



General Offices

1000 Color Place
Apopka, FL 32703
(407) 880-0058

May 16, 1991
Via UPS Overnight

**ORIGINAL
FILE COPY**

Mr. Steve Tribble, Director
Division of Records and Reporting
Florida Public Service Commission
101 East Gaines Street
Tallahassee, Florida 32399-0850

Re: Docket No. 910394-WU; Application for Amendment
of Certificate No. 106-W in Lake County to include
Palisades Country Club Water System by Southern
States Utilities, Inc.

Dear Mr. Tribble:

Pursuant to the request of Mr. Charles Hill, the following information is provided in support of the application set forth in the referenced docket:

- 1. A statement that the provision of service will be consistent with the water and wastewater sections of the approved local comprehensive plan cannot be made at this time, as the local comprehensive plan is still in the "Draft Document" stage and has not yet been approved. To the best of the utility's knowledge and belief, the provision of service is consistent with the wastewater and stormwater management section of the draft document, and there is no section of the draft document which pertains specifically to water. Additionally, a statement demonstrating why granting the amendment would be in the public interest was submitted previously under Exhibit "M" to the application.
- 2. Certificate No. 106-W has been returned to the Commission in regard to another matter, and will be forwarded to Richard Redemann as soon as that matter is complete.
- 3. Proper notices have been furnished to Utilities, Inc., the City of Groveland, and the City of Mascotte. A copy of the return receipts, acknowledging delivery of the notices, is attached. The utility is in the process of obtaining letters of no objection from these three entities, and those letters will be forwarded to the commission upon receipt.
- 4. Evidence that the developer is the owner of the land upon which the utility's treatment facilities are located (in the form of a Special Warranty Deed and a Second Corrective Special Warranty Deed) is attached. As stated in

ACK
AFA
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DOCUMENT NUMBER-DATE
04932 MAY 17 1991
FPSC-RECORDS/REPORTING

the application, the Warranty Deed conveying this property to the utility has been properly executed and is being held in escrow until resolution of this docket.

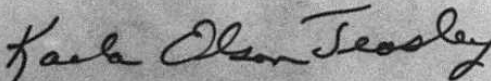
5. An original and two sets of the tariff sheets, revised pursuant to staff's corrections, have been attached.

6. Attached is a copy of the transmittal letter to Ms. Billie Messer, showing that the Developer Agreement in regard to this matter has been filed with the Commission.

An original and fifteen copies of this letter, with attachments, are enclosed. Should you need any additional information or documentation, please feel free to contact my paralegal, Lisa Freeman Schutz, at 407/880-0058, x162, or call me directly at x205.

Thank you for your cooperation.

Very truly yours,



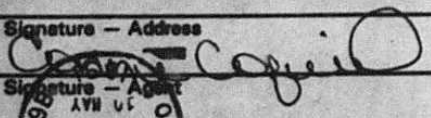

Karla Olson Teasley
Vice President - General
Counsel and Secretary

lfs
enclosures

cc: Mr. Charles H. Hill
Mr. Richard Redemann

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

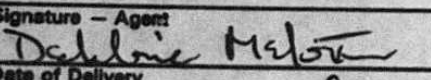
1. Show to whom delivered, date, and addressee's address. (Extra charge) 2. Restricted Delivery (Extra charge)

3. Article Addressed to: City of Mascotte 529 East Myers P.O. Box 56 Mascotte, FL 32753	4. Article Number P 420-703-777
5. Signature - Address X 	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X 	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery 5-13-91	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1988 * U.S.G.P.O. 1988-212-865 DOMESTIC RETURN RECEIPT

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

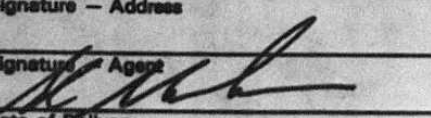
1. Show to whom delivered, date, and addressee's address. (Extra charge) 2. Restricted Delivery (Extra charge)

3. Article Addressed to: Utilities, Inc. of Florida 200 W Weathersfield Ave. Altamonte Springs, FL 32714-4099	4. Article Number P 420-703-776
5. Signature - Address X	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X 	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery 5-13-91	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1988 * U.S.G.P.O. 1988-212-865 DOMESTIC RETURN RECEIPT

SENDER: Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1. Show to whom delivered, date, and addressee's address. (Extra charge) 2. Restricted Delivery (Extra charge)

3. Article Addressed to: City of Groveland 156 South Lake Avenue Groveland, FL 34736	4. Article Number P 420-703-775
5. Signature - Address X	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X 	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery 5-13-91	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1988 * U.S.G.P.O. 1988-212-865 DOMESTIC RETURN RECEIPT

89 60692

SPECIAL WARRANTY DEED BOOK 1038 PAGE 2438

REC 53.00
DOC 472.50
TP 7.00

THIS INDENTURE, made and dated as of the 8th day of December, 1989, by Palisades Golf Club, Ltd., a Florida limited partnership ("Grantor"), to Palisades Golf Partners, a Florida general partnership ("Grantee") whose mailing address is 255 S. Orange Ave. Suite 111 Orlando Fl. 32801 and whose federal tax identification number or Social Number is 59-2974594

WITNESSETH:

THAT the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to it in hand paid, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, release, convey and confirm unto the Grantee, all that certain piece, parcel or tract of land lying and being in Lake County, Florida, and being more particularly described on the attached Exhibit A, incorporated herein by this reference (the "Premises");

Property Appraiser's Parcel Identification Number:

TOGETHER with all of the tenements, hereditaments and appurtenances, with every privilege, right, title, interest and estate, reversion, remainder and easement thereto belonging or in anywise thereunto appertaining except as hereinafter otherwise expressly provided; without warranty, however, as to the following: all taxes (and the lien thereof) levied or assessed against the Premises subsequent to December 31, 1989; all valid laws, rules and regulations of the United States and the State of Florida, or any department, bureau, agency or political subdivision of either thereof, relating to the use of the Premises; and those matters set forth on Exhibit B, attached hereto and incorporated herein by this reference; provided, however, reference to such matters shall not be deemed to reimpose same as encumbrances on the Premises;

AND the Grantor herein covenants with the Grantee that the Grantor is lawfully seized of the Premises and that said Premises are free of all encumbrances except the matters hereinabove mentioned to which this Deed is made subject, and that the Grantor herein has good right and lawful authority to sell the same; and the Grantor does hereby fully warrant the title to the Premises and will defend the same against the lawful claims of all persons claiming by, through or under Grantor but against no other.

By this instrument Palisades Golf Partners, Ltd. transfers and assigns all of its rights, title and interest to Grantee in and to the following documents:

- (a) Agreement Relating to Construction, Maintenance and Operation of Golf Course and County Club as evidenced by the Memorandum of Golf Course Cooperation Agreement dated October 13, 1989 and recorded in O.R. Book 1030, Page 1703, Public Records of Lake County, Florida.
- (b) Water Plant Utility Agreement, as evidenced by the Memorandum of Water Plant Utility Agreement dated October 13, 1989 and recorded in O.R. Book 1030, Page 1727, Public Records of Lake County, Florida.

