

COLONY OAKS TOWNHOMES

Being a REPLAT OF LOTS 1, 2, 3, 4, 5 AND 6 OF BLOCK 6, JULES VERNE PARK Subdivision as recorded in PLAT BOOK 1, PAGE 70 of the Public Records of Hillsborough County, Florida

THIS IS NOT A CERTIFIED COPY THIS IS NOT A CERTIFIED COPY THIS IS NOT A CERTIFIED COPY

SECTION 10, TOWNSHIP 30 SOUTH, RANGE 18 EAST
CITY OF TAMPA, HILLSBOROUGH COUNTY, FLORIDA

DESCRIPTION

All of Lots 1 through 6 inclusive in Block 6, JULES VERNE PARK Subdivision, as per map or plat thereof, recorded in Plat Book 1, Page 70 of the Public Records of Hillsborough County, Florida, LESS right-of-way for Bayshore Boulevard.

DEDICATION

The undersigned, as owner of the above described lands, which are being subdivided and platted into the subdivision of COLONY OAKS TOWNHOMES, hereby dedicate this plat for record.

Easements for both public and private utilities, and for the construction and maintenance of the respective facilities serving the lots, are hereby granted through that portion of each lot not contained within the foundation of any building constructed in the subdivision. The undersigned further dedicates Lots A, B, C, and D to the owners of the lots in the subdivision for use as private roads for ingress and egress to the subdivision, and reserves unto itself the right to use said lots for ingress and egress so long as it has lots in the subdivision for sale. The undersigned further dedicates Lot E and Lot F to the owners of the lots of COLONY OAKS TOWNHOMES for use as a common area and as a conservation area, also Lot G as right-of-way for Bayshore Boulevard, Lot H being more particularly described as follows:

Beginning at the Northeast corner of Lot 1, Block 6, JULES VERN PARK Subdivision, as per map or plat thereof, recorded in Plat Book 1, Page 70 of the Public Records of Hillsborough County, Florida; thence South on the East boundary thereof, a distance of 420.29 feet to the Southeast corner of Lot 6, Blk 6; thence N 89°55'41" W, on the South boundary of Lot 6, a distance of 14.57 feet; thence N 00°01'39" E, a distance of 420.27 feet to the North boundary of Lot 1; thence on the North boundary, N 89°59'00" E, a distance of 14.37 feet to the POINT OF BEGINNING, containing 0.14 acre of land, more or less.

DECLARATIONS REGARDING ROADS AND CONSERVATION AREAS

The undersigned, or Colony Oaks Homeowners' Association, Inc., a homeowners' association to be formed, shall:

1. Be responsible for the construction, maintenance and repair of Lots A, B, C, and D, which lots are to be used as private roads within the subdivision.
2. Defend and hold the City of Tampa harmless from any and all liability for injuries or damages suffered by anyone in connection with the use of Lots A, B, C, and D (internal roads) or Lot F (conservation area).

OWNER

INTERBAY DEVELOPMENT CORPORATION

<u>Robert A. Walter</u> Robert A. Walter, Vice-President	<u>Louise Russell</u> Witness	<u>John Walker</u> Witness
<u>W. Kendall Baker</u> W. Kendall Baker, Secretary	<u>Louise Russell</u> Witness	<u>Edward A. Walker</u> Witness

CITY OF TAMPA, FLORIDA; CITY COUNCIL

This plat is hereby approved and the foregoing dedication is accepted and approved by resolution of the City Council of the City of Tampa, Florida.

DATE 12-9-83

Sandra W. Freedman
CHAIRMAN

Steven Tondale
CITY ENGINEER

Frances Henriquez
CITY CLERK

Mary A. Fairbanks
Deputy City Clerk

4868-H
RESOLUTION NO.

CLERK OF CIRCUIT COURT

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

I certify that this plat complies in form with all the requirements of Chapter 177 of the Florida Statutes filed in Plat Book 35, Page 67, of the Public Records of Hillsborough County, Florida.

DATE December 9, 1983

JAMES F. TAYLOR, JR.
CLERK OF CIRCUIT COURT

Natasha Cole
DEPUTY CLERK

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

I hereby certify that on November 20, 1983, personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Robert A. Walter, Vice President, & W. Kendall Baker, Secretary of Interbay Development Corporation, a corporation under the laws of the State of Florida, to me known to be the persons described in and who executed the foregoing dedication and who acknowledged before me that they executed the same freely and voluntarily as such officers for the purposes therein expressed and that they affixed the official seal of said corporation.

Witness my signature and official seal at
Tampa, County of Hillsborough, State
of Florida.

Charlotte M. Fowler
Notary Public, State of Florida, at large

My Commission expires July 26, 1987

SURVEYOR'S CERTIFICATE

I hereby certify that this plat was made under my responsible supervision and that this plat is a correct representation of the lands platted and that it complies with all the requirements of Chapter 177 of the Florida Statutes and that permanent reference monuments have been placed and permanent control points will be placed.

