Highland Meadows II Community Development District

Agenda

September 13, 2022

AGENDA

Highland Meadows II

Community Development District

219 E. Livingston St., Orlando, Florida 32801 Phone: 407-841-5524 – Fax: 407-839-1526

September 9, 2022

Board of Supervisors Highland Meadows II Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Highland Meadows II Community Development District will be held Tuesday, September 13, 2022 at 2:30 PM at The Holiday Inn—Winter Haven, 200 Cypress Gardens Blvd., Winter Haven, FL 33880.

Those members of the public wishing to attend the meeting can do so using the information below:

Zoom Video Link: https://us06web.zoom.us/j/88622805377

Zoom Call-In Information: 1-646-876-9923

Meeting ID: 886 2280 5377

Following is the advance agenda for the meeting:

Board of Supervisors Meeting

- 1. Roll Call
- 2. Public Comment Period (Speakers may also submit questions to the District Manager at tadams@gmscfl.com prior to the beginning of the meeting)
- 3. New Business
 - A. Ratification of Second Amendment for Pool Maintenance and Janitorial Services with Resort Pool Services
 - B. Ratification of First Amendment for Towing Services with S&S Towing and Recovery, LLC
 - C. Discussion of Encroachments on District Maintenance Easements
- 4. Approval of Minutes of the July 12, 2022 Board of Supervisors Meeting
- 5. Staff Reports
 - A. Attorney
 - B. Engineer

- C. Field Manager's Report
 - i. Update of Status of Phase 3 Park- ADDED
- D. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
- 6. Supervisors Requests
- 7. Public Comments
- 8. Adjournment

SECTION III

SECTION A

SECOND AMENDMENT TO AGREEMENT BETWEEN RESORT POOL SERVICES AND HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT FOR POOL MAINTENANCE AND JANITORIAL SERVICES

THIS SECOND AMENDMENT ("Second Amendment") is made and entered into as of this 31 day of July 2022, by and between:

HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, with a mailing address of c/o Governmental Management Services – Central Florida, Inc., 219 East Livingston Street, Orlando, Florida 32801 ("District"), and

ROGER JAMES McDonnell D/B/A RESORT POOL SERVICES, with a mailing address of 14525 Johns Lake Road, Clermont, Florida ("Contractor").

RECITALS

WHEREAS, the District and Contractor previously entered into that certain Agreement between Resort Pool Services, Inc. and Highland Meadows II Community Development District for Pool Maintenance and Janitorial Services, between the parties, dated October 1, 2020, as supplemented and amended from time to time (together, the "Agreement"), which are incorporated herein by this reference; and

WHEREAS, pursuant to Section 18 of the Agreement, the Agreement may be amended by an instrument in writing executed by both parties; and

WHEREAS, the District and Contractor now desire to further amend the Agreement to amend the scope of Services, as defined in the Agreement, amend the compensation as it relates to the same; and

WHEREAS, the District and Contractor each represent that it has the authority to execute this Second Amendment and to perform its obligations and duties hereunder, and each has satisfied all conditions precedent to the execution of this Second Amendment so that this Second Amendment constitutes a legal and binding obligation of each party hereto.

Now, Therefore, based upon good and valuable consideration and the mutual covenants of the parties, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

- RECITALS. The recitals stated above are true and correct and by this reference are incorporated herein and form a material part of this Second Amendment.
- 2. AFFIRMATION OF THE AGREEMENT. The District and Contractor agree that nothing contained herein shall alter or amend the parties' rights and obligations under the Agreement, except to the extent set forth in this Second Amendment. The Agreement is hereby affirmed and continues to constitute a valid and binding agreement between the parties.

- 3. AMENDMENTS. Pursuant to Sections 18 of the Agreement, the District and Contractor agree to amend the Agreement in the following:
 - A. Section 2, subsection D, Description of Work and Services, of the Agreement is amended to the extent the Services to be provided to the Facilities are consistent with the amended definitions of the same and in accordance with the amended Exhibit A, as provided herein.
 - B. Section 3, Compensation and Term, is amended and replaced in its entirety as follows:

The District agrees to compensate Contractor Three Thousand Dollars (\$3,000.00) per month for providing Pool maintenance services as set forth in the Agreement, as amended. The annual total under this Agreement shall not exceed Thirty Six Thousand Dollars and 00/100 (\$36,000.00). The District shall provide payment within thirty (30) days of receipt of invoices. The term of the Agreement shall be from the date and year first written above through September 30, 2023, unless extended by the Parties or terminated earlier in accordance with the terms of this Agreement. This Agreement shall automatically renew for additional one (1) year terms, up to four (4) additional renewals, unless written notice is provided by either party thirty (30) days prior to the expiration of this Agreement.

- C. Exhibit A to the Agreement is hereby amended and replaced in its entirety by the Contractor's Proposal for Pool Service Agreement for Highland Meadows, dated July 8, 2022, attached hereto as Exhibit A.
- EFFECTIVE DATE. This Second Amendment shall have an effective date as of the day and year first written above.

[Signatures on next page]

IN WITNESS WHEREOF, the parties execute this Second Amendment the day and year first written above.

ATTEST:

HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

WITNESS:

ROGER JAMES MCDONNELL D/B/A RESORT POOL SERVICES

Print Name: LINDA M DONNUL

Exhibit A Contractor's Proposal

Exhibit A

RESORT POOL SERVICES

14525 JOHNS LAKE POINT CLERMONT, FL 34711 321-689-6210

July 8, 2022

POOL SERVICE QUOTE FOR HIGHLAND MEADOWS

Thank you for the opportunity to bid for pool service at Highland Meadows.

Pool service 6 x per week May 1st - August 30th and 3 x Per Week September 1st - April 30th.

TOTAL: \$3000 per month

Please take into consideration when reviewing other quotes: Included in this price will be the supply and installation of a computer on your pool to add chemicals. The advantage of this is that the pool is being constantly monitored and any change in the chlorine level is corrected instantly by the computer giving you and your residents safer water. Currently you just have a continuous feed of chlorine to the main pool and if lots of people are in the pool the chlorine pumps cannot maintain a steady level of chemicals, only once everybody is out of the pool will the chemicals slowly return to the level they have set the pumps at. The computer removes the guess work from what level to set the chemical pumps at, as you will not know how busy the pool will be from one day to the next by having the computer installed this problem isn't an issue any longer.

POOL CLEANING DUTIES

- ✓ Test pool water on each visit and adjust Chlorine and PH levels if required.
- ✓ Vacuum or net pool on each visit. Brush walls and floor as required.
- ✓ Backwash filters to maintain flow required by the Florida Health Department
- Report any faults in pool equipment to the Engineering and once approved carry out repairs.
- ✓ Clean tile as required.
- ✓ Maintain computers
- ✓ Blow off pool deck
- ✓ Straighten pool furniture
- ✓ Pick up trash within pool area

SECTION B

FIRST AMENDMENT TO AGREEMENT BETWEEN S&S TOWING & RECOVERY, LLC AND HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT FOR TOWING SERVICES

THIS FIRST AMENDMENT ("**Amendment**") is made and entered into as of this___ day of August 2022, by and between:

HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, with a mailing address of c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801 ("District"), and

S&S TOWING & RECOVERY, LLC, a Florida limited liability company, with a principal address of 29300 U.S. 27, Dundee, Florida 33838 ("**Contractor**").

RECITALS

WHEREAS, the District and Contractor previously entered into that certain Agreement between Highland Meadows II Community Development District and S&S Towing & Recovery, LLC, for Towing Services, between the parties, dated October 1, 2020, ("Agreement"), which is incorporated herein by this reference; and

WHEREAS, pursuant to Section 9 of the Agreement, the Agreement may be amended by an instrument in writing executed by both parties; and

WHEREAS, the District and Contractor now desire to further amend the Agreement to revise Exhibit A to the Agreement to the District's current *Amended Rule Relating to Overnight Parking and Traffic Enforcement* and to revise and include certain provisions to the Agreement; and

WHEREAS, the District and Contractor each represent that it has the authority to execute this Amendment and to perform its obligations and duties hereunder, and each has satisfied all conditions precedent to the execution of this Amendment so that this Amendment constitutes a legal and binding obligation of each party hereto.

Now, Therefore, based upon good and valuable consideration and the mutual covenants of the parties, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

- 1. INCORPORATION OF RECITALS. The recitals stated above are true and correct and by this reference are incorporated herein and form a material part of this Amendment.
- **2. AMENDMENTS.** Pursuant to Section 9 of the Agreement, the District and Contractor agree to amend the Agreement in the following:

- **A.** Exhibit A of the Agreement, "Parking Policies", is hereby replaced with **Exhibit A** of this Amendment, identifying additional Tow-Away Zones, as the term is defined in the Parking Policies.
- **B.** Contact information in Section 11, Notices, is amended as follows:

A. If to the District: Highland Meadows II Community

Development District 219 East Livingston Street Orlando, Florida 32801 Attn: District Manager

With a copy to: KE Law Group, PLLC

2016 Delta Boulevard, Suite 101 Tallahassee, Florida 32303 Attn: District Counsel

C. As of the date of this Amendment, the District's "Public Records Custodian" is Tricia Adams. All references to the "Public Records Custodian" in the Agreement, including contact information for the same provided in Section 12, Public Records, is revised as follows:

Tricia Adams, e-mail: tadams@gmscfl.com

- **D.** In accordance with statutory requirements adopted after the parties entered into the Agreement, the following provisions are hereby added to the Agreement:
 - **SECTION 19.** E-VERIFY. The Contractor shall comply with and perform all provisions of Section 448.095, Florida Statutes. Accordingly, as a condition precedent to entering into this Agreement, Contractor shall register with and use the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all newly hired employees. If the Contractor anticipates entering into agreements with a subcontractor for the Work, Contractor will not enter into the subcontractor agreement without first receiving an affidavit from the subcontractor regarding compliance with Section 448.095, Florida Statutes, and stating that the subcontractor has registered with and uses the E-Verify system and does not employ, contract with, or subcontract with an unauthorized alien. Contractor shall maintain a copy of such affidavit for the duration of the agreement and provide a copy to the District upon request. Any party may terminate this Agreement or any subcontract hereunder if there is a good faith belief on the part of the terminating party that a contracting party has knowingly violated Section 448.09(1), Florida Statutes. Upon such termination, Contractor shall be liable for any additional costs incurred by the District as a result of the

termination. In the event that the District has a good faith belief that a subcontractor has violated Section 448.095, *Florida Statutes*, but the Contractor has otherwise complied with its obligations hereunder, the District shall promptly notify the Contractor. The Contractor agrees to immediately terminate the agreement with the subcontractor upon notice from the District.

- **ii. SECTION 20. FOREIGN INFLUENCE.** Contractor understands that under Section 286.101, *Florida Statutes*, that Contractor must disclose any current or prior interest, any contract with, or any grant or gift from a foreign country of concern as that term is defined within the above referenced statute
- **3. AFFIRMATION OF THE AGREEMENT.** The Agreement is hereby affirmed and continues to constitute a valid and binding agreement between the parties. Except as described in Section 2 of this Amendment, nothing herein shall modify the rights and obligations of the parties under the Agreement. All of the remaining provisions, including, but not limited to, the engagement of services, fees, costs, indemnification, and sovereign immunity provisions, remain in full effect and fully enforceable.
- **4. AUTHORIZATION.** The execution of this Amendment has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this Amendment.
- **5. EXECUTION IN COUNTERPARTS.** This Amendment may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.
- **6. EFFECTIVE DATE.** This Amendment shall have an effective date as of the day and year first written above.

[Signatures on next page]

IN WITNESS WHEREOF, the parties execute this Amendment the day and year first written above.

ATTEST:	HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT
Secretary/Assistant Secretary	Chairperson, Board of Supervisors
WITNESS:	S&S TOWING & RECOVERY, LLC
Print Name:	By: Its:

Exhibit A: Parking Policies

Exhibit A

Parking Policies

[See following pages]

HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT AMENDED & RESTATED RULES RELATING TO OVERNIGHT PARKING AND PARKING ENFORCEMENT

In accordance with Chapter 190, Florida Statutes, and on September 21, 2021, at a duly noticed public meeting, the Board of Supervisors of the Highland Meadows II Community Development District ("District") adopted the following policy to govern parking and parking enforcement on certain District Property. This policy repeals and supersedes all prior rules and/or policies governing the same subject matter.

SECTION 1. INTRODUCTION. The District finds that parked Commercial Vehicles, Vehicles, Vessels, Trailers and Recreational Vehicles (hereinafter defined) on certain of its property (hereinafter defined) cause hazards and danger to the health, safety and welfare of District residents, paid users and the public. This policy is intended to provide the District's residents and paid users with a means to park Vehicles on-street in certain designated parking areas and remove such Commercial Vehicles, Vehicles, Vessels, Trailers and Recreational Vehicles from District designated Tow-Away Zones consistent with this Policy and as indicated on **Exhibit A** attached hereto and incorporated herein by reference.

SECTION 2. DEFINITIONS.

- A. *Commercial Vehicle(s)*. Any mobile item which normally uses wheels, whether motorized or not, that (i) is titled, registered or leased to a company and not an individual person, or (ii) is used for business purposes even if titled, registered or leased to an individual person.
- B. *Vehicle(s)*. Any mobile item which normally uses wheels, whether motorized or not. For purposes of this Policy, unless otherwise specified, any use of the term Vehicle(s) shall be interpreted so as to include Commercial Vehicle(s), Vessel(s), Trailer(s), and Recreational Vessel(s).
- C. *Vessel(s)*. Every description of watercraft, barge, or airboat used or capable of being used as a means of transportation on water.
- D. Trailer(s). An unpowered vehicle towed by another.
- E. *Recreational Vehicle(s)*. A vehicle designed for recreational use, which includes motor homes, campers and trailers relative to same.
- F. Parked. A Vehicle, Vessel or Recreational Vehicle left unattended by its owner or user.
- G. *Tow-Away Zone*. District property in which parking is prohibited and in which the District is authorized to initiate a towing and/or removal action.
- H. Overnight. Between the hours of 10:00 p.m. and 6:00 a.m. daily.

I. Abandoned Vehicle. Any vehicle that is not operational or has not been moved for a period of 2 weeks.

SECTION 3. DESIGNATED PARKING AREAS. On street parking is only authorized on the odd numbered side of the street (as indicated by address numbers). On street parking is expressly prohibited on the even numbered side of the street (as indicated by address numbers).

The even numbered side of the street (as indicated by address numbers) and those areas within the District's boundaries depicted in **Exhibit A**, which is incorporated herein by reference, are hereby established as "Tow-Away Zones" for all Vehicles, including Commercial Vehicles, Vessels, Trailers, Recreational Vehicles as set forth in Sections 4 and 5 herein ("**Tow Away Zone**").

SECTION 4. ESTABLISHMENT OF TOW-AWAY ZONES. Each area set forth in **Exhibit A** attached hereto is hereby declared a Tow Away Zone. In addition, any Vehicle which is parked in a manner which prevents or inhibits the ability of emergency response vehicles to navigate streets within the District are hereby authorized to be towed.

SECTION 5. EXCEPTIONS.

- **A. ON-STREET PARKING EXCEPTIONS.** Abandoned and/or broken down Vehicles are not permitted to be parked on-street at any time and are subject to towing at the Owner's expense. Commercial Vehicles, Recreational Vehicles, Trailers and Vessels are not permitted to be parked on-street Overnight and shall be subject to towing at Owner's expense.
- **B.** VENDORS/CONTRACTORS. The District Manager or his/her designee may authorize vendors/consultants in writing to park company Vehicles in order to facilitate District business. All Vehicles so authorized must be identified by an Overnight Parking Pass.
- C. DELIVERY VEHICLES AND GOVERNMENTAL VEHICLES. Delivery Vehicles, including but not limited to, U.P.S., Fed Ex, moving company Vehicles, and lawn maintenance vendors may park on District Property while actively engaged in the operation of such businesses. Vehicles owned and operated by any governmental unit may also park on District Property while carrying out official duties.

Any Vehicle parked on District Property, including District roads, must do so in compliance with all laws, ordinances and codes.

SECTION 6. TOWING/REMOVAL PROCEDURES.

- **A. SIGNAGE AND LANGUAGE REQUIREMENTS.** Notice of the Tow-Away Zones shall be approved by the District's Board of Supervisors and shall be posted on District Property in the manner set forth in Section 715.07, *Florida Statutes*. Such signage is to be placed in conspicuous locations, in accordance with Section 715.07, *Florida Statutes*.
- **B.** TOWING/REMOVAL AUTHORITY. To effect towing/removal of a Commercial Vehicle, Vehicle, Vessel or Recreational Vehicle, the District Manager or his/her designee must verify that the subject Commercial Vehicle, Vehicle, Vessel or Recreational Vehicle was not authorized to park under this rule in the Overnight Parking Areas and then must contact a firm authorized by Florida law to tow/remove Commercial Vehicle, Vehicles, Vessels and Recreational Vehicles for the removal of such unauthorized vehicle at the owner's expense. The Commercial Vehicle, Vehicle, Vessel or Recreational Vehicle shall be towed/removed by the firm in accordance with Florida

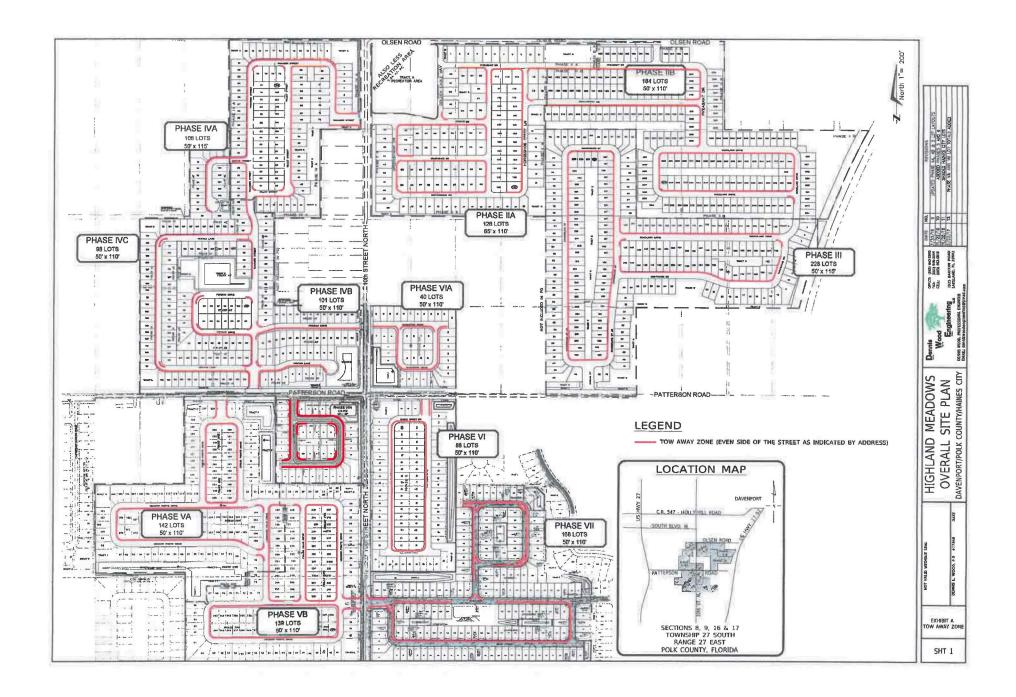
law, specifically the provisions set forth in Section 715.07, *Florida Statutes*. Notwithstanding the foregoing, a towing service retained by the District may tow/remove any vehicle parked in the Tow-Away Zone.

C. AGREEMENT WITH AUTHORIZED TOWING SERVICE. The District's Board of Supervisors is hereby authorized to enter into and maintain an agreement with a firm authorized by Florida law to tow/remove unauthorized vehicles and in accordance with Florida law and with the policies set forth herein.

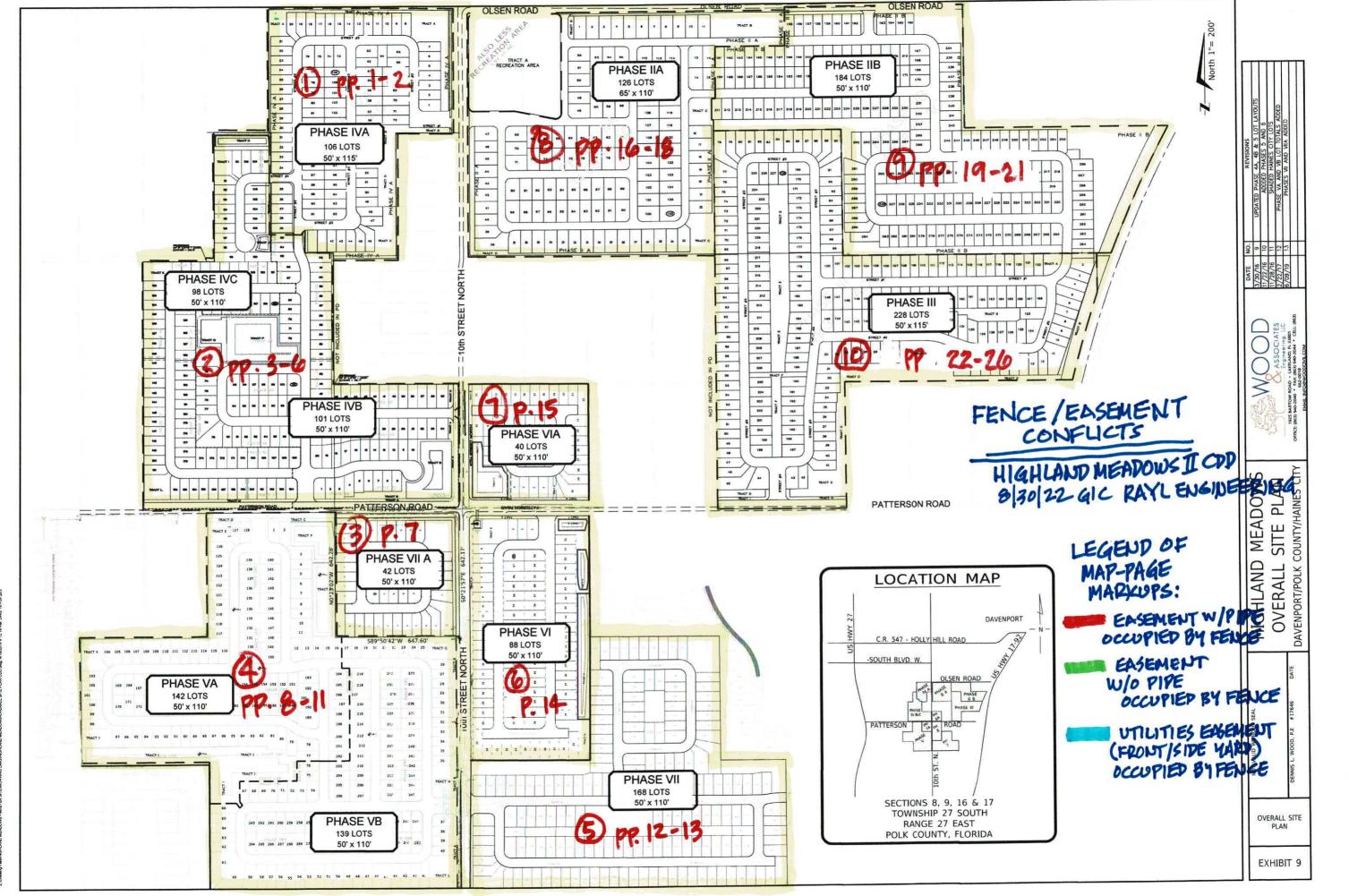
SECTION 7. PARKING AT YOUR OWN RISK. Vehicles, Vessels, Trailers, or Recreational Vehicles may be parked on District Property pursuant to this rule, provided, however, that the District assumes no liability for any theft, vandalism and/or damage that might occur to personal property and/or to such Vehicles.

EXHIBIT A – Tow Away Zone

Effective Date: September 21, 2021 Parking Map Updated: July 12, 2022



SECTION C



COMMAND TO THE REPORT OF THE PROPERTY OF THE P

FCM - FOUND CONCRETE MONUMENT "PRM LB-7308" - UNLESS NOTED

PRM - PERMANENT REFERENCE MONUMENT - SET 4"X4"
CONCRETE MONUMENT AND CAP "PRM LB-6892"

@ PCP - PERMANENT CONTROL POINT - SET MAGNETIC NAIL AND DISK "PCP LB-6892"

I.D. . IDENTIFICATION R/W - RIGHT OF WAY

R - RADIUS D/A = CENTRAL ANGLE (DELTA)

L = ARC LENGTH
CH = CHORD DISTANCE
CB = CHORD BEARING

LICENSED BUSINESS

LICENSED BUSINESS

OFFICIAL RECORDS OF POLK COUNTY, FLORIDA

COMMUNITY DEVELOPMENT DISTRICT

CHAPTERS

FLORIDA STATUTES

INCOMPRIATED

ELEVATIONS SHOWN HEREON ARE BASED ON THE FLORIDA DEPARTMENT OF TRANSPORTATION BENCHMARKS - NATIONAL GEODETIC VERTICAL DATUM OF 1929

TRACT USAGE TABLE

- TRACTS A AND C ARE COMMON AREA / OPEN SPACE, DRAINAGE, DRAINAGE/RETENTION AND WALL/FENCE/LANDSCAPE/SIGN AREAS.
- TRACT B IS A BUFFER, COMMON AREA / OPEN SPACE AND WALL/FENCE/LANDSCAPE/SIGN AREA
- TRACT D IS A RECREATION AREA, BUFFER AREA, DRAINAGE AND DRAINAGE/RETENTION AREA, COMMON AREA / OPEN SPACE AND WALL/FENCE/LANDSCAPE/SIGN AREA.
- TRACTS E AND F ARE BUFFER, COMMON AREA / OPEN SPACE AND WALL/FENCE/LANDSCAPE AREAS, AND FUTURE RESIDENTIAL LOTS.
- TRACT G ARE ROADWAYS.

SURVEYOR'S NOTES:

UNLESS OTHERWISE NOTED A 3/8° IRON ROD AND CAP "LB-6892" MONUMENTATION IS SET AT ALL LOT CORRERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR PCP.

* THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLIANCE WITH CHAPTER 177. FLORIDA STATISTES

P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A MAGNETIC NAIL AND DISC "LB-6892" - UNLESS OTHERWISE NATION

* INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF VEGETATION IN ANY DRAINAGE SWALE LOCATED ON MINDIVIDUAL LOTS. MARITENANCE OF THE DRAINAGE AND RETENTION AREAS SHALL BE THE RESPONSIBILITY OF A COMMUNITY DEVELOPMENT DISTRICT WITH JURISDICTION OVER THE LANDS DESCRIBED IN THIS RAT AND ESTABLISHED PURSUANT TO CHAPTER 190, FLORIDA STATUTES, P 50 ESTABLISHED, OR A HOMEOWNERS ASSOCIATION. THE DESIGN IS TO BE LEFT

THE DIVELOPER SHALL BE RESPONSELE FOR THE NANTTENANCE OF ALL TRACTS UNTIL SUCH THE THE TRACT IS CONVEYED TO A COMMUNITY DEVELOPMENT OF THE TRACT IS CONVEYED TO A COMMUNITY OF THE TRACT OF

ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091(28)

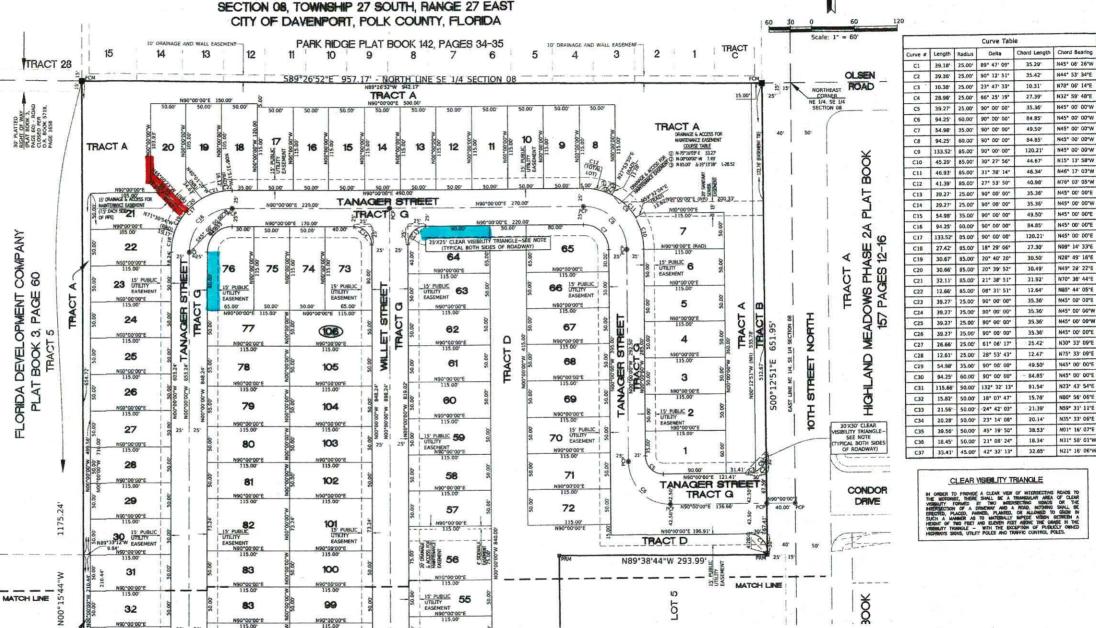
HIGHLAND MEADOWS PHASE 4A

A REPLAT OF ALL OF TRACTS 6, 7 AND 10 IN THE SOUTHEAST 1/4 OF SECTION 08, TOWNSHIP 27 SOUTH, RANGE 27 EAST: AND PARTS TRACTS 8 AND 11 IN THE SOUTHEAST 1/4 OF SECTION 08, TOWNSHIP 27 SOUTH, RANGE 27 EAST, "FLORIDA DEVELOPMENT COMPANY'S SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA

ALL OF THE 15' PLATTED RIGHT-OF-WAY LYING NORTH OF TRACT 6 AND TRACT 7, IN THE SOUTHEAST 1/2 OF SECTION 08, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, OF "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGES 60 TO 63, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

THE 15' PLATTED RIGHT-OF-WAY LYING NORTH OF TRACT 8, IN THE SOUTHEAST 1/4 OF SECTION 68, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, OF 'FLORIDA DEVELOPMENT COMPANY SUBDIMISION", AS RECORDED IN PLAT BOOK 3, PAGES 60 TO 63, PUBLIC RECORDS OF POLK COUNTY, FLORIDA LESS THE EAST 25.00 FEET THEREOF.

SEE SHEET 4 FOR CONTINUATION



SEE SHEET 4 FOR CONTINUATION

PLAT BOOK 140 PAGE SHEET 3 OF 4

34

Curve # Length Radius

C3 10.38 25.00 23 47 33 10.31 N78 06 14 E C4 28.98' 25.00' 66" 25' 19" 27.39' N32" 59' 48'E C5 39.27' 25.00' 90° 00' 00" 35.36' N45° 00' 00"W C6 94.25' 60.00' 90" 00' 00" 84.85' N45" 00' 00"W C7 54.98' 35.00' 90° 00' 00° 49.50' N45° 00' 00°W 84.85° N45° 00° 00°W CB 94.25' 60.00' 90° 00' 00" C9 133.52' 85.00' 90" 00" 00" 120.21' N45" 00" 00"W C10 45.20' 85.00' 30" 27' 56" 44.67' N15" 13' 58"W C11 46.93' 85.00' 31" 38' 14" 46.34' N46" 17' 03"W 40.98' N76* 03' 05*W C12 41.39' 85.00' 27" 53' 50" C13 39.27' 25.00' 90" 00' 00" 35.36' N45" 00' 00"E C14 39.27' 25.00' 90' 00' 00" 35.36' N45" 00' 00"W C15 54.98' 35.00' 90' 00' 00" 49.50' N45' 00' 00"E C16 94.25' 60.00' 90" 00" 00" 84.85' N45" 00' 00"E C17 133.52' 85.00' 90° 00' 00" 120.21' N45° 00' 00"E C18 27.42' 85.00' 18* 29' 06* 27.30' N09* 14' 33*E C19 30.67' 85.00' 20" 40' 20" 30.50' N28" 49' 16"E C20 30.66' 85.00' 20* 39' 52* 30.49' N49* 29' 22'E C21 32.11' 85.00' 21" 38' 51" 31.92' N70" 38' 44"E C22 12.66' 85.00' 08" 31' 51" 12.64' N85" 44' 05"E C23 39.27' 25.00' 90" 00" 00" 35.36' N45" 00" 00"E C24 39.27' 25.00' 90° 00' 00" 35.36' N45° 00' 00"W C25 39.27' 25.00' 90" 00' 00" 35.36' N45" 00' 00"W C26 39.27' 25.00' 90" 00' 00" 35.36' N45" 00' 00"E C27 26.66' 25.00' 61" 06' 17" 25.42' N30" 33' 09"E C28 12.61' 25.00' 28* 53' 43* 12.47' N75* 33' 09*E 49.50' N45" 00' 00"E C29 54.98' 35.00' 90" 00' 00" C30 94.25' 60.00' 90" 00' 00" - 84.85' N45" 00' 00"E C31 115.66' 50.00' 132" 32' 13" 91.54' N23" 43' 54"E C32 15.82' 50.00' 18' 07' 47" 15.76' N80" 56' 06"E C33 21.56' 50.00' -24" 42' 03" -21:39' N59" 31' 11"E C34 20.28° 50.00° 23° 14' 06° 20.14' N35° 33' 06°E C35 39.56' 50.00' 45" 19' 50" 38.53' N01" 16' 07"E C36 18.45' 50.00' 21° 08' 24° 18.34' N31° 58' 01"W C37 33.41' 45.00' 42* 32' 13* 32.65* N21* 16' 06'W

Curve Table

Delta Chord Length Chord Searing

CLEAR VISIBILITY TRIANGLE

FLOGD HAZARD WARNING

THIS PROPERTY MAY BE SUBJECT TO FLOODING. TOU SHOULD CONTACT POLK COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS. AND RESTINCTIONS BEFORE MARING PLANS FOR THIS PROPERTY. EVEN MEETING POLK COUNTY STANDARDS DOES NOT ENSURE THAT TAIT PROVIDENTS SUCH AS STRUCTURES, DINNEYMAYS, YARDS, SANTHAY SENABLE STETING, AND WATER WELL SYSTEMS WILL NOT SETTLED. AND WATER WELL SYSTEMS WILL NOT SETTLED.

NOTICE

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY

NORTH POINT LAND SURVEYING, INC. 2654 MAGNOLIA AVENUE P.O. BOX 804 , LAKELAND, FLORIDA 33802 SOX 804, LAKELAND, FLO.

648-2363 FAX 863) 648-5263

OF FLORIDA AUTHORIZATION FOR

107 PLORIDA AUTHORIZATION FOR

STATE OF FLOR

PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

35.36' N45* 00' 00"W

49.50' N45" 00" 00"E

84.85' N45° 00' 00"E

120.21' N45" 00' 00"E

27.30' N09" 14' 33"E

30.50' N28" 49' 16"E

30.49' N49° 29' 22"E

N89°51 02"W 146.37' PRM

N00°14'32"W PRM

TRACT C

N89°51'02"W 331.06'

CRO MARTIE ROAD

FLOOD HAZARD WARNING:

THIS PROPERTY MAY BE SUBJECT TO FLOODING, YOU SHOULD CONTACT POLK COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD LEEVATIONS AND RESTRICTIONS BEFORE MAKING PLANS FOR THIS PROPERTY. EVEN MEETING POLK COUNTY STANDARDS DOES NOT ENSURE THAT ARY IMPROVEMENTS SUCK AS STRUCTURES, DRIVEWAYS, VARDS, SANTARY SERVICE STSTEMS, AND WATER WELL STSTEMS WILL NOT BE FLOODED IN GETAFRA RAIN EVENTS.

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.

NORTH POINT

CLEAR VISIBILITY TRIANGLE

CRO MARTIE

ROAD

LAND SURVEYING, INC.
2554 MAGNOLIA AVENUE
F.O. BOX 396, LAKELAND, FLORIDA 33802
(863) 648-2363 FAX 863) 648-5263
STATE OF FLORIDA AUTHORIZATION FOR
SURVEYING AND MAPPING BUSINESS - LB #6892

PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-8135"

FCM - FOUND CONCRETE MONUMENT AS NOTED

• FIR - FOUND IRON ROD AS NOTED

O FIP - FOUND IRON PIPE AS NOTED A RRS - FOUND RAILROAD SPIKE AS NOTED

(12) = CURVE - SEE CURVE DATA

& AND

ROW = RIGHT-OF-I

CONC. = CONCRETE

CONC. = CONCRETE

CONC. = CONCRETE

D/# = CENTRAL INK

R= RADIUS

NO/# = NON-RADIUL

LARC LENGTH

LARC LENGTH

LARC LENGTH

CH = CHENTRICATION

FR = PLAT BOOK

CB = CHERG BETAND

FR = PLAT BOOK

R = PROBLEMENT SITH

FR = PLAT BOOK

R = PROBLEMENT SITH

FR = PARKET KALON NUL

FR = PARKET KALON NUL R/W = RICHT-OF-WAY
CONC. = CONCRETE
0/4 = CENTRAL MIGLE (DELTA)
R= RICHIS
BOTH
T= TANCISH LENTH
CH= CHORD DISTANCE
CB= CHORD BEARING
± = MORE OR LESS / PLUS OR MINUS
ABD = NAD DISTANCE
ABD = NAD DISTANCE
ABD = NAD ABD DISTANCE

SURVEYOR'S NOTES:

BEARINGS BASED ON THE SOUTH BOUNDARY OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 27 SOUTH, RANGE 27 EAST, HAVING A ORID BEARING OF NORTH 89'50'54' MEST BETWEEN FIELD

UNLESS OTHERWISE NOTED A $5/8^\circ$ fron ROD AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT CORNERS, PORITS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PARK OF POP.

THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLIANCE WITH CHAPTER 177, FLORIDA STATUTES.

P.C.P.'S SET IN AN IMPERADUS SURFACE ARE A PK-HAIL AND DISC "LB-8135" - UNLESS

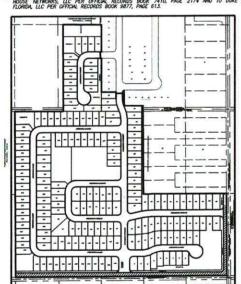
LANDS IN THE MONITY OF THE DRAINAGE/RETENTION AREAS AND SHALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE

PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (MONING) IN THE RETENTION AREAS AND DRAINAGE SHALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT INDIVIDUAL OF

ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STRAILTY TO OIL (728)

THE PLATTED LANDS ARE LOCATED WITHIN ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLIC COUNTY; COMMUNITY PANEL NUMBER 12105C0485 F, EFFECTIVE DATE OF 12/20/2000.

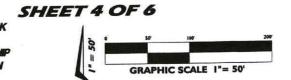
THE LANDS DEPICTED HEREON ARE SUBJECT TO THOSE CERTAIN "BLANKET EASEMENTS" TO BRIGHT HOUSE NETWORKS, LLC PER OFFICIAL RECORDS BOOK 7410, PAGE 2174 AND TO DUKE ENERGY FORMS JULY PER OFFICIAL RECORDS BOOK 9877. PAGE 613.



KEY / INDEX MAP

HIGHLAND MEADOWS 4B

A REPLAT OF TRACTS "E" AND "F". HIGHLAND MEADOWS PHASE 4A. AS RECORDED IN PLAT BOOK 160, PAGES 32-35, PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND A REPLAT OF A PORTION OF TRACTS 11 AND 12, ALL OF TRACTS 20, 21, 22, 25, 26, 27, 28, 29 AND THE PLATTED, UNOPENED RIGHT-OF-WAY LYING SOUTH OF TRACTS 11 AND 12 AND NORTH OF TRACTS 21 AND 22, IN THE SOUTHEAST 1/4 OF SECTION 08, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA OF "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGES 60 TO 63, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, ALL IN THE CITY OF DAVENPORT, POLK COUNTY, FLORIDA.



