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Clerk of the Circuit Court

This instrument was prepared by
and upon recording should be returned to:



RW Roy Van Wyk, Esq.
HOPPING GREEN & SAMS, P.A.
119 South Monroe Street, Suite 300 (32301)
Post Office Box 6526
Tallahassee, Florida 32314

INSTR # 2014103768
BK 9271 Pgs 1062-1072 PG(s)11
RECORDED 06/17/2014 08:39:17 AM
STACY M. BUTTERFIELD,
CLERK OF COURT POLK COUNTY
RECORDING FEES \$95.00
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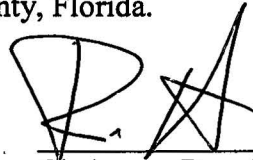
**NOTICE OF ESTABLISHMENT OF THE
HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT**

PLEASE TAKE NOTICE that on May 28, 2014, pursuant to a petition filed by Highland Meadows, LLC, the City Commission of the City of Davenport, Florida adopted Ordinance No. 761 which became effective on May 28, 2014, establishing the Highland Meadows II Community Development District (“District”). The legal description of the lands encompassed within the District is attached hereto as Exhibit “A.” The District is a special-purpose form of local government established pursuant to and governed by Chapter 190, Florida Statutes. More information on the powers, responsibilities, and duties of the District may be obtained by examining Chapter 190, Florida Statutes, or by contacting the District’s registered agent as designated to the Department of Economic Opportunity in accordance with Section 189.416, Florida Statutes.

**THE HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT
MAY IMPOSE AND LEVY TAXES OR ASSESSMENTS, OR BOTH TAXES AND
ASSESSMENTS, ON THIS PROPERTY. THESE TAXES AND ASSESSMENTS PAY THE
CONSTRUCTION, OPERATION AND MAINTENANCE COSTS OF CERTAIN PUBLIC
FACILITIES AND SERVICES OF THE DISTRICT AND ARE SET ANNUALLY BY THE
GOVERNING BOARD OF THE DISTRICT. THESE TAXES AND ASSESSMENTS ARE**

IN ADDITION TO COUNTY AND OTHER LOCAL GOVERNMENT TAXES AND ASSESSMENTS AND ALL OTHER TAXES AND ASSESSMENTS PROVIDED FOR BY LAW.

IN WITNESS WHEREOF, this Notice has been executed on this 5th day of June, 2014, and recorded in the Official Records of Polk County, Florida.



Chairman, Board of Supervisors



Witness

Lauren Schwenk
Print Name

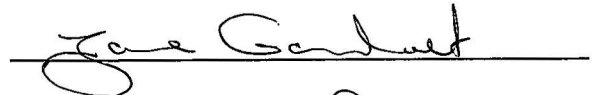
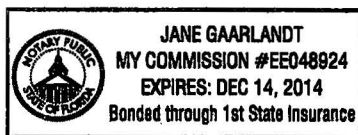


Witness

Michelle Cassidy
Print Name

STATE OF FLORIDA
COUNTY OF Polk

The foregoing instrument was acknowledged before me this 5th day of June, 2014, by Rennie Heath, who is personally known to me, and who Did [] or Did Not [] take an oath.



Print Name: JANE GAARLANDT
Notary Public, State of Florida

Commission No.: EE048924

My Commission Expires: Dec. 14, 2014

EXHIBIT A

DESCRIPTION SKETCH
(Not a Survey)

DESCRIPTION:

(EXHIBIT 1):

