

SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

CERTIFICATE OF OWNERSHIP AND DEDICATION

The undersigned, MATTAMY TAMPA/SARASOTA LLC, a Delaware limited liability company, authorized to do business in the State of Florida, (the "Owner") as the fee simple owner of the lands platted herein does hereby dedicate this Plat of SUNSTONE VILLAGE F5 PHASE 3, for record.

Owner does hereby state and declare the following:

- 1) Owner does further dedicate to the West Villages Improvement District (the "District"), a non-exclusive access easement over Tract "A" and Tract "A-1" for ingress and egress for the performance of their official duties.
- 2) Owner does further dedicate to the District, all irrigation easements, as shown hereon, for access and irrigation purposes and other purposes incidental hereto.
- 3) Owner does further dedicate to the District, all private drainage and access easements, as shown hereon, for access and drainage purposes and other purposes incidental hereto.

Owner does hereby state and declare the following:

- 1) Tracts "B-1C", "B-1D", "B-4" and "B-9", as shown hereon are hereby conveyed and dedicated in fee absolute, to the West Villages Improvement District (the "District"), for stormwater management and other lawful purposes, said tracts being the perpetual maintenance obligation of the District, its successors and/or assigns.
- 2) Tracts "B-1A" and "B-8", as shown hereon are hereby conveyed and dedicated in fee absolute, to the District for preservation and other lawful purposes, said tracts being the perpetual maintenance obligation of the District, its successors and/or assigns. Such tracts shall not be altered from their natural state, and activities prohibited within such tracts include but are not limited to, construction or placing of buildings on or above the ground; dumping soil or other substances such as trash; removal or destruction of trees, shrubs, or other vegetation; excavation, dredging or removal of soil material; or any other activities detrimental to drainage, flood control, water conservation, erosion control, or fish and wildlife habitat conservation or preservation.

Owner does hereby dedicate to the City of North Port, all Utility Easements as shown and depicted on this plat for the uses and proposes incidental thereto.

State of Florida _____
County of _____

In Witness thereof, Roy Johnson McCraw III, as Vice President of MATTAMY TAMPA/SARASOTA LLC, a Delaware limited liability company, has caused this certificate to be executed and signed this _____, day of _____, 2024.

Witness: _____ MATTAMY TAMPA/SARASOTA LLC, a Delaware limited liability company

Printed Name: _____

Witness: _____ BY: _____
Name: Roy Johnson McCraw III, Vice President

Printed Name: _____

NOTARY ACKNOWLEDGEMENT:

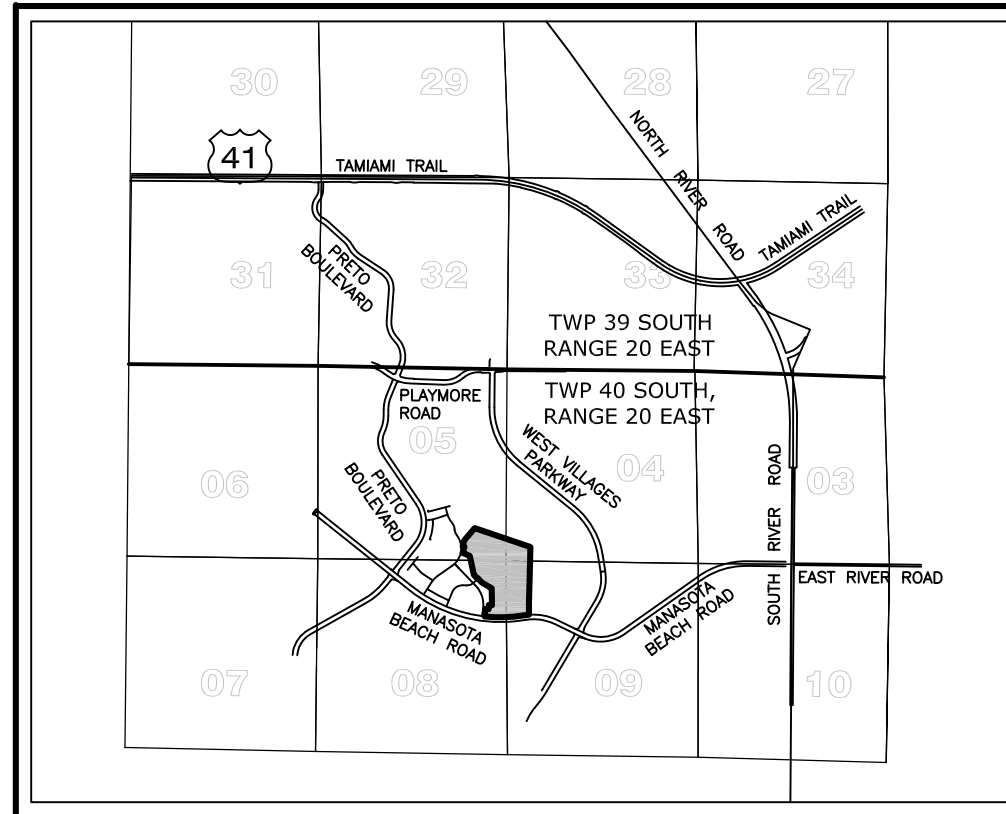
State of Florida _____
County of _____

BEFORE ME, the undersigned Notary Public, on this _____, day of _____, 2024, personally appeared by means of physical presence, Roy Johnson McCraw III, as Vice President of MATTAMY TAMPA/SARASOTA LLC, a Delaware limited liability company, personally known to me as the person described in and who executed the foregoing Certificate of Ownership and Dedication and severally acknowledged the execution thereof to be his free act and deed for the uses and purposes therein expressed. He is personally known to me or produced _____ as identification.

Witness my hand and seal at _____ County, Florida, the day and year aforesaid.

Notary Public, State of Florida at Large My Commission expires:

(Printed Name of Notary) Commission Number:



LOCATION MAP
NOT TO SCALE
SARASOTA COUNTY, FLORIDA

WEST VILLAGES IMPROVEMENT DISTRICT ACCEPTANCE AND ACKNOWLEDGMENT

The West Villages Improvement District (the "District") hereby accepts the fee simple absolute dedication of, and perpetual maintenance obligation for, Tracts "B-1A", "B-1C", "B-1D", "B-4", "B-8" and "B-9", inclusive, as shown hereon; and hereby accepts the (District) Drainage and Access Easements, (District) Access Easements, (District) Access and Irrigation Easement, Lake Maintenance and Drainage Easements as shown hereon, without maintenance therefor.

Secretary/Assistant Secretary _____ John Luczynski, Chairman

NOTARY ACKNOWLEDGEMENT:

State of Florida _____
County of Sarasota _____

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this _____ day of _____, 2024, by John Luczynski, as Chairman of the West Villages Improvement District, for and on behalf of the District. He is personally known to me or produced _____ as identification.

Print Name: _____
Notary Public, State of Florida

NOTICE:

1. 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.
2. This Plat and the lands described herein shall be subject to the covenants, conditions and restrictions contained in the Community Declaration for Sunstone at Wellen Park, recorded in Official Records Instrument # 2021149416, of the Public Records of Sarasota County, Florida, as amended and/or supplemented from time to time.
3. Owner reserves fee title to Tracts "A", "A-1", "E-10", "E-16", "E-18", "E-20", "E-21 and "E-31", as shown hereon for conveyance by the Owner to the Sunstone at Wellen Park Homeowners Association, Inc., a Florida not-for-profit corporation (the "HOA" or "Association"), by separate instrument, subsequent to the recording of this plat.

CERTIFICATE OF SURVEYOR

I, the undersigned licensed and registered surveyor, hereby certify that this Plat is a true and correct representation of the lands being subdivided; that this plat was prepared under my direction and supervision and complies with all the survey requirements of Chapter 177, Part I, Florida Statutes, and the City of North Port Unified Land Development Code, as amended and that Permanent Reference Monuments (P.R.M.'s) were set on the _____ day of _____, 2024, as shown hereon. The "P.C.P.'s" (Permanent Control Points) as shown hereon, and all other monumentation of lot corners, points of intersection and changes of direction of lines within the subdivision as required by said Chapter 177 of the Florida Statutes will be certified by an official affidavit within one (1) year of recording, or prior to the release of the improvement bond.

AMERRITT, INC.. (Certificate of Authorization Number LB7778)
3010 W. Azeele Street, Suite 150
Tampa, Florida 33609

Arthur W. Merritt, (License No. LS4498)
Florida Professional Surveyor and Mapper

CERTIFICATE OF APPROVAL OF THE CITY OF NORTH PORT PLANNING AND ZONING ADVISORY BOARD

State of Florida)
County of Sarasota) SS

It is hereby certified that this plat has been officially approved for recording, this _____ day of _____, 2024.

BY: _____
Chairperson

CERTIFICATE OF APPROVAL OF CITY ATTORNEY

State of Florida)
County of Sarasota) SS

I the undersigned, hereby certify that I have examined and approved this plat for recording, this _____ day of _____, 2024.

BY: _____
City Attorney

CERTIFICATE OF APPROVAL OF THE CITY SURVEYOR

State of Florida)
County of Sarasota) SS

It is hereby certified that this plat has been reviewed for conformity with the requirements of Chapter 177, Part 1, of the Florida Statutes and with the current subdivision ordinance of the City of North Port.

Surveyor and Mapper, Steven M. Watts _____ Date _____
Florida Certificate No. 4588

CERTIFICATE OF APPROVAL OF CITY ENGINEER

State of Florida)
County of Sarasota) SS

I hereby certify that I have reviewed this plat and in my opinion it conforms to the current subdivision ordinance of the City of North Port.

City Engineer _____ Date _____
License Number: _____

CERTIFICATE OF APPROVAL OF NORTH PORT CITY COMMISSION

State of Florida)
County of Sarasota) SS

It is hereby certified that this plat has been officially approved for recording by the North Port City Commission, County of Sarasota, Florida, this _____ day of _____ A.D. 2024.

APPROVED BY: _____
Mayor, North Port City Commission

ATTEST: _____
City Clerk

CERTIFICATE OF APPROVAL OF COUNTY CLERK

STATE OF FLORIDA)
COUNTY OF SARASOTA) SS

I, Karen E. Rushing, County Clerk of Sarasota County, Florida, hereby certify that this plat has been examined and that it complies in form with all the requirements of the Statutes of Florida pertaining to maps and plats, and that this plat has been filed for record in the Plat Book _____, Pages _____ through _____, Public Records of Sarasota County, Florida, this _____ day of _____, 2024.

Clerk of the Circuit Court
Sarasota County, Florida

AMERRITT, INC.
LAND SURVEYING & MAPPING
Certificate of Authorization Number LB 7778
3010 W. Azeele Street, Suite 150
Tampa, FL 33609
PHONE (813) 221-5200
Job No.: AMI-MTS-WV-015
File: P:\Wellen Park\ Village F5--PH 3

SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

LEGAL DESCRIPTION: A parcel of land lying in Sections 4, 5, 8 and 9, Township 40 South, Range 20 East, Sarasota County, Florida, and being more particularly described as follows:

COMMENCE at the Northwest corner of said Section 9, run thence along the North boundary of the Northwest 1/4 of said Section 9, S.89°36'58"E., 612.96 feet to a **POINT OF BEGINNING**; thence S.01°25'48"W., 1136.56 feet; thence S.00°23'29"W., 339.49 feet to a point on a curve on the Northerly boundary of the right-of-way for Manasota Beach Road (Tract 101), according to the plat of MANASOTA BEACH RANCLANDS PLAT NO. 1, as recorded in Plat Book 55, Pages 367 through 373 inclusive, of the Public Records of Sarasota County, Florida; thence along said Northerly boundary of the right-of-way for Manasota Beach Road (Tract 101), the following two (2) courses: 1) Westerly, 130.70 feet along the arc of a curve to the left having a radius of 1515.00 feet and a central angle of 04°56'34" (chord bearing S.82°47'30"W., 130.66 feet) to a point of reverse curvature; 2) Westerly, 1112.43 feet along the arc of a curve to the right having a radius of 3946.41 feet and a central angle of 16°09'03" (chord bearing S.88°23'45"W., 1108.75 feet) to the Southeast corner of SUNSTONE VILLAGE F5 PHASE 2, according to the plat thereof, as recorded in Plat Book 57, Pages 254 through 270 inclusive, of the Public Records of Sarasota County, Florida; thence along the Easterly boundary of said SUNSTONE VILLAGE F5 PHASE 2, the following eleven (11) courses: 1) N.04°21'33"W., 40.73 feet; 2) N.06°35'00"E., 120.93 feet to a point on a curve; 3) Easterly, 4.40 feet along the arc of a curve to the right having a radius of 20.00 feet and a central angle of 12°35'49" (chord bearing S.89°46'52"E., 4.39 feet); 4) N.06°31'02"E., 50.00 feet to a point on a curve; 5) Easterly, 92.12 feet along the arc of a curve to the left having a radius of 3735.00 feet and a central angle of 01°24'47" (chord bearing S.84°11'21"E., 92.11 feet); 6) N.05°06'15"E., 20.00 feet; 7) N.04°30'26"E., 46.16 feet; 8) N.01°22'00"E., 45.36 feet; 9) N.01°37'00"W., 8.03 feet; 10) S.85°55'21"E., 89.15 feet; 11) N.01°25'00"W., 473.84 feet; thence along the Northeasterly boundary of SUNSTONE VILLAGE F5 PHASE 2, the following five (5) courses: 1) N.60°00'00"W., 307.92 feet; 2) N.43°52'00"W., 190.00 feet; 3) S.46°08'00"W., 15.00 feet; 4) N.43°52'00"W., 121.00 feet; 5) N.12°25'55"W., 298.84 feet to a point on the Easterly boundary of SUNSTONE VILLAGE F5 PHASES 1A AND 1B, according to the plat thereof, as recorded in Plat Book 55, Pages 288 through 323 inclusive, of the Public Records of Sarasota County, Florida; thence along said Easterly boundary of SUNSTONE VILLAGE F5 PHASES 1A AND 1B, the following eleven (11) courses: 1) continue N.12°25'55"W., 245.36 feet; 2) N.63°48'00"W., 39.62 feet; 3) N.65°34'00"W., 49.73 feet; 4) N.67°20'00"W., 39.62 feet; 5) N.69°06'00"W., 49.73 feet; 6) N.70°53'00"W., 40.46 feet; 7) N.18°19'00"E., 181.00 feet to a point on a curve; 8) Westerly, 48.38 feet along the arc of a curve to the left having a radius of 230.00 feet and a central angle of 12°03'05" (chord bearing N.77°42'32"W., 48.29 feet) to a point of reverse curvature; 9) Westerly, 10.79 feet along the arc of a curve to the right having a radius of 20.00 feet and a central angle of 30°54'18" (chord bearing N.68°16'55"W., 10.66 feet); 10) N.16°15'00"E., 174.34 feet; 11) N.40°44'09"E., 447.13 feet to a point on the Southerly boundary of SUNSTONE VILLAGE F3, according to the plat thereof, as recorded in Plat Book ___, Pages ___ through ___ inclusive, of the Public Records of Sarasota County, Florida; thence along said Southerly boundary of SUNSTONE VILLAGE F3, S.71°20'21"E., 1641.19 feet; thence S.01°25'48"W., 415.42 feet to the **POINT OF BEGINNING**.

Containing 73.619 acres, more or less.

SURVEYORS NOTES:

- 1) Northing and Easting coordinates (indicated in feet) as shown hereon refer to the Florida State Plane Coordinate System for the West Zone of Florida, North American Datum of 1983 (NAD 83 - 2011 Adjustment) as established from National Geodetic Survey (NGS) Horizontal Control Monument designated "068".
- 2) This parcel described hereon is located in Flood Zone "X" per Flood Insurance Rate Map Number 12115C0365F for the City of North Port, Community Number 120279, and Sarasota County, Community No. 125411, dated November 4, 2016.
- 3) The "Control Water Level Line", as shown hereon, is taken from the APPROVED Construction Plans prepared by Clearview Land Design, P.L. It has not been physically located in the field and may not necessarily represent its As-Built location in the field and is graphically depicted hereon as required by the City of North Port, Sarasota County, Florida.

TRACT DESIGNATION & EASEMENTS

TRACT	SQUARE FEET	DESIGNATION/EASEMENTS
TRACT "A"	132,678 SF	(PRIVATE) RIGHT-OF-WAY; (DISTRICT) ACCESS AND IRRIGATION EASEMENT
TRACT "A-1"	93,357 SF	(PRIVATE) RIGHT-OF-WAY; (DISTRICT) ACCESS AND IRRIGATION EASEMENT
TRACT "B-1A"	1,675,856 SF	(DISTRICT) WETLAND CONSERVATION AREA
TRACT "B-1C"	12,825 SF	(DISTRICT) DRAINAGE AREA
TRACT "B-1D"	58,298 SF	(DISTRICT) DRAINAGE AREA
TRACT "B-4"	94,997 SF	(DISTRICT) DRAINAGE AREA
TRACT "B-8"	113,163 SF	(DISTRICT) WETLAND CONSERVATION AREA
TRACT "B-9"	41,861 SF	(DISTRICT) DRAINAGE AREA
TRACT "E-10"	23,070 SF	(HOA) OPEN SPACE AND (DISTRICT) ACCESS EASEMENT
TRACT "E-16"	101,755 SF	(HOA) OPEN SPACE AND (DISTRICT) DRAINAGE AND ACCESS EASEMENT
TRACT "E-18"	70,158 SF	(HOA) OPEN SPACE AND (DISTRICT) DRAINAGE AND ACCESS EASEMENT
TRACT "E-20"	5,509 SF	(HOA) OPEN SPACE AND (DISTRICT) ACCESS EASEMENT
TRACT "E-21"	3,659 SF	(HOA) OPEN SPACE AND (DISTRICT) ACCESS EASEMENT
TRACT "E-31"	6,415 SF	(HOA) OPEN SPACE AND (DISTRICT) DRAINAGE AND ACCESS EASEMENT

EASEMENT DESCRIPTIONS

RESERVATION OF EASEMENTS

There are hereby expressly reserved to MATTAMY TAMPA/SARASOTA LLC, a Delaware limited liability company (the "Owner"), its successors or assigns, easements of ten (10) feet in width along all front lot lines, two and one half (2.5) feet in width along all side lot lines, and five (5) feet in width along all rear lot lines for the express purpose of accommodating surface and underground drainage and underground utilities. Where more than one lot or parts of one or more lots are intended as a building site, only the outside boundaries of the building site shall carry said easements.

