

# ALLIANCE AT THE GROVE

## A SUBDIVISION LYING IN SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 22 SOUTH, RANGE 18 EAST, HERNANDO COUNTY, FLORIDA.

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

**LEGAL DESCRIPTION:**

A PORTION OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 22 SOUTH, RANGE 18 EAST, HERNANDO COUNTY, FLORIDA, LYING SOUTH OF BROOKRIDGE COMMUNITY UNIT ONE, PLAT BOOK 13, PAGE 51 AND EAST OF BROOKRIDGE CENTRAL BOULEVARD, BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 27, FOR A POINT OF REFERENCE, THENCE RUN N00°05'59"W ALONG THE EAST LINE OF SECTION 27 FOR A DISTANCE OF 180.82' TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 50 AS SHOWN IN THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SEGMENT 407951-2; THENCE S89°39'19"W ALONG THE SAID NORTHERLY RIGHT-OF-WAY OF STATE ROAD NO. 50 A DISTANCE OF 10.00 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF GROVE ROAD; THENCE CONTINUE S89°39'19"W ALONG THE SAID NORTHERLY RIGHT-OF-WAY OF STATE ROAD NO. 50 A DISTANCE OF 500.00' TO THE POINT OF BEGINNING; THENCE CONTINUE S89°39'19"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 2096.23 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY OF BROOKRIDGE CENTRAL BOULEVARD; THENCE RUN N00°26'09"W ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF BROOKRIDGE CENTRAL BOULEVARD FOR A DISTANCE OF 78.00' TO A POINT; THENCE RUN SOUTHERLY AND EASTERLY FOR A DISTANCE OF 39.25' ALONG A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 25.00' AND CENTRAL ANGLE OF 89°57'01" ALSO HAVING A CHORD BEARING S45°04'19"E AND DISTANCE OF 35.34 FEET TO A POINT; THENCE RUN N89°37'30"E FOR A DISTANCE OF 175.00' TO A POINT; THENCE RUN N08°09'22"E FOR A DISTANCE OF 277.80' TO A POINT; THENCE RUN S89°33'52"W FOR A DISTANCE OF 175.00' TO A POINT ON SAID EASTERLY RIGHT-OF-WAY OF BROOKRIDGE CENTRAL BOULEVARD; THENCE RUN ALONG SAID EASTERLY RIGHT-OF-WAY LINE NORTHERLY FOR A DISTANCE OF 291.47' ALONG A CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 495.02' AND CENTRAL ANGLE OF 33°44'10" ALSO HAVING A CHORD BEARING N16°28'22"E AND DISTANCE OF 287.28' TO THE SOUTHWEST CORNER OF TRACT "A" OF BROOKRIDGE COMMUNITY UNIT ONE, AS RECORDED IN PLAT BOOK 13 ON PAGE 51 OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA; THENCE CONTINUE ALONG THE SOUTH BOUNDARY OF SAID PLAT FOR THE FOLLOWING THREE (3) COURSES: N89°33'52" FOR A DISTANCE OF 2184.01 FEET TO A PERMANENT REFERENCE MONUMENT; THENCE N44°33'52" FOR A DISTANCE OF 305.44 FEET TO A PERMANENT REFERENCE MONUMENT; THENCE N89°33'52"E FOR A DISTANCE OF 51.16 FEET TO A POINT ON SAID WESTERLY RIGHT-OF-WAY LINE OF GROVE ROAD; THENCE RUN S00°05'59"E ALONG SAID WESTERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 473.42 FEET TO A POINT; THENCE RUN S89°39'19"W FOR A DISTANCE OF 500.00' TO A POINT; THENCE RUN S00°05'59"E FOR A DISTANCE OF 350.00' TO THE POINT OF BEGINNING.

**CERTIFICATE OF OWNERSHIP AND DEDICATION:**

THE ABOVE LEGAL DESCRIPTION CONTAINS 30.710 ACRES MORE OR LESS.

