GENERAL NOTES

1. The original drawing of this work is the property of Alvin Fairburn & Assoc., LLC. Reproduction of this print is prohibited except by permission of this firm. Additional information is often added in a continuous updating process. Check for latest revision data before acting on data shown. This firm is not responsible for actions or projects based upon obsolete drawings for which this firm was not specifically consulted.
2. This survey was based on information supplied by the client, no abstract was obtained to verify ownership of this property.
3. Property restrictions, servitudes, and/or rights-of-way other than those shown may exist on this property and owners or potential buyers should be aware that abstracting the title to this property to show all encumbrances was not within the scope of this survey.
4. Bearings shown are based on reference no. 1.
5. * Indicates taken from reference and not surveyed.
6. Wetland determination was not requested, and was not included in this survey.
7. Water, Gas & Sewerage: City of Denham Springs
8. Electricity: Entergy
9. Telephone: Bell South
10. Zoning Classification: C-3
11. No. of Lots: 3
12. Total Acreage: 21.36 ACRES
13. TBM: 60D Nail on West side of a powerpole. Powerpole is on the West Right of Way of South Range Avenue and centerline of GSU Right of Way. Elev.=40.00'
14. No building permits will be issued until construction plans are reviewed and approved by the city.

REFERENCE:

1. "Map Showing Resubdivision of Tracts A-1 & A-2, Formerly a Portion of the Russel K. Wasson Property..." dated 11-14-06 by Alvin Fairburn & Assoc., LLC.

FLOOD CERTIFICATION:

According to F.I.R.M. Community Panel NO. 22063C0205 D, effective date 8-23-01, this property falls in flood zone "AE" Contact the Building Permit Office for the latest Base Flood Elevation.

Recommended for Approval:
City of Denham Springs
Planning Commission

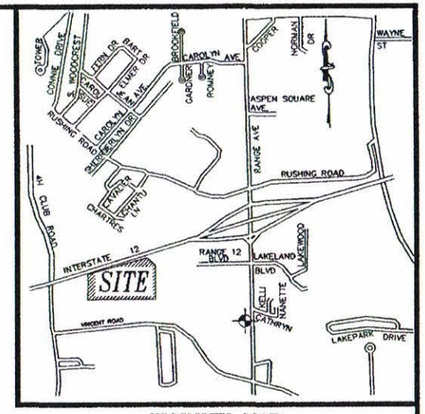
/S/ Fred Banks — 11-19-07
Fred Banks, Chairman — Date

