

Prepared By:
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TRINITY TRAIL

LYING IN SECTION 6, TOWNSHIP 19 SOUTH, RANGE 26 EAST
LAKE COUNTY, FLORIDA

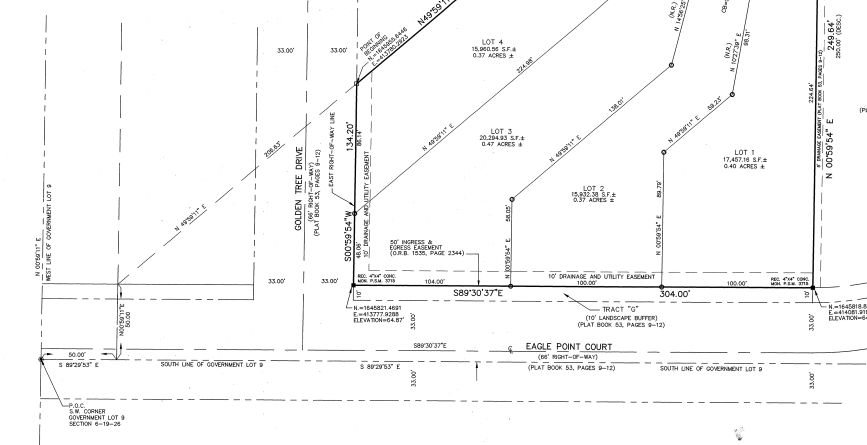
SHEET NO. 1 OF 1

CPN: 200709922 BK:0066 Pg:003 (196)
DATE: 01/04/2007 10:20:55 AM
JAMES C. WATKINS, CLERK OF COURT
LAKE COUNTY
RECORDING YEAR: 2007
PLAT BOOK: 53 PAGE: 9

LEGAL DESCRIPTION:

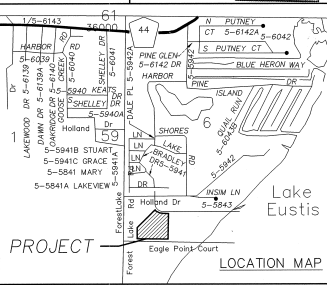
COMMENCE AT THE SOUTHWEST CORNER OF GOVERNMENT LOT 9 IN SECTION 6, TOWNSHIP 19 SOUTH, RANGE 26 EAST, LAKE COUNTY, FLORIDA; THENCE SOUTH 89°29'53" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 9 A DISTANCE OF 206.62 FEET TO A POINT ON THE EAST BOUNDARY OF SAID GOVERNMENT LOT 9; THENCE NORTH 00°00'00" EAST PARALLEL TO THE WEST LINE OF SAID GOVERNMENT LOT 9 A DISTANCE OF 30.00 FEET; THENCE NORTH 89°29'53" WEST A DISTANCE OF 206.62 FEET TO A POINT ON THE EAST BOUNDARY OF SAID GOVERNMENT LOT 9; THENCE NORTH 00°00'00" EAST PARALLEL TO THE WEST LINE OF SAID GOVERNMENT LOT 9 A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING OF THIS SECTION; THENCE CONTINUE NORTH 89°29'53" WEST A DISTANCE OF 206.62 FEET MORE OR LESS TO THE CENTER OF A CANAL; THIS POINT BEING HEREBY DESIGNATED AS POINT "A"; THENCE TO THE POINT OF BEGINNING OF THIS SECTION SOUTH 00°00'00" WEST ALONG THE EAST BOUNDARY OF SAID GOVERNMENT LOT 9 A DISTANCE OF 30.00 FEET TO THE NORTHEAST CORNER OF TRACT "C" OF SAID PLAT; THENCE SOUTH 89°29'53" EAST ALONG THE WEST LINE OF SAID TRACT "C" A DISTANCE OF 204.00 FEET TO A POINT ON THE WEST LINE OF LOT 1 OF SAID PLAT; THENCE NORTH 00°00'00" EAST ALONG SAID WEST LINE OF LOT 1 OF SAID PLAT A DISTANCE OF 30.00 FEET TO THE CENTER OF SAID CANAL; THENCE WESTERLY ALONG AND WITH THE BOUNDS OF SAID CANAL THE ABOVE DESIGNATED POINT "A" AND THE POINT OF TERMINUS OF THIS DESCRIPTION.

SAID LOTS ARE SITUATE IN LAKE COUNTY, FLORIDA AND CONTAINS 18.00 ACRES MORE OR LESS.



NOTICE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE DESCRIBED 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.

