

ROLLING OAKS - UNIT 1

A SUBDIVISION IN SECTION 27, TOWNSHIP 23 SOUTH, RANGE 18 EAST
HERNANDO COUNTY, FLORIDA

DESCRIPTION: Beginning at the S.E. corner of the S.W. 1/4 of Section 27, Township 23 South, Range 18 East, Hernando County, Florida; Run N01°14'20"W along the North-South 1/4 Section line a distance of 990.76' to the S.W. corner of the N.W. 1/4 of the S.E. 1/4 of said Section 27; Run thence N89°22'16"E, along the North line of the South 1/2 of the N.E. 1/4 a distance of 2650.87' to the N.E. corner of said South 1/2 of the N.E. 1/4 of said Section 27; Run thence S01°04'15"E, along the East line of Section 27, a distance of 1352.18' to the S.E. corner of the N.E. 1/4; Run thence S89°36'48"W along the East-West 1/4 Section line a distance of 1323.55' to the S.W. corner of the S.E. 1/4 of the N.E. 1/4 of said Section 27; Run thence S01°09'10"E, along the West line of said East 1/2 of S.E. 1/4 a distance of 2659.01' to the S.W. corner of said East 1/2 of the S.E. 1/4; Run thence S89°09'01"W, along the South line of said Section 27 a distance of 1319.46' to the POINT OF BEGINNING.

DEDICATION: Lakewood Acres Inc., a corporation under the laws of the State of Florida, the owner of the lands herein platted, as Dedicator, does hereby dedicate to the Public and the Purchasers of any lands shown on this plat, all streets, drainage R.O.W.s, retention ponds, and other Public places shown on this plat and hereby request that this plat be recorded in the Public Records of Hernando County, Florida.

In witness whereof, the said Dedicator has caused its name and Corporate seal to be affixed hereto by its President, attested by its Secretary, heretofore duly authorized by its Board of Directors on this 27 day of Sept, 1973.

STATE OF FLORIDA
COUNTY OF PASCO

Before the undersigned, an officer duly authorized and acting, personally appeared HENRY DINGUS, JR. and B.E. DEAN to me known to be the individuals who executed the foregoing Dedication as President and Secretary, respectively, of LAKEWOOD ACRES, INC., a Corporation under the laws of the State of Florida, and they being duly sworn, acknowledged them and there before me that they executed the same as such officers of such corporation heretofore duly authorized by the Board of Directors of such Corporation as the act and deed of such Corporation.

Witness my hand and official seal this 27 day of Sept, 1973.

My commission expires: Feb 9, 1977

NOTARY PUBLIC: Blanche A. Pearce

JOINER AND CONSENT TO DEDICATION

The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance upon the above described property, and that the undersigned hereby joins in and consents to the dedication of the lands described above by the owner thereof, and agrees that its mortgage, lien or other encumbrance, which is recorded in Official Record Book 3072, Page 804, Public Records of Pasco County, Florida, shall be subordinated to the above dedication.

WITNESS: Guarant Bank

PEOPLES STATE BANK

WITNESS: Ann K. Vance

By: Robert Bruce Snow
President

STATE OF FLORIDA
COUNTY OF HERNANDO

This is to certify that, on the 27th day of September, 1973, before me, an officer duly authorized to take acknowledgements in the State and County aforesaid, personally appeared Henry Dingus, Jr. and B.E. Dean to me known to be the persons described in and who executed the foregoing joinder and consent to dedication and severally acknowledged the execution thereof to be their free act and deed for the use and purposes therein expressed.

In witness whereof, I have hereunto set my hand and seal on the above date.

My commission expires: February 20, 1976

NOTARY PUBLIC: Guarant Bank

ABSTRACTOR'S CERTIFICATE

I hereby certify that LAKEWOOD ACRES, INC., is the apparent record owner of the lands hereby platted, that there are no delinquent taxes on such lands, that record title to all access roads is held by Hernando County, or the State of Florida.

Dated this 9 day of October, 1973.

GULF COAST TITLE CO., INC.

By: Robert Bruce Snow

SURVEYOR'S CERTIFICATE

I, RICHARD W. BOWRING, hereby certify that I prepared this plat and that it is a correct representation of the lands platted, that this plat complies with all of the provisions of Chapter 177, FLORIDA STATUTES, and with all of the plat requirements adopted by the Board of County Commissioners of Hernando County, Florida on the 28 day of Feb, 1972.