875,323.00

Dec 21 3 19 1989

IN WITNESS WHEREOF, the Grantor has executed this Deed as of the day and year first above written.

BOOK 1038 PAGE 2439

PALISADES GOLF CLUB, LTD.
a Florida limited partnership

Lynn Lester

Stephen D. Seiberg

By: Robert A. Davis
Robert A. Davis
As General Partner

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged before me, this 5th day of DECEMBER, 1989, by Robert A. Davis, as General Partner of PALISADES GOLF CLUB, LTD., a Florida limited partnership, on behalf of the partnership.

Stephen D. Seiberg
Notary Public

(NOTARIAL SEAL)

My Commission Expires:

Notary Public State of Florida at Large
My Commission Expires April 19, 1990



3. Rights, if any, of the United States or other governmental entities, the public and other riparian owners in that portion of the land lying lakeward of the mean high water mark of the Palatka River and Spring Lake.
4. Easement to Florida Power Corporation recorded in Deed Book 307, Page 624 and Official Records Book 63, Page 653, both instruments of the Public Records of Lake County, Florida.
5. Easement to Sunter Electric Cooperative, Inc., recorded in Official Records Book 644, Page 1475, Official Records Book 644, Page 1476 and Official Records Book 644, Page 1477, all instruments of the Public Records of Lake County, Florida.
6. Rights of the public to use the existing road rights of way for Jalarmy Road, State Road 561-A and Cherry Lake Road, s/k/a #3-1833.
7. Memorandum of Water Plant Utility Agreement recorded in O.R. Book 1030, Page 1727, Public Records of Lake County, Florida.
8. Memorandum of Golf Course Cooperation Agreement recorded in O.R. Book 1030, Page 1703, Public Records of Lake County, Florida.
9. Memorandum of Agreement of Option to Purchase recorded in O.R. Book 1030, Page 1775, Public Records of Lake County, Florida.

LEGAL DESCRIPTION - TRACT A:

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32 as shown on the plat of GROVELAND FARMS, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, AND that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 3, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, AND that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

BEGIN at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run S 89 45'07" W along the north line of said Section 11 for a distance of 1823.44 feet; thence run S 32 48'00" E for a distance of 116.49 feet to a point on a non-tangent curve concave to the southeast and having a radius of 225.00 feet and a chord bearing of N 74 00'00" E; thence run northeasterly along the arc of said curve for a distance of 131.95 feet, through a central angle of 33 36'00" to the end of said curve; thence run S 89 12'00" E for a distance of 305.00 feet to the beginning of a tangent curve concave to the southwest and having a radius of 225.00 feet; thence run southeasterly along the arc of said curve for a distance of 186.56 feet, through a central angle of 47 30'27" to a point on a non-tangent curve concave to the southeast and having a radius of 385.00 feet and a chord bearing of N 67 48'46" E; thence run northeasterly along the arc of said curve for a distance of 131.51 feet, through a central angle of 19 34'15" to a point on a non-tangent curve concave to the southeast and having a radius of 60.00 feet and a chord bearing of N 61 31'22" E; thence run northeasterly along the arc of said curve for a distance of 94.60 feet, through a central angle of 90 20'25" to the end of said curve; thence run S 90 00'00" E for a distance of 189.21 feet; thence run S 00 00'00" W for a distance of 80.00 feet; thence run S 42 06'49" W for a distance of 337.01 feet; thence run S 23 11'35" W for a distance of 76.16 feet; thence run S 07 07'30" W for a distance of 161.25 feet; thence run S 09 27'44" E for a distance of 182.48 feet; thence run S 22 37'12" E for a distance of 130.00 feet; thence run S 30 57'50" E for a distance of 116.62 feet; thence run S 64 09'59" W for a distance of 133.92 feet to a point on a non-tangent curve concave to the northeast and having a radius of 875.00 feet and a chord bearing of S 27 48'00" E; thence run southeasterly along the arc of said curve for a distance of 27.49 feet, through a central angle of 01 48'00" to the end of said curve; thence run N 65 53'38" E for a distance of 128.96 feet; thence run S 36 52'12" E for a distance of 150.00 feet; thence run S 48 00'46" E for a distance of 134.54 feet; thence run S 54 27'44" E for a distance of 172.05 feet; thence run S 72 38'46" E for a distance of 167.63 feet; thence run S 08 26'31" W for a distance of 130.40 feet; to a point on a non-tangent curve concave to the north and having a radius of 875.00 feet and a chord bearing of S 84 42'00" E; thence run easterly along the arc of said curve for a distance of 198.53 feet, through a central angle of 13 00'00" to a point of reverse curvature of a curve concave to the south and having a radius of 2525.00 feet; thence run easterly along the arc of said curve for a distance of 207.13 feet, through a central angle of 04 42'00" to the end of said curve.

to the beginning of a tangent curve concave to the southwest and having a radius of 575.00 feet; thence run northwesterly along the arc of said curve for a distance of 111.40 feet, through a central angle of $11^{\circ}06'00''$ to the end of said curve;

thence run $S 61^{\circ}56'37'' W$ for a distance of 193.71 feet;

thence run $N 50^{\circ}11'40'' W$ for a distance of 39.05 feet;

thence run $S 39^{\circ}40'04'' W$ for a distance of 266.32 feet;

thence run $S 15^{\circ}15'18'' W$ for a distance of 114.02 feet;

thence run $S 04^{\circ}45'49'' E$ for a distance of 120.42 feet;

thence run $S 09^{\circ}27'44'' E$ for a distance of 121.66 feet;

thence run $S 17^{\circ}55'40'' E$ for a distance of 357.35 feet;

thence run $S 16^{\circ}41'41'' W$ for a distance of 100.02 feet;

thence run $S 89^{\circ}41'44'' W$ for a distance of 100.00 feet

to the beginning of a tangent curve concave to the southeast and having a radius of 643.69 feet; thence run southwesterly along the arc of said curve for a distance of 305.55 feet, through a central angle of $27^{\circ}11'52''$ to the end of said curve; thence run $S 27^{\circ}30'08'' E$ for a distance of 30.00 feet to a point

on a non-tangent curve, concave southeast and having a radius of 613.69 feet and a chord bearing of $N 76^{\circ}05'48'' E$, said point also being on the north right of way line of County Road 561A; thence run along said north right of way line the following courses and distances:

thence run northeasterly along the arc of said curve for a distance of 291.31, through a central angle of $27^{\circ}11'52''$, to the end of said curve;

thence run $N 89^{\circ}41'44'' E$ for a distance of 133.32 feet;

thence run $S 00^{\circ}18'16'' E$ for a distance of 7.00 feet;

thence run $N 89^{\circ}41'44'' E$ for a distance of 707.51 feet;

thence run $N 00^{\circ}18'16'' W$ for a distance of 7.00 feet

to a point on a non-tangent curve, concave northwest and having a radius of 1392.69 feet and a chord bearing of $N 82^{\circ}46'30'' E$; thence run northeasterly along the arc of said curve for a distance of 336.43 through a central angle of $13^{\circ}50'27''$ to the end of said curve;

thence run $S 14^{\circ}08'43'' E$ for a distance of 7.00 feet;

to a point on a non-tangent curve, concave northwest and having a radius of 1399.69 feet and a chord bearing of $N 62^{\circ}01'01'' E$; thence run northeasterly along the arc of said curve for a distance of 676.08 through a central angle of $27^{\circ}40'30''$ to the end of said curve;

thence run $N 48^{\circ}10'46'' E$ for a distance of 1139.28 feet;

thence run $N 41^{\circ}49'14'' W$ for a distance of 7.00 feet;

thence run $N 48^{\circ}10'46'' E$ for a distance of 15.00 feet

to the Point of Beginning.