DATE 11-30-83

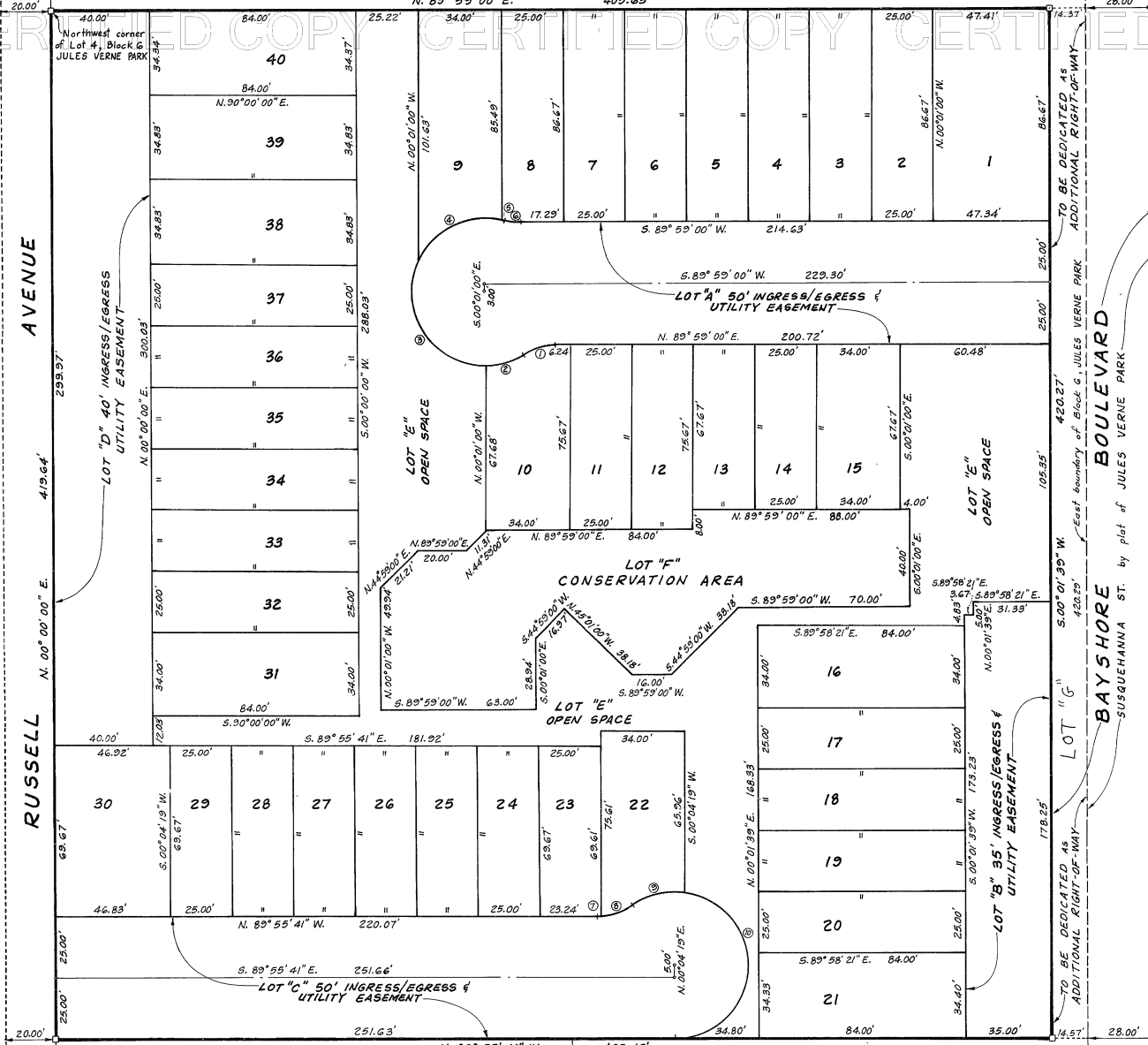
Donald L. Hawkins
Donald L. Hawkins
Registered Land Surveyor
Florida Certificate 2242

DELTA ENGINEERING COMPANY

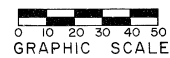
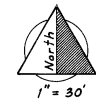


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HILLSBOROUGH COUNTY,
FLORIDA



BASIS OF BEARINGS:
ASSUMED N. 00° 00' 00" E.
ON THE WEST BOUNDARY
OF BLOCK 6.

CURVE DATA

NUMBER	DELTA	RADIUS	ARC	CHORD	CHORD BEARING TANGENT
1	31° 17' 25"	25.00'	13.65'	N. 74° 20' 17" E.	7.00'
2	29° 45' 42"	30.00'	15.55'	N. 73° 34' 25" E.	7.97'
3	11° 17' 26"	30.00'	6.14'	S. 32° 54' 01" E.	4.24'
4	77° 41' 45"	30.00'	40.48'	S. 64° 35' 34" W.	24.16'
5	02° 02' 29"	30.00'	1.07'	N. 75° 32' 19" W.	0.53'
6	15° 29' 55"	25.00'	6.76'	N. 82° 16' 03" W.	9.40'
7	04° 02' 20"	25.00'	1.76'	S. 88° 03' 09" W.	0.88'
8	51° 03' 29"	30.00'	13.39'	S. 70° 30' 15" W.	6.95'
9	43° 01' 30"	30.00'	12.53'	S. 78° 29' 16" W.	11.83'
10	172° 04' 18"	30.00'	59.10'	N. 04° 02' 10" E.	4.32 31'

GENERAL NOTES:
1. —○— INDICATES PERMANENT CONTROL POINT (P.C.P.)
2. —□— INDICATES PERMANENT REFERENCE MONUMENT (P.R.M.)



BLOCK 6
JULES VERNE PARK Subdivision
Plat Book 1, Page 70