ALL OF TRACTS 6, 7, 8, 10, 11 AND 12, IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 27 SOUTH, RANGE 27 EAST, FLORIDA DEVELOPMENT COMPANY SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, BEING ALSO DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF SAID TRACT 10; THENCE N-89°51'02"-W, ALONG THE SOUTH BOUNDARY OF THE AFORESAID TRACTS 10, 11, AND 12, A DISTANCE OF 994.57 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 12; THENCE N-00°15'10"-W, ALONG THE WEST BOUNDARY THEREOF, A DISTANCE OF 641.56 FEET TO THE NORTHWEST CORNER THEREOF; THENCE S-89°38'36"-E, ALONG THE NORTH BOUNDARY OF THE AFORESAID TRACT 12, A DISTANCE OF 331.55 FEET TO THE NORTHEAST CORNER OF SAID TRACT 12, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF THE AFOREMENTIONED TRACT 6; THENCE N-00°15'04"-W, ALONG THE WEST BOUNDARY OF SAID TRACT 6, A DISTANCE OF 638.14 FEET TO THE NORTHWEST CORNER THEREOF; THENCE S-89°33'51"-E, ALONG THE NORTH BOUNDARY OF THE AFORESAID TRACTS 6, 7 AND 8, A DISTANCE OF 979.73 FEET TO THE NORTHEAST CORNER OF SAID TRACT 8; THENCE S-00°14'48"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 8, A DISTANCE OF 636.78 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE N-89°38'36"-W, ALONG THE SOUTH BOUNDARY OF SAID TRACT 8, A DISTANCE OF 316.55 FEET TO THE SOUTHWEST CORNER THEREOF, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF THE AFOREMENTIONED TRACT 10; THENCE S-00°14'52"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 10, A DISTANCE OF 637.98 FEET TO THE POINT OF BEGINNING; LESS AND EXCEPT ROAD RIGHT-OF-WAY;

AND

(EXHIBIT 2):

ALL OF TRACTS 21, 22 AND 27, IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 27 SOUTH, RANGE 27 EAST, FLORIDA DEVELOPMENT COMPANY SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, BEING ALSO DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF SAID TRACT 27; THENCE S-89°51'47"-W, ALONG THE SOUTH BOUNDARY THEREOF, A DISTANCE OF 331.45 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 27; THENCE N-00°15'04"-W, ALONG THE WEST BOUNDARY OF SAID TRACT 27, A DISTANCE OF 639.26 FEET TO THE NORTHWEST CORNER OF SAID TRACT, SAID CORNER ALSO BEING THE SOUTHEAST CORNER OF THE AFORESAID TRACT 21; THENCE N-89°59'37"-W, ALONG THE SOUTH BOUNDARY OF SAID TRACT 21, A DISTANCE OF 331.50 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE N-00°15'10"-W, ALONG THE WEST BOUNDARY OF SAID TRACT 21, A DISTANCE OF 640.08 FEET TO THE NORTHWEST CORNER THEREOF; THENCE S-89°51'02"-E, ALONG THE NORTH BOUNDARY OF SAID TRACT 21 AND THE NORTH BOUNDARY OF THE AFORESAID TRACT 22, A DISTANCE OF 663.05 FEET TO THE NORTHEAST CORNER OF SAID TRACT 22; THENCE S-00°14'58"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 22, A DISTANCE OF 638.42 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 22, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF THE AFORESAID TRACT 27; THENCE S-00°14'58"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 27, A DISTANCE OF 638.42 FEET TO THE POINT OF BEGINNING; LESS AND EXCEPT ROAD RIGHT-OF-WAY;

AND

(EXHIBIT 3):

ALL OF TRACTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 13, 14, 15 AND 16, IN THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 27 SOUTH, RANGE 27 EAST, FLORIDA DEVELOPMENT COMPANY SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 60, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, BEING ALSO DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF SAID TRACT 9; THENCE N-89°54'27"-W, ALONG THE SOUTH BOUNDARY OF SAID TRACTS 9 AND 10, A DISTANCE OF 649.97 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 10; THENCE N-00°22'00"-W, ALONG THE WEST BOUNDARY OF SAID TRACT 10, A DISTANCE OF 640.13 FEET TO THE NORTHWEST CORNER OF SAID TRACT 10, SAID CORNER ALSO BEING THE SOUTHWEST CORNER OF THE AFORESAID TRACT 6; THENCE S-89°59'45"-W, ALONG THE SOUTH BOUNDARY OF THE AFORESAID TRACTS 6 AND 5, A DISTANCE OF 684.51 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 5, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF THE AFORESAID TRACT 13; THENCE S-00°19'38"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 13, A DISTANCE OF 639.01 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE N-89°54'27"-W, ALONG THE SOUTH BOUNDARY OF THE AFORESAID TRACTS 13, 14, 15 AND 16, A DISTANCE OF 1314.94 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 16; THENCE N-00°14'46"-W, ALONG THE WEST BOUNDARY OF SAID TRACT 16 AND THE WEST BOUNDARY OF THE AFORESAID TRACT 1, A DISTANCE OF 1273.68 FEET TO THE NORTHWEST CORNER OF SAID TRACT 1; THENCE N-89°53'58"-E, ALONG THE NORTH BOUNDARY OF THE AFORESAID TRACTS 1, 2, 3, 4, 5, 6, 7 AND 8, A DISTANCE OF 2628.25 FEET TO THE NORTHEAST CORNER OF SAID TRACT 8; THENCE S-00°24'24"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 8, A DISTANCE OF 641.23 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 8, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF THE AFORESAID TRACT 9; THENCE S-00°24'24"-E, ALONG THE EAST BOUNDARY OF SAID TRACT 9, A DISTANCE OF 641.23 FEET TO THE POINT OF BEGINNING; LESS AND EXCEPT ROAD RIGHT-OF-WAY;