LESS right of way for County Road 561A.

Completed
Copy.

11

BOOK 1008 PAGE 1173

THIS CORRECTIVE SPECIAL WARRANTY DEED, made and executed as of the 13th day of October, 1989, by CANAM PALISADES, LTD., a Florida limited partnership ("CanAm"), and PALISADES GOLF PARTNERS, a Florida general partnership, whose post office address is 1350 S. Vineland Road, R.R. 1, Winter Garden, Florida 32787 ("PGP");

W I T N E S S E T H:

WHEREAS, by General Warranty Deed dated November 7, 1988 and recorded on November 10, 1988 in Official Records Book 987, Page 1303, Public Records of Lake County, Florida (the "Original Deed"), Minneola Harbour Hills, Ltd., a Florida limited partnership ("Minneola") conveyed to Palisades Golf Club, Ltd., a Florida limited partnership ("Palisades") certain parcels of property more particularly described in such Original Deed for purposes of development for use as a golf course (the "Original Golf Course Property") to serve a residential project to be developed by CanAm, which project would be commonly known as The Palisades; and

WHEREAS, by Warranty Deed dated October 13, 1989, and recorded in O.R. Book 1018, Page 1689, Public Records of Lake County, Florida, Minneola conveyed to CanAm a tract of land located in the project to be known as The Palisades; and

WHEREAS, Minneola, Palisades and CanAm agreed that the property that should have been conveyed to Palisades by Minneola by way of the Original Deed was that property set forth in that certain Corrective General Warranty Deed, dated as of October 13, 1989 and recorded in Official Records Book 1018, Page 2398, Public Records of Lake County, Florida (the "First Corrected Golf Course Property"). That portion of the First Corrected Golf Course Property that lies within the Original Golf Course Property and owned in fee simply by Palisades, and that portion of the First Corrected Golf Course Property that did not lie within the Original Golf Course Property was owned by CanAm; and

WHEREAS, CanAm executed the First Corrective General Warranty Deed for purposes of conveying to Palisades all of its interest in the property that was included within the First Corrected Golf Course Property; and

WHEREAS, Palisades joined in execution of the Corrective General Warranty Deed for purposes of showing its consent to the revision of the legal description and for the purpose of conveying to CanAm its interest in the property that was included within the Original Golf Course Property but was not included within the First Corrected Golf Course Property;

WHEREAS, the First Corrective General Warranty Deed inadvertently omitted the legal description in Exhibit "B" thereof of a tract of land described on the first page of the said Exhibit "B" as the Recreational Parcel; the legal description of the Recreational Parcel was intended to be included therein and is included in this instrument; and

WHEREAS, Palisades conveyed the First Corrected Golf Course Property to PGP, by deed dated December 8, 1989, recorded in Official Records Book 1038, Page 2438, Public Records of Lake County, Florida; and

WHEREAS, Minneola, PGP and CanAm have agreed that the property that should have been conveyed to Palisades by Minneola by way of the Original Deed and the Corrective General Warranty Deed is that property set forth on the attached Exhibit "A" incorporated herein by this reference (the "Second Corrected Golf Course Property"). That portion of the Second Corrected Golf

Page 1 of 3
11/11/89

Course Property that lies within the First Corrected Golf Course Property is owned in fee simple by PGP, and that portion of the Second Corrected Golf Course Property that does not lie within the First Corrected Golf Course Property is owned in fee simple by CanAm; and

WHEREAS, CanAm is executing this Second Corrective Special Warranty Deed for purposes of conveying to Palisades all of its interest in the property that is included within the Second Corrected Golf Course Property; and

WHEREAS, PGP is executing this Second Corrective Special Warranty Deed for purposes of conveying to CanAm all of its interest in the property that was included in the First Corrected Golf Course Property but is not included within the Second Corrected Golf Course Property;

NOW, THEREFORE, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby mutually acknowledged, the parties agree as follows:

1. CanAm does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto PGP all of its interest in that certain property included within the Second Corrected Golf Course Property as described on Exhibit A attached hereto; together with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, TO HAVE AND TO HOLD, the same in fee simple forever.

CanAm hereby covenants with PGP as to the following matters, but only as to that portion of the Second Corrected Golf Course Property that is not included within the First Corrected Golf Course Property; that CanAm is lawfully seized of such property in fee simple; that CanAm has good right and lawful authority to sell and convey such property and will defend the same against the lawful claims of all persons whomsoever claiming by and through CanAm; and that such property is free and clear of all encumbrances except those of record.

2. PGP does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto CanAm all of its interest in that certain property described by the attached Exhibit "B", incorporated herein by this reference, together with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, to have and to hold, the same in fee simple forever.

3. PGP hereby covenants with CanAm as to the following matters, but only as to that portion of the property contained within Exhibit "B" that was contained within the First Corrected Golf Course Property; that PGP is lawfully seized of such property in fee simple; that PGP has good right and lawful authority to sell and convey such property; that PGP hereby fully warrants title to such property and will defend the same against the lawful claims of all persons whomsoever claiming by and through PGP; and that such property is free and clear of all encumbrance except those of record.

4. CanAm hereby agrees that that certain "Mortgage" executed by CanAm in favor of Minneola dated October 13, 1989 and recorded in O.R. Book 1030, Page 1733, Public Records of Lake County, Florida, is hereby amended, modified and spread so as to include the description of the property encumbered thereby all of the property received by CanAm pursuant to this Second Corrective Special Warranty Deed, so that the lien of such Mortgage shall extend to, encumber, and include all of said lands to the same

extent and with the same force and effect as if said lands had been originally described and set forth in such Mortgage as part of the property encumbered thereby.

8. Minneola joins in the execution hereof to indicate its consent to the modification of the Mortgage description described in Paragraph 9 above, and to release from the lien of the Mortgage all lands contained within the Second Corrected Golf Course Property.

IN WITNESS WHEREOF, CANAM has executed and Palisades has joined in execution of this Corrective General Warranty Deed as of the date and year first above written.

