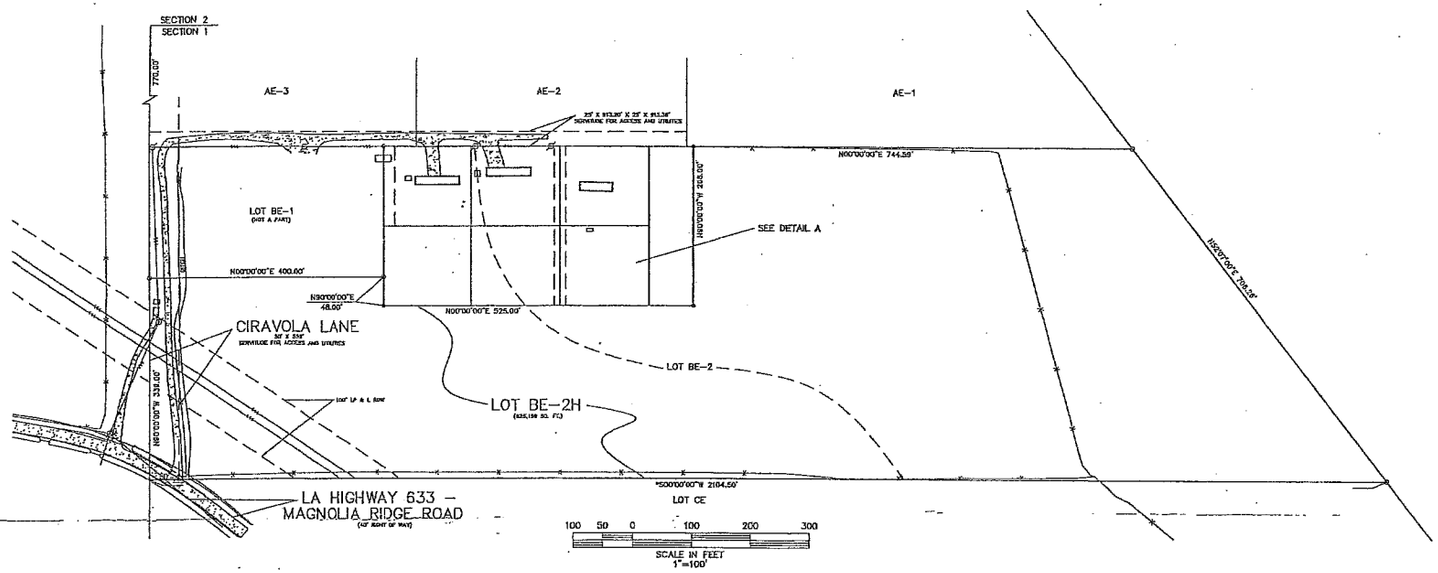
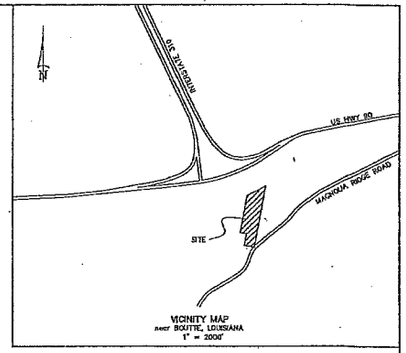
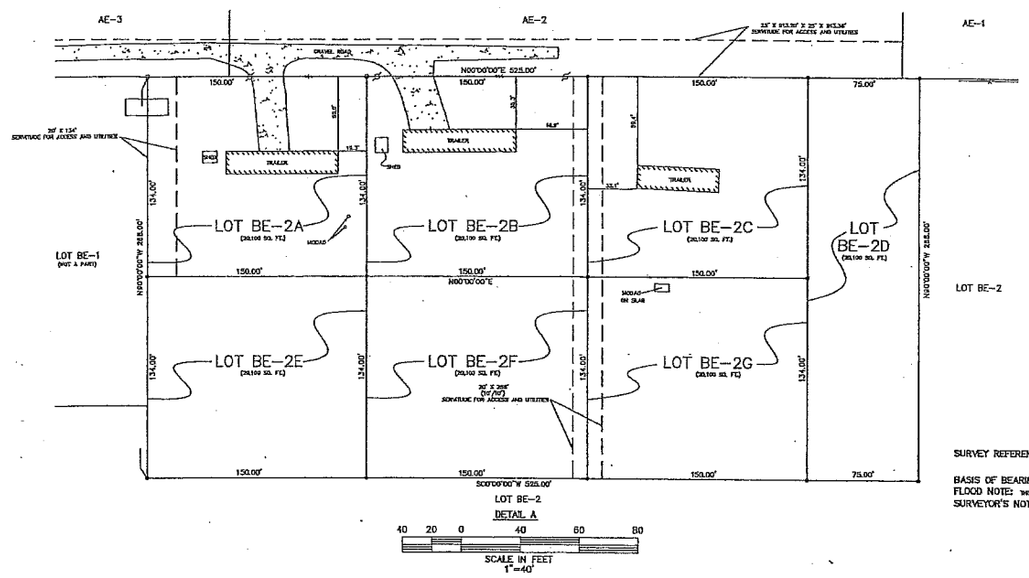
# SURVEY PLAT AND RESUBDIVISION OF LOT BE-2 OF THE CIRAVOLO ESTATE INTO LOTS HEREIN DESIGNATED AS LOT BE-2A, BE-2B, BE-2C, BE-2D, BE-2E, BE-2F, BE-2G & LOT BE-2H OF THE CIRAVOLO ESTATE SITUATED IN SECTION 1, T-14-S, R-20-E near BOUTTE, ST. CHARLES PARISH, LOUISIANA