AND

(DESCRIPTION CONTINUED ON PAGE 2 OF 9)

**SHEET
1 OF 9**

NOTE:
SEE SHEET 2 FOR NOTES AND SHEETS 3-9
FOR SKETCHES AND LEGEND.



2130132

R E V I S I O N S				
Description	Date	Dwn.	Ck'd	Order No.

SURVEYORS CERTIFICATE
The sketch represented hereon conforms to the requirements of Chapter 5J-17, Florida Administrative Code.

Daniel Joseph Sullivan
DANIEL JOSEPH SULLIVAN 4-28-2014
DATE OF SIGNATURE

FLORIDA REGISTERED LAND SURVEYOR NO. 5640
Drawing Date: 4-28-2014

Tampa (813) 621-7841
Fax (813) 664-1832
Web Page: www.lesc.com

LANDMARK
ENGINEERING & SURVEYING CORPORATION

8515 Palm River Road, Tampa, Florida 33619
CERTIFICATE OF AUTHORIZATION NO. LB 3913

DESCRIPTION SKETCH
(Not a Survey)

LEGEND:

- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- SEC. = SECTION
- TWP. = TOWNSHIP
- RGE. = RANGE
- PB = PLAT BOOK
- PG'S = PAGES
- (P) = PLAT
- R/W = RIGHT-OF-WAY
- O.R. = OFFICIAL RECORDS
- FDOT = FLORIDA DEPARTMENT OF TRANSPORTATION

Not to Scale

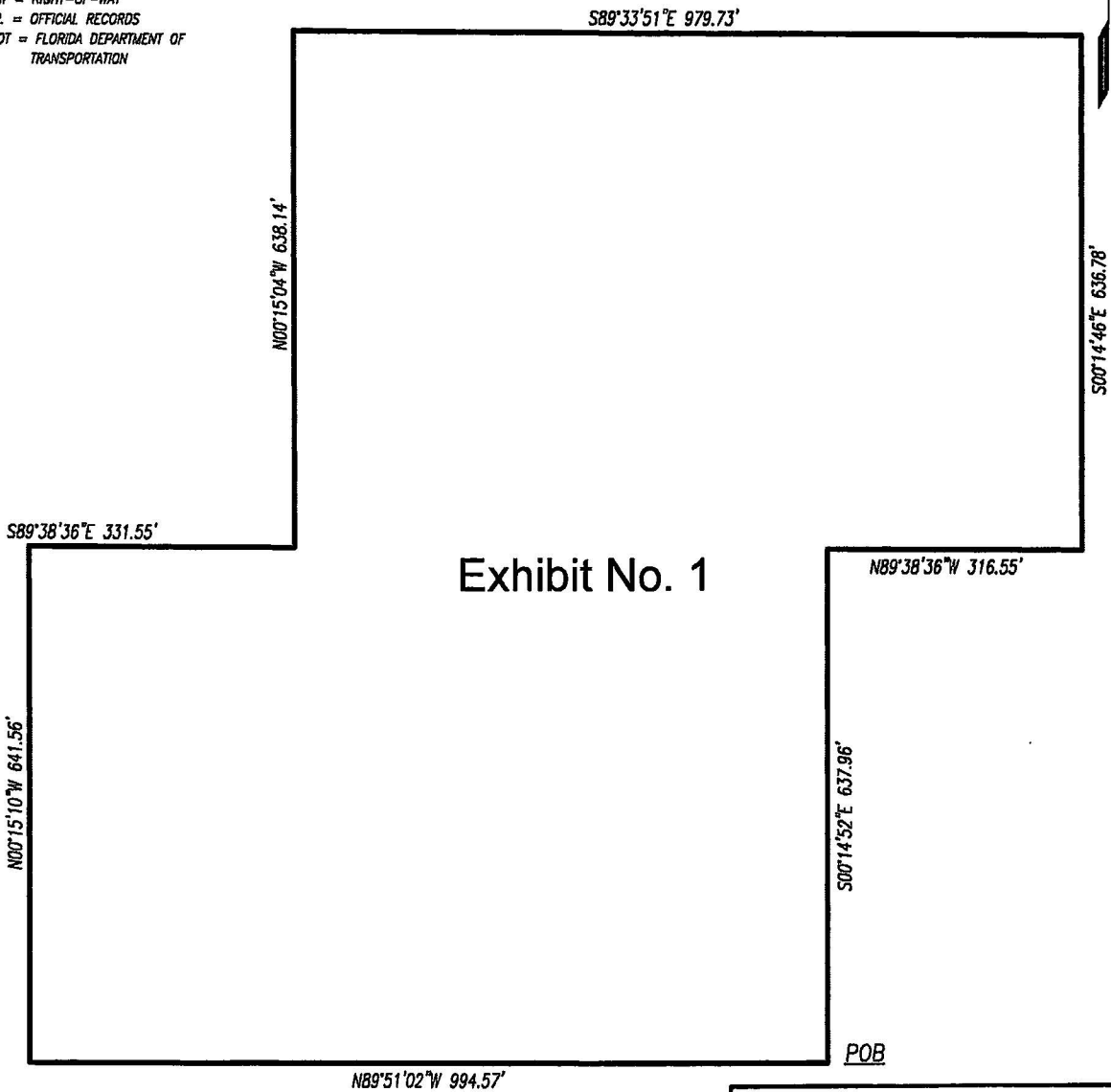
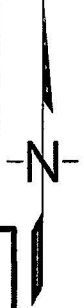


