


LEGAL DESCRIPTION:

ALL THAT PORTION OF SECTIONS 26, 27 AND 28, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA, AND A PORTION OF LOTS 68 & 69, AND ALL OF LOTS 70 THROUGH 75 AND LOTS 92 THROUGH 97, LAND O' LAKES ADDITION, AS RECORDED IN PLAT BOOK 4, PAGE 59, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SECTION 28, SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID SECTION 27, ALL OF TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA; THENCE S 89°14'12"E., ALONG THE NORTH LINE OF SAID SECTION 27 AS PER PROPERTY LINE AGREEMENT AS RECORDED IN O.R. BOOK 4116, PAGE 1235, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, A DISTANCE OF 3158.10 FEET; THENCE LEAVING SAID LINE, S 00°43'54"W., A DISTANCE OF 663.21 FEET; THENCE S 89°14'12"E., A DISTANCE OF 1,397.57 FEET TO A POINT ON THE EASTERLY LINE OF LOT 69, LAND O' LAKES ADDITION, AS RECORDED IN PLAT BOOK 4, PAGE 59, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 41; THENCE S 21°37'11"E., ALONG THE EASTERLY LINE OF LOTS 69 THROUGH 75, OF SAID LAND O' LAKES ADDITION, AND SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 1221.06 FEET TO THE SOUTHEAST CORNER OF SAID LOT 75; THENCE LEAVING SAID RIGHT-OF-WAY LINE, AND ALONG THE SOUTHERLY LINE OF SAID LOT 75, S 68°19'48"W., A DISTANCE OF 449.59 FEET TO THE SOUTHWEST CORNER OF SAID LOT 75; THENCE S 21°36'06"E., ALONG THE WESTERLY LINE OF LOTS 76 THROUGH 91, OF SAID LAND O' LAKES ADDITION, A DISTANCE OF 1648.66 FEET TO THE SOUTHWEST CORNER OF SAID LOT 91; THENCE N 68°37'08"E., ALONG THE SOUTHERLY LINE OF SAID LOT 91, A DISTANCE OF 450.13 FEET TO THE SOUTHEAST CORNER OF SAID LOT 91, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY NO. 41; THENCE ALONG THE WESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO 41, AND THE EASTERLY LINE OF LOTS 92 THROUGH 97, THE FOLLOWING TWO COURSES AND DISTANCES: 1. THENCE S 21°37'58"E., A DISTANCE OF 569.60 FEET TO A POINT OF CURVATURE; 2. THENCE 113.76 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 11,379.16 FEET, DELTA 00°34'22", CHORD BEARING AND DISTANCE S21°29'28"E, 113.76 FEET TO THE SOUTHERLY LINE OF SAID LAND O' LAKES ADDITION; THENCE N 88°56'18"W., ALONG SAID SOUTHERLY LINE, A DISTANCE OF 515.68 FEET TO A POINT ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA; THENCE S 00°14'05"W., ALONG SAID WEST LINE OF SECTION 26, A DISTANCE OF 1315.97 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 26, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SAID SECTION 27; THENCE N 89°12'56"W., ALONG THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 27, A DISTANCE OF 2674.92 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 27; THENCE N 89°13'23"W., ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 27, A DISTANCE OF 1234.07 FEET; THENCE LEAVING SAID LINE, N 00°15'09"E., A DISTANCE OF 1261.29 FEET; THENCE N 89°20'09"W., A DISTANCE OF 120.84 FEET; THENCE N 00°15'09"E., A DISTANCE OF 253.16 FEET; THENCE N 72°16'40"W., A DISTANCE OF 1854.60 FEET; THENCE N 20°38'45"E., A DISTANCE OF 820.00 FEET; THENCE N 52°48'05"W., A DISTANCE OF 690.82 FEET; THENCE N 09°14'00"W., A DISTANCE OF 2056.35 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 28; THENCE S 89°17'31"E., ALONG THE NORTH LINE OF SAID SECTION 28, A DISTANCE OF 1044.88 FEET TO THE POINT OF BEGINNING.

CONTAINING 580.610 ACRES MORE OR LESS.

Q:\13946\001\00\CADD\EXHIBITS\BOUNDARY INFORMATION.dwg, 09/02/2004 08:46:22 AM, KWL, King Engineering Associates, Inc.

PROJECT:		LAKESHORE RANCH		 <p>King ENGINEERING ASSOCIATES, INC. 4921 MEMORIAL HIGHWAY ONE MEMORIAL CENTER, SUITE 300 TAMPA, FLORIDA 33634 ENGINEERING LICENCE #00002610</p> <p>PHONE 813 • 880 • 8881 FAX 813 • 880 • 8882 E-MAIL king@kingengineering.com</p>
PLAN:		LEGAL DESCRIPTION		
SCALE:	DATE:	DRAWN BY:	JOB NO.:	SHEET NO.:
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