



WHISPER WOODS

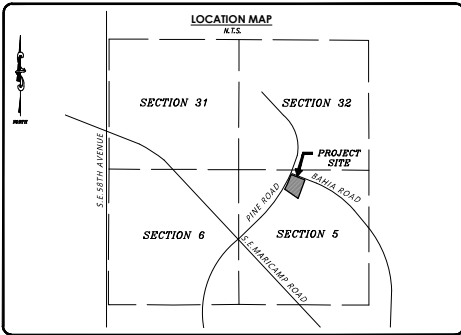
A REPLAT OF TRACT "L" OF SILVER SPRINGS SHORES UNIT NO. 2, FOR PLAT THEREOF RECORDED IN PLAT BOOK "J", PAGES 94 THROUGH 102 OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

A PLANNED UNIT DEVELOPMENT A PORTION OF SECTION 5, TOWNSHIP 16 SOUTH, RANGE 23 EAST MARION COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 1 OF 4

SURVEYOR'S NOTES:

- A 5/8 INCH DIAMETER IRON ROD WITH CAP NO. LB0071 WILL BE SET AT EACH LOT AND TRACT CORNER AS REQUIRED BY CHAPTER 177, FLORIDA STATUTES WITHIN THE TIME ALLOTTED IN SUBSECTION 177(09)(b), FLORIDA STATUTES.
- NO LOT SHALL BE DIVIDED ON THE SURVEY EXCEPT FOR THE SOLE PURPOSE OF PROVIDING ADDITIONAL AREA TO ADJACENT LOTS OR UNITS. A REPLAT IS FILED WITH MARION COUNTY, WHICH WILL BE COMPLETED BY THE PROVISIONS OF THE LAND DEVELOPMENT CODE. REVISION OF THIS PROVISION MAY BE AVAILABLE AS EXPRESSED IN THE CODE OF MARION COUNTY.
- COUNTY OFFICIALS (AS SET FORTH BY THE COUNTY ENGINEER AND COUNTY ENVIRONMENTAL HEALTH DEPARTMENT, AND COUNTY ENGINEERING DEPARTMENT) SHALL HAVE THE RIGHT TO ENTER UPON THE LANDS INCLUDED IN THIS PLAT FOR THE PURPOSES OF INSPECTING ANY AND ALL FACILITIES, STRUCTURES AND CONSTRUCTION OF IMPROVEMENTS IN ORDER TO DETERMINE THAT THE SAME ARE IN ACCORDANCE WITH THE PUBLIC SAFETY AND GENERAL WELFARE OF THE COUNTY.
- THIS PLAT IS 4 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR INDICATORS AND NOTES SEE SHEET 1, FOR DETAIL OF BOUNDARIES AND LEGAL DESCRIPTIONS SEE SHEET 2, FOR DETAIL OF LOT DIMENSIONS SEE SHEETS 3 AND 4.
- THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL REPLICATION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERSEDED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- STORMWATER RUNOFF GENERATED FROM THE IMPROVEMENTS ASSOCIATED WITH THIS PLAT ARE DISCHARGED INTO LANDS AS IDENTIFIED ON THE IMPROVEMENT PLANS AS APPROVED BY MARION COUNTY FOR THE DEVELOPMENT OF THIS SUBDIVISION.
- UTILITY EASEMENTS ARE SHOWN BY DOTTED LINES ON DETAILS ON THE PLAT, WITHOUT LAYING THE FOLLOWING, EACH LOT SHALL BE SUBJECT TO A FRONT TO FOOT DRAINAGE, ACCESS AND UTILITY EASEMENT; 10 FOOT REAR DRAINAGE EASEMENT; AND FIVE FOOT SIDE DRAINAGE AND UTILITY EASEMENTS, AS SET FORTH ON THE DETAILS IDENTIFIED AS TYPICAL EASEMENT & SETBACK AND TYPICAL CORNER LOT EASEMENTS & SETBACKS ON SHEET 2. ALL PUBLIC UTILITY COMPANIES AND GOVERNMENTAL AGENCIES ARE GRANTED THE RIGHT TO CONSTRUCT, INSTALL, MAINTAIN AND OPERATE UTILITIES AND DRAINAGE FACILITIES IN THE EASEMENTS.
- ALL PLATED UTILITY 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 AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY CONFLICTS WITH THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.
- DEPOTE ANY RETAINING ON THIS PLAT TO ANY IMPROVEMENT OR FACILITY, NO SUCH RETAINING SHALL BE DEEMED TO BE A REPRESENTATION OR WARRANTY THAT ANY SUCH IMPROVEMENT OR FACILITY WILL BE CONSTRUCTED OR PROVIDED BY THE DEVELOPER OF THE SUBDIVISION, OR ANY OF HIS ASSIGNED SUCCESSORS OR ASSIGNS.
- BOUNDARIES AND COORDINATES SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM WEST ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83), WITH 2011 ADJUSTMENT AS DERIVED FROM THE FLORIDA DEPARTMENT OF TRANSPORTATION VERTICAL REFERENCE STATION NETWORK.
- ALL CORNER LOT LINES ARE MAGNA UNLESS NOTED OTHERWISE.
- CURRENT ZONING IS R2B (PLANNED UNIT DEVELOPMENT), CURRENT LAND USE IS DEVELOPMENT OF REGIONAL IMPACT (ORI).
- PROPERTY IS LOCATED WITHIN THE SECONDARY ZONE OF THE SPRINGS PROTECTION ZONE.
- ADVISORY NOTICE - ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NO. 31088SH001A, MARION COUNTY, FLORIDA DATED AUGUST 28, 2006, THE PROPERTY DESCRIBED HEREON LIES IN FLOOD ZONE "X" - AN AREA OF MINIMAL FLOOD HAZARD. THE FLOODING LIMITS HAVE BEEN DETERMINED HEREIN AS CURRENTLY ESTABLISHED AT THE TIME OF THE FINAL PLAT RECORDING. IN THE EVENT THAT ANY SUCH IMPROVEMENT OR FACILITY SHOULD EVALUATE THE CURRENT FLOODPLAIN LIMITS AS THEY MAY BE ADJUSTED FROM TIME TO TIME AS DETERMINED BY FEMA.
- THIS PLAT CONTAINS 14.56 ACRES OF LAND, IN WHOLE OR IN PART.