Exhibit No. 1

POB

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SHEET
3 OF 9

NOTE:

SEE SHEETS 1 & 2 FOR DESCRIPTION.
SEE SHEET 2 FOR NOTES.

Drawn: DJJ

Job No.: 2130132

Sec.: B & 9 Twp.: 27 S. Rge.: 27 E.

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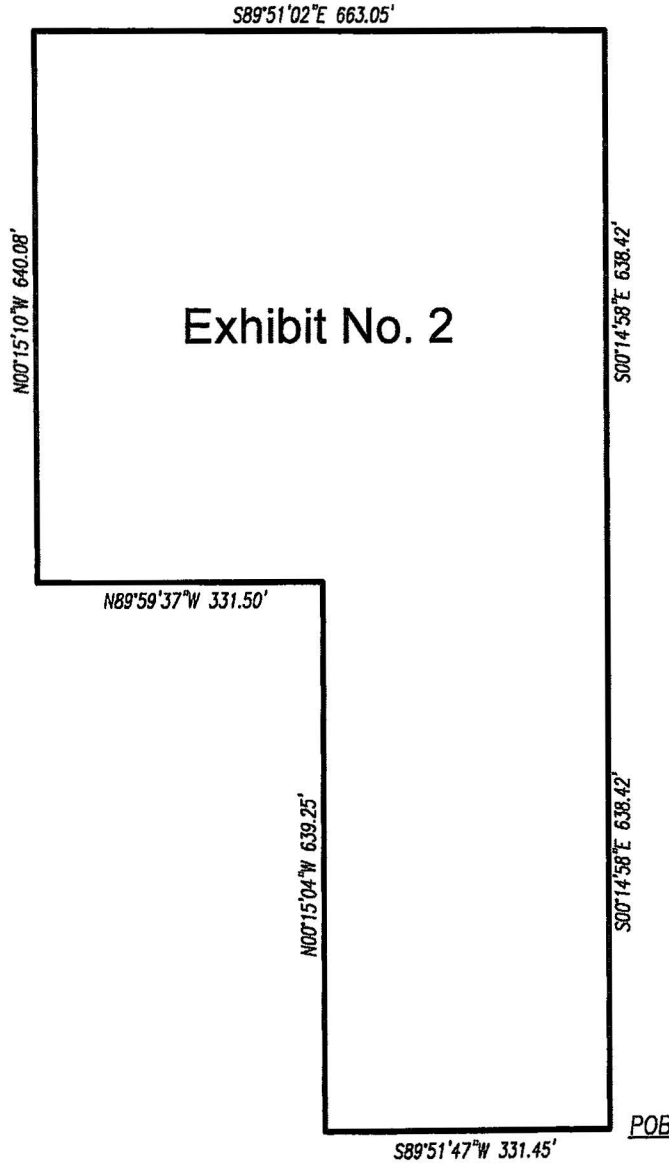
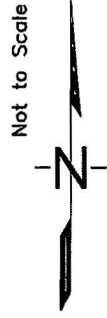


Exhibit No. 2

SHEET
4 OF 9

NOTE:
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SEE SHEET 2 FOR NOTES.

