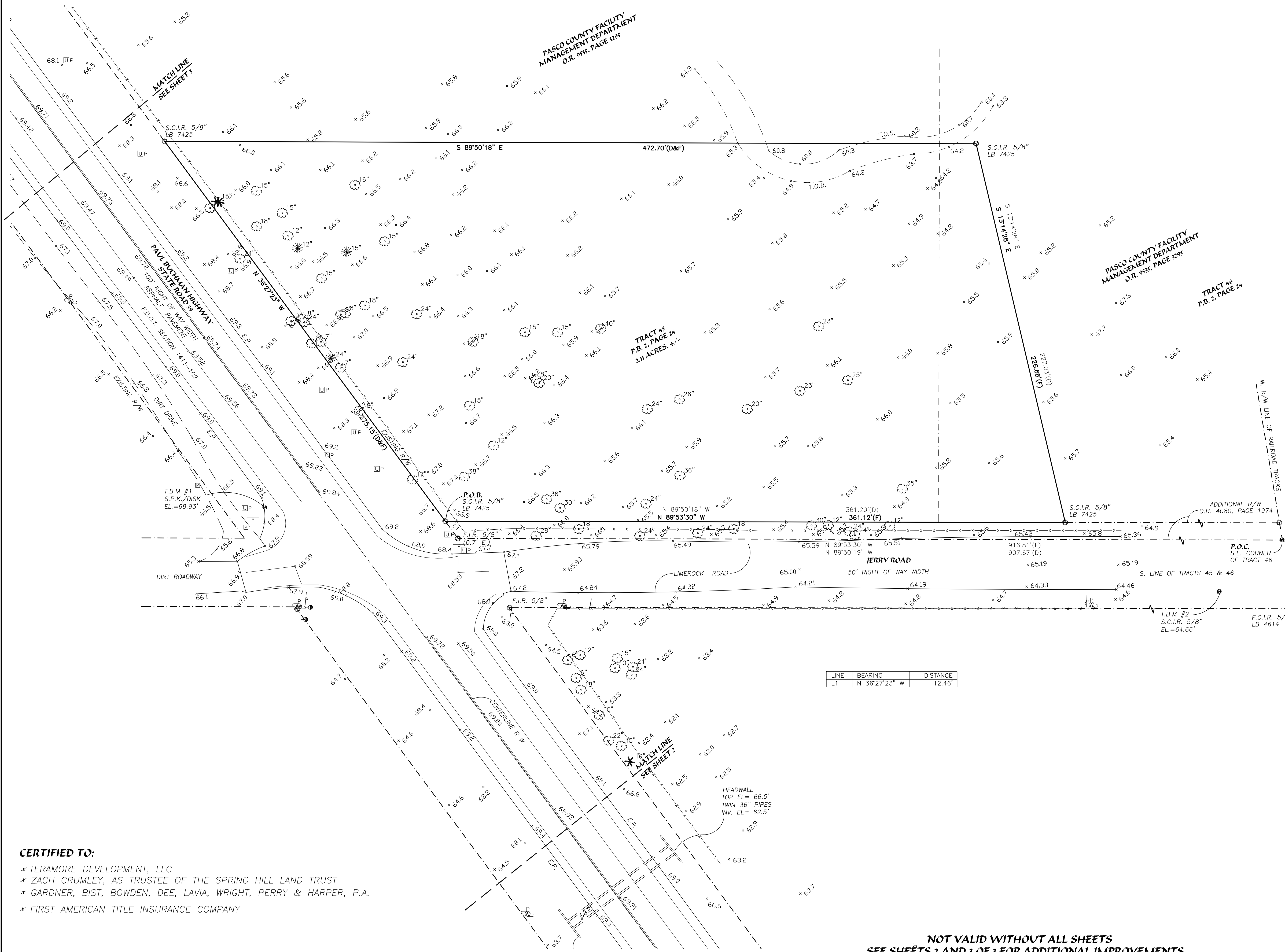
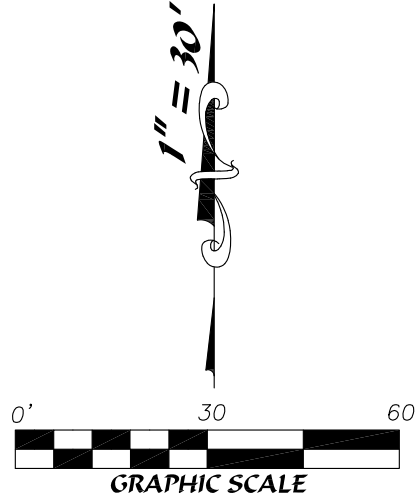


