

T 10 S - R 4 E

REFERENCE DOCUMENTS:

- 1.) Plat - Showing property to be acquired by Leona Benoit Malveaux, prepared by Michael J Breaux, dated May 30, 1988.
- 2.) Plat - Showing new boundary line between Nunman Haskin and George Benoit, prepared by Roland W. Laurent, dated October 6, 1976.
- 3.) Tax Sale Certificate - From Lafayette Parish vs. Leslie Thomson to Margaret Poirier Hebert, dated June 14, 2018, Entry No. 2018-00020321, of the Lafayette Parish Clerk of Court.
- 4.) Order For Default Judgement Quieting Title - In favor of Margaret Poirier Hebert, recorded on March 15, 2023, under Entry No. 2023-7921, of the Lafayette Parish Clerk of Court.

LEGEND:

- Set 5/8" Iron Rod 
 unless noted otherwise
 Found 1/2" Iron Rod 
 unless noted otherwise
 Calculated Point 
 unless noted otherwise
 Call Information (100')
 Michael J Breaux (5-30-1988)
 Call Information (100' RWL)
 Roland W. Laurent (10-6-1976)

BASIS OF BEARING:

Horizontal Bearings are based on GPS Observation using the Louisiana State Plane Coordinate system, Louisiana South Zone, NAD83 Datum, CORS ID 5JB1.

COORDINATES

(A)	Y = 606,519.788
	X = 3,064,484.330
(B)	Y = 606,844.161
	X = 3,064,887.643

GRAPHIC SCALE

50' 25' 0' 50'

STANDARD SURVEY NOTES:

- 1.) This plat represents my actual on the ground survey and meets the Standards of Practice for Property Boundary Surveys under a Class C Survey as stipulated in the Louisiana Administrative Code, Title 46, Part LXI.
- 2.) This survey plat does not include the research, investigation and locations of servitudes, rights-of-way, easements, or utilities on this property.
- 3.) No attempt has been made by this surveyor to verify title or actual legal ownerships.

TOLSON ROAD (40-FOOT APPARENT RIGHT-OF-WAY)

BUSINESS PARK DR (40' APPARENT RIW)

SHEILA B SEMIEN
(or assigns)

SUNFLOWER INVESTMENTS LLC
(or assigns)

VERNA GARRET HASKIN
(ESTATE)
(or assigns)

LOT 1
23,614.404 SQ. FT.
0.542 ACRES TOTAL

LEONA BENOIT MALVEAUX
(or assigns)

VERNA GARRET HASKIN
(ESTATE)
(or assigns)

LOT 3
14,547.445 SQ. FT.
0.334 ACRES TOTAL

LOT 2
54,193.454 SQ. FT.
1.244 ACRES TOTAL

LOT 4
14,445.891 SQ. FT.
0.332 ACRES TOTAL

LOT 5
17,716.252 SQ. FT.
0.407 ACRES TOTAL

VERNA GARRET HASKIN
(ESTATE)
(or assigns)

FLOOD ZONE INFORMATION

This property is located in Zone X, AREA OF MINIMAL FLOOD HAZARD, in accordance with Lafayette Parish Flood Insurance Rate Map, Community Number 220105, Map Number 22055C0170J, Effective Date of December 21, 2018.

PLAT

Showing BOUNDARY SURVEY & DIVISION of 2.858 ACRES belonging to
MARGARET POIRIER HEBERT

New Lots are herein designated as "LOT 1,"
"LOT 2," "LOT 3," "LOT 4," and "LOT 5."

Said property is situated in Section 13, T10S-R4E,
Parish of Lafayette, State of Louisiana.

Scale: 1" = 50'

May 22, 2025

Surveyed by
S. J. LANGLINIS & ASSOCIATES, INC.
Consulting Engineers - Land Surveyors
2413 Veterans Memorial Drive
Abbeville, Louisiana 70510
(337)893-7843
SJLCompany@aol.com



Benjamin T. Langlais
Benjamin T. Langlais, P.L.S.
La. Surveyor's Reg. No. 5084

DRAWN BY: NK, BTL
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