1. Parcel Identification Number: _____
2. Social Security Number/Federal Identification Number: _____

Signed, sealed and in the presence of:

Stephen E. Cook

Janetta Robinson

CANAM PALISADES, LTD., a Florida limited partnership

By: THE NEAL W. HARRIS COMPANY, a Florida corporation, as general partner

By: Neal W. Harris
Neal W. Harris

As Its: President
(CORPORATE SEAL)

MINNEOLA HARBOR HILLS, LTD., a Florida limited partnership

Stephen E. Cook

Janetta Robinson

By: Robert A. Davis

As General Partner

PALISADES GOLF PARTNERS, a Florida general partnership

By: PALISADES GOLF CLUB, LTD., a Florida limited partnership, as General Partner

Stephen E. Cook

Janetta Robinson

By: Robert A. Davis
Robert A. Davis

As General Partner

BOOK 1056 PAGE 2176

U.S. GOLF (PALISADES), INC., a Florida corporation, as General Partner

Stephen E Cook

By: Warren J. Stanchina
Warren J. Stanchina

James P. Harrison

As its: President
(CORPORATE SEAL)

STATE OF FLORIDA)
COUNTY OF ORANGE) SS.

The foregoing instrument was acknowledged before me this 3rd day of May, 1990, by Neal W. Harris as President of The Neal W. Harris Company, a Florida corporation which is General Partner of CANAM PALISADES, LTD., a Florida limited partnership, on behalf of the corporation and on behalf of the partnership.



James P. Harrison
Notary Public
My Commission Expires:

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES APR. 22, 1991
SIGNED THROUGH ADDRESS ABOVE, OR

STATE OF FLORIDA)
COUNTY OF ORANGE) SS.

The foregoing instrument was acknowledged before me this 3rd day of May, 1990, by Robert A. Davis as General Partner of MINNOLA HARBOR HILLS, LTD., a Florida limited partnership, on behalf of the partnership.

James P. Harrison
Notary Public
My Commission Expires:

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES APR. 22, 1991
SIGNED THROUGH ADDRESS ABOVE, OR



STATE OF FLORIDA)
COUNTY OF ORANGE) SS.

The foregoing instrument was acknowledged before me this 3rd day of May, 1990, by Robert A. Davis as a General Partner of Palisades Golf Club, LTD., a Florida limited partnership, as General Partner of PALISADES GOLF

BOOK 1058 PAGE 2177

PARTNERS, a Florida general partnership, on behalf of the limited partnership and the general partnership.

[Signature]
Notary Public
My Commission Expires
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES APR. 24, 1981
ISSUED UNDER THE ADOPTED ACT



STATE OF FLORIDA }
COUNTY OF CLAY } ss.

The foregoing instrument was acknowledged before me on the 21 day of May, 1980, by Warren J. Starnes, President of U.S. GOLF (PALMSADES), INC., a Florida corporation, as General Partner, on behalf of the corporation.

[Signature]
Notary Public
My Commission Expires
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES APRIL 24, 1981
ISSUED UNDER THE ADOPTED ACT



WP-22236/90001.GTR-SEC
04/25/80.dab

thence run N 10 42'33" E for a distance of 133.77 feet;
 thence run S 82 34'07" E for a distance of 231.95 feet;
 thence run S 78 41'24" E for a distance of 203.96 feet;
 thence run S 82 52'30" E for a distance of 161.25 feet;
 thence run N 85 14'11" E for a distance of 120.42 feet;
 thence run N 73 18'03" E for a distance of 104.40 feet;
 thence run N 63 26'06" E for a distance of 89.44 feet;
 thence run N 51 28'25" E for a distance of 128.06 feet;
 thence run N 38 39'35" E for a distance of 128.06 feet;
 thence run N 26 33'54" E for a distance of 111.80 feet;
 thence run N 14 02'10" E for a distance of 82.46 feet;
 thence run N 03 21'21" E for a distance of 321.40 feet;
 thence run N 06 28'25" E for a distance of 342.22 feet;
 thence run S 75 57'01" E for a distance of 166.24 feet;
 to a point on a non-tangent curve concave to the southeast and having a
 radius of 1325.00 feet and a chord bearing of N 20 51'00" E; thence run
 northeasterly along the arc of said curve for a distance of 23.44 feet, through
 a central angle of 01 06'00" to the end of said curve;
 thence run N 74 39'35" W for a distance of 170.57 feet;
 thence run N 85 54'52" W for a distance of 140.36 feet;
 thence run S 85 54'52" W for a distance of 140.36 feet;
 thence run S 64 58'59" W for a distance of 163.53 feet;
 thence run N 55 47'03" W for a distance of 302.32 feet;
 thence run N 00 00'00" E for a distance of 110.00 feet;
 thence run N 38 39'35" E for a distance of 128.06 feet;
 thence run N 89 52'50" E for a distance of 2400.00 feet;
 thence run S 79 52'31" E for a distance of 142.21 feet;
 thence run S 6 18'36" E for a distance of 72.11 feet;
 thence run S 30 57'50" E for a distance of 116.62 feet;
 thence run S 15 56'45" E for a distance of 218.40 feet;
 thence run S 64 31'08" W for a distance of 133.11 feet;
 to a point on a non-tangent curve concave to the northeast and having a
 radius of 100.00 feet and a chord bearing of S 73 52'19" E; thence run
 southeasterly along the arc of said curve for a distance of 158.22 feet,
 through a central angle of 90 39'18" to a point of reverse curvature of a
 curve concave to the southeast and having a radius of 460.00 feet; thence
 run northeasterly along the arc of said curve for a distance of 208.69 feet,
 through a central angle of 25 59'37" to a point of reverse curvature of a
 curve concave to the northwest and having a radius of 25.00 feet; thence run
 northeasterly along the arc of said curve for a distance of 37.98 feet, through
 a central angle of 87 02'45" to the end of said curve and the west right of
 way line of Jalarmy Road; thence run N 00 04'55" E along said west right of
 way line for a distance of 447.71 feet to the north line of Section 12,

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Township 22 South, Range 25 East;
 thence run W 89 55'05" W along said north line for a
 distance of 891.00 feet to the Northwest corner of the
 said Section 12;
 thence run S 89 55'39" W along the north line of the afore-
 said Section 11 for a distance of 2672.38 feet to the
 Point of Beginning.

LESS right of way for Cherry Lake Road and Jalarmy Road.

MEMO: Legibility of writing,
 typing or printing unsatisfactory
 in this document when microfilmed.

