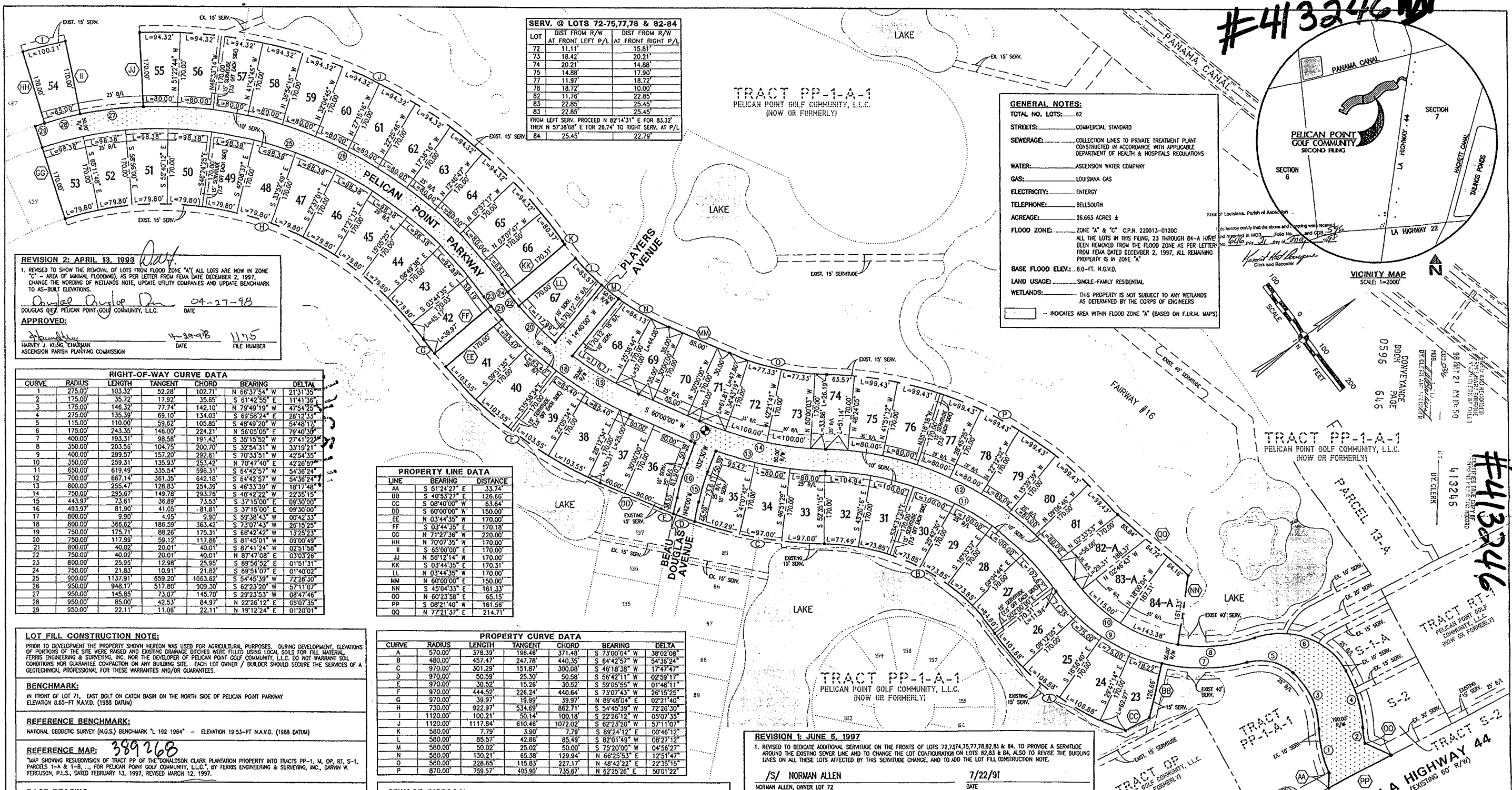


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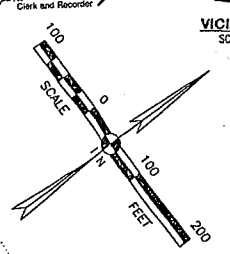