UTILITY EASEMENTS

Owner does hereby grant non-exclusive easements to the City of North Port; Florida Power and Light Company; Comcast Cablevision of West Florida, Inc.; and other authorized utility companies for the installation and maintenance of underground power, gas, telephone, water, sewer, electric, cable television, and other utilities, lines, and facilities under each area depicted on this plat as a "Utility Easement." All utility easements shown hereon shall also be 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, or with the facilities or other improvements constructed by the Owner, Sunstone at Wellen Park Homeowners Association, Inc., a Florida not-for-profit corporation (the "HOA" or "Association"), or West Villages Improvement District (the "District"). Where more than one lot or parts of one or more lots are intended as a building site, the outside boundaries only of the building site shall carry said easements.

ACCESS EASEMENTS

1. Owner does hereby a grant non-exclusive easement for ingress and egress to the District; the Association; all owners of the property in SUNSTONE VILLAGE F5 PHASE 3, a subdivision, and their guests, licensees, invitees, successors, and assigns; all utilities serving the subdivision; all emergency and law enforcement personnel serving the subdivision; and all other persons providing essential services to the subdivision over and across TRACT "A" and TRACT "A-1" as depicted on this plat.
2. Owner does hereby a grant non-exclusive easement for ingress and egress to the District, over and across each area depicted on this plat as (District) Access Easement.

ACCESS AND IRRIGATION EASEMENT

Owner does hereby grant a non-exclusive easement for access and irrigation purposes to the District, over and across each area depicted on this plat as (District) Access and Irrigation Easement.

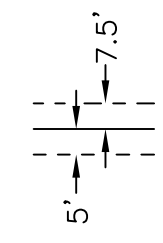
LAKE MAINTENANCE AND DRAINAGE EASEMENTS

Owner does hereby grant non-exclusive maintenance and drainage easements over and across each area depicted on this plat as (District) Drainage and Access Easement to the District to maintain the drainage and stormwater retention areas as shown on this plat.

STREET TREE & LANDSCAPE EASEMENTS

The owner hereby grants non-exclusive street tree and landscape easements to Sunstone Homeowners Association, Inc., a Florida corporation not-for-profit and to the City of North Port, Florida ("City"), over and across the areas fifteen feet (15') in width along the exterior boundaries of TRACT "A" and TRACT "A-1". Tree maintenance and pruning shall be the responsibility of the property owner. It is additionally acknowledged that the City has no maintenance obligations associated with these subject easements.

PARALLEL OFFSET DIMENSIONS NOTE:

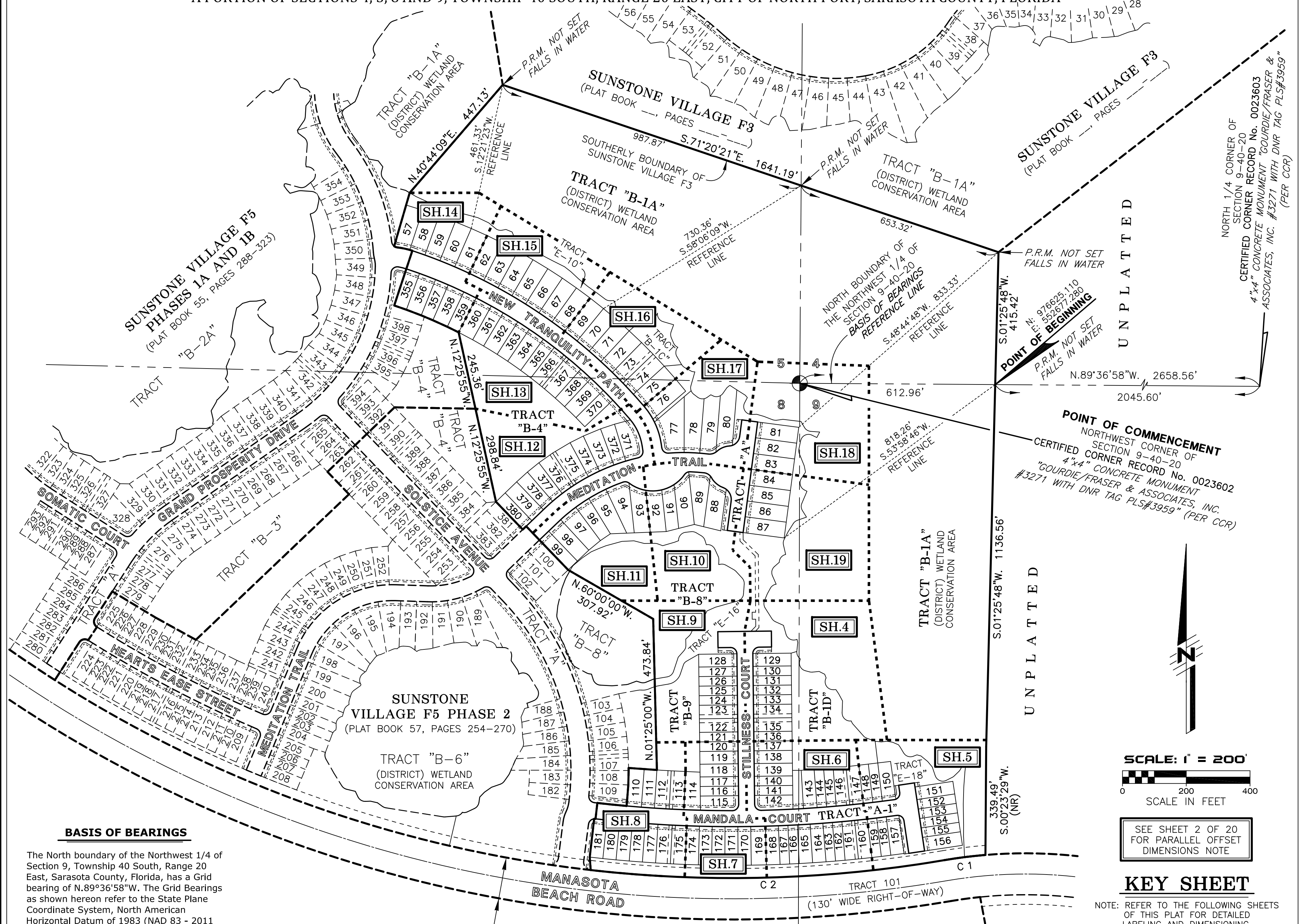


EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE NEAREST FOOT (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDREDTH OF A FOOT WITH NO GREATER OR LESSER VALUE. (IE: 5' = 5.00') (IE: 7.5' = 7.50'), THIS IS NOT INTENDED TO APPLY TO OTHER STANDARD DIMENSIONS.

SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 3 OF 20 SHEETS



BASIS OF BEARINGS

The North boundary of the Northwest 1/4 of Section 9, Township 40 South, Range 20 East, Sarasota County, Florida, has a Grid bearing of N.89°36'58"W. The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North American Horizontal Datum of 1983 (NAD 83 - 2011 ADJUSTMENT) for the West Zone of Florida.

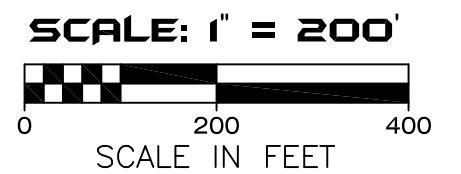
MANASOTA BEACH RANGLANDS PLAT NO. 1
(PLAT BOOK 55, PAGES 367-373)

LEGEND

1. P.R.M. - Permanent Reference Monument
2. (DISTRICT) - West Villages Improvement District
3. SH. - Sheet

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
1	1515.00	04°56'34"	130.70	130.66	S.82°47'30"W.
2	3946.41	16°09'03"	1112.43	1108.75	S.88°23'45"W.



SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

KEY SHEET

NOTE: REFER TO THE FOLLOWING SHEETS OF THIS PLAT FOR DETAILED LABELING AND DIMENSIONING.

AMERRITT, INC.
LAND SURVEYING & MAPPING
Certificate of Authorization Number LB 7778
3010 W. Azelee Street, Suite 150
Tampa, FL 33609
PHONE (813) 221-5200

UNPLATTED

UNPLATTED

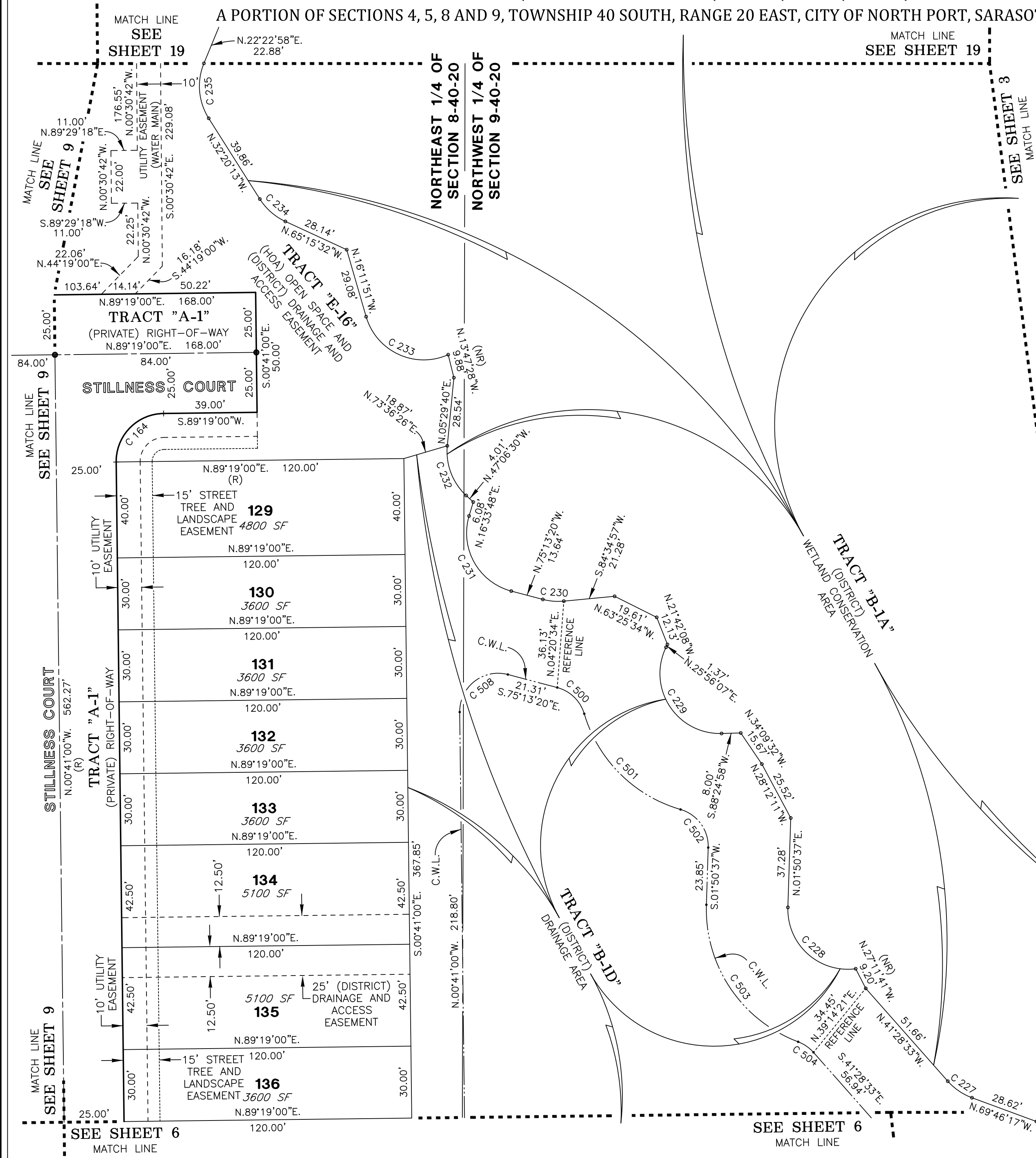
NORTH 1/4 CORNER OF SECTION 9-40-20 CERTIFIED CORNER RECORD No. 0023603 4"x4" CONCRETE MONUMENT "GOURDIE/FRASER & ASSOCIATES, INC. #3271 WITH DNR TAG PLS#3959" (PER CCR)

POINT OF COMMENCEMENT
NORTHWEST CORNER OF SECTION 9-40-20
CERTIFIED CORNER RECORD No. 0023602
4"x4" CONCRETE MONUMENT
"GOURDIE/FRASER & ASSOCIATES, INC. #3271 WITH DNR TAG PLS#3959" (PER CCR)

POINT OF BEGINNING
N. 97°06'23.110
E. 552°67'280
P.R.M. NOT SET FALLS IN WATER

SUNSTONE VILLAGE F5 PHASE 3

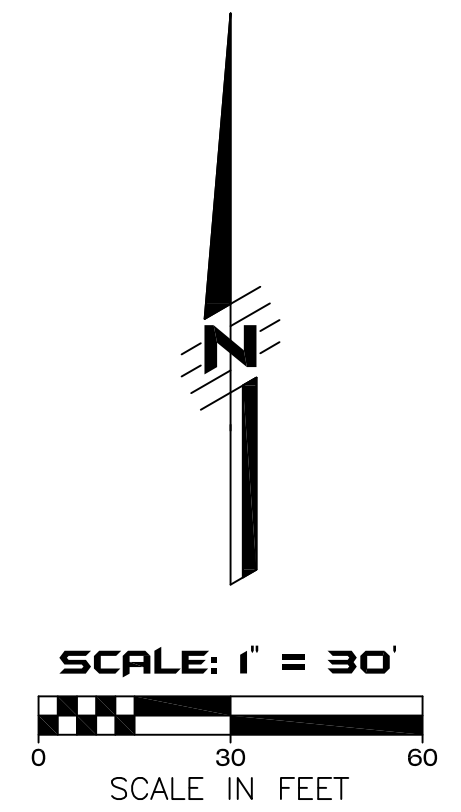
A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA



- LEGEND**
- Symbol ■ indicates (P.R.M.) Permanent Reference Monument 4"x4" Concrete Monument "LB7778", unless otherwise noted.
 - Symbol □ indicates (P.R.M.) Offset Permanent Reference Monument 4"x4" Concrete Monument "LB7778", unless otherwise noted.
 - Symbol ● indicates (P.C.P.) Permanent Control Point "LB7778"
 - (R) indicates radial line
 - (NR) indicates non-radial line
 - RB - Reference Bearing
 - O.R. - Official Records Book
 - O.R.I. - Official Records Instrument Number
 - INST. - Instrument
 - SF - Area of Lot/Tract in Square Feet
 - O.S. - Open Space
 - A.E. - Access Easement
 - D.A. - Drainage Area
 - (HOA) - Sunstone at Wellen Park Homeowners Association, Inc.
 - (DISTRICT) - West Villages Improvement District
 - C.W.L. - Control Water Level (See Surveyor's Note 3 on Sheet 2)

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
164	20.00	90°00'00"	31.42	28.28	S.44°19'00"W.
227	25.00	28°17'44"	12.35	12.22	N.55°37'25"W.
228	25.00	99°24'24"	43.37	38.14	N.47°51'35"W.
229	25.00	117°31'10"	51.28	42.75	N.32°49'27"W.
230	25.00	20°11'43"	8.81	8.77	N.85°19'11"W.
231	25.00	91°47'07"	40.05	35.90	N.29°19'46"W.
232	25.00	52°36'10"	22.95	22.15	N.20°48'25"W.
233	25.00	97°56'21"	42.73	37.72	N.65°10'02"W.
234	25.00	32°55'19"	14.36	14.17	N.48°47'53"W.
235	25.00	54°43'11"	23.88	22.98	N.04°58'37"W.
500	16.00	58°43'09"	16.40	15.69	S.45°51'45"E.
501	59.00	57°20'44"	59.05	56.62	S.45°10'32"E.
502	16.00	75°41'32"	21.14	19.63	S.36°00'09"E.
503	59.00	71°19'34"	73.45	68.80	S.33°49'10"E.
504	16.00	28°00'24"	7.82	7.74	S.55°28'45"E.
508	16.00	105°27'40"	29.45	25.47	N.52°02'50"E.