Drawn: DJS
Job No.: 2130132

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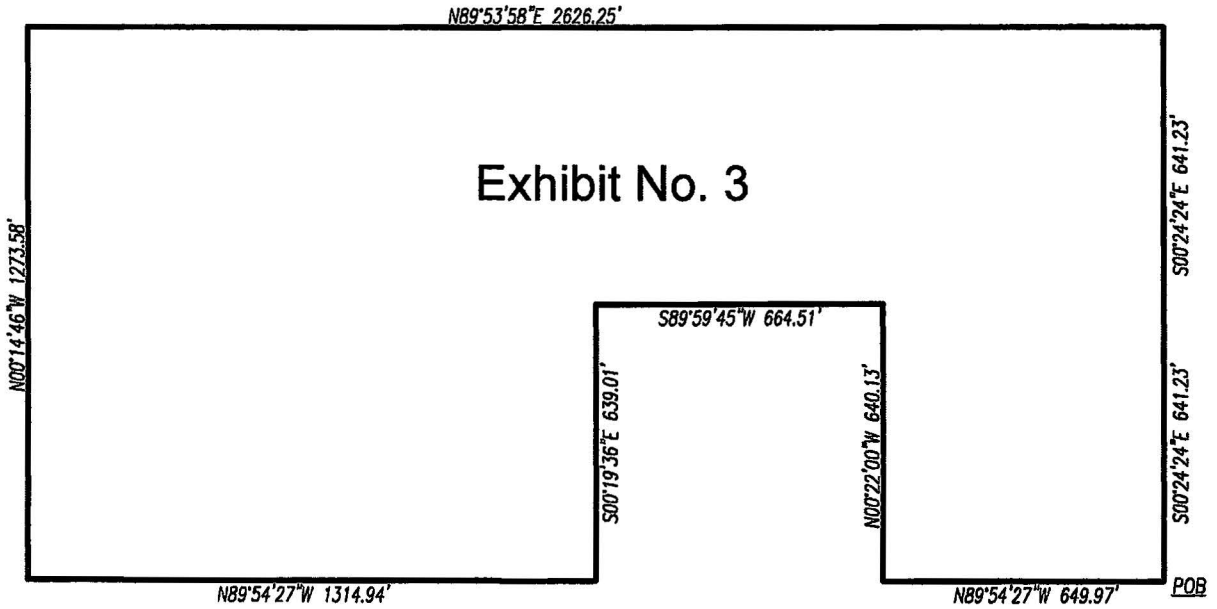
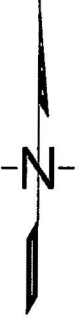
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SHEET
5 OF 9

NOTE:

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 SEE SHEET 2 FOR NOTES.

Drawn: DJS

Job No.: 2130132

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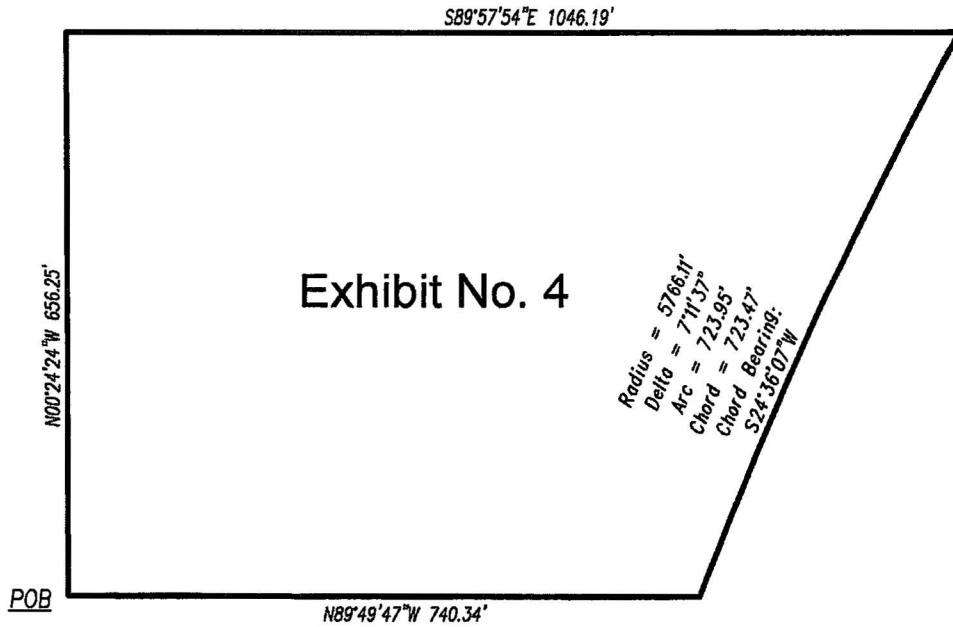
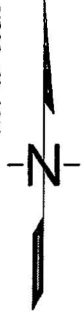


