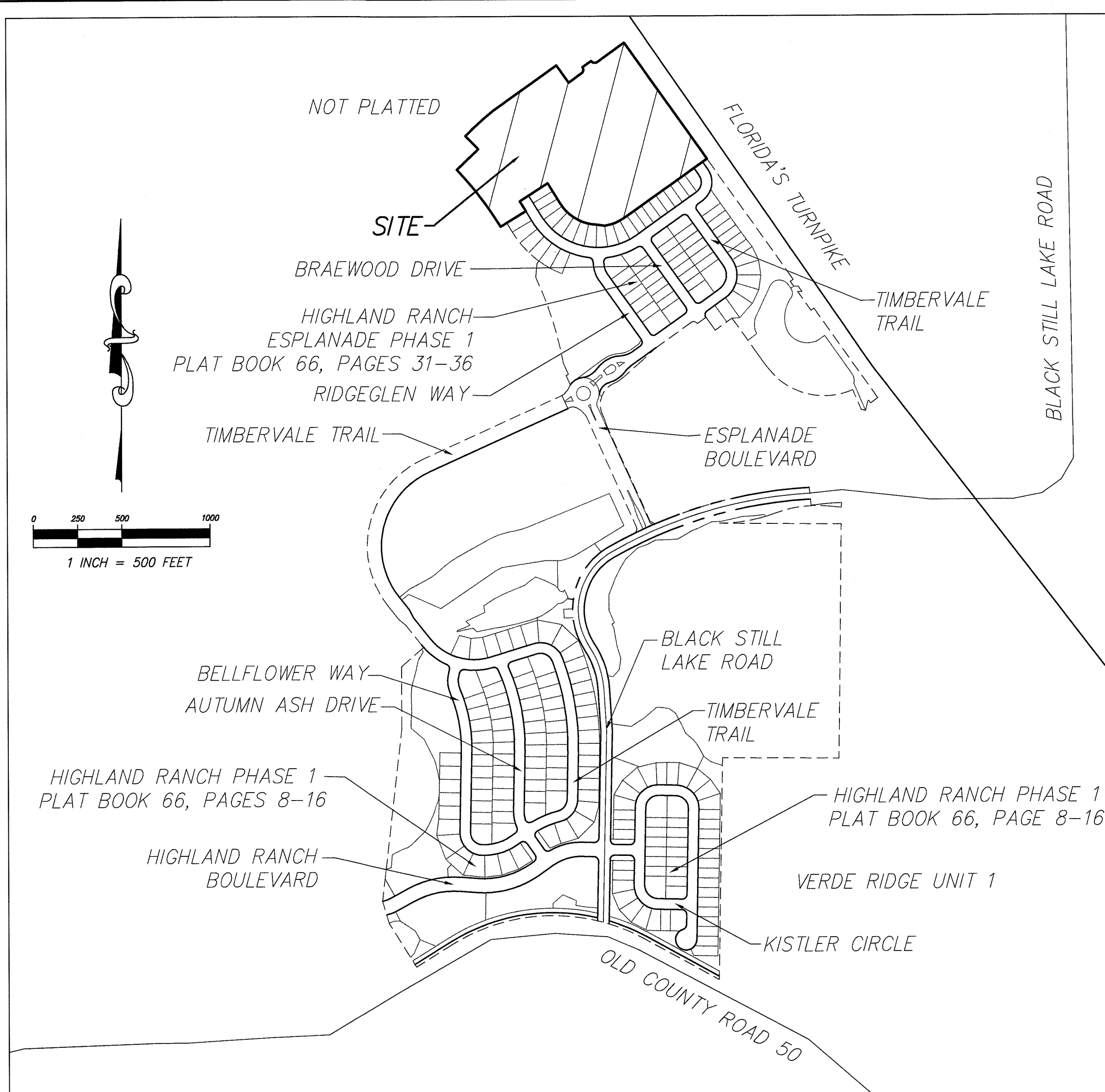


Drawing name: S:\Block West-Taylor Morrison_99253009_Platting_Highland Ranch Esplanade Phase 1A.spl.dwg Sheet 1 Jun 16, 2015 9:44am By: tcmoran