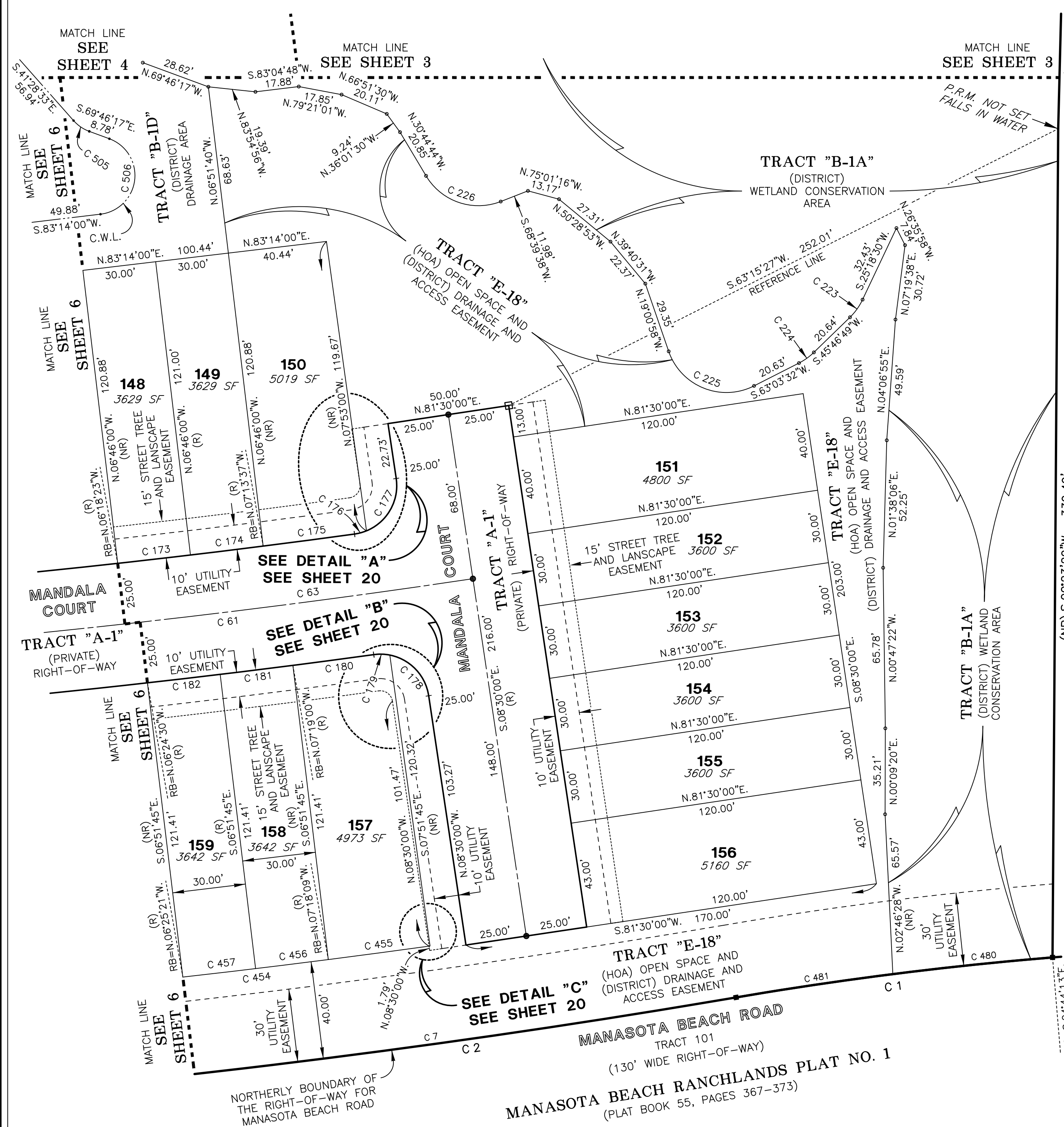
SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

AMERRITT, INC.
LAND SURVEYING & MAPPING
Certificate of Authorization Number LB 7778
3010 W. Azelee Street, Suite 150
Tampa, FL 33609
PHONE (813) 221-5200

SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA



- LEGEND**
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 - O.R. - Official Records Book
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 - A.E. - Access Easement
 - D.A. - Drainage Area
 - (HOA) - Sunstone at Wellen Park Homeowners Association, Inc.
 - (DISTRICT) - West Villages Improvement District
 - C.W.L. - Control Water Level (See Surveyor's Note 3 on Sheet 2)

CURVE DATA TABLE

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7	3946.41	08°49'03"	607.33	606.73	S.84°43'45"W.
61	3760.00	15°01'02"	985.50	982.68	S.89°00'31"W.
63	3760.00	07°49'00"	512.96	512.57	N.85°24'30"E.
173	3735.00	00°27'37"	30.00	30.00	N.83°27'48"E.
174	3735.00	00°27'37"	30.00	30.00	N.83°00'12"E.
175	3735.00	00°34'45"	37.75	37.75	N.82°29'01"E.
176	20.00	14°36'19"	5.10	5.08	N.74°53'29"E.
177	20.00	76°05'19"	26.56	24.65	N.29°32'40"E.
178	20.00	70°19'45"	24.55	23.04	N.43°39'52"W.
179	20.00	18°59'36"	6.63	6.60	N.88°19'33"W.
180	3785.00	00°30'21"	33.41	33.41	S.82°25'50"W.
181	3785.00	00°27'15"	30.00	30.00	S.82°54'38"W.
182	3785.00	00°27'15"	30.00	30.00	S.83°21'52"W.
223	25.00	20°28'19"	8.93	8.89	S.35°32'40"W.
224	25.00	17°16'43"	7.54	7.51	S.54°25'11"W.
225	25.00	97°55'29"	42.73	37.71	N.67°58'43"W.
226	25.00	80°35'38"	35.17	32.34	N.71°02'33"W.
454	3906.41	14°30'09"	988.77	986.13	S.89°19'56"W.
455	3906.41	00°37'00"	42.04	42.04	S.82°23'21"W.
456	3906.41	00°26'24"	30.00	30.00	S.82°55'03"W.
457	3906.41	00°26'24"	30.00	30.00	S.83°21'27"W.
480	1515.00	02°29'14"	65.76	65.76	S.84°01'11"W.
481	1515.00	02°27'20"	64.93	64.93	S.81°32'54"W.
505	16.00	28°17'44"	7.90	7.82	S.55°37'25"W.
506	16.00	153°00'17"	42.73	31.12	S.06°43'51"W.

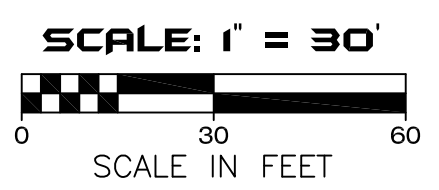
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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

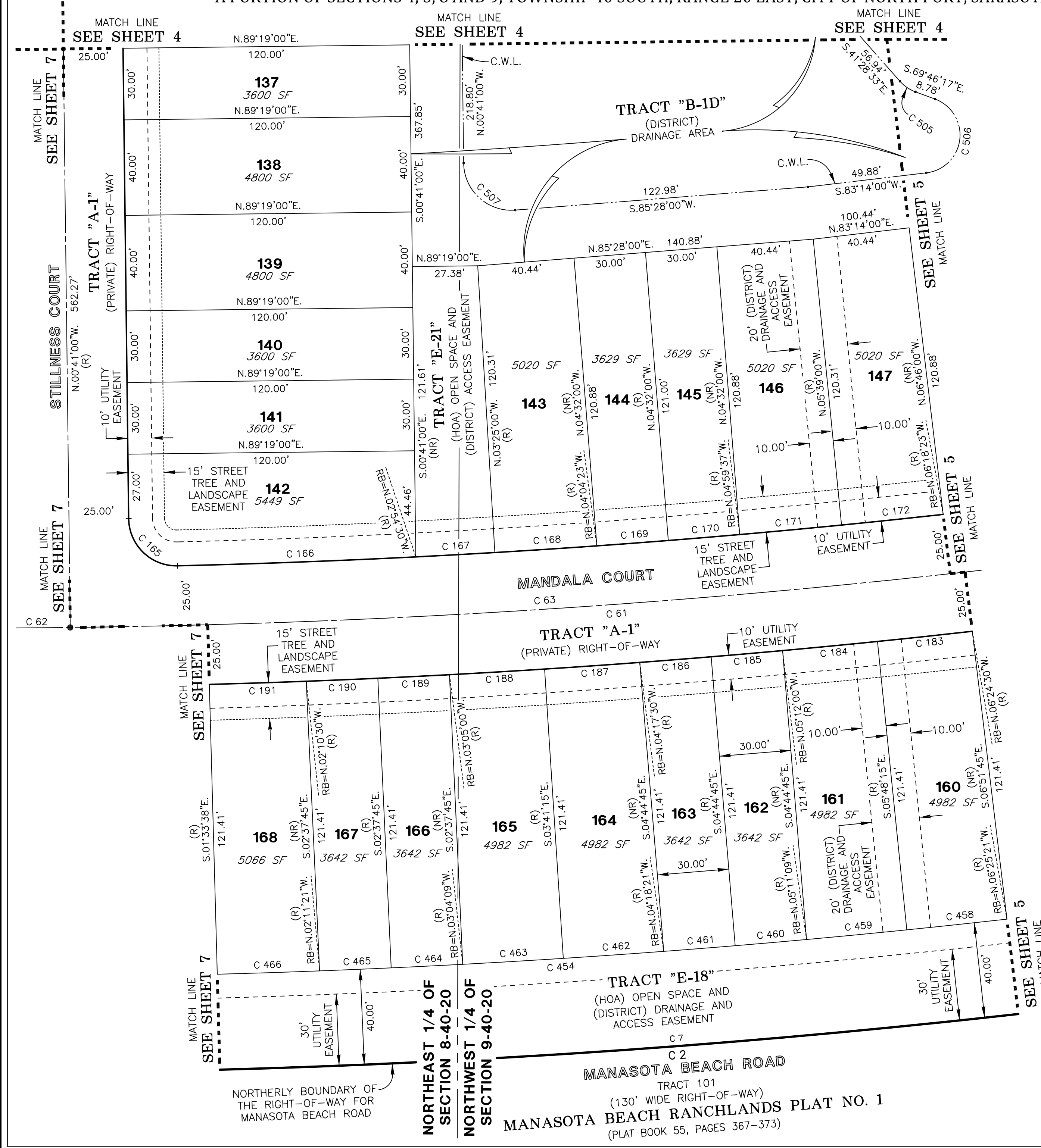
SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE



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SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

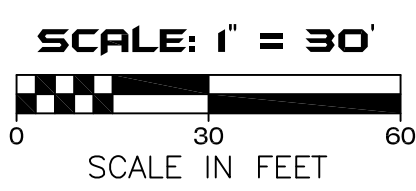
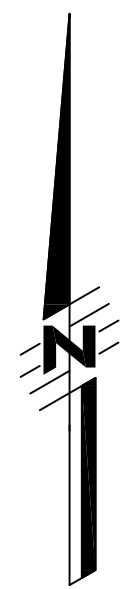


CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
2	3946.41	16°09'03"	1112.43	1108.75	S.88°23'45"W.
7	3946.41	08°49'03"	607.33	606.73	S.84°43'45"W.
61	3760.00	15°01'02"	985.50	982.68	S.89°00'31"W.
62	3760.00	07°12'02"	472.54	472.23	N.87°04'59"W.
63	3760.00	07°49'00"	512.96	512.57	N.85°24'30"E.
165	20.00	90°41'39"	31.66	28.46	S.46°01'49"E.
166	3735.00	01°31'51"	99.79	99.79	N.87°51'26"E.
167	3735.00	00°30'30"	33.14	33.14	N.86°50'15"E.
168	3735.00	00°39'23"	42.79	42.79	N.86°15'18"E.
169	3735.00	00°27'37"	30.00	30.00	N.85°41'48"E.
170	3735.00	00°27'37"	30.00	30.00	N.85°14'12"E.
171	3735.00	00°39'23"	42.79	42.79	N.84°40'42"E.
172	3735.00	00°39'23"	42.79	42.79	N.84°01'18"E.
183	3785.00	00°36'15"	39.91	39.91	S.83°53'37"W.
184	3785.00	00°36'15"	39.91	39.91	S.84°29'53"W.
185	3785.00	00°27'15"	30.00	30.00	S.85°01'38"W.
186	3785.00	00°27'15"	30.00	30.00	S.85°28'52"W.
187	3785.00	00°36'15"	39.91	39.91	S.86°00'37"W.
188	3785.00	00°36'15"	39.91	39.91	S.86°36'53"W.
189	3785.00	00°27'15"	30.00	30.00	S.87°08'38"W.
190	3785.00	00°27'15"	30.00	30.00	S.87°35'52"W.
191	3785.00	00°36'52"	40.59	40.59	S.88°07'56"W.
454	3906.41	14°30'09"	988.77	986.13	S.89°19'56"W.
458	3906.41	00°37'06"	42.16	42.16	S.83°53'12"W.
459	3906.41	00°37'06"	42.16	42.16	S.84°30'18"W.
460	3906.41	00°26'24"	30.00	30.00	S.85°02'03"W.
461	3906.41	00°26'24"	30.00	30.00	S.85°28'27"W.
462	3906.41	00°37'06"	42.16	42.16	S.86°00'12"W.
463	3906.41	00°37'06"	42.16	42.16	S.86°37'18"W.
464	3906.41	00°26'24"	30.00	30.00	S.87°09'03"W.
465	3906.41	00°26'24"	30.00	30.00	S.87°35'27"W.
466	3906.41	00°37'43"	42.86	42.86	S.88°07'31"W.
505	16.00	28°17'44"	7.90	7.82	S.55°37'25"E.
506	16.00	153°00'17"	42.73	31.12	S.06°43'51"W.
507	20.00	93°51'00"	32.76	29.22	N.47°36'30"W.

LEGEND

- Symbol ■ indicates (P.R.M.) Permanent Reference Monument 4"x4" Concrete Monument "LB7778", unless otherwise noted.
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- (R) indicates radial line
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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

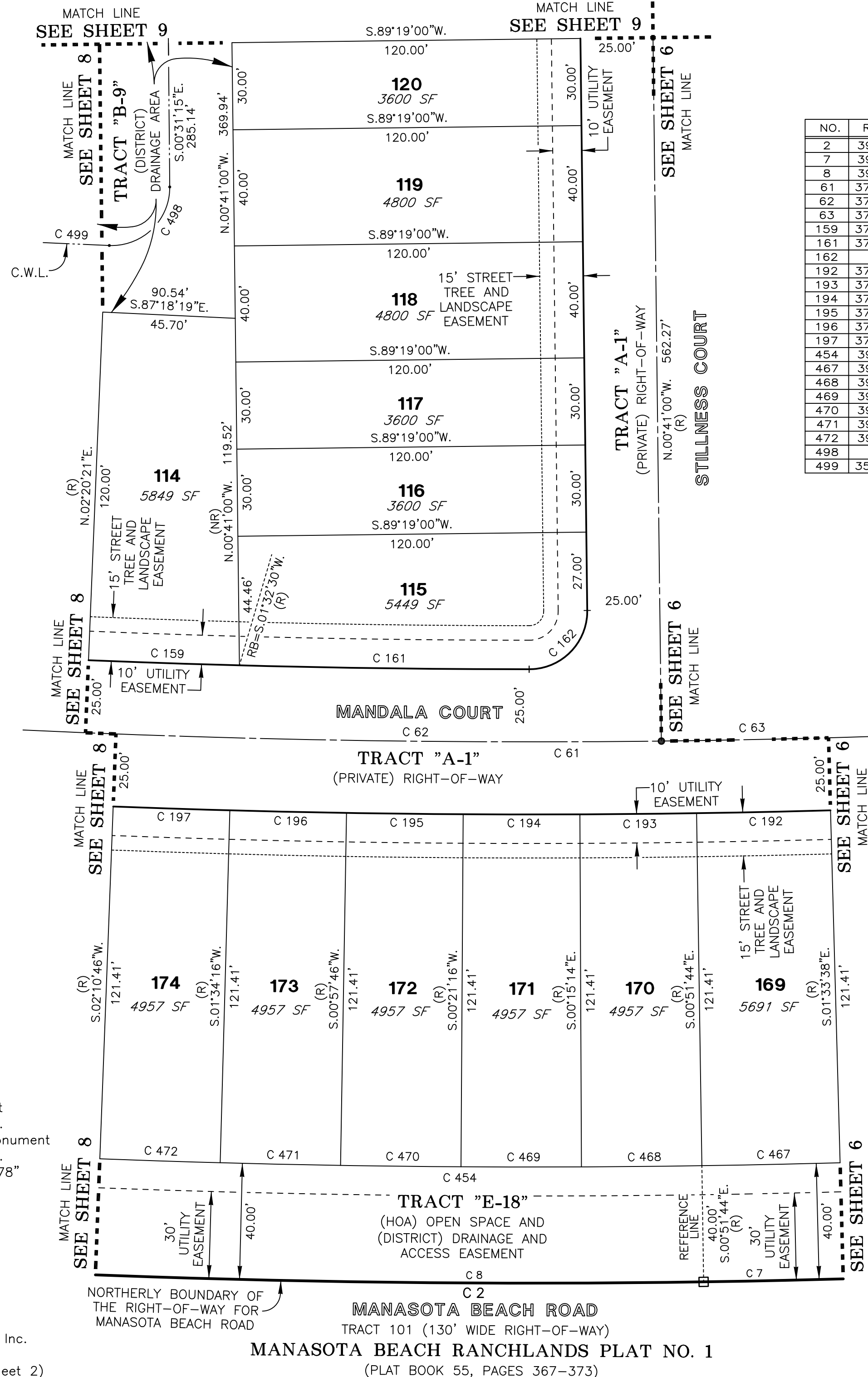
SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