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32 as shown on the plat of GROVELAND FARMS, as recorded in Plat Book 2, Pages 10 and 11, Section 11, Township 22 South, Range 25 East, Lake County, Florida, AND that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, AND that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run N 89°55'39" E along the north line of said Section 11 for a distance of 2672.38 feet to the Northwest corner of Section 12, Township 22 South, Range 25 East; thence run S 89°55'05" E along the North line of said Section 12 for a distance of 231.89 feet; thence S 00°04'55" W for a distance of 372.59 feet to the POINT OF BEGINNING; thence run S 56°18'36" E for a distance of 72.11 feet; thence run S 24°36'38" E for a distance of 125.30 feet; thence run N 66°36'14" E for a distance of 125.95 feet to a point on a non-tangent curve, concave to the northeast and having a radius of 675.00 feet and a chord bearing of S 29°47'10" E; thence run southeasterly along the arc of said curve for a distance of 126.90 feet, through a central angle of 10°46'19" to a point of reverse curvature of a curve concave to the west and having a radius of 100.00 feet; thence run southerly along the arc of said curve for a distance of 136.29 feet, through a central angle of 78°05'18" to a point of compound curvature of a curve concave to the northwest and having a radius of 855.00 feet; thence run southwesterly along the arc of said curve for a distance of 254.93 feet, through a central angle of 17°05'01" to the end of said curve; thence run N 24°16'06" W for a distance of 125.70 feet; thence run S 67°22'48" W for a distance of 130.00 feet; thence run S 77°28'16" W for a distance of 184.39 feet; thence run S 81°52'12" W for a distance of 424.26 feet; thence run S 77°28'16" W for a distance of 184.39 feet; thence run S 63°26'06" W for a distance of 178.89 feet; thence run S 50°11'40" W for a distance of 136.21 feet; thence run S 28°13'51" E for a distance of 117.43 feet to a point on a non-tangent curve, concave to the northwest and having a radius of 555.00 feet and a chord bearing of S 62°36'00" W; thence run southwesterly along the arc of said curve for a distance of 34.87 feet, through a central angle of 03°36'00" to the end of said curve; thence run N 23°45'02" W for a distance of 113.49 feet; thence run S 75°04'07" W for a distance of 155.24 feet; thence run S 82°20'29" W for a distance of 299.49 feet;

to a point on a non-tangent curve, concave to the west and having a radius of 1145.00 feet and a chord bearing of N 07°21'00" E; thence run northly along the arc of said curve for a distance of 313.75 feet, through a central angle of 15°42'00"

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to a point of reverse curvature of a curve, concave to the east and having a radius of 1275.00 feet; thence run northly along the arc of said curve for a distance of 211.40 feet, through a central angle of 09°30'00" to the end of said curve;

thence run N 82°16'49" E for a distance of 142.45 feet;

thence run N 12°31'44" E for a distance of 184.39 feet;

thence run N 71°37'37" W for a distance of 125.60 feet;

to a point on a non-tangent curve, concave to the southeast and having a radius of 1275.00 and a chord bearing of N 20°36'00" E; thence run northeasterly along the arc of said curve for a distance of 22.25 feet, through a central angle of 81°00'00" to the end of said curve;

thence run S 71°35'10" E for a distance of 127.92 feet;

thence run N 29°44'42" E for a distance of 80.62 feet;

thence run N 60°15'18" E for a distance of 80.62 feet

thence run N 90°00'00" E for a distance of 1260.00 feet

to the Point of Beginning.

Subject to any easements or rights of way of record.

LEGAL DESCRIPTION - TRACT C

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That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 32 as shown on the plat of GROVELAND FARMS, as recorded in Plat Book 2, Pages 10 and 11; Section 11, Township 22 South, Range 25 East, Lake County, Florida, AND that part of Government Lot 1, the South 1/2 of Government Lot 2, the East 165.00 feet of Government Lot 5, and Government Lots 6 and 7, Section 11, Township 22 South, Range 25 East, Lake County, Florida, AND that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Lake County, Florida, being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Lake County, Florida; thence run N 89°55'39" E along the north line of said Section 11 for a distance of 2672.38 feet to the Northwest corner of Section 12, Township 22 South, Range 25 East; thence run S 89°55'05" E along the North line of said Section 12 for a distance of 891.00 feet to the west right of way line of Jalarney Road; thence S 00°04'55" W along said west right of way line for a distance of 618.06 feet to the POINT OF BEGINNING; thence continue S 00°04'55" W along said west right of way line for a distance of 1212.32 feet to the north right of way line of County Road 561A; thence run along said north right of way line the following courses and distances:

- thence run S 86°59'00" W for a distance of 128.74 feet;
- thence run N 03°01'00" W for a distance of 7.00 feet;
- thence run S 86°59'00" W for a distance of 79.69 feet

to the beginning of a tangent curve concave to the southeast and having a radius of 1950.08 feet; thence run southwesterly along the arc of said curve for a distance of 1320.71 feet, through a central angle of 38°48'14" to the end of said cu. ve;

- thence run S 48°10'46" W for a distance of 239.98 feet;
- thence run S 41°49'14" E for a distance of 5.00 feet;
- thence run S 48°10'46" W for a distance of 250.24 feet;
- thence run N 41°49'14" W for a distance of 5.00 feet;
- thence run S 48°10'46" W for a distance of 315.48 feet

to the beginning of a tangent curve concave to the northeast and having a radius of 2500 feet;

- thence leaving said north right of way line run northwesterly along the arc of said curve for a distance of 39.27 feet, through a central angle of 90°00'00" to the end of said curve;
- thence run N 41°49'14" W for a distance of 175.00 feet

to the beginning of a tangent curve concave to the southwest and having a radius of 960.00 feet; thence run northwesterly along the arc of said curve for a distance of 314.94 feet, through a central angle of 18°47'47" to the end of said curve;

- thence run N 76°09'44" W for a distance of 242.55 feet

to a point on a non-tangent curve concave to the northeast and having a radius of 1775.00 feet and a chord bearing of N 66°30'00" W; thence run northwesterly along the arc of said curve for a distance of 542.14 feet, through a central angle of 17°30'00" to the point of reverse curvature of a curve concave to the southwest and having a radius of 925.00 feet; thence run northwesterly along the arc of said curve for a distance of 290.60 feet, through a central angle of 18°00'00" to the end of said curve;

thence run N 73°45'08" W for a distance of 230.00 feet to the beginning of a tangent curve concave to the northeast and having a radius of 325.00 feet; thence run northeasterly along the arc of said curve for a distance of 463.43 feet, through a central angle of 51°42'00" to the end of said curve;

thence run N 73°45'08" W for a distance of 113.21 feet

to a point of reverse curvature of a curve concave to the southeast and having a radius of 275.00 feet; thence run southeasterly along the arc of said curve for a distance of 463.43 feet, through a central angle of 51°42'00" to the end of said curve;

thence run N 73°45'08" W for a distance of 113.21 feet to a point of reverse curvature of a curve concave to the north and having a radius of 275.00 feet; thence run westerly along the arc of said curve for a distance of 463.43 feet, through a central angle of 51°42'00" to the end of said curve;

thence run S 20°08'15" E for a distance of 171.06 feet through a central angle of 07°00'00" to the end of said curve;

thence run S 82°32'38" E for a distance of 161.23 feet;

thence run S 78°41'24" E for a distance of 203.96 feet;

thence run S 63°26'06" E for a distance of 89.44 feet;

thence run S 38°39'33" E for a distance of 128.06 feet;

thence run S 30°11'48" E for a distance of 78.10 feet;

thence run S 63°26'06" E for a distance of 89.44 feet;

thence run S 90°00'00" E for a distance of 80.00 feet;

thence run N 59°44'37" E for a distance of 138.92 feet;

thence run N 53°18'17" E for a distance of 316.23 feet;

thence run N 52°41'46" E for a distance of 132.00 feet;

thence run N 26°34'28" W for a distance of 335.52 feet;

