GENERAL NOTES

THE LOCATIONS OF UNDERGROUND UTILITIES AS SHOWN HEREON ARE BASED ON ABOVEGROUND STRUCTURES AND RECORD DRAWINGS PROVIDED THE SURVEYOR. LOCATIONS OF UNDERGROUND UTILITIES OR STRUCTURES MAY VARY FROM LOCATIONS SHOWN HEREON. ADDITIONAL BURIED UTILITIES OR STRUCTURES MAY BE ENCOUNTERED. NO EXCAVATIONS WERE MADE DURING THE PROGRESS OF THIS SURVEY TO LOCATE BURIED UTILITIES OR STRUCTURES.

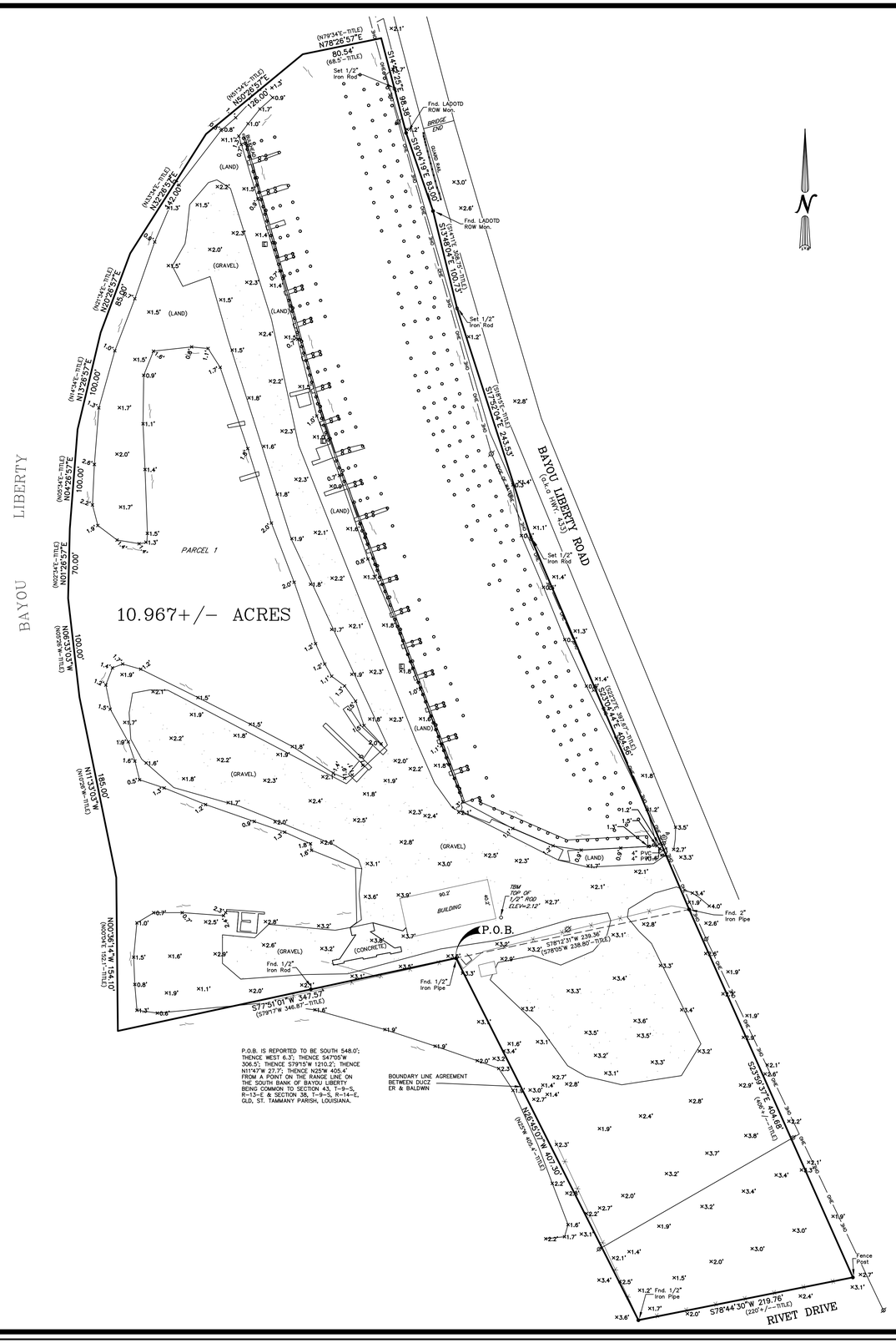
I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS AND FOUND THIS PROPERTY IS IN A SPECIAL FLOOD HAZARD AREA.
F.I.R.M. COMMUNITY MAP NO. 220204 0010 C; DATED: 04/21/1999
FLOOD ZONE: AE; BASE FLOOD ELEVATION: 9.0'.