SERV. @ LOTS 72-75,77,8 & 82-84

LOT	DIST FROM R/W AT FRONT LEFT P/L	DIST FROM R/W AT FRONT RIGHT P/L
72	11.11'	15.81'
73	18.42'	20.21'
74	20.21'	14.88'
75	14.88'	17.90'
77	11.97'	18.72'
78	18.72'	10.00'
82	11.76'	22.85'
83	22.85'	25.45'
84	22.85'	25.45'

FROM LEFT SERV. PROCEED N 82°14'31" E FOR 83.32' THEN N 57°38'08" E FOR 28.74' TO RIGHT SERV. AT P/L

GENERAL NOTES:
 TOTAL NO. LOTS: 62
 STREETS: COMMERCIAL STANDARD
 SEWERAGE: COLLECTION LINES TO PRIVATE TREATMENT PLANT CONSTRUCTED IN ACCORDANCE WITH APPLICABLE DEPARTMENT OF HEALTH & HOSPITALS REGULATIONS
 WATER: ASCENSION WATER COMPANY
 GAS: LOUISIANA GAS
 ELECTRICITY: ENERGY
 TELEPHONE: BELLSOUTH
 ACREAGE: 26.685 ACRES ±
 FLOOD ZONE: ZONE "A" & "C" C.P.N. 220013-0108C
 ALL THE LOTS IN THIS FILING, 23 THROUGH 84-A HAVE BEEN REMOVED FROM THE FLOOD ZONE AS PER LETTER FROM FEMA DATED DECEMBER 2, 1997, ALL REMAINING PROPERTY IS IN ZONE "A"
 BASE FLOOD ELEV.: 8.0-FT. N.G.V.D.
 LAND USAGE: SINGLE-FAMILY RESIDENTIAL
 WETLANDS: THIS PROPERTY IS NOT SUBJECT TO ANY WETLANDS AS DETERMINED BY THE CORPS OF ENGINEERS
 - INDICATES AREA WITHIN FLOOD ZONE "A" (BASED ON F.I.R.M. MAPS)



REVISION 2: APRIL 13, 1993
 1. REVISED TO SHOW THE REMOVAL OF LOTS FROM FLOOD ZONE "A" (ALL LOTS ARE NOW IN ZONE "C" - AREA OF MINIMAL FLOODING), AS PER LETTER FROM FEMA DATE DECEMBER 2, 1997.
 CHANGE THE WORDING OF WETLANDS NOTE, UPDATE UTILITY COMPANIES AND UPDATE BENCHMARK TO AS-BUILT ELEVATIONS.
 APPROVED: *[Signature]* 04-27-98
 DOUGLAS DIEZ, PELICAN POINT GOLF COMMUNITY, L.L.C. DATE
 APPROVED: *[Signature]* 4-29-98 1175
 HARVEY J. KLING, CHAIRMAN DATE FILE NUMBER
 ASCENSION PARISH PLANNING COMMISSION