SECTION 25, TOWNSHIP 26 SOUTH, RANGE 21 EAST  
PASCO COUNTY, FLORIDA



LINE	BEARING	DISTANCE
L1	N 36°27'23" W	12.46'

CERTIFIED TO:

- TERAMORE DEVELOPMENT, LLC
- ZACH CRUMLEY, AS TRUSTEE OF THE SPRING HILL LAND TRUST
- GARDNER, BIST, BOWDEN, DEE, LAVIA, WRIGHT, PERRY & HARPER, P.A.
- FIRST AMERICAN TITLE INSURANCE COMPANY

NOT VALID WITHOUT ALL SHEETS  
SEE SHEETS 2 AND 3 OF 3 FOR ADDITIONAL IMPROVEMENTS

LEGEND & ABBREVIATIONS		
(C) CALCULATED MEASUREMENT	UGS UNDERGROUND SANITARY	UC UNDERGROUND CABLE MARKER
(R/W) RIGHT OF WAY MEASUREMENT	(T) TELEPHONE MANHOLE	SM SANITARY MANHOLE
CONC. CONCRETE	UGP UNDERGROUND PHONE	WM WATER METER
EP EDGE OF PAVEMENT	MES METERED END SECTION	WM WATER VALVE
MULT. MULTIPLE	STMH STORM MANHOLE	UCFM UNDERGROUND FORCE MAIN
CI CURB INLET	UGM UNDERGROUND FORCE MAIN	UGFE UNDERGROUND ELECTRIC
GI GRATE INLET	UGW UNDERGROUND WATER	F.C.M. FOUND CONCRETE MONUMENT
SMH SANITARY MANHOLE	OWH OVERHEAD WIRES	(P) PLAT MEASUREMENT
STMH STORM MANHOLE	UG UNDERGROUND	(F) FIELD MEASUREMENT
FLAG POLE	T.O.S. TOP OF SLOPE	N.C.F. NO CORNER FOUND/SET
GREASE TRAP MANHOLE	WDF WOOD FENCE	SV SEWER VALVE
HYDRANT	PVCY PLASTIC PRIVACY FENCE	SS SIGNAL SUPPORT POLE
PREVENTER VALVES	UG UNDERGROUND	IRV IRRIGATION CONTROL VALVE
METAL LIGHTPOLE	E.O.W. EDGE OF WATER	LB LICENSED BUSINESS
CLEANOUT	OWH OVERHEAD WIRE	RR RECLAIM VALVE(RECLAIM)
STORM MANHOLE	TRANSFORMER PAD	P.O.B. POINT OF BEGINNING
GAS VALVE	TYP. TYPICAL	P.O.C. POINT OF COMMENCEMENT
UNDERGROUND ELECTRIC	T.O.B. TOP OF BANK	UG UNDERGROUND GAS MARKER
UNDERGROUND WATER MARKER	CROSS WALK SIGNAL	EB ELECTRIC BOX
CONCRETE LIGHT POLE	WELL	TB TRAFFIC BOX
WOOD LIGHT POLE	MAILBOX	UP UNDERGROUND PHONE MARKER
WOOD POWER POLE	GUY WIRE	RR RAILROAD LIGHT
STEEL POWER POLE	SIGN	P.U.E. PUBLIC UTILITY EASEMENT
CONC. POWER POLE	PHONE BOX	D.E. DRAINAGE EASEMENT
	CABLE BOX	
	ELECTRIC MANHOLE	
	FIRE DEPARTMENT CONNECTION	

TREE LEGEND

- 12" OAK TREE AND SIZE
- 6" MISCELLANEOUS TREE AND SIZE
- 12" PALM TREE AND SIZE
- 4" PINE TREE AND SIZE
- 7" MAGNOLIA TREE AND SIZE

DESCRIPTION:

