NOTES:

1.) Zoning: MU (Mixed Use Corridors)
Setbacks:
Front: 25 feet (55 feet setback from centerline of street or 75 from centerline of any state highway)
Rear: 20 feet
Side: Single family 5 feet/ Zero lot line 0 on one side; 5 feet on opposite
Townhouses comply with subdivision regulations multiple family/ apartment 20 feet

2.) Reference Maps:
A.) Property Boundary Survey of Tracts 1-A and 1-B, situated in Sections 35 & 37, T8S, R2E, SED., East of the Miss. River, Ascension Parish, Louisiana.
Prepared By: W. J. Cointment Surveyors
Dated: 08-18-2005
Recorded: 02-24-2006 (Instrument No.: 00629563)

B.) Property Boundary Survey of the Abandonment of Excess Right of Way, Parcel 1-B-1, situated in Sections 35 & 37, T8S, R2E, SED., East of the Miss. River, Ascension Parish, Louisiana.
Prepared By: W. J. Cointment Surveyors
Dated: 07-14-2008
Recorded: 07-30-2008 (File No.: 703672)

3.) Basis of Bearing: Reference Map "A"

4.) Flood Note: In accordance with FEMA Flood Insurance Rate Map Number 22005C0040E, dated August 16, 2007, for Ascension Parish, Louisiana; The property hereon is located in Flood Zone "X (Shaded)" (Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual flood.) and Flood Zone "A" (Base Flood Elevation = 22ft.)

5.) Utilities: The underground utilities shown have been located from "LA. ONE CALL Ticket Number 120111163." Visible utility features, and previous construction drawings. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated. The surveyor has not physically located the underground utilities, except for above ground visible utility features. No excavations were made during the progress of this survey to locate buried utilities/ structures.

UTILITY COMPANIES NOTIFIED VIA LOUISIANA ONE CALL TICKET NUMBER 120111163:

DENBURY ONSHORE, LLC	ATMOS ENERGY
DENSITY UTILITIES	PARISH WATER CO.
DENOO	SOUTHERN NATURAL GAS
EATEL	COX COMMUNICATIONS
ENTERGY	WASTEWATER TREATMENT UTILITIES

6.) No attempt has been made by Acadia Land Surveying, L.L.C. to verify title, actual legal ownership, deed restrictions servitudes, easements, alleys, right-of-ways or other burdens on the property, other than that furnished by the client or his representative. There is no representation that all applicable servitudes and restrictions are shown hereon. The surveyor has made no title search or public record search in compiling the data for this survey.

7.) Acadia Land Surveying, L.L.C. has not and does not provide Delineation of Jurisdictional Wetlands.

8.) The words "Certify," "Certifies" or "Certification" as used herein is understood to be an expression of professional opinion by the surveyor, based upon his best knowledge, information, and belief, as such, it does not constitute a guarantee nor a warranty, expressed or implied.

9.) Setback lines shall be verified by owner or contractor prior to any construction.

10.) Abandonment of Excess Right of Way, File No.: RW 03-3333. Parcel No.: 1-B-1
Recorded: 07/30/2008, File No. 703672, Ascension Parish Clerk of Court.

"NO PERSON SHALL PROVIDE OR INSTALL A METHOD OF SEWAGE DISPOSAL, EXCEPT CONNECTION TO AN APPROVED SANITARY SEWER SYSTEM, UNTIL THE METHOD OF SEWAGE TREATMENT AND DISPOSAL HAS BEEN APPROVED BY THE LOCAL HEALTH AUTHORITY."

"ANY NEW DRAINAGE DITCH REQUIRED BY THE SUBDIVISION OF THIS PROPERTY FOR THE PURPOSE OF TRANSPORTING RUNOFF OR SEWAGE TREATMENT PLANT EFFLUENT TO AN EXISTING PARISH MAINTAINED DITCH SHALL BE CONSTRUCTED AND MAINTAINED BY THE PROPERTY OWNER(S)."

