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ORIGINAL
FILE COPY

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TALLAHASSEE, FLORIDA 32302-1567
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May 30, 1997

VIA HAND DELIVERY

Blanca S. Bayo, Director
Division of Records and Reporting
Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, FL 32399-0850

Re: Mad Hatter Utilities, Inc.; Docket No. 960576-WS
Application for Amendment of Water and Wastewater Certificates
Our File No. 28023.06

Dear Ms. Bayo:

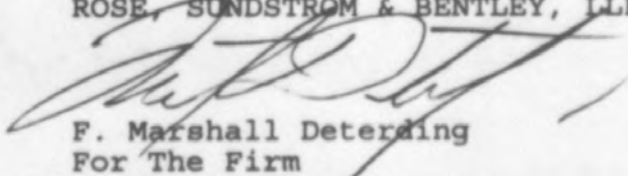
Attached hereto are late filed exhibits Nos. 26, 27 and 28
filed in accordance with the request of the Commission Staff at the
hearing held in this matter on May 13 and 14, 1997.

By copy of this letter, these have also been provided to Staff
Counsel and Counsel for Pasco County.

Should you have any questions in this regard, please let me
know.

Sincerely,

ROSE, SUNDSTROM & BENTLEY, LLP



F. Marshall Deterding
For The Firm

*Orig Exhs filed w/ hearing exhs.
6/3/97
[Signature]*

- ACK _____
- AFA _____
- APP _____
- CAF _____
- CMU _____
- CTR _____
- EAG _____
- LEG 1 FMD/lts
- LIN 3 + orig Enclosures
- OPC _____
- RCH _____
- SEC 1
- WAS _____
- OTH _____

RECEIVED & FILED

FPSC-BUREAU OF RECORDS

DOCUMENT NUMBER-DATE
05461 MAY 30 97
FPSC-RECORDS/REPORTING

MAD HATTER UTILITY, INC.

Docket No. 960576-WS

PROOF OF OWNERSHIP FOR CYPRESS COVE II

Attached hereto is a deed conveying the small parcel of property on which the water plant actually sits with an attorney's opinion of title from the Utility's attorney George Hayes as to the surrounding lands utilized for a lift station and storage of Utility facilities. All three of these parcels of property were the subject of the quit-claim deed previously provided to the Commission Staff.

FLORIDA PUBLIC SERVICE COMMISSION
DOCKET

NO. 960576-WS EXHIBIT NO. 26

COMPLAINANT

MAD HATTER UTILITY, INC.
5-14-97

LATE FILED EXHIBIT 26

This Warranty Deed Made the 14TH day of AUGUST A. D. 19 86 by Richard V. Dunn and Glenn McDonnell, a/k/a J. Glenn McDonnell

hereinafter called the grantor, to

Mad Hatter Utility, Inc.,
661 E. Florida Ave., Tampa, Fl. 33617
whose postoffice address is
hereinafter called the grantee:

Witnesseth: That the grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations, recited above, to havey acknowledged, hereby grants, bestows, sells, alien, conveys, releases, conveys and confirms unto the grantee, all that certain land situate in PASCO County, Florida, viz:

SEE EXHIBIT A ATTACHED

THIS IS NOT THE EXEMPTED PROPERTY OF THE GRANTOR

Return to
THIS INSTRUMENT WAS PREPARED BY
JENNIFER C. HARRIS, CLERK OF THE CIRCUIT COURT OF THE 11TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
200 N. W. 10TH ST., TAMPA, FL 33601
As a necessary incident to the fulfillment of conditions contained in a 1986 financing commitment issued by it.