- ALL EASEMENTS AND USES SHOWN HEREON ARE CONSISTENT WITH THE APPROVED DUE DILIGENCE.
- WATER SERVICES ARE BEING PROVIDED BY MARION COUNTY UTILITIES DEPARTMENT THROUGH AGREEMENT WITH TRADEWINDS UTILITIES, AND SEWER SERVICES ARE BEING PROVIDED BY MARION COUNTY UTILITIES DEPARTMENT. WILL BE PROVIDED VIA THE CENTRAL POTABLE WATER SYSTEM FOR THIS PROJECT.
- ADVISORY NOTICE IS FOR PLANNED UNIT DEVELOPMENT, CURRENT LAND USE IS DEVELOPMENT OF REGIONAL IMPACT (ORI).
- INTEREST IN THIS PLAT REFERENCE IS MADE TO THE DEVELOPER'S OR OTHER PARTY'S DESIGNATED SUCCESSORS AND ASSIGNS, SUCH REFERENCE SHALL MEAN AND REFER TO THEIR SUCCESSORS OR ASSIGNS OF THE DEVELOPER OR SUCH OTHER PARTY TO WHOM THE DEVELOPER OR SUCH OTHER PARTY HEREAFTER TRANSFERS IN WRITING A SPECIFIC RIGHT RESERVED TO THE DEVELOPER OR SUCH OTHER PARTY IN THIS PLAT, WHICH RIGHT IS RECORDED IN THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE INITIAL PLACEMENT OF QUADRANT STREET SIGNS WITHIN THE SUBDIVISION, THE ASSOCIATION, COMMUNITY DEVELOPMENT DISTRICT OR OTHER APPLICABLE MAINTENANCE ENTITY SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND REPLACEMENT OF QUADRANT STREET SIGNS.
- THIS PROJECT HAS NOT BEEN GRANTED CONCURRENTLY APPROVAL AND/OR GRANTED AND/OR RECEIVED ANY PUBLIC FACILITY CAPACITIES. FUTURE WORKS TO DEVELOP THE RESULTING PROPERTIES ARE SUBJECT TO A DURING CONCURRENTLY DETERMINATION AND FINAL APPROVAL TO DEVELOP THE PROPERTY HAS NOT BEEN OBTAINED. THE COMPLETION OF CONCURRENTLY REVIEW AND/OR APPROVAL IS DEFERRED A TO LATER DEVELOPMENT REVIEW STAGE.
- THE DIRECTION OF DRAINAGE, UTILITIES, LANDSCAPE, AND/OR GRANTED AND/OR RECEIVED ANY PUBLIC FACILITY CAPACITIES, OR LIMITING AND ADDITIONAL SUCH EASEMENTS MAY BE IDENTIFIED IN, AND/OR ESTABLISHED BY, OTHER RECORDED INSTRUMENTS, INCLUDING WITHOUT LIMITATION, THE COMMUNITY DECLARATION FOR MARION PARISH TO BE RECORDED IN THE PUBLIC RECORDS OF MARION COUNTY (THE "DECLARATION") AND ADDITIONAL USES MAY BE PERMITTED OF THE EASEMENTS DEPICTED ON THE FACE OF THE PLAT PURSUANT TO THE DECLARATION OR SUCH OTHER INSTRUMENTS.
- THE DEVELOPER AND ITS DESIGNATED SUCCESSORS AND ASSIGNS, HEREBY ACKNOWLEDGE AND UNDERSTAND THE SUBDIVISION HEREIN DESCRIBED AND ESTABLISHED IS CONTIGUOUS TO SUSTAINABLE AGRICULTURAL LAND AS SHOWN ON THIS PLAT. IT IS ACKNOWLEDGED AND UNDERSTOOD BY THE PARTIES THAT THE FARM OPERATION ON THE CONTIGUOUS SUSTAINABLE AGRICULTURAL LAND IDENTIFIED HEREIN MAY BE CONDUCTED ACCORDING TO SEPARATELY ACCEPTED AGRICULTURAL PRACTICES AS PROVIDED IN THE FLORIDA RIGHT TO FARM ACT, SECTION 82.04, FLORIDA STATUTES.
- ADVISORY NOTICE - THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, AS A CONDITION PRECEDENT TO THE APPROVAL AND ACCEPTANCE OF THIS PLAT FOR RECORDING IN THE PUBLIC RECORDS OF THIS COUNTY, HAS APPROVED AND ACCEPTED THIS PLAT FOR RECORDING IN THE PUBLIC RECORDS OF THIS COUNTY. THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, HAS APPROVED AND ACCEPTED THIS PLAT FOR RECORDING IN THE PUBLIC RECORDS OF THIS COUNTY. THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, HAS APPROVED AND ACCEPTED THIS PLAT FOR RECORDING IN THE PUBLIC RECORDS OF THIS COUNTY. THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, HAS APPROVED AND ACCEPTED THIS PLAT FOR RECORDING IN THE PUBLIC RECORDS OF THIS COUNTY.
- PORTIONS OF TRACTS B, D, AND E DEPICTED HEREON ARE DESIGNATED AS MARION FRIENDLY LANDSCAPE AREAS. MARION FRIENDLY LANDSCAPE AREAS ARE DEFINED AS THAT PORTION OF A NEW OR EXPANDED DEVELOPMENT THAT THROUGH THE APPROVED DEVELOPMENT PLANS, DOCUMENTS, AND DEED INSTRUMENTS IS IDENTIFIED TO BE MAINTAINED AS MARION-FRIENDLY LANDSCAPING AND WHERE THE USE OF HIGH VOLUME IRRIGATION NON-INDUSTRIAL PLANTS AND LAWN ORNAMENTALS FERTILIZERS AND PESTICIDES ON SURFACES IS PROHIBITED.
- THE SUBJECT PROPERTY IS SUBJECT TO MORTGAGE AND SECURITY AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK _____ PAGE _____.
- SEPARATE INSTRUMENT SIGNED BY OWNER AND CONVEYED TO A MORTGAGEE OR OTHER PARTY IN INTEREST OF THE PLAT DEPICTED HEREON HAS BEEN SEPARATELY FILED AND RECORDED IN MORTGAGE AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK _____ PAGE _____.



