
STATE OF FLORIDA NO. 4466

SEA COLONY AT GULF LANDINGS PHASE TWO

4/1/09

BEING A RE-SUBDIVISION OF TRACTS 37, 38, AND 40, LOCATED IN SECTION 7, TOWNSHIP 28 SOUTH, RANGE 18 EAST, TAMPA-TARPOON SPRINGS LAND COMPANY SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGES 68, 69, AND 70, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

NOTES:
1) TRACT "A" IS A DRAINAGE EASEMENT AS SHOWN HEREON AND WILL BE MAINTAINED BY GULF LANDINGS HOMEOWNERS ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND OR ASSIGNS, AND SHALL BE THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION.

2) LINDRICK SERVICES, INC. SHALL HAVE ACCESS TO CONSTRUCT AND MAINTAIN THEIR UTILITIES WITHIN THE UTILITY EASEMENTS AS SHOWN HEREON.

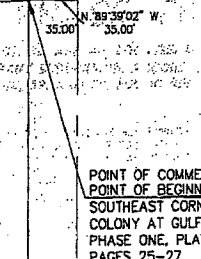
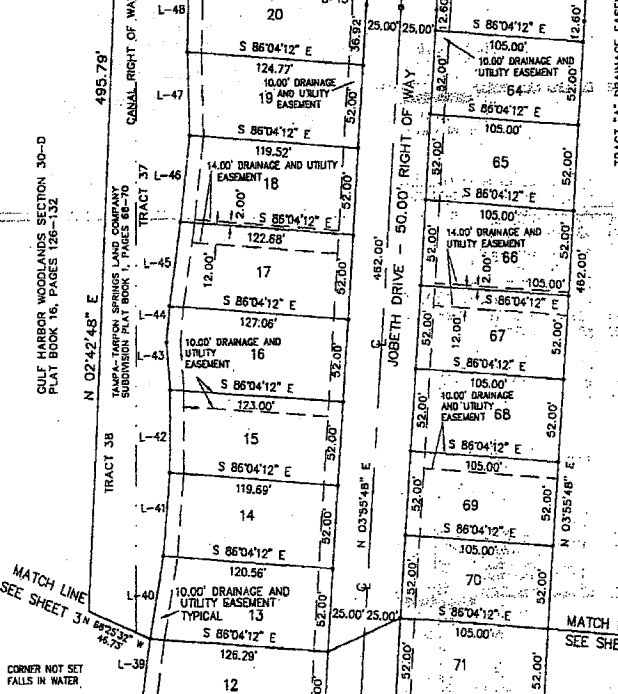
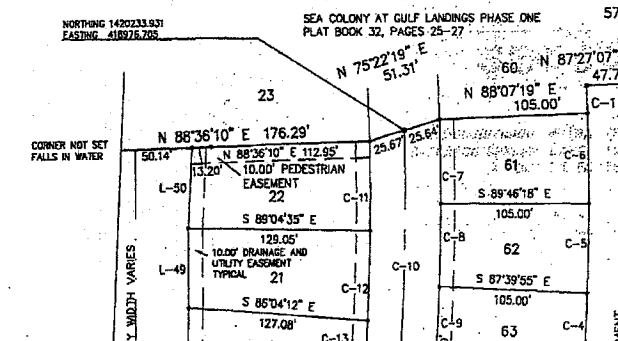
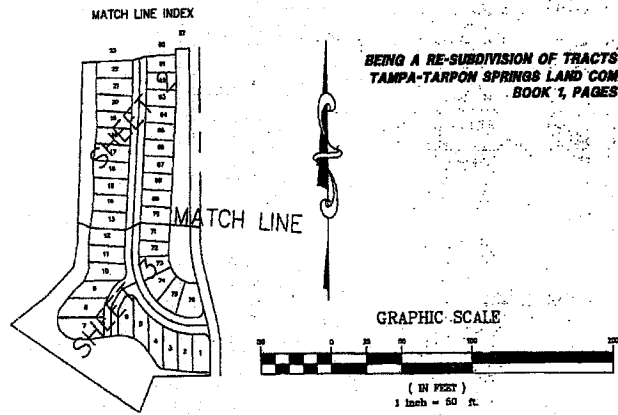
3) BASIS OF BEARINGS: SEA COLONY PHASE ONE, AS RECORDED IN PLAT BOOK 32, PAGE 25-27, MORE SPECIFICALLY THE WEST LINE OF SEA FOREST DRIVE BEING = 500' 20" 58"W.