Together with all the tenements, improvements and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same to the grantee forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whatsoever; and that said land is free of all encumbrances, except those arising subsequent to December 31, 19

Documentary Tax P.L. 7168.50
\$ _____ Intangible Tax P.L.
Notary Public, Pasco County
By *J. C. ...* Deputy Clerk

In WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence

WITNESSES
WITNESSES
STATE OF FLORIDA
COUNTY OF Hillsborough

Richard V. Dunn
Richard V. Dunn
Glenn McDonnell
Glenn McDonnell

I HEREBY CERTIFY that on this day, before me, in office duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared Richard V. Dunn and Glenn McDonnell, a/k/a J. Glenn McDonnell

in my hands to be the persons described in and who executed the foregoing instrument and they acknowledged before me that they

WITNESS my hand and official seal in the County and State last aforesaid this 14TH day of AUGUST, A. D. 19 86
James H. Duffey
NOTARY PUBLIC
STATE OF FLORIDA
Notary Public prepared by:



FILED IN 10 RD
269378
AUG 15 4 23 PM '86
O.R. 1829 PG 0207

PARCEL 3: WATER TREATMENT PLANT SITE

For a point of reference, commence at the Southwest corner of Lot 14 of FOXWOOD SUBDIVISION, PHASE "A", as per map or plat thereof recorded in Plat Book 18, Pages 5 through 10, inclusive, of the Public Records of Pasco County, Florida; said point being on the South boundary of the Northwest 1/4 of the Northwest 1/4 of the Southeast 1/4 of Section 36, Township 26 South, Range 18 East, Pasco County, Florida. Run thence S. 89 deg. 52' 47" W., along the S. boundary of NW 1/4 of NW 1/4 of SE 1/4 of said Section 36, a distance of 135.00 feet for point of beginning, continue thence S. 89 deg. 52' 47" W., along the South boundary of the Northwest 1/4 of the Northwest 1/4 of the Southeast 1/4 of said Section 36, a distance of 119.00 feet; thence North 85 deg. 06' 34" E., a distance of 68.25 feet; thence N. 34 deg. 21' 04" E., a distance of 78.78 feet to a point on a curve to the left having a radius of 150.00 feet; thence 78.13 feet along the arc of said curve through a central angle of 29 deg. 58' 38" a chord bearing and distance of South 78 deg. 34' 16" E., 77.25 feet to a point on said curve thence S. 00 deg. 07' 13" E., a distance of 100.48 feet to the point of beginning.

100062 10	8271 00-13-06	1000
16:17		
RECORDING		
01 00 40	1	9.00
REC STAMP		
01 00 41	1	768.50
10	CASH TOTAL 1	777.50

O. R. 1525 PG 0208

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MAILING ADDRESS
POST OFFICE BOX 1587
TALLAHASSEE, FLORIDA 32302-1587
TELECOPIER (904) 656-4029

June 5, 1997

VIA HAND DELIVERY

Blanca S. Bayo, Director
Division of Records and Reporting
Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, FL 32399-0850

Re: Mad Hatter Utilities, Inc.; Docket No. 960576-WS
Application for Amendment of Water and Wastewater Certificates
Our File No. 28023.06

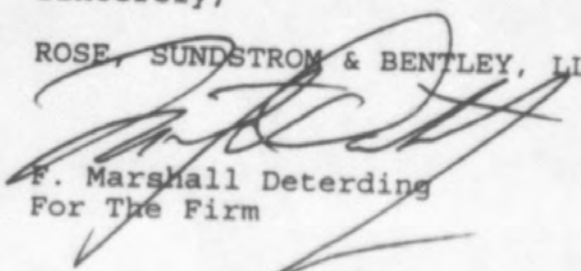
Dear Ms. Bayo:

It was recently brought to my attention that the copy of the attorney's title opinion letter from September of 1996, which was sent in as part of Late Filed Exhibit 26, was not signed. I have obtained a signed version of this letter and have attached 15 copies. This should replace the unsigned version which was originally submitted by me with Late Filed Exhibit 26 in the above referenced matter on May 30, 1997.

Should you have any further questions in this regard, please let me know.

Sincerely,

ROSE, SUNDSTROM & BENTLEY, LLP


F. Marshall Deterding
For The Firm

FMD/lts
Enclosures

cc: Ms. Rosanne Capeless
Marion Hale, Esquire
Mr. Larry DeLucenay

POWELL, CARNEY, HAYES & SILVERSTEIN, P.A.

