

MEMORANDUM

Accepted in Open Session
6/12/18
Board of County Commissioners



To: Ed Hunzeker
County Administrator

Thru: Chad Butzow, Interim Director
Public Works Department

From: Carmen Mosley, Sr. Fiscal Services Mgr./
Jane Oliver, Bond Coordinator
Public Works Department

Date: June 12, 2018

Subject: **TREVESTA, PHASE II-A**
PDMU-14-22/16-S-48 (F)
RELEASE PORTION OF PERFORMANCE AGREEMENT
RELEASE SURETY BOND
ACCEPT DEFECT SECURITY PORTION OF AGREEMENT
ACCEPT SURETY BOND
ACCEPT BILL OF SALE

On December 12, 2017, the Board of County Commissioners accepted the *Agreement for Private Subdivision with Public Improvements* securing sanitary sewer system, water and fire distribution system improvements for the above referenced project. The developer has provided all necessary documentation and completed and passed all inspections for those required public improvements in order to release the performance portion (public improvements); and accept the defect security portion of the Agreement which will warrant these improvements for this project. A Bill of Sale is also required for this project which has publicly maintained utilities under private roadway. We therefore, per Resolution R-14-86, respectively request the County Administrator to approve the following:

NOTE: PUBLIC IMPROVEMENTS AGREEMENT remains in place securing the defect security portion of this agreement.

- **Authorization to release and return** the Surety Bond, and any riders associated with this Surety, in conjunction with the performance portion of the *Agreement for Private Subdivision with Public Improvements*. Documents will be returned to Howard Erbstein VK Trevesta, LLC, located at 701 South Olive Avenue, Suite 104, West Palm Beach, FL 33401;

Public Works Department
Fiscal Division
1022 26th Avenue East, Bradenton, FL 34208
Phone number: (941) 708-7450

- **Surety Bond** No. 1151458 issued through Lexon Insurance;
- **Amount** of Performance Bond \$218,688.60;
- **Accept, and Execute Surety Bond** securing Section 1.5 “Maintenance, Defects” of the *Agreement for Private Subdivision with Public Improvements* accepted by the Board of County Commissioners on December 12, 2017, securing potable water system and sanitary sewer system improvements;
- **Surety Bond No.** 1155163 issued through Lexon Insurance Company;
- **Amount** of Defect Security \$17,046.80;
- **Accept and Execute Bill of Sale.**

Instructions to Board Records

Copies of release request to: Julie Jensvold (Julie.jensvold@manateeclerk.com), Danielle Heaton (Danielle.heaton@manateeclerk.com), Robin Hamilton (Robin.hamilton@manateeclerk.com), Matt Morris (mmorris@morrisengineering.net), and Jane Oliver (jane.oliver@mymanatee.org).

**MANATEE COUNTY, a political
subdivision of the State of Florida**

By: Board of County Commissioners

By: 
County Administrator, per R-14-86

CB/CM/mjo

cc: Records Management
Claudia Campos, General Accounting - Finance
Sia Mollanazar, P.E., Deputy Director – Engineering Services
Myra Prater, Maintenance Operations Division Manager
Ken LaBarr, Infrastructure Inspections Division Manager
Matt Morris, Agent for the Developer

Attachments

RESOLUTION NO.R-14-86

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, PROVIDING FOR THE DELEGATION OF CERTAIN AUTHORITY TO THE COUNTY ADMINISTRATOR AND COUNTY ATTORNEY REGARDING PERFORMAMCE SECURITIES AND DEFECT SECURITIES PURSUANT TO SECTION 910 OF THE MANATEE COUNTY LAND DEVELOPMENT CODE; REPEALING RESOLUTION NO. R-08-169; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, Section 910 of the Manatee County Land Development Code (the "Code") sets forth the procedures for approval of subdivision plats, including requirements for the posting of performance securities and defect securities with the County to secure the completion of certain public and private improvements; and

WHEREAS, pursuant to Resolution No. R-08-169, the Board of County Commissioners of Manatee County, Florida, (the "Board") delegated certain authority to the County Administrator and County Attorney to exercise the County's rights against such securities in accordance with the Code; and

WHEREAS, it is in the best interest of the public health, safety and welfare of the County for the Board to repeal Resolution No. R-08-169 in its entirety and replace it with this Resolution, to further implement the provisions of Section 910 of the Code; and

WHEREAS, the Board finds that by delegating the authority in the specific circumstances set forth herein, the County is better able to protect the public interest.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of Manatee County, Florida:

Section 1. Findings. The findings set forth above are hereby adopted as findings of the Board and incorporated herein by reference.

Section 2. Delegation of Authority. The Board hereby delegates to the County Administrator and the County Attorney, and their respective designees, the authority to accept, hold and draw upon performance securities and defect securities posted with the County pursuant to Section 910 of the Code. Such authority shall apply to any subdivision for which (a) the Board has approved the subdivision plat and a related improvements agreement in accordance with Section 910 of the Code. Such authority shall include, without limitation, the following:

- i. The authority to accept, hold, maintain and, upon completion of required improvements or expiration of the required defect guaranty period,

release performance securities and defect securities posted with the County pursuant to Section 910 of the Code;

- ii. The authority to administer and exercise the County's rights under any related improvements agreement, and to release such improvements agreement in accordance with the provisions thereof upon full performance by the developer;
- iii. The authority to sign and issue upon the County's behalf any notices of default when a developer defaults in its obligations under an improvements agreement (such notices of default to be issued to the obligor in default of its obligations and to any third-party guarantor, including any entity holding a letter of credit or surety bond in the County's favor);
- iv. The authority to call upon any such third-party guarantor to complete the required work or to provide the guaranteed monies to the County for the completion of same (in accordance with the performance security or defect security and the related agreement);
- v. The authority to draw upon a performance security or defect security whenever the County has the right to do so and it is necessary to do so in order to protect the public interest; and
- vi. The authority of the County Attorney to initiate judicial or administrative proceedings to enforce the County's rights under a performance security or defect security and related improvements agreement.

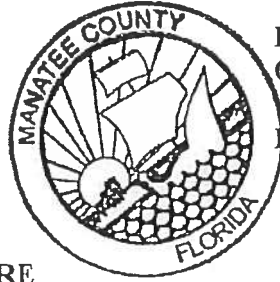
Such authority shall be vested concurrently in the County Administrator and the County Attorney. Should both such officials be unavailable, the authority shall rest with any Deputy County Administrator or any Assistant County Attorney designated in writing by the County Administrator or County Attorney, respectively.

Section 3. Repeal of Resolution No. R-08-169. Resolution No. R-08-169 is hereby repealed.

Section 4. Severability. If any section, sentence, clause, or other provision of this Resolution shall be held to be invalid or unconstitutional by a court of competent jurisdiction, such section, sentence, clause, or other provision shall be deemed severable, and such invalidity or unconstitutionality shall not be construed as to render invalid or unconstitutional the remaining sections, sentences, clauses, or provisions of this Resolution.

Section 5. Effective Date. This Resolution shall become effective immediately upon adoption by the Board of County Commissioners.

PASSED AND DULY ADOPTED with a quorum present and voting this 9th day of September, 2014.



BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA

By: Larry Butta
Chairperson

ATTEST: R.B.SHORE
Clerk of the Circuit Court

By: Robin Liberty
Deputy Clerk

Trevesta, Ph II-A – Private Residential w/Public Improvements
Sanitary Sewer System, Water & Fire Distribution System.
DEFECT – Potable Water System, Sanitary Sewer System

**EXHIBIT “B-1”
IMPROVEMENTS**

	Improvement	Estimated Cost
1	Sanitary Sewer System, Water & Fire Distribution System	<u>\$218,688.60</u>
2	DEFECT ADDENDUM Potable Water System, Sanitary Sewer System	<u>\$17,046.80</u>



Manatee County Public Works Department
Engineering Services
1022 26th Avenue East
Bradenton, FL 34208
Phone: (941) 708-7462
www.mymanatee.org

March 06, 2018

Morris Engineering and Consulting, LLC
Attn: Mr. Matthew J. Morris, P.E.
6997 Professional Pkwy East, Suite B
Lakewood Ranch, FL 34240

(mmorris@morrisengineering.net)

RE: **TREVESTA – PHASE IIA – (Private Subdivision)**
(PDMU-14-22/17-S-40(F)) (DTS #20170294)
Defect Security Cost Estimate
Required Public Improvements
Reason – Potable Water System, Sanitary Sewer System

Dear Mr. Morris:

Your cost estimate for the above referenced bond, dated **February 06, 2018**, for the completion of site improvements to serve the above referenced development, is approved for the appropriate surety.

A Defect Security in the amount of **\$17,046.80** which is 10%, of the submitted actual cost, would be sufficient to assure the County correction of any defects or failures.

If we can be of further assistance, please contact me at (941) 708-7462.