NOTICE:

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL REPLICATION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPERSEDED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

APPROVAL OF COUNTY OFFICIALS: DEVELOPMENT REVIEW COMMITTEE:

- BY: _____ COUNTY ENGINEERING
- BY: _____ COUNTY FIRE SERVICES
- BY: _____ COUNTY GROWTH SERVICES
- BY: _____ COUNTY SURVEYOR
- BY: _____ COUNTY UTILITIES
- BY: _____ COUNTY BUILDING SAFETY

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS:

THIS IS TO CERTIFY THAT ON THE _____ DAY OF _____, 2023, THE FOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA.

BY: _____
MICHELLE STONE, CHAIR
BOARD OF COUNTY COMMISSIONERS

BY: _____
GREGORY C. HARBELL
CLERK OF THE CIRCUIT COURT

DEVELOPER'S ACKNOWLEDGMENT AND DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, THAT WILDFIRE PROPERTIES FLORIDA, LLC A DELAWARE LIMITED LIABILITY COMPANY (THE "DEVELOPER") IS THE FEE SIMPLE OWNER OF THE LAND DESCRIBED AND PLATTED HEREIN AS "WHISPER WOODS" BEING IN MARION COUNTY, FLORIDA AND HAS CAUSED SAID LANDS TO BE SURVEYED AND PLATTED AS SHOWN HEREON AND DOES HEREBY DECLARE AND DECLARE AS FOLLOWS: THE STORMWATER AND DRAINAGE EASEMENTS AND/OR TRACTS DESCRIBED HEREON ARE HEREBY RESERVED BY DEVELOPER FOR FUTURE CONVEYANCE TO A HOMEOWNERS ASSOCIATION, COMMUNITY DEVELOPMENT DISTRICT, OR OTHER CUSTOMER AND MAINTENANCE ENTITY (EACH A "MAINTENANCE ENTITY") SUBSEQUENT TO THE RECORDING OF THIS PLAT. PROVIDED HOWEVER, THAT THE SAME SHALL BE USED FOR THE CONSTRUCTION AND MAINTENANCE OF STORMWATER AND DRAINAGE FACILITIES AND FOR USE IN CONNECTION THEREWITH. MARION COUNTY IS GRANTED AN EASEMENT FOR AND THE RIGHT TO PERFORM EMERGENCY MAINTENANCE ON SAID STORMWATER AND DRAINAGE FACILITIES IN THE EVENT OF A LOCAL, STATE, OR FEDERAL STATE OF EMERGENCY. NOTWITHSTANDING THE DECLARATION INCLUDES THE OBLIGATION OF AN EMERGENCY WITHIN THE HEALTH, SAFETY, OR WELFARE OF THE PUBLIC IS DETERMINED TO BE AT RISK, THAT THE UTILITY EASEMENTS, ZONING OR NOTED AND RESERVED BY DEVELOPER FOR FUTURE CONVEYANCE TO A MAINTENANCE ENTITY SUBSEQUENT TO THE RECORDING OF THIS PLAT, SHALL BE MAINTAINED, OPERATED, MAINTAINED AND REPAIR OF FORCE MAINS, WATER LINES, SEWER WATER LINES, GROUND WATER MAINS AND RELATED WATER RESERVE WATER AND SEWER WATER UTILITY LINES AND EQUIPMENT AND ARE FURTHER RESERVED EXCLUSIVELY FOR SUCH USES BY THE OTHER UTILITIES (MUNICIPAL AND PRIVATE) TO WHOM RIGHTS IN SUCH EASEMENTS SHALL BE GRANTED FROM TIME TO TIME BY THE DECISOR OR ITS SUCCESSORS IN INTEREST.