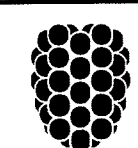
LEGAL DESCRIPTION:

VICINITY MAP
1" = 500'

THAT CERTAIN PARCEL OF LAND SITUATED IN SECTIONS 9 AND 10, TOWNSHIP 22 SOUTH, RANGE 26 EAST, CITY OF CLERMONT, LAKE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 9; THENCE NORTH 00°17'18" EAST, ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 9, A DISTANCE OF 355.61 FEET TO A POINT ON A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 261.00 FEET, A CENTRAL ANGLE OF 07°29'33", A CHORD BEARING OF SOUTH 77°59'37" WEST AND A CHORD DISTANCE OF 34.11 FEET; SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE THE FOLLOWING SIX (6) COURSES ALONG THE NORTHERLY LINE OF HIGHLAND RANCH ESPLANADE PHASE 1, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 66, PAGE 31 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 34.13 FEET TO THE POINT OF NON-TANGENCY; THENCE NORTH 81°57'12" WEST, A DISTANCE OF 45.83 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 252.00 FEET, A CENTRAL ANGLE OF 58°14'09", A CHORD BEARING OF NORTH 59°05'21" WEST AND A CHORD DISTANCE OF 245.25 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 256.13 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 2308.00 FEET, A CENTRAL ANGLE OF 03°10'36", A CHORD BEARING OF NORTH 31°33'34" WEST AND A CHORD DISTANCE OF 127.95 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE A DISTANCE OF 127.97 FEET TO THE POINT OF NON-TANGENCY; THENCE SOUTH 56°51'08" WEST, A DISTANCE OF 188.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 2120.00 FEET, A CENTRAL ANGLE OF 01°45'24", A CHORD BEARING OF SOUTH 32°16'10" EAST AND A CHORD DISTANCE OF 64.99 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 65.00 FEET TO THE NORTHEAST CORNER OF LOT 35 OF AFORESAID HIGHLAND RANCH ESPLANADE PHASE 1; THENCE SOUTH 58°36'31" WEST, ALONG THE AFORESAID NORTHERLY LINE OF HIGHLAND RANCH ESPLANADE PHASE 1 AND THE SOUTHWESTERLY PROJECTION THEREOF, A DISTANCE OF 168.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 1952.00 FEET, A CENTRAL ANGLE OF 11°56'34", A CHORD BEARING OF NORTH 37°21'46" WEST AND A CHORD DISTANCE OF 406.14 FEET; THENCE DEPARTING SAID NORTHERLY LINE OF HIGHLAND RANCH ESPLANADE PHASE 1 AND THE SOUTHWESTERLY PROJECTION THEREOF, RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 406.88 FEET TO THE POINT OF NON-TANGENCY; THENCE NORTH 46°39'58" EAST, A DISTANCE OF 168.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 2120.00 FEET, A CENTRAL ANGLE OF 02°47'14", CHORD BEARING NORTH 44°43'40" WEST AND A CHORD DISTANCE OF 103.12 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 103.13 FEET TO THE POINT OF NON-TANGENCY; THENCE NORTH 43°52'43" EAST, A DISTANCE OF 60.00 FEET; THENCE NORTH 48°00'22" EAST, A DISTANCE OF 90.12 FEET; THENCE NORTH 51°03'46" EAST, A DISTANCE OF 65.93 FEET; THENCE NORTH 54°32'29" EAST, A DISTANCE OF 375.00 FEET; THENCE NORTH 53°31'06" EAST, A DISTANCE OF 60.01 FEET; THENCE SOUTH 35°27'31" EAST, A DISTANCE OF 120.07 FEET; THENCE NORTH 54°32'29" EAST, A DISTANCE OF 90.00 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°00'00", A CHORD BEARING OF NORTH 09°32'29" EAST AND A CHORD DISTANCE OF 35.36 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET TO THE POINT OF NON-TANGENCY; THENCE NORTH 54°32'29" EAST, A DISTANCE OF 60.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°00'00", A CHORD BEARING OF SOUTH 80°27'31" EAST AND A CHORD DISTANCE OF 35.36 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 39.27 FEET TO THE POINT OF TANGENCY; THENCE NORTH 54°32'29" EAST, A DISTANCE OF 186.00 FEET TO THE WESTERLY RIGHT OF WAY LINE OF SUNSHINE STATE PARKWAY (FLORIDA TURNPIKE - 300.00 FOOT RIGHT OF WAY PER FLORIDA STATE TURNPIKE AUTHORITY SUNSHINE STATE PARKWAY PROJECT NO. 2 RIGHT OF WAY MAP STATION 6389+20.97 TO STATION 6410+00.00 DATED 09/19/1964); THENCE SOUTH 35°27'31" EAST, ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 805.33 FEET TO A POINT ON AFOREMENTIONED NORTHERLY LINE OF HIGHLAND RANCH ESPLANADE PHASE 1; THENCE THE FOLLOWING FOUR (4) COURSES ALONG SAID NORTHERLY LINE; THENCE SOUTH 54°31'55" WEST, A DISTANCE OF 505.33 FEET; THENCE SOUTH 55°56'28" WEST, A DISTANCE OF 50.02 FEET; THENCE SOUTH 56°40'35" WEST, A DISTANCE OF 47.36 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 261.00 FEET, A CENTRAL ANGLE OF 12°36'50", A CHORD BEARING OF SOUTH 67°56'26" WEST AND A CHORD DISTANCE OF 57.34 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 57.46 FEET TO THE POINT OF BEGINNING.