ATTORNEYS AND COUNSELORS AT LAW
BARNETT TOWER
ONE PROGRESS PLAZA
SUITE 1210
ST. PETERSBURG, FLORIDA 33701

MARY JO CARNEY
ALAN M. GROSS
GEORGE L. HAYES, III
STEWART O. OLSON*
JAMES N. POWELL
DON DOUGLAS RAMSAY
MURRAY B. SILVERSTEIN**

*CERTIFIED REAL ESTATE LAWYER
**CERTIFIED CIVIL TRIAL AND
BUSINESS LITIGATION LAWYER

MAILING ADDRESS:
P.O. BOX 1688
ST. PETERSBURG, FLORIDA 33731-1688

TELEPHONE
813-888-8011
FACSIMILE
813-888-8014

September 30, 1996

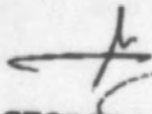
Public Service Commission
ATTN:

RE: Ownership of Property called "Osprey Lift Station" and "Swamp Property"; see attached Exhibit "A".

Dear Gentlemen:

Please be advised that the undersigned is an attorney licensed to practice in the State of Florida and an agent for Attorneys' Title Insurance Fund, Inc. We have been asked by Larry DeLucenay of Mad Hatter Utility, Inc. to supply you with a certification of the ownership of the above-described property as of this date. We have researched the Public Records and hereby certify that, as of this date, the ownership of the property referred to as the "Osprey Lift Station" and the "Swamp Property" is held by Mad Hatter Utility, Inc. subject to a mortgage in favor of National Bank of Cooperatives. Should you have any further questions about this matter, please do not hesitate to contact me.

Very truly yours,


GEORGE L. HAYES III

GLH III/ib

Enclosures

cc: Larry G. DeLucenay

POWELL, CARNEY, HAYES & SILVERSTEIN, P.A.

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MAILING ADDRESS:
P.O. BOX 1689
ST. PETERSBURG, FLORIDA 33731-1689

TELEPHONE
813-898-9011
FACSIMILE
813-898-9014

September 30, 1996

Public Service Commission
ATTN:

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Very truly yours,

GEORGE L. HAYES III

GLH III/llb

Enclosures

cc: Larry G. DeLucenay

EXHIBIT "A"

LEGAL DESCRIPTIONS

OSPREY LIFT STATION

Tract "A" of CYPRESS COVE SUBDIVISION, PHASE "2", according to the map or plat thereof as recorded in Plat Book 23, Pages 141 through 148 of the Public Records of Pasco County, Florida.

SWAMP PROPERTY

Commence at the Southeast corner of the Southwest 1/4 of the Northwest 1/4 of Section 36, Township 26 South, Range 18 East, Pasco County, Florida; thence South 00 deg. 03' 20" East, a distance of 334.92 feet for the Point of Beginning; thence South 76 deg. 03' 02" East, a distance of 65.30 feet; thence North 72 deg. 40' 12" East, a distance of 55.43 feet; thence South 59 deg. 48' 13" East, a distance of 36.36 feet; thence North 33 deg. 00' 21" East, a distance of 114.64 feet; thence North 02 deg. 11' 29" East, a distance of 66.43 feet; thence North 10 deg. 22' 17" East, a distance of 77.71 feet; thence North 54 deg. 54' 48" East, a distance of 73.40 feet; thence North 84 deg. 37' 41" East, a distance of 40.91 feet; thence South 31 deg. 68' 50" East, a distance of 48.71 feet; thence South 45 deg. 18' 24" East, a distance of 83.21 feet; thence South 81 deg. 07' 16" East, a distance of 87.98 feet; thence South 36 deg. 10' 15" East, a distance of 86.89 feet; thence South 11 deg. 24' 23" West, a distance of 38.48 feet; thence South 62 deg. 26' 25" East, a distance of 63.89 feet; thence North 40 deg. 58' 19" East, a distance of 129.45 feet; thence North 12 deg. 08' 07" East, a distance of 91.90 feet; thence North 74 deg. 41' 31" East, a distance of 87.19 feet; thence North 29 deg. 54' 50" East, a distance of 72.35 feet; thence North 65 deg. 23' 26" East, a distance of 106.79 feet; thence North 89 deg. 50' 18" East, a distance of 34.27 feet; thence South 00 deg. 07' 13" East, a distance of 219.90 feet; thence South 19 deg. 46' 32" East, a distance of 148.68 feet; thence South 00 deg. 07' 13" East, a distance of 150.00 feet; thence North 89 deg. 52' 47" East, a distance of 113.11 feet; thence South 00 deg. 07' 13" East, a distance of 50.00 feet; thence South 89 deg. 52' 47" West, a distance of 113.11 feet; thence South 00 deg. 07' 13" East, a distance of 100.00 feet; thence Westerly to the Southwest corner of the Northeast 1/4 of the Northeast 1/4 of the Southwest 1/4; thence North 00 deg. 03' 20" West, a distance of 325.08 feet, more or less, to the Point of Beginning; LESS AND EXCEPT that certain parcel as described in Official Record Book 1140, Page 1578 of the Public Records of Pasco County, Florida.