TRACT "A", AS SHOWN ON THE PLAT, ARE HEREBY RESERVED BY DEVELOPER FOR FUTURE CONVEYANCE TO A MAINTENANCE ENTITY SUBSEQUENT TO THE RECORDING OF THIS PLAT. DEVELOPER HEREBY GRANTS AND RESERVES A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER AND ACROSS TRACT "A", FOR VEHICULAR AND PEDESTRIAN ACCESS AND EGRESS IN FAVOR OF THE FOLLOWING: (A) THE DEVELOPER AND ITS DESIGNATED SUCCESSORS AND ASSIGNS AND WRITERS; (B) ALL PRESENT AND FUTURE RECORD TITLE OWNERS OF THE LOTS AND TRACTS SHOWN ON THIS PLAT AND THEIR RESPECTIVE INTERESTS; (C) ANY MAINTENANCE ENTITIES GRANTED JURISDICTION OVER ANY OF THE LANDS DESCRIBED IN THE PLAT. TRACT "A" SHALL BE MAINTAINED BY THE DEVELOPER FOR THE PURPOSES STATED HEREON UNLESS SUCH CONVEYANCE OCCURS, AND SHALL BE MAINTAINED BY THE APPLICABLE MAINTENANCE ENTITY FOR SUCH PURPOSES FROM AND AFTER SUCH CONVEYANCE, FURTHER.

TRACT "B", TRACT "D", AND TRACT "E", AS SHOWN ON THE PLAT, ARE HEREBY RESERVED BY DEVELOPER FOR FUTURE CONVEYANCE TO A MAINTENANCE ENTITY SUBSEQUENT TO THE RECORDING OF THIS PLAT, AND SHALL BE USED FOR DRAINAGE, UTILITIES, LANDSCAPING, BUFFERS, AMENITY, OPEN SPACE, RECREATION, SIGNAGE AND MAINTENANCE. MARION COUNTY IS GRANTED THE RIGHT TO PERFORM EMERGENCY MAINTENANCE ON SAID TRACTS AND EASEMENTS IN THE EVENT OF A LOCAL, STATE OR FEDERAL STATE OF EMERGENCY WITHIN THE HEALTH, SAFETY OR WELFARE OF THE PUBLIC IS DETERMINED TO BE AT RISK. TRACT "B", TRACT "D", AND TRACT "E" SHALL BE MAINTAINED BY THE DEVELOPER FOR THE PURPOSES STATED HEREON UNLESS SUCH CONVEYANCE OCCURS, AND SHALL BE MAINTAINED BY THE APPLICABLE MAINTENANCE ENTITY FOR SUCH PURPOSES FROM AND AFTER SUCH CONVEYANCE.

TRACT "C" IS HEREBY DEDICATED PUBLICLY AS A LIFT STATION SITE TO BE CONVEYED IN FEE SIMPLE TITLE TO AND BE MAINTAINED BY MARION COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA.

WITNESSES:

DEVELOPER AND OTHER:
WILDFIRE PROPERTIES FLORIDA, LLC A FLORIDA LIMITED LIABILITY COMPANY,
BY: _____
NORTH PALM BEACH, FL 33408

WITNESS SIGNATURE _____

PRINT NAME: _____

ADDRESS: 426 SW 15TH STREET, OCALA, FL 34471

BY: _____
F. CHRISTOPHER ARMSTRONG
AS MANAGER

WITNESS SIGNATURE _____

PRINT NAME: _____

ADDRESS: 426 SW 15TH STREET, OCALA, FL 34471

NOTARY ACKNOWLEDGMENT:

STATE OF FLORIDA
COUNTY OF MARION

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL OR ONLINE NOTARIZATION, THIS _____ DAY OF _____, 2023, BY F. CHRISTOPHER ARMSTRONG, AS MANAGER OF WILDFIRE PROPERTIES FLORIDA, LLC A FLORIDA LIMITED LIABILITY COMPANY, AS AUTHORIZED MEMBER OF ARMSTRONG BUSINESS DEVELOPMENT GROUP, LLC A DELAWARE LIMITED LIABILITY COMPANY, AS SOLE MEMBER OF FREEDOM COMMUNITY DEVELOPMENT, A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF OF SUCH COMPANIES.