Sincerely,

Sla Mojanazar, P.E., County Engineer
Deputy Director – Engineering Services

SM/jp/jh

cc: **Record Management**
Jane Oliver, Fiscal Analyst, Public Works Department
Carmen Mosley, Fiscal Operations Division Manager, Public Works Dept.
Kenneth LaBarr, Infrastructure Inspection Division Manager, Public Works Dept.
Karla Ripley, Senior Review Specialist, Public Works
Diana Lonergan, Planner, Building and Development Services

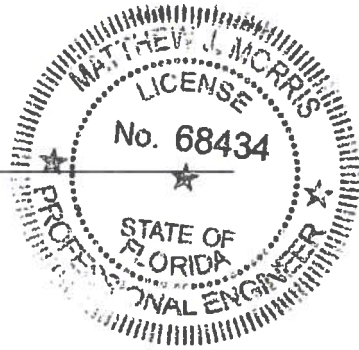
**Actual Construction Cost - Defect Security Bond
Trevesta Phase IIA - Utilities
February 6, 2018**

<u>DESCRIPTION</u>	<u>QUANTITY</u>	<u>UNIT</u>	<u>UNIT PRICE</u>	<u>TOTAL PRICE</u>
<u>POTABLE WATER SYSTEM</u>				
FIRE HYDRANT ASSEMBLY	2	EA	\$ 5,100.00	\$ 10,200.00
PVC - 2"	290	LF	\$ 10.00	\$ 2,900.00
PVC - 4"	5	LF	\$ 12.00	\$ 60.00
PVC - 8"	1,210	LF	\$ 21.00	\$ 25,410.00
45 DEG BEND - 2"	3	EA	\$ 167.00	\$ 501.00
45 DEG BEND - 8"	4	EA	\$ 316.00	\$ 1,264.00
GATE VALVE - 4"	1	EA	\$ 841.00	\$ 841.00
GATE VALVE - 8"	3	EA	\$ 1,295.00	\$ 3,885.00
TEE - 8"X4"	1	EA	\$ 372.00	\$ 372.00
REDUCER - 4"X2"	1	EA	\$ 203.00	\$ 203.00
BLOWOFF - 2"	1	EA	\$ 481.00	\$ 481.00
POTABLE SERVICE - DOUBLE	14	EA	\$ 1,150.00	\$ 16,100.00
POTABLE SERVICE - SINGLE	12	EA	\$ 643.00	\$ 7,716.00
TEMPORARY BLOWOFF AT PHASE LINE	1	EA	\$ 550.00	\$ 550.00
SUBTOTAL POTABLE WATER SYSTEM				\$ 70,483.00
<u>SANITARY SEWER SYSTEM</u>				
PVC - 8"	1,280	LF	\$ 34.00	\$ 43,520.00
MANHOLE - 4' DIAMETER	7	EA	\$ 3,935.00	\$ 27,545.00
SEWER SERVICES - 6" DOUBLE	17	EA	\$ 1,570.00	\$ 26,690.00
SEWER SERVICES - 6" SINGLE	2	EA	\$ 1,115.00	\$ 2,230.00
SUBTOTAL SANITARY SEWER SYSTEM				\$ 99,985.00
PROJECT CONSTRUCTION TOTAL				\$ 170,468.00
BOND TOTAL (10%)				\$ 17,046.80



2/6/18

Matthew J. Morris, P.E.
FL PE No. 68434

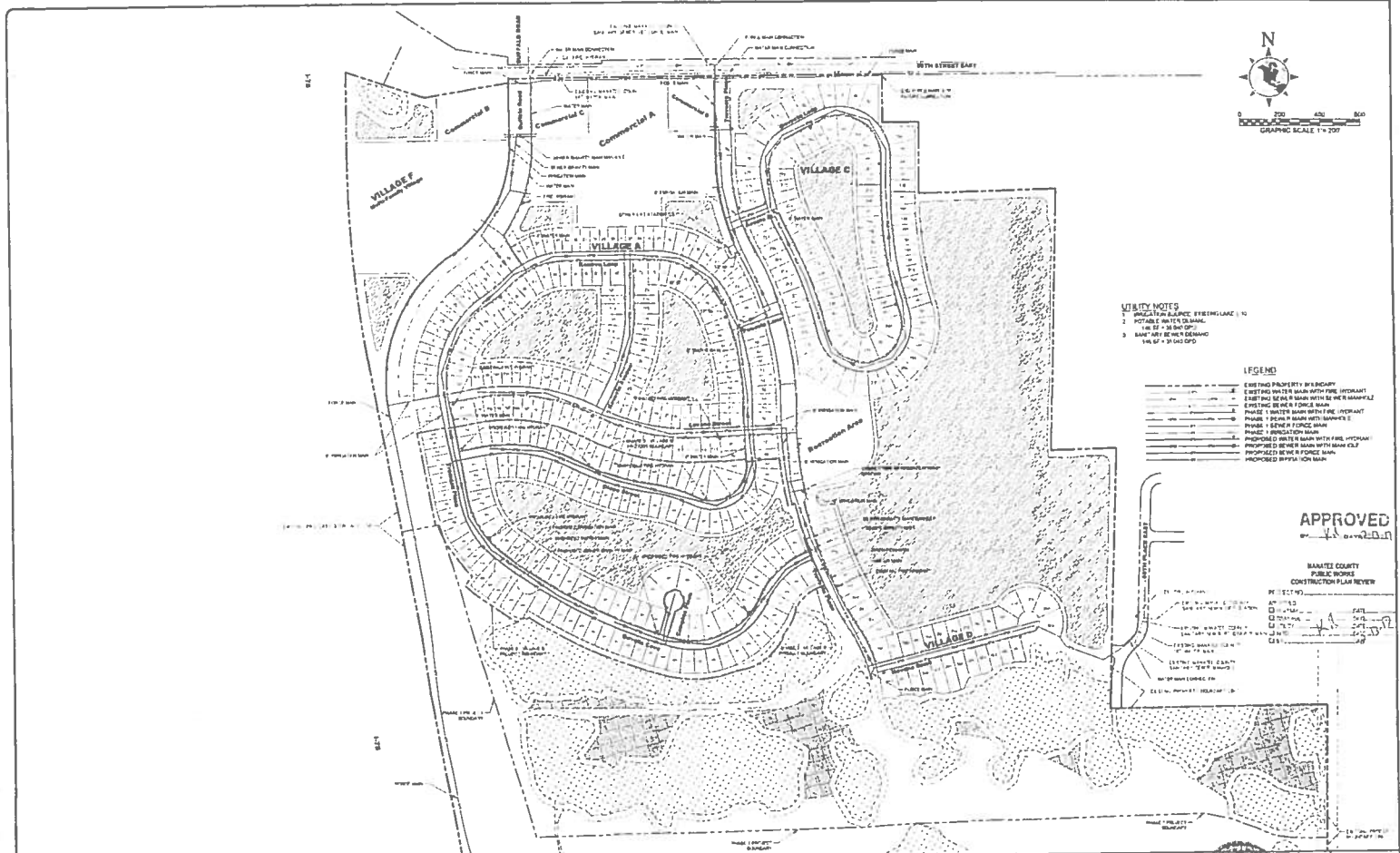


Trevesta, Ph II-A – Private Residential w/Public Improvements
Sanitary Sewer System, Water & Fire Distribution System.
DEFECT – Potable Water System, Sanitary Sewer System

**EXHIBIT “B-2”
IMPROVEMENTS**

PROVIDE A MAP SHOWING LAYOUT OF THE PUBLIC POTABLE WATER RECLAIMED
WATER AND SANITARY SEWER INFRASTRUCTURE FACILITIES FOR THE ENTIRE
DEVELOPMENT

REQUIRED AT TIME OF DEFECT



UTILITY NOTES

1. PROPOSED FORCE MAIN (LINE 1)
2. POTABLE WATER MAIN (LINE 2)
3. SANITARY SEWER (LINE 3)
4. SANITARY SEWER DEMAND (LINE 4)
5. 18" DIAMETER (LINE 5)

LEGEND

- EXISTING PROPERTY BOUNDARY
- EXISTING WATER MAIN WITH FIRE HYDRANT
- EXISTING SEWER MAIN WITH 18" MANHOLE
- EXISTING 18" FORCE MAIN
- PROPOSED WATER MAIN WITH FIRE HYDRANT
- PROPOSED SEWER MAIN WITH 18" MANHOLE
- PROPOSED 18" FORCE MAIN
- PROPOSED WATER MAIN WITH FIRE HYDRANT
- PROPOSED SEWER MAIN WITH 18" MANHOLE
- PROPOSED 18" FORCE MAIN
- PROPOSED 18" MANHOLE

APPROVED

BY: [Signature]

MANATEE COUNTY
PUBLIC WORKS
CONSTRUCTION PLAN REVIEW

DATE: 02/11/2021

PROJECT: [Project Name]

SCALE: [Scale]

VK TREVESTA LLC
1075 Lakewood Blvd., Palm Beach, Florida 33480
Tel: 561-833-1234

M MORRIS ENGINEERING AND CONSULTING, LLC
Civil Engineering and Land Development Consulting
2000 West US Highway 1, Suite 100, Palm Beach, Florida 33411

NO.	DATE	DESCRIPTION
1	02/11/2021	ISSUED FOR PERMIT
2	02/11/2021	REVISED PER PERMIT COMMENTS
3	02/11/2021	REVISED PER PERMIT COMMENTS
4	02/11/2021	REVISED PER PERMIT COMMENTS
5	02/11/2021	REVISED PER PERMIT COMMENTS

MASTER UTILITY PLAN
TREVESTA - PHASE 2 - VILLAGE B
MANATEE COUNTY, FLORIDA

MANATEE COUNTY
PUBLIC WORKS
CONSTRUCTION PLAN REVIEW

DATE: 02/11/2021

PROJECT: [Project Name]

SCALE: [Scale]

BY: [Signature]

8 24

Trevesta, Ph II-A – Private Residential w/Public Improvements
Sanitary Sewer System, Water & Fire Distribution System.
DEFECT – Potable Water System, Sanitary Sewer System

EXHIBIT “C”
PERFORMANCE SECURITIES

	Bond / LoC	Amount
1	Surety Bond No. 1151458 Issued through Lexon Insurance Company	<u>\$218,688.60</u>
2	DEFECT ADDENDUM Surety Bond No. 1155163 Issued through Lexon Insurance Company	<u>\$17,046.80</u>

**SURETY BOND
FOR DEFECTS OF REQUIRED IMPROVEMENTS**

(Attachment "A")

BOND NO. 1155163

PROJECT NAME: Trevesta Phase IIA

KNOW ALL MEN BY THESE PRESENT:

That the Developer, VK Trevesta LLC as Principal, and Lexon Insurance Company, a Surety Company, duly authorized to transact business in the State of Florida, are held and firmly bound unto the County of Manatee, State of Florida, as Obligee, in the sum of \$ 17,046.80 (Numbers) Seventeen Thousand Forty-Six and 80/100 (Words) for which sum we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally by these presents for the specific benefit of the County in accordance with the conditions set forth herein and in "Agreement for Public Subdivision Improvements".

THE CONDITION of the above obligation is such that, Whereas the Principal has entered into a contract, dated _____ (LEAVE BLANK - Manatee County Government approval date) with the obligation to warrant those Required Improvements which the Principal is presently requesting the Obligee to accept for maintenance to be free from defects or failures involving construction, design, or materials.