to a point of reverse curvature of a curve concave to the southeast and having a radius of 325.00 feet; thence run southeasterly along the arc of said curve for a distance of 463.43 feet, through a central angle of 37°09'43" to the end of said curve;

to a point of reverse curvature of a curve concave to the north and having a radius of 325.00 feet; thence run easterly along the arc of said curve for a distance of 138.99 feet, through a central angle of 13°09'43" to the end of said curve;

thence run S 28°28'04" E for a distance of 167.37 feet;

thence run S 45°00'00" E for a distance of 84.83 feet;

thence run S 55°00'29" E for a distance of 122.07 feet;

thence run S 00°00'00" E for a distance of 40.00 feet;

thence run S 15°31'27" W for a distance of 186.82 feet;

thence run S 18°26'06" E for a distance of 126.49 feet;

thence run S 45°00'00" E for a distance of 113.14 feet;

thence run N 69°16'28" E for a distance of 197.80 feet;

thence run N 15°04'7" E for a distance of 134.63 feet;

thence run N 03°48'31" W for a distance of 150.33 feet;

thence run N 85°34'52" E for a distance of 140.36 feet;

thence run N 80°32'16" E for a distance of 243.31

thence run S 88°05'27" E for a distance of 300.17 feet;
thence run N 84°37'27" E for a distance of 341.32 feet;
thence run N 71°33'34" E for a distance of 63.25 feet;
thence run N 29°44'42" E for a distance of 80.62 feet;
thence run N 00°00'00" E for a distance of 100.00 feet;
thence run N 29°44'42" W for a distance of 80.62 feet;
thence run N 57°39'41" W for a distance of 94.34 feet;
thence run N 90°00'00" W for a distance of 60.00 feet;
thence run S 63°26'06" W for a distance of 67.06 feet;
thence run S 57°39'41" W for a distance of 94.34 feet;
thence run S 84°17'22" W for a distance of 100.50 feet;
thence run N 88°05'27" W for a distance of 300.17 feet;
thence run N 90°00'00" W for a distance of 200.00 feet;
thence run S 77°28'16" W for a distance of 184.39 feet;
thence run N 90°00'00" W for a distance of 60.00 feet;
thence run N 68°11'35" W for a distance of 53.85 feet;
thence run N 43°00'00" W for a distance of 98.99 feet;
thence run S 43°24'31" W for a distance of 144.49 feet to a point on a non-tangent curve,
concave to the northeast and having a radius of 535.00 feet and a chord bearing of N 37°
38'43" W; thence run northwesterly along the arc of said curve for a distance of 163.60
feet, through a central angle of 17°31'16" to the beginning of a compound curve concave
to the northeast and having a radius of 25.00 feet; thence run northeasterly along the arc
of said curve for a distance of 39.51 feet, through a central angle of 90°52'24" to the end
of said curve;
thence run S 42°08'44" E for a distance of 132.32 feet;
thence run N 30°11'40" E for a distance of 156.21 feet;
thence run N 66°22'14" E for a distance of 174.64 feet;
thence run N 77°28'16" E for a distance of 184.39 feet;
thence run N 83°39'28" E for a distance of 382.10 feet;
thence run N 73°18'05" E for a distance of 208.81 feet;
thence run N 66°48'05" E for a distance of 152.32 feet;
thence run N 36°18'36" E for a distance of 144.22 feet;
thence run N 41°38'01" E for a distance of 120.42 feet;
thence run N 48°48'31" E for a distance of 106.30 feet;
thence run N 63°26'06" E for a distance of 111.80 feet;
thence run N 16°10'06" W for a distance of 106.22 feet to a point on a non-tangent curve,
concave to the south and having a radius of 340.00 and a chord bearing of N 78°30'34" E;
thence run easterly along the arc of said curve for a distance of 83.26 feet, through a
central angle of 14°01'48" to a point of compound curvature of a curve concave to the
southwest and having a radius of 25.00 feet; thence run southeasterly along the arc of
said curve for a distance of 41.26 feet, through a central angle of 94°33'07" to the Point of
Beginning.

LESS right of way for County Road 361A and Jalarmy Road.

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Subject to any easements or rights of way of record.

10/10/51

Survey:
Thence run S 26°48'32" W for a distance of 155.54 feet
to the Point of Beginning.

Subject to any easements or rights of way of record.

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LEGAL DESCRIPTION - TRACT E

That part of Tracts 1 through 6, Tracts 11 through 20, and Tracts 29 through 31, Township 22 South, Range 25 East, Duval County, Florida; AND that part of Lot B, the South 1/2 of Section 11, Township 22 South, Range 25 East, Duval County, Florida; AND that part of the West 1/2 of Section 12, Township 22 South, Range 25 East, Duval County, Florida; being more particularly described as follows:

Commence at the North 1/4 corner of Section 11, Township 22 South, Range 25 East, Duval County, Florida; thence run N 89° 55' 39" E along the north line of said Section 11, a distance of 2572.38 feet to the Northwest corner of Section 12, Township 22 South, Range 25 East; thence run S 89° 55' 05" E along the North line of said Section 12 for 891.00 feet to the west right of way line of Jubany Road; thence S 00° 00' 00" West right of way line for a distance of 1830.38 feet to the north right of way line of County Road 561A; thence run along said north right of way line the following distances:
thence run S 86° 59' 00" W for a distance of 128.74 feet;
thence run N 03° 01' 00" W for a distance of 7.00 feet;
thence run S 86° 59' 00" W for a distance of 79.69 feet
to the beginning of a tangent curve concave to the southeast and having a radius of 1950.00 feet; thence run southwesterly along the arc of said curve for a distance of 1320.71 feet, through a central angle of 38° 48' 14" to the end of said curve;
thence run S 48° 10' 46" W for a distance of 239.98 feet;
thence run S 41° 49' 14" E for a distance of 5.00 feet;
thence run S 48° 10' 46" W for a distance of 250.24 feet;
thence run N 41° 4' 14" W for a distance of 5.00 feet;
thence run S 48° 10' 46" W for a distance of 485.48 feet
to the beginning of a tangent curve concave to the west and having a radius of 1950.00 feet; thence leaving said north right of way line run northerly along the arc of said curve for a distance of 39.27 feet, through a central angle of 99° 00' 00" to the end of said curve;
thence run N 41° 49' 14" W for a distance of 175.00 to the beginning of a tangent curve concave to the southwest and having a radius of 840.00 feet; thence run along the arc of said curve for a distance of 170.65 feet, through a central angle of 38° 25' to the beginning of a compound curve concave to the south and having a radius of 25.00 feet; thence run westerly along the arc of said curve for a distance of 25.00 feet; thence run S 48° 34' 42" E for a distance of 173.67 feet;
thence run S 46° 28' 08" W for a distance of 137.93 feet;
thence run S 59° 58' 54" W for a distance of 519.71 feet;
thence run S 47° 02' 43" W for a distance of 396.23 feet;
thence run S 59° 44' 37" W for a distance of 555.70 feet;
thence run S 01° 27' 00" E for a distance of 310.67 feet