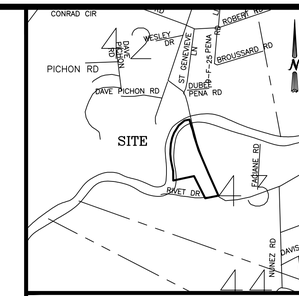
NOTES:

1.) THE PROPERTY IS IN FLOOD ZONE AE & VE WITH A BFE OF 12' & 13' PER PRELIMINARY FLOOD MAP 22103C0490F DATED 4/30/08 (NOT YET ADOPTED BY ST. TAMMANY PARISH).
2.) BEARINGS AND COORDINATES REFER TO THE LOUISIANA STATE PLANE COORDINATE SYSTEM (LOUISIANA SOUTH 1702) BASED ON NAD83 WITH GPS RTN ACCESSED ON 2/2/2023.
3.) BASIS OF ELEVATIONS: ELEVATIONS SHOWN ARE BASED ON THE 'NORTH AMERICAN VERTICAL DATUM OF 1988 – NAVD 1988'USING GPS RTN SYSTEM WITH GEOID 12B ACCESSED ON 2/2/2023.

TBM = TOP OF ½" SMOOTH ROD FOUND – ELEVATION = 2.12'

REFERENCE SURVEYS:
1.) A SURVEY BY THIS FIRM DATED 2/6/70, REVISED 2/18/70, SURVEY NO. 6525.
2.) STATE PROJECT NO. 852-21-0038, SHEET 1, BY ROBERT W. OVERALL, DATED 12/07/10.
3.) A SURVEY BY H.G. FRITCHIE DATED 3/12/56.
4.) A SURVEY BY THIS FIRM DATED 6/11/96, SURVEY NO. 961186.
5.) A SURVEY BY IVAN BORGEN DATED 9/19/84, SURVEY NO. 40753.





VICINITY MAP
NOT TO SCALE

LEGEND

S — S	SEWER MANHOLE , SEWER LINE
W — W	WATER MANHOLE , WATER LINE
G — G	GAS MANHOLE , GAS LINE
T — T	TELE. MANHOLE , TELE. LINE
D — D	DRAIN MANHOLE , DRAIN LINE
D — D	DRAIN INLET , DRAIN LINE
E T TV	POWER POLE / OVERHEAD LINES ELECTRIC,TELEPHONE,CABLE TV
E T TV	ELEC. TOWER / OVERHEAD LINES
	CATCH BASIN
	LIGHT STANDARD
TRLT	TRAFFIC LIGHT
TP	TELE. , ELEC. , CATV PEDESTAL
M	GAS , WATER , ELECTRIC METER
GV	GAS , WATER VALVE
	SEWER , DRAIN CLEANOUT
	FIRE HYDRANT
	GUY WIRE ANCHOR
	SIGN
	PYLON
MB	MAILBOX
	TREE
	SHRUB
X X X	FENCE

GRAPHIC SCALE

60 0 30 60 120 240

(IN FEET)
1 inch = 60 ft.

CERTIFICATION

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. 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.

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

SURVEYED BY:
S. BRETT FITZGERALD
LA. REG. No. 5018

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NO.	DESCRIPTION	DATE	BY	CHKD
	REVISIONS			

A SURVEY OF 10.967+/– ACRES a.k.a. BAYOU LIBERTY MARINA LOCATED IN SECTION 43, T-9-S, R-13-E, GREENSBURG LAND DISTRICT, ST. TAMMANY PARISH, LOUISIANA

TEKSYNAP CORPORATION

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.

SCALE: 1" = 60'	
DATE: 3/7/23	
DRAWN BY: VLL	CHECKED BY: SBF
DWG. NO. 20220689	
SHEET 1 OF 1	

PATHFILE: Q:\SURVEYING\2022\BOUNDARY SURVEYS\T09-R13\SEC. 43\20220689, 43-9-13, TEKSYNAP CORP\20220689.dwg