A PORTION OF TRACTS 45 AND 46 OF CRYSTAL SPRINGS COLONY FARMS SUBDIVISION OF SECTION 25, TOWNSHIP 26 SOUTH, RANGE 21 EAST, AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 2, PAGE 24, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID TRACT 46; THENCE ALONG THE SOUTH BOUNDARY OF SAID TRACTS 46 AND 45, N 89°50'19" W, A DISTANCE OF 907.67 FEET TO THE EASTERLY RIGHT OF WAY OF STATE ROAD NO. 39, SECTION 14110-1503; THENCE ALONG THE EASTERLY RIGHT OF WAY OF SAID STATE ROAD NO. 39, N 36°27'23" W, A DISTANCE OF 12.46 FEET TO THE NORTH RIGHT OF WAY OF JERRY ROAD AS DESCRIBED IN OFFICIAL RECORDS BOOK 4080, PAGE 1974, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA FOR A POINT OF BEGINNING; THENCE CONTINUE ALONG THE EASTERLY RIGHT OF WAY OF SAID STATE ROAD NO. 39, N 36°27'23" W, A DISTANCE OF 275.15 FEET; THENCE S 89°50'18" E, A DISTANCE OF 472.70 FEET; THENCE S 13°14'26" E, A DISTANCE OF 227.03 FEET TO THE NORTH RIGHT OF WAY OF SAID JERRY ROAD; THENCE ALONG THE NORTH RIGHT OF WAY OF SAID JERRY ROAD, N 89°50'18" W, A DISTANCE OF 361.20 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT MAINTAINED R/W FOR JERRY ROAD.

SAME PARCEL BEING DESCRIBED AND SURVEYED AS FOLLOWS:

A PORTION OF TRACTS 45 AND 46 OF CRYSTAL SPRINGS COLONY FARMS SUBDIVISION OF SECTION 25, TOWNSHIP 26 SOUTH, RANGE 21 EAST, AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 2, PAGE 24, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID TRACT 46; THENCE ALONG THE SOUTH BOUNDARY OF SAID TRACTS 46 AND 45, N 89°53'30" W, A DISTANCE OF 916.81 FEET TO THE EASTERLY RIGHT OF WAY OF STATE ROAD NO. 39, SECTION 14110-1503; THENCE ALONG THE EASTERLY RIGHT OF WAY OF SAID STATE ROAD NO. 39, N 36°27'23" W, A DISTANCE OF 12.46 FEET TO THE NORTH RIGHT OF WAY OF JERRY ROAD AS DESCRIBED IN OFFICIAL RECORDS BOOK 4080, PAGE 1974, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA FOR A POINT OF BEGINNING; THENCE CONTINUE ALONG THE EASTERLY RIGHT OF WAY OF SAID STATE ROAD NO. 39, N 36°27'23" W, A DISTANCE OF 275.15 FEET; THENCE S 89°50'18" E, A DISTANCE OF 472.70 FEET; THENCE S 13°14'26" E, A DISTANCE OF 226.68 FEET TO THE NORTH RIGHT OF WAY OF SAID JERRY ROAD; THENCE ALONG THE NORTH RIGHT OF WAY OF SAID JERRY ROAD, N 89°53'30" W, A DISTANCE OF 361.12 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S NOTES:

- THIS IS AN ALTA/BOUNDARY, TOPOGRAPHIC SURVEY OF THE ABOVE DESCRIBED TRACT OF LAND ONLY. MADE UNDER THE SUPERVISION OF A FLORIDA REGISTERED LAND SURVEYOR AND MAPPER, AND EXCEEDS THE MINIMUM TECHNICAL STANDARD FOR HORIZONTAL AND VERTICAL ACCURACY FOR THIS PROPERTY'S EXPECTED USE.
- BEARINGS REFERENCED TO THE EASTERLY RIGHT OF WAY OF STATE ROAD 39 AS BEING N 36°27'23" W, PER GEODETIC BEARINGS, ZONE WEST.
- THIS SURVEY WAS CONDUCTED FOR THE PURPOSE OF AN ALTA/BOUNDARY, TOPOGRAPHIC SURVEY ONLY, AND IS NOT INTENDED TO DELINEATE THE REGULATORY JURISDICTION OF ANY FEDERAL, STATE, REGIONAL OR LOCAL AGENCY, BOARD, COMMISSION OR OTHER SIMILAR ENTITY.
- SURVEYOR RELIED ENTIRELY UPON THE TITLE COMMITMENT PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT FILE NO. 1054-6162194, DATED 08/12/2022 AT 8:00 A.M. THERE MAY BE OTHER EASEMENTS, RIGHTS-OF-WAY, SETBACK LINES, AGREEMENTS, RESERVATIONS, RESTRICTIONS, OR OTHER SIMILAR MATTERS OF PUBLIC RECORD, NOT DEPICTED ON THIS SURVEY. SURVEY IS SUBJECT TO THE SPECIAL EXCEPTIONS IN SCHEDULE B-II OF THE REFERENCED COMMITMENT.
- ITEM 1-8: NOTHING APPLICABLE/PLOTTABLE AS TO MATTERS OF SURVEY.
- NO UNDERGROUND UTILITIES, UNDERGROUND ENCROACHMENTS, BUILDING FOUNDATIONS WERE OBSERVED AS A PART OF THIS SURVEY, UNLESS OTHERWISE SHOWN. SHRUBS WERE NOT LOCATED, UNLESS OTHERWISE SHOWN.
- THIS SURVEY NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- THE PARCEL APPEARS TO FALL WITHIN FLOOD ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP 12101C, COMMUNITY PANEL NUMBER 0458 F, MAP REVISED 09/26/2014.
- ELEVATIONS DEPICTED HEREON BASED UPON N.A.V.D. 88 DATUM PER NGS CONTROL POINT "P 682", ELEVATION 74.62' (N.A.V.D. 88). SITE BENCHMARKS ARE AS DEPICTED HEREON.
- TREES, IF DEPICTED HEREON, HAVE NOT BEEN VERIFIED BY A LICENSED ARBORIST. THE TYPES DEPICTED HEREON BASED ON COMMON NAME.

Alex B. Thompson Jr.,  
State of Florida No. 2318  
Registered Land Surveyor and Mapper

Date Signed: 11-4-23  
Last Date of Field Survey: 5-12-23

EXTREME SURVEYING OF FLORIDA, INC.  
LD No. 7423  
29340 RHODIN PLACE  
WESLEY CHAPEL, FLORIDA 33545  
PH: (615) 973-2092  
FAX: (615) 973-2092  
Email: alex@extreme-surveying.com