SEE SHEET 3

PLAT BOOK 11 PAGE 45

L	. 1190 00 00 1 710.		a.	11		l = '				1					 -'	(8)	63.54	F LEASEMENT N90'00'00'E	81	Ja
-	15" DRAINIGE	Ty	138 5.18	4	(63) 50.00°	50.00*	50.00*	50.00'	50.00*	50.00° N90°00'00°		50.00*	50.00	50.00	98.49*	in	5000	8 59	A .00	SONE
50.0	132	ž.	3	3)	52.				190'00'00'E 64	8.49' PER	VTAS L	ANE						8	-50.0	E LAND
H	N90'00'00'E 110.00' S80 17.9	57'13'E-7	S	3	.83		1		1	м90'00'00"	W 598.49'						į	N90'00'00'€ 110.00'	-	FB/G
,00	8	8. (870)	$\sqrt{}$	10		33.46	50.00	50.00'	50.00	50.00'	52.50'	52.50	50.00'	50.00'	85.00'			.00 58	0000 W	D WALL
\$	N90"00"00"E(RA	1	1 i	1	1 191	.00.	Junus Sand		388			-	0.00		68	8	2.41	N90'00'00'E	NOT	£ ¥ ₹
Ī	114.81	١.	25'	25"	8	8	8 8	.00,00 193	194	00,00	00.00.	197	÷ 198	00.00	M90'00'	30E	STR.	110.00	¥	<u> </u>
60.00	134	1 00		ŀ	N9000'00'W	-	192	193	01-10	011	710 110	Its' neuron	0,00	199	110.0			80.09	20.00	*
-	N90'00'00"E		l i		190	20.00					_	LACCESS FOR MAINTENANCE EASEMENT (7.5		ov 69	20.00	M-O-M	N90'00'00'E	* 1	
.00	114.59'. -15' -135 EASE	MENT 8	-		110.00'		50.00	50.00° 000'00°E 126.51	50.00	50.00'	52.50'	EACH LOT) 52.50' 0'00'00'E 278.45	50.00'	50.00*	N90°00'	0'	So. 180	56	200,00 TIOM	\$83.26 BION
89'	N90'00'00'E	1 %			N90°00'00°W		Non	000 W E 128.51							8 70	UTILITY 8	3	N90.00.00.E	MO0'C	A ann
640	114.36	1.	1 1		EASEMENT 189	61.67								8	PARCOO.	00E S	.0	110.00*	*C00,000	
W 31.51	136	1000			N90"00"00"E	2.00									110.0	0, 1	420.00	00:05	20.00 NOCT	NO AWADO
1.00	N90'00'00'E		l i		110.00'	7. 38									200	1 20.00	00,0	N90'00'00"E	₹!	окреп
à	137	1,00			188	0.00.00						TR	ACT F		N90'00'		→ NO0.00.00	8 EASEMENT 54	(00,00	UN-REC
1	N90'00'00'E	1 8		- 1	N90'00'00'E	S	DOMINA	RACT G	(NR)			DRAMAG	E & RETENTION AREA		8 72	2 000		N90.00,00,E	/ MOOT	
	113.92'	i.	Ш		110.00		COMMON	RECREATION AREA, AREA AND OPEN SPACE	267.54						N90'00	"	į	110.00	*	\
9	138	00.08	ANE		187	21.67			N00.0						110.0		1	53	50.00	1
1	. N90'00'00'E 11.	1.70' 	J.		N90'00'00'E 110.00	0.										.0	į	N90'00'00'E	mensure	WE WE
١	139	SO. TOUR	5		186 1930				-						_	UTILITY SE	-	05.25 (01 POR	0 5 8 D	ANDSCA.
	137 8	PACH PACH PACH PACH PACH PACH PACH PACH	PENTA 90' ROAT-OF-1		186	52.50					PARK					I I	i	2 1 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	00 5	AREA, I
	THE THE PARTY OF T	7	8	-	N80.00,00 €			3.40		o	258						25"	L TIGOR	\$ 8.8 2	BUTCH SALL, F
	140	52.50			185	.00		S48'34'35'E (RAD)28.36'		104	-		N90'00'00'E 328					51	52.50	**
7	15' DRAINAGE EASEMENT N90"00'00"E			- 1	3	8	110.00°		(5100)	32		N90'00'00'E	378.49" PE	RSLAN	DRIVE			1 10.00°	8	V SPACE
3	113.23'j' Unit. EAS	TY SHEW	-		N90'00'00'E 110.00'	50.00	73	(30)	(103)	.58			N90'00'00'E 328	1	*****	52.	ļ	8 50	₹.00,00	86
1	141	1 8		,00	S EASEMENT 184	20.00	N90"00'00"E (70	(6.0)	34.25	50.00*	50.00*	50.00*	50.00'	50.00' 4	4.24' 	ŀ	00 1	DENNING S SS	<i>Y</i>
ı	N90'00'00'E		E 840.00	E 840	N90'00'00'E		74		1 (T COMPA	ju	T	25"	N90'00'00'E	<u> </u>	S89'57'58'E 13.16'
	142	1 00 0	00,00.00M	.00,00.00	110.00'	. 80		00 25	25'	95	0.00 96	.00.00 97	98 98	00.00	00 100	101		0000 49	2000	PRM 50.00° 50.0
RM	N90'00'00'E		NO NO	900	N90700'00'E	8	110.00°		8	1	NOO!	2005	11	29 200N	005	85.0		N90'00'00'E	. § s	89'57'58"E S89'57
	6	1 %	i	1	110.00'	80.08	75 EAS	PUBLIC 8	150.00	UTILITY EXSMENT							270.00	S UNITY 4	32.43	14
1	143	98	3		182	20.00	N90'00'00'E		00,00 T 150.	N90'00'00'E	N90'00'00'E	N90'00'00'E 50.00'	N90"00"00"E 50.00"	N90"00"00"E	N90"00'00"E 50.00"	N90'00'00'€ 69.24'	3000 E	S ENSOMENT N90'00'00'	3	46 88 4.
ŀ	112.56°	100			N90'00'00'E	. 8	76	.8	COC.00.							1	NOCOC	110.00	3,00,0	NOO 12
	00'05	,000	i		8 181	.00	N90"00"00"E		75.000 75.000		0.0 14	· 8 92	91 %	200	30.	88 88		47	, 10.69' NOO'0	22
1	N90'00'00'E	-			Nemorina's	- 8	110.00	1 00		94	93	00.00 St 100	110.0	90 00.0	89 0000		_		(II)	C38) C39
1	.		_ 1		110 00	8		1 2	2	1	MAT	CH LIN	NE	15 3	. 10			* # T	SEE	SHEET 5

MATCH LINE

CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C37	000'48'08"	325.00	4.55	4.55	577 39'04 W
C38	008'53'59"	325.00"	50.48"	50.43	582'30'08'W
C39	003'02'53"	325.00"	17.29	17.29	588'28'34'W
C57	090'00'00"	35.00'	54.98	49.50	545'00'00"W
C58	090.00,00	60.00*	94.25	84.85	\$45'00'00'W
C59	090'00'00*	85.00	133.52	120.21"	\$45'00'00'W
C60	029'02'47"	85.00"	43.09	42.63	51431'23W
C61	015'07'05"	85.00'	22.43	22.36	536'36'19'W
C62	015'22'18"	85.00	22.80	22.74	S51'51'01'W
C63	030'27'50"	85.00"	45.19"	44.66	574'46'05'W
C64	090'00'00"	25.00"	39.27	35.36	N45'00'00'W
C65	090.00,00	25.00"	39.27	35.36	N45'00'00'E
C99	090.00.00,	25.00"	39.27	35.36"	N45'00'00'E
C100	090.00,00.	25.00"	39.27	35.36	N45'00'00'W
C101	090'00'00"	60.00"	94.25	84.85*	\$45'00'00'W
C102	090'00'00"	35.00	54.98	49.50	545'00'00'W
C103	090'00'00"	85.00"	133.52	120.21	545'00'00 W
C104	024"18"57"	85.00'	36.07	35.80*	S7750'32'W
C105	024'15'38"	85.00	35.99"	35.72	55333'14W

C106 024'19'09" 85.00' 36.08' 35.81' 529'15'51'W C107 017'06'17" 85.00' 25.38' 25.28' 508'33'08'W

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVINED LINES DESCRIBED HEREIN AND MILL IN NO DESCRIBED HEREIN AND MILL IN NO DEPICT OR AUTHORITY BY ANY OTHER GRAPHIC OR DEPICT OF THE WAY DE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

(883) 904-4699 — kthompson@plotinumsurreying.cor STATE OF FLORIDA AUTHORIZATION FOR SURVETING AND MAPPING BUSINESS - LB 8135 KEINNETH W. THOMPSON REGISTRATION NO. 4000

CFN#2018125869

SEE SHEET 4

44

25 00

(13) (14)

5

-20.60

TRACT A

F

SEE

43

PEI

26

N90°00°00°E 50.00°

15

PEA

(C2)

25

(3)

23

22

19

2

.3

24

17

MATCH LINE

47

N77 15'00 E 139.5!

21

20

35.00

⊕ PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK "PCP LB-8135 - UNLESS OTHERWISE NOTED □ PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-8135"

NOTES AND LEGEND

FOU - FOUND CONCRETE MONUMENT AS NOTED

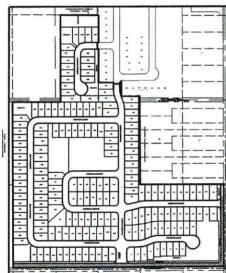
. FIR - FOUND IRON ROD AS NOTED A RRS - FOUND RAILROAD SPIKE AS NOTED

(12) = CURVE - SEE CURVE DATA

THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLANCE WITH CHAPTER 177, FLORIDA STATUTES.

P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A PK-HAIL AND DISC "LB-8135" - UNLESS OTHERWISE NOTED.

THE PLATTED LANDS ARE LOCATED WITHIN ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY; COMMUNITY PANEL NUMBER 12105:00485 F FFFFFFFF DUT G: 91:2907/2006



CI	090.00.00	25.00	39.27	35.36	S45'00'00'E
C2	066"25"19"	25.00'	28.98*	27.39	S56'47'21 €
C3	025'34'41"	25.00	10.29	10.22*	511'47'21 E
C4	090.00,00	25.00'	39.27*	35.36"	\$45'00'00'W
C5	090.00,00	25.00'	39.27	35.36	545'00'00'E
CS	027'00'51"	175.00	82.51	81.75	N76'29'34 E
C7	027'05'28"	199.37*	94.27"	93.39	N76"24"34"E
C8	005'01'11"	200.00	17.52	17.52	N8729'24'E
C9	014'42'17"	200.00	51.33	51.19	N7737'40'E
C10	0071723	200.00	25.45	25.43"	N66'37'50'E
CII	02700'51"	150.00"	70.72"	70.07	N76 29'34 E
C12	019'28'15"	150.00	50.98"	50.73	MB0"15"52"E
C13	00732'35"	150.00	19.75	19.73"	N66'45'26'E
C14	027'00'51"	175.00"	82.51"	81.75	S76 29 34 W
C15	027'00'51"	150.00"	70.72	70.07"	576'29'34 W
C16	010'57'47"	150.00"	28.70	28.66*	S68 28'02 W
C17	016'03'04"	150.00	42.02	41.88	S81'58'28'W
C18	027'00'51"	200.00"	94.30	93.43	576 29'34 N
C19	009"51"52"	200.00	34.43	34.39	56755'05'W

C20 014'34'41" 200.00' 50.89' 50.75' S80'08'21'W C21 002'34'18' 200.00' 8.98' 8.98' S88'42'51'W

CURVE TABLE CURVE # DELTA RADIUS LENGTH CHORD CHORD BEARING

29	102'45'00"	25.00	44.83	39.06	551 22 30 E
30	090.00.00	25.00	39.27	35.36"	N45'00'00'E
231	090.00,00	25.00"	39.27	35.36"	N45'00'00'W
32	012'45'00"	300.00	66.76"	66.62"	S83'37'30'W
u	012'45'00"	275.00	61.20	61.07"	S85'37'30'W
34	009'08'50"	275.00"	43.90"	43.86"	S81'49'25'W
35	003'36'10"	275.00	17.29'	17.29	S8811'55'W
36	01245'00"	325.00	72.32	72.17	S85'37'30'W
37	000"48"08"	J25.00°	4.55	4.55"	S7739'04'W
38	008'53'59"	325.00"	50.48	50.43"	582'30'08'W
39	003'02'53"	325.00"	17.29	17.29"	S88'28'34'W
44	090.00,00	25.00"	39.27	35.36*	N45'00'00'E
45	066'25'19"	25.00"	28.98"	27.39	N56"47"21"E
46	025'34'41"	25.00"	10.29	10.22	N11'47'21'E
47	090'00'00"	25.00	39.27	J5.J6"	N45'00'00'W
48	090'00'00"	25.00	39.27	J5.36°	N45'00'00'E
49	090'00'00"	35.00"	54.98"	49.50	\$45'00'00'E
:50	090'00'00"	60.00"	94.25"	84.85*	\$45'00'00'E
251	090'00'00"	85.00"	133.52	120.21"	\$45'00'00'E
52	006'05'01"	85.00"	9.03*	9.02	\$86"57"29"E

HIGHLAND MEADOWS 4B

A REPLAT OF TRACTS "E" AND "F", HIGHLAND MEADOWS PHASE 4A, AS RECORDED IN PLAT BOOK 160, PAGES 32-35, PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND A REPLAT OF A PORTION OF TRACTS 11 AND 12, ALL OF TRACTS 20, 21, 22, 25, 26, 27, 28, 29 AND THE PLATTED,

UNOPENED RIGHT-OF-WAY LYING SOUTH OF TRACTS 11 AND 12 AND NORTH OF TRACTS 21 AND 22, IN THE SOUTHEAST 1/4 OF SECTION 08, TOWNSHIP

27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA OF "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", ACCORDING TO THE PLAT THEREOF AS RECORDED IN

PLAT BOOK 3, PAGES 60 TO 63, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, ALL IN THE CITY OF DAVENPORT, POLK COUNTY, FLORIDA.

110.00° 75 EASSAGE

76

77

78

79

N90'00'00'E 138.49

54.28

156

3.00,00.00 155

TRACT M N90'00'E

174

97

92

96

93

82

170

N90"00"00"W 648.49

159

PATTERSON ROAD 30' PLATTED R/W PER PLAT BOOK 3, PAGE 60

BIDICATES ADDITIONAL BIOHT-OF-WAY
DEDICATED BY THIS PLAT
(40' MINIMUM FROM CENTERLINE PAVEMENT)

95

190'00'00'E

94

81

N33"36"58"E

80 %

171

158 98

172

157 200

98

91

PERSLAN DRIVE

83

169

160

84

168

PENTAS LANE

90

85

167

162

100

N90"00"00"E 378.49"

86 000

166

101

88

87

165

in

164

-(044)

		CUR			
CURVE /	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C53	030'04'45"	85.00	44.62	44,11	568'52'36 €
C54	016'25'54"	85.00	24.38	24.29	545'37'16'E
C55	027 14'28"	85.00	40.41	40.03	\$25'47'05'E
C56	010'09'51"	85.00°	15.08*	15.06	505'04'56'E
C108	a90'00'00"	60.00"	94.25	84.85	545'00'00'E
C109	090'00'00"	35.00	54.98	49.50	\$45'00'00'E
C110	090.00,00	85.00	133.52"	120.21"	\$45'00'00'E
C111	017'06'17"	85.00°	25.38"	25.28	508-33'08'E
C112	019'38'25"	85.00	29.14"	28.99	\$26'55'28'E
C113	019'38'23"	85.00"	29.14	28.99"	S46'33'51'E
C114	029"13"29"	85.00	43.36"	42.89	S70759'48'E
C115	004'23'29"	85.00	6.51	5.51	S8748'15'E

PLATINUM 1925 Bartow Road, Suite 101, Lakeland, Florida 3380

53) 904-4699 - kthompson@platinumsurveying.co STATE OF FLORIDA AUTHORIZATION FOR: URVEYING AND MAPPING BUSINESS - LB 8135 KENNETH W. THOMPSON REGISTRATION NO. 4080

PB = PIAT BOOK COM CHINE DEVINE
PG = PIAGE
PGS = PIAGES
PK = PIAGES NLON MAL
FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY
(1) = NOVORMATION AS MESCURED BETWEEN FIELD MONUMENTATION
(1) = NOVORMATION AS MESCURED BETWEEN FIELD MONUMENTATION
(2) CALC) = INFORMATION AS MESCURED BETWEEN FIELD MONUMENTATION
(2) CALC) = NOVORMATION AS MESCURED PROMI FIELD MESCUREMENTS

SURVEYOR'S NOTES:

BEARINGS BASED ON THE SOUTH BOUNDARY OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 27 SOUTH, RANGE 27 DAST, HANNIG A GRID BEARING OF MORTH 895054 MEST BETWEEN FEED MORNAUSTATION.

LANDS IN THE UCINITY OF THE DRAINAGE/RETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE

THE LANDS DEPICTED HEREON ARE SUBJECT TO THOSE CERTAIN "BLANKET EASILEMENTS" TO BRIGHT HOUSE NETWORKS, LLC PER CYTICAL RECORDS BOOK 7410, PAGE 2174 AND TO DUKE ENERGY FLORIDA, LLC PER OFFICIAL RECORDS BOOK ART, RIGHT AND

KEY / INDEX MAP

NOTICE:

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

TRACT L RECREATION AREA, COMMON AREA, OPEN SPACE AND WALL, FENCE PRM 15.00°

N52'35'41'E

143

144

112.34°

145

146

1,00,00.06

147

148 UTUTY

149

1,00,00.06A

150

N90'00'00'E(NR) 112.34'

-15" DANNINGE 151

183

182

181

N90'00'00'E

180

N90'00'00'E

179

110.00°E

178

110.00°E

176

175

(052)

153 00

15' PUBUC 177

CURVE # DELTA RADIUS LENGTH CHORD CHORD BEARING C28 077*15'00" 25.00' 33.71' 31.21' \$38*37'30'W

FCM - FOUND CONCRETE MONUMENT AS NOTED

FIR - FOUND IRON ROD AS NOTED

O FIP - FOUND IRON PIPE AS NOTED A RRS - FOUND RAILROAD SPIKE AS NOTED

(12) - CURVE - SEE CURVE DATA

(RAD) = ROPARL

(RR) = NON-ROPAL

(RR) = NON-ROPAL

(RR) = NON-ROPAL

(RR) = ROPARL

(RR) = ROPA

SURVEYOR'S NOTES:

- BENEMICS BASED ON THE SOUTH BOUNDARY OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 27 SOUTH, RANGE 27 EAST, HAVING A GRID BEARING OF MORTH 89'50'34" WEST BETWEEN FIELD WOMANIENTIALS.
- UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE STREAMS OF MARKET OF MATERIAL OF MA
- THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERMS IN COMPLIANCE WITH CHAPTER 177, FLORIDA STATUTES.
- P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A PK-NAIL AND DISC "LB-8135" UNLESS OTHERWISE MOTED.
- LANDS IN THE MICINITY OF THE DRAININGE/RETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION
- PROPERTY DINNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEDETATION (MOMENC) IN THE RETEXTION AREAS AND DEPARAGE SMALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT UNCHANGED. UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN WITH FLORING STRUCTS 177.001 (28).
- THE PLATTED LANDS ARE LOCATED WITHIN ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY, COMMUNITY PANEL NUMBER 12105CO485 F, EFFECTIVE DATE OF 12/20/2000.

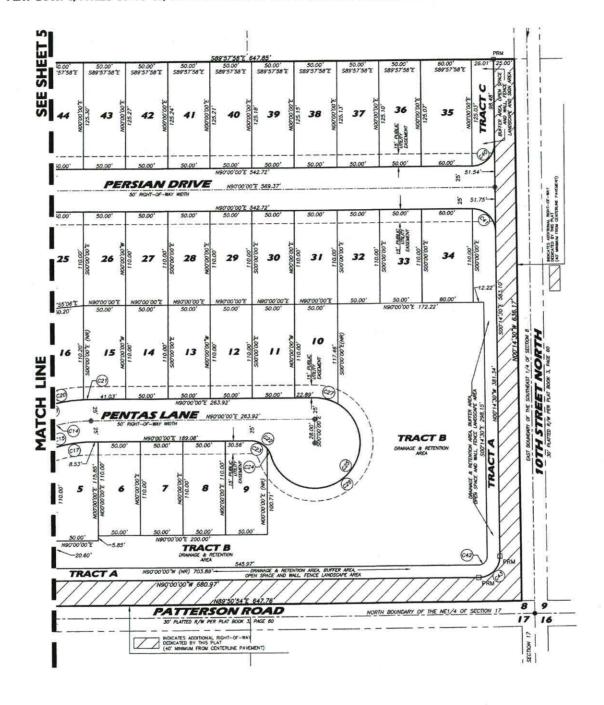
THIS PLAT, AS RECORDED IN ITS OBJUPIC FIRM, AS THE OFFICIAL DEPICTION OF THE SUBPRISES ALSO ESCORBED HERBOY AND ME. IN AN OFFICIAL OFFICIAL SERVICES OF SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR OUTSEL FORM OF THE FLAT.
THERE MAY BE ADMINISHED IN THE PUBLIC RECORDS OF THIS COUNTY.

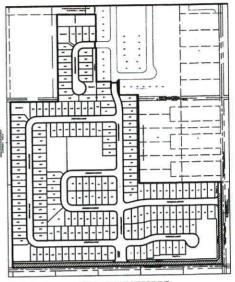
HIGHLAND MEADOWS 4B

A REPLAT OF TRACTS "E" AND "F", HIGHLAND MEADOWS PHASE 4A, AS RECORDED IN PLAT BOOK 160, PAGES 32-35, PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND A REPLAT OF A PORTION OF TRACTS 11 AND 12, ALL OF TRACTS 20, 21, 22, 25, 26, 27, 28, 29 AND THE PLATTED, UNOPENED RIGHT-OF-WAY LYING SOUTH OF TRACTS 11 AND 12 AND NORTH OF TRACTS 21 AND 22, IN THE SOUTHEAST 1/4 OF SECTION 08, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA OF "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGES 60 TO 63, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, ALL IN THE CITY OF DAVENPORT, POLK COUNTY, FLORIDA.

PLAT BOOK W PAGE 47 SHEET 6 OF 6







KEY / INDEX MAP

		CURV	E TABLE		
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C14	027'00'51"	175.00	82.51	81.75	575'29'34'W
C15	027'00'51"	150.00	70.72	70.07	576'29'34'W
C16	010'57'47"	150.00"	28.70	28.66	S68'28'02'W
C17	016'03'04"	150.00	42.02	41.88	S81'56'28'W
C18	027'00'51"	200.00*	94.30	93.43	576'29'34 W
C19	009'51'52"	200.00	34.43	34,39"	587 55'05 W
C20	014'34'41"	200.00	50.89"	50.75	S80'08'21 W
C21	002'34'18"	200.00*	8.98"	8.98*	S88 42'51 W
C22	075'37'02"	25.00	32.12	29.95	N53'11'29'W
C23	051'03'19"	25.00°	22.28*	21.55	N64"28"20"W
C24	02233'43"	25.00°	9.84*	9.78"	N2739'49'W
C25	255'37'02"	53.00	234.60"	84.87	N36'48'31'E
C25	222'51'07"	53.00	206.14	98.67	N52'11'29'E
C27	030'45'55"	53.00	28.46"	28.12	N74'37'02'W
C40	090"14"30"	26.43	41.62	37.45	N44'52'45'E
C41	089'45'30"	26.86	42.08	37.91	N45'07'15'W
C42	090'14'30"	10.00"	15.75	14.17	N44"52"45"E
C43	090'14'30"	25.00	39.38	35.43	N44'52'45'E

NONE THIS SHEET



1925 Bartow Road, Suite 101, Lakeland, Florida 33801 163) 904-4699 - kthompson@platinumsurveying.co. STATE OF FLORIDA AUTHORIZATION FOR: SURVEYING AND MAPPING BUSINESS - LB 8135 KENNETH W. THOMPSON REGISTRATION NO. 4080

@ PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK "PCP LB-8135" - UNLESS OTHERWISE NOTED

PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM IR-R135"

FCM - FOUND CONCRETE MONUMENT AS NOTED

O FIP - FOUND IRON PIPE AS NOTED A RRS - FOUND RAILROAD SPIKE AS NOTED

R/W = RIGHT-OF-WAY
CONC. = CONCRETE

0/4 = CENTRAL ANGLE (DELTA)
R= RIGHS
BOTH
- TANGENT LENTH
CH = TANGENT LENTH
CH = CHORD DISTANCE
CB = CHORD BEARING
± MORE OR LESS / PLUS OR MINUS
N&B = NAME - NAME AND DISK

E = NID 8/W = RIGHT-OF-I

1 = CENTRALINE CONC. = CONCRETE

(RRD) = ROUNL D/4 = CENTRAL INN

(NR) = NON-ROUNL R= ROUNS

NO./# = NON-ROUNL R= ROUNS

(D. = IDENTIFICATION T= TANGENT LENGTH

LO. = DENTIFICATION T= TANGENT LENGTH

PR = PLAT BOOK CB - CHB OF DISTANC

PR = PLAT BOOK CB - CHB OF DISTANC

PR = PLAT BOOK CB - CHB OF DISTANC

PR = PLAT BOOK CB - CHB OF CB SERVEN

PR = PARKER RAUN INN

PR = PARKER RAUN INN

(F) = INFORMATION AS MEASURED BETWEEN FIELD MONUMENTATION

(L) = INFORMATION PR LEGL DESCRIPTION

(COLC) = INFORMATION CALCULATED FROM FIELD MEASUREMENTS

SURVEYOR'S NOTES:

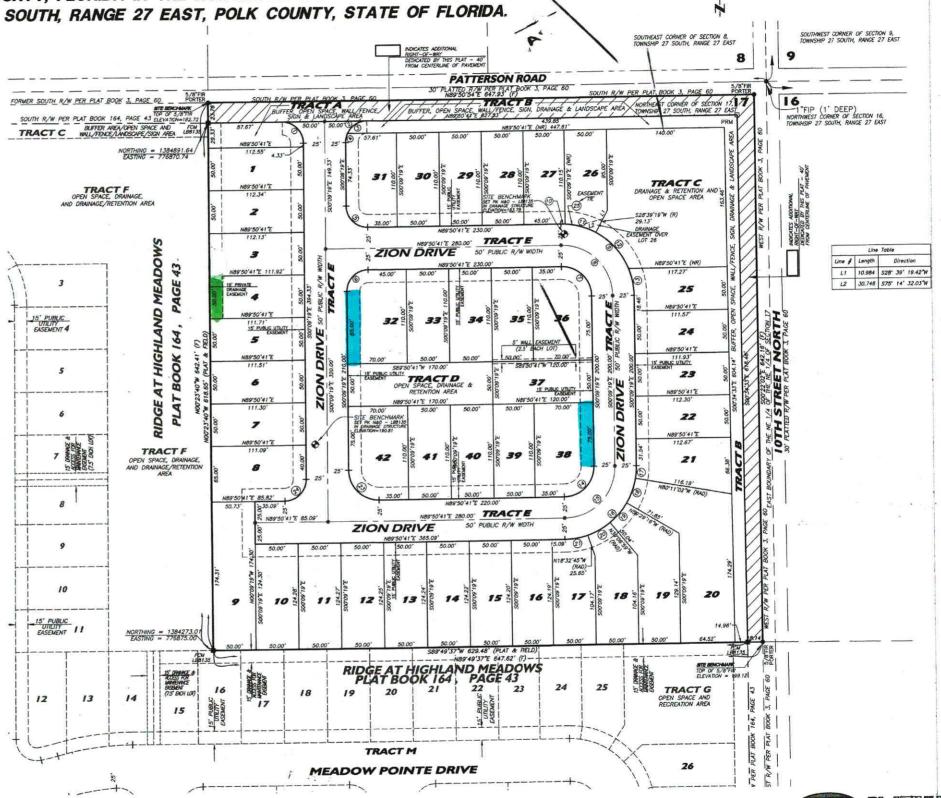
- BEARINGS BASED BASED ON THE NORTH BOUNDARY OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 27 EAST HAVING A GRID BEARING OF N89'50'54'W BETWEEN
- UNLESS OTHERWISE MOTED A 5/8" FROM ROD AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT COMBERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PRIN OR PCP.
- THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION COMPLIANCE WITH CHAPTER 177, FLORIDA STATUTES.
- P.C.P.'S SET IN AN IMPERMOUS SURFACE ARE A PK-NAIL AND DISC "LB-8135" OTHERWISE NOTED.
- LANDS IN THE VICINITY OF THE DRAIMACE/RETENTION AREAS AND SMALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAIMACE
- PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (MONING) IN THE RETENTION AREAS AND DRAINAGE SNALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT ALL PLATTED LITELITY EXEMENTS SHALL ALSO BE EXSOLUTIS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORED STATUTE 177 on 12 (28).
- THE PLATTED LANDS ARE LOCATED MITHIN ZONE "X" ACCORDING TO THE FLOOD INSUPANCE RATE MAP FOR POLK COUNTY, COMMUNITY PANEL MUMBER 12105C0219 G AND PANEL NUMBER 12105C0240 G, EFFECTIVE DATE OF 12:27/27/014.
- ELEMINIS DEPICTED HEREON ARE BASED ON POLK COUNTY BENCHMARK 77171301, SENIG A RALEAND STRICE IN A WOOD POWER POLE IN THE SOUTHERST CAUDINAT OF THE INTERSECTION OF PATTERSON POLO AND ORGAND DIMEN PRESENTED LEMINON = 200.04, MINIONAL GEODETIC VEHICLE.

		CURN	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
	090.00,00	25.00	39.27	35.36	N45'09'19"W
2	090'00'00"	25.00	39.27	35.36	S44'50'41'W
3	064'44'06"	25.00	28.25	26.77	557'28'37'W
+	025'15'54"	25.00	11.02	10.93	512'28'37"W
5	090'00'00"	25.00	39.27	35.36	545'09'19'E
6	090'00'00"	25.00	39.27	35.36	544'50'41"W
7	090'00'00"	35.00	54.98	49.50	N45'09'19"W
8	090'00'00"	60.00	94.25	84.85	N45'09'19"W
9	090.00,00	85.00	133.52	120.21	N45'09'19"W
10	003'22'20"	85.00	5.00	5.00	N88'28'09"W
11	025'26'19"	85.00	37.74	37.43	N74"03"50"W
12	039'24'30"	85.00	58.46	57.32	N41'38'25"W
13	021'46'51"	85.00	32.31	32.12	N11'02'45'W
14	090'00'00"	35.00	54.98	49.50	N44'50'41'E
15	090.00,00	60.00	94.25	84.85	N44'50'41'E
15	090.00.00	85.00	133.52	120.21	N44'50'41'E
17	009'58'17"	85.00	14.79	14.77	NO4'49'49'E
18	020'41'46"	85.00	30.70	30.54	N20'09'51'E
19	020'22'17"	85.00	30.22	30.06	N40'41'52'E
20	020'34'15"	85.00	30.52	30.35	N61'10'08'E
21	018'23'25"	85.00	27.28	27.17	₩80°38'58 ° E
23	090'00'00"	35.00	54.98	49.50	545'09'19'E
24	090'00'00"	25.00	39.27	35.36	N44'50'41"E
25	010'12'17"	85.00	15.14	15.12	N81'40'51'W

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

SUMMERVIEW CROSSING

A REPLAT OF TRACTS 7 AND 8, OF FLORIDA DEVELOPMENT COMPANY TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60-63 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA IN THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27



PLATINUM

PLAT BOOK 178 PAGE 29

GRAPHIC SCALE I"= 50"

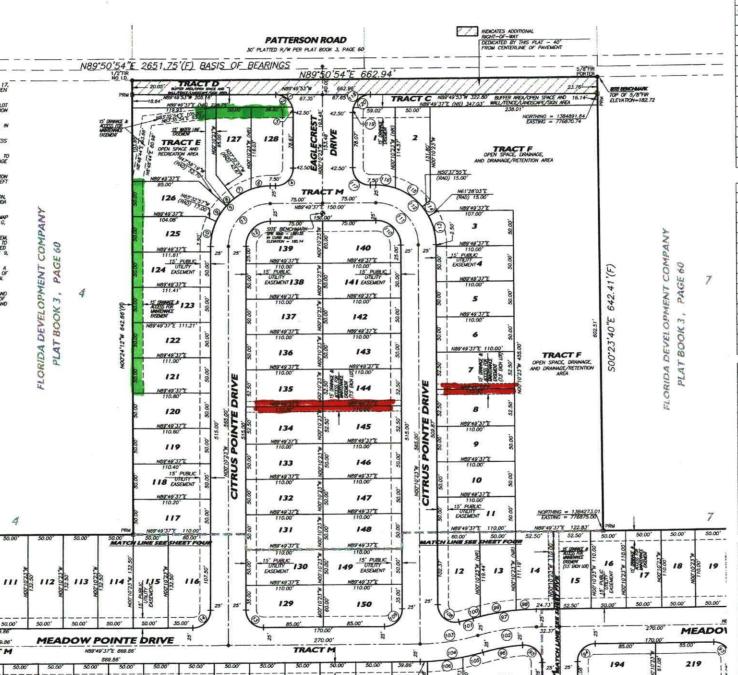
SHEET 2 OF 2

1925 Bartow Road, Suite 101, Lakeland, Florida 33801 (863) 904-4699 - Kthompson@piatinumsurveying.co STATE OF FLORIDA AUTHORIZATION FOR: SURVEYING AND MAPPING BUSINESS - LB 8135 KENNETH W. THOMPSON REGISTRATION NO. 4080

RIDGE AT HIGHLAND MEADOWS SHEET 3 OF 6

A REPLAT OF TRACTS 5, 6, 9-14 AND 21-24, OF FLORIDA DEVELOPMENT COMPANY TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60-63 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA IN THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, STATE OF FLORIDA.





		CURN	E TABLE		200	1		CURN	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
1	089'39'30"	25.00	39.12	35.25	N45'00'08'W	16	018'06'06"	85.00	26.85	26.74	S80'46'34 W
2	072'00'38"	25.00	31.42	29.39	M53'49'34'W	17	020716'39"	85.00	30.08	29.93	S61'35'11 W
3	01738'52"	25.00	7.70	7.67	M08'59'49'W	18	021'14'00"	85.00	31.50	31.32	S40'49'52'W
4	090'00'00"	25.00	39.27	35.36	N44'49'37'E	19	028'42'08"	85.00	42.58	42.14	S15'51'48'W
5	090'00'00"	85.00	133.52	120.21	S44'49'37'W	20	001'41'07"	85.00	2.50	2.50	S00'40'10'W
6	018'52'38"	85.00	28.00	27.88	580'23'19'W	21	090'00'00"	60.00	94.25	84.85	S44'49'37'W
7	018'29'58"	85.00	27.44	27.33	S61'42'02'W	22	090'00'00"	35.00	54.98	49.50	S44'49'37'W
8	010"25"22"	85.00	15.46	15.44	S4714'22'W	23	090'00'00"	35.00	54.98	49.50	\$45 10 23 E
9	017'34'38"	85.00	26.08	25.97	S35'14'22'W	24	090'00'00"	60.00	94.25	84.85	545'10'23'E
10	024'37'26"	85.00	36.53	36.25	512'08'20'W	25	090'00'00"	85.00	133.52	120.21	S45 10 23 E
11	090.00,00	60.00	94.25	84.85	S44'49'37'W	26	033'58'27"	85.00	50.40	49.57	517'09'37'E
12	090'00'00"	35.00	54.98	49.50	544'49'37'W	27	025'20'24"	85.00	34.63	34.39	\$45'49'02'E
13	090'00'00"	25.00	39.27	35.36	S45'10'23'E	28	011'41'29"	85.00	17,34	17.31	S63"19"59℃
14	090'00'00"	25.00	39.27	35.36	N44'49'37"E	29	020'59'40"	85.00	31.15	30.97	579'40'33'E
15	090.00,00	85.00	133.52	120.21	S44'49'37'W	30	03738'03"	150.00	98.53	96.76	N71'21'22'W

		CURN	E TABLE					CURY	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
31	006'27'59"	150.00	16.93	16.92	M86'56'24"W	46	091'14'17"	25.00	39.81	35.74	N45'37'09'E
32	020'54'37"	150.00	54.74	54.44	N75'15'07'W	47	089*12'57*	25.00	38.93	35.11	N44'46'52 W
33	010'15'28"	150.00	26.85	25.82	N5740'04"W	48	090'00'00"	25.00	39.27	35.36	\$45'10'23'E
34	037'38'03"	175.00	114.95	112.89	N71'21'22'W	49	090'00'00"	25.00	39.27	35.36	N44'49'37'E
35	037'38'03"	200.00	131.37	129.02	N71"21"22"W	50	090'00'00"	85.00	133.52	120.21	544'49'37'W
35	00721'54"	200.00	25.71	25.69	N85'29'27'W	51	009'52'38"	85.00	14.85	14.64	S84'53'17'W
37	01451'24"	200.00	51.86	51.71	N75'22'48'W	52	025'47'05"	85.00	38.25	37.93	567'03'26'W
38	015'24'45"	200.00	53.80	53.64	N60"14"43"W	53	013'36'32"	85.00	20.19	20.14	54721'37W
39	036"13"22"	150.00	94.83	93.26	570'39'02"E	54	020'03'43"	85.00	29.76	29.61	S30'31'30'W
40	001'40'35"	150.00	4.39	4.39	553°22'38°E	55	020'40'02"	85.00	30.66	30.49	S10'09'37'W
41	034'32'47"	150.00	90.44	89.08	S71"29"19"E	56	090'00'00"	60.00	94.25	84,85	S44'49'37'W
42	03738'03"	175.00	114.95	112.89	N71"21"22"W	57	090'00'00*	35.00	54.98	49.50	S44'49'37"W
43	036"51"00"	200.00	128.63	126.43	570'57'51'E	58	090'00'00"	35.00	54.98	49.50	\$45 10'23 E
4	010.05,03,	200.00	35.03	34.98	55733'22'E	59	090'00'00"	60.00	94.25	84.85	545 10'23'E
45	026'48'57"	200.00	93.60	92.75	575'58'52'E	60	090'00'00"	85.00	133.52	120.21	545 10'23'E

		CUR	VE TABLE			CONVE TABLE						
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	
61	013'36'32"	85.00	20.19	20.14	S06'58'39'E	76	089'57'31"	25.00	39.25	35.34	N44"50"51"E	
62	02732'02"	85.00	40.85	40.46	S27'32'56'E	77	019'39'23"	25.00	8.58	8.53	N79'59'55'E	
63	030'44'29"	85.00	45.61	45.06	556'41'12'E	78	070"18"08"	25.00	30.68	28.79	N35'01'09'E	
64	018'06'57"	85.00	26.88	26.76	581'06'55'E	79	090'00'00*	25.00	39.27	35.36	\$45'10'23'E	
65	090'00'00"	85.00	133.52	120.21	N44"49"37"E	80	090'00'00"	25.00	39.27	35.36	N44'49'37'E	
66	013'36'32"	85.00	20.19	20.14	N83"01"20"E	81	090'00'00"	25.00	39.27	35.36	N45'10'23'W	
67	025'01'28"	85.00	38.61	38.28	N6512'20'E	82	090'00'00"	25.00	39.27	35.36	\$45'10'23'E	
68	022'00'26"	85.00	32.65	32.45	N39"11"23"E	83	090'00'00"	25.00	39.27	35.36	N44'49'37'E	
69	028'21'34"	85.00	42.07	41.64	N14'00'23'E	84	090'00'00"	35.00	54.98	49.50	N45 10 23 W	
70	090'00'00"	60.00	94.25	84.85	N44'49'37'E	85	090.00,00	60.00	94.25	84.85	N45 10 23 W	
71	090'00'00"	35.00	54.98	49.50	N44-49'37"E	86	090'00'00"	85.00	133.52	120.21	N45 10 23 W	
72	090,00,00	25.00	39.27	35.36	S44'49'37'W	87	015'19'11"	85.00	22.73	22.66	NO749'59'W	
73	090'02'29"	25.00	39.29	35.37	N45'09'09'W	88	026'38'16"	85.00	39.52	39.16	N28'48'42'W	
74	019'53'39"	25.00	8.68	8.64	N80°13'34'W	89	015'04'29"	85.00	22.36	22.30	N49'40'04"W	
75	070'08'50"	25.00	30.61	28.73	N35*12*20*W	90	024'25'17"	85.00	36.23	35.96	N69'24'57'W	

		CURV	E TABLE			1		CURN	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
91	008'32'47"	85.00	12.68	12.67	N85'54'00'W	106	008'52'33"	325.00	50.35	50.30	M83'36'03'E
92	090'00'00"	25.00	39.27	35.36	S44'49'37'W	107	001'47'17"	325.00	10.14	10.14	N88'55'58'E
95	090'00'00"	25.00	39.27	35.36	N45'10'23'W	108	101'42'37"	25.00	44.38	38.78	S50"51"18"E
94	090'00'00"	25.00	39.27	35.36	\$44'49'37'W	109	090'00'00"	25.00	39.27	35.36	N44"49"37"E
95	094'02'37"	25.00	41.03	36.58	N4711'42'W	110	090'00'00"	35.00	54.98	49.50	N45'10'23'W
96	011'41'49"	275.00	56.14	56.04	\$79'56'05"W	111	090'00'00"	80.00	94.25	84.85	N45 10 23 W
97	015'44'26"	325.00	89.29	89.00	S81'57'24'W	112	090'00'00"	85.00	133.52	120.21	N45'10'23'W
98	004'54'05"	325.00	27.80	27.79	987'23'13'W	113	028'21'35"	85.00	42.07	41.64	N14'21'11'W
99	008'56'34"	325.00	50.73	50.68	S80'27'53'W	114	010'50'09"	85.00	16.08	16.05	N33'57'02'W
100	001'53'45"	325.00	10.75	10.75	575'02'43'W	115	031"55"43"	85.00	47.37	46.75	N55'19'58'W
101	004*12*13*	275.00	20.18	20.17	N7611'17'E	116	018'52'34"	85.00	28.00	27.88	N80'44'07'W
102	015'44'26"	300.00	82.42	82.16	S81'57'24'W	117	090'00'00"	25.00	39.27	35.36	545'10'23'E
103	015'44'26"	300.00	82.42	82.16	N81'57'24'E	118	090'20'30"	25.00	39.42	35.46	S44'59'52'W
104	015'44'26"	325.00	89.29	89.00	N81"57"24"E	119	014'42'48"	27.33	7.02	7.00	S0752'26'W
105	005'04'36"	325.00	28.80	28.79	N76'37'29'E	120	07414'51"	25.00	32.40	30.18	S53'02'41'W

NOTICE:

MOTES AND LEGEND

PCP - PERMANENT CONTROL POINT - SET PK MAL & DISK
PCP LB-8135 - UNLESS OTHERWISE NOTED

PRM - PERMANENT REFERENCE MOMINIENT - SET 4* X 4*
CONCRETE MOMINIENT AND CAP "PRM LB-8135"

FCM - FOUND CONCRETE MONUMENT AS NOTED

E CONTREUNE COMC. = CONTREUR (RR) = RAGINS (

THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER COMPLIANCE WITH CHAPTER 177, FLORIDA STATUTES.

SURVEYOR'S NOTES:

FIR - FOUND IRON ROD AS NOTED
 FIP - FOUND IRON PIPE AS NOTED

(12) = CURVE - SEE CURVE DATA

A RRS - FOUND RAILROAD SPIKE AS MOTED

HIS PLAT, AS RECORDED IN 175 GRAPHIC FORM, IS THE OFFICIAL DEPICTION IT THE SUBMINEDED LAVIDS DESCRIBED HERRIEN AND MILL IN ORDINATORY IRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR IGITAL FORM OF THE PLAT. HERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE HERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE



6700 South Florida Avenue, Suite 6, Lakeland, Florida 33813 (863) 904-4699 - Fax: (863) 680-1434 STATE OF FLORIDA AUTHORIZATION FOR: SURVEYING AND MAPPING BUSINESS - LB 8135 KENNIETH W. THOMPSON

NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANGS DESCRIBED HEREM AND MELL IN NO. DISCUMISHMENCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OIL THE WAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

6700 South Forida Avenus, SURVEYTING & MAPPING
(663) 904-4699 - Fax: (863) 680-1434
STATE OF FLORIDA AUTHORIZATION FOR:
SURVEYING AND MAPPING BUSINESS- LB 8135
KENNESTH W. THOMPSON
REGISTRATION NO. 4000

5 of 7

NOTES AND LEGEND

PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK PCP LB-8135 - UNLESS OTHERWISE NOTED

FOU - FOUND CONCRETE MONUMENT AS NOTED

. FIR - FOUND IRON ROD AS NOTED A RRS - FOUND RAILROAD SPIKE AS NOTED

(12) = CURVE - SEE CURVE DATA

& = AND | R/W = RIGHT-OFL = CENTERLINE | CONC. = CONCRETE
| CRAD) = RADML | D/\$ = CENTRAL AN
| NO/\$ = NON-RADML | R= RADMLS
| NO/\$ = NON-RADML | R= RADMLS
| LARC LENGTH | LARC LENGTH |
| D. = IDENTIFICATION | T= TANCENT LENGTH |
| D. = OFFICIAL RECORDS | CH= CHORD DISTANC.
| PB = PLAT BOOK | CB= CHORD DISTANC.
PB = PLAT BOOK	RECORDS	RECORD SITE
PB = RATE	RECORDS	RECORD SITE
PB = RATE	RECORDS	RECORD SITE
PB = RATE	RECORD	RECORD SITE
PB = RATE	RECORD	RECORD SITE
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	RECORD	RECORD
PB = RATE	R	

(L) = INFORMATION PER LEGAL DESCRIPTION (CALC) = INFORMATION CALCULATED FROM FIELD MEASUREMENTS

SURVEYOR'S NOTES:

- BEAGINGS BISED BASED ON THE MORTH BOUNDARY OF THE NORTHEAST 1/4 OF SECTION 17, TOMISHP 27, SOUTH, RANGE 27 EAST HAVING A GRID BEARING OF N88°50'54"W BETWEEN FIELD MORNALEVITATION.
- UNLESS OTHERWISE MOTED A 5/8" IRON ROD AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE SUBDIMISION MAINT BOT WITH BY JUDIC IR POPE IR
- THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION COMPLANCE WITH CHAPTER 177, FLORIDA STATUTES.
- P.C.P.'S SET IN AN IMPERMOUS SURFACE ARE A PK-NAIL AND DISC "LB-8135"
- LANDS IN THE VICINITY OF THE DRAWAGE/RETENTION AREAS AND SWALES MAY B TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION
- PROPERTY CHINERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (MONING) IN THE RETENTION AREAS AND DRAININGE SWILES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT ALL PLATTED LITELITY EASEMBLTS SHALL ALSO BE EASEMBLTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORDISTATUTE TO 1281.