RIGHT-OF-WAY CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1	275.00'	103.32'	52.28'	102.71'	N 66°37'54" W	21°31'35"
2	175.00'	35.72'	17.92'	35.65'	S 61°42'55" E	11°41'36"
3	175.00'	146.32'	77.74'	142.10'	N 79°49'19" W	47°54'25"
4	275.00'	146.32'	69.10'	134.03'	S 69°58'24" E	28°12'33"
5	115.00'	110.00'	59.62'	105.85'	S 48°49'20" W	54°48'11"
6	175.00'	243.35'	146.00'	224.21'	N 56°05'05" E	79°40'30"
7	400.00'	193.31'	98.58'	191.43'	S 35°15'52" W	27°41'22"
8	350.00'	203.56'	104.75'	200.70'	S 32°54'31" W	33°19'21"
9	400.00'	299.57'	157.20'	292.61'	S 70°33'51" W	42°54'35"
10	350.00'	259.31'	135.93'	253.42'	N 70°47'40" E	42°28'57"
11	650.00'	619.49'	335.54'	596.31'	S 64°42'57" W	54°36'24"
12	700.00'	657.14'	361.35'	642.18'	S 64°42'57" W	54°36'24"
13	800.00'	748.83'	412.83'	724.39'	S 46°33'39" W	18°17'48"
14	750.00'	255.67'	129.73'	253.76'	S 48°42'22" W	22°35'15"
15	443.97'	73.61'	36.89'	73.53'	S 37°15'00" E	09°30'00"
16	493.97'	81.90'	41.05'	81.81'	S 37°15'00" E	09°30'00"
17	800.00'	9.90'	4.95'	9.90'	S 99°38'43" W	00°42'33"
18	800.00'	366.62'	186.59'	363.42'	S 73°07'43" W	26°15'25"
19	750.00'	175.71'	88.26'	175.31'	S 65°42'42" W	13°25'23"
20	750.00'	117.59'	59.12'	117.88'	S 81°45'01" W	09°00'49"
21	800.00'	40.02'	20.01'	40.01'	S 87°41'24" W	02°51'58"
22	750.00'	40.02'	20.01'	40.01'	N 87°41'08" E	03°03'28"
23	800.00'	25.93'	12.98'	25.95'	S 89°56'52" E	01°51'31"
24	750.00'	21.83'	10.91'	21.82'	S 89°51'07" E	01°40'02"
25	900.00'	113.91'	65.92'	106.62'	S 84°45'39" W	7°22'30"
26	950.00'	948.17'	517.80'	909.30'	S 62°23'20" W	57°11'07"
27	950.00'	145.85'	72.93'	145.70'	S 29°23'53" W	08°47'46"
28	950.00'	85.00'	42.53'	84.97'	N 22°26'12" E	05°07'35"
29	950.00'	22.11'	11.05'	22.11'	N 19°12'24" E	01°20'01"

PROPERTY LINE DATA

LINE	BEARING	DISTANCE
AA	S 51°24'27" E	33.74'
BB	S 40°53'27" E	126.66'
CC	S 08°40'00" W	63.64'
DD	S 60°00'00" W	150.00'
EE	N 03°44'35" W	170.00'
FF	S 03°44'35" E	170.18'
GG	N 71°27'36" W	220.00'
HH	N 70°07'35" W	170.00'
II	S 65°00'00" E	170.00'
JJ	N 56°12'14" W	170.00'
KK	S 03°44'35" E	170.31'
LL	N 03°44'35" W	170.00'
NN	N 60°23'58" E	150.00'
MM	S 45°04'33" E	161.33'
OO	S 60°23'58" E	65.15'
PP	S 08°21'40" W	161.56'
QQ	N 77°21'37" E	214.71'

PROPERTY CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
A	570.00'	378.39'	198.46'	371.48'	S 73°00'04" W	38°02'08"
B	480.00'	457.47'	247.78'	440.35'	S 64°42'57" W	54°16'24"
C	970.00'	301.29'	151.87'	300.08'	S 46°18'38" W	17°47'47"
D	970.00'	50.59'	25.30'	50.58'	S 56°42'11" W	02°59'17"
E	970.00'	30.52'	15.26'	30.52'	S 99°05'55" W	01°48'11"
F	970.00'	444.52'	226.24'	440.64'	S 73°07'43" W	26°15'25"
G	970.00'	39.97'	19.99'	39.97'	N 89°48'04" E	02°21'40"
H	730.00'	922.97'	534.69'	862.71'	S 34°45'39" W	72°28'30"
I	1120.00'	109.21'	50.14'	100.18'	S 22°26'12" W	05°07'35"
J	1120.00'	1117.84'	610.46'	1072.02'	S 62°33'20" W	57°11'07"
K	580.00'	7.79'	3.90'	7.79'	S 89°24'12" E	00°46'12"
L	580.00'	85.57'	42.86'	85.49'	S 82°01'49" W	08°27'12"
M	580.00'	50.02'	25.02'	50.00'	S 75°20'00" W	04°56'27"
N	580.00'	130.21'	65.38'	129.94'	N 66°25'53" E	12°51'47"
O	580.00'	228.65'	115.83'	227.17'	N 48°42'22" E	22°35'15"
P	870.00'	759.57'	405.90'	735.67'	N 62°25'26" E	50°01'22"