NOW THEREFORE, if the Obligee's inspection of the Required Improvements finds no defects within thirty six (36) months from the date of the Obligee's approval and acceptance of those Required Improvements, then this obligation shall be null and void; otherwise this obligation shall remain in full force and effect. In the event the Defects are not remedied in accordance with the terms of the attached "**Agreement**", which is hereby incorporated herein by reference, the Surety will forthwith pay to the Obligee the costs of correcting the Defects in an amount not exceeding the said sum specified above. The amount of money required to repair the defects shall be at the sole discretion of the County. Means of notification of intent to collect shall be by certified mail to the Surety at the address on page 2 (*insert page number for surety address*). Payment will be made to the County within thirty (30) days by certified check drawn on behalf of the Board of County Commissioners at P.O. Box 1000, Bradenton, FL 34206.

This Surety Bond shall be construed in accordance to the Laws of Florida, and any action of whatever nature, in connection with this Bond and the Agreement for Public Subdivision Improvements shall be filed in the Twelfth Judicial Circuit in and for Manatee County, Florida.

INSURANCE COMPANY SIGNATURE FORM

FOR: Trevesta Phase IIA
(Name of Project)

BOND NO. 1155163

SIGNED AND SEALED this 9th day of March, 20 18

Lexon Insurance Company

By: *Brook T. Smith*
Surety Company Name

Signature - As its Agent
Brook T. Smith, Attorney-in-Fact

Print Name & Title
10002 Shelbyville Road, Suite 100

Address
Louisville KY 40223
City State Zip

WITNESSES OR CORPORATE SEAL

Signature

Print Name

Signature

Print Name

NOTARY ACKNOWLEDGMENT

STATE OF: Kentucky

COUNTY OF Jefferson

The foregoing instrument was acknowledged before me this 9th day of March, 20 18, by Brook T. Smith as Attorney-in-Fact (Title), on behalf of the Surety identified herein, and who is personally known to me or who has produced Personally Known (Type of Identification) as identification.

NOTARY SEAL:

Sandra L. Fusinetti
Notary Public

Sandra L. Fusinetti
Print Name of Notary

Commission No. 549253 My Commission Expires: 2/13/2020

DEVELOPER SIGNATURE FORM

FOR: Trevesta Phase IIA
BOND NO. 1155163

SIGNED AND SEALED this 9th day of March, 2018

WITNESSES FOR CORPORATE SEAL:

[Signature]
Witness
Deomatie Singh
Type or Print Name

[Signature]
Witness
Kaye Figueroa
Type or Print Name

VK Trevesta LLC
Developer

BY: [Signature]
Signature
Howard Erbsstein
Type or Print Name
its Authorized Signatory

Title (If attorney-in-fact Attach Power of Attorney)
701 South Olive Ave., Suite 104
Postal Address
West Palm Beach, FL 33401
City State Zip

NOTARY ACKNOWLEDGMENT

STATE OF: Florida
COUNTY OF: Palm Beach

The foregoing instrument was acknowledged before me this 15th day of March, 2018, by Howard Erbsstein, as _____, (Title), on behalf of the corporation identified herein as Developer and who is personally known to me or who has produced _____ (Type of Identification) as identification.

NOTARY SEAL:



[Signature]
Notary Public
Sasha Parades
Print Name of Notary

Approved and accepted for and on behalf of Manatee County, Florida, this 4th day of JUNE, 2018.

MANATEE COUNTY

A political subdivision of the State of Florida
By: Board of County Commissioners
By: [Signature]
County Administrator

STATE OF: Florida
COUNTY OF: Manatee County

The foregoing instrument was acknowledged before me this 4 day of June, 2018, by Ed Hunzeker, as County Administrator, (Title), for and on behalf of Manatee County Board of County Commissioners, who is personally known to me or who has produced _____ (Type of Identification) as identification.

NOTARY SEAL:



[Signature]
Notary Public
Marianne Lopata
Print Name of Notary

POWER OF ATTORNEY

LX-322118

Lexon Insurance Company

KNOW ALL MEN BY THESE PRESENTS, that LEXON INSURANCE COMPANY, a Texas Corporation, with its principal office in Louisville, Kentucky, does hereby constitute and appoint: Brook T. Smith, Raymond M. Hundley, Jason D. Cromwell, James H. Martin, Barbara Duncan, Sandra L. Fusinetti, Mark A. Guidry, Jill Kemp, Lynnette Long, Amy Meredith, Deborah Neichter, Theresa Pickerrell, Sheryon Quinn, Beth Frymire, Leigh McCarthy, Michael Dix its true and lawful Attorney(s)-In-Fact to make, execute, seal and deliver for, and on its behalf as surety, any and all bonds, undertakings or other writings obligatory in nature of a bond.

This authority is made under and by the authority of a resolution which was passed by the Board of Directors of LEXON INSURANCE COMPANY on the 1st day of July, 2003 as follows:

Resolved, that the President of the Company is hereby authorized to appoint and empower any representative of the Company or other person or persons as Attorney-In-Fact to execute on behalf of the Company any bonds, undertakings, policies, contracts of indemnity or other writings obligatory in nature of a bond not to exceed \$5,000,000.00, Five Million dollars, which the Company might execute through its duly elected officers, and affix the seal of the Company thereto. Any said execution of such documents by an Attorney-In-Fact shall be as binding upon the Company as if they had been duly executed and acknowledged by the regularly elected officers of the Company. Any Attorney-In-Fact, so appointed, may be removed for good cause and the authority so granted may be revoked as specified in the Power of Attorney.

Resolved, that the signature of the President and the seal of the Company may be affixed by facsimile on any power of attorney granted, and the signature of the Assistant Secretary, and the seal of the Company may be affixed by facsimile to any certificate of any such power and any such power or certificate bearing such facsimile signature and seal shall be valid and binding on the Company. Any such power so executed and sealed and certificate so executed and sealed shall, with respect to any bond of undertaking to which it is attached, continue to be valid and binding on the Company.

IN WITNESS THEREOF, LEXON INSURANCE COMPANY has caused this instrument to be signed by its President, and its Corporate Seal to be affixed this 5th day of August, 2015.

LEXON INSURANCE COMPANY



BY [Signature] David E. Campbell President

ACKNOWLEDGEMENT

On this 5th day of August, 2015, before me, personally came David E. Campbell to me known, who be duly sworn, did depose and say that he is the President of LEXON INSURANCE COMPANY, the corporation described in and which executed the above instrument; that he executed said instrument on behalf of the corporation by authority of his office under the By-laws of said corporation.



AMY TAYLOR Notary Public - State of Tennessee Davidson County Mv Commission Expires 07-08-19

BY [Signature] Amy Taylor Notary Public

CERTIFICATE

I, the undersigned, Assistant Secretary of LEXON INSURANCE COMPANY, A Texas Insurance Company, DO HEREBY CERTIFY that the original Power of Attorney of which the forgoing is a true and correct copy, is in full force and effect and has not been revoked and the resolutions as set forth are now in force.

Signed and Seal at Mount Juliet, Tennessee this 9th Day of March, 20 18.



BY [Signature] Andrew Smith Assistant Secretary

“WARNING: Any person who knowingly and with intent to defraud any insurance company or other person, files and application for insurance of claim containing any materially false information, or conceals for the purpose of misleading, information concerning any fact material thereto, commits a fraudulent insurance act, which is a crime and subjects such person to criminal and civil penalties.”

BILL OF SALE
[PHASE IIA UTILITIES]

KNOW ALL MEN BY THESE PRESENTS, that **TREVESTA COMMUNITY DEVELOPMENT DISTRICT**, a special purpose unit of local government established under Chapter 190, *Florida Statutes*, whose address is 9530 Marketplace Road, Suite 260, Fort Myers, Florida 33912 (hereinafter referred to as SELLER), for and in consideration of the sum of Ten and No Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, from **MANATEE COUNTY, FLORIDA**, a political subdivision of the State of Florida, whose address is Post Office Box 1000, Bradenton, Florida 34206 (hereinafter referred to as COUNTY) has granted, bargained, sold, transferred, conveyed and delivered to the COUNTY, its executors, administrators, successors and assigns forever, the following:

All water and wastewater lines, pipes, valves, pumps, laterals, force mains, tees, bends, joints, lift stations, facilities, equipment, and appurtenances thereto, located within **Tract A and all Public Utility Easements, as identified on the plat known as Trevesta – Phase IIA, recorded in the Public Records of Manatee County, Florida at Plat Book 62, Pages 134, et seq.**

TO HAVE AND TO HOLD the same unto the COUNTY, its executors, administrators, successors and assigns forever. The COUNTY shall have all rights and title to the above described personal property.

AND the SELLER hereby covenants to and with the COUNTY and assigns that SELLER is the lawful owner of the said personal property; that said personal property is free from all liens and encumbrances; that SELLER has good right and lawful authority to sell said personal property; and that SELLER fully warrants title to said personal property and shall defend the same against the lawful claims and demands of all persons whomever.

[CONTINUED ON NEXT PAGE]

IN WITNESS WHEREOF, the SELLER has hereunto set its hand and seal, by and through its duly authorized representatives, this 4th day of APRIL, 2018.

WITNESSES:

Signature: [Handwritten Signature]
Print Name: AMANDA EVANS

Signature: [Handwritten Signature]
Print Name: CANDICE SMITH

TREVESTA COMMUNITY DEVELOPMENT DISTRICT

BY: [Handwritten Signature]
Greg Meath
Vice Chairperson

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me this 4th day of April, 2018, by Greg Meath as Vice Chairperson, of Trevesta Community Development District, a special purpose unit of local government established under Chapter 190, *Florida Statutes*, on behalf of the District. They are personally known to me or have produced _____ as identification.

[Handwritten Signature]
Signature of Notary Public
Brian T. Lohmeier
Name Typed, Printed or Stamped
Commission No.: FF943080
My Commission Expires: 01-27-20

WHEREFORE, the County and Seller have executed this Bill of Sale as of this 4TH day of JUNE, 2018.