4) 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, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

5) SHORT-TERM RENTALS ARE ALLOWED WITHIN SEA COLONY AT GULF LANDINGS PHASE TWO. A SHORT-TERM RENTAL IS DEFINED BY PASCO COUNTY ORDINANCES AS A DWELLING UNIT WHICH IS MADE AVAILABLE FOR MORE THAN THREE (3) TIMES PER YEAR, FOR PERIODS OF FEWER THAN THIRTY (30) DAYS OR ONE (1) CALENDAR MONTH AT A TIME, WHICHEVER IS LESS, FOR USE, OCCUPANCY, OR POSSESSION BY THE PUBLIC, TIMESHARES, VACATION RENTALS, AND HOLIDAY RENTALS MEETING THIS DEFINITION ARE EXAMPLES OF SHORT-TERM RENTALS.

6) THE COORDINATE VALUES SHOWN HEREON ARE BASED ON THE PASCO COUNTY PRIMARY HORIZONTAL NETWORK (HAD 1983-1990 ADJUSTMENT) AND WERE ESTABLISHED TO THIRD ORDER CLASS 1 ACCURACY AS DEFINED BY THE STANDARDS AND SPECIFICATIONS FOR GEODETIC CONTROL NETWORKS, AS PUBLISHED BY THE FEDERAL GEODETIC CONTROL COMMITTEE DATED SEPTEMBER 1984.

LINE	DIRECTION	DISTANCE
L-1	S 86°01'04" E	35.36
L-2	N 87°14'56" W	26.70
L-3	N 84°42'37" W	32.23
L-4	N 83°08'35" W	52.39
L-5	N 82°27'08" W	10.35
L-6	S 51°23'55" E	11.68
L-7	N 35°38'04" W	23.80
L-8	N 38°18'02" W	30.45
L-9	N 40°41'34" W	20.81
L-10	S 49°35'33" E	17.47
L-11	S 67°35'52" E	18.95
L-12	N 67°19'41" W	9.16
L-13	S 67°19'41" E	6.72
L-14	S 75°28'30" E	22.76
L-15	N 88°19'51" W	25.82
L-16	S 85°24'54" W	50.15
L-17	S 85°24'54" W	25.08
L-18	N 85°24'54" E	25.08
L-19	S 83°03'47" E	32.53
L-20	N 85°36'39" E	21.25
L-21	S 88°34'16" W	43.27
L-22	N 85°54'09" W	20.15
L-23	S 67°09'36" E	23.13
L-24	S 47°44'07" E	26.43
L-25	S 37°28'51" E	18.58
L-26	N 00°01'50" W	20.53
L-27	S 00°01'56" E	5.35
L-28	S 14°43'45" W	17.21
L-29	N 40°42'21" E	50.28
L-30	N 45°37'59" E	37.78
L-31	N 54°53'58" E	19.41
L-32	N 45°03'38" E	20.82
L-33	S 37°28'51" W	6.33
L-34	S 27°48'28" W	22.70
L-35	N 10°29'05" E	15.40
L-36	S 02°40'29" E	16.47
L-37	N 00°00'47" W	52.12
L-38	N 03°17'02" E	18.83
L-39	N 08°50'33" E	33.29
L-40	N 10°13'19" E	52.32
L-41	N 04°53'38" E	52.01
L-42	S 01°03'02" E	52.01
L-43	S 04°54'44" E	29.93
L-44	N 05°21'34" E	22.44
L-45	N 08°44'31" E	52.18
L-46	N 07°24'28" E	52.10
L-47	N 01°50'21" W	52.28
L-48	N 01°17'46" E	52.05
L-49	N 00°14'25" W	48.05
L-50	N 03°07'31" E	48.58
L-51	N 88°22'24" E	3.60