LOT FILL CONSTRUCTION NOTE:
 PRIOR TO DEVELOPMENT THE PROPERTY SHOWN HEREON WAS USED FOR AGRICULTURAL PURPOSES. DURING DEVELOPMENT ELEVATIONS OF PORTIONS OF THE SITE WERE RAKED AND EXISTING LOTS WERE FILLED WITH LOCAL SOILS FOR FILL MATERIAL.
 FERRIS ENGINEERING & SURVEYING, INC. NOR THE DEVELOPER OF PELICAN POINT GOLF COMMUNITY, L.L.C. DO NOT WARRANT SOIL CONDITIONS NOR GUARANTEE COMPACTATION ON ANY BUILDING SITE. EACH LOT OWNER / BUILDER SHOULD SECURE THE SERVICES OF A GEOTECHNICAL PROFESSIONAL FOR THESE WARRANTIES AND/OR GUARANTEES.

BENCHMARK:
 IN FRONT OF LOT 71, EAST BOLT ON CATCH BASIN ON THE NORTH SIDE OF PELICAN POINT PARKWAY
 ELEVATION 8.65-FT NAVD. (1988 DATUM)

REFERENCE BENCHMARK:
 NATIONAL GEODETIC SURVEY (N.G.S.) BENCHMARK "L 192 1964" - ELEVATION 19.53-FT NAVD. (1988 DATUM)

REFERENCE MAP: 389268
 MAP SHOWING RESUBDIVISION OF TRACT PP OF THE DONALD CLARK PLANTATION PROPERTY INTO TRACTS PP-1, M, OP, RT, S-1, PARCELS 1-A & 1-B, FOR PELICAN POINT GOLF COMMUNITY, L.L.C., BY FERRIS ENGINEERING & SURVEYING, INC., DARWIN W. FERGUSON, P.L.S., DATED FEBRUARY 13, 1997, REVISED MARCH 12, 1997.

BASE BEARING:
 N 08°21'40" E, BEING THE WESTERN RIGHT-OF-WAY LINE OF LA HIGHWAY 44, AS SHOWN ON THE REFERENCE MAP.

NOTES:
 1) NO ATTEMPT HAS BEEN MADE BY FERRIS ENGINEERING & SURVEYING, INC. TO VERIFY TITLE, ACTUAL LEGAL OWNERSHIP, SERVITUDES, EASEMENTS, RIGHTS-OF-WAY, DEED RESTRICTIONS, OR OTHER ENCUMBRANCES ON THE PROPERTY SHOWN HEREON OTHER THAN THOSE FURNISHED BY THE OWNER OR HIS REPRESENTATIVE.
 2) THE BUILDING LINES SHOWN HEREON ARE IN ACCORDANCE WITH THE MINIMUM REQUIREMENTS OF ASCENSION PARISH REGULATIONS. IT SHALL BE THE LOT OWNER/BUILDER'S RESPONSIBILITY TO VERIFY THE CORRECT BUILDING LINE FOR EACH LOT AS RECORDED IN THE DECLARATION OF RESTRICTIVE COVENANTS FILED AS AN ADJUNCT HERETO.
 3) ALL PROPERTY CORNERS SHOWN HEREON HAVE BEEN MONUMENTED WITH 1/2-INCH IRON PIPS.

CERTIFICATION
 THIS IS TO CERTIFY THAT THIS MAP IS MADE IN ACCORDANCE WITH LOUISIANA REVISED STATUTES 33:5051, ET SEQ. AND CONFORMS TO ALL PARISH ORDINANCES GOVERNING THE SUBDIVISION OF LAND AND IS MADE IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS FOR A CLASS "C" SURVEY AS ESTABLISHED BY THE LOUISIANA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

SEWAGE DISPOSAL:
 NO PERSON SHALL PROVIDE A METHOD OF SEWAGE DISPOSAL, EXCEPT CONNECTION TO AN APPROVED SANITARY SEWER SYSTEM, UNTIL SAID METHOD OF SEWAGE TREATMENT AND DISPOSAL HAS BEEN APPROVED BY THE HEALTH UNIT OF ASCENSION PARISH.

RESTRICTIONS:
 ALL LOTS SHOWN HEREON ARE SUBJECT TO DECLARATION OF RESTRICTIVE COVENANTS FILED AS AN ADJUNCT HERETO.