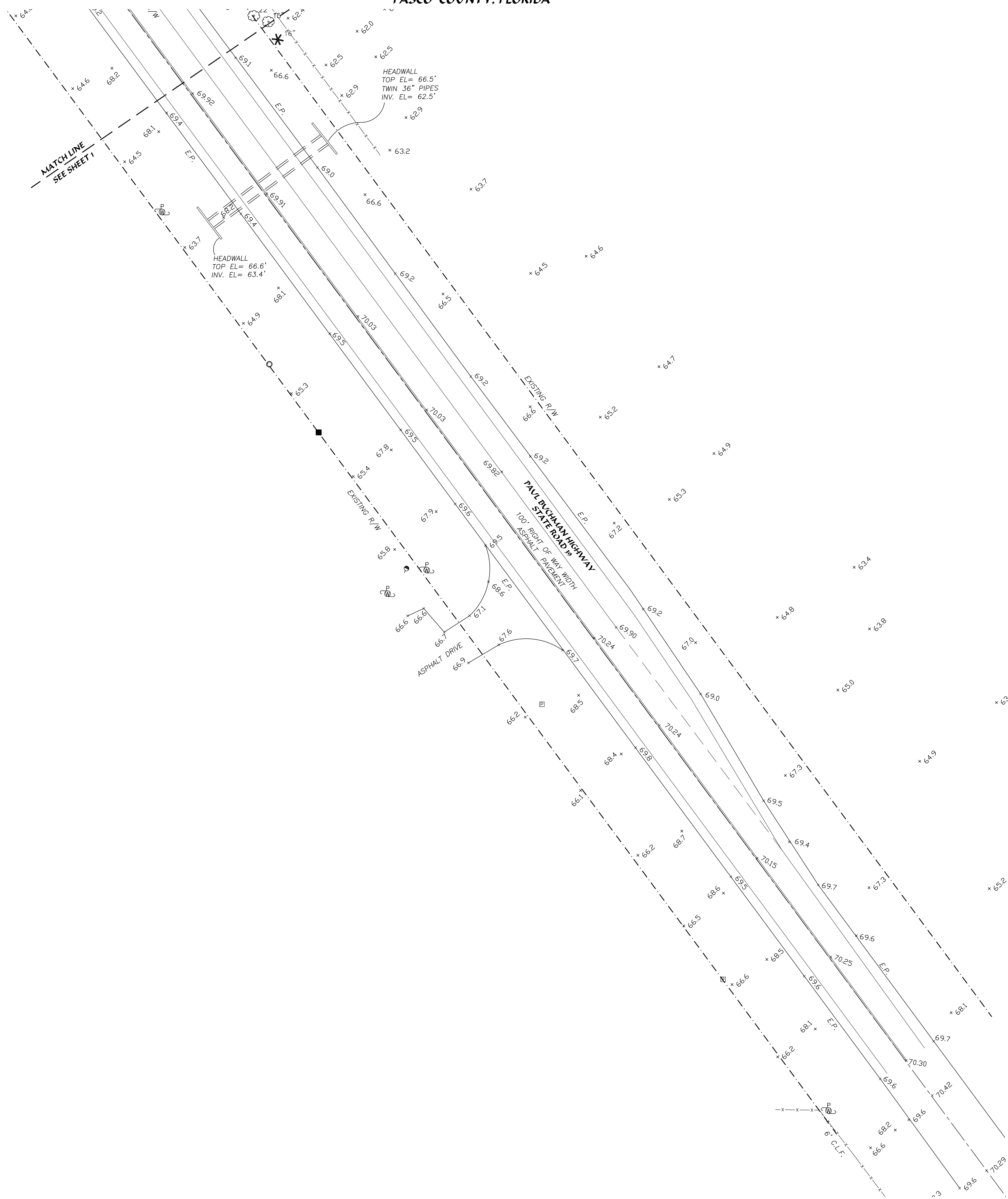
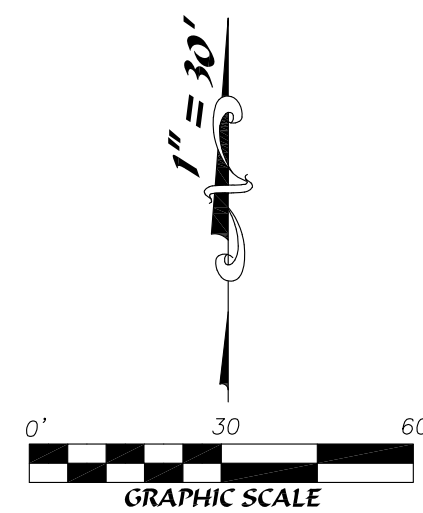


ADD. LABELING	DATE	BY
3	11-1-23	ABT
2	8-17-23	ABT
1	4-14-23	ABT

REVISIONS
ALTA/BOUNDARY, TOPOGRAPHIC SURVEY
STATE ROAD 39 & JERRY ROAD
PASCO COUNTY, FLORIDA

DESIGNED BY:	N/A
DRAWN BY:	RWB
CHECKED BY:	ABT
SCALE:	DATE:
1"= 30'	12-7-22
PARTY CHIEF:	RB
FIELD BOOK:	--
PAGE:	--
CAD FILE:	2210-100-67
JOB NUMBER:	2210-100-67
SHEET	1 of 3