MANATEE COUNTY, a political subdivision of the State of Florida

By: Board of County Commissioners

By: *[Signature]*
County Administrator

STATE OF: Florida
COUNTY OF: Manatee

The foregoing instrument was acknowledged before me this 4 day of June, 2018, by ED HUNZEKER (County Administrator) for and on behalf of the Manatee County Board of County Commissioners who is personally known to me or has produced N/A as identification



Marianne Lopata
NOTARY PUBLIC Signature
Marianne Lopata
Printed Name

TREVESTA - PHASE IIA

BEING A REPLAT OF A PORTION OF MCCA PARK COLONY, AS RECORDED IN PLAT BOOK I, PAGE 192-A AND A PORTION OF "TRACT B-5" OF TREVESTA - PHASE IA, AS RECORDED IN PLAT BOOK 60, PAGES 146 THROUGH 196, ALL LIVING AND BEING IN SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA

PLAT BOOK 62 PAGE 134
SHEET 1 OF 8 SHEETS
2017/12/08/8

COMMITMENT RECORDINGS
THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR TREVESTA (THE DECLARATION) WAS RECORDED IN OFFICIAL RECORDS BOOK 2643, PAGE 1357 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

RESERVATION OF EASEMENTS
THERE ARE HEREBY EXPRESSLY RESERVED NON-EXCLUSIVE EASEMENTS OF TEN FEET IN WIDTH ALONG ALL FRONT AND FIVE FEET IN WIDTH ALONG ALL SIDE AND REAR LOT LINES. THE EXPRESS PURPOSE OF THIS EASEMENT IS FOR ACCESS TO DRIVEWAY SURFACE AND UNDERGROUND DRAINAGE AND UNDERGROUND UTILITIES. 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 ANY ELECTRIC TELEPHONE, GAS OR OTHER UTILITIES WHERE SOME OTHER LOT IS INTERFERED AS A BUILDING SITE. THE OUTSIDE BOUNDARIES OF SAID BUILDING SITE SHALL CARRY SAID EASEMENTS AND THE INTERFERENCES OF THE EASEMENT SHALL NOT EXIST.

THERE ARE HEREBY EXPRESSLY RESERVED FOR PEACE RIVER ELECTRIC COOPERATIVE, INC. AND SERVICE PROVIDERS SUCH AS COMMUNICATIONS, ELECTRIC AND NATURAL GAS, AND THEIR SUCCESSORS AND/OR ASSIGNS, TEN (10) FOOT WIDE NON-EXCLUSIVE UTILITY EASEMENTS, TRIG PARALLEL AND CONTIGUOUS WITH THE OUTSIDE PERMETERS OF THE PRIVATE FRONT OF LOTS FOR THE EXPRESS PURPOSES OF CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF UNDERGROUND UTILITY FACILITIES. SUCH UTILITY EASEMENTS 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 ANY ELECTRIC TELEPHONE, GAS OR OTHER UTILITIES.

ALL OTHER EASEMENTS SHOWN ON THIS PLAT ARE HEREBY RESERVED BY PRIVATE PARTY FOR THE PURPOSES NOTED.

CERTIFICATE OF APPROVAL OF CLERK OF CIRCUIT COURT

STATE OF FLORIDA }
COUNTY OF MANATEE } 55

I, ANGELINA COLANASSO CLERK OF THE CIRCUIT COURT OF MANATEE 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 RELATING TO THIS PLAT AND THAT THIS PLAT HAS BEEN FILED FOR RECORD IN PLAT BOOK 62, PAGE 134 THROUGH 139 PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, THIS 28th DAY OF December, 2017.

CERTIFICATE OF APPROVAL OF BOARD OF COUNTY COMMISSIONERS

STATE OF FLORIDA }
COUNTY OF MANATEE } 55

IT IS HEREBY CERTIFIED THAT THIS PLAT HAS BEEN OFFICIALLY APPROVED FOR RECORD AND ALL FEES OF DEDICATION ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, THIS 28th DAY OF December, 2017.

BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA
ANGELINA COLANASSO, CLERK OF THE CIRCUIT COURT

CERTIFICATE OF SURVEYOR
I, THE UNDERSIGNED LICENSED AND REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS BEING SUBMITTED. THAT THIS PLAT WAS PREPARED UNDER AN ORDER AND SUPERVISION AND COMPLIES WITH ALL THE REQUIREMENTS OF CHAPTER 117, PART 1, OF THE FLORIDA STATUTES AND THE PLATING REQUIREMENTS OF MANATEE COUNTY'S LAND DEVELOPMENT CODE AND THAT THE PERMANENT REFERENCE MONUMENTS (PERMS) WERE INSTALLED ON SEPTEMBER 21, 2017 AS SHOWN HEREON AND THAT THE "TOP OF PERMANENT CONCRETE POINTS" AS SHOWN HEREON, AND ALL OTHER MONUMENTATION AND LOT CORNERS, POINTS OF INTERSECTION AND CHANGES OF DIRECTION OF LINES WITHIN THE SUBDIVISION AS REQUIRED BY SAID CHAPTER 117 OF THE FLORIDA STATUTES WILL BE CERTIFIED BY AN OFFICIAL AGENCY WITHIN ONE (1) YEAR OF RECORDING OR PRIOR TO THE RELEASE OF THE APPROVED PLAT BOND.

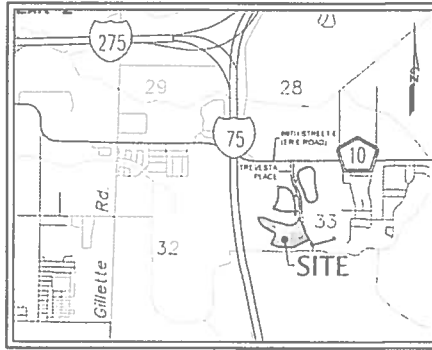
GEORGE SURVEYING INC. LICENSED SURVEYOR #5814, MEMBER ILSM #18754
1932 E 5TH AVENUE
TAMPA, FLORIDA 33605
DATE: 12/5/17
PROFESSIONAL LAND SURVEYOR NO. 65642

CERTIFICATE OF APPROVAL OF THE COUNTY SURVEYOR

STATE OF FLORIDA }
COUNTY OF MANATEE } 55

IT IS HEREBY CERTIFIED THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH THE REQUIREMENTS OF CHAPTER 117, PART 1 OF THE FLORIDA STATUTES AND THE PLATING REQUIREMENTS OF MANATEE COUNTY'S LAND DEVELOPMENT CODE. THE PLATING DATA HAS NOT BEEN VERIFIED.

DATE: 12/6/2017
PROFESSIONAL LAND SURVEYOR FOR FLORIDA
MANATEE COUNTY SURVEYOR



- 1) THIS PARCEL CONTAINS 21.534 ACRES, MORE OR LESS.
- 2) THIS PARCEL DESCRIBED HEREON IS LOCATED IN FLOOD ZONE "A" PER FLOOD INSURANCE RATE MAP NUMBER 175410C, EFFECTIVE DATE MARCH 17, 2014, COMMUNITY NUMBER 12012, PANEL 0154E.
- 3) ALL LINES THAT INTERSECT A CURVE THAT ARE NOT LABELED NON-RADIAL (N) ARE RADIAL.
- 4) ALL UTILITY LINES WILL BE INSTALLED UNDERGROUND.
- 5) 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), 1992 ADJUSTMENT AS ESTABLISHED FROM NATIONAL GEOLOGIC SURVEY (NGS) HORIZONTAL CONTROL MONUMENTS DESIGNATED 105 007 (NAD 83) AND 105 014 (SCALE FACTOR 0.999743) AND GILLETTE (SCALE FACTOR 0.999743).
- 6) THE COVERAGE AREA TRACT SHOWN HEREON WILL BE MONUMENTED WITHIN THE STATUTORY TOP FOOT PER CHAPTER 117 OF THE FLORIDA STATUTES.
- 7) NON-VEHICULAR MONUMENTS AND EGRESS IS PROHIBITED WITHIN ANY AREAS DEDICATED ON THIS PLAT AS NON-ACCESSION EGRESS, AS SET FORTH IN THE DECLARATION.
- 8) TYPED BENCHMARKS HAVE BEEN SET WITHIN THIS PLAT AS SHOWN ON SHEET 7 OF THIS PLAT. THE ORIGINATING BENCHMARK IS A NATIONAL GEOLOGIC SURVEY MONUMENT WITH SURVEY DATA: 715 84 446 RU 1 (NAD 83), HAVING A REPORTED ELEVATION OF 41.27 FEET AND BASED ON THE NORTH AMERICAN DATUM OF 1988 (NAD 88) LOCATED AT THE INTERSECTION OF INTERSTATE ROUTE 75 AND THE EASE ROAD OVERPASS. IT IS SET IN THE TOP OF THE NORTH CONCRETE VALWAY, 18.7 FEET NORTHEAST OF THE CENTER OF THE ROAD AND 27.0 FEET SOUTHEAST OF THE NORTHEAST END OF THE NORTHEAST CONCRETE QUADRANT. VERTICAL CONVERSION: 1029 (NAD 83) PER VERTCON SOFTWARE.
- 9) VISIBILITY TRIANGLES MUST BE MAINTAINED PER THE LAND DEVELOPMENT CODE OF MANATEE COUNTY, FLORIDA.

CERTIFICATE OF OWNERSHIP AND DEDICATION
PURSUANT TO FLORIDA STATUTE 171.01, THE UNDERSIGNED JAMES P. HARVEY, AS VICE PRESIDENT OF TREVESTA LLC, A LIMITED LIABILITY COMPANY LICENSED TO DO BUSINESS IN THE STATE OF FLORIDA (DEVELOPER) AND AS CHAIRMAN OF THE TREVESTA COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO CHAPTER 180, FLORIDA STATUTES AND LOCATED IN MANATEE COUNTY, FLORIDA (THE DISTRICT), DEVELOPER AND DISTRICT COLLECTIVELY HEREIN, HEREBY CERTIFY OWNERSHIP OF THE PROPERTY DESCRIBED HEREON AND HAS CAUSED THIS PLAT ENTITLED TREVESTA - PHASE IIA TO BE MADE AND DOES HEREBY DEDICATE THE FOLLOWING:

- A. A PUBLIC UTILITY EASEMENT ACROSS TRACT A, EDGE PER WITH A TEN (10) FOOT WIDE PUBLIC UTILITY EASEMENT LINES PARALLEL AND CONTIGUOUS WITH THE OUTSIDE PERIMETERS OF SUCH TRACT FOR INSTALLATION, OPERATION AND MAINTENANCE OF PUBLIC WATER AND WASTEWATER INFRASTRUCTURE FACILITIES AND WATER MAINTENANCE PLACEMENTS THEREON.
- B. A NON-EXCLUSIVE EGRESS AND EGRESS EASEMENT ACROSS TRACT A FOR EMERGENCY LANE ACCESS TO THE DISTRICT TO ITS SUCCESSORS (AS OR ACCORDING TO THE FOLLOWING).
- C. TRACT A FOR MAINTENANCE AND OPERATION OF LANDSCAPE, BUFFERS, IRRIGATION, WALL DRAINAGE AND UTILITY PURPOSES AS SHOWN ON THIS PLAT OF TREVESTA - PHASE IIA. OWNERS HEREBY RESERVES THE RIGHT TO GRANT BY SEPARATE INSTRUMENT TO A PRIVATE IRRIGATION UTILITY COMPANY SUCH NECESSARY EASEMENTS OVER SAID TRACT A FOR INSTALLATION, OPERATION AND MAINTENANCE OF PRIVATELY OWNED IRRIGATION UTILITY FACILITIES AND FOR WATER INFRASTRUCTURE.
- D. TRACT A FOR OPEN SPACE.
- E. TRACT A FOR USE AS A HATLANA WETLAND BUFFERS DRAINAGE AND DRAINAGE FACILITIES AND
- F. A NON-EXCLUSIVE DRAINAGE AND ACCESS EASEMENT OVER ALL PRIVATE DRAINAGE & ACCESS EASEMENTS AND PRIVATE DRAINAGE EASEMENTS SHOWN ON THIS PLAT OF TREVESTA - PHASE IIA.
- G. THE TEN (10) FOOT WIDE PUBLIC UTILITY EASEMENT DEDICATED IN PARAGRAPH A, ABOVE IS ALSO FOR INSTALLATION, OPERATION AND MAINTENANCE OF PRIVATELY OWNED UTILITY FACILITIES.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED THE SEAL OF THE COMPANY THIS 28th DAY OF December, 2017.

JAMES P. HARVEY
VICE PRESIDENT
TREVESTA LLC

NOTARY ACKNOWLEDGMENT
STATE OF FLORIDA }
COUNTY OF MANATEE } 55

THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF December, 2017, BY JAMES P. HARVEY, AS VICE PRESIDENT OF TREVESTA LLC, A DELAWARE LIMITED LIABILITY COMPANY, WHO IS PERSONALLY KNOWN TO ME OR PRODUCED AS IDENTIFICATION.

COMMISSION EXPIRES 01/27/20
NOTARY PUBLIC SIGNATURE
PRINCE NAME
COMMISSION NO. FP 941000

CERTIFICATE OF ACCEPTANCE
STATE OF FLORIDA }
COUNTY OF HILLSBOROUGH } 55

THE DEDICATION TO TREVESTA COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO CHAPTER 180, FLORIDA STATUTES AND LOCATED IN MANATEE COUNTY, FLORIDA (THE DISTRICT) WERE ACCEPTED AT AN OPEN MEETING OF THE DISTRICT.

IN WITNESS WHEREOF, THE DISTRICT HAS CAUSED THESE PRESENTS TO BE EXECUTED BY ITS ONLY AUTHORIZED OFFICER THIS 28th DAY OF December, 2017.

ATTEST:
ASSISTANT SECRETARY
TREVESTA COMMUNITY DEVELOPMENT DISTRICT, A LOCAL UNIT OF SPECIAL PURPOSE GOVERNMENT ESTABLISHED PURSUANT TO CHAPTER 180, FLORIDA STATUTES AND LOCATED IN MANATEE COUNTY, FLORIDA
JAMES P. HARVEY, CHAIRMAN

NOTARY ACKNOWLEDGMENT

STATE OF FLORIDA }
COUNTY OF MANATEE } 55

THE FOREGOING CERTIFICATE OF OWNERSHIP AND DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF December, 2017, BY JAMES P. HARVEY, AS CHAIRMAN OF TREVESTA COMMUNITY DEVELOPMENT DISTRICT, WHO IS PERSONALLY KNOWN TO ME OR PRODUCED AS IDENTIFICATION.

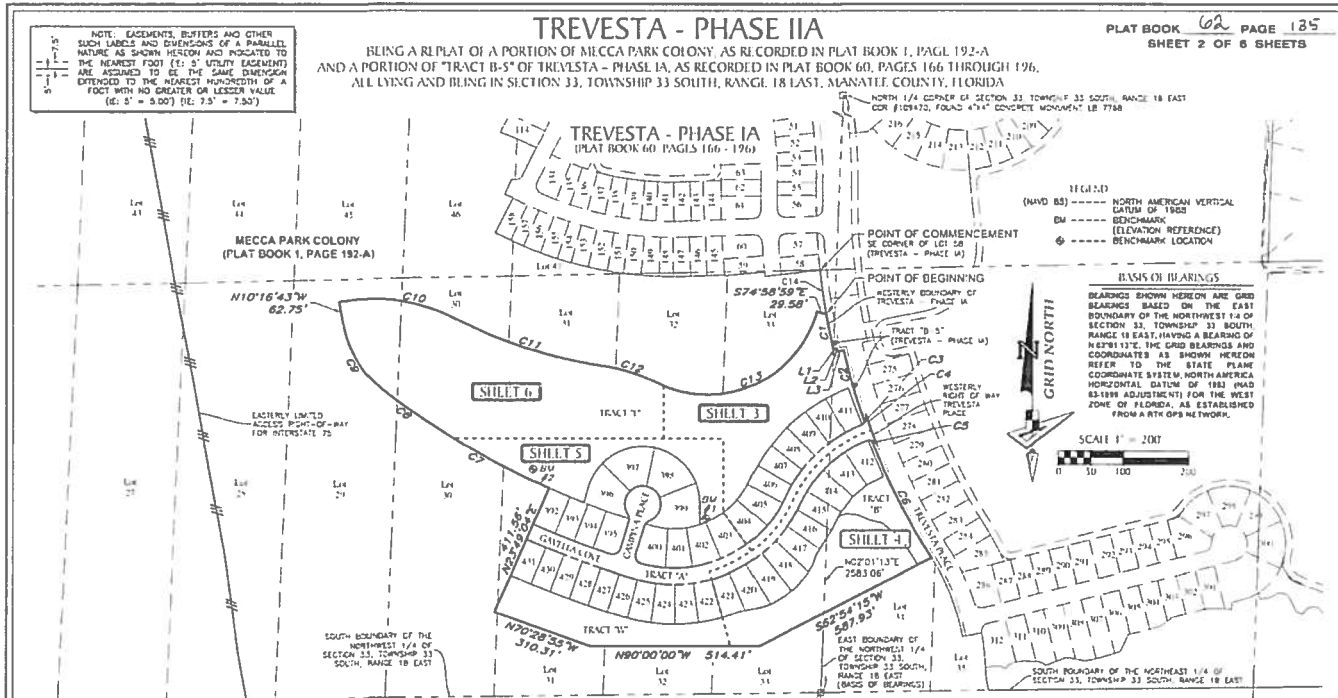
DATE: 12/6/2017
NOTARY PUBLIC SIGNATURE
PRINCE NAME
COMMISSION EXPIRES 01/27/20

GeoPoint
Surveying, Inc.
1401 E. 5th Avenue
Tampa, Florida 33605
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Phone: (813) 246-8888
Fax: (813) 246-2266
Licensed Business Number: 187748

TREVESTA - PHASE IIA

BEING A PLAT OF A PORTION OF MECCA PARK COLONY AS RECORDED IN PLAT BOOK 1, PAGE 192-A AND A PORTION OF TRACT B-5 OF TREVESTA - PHASE IA, AS RECORDED IN PLAT BOOK 60, PAGES 166 THROUGH 196, ALL LYING AND BEING IN SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA

NOTE: EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON ARE INDICATED TO THE NEAREST FOOT (E.G. 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDRETH OF A FOOT WITH NO GREATER OR LESSER VALUE (E.G. 5' = 5.00' (E); 7.5' = 7.50')



BENCHMARK #1
SET IN 4" X 4" STAMPED 18726 RM ON SOUTHEAST CORNER OF DRAINAGE STRUCTURE ELEVATION = 33.58 (NAVD 88)

BENCHMARK #2
SET IN 4" X 4" STAMPED 18726 RM ON SOUTHWEST CORNER OF HEADWALL ELEVATION = 29.45 (NAVD 88)

TRACT	DESIGNATION	LAND AREA
TRACT "A"	PRIVATE RIGHT OF WAY, PUBLIC UTILITY EASEMENT AND PRIVATE DRAINAGE EASEMENT	78,453 Square Feet
TRACT "B"	OPEN SPACE	25,484 Square Feet
TRACT "C"	PRIVATE DRAINAGE AND ACCESS EASEMENT PUBLIC FLOWAGE EASEMENT	469,353 Square Feet
TRACT "A"	CONSERVATION AREA	155,956 Square Feet

DESCRIPTION A portion of MECCA PARK COLONY according to the plat thereof recorded in Plat Book 1, Page 192-A of the Public Records of Manatee County, Florida. Together with a portion of TRACT B-5 OF TREVESTA - PHASE IA, according to the plat thereof recorded in Plat Book 60, Pages 166 through 196 of the Public Records of Manatee County, Florida lying in Section 33, Township 33 South, Range 18 East, Manatee County, Florida and being more particularly described as follows:

COMMENCE at the Southeast corner of LOT 58 of said TREVESTA - PHASE IA, said point being on the Westerly boundary of said TREVESTA - PHASE IA, run thence along said Westerly boundary, Southerly 135.05 feet along the arc of a curve to the left having a radius of 2062.00 feet and a central angle of 03°45'09" (chord bearing S 07°58'38" E, 135.03 feet) to the POINT OF BEGINNING, thence continue along said Westerly boundary the following five (5) courses: 1) Southerly 110.42 feet along the arc of a curve to the left having a radius of 2062.00 feet and a central angle of 03°04'06" (chord bearing S 11°23'15" E, 110.41 feet); 2) N 214°77'04" E, a distance of 10.00 feet; 3) S 13°03'47" E, a distance of 10.00 feet; 4) N 77°04'42" E, a distance of 17.00 feet; 5) Southerly 229.97 feet along the arc of a non-tangent curve to the left having a radius of 2035.00 feet and a central angle of 06°28'30" (chord bearing N 07°18'29" E, 229.85 feet), thence Northerly 23.05 feet along the arc of a curve to the left having a radius of 25.00 feet and a central angle of 52°51'00" (chord bearing N 07°18'29" E, 22.25 feet) to a point on the Westerly right-of-way of TREVESTA - PHASE IA, thence along said Westerly right-of-way, Southerly 98.83 feet along the arc of a curve to the left having a radius of 2035.00 feet and a central angle of 02°47'47" (chord bearing S 02°10'55" E, 98.82 feet), thence Northerly 33.08 feet along the arc of a curve to the left having a radius of 25.00 feet and a central angle of 52°51'00" (chord bearing N 43°23'19" W, 22.25 feet) to aforesaid Westerly boundary of said TREVESTA - PHASE IA, thence along said Westerly boundary, Southeasterly 42.03 feet along the arc of a curve to the left having a radius of 2035.00 feet and a central angle of 11°19'15" (chord bearing S 27°00'40" E, 42.13 feet), thence S 82°54'15" W, a distance of 587.93 feet, thence N 60°00'00" W, a distance of 514.41 feet, thence N 70°29'55" W, a distance of 310.31 feet, thence N 23°49'04" E, a distance of 411.58 feet, thence Northerly 475.77 feet along the arc of a curve to the right having a radius of 2510.00 feet and a central angle of 02°51'37" (chord bearing N 60°45'08" W, 475.05 feet), thence Northerly 95.02 feet along the arc of a compound curve to the right having a radius of 2510.00 feet and a central angle of 02°10'08" (chord bearing N 54°14'15" W, 95.01 feet), thence Northerly 255.85 feet along the arc of a compound curve to the right having a radius of 355.00 feet and a central angle of 42°52'28" (chord bearing N 31°42'57" W, 259.48 feet), thence N 01°16'43" W, a distance of 82.75 feet, thence Easterly 357.33 feet along the arc of a non-tangent curve to the right having a radius of 565.00 feet and a central angle of 37°15'03" (chord bearing S 91°25'30" E, 350.90 feet), thence Easterly, 470.91 feet along the arc of a reverse curve to the left having a radius of 1435.00 feet and a central angle of 18 48'11" (chord bearing S 72°12'10" E, 468.82 feet), thence Easterly 175.84 feet along the arc of a reverse curve to the right having a radius of 565.00 feet and a central angle of 17°49'53" (chord bearing S 72°41'10" E, 175.13 feet), thence Northerly 529.42 feet along the arc of a reverse curve to the left having a radius of 345.00 feet and a central angle of 101°12'36" (chord bearing N 65°37'10" E, 533.22 feet), thence S 74°58'59" E, a distance of 29.58 feet to aforesaid Westerly boundary of said TREVESTA - PHASE IA and the POINT OF BEGINNING.

NO.	BEARING	DELTA	ARC	CHORD	BEARING
C1	2262.00'	370'08"	110.42'	110.41'	S 11°23'15" E
C2	2035.00'	678'30"	229.97'	229.85'	S 16°28'30" E
C3	25.00'	52°51'00"	23.06'	22.25'	N 07°18'29" E
C4	2035.00'	2'47'47"	98.83'	98.82'	S 02°10'55" E
C5	25.00'	52°51'00"	23.06'	22.25'	N 07°18'29" E
C6	2035.00'	11°19'15"	402.68'	401.42'	S 27°00'40" E
C7	2510.00'	102°51'37"	475.77'	475.05'	N 60°45'08" W
C8	2510.00'	2'10'08"	95.02'	95.01'	N 54°14'15" W
C9	355.00'	42°52'28"	259.48'	259.48'	N 31°42'57" W
C10	565.00'	37°15'03"	357.33'	356.90'	S 91°25'30" E
C11	1435.00'	18°48'11"	470.91'	468.82'	S 72°12'10" E
C12	565.00'	17°49'53"	175.84'	175.13'	S 72°41'10" E
C13	345.00'	101°12'36"	529.42'	533.22'	N 65°37'10" E
C14	29.58'	3'45'09"	135.02'	135.03'	S 07°58'38" E

NO.	BEARING	LENGTH
L1	N 77°04'42" E	10.00'
L2	S 13°03'47" E	10.00'
L3	N 77°04'42" E	17.00'

GRID NORTH

BEARINGS SHOWN HEREON ARE GRID BEARINGS BASED ON THE EAST BOUNDARY OF THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, HAVING A BEARING OF N 07°18'29" E. THE GRID BEARINGS AND COORDINATE SYSTEMS HEREON REFER TO THE STATE PLANE COORDINATE SYSTEM NORTH AMERICA 83-1989 ADJUSTMENT FOR THE WEST ZONE OF FLORIDA, AS ESTABLISHED FROM A RTK GPS NETWORK.

SCALE 1" = 200'

GeoPoint Surveying, Inc.
1401 E. 15th Avenue
Tampa, Florida 33610
www.geopointsurvey.com

Phone: (813) 248-8855
Fax: (813) 248-2766
E-mail: sales@geopoint.com

TREVESTA - PHASE IIA

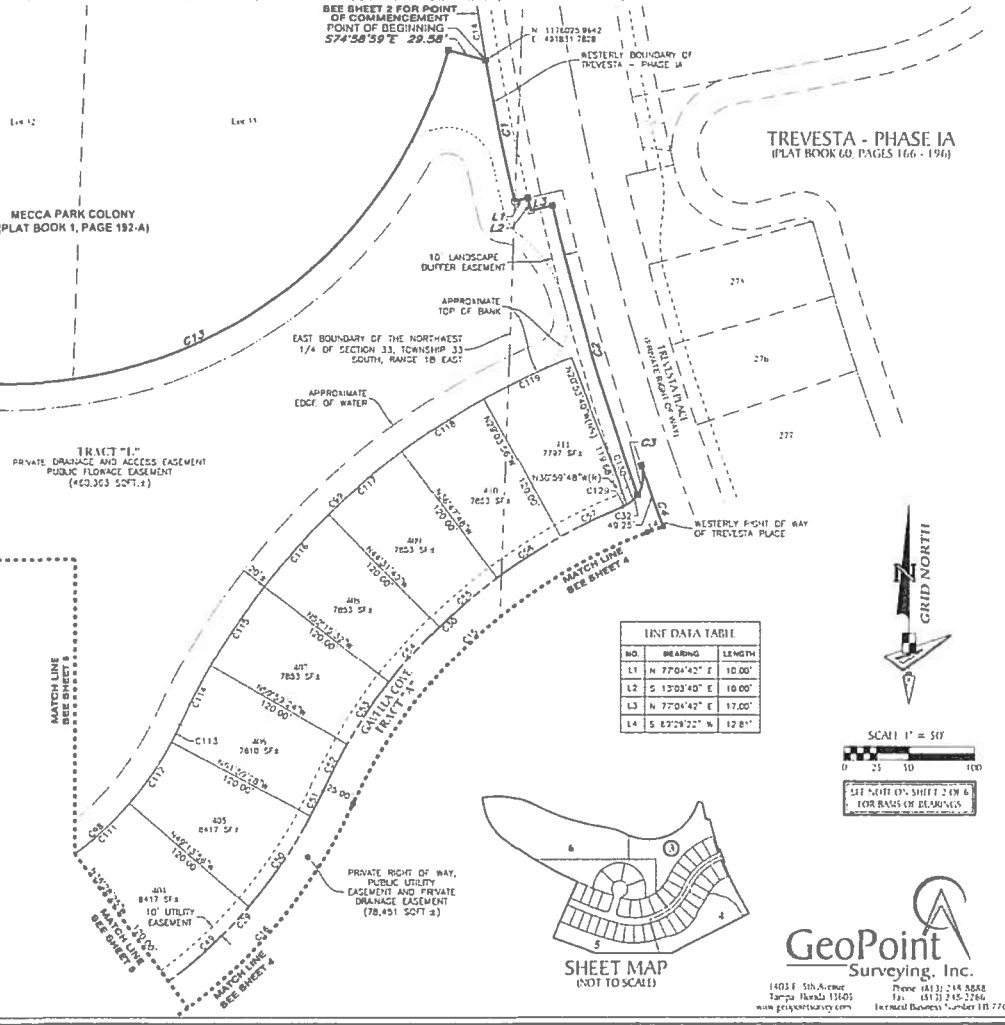
BEING A REPLAT OF A PORTION OF MECCA PARK COLONY, AS RECORDED IN PLAT BOOK 1, PAGE 192-A AND A PORTION OF TRACT B-5 OF TREVISTA - PHASE IA, AS RECORDED IN PLAT BOOK 60, PAGES 166 THROUGH 196, ALL LYING AND BEING IN SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA

PLAT BOOK 62 PAGE 136
SHEET 3 OF 6 SHEETS

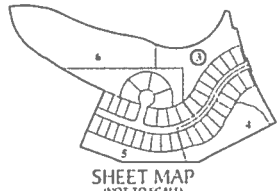
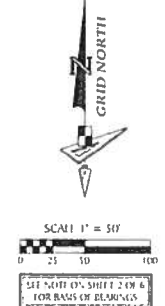
NO	RADIUS	DELTA	ARC	CHORD	BEARING
C1	2063.00'	334°06'	119.42'	116.41'	S 11°33'15" E
C2	2035.00'	028°30'	229.97'	229.65'	S 16°26'26" E
C3	25.00'	029°10'00"	23.05'	22.25'	W 07°18'29" E
C4	2025.00'	247°43'	98.83'	98.92'	S 20°32'55" E
C13	345.00'	101°12'36"	409.42'	533.22'	N 65°37'19" E
C14	2067.00'	345°09'	135.02'	135.02'	S 07°58'28" E
C15	400.00'	44°48'34"	317.83'	304.82'	S 47°03'05" W
C16	400.00'	81°25'30"	569.63'	527.70'	S 65°28'38" W
C29	375.00'	87°29'42"	525.85'	484.50'	N 84°55'42" E
C30	425.00'	43°29'03"	291.44'	313.83'	S 49°23'20" W
C32	25.00'	87°37'51"	38.02'	34.48'	N 24°56'55" E
C49	375.00'	12°45'31"	63.51'	63.33'	N 47°28'49" E
C50	375.00'	12°45'31"	63.51'	63.33'	N 34°23'18" E
C51	375.00'	319°44'	21.79'	21.78'	N 26°29'42" E
C52	425.00'	5°19'47"	39.53'	39.52'	S 27°23'42" W
C53	425.00'	74°32'	57.32'	57.32'	S 33°51'39" W
C54	425.00'	74°32'	57.32'	57.32'	S 41°38'24" W