AWN SPRING HILL LLC, A FLORIDA LIMITED LIABILITY COMPANY THE OWNER OF THE LANDS REFERENCED HEREON AS ALLIANCE AT THE GROVE, AS DEDICATOR, DOES HEREBY DEDICATE TO THE PUBLIC, THE PURCHASERS, AND HERNANDO COUNTY ALL STREETS, RIGHTS-OF-WAY, PARKS, DRAINAGE CANALS AND RETENTION AREAS, AND OTHER PUBLIC AREAS AS DEPICTED HEREON. THE EASEMENTS AS DESIGNATED ON THIS PLAT ARE HEREBY RESERVED TO THE DECLARANT, ITS SUCCESSORS AND ASSIGNS AND GRANTED TO HERNANDO COUNTY AND PUBLIC SERVICE PROVIDERS TO THE SUBDIVISION ON A NONEXCLUSIVE BASIS FOR THE GROUND LEVEL, ABOVEGROUND, AND BELOW GROUND INSTALLATIONS, CONSTRUCTION, UPGRADES, CONNECTIONS, MAINTENANCE AND OPERATION OF SAID UTILITIES AND SERVICE INCLUDING DRAINAGE, AND SAID OWNERS FURTHER DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE PUBLIC AND HERNANDO COUNTY, FLORIDA, ALL LANDS UPON WHICH OR WITHIN WHICH WATER AND SEWER SYSTEM IMPROVEMENTS OR FACILITIES EXIST, AND FURTHER DO HEREBY DEDICATE TO THE PERPETUAL USE OF THE HERNANDO COUNTY WATER AND SEWER DISTRICT, WATER AND SEWER SYSTEM IMPROVEMENTS AND FACILITIES INCLUDING, BUT NOT LIMITED TO, WATER OR SEWER LINES OR PIPES, FIRE HYDRANTS, WELLS, LIFT STATIONS, PUMPING STATIONS, BUILDINGS, SEWAGE DISPOSAL PLANTS, OTHER WATER AND SEWER SYSTEM PLANTS AND OTHER APPURTENANT FACILITIES LYING WITHIN OR UPON THE LANDS DEPICTED ON THIS PLAT, AND FURTHER DO HEREBY RESERVE UNTO ITSELF, ITS HEIRS, SUCCESSORS, ASSIGNS OR LEGAL REPRESENTATIVES THE RIGHT TO CONSTRUCT, OPERATE AND MAINTAIN ALL SUCH DEDICATED LANDS, STREETS, WATER AND SEWER SYSTEM IMPROVEMENTS OR FACILITIES AND APPURTENANCES UNTIL SUCH TIME AS THE OPERATION AND MAINTENANCE OF SAID LANDS, IMPROVEMENTS, FACILITIES AND APPURTENANCES IS ASSUMED BY HERNANDO COUNTY, FLORIDA, AND FURTHER DO HEREBY RESERVE UNTO ITSELF, ITS HEIRS, SUCCESSORS, ASSIGNS OR LEGAL REPRESENTATIVES, INCLUDING, BUT NOT LIMITED TO, ANY PRIVATE UTILITY FURNISHING WATER AND SEWER SERVICES AND APPURTENANCES THERETO, THE TITLE TO ANY LANDS OR IMPROVEMENTS DEDICATED TO THE PUBLIC OR TO THE COUNTY IF FOR ANY REASON SUCH DEDICATION SHALL BE EITHER VOLUNTARILY OR INVOLUNTARILY VACATED, VOIDED OR INVALIDATED.

OWNER DOES FURTHER:

- 1) GRANT, CONVEY, AND DEDICATE TO HERNANDO COUNTY, FLORIDA, THE REVERSE FRONTAGE ROAD PUBLIC RIGHT OF WAY AS SHOWN AND DEPICTED HEREON FOR ANY AND ALL PURPOSES INCIDENTAL THEREUNTO.
- 2) GRANT THE PUBLIC LIFT STATION EASEMENT, PUBLIC SANITARY SEWER EASEMENT, AND PUBLIC WATER MAIN EASEMENT AS SHOWN AND DEPICTED HEREON TO HERNANDO COUNTY WATER AND SEWER DISTRICT
- 3) GRANT THE PRIVATE STORM SEWER EASEMENTS, ACCESS EASEMENTS, AND PRIVATE WATER LINE EASEMENTS AS SHOWN AND DEPICTED HEREON TO THE AATG COMMERCIAL PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION.
- 4) RESERVE LEGAL TITLE TO TRACT CA-1, TRACT CA-2, TRACT CA-3, TRACT CA-4, TRACT CA-5, TRACT DA-1, AND TRACT DA-2, SHOWN HEREON FOR CONVEYANCE BY SEPARATE INSTRUMENT, SUBSEQUENT TO THE RECORDING OF THIS PLAT, TO THE AATG COMMERCIAL PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION.

WITNESS OUR HANDS AND SEALS AS DEDICATORS THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

SIGNED AND SEALED IN THE PRESENCE OF AAWN SPRING HILL LLC, A FLORIDA LIMITED LIABILITY COMPANY

BY: \_\_\_\_\_ WITNESS \_\_\_\_\_ WITNESS \_\_\_\_\_  
KEVIN FRAZIER, MANAGER PRINTED NAME / TITLE PRINTED NAME PRINTED NAME  
STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_  
BEFORE ME THE UNDERSIGNED, AN OFFICER DULY AUTHORIZED AND ACTING, PERSONALLY APPEARED KEVIN FRAZIER AND \_\_\_\_\_ TO ME KNOWN TO BE THE INDIVIDUALS WHO EXECUTED THE FOREGOING DEDICATION AS MANAGER AND \_\_\_\_\_ RESPECTIVELY, OF AAWN SPRING HILL LLC, A FLORIDA LIMITED LIABILITY COMPANY AND BEING DULY SWORN, ACKNOWLEDGED THEN 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 \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

NOTARY PUBLIC  
MY COMMISSION EXPIRES: \_\_\_\_\_  
\_\_\_\_\_  
NOTARY PUBLIC

**CERTIFICATE OF ACCEPTANCE:**

AATG COMMERCIAL PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION HEREBY ACCEPTS THE CONVEYANCES AND MAINTENANCE RESPONSIBILITIES AS SHOWN HEREON.

BY: \_\_\_\_\_ WITNESS \_\_\_\_\_ WITNESS \_\_\_\_\_  
KEVIN FRAZIER, PRESIDENT PRINTED NAME PRINTED NAME PRINTED NAME

**ACKNOWLEDGEMENT OF PROPERTY OWNERS ASSOCIATION:**

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_  
I HEREBY CERTIFY THAT ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_ BEFORE ME PERSONALLY APPEARED KEVIN FRAZIER BY MEANS OF PERSONAL PRESENCE, AS PRESIDENT OF AATG COMMERCIAL PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION, ON BEHALF OF THE ASSOCIATION, WHO IS PERSONALLY KNOWN TO ME OR HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION, WHO HAS IDENTIFIED HIMSELF AS THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE OF ACCEPTANCE AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED.

IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL ON THE ABOVE DATE.  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: \_\_\_\_\_  
\_\_\_\_\_  
NOTARY PUBLIC

**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 THE OFFICIAL RECORD BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE ABOVE DEDICATION.

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF  
SEACOST NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, ITS SUCCESSORS AND/OR ASSIGNS AS THEIR INTERESTS MAY APPEAR  
\_\_\_\_\_  
(SEAL)  
PRINTED NAME / TITLE

WITNESS: \_\_\_\_\_

WITNESS: \_\_\_\_\_

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

THIS IS TO CERTIFY THAT ON \_\_\_\_\_ BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGEMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED \_\_\_\_\_ TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING JOINER AND CONSENT TO DEDICATION AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE \_\_\_\_\_ FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED.  
IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL ON THE ABOVE DATE.  
\_\_\_\_\_  
NOTARY PUBLIC