PERSONALLY KNOWN OR PRODUCED IDENTIFICATION _____ NOTARY PUBLIC
TYPE OF IDENTIFICATION PRODUCED: _____

PRINT NAME: _____
NOTARY SEAL: _____

CLERK OF THE COURT'S CERTIFICATE FOR ACCEPTANCE AND RECORDING:

I, CLERK OF THE CIRCUIT COURT OF MARION COUNTY, FLORIDA, DO HEREBY ACCEPT THAT THIS PLAT OF "WHISPER WOODS" FOR RECORDING, THIS PLAT FILED FOR RECORD THIS _____ DAY OF _____, 2023, AT _____ A.M./P.M. AND RECORDED ON PAGE _____ OF PLAT BOOK _____ IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF MARION COUNTY, FLORIDA.

BY: _____
GREGORY C. HARBELL
CLERK OF THE CIRCUIT COURT

SURVEYOR'S CERTIFICATE:

I CERTIFY THIS PLAT, PREPARED UNDER MY DIRECTION AND SUPERVISION, COMPLIES WITH THE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES, MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, AND IS IN ACCORDANCE WITH THE REQUIREMENTS OF THE MARION COUNTY LAND DEVELOPMENT CODE, AND THAT THIS PLAT DOES NOT ADVERSELY AFFECT THE LEGAL ACCESS OF ADJACENT PARCELS.

BY: _____
CHRISTOPHER J. HOBSON, P.E.
FLORIDA REGISTERED SURVEYOR NO. LS 6553
JCH CONSULTING GROUP, INC.
CERTIFICATE OF AUTHORIZATION NO. LB 8071
426 SW 15TH STREET, OCALA, FLORIDA 34471

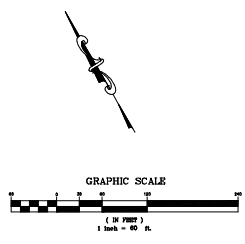


WHISPER WOODS

A REPLAY OF TRACT 7.1 OF SILVER SPRINGS SHOES UNIT NO. 7, PER PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 84 THROUGH 102 OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

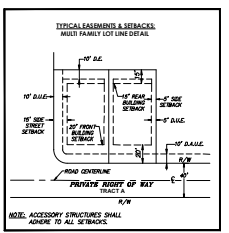
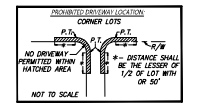
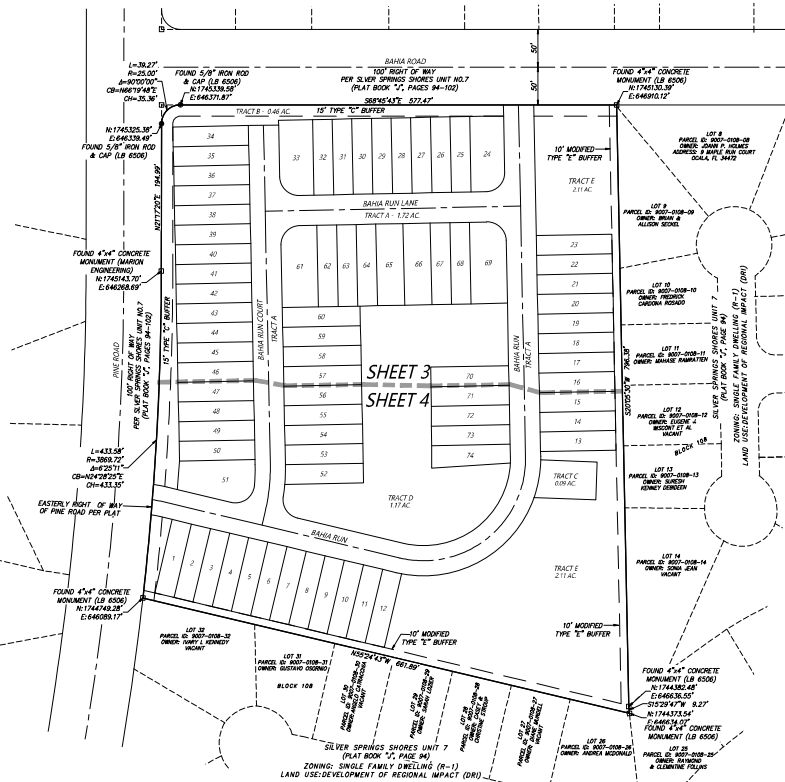
A PLANNED UNIT DEVELOPMENT

A PORTION OF SECTION 5, TOWNSHIP 16 SOUTH, RANGE 23 EAST
MARION COUNTY, FLORIDA



DESCRIPTION
TRACT 1, SILVER SPRINGS SHOES UNIT NO. 7, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGES 84 THROUGH 102, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

