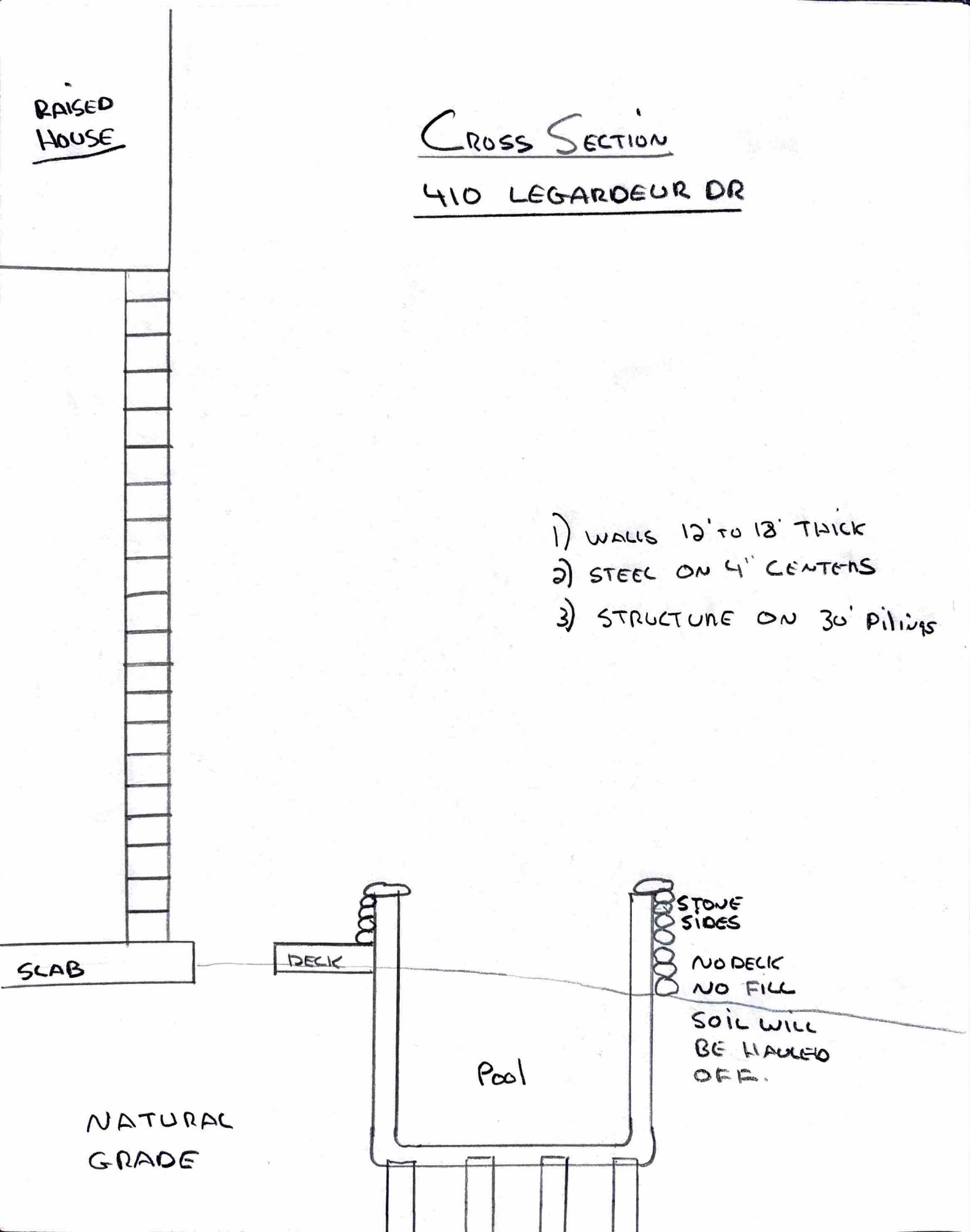


RAISED HOUSE

CROSS SECTION

410 LEGARDEUR DR



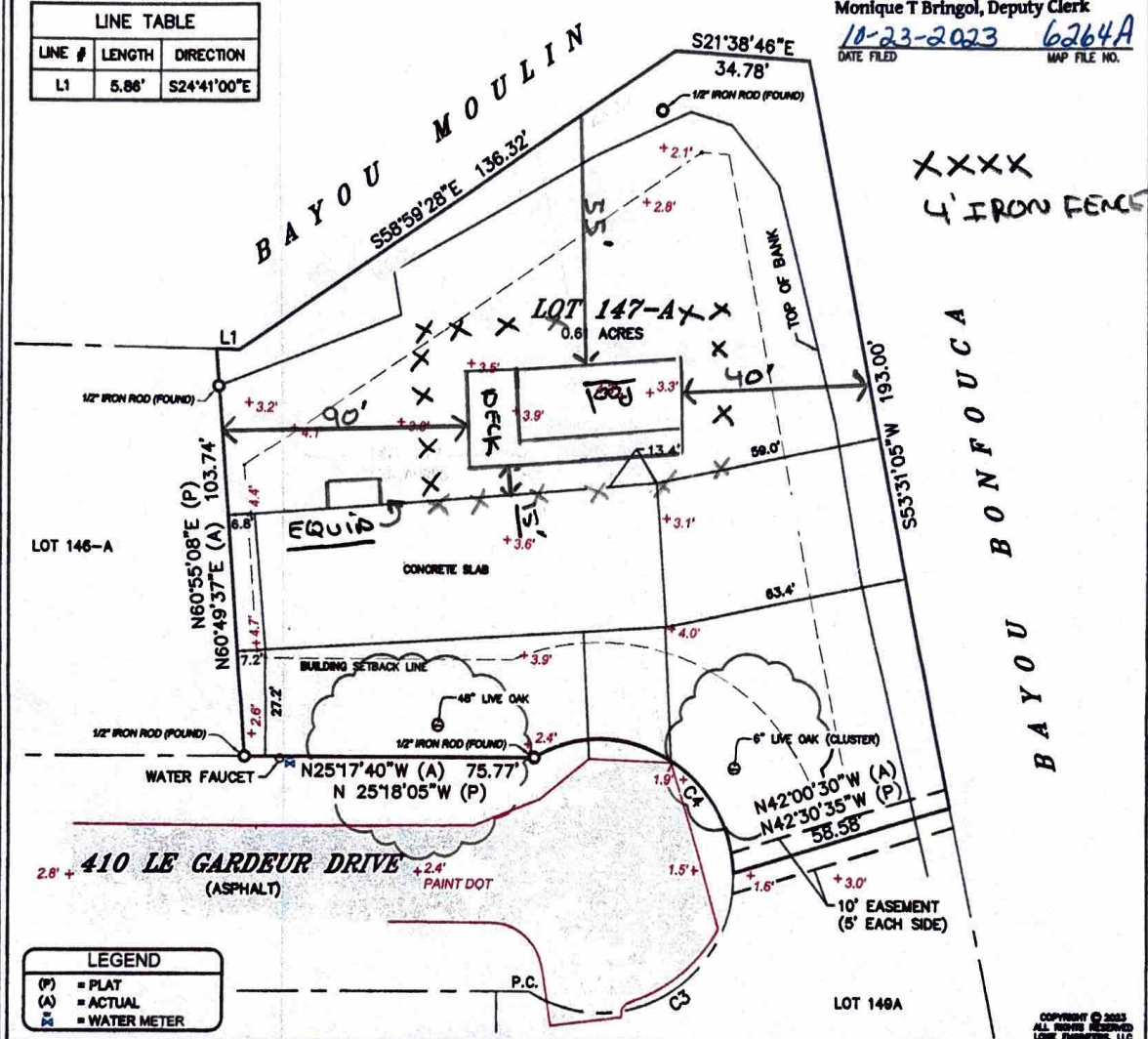


CURVE TABLE				
CURVE #	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	36.76'	35.00'	N25°18'17"W	35.09'
C2	35.64'	35.00'	N33°57'09"E	34.12'
C3	75.41'	35.00'	S55°08'12"E	61.65'
C4	72.40'	35.00'	N03°51'51"E	60.16'

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	5.86'	S24°41'00"E

**APPROVALS:**

SECRETARY - ST. TAMMANY PLANNING COMMISSION  
 DIRECTOR OF THE DEPARTMENT OF ENGINEERING  
 Clerk of Court  
 Monique T Bringol, Deputy Clerk  
 10-23-2023 6264A  
 DATE FILED MAP FILE NO.



LEGEND	
(P)	= PLAT
(A)	= ACTUAL
⊕	= WATER METER

**BUILDING SETBACKS:**  
 FRONT: 25'  
 SIDE: 5'  
 SIDE STREET: N/A  
 REAR: 25'

**REFERENCE SURVEY:**  
 SURVEY OF LOTS 147 & 148 COIN DU LESTIN STATES, ADDN.3, BY J.V. BURKES & ASSOCIATES, DATED 9/5/07.  
 BASE FOR BEARINGS: THE REFERENCE SURVEY.

**NOTE:** Setback lines shall be verified by owner or contractor prior to any construction, as an abstract has not been performed by the undersigned.

**NOTE:** Servitudes shown hereon are not necessarily exclusive. Servitudes of record as shown on this opinion or title policy will be added hereto upon request, as a surveyor has not performed any title search or abstract.

**NOTE:** This is to certify that I have done an actual ground survey and found that no encroachments exist either way across any property lines except as shown.