NOTARY PUBLIC  
MY COMMISSION EXPIRES: \_\_\_\_\_  
\_\_\_\_\_  
NOTARY PUBLIC

**ABSTRACTOR'S CERTIFICATE**

I HEREBY CERTIFY THAT \_\_\_\_\_ AND \_\_\_\_\_ ARE THE APPARENT RECORD OWNERS OF THE LANDS HEREBY PLATTED, THAT THERE ARE NO DELINQUENT TAXES ON SUCH LANDS AND THAT RECORD TITLE TO ALL ACCESS ROADS IS HELD BY THE AATG COMMERCIAL PROPERTY OWNERS ASSOCIATION, INC. AND/OR HERNANDO COUNTY

**RESOLUTION**

WHEREAS THIS PLAT WAS ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_ SUBMITTED TO THE BOARD OF COUNTY COMMISSIONER, 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, 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 THEREIN IS HEREBY ACCEPTED BY SAID COMMISSION FOR HERNANDO COUNTY AND THE PUBLIC GENERALLY, AND SHALL BE BINDING ON ALL PERSONS THEREAFTER.

BOARD OF COUNTY COMMISSIONERS HERNANDO COUNTY, FLORIDA

CHAIRMAN: \_\_\_\_\_

ATTEST: \_\_\_\_\_

**SURVEYOR AND MAPPER'S NOTES**

- 1. BEARINGS SHOWN ARE REFERENCED TO NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT (NAD83/2011), WITH THE NORTH R/W LINE OF STATE ROAD 20 HAVING A BEARING OF S89°39'19"W. ALL OTHER BEARINGS ARE RELATIVE THERETO.
- 2. ALL DISTANCES ARE GROUND UNLESS NOTED OTHERWISE
- 3. UNITS=U.S. SURVEY FEET AND DECIMALS THEREOF. 1/2 METERS = 39.37 FEET
- 4. PER FS CHAPTER 177.091(28), ALL UTILITY EASEMENTS CREATED BY THIS PLAT SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODES AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION
- 5. EASEMENTS COLLOCATED WITHIN PLATTED UTILITY EASEMENTS SHALL BE SUBORDINATE TO THE PUBLIC UTILITY EASEMENTS
- 6. FLOODPLAIN STATEMENT: THIS PLAT IS LOCATED IN FLOOD ZONES "X", "A", AND "VE"; AS SHOWN ON FEDERAL, EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP NUMBER 13033-D-1186I, EFFECTIVE 02/02/2012, COMMUNITY NUMBER 120110, HERNANDO COUNTY.

**CLERK'S CERTIFICATE**

I, \_\_\_\_\_, CLERK OF THE CIRCUIT COURT OF HERNANDO COUNTY, FLORIDA, HEREBY CERTIFY THIS PLAT WAS FILED FOR RECORD ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_ FILE NO. \_\_\_\_\_ AND RECORDED IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_.

CLERK OF CIRCUIT COURT  
HERNANDO COUNTY, FLORIDA

**CERTIFICATE OF APPROVAL BY COUNTY ATTORNEY**

THIS PLAT HAS BEEN REVIEWED AND APPROVED AS TO FORM.

Victoria Anderson  
COUNTY ATTORNEY

02/12/25  
DATE

**CERTIFICATE OF REVIEW BY COUNTY EMPLOYED/CONTRACTED PROFESSIONAL SURVEYOR AND MAPPER**

I, THOMAS P. YOUNG, JR. HEREBY CERTIFY THAT I HAVE REVIEWED THIS PLAT FOR CONFORMITY AS TO CHAPTER 177, FLORIDA STATUTES, AND THAT I AM EMPLOYED BY, OR UNDER CONTRACT TO, THE APPROPRIATE LOCAL GOVERNING BODY AND AM ACTING HERETO AS AN AGENT OF THE COUNTY. THIS LIMITED CERTIFICATION AS TO FACIAL CONFORMITY WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, IS NOT INTENDED TO BE, AND SHOULD NOT BE CONSTRUED AS, A CERTIFICATION OF THE ACCURACY OR QUALITY OF THE SURVEYING/MAPPING REFLECTED ON THIS PLAT.