- TLENTIANS DEPICTED HEREON ARE BASED ON POLK COUNTY BENCHMARK 77171301, BENIG A PARROND SPIKE IN A WOOD POWER POLE IN THE SOUTHEAST OWNERINT OF THE INTESSECTION OF ATTRESSON KOOD, AMO, ORGAN DOWNE POBLISHED ELEVATION = 200.42, MATIONAL GEOGETIC VERTICAL

11	THE LANDS DEPICTED HERED	N ARE SUBJECT	TO THAT CERTAIN	V TEMPORARY	CONSTRUCTION	A
	ACCESS FASSIVENT ACREFUEN	T RECORDED IN O	FFICIAL RECORDS I	800K 10102. PA	AGES 332-338	а
	THE PUBLIC RECORDS OF PO AFFECTS THE LANDS IN THEIR	OLK COUNTY, FLOR	NOA SAID EASEME	NT IS BLANKET	" IN NATURE	A

		CUR	E TABLE					CUR	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
1	089'39'30"	25.00	39.12	35.25	N45'00'08'W	16	018'06'06"	85.00	26.85	26.74	S80'46'34'W
2	072'00'38"	25.00	31.42	29.39	N53'49'34'W	17	020'16'39"	85.00	30.08	29.93	S61'35'11'W
3	017'38'52"	25.00	7.70	7.67	N08'59'49'W	18	021'14'00"	85.00	31.50	31.32	S40'49'52'W
4	090'00'00"	25.00	39.27	35.36	N44"49"37"E	19	028'42'08"	85.00	42.58	42.14	S1551'48'W
5	090.00,00	85.00	133.52	120.21	S44'49'37'W	20	001'41'07"	85.00	2.50	2.50	500'40'10 W
6	018'52'36"	85.00	28.00	27.88	S80'23'19'W	21	090'00'00"	60.00	94.25	84.85	544'49'37'W
7	018'29'58"	85.00	27.44	27.33	S61'42'02'W	22	090'00'00"	35.00	54.98	49.50	544'49'37"W
8	010'25'22"	85.00	15.46	15.44	S4714'22'W	23	090'00'00"	35.00	54.98	49.50	S45'10'23'E
9	017'34'38"	85.00	26.08	25.97	S33"14"22"W	24	090'00'00*	60.00	94.25	84.85	S45'10'23'E
10	024'37'26"	85.00	36.53	36.25	\$12'08'20'W	25	090'00'00"	85.00	133.52	120.21	545 10 23 €
11	090'00'00"	60.00	94.25	84.85	S44'49'37'W	26	0335827*	85.00	50.40	49.67	51709'37'E
12	090'00'00"	35.00	54.98	49.50	54449'37W	27	023'20'24"	85.00	34.63	34.39	S45'49'02"E
13	090'00'00"	25.00	39.27	35.36	\$45'10'23'E	28	011'41'29"	85.00	17.34	17.31	S63"19"59"E
14	090'00'00"	25.00	39.27	35.36	N44'49'37"E	29	020'59'40"	85.00	31.15	30.97	579'40'33'E
15	agaran'an*	85.00	133.52	120.21	S44'49'37'W	30	037'38'03"	150.00	98.53	96.76	N71'21'22'W

		CURV	E TABLE					CUR	E TABLE		
CURVE	DELTA ANGLE	RADRUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
31	0062759*	150.00	16.93	16.92	N36'56'24'W	46	091'14'17"	25.00	39.81	35.74	N45'37'09'E
32	020'54'37"	150.00	54.74	54.44	N73"15"07"W	47	089"12"57"	25.00	38.93	35.11	N44'46'52'W
33	010"15"28"	150.00	26.85	26.82	N57'40'04'W	48	090'00'00"	25.00	39.27	35.36	545 10 25 E
34	037'38'03"	175.00	114.95	112.89	N71'21'22'W	49	090'00'00"	25.00	39.27	35.36	N44'49'37'E
35	037'38'03'	200.00	131.37	129.02	N71'21'22'W	50	090'00'00"	85.00	133.52	120.21	S44'49'37'W
36	00721'54"	200.00	25.71	25.69	N86'29'27'W	51	009'52'38"	85.00	14.65	14.64	S84'53'17'W
37	014'51'24"	200.00	51.86	51.71	N75'22'48'W	52	025'47'05"	85.00	38.25	37.93	56703'26'W
38	015'24'45"	200.00	53.80	53.64	N60"14"43"W	53	015'36'32"	85.00	20.19	20.14	54721'37'W
39	036'13'22"	150.00	94.83	93.26	570'39'02'E	54	020'03'43"	85.00	29.76	29.61	S30'31'30'W
40	001'40'35"	150.00	4.39	4.39	\$53'22'38'E	55	020'40'02"	85.00	30.66	30.49	S10'09'37'W
41	034'32'47"	150.00	90.44	89.08	571'29'19'E	56	090'00'00*	60.00	94.25	84.85	S44'49'37'W
42	037'38'03"	175.00	114.95	112.89	N71'21'22'W	57	090'00'00"	35.00	54.98	49.50	S44'49'37'W
45	036'51'00"	200.00	128.63	126.43	570'57'51'E	58	090'00'00"	35.00	54.98	49.50	S45'10'23'E
44	010'02'03"	200.00	35.03	34.98	S5733'22'E	59	090'00'00"	60.00	94.25	84.85	\$45'10'23'E
45	026"48"57"	200.00	93.50	92.75	575'58'52'E	60	090'00'00"	85.00	133.52	120.21	545 10'23 E

NOTICE:

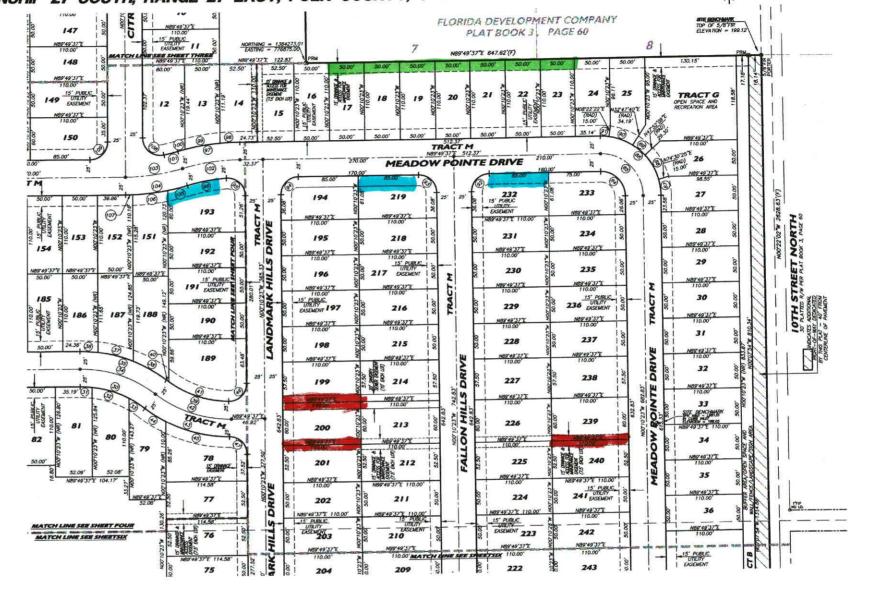
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SURDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CROCIAUSANOES BE SUPPLAINED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBBLIC RECORDS OF THIS COUNTY.

RIDGE AT HIGHLAND MEADOWS SHEET 5 OF 6

A REPLAT OF TRACTS 5, 6, 9-14 AND 21-24, OF FLORIDA DEVELOPMENT COMPANY TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60-63 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA IN THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, STATE OF FLORIDA.





		CUR	E TABLE					CUR	E TABLE					CURV	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	
61	013'36'32"	85.00	20.19	20.14	506'58'39'E	76	089'57'31"	25.00	39.25	35.34	N44'50'51'E	91	008'32'47"	85.00	12.68	12.67	
62	02732'02*	85.00	40.85	40.46	52732'56'E	77	019'39'23"	25.00	8.58	8.53	N79'59'55'E	92	090'00'00"	25.00	39.27	35.36	
63	030744'29"	85.00	45.61	45.06	S56"41"12"E	78	070"18"08"	25.00	30.68	28.79	N35'01'09'E	93	090'00'00"	25.00	39.27	35.36	
64	018'06'57*	85.00	26.88	26.76	\$81'06'55'E	79	090'00'00"	25.00	39.27	35.36	S45 10 23 E	94	090'00'00"	25.00	39.27	35.36	
65	090'00'00"	85.00	133.52	120.21	N44'49'37"E	80	090'00'00"	25.00	39.27	35.36	N44'49'37'E	95	094'02'37"	25.00	41.03	36.58	
66	013'36'32"	85.00	20.19	20.14	N83'01'20"E	81	090'00'00"	25.00	39.27	35.36	N45*10*23*W	96	011'41'49"	275.00	56.14	56.04	
67	025'01'28"	85.00	38.61	38.28	N63"12"20"E	82	090'00'00"	25.00	39.27	35.36	S45'10'23'E	97	015'44'26"	325.00	89.29	89.00	į
68	022'00'26"	85.00	32.65	32.45	N39"11"23"E	83	090'00'00"	25.00	39.27	35.36	N44'49'37'E	98	004'54'05"	325.00	27.80	27.79	
69	028'21'34"	85.00	42.07	41.64	N14'00'23'E	84	090'00'00"	35.00	54.98	49.50	N45'10'23'W	99	008'56'34"	325.00	50.73	50.68	
70	090'00'00"	60.00	94.25	84.85	N44'49'37'E	85	090'00'00"	60.00	94.25	84.85	N45'10'23'W	100	001'53'45"	325.00	10.75	10.75	
71	090'00'00"	35.00	54.98	49.50	N44'49'37'E	86	090'00'00"	85.00	133.52	120.21	N45'10'23'W	101	004'12'13"	275.00	20.18	20.17	į
72	090,00,00	25.00	39.27	35.36	544'49'37'W	87	015'19'11"	85.00	22.73	22.66	N0749'59'W	102	015'44'26"	300.00	82.42	82.16	
73	090'02'29"	25.00	39.29	35.37	N45'09'09'W	88	026'38'15"	85.00	39.52	39.16	N28'48'42'W	103	015'44'26"	300.00	82.42	82.16	
74	019'53'39"	25.00	8.68	8.64	N80*13*34*W	89	015'04'29"	85.00	22.36	22.30	N49'40'04'W	104	015'44'26"	325.00	89.29	89.00	
75	070708'50"	25.00	30.61	28.73	N35 12 20 W	90	024'25'17"	85.00	36.23	35.96	N69'24'57'W	105	005'04'36"	325.00	28.80	28.79	

	CUR	F TARKE		1			CURT	E INDEE		
DELTA AND E	-		CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARIN
_			-		106	008'52'33"	325.00	50.35	50.30	N83'36'03'E
	-	-	-	-	107	001'47'17"	325.00	10.14	10.14	N88'55'58'E
-	-	-		14.151.000.000.00	108	101'42'37"	25.00	44.38	38.78	S50'51'18'E
		100000	-		109	090'00'00"	25.00	39.27	35.38	N44'49'37'E
1000	-	-	-	-	110	090'00'00"	35.00	54.98	49.50	N45'10'23'W
	-	-	A.C.	Commence of the Commence of th	111	-	60.00	94.25	84.85	N45*10'23"W
	-		17,000		1	_	85.00	133.52	120.21	N45'10'23'W
	-	-	-	-	2.00		85.00	42.07	41.64	N14"21"11"W
-	-	-			-		85.00	15.08	16.05	N33"57"02"W
500000000000000000000000000000000000000	1000000	-	-		1000000		85.00	47.37	46.76	N55"19"58"W
	-		-		10000	1355 / 150 x 150 /	-	-	27.88	N80"44"07"W
004'12'13"	275.00	20.18	20.17	- District Control	1025		-			545'10'23'E
015'44'26"	300.00	82.42	82.16	S81'57'24'W	117	090.00.00	25.00	-	-	-
015'44'26"	300.00	82.42	82.16	M81'57'24'E	118	090'20'30"	25.00	39.42	35.46	S44'59'52'N
	-	-	89.00	N81'57'24'E	119	014'42'48"	27.33	7.02	7.00	50752'26"N
-	-		-	-	120	074"14"51"	25.00	32.40	30.18	553'02'41 W
	DELTA ANGLE 008/32'47' 090'00'00' 090'00'00' 090'00'00' 090'00'00' 011'41'49' 01'544'26' 001'53'45' 001'53'42' 01'544'26' 01'544'26' 01'544'26'	DELTA ANGLE PADRIS 008732"47" 85.00 009700"00" 25.00 009700"00" 25.00 009700"3 25.00 011"41"49" 275.00 011"41"8" 275.00 004"52"5" 325.00 001"53"49" 325.00 001"53"49" 325.00 001"54"26" 300.00 015"44"26" 300.00 015"44"26" 300.00 015"44"26" 300.00	00832'47' 85.00 12.68 00900'00' 25.00 39.27 00900'00' 25.00 39.27 00900'00' 25.00 39.27 00900'00' 25.00 41.03 011'41'48' 275.00 56.14 015'44'26' 325.00 82.29 008'56'34' 325.00 50.73 001'53'46' 325.00 10.75 001'53'46' 325.00 10.75 001'54'26' 300.00 82.42 015'44'26' 300.00 82.42	DELTA ANGLE RADIUS LENGTH CHORD 005'32'47" 65.00 12.68 12.67 GOTOD'00" 25.00 39.27 35.36 GOTOD'00" 25.00 41.03 36.58 GOTOD'00" 25.00 56.14 56.04 GOTS'44'26" 325.00 56.73 56.68 GOTS'44'26" 325.00 10.75 10.75 GOT'54'12" 375.00 27.80 27.79 GOT'54'12" 375.00 26.18 26.10 GOT'54'12" 375.00 26.18 26.10 GOT'54'12" 300.00 62.42 62.16 GOT'54'126" 300.00 69.29 88.00	DETTY ANGLE RADIUS LENGTH CHORD CHORD BEARNO 006732*47* 85.00 12.68 12.67 M8575*00*W 069700*00* 25.00 39.27 35.36 S4*49*37*W 069700*00* 25.00 39.27 35.36 S4*149*37*W 069700*00* 25.00 39.27 35.36 S4*49*37*W 069702*37* 25.00 41.03 36.58 M#711*42*W 011*4*49* 275.00 56.14 56.04 5775*60*W 015*4*26* 325.00 59.29 88.00 58*15*72*4*W 006*56*34* 325.00 27.69 27.79 58*22*13*W 001*33*45* 325.00 10.75 10.75 5750*2*3*W 00*15*4*28* 300.00 62.42 82.16 58*15*72*4*E 015*4*28* 300.00 62.42 82.16 58*15*72*4*E 015*4*28* 325.00 69.29 88.00 M815*72*4*E	DELTA ANGLE RADBAS LENGTH CHORD CHORD BEARNG CURNE	DELTA ANGLE RADIUS LENGTH CHORD CHORD BEARNIG CURNE DELTA ANGLE	DELTA MAGLE RABLES LEMSTH CHORD CHORD BENERING	DETA ANGLE RADBAS LENGTH CHORD CHORD SEARNO	DELTA MAGE RABUS LINTH CHORD CHORD BEARING



FOW - FOUND CONCRETE MONUMENT AS NOTED

FIR - FOUND IRON ROD AS NOTED

O FIP - FOUND IRON PIPE AS NOTED A RRS - FOUND RAILROAD SPIKE AS NOTED

(12) = CURVE - SEE CURVE DATA

& = AND

| Comparison | Compari R/W = PROSIT-OF-WAY
CONC. = CONCRETE
D/A = CEPTIMAL ANGLE (DELTA)
R= RADIUS
R= RADIUS
H= ARC LEWITH
I= TANGENT LENGTH
CH= CHORD DISTANCE
CB= CHORD BEARING
± MARE OR LESS / PLUS OR MINUS
NACD = NALL AND DISK

RIDGE AT HIGHLAND MEADOWS SHEET 6 OF 6

A REPLAT OF TRACTS 5, 6, 9-14 AND 21-24, OF FLORIDA DEVELOPMENT COMPANY TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60-63 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA IN THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, STATE OF FLORIDA.



THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SHEDWIGED LANDS DESCRIBED HEREIN AND WILL IN NO CROUMSTANCES 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.

	(CLC) = INFORMATION CALCULATED FROM FIELD MEASUREMENTS: SURVEYOR'S NOTES:
t.	BEARINGS BASED ON THE NORTH BOUNDARY OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 27 EAST HAVING A GRID BEARING OF MB9'50'54"W BETWEEN FIELD MONUMENTATION.
2	UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR PCP.
J	THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLANCE WITH CHAPTER 177, FLORIDA STATUTES.
4.	P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A PK-NAL AND DISC "LB-8135" - UNLESS OTHERWISE NOTED.
5.	LAMOS IN THE VICINITY OF THE DRAINGE/PETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER/ WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE RUNOFF.
8.	PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (MOMING) IN THE RETENTION AREAS AND DRAINAGE SHALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT UNCHANGED.
7.	ALL PLATTED UTILITY EXSEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091 (20).
8.	THE PLATTED LANDS ARE LOCATED WITHIN ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY; COMMUNITY PAMEL NUMBER 12105C0219 G AND PAMEL NUMBER 12105C0240 G, EFFECTIVE DATE OF 12/22/2016.
9.	THE CODORMATES SYMM MERCIN ARE BASED ON THE FLORICA STATE PLANE CODORMATE SYSTEM WEST DIME, MORTH AMERICAN DATUM OF 1983, JANUSTREN OF 1980 AND ARE REPRENDED TO CONTINUE CORNER ECODO (078014 FOR THE SOUTHMEST CORNER OF SECTION 9 AND CRITISED CORNER RECORD (078012 FOR THE MORTHMEST CORNER OF THE SOUTHMEST I/A OF SECTION 9, TOWNISHIP 27 SOUTH, RANKE 27 EAST.
10.	ELEVATIONS DEPICTED HEREON ARE BASED ON POLK COUNTY BENCHMARK 77171301, BENG A RALROND SPIKE IN A WICCO POWER POLE IN THE SOLTHEAST GUARANT OF THE MITERSECTION OF PATTERSON ROAD AND ORCHO DRIVE. PUBLISHED LEVATION — 2004, PARTONNAL GEOGETIC VERTICAL DATING OF 1929 (MONZES).

	- VIII	CUR	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
1	089'39'30"	25.00	39.12	35.25	N45'00'08'W
2	072'00'38"	25.00	31.42	29.39	N53'49'34'W
3	01738'52"	25.00	7.70	7,67	NO8'59'49"W
4	090'00'00"	25.00	39.27	35.36	N44'49'37'E
5	090'00'00"	85.00	133,52	120.21	S44'49'37'W
6	018'52'36"	85.00	28.00	27.88	S80'23'19'W
7	018'29'58"	85.00	27.44	27.33	561'42'02'W
8	010725 22	85.00	15.46	15.44	S4714'22'W
1.5211	200000000000000				



		CURN	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARIN
16	018'06'06"	85.00	26.85	26.74	S80'46'34 W
17	020716'39"	85.00	30.08	29.93	S61'35'11'W
18	021'14'00"	85.00	31.50	31.32	S40'49'52'W
19	028'42'08"	85.00	42.58	42.14	S15'51'48'W
20	001'41'07"	85.00	2.50	2.50	S00'40'10 W
21	090'00'00"	60.00	94.25	84.85	S44'49'37'W
22	090'00'00"	35.00	54.98	49.50	S44'49'37'W
23	090'00'00"	35.00	54.98	49.50	545'10'23'E
24	090'00'00"	60.00	94.25	84.85	545 10 23 E
25	090'00'00"	85.00	133.52	120.21	\$45*10*23*E
26	033'58'27"	85.00	50.40	49.67	517'09'37'E
27	023'20'24"	85.00	34.63	34.39	S45'49'02'E
28	011'41'29"	85.00	17.34	17.31	S83"19"59"E
29	020'59'40"	85.00	31.15	30.97	579'40'33'E
30	037'38'03"	150.00	98.53	96.76	N71'21'22'W

		CUR	E TABLE		
CURVE	DELTA ANGLE	RACIUS	LENGTH	CHORD	CHORD BEARING
31	006'27'59"	150.00	16.93	16.92	N86'56'24 W
32	020'54'37*	150.00	54.74	54.44	N73"15"07"W
33	010"15"28"	150.00	26.85	26.82	N57'40'04 W
34	037'38'03"	175.00	114.95	112.89	N71'21'22'W
35	037'38'03"	200.00	131.37	129.02	N71"21'22"W
36	007'21'54"	200.00	25.71	25.69	N85'29'27'W
37	01451'24"	200.00	51.86	51.71	N75'22'48'W
38	015'24'45"	200.00	53.80	53.64	N60*14'43"W
39	03613'22"	150.00	94.83	93.25	570'39'02'E
40	001'40'35"	150.00	4.39	4.39	S53"22"38"E
41	034'32'47"	150.00	90.44	89.08	S71'29'19'E
42	03738'03"	175.00	114.95	112.89	N71"21"22"W
43	036'51'00"	200.00	128.63	126.43	57057'51'E
44	010'02'03"	200.00	35.03	34.98	55733'22'E
45	026'48'57"	200.00	93.60	92.75	S75'58'52'E

		CURV	E TABLE		
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
46	091'14'17"	25.00	39.81	35.74	N45'37'09'E
47	089'12'57"	25.00	38.93	35.11	N44'46'52'W
48	090'00'00"	25.00	39.27	35.36	545"10"23"E
49	090'00'00"	25.00	39.27	35.36	N44"49"37"E
50	090'00'00"	85.00	133.52	120.21	S44'49'37'W
51	009'52'38"	85.00	14.65	14.64	584°53'17"W
52	025'47'05"	85.00	38.25	37.93	56703'26'W
53	0153632"	85.00	20.19	20.14	54721'37'W
54	02003'43"	85.00	29.76	29.61	\$30'31'30'W
55	020'40'02"	85.00	30.66	30.49	S10'09'37'W
56	090'00'00"	60.00	94.25	84.85	S44'49'37'W
57	090'00'00"	35.00	54.98	49.50	S44'49'37'W
58	090'00'00"	35.00	54.98	49.50	\$45'10'23'E
59	090'00'00"	60.00	94.25	84.85	\$45 10 23 E
60	090'00'00"	85.00	133.52	120.21	\$45'10'23'E

		CURN	E TABLE			CURNE TABLE					
CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING
61	013'36'32"	85.00	20.19	20.14	506'58'39'E	76	089'57'31"	25.00	39.25	35.34	N44"50"51"E
62	02732'02"	85.00	40.85	40.46	52732'56'E	77	019'39'23"	25.00	8.58	8.53	N79'59'55'E
63	030'44'29"	85.00	45.61	45.06	S56"41"12"E	78	070"18"08"	25.00	30.68	28.79	N35"01"09"E
64	018'06'57"	85.00	26.88	26.78	S81'06'55"E	79	090'00'00"	25.00	39.27	35.36	545 10 23 E
65	090'00'00"	85.00	133.52	120.21	N44'49'37'E	80	090'00'00"	25.00	39.27	35.36	N44'49'37'E
66	01536'32"	85.00	20.19	20.14	N85'01'20'E	81	090'00'00"	25.00	39.27	35.36	N4510'23W
67	025'01'28"	85.00	38.61	38.28	N63"12"20"E	82	090'00'00"	25.00	39.27	35.36	545 10 23 E
68	022'00'26"	85.00	32.65	32.45	N39711'23'E	83	090'00'00"	25.00	39.27	35.36	N44'49'37'E
69	028721'34"	85.00	42.07	41.64	N14'00'23'E	84	090'00'00"	35.00	54.98	49.50	N45 10 23 W
70	090'00'00"	60.00	94.25	84.85	N44"49"37"E	85	090'00'00"	60.00	94.25	84.85	H45'10'23'W
71	090'00'00"	35.00	54.98	49.50	N44'49'37'E	86	090'00'00"	85.00	133.52	120.21	N45'10'23'W
72	090'00'00"	25.00	39.27	35.36	S44'49'37'W	87	015'19'11"	85.00	22.73	22.66	NOT-49'59 W
73	090"02"29"	25.00	39.29	35.37	N45'09'09'W	88	026'38'16"	85.00	39.52	39.16	N28'48'42'W
74	019'53'39"	25.00	8.68	8.64	N80"13"34"W	89	015'04'29"	85.00	22.36	22.30	N49"40"04"W
75	070"08"50"	25.00	30.61	28.73	N35*12*20*W	90	024'25'17"	85.00	36.23	35.96	M69'24'57'W

ſ			CURV	E TABLE			CURVE TABLE							
+	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE	DELTA ANGLE	RADIUS	LENGTH	CHORD	CHORD BEARING		
1	91	008'32'47"	85.00	12.68	12.67	N85"54"00"W	106	008'52'33"	325.00	50,35	50.30	N83'36'03'E		
ŀ	92	090,00,00,	25.00	39.27	35.36	544'49'37"W	107	001'47'17"	325.00	10.14	10.14	N88"55"58"E		
}	93	090,00,00	25.00	39.27	35.36	N45'10'23"W	108	101'42'37"	25.00	44.38	38.78	\$50'51'18'E		
ł	94	090,00,00	25.00	39.27	35.36	S44'49'37'W	109	090'00'00"	25.00	39.27	35.36	N44'49'37'E		
H	95	094'02'37"	25.00	41.03	36.58	N47'11'42'W	110	090'00'00"	35.00	54.98	49.50	N45'10'23'W		
ŀ	96	011'41'49"	275.00	56.14	56.04	\$79'56'05'W	111	090.00,00	60.00	94.25	84.85	N45 10'23'W		
H	97	015'44'26"	325.00	89.29	89.00	S81'57'24'W	112	090'00'00"	85.00	133.52	120.21	N45'10'23'W		
1	98	004'54'05"	325.00	27.80	27.79	S87'23'13'W	113	028"21"35"	85.00	42.07	41.64	M1421'11'W		
H	99	008'58'34"	325.00	50.73	50.68	\$80'27'53'W	114	010'50'09"	85.00	16.08	16.05	N33'57'02'W		
1	100	001'53'45"	325.00	10.75	10.75	575'02'43'W	115	031'55'43"	85.00	47.37	46.76	N55'19'58'W		
1	101	00412'13"	275.00	20.18	20.17	N76"11"17"E	116	018'52'34"	85.00	28.00	27.88	N80'44'07'W		
1	102	015'44'26"	300.00	82.42	82.16	S81'57'24'W	117	090'00'00"	25.00	39.27	35.36	545 10'23'E		
	103	015'44'26"	300.00	82.42	82.16	N81'57'24'E	118	090'20'30"	25.00	39.42	35.46	S44'59'52'W		
	104	015'44'25"	325.00	89.29	89.00	N81'57'24"E	119	014'42'48"	27.33	7.02	7.00	S0752'26'W		
	105	005'04'36"	325.00		28.79	N76'37'29'E	120	07414'51"	25.00	32.40	30.18	553'02'41'W		

4	PSM PLATINUM
	SURVEYING & MAPPING South Rorido Avenue, Suite 5. Lakeland-Rorido 33813 (853) 904-4699 - Fax: (863) .680-1434 STATE OF HORIDA AUTHORIZATION FOR
5	URVEYING AND MAPPING BUSINESS - LB 8135 KENNETH W. THOMPSON REGISTRATION NO. 4080

					LI 26 68# 1 12%
(_) = INFORMATION FER LEGAL DESCRIPTION (CALC) = INFORMATION CALCULATED FROM FIELD MEASUREMENTS			N89'49'37'E N89'49'37'E 110.00' ≥	N89'49'37' 110.00' N89'49' 110.00' N89'49' 110.00' N89'49' 110.00' N89'49' 110.00' N89' N89' N89' N89' N89' N89' N89' N89	30 00 10 10 10 10 10 10 10 10 10 10 10 10
SURVEYOR'S NOTES:	SOUTH BOUNDARY OF THE NET/2 OF THE	E NEI/4 OF SECTION 17 MATCH LINE SEE SHEET FOUR	2 76 8 18 203 203	210 S S EASEMENT 223 S 242 S	N89'49'37'T
BEARINGS BASED BASED ON THE MORTH BOUNDARY OF THE MORTHEAST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 27 EAST HAVING A GRID BEARING OF MB9'50'54'W BETWEEN FIELD MONUMENTATION.	PRM		1 20 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	MATCH SINE SEE SHEET PIVE NOS 49'57" NOS 49'57"	name there are name done are are been been been been
2. UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR P.OP.	TOP OF CONCRETE MONUMENT ELEVATION = 186.39	TRACT I OPEN SPICE, DRUNGE,	N89'49'37'E 114.58' N89'49'S 114.58' N89'5 114	110.00' 110.00' 110.00	15' PUBLIC INTERFECTION IS
J. THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLANCE WITH CHAPTER 177, PLORIDA STATUTES.	ELEVATION = 186.39	NO DRAMACE/RETENTION AREA	75 000 75 0000 204 00000	209	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
4. P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A PK-NAIL AND DISC "LB-8135" — UNLESS OTHERWISE NOTED.		NBS'49'37'E 300.00'	N89'49'37'E 114.58' N89'49'37'E ≥	M89'49'37'E M89'49'37'E M89'49'37'E E 110.00' 110.00' E	F
 LANDS IN THE VICINITY OF THE DRIVINGE/PETENTION AREAS AND SWILES MAY BE SUBJECT TO TEMPORARY STANDING WATER/ WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRIVINGE RUNOFF. 	2	50.00' 50.00' 50.00' 50.00' 50.00' 50.	50.00° 64.58° 110.00°	208 2 2 221 28 244 29 298	TRACT H OPEN SPACE AND RECREATION AREA
 PROPERTY DIWNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (MOWING) IN THE RETENTION AREAS AND DRAININGE SMALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT LINCHANGED. 	, S		최 최 [8	
 ALL PLATTED LITERTY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091 (26). 	710,2	67 68 7 69 70 78 71 95 7	73 73 74 8 110.00° 3	110.00	25' + 1
8. THE PLATTED LANDS ARE LOCATED MITHIN ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY; COMMUNITY PANEL NUMBER 12105C0219 G AND PANEL NUMBER 12105C0240 G, EFFECTIVE DATE OF 12/22/2016.	14. 8	TI DOWN DOWN DOWN NO.	25' 25' 206	207 25 25 220 245 7 25	76.59' 10.70
9. THE COORDMATES SHOWN HERRON ARE BUSED ON THE FLOREN STATE PLANE COORDMATE SYSTEM WEST ZONE, MORTH- AMERICAN DATAW OF 1983 AMASTMENT OF 1980 AND ARE REPREDICED TO CONTINE CORNER RECORD \$0.008614 FOR THE SOUTHWEST CORNER OF SECTION 9 AND CENTIFIED CORNER RECORD \$107.0012 FOR THE MORTHMEST CORNER OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP \$2 SOUTH, RANGE 27 BIST.	13.48	(5), 15.42' 50.00' 50.00' 50.00' 50	0 50.00' 30.58' 0 85.00'	85.00° 85.00°	8 95 F
SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 27 SOUTH, RANGE 27 EAST.	M89'49'37'E	(3) (3) 35.42' 50.00' 50.00' 50.00' 50	ž 170.00'	170.00' in 270.00'	M89 49 37 E 19154
10. ELEWITONS DEPICTED HEREON ARE BASED ON POLY. COUNTY BENCHMARK 77171301, BEING A RALROMO SPIKE IN A MICCO POMER POLE IN THE SCHIMACK QUADENT OF THE INTERSECTION OF PATTERSON ROAD AND ORCHO DRIVE. PUBLISHED ELEVATION = 200.42, NATIONAL GEORGIC VEHTCAL DATUM OF 1928 (NOVIDE).	8 M35'50'05'W	TRACT M	SITE BENCHMARK N89'49'37'E 9	POINTE DRIVE	3 8 3 20 0
	30.20 13	TO IN THE PROPERTY OF THE PROP	ELECTION = 190.77 865.00	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 35.00'	2 2 3 1 23
11. THE LAMES DEPICITED HERCON HER SUBJECT TO THAT CERTAIN TRAFFORMY CONSTRUCTION AND ACCESS SASSIENT AGRESIANT RECORDED IN OFFICIAL RECORDS BOOK 10102, PAGES 332-336 OF THE PRINC. RECORDS OF POLY COUNTY, FLORIDA. SHID DESCRIPT IS "SLANGE" IN NATURE AND AFFECTS THE LANDS IN THEIR ENTRET.	NB9'49'37'E (NR)	(S) 25.00 50.00' 50.00' 50.00' 50.00'	50.00' 50.00' 50.00' 52.50' 52.50' 50.00'		
	8	8 3 3	200		m: f
CURVE DELTA ANGLE RADIUS LENGTH CHORD CHORD BEARING	65 8 25	25 38 38 38 38 38 38 38 38	78 78 78 78 F	252 251 250 250 250 250 248 2247 246	S 15' PUBLIC SEE S
1 08979'30' 25.00 39.12 35.25 M45'00'08'W	N89'49'37'E	263 262 261 260 259	258 257 256 255 255 254 253	252 SE 251 SE 250 SE 249 SE 248 SE 249 SE 248 SE 249 SE 24	EASEMENT
2 07200'36" 25.00 31.42 29.39 N55'49'34'W	00 64 00	S S S S S S S S S S S S S S S S S S S	A A A A A A A A A A A A A A A A A A A	\$ 1 MANUAL S	N89'49'37'E 110.00' 15 3
3 01738'52" 25.00 7.70 7.67 MO8'59'49'W	_ i 1° i o	No.	0.5 BOH ID	T 100749375 100749375 100749375 100749375 100749375 100749375 100749375 100749375 100749375 100749375 100749375	38
4 090'00'00" 25.00 39.27 35.36 N44'49'37'E 5 090'00'00" 85.00 133.52 120.21 544'49'37'W	136.53' S	2 S ANG 45 57 E NOS 45 37 E NO		2000 2000 2000 2000 2000 2000 2000	E 1889'49'37'E 899
5 090'00'00" 85.00 133.52 120.21 S4F49'37'W	8 8	§ 3			110.00
6 018'52'36* 85.00 28.00 27.88 S80'23'19'W					
30	8 63 gg		274	275 276 8 277 3 278 3 279 3 280 8 281	1 8 39 8 E
7 018'29'38" 85.00 27.44 27.33 S81'42'02'W	N89'49'37'E	264 8 265 8 266 8 267 8 268	269 270 38 271 38 272 38 273 38 274	275 78 276 38 277 78 38 279 78 280 78 281	E 8 8 3
7 01529'36" 85.00 27.44 27.33 S81'42'02'W 8 010'25'22" 85.00 15.48 15.44 S47'14'22'W	N89'49'37'E 19	264 78 265 78 266 78 267 78 268	270 269 270 3 271 3 272 3 273 3 274	275 78 276 38 277 78 278 8 279 78 280 78 281	11000 1000 1000 1000 1000 1000 1000 10
7 01878'38" 85.00 27.44 27.33 58142'02'W 8 010725'22" 85.00 15.46 15.44 54714'22'W 9 01734'38" 85.00 26.08 25.97 S33714'22'W	N89'49'37'E	264 38 265 38 266 38 267 38 39 39 39 39 39 39 39 39 39 39 39 39 39	271 269 270 3 271 3 272 3 273 3 274	275 700 276 300 277 700 300 279 700 280 700 281	E 8 8 3
7 01878'38" 85.00 27.44 27.33 58142'02'W 8 010725'22" 85.00 15.46 15.44 54714'22'W 9 01734'38" 85.00 26.08 25.97 533714'22'W 10 024'37'26" 85.00 36.53 36.25 512'08'20'W	NegrapijTE (NR) S	200 200 200 200 200 200 200 200 200 200	2017 2000 2017 2000 2017 2000 2017 2000 2017 2017	25 1 25 1 25 1 25 1 25 1 25 1 25 1 25 1	E 8 8 3
7 01879'88" 85.00 27.44 27.33 S81'42'02'W 8 010725'22" 85.00 15.46 15.44 S471'42'2'W 9 017754'38" 85.00 26.08 25.97 S331'4'22'W 10 02437'26" 85.00 36.53 38.25 S1708'20'W 11 09000'00" 60.00 34.25 84.85 S44'49'37'W	Negraphy 136.34 139.25	264 32 265 32 266 33 267 33 268 32 32 33 33 33 33 33 33 33 33 33 33 33	50.00° 50.00° 50.00° 52.50° 52.50° 50.00°	50.00' 50	8 3 40 0 8 45 5 100 0 8 10 10 10 10 10 10 10 10 10 10 10 10 10
7 01879'88" 85.00 27.44 27.33 S81'42'02'W 8 01025'22" 85.00 15.46 15.44 5471'42'2'W 9 017:54'38" 85.00 26.00 25.97 S33'14'22'W 10 024'37'26" 85.00 36.53 36.25 S12'08'20'W 11 090'00'00" 60.00 34.25 84.85 S45'49'37'W 12 080'00'00" 35.00 54.98 49.50 S45'49'37'W	Negres 17 19 19 19 19 19 19 19	25.00 20.00 20.00 20.00 20.00 20.00	50.00° 50.00° 52.50° 52.50° 50.00°	25 1 25 1 25 1 25 1 25 1 25 1 25 1 25 1	E 8 8 3
7 01529'36" 85.00 27.44 27.33 S81'42'02'W 8 01025'22" 85.00 15.46 15.44 S47'14'22'W 9 017'34'36" 85.00 26.00 25.97 333'14'22'W 10 024'37'26" 85.00 36.53 36.25 S1706'20'W 11 09000'00" 80.00 94.25 84.85 S44'49'37'W 12 09000'00" 35.00 54.98 49.50 S44'49'37'W 13 09000'00" 25.00 39.27 35.36 S45'10'23'E		20127 20127	50.00' 50.00' 50.00' 52.50' 52.50' 50.00'	50.00' 50	8 3 40 0 8 45 5 100 0 8 10 10 10 10 10 10 10 10 10 10 10 10 10
7 01529'86" 85.00 27.44 27.33 S8142'02'W 8 01025'22" 85.00 15.46 15.44 S4714'22'W 9 01754'35" 85.00 26.06 25.97 S3314'22'W 10 02437'26" 85.00 36.03 36.25 S1706'20'W 11 09000'00" 80.00 94.25 84.85 S44'49'37'W 12 08000'00" 35.00 54.98 49.50 S44'49'37'W 13 08000'00" 25.00 39.27 35.36 S45'10'23'E	Negres 17 19 19 19 19 19 19 19	35 35 35 35 35 35 35 35 35 35 35 35 35 3	50.00' 50.00' 52.50' 52.50' 50.00' MEADOW POINTE DRIVE 855.00' MEADOW POINTE DRIVE	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 60	8 3 40 0 8 45 5 100 0 8 10 10 10 10 10 10 10 10 10 10 10 10 10
7 01879'88" 85.00 27.44 27.33 S81'42'02'W 8 010725'22" 85.00 15.48 15.44 S471'42'2'W 9 01754'38" 85.00 26.08 25.97 S331'42'2'W 10 02437'26" 85.00 36.53 36.25 S12'06'20'W 11 090700'00" 80.00 94.25 84.85 S4749'37'W 12 080700'00" 35.00 54.98 49.50 S4749'37'W 13 080700'00" 25.00 39.27 35.36 S451'02'3'E 14 080700'00" 25.00 39.27 35.36 N44'49'37'W 15 080700'00" 85.00 133.32 120.21 S4749'37'W	NST 49 57 T (NR) G	35 35 35 35 35 35 35 35 35 35 35 35 35 3	50.00' 50.00' 50.00' 52.50' 52.50' 50.00'	50.00' 50	8 3 40 0 8 45 5 100 0 8 10 10 10 10 10 10 10 10 10 10 10 10 10
7 01879'58" 85.00 27.44 27.33 58142'02'W 8 0107252" 85.00 15.46 15.44 54714'22'W 9 01754'38" 85.00 26.08 25.97 53314'22'W 10 02437'26' 85.00 36.53 38.25 51208'20'W 11 08000'00" 60.00 94.25 64.85 54449'37'W 12 08000'00" 35.00 54.98 95.50 34449'37'W 13 08000'00" 35.00 39.27 33.36 54570'23'E 14 08000'00" 25.00 39.27 33.38 N4449'37'E 15 08000'00" 85.00 133.52 120.21 54449'37'W	NST 49 57 T (NR) G	25' SOO' SOO' SOO' SOO' SOO' SOO'	50.00' 50.00' 52.50' 52.50' 50.00' MEADOW POINTE DRIVE 855.00' MEADOW POINTE DRIVE	50.00' 50	8 3 40 0 8 45 5 100 0 8 10 10 10 10 10 10 10 10 10 10 10 10 10
7 01879'98" 85.00 27.44 27.33 S81'42'02'W 8 010725'22" 85.00 15.46 15.44 S471'42'2'W 9 017754'36" 85.00 26.06 25.97 S351'42'2'W 10 02437'26" 85.00 36.53 36.25 S1208'20'W 11 09000'00" 60.00 94.25 84.85 S4F49'37'W 12 09000'00" 55.00 59.27 35.36 S4549'37'W 13 09000'00" 25.00 39.27 35.36 S4510'23'E 14 09000'00" 25.00 39.27 35.36 S4510'23'E 15 09000'00" 85.00 133.52 120.21 S4F49'37'W CUMME TABLE CUMME TABLE CUMME TABLE CUMME DELTA AMOLE RADIUS LENGTH CHORD CHORD BEARMO	NST 49 57 T (NR) G	35 35 35 35 35 35 35 35 35 35 35 35 35 3	50.00' 50.00' 52.50' 52.50' 50.00' MEADOW POINTE DRIVE 855.00' MEADOW POINTE DRIVE	50.00' 50	TAT: 100.00 100.
7 01879'88" 85.00 27.44 27.33 S8142'02'W 8 010725'22" 85.00 15.46 15.44 S4714'22'W 9 017754'38" 85.00 26.06 25.97 S3514'22'W 10 02437'28' 85.00 25.53 36.25 S1708'20'W 11 09000'00" 80.00 94.25 84.85 S4F49'37'W 12 09000'00" 35.00 54.98 49.50 S448'37'W 13 09000'00" 25.00 39.27 35.36 S45'10'27'W 13 09000'00" 25.00 39.27 35.36 S45'10'27'E 14 09000'00" 25.00 39.27 35.36 S45'10'27'E 15 09000'00" 85.00 133.53 120.21 S4F49'37'W CURVE 18BLE CURVE PELIA ANGLE RADIUS LEWGTH CHORD CHORD BEARING 16 018'06'06" 85.00 26.85 28.74 S80'46'34'W	NST 49 57 T (NR) G	35 35 35 35 35 35 35 35 35 35 35 35 35 3	50.00' 50	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 25.00' 00 00 125.00' 00	10.00 10
7 01879'88" 85.00 27.44 27.33 S8142'02'W 8 01023'22" 85.00 15.46 15.44 S4714'22'W 9 01754'38" 85.00 26.06 25.97 S3314'22'W 10 02437'26" 85.00 36.03 S5.5 S5.50'00'0'W 11 09000'00" 60.00 34.25 84.85 S4449'37'W 12 08000'00" 35.00 54.98 49.50 S4449'37'W 13 09000'00" 25.00 39.27 35.36 S4510'23'E 14 09000'00" 25.00 39.27 35.36 N4449'37'W 15 09000'00" 85.00 133.52 120.21 S4449'37'W 16 01806'00" 85.00 135.52 120.21 S4449'37'W 17 02018'39" 85.00 30.08 29.93 S81'35'11'W	NST 49 57 T (NR) G	35 35 35 35 35 35 35 35 35 35 35 35 35 3	50.00' 50.00' 52.50' 52.50' 50.00' MEADOW POINTE DRIVE 855.00' MEADOW POINTE DRIVE	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 60 60 60 60 60 60 60 60 60 60 60 60 60	TAT: 100.00 100.
7 01879'58" 85.00 27.44 27.33 58142'02'W 8 0107252" 85.00 15.46 15.44 57714'22'W 9 017734'38" 85.00 26.08 25.97 53514'22'W 10 02437'28" 85.00 36.53 38.25 51208'20'W 11 08000'00" 60.00 94.25 64.85 54749'37'W 12 08000'00" 35.00 54.98 49.50 54479'37'W 13 08000'00" 25.00 39.27 33.36 54570'23'E 14 08000'00" 25.00 39.27 33.36 54570'23'E 15 08000'00" 85.00 133.52 120.21 54479'37'W CURNE TABLE CURNE DELIA ANGLE RADIUS (EMOTH CHORD CHORD BEARING) 16 01880'06" 85.00 26.85 26.74 17 020'16'39" 85.00 30.08 29.33 581'35'11'W 18 02'114'00" 85.00 31.50 31.32 540'49'32'W	NST 49 57 T (NR) G	25.00 50.00	50.00' 50.00' 50.00' 52.50' 50.00' MEADOW POINTE DRIVE 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00'	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 25.00' 00 00 125.00' 00	TRACT L TRACT L OPEN SPEC MO
7 01879'86" 85.00 27.44 27.33 S8142'02'W 8 010725'22" 85.00 15.46 15.44 S4714'22'W 9 017734'36" 85.00 26.06 25.97 S3314'22'W 10 02437'26" 85.00 36.53 36.25 S1208'20'W 11 09000'00" 60.00 94.25 84.85 S4F49'37'W 12 09000'00" 35.00 54.98 49.50 S4F49'37'W 13 08000'00" 25.00 39.27 35.36 S45'02'37'W 14 09000'00" 25.00 39.27 35.36 S45'02'37'W 15 08000'00" 25.00 39.27 35.36 S4F49'37'W 16 09000'00" 85.00 133.32 120.21 S4F49'37'W 17 08000'00" 85.00 133.52 120.21 S4F49'37'W 18 08000'00" 85.00 133.52 120.21 S4F49'37'W 19 08000'00" 85.00 31.90 31.33 S1 S4F49'32'W 19 08000'00" 85.00 31.90 31.33 S1 S4F49'32'W 19 0800'00" 85.00 31.90 31.32 S4F49'32'W	NST 49 57 T (NR) G	25.00 50.00	50.00' 50.00' 50.00' 52.50' 50.00' MEADOW POINTE DRIVE 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00'	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 25.00' 00 00 125.00' 00	TRACT L TRACT L OPEN SPEC MO
7 01879'86" 85.00 27.44 27.33 S8142'02'W 8 010725'22" 85.00 15.46 15.44 S4714'22'W 9 017754'36" 85.00 26.06 25.97 S3514'22'W 10 02437'26" 85.00 26.06 25.97 S3514'22'W 11 08000'00" 80.00 94.25 84.85 S4F49'37'W 12 08000'00" 25.00 39.27 33.36 S4519'37'W 13 08000'00" 25.00 39.27 35.36 S4519'37'W 14 08000'00" 25.00 39.27 35.36 S4519'37'W 15 08000'00" 85.00 133.53 120.21 S4F49'37'W 16 08000'00" 25.00 39.27 35.36 S4519'37'W 17 02016'30" 85.00 133.53 120.21 S4F49'37'W 18 02114'00" 85.00 30.00 29.93 S81'35'11'W 18 02114'00" 85.00 31.50 3	NST 49 57 T (NR) G	25.00 50.00	50.00' 50	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 25.00' 00 00 125.00' 00	TRACT L TRACT L OPEN SPEC MO
7 01879'88" 85.00 27.44 27.33 S81142'02'W 8 010725'22" 85.00 15.46 15.44 S47114'22'W 9 01754'38" 85.00 26.06 25.97 S3514'22'W 10 02437'26" 85.00 36.53 38.25 S1708'20'W 11 00000'00" 80.00 94.25 84.85 S4F49'37'W 12 08000'00" 35.00 54.98 49.50 S4F49'37'W 13 08000'00" 25.00 39.27 35.36 S4510'23'E 14 08000'00" 25.00 39.27 35.36 N44'49'37'E 15 08000'00" 85.00 133.52 120.21 S4F49'37'W CURNE TABLE CURNE DELIA ANGLE RADUS LENGTH CHORD CHORD BEARING 16 018'06'06" 85.00 133.52 120.21 17 020'16'39" 85.00 30.08 29.93 S81'35'11'W 18 021'14'00" 85.00 31.50 31.32 S4749'32'W 19 028'42'06" 85.00 42.58 42.14 S15'55'48'W 20 00'14'107" 85.00 42.58 42.14 S15'55'48'W 20 00'14'107" 85.00 2.50 2.50 500'40'10'W 21 0800'00" 80.00 94.25 84.85 S44'40'37'W	NST 49 57 T (NR) G	25.00 50.00	50.00' 50.00' 50.00' 52.50' 50.00' MEADOW POINTE DRIVE 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00'	50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 25.00' 00 00 125.00' 00	TRACT L TRACT L OPEN SPEC MO
7 01879'58" 85.00 27.44 27.33 581'42'02'W 8 010725'22" 85.00 15.46 15.44 57714'22'W 9 01774'18" 85.00 26.06 25.97 53514'22'W 10 02437'26" 85.00 36.03 36.25 512'08'20'W 11 08000'00" 80.00 94.25 64.85 54F49'37'W 12 08000'00" 25.00 39.27 35.36 545'9'37'W 13 08000'00" 25.00 39.27 35.36 545'9'37'W 14 08000'00" 25.00 39.27 35.36 545'9'37'W 15 08000'00" 25.00 39.27 35.36 545'9'37'W 16 08000'00" 85.00 133.52 120.21 54F49'37'W 17 08000'00" 85.00 26.85 58746'34'W 18 08000'00" 85.00 26.85 58.74 580'46'34'W 19 08000'00" 85.00 30.08 29.93 581'35'11'W 18 021'14'00" 85.00 30.08 29.93 581'35'11'W 18 021'14'00" 85.00 31.50 31.52 54749'32'W 20 00'14'10" 85.00 26.85 50.04 26.94 52.14 5155'14'B'W 20 00'14'10" 85.00 2.50 500'40'10'W 21 080000'00" 80.00 94.25 64.214 5155'14'B'W 22 08000'00" 80.00 94.25 84.85 54F49'37'W 22 08000'00" 35.00 54.98 49.50 54F49'37'W	NST 49 57 T (NR) G	25.00 50.00	50.00' 50	50.00' 50	TRACT L TRACT L OPEN SPEC MO
7 01879'86" 85.00 27.44 27.33 S8142'02'W 8 010725'22" 85.00 15.46 15.44 S4714'22'W 9 017754'36" 85.00 26.06 25.97 S3514'22'W 10 02437'26" 85.00 36.03 36.25 S1708'20'W 11 08000'00" 60.00 94.25 84.85 S4F49'37'W 12 08000'00" 25.00 39.27 35.36 S454'9'37'W 13 08000'00" 25.00 39.27 35.36 S45'02'YE 14 08000'00" 25.00 39.27 35.36 S45'02'YE 15 08000'00" 85.00 133.52 120.21 S4F49'37'W CURRE TABLE CURRE TABLE CURRE DELTA ANGLE RADIUS LENGTH CHORD CHORD BEARNO 16 01806'06" 85.00 26.85 28.74 S804'6'34'W 17 020718'98" 85.00 30.06 29.93 S81'35'11'W 18 020718'08" 85.00 31.50 31.25 S4749'32'W 19 026'42'06" 85.00 31.50 31.32 S4749'32'W 20 00'41'07" 85.00 31.50 31.32 S4749'32'W 21 08000'00" 85.00 2.50 2.50 S004'01'0'W 21 08000'00" 85.00 2.50 2.50 S004'01'0'W 21 08000'00" 85.00 35.00 54.88 49.50 S4F49'37'W 22 08000'00" 35.00 54.88 49.50 S4F49'37'W 23 08000'00" 35.00 54.88 49.50 S4F49'37'W	NST 49 57 T (NR) G	25.00 50.00	50.00' 50.00' 50.00' 52.50' 50.00' MEADOW POINTE DRIVE 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00' 50.00'	50.00' 50	TRACT L TRACT L OPEN SPEC MO
7 01879'86" 85.00 27.44 27.33 S8142'02'W 8 010725'22" 85.00 15.46 15.44 S4714'22'W 9 017754'36" 85.00 26.06 25.97 S3514'22'W 10 02437'26" 85.00 36.05 36.25 S1208'20'W 11 08000'00" 80.00 94.25 84.85 S44'49'37'W 12 08000'00" 25.00 39.27 35.36 S45'19'37'W 13 08000'00" 25.00 39.27 35.36 S45'19'37'W 15 08000'00" 25.00 39.27 35.36 S45'19'37'W 15 08000'00" 85.00 133.52 120.21 S44'49'37'W 16 08000'00" 85.00 133.52 120.21 S44'49'37'W 17 02016'30" 85.00 30.00 25.83 S81'35'11'W 18 021'14'00" 85.00 31.59 31.35 S81'35'11'W 18 021'14'00" 85.00 31.59 31.35 S81'35'11'W 18 021'14'00" 85.00 31.59 31.35 S81'35'14'W 19 028'42'06" 85.00 30.00 25.83 S81'35'14'W 20 00'14'10" 85.00 31.59 31.35 S81'35'14'W 20 00'14'10" 85.00 31.59 31.35 S81'35'14'W 20 00'14'10" 85.00 35.00 S4.88 S44'49'37'W 21 08000'00" 85.00 \$4.58 S4.85 S44'49'37'W 22 08000'00" 35.00 \$4.59 S4.85 S44'49'37'W 23 08000'00" 35.00 54.98 45.50 S44'89'37'W 23 08000'00" 35.00 54.98 45.50 S44'89'37'W 24 08000'00" 35.00 54.98 45.50 S45'10'25'E	NST 49 57 T (NR) G	25.00 50.00	50.00' 50.00' 50.00' 52.50' 50.00' 50	50.00' 50	TRACT L TRACT L OPEN SPEC MO
7 01879'58" 85.00 27.44 27.33 58142'02'W 8 0107252" 85.00 15.46 15.44 57714'22'W 9 01754'38" 85.00 26.08 25.87 53.514'22'W 10 02437'26' 85.00 36.53 38.25 51708'20'W 11 08000'00" 85.00 94.25 84.85 544'49'37'W 12 08000'00" 35.00 54.98 49.50 544'49'37'W 13 08000'00" 35.00 39.27 33.38 N44'49'37'E 14 08000'00" 25.00 39.27 33.38 N44'49'37'E 15 08000'00" 85.00 133.52 120.21 544'49'37'W CURNE TABLE CURNE DELIA ANGLE RADIUS LENGTH CHORD CHORD BEARING 16 01806'06" 85.00 26.85 26.74 585'10'23'E 17 020'16'39" 85.00 30.08 29.93 581'35'11'W 18 021'14'00" 85.00 31.50 31.32 540'49'32'W 19 028'42'06" 85.00 31.50 31.50 54.89 155'14'W 20 00'14'10" 85.00 25.00 25.00 50'00'10'W 21 08000'00" 80.00 94.25 84.85 544'49'37'W 22 08000'00" 53.00 54.89 49.50 544'49'37'W 23 08000'00" 55.00 54.89 49.50 544'49'37'W 24 08000'00" 55.00 54.89 49.50 544'49'37'W 25 08000'00" 55.00 54.89 49.50 544'49'37'W 26 08000'00" 55.00 54.89 59.50 544'59'37'W 27 08000'00" 55.00 54.89 59.50 545'10'23'E 28 08000'00" 55.00 54.89 59.50 545'10'23'E 29 08000'00" 55.00 54.89 59.50 545'10'23'E 25 08000'00" 60.00 94.25 84.85 545'10'23'E	NST 49 57 T (NR) G	25.00 50.00	50.00' 50.00' 50.00' 52.50' 50.00' 50	50.00' 50	TRACT L TRACT L OPEN SPEC MO
7 01879'86" 85.00 27.44 27.33 S8142'02'W 8 010725'22" 85.00 15.46 15.44 S4714'22'W 9 017754'36" 85.00 26.06 25.97 S3514'22'W 10 02437'26" 85.00 36.05 36.25 S1208'20'W 11 08000'00" 80.00 94.25 84.85 S44'49'37'W 12 08000'00" 25.00 39.27 35.36 S45'19'37'W 13 08000'00" 25.00 39.27 35.36 S45'19'37'W 15 08000'00" 25.00 39.27 35.36 S45'19'37'W 15 08000'00" 85.00 133.52 120.21 S44'49'37'W 16 08000'00" 85.00 133.52 120.21 S44'49'37'W 17 02016'30" 85.00 30.00 25.83 S81'35'11'W 18 021'14'00" 85.00 31.59 31.35 S81'35'11'W 18 021'14'00" 85.00 31.59 31.35 S81'35'11'W 18 021'14'00" 85.00 31.59 31.35 S81'35'14'W 19 028'42'06" 85.00 30.00 25.83 S81'35'14'W 20 00'14'10" 85.00 31.59 31.35 S81'35'14'W 20 00'14'10" 85.00 31.59 31.35 S81'35'14'W 20 00'14'10" 85.00 35.00 S4.88 S44'49'37'W 21 08000'00" 85.00 \$4.58 S4.85 S44'49'37'W 22 08000'00" 35.00 \$4.59 S4.85 S44'49'37'W 23 08000'00" 35.00 54.98 45.50 S44'89'37'W 23 08000'00" 35.00 54.98 45.50 S44'89'37'W 24 08000'00" 35.00 54.98 45.50 S45'10'25'E	NST 49 57 T (NR) G	25.00 50.00	50.00' 50	50.00' 50	TRACT L TRACT L OPEN SPEC MO

