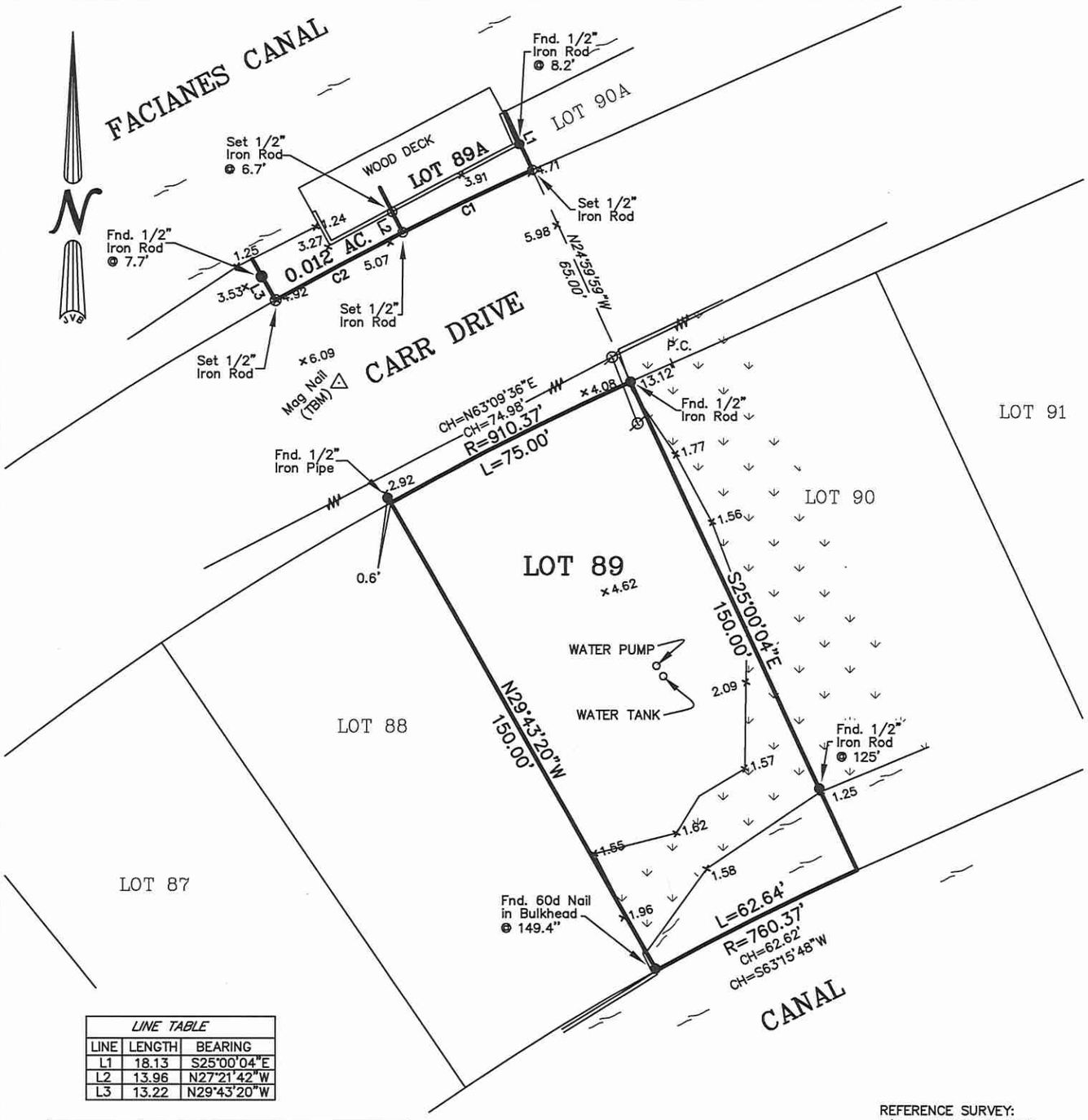

LINE TABLE		
LINE	LENGTH	BEARING
L1	18.13	S25°00'04"E
L2	13.96	N27°21'42"W
L3	13.22	N29°43'20"W

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BRG.	CHORD. DIST
C1	40.18	975.37	S64°18'19"W	40.18
C2	40.18	975.37	S61°56'42"W	40.18

REFERENCE SURVEY:
1.) A SURVEY BY JOHN BONNEAU DATED 8/7/12, SURVEY NO. 2012449.

LEGEND
○ 1/2" Iron Rod Set
● 1/2" Iron Rod Found
⊕ Cross

ADDRESS: CARR DRIVE

GRAPHIC SCALE
40 0 20 40
(IN FEET)
1 INCH = 40 FEET

BENCHMARK
MAG NAIL SET (JVB TAG NO. 2637)
ELEV. = 5.76'

BUILDING SETBACKS
(* Verify Prior to Construction)
Front Setback.....*
Side Setback.....*
Rear Setback.....*

I CERTIFY THAT THIS PLAT DOES REPRESENT AN ACTUAL GROUND SURVEY AND THAT TO THE BEST OF MY KNOWLEDGE NO ENCROACHMENTS EXIST EITHER WAY ACROSS ANY OF THE PROPERTY LINES, EXCEPT AS SHOWN.

PROPERTY IS SURVEYED IN ACCORDANCE WITH THE LOUISIANA "MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS C SURVEY. BEARINGS ARE BASED ON RECORD BEARINGS UNLESS NOTED OTHERWISE.

ENCUMBRANCES SHOWN HEREON ARE NOT NECESSARILY EXCLUSIVE. ENCUMBRANCES OF RECORD AS SHOWN ON TITLE OPINION OR TITLE POLICY WILL BE ADDED HERETO UPON REQUEST, AS SURVEYOR HAS NOT PERFORMED ANY TITLE SEARCH OR ABSTRACT.

F.I.R.M. No. 225205 0530 C
F.I.R.M. Date 4/2/91
ZN: A10 B.F.E. 12'
* Verify prior to construction with Local Governing Body.

DRAWING NO. 20170318
DATE: 5/5/17

J.V. Burkes & Associates, Inc.
SURVEYING ENGINEERING • ENVIRONMENTAL
1805 Shortcut Highway
Slidell, Louisiana 70458
E-mail: jvbassoc@jvburkes.com
Phone: 985-649-0075 Fax: 985-649-0154

DRAWN BY: JDL
CHECKED BY: RMK
SCALE: 1" = 40'

REVISED: 10/11/18 CERTIFICATION

DECLARATION IS MADE TO ORIGINAL PURCHASER OF THE SURVEY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL OF SURVEYOR.

A SURVEY MAP OF LOT 89, LOT 89A, NORTHSHORE BEACH & 0.012 ACRES IN SECTION 31, T-9-S, R-14-E, GREENSBURG LAND DISTRICT, ST. TAMMANY PARISH, LOUISIANA

CERTIFIED TO: VICTORIA MAGAS

STATE OF LOUISIANA
SEAN M. BURKES
REGISTERED
LAND SURVEYOR

SURVEYED BY:
SEAN M. BURKES
LA REG. No. 4785

PATHFILE: \\M:\!SURVEYING\2017\LOT SURVEY\NORTH SHORE BEACH\20170318, LOT 89 & 89A, KAUFMANN\dwg