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Stephen P. Flynn, P.L.S.
Project Manager

Donna A. Flynn
President

L. PRESTON MADERE LOT

That piece or portion of ground being the L. Preston Madere Lot as occupied lying east of the apparent right of way of La Highway 18 and west of the apparent toe of the Mississippi River levee in Section 17, T-13-S, R-20-E, Hahnville, St. Charles Parish, Louisiana, as shown on a survey plat of the L. Preston Madere Lot as occupied by Stephen P. Flynn, P.L.S., dated January 23, 2015 and being more fully described as follows:

Commence at the southeast corner of the L. Preston Madere Lot, being the intersection of the apparent east right of way of La Highway 18 and the lower line of the L. Preston Madere Lot, a ½" iron rod found;

The Point of Beginning

Thence proceed in a northeasterly direction along the south line of the L. Preston Madere Lot being the north line of the Gaudet Property to the apparent levee toe a bearing of N64°30'00"E a distance of 588.20' to a point and corner, a ½" iron rod set;

Thence proceed in a northerly direction along the apparent levee toe being the east line of the L. Preston Madere Lot a bearing of N12°07'03"E a distance of 112.07' to a point a ½" iron rod set;

Thence proceed in a southwesterly direction along the north line of the L. Preston Madere Lot being the south line of the Estate of Pascal Mardere, Diane Costa and The American Bank Lease Site to the apparent east right of way of La Highway 18 a bearing of S64°46'48"W a distance of 630.36' to a point;

Thence proceed in a southerly direction along the east right of way of La Highway 18 being the west line of the L. Preston Madere Lot a bearing of S09°33'01"E a distance of 95.53' to a point;

The Point of Beginning