SECTION 25, TOWNSHIP 26 SOUTH, RANGE 21 EAST  
PASCO COUNTY, FLORIDA



### LEGEND & ABBREVIATIONS

- |                              |                            |                                |
|------------------------------|----------------------------|--------------------------------|
| (C) CALCULATED MEASUREMENT   | US UNDERGROUND SANITARY    | (S) UNDERGROUND CABLE MARKER   |
| R/W RIGHT OF WAY MEASUREMENT | UT TELEPHONE MANHOLE       | SW SANITARY MANHOLE            |
| CONC CONCRETE                | UPF UNDERGROUND PHONE      | WV WATER METER                 |
| EF EDGE OF PAVEMENT          | WMS METERED END SECTION    | WV WATER VALVE                 |
| MULT MULTIPLE                | STMH STORM MANHOLE         | F.C.R. FOUND CAPPED IRON ROD   |
| C CURB INLET                 | USM UNDERGROUND FORCE MAIN | F.N.F. FOUND NAIL & DISK       |
| G GRATE INLET                | UG UNDERGROUND ELECTRIC    | FCR FOUND CONCRETE MOVEMENT    |
| SMH SANITARY MANHOLE         | UGW UNDERGROUND WATER      | PLT PLAT MEASUREMENT           |
| STMH STORM MANHOLE           | OWH OVERHEAD WIRE          | (F) FIELD MEASUREMENT          |
|                              | UG UNDERGROUND GAS         | N.C.F. NO CORNER FOUND/SET     |
| FLAO FLAG POLE               | T.O.S. TOP OF SLOPE        | SV SEWER VALVE                 |
| G GREASE TRAP MANHOLE        | W WOOD FENCE               | SS SIGNAL SUPPORT POLE         |
| HYD HYDRANT                  | PPVC PLASTIC PRIVACY FENCE | ICV IRRIGATION CONTROL VALVE   |
| PRE PREVENTER VALVES         | E.O.W. EDGE OF WATER       | R/W RECLAIM VALVE(RECLAIM)     |
| METAL LIGHT POLE             | LB LICENSED BUSINESS       | P.O.B. POINT OF BEGINNING      |
| CLEANOUT                     | OWH OVERHEAD WIRE          | P.O.C. POINT OF COMMENCEMENT   |
| STORM MANHOLE                | TRF TRANSFORMER PAD        | UG UNDERGROUND GAS MARKER      |
| GAS VALVE                    | TPX TYPICAL                | E ELECTRIC BOX                 |
| UNDERGROUND ELECTRIC         | T.O.B. TOP OF BANK         | TR TRAFFIC BOX                 |
| UNDERGROUND WATER MARKER     | CW CROSS WALK SIGNAL       | UPF UNDERGROUND PHONE MARKER   |
| CONCRETE LIGHT POLE          | WELL                       | RR RAILROAD LIGHT              |
| WOOD LIGHT POLE              | MAILBOX                    | P.U.E. PUBLIC UTILITY EASEMENT |
| WOOD POWER POLE              | GUY WIRE                   | D.D. DRAINAGE EASEMENT         |
| STEEL POWER POLE             | SIGN                       |                                |
| CONC POWER POLE              | PHONE BOX                  |                                |
|                              | CABLE BOX                  |                                |
|                              | ELECTRIC MANHOLE           |                                |
|                              | FIRE DEPARTMENT CONNECTION |                                |

**TREE LEGEND**

- |   |     |                             |
|---|-----|-----------------------------|
|  | 12" | OAK TREE AND SIZE           |
|  | 6"  | MISCELLANEOUS TREE AND SIZE |
|  | 12" | PALM TREE AND SIZE          |
|  | 4"  | PINE TREE AND SIZE          |
|  | 7"  | MAGNOLIA TREE AND SIZE      |

NOT VALID WITHOUT ALL SHEETS  
SEE SHEET 1 OF 3 FOR BOUNDARY, SURVEY NOTES AND LEGAL DESCRIPTION  
SEE SHEET 3 OF 3 FOR CONTINUATION OF IMPROVEMENTS

# ALTA/BOUNDARY, TOPOGRAPHIC SURVEY

STATE ROAD 39 & JERRY ROAD  
PASCO COUNTY, FLORIDA

DESIGNED BY: N/A	
DRAWN BY: RWB	
CHECKED BY: ABT	
SCALE: 1"= 30'	DATE: 12-7-22
PARTY CHIEF: RB	
FIELD BOOK: --	
PAGE: --	
CAD FILE: 2210-100-67	
JOB NUMBER: 2210-100-67	
SHEET 2 of 3	