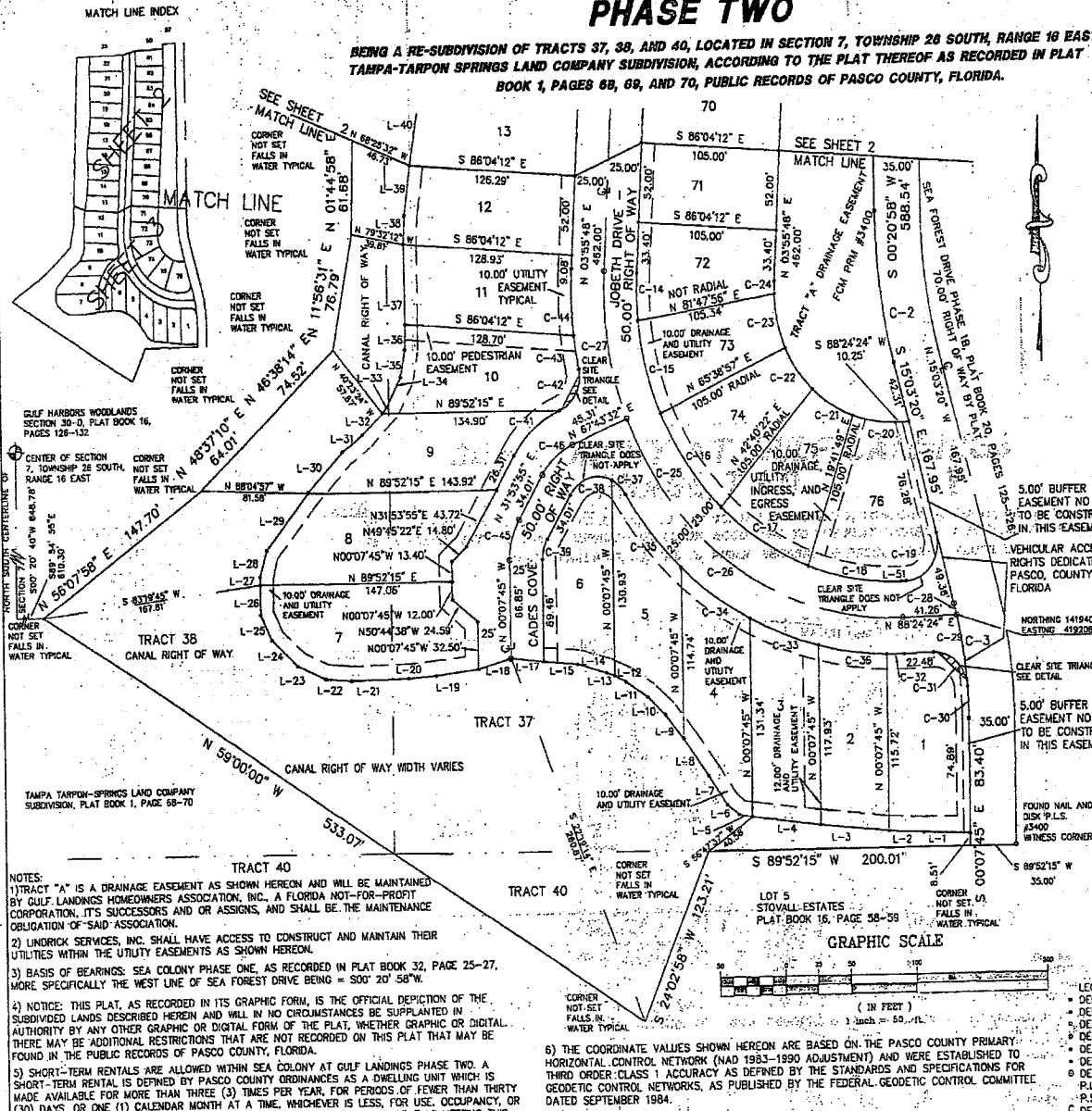
- LEGEND**
- DENOTES SET 4"x4" CONCRETE MONUMENT /P.L.S. #4466
 - DENOTES SET 5/8" IRON ROD AND CAP F.D.C. LB. #6707
 - DENOTES FOUND 4"x4" CONCRETE MONUMENT P.L.S. #3400
 - DENOTES FOUND PERMANENT CONTROL POINT P.L.S. #4048
 - DENOTES FOUND 3" DIAMETER CONCRETE MONUMENT P.L.S. #4048
 - DENOTES SET NAIL AND DISK ON SEA WALL P.L.S./P.S.M. #4466
 - DENOTES SET PERMANENT CONTROL POINT P.L.S./P.S.M. #4466
 - P.L.S. DENOTES PROFESSIONAL LAND SURVEYOR
 - P.S.M. DENOTES PROFESSIONAL SURVEYOR AND MAPPER
 - DENOTES CENTERLINE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	1504.45	17.53	8.77	17.53	N 02°12'43" W	00°40'04"
C-2	370.00	99.48	50.04	99.18	S 07°21'11" E	15°24'18"
C-3	300.00	78.15	39.30	77.93	S 07°35'32" E	14°53'15"
C-4	1504.45	41.89	20.95	41.89	N 03°07'56" E	01°35'45"
C-5	1504.45	55.31	27.66	55.31	S 01°16'53" W	02°08'23"
C-6	1504.45	55.31	27.66	55.31	S 00°39'30" E	02°05'33"
C-7	1399.45	51.45	25.73	51.45	N 02°48'30" W	02°06'23"
C-8	1399.45	51.45	25.73	51.45	S 01°18'53" W	02°06'23"
C-9	1399.45	38.97	19.48	38.97	S 03°07'56" W	01°35'43"
C-10	1374.45	133.67	66.89	133.62	N 01°08'38" E	05°34'20"
C-11	1349.45	54.66	27.33	54.66	S 00°14'13" E	02°19'15"
C-12	1349.45	55.73	27.87	55.73	N 02°05'24" E	02°21'58"
C-13	1349.45	15.08	7.54	15.08	N 03°36'36" E	00°38'25"
C-14	184.00	30.48	15.28	30.48	N 00°34'21" W	00°40'19"
C-15	184.00	65.27	32.94	64.86	S 14°42'47" E	14°46'33"
C-16	184.00	77.80	39.43	77.38	S 16°50'21" E	22°58'53"
C-17	184.00	77.80	39.43	77.38	S 58°48'55" E	22°58'34"
