

ACT OF DEDICATION

UNITED STATES OF AMERICA

**BY: PAUL J. MURRAY, JR. &
JUNE L. MURRAY and**

STATE OF LOUISIANA

TO: PARISH OF ST. CHARLES

BE IT KNOWN, that on this 25th day of May, in the year of Our Lord Two Thousand Five (2005),

BEFORE ME, the undersigned authority, a Notary Public, duly commissioned and qualified in and for aforesaid the Parish and State, therein residing, and in the presence of the two competent witnessed hereinafter named and undersigned,

PERSONALLY CAME AND APPEARED;

June Leblanc, wife of, and, Paul J. Murray, Jr. domiciled in Destrehan in the Parish of St. Charles whose mailing address is P.O. Box 426, Destrehan, Louisiana 70047

The above named appearers declared unto me, Notary, that they are owners of that certain tract of real property situated in the Parish of St. Charles, State of Louisiana.

The appearers further declared unto me, Notary, that it has caused the aforesaid land to be laid out in lots on a plan by Michael D. Bernard, P.L.S., dated May 2, 2005 creating the RIVERBRIAR SUBDIVISION PHASE II, a print of which is annexed hereto and made part hereof, and has also designated and labeled "Riverbriar Subdivision Phase II", along with that land on which Riverbriar Lane occupies together with the utilities installed thereon, which is more fully described as follows:

A CERTAIN PORTION OF GROUND, together with all the buildings and improvements thereon and all the rights, ways, privileges, servitudes, advantages, and appurtenances thereunto belonging or in anywise appertaining, situated in the State of Louisiana, Parish of St. Charles District, City of Destrehan in that part known as RIVERBRIAR SUBDIVISION PHASE II, designated as DEDICATED STREETS, and is more fully described as follows:

Commencing that the northwest corner of the intersection of Avenue of the Oaks and River Road (La. Hwy. 48) at a ½" Iron Rod, which is the southeast most corner of Lot 6 of Riverbriar Phase II, thence along the northern edge of River Road N67°03'30"W at distance of 103.96' to a point on the eastern edge of Riverbriar Lane, and thus the Point of Beginning, thence continue along the northern edge of River Road N67°03'30"W a distance of 51.00' to a point on the western edge of Riverbriar Lane, thence along the western edge of Riverbriar Lane along a line of curvature with radius 480.30' to the left, a distance of 155.05' to a point of compound curvature, thence along a line of curvature with a radius 25.00' to the left, a distance of 11.61' to a point of reverse curvature, thence along a line of curvature with radius 33.00' to the right, a distance of 138.61' to a point of reverser curvature, thence along a line of curvature with radius 25.00' to the left, a distance of 14.51' to a point of reverse curvature with radius 530.30' to the right, a distance of 154.74' to a point, and thus the Point of Beginning, all containing 11,167.02 square feet, more or less, and as more fully shown on the Final Plat of Riverbriar Subdivision Phase II, dated May 2, 2005 by Michael D. Bernard, P.L.S.

The said appearers further declared unto me, Notary, that on the aforesaid plan it has also designated and labeled various servitudes for utility and drainage purposes.

The said appearers further declared unto me, Notary, that under the covenants, conditions, and stipulations hereinafter recited it does, by these presents, dedicate Riverbriar Lane as herein above described and does hereby grant the various servitudes for utility and drainage purposes, all as shown in said subdivision on the annexed plan by Michael D. Bernard, P.L.S., to the public use, unto and in favor of the Council for the Parish of St. Charles, the inhabitants of the Parish of St. Charles and to the public in general.

The said appears further declared unto me, Notary, that the aforesaid dedication and grant of servitudes are subject to all of the following terms and conditions, to-wit:

1. The herein grant of the various servitudes for utility and drainage purposes shall constitute the granting only of a "servitude of right of use", in favor of the Parish of St. Charles. The grant of dedication of RIVERBRIAR LANE is a "fee simple" dedication.
2. The appearers does hereby reserve all rights of ownership to all of the oil, gas and other minerals in, on and under the property covered and affected by the aforesaid dedication of RIVERBRIAR LANE, and the utility and drainage servitudes granted herein. In that connection the appearers do however, agree to prohibit the use of any part of the surface of any of the property covered by RIVERBRIAR LANE or the servitudes with respect to the exploration, development or production of minerals pursuant to this reservation. This reservation is made in accordance with the appearers' plan and intention to reserve all of the mineral rights in, on, and under all of the lots in RIVERBRIAR SUBDIVISION, PHASE II, RIVERBRIAR LANE, whereby, however, the appearers will likewise impose a restriction on the entire subdivision against any use of the surface of any lot for the exploration, development or production of minerals.
3. The herein dedication of street and grant of servitudes for utility and drainage purposes are made by the appearers without any warranty whatsoever, except as provided herein.
4. Where appearers have placed said utilities and drainage in said servitude, appearers warrants that said utilities and drainage are within the boundaries of the servitude granted.
5. The Parish must bind and obligate itself not to use the property dedicated herein for street purposes in any manner which would be inconsistent with or detrimental to such use as a public street. The Parish must further bind and obligate itself to use the utility and drainage servitudes granted herein only for utility and drainage purposes.
6. This dedication and grant are conditioned upon St. Charles Parish maintaining and policing the streets dedicated herein, and maintaining the various utility and drainage facilities within the various utility and drainage servitude areas.
7. The grant herein of various servitudes for utility and drainage purposes is not exclusive and the appearers reserve the right to use or grant any other rights with respect to said property not inconsistent with the aforesaid servitude grants. The aforesaid grants of servitude for utility and drainage purposes shall not be utilized so as to unreasonably interfere with or impair ingress and egress from the street dedicated herein to any of the lots in the RIVERBRIAR SUBDIVISION, PHASE II, RIVERBRIAR LANE.
8. The dedication and grant made herein are made subject to any existing encumbrances affecting the RIVERBRIAR SUBDIVISION, PHASE II, RIVERBRIAR LANE, such as by way of illustration but not limitation, pipeline servitudes and levees.

