

Book 42-Pg 15-1

DEL WEBB'S

Sun City

FLORIDA

UNIT NUMBER 25

In the South 1/2 of Section 1, and in
the North 1/4 of Section 12, Township
32 South, Range 19 East, Hillsborough
County, Florida.

DESCRIPTION:

A tract in the South 1/2 of Section 1, and in the North 1/4 of Section 12, Township 32 South, Range 19 East, Hillsborough County, Florida, described as follows:

From the Southwest corner of the Southeast 1/4 of said Section 1, run South 50°49'54" West a distance of 617.42 feet to the Western termination of the South right-of-way line of Danbury Drive as dedicated by Del Webb's SUN CITY, Florida, Unit No. 9 (Plat Book 39, Page 33, public records of Hillsborough County, Florida), for a point-of-beginning;

From said point-of-beginning, run Northwesterly along the arc of a curve to the right (radius - 530.00 feet) a distance of 36.80 feet (chord - 36.80 feet, chord bearing - North 66°59'23" West);

run thence North 65°00'00" West a distance of 567.36 feet;

run thence Southwesterly along the arc of a curve to the left (radius - 25.00 feet) a distance of 41.19 feet (chord - 36.69 feet, chord bearing - South 67°47'39" West);

run thence North 69°24'42" West a distance of 80.00 feet;

run thence Northeasterly along the arc of a curve to the left (radius - 820.00 feet) a distance of 63.14 feet (chord - 63.12 feet, chord bearing - North 22°47'39" East);

run thence Northeasterly along the arc of a curve to the left (radius - 1001.28 feet) a distance of 436.89 feet (chord - 433.43 feet, chord bearing - North 12°30'00" East);

run thence North a distance of 114.74 feet;

run thence West a distance of 110.00 feet;

run thence North a distance of 105.00 feet;

run thence East a distance of 110.00 feet;

run thence North a distance of 160.00 feet;

run thence Northeasterly along the arc of a curve to the right (radius - 1551.84 feet) a distance of 704.20 feet (chord - 698.18 feet, chord bearing - North 13°00'00" East);

run thence North 26°00'00" East a distance of 743.59 feet;

run thence Northeasterly along the arc of a curve to the left (radius - 3757.06 feet) a distance of 65.44 feet (chord - 65.44 feet, chord bearing - North 25°30'03.5" East);

run thence South 64°59'53" East a distance of 80.00 feet;

run thence Southwesterly along the arc of a curve to the right (radius - 3837.06 feet) a distance of 2.25 feet (chord - 2.25 feet, chord bearing - South 25°01'07.5" West);

run thence Southeasterly along the arc of a curve to the left (radius - 25.00 feet) a distance of 38.85 feet (chord - 35.06 feet, chord bearing - South 19°28'56" East);

run thence South 64°00'00" East a distance of 75.39 feet to the Westernmost corner of Lot 1, Block "BQ" of Del Webb's SUN CITY, Florida, Unit No. 16 (Plat Book 40, Page 92, public records of Hillsborough County, Florida);

run thence Southeasterly along the Southwesterly boundary of said Unit No. 16 the following courses and distances:

South 26°00'00" West 80.00 feet;

South 64°00'00" East 30.20 feet;

Southeasterly along the arc of a curve to the right (radius - 1020.00 feet)

551.87 feet (chord - 545.17 feet, chord bearing - South 48°30'00" East);

South 33°00'00" East 274.46 feet;

Southeasterly along the arc of a curve to the left (radius - 1333.33 feet)

820.47 feet (chord - 807.59 feet, chord bearing - South 50°37'43" East) to a

point on the West boundary of Del Webb's SUN CITY, Florida, Unit No. 18 (Plat Book 40, Page 93, public records of Hillsborough County, Florida);

run thence Southerly along the West boundaries of said Unit No. 18 and Unit No. 13

(Plat Book 40, Page 32, public records of Hillsborough County, Florida, the following courses and distances:

Southeasterly along the arc of a curve to the right (radius - 25.00 feet) 38.07

feet (chord - 34.50 feet, chord bearing - South 24°37'43" East);

South 19°00'00" West 37.70 feet;

Southwesterly along the arc of a curve to the left (radius - 740.00 feet)

167.90 feet (chord - 167.54 feet, chord bearing - South 12°30'00" West);

South 6°00'00" West 451.07 feet;

Southwesterly along the arc of a curve to the left (radius - 1580.00 feet)

194.03 feet (chord - 193.91 feet, chord bearing - South 2°28'55" West) to a

point on the North boundary of Del Webb's SUN CITY, Florida, Unit No. 9-A

(Plat Book 40, Page 33, public records of Hillsborough County, Florida);

run thence Southwesterly along the Northerly right-of-way line of Danbury Drive the

following courses and distances:

Southwesterly along the arc of a curve to the right (radius - 25.00 feet) 38.41

feet (chord - 34.74 feet, chord bearing - South 42°58'55" West);

South 87°00'00" West 305.94 feet;

Southwesterly along the arc of a curve to the left (radius - 470.00 feet)

295.31 feet (chord - 290.48 feet, chord bearing - South 69°00'00" West);

South 51°00'00" West 156.56 feet;

Southwesterly along the arc of a curve to the right (radius - 470.00 feet)

492.35 feet (chord - 470.15 feet, chord bearing - South 81°00'37" West);

run thence South 21°01'14" West a distance of 60.00 feet to the point-of-beginning.

The above described tract contains 74 acres, more or less.