C-18	184.00	72.08	36.46	71.67	S 80°56'54" E	21°17'25"
C-19	89.00	45.14	22.57	44.72	N 36°40'32" E	103°27'44"
C-20	89.00	33.07	16.73	32.88	N 80°56'54" E	21°17'25"
C-21	89.00	35.68	18.09	35.45	S 58°48'55" E	22°58'34"
C-22	89.00	35.68	18.09	35.45	S 35°50'21" E	22°58'35"
C-23	89.00	35.68	18.09	35.45	S 12°51'46" E	22°58'35"
C-24	89.00	8.24	4.12	8.24	N 01°18'40" E	05°18'17"
C-25	219.00	35.12	17.56	34.98	S 43°48'54" E	83°31'24"
C-26	219.00	264.96	151.41	248.09	S 56°58'02" E	68°08'08"
C-27	219.00	100.16	50.87	99.29	S 09°10'20" E	26°12'16"
C-28	300.00	8.01	4.01	8.01	S 14°17'28" E	01°31'48"
C-29	300.00	49.35	24.73	49.30	S 08°48'46" E	08°25'33"
C-30	300.00	20.79	10.40	20.78	S 02°06'53" E	03°58'12"
C-31	25.00	38.18	23.93	34.57	S 47°50'48" E	87°25'36"
C-32	244.00	13.24	6.62	13.24	N 88°57'40" E	03°06'51"
C-33	244.00	55.63	27.84	55.63	S 89°36'08" E	13°04'00"
C-34	244.00	77.77	31.81	63.09	N 55°38'27" W	14°51'21"
C-35	244.00	64.84	32.81	64.65	N 40°35'59" W	15°13'35"
C-36	244.00	52.59	26.40	52.49	S 82°18'36" E	12°20'57"
C-37	25.00	13.58	6.86	13.42	N 48°33'08" W	31°07'53"
C-38	25.00	36.64	22.50	33.45	S 73°53'25" W	83°59'00"
C-39	25.00	13.97	7.18	13.79	S 15°53'06" W	32°01'39"
C-41	75.00	46.80	24.24	46.14	N 49°48'43" E	35°49'37"
C-42	75.00	34.60	20.71	31.50	N 28°04'53" E	79°17'17"
C-43	244.00	22.84	11.43	22.83	N 88°52'53" W	05°21'44"
C-44	244.00	43.14	21.63	43.08	N 01°08'06" W	10°07'49"
C-45	50.00	27.95	14.35	27.59	S 15°53'06" W	32°01'39"
C-46	50.00	31.26	16.15	30.76	S 49°48'43" W	35°49'37"