- LEGEND** UNLESS OTHERWISE NOTED
- PRC = POINT OF REVERSE CURVATURE
 - PC = POINT OF CURVATURE
 - PI = POINT OF INTERSECTION
 - FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY
 - N = NORTH (STATE PLANE COORDINATES)
 - E = EASTING (STATE PLANE COORDINATES)
 - NS = NO IDENTIFICATION
 - E = CENTERLINE OF RIGHT OF WAY
 - R/W = RIGHT OF WAY LINE
 - LS = LICENSE BUSINESS
 - LS = LAND SURVEYOR
 - PLS = PROFESSIONAL LAND SURVEYOR
 - PG. = PAGE
 - P.B. = PLAT BOOK
 - P.T. = POINT OF TANGENCY
 - A.E. = ACCESS EASEMENT
 - RF = FOUND IRON ROD
 - CMF = FOUND CONCRETE MONUMENT
 - D.E. = DRAINAGE EASEMENT
 - U.E. = UTILITY EASEMENT
 - D.A.I.E. = DRAINAGE, ACCESS, AND UTILITY EASEMENT
 - AC. = ACRES
 - (RD) = NOT RADIAL
 - O.R.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY
 - (8,000) = SQUARE FOOTAGE AREA
 - = PERMANENT REFERENCE MONUMENT
 - = PERMANENT REFERENCE MONUMENT (AS NOTED)
 - = PERMANENT REFERENCE MONUMENT
 - = PERMANENT REFERENCE MONUMENT (AS NOTED)
 - = PERMANENT REFERENCE MONUMENT
 - = PERMANENT REFERENCE MONUMENT (AS NOTED)
 - = PERMANENT CONTROL POINT
 - = SET NAIL & DISC P.L.P. (LB 807)



NOTE
THIS PLAT IS 4 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR DEDICATION NOTES AND ACKNOWLEDGMENTS SEE SHEET 1, FOR LEGAL DESCRIPTION AND BOUNDARY DETAIL SEE SHEET 2, FOR LOT DIMENSIONS SEE SHEETS 3 AND 4.

PREPARED BY: JCH CONSULTING GROUP, INC. 14450 WOODBERRY BLVD SUITE 200, BOCA RATON, FLORIDA 33433



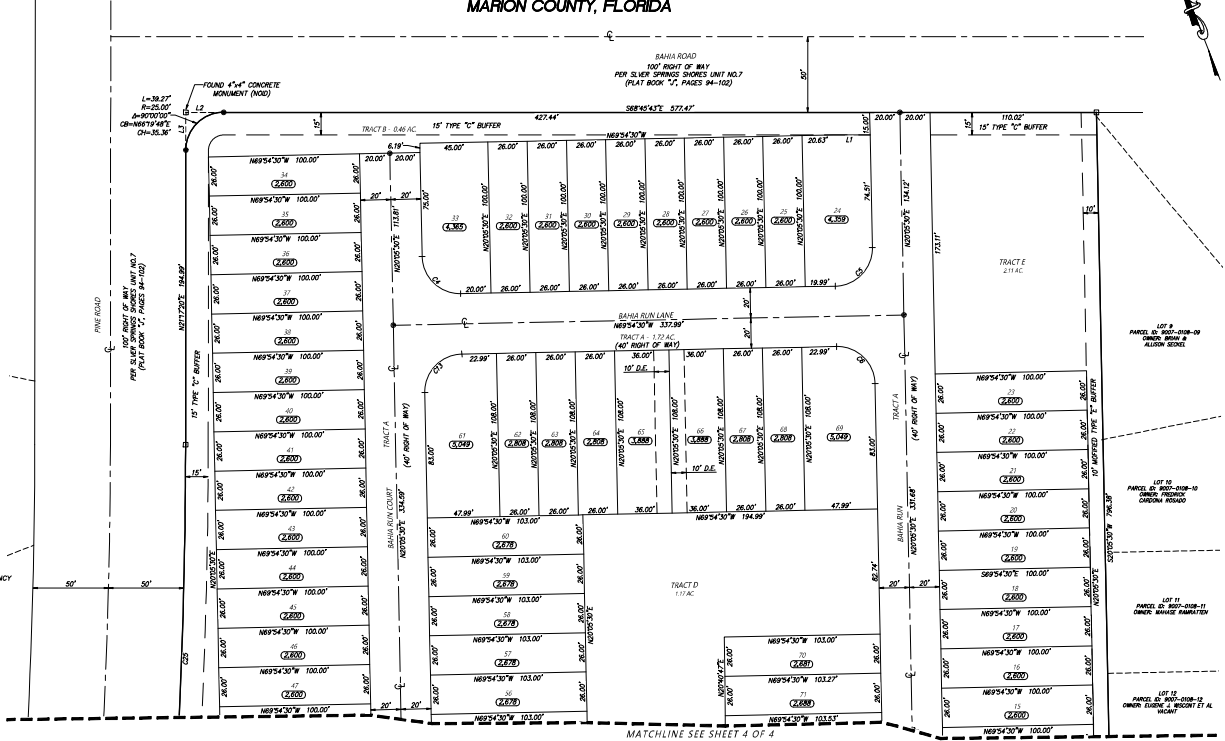
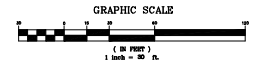
WHISPER WOODS

A REPLAT OF TRACT "J," OF SILVER SPRINGS SHORES UNIT NO. 7, PER
PLAT THEREOF RECORDED IN PLAT BOOK "J", PAGES 94 THROUGH 102
OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

A PLANNED UNIT DEVELOPMENT

A PORTION OF SECTION 5, TOWNSHIP 16 SOUTH, RANGE 23 EAST MARION COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 3 OF 4