9. The herein dedication and grant shall inure to the benefit of St. Charles Parish or any successor governmental body of St. Charles Parish, which shall be bound by all of the terms and conditions hereof.
10. Grantors warrant that said servitudes for streets, utilities and drainage are free of any liens and/or encumbrances and that no lot has been sold or alienated.

AND NOW, to these presents, personally came and intervened:

ST. CHARLES PARISH, herein appearing by and through Albert D. Laque, Parish President, duly authorized by virtue of an Ordinance of said Parish adopted on June 6, ~~2007~~ ²⁰⁰⁵, a certified copy of which is annexed hereto and made part hereof,

and said St. Charles Parish does hereby accept, approve and ratify the herein dedication and grant under all of the terms and conditions as contained herein above, and does also hereby acknowledge that the construction of all of the streets in said subdivision dedicated herein has been satisfactorily completed in accordance with all requirements and that all utility and drainage facilities in RIVERBRIAR SUBDIVISION, PHASE II, RIVERBRIAR LANE have been likewise satisfactorily completed in accordance with all requirements, and St. Charles Parish does hereby accept the said streets and utility and drainage facilities and assumes the maintenance thereof.

THUS DONE AND PASSED, in triplicate originals, in my office on the day, month and year herein above written, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after reading of the whole.

WITNESSES:

APPEARERS:

Vickie Lagente
Mark Tall

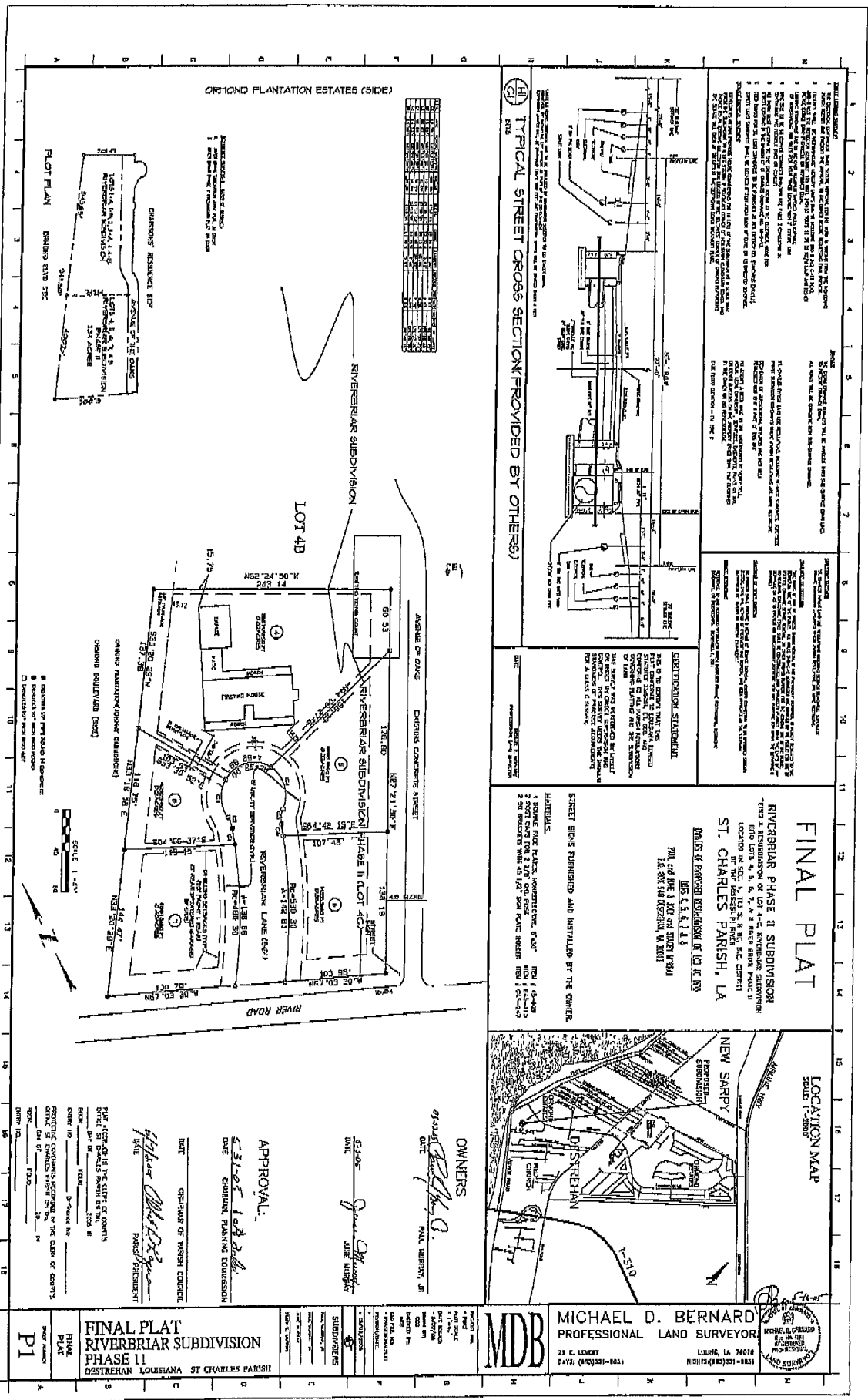
Paul J. Murray, Jr.
PAUL J. MURRAY, JR.
June L. Murray
JUNE L. MURRAY