SURVEYOR'S CERTIFICATE:

I certify that the within plat was drawn from a survey made by me on March 20, 1968, that this plat is a correct representation of the land platted, and that permanent reference monuments have been placed as prescribed by law.

PIMM ENGINEERING COMPANY

Maurice C. Pimm
Maurice C. Pimm - Registered Surveyor #1801

Registered Engineer #3625

DEDICATION:

The undersigned, as owner of all of the land platted hereby, dedicates this plat for record and all streets, roads, alleys, rights-of-way, lakes, canals, ditches, parks, and other easements shown hereon, to public use. The owner, subject to the regulations of and the approval of the Board of County Commissioners, reserves the right to install, maintain and remove public utilities in the streets, roads, rights-of-way and easements for water and sanitary sewerage purposes, in accordance with the provisions of Statute 338.17 of the Florida Statutes.

Witnesses:

Cal Pennington
John Mella

Owner:

DEL E. WEBB CORPORATION

James Stamatis
James Stamatis - Attorney-in-fact

ACKNOWLEDGMENT:

State of Florida
County of Hillsborough

On this day personally appeared before me, the undersigned authority, James Stamatis, Attorney-in-fact of DEL E. WEBB CORPORATION, to me well known and known to me to be the person described in and who executed the foregoing instrument, and acknowledged the execution thereof to be his free act and deed for the uses and purposes therein expressed.

Witness my hand and official seal this 16th day of April, 1968.

Thelma Dickman
Notary Public - State of Florida at large
My commission expires: 6-25-1969

COUNTY OF HILLSBOROUGH:

Board of County Commissioners:

Dedication of roads, streets and other rights-of-way accepted, and showing of grades and elevations on plat or by separate attached instrument waived, by resolution of the Board of County Commissioners adopted May 15, 1968. Grades and elevations are shown in instrument filed in office of County Engineer.

This plat is hereby accepted and approved for record by the Board of County Commissioners of Hillsborough County, Florida.

Date: May 15, 1968

E. J. Pimm
Chairman

County Engineer:

This plat is hereby approved by the County Engineer of Hillsborough County, Florida.

Date: May 16, 1968

Edward C. Andrews
J. H. Dobbins - County Engineer (Deputy)

Zoning Director:

This plat is hereby approved by the Zoning Director of Hillsborough County, Florida.

Date: May 16, 1968

W. M. Harkness, Jr.
W. M. Harkness, Jr. - Zoning Director

Clerk of Circuit Court:

I certify that this plat complies in form with all requirements of Chapter 177, Florida Statutes.