to a point on a non-tangent curve, concave to the north and having a radius of 1362.69 feet and a chord bearing of $S 82^{\circ} 46' 30'' W$; thence run westerly along the arc of said curve for a distance of 329.18 feet, through a central angle of $13^{\circ} 50' 27''$ to the end of said curve; thence run $S 09^{\circ} 47' 40'' W$ for a distance of 127.82 feet; thence run $N 00^{\circ} 00' 00'' E$ for a distance of 283.37 feet; thence run $N 19^{\circ} 24' 40'' E$ for a distance of 103.16 feet; thence run $S 09^{\circ} 47' 40'' W$ for a distance of 182.00 feet; thence run $N 00^{\circ} 00' 00'' E$ for a distance of 188.87 feet; thence run $N 19^{\circ} 24' 40'' E$ for a distance of 207.18 feet; thence run $N 09^{\circ} 26' 06'' W$ for a distance of 122.98 feet; thence run $N 46^{\circ} 19' 36'' W$ for a distance of 152.07 feet; thence run $N 57^{\circ} 34' 07'' W$ for a distance of 164.01 feet; thence run $N 19^{\circ} 26' 24'' E$ for a distance of 90.14 feet; thence run $N 53^{\circ} 19' 57'' E$ for a distance of 118.61 feet; thence run $N 53^{\circ} 54' 00'' W$ for a distance of 172.00 feet to the beginning of a tangent curve concave to the southwest and having a radius of 575.00 feet; thence run northwesterly along the arc of said curve for a distance of 155.00 feet, through a central angle of $11^{\circ} 06' 00''$ to the end of said curve; thence run $S 61^{\circ} 56' 37'' W$ for a distance of 193.71 feet; thence run $N 50^{\circ} 11' 40'' W$ for a distance of 39.05 feet; thence run $S 39^{\circ} 40' 04'' W$ for a distance of 266.32 feet; thence run $S 15^{\circ} 15' 18'' W$ for a distance of 114.02 feet; thence run $S 04^{\circ} 45' 49'' E$ for a distance of 120.42 feet; thence run $S 09^{\circ} 27' 44'' E$ for a distance of 121.66 feet; thence run $S 17^{\circ} 33' 46'' E$ for a distance of 357.35 feet; thence run $S 16^{\circ} 41' 41'' W$ for a distance of 100.02 feet; thence run $S 89^{\circ} 11' 44'' W$ for a distance of 100.00 feet to the beginning of a tangent curve concave to the southeast and having a radius of 643.69 feet; thence run southwesterly along the arc of said curve for a distance of 305.33 feet, through a central angle of $27^{\circ} 11' 52''$ to the end of said curve; thence run $S 27^{\circ} 30' 00'' E$ for a distance of 30.00 feet to a point on a non-tangent curve, concave southeast and having a radius of 613.69 feet and a chord bearing of $N 76^{\circ} 05' 48'' E$, said point also being on the north right of way line of County Road 561A; thence run along said north right of way line the following courses and distances: thence run northeasterly along the arc of said curve for a distance of 291.31, through a central angle of $27^{\circ} 11' 52''$, to the end of said curve; thence run $N 89^{\circ} 41' 44'' E$ for a distance of 133.32 feet; thence run $S 00^{\circ} 18' 16'' E$ for a distance of 7.00 feet; thence run $N 89^{\circ} 41' 44'' E$ for a distance of 707.51 feet; thence run $N 06^{\circ} 18' 16'' W$ for a distance of 7.00 feet to a point on a non-tangent curve, concave northwest and having a radius of 1392.69 feet and a chord bearing of $N 82^{\circ} 46' 30'' E$; thence run northeasterly along the arc of said curve for a distance of 336.43 through a central angle of $13^{\circ} 50' 27''$ to the end of said curve; thence run $S 14^{\circ} 08' 43'' E$ for a distance of 7.00 feet;

to a point on a non-tangent curve, measure northwest and having a radius of 1399.49 feet
and a chord bearing of N 62° 01' 01" E, thence run northwesterly along the arc of said curve
for a distance of 676.88 through a central angle of 27° 40' 30" to the end of said curve;
thence run N 48° 10' 46" E for a distance of 1139.36 feet
thence run N 41° 49' 14" W for a distance of 700 feet
thence run N 48° 10' 46" E for a distance of 1300 feet
to the Point of Beginning.

LESS right of way for County Road 361A:

Subject to any easements or rights of way of record.

SAID CURVE, HAVING A RADIUS LENGTH OF 606.69 FEET, A CENTRAL ANGLE OF 40°39'38", AN ARC LENGTH OF 430.84 FEET, A CHORD LENGTH OF 421.87 FEET AND A CHORD BEARING OF SOUTH 49°10'03" WEST TO THE WESTERLY RIGHT-OF-WAY LINE OF SAID COUNTY ROAD G-261A; THENCE SOUTH 21°00'14" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, 866.69 FEET TO THE INTERSECTION WITH SAID WESTERLY RIGHT-OF-WAY LINE AND THE SOUTH LINE OF AFORESAID SECTION 11; THENCE NORTH 89°28'20" WEST, ALONG SAID SOUTH LINE, 590.42 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 11; THENCE NORTH 00°06'00" WEST, ALONG THE WEST LINE OF SAID SECTION 11, 2227.52 FEET TO THE NORTHWEST CORNER OF SAID SECTION 11; THENCE NORTH 89°45'07" EAST, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 11, A DISTANCE OF 2686.85 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 11; THENCE NORTH 89°28'39" EAST, ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 11, A DISTANCE OF 2672.38 FEET TO THE POINT OF BEGINNING.

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TOGETHER WITH THAT CERTAIN TRACT OF LAND LYING IN SECTION 11, TOWNSHIP 22 SOUTH, RANGE 25 EAST, CONTAINING 1.157 ACRES, MORE OR LESS, THE LEGAL DESCRIPTION OF WHICH IS ATTACHED HERETO (THE RECREATIONAL PARCEL).

LESS AND EXCEPT TRACTS "A" THROUGH "E" AS SHOWN ON EXHIBIT "A" OF THIS SECOND CORRECTIVE SPECIAL WARRANTY DEED.

NOTE: Legibility of writing, typing or printing unsatisfactory in this document when microfilmed.