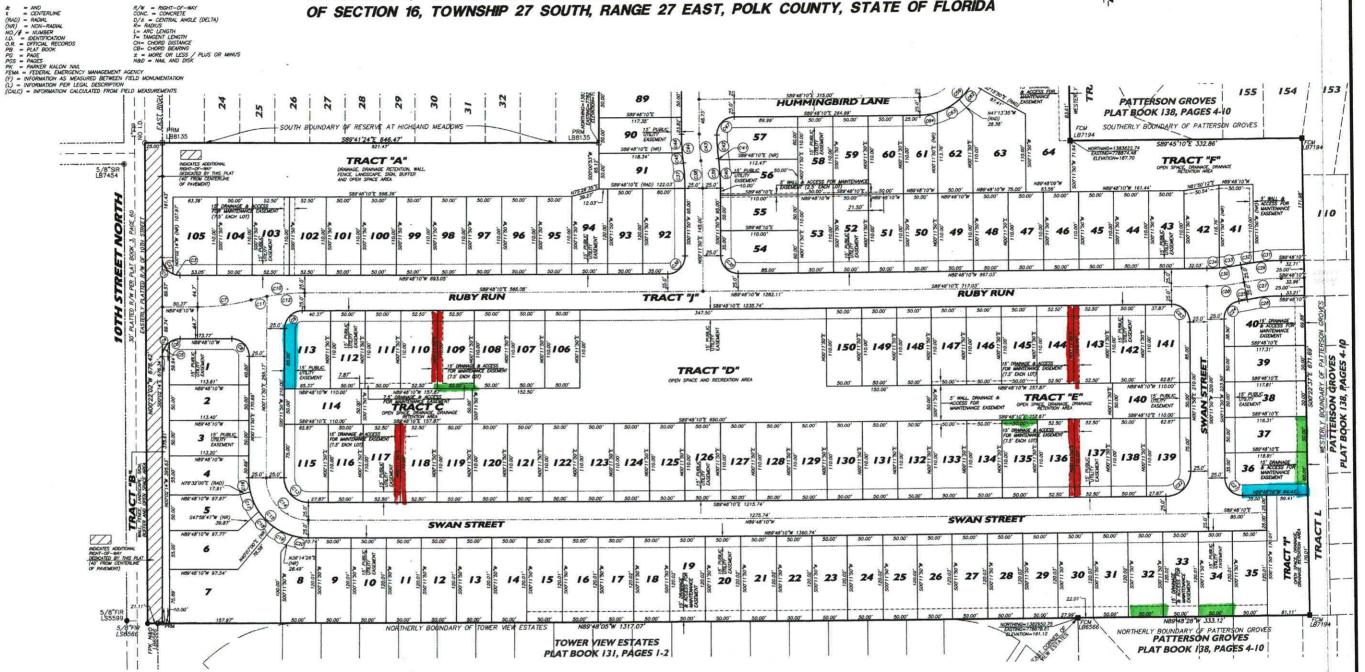
HIGHLAND MEADOWS PHASE 7

A REPLAT OF TRACTS 13, 14, 17, 18 AND 21, OF FLORIDA DEVELOPMENT CO. TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60 THRU 63 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, THE PLATTED UN-OPENED RIGHTS-OF-WAY LYING SOUTH OF TRACTS 13 AND 14 AND NORTH OF TRACTS 17, 18 AND 21, AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, STATE OF FLORIDA



PLATBOOK 178 PAGE 36

SHEET 3 OF 4



NOTICE:

NOTES AND LEGEND

FOU - FOUND CONCRETE MONUMENT AS NOTED

 FIR - FOUND IRON ROD AS NOTED O FIP - FOUND IRON PIPE AS NOTED

(12) = CURVE - SEE CURVE DATA

A RRS - FOUND RAILROAD SPIKE AS NOTED

 ⊕ PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK PCP LB-B135 - UNLESS OTHERWISE NOTED PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-8135"

THIS PLAT, AS RECORDED IN ITS ORAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVINED LAW DE RESERVED LERENA AND WILL IN NO DESCRIPTION OF THE PLAT THE PROPERTY BY ANY OTHER CRAPHIC OR DIGITAL FORM OF THE PLAT THE DEPOSIT BY ANY OTHER CRAPHIC OR THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

	CONTE INDIE										
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
C1	089"48"10"	25.00'	39.18"	35.29'	S44'54'05'E	C14	090'00'00"	60.00"	94.25"	84.85	S44'48'10'E
C2	066"27"32"	25.00"	29.00'	27.40'	S33*13'46'E	C15	090'00'00"	85.00	133.52	120.21	544'48'10"E
cz	023'20'38"	25.00	10.19"	10.12"	578'07'51'E	C16	013'39'50"	85.00	20.27	20.22'	S06'38'05'E
C4	090'11'50"	25.00"	39.36	35.42	\$45°05'55"₩	C17	020'19'43"	85.00	30.16	30.00	523'37'51'E
C5	053'05'35"	25.00	23.17	22.35	526'32'47'W	C18	020'19'43"	85.00	30.16	30.00	S43'57'34 E
C6	037'06'16"	25.00"	16.19"	15.91"	571'38'42'W	C19	020 19'43"	85.00	30.16	30.00	564'17'17'E
C7	014'42'22"	300.00*	77.00	76.79"	N82'50'39'E	C20	015'21'02"	85.00'	22.77	22.70"	S82'07'39'E
C8	090'00'00"	25.00"	39.27	35.36'	N44'48'10'W	C21	090'00'00"	25.00	39.27	35.36	S44'48'10"E
C9	090'00'00"	25.00"	39.27	35.36	S45"11'50"W	C22	090'00'00"	35.00	54.98	49.50'	N45'11'50'E
C10	014'42'22"	300.00*	77.00'	76.79	S82'50'39'W	C23	090'00'00"	25.00"	39.27	35.36"	N44"48"10"W
C11	004'24'32"	300.00"	23.08'	23.08"	577'41"44"W	C24	081'59'03"	25.00	35.77'	32.80	540'59'31 W
C12	010*17'50*	300.00*	53.92"	53,84"	S85'02'55'W	C25	002'11'42"	325.00	12.45	12.45	N80°53'12"€
C13	090'00'00"	35.00"	54.98	49.50	S44'46'10'E	C26	010'24'30"	275.00	49.96	49.89	584'59'35'W

C27	010'24'30"	300.00	54.50"	54.42"	S84'59'35'W
C28	010'24'30"	300.00	54.50	54.42'	N84'59'35'E
C29	010'24'30"	325.00	59.04	58.96	S84'59'35 W
C30	010'24'30"	275.00	49.96	49.89	NB4"59"35"E
CJ1	00708'46"	325.00	40.53	40.51	S86'37'27'W
C32	003'15'44"	325.00	18,50"	18.50'	S81'25'12'W
CJJ	006'39'44"	275.00"	31.98	31.96'	N83'07'13"E
C34	003'44'46"	275.00'	17.98	17.98"	N88"19"27"E
C35	090'00'00*	25.00"	39.27	35.36'	S44"48"10"E
C36	090'00'00"	25.00"	39.27	J5.36'	N45'11'50'E
C37	007'24'07"	275.00	35.53	35.50	NO3'30'13'W
C38	007'24'07"	300.00	38.76*	38.73	NO3'30'13'W
C39	00724'07"	325.00	41.99"	41.96	NO3'30'13'W

CURVE & DELTA RADIUS LENGTH CHORD CHORD BEARING

C43 00712'17" 300.00' 37.72' 37.70' S03'36'08'E C44 00712'17" 325.00' 40.87' 40.84' \$03'36'08'E C45 002'35'02" 325.00' 14.65' 14.65' 505'54'46'E C46 004'37'15" 325.00' 26.21' 26.20' S02'18'38"E C47 090°31′36° 25.00′ 39.50′ 35.52′ \$44′56′02°W C59 090'00'00" 85.00' 133.52' 120.21' N45'11'50'E C62 019'02'15" 85.00' 28.24' 28.11' N39'15'17'E C63 024"19"09" 85.00' 36.08' 35.81' N60"55"59"E C64 01706'17" 85.00' 25.38' 25.28' M81'38'42'E

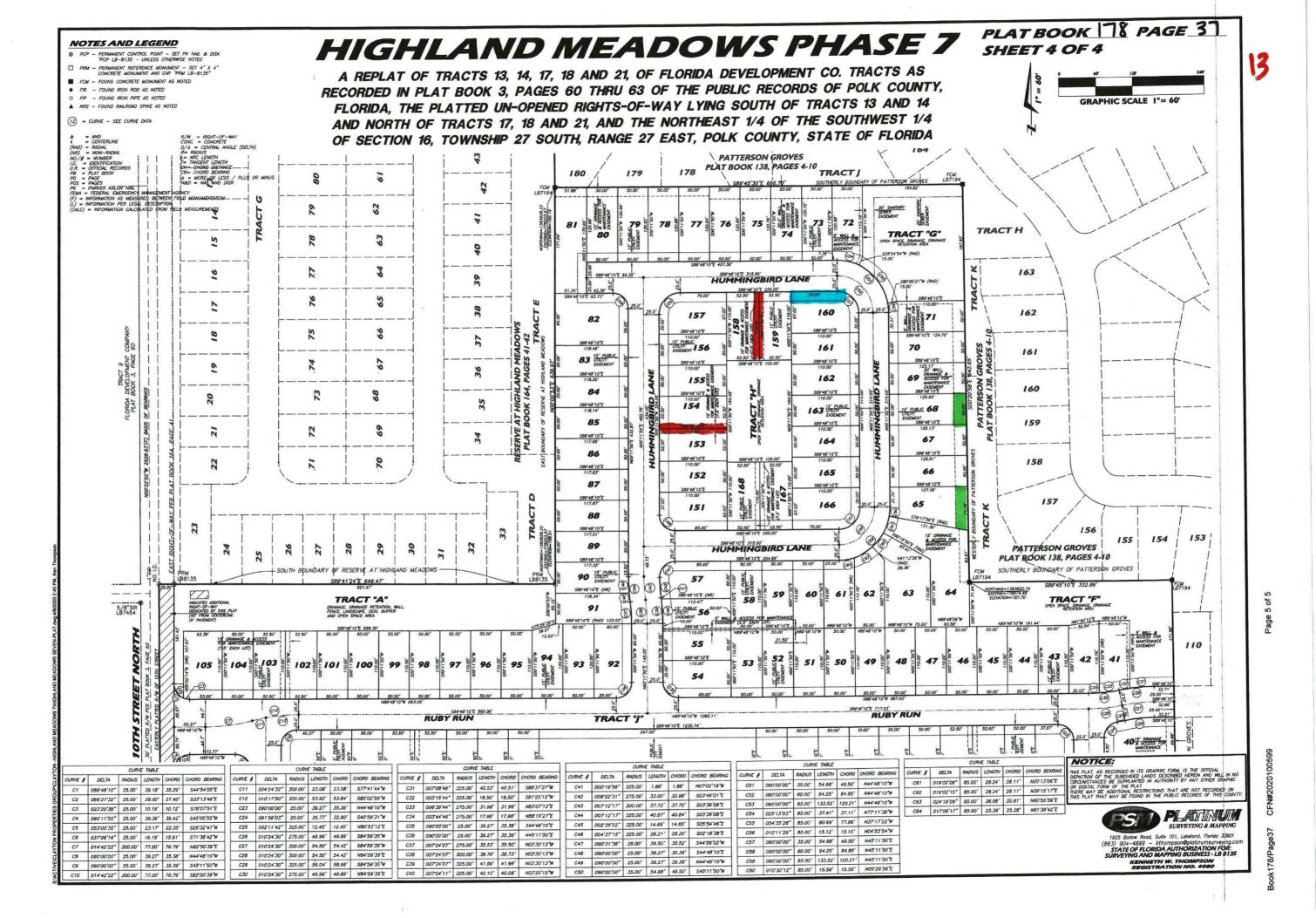
CURVE TABLE DELTA RADIUS LENGTH CHORD CHORD BEARING

C40 00704'11" 325.00' 40.10' 40.08' N03'20'15'W C41 000°19°56° 325.00° 1.88° 1.88° NOT'02'19°W C42 006°52'31° 275.00' 33.00' 32.98' 503'46'01'E

CURVE #



1925 Bartow Road, Suite 101, Lakeland, Florida 33801 STATE OF FLORIDA AUTHORIZATION FOR: KENNETH W. THOMPSON REGISTRATION NO. 4080



PLAT BOOK UY PAGE 42 SHEET 2 OF 2

A REPLAT OF TRACTS 1, 2, 15 AND 16 IN THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, ALL OF FLORIDA DEVELOPMENT COMPANY TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60-63

RESERVE AT HIGHLAND MEADOWS





A RRS - FOUND RAILROAD SPIKE AS NOTED (12) = CURVE - SEE CURVE DATA

. FIR - FOUND IRON ROD AS NOTED

NOTES AND LEGEND

PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK "PCP LB-8135 - UNLESS OTHERWISE NOTED"

PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-8135" FCH - FOLIND CONCRETE MONUMENT AS NOTED

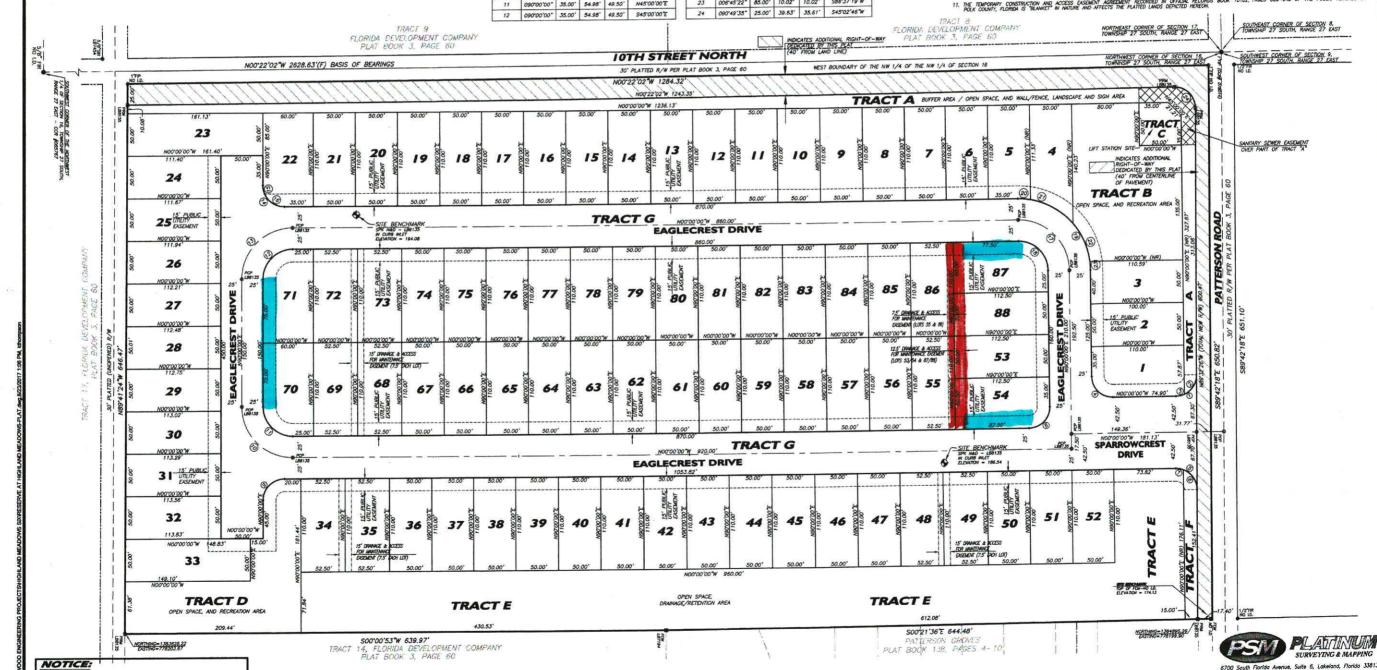
OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

CURVE TABLE					CURVE TABLE						
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING	CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	089'32'26"	25.00	39.07*	35.21"	N44"46"13"W	13	090'00'00"	60.00"	94.25	84.85	545'00'00'E
2	065'43'24"	25.00	28.68*	27.13	N56'40'44"W	14	090'00'00"	25.00°	39.27	35.36*	N45'00'00'E
3	023'49'02"	25.00	10.39	10.32	N11'54'31'W	15	023'34'41"	25.00	10.29*	10.22	N78"12"39"E
4	090'00'00"	25.00"	39.27"	35.36	N45'00'00'E	16	066'25'19"	25.00"	28.98"	27.39"	N33-12'39 E
5	090'27'34"	25.00'	39.47*	35.50	545'13'47'W	17	090'00'00"	60.00	94.25	84.85	\$45'00'00'W
6	069"53"26"	25.00	30.50	28.64"	555'30'50'W	18	090.00,00.	35.00	54.98	49.50	545'00'00'W
7	020"34"07"	25.00	8.97"	8.93"	51017'04'W	19	090,00,00	85.00	133.52"	120.21	545'00'00'W
8	090,00,00	25.00	39.27	35.36	N45'00'00'W	20	010'09'51"	85.00	15.08"	15.06*	505'04'56'W
9	090'00'00"	25.00	39.27	35.36	S45'00'00'€	21	039'42'59"	85.00"	58.92"	57.75	\$30'01'21 W
10	090'00'00"	60.00	94.25	84.85	N45'00'00'E	22	033"21"46"	85.00	49.49	48.80"	S66'33'45 W
11	090'00'00"	35.00	54.98	49.50	N45'00'00'E	23	005'45'22"	85.00"	10.02	10.02"	S85'37'19"W
12	090,00,00,	35.00	54.98	49.50	\$45'00'00'E	24	090'49'35"	25.00	39.63	35.61	S45'02'46'W

SURVEYOR'S NOTES:

- BEARMOS BASED ON THE WEST BOUNDARY OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 27 SOUTH, RANGE 27 EAST HAVING A GRID BEARMOS OF NORTH 0072702" WEST BETWEEN FIELD.
- UNLESS OTHERWISE NOTED A 5/8" IRON ROO AND CAP "LB-8135" MONUMENTATION SET AT ALL LOT CORNERS, DIRECTION OF LIME WITHIN THE SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR PCP.
- 3. THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERMISION IN COMPLIANCE WITH CHAPTER 177, FLORIDA ST.
- 4. P.C.P.'S SET IN AN IMPERIOUS SURFACE ARE A PK-NAIL AND DISC "LB-8135" UNLESS OTHERWISE MOTED.

- ELEVATIONS DEPICTED HEREON ARE BASED ON POLK COUNTY BENCHMARK 77171301, BEING A RALL CHADRANT OF THE INTERSECTION OF PATTERSON ROAD AND ORCHID DRIVE. PUBLISHED ELEVATION = 200.42
- THE TEMPORARY CONSTRUCTION AND ACCESS EASIMENT AGREEMENT RECORDED IN OFFICIAL RECORD POLK COUNTY, FLORIDA IS "BLANKET" IN MATURE AND AFFECTS THE PLATTED LANDS DEPICTED HEREON



THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND BLL IN WO.

CHARLESTANCE BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OF THE SUBDIVIDED IN AUTHORITY BY ANY OTHER GRAPHIC OF THE SUBDIVIDED IN THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

STATE OF FLORIDA AUTHORIZATION FOR: IRVEYING AND MAPPING BUSINESS - LB 8135 REGISTRATION NO. 4080

GROVE AT HIGHLAND MEADOWS

A REPLAT OF TRACTS 31, 32 IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, OF FLORIDA DEVELOPMENT COMPANY TRACTS AS RECORDED IN PLAT BOOK 3, PAGES 60-63 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

FLORIDA DEVELOPMENT COMPANY

PLAT BOOK 3, PAGE 60

16

TRACT E

39

31

15

TRACT 18

18

17

SANDESTIN DRIVE

38

40

37

33

SANDESTIN DRIVE TRACT E

35

N90"00"00"E 110.00

36

34

DRIVE

Z

21

22

24

25

26

28

29

TRACT A



PLAT BOOK VY PAGE 40

SHEET 2 OF 2

TRACT 17

13

60.00*

M90'00'00'E (MR) 113.76'

SITE BENCHMARK — SPK M&D - LB8135 IN CURB PILET ELEVATION = 175.23 M90'00'00'E 461.92'

SANDESTIN

12

50.00*

10

TRACT

LIFT STATION SITE

the source of	SOUTHWEST	T CORNER OF THE T 1/4 OF SECTION 27 SOUTH, RANGE 2 0 1.D. — CCR #0780	16, 27 EAST 012
1	1/2 FIR NO 1.0.	17.50'	
	25.00	54.00°	5

SURVEYOR'S NOTES: BEARINGS BASED ON THE WEST BOUNDARY OF THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST HAVING A GRID BEARING OF NORTH 00°14"30" WEST BETWEEN FIELD.

NOTES AND LEGEND

O FIP - FOUND IRON PIPE AS NOTED

A RRS - FOUND RAILROAD SPIKE AS NOTED (12) - CURVE - SEE CURVE DATA

PCP - PERMANENT CONTROL POINT - SET PK NAIL & DISK "PCP LB-8135 - UNLESS OTHERWISE NOTED

□ PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4" CONCRETE MONUMENT AND CAP "PRM LB-8135" FCM - FOUND CONCRETE MONUMENT AS NOTED

& = AND

E = CENTERLINE CONC. = COMCRETE

(RAD) = RADUAL D/A = CENTRAL AN

(NR) = NON-RADUAL R- RADUS

NO./ f = NUMBER L- RADUS

DENTIFICATION T = TANGENT LENGTH

DR. = OFFICAL RECORDS CH = CONCRETA

PB = PLAT BOOK

PB = NUMBER NO. NML

PR = PARKER NO. NML

PK = PARKER NO. NML

PK

4 P.C.P.'S SET IN AN IMPERIOUS SURFACE ARE A PK-NAIL AND DISC "LB-8135" - UNLESS OTHERWISE NOTEL LANDS IN THE VICINITY OF THE DRAINAGE/RETENTION AREAS AND SWILES MAY BE SUBJECT TO WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE RUNOFF.

PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTENANCE OF VEGETATION (MOWING) IN THE DRAWAGE SHALES LYING WITHIN THEIR RESPECTIVE LOT AND THE DESIGN IS TO BE LEFT UNCHAN

 ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091 (28). THE PLATTED LANDS ARE LOCATED WITHIN ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLIC COUNTY, COMMUNITY PANEL NUMBER 12105C0240 G, EFFECTIVE DATE OF 12/22/2016.

		CUR	E TABLE		
CURVE #	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	089"17"56"	25.00	38.96"	35.14	544'53'28'E
2	090"14"30"	25.00	39.38	35.43*	544'52'45 W
3	070'51'53"	25.00"	30.92"	28.99"	S35"11"26"W
4	019'22'38"	25.00°	8.45	8.41"	S80°18'41 W
5	089"45"30"	25.00"	39.16	35.28*	\$45'07'15"E
6	071'24'11"	25.00"	31.16"	29.18	\$35°56'35"E
7	018'21'19"	25.00"	8.01"	7.97'	580'49'20"E
8	090'00'00"	25.00"	39.27"	35.36"	N45'00'00'W
9	090'00'00"	25.00"	39.27	35.36	545'00'00'W
10	090'00'00"	35.00	54.98	49.50	545'00'00'E
11	090'00'00"	60.00*	94.25	84.85	\$45'00'00'E
12	090'00'00"	85.00	133.52	120.21'	\$45'00'00'E
13	017'06'17"	85.00"	25.38'	25.28"	508°33'08"E
14	031'21'23"	85.00"	46.52"	45.94"	\$32'46'58'E
15	03714'38"	85.00"	55.25'	54.28	567'04'59"E
16	004'17'42"	85.00"	6.37"	6.37	S8751'09'E
17	090'00'00"	35.00	54.98'	49.50	N45'00'00'E
18	090'00'00"	60.00"	94.25	84.85	N45'00'00'E
19	090'00'00"	85.00"	133.52	120.21	N45'00'00'E
20	01759'29"	85.00	26.69	26.58'	N81'00'15"E
21	018'34'15"	85.00	27.55'	27.43	N62'43'23'€
22	019'15'15"	85.00"	28.56	28.43	N43'48'38"E
23	019'59'35"	85.00"	29.66	29.51	N2411'13'E
24	01411'25"	85.00"	21.05	21.00	NOT05'43'E
25	090'00'00"	35.00	54.98	49.50	N45"00"00"W
26	090'00'00"	60.00*	94.25	84.85	N45"00"00"W
27	090'00'00"	25.00	39.27	35.36	545'00'00'W
28	066"25"19"	25.00"	28.98'	27.39	S33"12'39"W
29	023'34'41"	25.00	10.29'	10.22	578°12'39'W
30	004'44'34"	85.00	7.04	7.03	N74'22'48'E
31	005'56'25"	85.00	8.81*	8.81'	N69'02'18'E

TRACT A S89'42'18"E 651.10" **PATTERSON ROAD**

G1*FIP NO I.D.

NORTHWEST CORNER OF SECTION 16,
TOWNHSIP 27 SOUTH, RANGE 27 EAST

30' PLATTED R/W PER PLAT BOOK 3, PAGE 60

PSM PLATINUM 8700 South Florida Avenue, Suite 6, Lokeland, Florida 33813 (863) 904-4699 - Fax: (863) 680-1434 STATE OF FLORIDA AUTHORIZATION FOR: SURVEYING AND MAPPING BUSINESS-LB 8135 KENNETH W. THOMPSON REGISTRATION NO. 4080

NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVINGO UNION CHARGE REPRESENTED IN AUTHORITY BY ANY OTHER GRAPHIC OR OUTSILE FORM OF THE PLAT WITCH IN AUTHORITY BY ANY OTHER GRAPHIC OR THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

14

PLAT BOOK ______ PAGE

A REPLAT OF TRACTS 1 THROUGH 3 (INCLUSIVE), TRACTS 13 THROUGH 16 (INCLUSIVE), AND PORTIONS OF TRACTS 4 THROUGH 6 (INCLUSIVE) IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Curve Table

NOTES AND LEGEND

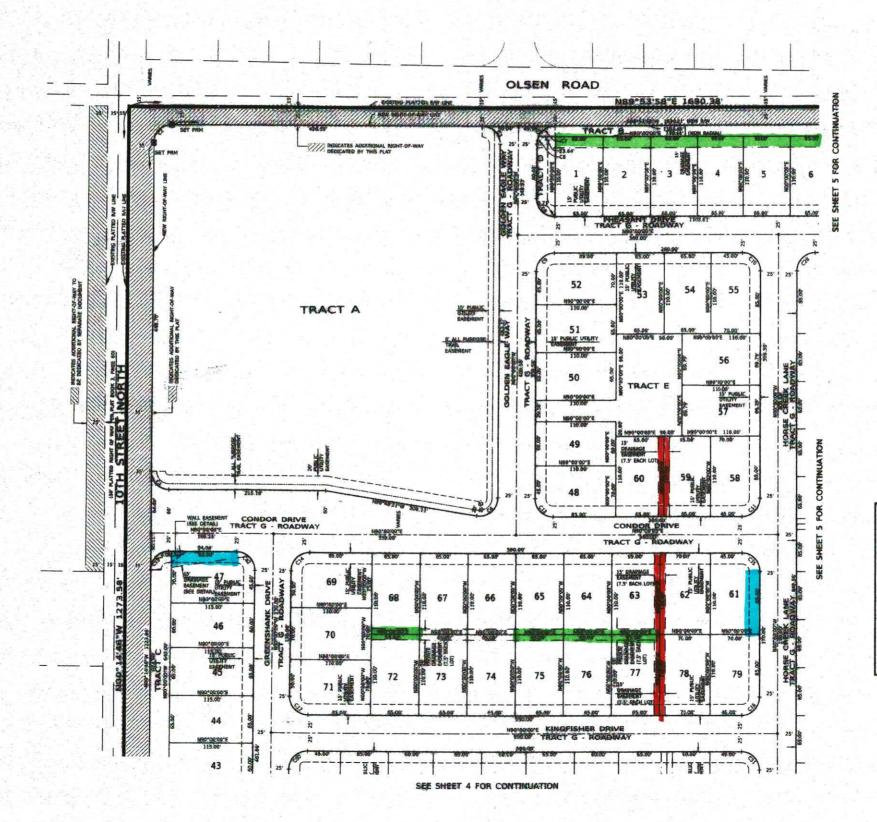
SURVEYOR'S NOTES:

TRACT USAGE TABLE

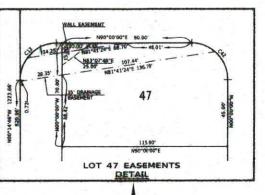
- TRACT A IS A COMMON-AREA, DRAMAGE, DR
- TRACT D IS A COMMON AREA, WALLIFENCE/LAND SPACE AREA. TRACT E IS A COMMON AREA, IT
 OPEN SPACE AREA.
- . TRACT G ARE BOARWAYS

FLOOD HAZARD WARNING

NOTICE:







NORTH POINT LAND SURVEYING, INC. 2310 WINTERLAKE BOAD F.O. BOX 804 , LARELAND, FLORIDA 31902

(868) 648-2363 FAX 863) 648-5263 STATE OF FLORIDA AUTHORS

A REPLAT OF TRACTS 1 THROUGH 3 (INCLUSIVE), TRACTS 13 THROUGH 16 (INCLUSIVE), AND PORTIONS OF TRACTS 4 THROUGH 6 (INCLUSIVE) IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Scale: 1" = 60

NOTES AND LEGEND

PCP - PERMANENT CONTROL POINT - SET NAIL AND DISK "PCP LB-6892" - UNLESS OTHERWISE NOTED

- RADIUS

- CHORD LENGTH

SURVEYOR'S NOTES:

- UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-6892"
 MONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR PCP.

- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL TRACTS UNTIL SUCH TIME THE TRACT IS CONVEYED TO A COMMUNITY DEVELOPMENT DISTRICT WITH JURISDICTION OVER THE LAWS DESCRIBED IN THIS PLAT AND ESTABLISHED PURSUANT TO CHAPTER 199. TURRIDA STATUTES, IF SO ESTABLISHED, OR A HOMEOWNERS ASSOCIATION. THE DESIGN IS TO BE LEFT UNCHANGED.
- * ELEVATIONS DEPICTED HEREON ARE BASED ON THE POLK COUNTY BENCHMARK NUMBER 77093301, BEING A RALROAD SPIKE IN UTILITY FOLE IN THE SOUTHEAST CORNER OF THE INTERSECTION OF COUNTY ROAD 547 AND 10TH STREET HORTH.

PUBLISHED ELEVATION =166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

- THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISERS CONTROL POINTS "PA 40" AND "PA 41".