J. H. Dobbins
Clerk of Circuit Court
By: *J. H. Dobbins*
Deputy Clerk

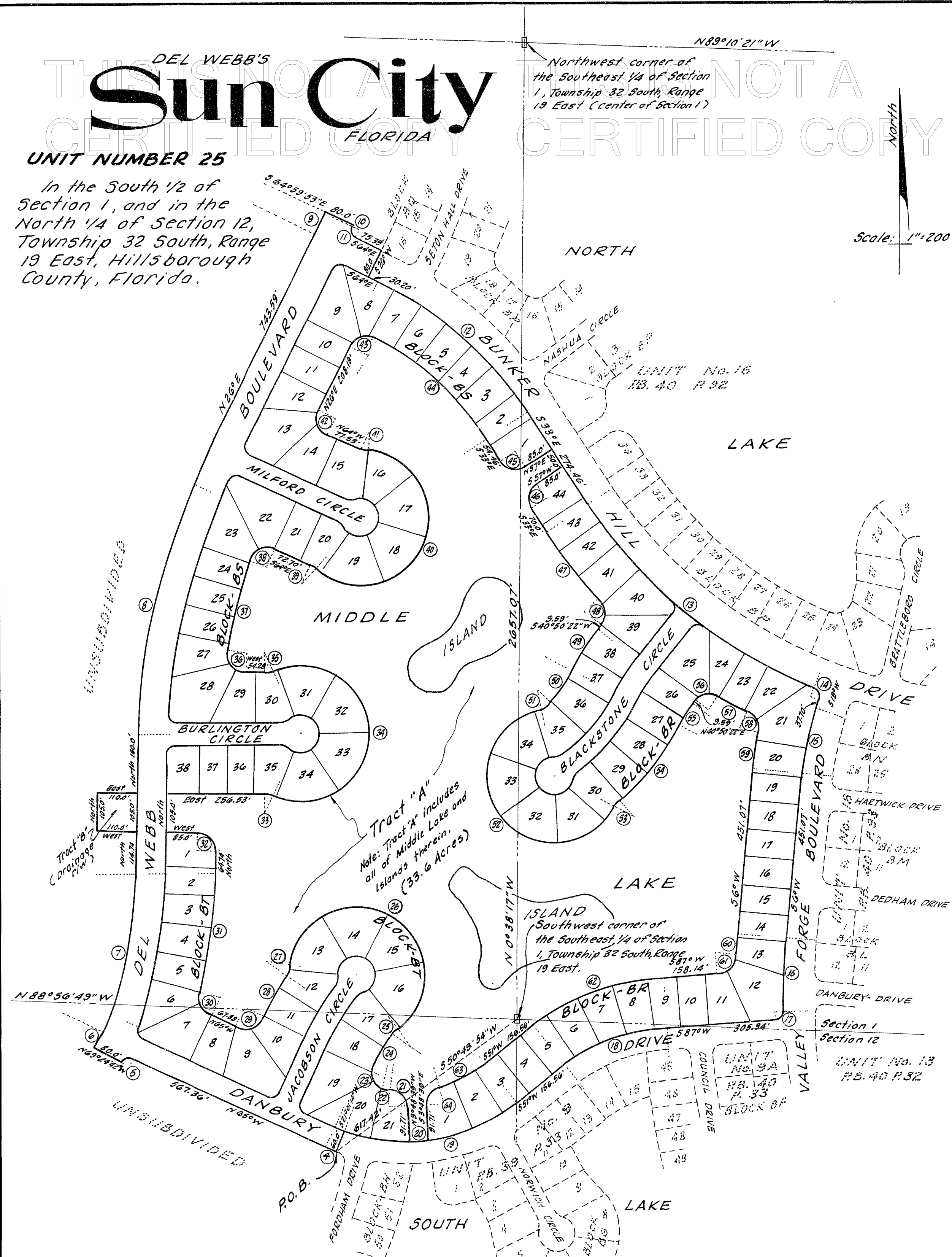
Filed: May 16, 1968

Plat Book 100, Page 15, public records of Hillsborough County, Florida.

DEL WEBB'S
Sun City
FLORIDA

UNIT NUMBER 25

In the South 1/2 of
Section 1, and in the
North 1/4 of Section 12,
Township 32 South, Range
19 East, Hillsborough
County, Florida.



No.	Radius	Delta	Arc	Chord	Chord Bearing
1					
2					
3					
4	530.00'	3° 58' 46"	36.80'	36.80'	N 66° 59' 23" W
5	25.00'	94° 24' 42"	41.19'	36.69'	S 67° 47' 39" W
6	820.00'	4° 24' 42"	63.14'	63.12'	N 22° 47' 39" E
7	1001.28'	25° 00' 00"	436.89'	433.43'	N 12° 30' 00" E
8	1551.84'	26° 00' 00"	704.20'	698.18'	N 13° 00' 00" E
9	3757.06'	0° 59' 53"	65.44'	65.44'	N 25° 30' 03.5" E
10	3837.06'	0° 02' 01"	2.25'	2.25'	S 25° 01' 07.5" W
11	25.00'	89° 02' 08"	38.85'	35.06'	S 19° 28' 56" E
12	1020.00'	31° 00' 00"	551.87'	545.17'	S 48° 30' 00" E
13	1333.33'	35° 15' 26"	820.47'	807.59'	S 50° 37' 43" E
14	25.00'	87° 15' 26"	38.07'	34.50'	S 24° 37' 43" E
15	740.00'	13° 00' 00"	167.90'	167.54'	S 12° 30' 00" W
16	1580.00'	7° 02' 10"	194.03'	193.91'	S 2° 28' 55" W
17	25.00'	88° 02' 10"	38.41'	34.74'	S 42° 58' 55" W
18	470.00'	36° 00' 00"	295.31'	290.48'	S 69° 00' 00" W
19	470.00'	60° 01' 14"	492.35'	470.15'	S 81° 00' 37" W
20	470.00'	6° 05' 52"	50.02'	50.00'	S 86° 11' 21" W
21	50.00'	78° 46' 00"	68.74'	63.45'	N 43° 11' 39" W
22	335.00'	5° 23' 49"	31.63'	31.54'	N 79° 52' 45" W
23	50.00'	103° 26' 40"	90.27'	78.50'	N 25° 27' 30" W
24	568.00'	6° 15' 50"	62.10'	62.07'	N 29° 23' 45" E
25	50.00'	32° 00' 48"	27.94'	27.57'	N 48° 32' 04" E
26	185.00'	232° 43' 08"	751.42'	331.53'	N 51° 49' 06" W
27	50.00'	23° 14' 28"	20.28'	20.14'	S 23° 26' 34" W
28	888.00'	9° 45' 29"	151.24'	151.05'	S 30° 11' 03.5" W
29	50.00'	89° 41' 41"	78.27'	70.52'	S 70° 09' 10" W