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C55	425.00'	74°32'	57.32'	57.32'	S 47°27'16" W
C56	425.00'	74°32'	57.32'	57.32'	S 37°04'06" W
C57	425.00'	70°44'	52.52'	52.48'	S 64°28'08" W
C58	25.00'	48°16'13"	208.89'	203.10'	S 48°08'55" W
C59	445.00'	43°59'05"	418.19'	408.19'	S 45°42'22" W
C111	255.00'	12°45'31"	56.78'	56.67'	N 47°28'49" E
C112	255.00'	12°45'31"	56.78'	56.67'	N 34°23'18" E
C113	25.00'	319°44'	14.82'	14.81'	N 26°29'42" E
C114	345.00'	5°19'47"	50.70'	50.68'	S 27°23'42" W
C115	345.00'	74°32'	73.54'	73.48'	S 33°52'32" W
C116	345.00'	74°32'	73.54'	73.48'	S 41°36'24" W
C117	345.00'	74°32'	73.54'	73.48'	S 49°22'16" W
C118	345.00'	74°32'	73.54'	73.48'	S 57°04'08" W
C119	345.00'	74°32'	73.54'	73.48'	S 64°48'00" W
C128	25.00'	8°00'38"	3.93'	3.93'	N 67°10'32" E
C130	25.00'	25°16'14"	11.03'	10.84'	N 48°22'06" E

LEGEND:
 ■ --- Indicates (P.R.M.) Permanent Reference Monument - 4" x 4" Concrete Monument LB7765, unless otherwise noted.
 ● --- Indicates (P.C.P.) Permanent Control Point LB7765
 (NR) --- Indicates non-precise line
 PDAC --- Private Drainage & Access Easement
 PTE --- Public Flowage Easement



NO	BEARING	LENGTH
L1	N 77°04'42" E	10.00'
L2	S 15°03'40" E	10.00'
L3	N 77°04'42" E	17.00'
L4	S 87°29'22" N	12.81'

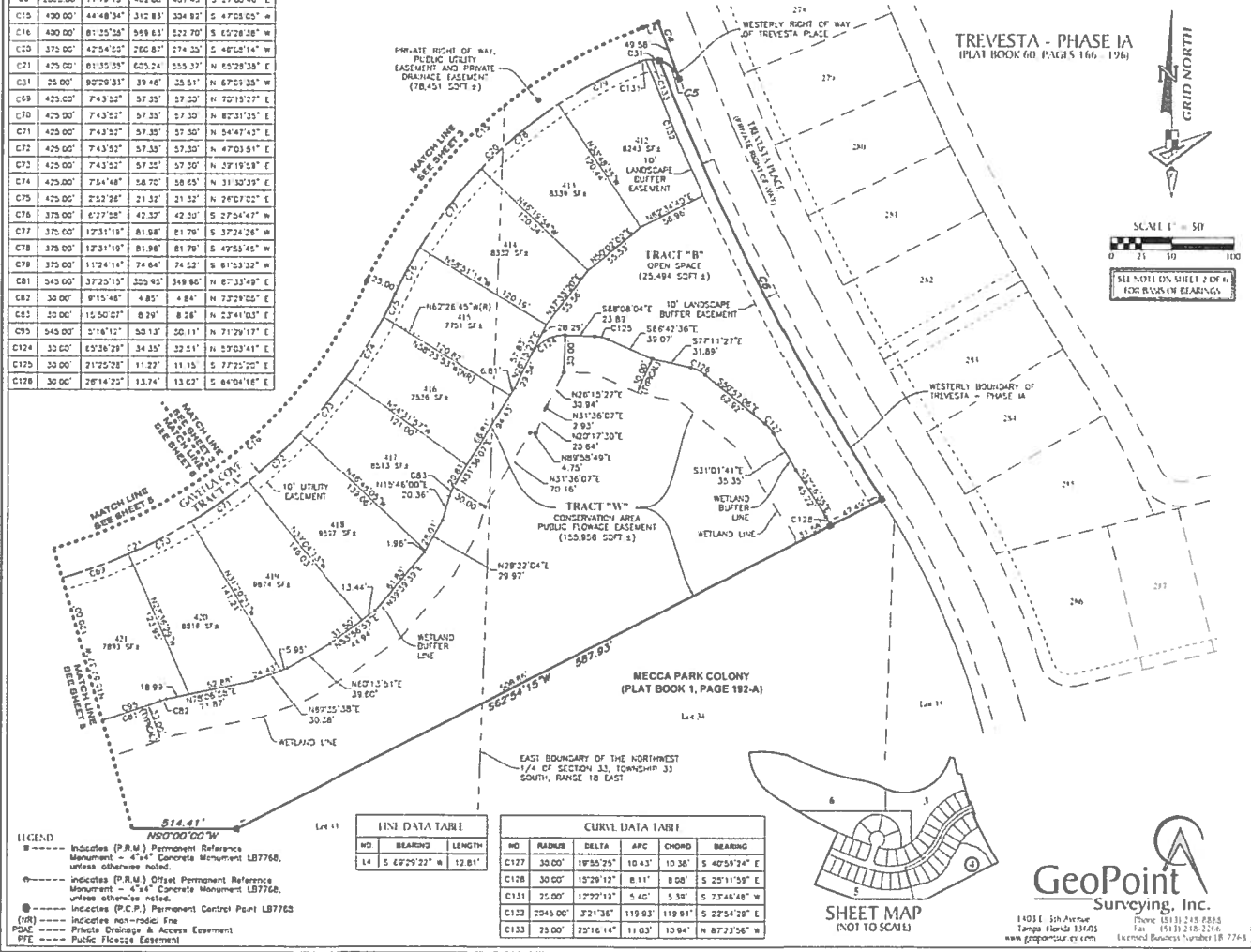


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 1403 E 5th A. Ave
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Fax (813) 245-2766
Inland Business Center 118 7768

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C4	2025.00	747.47	88.83	88.82	S 20°32'55" E
C5	25.00	57.51007	23.00	22.25	N 48°22'19" W
C8	2025.00	1119.15	402.08	401.43	S 27°00'46" E
C15	400.00	44.4834	312.83	304.82	S 47°05'25" W
C16	400.00	81.2528	598.83	522.70	S 65°28'28" W
C20	375.00	42.5422	262.87	274.22	S 48°16'14" E
C21	425.00	81.3525	625.24	553.37	N 65°28'38" E
C31	25.00	90.7831	39.46	35.51	N 67°13'25" W
C69	425.00	74.3257	57.35	57.30	N 70°15'27" E
C70	425.00	74.3257	57.35	57.30	N 82°31'25" E
C71	425.00	74.3257	57.35	57.30	N 54°47'42" E
C72	425.00	74.3257	57.35	57.30	N 47°03'51" E
C73	425.00	74.3257	57.35	57.30	N 37°19'21" E
C74	425.00	75.448	58.70	58.65	N 31°30'35" E
C75	425.00	2.5229	21.32	21.32	N 28°07'02" E
C76	375.00	42.7728	42.32	42.32	S 27°54'47" N
C77	375.00	12.3119	81.98	81.79	S 37°21'26" W
C78	375.00	12.3119	81.98	81.79	S 47°55'45" W
C79	375.00	11.7414	74.64	74.52	S 81°53'32" W
C81	345.00	37.2515	255.45	349.80	N 67°33'49" E
C82	30.00	9.1548	4.85	4.84	N 72°29'02" E
C83	30.00	15.5027	8.29	8.28	N 82°41'03" E
C93	345.00	5.1812	50.13	50.11	N 71°29'17" E
C124	30.00	63.3629	34.35	32.51	N 27°03'41" E
C125	30.00	21.7528	11.27	11.15	S 72°27'22" E
C178	30.00	28.1425	13.74	13.62	S 84°04'16" E

TREVESTA - PHASE IIA
 BEING A RI PLAT OF A PORTION OF MECCA PARK COLONY, AS RECORDED IN PLAT BOOK 1, PAGE 192-A
 AND A PORTION OF TRACT B-5 OF TREVESTA - PHASE IA, AS RECORDED IN PLAT BOOK 60, PAGES 166 THROUGH 196.
 ALL LYING AND BEING IN SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA

PLAT BOOK 62 PAGE 137
 SHEET 4 OF 8 SHEETS



NO	BEARING	LENGTH
L4	S 67°29'22" W	12.81'

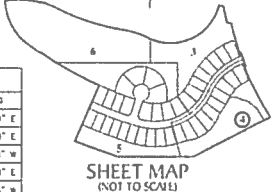
NO	RADIUS	DELTA	ARC	CHORD	BEARING
C127	30.00	19.5525	10.43	10.38	S 40°58'24" E
C128	30.00	15.2912	8.11	8.08	S 29°11'59" E
C131	25.00	12.9219	5.40	5.38	S 73°45'48" W
C132	2045.00	321.38	119.83	119.81	S 22°54'28" E
C133	25.00	22.1614	11.03	10.94	N 87°23'56" W

TREVESTA - PHASE IA
 (PLAT BOOK 60, PAGES 166, 196)

GRID NORTH

SCALE 1" = 50'

SEE NOTE ON SHEET 2 OF 8 FOR BOUNDARY BEARINGS



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TREVESTA - PHASE IIA

PLAT BOOK 62 PAGE 136
SHEET 5 OF 6 SHEETS

BEING A REPLAT OF A PORTION OF MECCA PARK COLONY, AS RECORDED IN PLAT BOOK 1, PAGE 192-A AND A PORTION OF "TRACT B-5" OF TREVESTA - PHASE IA, AS RECORDED IN PLAT BOOK 60, PAGES 166 THROUGH 176, ALL LYING AND BEING IN SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C121	175.00'	56°33'28"	172.75'	165.87'	S 73°34'31" W
C122	175.00'	56°33'28"	172.75'	165.87'	N 47°22'01" W
C123	175.00'	21°12'25"	64.77'	64.40'	N 17°52'04" W