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NORTHERLY BOUNDARY OF THE RIGHT-OF-WAY FOR MANASOTA BEACH ROAD
NORTHEAST 1/4 OF SECTION 8-40-20
NORTHWEST 1/4 OF SECTION 9-40-20
TRACT "E-18"
(HOA) OPEN SPACE AND (DISTRICT) DRAINAGE AND ACCESS EASEMENT
C 2
MANASOTA BEACH ROAD
TRACT 101
(130' WIDE RIGHT-OF-WAY)
MANASOTA BEACH RANGLANDS PLAT NO. 1
(PLAT BOOK 55, PAGES 367-373)

SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA



CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
2	3946.41	16°09'03"	1112.43	1108.75	S.88°23'45"W.
7	3946.41	08°49'03"	607.33	606.73	S.84°43'45"W.
8	3946.41	07°20'00"	505.10	504.76	N.87°11'44"W.
61	3760.00	15°01'02"	985.50	982.68	S.89°00'31"W.
62	3760.00	07°12'02"	472.54	472.23	N.87°04'59"W.
63	3760.00	07°49'00"	512.96	512.57	N.85°24'30"E.
159	3735.00	00°47'52"	52.00	52.00	S.88°03'34"E.
161	3735.00	01°31'51"	99.79	99.79	S.89°13'26"E.
162	20.00	90°41'39"	31.66	28.46	N.44°39'49"E.
192	3785.00	00°41'54"	46.13	46.13	S.88°47'19"W.
193	3785.00	00°36'30"	40.19	40.19	S.89°26'31"W.
194	3785.00	00°36'30"	40.19	40.19	N.89°56'59"W.
195	3785.00	00°36'30"	40.19	40.19	N.89°20'29"W.
196	3785.00	00°36'30"	40.19	40.19	N.88°43'59"W.
197	3785.00	00°36'30"	40.19	40.19	N.88°07'29"W.
454	3906.41	14°30'09"	988.77	986.13	S.89°19'56"W.
467	3906.41	00°41'54"	47.61	47.61	S.88°47'19"W.
468	3906.41	00°36'30"	41.48	41.48	S.89°26'31"W.
469	3906.41	00°36'30"	41.48	41.48	N.89°56'59"W.
470	3906.41	00°36'30"	41.48	41.48	N.89°20'29"W.
471	3906.41	00°36'30"	41.48	41.48	N.88°43'59"W.
472	3906.41	00°36'30"	41.48	41.48	N.88°07'29"W.
498	20.00	92°50'20"	32.41	28.98	S.45°53'55"W.
499	3592.00	01°28'34"	92.53	92.53	N.86°56'38"W.

LEGEND

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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

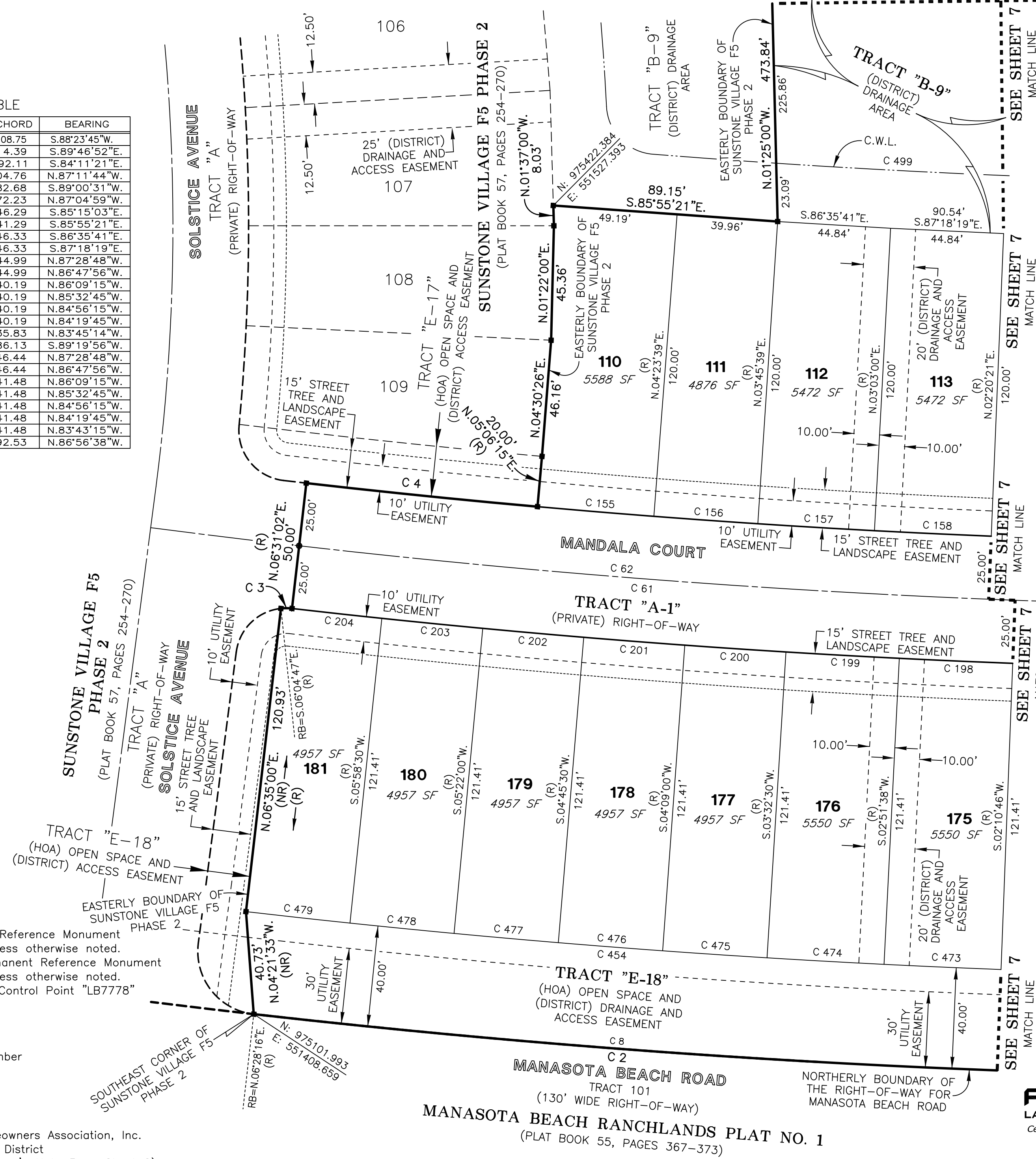
SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

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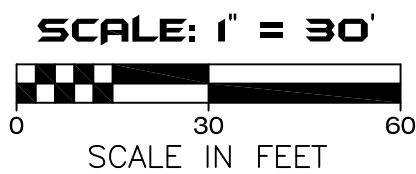
A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
2	3946.41	16°09'03"	1112.43	1108.75	S.88°23'45"W.
3	20.00	12°35'49"	4.40	4.39	S.89°46'52"E.
4	3735.00	01°24'47"	92.12	92.11	S.84°11'21"E.
8	3946.41	07°20'00"	505.10	504.76	N.87°11'44"W.
61	3760.00	15°01'02"	985.50	982.68	S.89°00'31"W.
62	3760.00	07°12'02"	472.54	472.23	N.87°04'59"W.
155	3735.00	00°42'37"	46.29	46.29	S.85°15'03"E.
156	3735.00	00°38'00"	41.29	41.29	S.85°55'21"E.
157	3735.00	00°42'39"	46.33	46.33	S.86°35'41"E.
158	3735.00	00°42'39"	46.33	46.33	S.87°18'19"E.
198	3785.00	00°40'52"	44.99	44.99	N.87°28'48"W.
199	3785.00	00°40'52"	44.99	44.99	N.86°47'56"W.
200	3785.00	00°36'30"	40.19	40.19	N.86°09'15"W.
201	3785.00	00°36'30"	40.19	40.19	N.85°32'45"W.
202	3785.00	00°36'30"	40.19	40.19	N.84°56'15"W.
203	3785.00	00°36'30"	40.19	40.19	N.84°19'45"W.
204	3785.00	00°32'32"	35.83	35.83	N.83°45'14"W.
454	3906.41	14°30'09"	988.77	986.13	S.89°19'56"W.
473	3906.41	00°40'52"	46.44	46.44	N.87°28'48"W.
474	3906.41	00°40'52"	46.44	46.44	N.86°47'56"W.
475	3906.41	00°36'30"	41.48	41.48	N.86°09'15"W.
476	3906.41	00°36'30"	41.48	41.48	N.85°32'45"W.
477	3906.41	00°36'30"	41.48	41.48	N.84°56'15"W.
478	3906.41	00°36'30"	41.48	41.48	N.84°19'45"W.
479	3906.41	00°36'30"	41.48	41.48	N.83°43'15"W.
499	3592.00	01°28'34"	92.53	92.53	N.86°56'38"W.



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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

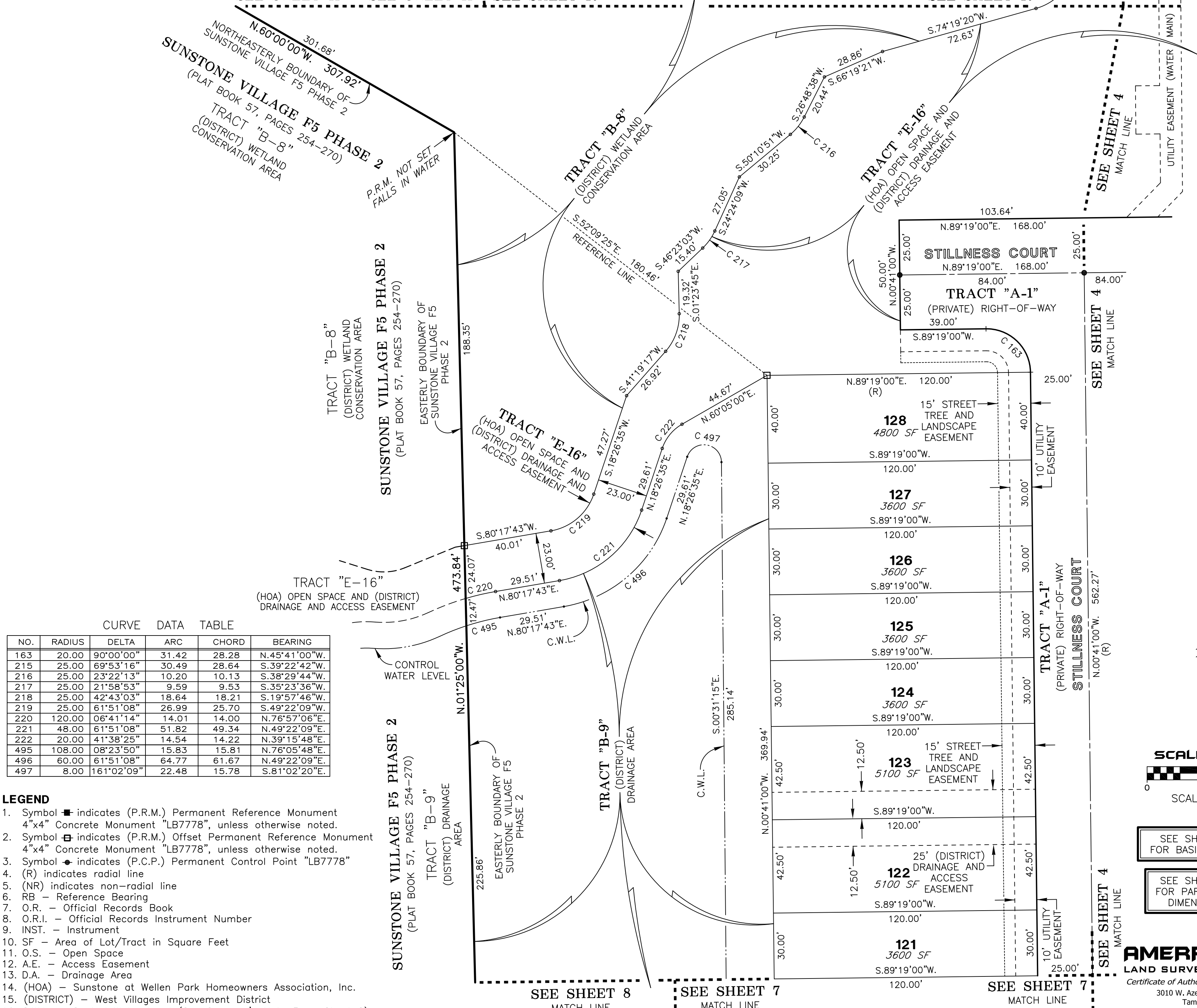
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SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

MATCH LINE SEE SHEET 11 MATCH LINE SEE SHEET 11 MATCH LINE SEE SHEET 10

MATCH LINE SEE SHEET 10

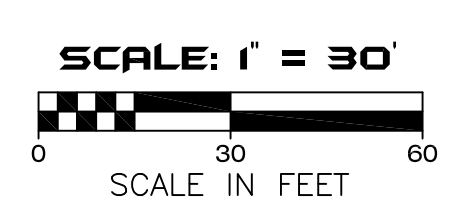
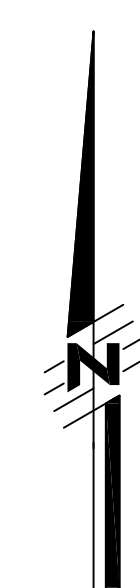


CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
163	20.00	90°00'00"	31.42	28.28	N.45°41'00"W.
215	25.00	69°53'16"	30.49	28.64	S.39°22'42"W.
216	25.00	23°22'13"	10.20	10.13	S.38°29'44"W.
217	25.00	21°58'53"	9.59	9.53	S.35°23'36"W.
218	25.00	42°43'03"	18.64	18.21	S.19°57'46"W.
219	25.00	61°51'08"	26.99	25.70	S.49°22'09"W.
220	120.00	06°41'14"	14.01	14.00	N.76°57'06"E.
221	48.00	61°51'08"	51.82	49.34	N.49°22'09"E.
222	20.00	41°38'25"	14.54	14.22	N.39°15'48"E.
495	108.00	08°23'50"	15.83	15.81	N.76°05'48"E.
496	60.00	61°51'08"	64.77	61.67	N.49°22'09"E.
497	8.00	161°02'09"	22.48	15.78	S.81°02'20"E.

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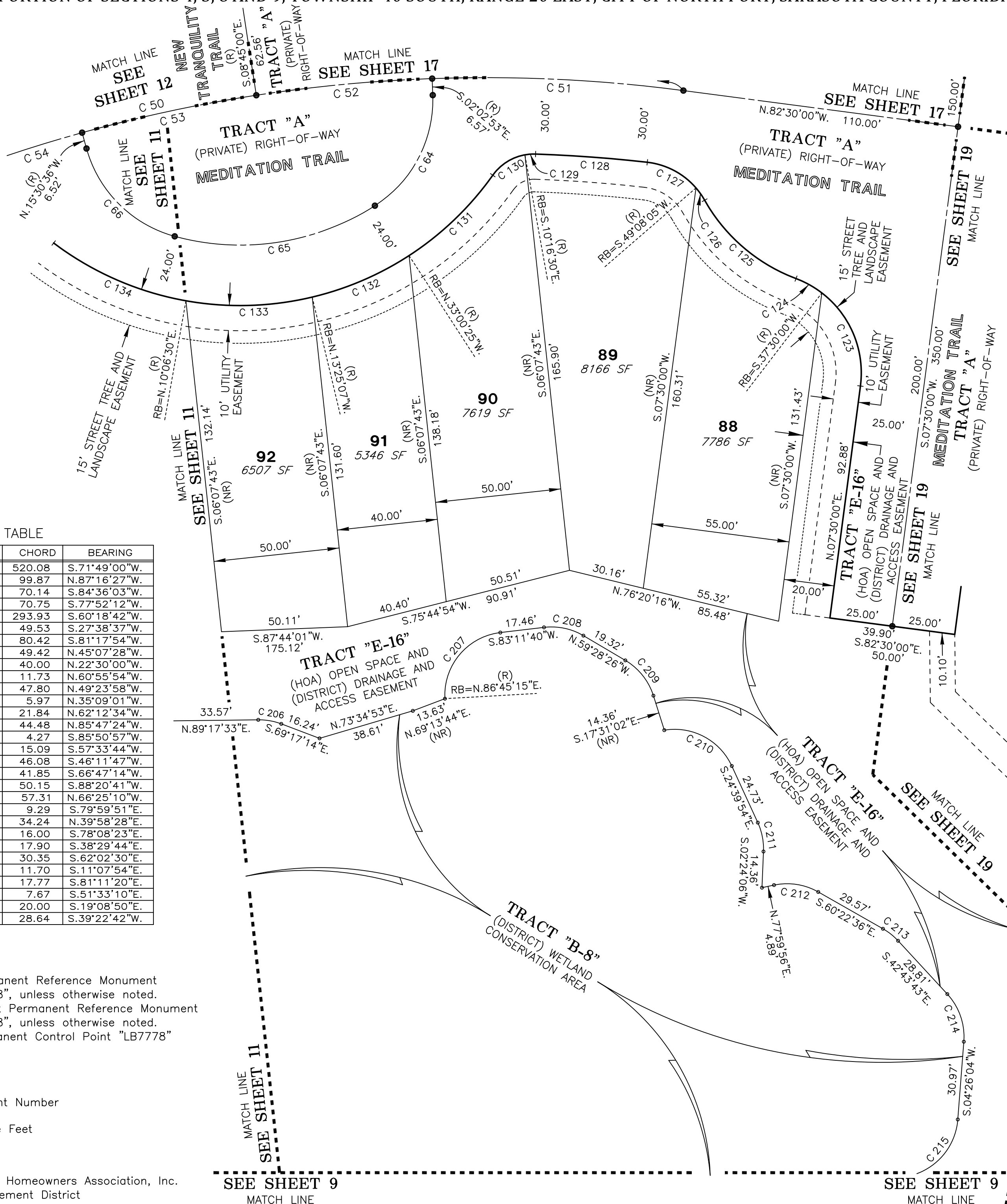
SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