TRACT USAGE TABLE

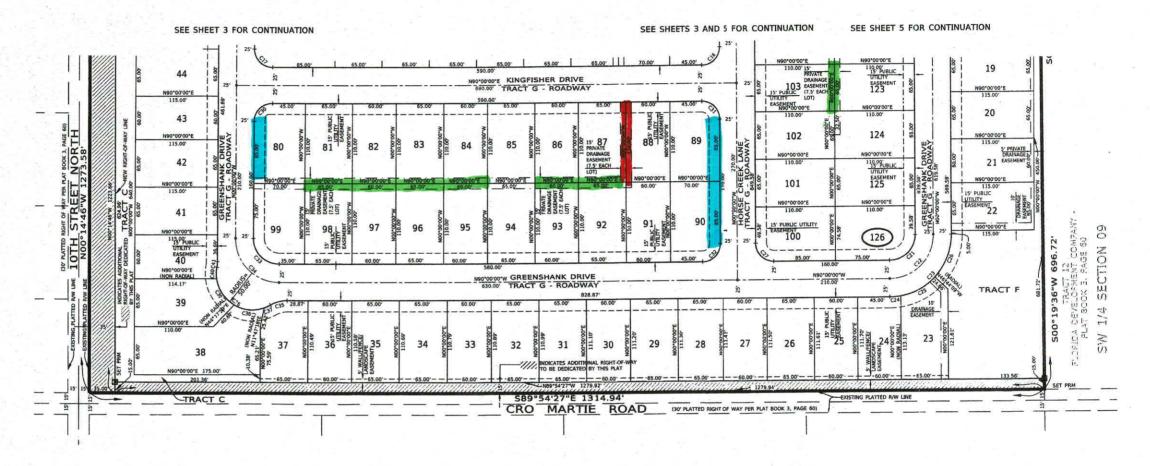
- TRACT A IS A COMMON AREA, DRAINAGE, DRAINAGE/RETENTION, OPEN SPACE, RECREATION (AND ASSOCIATED AMENITIES: INCLUDING SIDEWALKS/JOGGING PATHS AND PARKING AREAS), AND WALLFRYCE/ANDSCAPE/SIGH AREA.
- TRACT D IS A COMMON AREA, WALL/FENCE/LANDSCAPE/SIGN AND OPEN SPACE AREA
- TRACT E IS A COMMON AREA, DRAINAGE, DRAINAGE/RETENTION AND OPEN SPACE AREA.
- . TRACT G ARE ROADWAYS.

FLOOD HAZARD WARNING:

THIS PROPERTY MAY BE SUBJECT TO FLOCKING, YOU SHOULD CONTACT POLK COUNTY AND DOTATION THE REST INFORMATION ON PLACED ELEVATIONS AND RESTRICTIONS BEFORE MACKING PLANS FOR THIS PROPERTY. EVEN HEETING POLK COUNTY STANDARDS DOES HOT BENSIED THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DRIVEWAYS, YARDS, SANTRAY SEWAGE SYSTEMS, AND WATER WELL SYSTEMS WILL NOT BE FLOODED IN CERTAIN RAIN EVENTS.

NOTICE:

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



Curve Table								
Curve #	Length	Radius	Delta	Chord Length	Chord Bearing			
CI	39.16	25.00	89* 45' 14"	35.28'	N45" 07' 23"W			
C2	39.33	25.00	90* 06* 43*	35.40*	N44" 49" 36"E			
C3	39.31	25.00	90* 05* 59*	35.39'	N45" 03" 00"W			
C4	43.29'	25.00°	99° 13' 29°	38.06	N49" 36" 45"E			
C5	39.23	25.00°	89" 54" 01"	35.32'	N44" 57" 00"E			
C6	10.25	25.00	23° 29' 40"	10.18	N11" 44" 50"E			
C7	28.97	25.00	66° 24' 21°	27.38	N56" 41" 51"E			
C8	39.27	25.00'	ao. oo. oo.	35.36'	N45" 00" 00"W			
C9	39.27	25.00°	80° 00' 00°	35.36'	N45" 00" 00"E			
C10	39.27*	25.00°	80° 00' 00°	35.36	N45° 00' 00"W			
C11	39.27'	25.00	90° 00' 00"	35.36'	N45° 00' 00°E			
C12	39.27	25.00*	80° 00' 00°	35.36'	N45° 00' 00"W			
C13	39.38	25.00	90" 14" 46"	35.43'	N44" 52" 37"E			
C14	39.27	25.00	80° 00° 00°	35.36'	N45" 00" 00"E			
C15	39.271	25.00'	80° 00° 00°	35.36'	N45" 00" 00"W			
C16	39.27	25.00	90° 00' 00°	35.36	N45° 00' 00'E			
C17	39.27	25.00	90, 00, 00,	35.36'	N45* 00' 00"W			
C18	39.27	25.00	90" 00' 00"	35.36'	N45° 00' 00'E			
C19	39.27	25.00	90° 00' 00°	35.36'	N45° 00' 00"W			
C20	39.27'	25.00"	89" 59" 59"	35.36'	N45° 00' 00°E			
C21	54.96"	35.00°	90, 00, 00,	49.50	N45" 00' 00"E			

Curve #	Length	Radius	Delta	Chord Langth	Chord Bearing
C22	94.25	60.00	80, 00, 00,	84.85	N45" 00" 00"E
C23 13352' 85.00'			90, 00, 00,	120.21	N45" 00" 00"E
C24	15.08"	85.00	10* 09' 51"	15.06	N84" 55' 04"E
C25	54.25	85.00	36" 34" 17"	53.34"	Me1. 33. 00.E
C26	64.18*	85.00*	43" 15' 51"	62.67'	N21" 37' 56"E
C27	39.27	25.00°	30° 00° 00°	35.36	N45° 00' 00"W
C28	39.27*	25.00°	90° 00' 00"	35.36*	N45" 00" 00"E
C29	39.27'	25.00°	80° 00' 00"	35.36*	N45° 00' 00"W
C30	39.27	25.00°	80. 00. 00.	35.36'	N45" 00' 00"E
G1	39.27'	25.00°	80° 00' 00°	35.36*	545° 00' 00"E
C32	39.27	25.00°	80° 00' 00°	35.36"	545" 00" 00"W
C33	54.98*	35.00	80, 00, 00,	49.50"	N45" 00' 00"W
C34	94.25	60.00	80° 00° 00°	84.85"	N45" 00" 00"W
C35	23.56*	45.00°	29° 59' 53°	23.29"	575* 00* 04*W
C36	11320'	50.00°	129* 42* 50*	90.52*	N55" 08' 28"W
C37	9,30*	50.00°	10" 39' 41"	9.29'	565* 19' 58"W
C38	43.32"	50.00*	49" 38" 41"	41.98	N84* 30* 51*W
C39	44.79	50.00°	51, 10, 36,	43.31	N34° 01' 43°W
C40	15.78	50.00*	18" 04" 52"	15.71*	N00* 40* 31*E
C41	7.63	45.00	09" 42" 57"	7.62*	NO4" 51" 28"E
C42	39.27	25.00	90" 00' 00"	35.36'	N45° 00' 00"W



PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

HIGHLAND MEADOWS PHASE 2A SHEET 5 OF 5

A REPLAT OF TRACTS 1 THROUGH 3 (INCLUSIVE), TRACTS 13 THROUGH 16 (INCLUSIVE), AND PORTIONS OF TRACTS 4 THROUGH 6 (INCLUSIVE) IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3. PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

NOTES AND LEGEND

● PCP - PERMANENT CONTROL POINT - SET NAIL AND DISK "PCP LB-6892" - UNLESS OTHERWISE NOTED

CHORD LENGTH

SURVEYOR'S NOTES:

- UNLESS OTHERWISE NOTED A 5/8* IRON ROD AND CAP "L8-6892* MONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDINISION WHICH DO NOT REQUIRE A PRIM OR PCP.

- * THE DEVELOPER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL TRACT IS CONVEYED TO A COMMUNITY OF A COMMUNITY ASSOCIATION. THE DESIGN IS TO BE A COMMUNITY OF A COMMUNITY

- THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA TE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 13, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK COUNTY PROPERTY PRAISER'S CONTROL POINTS "PA 40" AND "PA 41".

TRACT USAGE TABLE

- TRACT A IS A COMMON AREA, DRAINAGE, DRAINAGE/RETENTION, OPEN SPACE, RECREATION (AND ASSOCIATE) AMENITIES: INCLUDING SIDEWALKS/JOGGING PATHS AND PARKING AREAS), AND WALLIFENCE/LANDSCAPESIGN AREA.
- TRACT D IS A COMMON AREA, WALL/FENCE/LANDSCAPE/SIGN AND OPEN SPACE AREA. TRACT E IS A COMMON AREA, DRAINAGE, DRAINAGE/RETENTION AND OPEN SPACE AREA.
- . TRACT G ARE ROADWAYS.

FLOOD HAZARD WARNING:

THIS PROPERTY MAY BE SUBJECT TO FLOODING, YOU SHOULD CONTACT POUR COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS AND RESTRICTIONS BEFORE MAXING FAILS FOR THIS PROPERTY, EVEN MEETING POUR COUNTY STANDARDS DOES NOT ENSURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DRIVEWAYS, YARDS, SANITARY SEWAGE SYSTEMS, AND WATER WELL SYSTEMS WILL NOT BE FLOODED IN CERTAIN PAIN FEMILS.

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVISED 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.



Curve #	Length	Radius	Delta	Chard Length	Chord Bearing
CI	39.16	25.00*	89" 45' 14"	35.28*	N45" 07" 23"W
C2	39.33*	25.00"	90" 08' 43"	35.40*	N44" 49' 36"E
C3	39.31	25.00*	90" 05" 59"	35.39*	N45" 03' 00"W
C4	43.29	25.00°	99" 13' 29"	38.08"	N49" 36' 45"E
C5	39.23	25.00*	89" 54" 01"	35.32'	N44" 57' 00"E
C6	10.25	25 00"	23" 29' 40"	10.18	N11" 44" 50"E
C7	28.97	25.00"	66" 24" 21"	27.38"	N56" 41" 51"E
CB	39.27	25.00*	80. 00. 00.	35.36'	N45" 00' 00"W
C9	39.27	25.00"	80. 00. 00.	35.36'	N45" 00" 00"E
C10	39.27	25.00"	80° 00' 00°	35.36'	N45* 00' 00"W
CII	39.27	25.00"	90, 00, 00,	35.35	N45" 00' 00"E
C12	39.27	25.00"	90, 00, 00,	35.36"	N45" 00' 00"W
C13	39.38	25.00*	90" 14' 45"	35.43*	N44° 52' 37°E
C14	39.27	25.00	90, 00, 00,	35.36	N45° 00' 00"E
C15	39.27'	25.00°	90, 00, 00,	35.36'	N45° 00' 00"W
C16	39.27	25.00"	90° 00' 00"	35.36	N45" 00" 00"E
C17	39.27	25.00°	90, 00, 00,	35.36	N45" 00" 00"W
C18	39.27	25.00	90° 00' 00"	35.36'	N45° 00' 00"E
C19	39.27	25.00*	90, 00, 00,	35.36'	N45° 00' 00"W
C20	39.27'	25.00°	89* 59* 59*	35.36	N45" 00" 00"E
C21	54.98	35.00	90, 00, 00,	49.50	N45" 00" 00"E
C22	94.25	60.00°	90, 00, 00.	84.85	N45" 00" 00"E
C23	133.52	85.00	90, 00, 00,	120.21	N45" 00" 00"E
C24	15.08	85.00°	10" 09" 51"	15.06'	N84" 55' 04"E
C25	54.25'	85.00	36" 34" 17"	53.34	N61" 33" 00"E
C26	54.18	85.00	43" 15" 51"	62.67	N21" 37' 56"E
C27	39.27	25.00°	90° 00° 00°	35,36"	N45" 00' 00"W
C28	39.27'	25.00°	90, 00, 00,	35.36'	N45" 00" 00"E
C29	39.27	25.00	90, 00, 00,	35,36'	N45" 00" 00"W
C30	39.27	25.00°	80. 00. 00.	35.36'	N45" 00' 00"E
C31	39.27	25.00	80° 00' 00°	35.36'	545° 00' 00"E
C32	39.27	25.00	30° 00' 00°	35.36'	545° 00' 00"W
C33	54.98'	35.00°	80. 00. 00.	49.50*	N45° 00' 00"W
C34	94.25	60.00°	00° 00' 00°	84.85	N45" 00" 00"W
C35	23.56	45.00°	29* 59' 53"	23.29	575" OC 04"W
C36	113.20	50.00°	129" 42" 50"	90.52	N55" 08" 28"W
C37	9.30'	50.00	10" 39" 41"	9.29*	565" 19" 58"W
C38	43,32"	50.00	49* 38' 41'	41.98*	N84" 30" 51"W
C39	44.79	50.00	51" 19' 36"	43.31'	N34" 01' 43"W
C40	15.78	50.00	18* 04' 52*	15.71'	N00" 40" 31"E
C41	7.63	45.00	09" 42" 57"	7.62*	N04" 51' 28"E
C42	39.27	25.00	80° 00' 00°	35.36'	N45° 00' 00"W



NORTH POINT

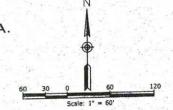
LAND SURVEYING, INC. 2910 WINTERLAKE ROAD P.O. BOX 804, LAKELAND, FLORIDA 33802 2.0. BOX 804 ; LAXELAND, FLORIDA 33802 (863) 648-2363 FAX 863) 648-5263 STATE OF FLORIDA AUTHORIZATION FOR SURVEYING AND MAPPING BUSINESS - LB #6892

PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

PLAT BOOK 155 PAGE 49

A REPLAT OF TRACTS 7 THROUGH 10 (INCLUSIVE), AND PORTIONS OF TRACTS 4 THROUGH 6 (INCLUSIVE) IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, ALL LYING IN SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST,



NOTES AND LEGEND

- PCP : PERMANENT CONTROL POINT SET NAIL AND DISK *PCP LB-6892* UNLESS OTHERWISE NOTED

- DELTA/CENTRAL ANGLE

- CHORD LENGTH

BEARINGS BASED ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 09. TOWNSHIP 27 SOUTH, RAINGE 27 EAST, POLK COUNTY, FLORIDA, HAVING A GRID BEARING OF N-00°14'46" W BETWEEN FIELD MORHMENTATION AND THE FLORIDA STATE PLANE COORDINATE STYREM, WEST ZONE, MORTH AMERICAN DATUM OF 1993, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISENS CONTROL POINTS "PA 40° AND "PA 40°

SURVEYOR'S NOTES:

- UNLESS OTHERWISE NOTED A 5/8° IRON ROD AND CAP "LB-6892" NONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL OT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRM OR PCP.

- INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF VEGETATION IN ANY DAMPAGE SWALE LOCATED ON INDIVIDUAL LOSS. MAINTENANCE OF THE ORANIMOSE AND RETENTION AREAS SHALL BE THE RESPONSIBILITY OF A COMMUNITY DISPLECIMENT DISTRICT WITH JURISDICTION OVER THE LANDS DESCORED IN THIS PLAY AND ESTABLISHED PURSUANT TO CHAPTER 150. FLONIGA STATUTES, IP CETTALISHED, OR A HOMEOWHERS ASSOCIATION. THE DESIGN IS TO BE LEFT LIACHANCED.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL TRACTS UNTIL SUCH TIME THE TRACT IS CONVEYED TO A COMMUNITY DEVELOPMENT DISTRICT WITH JUNISDICTION OVER THE LANDS DESCRIBED IN THIS PLAY AND ESTABLISHED PURSUARY TO CHAPTER 199, FLORDA STATUTE! IF SO ESTABLISHED, OR A PROMOVINERS ASSOCIATION. THE DESIGN IS TO BE TO SETABLISHED, OR A PROMOVINERS ASSOCIATION.

PUBLISHED ELEVATION = 166,28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

- * THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISENS CONTROL PO
- THE LANDS DEPICTED HEREON ARE LOCATED IN FLOOD ZONE "X"
 CORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY, FLORIDA;
 MMUNITY PANEL NUMBER 12105C0219 F, EFFECTIVE DATE OF 12/20/2000.

TRACT USAGE TABLE

- TRACTS A, B, AND C ARE COMMON AREA / OPEN SPACE AND WALL FENCE AND SCAPE/SIGN AREAS.

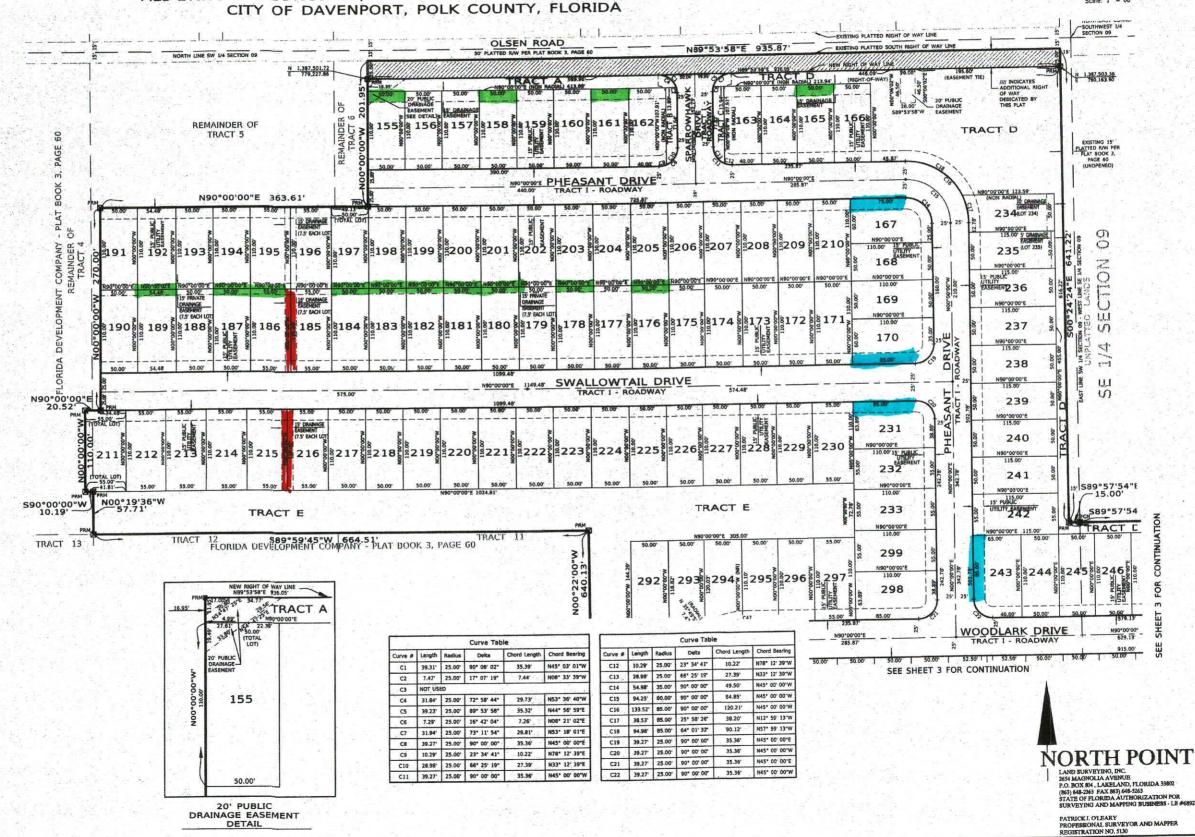
- A TRACT H IS A FUTURE RECREATION AREA OR RESIDENTIAL LOT.
- TRACT I ARE ROADWAYS.
- . TRACT J IS A LIFT STATION TRACT.

FLOOD HAZARD WARNING:

THIS PROPERTY MAY BE SUBJECT TO FLOODING. YOU SHOULD CONTACT POLK COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS AND RESTRICTIONS BEFORE MANINE PLANS FOR THIS FROPERTY. EVEN MEETING POLK COUNTY STANDARDS DODES NOT BESURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, ORDINAVIS, TAXOS, SANITARY SEWAGE SYSTEMS, AND WATER WELL SYSTEMS WILL NOT BE FLOODED IN CERTAIN RAIN EVENTS.

NOTICE:

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



HIGHLAND MEADOWS PHASE 2B

A REPLAT OF TRACTS 7 THROUGH 10 (INCLUSIVE), AND PORTIONS OF TRACTS 4 THROUGH 6 (INCLUSIVE) IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA

AND A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, ALL LYING IN SECTION 09. TOWNSHIP 27 SOUTH, RANGE 27 EAST,

NOTES AND LEGEND

- CHORD LENGTH

SURVEYOR'S NOTES:

- UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-6892"
 MONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF ORECTION OF LINE WITHIN SUBONISION WHICH DO NOT REQUIRE A PRIM OR PCT.

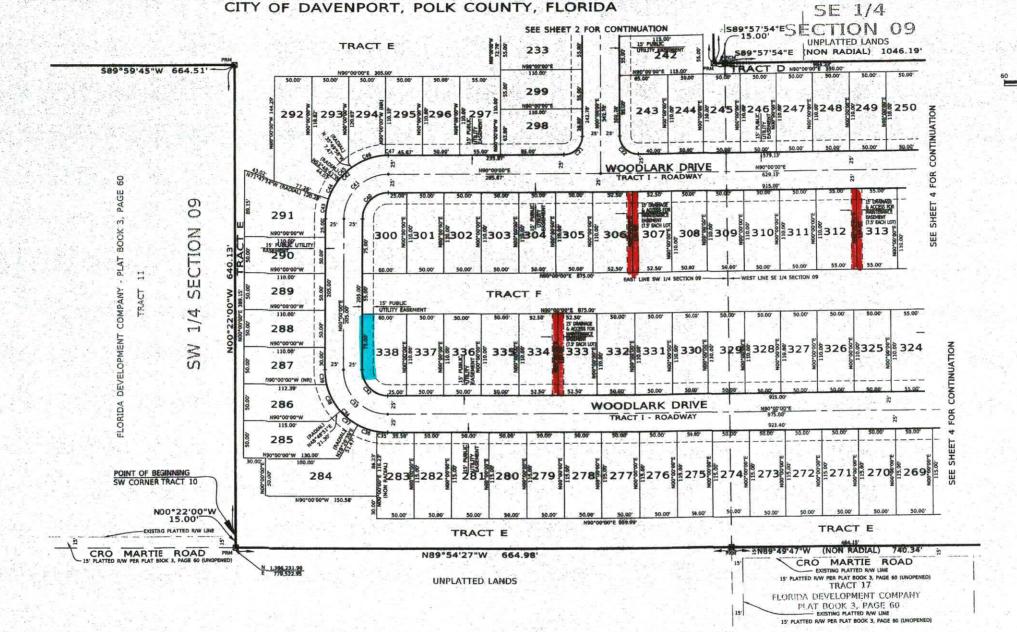
TRACT USAGE TABLE

- TRACTS A. B. AND C ARE COMMON AREA / OPEN SPACE AND

- TRACT G IS A 60" WIDE TRACT FOR RIGHT-OF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAVEMPORTS COMPREHENSIVE PLAN DIDENTIFIED ON THE TRAMSPORTATION ELEMENT MAP SERIES AS A FUTURE 2-LANE ROADWAY AND ROAD IMPROVEMENTS") AND CITY LAND DEVELOPMENT RESULATIONS, DEDICATED TO THE CITY OF DAVEMPORT, ROADEA BY THIS FLAT.
- A TRACT H IS A FITTING DECREATION AREA OR RESIDENTIAL LOT
- TRACT I ARE ROADWAYS.
- . TRACT J IS A LIFT STATION TRACT.

FLOOD HAZARD WARNING:

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



Curve Table							
Curve #	Length	Radius	Delta	Chord Length	Chard Bearing		
C21	39.27	25.00	90, 00, 00,	35.36'	N45" 00' 00"E		
C22	39.27	25.00	80, 00, 00,	35.36	N45" 00" 00"W		
C23	54.98*	35.00°	ao. oo. oo.	49.50'	N45" 00" 00"W		
C24 .	94.25	60.00	ao. oo. oo.	84.85	N45" 00" 00"W		
C25	133.52	85.00	80, 00, 00,	120.21	N45" 00" 00"W		
C26	41.65'	85.00°	28" 04' 21"	41.23*	N14" 02" 10"W		
C27	36.59"	85.00	24" 39" 46"	36.31'	N40" 24" 14"W		
C28	44.39	85.00"	29° 55' 13°	43.89'	N67" 41" 44"W		
C29	10.90	85.00°	07* 20' 40"	10.89"	N86" 19" 40"W		
C30	39.27	25.00'	80, 60, 00,	35.36'	N45" 00' 00"E		
C31	40.06	25.00"	91" 48" 32"	35.91'	N44" 05' 44"W		
C32	54.98"	35.00"	90, 00, 00,	49.50	N45" 00' 00"W		
C33	94,25	60.00	80, 00, 00.	84.85	N45" 00' 00"W		
C34	133.52	85,00	80° 00' 00"	120.21	N45" 00" 00"W		

			Curve Tab	le .	= - 1_ *
Curve #	Length	Redius	Delta	Chord Length	Chord Bearing
C35	14.49	85.00	09" 46" 06"	14.47	NES" 06" 57"W
- C36	27.70	85.80°	18" 40" 29"	27.58	N70" 53" 40"W
C37	30.22	85.00'	20" 22" 16"	30,06	N51" 22" 17"W
C38	46.91	85.00*	27" 34" 37"	40.52'	N27" 23' 51"W
C39	20.19	85.00°	13" 36" 32"	20.14	NC6" 48' 16"W
C40	54.98	35.00	80, 00, 00,	49.50	M2. 00, 00.E
C41	94.25	69.00*	80, 00, 00,	84.85"	M2. 00, 00.E
C42	133.52	85.00"	98, 00, 00,	120.21	M2. 00, 00.E
C43	27.02	85.00	18" 12" 36"	26.90	MG" 06" 18"E
C44	26.67	85.00*	17" 58" 43"	26.56	N27" 11' 57"E
C45	26.67	85.00'	17" 58" 43"	26,56'	NI5" 10" 40"E
C46 .	49.02	85.00"	33" 02" 42"	48.35'	N00" 41' 23"E
C47	4.14	85.00	02" 47" 16"	4.14	NEB" 36' 22"E
C48	722.22	5826.11	07* 06' 09*	721.76	N24" 19' 55"E



LAND SURVEYING, INC.
2654 MAGNOLIA AVENUE
P.O. BOX SO, LAXELAND, FLORIDA 33802
(265) 464-265 FAX 863) 645-2563
STATE OF FLORIDA AUTHORIZATION FOR
SURVEYING AND MAPPING BUSINESS - LB #6892

PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

HIGHLAND MEADOWS PHASE 2B

A REPLAT OF TRACTS 7 THROUGH 10 (INCLUSIVE), AND PORTIONS OF TRACTS 4 THROUGH 6 (INCLUSIVE) IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND A PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, ALL LYING IN SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST, CITY OF DAVENPORT, POLK COUNTY, FLORIDA

NOTES AND LEGEND

ERMANENT CONTROL POINT - SET NAIL AND DISK CP LB-6892" - UNLESS OTHERWISE NOTED

CHORD LENGTH

SURVEYOR'S NOTES:

* UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-6892" MONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL LOT CORNERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR PCP.

LANDS IN THE VICINITY OF THE DRAINAGE/RETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE RUNOFF.

INOMODIAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE AINTENANCE OF VEGETATION IN ANY DRAINAGE SWALE LOCATED ON IOMUDIAL LOTS. MAINTENANCE OF THE DRAINAGE AND RETENTION AREAS HALL BE THE RESPONSIBILITY OF A COMMUNITY DEVELOPMENT DISTANCE PROSCITION OVER THE LANDS DESCRIBED IN THIS PLAT AND ESTABLISHED INCLINITY TO CHAPTER 190, FLORIGA STRATUTES, IF SO ESTABLISHED, OR A ONEOWNERS ASSOCIATION. THE DESIGN IS TO BE LEFT UNCHARGED.

PUBLISHED ELEVATION #166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

* THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISER'S CONTROL POINTS "PA 40" AND "PA 41".

THE LANDS DEPICTED HEREON ARE LOCATED IN FLOOD ZONE "X"
CORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY, FLORIDA
MAUNITY PANEL NUMBER 12105C0219 F, EFFECTIVE DATE OF 12/20/2000.

TRACT USAGE TABLE

TRACTS A, B, AND C ARE COMMON AREA / OPEN SPACE AND WALL/FENCE/LANDSCAPE/SIGN AREAS.

* TRACT G IS A 50' WIDE TRACT FOR BIGHT-OF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAVEN/ORT'S COMPREHENSIVE FUND IDENTIFIED ON THE TRANSPORTATION ELEMENT MAP SERIES AS A "FUTURE 2-LANE ROADWAY AND ROAD IMPROVEMENTS") AND CITY LAND DEVELOPMENT REQULATIONS, DEDICATED TO THE CITY OF DAVEN/ORT, ILDIDIOL BY THIS PLAT.

. TRACT H IS A FUTURE RECREATION AREA OR RESIDENTIAL LOT

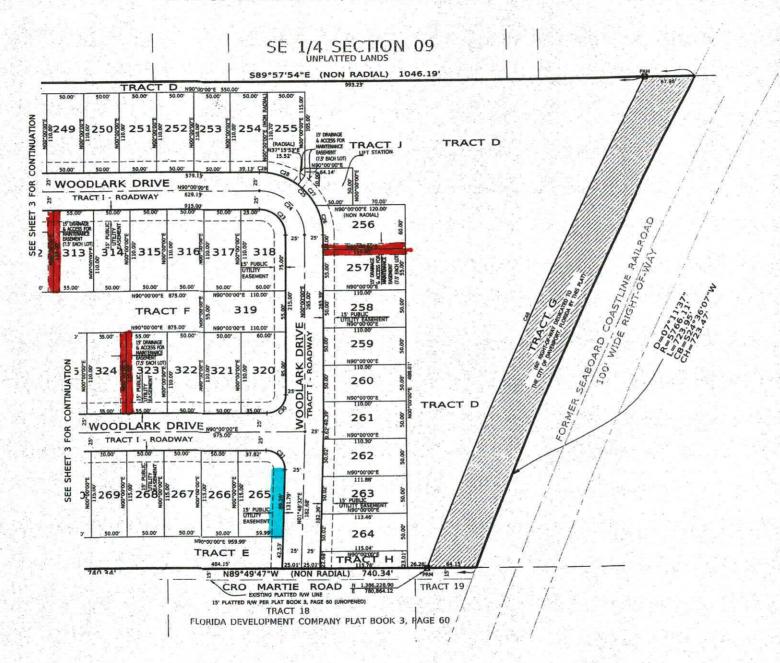
. TRACT I ARE ROADWAYS.

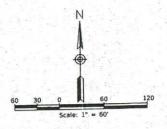
. TRACT I IS A LIFT STATION TRACT.

FLOOD HAZARD WARNING:

THIS PROPERTY MAY BE SUBJECT TO FLOODING, YOU SHOULD CONTACT POLK COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS AND RESTRICTIONS BEFORE MAJOR FLAMS FOR THIS PROPERTY, EVEN MEETING, POLK COUNTY STANDARDS DOES NOT ENSURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DRIVEWAYS, YARDS, SANITARY SEWAGE SYSTEMS, AND WATER MELL SYSTEMS WILL NOT BE FLOODED IN CERTAIN RAIN EVENTS.

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEMOTION THE SUBDIVIDED LANDS DESCRIBED MEREIN AND WILL IN NO CIRCUMSTANCE BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.





- 33 -			Curve Tab		
Curve #	Length	Radius	Delta -	Chord Length	Chord Bearing
C21	39.27	25.00	30, 00, 00,	35,36	N45° 00' 00°E
C22	39.27	25.00"	30, 00, 00,	35.36	N45" 00" 00"W
C23	54.98	35.00'	90, 00, 00,	49.50	N45" 00" 00"W
C24	94.25	60.00	90, 00, 00,	84.85	N45" 00' 00"W
C25	133.52'	85.00"	30, 00, 00,	120.21	N45" 00' 00"W
C26	41.65'	85.00	28" 04" 21"	41.23	N14" 02' 10"W
C27	36.59'	85.00	24" 39" 46"	36.31	N40" 24" 14"W
C28	44.39	85.00'	29" 55' 13"	43.89"	N67" 41' 44"W
C29	10.90	85.00	07* 20' 40"	10.89"	N86° 19' 40"W
C30	39.27	25.00'	30, 00, 00,	35.36'	N45° 00' 00°E
C31	40.06	25.00'	91" 48" 32"	35.91*	N44° 05' 44"W
C32	54.98	35.00'	90° 00' 00"	49.50	N45* 00' 00"W
C33	94.25	60.00	80° 00' 00"	84.85	N45* 00' 00"W
C34	133.52	85.00'	90° 00' 00°	120.21	N45" 00' 00"W
C35	14.49	85.00'	09* 46' 06"	14.47'	N85° 06' 57"V
C36	27.70	85.00	18* 40' 29*	27.58	N70" 53' 40"V
C37	30.22	85.00	20" 22" 16"	30.06	N51" 22" 17"V
C38	40.91	85.00	27" 34" 37"	40.52'	N27* 23' 51*V
C39	20.19	85.00	13" 36" 32"	20.14	N06° 48' 16°V
C40	54.98	35.00	90° 00' 00°	49.50	N45" 00" 00"E
C41	94.25	60.00	90" 00' 00"	84.85	N45" 00" 00"E
C42	133.52	85.00	90, 00, 00,	120.21"	N45" 00" 00"E
C43	27.02	85.00	18" 12" 36"	26.90	NO9" 06" 18"E
C44	26.67	85.00	17" 58' 43"	26.56	N27* 11' 57*E
C45	26.67	85.00	17" 58" 43"	26.56	N45° 10' 40"E
C45	49.02	85.00	33" 02' 42"	48.35'	N70" 41" 23"E
C47.	4.14	85.00°	02" 47" 16"	4.14	NB8* 36' 22"
C48	722.22	5826.11	07" 06' 09"	721.76	N24" 19' 55"



NORTH POINT

LAND SURVEYING, INC.
2654 MAGNOLIA AVENUE
P.O. BOX 804 LAKELAND, FLORIDA 33602
(863) 685-263 FAX 863) 648-5263
STATE OF FLORIDA AUTHORIZATION FOR
SURVEYING AND MAPPING BUSINESS - LB #6892

PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

FCM - FOUND CONCRETE MONUMENT "PRM LB-6892" - UNLESS NOTED

D/A - DELTA/CENTRAL ANGLE

RADIUS

CB - CHORD BEARING CHORD LENGTH

E AND

BEARINGS BASED ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 BAST, POLK COUNTY, FLORIDA, MAXIM A GRID BEARING OF N-001-14-04-W BETWEEN FIELD MODALMENTATION AND THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, MORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 1990 AND AND EREFRENCED TO POLK COUNTY PROPERTY APPRAISERS CONTROL PONTS "9A 40" AND "P.P. TO POLK COUNTY PROPERTY APPRAISERS CONTROL PONTS "9A 40" AND "P.P.

SURVEYOR'S NOTES:

UNLESS OTHERWISE NOTED A 518" IRON ROD AND CAP "L8-6892" MORNHEWTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL LOT COMMERS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRIM OR PCP.

THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLIANCE WITH CHAPTER 177, FLORIDA STATUTES.

P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A P.K. NAIL AND DISC "LB-8892" - UNLESS OTHERWISE NOTED, AND SHALL BE SET WITHIN 1 (ONE) YEAR OF THE DATE THIS PLAT IS RECORDED.

* THE DEVELOPER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL TRACTS UNTIL SUCH TIME THE TRACT IS CONVEYED TO A COMMUNITY OF THE LAND DESCRIPTION OF THE LAND DESCRIPTION THE PLANT AND ESTABLISHED PURSUANT TO CHAPTER 190, FLORIDA STATUTES, IF SO ESTABLISHED, OR A HOMEOWNERS ASSOCIATION. THE DESCRIPTION OF THE PLANT OF THE PLANT

ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091(28)

ELEVATIONS DEPICTED HERBON ARE BASED ON THE POLK COUNTY BENCHMARK NUMBER 7708381, BEING A RAILROAD SPIKE IN UTILITY FOLE IN THE SOUTHBAST CORNER OF THE INTERSECTION OF COUNTY ROAD 547 AND 10TH STREET MORTH.

PUBLISHED ELEVATION =166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

TRACT USAGE TABLE

- TRACTS A, F, H AND I ARE COMMON AREA / OPEN SPACE, RECREATION AND WALL/FENCE/LANDSCAPE/SIGN AREAS.
- TRACT B IS A 60 WIDE TRACT FOR RIGHT-OF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAVENOURTS COMPREHADING PLAN IDDENTIFIED ON THE TRANSPORTATION BLEMENT MAY SERIES AS FUTURE 2-LAME ROADWAY MAN FORD IMPROVEMENTS! AND CITYS LAND DEVELOPMENT REGULATIONS, DEDICATED TO THE PUBLIC BY THIS PLAT.
- TRACT I ARE ROADWAYS.

FLOOD HAZARD WARNING

THIS PROPERTY MAY BE SHIRE TO PLODOING, YOU SHOULD CONTACT POLK COUNTY AND GRITAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS AND RESTANCTIONS BEFORE MANDER PLANS FOR THIS PROPERTY. EVEN MEETING POLK COUNTY STANDARDS DOES NOT ENSURE PROPERTY. EVEN MEETING POLK COUNTY STANDARDS DOES NOT ENSURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DRIVEWAYS, YARDS, SANITARY SEWAGE SYSTEMS, AND WATER WELL SYSTEMS WILL NOT BE PLOODED BY CENTAIN BAIR PUPPERT. PLOGGED IN CERTAIN RAIN EVENTS.

THIS PLAT, AS RECORDED IN IT'S GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEARTH AND WILL IN NO CIRCLIMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DISTIAL FORM OF THE PLAT.

HIGHLAND MEADOWS PHASE III

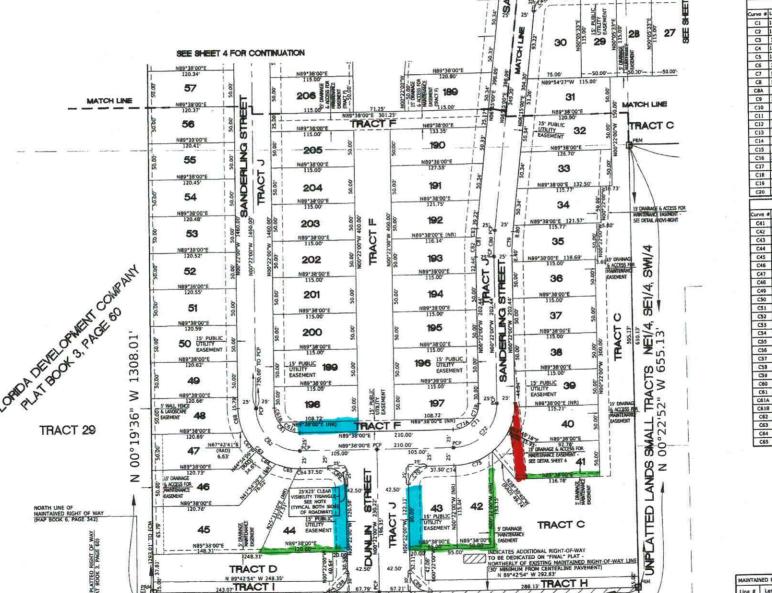
A RIEPLAT OF TRACTS 11 AND 12 IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST: AND TRACT 17, AND THAT PART OF TRACT 18 LYING WESTERLY OF THE RAILROAD RIGHT-OF-WAY, IN THE SOUTHEAST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST, "FLORIDA DEVELOPMENT COMPANY'S SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA

> AND A REPLAT OF TRACT H "HIGHLAND MEADOWS PHASE 28", AS RECORDED IN PLAT BOOK 155, PAGES 48 TO 51, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> > ALSO THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, SEE SHEET 4 FOR CONTINUATION AND THE NORTH 15.00 FEET AND THE WEST 15.00 FEET OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST. 36,88' 50.00'

> SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST CITY OF DAVENPORT, POLK COUNTY, FLORIDA



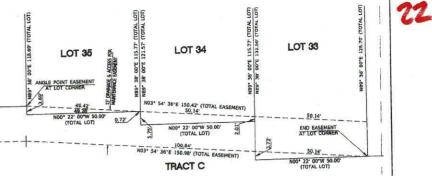
N 89°42'54" W 666.24'

PATTERSON **GROVES**

ROAD

PLATTED RIGHT OF WAY

PLAT BOOK 160 PAGE SHEET 3 OF 7



- 0 - z EASEMENT DETAIL

NIGHTHAWK DRIVE

TRACT

									_	Curve Tabl	è	-		
			Curve Table				Curve #		last a		Chord Length	Chord f	Beari	ing
	Length	Radius	Delta	Chord Length			-	_		71* 05: 33*	40.70	NS4"		
1	146.38	95.00	88" 17' 01"	132.32"	-	57' 02"E	C21	43.43		71" 05' 33"	69.76'	N54"	_	
	184.90	120.00	88* 17" 01"	167.14		57' 02"E	C22	74.45	-	71° 05' 33"	98.83	N54"	-	-
1	38.29"	129.00	18° 16' 51"	38.13		57' 07"E	C23	105.47		26" 15' 56'	38.63	N76"	-	-
	145.61	120.00	70" 00" 09"	137.66	N36*	48' 37"E	C24	38.97			38.95	N53"	-	-
	140.29	145.00	55" 25" 58"	134.88"	N29*	31. 31.€	C25	31.13	-	20" 58" 57"	35.12	N30°		
	37.93	145.00	14" 59' 12"	37.82*	N49*	44' 55'E	C26	35.37		23* 50* 40*	-	N60*	_	-
			26, 53, 51,	51.33"	N32*	03' 36"E	C27			19" 24" 27"	96,08	N87*	-	-
	50.76			50.50	N11"	50' 15"E	C28			05° 17' 38"	26.32	N79*	-	-
	2.72		01° 04' 28"	2.72'	N02*	20' 46"E	C59			10" 45' 22"	53.42	N72*		
	34.97		57" 14" 30"	33.53	H28*	37' 15"E	C30			03* 21' 28*	16.70	-	_	
	15.78	35.00	25" 50" 13"	15.65*	N12*	55' 07"E	C31			19" 24" 27"		NSO*	-	-
	19.18		31" 24' 17"	18.94"	N41"	32' 22"E	C32	113.47		19* 24" 27"	112.93	HSG*	_	-
	39.27	25.00	80. 00. 00.	35.36	H44*	54' 27"W	C33	12.54		02, 09, 38,		1486*		
	94.05	-	18" 54" 27"	93.62'	N09*	32' 46"E	C34	52.91	335.00	09* 02' 59'		NB3.	-	-
	45.62		09" 10" 14"		NI4	24' 53'E	C35	48.02	335.00	08" 12" 49"	47.98	N74*	-	-
			09' 44' 13"	_	NG4	57' 40°E	C36	96.54	285,00	19" 24" 27"	96.08	-	12'	-
			18" 54" 27"		NO9"	32' 46"E	C37	205.01	310.00	19" 24' 27'	104.50	N80*		
			18" 54' 27"			32' 46"E	C38	113,47	335.00	19" 24" 27"	112.93	NEG.		
	_	_				18' 46"E	C39	36.89	335.00	05" 18" 34"	36.87	N73*	39'	17"
	31.42		05* 22' 27'		111.00	17' 01'E	C40			08, 38, 38		N81*	08"	241
	50.78		08' 41' 04'	-	1	31. 01.E		1						
	28.35	335.00	04" 50" 56"	28.34	Liebs	31 31 E							_	_
			Curve Tab	de						Curve Tal		1	-	411
	Length	Radius	Delta	Chord Lengt	Chon	Bearing	Curve	Lengti		Delta	Chord Lengt			
			04" 26' 14'	25,94	N87	41' 20'W	C66	32.33	85.00	21" 47' 29	32.13	N55*		

_		Curve Table							Curve Table					
_				Chord Length	Chord Bear	ing Cur	ve a	Length	Radius	Delta	Chord Length			
	Length		Delta	25.94	N87* 41' 2		66	32.33	85.00	21" 47' 29"	32.13	N55*	59' 39"	
C41			04" 26" 14"		N48* 10' 1		67			22' 48' 35'			41' 37"	
C42		_	83" 50" 33"	33.41	N42" 22" 0	-	68			21" 55" 19"		N11*	19' 40"	
C43		25.00		36.89	NO2" 24' C		69	39.27		30, 00, 00,		N45*	22' 00"	
C44	32.37		05" 32" 09"	32.36			70	39.27		80, 00, 00,	35.36	N44*	38, 00,4	
C45	39.47"	-	90" 27" 33"		N44" 51' 4		71			ao. 00. 00.		N44"	38' 00"	
C46	39.07		-	-			71A	33.69		55, 09, 00,		N62*	03' 30"	
C47		35.00			N45" 22' (718	21.29		34' 51' 00'		N17*	03. 30,	
C48	94.25	60.00		84.85	N45" 22" (-	94.25	60.00	30, 00, 00	_	N44*	38- 00-	
C49	133.52	85.00	30, 00, 00,		N45" 22' (.72			80, 00, 06		N44*	38' 00"	
C50	29.45	85.00	19" 50" 54"		N10" 17"	_	73	_		01' 41' 07			47' 26"	
C51	29.40	85.00	19" 49' 07"	29.26	N30" 07"		74	2.50		36' 27' 33			43' 06"	
C52	29,47	85,00	19" 52" 03"	29.33	N49" 58'		275	54.09		24' 17' 37			20, 31,	
C53	45,20	85.00	30" 27' 55"	44.67	N75" 08"		76	36.04		231 321 18			29' 33"	
C54	54.98	35.00	80. DO. DO.	49.50"	N44" 38"		.77	34.92"		04" 01' 25			38' 42"	
C55	94.25	60.00	80, 80, 90,	84.85	N44" 38"		C78	5,97				1111	56. 30,	
C56	133.52	85.00	30, 00, 00,	120.21	N44" 38"		C79			96" 37' 96		1	26. 36-	
C57	31.99	85.00	21" 33" 45"	31.80	N10" 24"	_	C80			96° 37' 00			26, 30,	
-C58	31.99	85.00	21" 33" 45	31.80	N31" 58'	37°E	C81			06" 37" 08		-	59, 34,	
C59	32.15	-	21" 40" 27	31.96	N53" 35"	42°E	C82			04" 43" 08			18' 04'	
C60	37.39	85.00	25' 12' 04	37.09	N77* 01'	57°E	CB3			01, 23, 21		1112	. 26. 30°	
C61	54.98	-	98, 00, 00	49.50"	N45" 22"	W200	C84			86* 37' 00			. 26, 30,	
CELA	33.69	-	55" 89" 00	32.40	N62" 47"	-	C65	-		06" 37" 00			22. 25.	
C618	_	-	34" 51' 00	20.96	N17*47' 3	30°W	C86	18.59		Ø3* 44' 15			* 04' 22'	
C62	94.25	-	30, 00, 00	84.85	N45" 22"	00°W	C87	-	-	02" 52" 45		1000	_	
C63	133.57	-	_	120.21	N45* 22*	00°W	C86		25.00			_	57' 33'	
C64	2.50	-	01* 41' 07	2.50	N89" 31"	26°W	C89		25.00	89* 20' 55			· 02: 27	
C65	32.33	1	_		N77" 47	08"W	C90	657.78	\$826.1	1 06, 58, 0	657.43	[N17	12, 06,	

CLEAR VISIBILITY TRIANGLE

IN ORDER TO PROVIDE A CLEAR VIEW OF INTERSECTING ROADS TO THE MOTORIST, THERE SHALL BE A TRANSOLVAR AREA OF CLEAR VISBILITY FORMED BY TWO INTERSECTING ROADS OR THE INTERSECTION OF A DRIVEWY AND A ROAD, NOTHING SHALL BE ERECTED, PLACED, PLANCED, PLANCED, POR ALLOWED TO GROW IN SUCH A MANNER AS TO MATERIALLY IMPEDE VISION BETWEEN A HOIGHT OF TWO FEET AND ELEVEN FEET ABOVE THE ORADE IN THE VISBILITY TRANSOLE — WITH THE EXCEPTION OF PUBLICLY OWNED HIGHWAYS SIGNS, UTILITY POLES AND TRAFFIC CONTROL POLES.

