

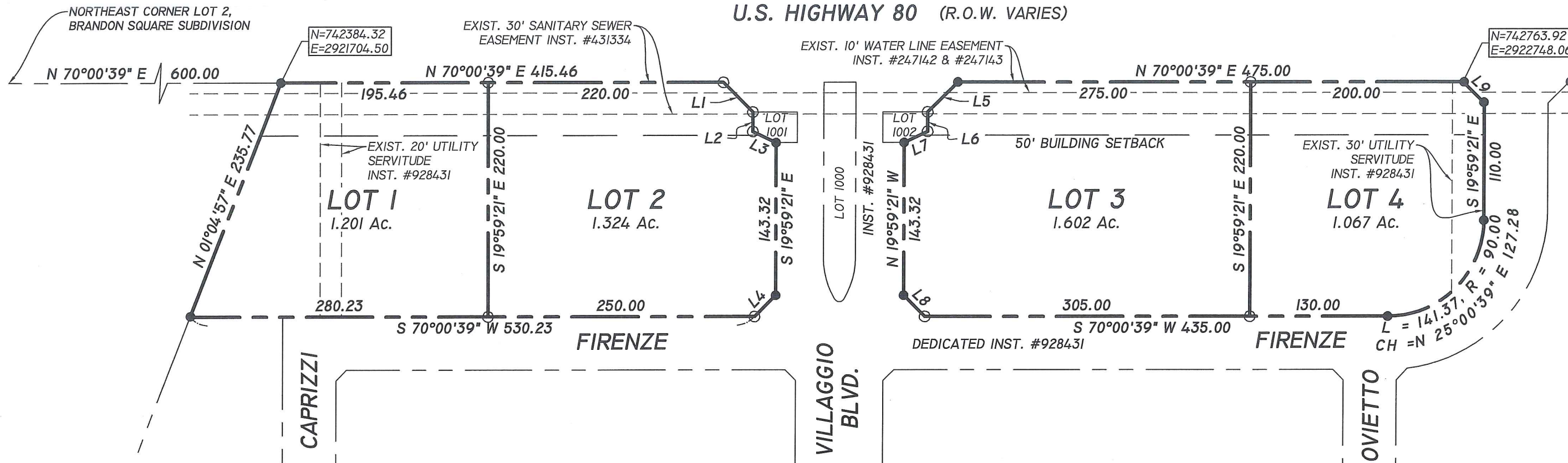
1228063

Recorded On: 01/30/2020 10:09 AM

THE OFFICE COMPLEX AT VILLAGGIO UNIT NO. 2

BEING A SUBDIVISION OF A TRACT OF LAND LOCATED IN SECTION 24, TOWNSHIP 18 NORTH, RANGE 13 WEST, BOSSIER PARISH, LOUISIANA.
TOTAL AREA = 5.194 ACRES

U.S. HIGHWAY 80 (R.O.W. VARIES)



THE UNDERSIGNED OWNER(S) HEREBY AUTHORIZES THE
PLATTING AND RECORDING OF THIS PLAT.

RECORD OWNER(S):
GIBSLAND BANK AND TRUST COMPANY

SUBDIVISION IS LOCATED IN ZONE "X" AS
PER GRAPHIC PLOTTING OF FIRM MAP NO.
22015C0416D, EFFECTIVE DATE 9/26/2008.

THE BASIS OF BEARINGS USED FOR THIS
MAP IS GRID, ESTABLISHED FROM THE
LOUISIANA STATE PLANE COORDINATE
SYSTEM, NORTH ZONE, NAD 1983 (2011)
POSITION (EPOCH 2010.00) ADJUSTMENT, AS
DETERMINED FROM C4GNET RTN. TO
ROTATE TO VILLAGGIO - PHASE I STREET
DEDICATION PLAT, ROTATE $\pm \frac{1}{4}$ 00°32'50".

BOUNDARY BASED ON MAP OF SURVEY BY
DESMOND C. SPRAWLS, TITLED "VILLAGGIO -
COMMERCIAL TRACTS", DATED AUGUST 27,
2010.