/S/ Chad Bacas — 11-14-07
Acting City Engineer — Date

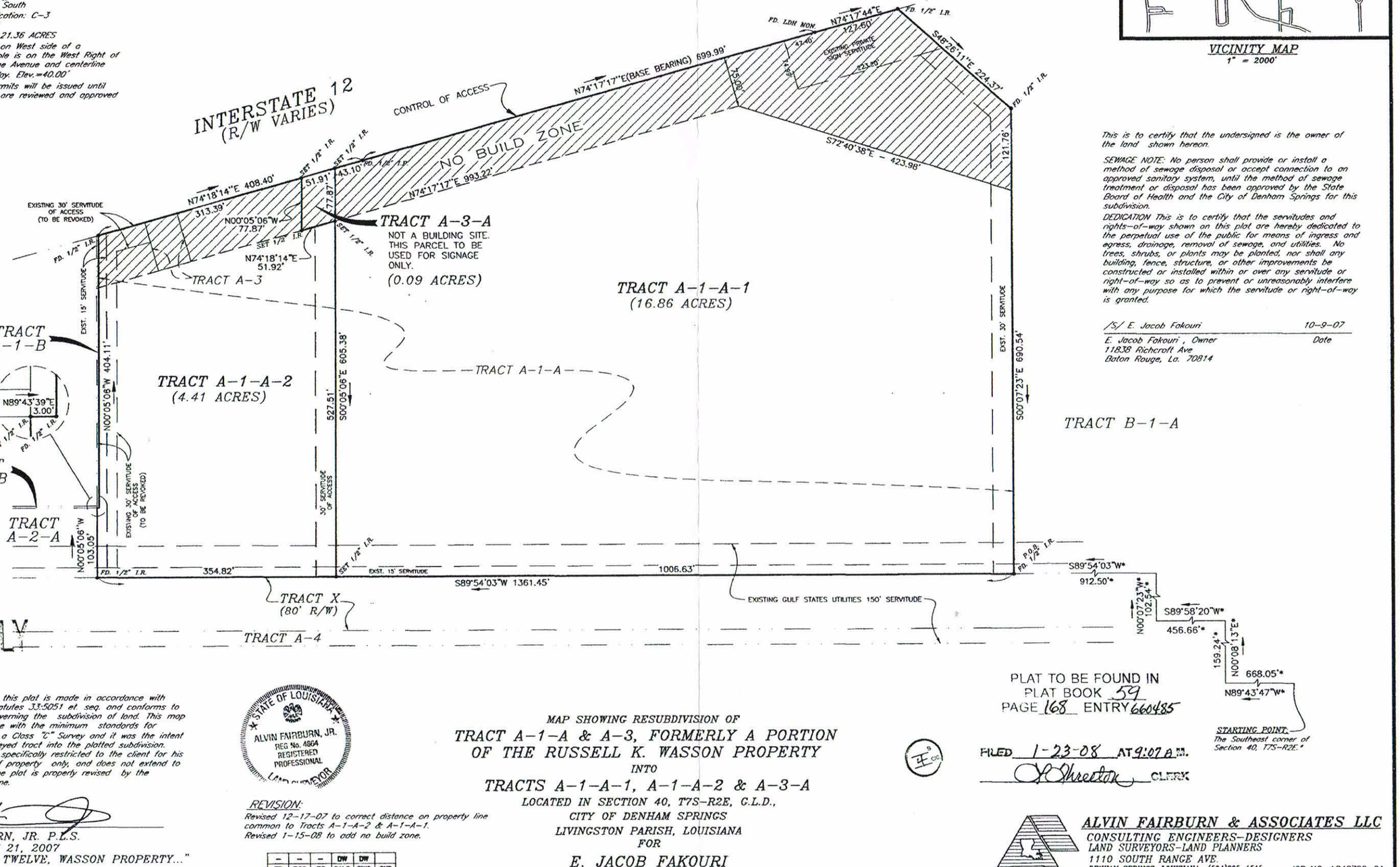
Approved:
City of Denham Springs

/S/ James Durbin — 11-14-07
James E. Durbin, Mayor — Date

100' 0 100'
50' 200'



VICINITY MAP
1" = 2000'



PLAT ONLY

This is to certify that the undersigned is the owner of the land shown hereon.

SEWAGE NOTE: No person shall provide or install a method of sewage disposal or accept connection to an approved sanitary system, until the method of sewage treatment or disposal has been approved by the State Board of Health and the City of Denham Springs for this subdivision.

DEDICATION This is to certify that the servitudes and rights-of-way shown on this plat are hereby dedicated to the perpetual use of the public for means of ingress and egress; drainage, removal of sewage, and utilities. No trees, shrubs, or plants may be planted, nor shall any building, fence, structure, or other improvements be constructed or installed within or over any servitude or right-of-way so as to prevent or unreasonably interfere with any purpose for which the servitude or right-of-way is granted.

/S/ E. Jacob Fakouri — 10-9-07
E. Jacob Fakouri, Owner — Date
11838 Richcroft Ave
Baton Rouge, La. 70814

This is to certify that this plat is made in accordance with Louisiana Revised Statutes 33:5051 et. seq. and conforms to all City ordinances governing the subdivision of land. This map is made in accordance with the minimum standards for Boundary Surveys for a Class "C" Survey and it was the intent to subdivide this surveyed tract into the platted subdivision. This certification is specifically restricted to the client for his required subdivision of property only, and does not extend to third parties unless the plat is properly revised by the certifier to reflect same.

ALVIN FAIRBURN, JR. P.L.S.
DATE: AUGUST 21, 2007
FILE: "RANGE TWELVE, WASSON PROPERTY..."

STATE OF LOUISIANA
ALVIN FAIRBURN, JR.
REG No. 4864
REGISTERED PROFESSIONAL
LAND SURVEYOR

REVISION:
Revised 12-17-07 to correct distance on property line common to Tracts A-1-A-2 & A-1-A-1.
Revised 1-15-08 to add no build zone.

-	-	-	DW	DW	
FB	PGS	PC	CALC.	DWG	CKD

MAP SHOWING RESUBDIVISION OF
TRACT A-1-A & A-3, FORMERLY A PORTION OF THE RUSSELL K. WASSON PROPERTY
INTO
TRACTS A-1-A-1, A-1-A-2 & A-3-A
LOCATED IN SECTION 40, T7S-R2E, G.L.D.,
CITY OF DENHAM SPRINGS
LIVINGSTON PARISH, LOUISIANA
FOR
E. JACOB FAKOURI

PLAT TO BE FOUND IN
PLAT BOOK 59
PAGE 168 ENTRY 660485

FILED 1-23-08 AT 9:07 A.M.
CLERK

ALVIN FAIRBURN & ASSOCIATES LLC
CONSULTING ENGINEERS-DESIGNERS
LAND SURVEYORS-LAND PLANNERS
1110 SOUTH RANGE AVE.
DENHAM SPRINGS, LOUISIANA (504)665-1515 JOB NO. A040720-2A

Book: 59 Page: 168 File Number: 660485 Seq: 2

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