Exhibit No. 4

Radius = 5766.41'
 Delta = 71°37'
 Chord = 723.95'
 Chord Bearing =
 S24°36'10"W

POB

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SHEET
6 OF 9

NOTE:

SEE SHEETS 1 & 2 FOR DESCRIPTION.
 SEE SHEET 2 FOR NOTES.

Drawn: DJS

Job No.: 2130132

Sec.: 8 & 9 Twp.: 27 S. Rge.: 27 E.

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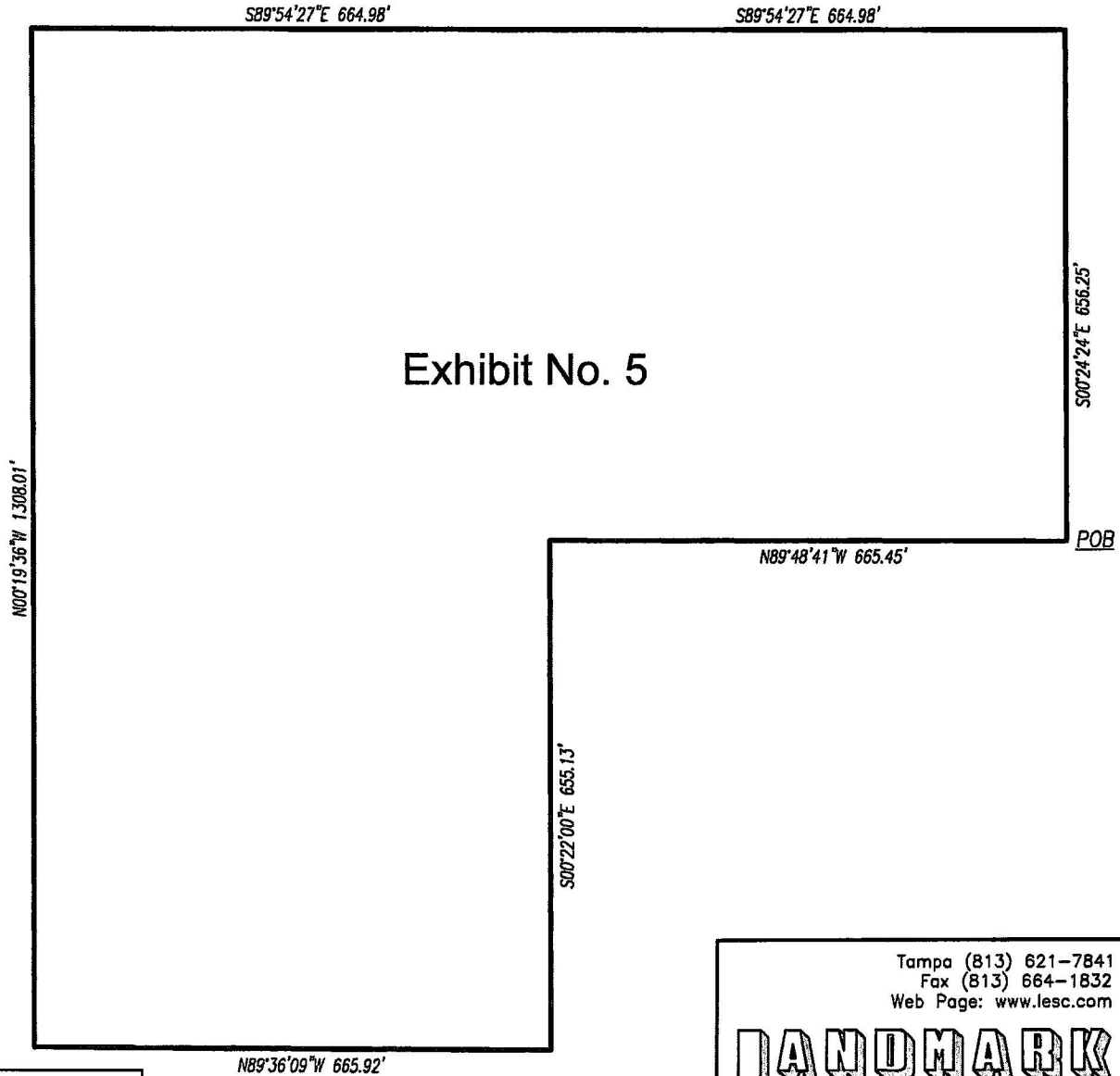
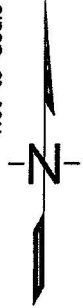