DEDICATION:
 THE RIGHTS-OF-WAY OF STREETS SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC. ALL AREAS SHOWN HEREON AS SERVITUDES ARE GRANTED TO THE PUBLIC FOR USE OF UTILITIES, DRAINAGE, SEWER REMOVAL, OR OTHER PROPER PURPOSES FOR THE GENERAL USE OF THE PUBLIC. NO BUILDING, STRUCTURE, OR FENCE SHALL BE CONSTRUCTED, NOR SHRUBBERY PLANTED WITHIN THE LIMITS OF ANY SERVITUDE SO AS TO PREVENT OR UNREASONABLY INTERFERE WITH ANY PURPOSE FOR WHICH THE SERVITUDE IS GRANTED.

/S/ DOUGLAS DIEZ 4/10/97
 DOUGLAS DIEZ, PELICAN POINT GOLF COMMUNITY, L.L.C. DATE

APPROVED: /S/ HARVEY J. KLING, CHAIRMAN 4/10/97 800
 HARVEY J. KLING, CHAIRMAN DATE FILE NUMBER
 ASCENSION PARISH PLANNING COMMISSION

/S/ DARWIN FERGUSON 4/10/97
 DARWIN W. FERGUSON, P.L.S. DATE
 FERRIS ENGINEERING & SURVEYING, INC.



REVISION 1: JUNE 5, 1997
 1. REVISED TO DEDICATE ADDITIONAL SERVITUDE ON THE FRONTS OF LOTS 72,73,74,75,77,78,82,83 & 84, TO PROVIDE A SERVITUDE AROUND THE EXISTING SEWER LINE AND TO CHANGE THE LOT CONFIGURATION ON LOTS 82,83 & 84, ALSO TO REVISE THE BUILDING LINES ON ALL THESE LOTS AFFECTED BY THIS SERVITUDE CHANGE, AND TO ADD THE LOT FILL CONSTRUCTION NOTE.

/S/ NORMAN ALLEN 7/22/91
 NORMAN ALLEN, OWNER LOT 72 DATE

/S/ WAYNE J. WILEY 7/23/91
 WAYNE WILEY, OWNER LOT 73 DATE

/S/ JACK CARTER 7/23/91
 JACK CARTER, OWNER LOT 74 DATE

/S/ DWIGHT PORRIER 8/05/97
 DWIGHT PORRIER, OWNER LOT 75 DATE

/S/ GARY FONTENOT 7/23/97
 GARY FONTENOT, OWNER LOT 77 DATE

/S/ RANDY GAUTREAUX 7/28/97
 RANDY GAUTREAUX, OWNER LOT 78 DATE

/S/ GLENN DECOTEAU 7/22/97
 GLENN DECOTEAU, OWNER LOT 83 DATE

/S/ DOUGLAS DIEZ 7/22/97
 DOUGLAS DIEZ, PELICAN POINT GOLF COMMUNITY, L.L.C. & LOTS 82 & 84 DATE

APPROVED: /S/ HARVEY J. KLING 8/13/97 933
 HARVEY J. KLING, CHAIRMAN DATE FILE NUMBER
 ASCENSION PARISH PLANNING COMMISSION

FINAL PLAT

PELICAN POINT
 Golf Community
 SECOND FILING - LOTS 23-84

DESCRIPTION: BEING A SUBDIVISION OF PARCEL 2 OF THE DONALD CLARK PLANTATION PROPERTY LOCATED IN SECTION 7, TOWNSHIP 10 SOUTH, RANGE 3 EAST, SOUTHEASTERN LAND DISTRICT OF LOUISIANA, EAST OF THE MISSISSIPPI RIVER, ASCENSION PARISH, LOUISIANA

CLIENT: PELICAN POINT GOLF COMMUNITY, L.L.C.
 1222 EAST CORNERVIEW, SUITE 16, GONZALES, LOUISIANA 70737

FERRIS ENGINEERING & SURVEYING, INC.
 CIVIL ENGINEERS • LAND SURVEYORS • LAND PLANNING • MUNICIPAL/HIGHWAY
 11854 BROOKSOME AVENUE - BATON ROUGE, LOUISIANA 70816 / PH(504) 292-6838 - FAX(504) 292-0441

DATE: 4/10/97 PROJECT NO: 96-198 DWG NO: 1

2nd Filing
 4/97
 current
 original