THOMAS P. YOUNG, JR., PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA REGISTRATION NUMBER 7044

**SURVEYOR CERTIFICATE:**

I, WILLIAM J. WRIGHT, HEREBY CERTIFY THAT THIS PLAT HAS BEEN PREPARED UNDER MY DIRECTION AND SUPERVISION AND THAT IT IS A CORRECT REPRESENTATION OF THE LANDS PLATTED, THAT THIS PLAT COMPLIES WITH ALL PROVISIONS OF CHAPTER 177, FLORIDA STATUTES, AND WITH ALL OF THE PLAT REQUIREMENTS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS, HERNANDO COUNTY, FLORIDA.

WILLIAM J. WRIGHT, PHD, PSM  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA CERTIFICATE NUMBER 4668  
WRIGHTPSM, LLC, LB 8186  
2225 53RD AVE VERO BEACH, FL 32966

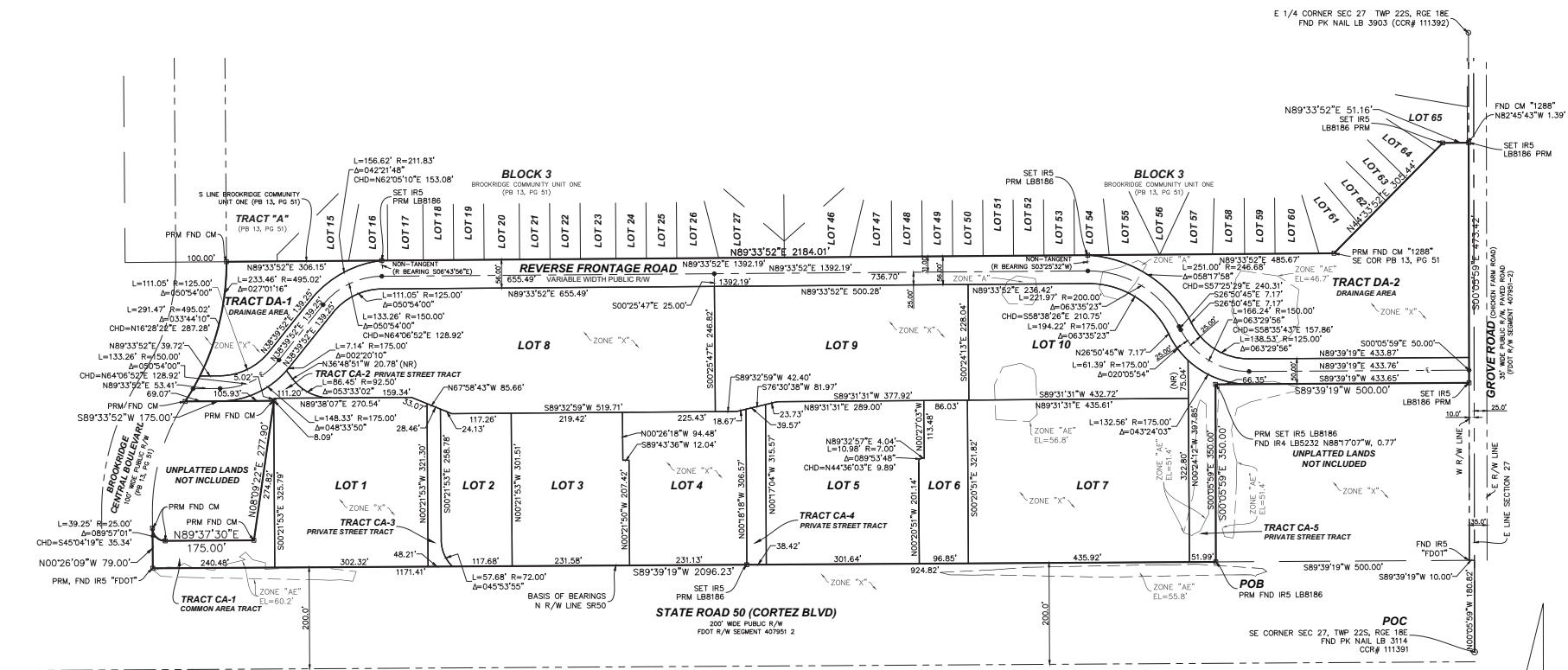
THIS INSTRUMENT WAS PREPARED BY  
WILLIAM J. WRIGHT, PHD, PSM 6868  
WrightPSM, LLC  
PROFESSIONAL SURVEYING AND MAPPING  
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2225 53RD AVE, VERO BEACH, FL 32966  
WWW.WRIGHTPSM.COM

