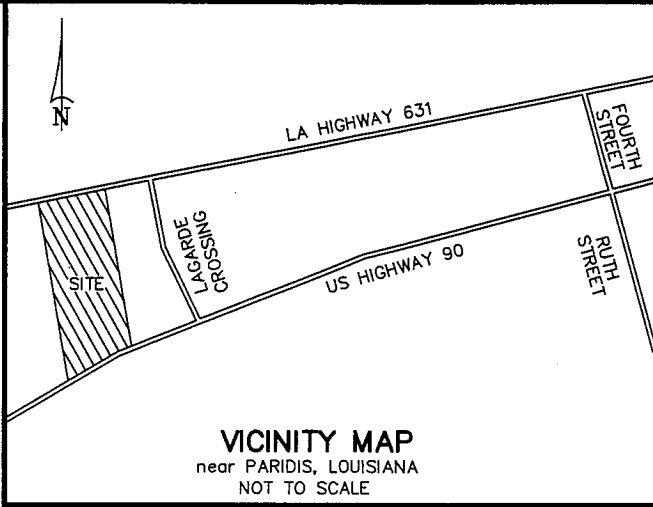
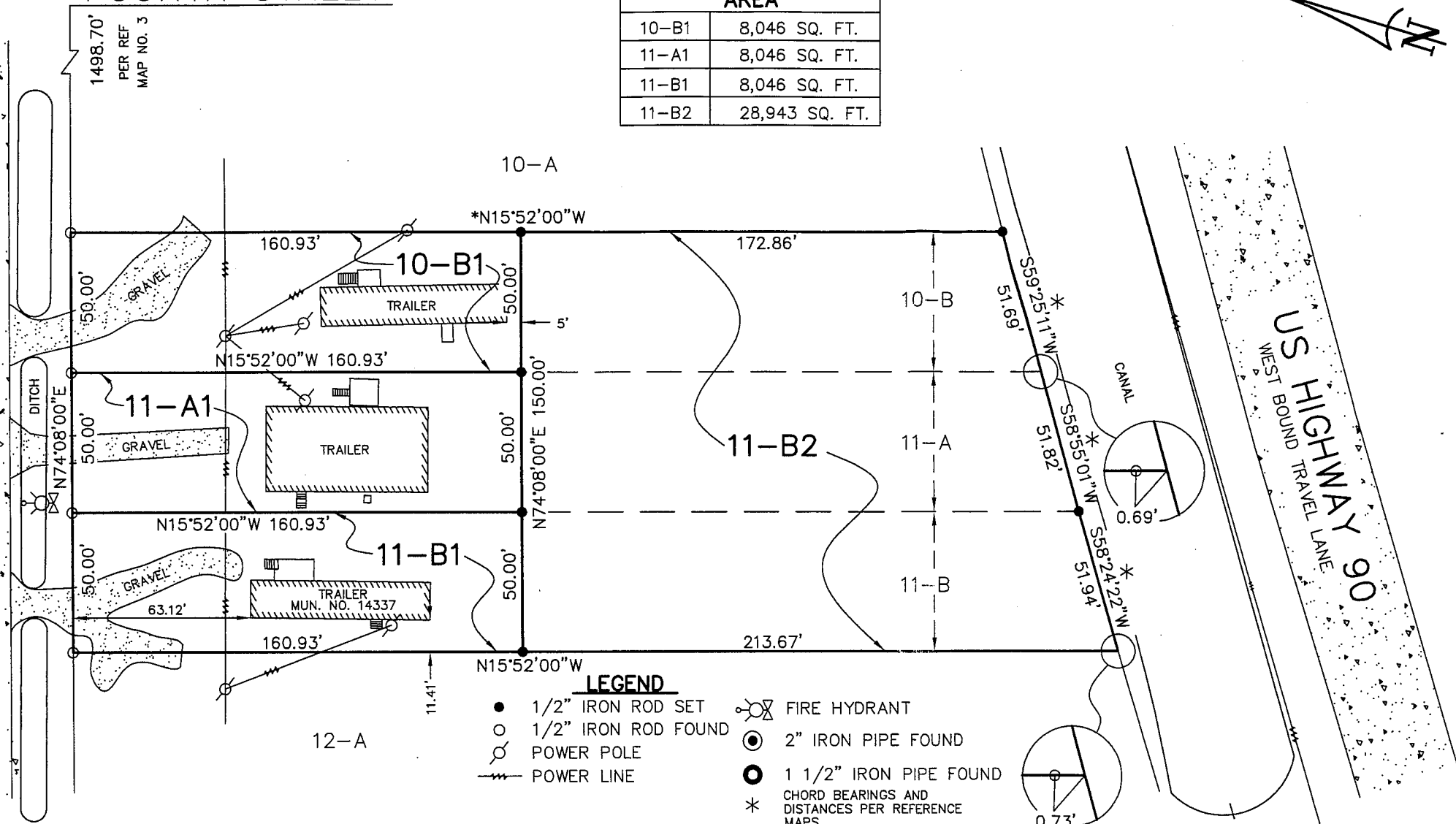


FOURTH STREET

AREA	
10-B1	8,046 SQ. FT.
11-A1	8,046 SQ. FT.
11-B1	8,046 SQ. FT.
11-B2	28,943 SQ. FT.