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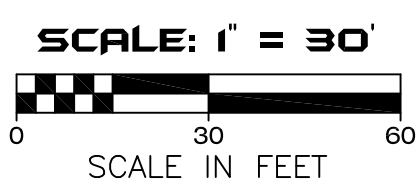
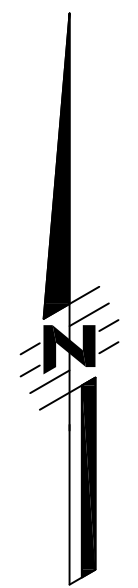


CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
50	600.00	51°22'00"	537.91	520.08	S.71°49'00"W.
51	600.00	09°32'53"	99.99	99.87	N.87°16'27"W.
52	600.00	06°42'07"	70.18	70.14	S.84°36'03"W.
53	600.00	06°45'36"	70.79	70.75	S.77°52'12"W.
54	600.00	28°21'25"	296.95	293.93	S.60°18'42"W.
64	50.00	59°23'01"	51.82	49.53	S.27°38'37"W.
65	99.00	47°55'33"	82.81	80.42	S.81°17'54"W.
66	50.00	59°13'44"	51.69	49.42	N.45°07'28"W.
123	40.00	60°00'00"	41.89	40.00	N.22°30'00"W.
124	40.00	16°51'48"	11.77	11.73	N.60°55'54"W.
125	70.00	39°55'41"	48.78	47.80	N.49°23'58"W.
126	30.00	11°25'47"	5.98	5.97	N.35°09'01"W.
127	30.00	42°41'19"	22.35	21.84	N.62°12'34"W.
128	570.00	04°28'21"	44.50	44.48	N.85°47'24"W.
129	20.00	12°14'55"	4.28	4.27	S.85°50'57"W.
130	20.00	44°19'31"	15.47	15.09	S.57°33'44"W.
131	123.00	21°35'37"	46.36	46.08	S.46°11'47"W.
132	123.00	19°35'17"	42.05	41.85	S.66°47'14"W.
133	123.00	23°31'37"	50.51	50.15	S.88°20'41"W.
134	123.00	26°56'39"	57.84	57.31	N.66°25'10"W.
206	25.00	21°25'14"	9.35	9.29	S.79°59'51"E.
207	25.00	86°26'25"	37.72	34.24	N.39°58'28"E.
208	25.00	37°19'54"	16.29	16.00	S.78°08'23"E.
209	25.00	41°57'24"	18.31	17.90	S.38°29'44"E.
210	25.00	74°45'10"	32.62	30.35	S.62°02'30"E.
211	25.00	27°04'00"	11.81	11.70	S.11°07'54"E.
212	25.00	41°37'28"	18.16	17.77	S.81°11'20"E.
213	25.00	17°38'53"	7.70	7.67	S.51°33'10"E.
214	25.00	47°09'47"	20.58	20.00	S.19°08'50"E.
215	25.00	69°53'16"	30.49	28.64	S.39°22'42"W.

LEGEND

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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

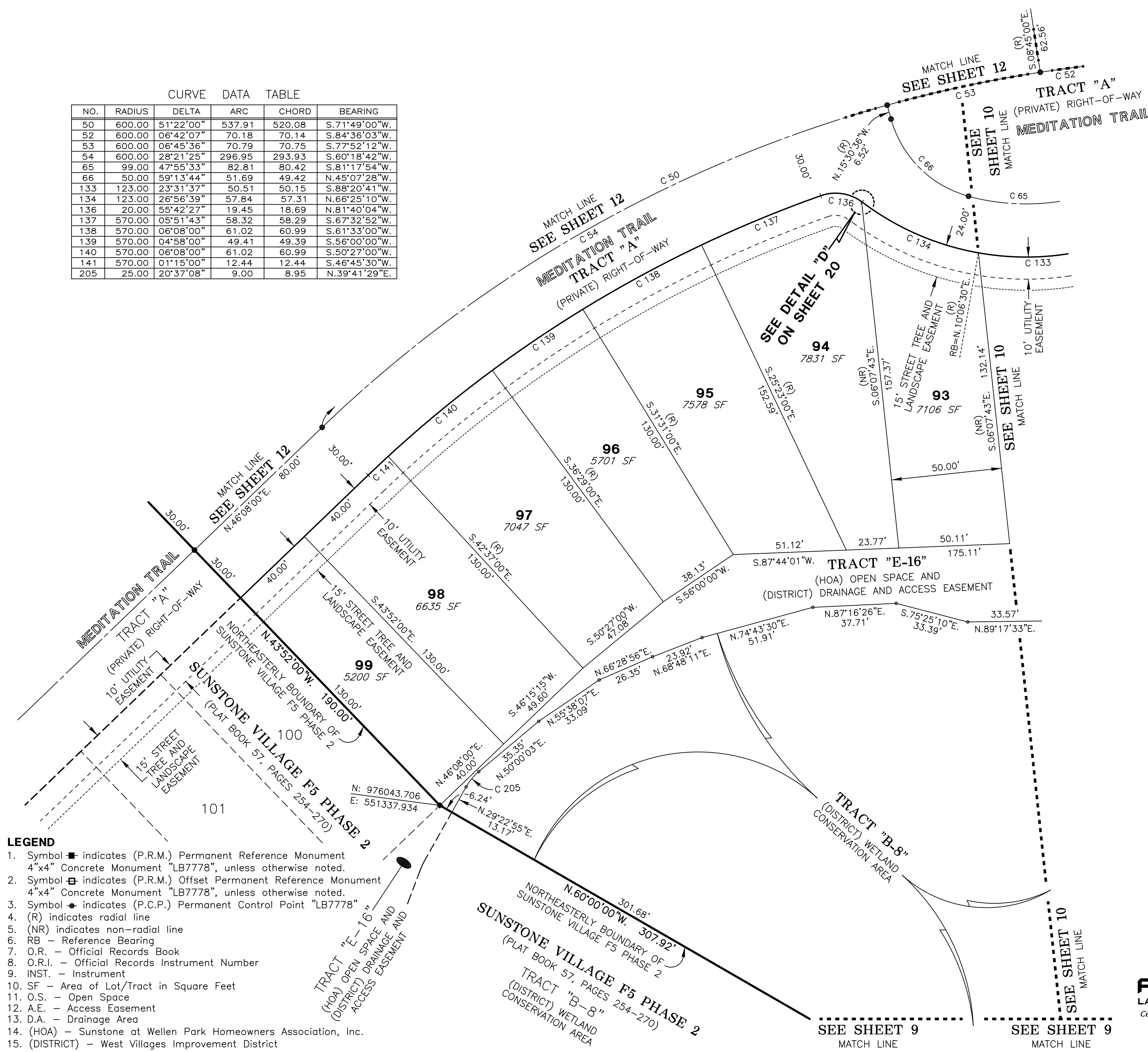
AMERRITT, INC.
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PHONE (813) 221-5200

SUNSTONE VILLAGE F5 PHASE 3

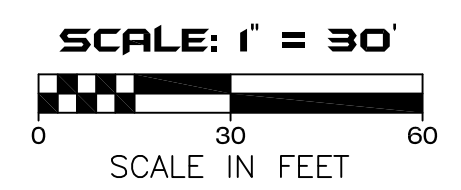
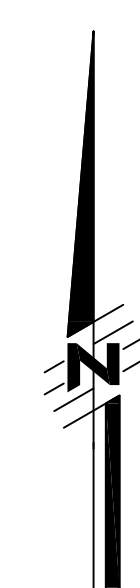
A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
50	600.00	51°22'00"	537.91	520.08	S.71°49'00"W.
52	600.00	06°42'07"	70.18	70.14	S.84°36'03"W.
53	600.00	06°45'36"	70.79	70.75	S.77°52'12"W.
54	600.00	28°21'25"	296.95	293.93	S.60°18'42"W.
65	99.00	47°55'33"	82.81	80.42	S.81°17'54"W.
66	50.00	59°13'44"	51.69	49.42	N.45°07'28"W.
133	123.00	23°31'37"	50.51	50.15	S.88°20'41"W.
134	123.00	26°56'39"	57.84	57.31	N.66°25'10"W.
136	20.00	55°42'27"	19.45	18.69	N.81°40'04"W.
137	570.00	05°51'43"	58.32	58.29	S.67°32'52"W.
138	570.00	06°08'00"	61.02	60.99	S.61°33'00"W.
139	570.00	04°58'00"	49.41	49.39	S.56°00'00"W.
140	570.00	06°08'00"	61.02	60.99	S.50°27'00"W.
141	570.00	01°15'00"	12.44	12.44	S.46°45'30"W.
205	25.00	20°37'08"	9.00	8.95	N.39°41'29"E.



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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

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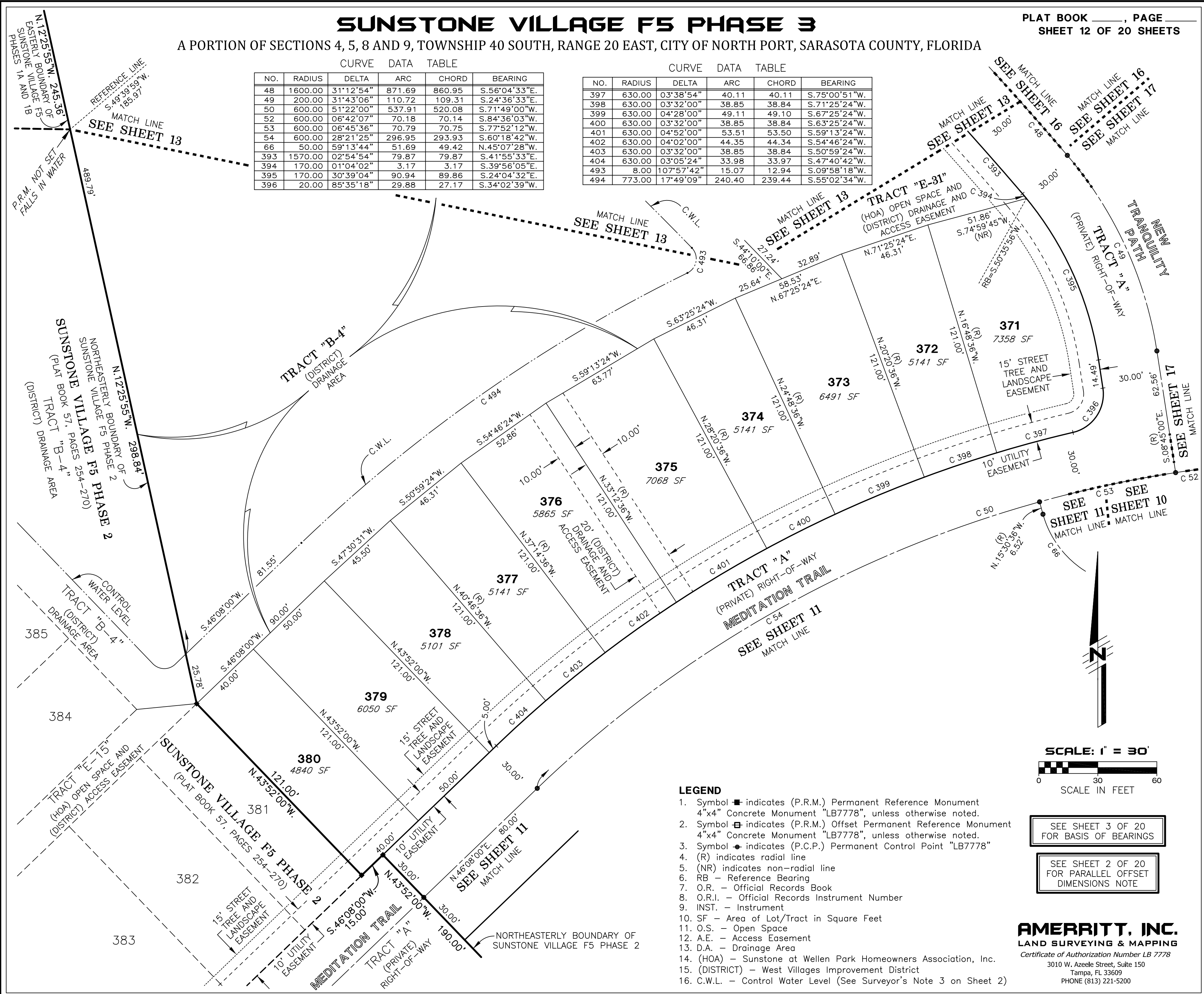
A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
48	1600.00	31°12'54"	871.69	860.95	S.56°04'33"E.
49	200.00	31°43'06"	110.72	109.31	S.24°36'33"E.
50	600.00	51°22'00"	537.91	520.08	S.71°49'00"W.
52	600.00	06°42'07"	70.18	70.14	S.84°36'03"W.
53	600.00	06°45'36"	70.79	70.75	S.77°52'12"W.
54	600.00	28°21'25"	296.95	293.93	S.60°18'42"W.
66	50.00	59°13'44"	51.69	49.42	N.45°07'28"W.
393	1570.00	02°54'54"	79.87	79.87	S.41°55'33"E.
394	170.00	01°04'02"	3.17	3.17	S.39°56'05"E.
395	170.00	30°39'04"	90.94	89.86	S.24°04'32"E.
396	20.00	85°35'18"	29.88	27.17	S.34°02'39"W.

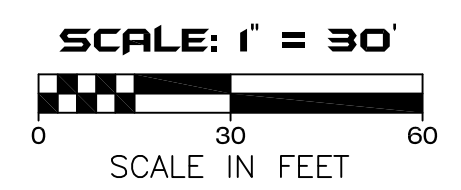
CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
397	630.00	03°38'54"	40.11	40.11	S.75°00'51"W.
398	630.00	03°32'00"	38.85	38.84	S.71°25'24"W.
399	630.00	04°28'00"	49.11	49.10	S.67°25'24"W.
400	630.00	03°32'00"	38.85	38.84	S.63°25'24"W.
401	630.00	04°52'00"	53.51	53.50	S.59°13'24"W.
402	630.00	04°02'00"	44.35	44.34	S.54°46'24"W.
403	630.00	03°32'00"	38.85	38.84	S.50°59'24"W.
404	630.00	03°05'24"	33.98	33.97	S.47°40'42"W.
493	8.00	107°57'42"	15.07	12.94	S.09°58'18"W.
494	773.00	17°49'09"	240.40	239.44	S.55°02'34"W.