30	50.00'	80° 13' 28"	70.01'	64.43'	N 24° 53' 16" W
31	1216.28'	15° 13' 28"	323.19'	322.19'	N 7° 36' 44" E
32	50.00'	90° 00' 00"	78.54'	70.71'	N 45° 00' 00" W
33	50.00'	26° 40' 07"	23.27'	23.06'	S 76° 39' 57" E
34	185.00'	233° 20' 14"	753.41'	330.64'	North
35	50.00'	26° 40' 07"	23.27'	23.06'	S 76° 39' 57" W
36	50.00'	99° 23' 32"	86.74'	76.26'	N 40° 18' 14" W
37	1336.84'	11° 38' 28"	271.61'	271.15'	N 15° 12' 46" E
38	50.00'	94° 58' 00"	82.87'	73.71'	N 68° 31' 00" E
39	50.00'	26° 40' 07"	23.27'	23.06'	S 50° 39' 56.5" E
40	185.00'	233° 20' 14"	753.41'	330.64'	N 26° 00' 00" E
41	50.00'	26° 40' 07"	23.27'	23.06'	S 77° 20' 04" E
42	50.00'	90° 00' 00"	78.54'	70.71'	N 19° 00' 00" W
43	50.00'	93° 46' 36"	81.83'	73.00'	N 72° 53' 18" E
44	885.00'	27° 13' 24"	420.50'	416.55'	S 46° 36' 42" E
45	50.00'	90° 00' 00"	78.54'	70.71'	S 78° 00' 00" E
46	50.00'	90° 00' 00"	78.54'	70.71'	S 12° 00' 00" W
47	1468.33'	8° 12' 38"	210.41'	210.23'	S 37° 06' 19" E
48	50.00'	82° 03' 00"	71.60'	65.64'	S 0° 11' 08" E
49	660.00'	11° 28' 42"	132.22'	132.00'	S 35° 06' 01" W
50	340.00'	18° 59' 36"	112.71'	112.19'	S 38° 51' 28" W
51	50.00'	35° 42' 30"	31.16'	30.66'	S 66° 12' 31" W
52	185.00'	231° 58' 40"	749.02'	332.58'	S 31° 55' 34" E
53	50.00'	22° 02' 06"	19.23'	19.11'	N 43° 06' 09" E
54	660.00'	24° 45' 32"	285.20'	282.99'	N 41° 44' 26" E
55	340.00'	11° 28' 42"	68.11'	68.00'	N 35° 06' 01" E
56	50.00'	82° 03' 00"	71.60'	65.64'	N 81° 51' 52" E
57	1468.33'	5° 36' 33"	143.75'	143.69'	S 59° 54' 55" E
58	50.00'	75° 00' 48"	65.46'	60.88'	S 25° 12' 47" E
59	875.00'	6° 17' 37"	96.11'	96.06'	S 9° 08' 49" W
60	1715.00'	2° 00' 12"	59.97'	59.96'	S 4° 59' 54" W
61	50.00'	83° 00' 12"	72.43'	66.26'	S 45° 29' 54" W
62	605.00'	36° 00' 00"	380.13'	373.91'	S 69° 00' 00" W
63	335.00'	23° 57' 21"	140.07'	139.05'	S 62° 58' 41" W
64	50.00'	78° 46' 00"	68.74'	63.45'	S 35° 34' 21" W