Line #	Length	Direction
L-1(TIE)	9.84*	N00" 19' 36"W
L-2	16.07	N89* 42* 46*E
L-3	100.00	589° 42' 54"E
L-4	100.02"	588° 34' 12°E
L-5 -	100.00	589* 42' 54*E
L-6	100.04	S87" 59" 48"E
L-7	98.03°	586° 47' 30"E
L-B(TIE)	152.38"	589° 42' 54°E



LAND SURVEYING, INC.
2654 MAGNOLIA AVENUE
F.O. DOX 508, LAKELAND, FLORIDA 33802
(88) 648-2563 FAX 563) 648-5269
STATE OF FLORIDA AUTHORIZATION FOR
SURVEYING AND MAPPING BUSINESS - LB 66892

PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

C 21 - CURVE - SEE CURVE TABLE

D/A - DELTA/CENTRAL ANGLE

CB + CHORD BEARING

CHORD LENGTH

& - AND (RAD) - RADIAL BEARING (NR) - NON-RADIAL BEARING

SURVEYOR'S NOTES

- UNLESS OTHERWISE NOTED A 5/8" IRON ROD AND CAP "LB-6892" MONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT A ALL LOT CORMENS, POINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBBINISION WHICH DO NOT REQUIRE A PRIOR RCP.
- P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A P.K. NAIL AND DISC "LB-6892" UNLESS OTHERWISE NOTED, AND SHALL BE SET WITHIN 1 (ONE) YEAR OF THE DATE THIS PLAT IS RECORDED.
- LANDS IN THE VICINITY OF THE DRAINAGE/RETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE RUNDER.
- INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF VEGETATION IN ANY DRABMAGE SWALE LOCATED ON INDIVIDUAL LOTS, MAINTENANCE OF THE DRABMAGE AND RETERTION AREAS SHALL BE THE RESPONSIBILITY OF A COMMUNITY DEVELOPMENT DESYNCT WITH JURISDICTION OWER THE LANGS DESCRIBED IN THIS EATT AND ESTABLISHED PURSAINT TO CAMPEN ASSOCIATION. THE DESIGN IS TO BE LEFT UNICHAMICED.
- ALL PLATTED LITRLITY BASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091(26)
- ELEVATIONS DEPICTED MEREON ARE BASED ON THE POLK COUNTY BENCHMARK NUMBER 77093901, BEING A RAILROAD SPIKE IN UTILITY POLE IN THE SOUTHBAST CORNER OF THE INTERSECTION OF COUNTY ROAD 347 AND 19TH STREET NORTH.

PUBLISHED ELEVATION = 166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

- THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAL DATUM OF 1983, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISER'S CONTROL POINTS "PR 40" AND "PA 41".
- THE LANDS DEPICTED HERBON ARE LOCATED IN FLOOD ZONE "X" ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLK COUNTY, FLORIDA: COMMUNITY PAMEL NUMBER 12105C0240 F, EFFECTIVE DATE OF

TRACT USAGE TABLE

- TRACTS A, F, H AND I ARE COMMON AREA / OPEN SPACE, RECREATION AND WALL/FENCE/LANDSCAPE/SIGN AREAS.
- TRACT 8 IS A 60' WIDE TRACT FOR RICHT-QF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAMENPORTS CONFIRENSIVE PLAN (IDENTIFIED ON THE TRANSPORTATION LEMBERT MAS SERIES AS A FUTURE 2-LANE ROADWAY AND ROAD IMPROVEMENTS!) AND CITY'S LAND DEVELOPMENT REGULATIONS, DEDICATED TO THE PUBLIC BY THIS PLAT.

(V)

- TRACTS C. D, E AND G ARE COMMON AREA / OPEN SPACE, DRAINAGE, DRAINAGE/RETENTION AND WALL/FENCE/LANDSCAPE AREAS.
- TRACT J ARE ROADWAYS.

FLOOD HAZARD WARRING

THIS PROPERTY MAY BE SUBSECT TO RIGODINE, YOU SHOULD CONTACT POLK COUNTY AND GRIAN THE LATEST INFORMATION ON FLOOD ELEVATIONS, AND RESTRICTIONS BEFORE MANDER PLANS FOR THIS PROPERTY. EVEN MEETING FOLK COUNTY STANDARDS DOCKS NOT ENSURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DEMONSTRY, SANDS, THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DEMONSTRY, SANDS, PLODOSOD DE CERTAIN FAMILY BUSINESS.

NOTICE

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HERBIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DISTIRL 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

HIGHLAND MEADOWS PHASE III

A REPLAT OF TRACTS 11 AND 12 IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST; AND TRACT 17, AND THAT PART OF TRACT 18 LYING WESTERLY OF THE RAILROAD RIGHT-OF-WAY, IN THE SOUTHEAST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST, "FLORIDA DEVELOPMENT COMPANY'S SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> AND A REPLAT OF TRACT H 'HIGHLAND MEADOWS PHASE 28', AS RECORDED IN PLAT BOOK 155, PAGES 48 TO 51, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> > ALSO THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE NORTH 15:00 FEET AND THE WEST 15:00 FEET OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4. OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

> SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST CITY OF DAVENPORT, POLK COUNTY, FLORIDA



PLAT BOOK LED PAGE

SHEET 4 OF 7

	2096: 1_ = on
SEE SHEET 5 FOR CONTINUATION	SEE SHEET 5 FOR CONTINUATION
CRO MARTIE ROAD AT 11 19 19 19 19 19 19 19 19 19 19 19 19	New 115.00 New
120.37' 115.05' 32' 82 71.25' 22 115.05' 32' 82 1 71.25' 22 115.05' 32' 82' 92' 92' 92' 92' 92' 92' 92' 92' 92' 9	

SEE SHEET 3 FOR CONTINUATION

SEE SHEET 3 FOR CONTINUATION

TLAS &	rengui	Maggus	Desta	Cuero conge			-			44 484	Subsect and Acres
Cl	146.38	95.00"	88" 17" 01"	132.32	N45" 57" 02"E				71" 05" 33"		164 32 46 E
C2	184.90	120.00	68" 17" 01"	167.14	N45" 57' 02"E				71" 05' 33"	69.76	MS4" 33" 40"E
C3	38.29	120.00	18" 16' 51"	38.13"	N80" 57" 07"E				71' 05' 33"	98.83*	NS4" 32" 46"E
C4	146.61	120.00	70' 00' 09"	137.66	N36° 48' 37"E				26" 15' 56"	36.63	N26* 57 14 E
C5	140.29	145.00	55' 25' 58'	134.86	M29* 31' 31"E				20" 58" 57"	30.95	M20, 22, 50.6
C6	37.93	145.00	14" 59' 12"	37.82*	N49" 44" 55"E	C26			23' 50' 40"	35.12	MOD, 13, 14,44
C7	51.60	145.00	50, 53, 51,	51.33"	N32* 03' 38'E	C27			19" 24" 27"	96.68°	N87 15 38-4
CE	50.76	145.00	28" 03" 25"	50.50"	N11" 50' 15"E	C28			05* 17' 38"	26.32	M79* 14' 09"W
CBA	2.72	145.00	81" 04" 28"	2.72	NO2" 20' 46"E	C29			10" 45' 22"	53,42	M35, 18, 44-6
C9	34.97	35.00	57" 14' 30"	33.53*	N28* 37" 15"E	C30			93° 21' 28°	16.70	M80, 15 14.6
C10	15.78"	35.00	25' 50' 13'	15.65'	N12" 55' 07"E				19" 24' 27"	104.50	N80° 17 14"8
C11	19.18	35,00	31" 24' 17"	18.94	N41" 32" 22"E	-			19* 24' 27"	12.54	1486° 50' 08"V
CIZ	39.27	25.00	30, 00, 00,	35.36	N44" 54" 27"W	C33			02" 08' 39"	52.86*	MB3, 74, 18,4
C13	94,05	295.00	18" 54' 27"	93.62	N09" 32' 46'E	C34			09" 02' 59"		1014° 30' 24°9
C14	45.62	765.00	89" 10" 14"	45.57	N14" 24" 53"E	C35			96" 12" 45"	47.98	880° 17 16'V
C15	48.43	285.00	09* 44' 13"		NO4" 57' 40"E	C36			39° 24' 27°	96.08	N80° 12' 14'V
C16	102.30	310.00	16' 54' 27"	101.84	NOS" 32' 46"E				19" 24" 27"	104.50	PARD 13, 14-A
C17	110.55	385.00	18" 54" 27"	110.05	N09" 32' 46"E				19" 24" 27"	112,93	7073* 39 17°0
C18	31.42"	335.00	05" 22' 27'	31.41	N16" 18 46"E	C39			88" 18' 34"	36.87	MB1 DE 24"
C19	50.78	235.00	08" 41" 04"	50.73	M09" 17" 01"E	G40	59.54	335.00	98, 38, 38,	50.59	Met. me su
C20	28.35	335.00	04" 50" 56"	28.34	NOS. 31, 01.E			_			
			Curve Tab	de					Curve Tab	le	
					Chord Bearing	Curve #	Length	Radius	Delto	Chord Lengt	Chord Baaring
	Length			-	N67* 41' 20"W	C66	32.33		21" 47' 29"	32.13	N55" 58" 19"
C41			04" 26' 14'		N48° 10' 16"E	C67	33.84"		22" 48" 35"	33.62	W30" 41' 37"
C42	_	25.00			N42" 22' 09"W	C68	32.52		21. 55. 19.		M11- 19 40-1
C43	41,49	25.00	-	_	NOZ. 54, 02.E	G69	39.27		30, 09, 60,	35.36	N45" 22 001
C44	_	335.00			N44° 51' 46'E	C70			80. 00. 00.	35.36"	N44" 38" 00"
C45	39.47	25.00		-	N45" 98" 14"W	C71	54.98		30. 00. 00.	49.50"	N44" 38" 90"
C45	39.07	25.00		-	N45" 22' 00"W	C71A			35. 09. 80.	32.40"	Mes. 03. 30.
C47	54.98	35.00	_	_	N45" 22' 00"W	C718			34" 51' 60"	20.95	M17" 02" 300
C48	94.25	60,00			N45° 22' 00"W	C72			86, 90, 90,	54.85	N44" 38" 00"
C49	133.52	-			N10" 17' 27"W	C73			80. 00. 00.	-	N64, 38, 00,
C50	29.45	85.00			N30° 07' 28"W	C74	2.50		01" 41' 07"		NSE* 47 26
C51	29.40	85.00			N49" 58" 93"W	C75			36" 27' 33'	_	1489° 43' 06"
C52	29,47	85.00		-	M75* 08' 02"W	C76	36.04		24" 17 37	4	M30" 20" 31"
C53	45.20	85.00	-			C77			33, 35, 18,	-	NO5" 25" 33"
C54	54.98	35.00			N44" 38' 00"E	C78	5.97		04° 01' 25'		N91" 38" 42"
C55	94.25	60.00				C79			96* 37' 00'		NOS. 20. 30.
C56	_	85.00			N44* 38' 06'E	C80			96° 37' 00'		NG2" 56' 30"
C57		85.00			N31" 58" 37"E	CBI			96* 37' 00		NOZ 56 30
CS8		85.00			N53" 35" 42"E	C82			84" 43' 08		NO1" 59" 34"
C59	32.15		_		N77* 01' 57*E	CB3			01" 58" 52		NOS" 18 D4:
C60	37.39		-		N45" 22' 00"W	C84			06" 37' 00		1602° 50' 30"
C61	54.98				N62° 47' 30°W	C85			ge* 37' 08		NOZ- 55' 30"
C61A	33.69		55, 09, 00		No2" 47" 30"W	CBS			03° 44' 15	1	NO4" 22" 52"
C618	21.29	-	34" 51' 00		N45° 22' 00"W	C87			02" 52" 45"		pg1. 04. 5p.
C62	94.25	-	4		N45° 22' 00"N	CBS		25,00			H44" 57 33"
		85.00	60. 00. 00	120.21	143 47 00 M	4					N45" DZ 27"
C63	2.50	85.00	_	2.50	N89" 31' 26"W	C89	35,00	25.00	68. 50. 22		

CLEAR VISIBILITY TRIANGLE

IN ORDER TO PROVIDE A CLEAR VIEW OF INTERSECTING ROADS TO THE MOTORIST, THERE SHALL BE A TRIANGULAR AREA OF CLEAR VISIBILITY FORMED BY TWO INTERSECTING ROADS OR THE INTERSECTION OF A DRIVEWAY AND A ROAD, NOTHING SHALL BE ERECTED, PLACED, PLANKED, PLANKED, OR ALLOWED TO GROW IN SUCH A MANNER AS TO MATERIALLY IMPEDE VISION BETWEEN A HEIGHT OF TWO FEET AND ELEVEN FEET ABOVE THE GRADE IN THE VISIBILITY TRIANGULE— WITH THE EXCEPTION OF PUBLICLY OWNED HIGHWAYS SIGNS, UTILITY POLES AND TRAFFIC CONTROL POLES.



NORTH POINT

LAND SURVEYING, INC.
2654 MAGNOLIA AVENUE
P.O. DOX 804 J. LAKELAND, FLORIDA 33802
(83) 648-2263 FAX 863) 648-2453
STATE OF FLORIDA AUTHORIZATION FOR
surveying AND MAPPING BUSINESS - LB 66872

PATRICK J. O'LEARY
PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

FCM - FOUND CONCRETE MONUMENT "PRM LB-6892" - UNLESS NOTED

C 21 - CURVE - 56E CURVE TABLE

DIA - DELTA/CENTRAL ANGLE

RADIUS

LENGTH CB - CHORD BEARIN

CH . CHORD LENGTH

RIGHT-OF-WAY

& - AND (RAD) - RADIAL BEARING

NON-RADIAL BEARING

BEARINGS BASED ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION OP. TOWNSHIP 27 SOUTH, RANGE 27 EAST, ROLK COUNTY, FLORIDA, HAMBO A GRID BEARING OF H-00-14-49-W BETWEEN FIELD MOUNTMENTATION AND THE FLORIDA STATE PLANE COORDINATS SYSTEM, WEST ZONE, HORTH AMERICAN DATUM OF 1883. ADJUSTMENT OF 1000 AND ARE REPRESENCED TO POLK COUNTY PROPAGETY APPAGES CONTROL FORTS "PA 40" AND "PA

SURVEYOR'S NOTES

UNLESS OTHERWISE NOTED A 3/8" IRON ROD AND CAP "LB-6892"
MONUMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT
AT ALL LOT CORMENS, POINTS OF INTERSECTION, AND CHANGES OF
DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRIM
OR PCP.

P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A P.K. NAIL AND DISC
 "LB-6892" - UNLESS OTHERWISE NOTED, AND SHALL BE SET WITHIN 1 (ONE)
 YEAR OF THE DATE THIS PLAT IS RECORDED.

LANDS IN THE VICINITY OF THE DRAWAGEMETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DICREASE THE MATE OF PERCOLATION AND DRAWAGE RUNOFF.

• INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF VEGETATION IN ANY DRAFINGS SWALE LOCATED ON MAINTENANCE OF THE DRAFINGS SWALE LOCATED ON SHALL BE THE RESPONSIBILITY OF A COMMUNITY DEVELOPMENT DISTINCT WITH JURISDICTION OVER THE LANDS DESCRIBED IN TRATIFES, IF SO ESTABLISHED PURSUANT TO CHAPTER TOR, TAGGOST, THE DESIGN IS TO BE LEFT ESTABLISHED, OR A HOMEOWINGS ASSOCIATION. THE DESIGN IS TO BE LEFT

ELEVATIONS DEPICTED HEREON ARE BASED ON THE POLK COURTY BENCHMARK NUMBER 77893201, SEING A RALMOND SPIXE IN UTILITY POLE IN THE SOUTHBAST CONNER OF THE INTERSECTION OF COURTY ROAD 547 AND 10TH STREET MORTH.

PUBLISHED ELEVATION = 166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

* THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICATURE OF 1939, AND ARE REPRENCED TO POLK COUNTY PROPERTY APPRAISEN'S CONTROL POINTS "PA 40" AND "PA 41".

TRACT USAGE TABLE

- TRACTS A, F, H AND I ARE COMMON AREA / OPEN SPACE, RECREATION AND WALL/PENCE/LANDSCAPE/SIGN AREAS.
- TRACT B IS A 60° WIDE TRACT FOR RIGHT-OF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAVENDORT'S COMPREHENSIVE FLAN (IDENTIFIED ON THE TRANSPORTATION ELEMBRIT WAS SERIES AS A FUTURE 2-LAWE ROADINAY AND TOAD EMPROMEMENTS! AND CITY'S LAND DEVELOPMENT REGULATIONS, DEDICATED TO THE FUBLIC BY THIS FLAT.

126

24

PAGE

- TRACTS C. D. E AND G ARE COMMON AREA / OPEN SPACE, DRAINAGE, DRAINAGERETENTION AND WALLIFENCE/LANDSCAPE

FLOOD HAZARD WARNING

THIS PROPERTY MAY BE SUBJECT TO FLOODING, TOU SHOULD CONTACT POLK COUNTY AND GITAIN THE LATEST BROWNATION ON FLOOD ELEVATIONS AND RESTRICTIONS BETTING MAKING FLANS FOR THIS PROPERTY, EVEN MIRETING FOLK, COUNTY STRANGANDS DOES NOT ENGURE THAT ANY IMPROVEMENTS SUCH AS STRUCTURES, DAVIBWAYS, TARDS, SAMITANY SWAME SYSTEMS, AND WATER WELL SYSTEMS WELL NOT BE FLOODED IN CERTAIN MAIN EVENTS.

MOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCLWSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DISTRAL FORM OF THE PLAT.

HIGHLAND MEADOWS PHASE III

A REPLAT OF TRACTS 11 AND 12 IN THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST: AND TRACT 17, AND THAT PART OF TRACT 18 LYING WESTERLY OF THE RAILROAD RIGHT-OF-WAY, IN THE SOUTHEAST 1/4 OF SECTION 69, TOWNSHIP 27 SOUTH, RANGE 27 EAST, "FLORIDA DEVELOPMENT COMPANY'S SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND A REPLAT OF TRACT H "HIGHLAND MEADOWS PHASE 28", AS RECORDED IN PLAT BOOK 166, PAGES 48 TO 51, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> ALSO THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE NORTH 15.00 FEET AND THE WEST 15.00 FEET OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST

221

220

219

N89*36'00*E

218

115.00°E

N89"38"00"E

215

N89*38'Q0"E

214

SEE SHEET 4 FOR CONTINUATION

216

73

72

71

N89*38'00"E

70

69

68

N89*38'00*E

N89*38'00*E

66

S ACCESS FOR 67

TRACTE

CRO MARTIE ROAD

RIGHT OF WAY (PLAT BOOK 3, PAGE 60)

3. 1.

36"

1308,

Z

			SECTION OF, TO	MACH III TO COLLI I I DOLLAND TO				
			CITY OF DAVE	NPORT, POLK COUNTY, FLO	RIDA	1000	9 9	Curve Table
		V V	CIT OF DATE	EADOWS PHASE 28 PL	AT DOOK 155 PAC	SES 48-51	1	Curve & Length Radius Deka Chord Length
	1 1		HIGHLAND N	EADOWS PHASE 25 FL	AT BOOK 1001 AC	21 222 223 22	24 225 226	C1 146.38' 95.00' 88" 17' 01" 132.32'
	1 1	TRACT F	211 212 213	214 215 216 217	218 219 220 2	21 222 220		C2 184.90° 120.80° 88° 17' 01° 167.14'
445	1 7 3	1 1	211 212 210	1 1 1				C3 38.29 120.00 18° 16' 51° 38.13'
118	1 1 1	1.8		2 7 F T				C4 146.61 120.00 70 00 09 137.66
	1	1.1	1					C5 140 29 145 00 55° 25' 58' 134.88'
	1	1 3	1					C6 . 37.93' 145.00' 14" 59' 12" 37.82'
	-1	1.5		S 89°59'45" W	664.51			C7 51.60' 145.60' 20' 23' 21' 51.33'
	1 1	1 :						C8 30.76' 145.00' 20" 03' 25" 50.50'
119	1	Li		TRACT	E	\		C8A 2.72' 145.90' 01" 04' 28" 2.72'
110	1 1	1	1			FCN		C9 34.97' 35.00' 57* 14' 30* 33.59'
	1 1	1 1	V _{FCM}		50.00' 50.00' 50.00' 50.	00. 20.00, 20.00,		C10 15.78' 35.00' 25° 50' 13" 15.65'
		16	64.51' 50.00' 50.0	0 50.00 50.00 50.00	200			C11 19.16' 35.00' 31° 24' 17" 18.94'
	7 1	1 1			1 1 1		4	C12 39.27 25.00 50* 00* 00* 35.36*
400	1 1	1 ; / 1			2 2 3	≥ ≥ \	1	C13 94.05' [285.90' 18" 54' 27" 93.62"
120	1 1	1-		2	8 5 8 6 A	- Sig Sig \	v I	C14 45.62 285.00 09° 10′ 14° 45.57°
	>	111	- Sig - Sig - Oc	81 21 82 21 83 22 Y 1	85 86 86 87 88	89 5 90	292 294	C15 48.43' 285.00' 09* 44' 13" 48.36'
		M _ 12	78 79 80	91 22 81 22 82 22 11 11 12 11 11 11 11 11 11 11 11 11	8 8 9	D NO	1	C16 102.30 310.00 18° 54' 27" 101.84'
	TO	0 7	Q N	9 9 2 35 as 2	z 2 -	1 1	7	C17 110.55 185.00 18* 54* 27" 110.05"
	ANK DEW	10		N25*34'04*W			X	C18 31.42 335.00 05* 22' 27* 31.41'
121	美	8 -		(RAD)	13.62		×	C19 50.78' 385.00' 08" 41' 04" 50.73"
****	₹1	L	i te	8.540.00° 50.00° 50.00° 50.00°	50.00' 50.00' 53	arts wer	1 111	C20 28.35' 335,00' 04" 50' 56" 28.34'
	⊕ 0	A 40 15	14. 638.	N89*38*00-€ 260.00	is a	Carlo ct		
	TAKE TO THE PERSON NAMED IN COLUMN T	1 10 12	102 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	N89*38'00"E 260.00"		46 455677	4	Curve Table
	1 94	<u>o</u> E	2334 4.07	SANDERLING STREET	T TRACT Ja	E BO . E MA	2	Critice & Condent Property
122	1 2	I'm IF	165.00 W. 01	O/ N89*38'00"E 260,00"	80.00	0.08.30,71	- 1	C41 25.94 335.00 64 26 14 25.94 C42 36.58 25.00 63 50 33 33.41
122	1 1	15	135000	30.00' 50.00' 50.00' 50.00		G NOT 12	00/7	
	1 1	NO	135.78 (NN) 50	/ / /	8 6	18	201	
	- 1	1 0 2 8	1 A		169 g 25 2	5 . 91	291 ш	ON MAST SOUTH
	- 20 1 2	100 cd 18	25.7	25.		1 1 1	Ø 100	CHS SS.47 ZS.40
	1 1	A -	77 25	225 226 227 22	N89*38*00°E M	12	4.3	C40 39,01 4515
123	1 1	I 00	18	8 4 6 8	115.00	115.00°E	Iω	C47 34.30 33.00 ps
-	8.1 .	D, 11	N89*38*00*E	2 2 2 2	8 9	115.00	m 290 1	C40 34.23 40.00
		8 A 20	115.07	8 2898	9 170	92	- 290 m	C49 133.32 0340 14
		20 O	8 76	0 94 96	NEG-38-00*E	S 92 SE	24	G30 23.43 G3.65 D3 20 20 20 20 20 20 20 20 20 20 20 20 20
		5 -	8 18	50.00 - 50.00	y ¬ N89*38'00*€	N89*38*00*E	20	G1 23.40 03.00 7
124		06-4	N89*38*00*E	0 H2 20	15' PUBLIC 5	115.00	9 289 0 19	C32 23.47 05.00
124	1 1	1 10 - H		224	171 UTILITY 8	- 8 - 15' PUBLIC 93	© 289 Q	(53 45.20 65.50 56 2.1
	l med	1	8 75 PUBLIC 8	0 A A S S S S S		S EASEMENT 93	3	Che Janes Street Street
	- 28	213	75 ITELITY SASEMENT IN	N89*38*00*E	1 N89*38'00"E	N89*38:00*E	>	C33 15-45 15-55
	- ROADWAY	AND ME 36" W	N89*36*00*E	115.00		115.00	=	20 20 20 20 20 20 20 20 20 20 20 20 20 2
	1 ZQ	Ω = 11	119.74	- 8 HITTY 223	2 172 8	9	S 288 Q	C5/ 31.99 83.00 Z1 20
125	30	2 - 0	9 74 9 7	8 UTILITY 223	8 2	94 8	2	C30 32.25 43.00 1
	In	₹ m	74 99 E		N89*38'00"E	ja	N 4	C59 32.15' 85.00' 21* 40' 27' 31.96' C60 37.39' 85.00' 25* 12' 04" 37.69'
	TO SE	9	M80438-004E 00	N89*38:00°€ 119:00° 5 DRABAGE	5 DRAMAGE 115.00'	N89*38'00*E	7	C61 54.98' 35.00' 90" 00' 00" 49.50'
	100	₹ 22 °C			SEASHABIT 173	7 . 1	° 287 I	C61A 33.69' 35.00' 55° 09' 60° 32.40'
	22	0	119.78	222 EASEMENT S	00 2	1 0 0 0 0 1	~ O	CB1A 33.09 35.00 55 05 00 20 20 96

144

ш

175

176

N89*38'00"E

177

178

N89°38'00°E

179

115.00°E

180

181

SEE SHEET4 FOR CONTINUATION

174

_			1	4	- 3		1				Curve Tab	•	
Ε	:\$	48-51			05	006	Cur			Radius	Deleg	Chord	-
21		222 2	23 2	224 2	25	22€		C1 14	6.38	95.00	88" 17' 01"	132	
	1	1.						C2 18	4.90	120.00	88" 17' 01"	167	
		- 1	1	- 4	1			C3 3	8.29	120.00	18* 16' 51"	38.	
		1						C4 14	6.61	120.00	70" 00' 09"	137	
			1		L			C5 14	0.29	145.00"	55" 25' 58"	134	
_								C6 . 3	7.93	145.00	14" 59" 12"	37.	_
											20, 53, 51,	51.	33'
			1				_	C8 5	0.76	145.00	20" 03' 25"	50.	50"
			/					CBA Z	2.72	145.00	01" 04" 26"	2.	72"
			FCM					C9 3	4 97	35.00	57" 14' 30"	33.	53"
0,	\neg	50.00 50.	us. 4					C10 1	5 78'	35.00	25* 50' 13'	15	65"
	1	1			1		_	C11 1	0 18	35 00	31" 24' 17	18	94"
	1		1	- 1	1			C12 3	9.70	35.00	90- 00- 00		36"
	3	≥		\	}			012	4 051	500 00	18" 54" 27		.62"
	115.63	200	_	1				C13 S	14.05	205.00	09" 10' 14		.57"
	13	89 5 9	0 6	1 5	92	294		C14 4	30.02	205.00	09* 44' 13		38'
	8	9	40.00	1 1 2				C15 4	10.43	240.00	18" 54' 27		1.84"
	-	7	2	1	×			C16 1	02.50	310,00	18" 54" 27		0.05
	1	l l	- 1	1 1	×			C17 1	10.33	303.00	95" 22" 27		.41
	1	1	- 1	1 1	Q			C18 3	31.42	393.00	001 AT DA		.73
1	(2)	0)	1	1 1	B00			C19	50.78	305.00	08° 41' 04	2	.34
9/4	5.	E Mile	1	1	-		L	C20	28.35	332780	04" 50" 50	-	To the last
6	20	25/5	1.	- 1	ď	1	Г				Curve Ta	hie	
i	500	(NA)		1	_]	1	L .	urve #	ength	Radius	Delta	Chord	Leng
٤.	X	M67-74-50-F (MA)	1 !		_ O.	7	۴	C41	25 04	335,00	04" 26' 14		5.94"
Y	1	162 02 329.7	1		m	1	1	C42	36 57	25 00	93. 20, 3	* 3	3.41
18	1 3	1	57	े हैं	썼	1_1	1				95" 04" 3		5.89
J.	1	5-0	104.23	1 29	ASE 2B/PI	48-5	1	C43	41.49	935.00	95, 94, 3	1	2.36
٠Ţ		91	7	2	21 III	111	-	C44	32.37	1203.00	Inne 22: 3		5.50
1	44.21	31	H I		Ø	100	L	C45	39.47	25.00	90° 27' 32 89° 32' 2	- 3	5.21
1	1			-		13	L	C46	39.07	45.00	Da 21 7		9.50
1	1	115.00°			E	SO.	L	C47	54.98	35.00	80. 00. 0	+	4.65
- 1	1.1	115.00	U	m 25	20 0	101	1	C48	94.25	60.00	90.00.0	- 1	0.21
- 1	è	00	84	m 25	m	10	1	C49	133.52	85.00	80. 00. 0		9.30
	50.00	92	SIL		- 3≥	14	L	C50	29.45	85.00	19* 50* 5		
- 1		NR9*38'00*E		- CJ	~ ~	0_					19* 49* 0		9.26
- 1	-	112'00, N88,38,00,E		9 2	0	10			29.47	85.00	19, 25, 0		
		15' PUBLIC	6	0 2	39 <u>0</u>	120	Г	C53	45.20	85.90	30* 27' 5		4.67
-	00	15' PUBLIC 93	20.00	-	4	177	ſ	C54	54.98	35.00	90" 00' 0	0 4	9.50
	20	EASEMENT	. "			+	ſ	CSS	94.25	60.00	90, 00, 0		4.85
	\Box	N89*38'00"E	-	-	2	1	- 1	CS6	133.5	2' 85.00	90, 00, 0	0° 1	20.21
		115.00		0 2	88	.1	ſ	C57	31.99	85.00	1 21° 33' 4	5-	1.80
	9	94	50.00	. 0		t k	1	CS8	31.99	45.0	31. 33. 4		31.80
	50.00	3-4	S	.00,22,00	4	1	1	C59	32.1	5' 85.0	0' 21° 40' 2	7"	11.96
		N89*38'00"E		- 1-V	4	1	1	C60	37.3	85.0	0 25" 12"	14"	37.65
	Н	115.00°E		0 -	07 =	1	1	C61	54.9	35.0	0, 80, 00, 0	00"	49.50
)	6		ò	0 2	B7 📜	E	1	C61A	33.6	9 35.0	0. 55. 09.	10-	32.40
-	50.00	95	50.00	0	<u>C</u>	1 1	ł	C61B	21.2	9- 35.0	0' 34" 51"	90.	20.95
)	N					1	- 1	C52	94.2	5. 60.0	0, 99, 98,	20-	84,85
1	1	115.00°E	-	Z	-	1		C63	133.5	2' 85.0	0, 30, 00,	00° 1	20.21
Ľ		113.00		2	86	A .	1	C64	2.50	r 65.0	0' 01" 41"	07*	2.50
_	50.00	96	50,00	-		. /		C65	32.3	3 85.0	0' 21" 47'	29*	32.18
	100	90	22	-		X	= 3	-					
	1	N89*38*00*E											
	0.00	115.00	1		85								
			8	2	60					100			_
		97	50.00										
3	30.022.00°W	1 NON-2010A+1											
1	7	N89*38'00*		11		~				IN O	RDER TO	PROV	DE A
-	9 .	10000	6	1		21			-				
-	50.00	98	50.00						- 1	SHALL	I BE FR	CTED	PLA
	S		. 31	11-	-				- 1	MAN	L BE ERI NER AS T NEN FEET PUBLICLY	O MAT	ERIA
	_	N89*38'00*	E						1	ELEV	EN FEET	ABOVE	THE
		113.00		1					- 1	OF I	PUBLICLY	OWNE	D HM
2	è	15' PUBLIC	99 8	1									
	60.00	EASEMENT	9	1	100								
	1	1		FCM									
	1	N89*54'27"W	115.00			50.00							
-	T	65.00	50.00	50.00	50.00	50.00	3						
	1	MATCH	INE			1	¥						
3	1	i				w.l	4						
J	1210	100	101 5	m		E C	Z						
I	0	0.01	, m	102	103	S 104	E						
δ	1	29025 CLEAR OF	101 JUBIL 101	102	1	104	ō						
1	res	BEE NOTE	15. PUBLIC UMLITY EASEMENT NO0*05	ž		2	O						
MATCH	, h	MICAL BOTH SIDES	25≦				Œ						
	*	A A	_T				5						
	AN	39.27	50.00	50.00	50.00	50.00	60						
	6	5			1000		E						
		" NO	ODLA	RK DRI	VE		SHEET 6 FOR CONTINUATION						
	-	596.18' TO PCP			-		뽀						
		596.18 10 FCF	TRAC	J 1			Ø						
10							111						

		Curve Tabl	le					Curve 1801		
				Chord Bearing	Curve #	Length	Radius	Delta		Chord Bearing
_	Radius	Deka	132.32	N45* 57' 02*E	C21	43.43	35,06	71" 05' 33"	49.70	N54" 32' 46%
46.38	-	88" 17' 01"		N45° 57' 02"6	C22	74.45	60.00	71" 05' 33"	69.76	NS4" 32' 46'E
		88° 17' 01" 18° 16' 51"	38.13	NBO* 57' 07"E	C23	105.47		71" 05" 33"	98.83	MB4, 31, 46.E
38.29	75.000	40. 00. 00. 18. 18. 21	137.66	N36" 48' 37"E	C24	38.97	85.06	26" 15" 56"	38.63	1676* 57' 34'E
				N29" 31" 31"E	C25	31.13	83.00	28" 98" 57"	30.95"	N53" 20" 05"E
		55" 25' 58"	-	149° 44' 55°E	C26	35.37		23. 20. 40.	35.12	M30" 55' 20'81
37.93		14" 59' 12"		N22" 03" 38"E	C27	96.54	285.02	19" 24' 27"	96.08'	N80" 13" 14"N
51.60		50, 53, 51,	_	N11" 50" 15"E	C28	26.33	285.60	95° 17' 38"	26.32	Ney- 15' 38'W
50.76		20" 03' 25'		N92* 20' 46*E	C29	53.50	285.00	10" 45' 22"	53.42"	H39, 14, 00,46
2.72		01" 04" 28"		N28* 37 15°E	C39	16.70	285.00	03, 51, 58,	16.79	1672" 10' 44'40
34.97		57" 14' 30"		N12° 55' 07'E	C31	305.01	316.00	19" 24" 27"	104.58	N80" 12" 14"N
15.78	35.00	25* 50' 13'		N41" 32' 22"E	C32			19" 24" 27"	112.93	WED, 15, 14,46
19,18	35.00	31" 24' 17			C33			02- 08- 39	12.54	1689, 20, 08.A
39.27		30, 00, 00		N44" 54" 27"W	C34	67.01	935 DE	da, 05, 23,	52,85'	W89, 14, 18JA
94.05		18" 54" 27		N09" 32' 46"E	C35	40.07	225 76	08" 12" 49	47.98	1624" 38' 24"W
45.62		09" 10" 14		N14" 24" 58"E	_	90,02	1285 00	19" 24" 27"		260° 12' 14'9
48.43	285.00	09* 44' 13		ND4" 57' 40"E	C36			19° 24' 27		NB04 12' 14'W
	310.00			N09" 32' 46"E	C37			19" 24" 27	4	N60" 12" 14"W
110.55	185.00	18" 54" 27	110.05	M09" 32' 46"E	C38	113.47	233.4	06" 18' 34		W23" 38" 17W
31.42	335.00	95" 22" 27	31.41	₩16" 18' 46"E	C39	36.89	345.4	100 10 34	50.59	M81" 05' 24"W
50.78	355.00	08" 41" 04	50.73	N09" 17" 01"E	C40	50,64	335.0	06, 38, 38	3000	100
28.35	335.00	04" 50" 56	28.34	802" 31' 01"E						
77	-	The second second second	3400					Curve Ta	ple	
_	-	Curve Te		Chord Bearing	Curve	Lengt	Radiu	s Delta	Chord Lang	Chiefed Bearing
Lengt	h Radius				C066			23" 47" 25	32.13	1055" 59" 38"V
25.94	335.00		_	R87" 41" 20"W	C67			22° 48' 35		1933" AL 37'V
36.58	25.00			N48" 10" 16"E	_	90.0	05.07	21- 55' 10	32 32	N43" 19' 40"
41.46	25.00	95" 04" 3		N42° 22' 09"W	CAS	39.27	-			NAS" 22' 00'Y
32.31	335.00	05, 35, 0	9" 32.36"	102" 24' 05"€	C69	39.2	-	ab. 00. 0	- indiana	454. 38. 00.E
39.47	25.60	90" 27" 3		1844" 51' 46"E	C70	_		, 30, 00, 0	-	M44" 36" 00"6
39.0	25.00	89' 32' 2	7" 35.21"	N45" 08" 14"%	C71	54.9	- Continue	A 22, 08, 0	-	N62" 08' 30'
54.90		90° 00' 0	0" 49.50"	N45" 22' 00"V	C71A	_	-	34" 51' 0	-	M17" 00" 30"8
94.2	-	80, 00, 0	0" 84.65"	N45" 22' 00"W	C738	-				NAM* 36: 00'S
133.5	_	. 80. 00. O	0" 120.21"	N45" 22' 00"W	C72	-		38. 00. 0		HWA 38 001
29.4	-	19" 50" 5	4° 29.30°	N10" 17' 27"W	C73	-		30, 60, 0		7488" 47" 26"
29.4	-		7* 29.26	N30° 07' 28'W	C74	-	- Aperture		_	1668, 49, 08,3
29.4	-	-	_	N49" 58' 03"W	C75					MB9- 50- 38.
45.2	-	_	-	N75" 08" 02"W	C76	36.0				MIS 25 33
54.9	-	-		N44" 38' 00"E	C77	34.9		0, 53, 35, 1		NOT 38 47
94.2	-	_		N44" 38' 00"E	C78			8, 64, 01, 5		NOT 36 4F
133.5	-	_	-	N44" 38" 00"E	C79	32.9	1 265.	10 06° 37' 0		
-	A STREET, SQUARE,	-	-	N10" 24' 52"E	CBB				0 35,78	'Nga- 56 56
31.9	-	-		N31" 58' 37"E	Cel	38.6	9 395.	00° 86° 37° 5	0 38,67	
31.9	-	-	-	N53" 35' 42"E	CBZ	27.5	9 335.	10° 54° 43' C	27.58	The officer and the same
32.1			-	N77* 01' 57"E		1 11.1	D 335	00'01' 53' 5	2 11,10	
37.3		-	-	M45" 22" 00"W		35.8	310.	00'06' 37'	Q" 35,78	
54.5			00" 49.50"	N62° 47' 30°8	-	-		90° 36° 37' (
33.6	-	-	00" 32.40"	N17"47" 30"W	1			00' 03' 44'		
21.2	35.0	0' 34' 51'	00" 20.95"	#17-47 30 W	1 1	114	2 785	00'102" 52"	5" 14,32	101" 04: 22

PLAT BOOK 160 PAGE 29

SHEET 5 OF 7

CLEAR VISIBILITY TRIANGLE

IN ORDER TO PROVIDE A CLEAR VIEW OF INTERSECTING ROADS TO THE MOTORIST, THERE SHALL BE A TRIANSULAR AREA OF CLEAR VISUALITY FORMED BY THE NIT INTERSECTION OF A DRIVEWLY AND A ROAD. NOTHING INTERSECTION OF A DRIVEWLY AND A ROAD. NOTHING SHALL BE RECTED, PLACED, PLANTED, OR ALLOWED TO GROW IN SUCH A MANNER AS TO MATERIALLY IMPEDE VISION BETWEEN A HIGHT OF TWO FET AND LEVEN FET ABOVE THE GRADE IN THE VISIBILITY TREANSLE — WHILL THE EXCEPTION OF PUBLICLY OWNED HIGHWAYS SIGNS, UTILITY POLES AND TRAFFIC CONTROL POLES.