- NOTES:**
- BEARINGS SHOWN HEREIN ARE RELATIVE TO THE PLAT EAGLE POINT AND ARE BASED ON THE WEST LINE OF GOVERNMENT LOT 9 BEARING NORTH 00°00'00" EAST.
 - LOT CORNERS WILL BE SET FROM THE EXPIRATION OF THE BOND OR OTHER SURETY AS REQUIRED BY CHAPTER 177.008(8) FLORIDA STATUTES.
 - LOT LINES ARE NON-RADIAL UNLESS OTHERWISE NOTED (RADIAL).
 - IT IS THE RESPONSIBILITY OF THE PROPERTY OWNERS TO OPERATE AND MAINTAIN ANY STORMWATER MANAGEMENT SYSTEM NOT LOCATED WITHIN THE BOUNDS OF ANY OF THESE LOTS UNDER SUCH RESPONSIBILITY AS VOLUNTARILY ASSUMED BY LAKE COUNTY AND IN SUCH CASES LAKE COUNTY SHALL BE ENTITLED TO UTILIZE ALL TRACTS AND EASEMENTS DESIGNATED ON THIS PLAT FOR STORMWATER PURPOSES.
 - ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE 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 CHANGES 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 ELECTRIC SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
 - ELEVATIONS SHOWN HEREIN ARE BASED ON HARBOR DATUM AND DERIVED FROM HGS BENCHMARK 2 415 (ELEVATION=44.27 FEET).
 - COORDINATES SHOWN HEREIN ARE BASED ON STATE PLANE COORDINATES (FLORIDA EAST ZONE AND 83 1980) DATUM AND OBTAINED FROM LAKE COUNTY GEODETIC CONTROL MONUMENTS LYN09 (1989) AND L410 (1997).



DEDICATION
TRINITY TRAIL

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being the owner in fee simple of the lands described in the foregoing plat to this plat, does hereby dedicate said lands and plat for the uses and purposes hereon expressed and dedicate the utility and drainage easements shown hereon to the perpetual use of the public.

IN WITNESS WHEREOF, the undersigned name has executed this Dedication in the manner provided by law on 1/12/07 at Altamonte Springs, Florida. Signed, sealed and delivered in our presence as witnesses:

WITNESSES:
[Signatures]
OWNER:
[Signature]
Scott Tussler

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 Records Book 3228, Page 75, of the Public Records of Lake County, Florida, shall be sub-ordinated to the above dedication.

WITNESSES:
[Signatures]
STATE OF Florida
COUNTY OF Lake

THIS IS TO CERTIFY, that on 1/12/07 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared William Russell, known to me and who executed the foregoing dedication and severally acknowledged the execution thereof to be his free act and deed for the uses and purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.

[Signature]
Notary Public
My Commission Expires 9/18/2010

STATE OF FLORIDA SS
COUNTY OF LAKE
I hereby certify, that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared before me, Scott Tussler, and who is personally known to me and who executed the foregoing instrument and acknowledged the execution thereof to be his free act and deed as such officer for the purposes therein expressed and who did not take an oath. My hand and office seal this 12 day of January, 2007.

[Signature]
Notary Public, State of Florida
My Commission Expires 9/18/2010

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 Records Book 3228, Page 83 and Official Records Book 3228, Page 82, of the Public Records of Lake County, Florida, shall be sub-ordinated to the above dedication.

WITNESSES:
[Signatures]
STATE OF Florida
COUNTY OF Lake

THIS IS TO CERTIFY, that on 1/12/07 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared William Russell, known to me and who executed the foregoing dedication and severally acknowledged the execution thereof to be his free act and deed for the uses and purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.

[Signature]
Notary Public
My Commission Expires 9/18/2010

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a registered Surveyor and Mapper, duly licensed to practice in the State of Florida, does hereby certify that this plat complies with all the provisions of Chapter 177, Florida Statutes.

[Signature]
Mark S. Caulfield, P.S.M.
GeoMark Consulting, Inc.
405 West Central Parkway
Suite 1010
Altamonte Springs, Florida, 32714
(407) 869-9989

CERTIFICATE OF APPROVAL

Growth Management Director
County Engineer
County Attorney

BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, that on foregoing plat was approved by the Board of Commissioners of Lake County, Florida.

Attest: *[Signature]* Clerk of the Board

CERTIFICATE OF CLERK

I HEREBY CERTIFY, that I have examined the foregoing plat and find that it complies in form with all the requirements of Chapter 177, Florida Statutes of 3.16 pm. File No. 200709922.

[Signature]
Clerk of the Official Court
in and for Lake County, Florida

REVIEWER STATEMENT

Pursuant to Section 177.001, Florida Statutes, I have reviewed the plat, for conformity to Chapter 177, Florida Statutes, and find that it complies with the technical requirements of that Chapter; provided, however, that my review does not include any verification of any of the coordinates, points or measurements shown on this plat.

[Signature]
Surveyor
Florida Certification No. LS 5581 Dated Jan 30, 2007