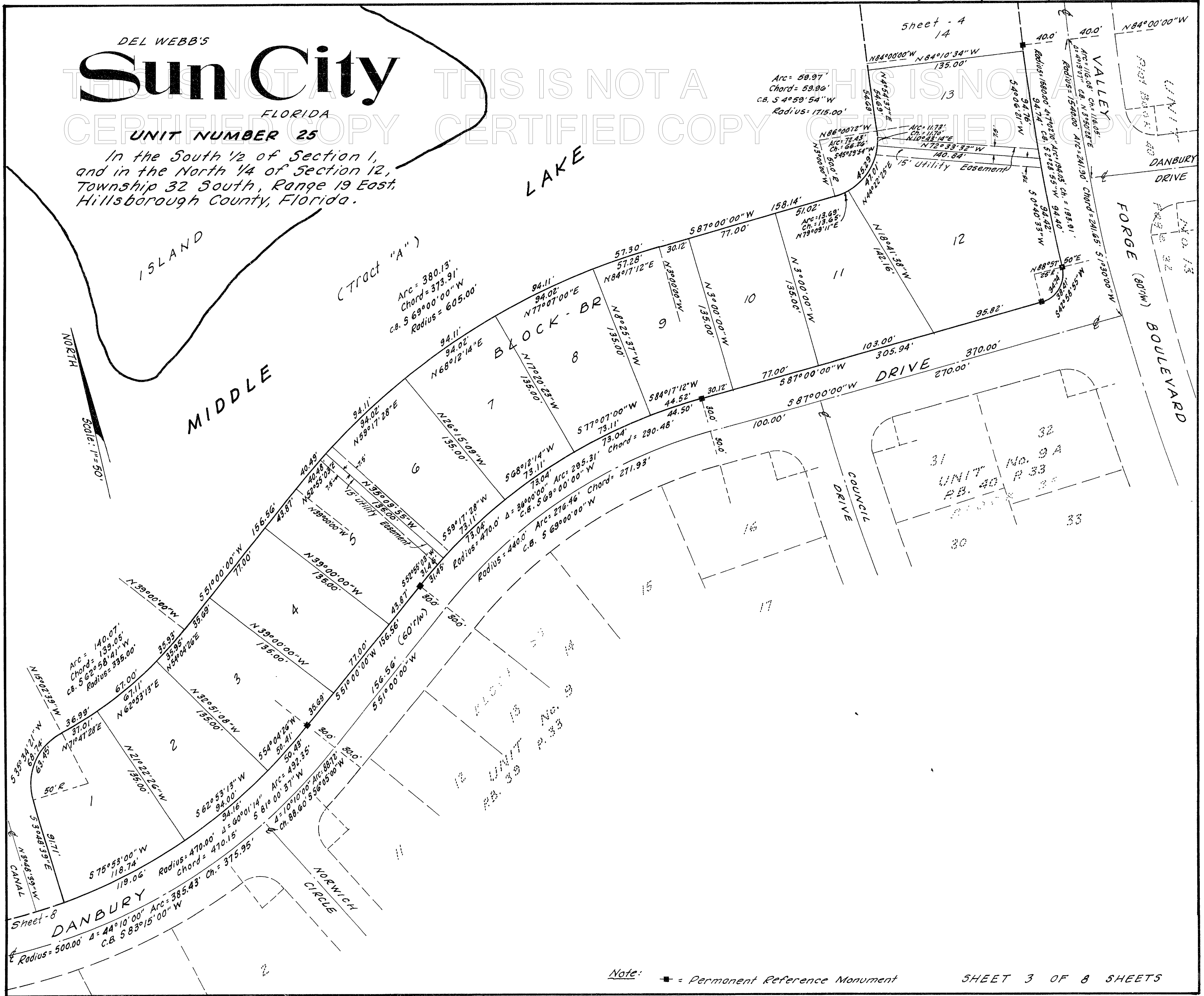
DEL WEBB'S

Sun City

FLORIDA

UNIT NUMBER 25

In the South 1/2 of Section 1,
and in the North 1/4 of Section 12,
Township 32 South, Range 19 East,
Hillsborough County, Florida.