CONTAINING: 86,612 SQUARE FEET OR 19.849 ACRES, MORE OR LESS.



Dewberry
520 SOUTH MAGNOLIA AVENUE
ORLANDO, FLORIDA 32801
PHONE: 321.354.9826 FAX: 407.648.9104
WWW.DEWBERRY.COM
CERTIFICATE OF AUTHORIZATION NO. LB 8011

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.

HIGHLAND RANCH ESPLANADE PHASE 1A

LOCATED IN SECTIONS 9 AND 10, TOWNSHIP 22 SOUTH, RANGE 26 EAST,
CITY OF CLERMONT, LAKE COUNTY, FLORIDA.

PLAT NOTES:

- HIGHLAND RANCH ESPLANADE PHASE 1A IS A COMMUNITY INTENDED FOR OCCUPANCY BY PERSONS AGE 55 AND OLDER.
- BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 22 SOUTH, RANGE 26 EAST, AS BEING NORTH 00°17'18" EAST.
- ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS 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 CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- LOT CORNERS WILL BE SET IN ACCORDANCE WITH CHAPTER 177.091 (9) FLORIDA STATUTES AND THE CITY OF CLERMONT LAND DEVELOPMENT REGULATIONS.
- ALL LOT LINES ALONG CURVES ARE RADIAL UNLESS NOTED OTHERWISE. NON-RADIAL LINES ARE NOTED BY (NR).
- STATE PLANE COORDINATES SHOWN HEREON AND THEIR COMPUTED VALUES SHALL BE SUBORDINATED TO THE MONUMENTS, BEARINGS AND DISTANCES SHOWN ON THIS PLAT.
- ALL LOTS HAVE A 10 FOOT DRAINAGE AND UTILITY EASEMENT ACROSS THE FRONT AND A 5 FOOT DRAINAGE AND UTILITY EASEMENT ACROSS THE SIDES AND THE REAR UNLESS NOTED OTHERWISE.
- A UTILITY, DRAINAGE, ACCESS AND SIDEWALK EASEMENT IS OVER TRACTS "RR", "SS", "OO" AND "PP", AND SAID EASEMENT RIGHTS ARE DEDICATED TO THE CITY OF CLERMONT.
- TRACT "OO" SHALL BE OWNED AND MAINTAINED BY THE ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF OPEN SPACE.
- TRACT "PP" SHALL BE OWNED AND MAINTAINED BY THE ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF OPEN SPACE/BUFFER.
- TRACT "QQ" SHALL BE OWNED AND MAINTAINED BY THE ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF A RETENTION POND.
- TRACT "RR" SHALL BE OWNED AND MAINTAINED BY THE ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF A TRAIL.
- TRACT "SS" CONSISTS OF ALL THE INTERNAL PRIVATE ROADWAYS SHOWN HEREON AND SHALL BE OWNED AND MAINTAINED BY THE ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC. FOR THE PURPOSE OF LANDSCAPE, DRAINAGE, UTILITIES AND ROAD RIGHTS OF WAY. IT IS SPECIFICALLY UNDERSTOOD THAT NO OBLIGATION IS IMPOSED UPON THE CITY OF CLERMONT, NOR SHALL ANY REQUEST EVER BE ENTERTAINED BY THE CITY TO MAINTAIN OR IMPROVE TRACT "SS".
- TRACT TT IS SUBJECT TO THE UNRECORDED ASSIGNMENT OF BILLBOARD LEASES ("BILLBOARD LEASE") BETWEEN CENTER LAKE PROPERTIES, LLP (ASSIGNOR) AND TAYLOR MORRISON OF FLORIDA, INC. (ASSIGNEE) AND IS TO BE OWNED AND MAINTAINED BY TAYLOR MORRISON OF FLORIDA, INC. UNTIL TERMINATION OF THE "BILLBOARD LEASE", AT WHICH TIME TAYLOR MORRISON OF FLORIDA, INC. INTENDS TO CONVEY TRACT TT TO THE ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC. BY SEPARATE INSTRUMENT.
- THE LANDS AS SHOWN ON THIS PLAT ARE SUBJECT TO A PERPETUAL UTILITY EASEMENT IN FAVOR OF SUNTER ELECTRIC COOPERATIVE RECORDED IN OFFICIAL RECORDS BOOK 4537, PAGES 2092-2094 OF THE PUBLIC RECORDS OF LAKE COUNTY FLORIDA.