- LEGEND UNLESS OTHERWISE NOTED**
- PRC = POINT OF REVERSE CURVATURE
 - PC = POINT OF CURVATURE
 - PI = POINT OF INTERSECTION
 - FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY
 - N = NORTHING (STATE PLANE COORDINATES)
 - E = EASTING (STATE PLANE COORDINATES)
 - # = NUMBER
 - (NO. 1) = NO. 1 IDENTIFICATION
 - C = CENTERLINE OF RIGHT OF WAY
 - R/W = RIGHT OF WAY LINE
 - LB = LICENSE BUSINESS
 - LS = LAND SURVEYOR
 - PLS = PROFESSIONAL LAND SURVEYOR
 - P.L. = PAGE
 - P.B. = PLAT BOOK
 - P.T. = POINT OF TANGENCY
 - A.E. = ACCESS EASEMENT
 - R.P. = FOUND ROW ROD
 - C.M. = FOUND CONCRETE MONUMENT
 - D.E. = DRAINAGE EASEMENT
 - U.E. = UTILITY EASEMENT
 - D.A.U.E. = DRAINAGE, ACCESS, AND UTILITY EASEMENT
 - AC. = ACRES
 - (N) = NOT RADIAL
 - O.R.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY
 - (S) = SQUARE FOOTAGE AREA
 - (ID) = PERMANENT REFERENCE MONUMENT
 - FOUND 4" x 4" CONCRETE MONUMENT (AS NOTED)
 - PERMANENT REFERENCE MONUMENT SET 5/8" IRON ROD & CAP (P.L. 101 LB 8071)
 - PERMANENT REFERENCE MONUMENT FOUND 5/8" IRON ROD & CAP (AS NOTED)
 - PERMANENT CONTROL POINT SET NAIL IN CONC. P.C.P.A. (LB 8071)

CURVE TABLE					LINE TABLE			
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING	LINE	BEARING	LENGTH
C4	26.27	25.00	090°00'00"	35.36	N45°54'30"W	L1	N68°45'43"W	24.37
C5	26.27	25.00	090°00'00"	35.36	N45°05'50"E	L2	S68°45'03"E	25.02
C13	26.27	25.00	090°00'00"	35.36	N45°05'50"E	L3	N01°17'32"E	24.95
C25	262.88	3868.72	004°11'17"	262.80	N27°21'28"E			

NOTE:
THIS PLAT IS 4 SHEETS IN TOTAL, AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR DECISION NOTES AND ACKNOWLEDGMENTS SEE SHEET 1. FOR LEGAL DESCRIPTION AND BOUNDARY DETAIL SEE SHEET 2. FOR LOT DIMENSIONS SEE SHEETS 3 AND 4.

PREPARED BY: JCH CONSULTING GROUP, INC. 10000 W. UNIVERSITY BLVD., SUITE 100, FORT LAUDERDALE, FLORIDA 33324



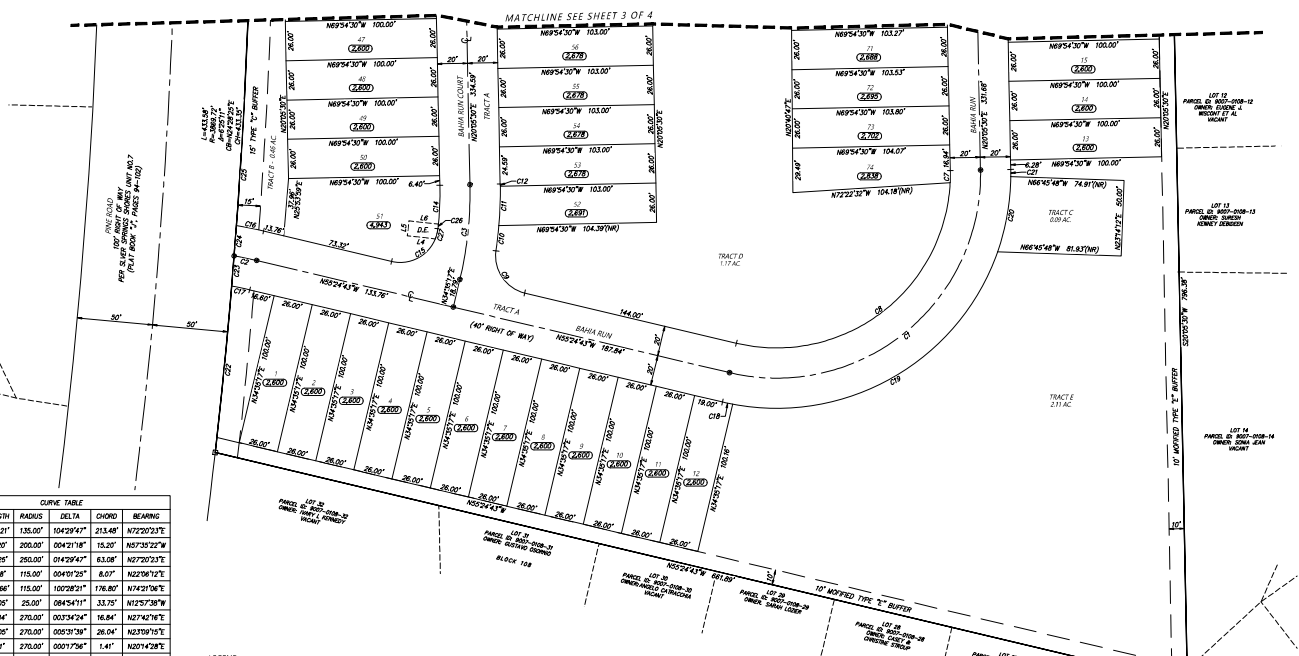
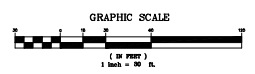
WHISPER WOODS