Richard W. Bowring
Registered Land Surveyor
Florida Certificate No. 2314

RESOLUTION

Whereas, this plat was, on the 11th day of Dec, 1973, submitted to the Board of County Commissioners of Hernando County, Florida, for approval for record and has been approved by said Commission, now therefore be it resolved by the Board of County Commissioners of Hernando County, Florida, that said plat is hereby approved and shall be recorded in the Public Records of this County and that the dedication of all Streets, Canals, Parks and other Public places shown thereon is hereby accepted by said Commission for Hernando County and the Public generally and shall be binding on all persons hereafter.

BOARD OF COUNTY COMMISSIONERS
OF HERNANDO COUNTY, FLORIDA

By: Charles R. Smith
Chairman

ATTEST: Harold William Brown
CLERK

CLERK'S CERTIFICATE

I, HAROLD WILLIAM BROWN, Clerk of the Circuit Court of Hernando County, Florida, hereby certify that I have examined this plat, that it complies in form with all of the provisions of Chapter 177, FLORIDA STATUTES, that it was filed for record on the 11th day of December, 1973, File No. 12345, and recorded in Plat Book 12, Pages 12, 14 & 25.

Harold William Brown
CLERK OF THE CIRCUIT COURT
HERNANDO COUNTY, FLORIDA

CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION

This is to certify that on Dec 11, 1973 the Hernando County Planning and Zoning Commission approved the above plat or plan.

CHAIRMAN: Bill W. Hutchins

CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY

Examined and Approved, Date: Dec 11, 1973

Robert Bruce Snow
COUNTY ATTORNEY

CERTIFICATE OF APPROVAL BY COUNTY ENGINEER

Examined and Approved, Date: Dec 6, 1973

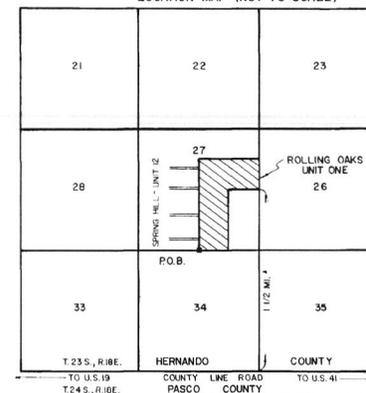
Don G.
COUNTY ENGINEER

PREPARED BY:

Gulf Land Surveyors, Inc.
1714 Howell Avenue
Brooksville, Florida. Date: October 12, 1973

NOTE - EASEMENTS: There exists a 5.0' easement for drainage and/or utilities along each street R/W line; A 7.5' easement on either side of each side lot line and a 7.5' easement on either side of each rear lot line for drainage and/or utilities.