CERTIFICATE OF CLERK OF THE COURT

I, CLERK OF CIRCUIT COURT OF LAKE COUNTY, FLORIDA, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE FOREGOING PLAT HIGHLAND RANCH PHASE 1 SUBDIVISION AND THAT IT COMPLIES WITH ALL THE REQUIREMENTS OF LAWS FLA. CH. 177. THIS PLAT FILED FOR RECORD THIS 16 DAY OF JUNE, 2015, AND RECORDED PAGE 1 OF PLAT BOOK 67 IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF LAKE COUNTY, FLORIDA.

NOT REQUIRED

CLERK OF THE CIRCUIT COURT, LAKE COUNTY, FLORIDA

JOINER AND CONSENT

THE UNDERSIGNED HEREBY CERTIFIES THAT IT IS THE HOLDER OF A MORTGAGE, LIEN OR OTHER ENCUMBRANCE UPON THE PROPERTY DESCRIBED AS HIGHLAND RANCH ESPLANADE PHASE 1A, AND THAT THE UNDERSIGNED HEREBY JOINS IN AND CONSENTS TO THE DEDICATION OF LANDS DESCRIBED THEREIN BY THE OWNER, AND AGREES THAT ITS MORTGAGE, LIEN OR OTHER ENCUMBRANCES, WHICH IS RECORDED IN OFFICIAL RECORDS BOOK 4405, PAGE 1080, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, SHALL BE SUBORDINATED TO THE ABOVE DEDICATION.

CENTER LAKE PROPERTIES, LLP, A FLORIDA LIMITED LIABILITY LIMITED PARTNERSHIP

BY: PINELCO MANAGEMENT CORPORATION, A FLORIDA CORPORATION, ITS GENERAL PARTNER

BY: JAMES P. CARUSO, PRESIDENT

SIGNED: James P. Caruso (CORPORATE SEAL)
TITLE: PRESIDENT

SIGNATURE OF THE PRESIDENT OF THE CORPORATION

WITNESS SIGNATURE: Richard L. Gonsky PRINTED NAME: Richard L. Gonsky

WITNESS SIGNATURE: Julia A. Shepperd PRINTED NAME: Julia A. Shepperd

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

SUE A. OPATICH
NOTARY PUBLIC STATE OF FLORIDA
My Comm. Expires Feb 10, 2017
Commission # EE 872978