LEGAL DESCRIPTION

THE RECREATIONAL PARCEL

BOOK 1056 PAGE 2192

A TRACT OF LAND LYING IN SECTION 11, TOWNSHIP 23 SOUTH, RANGE 35 EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 11; THENCE RUN SOUTH 89°55'55" EAST ALONG THE SOUTH LINE OF SAID SECTION, A DISTANCE OF 898.42 FEET TO THE WEST RIGHT-OF-WAY LINE OF COUNTY ROAD NUMBER C-561A; THENCE RUN NORTHERLY ALONG SAID WEST RIGHT-OF-WAY LINE THE FOLLOWING COURSES AND DISTANCES; THENCE RUN NORTH 21°30'14" EAST, A DISTANCE OF 868.69 FEET TO A POINT OF A CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS LENGTH OF 606.69 FEET, A CENTRAL ANGLE OF 40°39'38", A CHORD LENGTH OF 421.57 FEET, A CHORD BEARING OF NORTH 42°18'03" EAST; THENCE RUN NORTHERLY AND EASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 430.34 FEET TO THE POINT OF TANGENCY; THENCE RUN NORTH 27°30'08" WEST, A DISTANCE OF 7.00 FEET TO A POINT OF A CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS LENGTH OF 613.69 FEET, A CENTRAL ANGLE OF 27°11'52", A CHORD LENGTH OF 288.59 FEET, A CHORD BEARING OF NORTH 76°05'48" EAST; THENCE RUN NORTHERLY AND EASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 291.31 FEET TO A POINT OF TANGENCY OF SAID CURVE; THENCE, DEPARTING SAID WESTERLY RIGHT-OF-WAY LINE, RUN SOUTH 00°18'16" EAST, 73.00 FEET TO THE SOUTHERLY AND EASTERLY RIGHT-OF-WAY LINE OF THE AFORESAID COUNTY ROAD C-561A; THENCE RUN NORTHEASTERLY ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING COURSES AND DISTANCES; THENCE RUN NORTH 89°41'44" EAST, A DISTANCE OF 742.12 FEET; THENCE RUN SOUTH 00°18'16" EAST, A DISTANCE OF 7.00 FEET; THENCE RUN NORTH 89°41'44" EAST, A DISTANCE OF 98.72 FEET TO A POINT OF A CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS LENGTH OF 1472.69 FEET, A CENTRAL ANGLE OF 03°56'58", AN ARC LENGTH OF 101.51 FEET, A CHORD LENGTH OF 101.49 FEET AND A CHORD BEARING OF NORTH 87°43'15" EAST TO THE POINT OF BEGINNING; THENCE, CONTINUE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND SAID CURVE, HAVING A RADIUS LENGTH OF 1472.69 FEET, A CENTRAL ANGLE OF 07°27'52", AN ARC LENGTH OF 101.86 FEET, A CHORD LENGTH OF 191.72 FEET AND A CHORD BEARING OF NORTH 82°00'50" EAST; THENCE SOUTH 11°43'06" EAST, 146.81 FEET TO A POINT HEREINAFTER REFERRED TO AS POINT "A"; THENCE, CONTINUE SOUTH 11°43'06" EAST, 60.00 FEET MORE OR LESS TO THE WATER'S EDGE OF LAKE MINNEOLA; THENCE SOUTHWESTERLY ALONG SAID WATER'S EDGE, 240.00 FEET MORE OR LESS; THENCE NORTH 04°15'14" WEST, 40.00 FEET TO A POINT HEREINAFTER REFERRED TO AS POINT "B", SAID POINT LYING THE FOLLOWING COURSES FROM SAID POINT "A"; THENCE SOUTH 68°38'58" WEST, 10.64 FEET; THENCE SOUTH 55°42'44" WEST, 29.43 FEET; THENCE SOUTH 03°53'54" WEST, 56.37 FEET; THENCE SOUTH 49°53'44" WEST, 62.94 FEET; THENCE SOUTH 53°11'10" WEST, 75.46 FEET; THENCE SOUTH 72°04'53" WEST, 53.64 FEET; THENCE NORTH 04°15'14" WEST, 296.88 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND LIES IN LAKE COUNTY, FLORIDA AND CONTAINS 1.127 ACRES, MORE OR LESS.

MEMO: Legibility of writing
typing or printing shall remain
in this document when substituted.

PREPARED BY
L. A. H. & H. S. L. P. A.
P. O. BOX 112
ORLANDO, FLA 32802.

EFFECTIVE DATE:

SHEET NO. _____

ORDER NO.

WATER RATES

SYSTEM NAME: PALISADES COUNTRY CLUB
COUNTY: LAKE
BILLING PERIOD: BI-MONTHLY

RESIDENTIAL AND GENERAL SERVICE RATES

<u>METER SIZE</u>	<u>DEMAND FACTOR</u>	<u>RATE</u>
5/8 X 3/4	1.0	\$ 11.75
Full 3/4	1.5	17.65
1	2.5	29.42
1 1/2	5.0	58.85
2	8.0	94.16
3	16.0	188.29
4	25.0	294.22
6	50.0	588.44

GALLONAGE CHARGE: \$ 1.48 per 1,000 Gallons

NOTES: 1990 Indexing and Pass-through
"For Service Rendered on or after December 23, 1990."

SOUTHERN STATES UTILITIES, INC.

FORREST L. LUDSEN, VICE PRESIDENT
RATES AND REGULATORY AFFAIRS

EFFECTIVE DATE:

ORIGINAL

SHEET NO. _____

ORDER NO: _____

WATER

SERVICE AVAILABILITY FEES

SYSTEM NAME: PALISADES COUNTRY CLUB

COUNTY: LAKE

METER INSTALLATION FEES

Meter Size

5/8 x 3/4"	\$75.00
Full 3/4"	85.00
1"	100.00
1-1/2"	175.00
2" or larger	Actual Cost

SERVICE LINE FEES

Short Service Line	\$150.00
Long Service Line (1)	\$175.00
Long Service Line (2)	\$200.00

Short Service Line

Long Service Line (1)

Long Service Line (2)

Tapping into the main line, which would be located on the same side of the street as property to be served and putting in the service line.

Tapping into the main line, which would be located on the opposite side of an "unpaved" road of the property to be served and putting in the service line.

Tapping into the main line, which would be located on the opposite side of "paved" road of property to be served. Putting in the service line by method of jacking or boring the service line under the street.

SOUTHERN STATES UTILITIES, INC.

FORREST L. LUDSEN, VICE-PRESIDENT
RATES & REGULATORY AFFAIRS

EFFECTIVE DATE:

SHEET NO. _____

ORDER NO.

WATER RATES

SYSTEM NAME: PALISADES COUNTRY CLUB
COUNTY: LAKE
BILLING PERIOD: BI-MONTHLY

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EFFECTIVE DATE:

ORIGINAL

SHEET NO. _____

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COUNTY: LAKE

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SOUTHERN STATES UTILITIES, INC.

FORREST L. LUDSEN, VICE-PRESIDENT
RATES & REGULATORY AFFAIRS

EFFECTIVE DATE:

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SOUTHERN STATES UTILITIES, INC.

FORREST L. LUDSEN, VICE-PRESIDENT
RATES & REGULATORY AFFAIRS



General Offices

1000 Color Place
Apopka, FL 32703
(407) 880-0058

May 14, 1991

Ms. Billie Messer
Florida Public Service Commission
101 East Gaines Street
Tallahassee, Florida 32399-0850

Re: Southern States Utilities, Inc. Water
Service Agreement for the Palisades
System located in Lake County, Florida

Dear Ms. Messer:

Enclosed for filing with the Commission is a copy of the referenced developer agreement. If we can provide you with any additional information regarding this agreement, please feel free to call me at 407/880-0058, x162.

Thank you for your cooperation.

Very truly yours,

Lisa Freeman Schutz
Paralegal

lfs
Enclosure