# ALLIANCE AT THE GROVE

A SUBDIVISION LYING IN SOUTHEAST 1/4 OF SECTION 27,  
TOWNSHIP 22 SOUTH, RANGE 18 EAST, HERNANDO COUNTY, FLORIDA.

PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

SHEET 2 OF 3



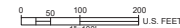
### ABBREVIATIONS LEGEND

POC = POINT OF COMMENCEMENT  
 POB = POINT OF BEGINNING  
 CCR = CERTIFIED CORNER RECORD  
 R/W = RIGHT-OF-WAY  
 CL = CENTERLINE  
 OR = OFFICIAL RECORDS BOOK  
 PB = PLAT BOOK  
 PG = PAGE  
 SEC = SECTION  
 TWP = TOWNSHIP  
 RGE = RANGE  
 R = RADIUS  
 L = LENGTH  
 Δ = CENTRAL ANGLE  
 CHD = CHORD  
 NR = NON-RADIAL

FND = FOUND  
 CM = CONCRETE MONUMENT  
 IRS = #5 (5/8") REBAR  
 IR4 = #1/2" REBAR  
 SF = SQUARE FEET  
 AC = ACRES  
 + = MORE OR LESS  
 FS = FLORIDA STATUTES  
 LB = PROFESSIONAL SURVEYING AND MAPPING BUSINESS  
 PSM = PROFESSIONAL SURVEYOR AND MAPPER  
 PRM = PERMANENT REFERENCE MONUMENT  
 PCP = PERMANENT CONTROL POINT  
 SET PRM = SET IR5 REBAR AND CAP OR MAG SPIKE AND DISK STAMPED "PRM LB 8186"

□ = PERMANENT REFERENCE MONUMENT (PRM)

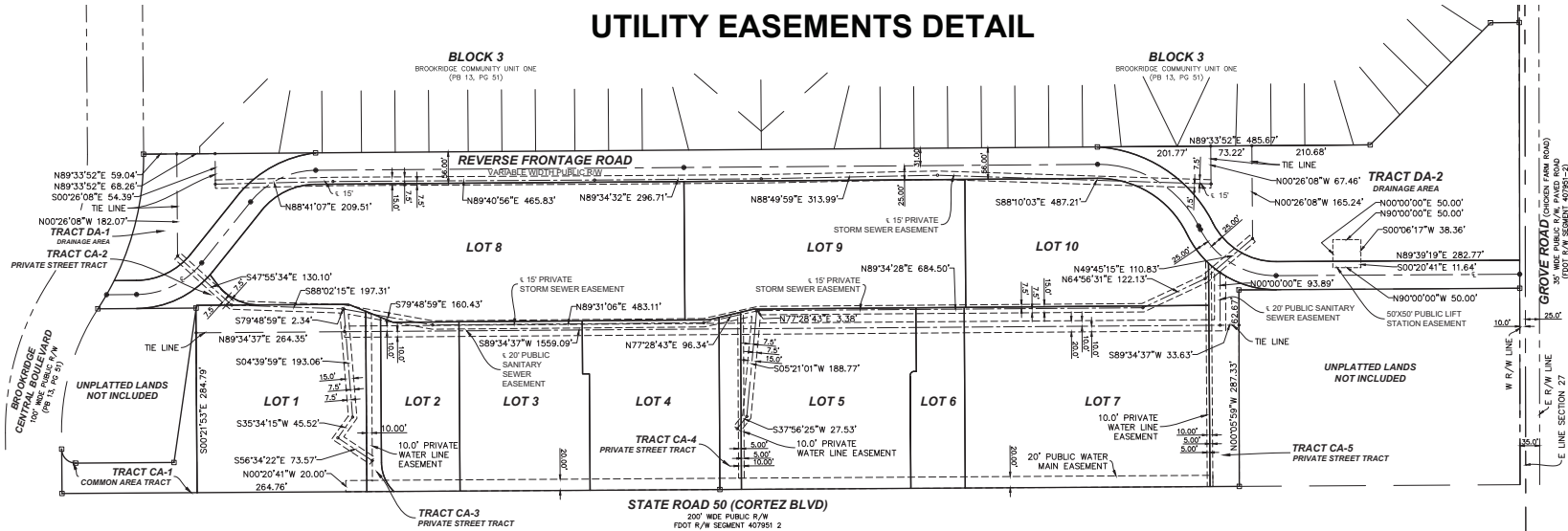
● = PERMANENT CONTROL POINT (PCP)