**EXTREME SURVEYING OF FLORIDA, INC.**

PLACE

29340 RHODIN PLACE  
EY CHAPEL, FLORIDA 33

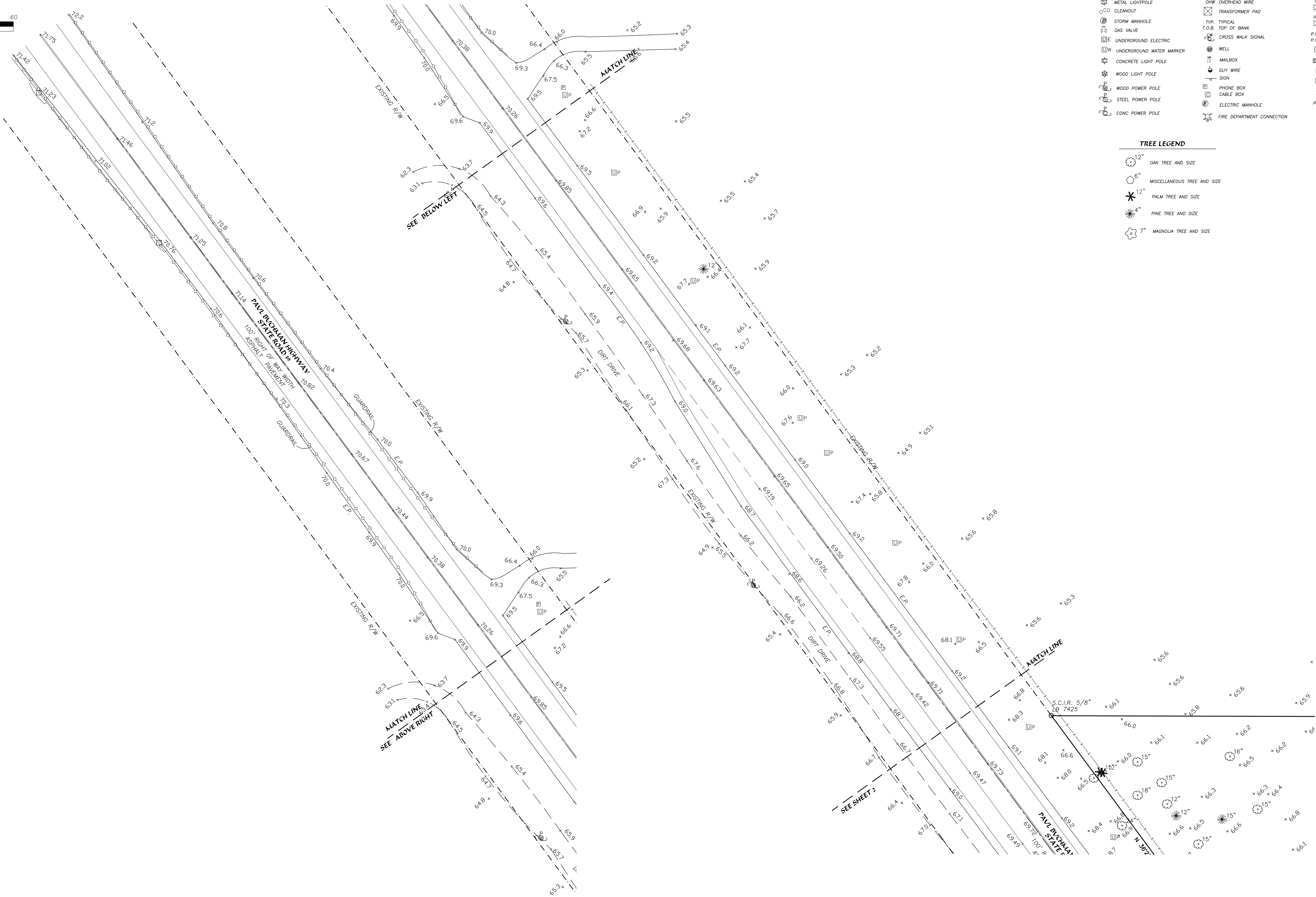
PH. (813) 973-2092  
FAY (813) 973-2122

EMail: alex@extreme-surveying.com

# PROFESSIONAL SURVEYING AND MAPPING SERVICES

[illegible]

SECTION 25, TOWNSHIP 26 SOUTH, RANGE 21 EAST  
PASCO COUNTY, FLORIDA



NOT VALID WITHOUT AL SHEETS  
SEE SHEET 1 OF 2 FOR SURVEY NOTES AND LEGAL DESCRIPTION  
SEE SHEET 2 OF 2 FOR CONTINUATION OF IMPROVEMENTS