PARCEL NO. 36-26-18-0000-02500-0012

MAD HATTER UTILITY, INC.

Docket No. 960576-WS

EASEMENT FOR LINDA LAKE GROVES

Attached is a drawing of the recorded plat in the public records for Pasco County whereby Mad Hatter Utility, Inc. has an easement for use of a median strip as its water plant location in the Linda Lake Groves area. This plat is recorded at Book 12, Pages 84-86, of the Pasco County Public Records.

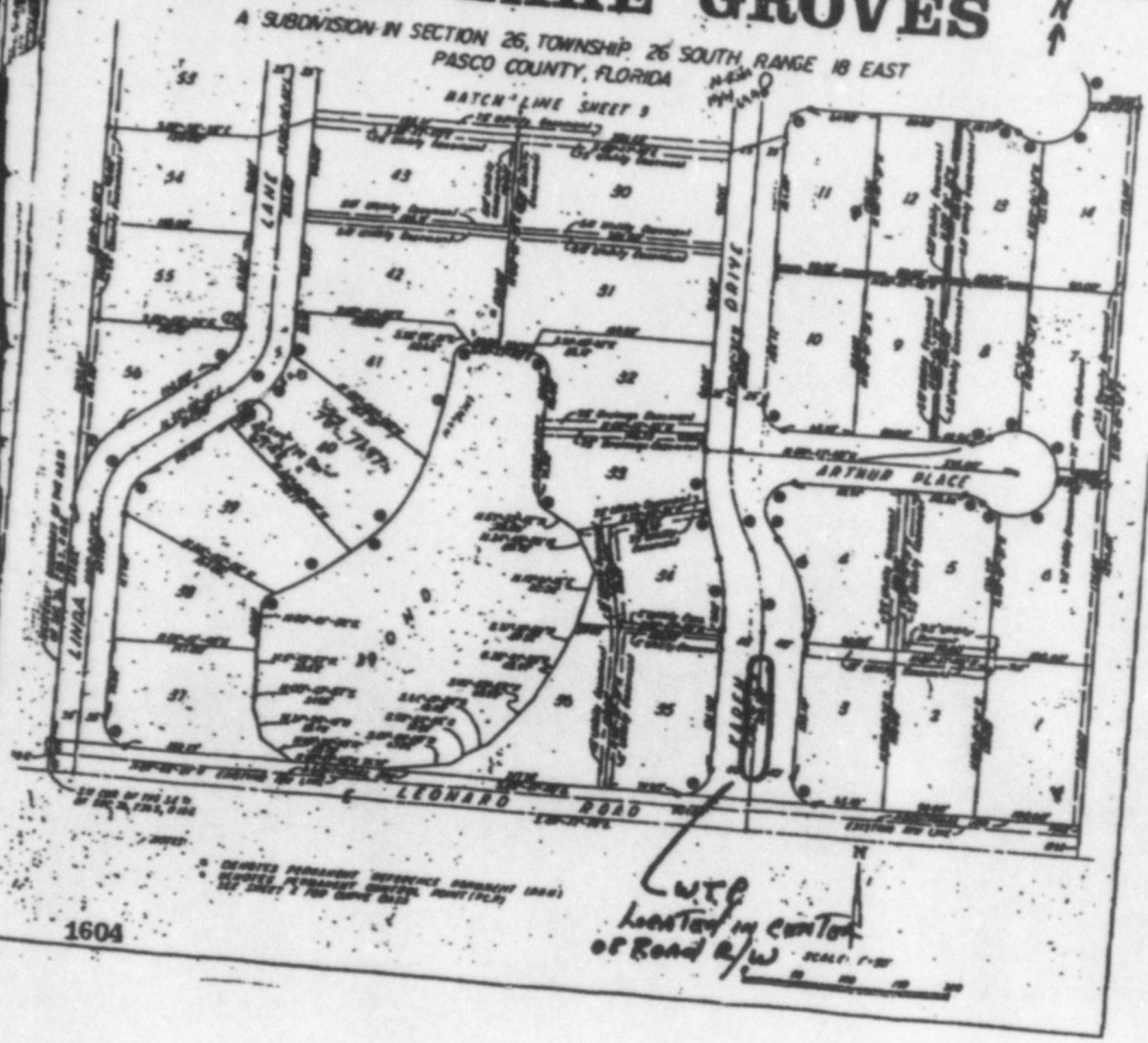
FLORIDA PUBLIC SERVICE COMMISSION
DOCKET
NO. 960576-WS EXHIBIT NO. 27
COMPANY/
WITNESS: Mad Hatter / Pedersen
DATE: 5-14-77