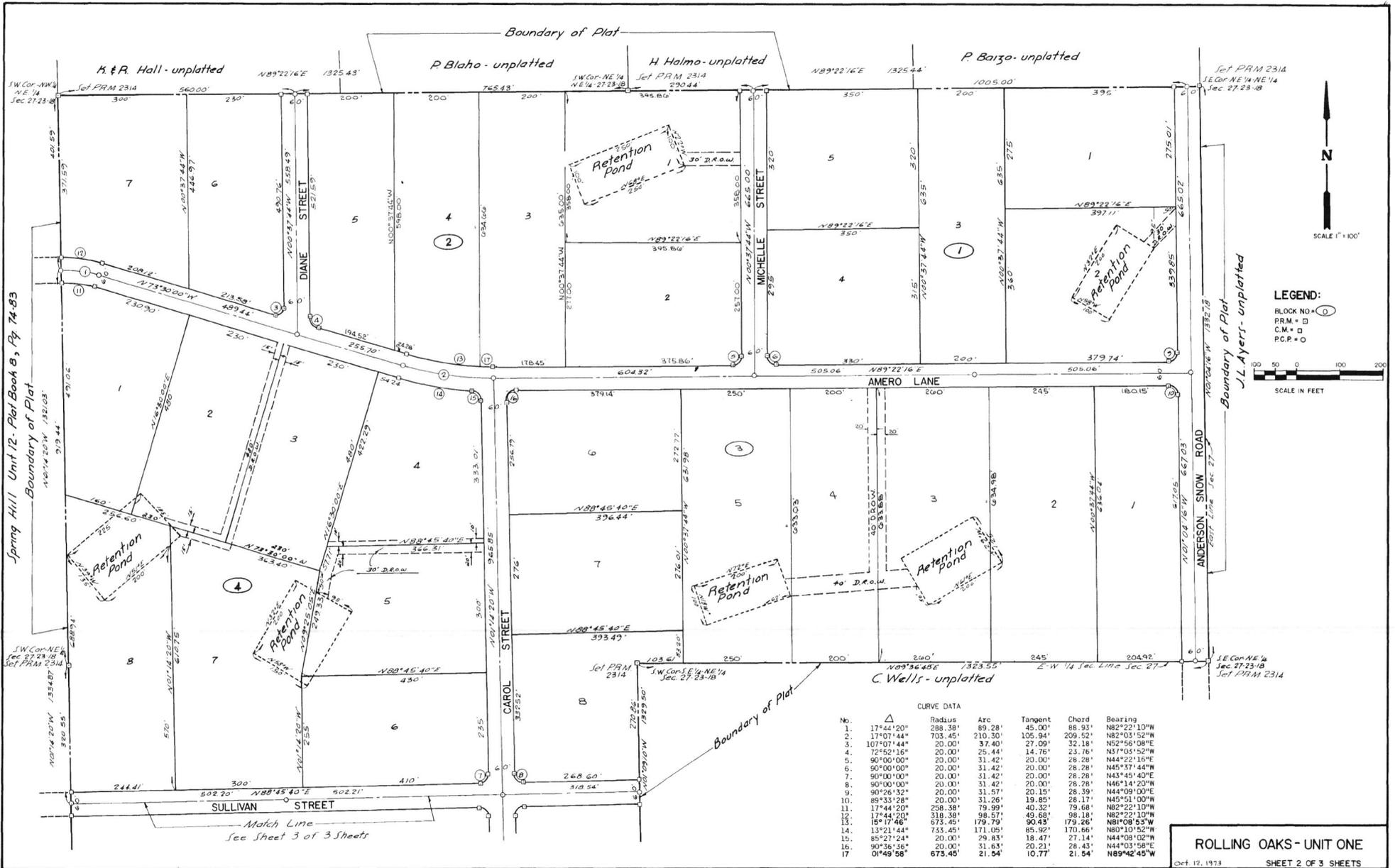
LOCATION MAP (NOT TO SCALE)



ROLLING OAKS - UNIT ONE

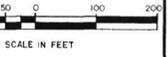
SHEET 1 OF 3 SHEETS

Plat Book 15
Page 73



Spring Hill Unit 12 - Plat Book 8, Pg. 74-83

LEGEND:
 BLOCK NO. = ()
 PRM. = □
 C.M. = ◻
 P.C.P. = ○



CURVE DATA

No.	Δ	Radius	Arc	Tangent	Chord	Bearing
1.	17°44'20"	288.38'	89.28'	45.00'	88.93'	N82°22'10"W
2.	17°07'44"	703.45'	210.30'	105.94'	209.52'	N82°03'52"W
3.	107°07'44"	20.00'	37.40'	27.09'	32.18'	N52°56'08"E
4.	72°52'15"	20.00'	25.44'	14.76'	23.76'	N37°03'52"W
5.	90°00'00"	20.00'	31.42'	20.00'	28.28'	N44°22'15"E
6.	90°00'00"	20.00'	31.42'	20.00'	28.28'	N45°37'44"W
7.	90°00'00"	20.00'	31.42'	20.00'	28.28'	N43°45'40"E
8.	90°00'00"	20.00'	31.42'	20.00'	28.28'	N46°14'20"W
9.	90°26'32"	20.00'	31.57'	20.15'	28.39'	N44°09'00"E
10.	89°33'28"	20.00'	31.26'	19.85'	28.17'	N45°51'00"W
11.	17°44'20"	298.38'	79.99'	40.32'	79.68'	N82°22'10"W
12.	17°44'20"	318.38'	98.57'	49.68'	98.18'	N82°22'10"W
13.	15°17'46"	673.45'	179.79'	90.43'	179.26'	N81°08'53"W
14.	13°21'44"	733.45'	171.05'	85.92'	170.66'	N80°10'52"W
15.	85°27'24"	20.00'	29.83'	18.47'	27.14'	N44°08'02"W
16.	90°36'36"	20.00'	31.63'	20.21'	28.43'	N44°03'58"E
17.	01°49'58"	673.45'	21.54'	10.77'	21.54'	N89°42'45"W

ROLLING OAKS - UNIT ONE

Oct 12, 1973 SHEET 2 OF 3 SHEETS
 THIS SHEET CONTAINS 26 LOTS
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