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- C.W.L. - Control Water Level (See Surveyor's Note 3 on Sheet 2)



SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

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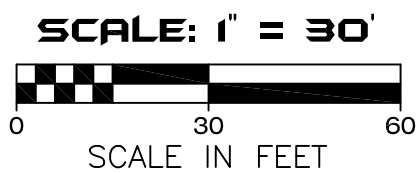
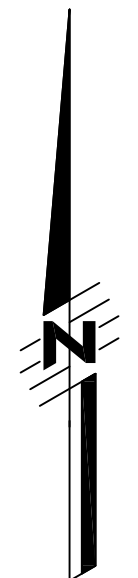
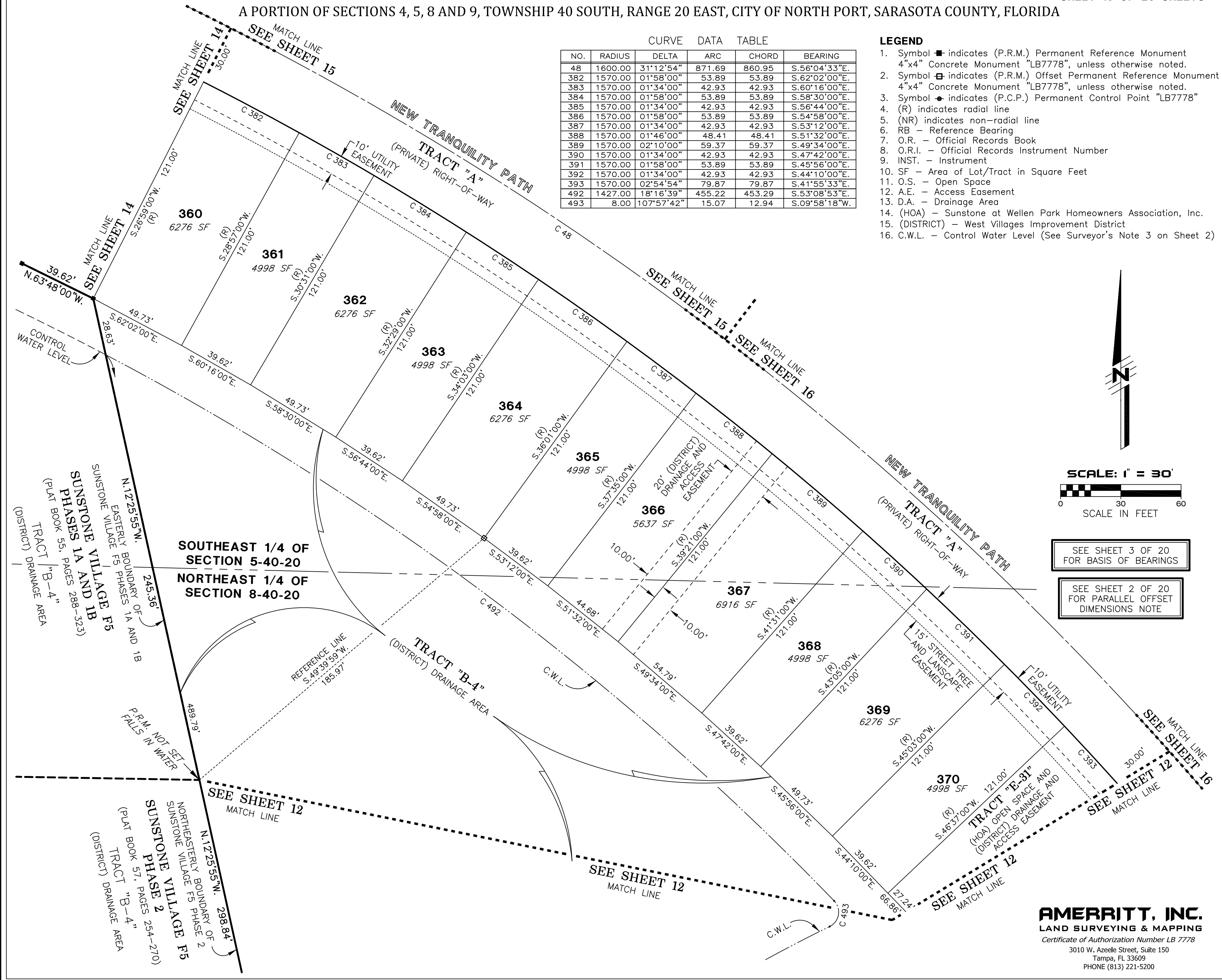
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CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
48	1600.00	31°12'54"	871.69	860.95	S.56°04'33"E.
382	1570.00	01°58'00"	53.89	53.89	S.62°02'00"E.
383	1570.00	01°34'00"	42.93	42.93	S.60°16'00"E.
384	1570.00	01°58'00"	53.89	53.89	S.58°30'00"E.
385	1570.00	01°34'00"	42.93	42.93	S.56°44'00"E.
386	1570.00	01°58'00"	53.89	53.89	S.54°58'00"E.
387	1570.00	01°34'00"	42.93	42.93	S.53°12'00"E.
388	1570.00	01°46'00"	48.41	48.41	S.51°32'00"E.
389	1570.00	02°10'00"	59.37	59.37	S.49°34'00"E.
390	1570.00	01°34'00"	42.93	42.93	S.47°42'00"E.
391	1570.00	01°58'00"	53.89	53.89	S.45°56'00"E.
392	1570.00	01°34'00"	42.93	42.93	S.44°10'00"E.
393	1570.00	02°54'54"	79.87	79.87	S.41°55'33"E.
492	1427.00	18°16'39"	455.22	453.29	S.53°08'53"E.
493	8.00	107°57'42"	15.07	12.94	S.09°58'18"W.

LEGEND

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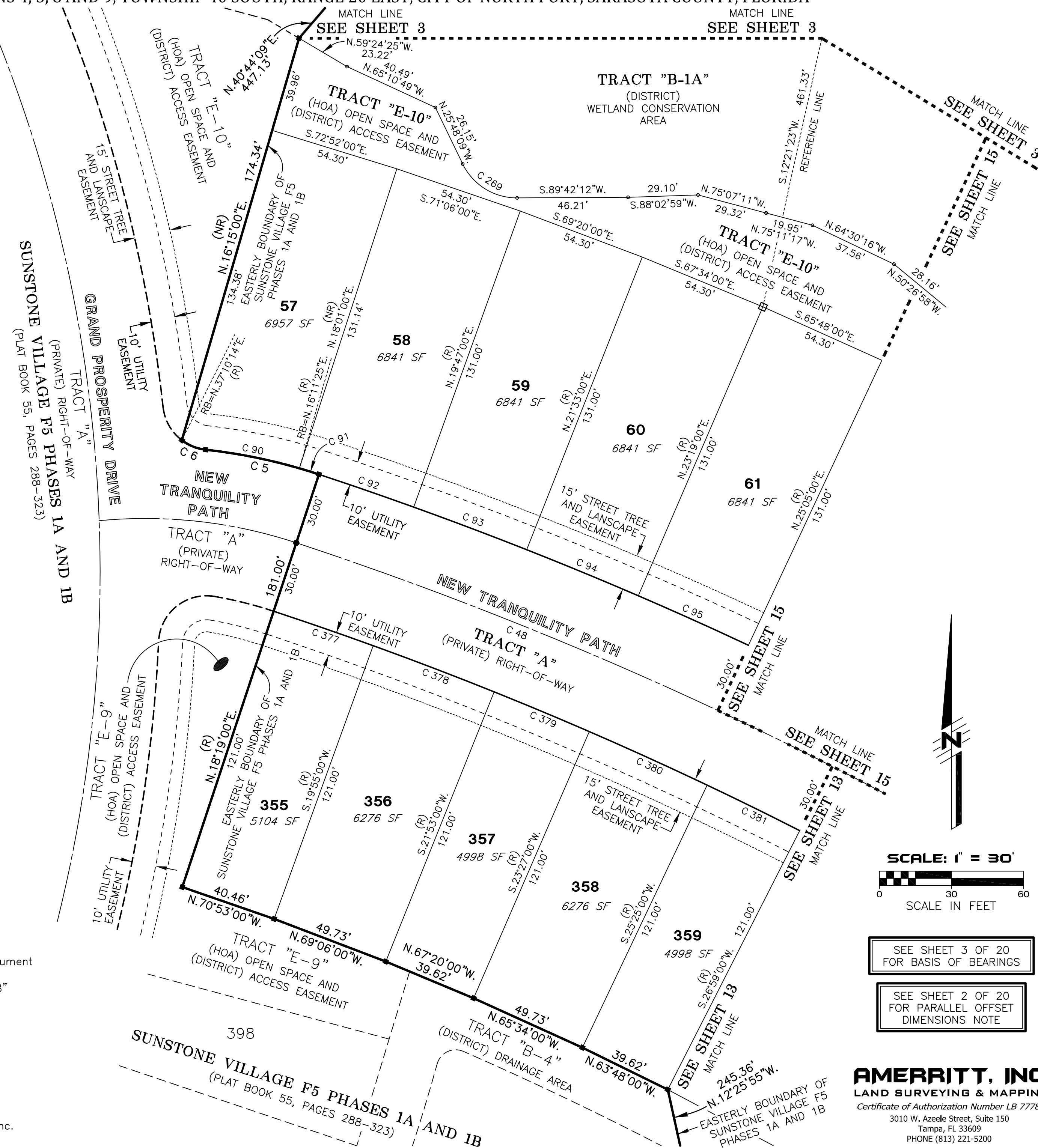
SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

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SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

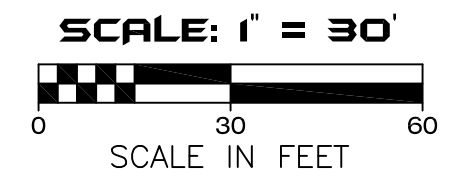


CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
5	230.00	12°03'05"	48.38	48.29	N.77°42'32"W.
6	20.00	30°54'18"	10.79	10.66	N.68°16'55"W.
48	1600.00	31°12'54"	871.69	860.95	S.56°04'33"E.
90	230.00	09°55'30"	39.84	39.79	S.78°46'20"E.
91	230.00	02°07'35"	8.54	8.54	S.72°44'47"E.
92	1630.00	01°28'00"	41.73	41.72	S.70°57'00"E.
93	1630.00	01°46'00"	50.26	50.26	S.69°20'00"E.
94	1630.00	01°46'00"	50.26	50.26	S.67°34'00"E.
95	1630.00	01°46'00"	50.26	50.26	S.65°48'00"E.
269	25.00	64°29'40"	28.14	26.68	N.58°02'58"W.
377	1570.00	01°36'00"	43.84	43.84	S.70°53'00"E.
378	1570.00	01°58'00"	53.89	53.89	S.69°06'00"E.
379	1570.00	01°34'00"	42.93	42.93	S.67°20'00"E.
380	1570.00	01°58'00"	53.89	53.89	S.65°34'00"E.
381	1570.00	01°34'00"	42.93	42.93	S.63°48'00"E.

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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

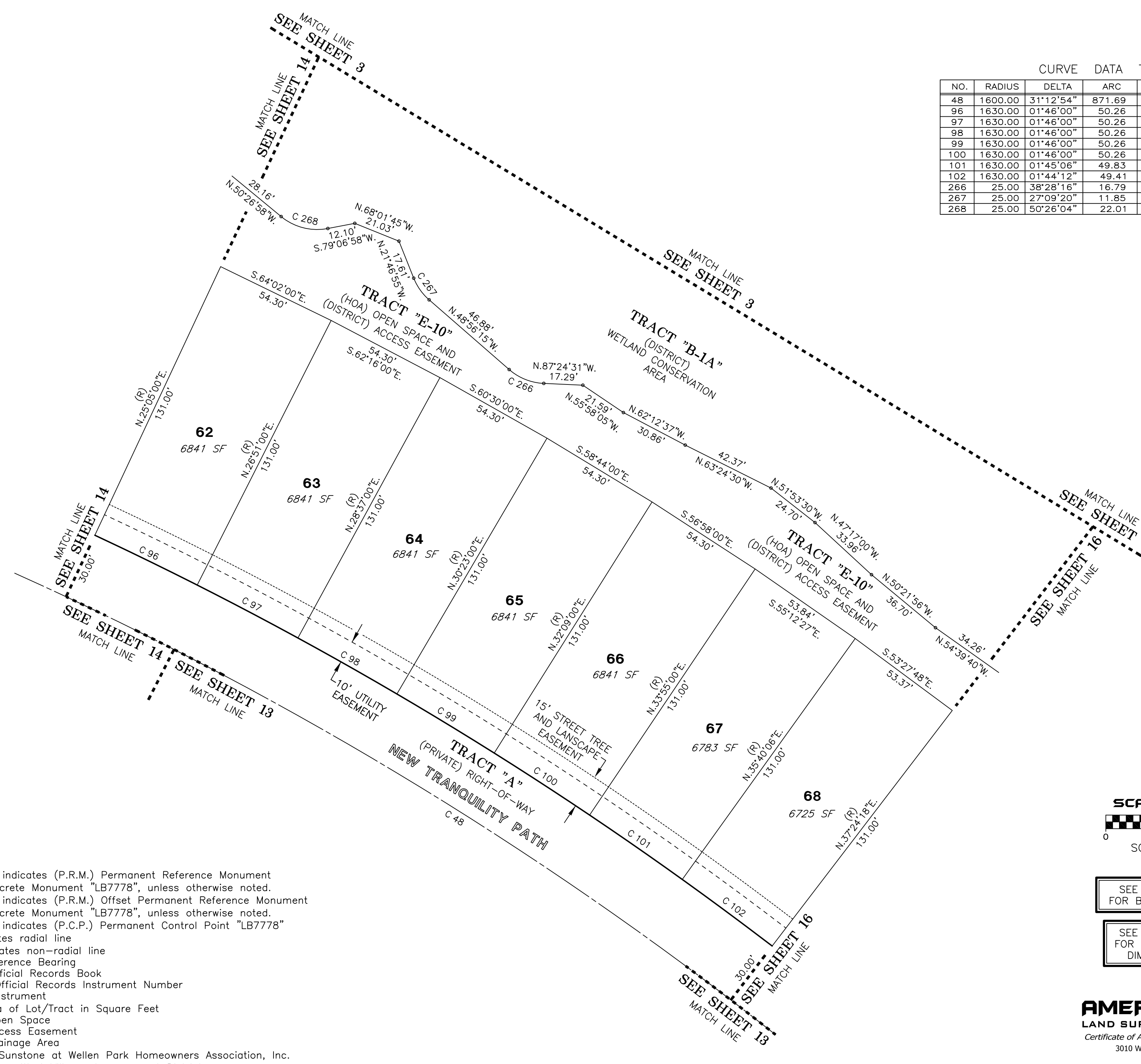
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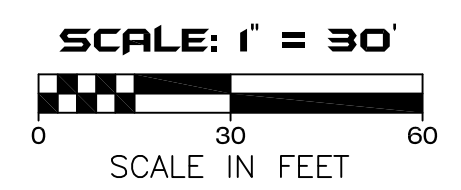
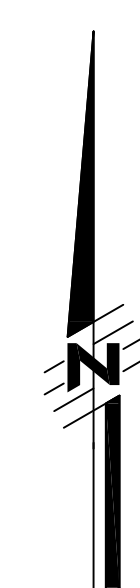
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NO.	RADIUS	DELTA	ARC	CHORD	BEARING
48	1600.00	31°12'54"	871.69	860.95	S.56°04'33"E.
96	1630.00	01°46'00"	50.26	50.26	S.64°02'00"E.
97	1630.00	01°46'00"	50.26	50.26	S.62°16'00"E.
98	1630.00	01°46'00"	50.26	50.26	S.60°30'00"E.
99	1630.00	01°46'00"	50.26	50.26	S.58°44'00"E.
100	1630.00	01°46'00"	50.26	50.26	S.56°58'00"E.
101	1630.00	01°45'06"	49.83	49.83	S.55°12'27"E.
102	1630.00	01°44'12"	49.41	49.40	S.53°27'48"E.
266	25.00	38°28'16"	16.79	16.47	N.68°10'23"W.
267	25.00	27°09'20"	11.85	11.74	N.35°21'35"W.
268	25.00	50°26'04"	22.01	21.30	N.75°40'00"W.



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SEE SHEET 3 OF 20
FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20
FOR PARALLEL OFFSET
DIMENSIONS NOTE

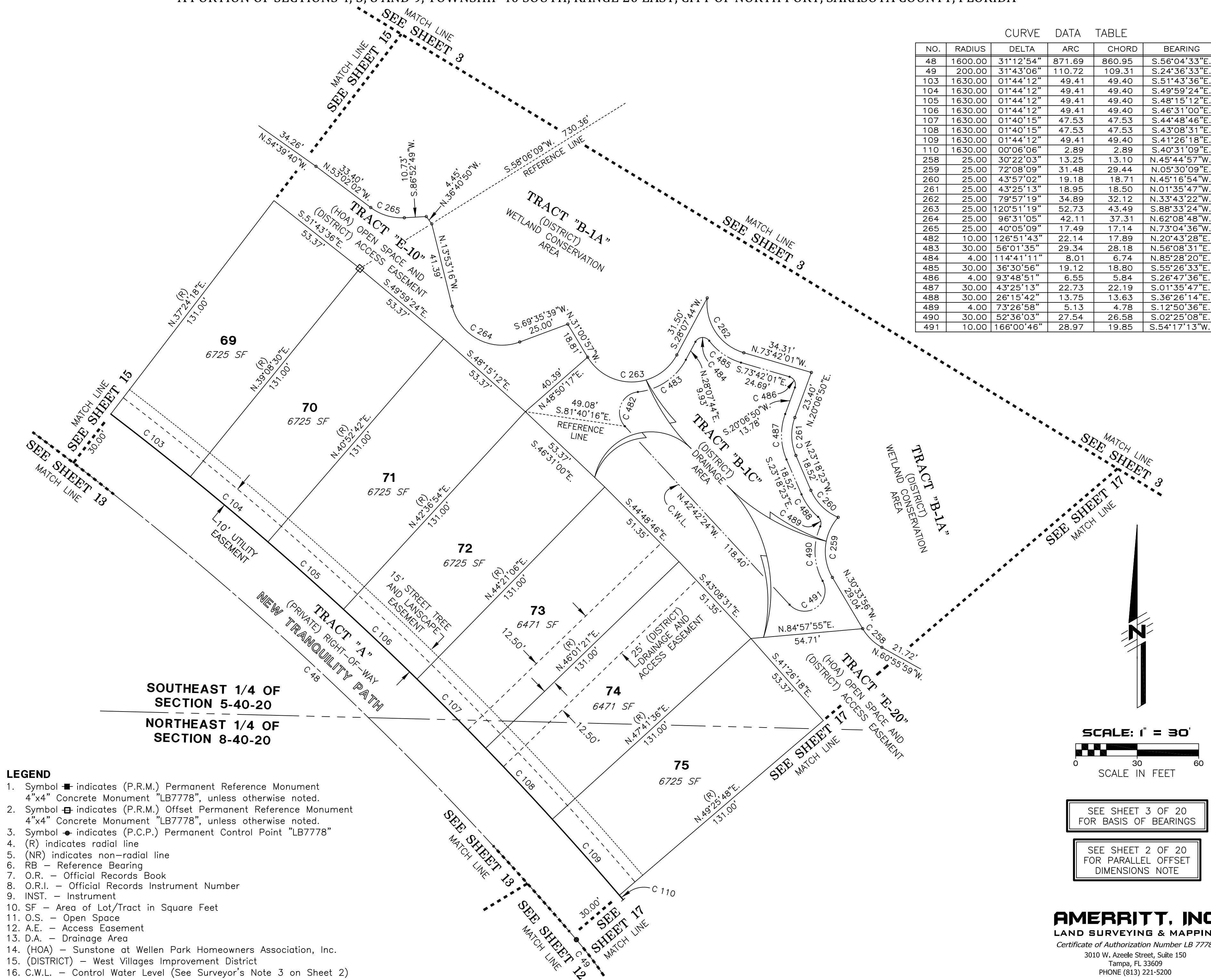
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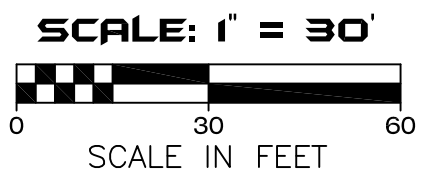
NO.	RADIUS	DELTA	ARC	CHORD	BEARING
48	1600.00	31°12'54"	871.69	860.95	S.56°04'33"E.
49	200.00	31°43'06"	110.72	109.31	S.24°36'33"E.
103	1630.00	01°44'12"	49.41	49.40	S.51°43'36"E.
104	1630.00	01°44'12"	49.41	49.40	S.49°59'24"E.
105	1630.00	01°44'12"	49.41	49.40	S.48°15'12"E.
106	1630.00	01°44'12"	49.41	49.40	S.46°31'00"E.
107	1630.00	01°40'15"	47.53	47.53	S.44°48'46"E.
108	1630.00	01°40'15"	47.53	47.53	S.43°08'31"E.
109	1630.00	01°44'12"	49.41	49.40	S.41°26'18"E.
110	1630.00	00°06'06"	2.89	2.89	S.40°31'09"E.
258	25.00	30°22'03"	13.25	13.10	N.45°44'57"W.
259	25.00	72°08'09"	31.48	29.44	N.05°30'09"E.
260	25.00	43°57'02"	19.18	18.71	N.45°16'54"W.
261	25.00	43°25'13"	18.95	18.50	N.01°35'47"W.
262	25.00	79°57'19"	34.89	32.12	N.33°43'22"W.
263	25.00	120°51'19"	52.73	43.49	S.88°33'24"W.
264	25.00	96°31'05"	42.11	37.31	N.62°08'48"W.
265	25.00	40°05'09"	17.49	17.14	N.73°04'36"W.
482	10.00	126°51'43"	22.14	17.89	N.20°43'28"E.
483	30.00	56°01'35"	29.34	28.18	N.56°08'31"E.
484	4.00	114°41'11"	8.01	6.74	N.85°28'20"E.
485	30.00	36°30'56"	19.12	18.80	S.55°26'33"E.
486	4.00	93°48'51"	6.55	5.84	S.26°47'36"E.
487	30.00	43°25'13"	22.73	22.19	S.01°35'47"E.
488	30.00	26°15'42"	13.75	13.63	S.36°26'14"E.
489	4.00	73°26'58"	5.13	4.78	S.12°50'36"E.
490	30.00	52°36'03"	27.54	26.58	S.02°25'08"E.
491	10.00	166°00'46"	28.97	19.85	S.54°17'13"W.