LAND SURVEYING, INC.
264 MAGNOLIA AVENUE.
7.0. BOX BW. LASELAND, FLORIDA 33802
(863) 648-266 FAMESO) 648-5869
STATE OF FLORIDA AVERORIZATION FOR
SURVEYING AND MAGNING SUBINESS - LB 86392

PATRICK J. O'LEARY PROPESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

□ PRM - PERMANENT REFERENCE MONUMENT - SET 4" X 4" CONCRETE MONUMENT AND CAP "PRM LB-6892"

C 21 - CURVE - SEE CURVE TABLE

- RADIUS

LENGTH

· CHORD LENGT

(RAD) - RADIAL BEARING

(NR) - NON-RADIAL BEARING

DOGHT, OF WAY

BEARINGS BASED ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 99. TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA. HAWNER, A GAIDD BEARING OF N-001-14-6" WE STYMER FIELD INCHIMBATATION AND THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMBRICAN DATUM OF 1993, ADJUSTMENT OF 1999 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISERS CONTROL FONTS "PA 40" AND "P/A 40" AND "

SURVEYOR'S NOTES:

THIS PLAT IS BASED ON A RECENT SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN COMPLIANCE WITH CHAPTER 177 FLORIDA STATUTES.

P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A P.K. NAIL AND DISC "LB-6992" - UNLESS OTHERWISE NOTED, AND SHALL BE SET WITHIN 1 (ONE) YEAR OF THE DATE THIS PLAT IS RECORDED.

SEE SHEET 5 FOR CONTINUATION

97

98

MATCH LINE

100 %.

F 36.65'

30

31 15' PUBLIC MATCH LINE

EASEMENT 32

33

N89*38'00*E 132.50*

SEE SHEET 3 FOR CONTINUATION

101

UTITETY EASEMENT

50,00

29

28

27

TRACT C

15' PUBLIC SO SEE

15' PUBLIC UTILITY EAST

285

102 5 103 5 104 5 105 5

150

143 142 141 141 140 11

3.00

50.00'

* INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE MAINTERNANCE OF VEGETATION IN ANY DRAINAGE SWALE LOCATED ON HODIVIDUAL LOTS. MARYTEMANCE OF THE DRAINAGE ANN RETENTION AREAS SHALL BE THE RESPONSIBILITY OF A COMMUNITY DEVELOPMENT DISTRICT WITH JURISDICTION OWNER THE LANDS DESCRIBED IN THIS FLAT AND ESTABLISHED PURSUANT TO CHAPTER 150, FLORIDA STATUTES, IF 50 STABLISHED ON A HOMEOWNERS ASSOCIATION, THE DESIGN STO BE LEFT

ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091(28).

* ELEVATIONS DEMCTED HEREON ARE BASED ON THE POLK COUNTY BENCHMARK NUMBER 77092201, BEING A RALROAD SPIKE IN UTILITY POLE IN THE SOUTHEAST CORRIEN OF THE INTERSECTION OF COUNTY ROAD 547 AND 10TH STREET NORTH.

Published Elevation = 166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE FLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERI DATUM OF 1981, ADJUSTMENT OF 1990 AND ARE REFERENCED TO POLK. COUNTY PROPERTY APPRAISER'S CONTROL POINTS "PA 40" AND "PA 41".

TRACT USAGE TABLE

TRACTS A, F, H AND I ARE COMMON AREA / OPEN SPACE, RECREATION AND WALLIFENCE/LANDSCAPE/SIGN AREAS.

TRACT B IS A 60° WIDE TRACT FOR RIGHT-OF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAYERPORTS COMPREHENSIVE PLAN (IDENTIFIED ON THE TRAMSPORTATION ELEMENT MAP SERIES AS A FUTURE 2.1-WAR FORDAWAY MAN GROU IMPROVEMENTS!) AND CITY'S LAND DEVELOPMENT REGULATIONS, DEDICATED TO THE PUBLIC BY THIS PLAT.

TRACT I ARE ROADWAYS.

FLOOD HAZARD WARNING

THIS PROPERTY MAY BE SUBJECT TO PLODDING, YOU SHOULD CONTACT POLK COUNTY AND OBTAIN THE LATEST INFORMATION ON FLOOD ELEVATIONS AND REFSTRE HONDON SEFONE MANUE PLANS FOR THIS PROPERTY, EVEN INESTING POLK COUNTY STANDARDS DOES NOT ENSURE THAT ANY INFORVONEMEN'S SUCH AS STRUCTURES, DRIVEWAYS, YARDS, SANGTARY SEWAGE STEMES, AND WATER WILL SYSTEMS WILL NOT BE FLOODED IN GRADUATE WILL SYSTEMS WILL NOT BE FLOODED IN GRADUATE WILL SYSTEMS WILL NOT BE

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HERBIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.

HIGHLAND MEADOWS PHASE III

A REPLAT OF TRACTS 11 AND 12 IN THE SOUTHWIEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST AND TRACT 17, AND THAT PART OF TRACT 18 LYING WESTERLY OF THE RAILROAD RIGHT-OF-WAY, IN THE SOUTHEAST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST, "FLORIDA DEVELOPMENT COMPANY'S SUBDIVISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> AND A REPLAT OF TRACT H "HIGHLAND MEADOWS PHASE 28", AS RECORDED IN PLAT BOOK 155, PAGES 48 TO 51, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> > ALSO THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE NORTH 1500 PEET AND THE WEST 15.00 FEET OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST.

> SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST CITY OF DAVENPORT, POLK COUNTY, FLORIDA

> > 106 0 107 0 108

IS CRANGE 13.00 L ACCES FOR INVESTIGATION CAST SACRET

139 138 137

50.00' 50.00' 50.00' 50.00' 52.50' 1 52.50' 24.08' C41

6 152

NIGHTHAWK DRIVE TRACT J

26 25 25 24 55 23

50 1**51**

WOODLA 34 77 W 1 12 35

HIGHLAND MEADOWS PHASE 2B

N 89°54'27" W 664.98'

109

110

TRACT J

TRACT C

N 89°48'41" W 665.29'

UNPLATTED LANDS SMALL TRACTS

NE1/4, SE1/4, SWI/4

PLAT BOOK 155 PAGES 48-51 3 282 281 280 279 278 277 276 275 274 273 272

112

158 158 158

111

157

135 134 133

113

159

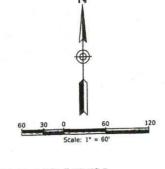
132 3

100-30'00'W 104 64' N 9CP

21

20

22



N 89°49'47" W

534.17

S 117

50.00' 50.00' 50.0

162

EASEMENT (7.5° EACH LOT)

TRAC

129 3 12 Kg

NIGH

N 89°48'41" W

527.74

15 PLATTED (NON RADIAL)

C33 37.47*

-52.50- +-50.00- +-

(PLAT BOOK 3.

115

161

130

50.00°

160

			Curve Tabl	e	
Curve #	Length	Redius	Delta	Chord Length	Chord Bearing
Cl	146.38	95.00	88" 17" 01"	132.32	N45" 57' 02'E
CZ	184.90	120.00	88" 17" 01"	167.14	N45" 57' 02"E
C3	38.29	120.00	18" 16" 51"	38.13	N80" 57" 07"E
C4	146.61	120.00	10. 00. 00.	137.66	N36" 48' 37"E
CS	140.29	145.00	55" 25" 58"	134.86"	M29" 31" 31"E
C6	37.93	145.00	14" 59" 12"	37.82	N49" 44' 55"E
C7	51.60	145.00	20" 23" 21"	51.33	M35. 03, 38.E
C8	50.76	145.00	20" 03" 25"	50.50	N11" 50" 15"E
CBA	2.72	145.00	01" 04" 28"	2.72	N02" 20" 45"E
C9	34.97	35,00	57" 14' 30"	33.53	N28" 37' 15"E
C10	15.78	35.00	25" 50" 13"	15.65	N12" 55' 07"E
C11	19.18	35.00	31" 24" 17"	18.94	N41" 32" 22"E
C12	39.27	25,00	30, 00, 00,	35.36	N44" 54' 27"V
C13	94.05	285.00	18" 54" 27"	93.62"	N09" 32' 46'E
C14	45.62	285.00	09" 10" 14"	45.57	N14" 24' 53'E
C15	48.43	285.00	09" 44" 13"	48.38	N04" 57' 40"E
C16	102.30	330.00	18° 54' 27'	101.84	N09" 32" 46"E
C17	110.55	335.00	18" 54' 27'	110.05	N89" 32" 46"E
C18	31.42	335.00	05" 22" 27"	31.41	N16" 18" 46"E
C19	50.78	335.00	08" 41" 04"	50.73	N09" 17' 01"E
C20	29.35	335.90	Q4° 56' 56'	28.34	M03. 31. 01.E

C19	50.78	335.00	08" 41" 04"	50.73	N09" 17' 01"E
C20	28.35	335.90	G4" 56" 56"	28.34*	M03. 31. 01.E
	- Land	200	Curve Tabi		
urve #	Length	Radius	Delta	Chord Length	Chord Bearing
C41			04" 26" 14"	25.94	N87* 41' 20"W
CAZ	36.58	25.00"	83" 50" 33"	33.41'	N48* 10' 16"E
C43	41.49	25.00	95" 04" 37"	36.89*	NA2" 22' 09"W
C44		335.00	05" 32" 09"	32.36	NB2" 24" 65"E
C45	39.47	25,00	90" 27" 33"	35.50	N44" 51" 46"E
C46	39.07			35.21'	N45" BB" 14"W
C47	54.98	_	80, 60, 00,	49.58	N45" 22" 00"W
C48	94.25		80, 86, 00,	84.85	N45" 22" 00"W
C49	133.52		8p. 00. 00.	120.21	N45" 22" 90"W
C50			19" 50" 54"	29.38	NEO* 17: 27*W
C51			19" 49" 07"	29.26	N30" 07 28"W
C52			19* 52* 03*	29.33	N49" 58" 03"W
C53			30" 27" 55"	44.67	N75" 08" 02"W
C54			30, 00, 00,		N44" 38" 00"E
CSS	94.25	-	80, 00, 00,		N44" 38" 00"E
C56			90. 00. 00.		N44" 38" 00"E
C57	31.99		21" 33" 45"		N10" 24" 52"E
C58			21" 33" 45"		N31" 50" 37"E
C59			21" 40" 27"		N53" 35' 42"E
C60	37.39		25" 12" 04"		N77" 01: 57"E
C61	54.98	35,00	80, 00, 00,	49.50	N45" 22" 90"V
CSIA	33.69	35.00	55" 09' 00"	32.40	N62* 47 30"V
C618	21.29	35.00	34" 51' 00"	20.96	N17*47' 30'W
C62	94.25		80. 00. 00.		N45" ZZ" 90"V
C63	133.52	85.00	90. 00. 00.	120.21	N45" 22" 00"
C64	2.50		01" 41' 07	2.58*	N89" 33" 26"
C65	32.33	85.00	21" 47' 29	32.13	N77" 47" 08"

_				Curve Tabl		
_	<u></u>		-			Chord Bearing
ring	Curve #			Delta 71° 05' 38"	40.70	154" 32" 46"E
05.E	C21	43,43	60.00	71" 05: 33"	69,76	N54" 32" 46"E
02"E	CSS		-	71. 02. 33.	98.83'	N54" 32' 48'E
07°E	C23 -	105.47		26" 15' 56"	36.63	N76" 57" 34"€
37°E	C24	A. S. C.	85.90		30.95	N53' 20' 00'2
314E	C25	-	85.00		35.12	N30" 55' 20"E
55*E	C26	200 - 500 -	85.00	-	96.08	NSD* 12' 14"W
384€	C27		785.00		26.32"	N87" 15' 38"W
15°E	CZS		285.00	-	53.42	N79" 14' 09"W
45°E	C29		592.00		- mein	872" 10' 44"VI
15"E	C30			03° 21° 28°	16.70	N88* 12' 14'%
07°E	C31			19" 24" 27"	304.50	180, 15, 14,4%
22°E	C32	113.47	335.00		112.93	MBB, 20, 08,M
27"W	C33	12.54	335,00			NB3, 14, 19,46
46'E	C34		235.00		52.86'	
5316	C35	48:02	335.00			M90" 12" 14"W
40°E	C36	96.54		19" 24" 27"		117.00
46"E	C37	105.01	310.00		104.50	N86" 12" 14"W
46°E	C38	113.47	335.00			N80* 12' 14"N
45°E	C39	36.89				N73" 39: 17"W
01°E	C40	56:64	935.00	08, 33, 33,	50.59	NB1" 08' 24"W
01°E						
		_	_	Curve Tel	nia .	
	-	1	T	_		Chord Bearing
ring	-	Length	-			N55" 59" 39"W
20"W	C65	32.33				N33" 41' 37"W
16.E	G67	33.84		22" 48" 35		N11, 10, 49,M
09°W	CES	32.52			4	NA5" 22" 08"W
05°E	C69	39.27	25:00	-	-	144" 38" 00"E
46"E	C70	39,27				M44, 38, 00.E
14°W	C71	54.98				Hes, 03, 30,E
00°V9	CHIA	33.69		22. 00. 00	-	M17" 03' 30'E
00°W	C718	21.29		34" 51' 00		
60-M	C72	54.25		20. 06. 00		1944" 38" QO"E
27*8/	C73	133.50				M44, 38, 00.5
28"W	C74	2.50		01. 41. 07		NES 47 26-E
03°W	C75	54.09		36" 27' 38		H69" 43" 06"E
02"W	C76	36.04		24" 17' 37	-	M38, 50, 31,6
60°E	C77	34.92		33, 35, 16	-	815° 25' 33'€
00°E	C78	5.97	85,00	04" 61' 25		No1" 38' 42'E
00°E	C79	32.93				NOZ - 56' 30"E
52°E	C80	35,80	310.0	0 06' 37' 0		MO2" 55" 30"E
37"E	CB1	38.69	335.0	0'06" 37' 0	38.67	102° 56' 3018
42°E	C82	27.59	335.0	0 04' 43' 0		NO1" 59" 34"E
57°E	C83			0 01" 53" 5		NOS" 18" DA"E
00°W	C84			0.06. 37. 0		NO2" 56' 30"6
30°W	CBS		285.0			NOS. 26. 30.E
30°W	C88	18,59	285.0	0 03' 44' 1	18.59	NO4 22 52 E
90"W	CB7	14.32		0 02' 52' 4	5" 14.32"	ND1. 04, 55.6
00"W	C88			90" 39" 0		844" 57" 38'E
	- 50	-	-	-		Printer 00" 1790

CLEAR VISIBILITY TRIANGLE

IN ORDER TO PROVIDE A CLEAR VIEW OF INTERSECTING ROADS TO THE MOTORIST, THERE SHALL BE A TRIANGULAR AREA OF CLEAR VISIBILITY FORMED BY TWO INTERSECTING ROADS OR THE INTERSECTION OF A DRIVENMY AND A ROAD. NOTHING SHALL BE ERECTED, PLACED, PARKED, PLANTED, OR ALLOWED TO GROW IN SUCH A MANNER AS TO MATERIALLY IMPRIE VISION DETWEEN A HEIGHT OF TWO FEET AND CALVED THE GRADE IN THE VISIBILITY TRIANGLE — WITH THE EXCEPTION OF PUBLICLY OWNED HIGHWAYS SIGNS, UTILITY POLES AND TRAFFIC CONTROL POLES.



NORTH POINT

PATRICK J. O'LEARY
PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

SHEET 6 OF 7

PERMANENT REFERENCE MONUMENT - SET 4" X 4"
CONCRETE MONUMENT AND CAP "PRM LB-6892"

IN FOM . FOUND CONCRETE MONUMENT "PRIN I B.6892" - UNI FES NOTED

C 21 CURVE - SEE CURVE TABLE

DELTA/CENTRAL ANGLE

LENGTH CHORD BEARIN

CHORD LENGTH RIGHT-OF-WAY

AND

IND - NON-PARVAL REARING

BEARINGS BASED ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA. HAWNING A GRID BEARING OF ADDIT 146"-W BETYMER HELD MONUMERTATION AND THE RUBIDAS STATE PLANE COORDINATE SYSTEM, WEST ZONE, MORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 1980 AND ARE REFERENCED TO POLK COUNTY PROJEKTLY APPRAISERS CONTROL POINTS "PA 45" AND "P.

SURVEYOR'S NOTES:

UNLESS OTHERWISE NOTED A 5/6" IRON ROD AND CAP "LB-6892" MORAIMENTATION SHALL BE SET PRIOR TO THE TRANSFER OF ANY LOT AT ALL LOT CORNERS, ROINTS OF INTERSECTION, AND CHANGES OF DIRECTION OF LINE WITHIN SUBDIVISION WHICH DO NOT REQUIRE A PRM OR PCP.

P.C.P.'S SET IN AN IMPERVIOUS SURFACE ARE A P.K. NAIL AND DISC "LB-6992" - UNLESS OTHERWISE NOTED, AND SHALL BE SET WITHIN 1 (ONE) YEAR OF THE DATE THIS PLAT IS RECORDED.

* LANDS IN THE VICINITY OF THE DRAINAGE/RETENTION AREAS AND SWALES MAY BE SUBJECT TO TEMPORARY STANDING WATER WHEN CONDITIONS DECREASE THE RATE OF PERCOLATION AND DRAINAGE RUNGER.

• INDIVIDUAL PROPERTY OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF VEGETATION IN ANY DRAININGE SWALE LOCATED ON INDIVIDUAL LOTS, MAINTENANCE OF THE BRAINAGE AND RETENTION AREAS SHALL BE THE RESPONSIBILITY OF A COMMINITY DEVELOPMENT DISTRICT WITH INDIGICTION OVER THE LANDS DESCRIBED IN THIS FLAT AND ESTABLISHED PURSUANT TO CHAPTER 10R, LORIDOS STATUTES, IF SO ESTABLISHED, OR A HOMEOWINERS ASSOCIATION. THE DESIGN IS TO BE LEFT

THE DEVELOPER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL TRACTS UNTIL SUCH TIME THE TRACT IS CONVEYED TO A COMMUNITY DEVELOPMENT IDSTRICT WITH JURISDICTION OWER THE LANDS DESCRIBED IN THIS PLAT AND ESTABLISHED PURSUANT TO CHAPTER 190, FLORIDA STATUTES, IF SO ESTABLISHED, OR A HONEOWIERS ASSOCIATION. THE DESIGN IS TO BE LEFT LINCHMINGED.

ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES IN ACCORDANCE WITH FLORIDA STATUTE 177.091(28).

* ELEVATIONS DEPICTED HEREON ARE BASED ON THE POLK COUNTY BENCHMARK NUMBER 77093301, BEING A RAILROAD SPIKE IN UTILITY POLE IN THE SOUTHBAST CORNER OF THE INTERSECTION OF COUNTY ROAD 547 AND JOHN STREET NORTH.

PUBLISHED ELEVATION = 166.28 (NATIONAL GEODETIC VERTICAL DATUM OF 1929).

* THE COORDINATES SHOWN DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADUISTMENT OF 1980 AND ARE REFERENCED TO POLK COUNTY PROPERTY APPRAISER'S CONTROL POINTS "PA 40" AND "PA 41".

THE LANDS DEPICTED HEREON ARE LOCATED IN FLOOD ZONE "X"
ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR POLY COUNTY,
LORIDA; COMMUNITY PANEL NUMBER 12105C0240 F, EFFECTIVE DATE OF

TRACT USAGE TABLE

TRACTS A, F, H AND I ARE COMMON AREA / OPEN SPACE,

TRACT B IS A 69' WIDE TRACT FOR RIGHT-OF-WAY PURPOSES, AS REQUIRED BY THE CITY OF DAMPHONTS COMMENSIONER FAM. (DESTRIED ON THE TRANSPORTATION ELBRIET MAY SERIES LAND DEVELOPMENT REGULATIONS, DEDICATED TO THE PUBLIC BY THIS PLAT.

TRACT I ARE ROADWAYS

FLOOD HAZARD WARNING

THIS PROPERTY MAY BE SUBJECT TO FLOODING, YOU SHOULD CONTACT POLK COUNTY MAY BE SUBJECT TO FLOODING, YOU SHOULD CONTACT POLK COUNTY MAY BE SUBJECT MAY BE SUBJECT WHEN THE LETST PROPERTY OF THIS PROPERTY. EVEN MEETING POLK COUNTY STANDARDS DOES NOT ENSURE THAT MAY INPROPENDENTS SUCH AS STRUCTURES, DIVEWARTS, YARDS, SARITARY SCHADE SYSTEMS, MAY WATER WELL SYSTEMS WILL NOT SE FLOODED IN CENTAIN AREA SPECIES.

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HERBIN 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 COUNT

HIGHLAND MEADOWS PHASE III

A REPLAT OF TRACTS II AND 12 IN THE SOUTHWEST 1/4 OF SECTION 09. TOWNSHIP 27 SOUTH, RANGE 27 EAST: AND TRACT 17, AND THAT PART OF TRACT 18 LYING WESTERLY OF THE RAILROAD RIGHT-OF-WAY, IN THE SOUTHEAST 1/4 OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST "FLORIDA DEVELOPMENT COMPANY'S SUBDIMISION", AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> AND A REPLAT OF TRACT H "HIGHLAND MEADOWS PHASE 29", AS RECORDED IN PLAT BOOK 165, PAGES 48 TO \$1, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

> > ALSO THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, OF SECTION 69. TOWNSHIP 27 SOUTH, RANGE 27 EAST.

AND ALSO THE SOUTH 15.00 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4,

AND THE NORTH 15.00 FEET AND THE WEST 15.00 FEET

OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4.

OF SECTION 09, TOWNSHIP 27 SOUTH, RANGE 27 EAST. SECTION 09. TOWNSHIP 27 SOUTH, RANGE 27 EAST

CITY OF DAVENPORT, POLK COUNTY, FLORIDA

N69*54'27*W 1192.35" WOODLARK DRIVE

271

TRACT E

117

163

TRACT G

N89*54'27*W 202.50'

128 8 127

161

131 8

104.64

(75° EACH LOT) 162

HIGHLAND MEADOWS PHASE 2B PLAT BOOK 155 PAGES 48-51 270 269 268 267 266

N 89°49'47" W 534.17'

121

167

124

CZ2

166

125

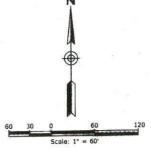
126

NIGHTHAWK DRIVE TRACT J ..

N89*54'27"W 245.52' 50.00' 50.00' 50.00'

168

122 TRACT A



259

260

261

N90*00:00*E (NR)

N7)*00'00 W (NR

140.80°W

6

10

5

ш

265

N90°00'00'E N90°00'00'E 115.04'

TRACT D

/N89°49'47"W

(NON RADIAL)

15.08

JN RAL Q202.84/

RIGHT-OF-WAY

COASTLINE

MIDE

SEABOARD (

N00°24'25"W

(NON RADIAL)

PLAT BOOK LED PAGE SHEET 7 OF 7

			Curve Tab	le						Curve Tal	ble
Curve #	Length	Radius	Delta	Chord Length	Chord	Bearing	Curve #	Length	Radius	Delta	Chi
	146.38	-	88" 17' 01"	132.32"	N45*	57' 62'5	C21	43.43	35.00	71" 05" 33	
CZ	-	-	88" 17" 01"	167.14"	N45*	57' 02"E	C22	74.45	60,00	71" 05' 33	1
C3			18, 16, 21,		NB0"	57' 07"6	C25	365.A7	街.00	91- 05- 33	4
C4			70" 00' 09"		N36*	48' 37°E	C24	38.97*	85.60	26" 15' 56	1
CS			55" 25' 58"		N39*	31' 31'€	C25	31.19	85.00	20' 58' 57	
C6			14" 59" 12"		N49*	44' 55'E	C26	35.37	85,00	28" 50" 40	
7			20" 23" 21"		N32*	03' 38'E	C27	96,54	285.00	29" 24" 27	
CB			20" 03' 25"		N11.	50° 15°E	C28	2633	285.00	95° 17' 38	
CBA			01" 04' 28"		NO2*	20° 46'É	C29	53.30	(時,00	10" 45" 22	
C9	34.97	35.00	57" 14" 30"	33.53	N28*	37' 15"5	Cão	15.70	285.00	93" 21' 28	
C10	15.78	35.00	25" 56" 13"	15.65	N12*	55' 07"E	C31	195.01	310.00	18" 24 27	-
C11	19.18		31" 24" 17"	18.94"	N41"	35, 35.E	C32	113.47	15.60	18" 24" 27	-
C12	39.27	25.00	98. 00. 00.	35.36	1100	54' 27'V	C33	12.54	335.d0	45, 08, 38	
C13		285.00	18" 54" 27"	93.62	N89"	32' 46'E	C34	52.91	335.00	69" 02" 59	
C14			09" 10" 14"		1014*	24' 53'6	CSS			08* 12' 49	
C15			09" 44" 13"		N04*	57' 40'E	C36	96.54	285,00	19" 24" 27	
C16			18° 54' 27°		HE9"	32" 45"E	C37	105.01	310.00	19" 24" 27	
C17			18" 54" 27"		N09*	32' 46年	CBB	113.47	335.0E	19" 24" 27	
C18			05" 22" 27"		N15"	18' 46'E	C39	36.89			-
C19			08" 41' 04"		N09"	17' 03'E	C48	50.64	315.00	08, 35, 35	7
C20			04" 50" 56"		ND2"	31, 03 E		-			

C50	26.35	335.00	04, 20, 26,	28,38	MDG. 21, 03.E
-			Curve Tab	e	
urve #	Length	Redius	Delta	Chord Length	Chord Bearing
C41	25.94	335.00	04" 26' 14"	25.94	NB7" 41' 20"W
C42	36.58	25.00	83" 50" 33"	33.41	N48" 10' 16'E
C43	41.45	25,00	95" 04" 37"	36.89	NA2" 22' 091W
C44	32.37	385.00	65* 32' 09"	32.38	NG2" 24' 05'E
C45	39.47	25.00	90" 27" 38"	35.50	M44" 51" 46"E
C46	39.07	25.00	89° 32' 27"	35.21	M45" 08' 14"VE
C47	54.98*	35.00	30- 00, 90-	49.50	N45" 22" 00"W
C48	94.25	60.00	36. 00. 00.	84.85	N45" 22" 00"W
C49	133.52	\$5,00	86. 00. 5p.	120.21	N45" 22" 00"W
C50	29.45	85,00	19" 50" 54"	29.30	N10" 17' 27"W
C51	29.40	\$5.00°	19" 49" 07"	29.26'	N30" 07' 28"W
C52	Z9.47*	85.00	19" 52' 03"	29.33	N49" 58" 03"W
C53	45.20	85,00"	30" 27" 55"	44.67	N75" 08' 02"W
C54	54.98	35.00	80. 00, 00.	49.58	N44" 38" QU'E
C55	94.25	60,00	80. 00, 00,	84.85	N40" 38" 08"E
C56	133.52	85.00	80, 00, 00,	120.21	N44" 38' 00'E
C57	31.99	85.00	21" 33" 49"	31.80	N10" 24" 52"E
C58	31.99	95.00	21" 33" 45"	31.60	N31. 28. 33.6
C59	32.15	85,00	21" 40" 27"	31.96	N\$3" 35" 42"E
C60	37.30	55.00	25" 12' 04"	37.09	H77* 01' 57*
C61	54.98	35,00	30, 00, 80,	49.80	N45" 22' 00'W
CESA	33.69	35.00	92, 03, 00,	32,40	N62* 47' 30'W
C618	21.29	35.00	34" 51' 00"	20.95	N17*47' 30"W
C62	94.25	60.08	30, 00, 00,	84.85	N45" 22' 00"W
C63	133.52	85.00	80. 00, 00,	120.21	N45° 22' 08"V
C64	2.50	85.00	91" 41' 07	2.50	N89" 31' 26"9
C65	32.33	85.00	21" 47" 29"	32.13	1177° 47' 88%

Curve #	Length	Radius	Delta	Flore residu	biogra bearing
566	32.33	85.00°	21" 47' 29"	32.13	1422, 28, 38,A
C67	33.84	85.54	22" 48" 35"	33.62	443° 42° 37°W
C66	32,52"	85.00	21. 55. 19.	32.32	#11" 19" 40"H
C69	39.27	25.00	90. 90. 00.	35.36	M45" 22" 80"M
C70	39.27	25.00	30, 00, 90,	35,36'	M44, 38, 60.E
C71	54.98	35.00	20. 00. 00.	49.50	H-94" 38" 90"E
C71A	33,69	35.00	28, 03, 00,	32.40	1402 03 30 E
C718	21.29	35.00	34. 21. 00.	20.96	N17" 03" 30"E
C72	94,25	69.00	30, 00, 00,	84.65"	Mes. 38, 0035
C73	133.52	85.00	50, 00, 00,	120.23	M49' 38' 00'E
C74	2.50	85.00	01" 41' 07"	2.50'	1881 47" 36"E
C75	54.09	85.60	36" 27" 33"	53.18	M69' 43' 06'E
C76	36.04	88.00	24. 17. 37	35,77	M28" 20' 34"E
cm	34,92	85.00	53, 35, 18,	34.67	M12, 12, 13,E
C76	5.97"	85.60	04' 01' 25'	5/971	M01, 38, 45,6
C79	32.91	285.00	66" 37" 190"	32:89	HOZ" 56' 30"E
680	35.80	310.00	06* 37' 00	35,78"	NOT 36 30 E
C81	38.69	335.00	06° 37' 08'	36.67	405, 20, 30, E
CB2	27.59	335.00	94, 43, 68,	27,58	101" 59" 34"E
C63	11.10	\$35.00	03* 53' 52	11.10	NO2, FE. D4,€
C84	35.60	310.00	96" 37" 00"	35,79	MOS. 28. 30.6
C85	32.91	285.00	06' 37' 00'	32:89	ND2" 56" 30"E
C86	18.59	285.00	03* 44* 15*	19:55	1604, 35, 25,E
C87	14.32	285.00	02' 52' 45'	14,32	MO1, 04, 55,E
CBS	39.55	25.00	90" 39" 05"	35.56	1444" 57" 33"E
C89	38,99	25.00	69* 20' 55'	35,35	1945 02: 27*W
C98	557.78	5826.1	06, 58, 08,	657.43	7017" 13" GA"E

CLEAR VISIBILITY TRIANGLE

IN ORDER TO PROVIDE A CLEAR VIEW OF INTERSECTING ROADS TO THE MOTORIST, THERE SHALL BE A TRANSQUAR AREA OF CLEAR VISIBILITY FORMED BY TWO INTERSECTION OF A DRIVEWLY AND A ROAD, NOTHING SHALL BE ERECFED, PLAGED, PLANTED, OR ALLOWED TO GROW IN SUCH A MANNER AS TO MATERIALLY IMPEDE VISION BETWEEN A HEIGHT OF TWO FEET AND LEVEN FEET ABOVE THE GRADE IN THE VISIBILITY TRANSQLE — WITH THE EXCEPTION OF PUBLICLY OWNED HIGHWAYS SIGNS, UTILITY POLES AND TRAFFIC CONTROL POLES.



NORTH POINT

LAND SURVEYING, INC. 2614 MAGNOLIA AVENUE P.O. BOX 888 , LAKELAND, FLORIDA 33802 (863) 668-2363 FAX 863) 668-2263 STATE OF FLORIDA AUTHORIZATION FOR STRATEVING AND MAPPING BUSINESS - LB #6692

PATRICK J. O'LEARY PROFESSIONAL SURVEYOR AND MAPPER REGISTRATION NO. 5130

-50.00'- + -50.00'- + -50.00'-'27'W 542.33' TRACT C N 89°48'41" W (NON RADIAL) 527.74 UNPLATTED LANDS SMALL TRACTS

NE1/4, SE1/4, SWI/4

N 89°48'41" W 665.291

HIVE

N 89°54'27" W

664.98

1 1

15

MINUTES

MINUTES OF MEETING HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Highland Meadows II Community Development District was held on Tuesday, **July 12, 2022** at 2:30 p.m. at the Holiday Inn, 200 Cypress Gardens Blvd., Winter Haven, FL and by Zoom.

Present and constituting a quorum:

Christopher LopezVice ChairmanKristen AndersonAssistant SecretaryMilton AndradeAssistant SecretaryBrian WalshAssistant Secretary

Also, present were:

Jill BurnsDistrict Manager, GMSTricia AdamsDistrict Manager, GMS

Meredith Hammock District Counsel, KE Law Group

Alan Rayl Rayl Engineering
Marshall Tindall Field Services, GMS

Clayton Smith Field Services Manager, GMS

The following is a summary of the discussions and actions taken at the July 12, 2022 Highland Meadows II Community Development District's Regular Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS Roll Call

Ms. Burns called the meeting to order and stated that there are four Supervisors present constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns opened the floor to the public comment period, specific to items on the agenda and reminded the public to keep to the three-minute limit. There being none, the next item followed.

THIRD ORDER OF BUSINESS

Approval of Minutes of the April 12, 2022 Board of Supervisors Meeting

Ms. Burns presented the minutes of the April 12, 2022 Board of Supervisors meeting and asked for any questions, comments, or corrections to the minutes. Hearing none, she asked for a motion of approval.

On MOTION by Ms. Anderson, seconded by Mr. Lopez, with all in favor, the Minutes of the April 12, 2022 Board of Supervisors Meeting, were approved.

FOURTH ORDER OF BUSINESS

Public Hearing on the Adoption of the Fiscal Year 2023 Budget

Ms. Burns stated that this public hearing has been advertised in the newspaper in accordance with Florida statutes and asked for a motion to open the public hearing.

On MOTION by Ms. Anderson, seconded by Mr. Lopez, with all in favor, Opening the Public Hearing, was approved.

A. Consideration of Resolution 2022-04 Adoption of the District's Fiscal Year 2023 Budget and Appropriating Funds

Ms. Burns stated that the preliminary budget is included in the agenda package and gave a brief overview of the budget for the Board. It was reported that there will not be an increase to assessments for the upcoming year. For the benefit of the Board, Ms. Burns stated that the only thing that has changed since the budget was discussed at the preliminary meeting is the removal of the telephone line because staff is using Zoom instead of a conference call line.

Ms. Burns opened discussion to public comments. There being none, Ms. Burns asked for a motion to close the public hearing.

On MOTION by Mr. Lopez, seconded by Ms. Anderson, with all in favor, Closing the Public Hearing, was approved.

There being no questions or comments from the Board on the preliminary budget, Ms. Burns asked for a motion of approval.

On MOTION by Mr. Lopez, seconded by Ms. Anderson, with all in favor, Resolution 2022-04 Adoption of the District's Fiscal Year 2023 Budget and Appropriating Funds, was approved.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2022-05 Designation of Regular Monthly Meeting Date, Time, and Location for Fiscal Year 2023 Meetings

Ms. Burns stated that the fiscal year starts October 1, 2022 and runs through September 30-2023. Ms. Anderson wanted to approve the schedule as presented but consider a new date, time, and location for meetings after the general election when residents are seated on the Board. Ms. Burns noted that they will keep the schedule the same and will then consider the matter at the December meeting when the Board will have the option to revise the meeting schedule for the remainder of the fiscal year.

On MOTION by Ms. Anderson, seconded by Mr. Andrade, with all in favor, Resolution 2022-05 Designation of Regular Monthly Meeting Date, Time, and Location for Fiscal Year 2023 Meetings, was approved.

SIXTH ORDER OF BUSINESS

Consideration of Arbitrage Rebate Reports:

A. Series 2017 Assessment Area 5 Project

Ms. Burns reported that under the internal revenue code, the District is required to demonstrate that it does not earn more interest than it pays, and these reports show those findings.

On MOTION by Mr. Lopez, seconded by Ms. Anderson, with all in favor, the Arbitrage Rebate Report for Series 2017 Assessment Area 5 Project, was approved.

B. Series 2017 Assessment Area 6 Project

Ms. Burns asked for a motion of approval.

On MOTION by Mr. Lopez, seconded by Ms. Anderson, with all in favor, the Arbitrage Rebate Report for Series 2017 Assessment Area 6 Project, was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Temporary Access Agreement between District and Resident

Ms. Burns stated that there is a resident constructing a pool that was using a common area tract behind their home to access the back fence for their construction project and they are asking for District permission. The agreement will protect the District from any damages the resident may be liable for in using that area. Ms. Anderson asked if the \$500 deposit is necessary and Ms. Hammock stated that it is typical for an agreement like this and just ensure that the District will be able to fix the sod that will most likely be torn up from the work vehicles and if it is not, the resident will get that deposit back. Ms. Anderson then asked if there is a form of communication that staff can provide to the HOA letting them know that residents will, have to ask the District to use common CDD property so the homeowners are aware of the process to cover all the bases. Staff will draft a letter and have it sent.

On MOTION by Ms. Anderson, seconded by Mr. Lopez, with all in favor, the Temporary Access Agreement between the District and Resident, was approved.

EIGHTH ORDER OF BUSINESS

Review and Discussion of Security Post Orders

Ms. Burns noted that staff requested adding this item to the agenda as a reminder. Certain security information is exempt from public records, but the overview can be found in the agenda package. There was a brief discussion about some of the ongoing issues and resident complaints. There being no comments or question, the next item followed.

NINTH ORDER OF BUSINESS

Discussion Regarding Revised Tow Away Zones in Summerview Crossing

Ms. Burns stated that the HOA has passed on several resident complaints regarding street parking in that area. They are asking the Board to revise the parking policy to limit parking on the four conners of a specific intersection. Ms. Burns suggests that if the Board does want to change the policy to be consistent with the rest of the parking rules, they should send notice to the residents in that area to let them know of the change.

On MOTION by Ms. Anderson, seconded by Mr. Andrade, with all in favor, the Revised Tow Away Zones in Summerview Crossing, was approved.

TENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Hammock stated she had no update and offered to answer any questions for the Board. There being none, the next item followed.

B. Engineer

i. Ratification of Stormwater Needs Analysis Report

Mr. Rayl reported that the stormwater needs analysis had been submitted to the county on time as required. The report can be found in the agenda package and Ms. Burns asked for a motion to ratify.

On MOTION by Ms. Anderson, seconded by Mr. Lopez, with all in favor, the Stormwater Need Analysis Report, was ratified.

C. Field Manager's Report

Mr. Smith presented the field manager's report for the Board. Completed items included:

- New pool furniture has been installed.
- Monthly playground inspection.
- Delineators installed in phase VI.
- Damaged restroom sink was replaced.
- Speed limit signs in phase VII/VIIa installed.
- Bees near playground were identified and removed.

- Working with landscaper to address some deficiencies caused by vandalism to their fleet.
 In. process items include:
- Phase 3 common area improvements.
 - o Proposals for meter installation gathered.
- Irrigation clock troubleshooting.
- Assembling proposals for shade installation.
- Replacing damaged chairlift to meet ADA compliances.

i. Consideration of Quotes for Adding Irrigation to Tract A in Phase 3

a) Quote for Irrigation Meter and Backflow Installation

Mr. Smith presented the proposals for a three-quarter inch meter which was discussed with the landscaper and should be sufficient to irrigate. A conservative high estimate for a total cost would be approximately \$3,800. The previously approved not to exceed was \$5,500 and Mr. Smith did not anticipate the meter alone costing \$5,000. They discussed naming the project for identification and budgeting purposes and Ms. Burns suggested the Phase 3 Park.

On MOTION by Ms. Anderson, seconded by Mr. Andrade, with all in favor, a Not to Exceed of \$10,000 for Meter and Backflow, was approved.

ii. Discussion Regarding Increasing the Frequency of Pool Maintenance and Janitorial Services

a) Consideration of Quote for Additional Pool Hours

Mr. Smith stated as the community is filling out, they will need additional hours for pool operation. The vendor proposed moving to 6 days a week through the summer seasons and three days a month in all other seasons for \$3,000 a month.

On MOTION by Ms. Anderson, seconded by Mr. Lopez, with all in favor, Quote for Additional Pool Hours, was approved.

D. District Manager's Report

i. Approval of Check Register

Ms. Burns presented the check register to the Board which can be found in the agenda package. There being no questions, she asked for a motion of approval.

On MOTION by Ms. Anderson, seconded by Mr. Lopez, with all in favor, the Check Register, was approved.

ii. Balance Sheet and Income Statement

Ms. Burns stated that the financials were in the packet for the Board's review and no action is required from the Board.

iii. Presentation of Number of Registered Voters – 2,273

Ms. Burns stated the number of registered voters is 2,273. Ms. Burns introduced Tricia Adams to the Board, she will be working with the CDD moving forward.

ELEVENTH ORDER OF BUSINESS

Supervisors Requests

There being none, the next item followed.

TWELFTH ORDER OF BUSINESS Public Comments

Ms. Burns opened the floor to audience comments and asked that the comments be kept to the three-minute time limit.

- Brian Fendler: issue of the common area landscaping in Phase 5 along the dry retention area. The landscaping company tends to leave hedge trimmings on homeowner's lots which is concerning. Mr. Smith will reach out to the landscapers to fix the problem.
- Charles King: concerned about the encroachment issue. The common area needs to be cut because it's becoming a safety issue. Discussion continued about which direction to go in with the HOA approving fences on easement property. Staff will work on contacting residents. Staff will bring back options of solutions at the next meeting.
- Julio Bagarow: Street parking concerns. He's thinking about selling his house because he lives on the "wrong side of the street." Ms. Burns wanted to be clear that the residents do not own the roads and parking on the street is governed by the CDD. The Board decided to allow one side of the street parking because in order to allow for emergency vehicle access and to allow for the free flow of traffic while balancing the need for guest parking. The Board had a conversation about parking policies and discussed the pros and cons of many options such as eliminating overnight parking. The Board and staff will review the

parking policies after the general election. Staff will note to add Parking Rules to the December agenda for Board discussion.

THIRTEENTH ORDER OF BUSINESS Adjournment

The meeting was adjourned.

On MOTION by Mr. Andrade, seconded by Ms. Anderson, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

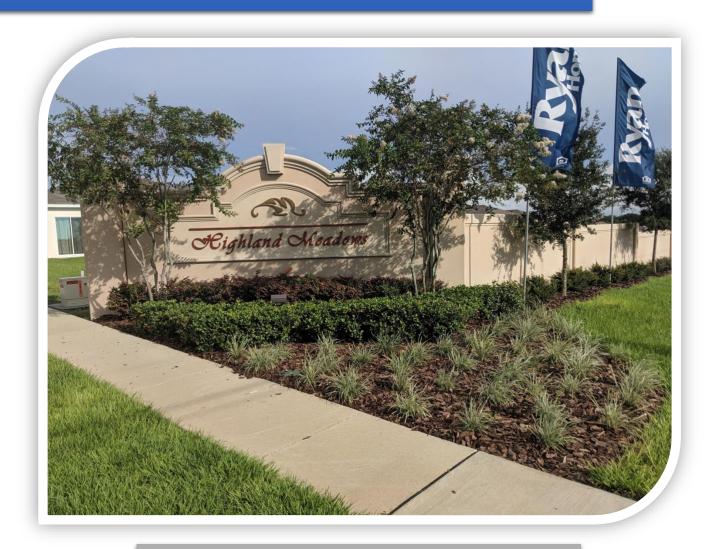
Chairman/Vice Chairman

SECTION V

SECTION C

Highland Meadows II

Field Management Report



September 13, 2022
Clayton Smith
Field Services Manager
GMS

Completed

Amenity Review

- Monitoring amenity contracts.
- Increased pool servicing has helped with pool quality and consistency of facility's appearance.
- Monthly playground inspections were completed.
- New chair lift was installed.





Completed

Landscape Review and General Maint.

- Monitoring landscaper as we proceed through the peak growing season.
- Addressing some small areas with the landscaper that had been overlooked in transition.
- New clock was added at the pool.
- Monitoring CDD Tract easement encroachment areas.
- Pool light was repaired.