LATE FILED EXHIBIT 27

LINDA LAKE GROVES

A SUBDIVISION IN SECTION 26, TOWNSHIP 26 SOUTH RANGE 18 EAST
PASCO COUNTY, FLORIDA

MATCH LINE SHEET 9



MAY 29 '97 17113 FR MFD WITTER UTILITIES 813 949 2146 TO 1984555-8029 P. 02/02

1604

DEVELOPER'S PRELIMINARY REFERENCE DOCUMENT (PRD)
REVEALS PROPOSED GENERAL INFORMATION
BUT DOES NOT CONSTITUTE A CONTRACT

LTP
Location in center
of Road R/W

MAD HATTER UTILITY, INC.

Docket No. 960576-WS

LEGAL DESCRIPTION FOR PARCEL A-3

FLORIDA PUBLIC SERVICE COMMISSION

DOCKET

NO. 960576-WS EXHIBIT NO. 28

COMPANY/

WITNESS: Mad Hatter / Dr. Bussanay

DATE: 5-4-97

LATE FILED EXHIBIT 28

MAY 29 '97 17:07 FR MAD HATTER UTILITIES 813 949 2146 TO 19046564029

P. 03/03

Scale: 1" = 100'



North

WEST BOUNDARY S.E. 1/4, S.E. 1/4, S.W. 1/4, SECTION 20-28-18.

631.1'

LAKE LINDA CIRCLE
THE WEST 345' OF THE S.E. 1/4, S.E. 1/4, S.W. 1/4, AND THE WEST 345' OF THE SOUTH 200' OF THE N.E. 1/4, OF THE S.E. 1/4, OF THE S.W. 1/4, LESS THE SOUTH 30' OF THE WEST 345' OF THE S.E. 1/4, OF THE S.E. 1/4, OF THE S.W. 1/4.

345'

S.R. CORNER S.E. 1/4, S.E. 1/4, S.W. 1/4, SECTION 20-28-18.

NORTH BOUNDARY S.E. 1/4, S.E. 1/4, S.W. 1/4, SECTION 20-28-18.

NORTH 631.5'

200'±

200'

WOODRUFF MOBILE HOME PARK

Docket No. 960576-WS
PARCEL A-3.
Woodruff Mobile Home Park

EAST BOUNDARY S.E. 1/4, S.E. 1/4, S.W. 1/4, SECTION 20-28-18, AND THE WEST BOUNDARY LINDA LAKE GROVES.

NORTH 631.5'

200'±

345'

JHC

DESCRIPTION:

LINDA LAKE GROVES
PLAT BOOK 12, PAGE 84-86
PASCO COUNTY, FLORIDA

REVISION