SEA COLONY AT GULF LANDINGS PHASE TWO

41/110

BEING A RE-SUBDIVISION OF TRACTS 37, 38, AND 40, LOCATED IN SECTION 7, TOWNSHIP 28 SOUTH, RANGE 16 EAST, TAMPA-TARPON SPRINGS LAND COMPANY SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGES 68, 69, AND 70, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

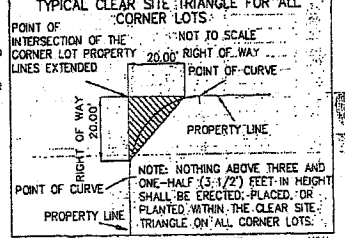


LINE	DIRECTION	DISTANCE
L-1	N 87°15'56" E	35.38
L-2	N 87°15'56" W	26.70
L-3	N 84°22'37" W	52.23
L-4	N 83°28'51" W	52.35
L-5	N 80°45'18" W	10.40
L-6	S 51°23'55" E	11.68
L-7	N 35°36'04" W	23.80
L-8	N 38°18'02" W	30.45
L-9	N 40°41'34" W	20.81
L-10	S 49°33'03" E	17.47
L-11	S 57°13'57" E	19.55
L-12	N 65°19'06" W	9.30
L-13	S 70°09'53" E	6.59
L-14	S 75°28'02" E	22.78
L-15	N 85°20'58" W	25.86
L-16	S 85°24'54" W	50.15
L-17	S 84°10'36" W	25.14
L-18	N 74°20'20" E	25.95
L-19	S 83°03'47" W	32.53
L-20	N 85°36'39" E	21.25
L-21	S 88°36'47" W	43.20
L-22	N 82°33'11" W	20.21
L-23	S 67°09'36" E	23.13
L-24	S 47°44'01" E	26.43
L-25	S 25°38'15" E	19.56
L-26	N 00°01'55" W	20.53
L-27	S 00°01'55" E	5.35
L-28	S 17°35'29" W	18.12
L-29	N 42°33'11" E	49.27
L-30	N 45°16'34" E	37.52
L-31	N 54°53'58" E	19.41
L-32	N 46°57'38" E	21.35
L-33	S 37°25'59" W	5.33
L-34	S 27°46'56" W	22.70
L-35	N 10°29'05" E	19.40
L-36	N 02°14'50" E	16.45
L-37	N 00°30'31" W	18.63
L-38	N 03°34'31" E	52.44
L-39	N 05°50'33" E	33.28
L-40	N 10°13'19" E	52.32
L-41	N 04°53'38" E	52.01
L-42	N 00°22'31" E	52.13
L-43	S 04°22'59" E	29.88
L-44	N 05°21'34" E	52.18
L-45	N 03°44'31" E	52.18
L-46	N 07°04'28" E	52.08
L-47	N 01°30'28" W	52.24
L-48	N 01°17'48" E	52.05
L-49	N 00°14'25" W	49.05
L-50	N 03°07'31" E	48.58
L-51	N 88°24'24" E	3.69

