

This Instrument Prepared By and Return To:  
Vivek K. Babbar, Esq.  
Straley Robin Vericker  
1510 W. Cleveland Street  
Tampa, FL 33606

**NOTICE OF ESTABLISHMENT OF THE  
HARVEST RIDGE COMMUNITY DEVELOPMENT DISTRICT**

PLEASE TAKE NOTICE that on March 21, 2023, the Pasco County Board of County Commissioners enacted Ordinance No. 23-09 (the “**Establishing Ordinance**”) establishing the Harvest Ridge Community Development District (the "**District**"), which became effective March 24, 2023. The District encompasses property located in Pasco County, Florida, as more particularly described in the legal description attached hereto as **Exhibit “A”**. The District is a special purpose form of local government established pursuant to and governed by Chapter 190, Florida Statutes. More information on the powers, responsibilities and duties of the District may be obtained by examining Chapter 190, Florida Statutes and the full text of the Establishing Ordinance, or by contacting the Department of Economic Opportunity in accordance with section 189.014, Florida Statutes.

THE HARVEST RIDGE COMMUNITY DEVELOPMENT DISTRICT MAY IMPOSE AND LEVY TAXES OR ASSESSMENTS, OR BOTH TAXES AND ASSESSMENTS, ON THIS PROPERTY. THESE TAXES AND ASSESSMENTS PAY THE CONSTRUCTION, OPERATION, AND MAINTENANCE COSTS OF CERTAIN PUBLIC FACILITIES AND SERVICES OF THE DISTRICT AND ARE SET ANNUALLY BY THE GOVERNING BOARD OF THE DISTRICT. THESE TAXES AND ASSESSMENTS ARE IN ADDITION TO COUNTY AND OTHER LOCAL GOVERNMENTAL TAXES AND ASSESSMENTS AND ALL OTHER TAXES AND ASSESSMENTS PROVIDED FOR BY LAW.

IN WITNESS WHEREOF, this Notice has been executed on the 24<sup>th</sup> day of March, 2023, in accordance with Section 190.0485, Florida Statutes, and whereby such Notice is to be recorded in the Official Records of Pasco County, Florida.

Signed, sealed and delivered in our presence:

HARVEST RIDGE COMMUNITY DEVELOPMENT DISTRICT

Madison B. Sprague  
(Signature)

Vivek K. Babbar

Madison B. Sprague  
(Print Name)

Vivek K. Babbar  
STRALEY ROBIN VERICKER

Lynn A. Butler  
(Signature)

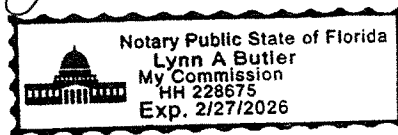
Lynn A. Butler

(Print Name)

STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 24<sup>th</sup> day of March, 2023, by Vivek K. Babbar, of STRALEY ROBIN VERICKER, who  is personally known to me or  produced \_\_\_\_\_ (type of identification) as identification.

Lynn A. Butler  
NOTARY PUBLIC, STATE OF FLORIDA



(Print, Type or Stamp Commissioned Name of Notary Public)

## Exhibit "A"

### Harvest Ridge CDD Legal Description

**DESCRIPTION:**

**PARCEL 1**

Tracts 43, 44, 53, 54, 59 and 60, LESS East 20.00 feet thereof for road right-of-way, and LESS South 15.00 feet of Tracts 59 and 60 for road right-of-way, Section 15, Township 26 South, Range 21 East, ZEPHYRHILLS COLONY COMPANY, as per map or plat thereof recorded in Plat Book 1, Page 55, Public Records of Pasco County, Florida.

**PARCEL 2**

Tracts 40,41,42,55,56,58, and that part of Tract 57 less one acre located in the SW corner of said tract begin at the SW corner of said tract thence running East along the South boundary of said tract 208.71 feet, thence North 208.71 feet, thence West 208.71 feet, thence South 208.71 feet to Point of Beginning, LESS The West 10 feet of Tracts 40, 41, 56 and 57, being in Section 15, Township 26 South, Range 21 East, ZEPHYRHILLS COLONY COMPANY, as per map or plat thereof recorded in Plat Book 1, Page 55, Public Records of Pasco County, Florida.

**PARCEL 3**

That part of Tract 57, being in Section 15, Township 26 South, Range 21 East, ZEPHYRHILLS COLONY COMPANY, as per map or plat thereof recorded in Plat Book 1, Page 55, Public Records of Pasco County, Florida, being described as follows: Commence at the Southwest corner of Tract 57 being in Section 15, Township 26 South, Range 21 East, ZEPHYRHILLS COLONY COMPANY, as per map or plat thereof recorded in Plat Book 1, Page 55, Public Records of Pasco County, Florida, For Point of Beginning, thence running East along the South boundary of said tract 208.71 feet, thence North 208.71 feet, thence West 208.71 feet, thence South 208.71 feet to Point of Beginning, LESS the West 10 feet of Tract 57, being in Section 15, Township 26 South, Range 21 East, ZEPHYRHILLS COLONY COMPANY, as per map or plat thereof recorded in Plat Book 1, Page 55, Public Records of Pasco County, Florida.

AND (Per Official Records Book 5849, Page 528 of the Public Records of Pasco County, Florida)

Tract 39, ZEPHYRHILLS COLONY COMPANY LANDS, according to the map or plat thereof as recorded in Plat Book 1, Page 55, Public Records of Pasco County, Florida.

AND

A strip of land being 30 feet in width, lying in Section 15, Township 26 South, Range 21 East, Pasco County, Florida, being more particularly described as follows:

That portion of platted right-of-way lying East of and adjacent to Tracts 42, 55 and 58; and lying West of and adjacent to Tracts 43, 54, and 59, in Section 15, Township 26 South, Range 21 East, ZEPHYRHILLS COLONY COMPANY LANDS, as shown on the map or plat thereof as recorded in Plat Book 1, Page 55 of the Public Records of Pasco County, Florida, LESS the South 15.00 thereof.