

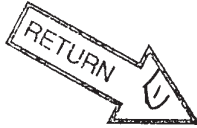
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**RECORDED NOTICE OF  
ENVIRONMENTAL RESOURCE PERMIT**

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**Document Prepared By:**  
St. Johns River Water Management District (SJRWMD)

**Return to:**



<b>Name</b>	<b>Bureau of Regulatory Support</b>
<b>Agency Name</b>	St. Johns River Water Management District
<b>Street Address</b>	4049 Reid Street / P.O.Box 1429
<b>City, State Zip</b>	Palatka, FL 32178-1429

RE: Permit No.:	95050-3
Grantee:	Eagle Pointe Partners, LLC
Jeffrey M Ippoliti	
Parcel ID:	09-22-25-002000100000
County:	Lake

**Notice**

The SJRWMD hereby gives notice that Environmental Resource Permit No 95050-3 has been issued to authorize the construction or modification of a stormwater management system, works or other activities to serve the real-property described on Exhibit "A" attached hereto and made a part hereof ("Premises"). This property is subject to the requirements and restrictions set forth in Chapter 373, Florida Statutes and Rule 62-330, Florida Administrative Code.

Within thirty (30) days of any transfer of interest or control of that portion of the premises containing the stormwater management system, works or other activities (or any portion thereof), the permittee must notify the Agency in writing of the property transfer. Notification of the transfer does not by itself constitute a permit transfer. Therefore, purchasers of that portion of the premises containing the stormwater management system, works or other activities regulated by the Agency (or any portion thereof) are notified that it is unlawful for any person to construct, alter, operate, maintain, remove or abandon any stormwater management system, dam, impoundment, reservoir, appurtenant work, works, or other activities, including dredging or filling, (or any combination thereof), without first having obtained an environmental resource permit from the Agency in the purchaser's name.

Within thirty (30) days of the completion of construction of the stormwater management system, works or other activities regulated by the Agency, a signed and sealed construction completion certification must be submitted to Agency pursuant to the requirements of Rule 62-330.090(5), Florida Administrative Code.

This notice is applicable to property containing the regulated stormwater management system, works or other activities. For purposes of this notice only, these facilities include lakes, canals, swales, ditches, berms, retention or detention areas, water control structures, pumps, culverts, inlets, roads, and wetland mitigation areas, buffers and upland compensation areas, and docking facilities.

**Conditions**

The Permit is subject to the General Conditions set forth in Rule- 62-330.350, Florida Administrative Code. The Permit also contains additional Special Conditions. Accordingly, interested parties should closely examine the entire Permit, all associated applications, and any subsequent modifications.

**Conflict Between Notice And Permit**

This Notice of Permit is not a complete summary of the Permit. Provisions in this Notice of Permit shall not be used in interpreting the Permit provisions. In the event of conflict between this Notice of Permit and the Permit, the Permit shall control.

**This Notice Is Not An Encumbrance**

This Notice is for informational purposes only. It is not intended to be a lien, encumbrance, or cloud on the title of the premises.

**Release**

This Notice may not be released or removed from the public records without the prior written consent of the Agency.

This Notice of Permit is executed on this 23<sup>rd</sup> day of September 2014

Susan Getchell  
Deputy District Clerk, For Agency

Agency Contact: Bureau of Regulatory Support (BRS) Bureau Chief

STATE OF: Florida

COUNTY OF: Putnam

The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of September, 2014 by Susan Getchell, as Deputy District Clerk of the St. Johns River Water Management District.

Sandra L. Bertram

Notary Public Signature

[Notary Seal]



Sandra L. Bertram

Printed/Typed Name

Commission Number: FF058703

My Commission Expires: Jan. 29, 2018

Property Details : Lake County Property Appraiser

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## Property Record Card

Due to a current issue with the Flash Plugin in Internet Explorer, it is suggested that you use Firefox, Chrome or other modern browser to view this page.

### General Information

<b>Alternate Key:</b>	3854067	<b>Parcel:</b>	09-22-25- 002000100000
<b>Owner Name:</b>	EAGLE POINTE PARTNERS LLC	<b>Millage:</b>	00GR (Groveland) : 19.3499
<b>Owner Address:</b>	700 ALMOND ST CLERMONT, FL 34711	<b>Property Location:</b>	GROVELAND FL 34736

### Legal Description:

GROVELAND, EAGLE POINTE PHASE I SUB PARCELS 1, 2, 3--  
LESS |  
FROM SE COR OF TRACT M RUN S 89-52-42 E ALONG S LINE  
OF |  
PARCEL 2 A DIST OF 711.93 FT, N 0-07-18 E 343.09 FT FOR  
POB, |  
RUN N 76-07-19 W 152.60 FT, N 33-10-42 E 66.80 FT, N |  
73-31-29 W 20.90 FT, N 58-09-59 W 115 FT TO BEGINNING OF A  
|  
NON-TANGENT CURVE, CONCAVE TO THE NW, HAVING A  
RADIUS OF |  
1215 FT & A CHORD BEARING OF N 30-03-36 E, THENCE RUN  
NE'LY |  
ALONG THE ARC OF SAID NON-TANGENT CURVE FOR A DIST  
OF 82.88 |  
FT THRU A CENTRAL ANGLE OF 03-54-30, THENCE RUN N 27-  
28-02 E |  
100.26 FT, S 62-34-58 E 250 FT, S 27-25-02 W 25.52 FT TO THE |  
BEGINNING OF A NON-TANGNET CURVE TO THE SE, HAVING  
A RADIUS |  
OF 825 FT & A CHORD BEARING OF S 20-38-51 W, THENCE  
RUN |  
SW'LY ALONG THE ARC OF SAID NON-TANGENT CURVE FOR  
A DIST OF |  
194.95 FT THRU A CENTRAL ANGLE OF 13-32-20 FT TO POB &  
LESS |  
FROM SE COR OF TRACT M RUN S 89-52-42 E ALONG S'LY  
BOUNDARY |  
LINE OF PARCEL 2 A DIST OF 869.58 FT, S 0-07-18 W 590 FT, S  
|  
89-52-42 E 168.69 FT FOR POB, RUN N 0-07-18 E 56.78 FT, N |  
29-24-02 E 24.54 FT, N 0-07-18 E 279.98 FT, S 89-52-42 E 113 |  
FT, S 0-07-18 W 50 FT, S 89-52-42 E 463.31 FT, N 0-20-21 E |  
55.83 FT, N 21-29-11 E 47.78 FT, N 0-06-34 W 172.63 FT TO |  
E'LY BOUNDARY OF SAID PARCEL 2, THENCE RUN S 83-16-22  
E |  
126.25 FT, S 79-03-18 E 88.88 FT, S 51-09-16 E 92.44 FT, S |  
23-22-22 E 124.11 FT, S 43-15-34 E 28.77 FT, N 89-44-39 W |  
352.41 FT, S 0-17-16 W 358.16 FT, N 89-52-42 W 605.85 FT TO |  
POB--PB 59 PG 36-42 |  
ORB 4314 PG 389 |