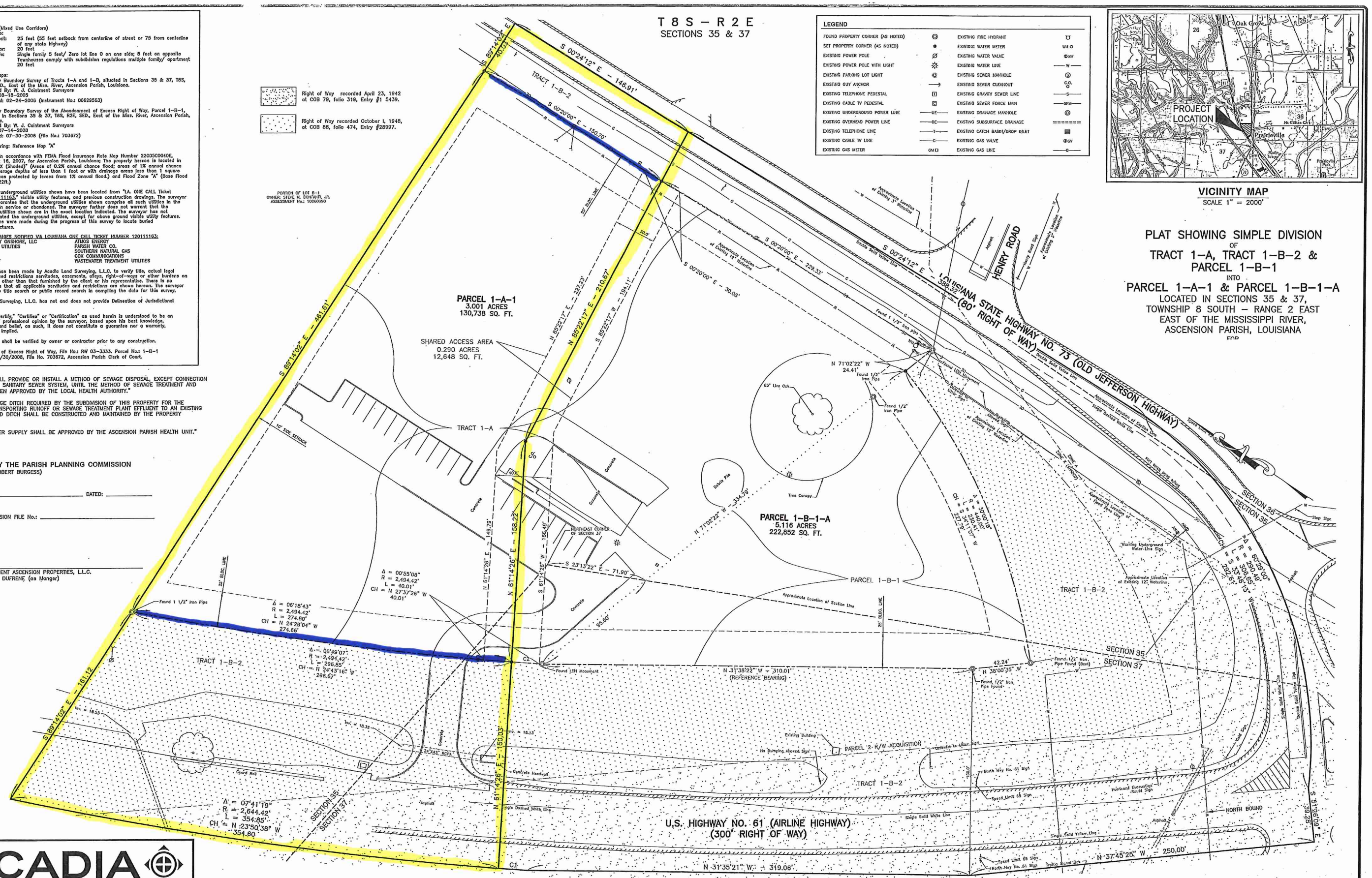
"SOURCE OF WATER SUPPLY SHALL BE APPROVED BY THE ASCENSION PARISH HEALTH UNIT."