In Progress

Phase 3 Park

- Coordinating with vendors. Meter was installed. Coordinating to arrange installation of backflow, and irrigation.
- ♣ Backflow to be installed 9/30.



Sod

- Approved sod is being finalized for small tract behind Olsen.
- Practicality of irrigation is being assessed.



In Progress

Playground Shade

- Playground shade structure is in permitting.
- Working with vendor to finalize permitting and installation.



Parking control signage

Initial phase of signs have been ordered and installation will begin asap.



Upcoming

Landscape Refresh

Plant touch ups around the amenity from weather and normal foot traffic.



Completing sidewalk gap 4

Small gap from trail to street sidewalk will be completed.



Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at csmith@gmscfl.com. Thank you.

Respectfully,

Clayton Smith

SECTION 1

Project: Highland Meadows II CDD - Phase 3 Park

Yellow line fence is already installed.

We need to add in the fence following the blue line showne below-

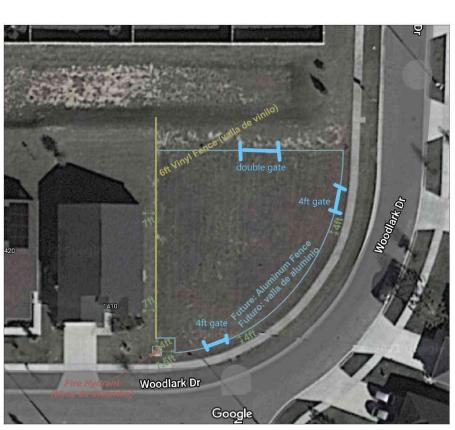
Approx linear feet of 4ft black aluminum fence (closed top)

x2 end posts.

x3 corner posts

x2 gates 4ft

x1 double gate for landscaper access



SECTION D

SECTION 1

Highland Meadows II

Community Development District

Summary of Invoices

July 1, 2022 to July 31, 2022

Fund	Date	Check No.'s		Amount
General Fund	7/1/22 7/13/22	832 - 836 837 - 844	\$ \$	21,212.31 32,346.85
	7/27/22	845 - 853	\$	12,120.42
		Total	\$	65,679.58

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 8/31/22 PAGE 1

*** CHECK DATES	07/01/2022 - 07/3	YEAR-TO-DATE A 31/2022 *** HI BA	CCOUNTS PAYABLE PREPAID/COMPUTER CF GHLAND MEADOWS II - GENERAL NK A HIGHLAND MEADOW II	HECK REGISTER	RUN 8/31/22	PAGE I
CHECK VEND# DATE	INVOICE DATE INVOICE	EXPENSED TO YRMO DPT ACCT# S	VENDOR NAME UB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
	NOT OPC	2 202205 310-51300-4 C MEETING 5/16/22		*	229.92	
			CA FLORIDA HOLDINGS, LLC			229.92 000832
7/01/22 00028	5/21/22 22831260	0 202205 330-53800-4 0NTROL - MAY 22	8000	*	67.00	
	ספים מכ	5 202206 330-53800-4 NTROL - JUNE 22		*	72.40	
			ORKIN			139.40 000833
7/01/22 00093	5/27/22 6078 IRRI RP	202205 320-53800-4 PR NOZZLE/WIRE NUTS	ORKIN 	*	40.35	
	5/31/22 6098 IRRI RP	202205 320-53800-4 PR SPRAY/ROTORS		*	371.20	
		202205 320-53800-4	7300	*	375.00	
	6/01/22 6123	PR DECODER/WIRE NUT 202206 320-53800-4 APE MAINT - JUNE 22	6200	*	16,000.00	
	6/06/22 6165	202206 320-53800-4 R SPRAY/ROTORS/NOZZ	7300	*	436.86	
	6/08/22 6192	202206 320-53800-4 R SPRAY/NOZZLE	7300	*	224.58	
	6/08/22 6197	202206 320-53800-4 S SPRAY HEAD/NOZZLE	7300	*	64.15	
	6/08/22 6199	202206 320-53800-4 R SPRAY/ROTORS	7300	*	164.98	
	6/08/22 6200	202206 320-53800-4 PR SPRAY NOZZLE	7300	*	55.35	
		it bridir nozzzz	PRINCE & SONS INC.			17,732.47 000834
7/01/22 00030	5/23/22 16221 NEW MET	202205 330-53800-4	8100	*	200.00	
			RESORT POOL SERVICES DBA			200.00 000835
7/01/22 00073	5/31/22 6311-631 FERTILI	202205 320-53800-4	6400	*	2,910.52	
			TRUGREEN 			2,910.52 000836
7/13/22 00047	6/28/22 32770 BACKET.C	202206 330-53800-4	9000	*	240.00	
	Di Citt IIC	11010	AARON'S BACKFLOW SERVICES INC			240.00 000837
7/13/22 00075	6/29/22 7626	202206 330-53800-4 IG JUNE 22		*	480.00	
			CCC CLEAN CHAD CEDITCEC OF CEL INC	7		400 00 000020

HIME HIGH MED II ZYAN

CSS CLEAN STAR SERVICES OF CFL INC. 480.00 000833

480.00 000838

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 8/31/22 PAGE 2
*** CHECK DATES 07/01/2022 - 07/31/2022 *** HIGHLAND MEADOWS II - GENERAL

	BANK A HIGHLAND MEADOW II			
CHECK VEND# DATE	BANK A HIGHLAND MEADOW II INVOICEEXPENSED TO VENDOR NAME DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS 5/31/22 192 202204 320-53800-49000 GEN MAINT PH4 APRIL 22 5/31/22 193 202204 320-53800-49000 GEN MAINT PH7/7A APR 22 7/01/22 194 202207 310-51300-34000 MANAGEMENT FEES JULY 22 7/01/22 194 202207 310-51300-35100 WEBSITE ADMIN JULY 22 7/01/22 194 202207 310-51300-35000 INFORMATION TECH JULY 22 7/01/22 194 202207 310-51300-31300 DISSEMINATION SVC JULY 22 7/01/22 194 202207 330-57200-49100 AMENITY ACCESS JULY 22 7/01/22 194 202207 310-51300-51000 OFFICE SUPPLIES JULY 22 7/01/22 194 202207 310-51300-51000 OFFICE SUPPLIES JULY 22 7/01/22 194 202207 310-51300-51000 OFFICE SUPPLIES JULY 22 7/01/22 194 202207 310-51300-42000 POSTAGE JULY 22	STATUS	TRUOMA	CHECK AMOUNT #
7/13/22 00015	5/31/22 192 202204 320-53800-49000	*	1,570.78	
	5/31/22 193 202204 320-53800-49000	*	560.00	
	GEN MAINT PH///A APR 22 7/01/22 194 202207 310-51300-34000	*	3,004.17	
	7/01/22 194 202207 310-51300-35100	*	100.00	
	WEBSITE ADMIN JULY 22 7/01/22 194 202207 310-51300-35000	*	150.00	
	7/01/22 194 202207 310-51300-31300	*	583.33	
	DISSEMINATION SVC JULY 22 7/01/22 194 202207 330-57200-49100	*	416.67	
	7/01/22 194 202207 310-51300-51000	*	1.05	
	7/01/22 194 202207 310-51300-42000	*	18.55	
		DEICATORD CL		6,404.55 000839
7/13/22 00067	7/08/22 07082022 202207 300-20700-10000	*	173.22	
	ASSESSMENT TSFR S2014 A1 7/08/22 07082022 202207 300-20700-10000	*	255.15	
	ASSESSMENT TSFR S2014 A2 7/08/22 07082022 202207 300-20700-10000	*	457.38	
	ASSESSMENT TSFR S2016 A3 7/08/22 07082022 202207 300-20700-10000	*	266.90	
	ASSESSMENT TSFR S2016 A4 7/08/22 07082022 202207 300-20700-10000	*	410.32	
	ASSESSMENT TSFR S17 A4B/C 7/08/22 07082022 202207 300-20700-10000	*	759.78	
	ACCECCMENT TICED C17 AE/ED			
	ASSESSMENT TSFR S17 A5/5B 7/08/22 07082022 202207 300-20700-10000	*	326.62	
	7/08/22 07082022 202207 300-20700-10000 ASSESSMENT TSFR S17 A6/6A 7/08/22 07082022 202207 300-20700-10000	*	527 91	
	7/08/22 07082022 202207 300-20700-10000	*	527 91	3,177.28 000840
7/13/22 00096	7/08/22 07082022 202207 300-20700-10000	*	527 91	3,177.28 000840

HIME HIGH MED II ZYAN

PRINCE & SONS INC.

7/13/22 00093 7/01/22 6320 202207 320-53800-46200

LANDSCAPE MAINT JULY 22

7/13/22 00093 7/01/22 6320 202207 320-53800-46200 * 16,000.00

16,000.00 000842

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 8/31/22 PAGE 3
*** CHECK DATES 07/01/2022 - 07/31/2022 *** HIGHLAND MEADOWS II - GENERAL

CHECK DATES	0//01/2022 - 0//31/2022 ^^^	BANK A HIGHLAND MEADOW II			
CHECK VEND# DATE	INVOICEEXPENSED TO. DATE INVOICE YRMO DPT ACCT	VENDOR NAME "# SUB SUBCLASS	STATUS	AMOUNT	CHECK
7/13/22 00030	7/01/22 16473 202207 330-5720	00-48100	*	3,000.00	
	POOL SERVICE JULY 22	RESORT POOL SERVICES DBA			3,000.00 000843
7/13/22 00073	6/20/22 4623912 202206 320-5380 POOL & PARK LAWN JUNE 2	00-46400	*	970.17	
	6/20/22 4623913 202206 320-5380 POOL/PARK TREE/SHRUB JU	00-46400	*	970.17	
	6/20/22 4623914 202206 320-5380 COMMUNITY LAWN SVC JUNE	00-46400	*	970.18	
	COMMONITI LAWN SVC COMP				2,910.52 000844
7/27/22 00074	7/11/22 359184 202206 310-5130 ANNUAL AUDIT FY21		*	3,685.00	
	ANNOAL AUDIT FIZI	BERGER, TOOMBS, ELAN, GAINES	& FRANK		3,685.00 000845
7/27/22 00094	6/30/22 4695456 202206 310-5130 NOT FY23 BUDGET 6/21/22	00-48000	*	646.78	
		CA FLORIDA HOLDINGS, LLC			646.78 000846
7/27/22 00079	7/12/22 CL071220 202207 310-5130 BOS MEETING 7/12/22	00-11000	*	200.00	
	- , ,	CHRISTOPHER LOPEZ			200.00 000847
7/27/22 00015	7/01/22 195 202207 320-5380 FIELD MANAGEMENT JULY 2	00-12000		1,287.50	
	7/01/22 195 202207 330-5720 AMENITY R&M		*	197.94	
		GOVERNMENTAL MANAGEMENT SE	RVICES-CF		1,485.44 000848
7/27/22 00078	7/12/22 KA071220 202207 310-5130 BOS MEETING 7/12/22	00-11000	*	200.00	
		KRISTEN ANDERSON			200.00 000849
7/27/22 00068	7/12/22 MA071220 202207 310-5130 BOS MEETING 7/12/22	00-11000	*	200.00	
		MILTON ANDRADE			200.00 000850
7/27/22 00028	7/08/22 22965201 202207 330-5380 PEST CONTROL JULY 22	00-48000	*	72.40	
		ORKIN			72.40 000851
7/27/22 00093	7/05/22 6365 202207 320-5380 REPLACE CLOGGED NOZZLES	10-4/300	*	248.55	
	7/14/22 6441 202207 320-5380 REPLACE AMENITY CLOCK		*	2,077.00	
	RELEMENT TENENT TO CHOCK	PRINCE & SONS INC.			2,325.55 000852

HIME HIGH MED II ZYAN

*** CHECK DATES 07/01/2022 - 07/31/2022 ***	ACCOUNTS PAYABLE PREPAI HIGHLAND MEADOWS II - GE BANK A HIGHLAND MEADOW I	ENERAL	RUN 8/31/22	PAGE 4
CHECK VEND#INVOICEEXPENSED TO DATE DATE INVOICE YRMO DPT ACCT#		AME STATUS	AMOUNT	CHECK AMOUNT #
7/27/22 00105 5/31/22 10833135 202205 330-53800- SECURITY MAY 22	-12200	*	3,305.25	
SECURITI MAI 22	SECURITAS SECURITY SE	ERVICES		3,305.25 000853
	TC	OTAL FOR BANK A	65,679.58	
	TO	OTAL FOR REGISTER	65,679.58	

HIME HIGH MED II ZYAN

SECTION 2

Community Development District

Unaudited Financial Reporting July 31, 2022



Table of Contents

1	Balance Sheet
2-3	General Fund
4	Capital Reserve Fund
5	Combined Debt Service Funds
6	Combined Capital Project Funds
7-8	Month to Month
9	Assessment Receipt Schedule

Highland Meadows II Community Development District Combined Balance Sheet

July 31, 2022

Assets: Cash: Operating Account Deposits Investments: State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction Due from General Fund	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	General Fund 641,284 2,028 150,714	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	tal Reserve Funds 244,835	\$ \$ \$ \$	ebt Service Funds 140,000	\$ \$ \$	ital Project Funds - 1,113	\$ \$	Totals rnmental Funds 886,119 3,141
Cash: Operating Account Deposits Investments: State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$ \$ \$	641,284 2,028 150,714	\$ \$ \$ \$	244,835 - -	\$ \$ \$	- - -	\$	- 1,113	\$ \$	886,119
Cash: Operating Account Deposits Investments: State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Area 5 Reserve Revenue Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$ \$ \$	2,028 150,714	\$ \$ \$ \$	-	\$ \$ \$		\$	1,113	\$	
Operating Account Deposits Investments: State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue General Redemption Area 5 Reserve Revenue Area 5 Reserve Revenue Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$ \$ \$	2,028 150,714	\$ \$ \$ \$	-	\$ \$ \$		\$	1,113	\$	
Deposits Investments: State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Area 5 Reserve Revenue Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$ \$ \$	2,028 150,714	\$ \$ \$ \$	-	\$ \$ \$		\$	1,113	\$	
Investments: State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$ \$	150,714	\$ \$ \$	-	\$ \$					3,141
State Board Administration Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$		\$ \$		\$		\$	-		
Area 1 Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$		\$ \$		\$		Ф	-		150,714
Reserve Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$	-	\$ \$	-		140 000			\$	130,/14
Revenue Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$ \$	- - -	\$ \$	-			\$	_	\$	140,000
Area 2 Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$ \$	- - -	\$	-			\$ \$	-	\$ \$	50,141
Reserve Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$	-			•	50,141	Ф	-	Ф	50,141
Revenue Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$	-		_	\$	FF 166	\$	_	\$	FF 166
Area 3 Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$ \$ \$	-	π,	-	\$	55,166	\$ \$	-	\$	55,166
Reserve Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	Ψ	-	Ф	83,891	Ф	-	Ф	83,891
Revenue General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	¢		¢	06.770	¢		¢	06.770
General Redemption Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$		\$	-	\$	86,770	\$	-	\$	86,770
Area 4 Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction		-	\$	-	\$	138,011	\$	=	\$	138,011
Reserve Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	¢	-	\$	-	\$	768	\$	-	\$	768
Revenue General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction			.		Φ.	50.050	.		.	50.050
General Redemption Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction		-	\$	-	\$	50,850	\$	-	\$	50,850
Area 4BC Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	38,341	\$	-	\$	38,341
Reserve Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	7	\$	-	\$	7
Revenue Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction										
Area 5 Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	78,806	\$	-	\$	78,806
Reserve Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	126,897	\$	-	\$	126,897
Revenue Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction										
Construction Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	145,078	\$	-	\$	145,078
Area 6 Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	232,700	\$	-	\$	232,700
Reserve Revenue Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	-	\$	6	\$	6
Revenue Area 7/7A Reserve Revenue Prepayment Construction										
Area 7/7A Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	61,852	\$	-	\$	61,852
Reserve Revenue Prepayment Construction	\$	-	\$	-	\$	80,842	\$	-	\$	80,842
Revenue Prepayment Construction										
Prepayment Construction	\$	-	\$	-	\$	103,022	\$	-	\$	103,022
Construction	\$	-	\$	-	\$	221,815	\$	-	\$	221,815
	\$	-	\$	-	\$	109	\$	-	\$	109
Due from General Fund	\$	-	\$	-	\$	-	\$	541,834	\$	541,834
	\$	-	\$	-	\$	1,731	\$	-	\$	1,731
Total Assets	\$	794,026	\$	244,835	\$	1,696,796	\$	542,953	\$	3,278,611
		,		,			•			
Liabilities:										
Accounts Payable	\$	11,997	\$	-	\$	-	\$	-	\$	11,997
Due to Debt Service	\$	1,731	\$	-	\$	-	\$	-	\$	1,731
Total Liabilites	\$	13,727	\$	-	\$	-	\$	-	\$	13,727
Fund Balance:										
Unassigned	\$	778,271	\$	-	\$	-	\$	-	\$	778,271
Nonspendable:										
Deposits and Prepaid Items	\$	2,028	\$	-	\$	-	\$	1,113	\$	3,141
Assigned for:										
Capital Reserves	\$	-	\$	244,835	\$	-	\$	-	\$	244,835
Restricted for:										
Debt Service	\$	-	\$	-	\$	1,696,796	\$	-	\$	1,696,796
Capital Projects	\$	-	\$	-	\$	-	\$	541,840	\$	541,840
Total Fund Balances	\$	780,299	\$	244,835	\$	1,696,796	\$	542,953	\$	3,264,883
Total Liabilities & Fund Balance	\$	794,026	\$	244,835	\$	1,696,796	\$	542,953	\$	3,278,611

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted	Proi	ated Budget		Actual		
	Budget	Thr	u 07/31/22	Thr	u 07/31/22	7	/ariance
Revenues:							
Special Assessments	\$ 851,732	\$	851,732	\$	853,032	\$	1,300
Interest Income	\$ -	\$	-	\$	663	\$	663
Other Income	\$ -	\$	-	\$	8,845	\$	8,845
Total Revenues	\$ 851,732	\$	851,732	\$	862,540	\$	10,808
Expenditures:							
General & Administrative:							
Supervisor Fees	\$ 12,000	\$	10,000	\$	3,800	\$	6,200
Public Official Insurance	\$ 2,861	\$	2,861	\$	2,692	\$	169
Trustee Services	\$ 25,000	\$	25,000	\$	24,233	\$	767
District Management Fees	\$ 36,050	\$	30,042	\$	30,042	\$	(0
Information Technology	\$ 1,800	\$	1,500	\$	1,500	\$	-
Website Maintenance	\$ 1,200	\$	1,000	\$	1,000	\$	
Engineering	\$ 6,000	\$	6,000	\$	7,322	\$	(1,322
Dissemination Agent	\$ 7,000	\$	7,000	\$	7,683	\$	(683
Arbitrage	\$ 1,800	\$	1,800	\$	2,700	\$	(900
District Counsel	\$ 25,000	\$	20,833	\$	13,984	\$	6,849
Assessment Administration	\$ 5,000	\$	5,000	\$	5,000	\$	
Audit Fees	\$ 3,685	\$	3,685	\$	3,685	\$	
Telephone	\$ 100	\$	83	\$	-	\$	83
Postage & Shipping	\$ 1,000	\$	833	\$	353	\$	481
Printing & Binding	\$ 1,000	\$	833	\$	59	\$	775
Office Supplies	\$ 500	\$	417	\$	23	\$	393
Legal Advertising	\$ 7,500	\$	6,250	\$	2,136	\$	4,114
Miscellaneous	\$ 5,000	\$	4,167	\$	441	\$	3,726
Dues, Licenses & Fees	\$ 175	\$	175	\$	175	\$	-
Subtotal General & Administrative	\$ 142,671	\$	127,479	\$	106,828	\$	20,651

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Adopted	Pror	ated Budget		Actual		
	Budget		u 07/31/22	Thr	u 07/31/22		Variance
Operations & Maintenance							
-							
Field Expenditures Field Management	\$ 15,450	\$	12,875	\$	12,875	\$	_
General Insurance	\$ 2,537	\$	2,537	\$	2,387	\$	150
Irrigation Repairs	\$ 16,000	\$	13,333	\$	8,219	\$	5,114
General Repairs & Maintenance	\$ 5,000	\$	4,167	\$	5,123	\$	(956)
Landscape Maintenance	\$ 212,000	\$	176,667	\$	160,000	\$	16,667
Landscape Replacement & Tree/Palm Services	\$ 75,230	\$	62,692	\$	13,604	\$	49,088
Fertilization	\$ 36,000	\$	30,000	\$	29,515	\$	485
Streetlights	\$ 60,000	\$	50,000	\$	45,528	\$	4,472
Sidewalk & Asphalt Maintenance	\$ 6,000	\$	5,000	\$	-	\$	5,000
Contingency	\$ 10,000	\$	10,000	\$	23,277	\$	(13,277)
a La a Levi Lie	 400.04	φ.	245.55	•	200 = 20	φ.	
Subtotal Field Expenditures	\$ 438,217	\$	367,270	\$	300,529	\$	66,741
Cabana & Pool Expenditures							
Security	\$ 38,000	\$	31,667	\$	8,126	\$	23,541
Electric	\$ 33,039	\$	27,533	\$	14,703	\$	12,829
Internet	\$ 3,000	\$	2,500	\$	1,790	\$	710
Water & Sewer	\$ 7,500	\$	6,250	\$	4,566	\$	1,684
Property & Casualty Insurance	\$ 15,000	\$	15,000	\$	13,103	\$	1,897
Playground Lease	\$ 15,256	\$	12,714	\$	-	\$	12,714
Pest Control	\$ 828	\$	690	\$	690	\$	0
Amenity Repairs & Maintenance	\$ 10,000	\$	10,000	\$	10,740	\$	(740)
Swimming Pools	\$ 19,500	\$	16,250	\$	17,880	\$	(1,630)
Janitorial - Pool	\$ 17,400	\$	14,500	\$	4,950	\$	9,550
Amenity Access	\$ -	\$	-	\$	4,167	\$	(4,167)
Contingency	\$ 12,500	\$	10,417	\$	2,769	\$	7,647
Subtotal Cabana & Pool Expenditures	\$ 172,024	\$	147,520	\$	83,483	\$	64,037
Total Expenditures	\$ 752,912	\$	642,269	\$	490,840	\$	151,429
				•	0.7.4.7.0		
Excess (Deficiency) of Revenues over Expenditures	\$ 98,820			\$	371,700		
Other Financing Sources/(Uses):							
Transfer In/(Out) - Capital Reserve	\$ (98,820)	\$	-	\$	-	\$	-
Total Other Financing Sources/(Uses)	\$ (98,820)	\$	-	\$	-	\$	-
Net Change in Fund Balance	\$			\$	371,700		
Fund Balance - Beginning	\$ -			\$	408,599		
Fund Balance - Ending	\$ -			\$	780,299		

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

	1	Adopted	Prora	ted Budget		Actual		
		Budget	Thru	07/31/22	Thr	u 07/31/22	V	'ariance
Revenues								
Interest	\$	-	\$	-	\$	-	\$	-
Total Revenues	\$	-	\$	-	\$	-	\$	-
Expenditures:								
Contingency	\$	2,000	\$	2,000	\$	5,432	\$	(3,432)
Total Expenditures	\$	2,000	\$	2,000	\$	5,432	\$	(3,432)
Excess (Deficiency) of Revenues over Expenditures	\$	(2,000)			\$	(5,432)		
Other Financing Sources/(Uses)								
Transfer In/(Out)	\$	98,820	\$	-	\$	-	\$	-
Total Other Financing Sources (Uses)	\$	98,820	\$	-	\$	-	\$	-
Net Change in Fund Balance	\$	96,820			\$	(5,432)		
Fund Balance - Beginning	\$	98,647			\$	250,267		
Fund Balance - Ending	\$	195,467			\$	244,835		

Community Development District

Combined Debt Service Funds

Statement of Revenues, Expenditures, and Changes in Fund Balance

	Area 1		Area 2	Area 3		Area 4	Area 4BC	Area 5	Area 6		Area 7/7A		Total	
Revenues:														
Assessments - Tax Roll	\$	66,750	\$ 98,315	\$	176,243	\$ 102,845	\$ 158,110	\$ 292,766	\$	125,856	\$	203,422	\$	1,224,305
Assessments - Lot Closings	\$	-	\$ -	\$	-	\$ -	\$ -	\$ -	\$	-	\$	3,414	\$	3,414
Assessments - Prepayment	\$	-	\$ -	\$	-	\$ -	\$ -	\$ -	\$	-	\$	55,681	\$	55,681
Interest	\$	164	\$ 119	\$	195	\$ 77	\$ 177	\$ 325	\$	123	\$	284	\$	1,465
Total Revenues	\$	66,914	\$ 98,434	\$	176,438	\$ 102,922	\$ 158,287	\$ 293,091	\$	125,978	\$	262,801	\$	1,284,864
Expenditures:														
Interest Payment - 11/1	\$	24,925	\$ 33,622	\$	64,634	\$ 37,503	\$ 55,625	\$ 107,625	\$	45,466	\$	78,487	\$	447,887
Principal Payment - 11/1	\$	15,000	\$ 25,000	\$	-	\$ -	\$ 45,000	\$ 70,000	\$	30,000	\$	40,000	\$	225,000
Special Call - 11/1	\$	-	\$ -	\$	5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$	5,000	\$	305,000	\$	330,000
Interest Payment - 2/1	\$	-	\$ -	\$	-	\$ -	\$ -	\$ -	\$	-	\$	686	\$	686
Special Call - 2/1	\$	-	\$ -	\$	-	\$ -	\$ -	\$ -	\$	-	\$	65,000	\$	65,000
Interest Payment - 5/1	\$	24,513	\$ 32,981	\$	64,509	\$ 37,378	\$ 54,713	\$ 106,000	\$	44,691	\$	70,084	\$	434,869
Principal Payment - 5/1	\$	-	\$ -	\$	45,000	\$ 25,000	\$ -	\$ -	\$	-	\$	-	\$	70,000
Special Call - 5/1	\$	-	\$ -	\$	5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$	5,000	\$	5,000	\$	30,000
Total Expenditures	\$	64,438	\$ 91,603	\$	184,144	\$ 109,881	\$ 165,338	\$ 293,625	\$	130,156	\$	564,257	\$	1,603,441
Excess (Deficiency) of Revenues over Expenditures	\$	2,477	\$ 6,831	\$	(7,706)	\$ (6,959)	\$ (7,051)	\$ (534)	\$	(4,178)	\$	(301,456)	\$	(318,577)
Fund Balance - Beginning	\$	187,758	\$ 132,364	\$	233,504	\$ 96,303	\$ 212,978	\$ 378,726	\$	147,050	\$	626,690	\$	2,015,373
Fund Balance - Ending	\$	190,235	\$ 139,195	\$	225,799	\$ 89,344	\$ 205,927	\$ 378,192	\$	142,871	\$	325,233	\$	1,696,796

Community Development District

Combined Capital Project Funds

Statement of Revenues, Expenditures, and Changes in Fund Balance

	A	rea 5	A	rea 7/7A	Total
Revenues:					
Interest	\$	-	\$	476	\$ 476
Total Revenues	\$	-	\$	476	\$ 476
Expenditures:					
Capital Outlay	\$	-	\$	45,113	\$ 45,113
Total Expenditures	\$	-	\$	45,113	\$ 45,113
Excess (Deficiency) of Revenues over Expenditures	\$	-	\$	(44,637)	\$ (44,637)
Fund Balance - Beginning	\$	1,119	\$	586,471	\$ 587,590
Fund Balance - Ending	\$	1,119	\$	541,834	\$ 542,953

Community Development District Month to Month

	0ct	Nov	Dec	:	Jan	Feb	March		April	May	June	July	Aug	Sept	Total
Revenues:															
Special Assessments	\$ -	\$ 31,683 \$	798,603	\$	9,096 \$	5,779 \$	1,765	\$	2,687 \$	1,219 \$	995 \$	1,206 \$	- \$	- \$	853,032
Interest Income	\$ 12	\$ 13 \$	17	\$	18 \$	18 \$	37	\$	56 \$	108 \$	154 \$	231 \$	- \$	- \$	663
Other Income	\$ 10	\$ 8,355 \$	10	\$	50 \$	40 \$	110	\$	100 \$	70 \$	20 \$	80 \$	- \$	- \$	8,845
Total Revenues	\$ 22	\$ 40,050 \$	798,630	\$	9,164 \$	5,836 \$	1,912	\$	2,842 \$	1,397 \$	1,169 \$	1,516 \$	- \$	- \$	862,540
Expenditures:															
General & Administrative:															
Supervisor Fees	\$ 800	\$ - \$	1,000	\$	- \$	- \$	600	\$	800 \$	- \$	- \$	600 \$	- \$	- \$	3,800
Public Official Insurance	\$ 2,692	\$ - \$	-	\$	- \$	- \$	- \$	\$	- \$	- \$	- \$	- \$	- \$	- \$	2,692
Trustee Services	\$ -	\$ 12,219 \$	-	\$	- \$	- \$	12,014	\$	- \$	- \$	- \$	- \$	- \$	- \$	24,233
District Management Fees	\$ 3,004	\$ 3,004 \$	3,004	\$	3,004 \$	3,004 \$	3,004	\$	3,004 \$	3,004 \$	3,004 \$	3,004 \$	- \$	- \$	30,042
Information Technology	\$ 150	\$ 150 \$	150	\$	150 \$	150 \$	150	\$	150 \$	150 \$	150 \$	150 \$	- \$	- \$	1,500
Website Maintenance	\$ 100	\$ 100 \$	100	\$	100 \$	100 \$	100	\$	100 \$	100 \$	100 \$	100 \$	- \$	- \$	1,000
Engineering	\$ 338	\$ 203 \$	408	\$	38 \$	- \$	1,498	\$	1,060 \$	500 \$	2,771 \$	507 \$	- \$	- \$	7,322
Dissemination Agent	\$ 1,583	\$ 583 \$	833	\$	583 \$	583 \$	583	\$	1,183 \$	583 \$	583 \$	583 \$	- \$	- \$	7,683
Arbitrage	\$ 450	\$ - \$	-	\$	450 \$	900 \$	- \$	\$	900 \$	- \$	- \$	- \$	- \$	- \$	2,700
District Counsel	\$ 5,352	\$ - \$	1,612	\$	2,071 \$	206 \$	1,619	\$	1,839 \$	228 \$	135 \$	923 \$	- \$	- \$	13,984
Assessment Administration	\$ 5,000	\$ - \$	-	\$	- \$	- \$	- \$	\$	- \$	- \$	- \$	- \$	- \$	- \$	5,000
Audit Fees	\$ -	\$ - \$	-	\$	- \$	- \$	- \$	\$	- \$	- \$	3,685 \$	- \$	- \$	- \$	3,685
Telephone	\$ -	\$ - \$	-	\$	- \$	- \$	- \$	\$	- \$	- \$	- \$	- \$	- \$	- \$	-
Postage & Shipping	\$ 9	\$ 41 \$	164	\$	7 \$	7 \$	47 \$	\$	21 \$	19 \$	19 \$	19 \$	- \$	- \$	353
Printing & Binding	\$ 39	\$ 14 \$	-	\$	- \$	- \$	- \$	\$	6 \$	- \$	- \$	- \$	- \$	- \$	59
Office Supplies	\$ 3	\$ 3 \$	7	\$	3 \$	0 \$	1 \$	\$	4 \$	1 \$	1 \$	1 \$	- \$	- \$	23
Legal Advertising	\$ 340	\$ - \$	-	\$	- \$	460 \$	460	\$	- \$	230 \$	647 \$	- \$	- \$	- \$	2,136
Miscellaneous	\$ 51	\$ 57 \$	49	\$	39 \$	50 \$	31 \$	\$	39 \$	40 \$	47 \$	39 \$	- \$	- \$	441
Dues, Licenses & Fees	\$ 175	\$ - \$	-	\$	- \$	- \$	- \$	\$	- \$	- \$	- \$	- \$	- \$	- \$	175
Subtotal General & Administrative	\$ 20.087	\$ 16.374 \$	7.327	¢	6,444 \$	5,460 \$	20,106	ė	9.107 \$	4.856 \$	11.141 \$	5.926 \$	- \$	- \$	106.828

Highland Meadows II Community Development District Month to Month

	Oct		Nov	Dec		Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operations & Maintenance															
Field Expenditures															
Field Management	\$ 1,288	\$	1,288 \$	1,288	\$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	- \$	- \$	12,87
General Insurance	\$ 2,387	\$	- \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	2,38
Irrigation Repairs	\$ 2,588	\$	- \$	-	\$	191 \$	608 \$	347 \$	- \$	787 \$	946 \$	2,753 \$	- \$	- \$	8,21
General Repairs & Maintenance	\$ -	\$	- \$	220	\$	2,525 \$	1,680 \$	560 \$	- \$	- \$	138 \$	- \$	- \$	- \$	5,12
Landscape Maintenance	\$ 16,000	\$	16,000 \$	16,000	\$	16,000 \$	16,000 \$	16,000 \$	16,000 \$	16,000 \$	16,000 \$	16,000 \$	- \$	- \$	160,00
Landscape Replacement & Tree/Palm Services	\$ 700	\$	1,080 \$	6,111	\$	5,713 \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	13,60
Fertilization	\$ 2,475	\$	2,475 \$	2,475	\$	2,475 \$	2,475 \$	2,911 \$	5,496 \$	2,911 \$	2,911 \$	2,911 \$	- \$	- \$	29,51
Streetlights	\$ 3,847	\$	3,776 \$	5,411	\$	2,842 \$	5,105 \$	4,849 \$	4,670 \$	5,193 \$	4,934 \$	4,901 \$	- \$	- \$	45,52
Sidewalk & Asphalt Maintenance	\$ -	\$	- \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	
Contingency	\$ 1,568	\$	480 \$	5,850	\$	3,475 \$	7,978 \$	1,160 \$	2,131 \$	282 \$	352 \$	- \$	- \$	- \$	23,27
Subtotal Field Expenditures	\$ 30,852	\$	25,099 \$	37,355	\$	34,509 \$	35,135 \$	27,114 \$	29,585 \$	26,460 \$	26,567 \$	27,852 \$	- \$	- \$	300,52
Cabana & Pool Expenditures															
Security	\$ -	\$	- \$	-	\$	- \$	- \$	- \$	- \$	4,820 \$	3,305 \$	- \$	- \$	- \$	8,12
Electric	\$ 1,414	\$	830 \$	1,739	\$	1,082 \$	1,599 \$	1,506 \$	1,603 \$	1,628 \$	1,488 \$	1,814 \$	- \$	- \$	14,70
Internet	\$ 173	\$	173 \$	173	\$	173 \$	173 \$	173 \$	188 \$	188 \$	188 \$	188 \$	- \$	- \$	1,79
Water & Sewer	\$ 545	\$	489 \$	398	\$	360 \$	436 \$	572 \$	410 \$	389 \$	481 \$	488 \$	- \$	- \$	4,56
Property & Casualty Insurance	\$ 13,103	\$	- \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	13,10
Playground Lease	\$ -	\$	- \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	
Pest Control	\$ 67	\$	67 \$	67	\$	67 \$	67 \$	67 \$	76 \$	67 \$	72 \$	72 \$	- \$	- \$	69
Amenity Repairs & Maintenance	\$ 3,887	\$	780 \$	1,540	\$	2,260 \$	420 \$	225 \$	- \$	895 \$	- \$	733 \$	- \$	- \$	10,74
Swimming Pools	\$ 1,600	\$	1,600 \$	1,600	\$	1,600 \$	1,600 \$	1,600 \$	1,600 \$	2,080 \$	1,600 \$	3,000 \$	- \$	- \$	17,88
Janitorial - Pool	\$ 480	\$	480 \$	480	\$	555 \$	480 \$	480 \$	480 \$	555 \$	480 \$	480 \$	- \$	- \$	4,95
Amenity Access	\$ 417	\$	417 \$	417	\$	417 \$	417 \$	417 \$	417 \$	417 \$	417 \$	417 \$	- \$	- \$	4,16
Contingency	\$ 1,050	\$	1,179 \$	-	\$	- \$	- \$	300 \$	- \$	- \$	240 \$	- \$	- \$	- \$	2,76
Subtotal Cabana & Pool Expenditures	\$ 22,735	\$	6,015 \$	6,414	\$	6,514 \$	5,191 \$	5,339 \$	4,774 \$	11,039 \$	8,271 \$	7,192 \$	- \$	- \$	83,48
Total Expenditures	\$ 73,674	\$	47,488 \$	51,096	\$	47,466 \$	45,787 \$	52,560 \$	43,465 \$	42,354 \$	45,979 \$	40,970 \$	- \$	- \$	490,84
Excess Revenues (Expenditures)	\$ (73,652)	\$	(7,438) \$	747,534	\$	(38,302) \$	(39,950) \$	(50,648) \$	(40,623) \$	(40,957) \$	(44,810) \$	(39,454) \$	- \$	- \$	371,70
Other Financing Sources/Uses:															
Transfer In/(Out) - Capital Reserve	\$ -	\$	- \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	
Total Other Financing Sources/Uses	\$ -	\$	- \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	
Net Change in Fund Balance	\$ (73,652)	¢	(7,438) \$	747,534	¢	(38,302) \$	(39,950) \$	(50,648) \$	(40,623) \$	(40,957) \$	(44,810) \$	(39,454) \$	- \$	¢	371,70

Community Development District

Assessment Receipts - Fiscal Year 2022

Gross Assessments \$ 915,840.66 \$ 71,665.02 \$ 105,553.44 \$ 189,219.51 \$ 110,417.02 \$ 169,751.34 \$ 314,322.47 \$ 135,122.40 \$ 218,400.00 \$ 2,230,291.86
Net Assessments \$ 141,06% \$ 3.21% \$ 4.73% \$ 4.75% \$ 4.95% \$ 7.61% \$ 157,868.75 \$ 292,319.00 \$ 125,663.83 \$ 203,112.00 \$ 2,230,291.86
14.00% \$ 2,230,291.86 \$ 203,112.00 \$ 2,230,291.86 \$ 203,112.00 \$ 2,230,291.86 \$ 203,112.00 \$ 2,230,291.86 \$ 203,112.00 \$ 2,230,291.86 \$ 203,112.00 \$ 2,230,291.86 \$ 2,230,

								021	022	023		024	027	025		026	028	
Date	Gross Assessments	Discounts/	Commissions	Interest	Net Amo	unt	General Fund	Series 2014	Series 2014	Series 2016	5	Series 2016	Series 2017	Series 201		Series 2017	Series 2019	Total
Received	Received	Penalties	Paid	Income	Receive	d		Area 1 (2A)	Area 2 (2B)	Phase 3		4A	4B/C	5A and 5E	1	Area 6 and 6A	Area 7 and 7A	
11/19/21	\$25,359.12	\$1,014.40	\$486.89	\$0.00	\$ 23,8	357.83	\$ 9,796.92	\$ 766.62	\$ 1,129.12	\$ 2,024.	11 \$	1,181.15	\$ 1,815.86	\$ 3,362	.36 \$	1,445.43	\$ 2,336.26	\$ 23,857.83
11/24/21	\$2,983.12	\$156.60	\$56.53	\$0.00	\$ 2,7	769.99	\$ 1,137.46	\$ 89.00	\$ 131.10	\$ 235.	01 \$	137.14	\$ 210.83	\$ 390	.38 \$	167.82	\$ 271.25	\$ 2,769.99
11/30/21	\$53,706.47	\$2,148.37	\$1,031.16	\$0.00	\$ 50,5	26.94	\$ 20,748.24	\$ 1,623.56	\$ 2,391.30	\$ 4,286.	74 \$	2,501.48	\$ 3,845.69	\$ 7,120	.93 \$	3,061.18	\$ 4,947.82	\$ 50,526.94
12/14/21	\$244,230.27	\$9,769.50	\$4,689.22	\$0.00	\$ 229,7	771.55	\$ 94,352.73	\$ 7,383.15	\$ 10,874.44	\$ 19,493.	98 \$	11,375.50	\$ 17,488.31	\$ 32,382	.47 \$	13,920.73	\$ 22,500.24	\$ 229,771.55
12/17/21	\$1,796,735.49	\$71,871.67	\$34,497.28	\$0.00	\$ 1,690,3	866.54	\$ 694,127.28	\$ 54,315.83	\$ 80,000.29	\$ 143,411.	87 \$	83,686.46	\$ 128,656.70	\$ 238,228	.99 \$	102,410.98	\$ 165,528.14	\$ 1,690,366.54
12/31/21	\$49,874.76	\$1,960.61	\$958.28	\$0.00	\$ 46,9	955.87	\$ 19,281.82	\$ 1,508.81	\$ 2,222.29	\$ 3,983.	77 \$	2,324.69	\$ 3,573.89	\$ 6,617	.65 \$	2,844.82	\$ 4,598.13	\$ 46,955.87
1% Fee Adj	(\$22,302.92)	\$0.00	\$0.00	\$0.00	\$ (22,3	302.92)	\$ (9,158.41)	\$ (716.66)	\$ (1,055.53)	\$ (1,892.	20) \$	(1,104.17)	\$ (1,697.51)	\$ (3,143	.22) \$	(1,351.22)	\$ (2,184.00)	\$ (22,302.92)
1/18/22	\$23,377.30	\$773.93	\$452.07	\$0.00	\$ 22,3	151.30	\$ 9,096.15	\$ 711.78	\$ 1,048.36	\$ 1,879.	33 \$	1,096.66	\$ 1,685.97	\$ 3,121	.86 \$	1,342.04	\$ 2,169.15	\$ 22,151.30
2/18/22	\$14,711.79	\$352.31	\$287.19	\$0.00	\$ 14,0	72.29	\$ 5,778.61	\$ 452.18	\$ 666.00	\$ 1,193.	90 \$	696.69	\$ 1,071.07	\$ 1,983	.25 \$	852.57	\$ 1,378.02	\$ 14,072.29
3/16/22	\$4,429.33	\$44.29	\$87.70	\$0.00	\$ 4,2	97.34	\$ 1,764.65	\$ 138.09	\$ 203.38	\$ 364.	59 \$	212.75	\$ 327.08	\$ 605	.64 \$	260.35	\$ 420.81	\$ 4,297.34
4/19/22	\$6,675.90	\$0.00	\$133.52	\$0.00	\$ 6,5	42.38	\$ 2,686.55	\$ 210.22	\$ 309.63	\$ 555.	06 \$	323.90	\$ 497.95	\$ 922	.04 \$	396.37	\$ 640.66	\$ 6,542.38
5/17/22	\$3,029.66	\$0.00	\$60.59	\$0.00	\$ 2,9	969.07	\$ 1,219.22	\$ 95.40	\$ 140.52	\$ 251.	90 \$	146.99	\$ 225.98	\$ 418	.44 \$	179.88	\$ 290.74	\$ 2,969.07
6/14/22	\$2,471.42	\$0.00	\$49.43	\$0.00	\$ 2,4	121.99	\$ 994.56	\$ 77.82	\$ 114.63	\$ 205.	48 \$	119.91	\$ 184.34	\$ 341	.34 \$	146.74	\$ 237.17	\$ 2,421.99
7/1/22	\$2,996.48	\$0.00	\$59.93	\$0.00	\$ 2,9	36.55	\$ 1,205.85	\$ 94.36	\$ 138.98	\$ 249.	14 \$	145.38	\$ 223.51	\$ 413	.86 \$	177.91	\$ 287.56	\$ 2,936.55
Totals	\$ 2,208,278.19	\$ 88,091.68	\$ 42,849.79	\$ -	\$ 2,077,3	36.72	\$ 853,031.63	\$ 66,750.16	\$ 98,314.51	\$ 176,242.	68 \$	102,844.53	\$ 158,109.67	\$ 292,765	.99 \$	125,855.60	\$ 203,421.95	\$ 2,077,336.72

% Collected: 99.09%