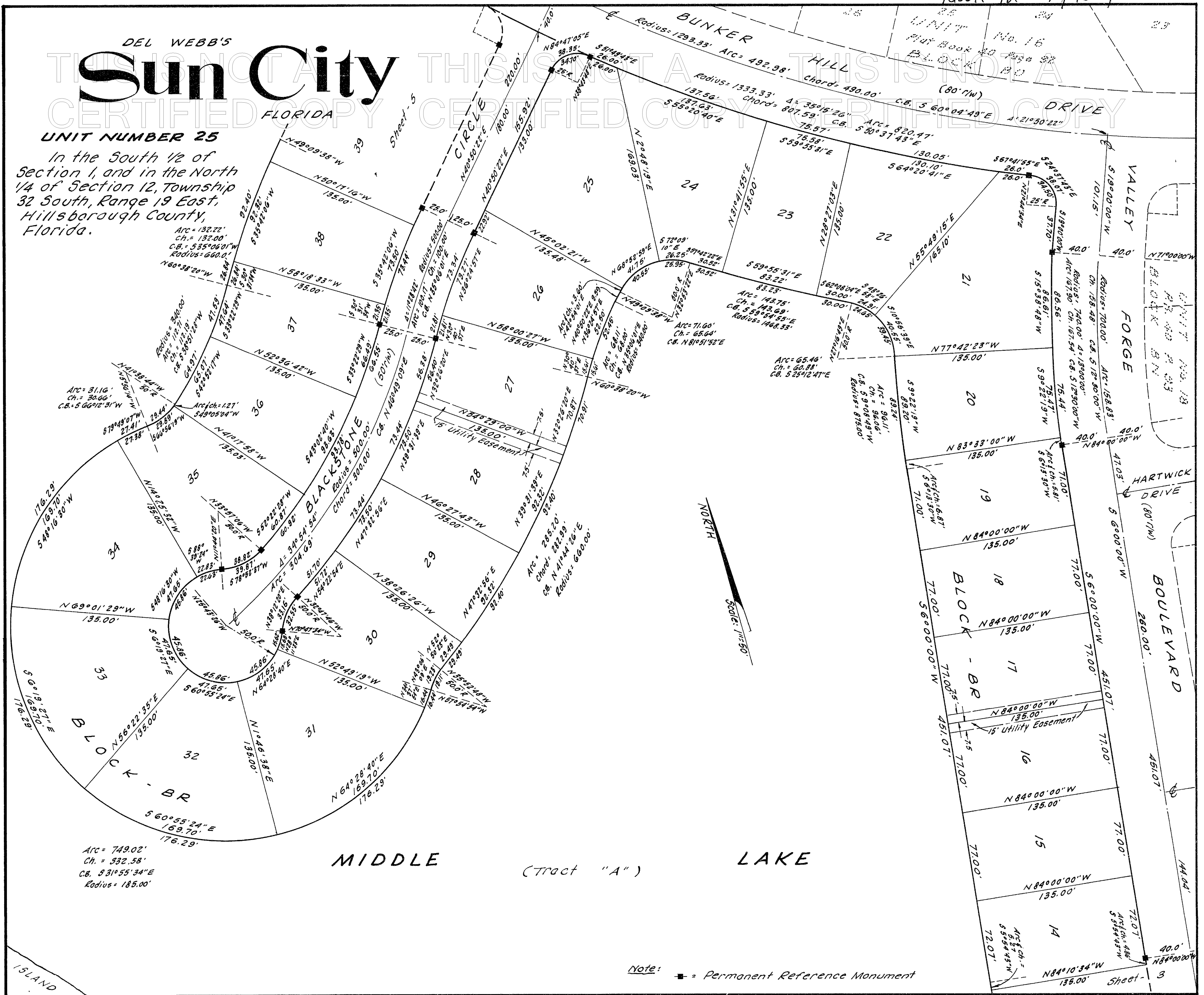


Note: $\blacksquare$ = Permanent Reference Monument

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1/4 of Section 12, Township
32 South, Range 19 East,
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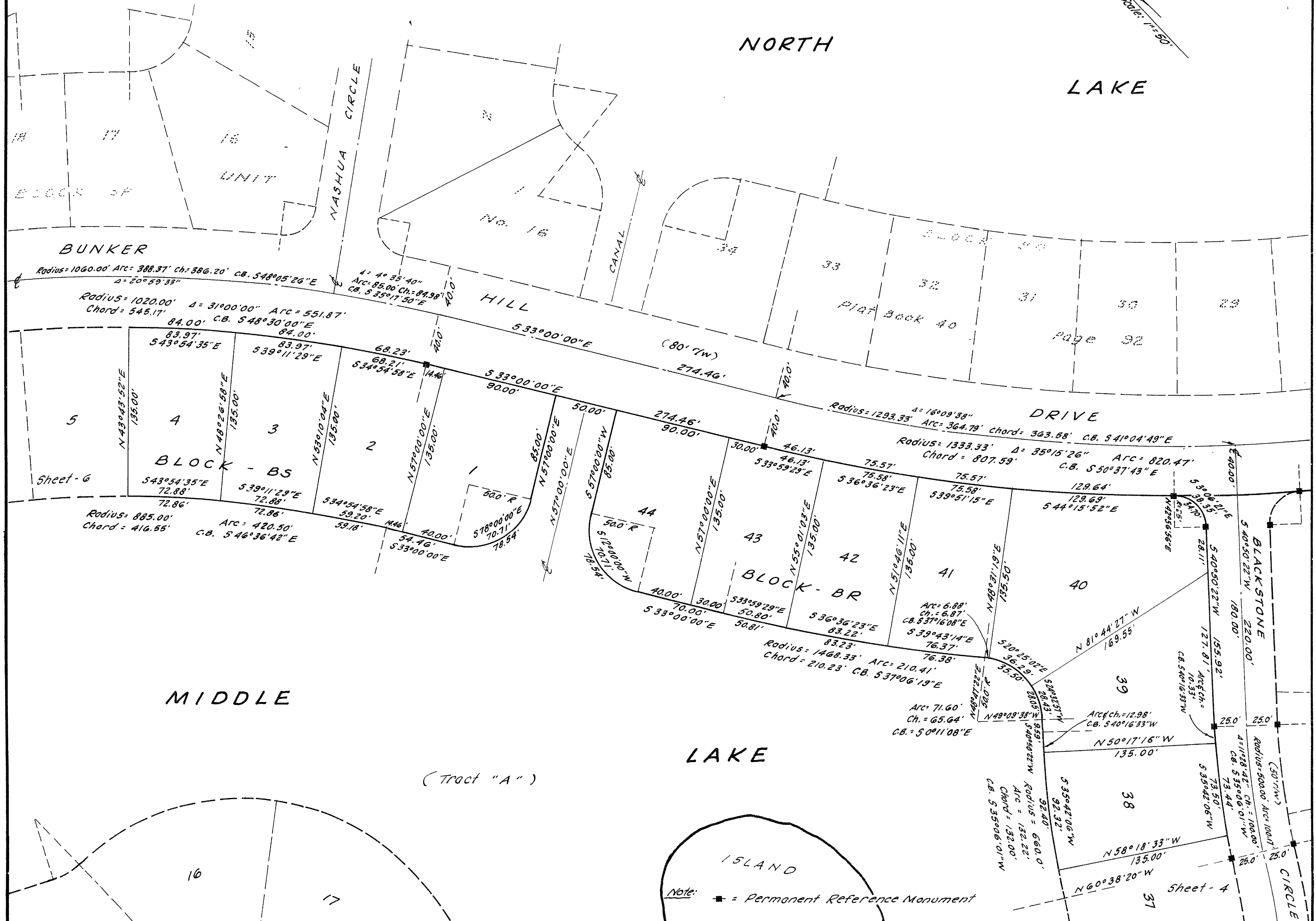


DEL WEBB'S
Sun City
FLORIDA
UNIT NUMBER 25

In the South 1/2 of Section 1, and in the North 1/4 of Section 12, Township 32 South, Range 19 East, Hillsborough County, Florida.

UNIT NUMBER *FLORIDA* **25**

THIS IS NOT A
CERTIFIED COPY



Sun City

FLORIDA

UNIT NUMBER 25

In the South 1/2 of Section 1, and in the North 1/4 of Section 12, Township 32 South, Range 19 East, Hillsborough County, Florida.

UNSUBDIVIDED

Radius = 1551.84' $\Delta = 26^{\circ}00'00''$
Arc = 704.20' Ch. = 698.18' C.B. $N13^{\circ}00'00''E$

Radius = 1511.84' $\Delta = 26^{\circ}00'00''$
Arc = 686.05' Ch = 680.18' C.B. $N13^{\circ}00'00''E$

DEL

WEBB

N 26° 00' 00" E

743.59

(80' r/w)

BOULEVARD

Radius = 3757.06'
A = 0°59'53"
Arc = 65.44'
Ch. = 65.44'
C.B. N 25°30' 03.5"E

Arc = 2.25'
 Ch = 2.25'
 C.B. 525°01'07.5"W
 Rad. = 3837.06'
 A = 0°02'01"