SOUTHEAST 1/4 OF SECTION 5-40-20
NORTHEAST 1/4 OF SECTION 8-40-20

LEGEND

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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

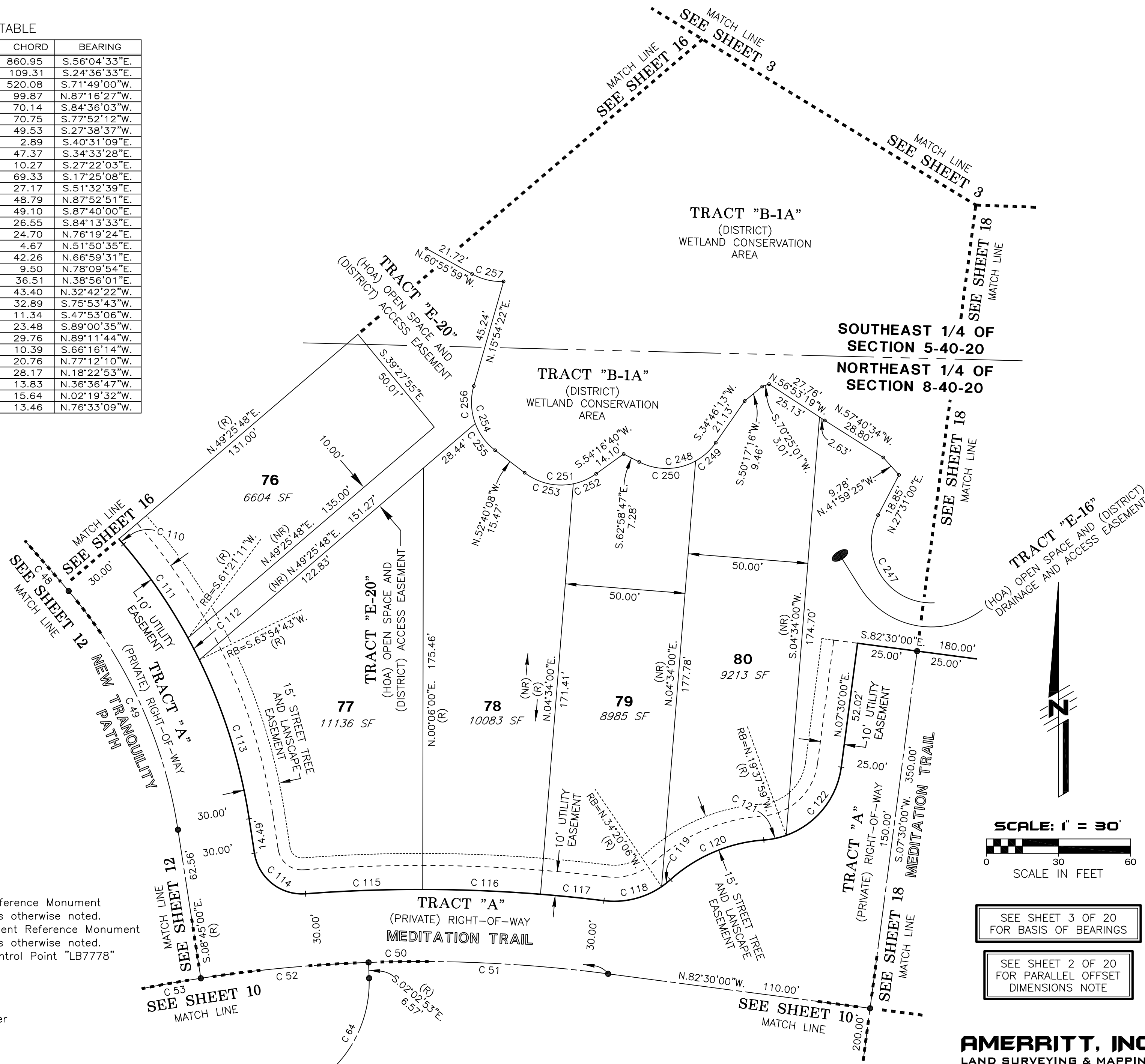
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SUNSTONE VILLAGE F5 PHASE 3

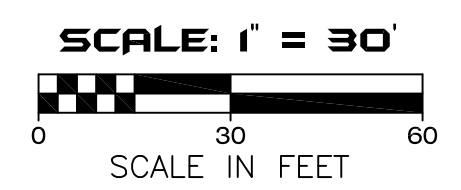
A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
48	1600.00	31°12'54"	871.69	860.95	S.56°04'33"E.
49	200.00	31°43'06"	110.72	109.31	S.24°36'33"E.
50	600.00	51°22'00"	537.91	520.08	S.71°49'00"W.
51	600.00	09°32'53"	99.99	99.87	N.87°16'27"W.
52	600.00	06°42'07"	70.18	70.14	S.84°36'03"W.
53	600.00	06°45'36"	70.79	70.75	S.77°52'12"W.
64	50.00	59°23'01"	51.82	49.53	S.27°38'37"W.
110	1630.00	00°06'06"	2.89	2.89	S.40°31'09"E.
111	230.00	11°49'17"	47.45	47.37	S.34°33'28"E.
112	230.00	02°33'32"	10.27	10.27	S.27°22'03"E.
113	230.00	17°20'17"	69.60	69.33	S.17°25'08"E.
114	20.00	85°35'18"	29.88	27.17	S.51°32'39"E.
115	630.00	04°26'18"	48.80	48.79	N.87°52'51"E.
116	630.00	04°28'00"	49.11	49.10	S.87°40'00"E.
117	630.00	02°24'54"	26.55	26.55	S.84°13'33"E.
118	35.00	41°19'00"	25.24	24.70	N.76°19'24"E.
119	35.00	07°38'38"	4.67	4.67	N.51°50'35"E.
120	65.00	37°56'31"	43.04	42.26	N.66°59'31"E.
121	35.00	15°35'46"	9.53	9.50	N.78°09'54"E.
122	35.00	62°52'01"	38.40	36.51	N.38°56'01"E.
247	25.00	120°26'45"	52.55	43.40	N.32°42'22"W.
248	25.00	82°15'00"	35.89	32.89	S.75°53'43"W.
249	25.00	26°13'44"	11.44	11.34	S.47°53'06"W.
250	25.00	56°01'15"	24.44	23.48	S.89°00'35"W.
251	25.00	73°03'12"	31.88	29.76	N.89°11'44"W.
252	25.00	23°59'09"	10.47	10.39	S.66°16'14"W.
253	25.00	49°04'03"	21.41	20.76	N.77°12'10"W.
254	25.00	68°34'30"	29.92	28.17	N.18°22'53"W.
255	25.00	32°06'42"	14.01	13.83	N.36°36'47"W.
256	25.00	36°27'48"	15.91	15.64	N.02°19'32"W.
257	25.00	31°14'21"	13.63	13.46	N.76°33'09"W.



- LEGEND**
- Symbol \blacksquare indicates (P.R.M.) Permanent Reference Monument 4"x4" Concrete Monument "LB7778", unless otherwise noted.
 - Symbol \square indicates (P.R.M.) Offset Permanent Reference Monument 4"x4" Concrete Monument "LB7778", unless otherwise noted.
 - Symbol \bullet indicates (P.C.P.) Permanent Control Point "LB7778"
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 - RB - Reference Bearing
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 - O.R.I. - Official Records Instrument Number
 - INST. - Instrument
 - SF - Area of Lot/Tract in Square Feet
 - O.S. - Open Space
 - A.E. - Access Easement
 - D.A. - Drainage Area
 - (HOA) - Sunstone at Wellen Park Homeowners Association, Inc.
 - (DISTRICT) - West Villages Improvement District



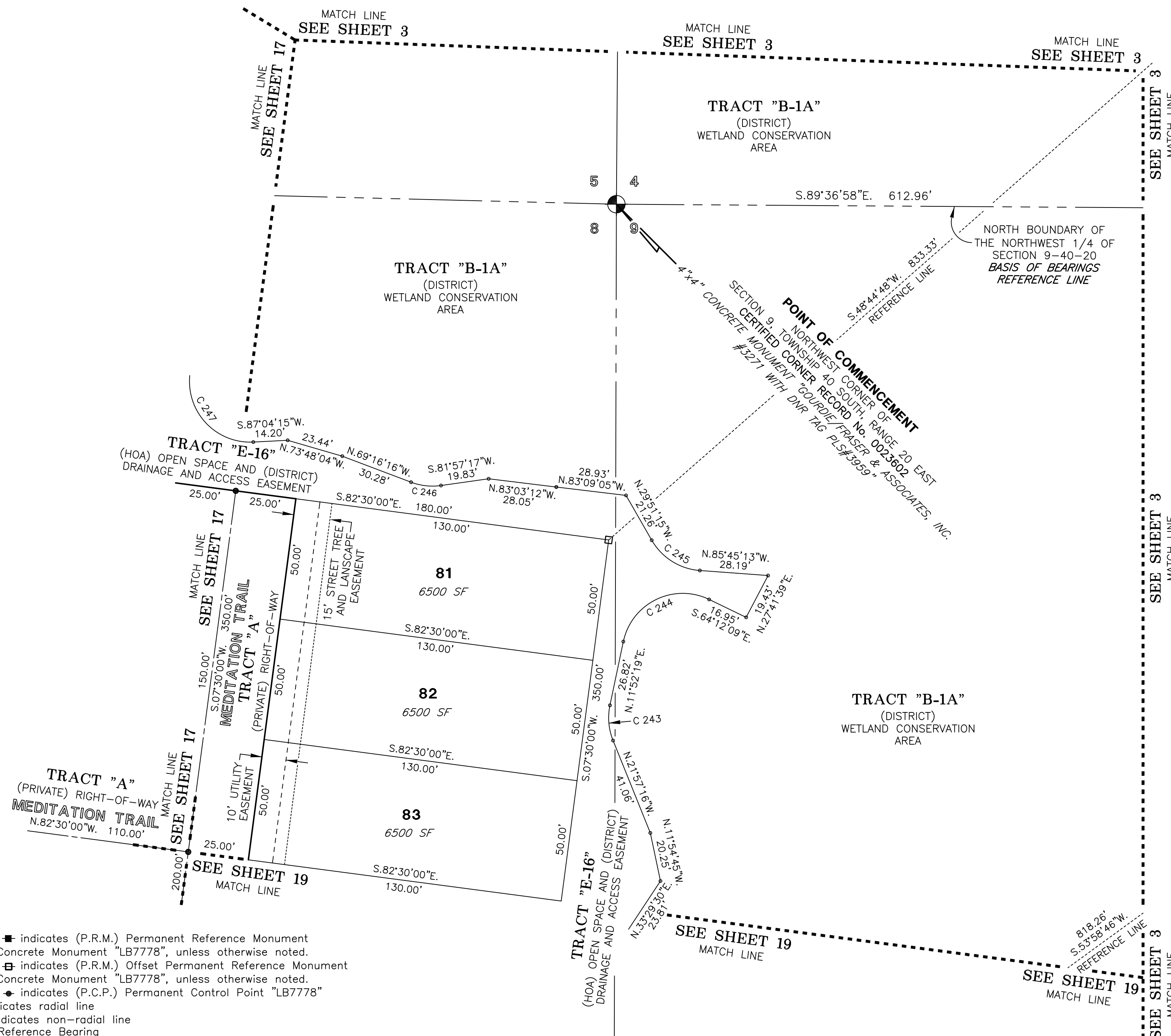
SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

AMERRITT, INC.
LAND SURVEYING & MAPPING
Certificate of Authorization Number LB 7778
3010 W. Azeele Street, Suite 150
Tampa, FL 33609
PHONE (813) 221-5200

SUNSTONE VILLAGE FS PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

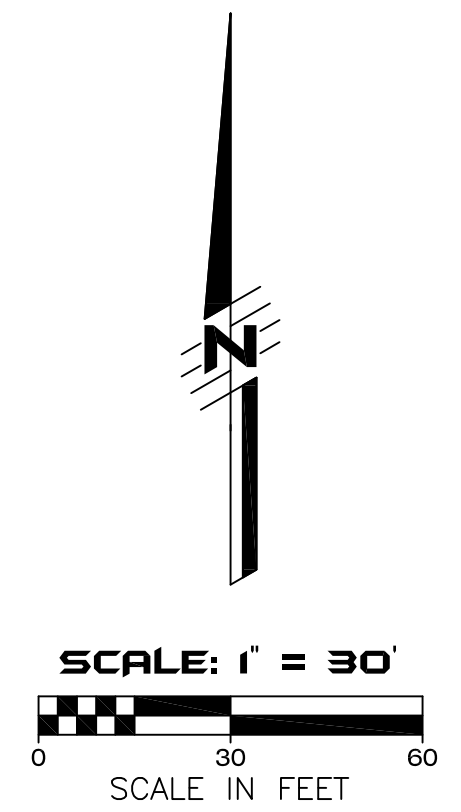


LEGEND

1. Symbol \blacksquare indicates (P.R.M.) Permanent Reference Monument 4"x4" Concrete Monument "LB7778", unless otherwise noted.
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15. (DISTRICT) - West Villages Improvement District

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
243	25.00	33°49'35"	14.76	14.55	N.05°02'29"W.
244	25.00	103°55'32"	45.35	39.38	N.63°50'05"E.
245	25.00	55°53'58"	24.39	23.43	N.57°48'14"W.
246	25.00	28°46'27"	12.56	12.42	N.83°39'29"W.
247	25.00	120°26'45"	52.55	43.40	N.32°42'22"W.