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C7	2510.00'	10°51'39"	475.77'	475.05'	N 62°45'28" W
C16	400.00'	81°35'38"	569.43'	522.70'	S 62°28'38" W
C17	3650.00'	7°32'31"	349.24'	346.31'	N 69°57'15" W
C18	2655.00'	6°35'28"	325.43'	320.26'	S 69°28'41" E
C19	2655.00'	6°35'28"	325.43'	320.26'	S 69°28'41" E
C20	2655.00'	6°35'28"	325.43'	320.26'	S 69°28'41" E
C21	425.00'	81°35'38"	605.24'	550.37'	N 83°28'58" E
C22	2650.00'	7°32'31"	352.85'	352.60'	S 69°57'15" E
C23	2630.00'	5°29'29"	252.07'	251.87'	S 68°55'41" E
C24	25.00'	81°00'58"	39.75'	35.69'	N 67°46'52" E
C25	25.00'	51°19'04"	32.38'	21.63'	N 68°25'23" W
C26	53.00'	287°38'08"	771.31'	68.75'	N 72°46'25" W
C27	25.00'	51°19'04"	32.38'	21.63'	S 42°53'27" E
C28	25.00'	97°02'53"	45.16'	35.98'	S 28°47'54" E
C29	375.00'	80°29'47"	528.85'	484.58'	N 84°55'42" E
C33	2630.00'	1°34'35"	72.38'	72.35'	S 60°58'14" E
C34	2650.00'	1°21'41"	62.50'	62.50'	S 60°28'22" E
C35	2630.00'	1°21'41"	62.50'	62.50'	S 60°28'22" E
C36	2630.00'	1°11'39"	54.72'	54.72'	S 71°04'40" E
C37	25.00'	16°39'43"	7.27'	7.24'	N 68°53'44" E
C38	75.00'	34°39'21"	15.12'	14.83'	N 16°45'49" W
C39	55.00'	79°23'16"	76.21'	70.26'	S 65°56'09" W
C40	55.00'	56°33'28"	54.29'	52.11'	S 72°34'31" W
C41	55.00'	56°33'28"	54.29'	52.11'	N 49°52'01" E
C42	55.00'	90°07'56"	86.52'	77.87'	N 23°28'41" E
C43	25.00'	34°28'21"	10.12'	14.91'	S 51°12'58" W
C44	25.00'	16°39'43"	7.27'	7.24'	S 25°33'27" W
C45	375.00'	11°14'15"	72.52'	73.45'	S 67°28'32" E
C46	375.00'	12°48'21"	83.31'	83.31'	N 87°33'28" E
C47	375.00'	13°49'37"	80.50'	80.28'	N 74°16'01" E
C48	375.00'	13°49'37"	80.50'	80.28'	N 67°26'24" E
C49	2650.00'	1°22'46"	64.52'	64.52'	S 66°52'19" E
C50	2650.00'	1°18'24"	58.56'	59.58'	S 63°11'54" E
C51	2650.00'	1°18'24"	58.56'	59.58'	S 67°28'18" E
C52	2650.00'	1°18'24"	58.56'	59.58'	S 70°44'42" E
C53	2650.00'	1°18'24"	58.56'	59.58'	S 72°01'05" E
C54	2650.00'	1°04'16"	50.10'	50.10'	S 73°11'25" E
C55	435.00'	1°13'35"	9.10'	9.10'	S 74°20'21" E
C56	435.00'	7°43'52"	57.25'	57.25'	S 78°49'04" E

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C100	2510.00'	1°34'35"	69.05'	69.05'	S 66°58'14" E
C101	2510.00'	1°21'41"	59.64'	59.64'	S 68°26'22" E
C102	2510.00'	3°23'23"	147.77'	147.75'	N 73°29'33" W
C103	2510.00'	1°21'41"	59.64'	59.64'	S 62°48'23" E
C104	2510.00'	1°41'50"	74.33'	74.35'	S 71°18'49" E
C105	2510.00'	0°21'28"	15.67'	15.67'	N 73°32'50" W

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C106	2600.00'	1°04'16"	52.35'	52.35'	S 73°11'25" E
C107	2600.00'	1°13'35"	11.67'	11.67'	S 74°20'21" E
C108	2500.00'	7°43'52"	73.54'	73.48'	S 78°49'04" E
C109	2500.00'	7°43'52"	73.54'	73.48'	N 85°43'11" E
C110	2500.00'	12°45'31"	56.78'	56.67'	N 87°33'35" E
C111	2500.00'	13°49'37"	81.54'	81.39'	N 74°16'01" E
C112	175.00'	164°05'17"	300.92'	346.60'	N 82°23'00" W
C113	175.00'	29°48'38"	93.66'	89.65'	S 32°27'19" W

NO	RADIUS	DELTA	ARC	CHORD	BEARING
C114	2500.00'	34°38'26"	154.24'	151.90'	S 68°56'44" W
C115	2500.00'	12°20'06"	54.90'	54.79'	S 78°53'36" E
C116	255.00'	12°45'31"	56.78'	56.67'	N 87°33'35" E
C117	255.00'	13°49'37"	81.54'	81.39'	N 74°16'01" E
C118	175.00'	164°05'17"	300.92'	346.60'	N 82°23'00" W
C119	175.00'	29°48'38"	93.66'	89.65'	S 32°27'19" W



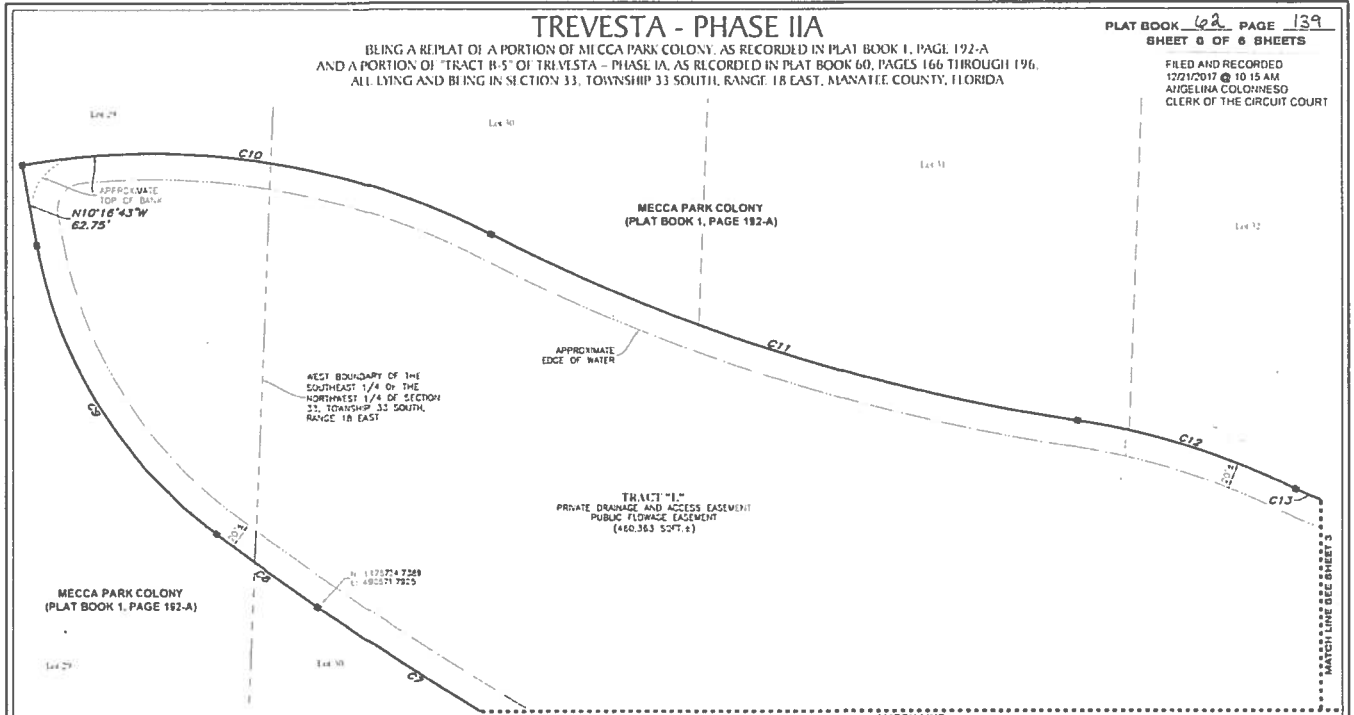
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Local Business Number LB 7763

TREVESTA - PHASE IIA

BEING A REPLAT OF A PORTION OF MECCA PARK COLONY, AS RECORDED IN PLAT BOOK 1, PAGE 192-A AND A PORTION OF TRACT B-5 OF TREVESTA - PHASE IA, AS RECORDED IN PLAT BOOK 60, PAGES 166 THROUGH 196. ALL LYING AND BEING IN SECTION 33, TOWNSHIP 33 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA

PLAT BOOK 62 PAGE 139
SHEET 0 OF 6 SHEETS

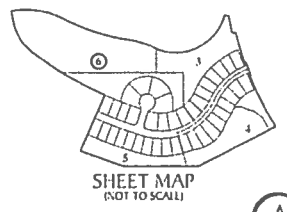
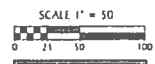
FILED AND RECORDED
12/12/2017 @ 10:15 AM
ANGELINA COLONZESO
CLERK OF THE CIRCUIT COURT



CURVE DATA TABLE					
NO	RADIUS	DELTA	ARC	CHORD	BEARING
C7	2510.00'	105°1'37"	475.77'	475.05'	N 62°45'08" W
C8	2510.00'	2°10'08"	95.02'	95.01'	N 54°14'15" W
C9	355.00'	42°52'28"	262.85'	259.49'	N 31°42'59" W
C10	565.00'	37°15'03"	387.33'	360.93'	S 81°25'36" E
C11	1435.00'	18°48'11"	470.93'	468.82'	S 72°12'10" E
C12	565.00'	17°42'53"	175.84'	175.13'	S 72°41'19" E
C13	345.00'	101°12'36"	609.42'	533.22'	N 85°37'19" E

LEGEND

- --- Indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
- --- Indicates (P.P.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LB7768, unless otherwise noted.
- ⊙ --- Indicates (P.C.P.) Permanent Control Point LB7768
- (NR) --- Indicates non-radius line
- PDE --- Private Drainage & Access Easement
- PFE --- Public Flowage Easement



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