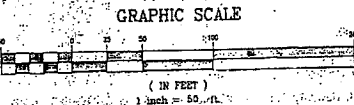
5.00' BUFFER EASEMENT NO WALL TO BE CONSTRUCTED IN THIS EASEMENT

VEHICULAR ACCESS RIGHTS DEDICATED TO PASCO COUNTY, FLORIDA

EASTING 1419405.6442
NORTHING 419208.1882



- LEGEND
- DENOTES SET 4"x4" CONCRETE MONUMENT P.L.S. #446
 - DENOTES SET 5/8" IRON ROD AND CAP F.D.C. LB #5707
 - DENOTES FOUND 4"x4" CONCRETE MONUMENT P.L.S. #3400
 - DENOTES FOUND PERMANENT CONTROL POINT P.L.S. #4048
 - DENOTES FOUND 1" DIAMETER CONCRETE MONUMENT P.L.S. #4048
 - DENOTES SET NAIL AND DISK ON SEA WALL P.L.S./P.S.M. #4466
 - DENOTES SET PERMANENT CONTROL POINT P.L.S./P.S.M. #4466
 - P.S.M. DENOTES PROFESSIONAL LAND SURVEYOR
 - DENOTES PROFESSIONAL SURVEYOR AND MAPPER
 - ◊ DENOTES CENTERLINE



NOTES:

- 1) TRACT "A" IS A DRAINAGE EASEMENT AS SHOWN HEREON AND WILL BE MAINTAINED BY GULF LANDINGS HOMEOWNERS ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, ITS SUCCESSORS AND OR ASSIGNS, AND SHALL BE THE MAINTENANCE OBLIGATION OF SAID ASSOCIATION.
- 2) UNDRICK SERVICES, INC. SHALL HAVE ACCESS TO CONSTRUCT AND MAINTAIN THEIR UTILITIES WITHIN THE UTILITY EASEMENTS AS SHOWN HEREON.
- 3) BASIS OF BEARINGS: SEA COLONY PHASE ONE, AS RECORDED IN PLAT BOOK 32, PAGE 25-27, MORE SPECIFICALLY THE WEST LINE OF SEA FOREST DRIVE BEING = 500' 20' 58".
- 4) 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 BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT, WHETHER GRAPHIC OR DIGITAL. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
- 5) SHORT-TERM RENTALS ARE ALLOWED WITHIN SEA COLONY AT GULF LANDINGS PHASE TWO. A SHORT-TERM RENTAL IS DEFINED BY PASCO COUNTY ORDINANCES AS A DWELLING UNIT WHICH IS MADE AVAILABLE FOR MORE THAN THREE (3) TIMES PER YEAR, FOR PERIODS OF FEWER THAN THIRTY (30) DAYS, OR ONE (1) CALENDAR MONTH AT A TIME, WHICHEVER IS LESS, FOR USE, OCCUPANCY, OR POSSESSION BY THE PUBLIC TIMESHARES, VACATION RENTALS, AND HOUDAY RENTALS MEETING THIS DEFINITION ARE EXAMPLES OF SHORT-TERM RENTALS.

6) THE COORDINATE VALUES SHOWN HEREON ARE BASED ON THE PASCO COUNTY PRIMARY HORIZONTAL CONTROL NETWORK (NAD 1983-1990 ADJUSTMENT) AND WERE ESTABLISHED TO THIRD ORDER CLASS 1 ACCURACY AS DEFINED BY THE STANDARDS AND SPECIFICATIONS FOR GEODETIC CONTROL NETWORKS, AS PUBLISHED BY THE FEDERAL GEODETIC CONTROL COMMITTEE DATED SEPTEMBER 1984.