LA HIGHWAY 631 (OLD HIGHWAY 90)



APPROVED:

PARISH PRESIDENT _____ DATE _____

CHAIR, PLANNING AND ZONING COMMISSION _____ DATE _____

CERTIFICATION: THIS IS TO CERTIFY THAT THIS PLAT IS MADE IN ACCORDANCE WITH LA. REVISED STATUTES 33:5051 ET. SEQ. AND CONFORMS TO ALL PARISH ORDINANCES GOVERNING THE SUBDIVISION OF LAND.

RECORDED IN THE CLERK OF COURT'S OFFICE

ST. CHARLES PARISH ON THE _____

DAY OF _____ IN BOOK _____

FOLIO _____, ENTRY # _____

ALL NECESSARY SEWER, WATER AND/OR OTHER UTILITY EXTENSIONS SHALL BE MADE BY AND SOLELY AT THE LOT OWNER'S EXPENSE

- LEGEND**
- 1/2" IRON ROD SET
 - 1/2" IRON ROD FOUND
 - ⊙ POWER POLE
 - POWER LINE
 - ⊗ FIRE HYDRANT
 - ⊙ 2" IRON PIPE FOUND
 - 1 1/2" IRON PIPE FOUND
 - * CHORD BEARINGS AND DISTANCES PER REFERENCE MAPS

TITLE: SURVEY PLAT AND RESUBDIVISION OF LOTS 10-B, 11-A & 11-B OF THE ADDITION TO MOSELLA SUBDIVISION INTO LOTS HEREIN DESIGNATED AS LOTS 10-B1, 11-A1, 11-B1 & 11-B2 OF THE ADDITION TO MOSELLA SUBDIVISION SITUATED IN SECTION 37, T-14-S, R-20-E, near PARADIS, ST. CHARLES PARISH, LOUISIANA.

DATE: MAY 28, 2019

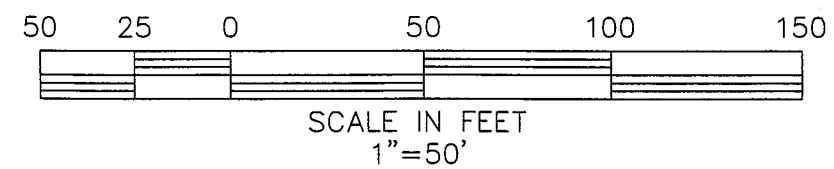
- SURVEY REFERENCE:**
1. ADDITION TO MOZELLA SUBDIVISION BY E.M. COLLIER DATED JUNE 1, 1942.
 2. SURVEY AND RESUBDIVISION OF LOT 12 OF ADDITION TO MOZELLA SUBDIVISION INTO LOTS 12-A & 12-B BY R.P. BERNARD P.L.S. DATED APRIL 5, 2004.
 3. SURVEY OF LOT 9, ADDITION TO MOZELLA SUBDIVISION BY MICHAEL D. BERNARD, R.L.S. DATED 8/2/2001.
 4. SURVEY PLAT AND RESUBDIVISION OF LOT 10 & LOT 11 OF THE ADDITION TO MOZELLA SUBDIVISION INTO LOTS HEREIN DESIGNATED AS LOTS 10-A, 10-B, 11-A & 11-B OF THE ADDITION TO MOZELLA SUBDIVISION BY STEPHEN P. FLYNN, P.L.S. DATED MARCH 15, 2013.

BASIS OF BEARING: *EAST LINE OF LOT 10-B1 & LOT 11-B2 TAKEN FROM REFERENCED SURVEY PLAT NO 2.

FLOOD NOTE: THE SURVEYED PARCEL IS IN ZONE "AE" PER FEDERAL INSURANCE RATE MAP NUMBER 220160-0125C DATED 6/16/1992.

SURVEYOR'S NOTES:

- A. THIS PLAT IS CORRECT AND IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND UNDER THE DIRECTION OF THE UNDERSIGNED AND COMPLIES WITH THE REQUIREMENTS OF LOUISIANA'S "STANDARDS OF PRACTICE FOR BOUNDARY SURVEYS" FOR A CLASS B SURVEY.
- B. NO TITLE OPINION WAS PROVIDED TO THIS FIRM, THEREFORE NO CERTIFICATION IS GIVEN TO THE EXISTENCE OF OTHER SERVITUDES OR EASEMENTS WHICH MAY EXIST OTHER THAN THOSE SHOWN.
- C. MINIMUM SETBACK LINES AND SERVITUDES SHOWN ARE BASED ON THE REFERENCED SURVEY PLAT. THE APPROPRIATE PARISH AUTHORITY OR NEIGHBORHOOD REGULATORY BOARD SHOULD BE CONSULTED FOR FINAL DETERMINATION.



Stephen P. Flynn

STEPHEN P. FLYNN
P.L.S. LA. ST. REG. NO. 4668

DRAWN BY: KPB DRAWING NO. MM0466_W03504

RIVERLANDS SURVEYING COMPANY

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