LEGEND & ABBREVIATIONS

- |                                |                             |                                |
|--------------------------------|-----------------------------|--------------------------------|
| (C) CALCULATED MEASUREMENT     | UGS UNDERGROUND SANITARY    | UC UNDERGROUND CABLE MARKER    |
| (R/W) RIGHT OF WAY MEASUREMENT | (T) TELEPHONE MANHOLE       | SM SANITARY MANHOLE            |
| CONC. CONCRETE                 | UGP UNDERGROUND PHONE       | WM WATER METER                 |
| EP EDGE OF PAVEMENT            | MES MITERED END SECTION     | WV WATER VALVE                 |
| MULT. MULTIPLE                 | STMH STORM MANHOLE          | F.C.I.R. FOUND CAPPED IRON ROD |
| CI CURB INLET                  | UGFM UNDERGROUND FORCE MAIN | F.N./D. FOUND NAIL & DISK      |
| GI GRATE INLET                 | UGE UNDERGROUND ELECTRIC    | F.C.M. FOUND CONCRETE MONUMENT |
| SMH SANITARY MANHOLE           | UGW UNDERGROUND WATER       | (P) PLAT MEASUREMENT           |
| STMH STORM MANHOLE             | OWH OVERHEAD WIRES          | (F) FIELD MEASUREMENT          |
| FLAG POLE                      | UGG UNDERGROUND GAS         | N.C.F. NO CORNER FOUND/SET     |
| GREASE TRAP MANHOLE            | T.O.S. TOP OF SLOPE         | SV SEWER VALVE                 |
| HYDRANT                        | WDF WOOD FENCE              | SS SIGNAL SUPPORT POLE         |
| PREVENTER VALVES               | PVCY PLASTIC PRIVACY FENCE  | IRV IRRIGATION CONTROL VALVE   |
| METAL LIGHTPOLE                | UG UNDERGROUND              | RWV RECLAIM VALVE(RECLAIM)     |
| CLEANOUT                       | E.O.W. EDGE OF WATER        | P.O.B. POINT OF BEGINNING      |
| STORM MANHOLE                  | LB LICENSED BUSINESS        | P.O.C. POINT OF COMMENCEMENT   |
| GAS VALVE                      | OWH OVERHEAD WIRE           | UG UNDERGROUND GAS MARKER      |
| UNDERGROUND ELECTRIC           | TRANSFORMER PAD             | EB ELECTRIC BOX                |
| UNDERGROUND WATER MARKER       | TYP. TYPICAL                | TRB TRAFFIC BOX                |
| CONCRETE LIGHT POLE            | T.O.B. TOP OF BANK          | UP UNDERGROUND PHONE MARKER    |
| WOOD LIGHT POLE                | CROSS WALK SIGNAL           | RR RAILROAD LIGHT              |
| WOOD POWER POLE                | WELL                        | P.U.E. PUBLIC UTILITY EASEMENT |
| STEEL POWER POLE               | MAILBOX                     | D.E. DRAINAGE EASEMENT         |
| CONC. POWER POLE               | GUY WIRE                    |                                |
|                                | SIGN                        |                                |
|                                | PHONE BOX                   |                                |
|                                | CABLE BOX                   |                                |
|                                | ELECTRIC MANHOLE            |                                |
|                                | FIRE DEPARTMENT CONNECTION  |                                |

TREE LEGEND

- |     |                             |
|-----|-----------------------------|
| 12" | OAK TREE AND SIZE           |
| 6"  | MISCELLANEOUS TREE AND SIZE |
| 12" | PALM TREE AND SIZE          |
| 12" | PINE TREE AND SIZE          |
| 7"  | MAGNOLIA TREE AND SIZE      |

ALTA/BOUNDARY. TOPOGRAPHIC SURVEY

STATE ROAD 39 & JERRY ROAD  
PASCO COUNTY, FLORIDA

DESIGNED BY: N/A  
DRAWN BY: RWB  
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SCALE: DATE: 1"= 30' 12-7-22  
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SHEET 3 of 3



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29340 RHODIN PLACE  
WESLEY CHAPEL, FLORIDA 33545  
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