VICINITY MAP
near BOUTTE, LOUISIANA
1" = 2000'




DEVELOPER: CHRISTINE MATHERNE
504 MAGNOLIA RIDGE ROAD
BOUTTE, LA 70039
504-493-4812

APPROVED:

PARISH PRESIDENT — DATE 2/6/16

CHAIRMAN PLANNING AND ZONING COMMISSION — DATE 1-7-16

COUNCIL CHAIRMAN — DATE 2/1/16

RECORDED IN THE CLERK OF COURT'S OFFICE
ST. CHARLES PARISH ON THE 3rd
DAY OF February, IN BOOK 828
FOLIO 1 ENTRY # 412316

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

THE LOCATIONS OF UNDERGROUND AND OTHER NONVISIBLE UTILITIES SHOWN HEREON HAVE BEEN DETERMINED FROM DATA EITHER FURNISHED BY THE AGENCIES CONTROLLING SUCH DATA AND/OR EXTRACTED FROM RECORDS MADE AVAILABLE TO US BY THE AGENCIES CONTROLLING SUCH RECORDS. WHERE FOUND, THE SURFACE FEATURES OF LOCATIONS ARE SHOWN. THE ACTUAL NONVISIBLE LOCATIONS MAY VARY FROM THOSE SHOWN HEREON. EACH AGENCY SHOULD BE CONTACTED RELATIVE TO THE PRECISE LOCATION OF ITS UNDERGROUND INSTALLATION PRIOR TO ANY RELIANCE UPON THE ACCURACY OF SUCH LOCATIONS SHOWN HEREON, INCLUDING PRIOR TO EXCAVATION AND DIGGING.

DOTTIC 1-800-272-3020

SURVEY REFERENCE: SURVEY PLAT AND RESUBDIVISION OF LOT BE OF THE CIRAVOLO ESTATE INTO LOTS HEREIN DESIGNATED AS LOT BE-1 AND LOT BE-2 OF THE CIRAVOLO ESTATE BY STEPHEN P. FLYNN, P.L.S. DATED MAY 20, 2011.

BASIS OF BEARING: SOUTH LINE OF LOT BE TAKEN FROM REFERENCED SURVEY PLAT.

FLOOD NOTE: THE SURVEYED PARCEL IS IN ZONE "AE" PER FEDERAL INSURANCE RATE MAP NUMBER 220160-0125C DATED 5/16/1983.

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 D SURVEY.
B. NO TITLE OPINION WAS FURNISHED TO THIS FIRM, THEREFORE NO ESTIMATION IS MADE 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.

POWER POLE — POWER LINE — FENCE — 3/4" IRON PIPE SET — 1/2 IRON ROD FOUND — PK NAIL FOUND

| NO. | DATE | DESCRIPTION | BY |
|---|---|---|---|
| 1 | 12/23/15 | ADDED ACCESS & UTILITIES SERVITUDE INSTANCES | KPS |

REVISIONS

DRAWN BY: KPS — SHEET NO. 1 OF 1
DATE: OCTOBER 28, 2015 — DRAWING NO. MAG050_REVISE_7 LOTS

RIVERLANDS SURVEYING COMPANY
505 HEMLOCK STREET
LAPLACE, LA. 70068
1-800-248-6982
985-652-6358

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