APPROVED BY THE PARISH PLANNING COMMISSION
BY: CHAIRMAN (ROBERT BURGESS)

_____ DATED: _____

PLANNING COMMISSION FILE No.: _____

OWNER: INVESTMENT ASCENSION PROPERTIES, L.L.C.
BRANDT DUFRENE (as Manger)


T 8 S – R 2 E
SECTIONS 35 & 37
Right of Way recorded April 23, 1942 at COB 79, folio 319, Entry #1 5439.
Right of Way recorded October 1, 1948, at COB 88, folio 474, Entry #28997.
PARCEL 1-A-1
3.001 ACRES
130,738 SQ. FT.
SHARED ACCESS AREA
0.290 ACRES
12,648 SQ. FT.
TRACT 1-A
TRACT 1-B-2
PARCEL 1-B-1-A
5.116 ACRES
222,852 SQ. FT.
PARCEL 1-B-1
HENRY ROAD
LOUISIANA STATE HIGHWAY NO. 73 (OLD JEFFERSON HIGHWAY)
(80' RIGHT OF WAY)
U.S. HIGHWAY NO. 61 (AIRLINE HIGHWAY)
(300' RIGHT OF WAY)
PARCEL 2 R/W ACQUISITION
S 00°24'12" E – 146.91'
S 00°20'00" E – 150.70'
S 00°20'00" E – 229.33'
S 00°24'12" E – 386.32'
S 00°20'00" E – 30.08'
S 89°14'02" E – 481.61'
S 89°14'02" E – 161.12'
N 85°22'17" E – 227.53'
N 85°22'17" E – 210.67'
S 85°22'17" W – 191.11'
N 71°02'22" W 24.41'
N 71°02'22" W – 334.79'
N 61°14'26" E – 158.22'
N 61°14'26" E – 150.03'
N 61°12'26" E – 149.79'
S 61°12'26" W – 156.49'
S 23°13'22" E – 71.90'
N 31°38'22" W – 310.01'
(REFERENCE BEARING)
N 38°00'35" W 42.24'
N 31°35'21" W – 319.06'
N 37°45'25" W – 250.00'
S 51°26'09" E – 369.26'
Δ = 00°55'08"
R = 2,494.42'
L = 40.01'
CH = N 27°37'26" W
40.01'
Δ = 06°18'43"
R = 2,494.42'
L = 274.80'
CH = N 24°28'04" W
274.66'
Δ = 06°49'07"
R = 2,494.42'
L = 296.85'
CH = N 24°43'16" W
296.67'
Δ = 07°41'19"
R = 2,644.42'
L = 354.85'
CH = N 23°50'38" W
354.60'
Δ = 60°29'00"
R = 508.49'
L = 536.85'
CH = S 36°45'53" W
512.61'
SECTION 35
SECTION 36
SECTION 37
NORTHEAST CORNER OF SECTION 37
Found 1 1/2" Iron Pipe
Found 1/2" Iron Pipe
Found 1/2" Iron Pipe Found (Bent)
Found 1/2" Iron Pipe Found
Found 1DH Monument
Concrete Headwall
Existing Building
No Dumping Allowed Sign
Speed Limit 65 Sign
Hurricane Evacuation Route Sign
North Bound
Single Solid White Line
Single Solid Yellow Line
Single Dashed White Line
Double Solid Yellow Line
Stop Sign
Tree Canopy
65" Live Oak
Debris Pile
Concrete
Asphalt
Gravel
Guard Rail
Fence
Overhead Utility Line
Approximate Location of Section Line
Approximate Location of Existing 12" Waterline
Approximate Location of Existing 3" Waterline
Approximate Location of Existing 12" Waterline
Approximate Location of Flow Line
Approximate Location of Top Of Bank
Approximate Location of Toe Of Slope
Approximate Location of Top Of Slope
Approximate Location of Edge Of Water
Approximate Location of Shoreline
Approximate Location of Edge Of Pavement
Approximate Location of Edge Of Gravel
Approximate Location of Edge Of Grass
Approximate Location of Edge Of Trees
Approximate Location of Edge Of Brush
Approximate Location of Edge Of Concrete
Approximate Location of Edge Of Asphalt
Approximate Location of Edge Of Guard Rail
Approximate Location of Edge Of Fence
Approximate Location of Edge Of Overhead Utility Line
Approximate Location of Edge Of Tree Canopy
Approximate Location of Edge Of Debris Pile
Approximate Location of Edge Of Concrete
Approximate Location of Edge Of Gravel
Approximate Location of Edge Of Grass
Approximate Location of Edge Of Trees
Approximate Location of Edge Of Brush