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION AND CONTROL; AND THAT THE SURVEY WAS DONE ON THE GROUND AND IS IN ACCORDANCE WITH THE "STANDARDS OF PRACTICE FOR BOUNDARY SURVEYS" AS ADOPTED BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS FOR A CLASS C SURVEY.

A RESUBDIVISION MAP OF  
 LOTS 147 & 148, COIN DU LESTIN, ADDITION 3  
 into  
 LOT 147-A  
 Sections 38 & 42, Township 9 South, Range 14 East, St. Tammany Parish, Louisiana  
 for  
**STACEY P. ELMER FAMILY TRUST**

**FLOODZONE NOTE:** This is to certify that I have consulted the Federal Insurance Administration Flood Hazard Boundary Maps and found the property described is located in Flood Zone(s) "V15" with a Base Flood Elevation of 13' in accordance with Community Panel No. 225805 0415 C : Revised: APRIL 2, 1991

This Survey is Certified True and Correct By  
 JOHN E. BONNEAU  
 PROFESSIONAL LAND SURVEYOR  
 John E. Bonneau  
 Professional Land Surveyor  
 Registration No. 4423



Professional Land Surveyors  
 Planners and Consultants  
 1011 NORTH CAUSEWAY BLVD., SUITE 34  
 MANDEVILLE, LA 70471  
 OFFICE NO. (985)845-1012  
 FAX NO. (985)845-1778  
 www.loweengineers.com  
 e-mail: MandevilleTeam@loweengineers.com

Survey No. 23-140398  
 Date: SEPT. 18, 2023  
 Drawn by: SAC  
 Scale: 1" = 30'  
 Revised:

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 LOWE ENGINEERS, LLC