



SCALE: 1" = 40'

LEGEND

- 1/2" IRON ROD SET
- 1/2" IRON ROD FOUND
- ⚡ POWER POLE
- POWER LINE
- (P) PLAN
- (M) MEASURED

TITLE: SURVEY PLAT OF LOT 4-II-A-5, PLANTATION BUSINESS CAMPUS
SITUATED IN SECTION 4, T-13-S, R-8-E,
SOUTHEASTERN LAND DISTRICT, EAST OF THE MISSISSIPPI RIVER
DESTREHAN, ST. CHARLES PARISH, LOUISIANA.

SURVEY REFERENCE: RESUBDIVISION OF A PORTION OF LOT 4-II-A INTO LOTS 4-II-A-1, 4-II-A-2, 4-II-A-3, 4-II-A-4 & 4-II-A-5, PLANTATION BUSINESS CAMPUS BY RICHARD T. DADING, P.L.S. DATED 11/24/2006.

BASIS OF BEARING: BEARINGS HEREON ARE REFERENCED TO THE LOUISIANA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE 1702, NORTH AMERICAN DATUM OF 1983 (NA2011), USING A LEICA SMARTNET GNSS SOLUTION DATED 6/9/2025.

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. NO UNDERGROUND LINES OR CONDUITS SHOWN.
- D. 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.
- E. ELEVATIONS HEREON DERIVED BY GPS LEICA SMARTNET SOLUTION DATED 6/12/2025 DATUM NAVD88 (GEOID 18)

FLOOD NOTE: THE SURVEYED PARCEL IS IN ZONE "X" PER FEDERAL INSURANCE RATE MAP NUMBER 220160-0150C LOMR DATED 5/2/2003.

CERTIFIED TO: EDWARD HYMEL

MUNICIPAL ADDRESS: 13080 LA HIGHWAY 48 - RIVER ROAD

DATE: JUNE 9, 2025, REVISED TO SHOW 25' SERVITUDE OF PASSAGE

DRAWING NO. MM3443

DRAWN BY: KPB



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