SIGNATURE OF NOTARY

MY COMMISSION EXPIRES

11-12-2018

REVIEWER STATEMENT

PURSUANT TO SECTION 177.081, FLORIDA STATUTES, I HAVE REVIEWED THIS PLAT FOR CONFORMITY TO CHAPTER 177, PART 1, FLORIDA STATUTES, AND FIND THAT SAID PLAT COMPLIES WITH THE TECHNICAL REQUIREMENTS OF THAT CHAPTER; PROVIDED, HOWEVER, THAT MY REVIEW DOES NOT INCLUDE FIELD VERIFICATION OF ANY OF THE COORDINATES, POINTS OR MEASUREMENTS SHOWN ON THIS PLAT.

BOOTH, ERN, STRAUGHAN AND HOIT, INC.
902 NORTH SINCLAIR AVENUE, TAVARES, FL 32778 (352) 343-8481
LICENSE BUSINESS NO. 7514

FOR THE FIRM:
James M. Straughan, PSM/PRINCIPAL DATE 7-1-15
PROFESSIONAL SURVEYOR AND MAPPER NO. 5309

CERTIFICATE OF SURVEYOR

KNOWN ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING A REGISTERED SURVEYOR AND MAPPER, FULLY LICENSED TO PRACTICE IN THE STATE OF FLORIDA, DOES HEREBY CERTIFY THAT THIS PLAT WAS PREPARED UNDER HIS DIRECTION AND SUPERVISION, AND THAT THIS PLAT COMPLIES WITH ALL THE REQUIREMENTS OF SECTION 177, FLORIDA STATUTES.

DEWBERRY - 520 SOUTH MAGNOLIA AVENUE
ORLANDO, FLORIDA 32801 LICENSED BUSINESS NO. 8011

William D. Donley DATED 6/16/2015
WILLIAM D. DONLEY
FLORIDA LICENSED SURVEYOR AND MAPPER NO. LS 5381

PLAT
BOOK: 67 PAGE: 14
HIGHLAND RANCH
ESPLANADE PHASE 1A
DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT TAYLOR MORRISON OF FLORIDA, INC., A FLORIDA CORPORATION, BEING THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT DO HEREBY DEDICATE THE FOLLOWING FOR THE USES AND PURPOSES THEREIN EXPRESSED, SUBJECT TO THE PLAT NOTES CONTAINED HEREIN.

1. TO ESPLANADE AT HIGHLAND RANCH HOMEOWNERS ASSOCIATION, INC.: TRACTS "OO", "PP", "QQ", "RR", AND "SS" ARE SUBJECT TO PERPETUAL RIGHTS OF INGRESS AND EGRESS BY THE LOT OWNERS OF HIGHLAND RANCH ESPLANADE PHASE 1A, THEIR TENANTS, INVITEES AND LICENSEES, TOGETHER WITH THOSE PROVIDERS OF SANITATION, POSTAL, FIRE AND LAW ENFORCEMENT AND EMERGENCY AND MEDICAL SERVICES, AND THEIR VEHICLES AND PERSONNEL. A DRAINAGE AND UTILITY EASEMENT IS HEREBY GRANTED OVER THOSE AREAS DESIGNATED AS DRAINAGE AND UTILITY EASEMENTS SHOWN OR NOTED HEREON.

2. TO ALL LOT OWNERS OF HIGHLAND RANCH ESPLANADE: A PERPETUAL INGRESS AND EGRESS EASEMENT IS HEREBY GRANTED OVER, ACROSS AND UPON TRACT "SS" INCLUDING THE RIGHT OF INGRESS AND EGRESS AND USE OF GATES AND AMENITY STRUCTURES FOR SAID LOT OWNERS' TENANTS, INVITEES AND LICENSEES, TOGETHER WITH THOSE PROVIDERS OF SANITATION, POSTAL, FIRE AND LAW ENFORCEMENT AND EMERGENCY AND MEDICAL SERVICES, AND THEIR VEHICLES AND PERSONNEL. A DRAINAGE AND UTILITY EASEMENT IS HEREBY GRANTED OVER THOSE AREAS DESIGNATED AS DRAINAGE AND UTILITY EASEMENTS SHOWN OR NOTED HEREON.