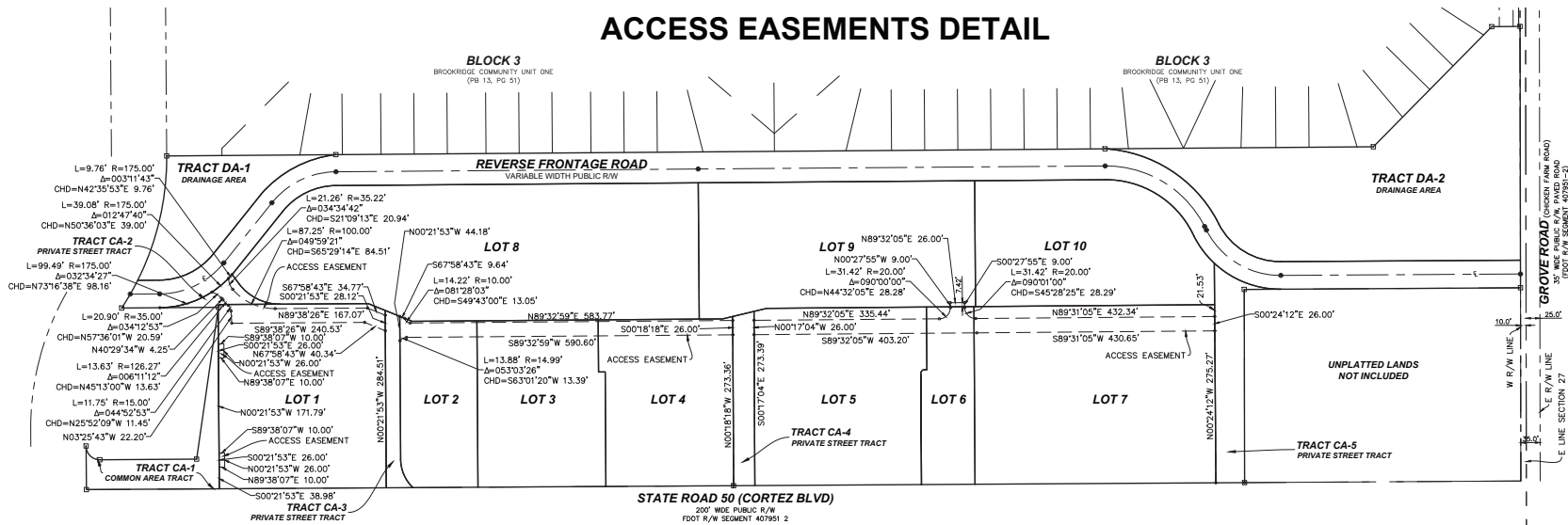
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 WrightPSM, LLC  
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 TOWNSHIP 22 SOUTH, RANGE 18 EAST, HERNANDO COUNTY, FLORIDA.

**UTILITY EASEMENTS DETAIL**



**ACCESS EASEMENTS DETAIL**



THIS INSTRUMENT WAS PREPARED BY  
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