

LEGEND

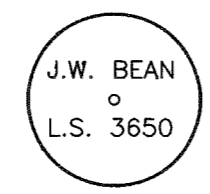
- ⊗ B.L.M. 2-1/2" BRASS MONUMENT RECOVERED THIS SURVEY
 - ⊕ PRIMARY MONUMENT IN CASING RECOVERED THIS SURVEY
 - DOT SECONDARY MONUMENT RECOVERED THIS SURVEY
 - REBAR & PLASTIC CAP, BY MARK STRODE
 - SECONDARY MONUMENT SET THIS SURVEY BY J.W. BEAN
-
- SURVEYED
 - - - UNsurveyed
 - CENTERLINE
 - SURVEY TIE
 - - - EASEMENT
 - - - EXISTING DRIVEWAY
 - - - PROPOSED EDGR OF ASPHALT
 - - - DRAINAGE DITCH
 - PHASE LINE
-
- ▨ DISTURBANCE OR DEVELOPMENT EASEMENT
 - ▨ COMMON AREA
 - ▨ PHASE 1-3 (DEVELOPMENT RIGHTS ARE RESERVED IN THESE AREAS)
 - ▨ PHASE 2-3 PROPOSED - NEED NOT BE BUILT ALSO MAY BE WITHDRAWN
-
- ⊗ WATER VALVE
 - ⊕ FIRE HYDRANT
 - ⊙ SANITARY MANHOLE
 - ⊞ MAIL BOX
 - ⊖ POWER POLE

R = RIGHT-OF-WAY MAP (PROJECT NO. S-0959(A))
 R1 = PLAT NO. 2011-24

BASIS OF BEARING

BASIS OF BEARING FOR THIS PLAT IS THE RECORD BEARING OF S42°38'28"E FOR A FOUND 2 1/4" BRASS CAP BEING WITNESS MEANDER CORNER TO CORNER 1, LOT 6, U.S.S. 2960 TO A FOUND 2 1/4" BRASS CAP BEING WITNESS MEANDER CORNER TO CORNER 2, LOT 6, U.S.S. 2960 AS SHOWN ON U.S. SURVEY NO. 2960

LINE TABLE			LINE TABLE			LINE TABLE			LINE TABLE		
LINE #	DIRECTION	LENGTH	LINE #	DIRECTION	LENGTH	LINE #	DIRECTION	LENGTH	LINE #	DIRECTION	LENGTH
L4	N45°51'36"W	26.68	L24	S38°26'27"E	41.00	L44	S43°05'39"E	41.00	L65	N53°50'28"E	58.00
L5	S46°54'21"W	20.00	L25	N51°36'14"E	59.00	L45	N46°54'21"E	58.00	L70	N53°50'28"E	58.00
L6	N62°28'14"W	24.58	L26	S38°26'27"E	41.00	L46	S43°05'39"E	41.00	L72	S36°09'34"E	4.00
L8	S53°50'28"E	20.00	L29	S38°26'27"E	41.00	L49	S43°05'39"E	41.00	L73	N36°29'37"E	58.00
L9	S53°30'23"E	82.00	L30	N51°36'14"E	59.00	L50	N46°54'21"E	58.00	L75	N36°29'37"E	58.00
L12	S49°10'25"E	21.50	L31	S38°26'27"E	41.00	L51	S43°05'39"E	41.00	L76	S53°30'09"E	15.43
L13	S38°28'29"E	37.59	L34	S38°26'27"E	41.00	L54	S43°05'39"E	41.00	L80	N36°29'37"E	58.00
L14	N51°33'33"E	20.00	L35	N51°36'14"E	59.00	L55	N46°54'21"E	58.00	L81	S53°30'23"E	41.00
L15	S45°51'36"E	23.61	L36	S38°26'27"E	41.00	L56	S43°05'39"E	41.00			
L16	N49°58'52"E	30.16	L39	S38°23'46"E	41.00	L59	S43°05'39"E	41.00			
L17	N49°59'22"E	3.73	L40	N51°36'14"E	59.00	L60	N46°54'21"E	58.00			
L18	S44°57'56"W	7.72	L41	S38°23'46"E	41.00	L61	S43°05'39"E	41.00			
L19	N55°37'45"W	24.68	L43	S46°54'21"W	58.00	L62	S36°09'34"E	1.68			
L21	N53°40'45"W	81.99				L63	S53°50'28"W	58.00			
L22	S81°50'53"W	9.30									
L23	S51°36'14"W	59.00									



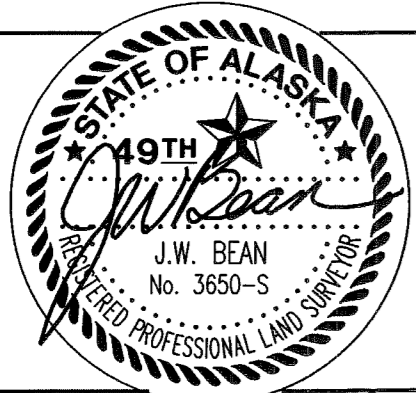
DEVELOPMENT RIGHTS RESERVED IN PHASE 2 & 3 MAYBE WITHDRAWN. UNITS SHOWN HEREON ARE PROPOSED AND NEED NOT BE BUILT.

CURVE TABLE				
CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING
C2	145°38'49"	115.00'	292.33'	S61°18'59"W
C3	98°17'23"	25.00'	42.89'	S71°19'05"W
C4	44°51'52"	30.00'	23.49'	N88°19'17"W
C5	131°05'42"	45.00'	102.96'	S54°02'25"W
C6	17°21'15"	50.00'	15.14'	N44°50'09"W
C7	17°21'15"	70.00'	21.20'	S44°50'09"E
C8	141°17'14"	73.00'	180.01'	N59°08'11"E
C9	29°06'55"	85.00'	43.19'	N3°03'02"E
C10	73°11'54"	25.00'	31.94'	N89°06'34"E
C11	43°42'52"	25.00'	19.07'	N0°00'00"W
C12	77°16'38"	85.00'	114.64'	S84°29'55"E
C13	89°10'28"	60.00'	93.38'	S89°33'10"W
C14	145°38'49"	100.00'	254.20'	S61°18'59"W
C15	90°27'40"	100.00'	157.89'	S88°54'33"W
C16	55°11'04"	100.00'	96.32'	S16°04'55"W
C17	136°12'11"	60.00'	142.63'	S56°35'40"W
C18	17°21'15"	60.00'	18.17'	N44°50'09"W
C19	55°03'28"	50.41'	48.44'	N70°37'23"W

CERTIFICATE OF REGISTERED LAND SURVEYOR

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT PLAT, THAT ALL WALKS, ROADS, EASEMENTS AND IMPROVEMENTS THEREON ARE AS SHOWN AND THAT ALL OVERLAPS AND ENCROACHMENTS ARE AS SHOWN TO THE BEST OF MY KNOWLEDGE.

DATE **9-20-16**



J.W. BEAN INC.
 PROFESSIONAL SURVEYOR
 1070 ARCTIC CIRCLE
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 (907) 789-0590
 SURVEYOR - PLANNER