SETON HALL
DRIVE

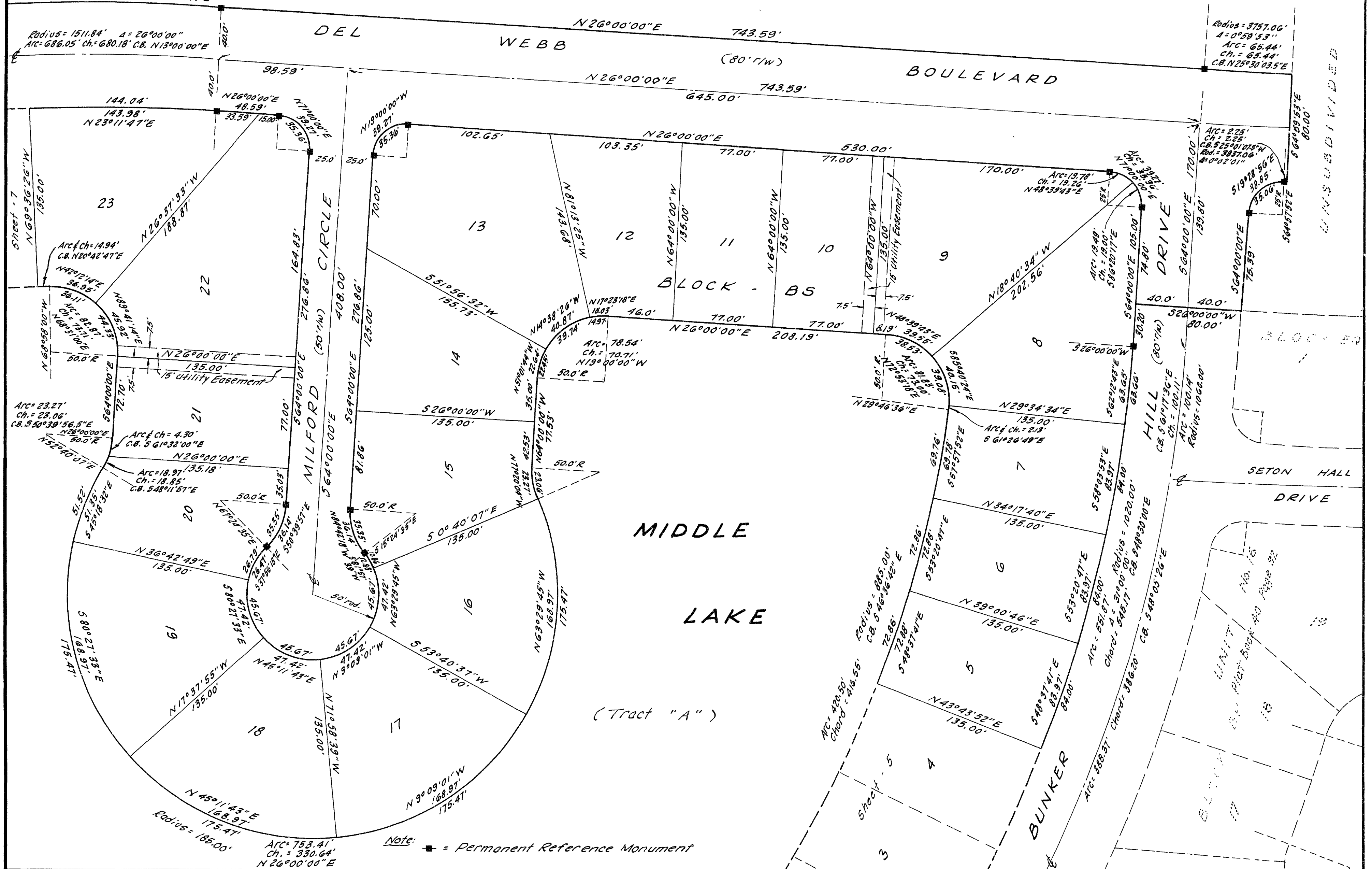
MIDDLE

LAKE

(Tract "A")