3. TO PROVIDERS OF ELECTRIC, TELEPHONE, CABLE TELEVISION SERVICES: A UTILITY EASEMENT IS HEREBY GRANTED OVER, ACROSS AND UPON TRACT "SS" AND THOSE AREAS DESIGNATED AS DRAINAGE AND UTILITY EASEMENTS SHOWN HEREON, INCLUDING THE RIGHT OF INGRESS AND EGRESS OVER AND ACROSS TRACT "SS" FOR THE PURPOSE OF ACCESSING SAID UTILITY EASEMENTS.

4. TO THE CITY OF CLERMONT: A UTILITY EASEMENT IS HEREBY GRANTED OVER ACROSS AND UPON TRACT "SS" AND THOSE AREAS DESIGNATED AS DRAINAGE AND UTILITY EASEMENTS SHOWN HEREON, INCLUDING THE RIGHT OF INGRESS AND EGRESS OVER AND ACROSS TRACT "SS" FOR THE PURPOSE OF ACCESSING SAID UTILITY EASEMENTS. A UTILITY, DRAINAGE AND ACCESS EASEMENT IS HEREBY GRANTED OVER ACROSS AND UPON TRACTS "OO", "PP", "QQ" AND "RR".

IN WITNESS WHEREOF, THE OWNER HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE OFFICER NAMED BELOW, ITS CORPORATE SEAL TO BE AFFIXED HERETO ON JUNE 16, 2015, A.D. 2015.

TAYLOR MORRISON OF FLORIDA, INC., A FLORIDA CORPORATION

NAME: CHRIS TYREE

SIGNED: Chris Tyree (CORPORATE SEAL)
TITLE: VICE PRESIDENT

SIGNED AND SEALED IN THE PRESENCE OF:

Esperanza Maxon PRINTED NAME: Esperanza Maxon

Shelley Kaercher PRINTED NAME: Shelley Kaercher

STATE OF FLORIDA, COUNTY OF Orange

THIS IS TO CERTIFY, THAT ON JUNE 18, 2015, BEFORE ME, AN OFFICER DULY AUTHORIZED TO TAKE ACKNOWLEDGEMENTS IN THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED CHRIS TYREE, AS VICE PRESIDENT OF TAYLOR MORRISON OF FLORIDA, INC., A FLORIDA CORPORATION, ON BEHALF OF THE COMPANY. HE IS PERSONALLY KNOWN BY ME OR PRODUCED

AS IDENTIFICATION AND DID/DID NOT TAKE AN OATH THAT HE/SHE IS THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND GENERALLY ACKNOWLEDGES THE EXECUTION THEREOF TO BE HIS/HER FREE ACT AND DEED AS SUCH OFFICER THERETO DULY AUTHORIZED; AND THAT SAID DEDICATION IS THE ACT AND DEED OF SAID CORPORATION.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THE ABOVE DATE.

Julia A. Shepperd NOTARY PUBLIC - STATE OF FLORIDA
My Comm. Expires Feb 10, 2017
Commission # EE 872978

Julia A. Shepperd SIGNATURE OF NOTARY

MY COMMISSION EXPIRES

CERTIFICATE OF APPROVAL OF MUNICIPALITY

THIS IS TO CERTIFY, THAT THIS PLAT WAS REVIEWED IN ACCORDANCE WITH SECTION 177.081, FLORIDA STATUTES AND PRESENTED TO THE CITY OF CLERMONT, LAKE COUNTY, FLORIDA AND APPROVED BY SAID CITY COUNCIL OF CLERMONT FOR RECORD ON THE DAY OF JUNE 16, 2015 PROVIDED THAT THIS PLAT IS RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LAKE COUNTY, FLORIDA WITHIN

ATTEST: CITY OF CLERMONT

Paul A. Ash MAYOR
CITY CLERK

Tracy A. Ash PRINT NAME: Gail L. Ash PRINT NAME

SHEET 1 OF 2