John M. Chaisson
NOTARY PUBLIC
John M. Chaisson
Bar# 25615

Barbara Jane Tucker
Steve Turner

ST. CHARLES PARISH
Albert D. Laque
ALBERT D. LAQUE, PARISH PRESIDENT

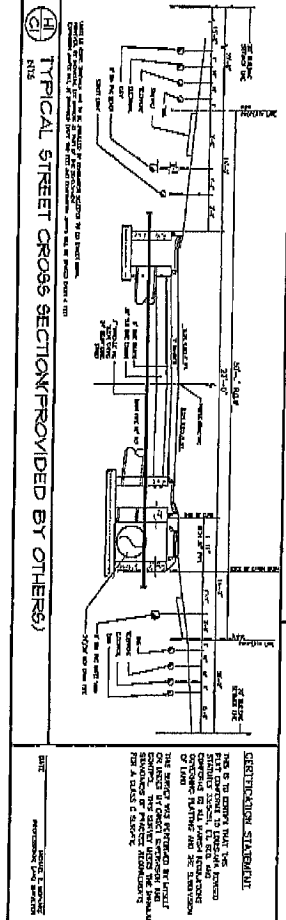
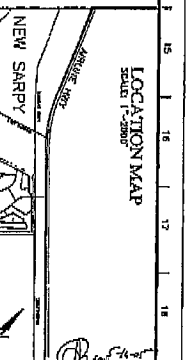
Robert L. Raymond, N.P.
NOTARY PUBLIC
Robert L. Raymond, N.P.
Bar No. 11408



1. ALL LOTS, EXCEPT LOT 4B, SHALL BE SUBDIVIDED INTO 1/2 ACRE LOTS.
2. THE SUBDIVISION SHALL BE BOUNDARY SURVEYED BY THE SURVEYOR.
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13. THE SUBDIVISION SHALL BE BOUNDARY SURVEYED BY THE SURVEYOR.
14. THE SUBDIVISION SHALL BE BOUNDARY SURVEYED BY THE SURVEYOR.

CERTIFICATION STANDARDS
 THIS IS TO CERTIFY THAT THE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEY MADE BY ME IN ACCORDANCE WITH THE STANDARDS OF THE PROFESSION.

FINAL PLAT
 RIVERBRIAR PHASE II SUBDIVISION
 TOWN & PARISH OF ST. CHARLES, LOUISIANA
 DISTRICT OF PARISH GOVERNMENT OF ST. CHARLES
 DISTRICT OF PARISH GOVERNMENT OF ST. CHARLES
 DISTRICT OF PARISH GOVERNMENT OF ST. CHARLES



STREET SIGNS FURNISHED AND INSTALLED BY THE OWNER.
 4 ROUND SIGN, 18" DIA., 1/2" THICK, 1/2" DIA. MOUNTING POST.
 2 ROUND SIGN, 24" DIA., 1/2" THICK, 1/2" DIA. MOUNTING POST.
 2 ROUND SIGN, 36" DIA., 1/2" THICK, 1/2" DIA. MOUNTING POST.

OWNERS
 PAUL HARRIS, JR.
 DATE: 11/11/11

APPROVAL:
 S. J. L. L. L.
 DATE: 11/11/11
 CHAIRMAN PLANNING COMMISSION

PLAT
 FINAL PLAT
 DISTRICT OF PARISH GOVERNMENT OF ST. CHARLES
 ST. CHARLES, LOUISIANA

MDB MICHAEL D. BERNARD PROFESSIONAL LAND SURVEYOR
 23 E. LOCKYER LINGO, LA 70076
 (504) 885-1000