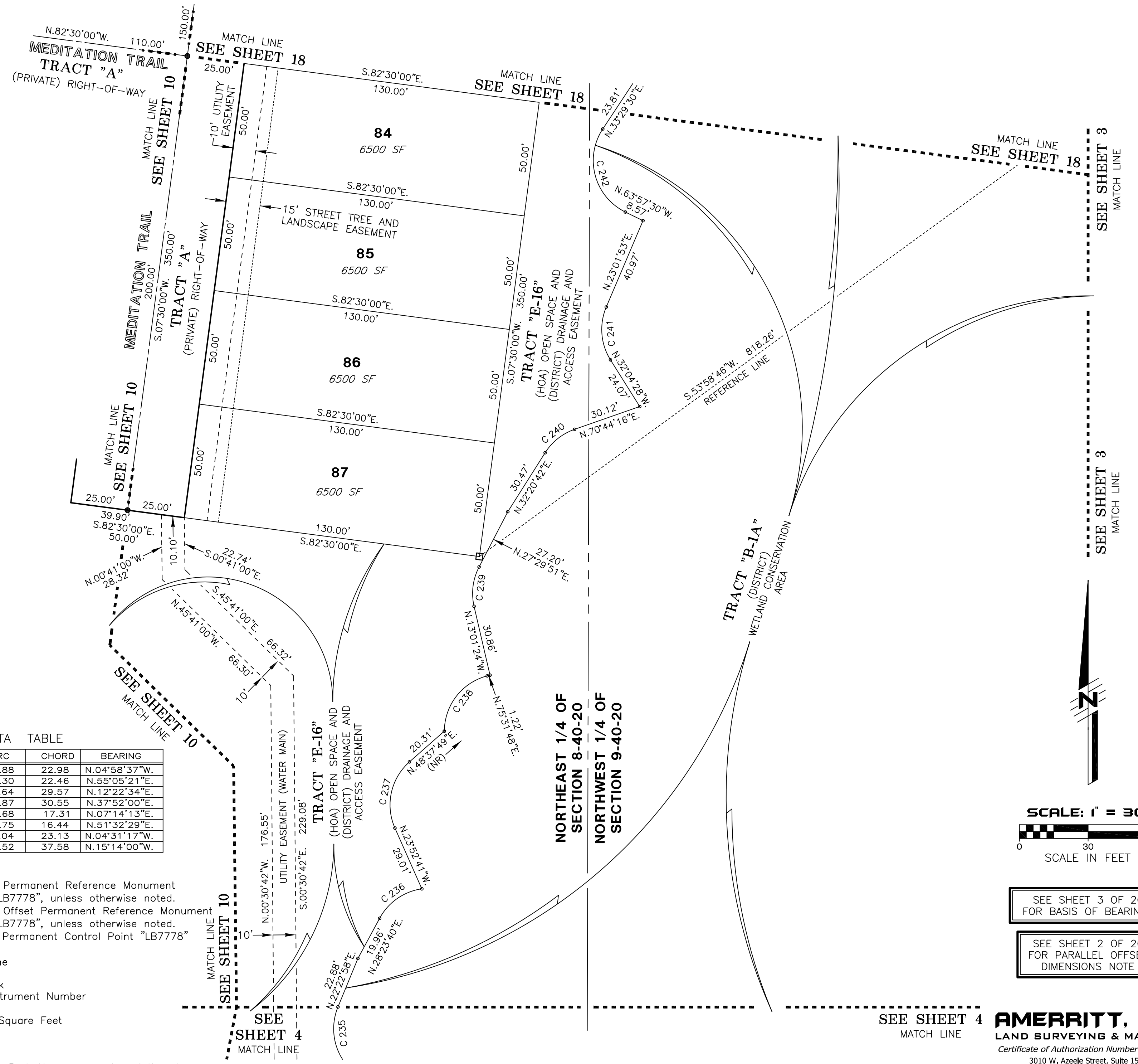
SEE SHEET 3 OF 20
FOR BASIS OF BEARINGS

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FOR PARALLEL OFFSET
DIMENSIONS NOTE

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SUNSTONE VILLAGE F5 PHASE 3

A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA

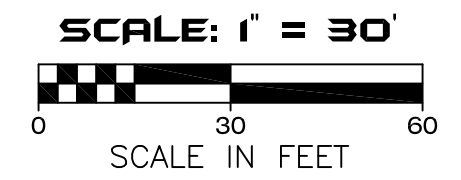


CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
235	25.00	54°43'11"	23.88	22.98	N.04°58'37"W.
236	25.00	53°23'22"	23.30	22.46	N.55°05'21"E.
237	25.00	72°30'30"	31.64	29.57	N.12°22'34"E.
238	25.00	75°19'35"	32.87	30.55	N.37°52'00"E.
239	25.00	40°31'15"	17.68	17.31	N.07°14'13"E.
240	25.00	38°23'34"	16.75	16.44	N.51°32'29"E.
241	25.00	55°06'22"	24.04	23.13	N.04°31'17"W.
242	25.00	97°27'00"	42.52	37.58	N.15°14'00"W.

LEGEND

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SEE SHEET 3 OF 20 FOR BASIS OF BEARINGS

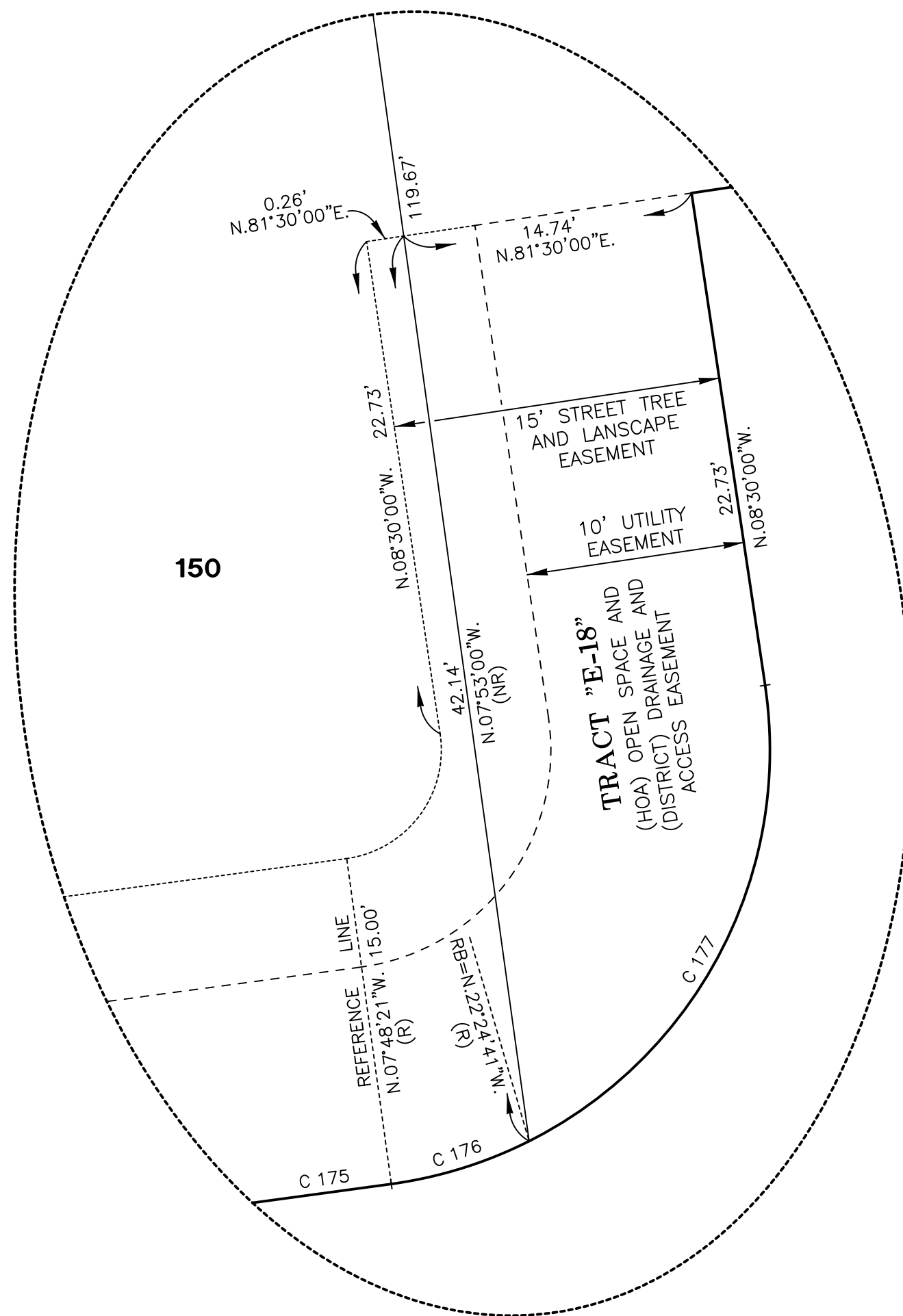
SEE SHEET 2 OF 20 FOR PARALLEL OFFSET DIMENSIONS NOTE

SEE SHEET 4 MATCH LINE

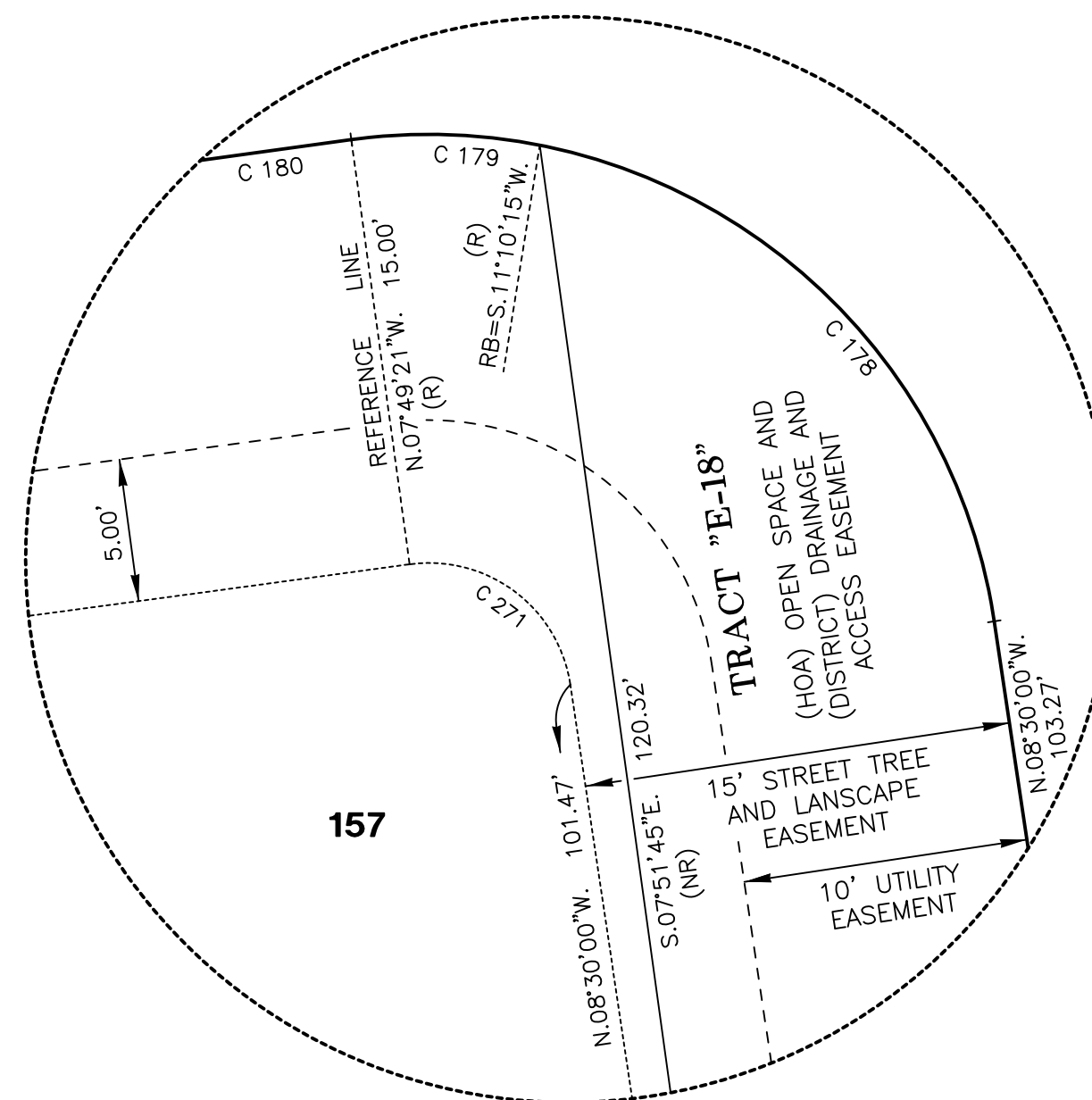
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SUNSTONE VILLAGE F5 PHASE 3

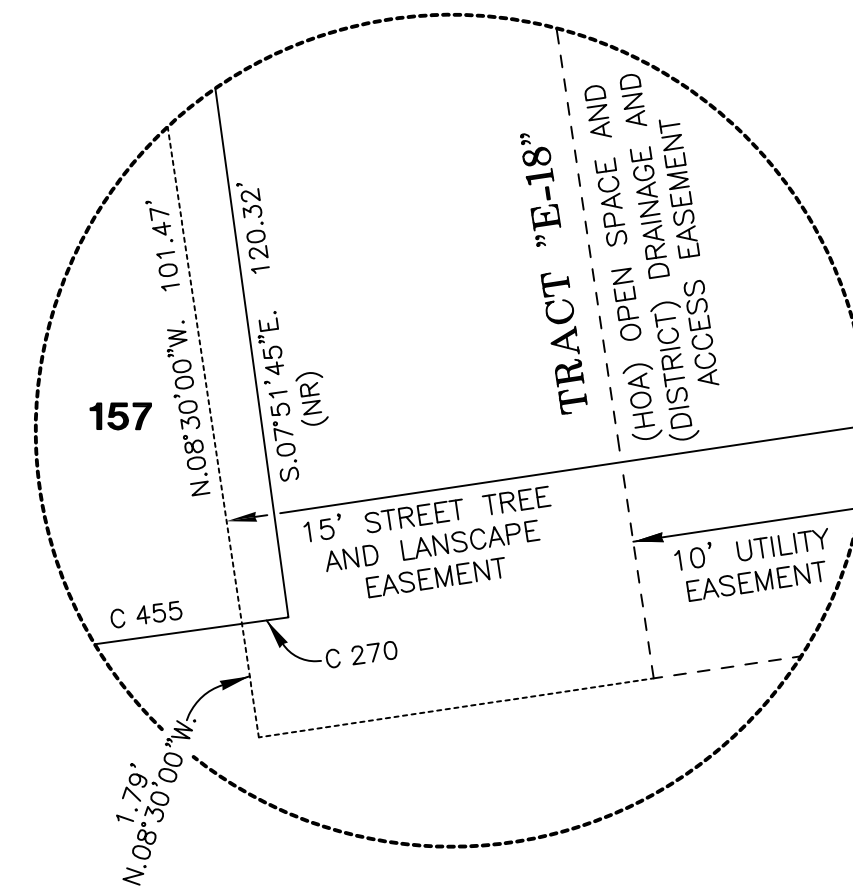
A PORTION OF SECTIONS 4, 5, 8 AND 9, TOWNSHIP 40 SOUTH, RANGE 20 EAST, CITY OF NORTH PORT, SARASOTA COUNTY, FLORIDA



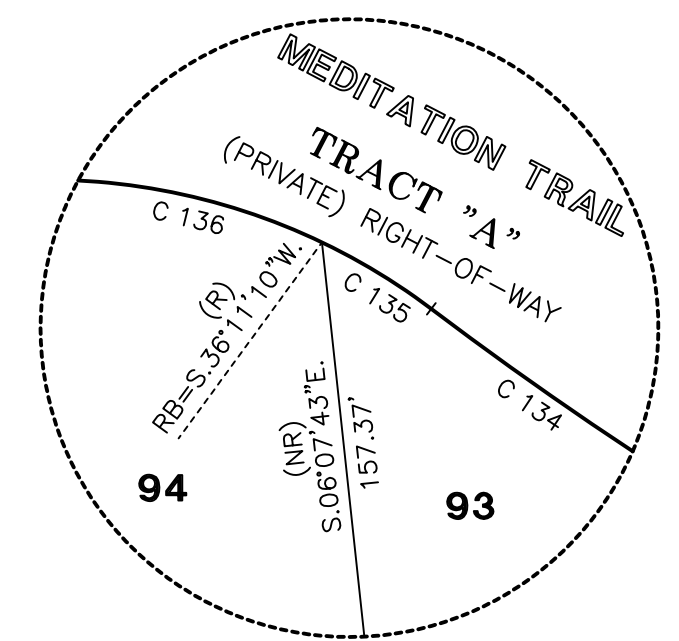
DETAIL "A"
NOT TO SCALE
(SEE SHEET 5)



DETAIL "B"
NOT TO SCALE
(SEE SHEET 5)



DETAIL "C"
NOT TO SCALE
(SEE SHEET 5)



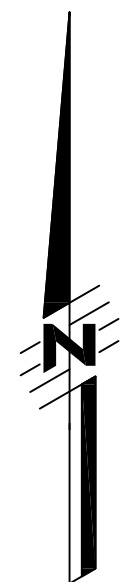
DETAIL "D"
NOT TO SCALE
(SEE SHEET 11)

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
134	123.00	26°56'39"	57.84	57.31	N.66°25'10"W.
135	20.00	00°52'00"	0.30	0.30	N.53°22'50"W.
136	20.00	55°42'27"	19.45	18.69	N.81°40'04"W.
175	3735.00	00°34'45"	37.75	37.75	N.82°29'01"E.
176	20.00	14°36'19"	5.10	5.08	N.74°53'29"E.
177	20.00	76°05'19"	26.56	24.65	N.29°32'40"E.
178	20.00	70°19'45"	24.55	23.04	N.43°39'52"W.
179	20.00	18°59'36"	6.63	6.60	N.88°19'33"W.
180	3785.00	00°30'21"	33.41	33.41	S.82°25'50"W.
270	3906.41	00°00'21"	0.39	0.39	S.82°05'02"W.
271	5.00	89°19'21"	7.79	7.03	N.53°09'40"W.
455	3906.41	00°37'00"	42.04	42.04	S.82°23'21"W.

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SEE SHEET 3 OF 20
FOR BASIS OF BEARINGS

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