Exhibit No. 5

SHEET
7 OF 9

NOTE:
SEE SHEETS 1 & 2 FOR DESCRIPTION.
SEE SHEET 2 FOR NOTES.

Drawn: DJS
Job No.: 2190132

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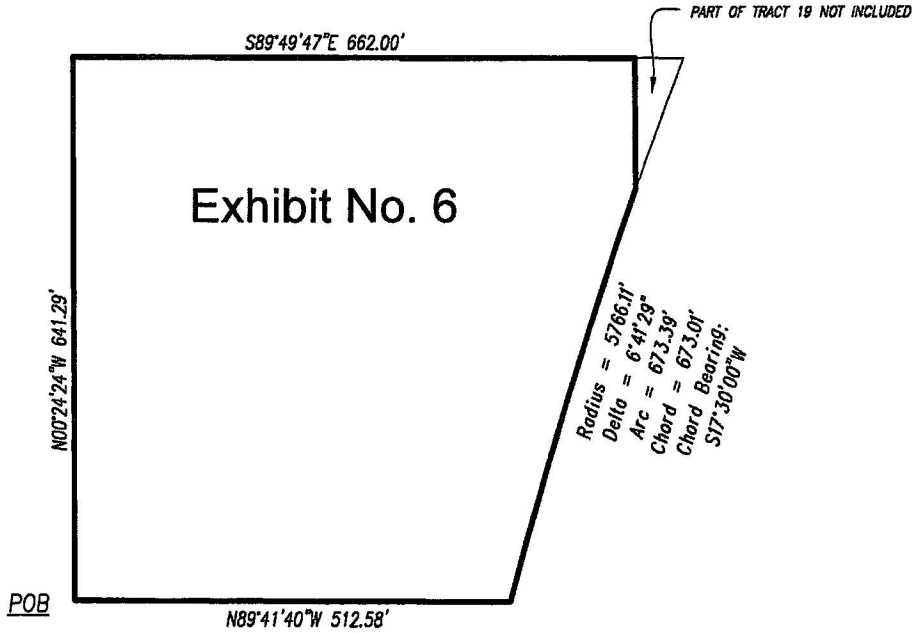
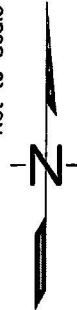
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SHEET
8 OF 9

NOTE:
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 SEE SHEET 2 FOR NOTES.

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 Job No.: 2130132

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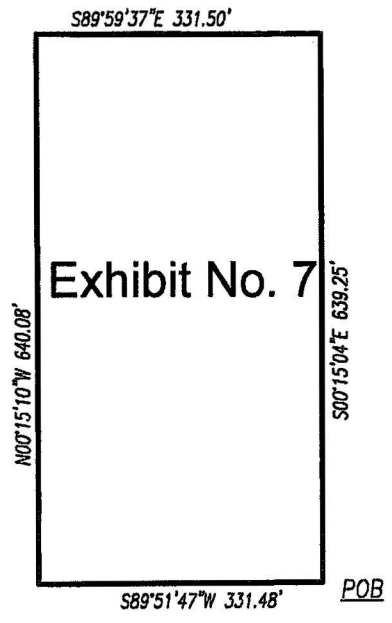
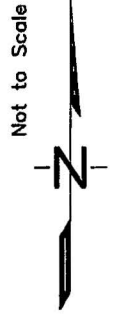
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SHEET
9 OF 9

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