A REPLAT OF TRACT 7.1 OF SILVER SPRINGS SHORES UNIT NO. 7, PER
PLAT THEREOF RECORDED IN PLAT BOOK 77, PAGES 94 THROUGH 102
OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

A PLANNED UNIT DEVELOPMENT

A PORTION OF SECTION 5, TOWNSHIP 16 SOUTH, RANGE 23 EAST
MARION COUNTY, FLORIDA

PLAT BOOK _____, PAGE
SHEET 4 OF 4



CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	BEARING
C1	246.21'	135.00'	104°29'47"	213.48'
C2	15.20'	200.00'	00°41'18"	15.20'
C3	63.28'	250.00'	01°42'44"	63.08'
C7	8.08'	715.00'	00°41'25"	8.07'
C8	201.66'	715.00'	102°28'21"	176.80'
C9	37.05'	25.00'	08°54'11"	33.75'
C10	16.84'	270.00'	00°31'24"	16.84'
C11	36.05'	270.00'	00°31'24"	36.04'
C12	1.41'	270.00'	00°01'26"	1.41'
C14	38.71'	230.00'	00°79'10"	28.68'
C15	42.47'	25.00'	09°20'42"	37.55'
C16	18.34'	220.00'	00°46'37"	18.34'
C17	32.17'	180.00'	00°32'20"	32.16'
C18	7.00'	155.00'	00°32'14"	7.00'
C19	220.21'	155.00'	081°24'01"	181.78'±
C20	50.72'	155.00'	018°44'50"	50.49'
C21	4.77'	25.00'	00°16'43"	4.77'
C22	110.65'	386.72'	00°19'15"	110.59'
C23	30.06'	386.72'	00°17'48"	29.92'
C24	30.06'	386.72'	00°17'48"	29.92'
C25	282.86'	386.72'	00°41'17"	282.80'
C26	3.07'	230.00'	00°45'22"	3.07'
C27	7.05'	25.00'	016°09'54"	7.05'

- LEGEND UNLESS OTHERWISE NOTED**
- PRC = POINT OF REVERSE CURVATURE
 - PC = POINT OF CURVATURE
 - PI = POINT OF INTERSECTION
 - FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY WORKING (STATE PLANE COORDINATES)
 - E = EASTING (STATE PLANE COORDINATES)
 - N = NORTHING (STATE PLANE COORDINATES)
 - NO. = NUMBER
 - (NO.0) = NO IDENTIFICATION
 - ✓ = CENTERLINE OF RIGHT OF WAY
 - R/W = RIGHT OF WAY LINE
 - LB = LICENSE BUSINESS
 - LS = LAND SURVEYOR
 - PLS = PROFESSIONAL LAND SURVEYOR
 - PL = PLAT
 - P.B. = PLAT BOOK
 - P.T. = POINT OF TANGENCY
 - A.E. = ACCESS EASEMENT
 - RF = FOUND IRON ROD
 - CMF = FOUND CONCRETE MONUMENT
 - D.E. = DRAINAGE EASEMENT
 - U.E. = UTILITY EASEMENT
 - D.U.E. = DRAINAGE, AND UTILITY EASEMENT
 - AC = ADJACENT
 - (NR) = NOT RADIAL
 - OR.B. = OFFICIAL RECORDS BOOK OF MARION COUNTY
 - = SQUARE FOOTAGE AREA
 - = FOUND 4" x 4" CONCRETE MONUMENT (AS NOTED)
 - = PERMANENT REFERENCE MONUMENT
 - = PERMANENT REFERENCE MONUMENT SET 3" x 4" CONCRETE MONUMENT P.B.M. (LB 807)
 - = PERMANENT REFERENCE MONUMENT SET 5/8" IRON ROD & CAP (P.M. JON LB 807)
 - = PERMANENT REFERENCE MONUMENT FOUND 5/8" IRON ROD & CAP (AS NOTED)
 - = PERMANENT REFERENCE MONUMENT SET 1/2" IRON ROD (NO CAP)
 - = PERMANENT REFERENCE MONUMENT FOUND 1/2" IRON ROD (NO CAP)

LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°45'43"W	24.37
L2	S68°45'03"E	25.02
L3	N01°17'32"E	24.95
L4	N62°25'59"W	18.66
L5	N27°34'01"E	10.00
L6	S62°25'59"E	18.57

NOTE:
THIS PLAT IS 4 SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS FOR IDENTIFICATION AND ADJOINING EASEMENTS. SEE SHEET 1, FOR LEGAL DESCRIPTION AND BOUNDARY DETAIL. SEE SHEET 2, FOR LOT DIMENSIONS. SEE SHEETS 3 AND 4.

PREPARED BY: JCH CONSULTING GROUP, INC. 1400 W. UNIVERSITY BLVD., SUITE 100, TAMPA, FLORIDA 33606