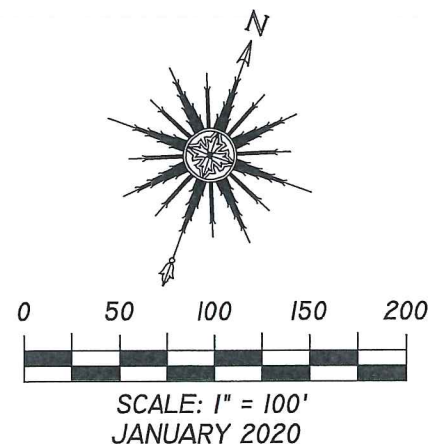
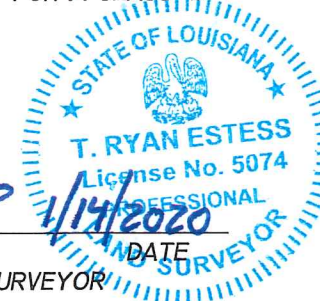
SURVEYOR DOES NOT GUARANTEE THAT
ALL SERVITUDES OF RECORD OR USE
AFFECTING THIS PROPERTY ARE SHOWN ON
THIS SURVEY. THE SERVITUDES AND
RESTRICTIONS SHOWN ON THIS SURVEY ARE
LIMITED TO THOSE SET FORTH IN THE
INFORMATION PROVIDED TO THIS FIRM. THE
SURVEYOR HAS NOT MADE A TITLE SEARCH
OR PUBLIC RECORD SEARCH IN COMPILING
THE DATA FOR THIS SURVEY.

- FND. 1/2" IRON ROD
- SET 1/2" IRON PIPE

CERTIFICATION:

I HEREBY CERTIFY THAT THIS PLAT, AND THE SURVEY
ON WHICH IT WAS BASED, WAS MADE BY ME OR UNDER
MY RESPONSIBLE CHARGE AND IS IN ACCORDANCE WITH
LOUISIANA REVISED STATUTES 33:5051 ET. SEQ. AND
CONFORMS TO ALL REGULATIONS AND REQUIREMENTS
OF THE SUBDIVISION ORDINANCE OF THE CITY OF
BOSSIER CITY. THIS MAP WAS SURVEYED UNDER THE
RESPONSIBLE CHARGE OF THE UNDERSIGNED AND IN
ACCORDANCE WITH THE LA. "STANDARDS OF PRACTICE
FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS "B"
SURVEY.

T. Ryan Estess
T. RYAN ESTESS
REGISTERED PROFESSIONAL LAND SURVEYOR
LA. LIC. NO. 5074
RALEY AND ASSOCIATES, INC.
4913 SHED ROAD - BOSSIER CITY - LA. 71111
PHONE 318.752.9023



State of Louisiana, Parish of Bossier
I hereby certify this to be a true and correct copy of
an instrument filed in my office on the date and
hour and under the registry number stamped hereon
Conveyances - ☒
to be recorded in
Mortgages - ☐
Given under my hand and seal of office on this the
30 day of January, 2020
Deputy Clerk and Ex-Officio Deputy Recorder
Parish of Bossier, State of Louisiana

LINE TABLE		
L#	LENGTH	DIRECTION
L1	39.60	S 64°59'21" E
L2	18.41	S 19°59'21" E
L3	24.28	S 84°57'20" E
L4	28.28	S 25°00'39" W
L5	39.59	N 25°00'39" E
L6	18.41	N 19°59'21" W
L7	24.28	N 44°58'38" E
L8	28.28	N 64°59'21" W
L9	28.28	S 64°59'21" E

APPROVED BY:

Thomas L. Martin 1-14-2020
BY: THOMAS L. MARTIN, PRESIDENT & CEO DATE

Sam Marsiccia 1-18-20
BOSSIER CITY METROPOLITAN PLANNING COMMISSION DATE
Mark B. Hudson 1/28/2020
BOSSIER CITY ENGINEER DATE
Perens Walker 01/29/20
MAYOR, BOSSIER CITY DATE