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA	CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	1504.45	17.53	8.77	50.04	N 02°14'33" W	00°40'03"	C-24	89.00	6.24	4.12	8.24	N 01°16'40" E	05°18'17"
C-2	370.00	99.48	50.04	17.53	S 07°21'11" E	15°24'17"	C-25	219.00	35.12	241.20	324.28	S 43°49'54" E	89°31'24"
C-3	300.00	78.15	39.30	77.93	S 07°35'33" E	14°50'33"	C-26	219.00	264.96	151.41	249.03	S 85°05'01" E	69°18'08"
C-4	1504.45	41.89	20.95	41.89	N 03°07'56" E	01°50'07"	C-27	219.00	100.16	90.97	99.23	S 09°10'20" E	05°12'18"
C-5	1504.45	55.31	27.66	55.31	S 01°16'53" W	02°06'23"	C-28	300.00	8.01	4.01	8.01	S 14°17'26" E	01°31'48"
C-6	1504.45	55.31	27.66	55.31	S 00°49'30" E	02°06'23"	C-29	300.00	20.79	10.40	20.78	S 02°06'53" E	03°58'12"
C-7	1399.45	51.45	25.73	51.45	N 00°49'30" W	02°06'23"	C-30	25.00	38.18	23.93	34.57	S 47°50'48" E	87°29'36"
C-8	1399.45	51.45	25.73	51.45	S 01°18'53" W	02°06'23"	C-31	25.00	13.24	6.62	13.24	N 89°57'40" E	03°06'31"
C-9	1399.45	39.97	19.48	39.97	S 03°07'56" W	02°06'23"	C-32	244.00	55.55	27.94	55.53	S 66°36'08" E	13°04'00"
C-10	1374.45	133.67	66.89	133.62	N 01°08'38" E	02°39'15"	C-33	244.00	63.27	31.81	64.63	N 40°35'59" W	14°51'21"
C-11	1348.45	54.86	27.33	54.86	S 00°14'13" E	02°39'15"	C-34	244.00	64.84	32.61	64.63	S 82°18'58" E	12°20'57"
C-12	1348.45	54.86	27.33	54.86	N 03°36'36" E	02°38'25"	C-35	244.00	52.39	26.40	52.40	S 5°58'36" W	31°07'53"
C-13	1349.45	15.08	7.54	15.08	N 00°34'21" W	08°00'19"	C-36	25.00	13.58	6.96	13.42	N 48°33'08" W	31°07'53"
C-14	1349.45	30.49	15.28	30.46	S 14°42'47" E	19°16'35"	C-37	25.00	36.84	22.50	33.45	S 73°53'25" W	63°59'00"
C-15	194.00	65.27	32.94	64.96	S 35°50'21" E	22°58'35"	C-38	25.00	13.97	7.18	13.79	S 15°53'08" W	32°01'39"
C-16	194.00	77.80	39.43	77.28	S 58°48'55" E	22°58'35"	C-39	25.00	13.97	7.18	13.79	S 49°28'43" W	35°49'37"
C-17	194.00	77.80	39.43	77.28	S 80°56'54" E	21°17'56"	C-40	75.00	46.30	24.24	46.14	N 49°28'43" E	35°49'37"
C-18	194.00	72.08	36.48	71.67	S 36°40'52" E	10°37'44"	C-41	25.00	34.60	20.71	31.90	N 28°04'53" E	75°17'12"
C-19	25.00	45.14	31.69	39.26	N 80°56'54" W	21°17'56"	C-42	244.00	22.84	11.43	22.83	N 08°52'53" W	05°21'44"
C-20	89.00	33.07	16.23	32.88	S 58°48'55" E	22°58'35"	C-43	244.00	43.14	21.63	43.08	N 01°08'06" W	10°07'49"
C-21	89.00	35.69	18.09	35.49	S 35°50'21" E	22°58'35"	C-44	244.00	27.95	14.35	27.59	S 15°53'08" W	32°01'39"
C-22	89.00	35.69	18.09	35.49	S 12°51'46" E	22°58'35"	C-45	50.00	31.28	16.16	30.78	S 49°28'43" W	35°49'37"
C-23	89.00	35.69	18.09	35.49			C-46	50.00	31.28	16.16	30.78	S 49°28'43" W	35°49'37"

GREGORY D. WHITE, INC.
5681 CATALPA DRIVE
NEW PORT RICHEY, FL 34655
(727) 787-3000
PROFESSIONAL LAND
SURVEYOR AND MAPPER #4466



STATE OF FLORIDA, COUNTY OF PASCO
THIS IS TO CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF THE ORIGINAL ON FILE OR OF A COPY OF THE ORIGINAL ON FILE WITH THE COUNTY CLERK OF PASCO COUNTY, FLORIDA.
GREGORY D. WHITE, INC.
PLANS & SURVEYING
REGISTERED PROFESSIONAL SURVEYOR AND MAPPER #4466