Note: ■ = Permanent Reference Monument

SHEET 6 OF 8 SHEETS

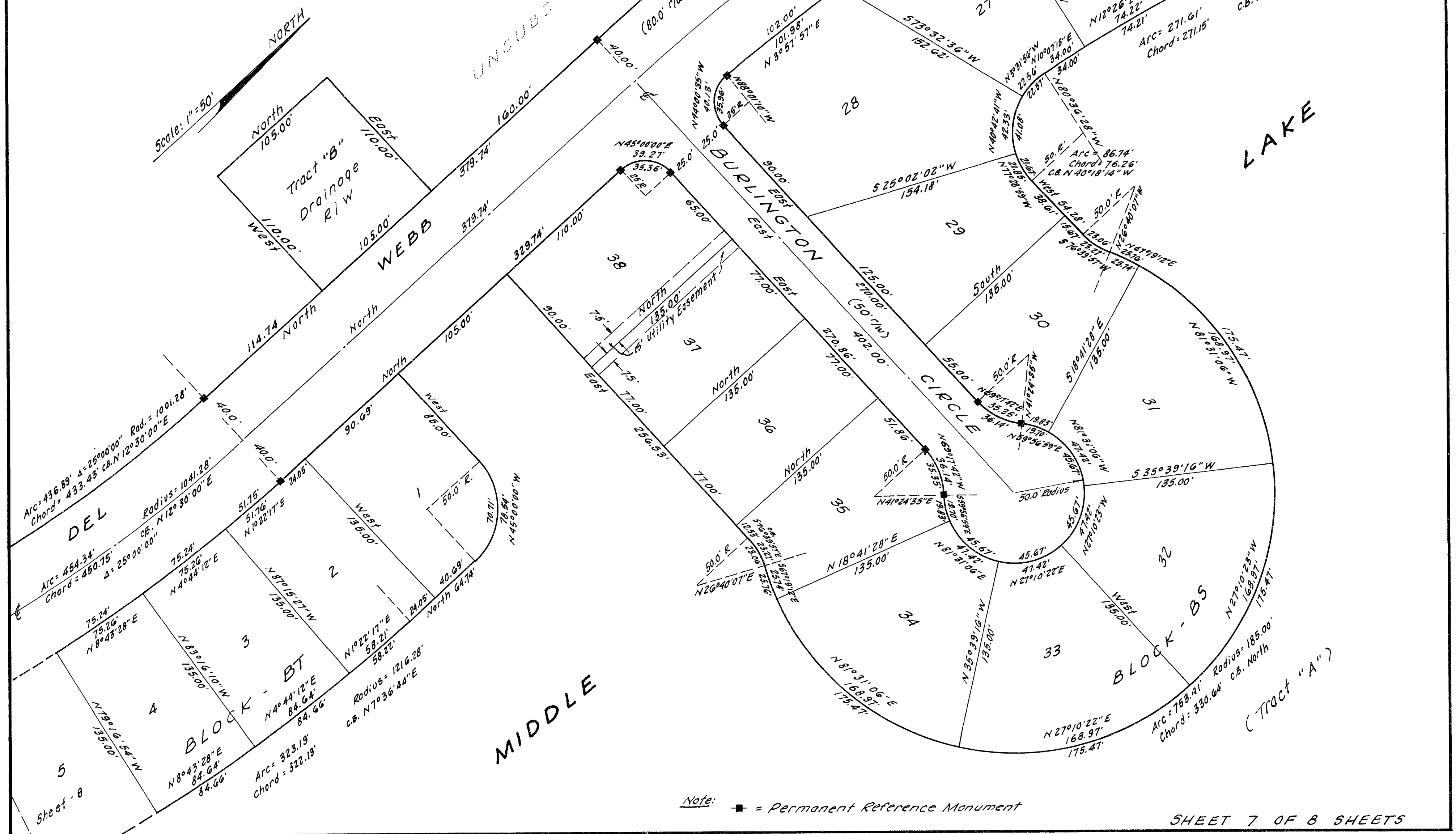


Sun City

FLORIDA

UNIT NUMBER 25

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DEL WEBB'S

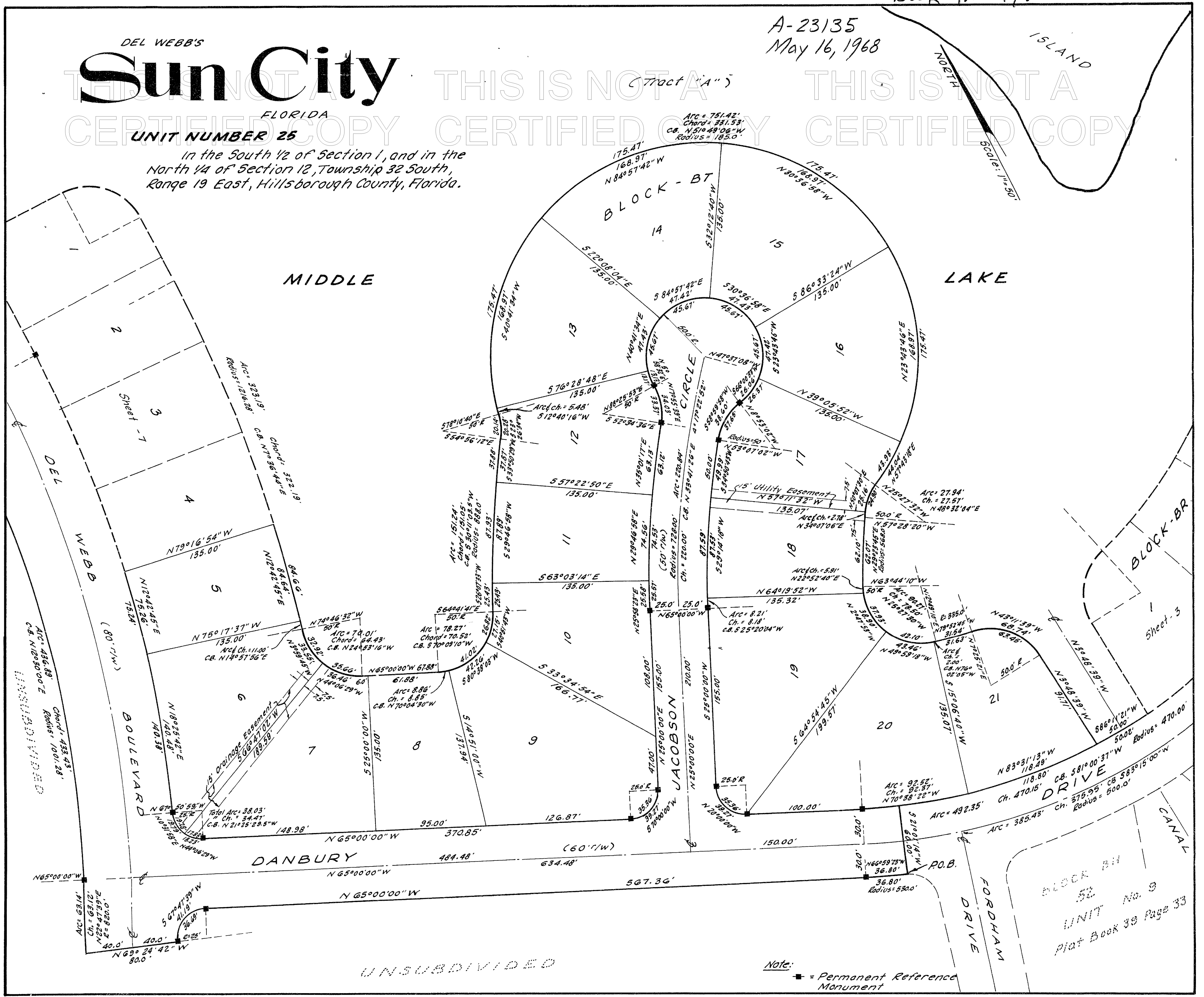
Sun City

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UNIT NUMBER 25

In the South 1/2 of Section 1, and in the North 1/4 of Section 12, Township 32 South, Range 19 East, Hillsborough County, Florida.

A-23135
May 16, 1968



Note:
■ = Permanent Reference Monument