






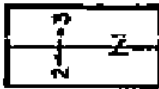


LEGEND

-  SECONDARY MONUMENT, SET
-  GLO AND/OR BLM MONUMENT, RECOVERED
-  DNR OFFICIAL OR PRIMARY BRASS CAP MONUMENT, SET
-  DNR OFFICIAL OR BRASS CAP MONUMENT, RECOVERED
-  COPPERWELD OR EQUIVALENT SECONDARY MONUMENT
-  3/4 INCH IRON PIPE, SET
-  USC & GS, USGS, USCE AND BLM ET POINTS



LOTS SO INDICATED ARE COMBINED AND SHALL THEREAFTER BE HELD IN SINGLE OWNERSHIP.

NOTES

1. This survey was executed under the terms of contract GSC-219.
2. Bearings and distances shown hereon are true bearings and true distances.
3. All coordinates shown are based upon the Alaska Coordinate System, Zone 4.
4. The UTM and metric data is being shown hereon for information purposes only.
5. All lands encompassed by this survey are subject to a fifty foot wide access easement along the mean high water or ordinary high water line of any water frontage of any sort.
6. Unless vacated, all section lines are subject to a fifty foot easement each side of the section line, which is reserved to the State of Alaska for public highways under AS 19.10.010.
7. A Section Line Vacation Plat will be filed affecting certain lots within this subdivision.
8. Location signs are temporary and are placed to aid the public in locating the project area. These signs will be removed approximately one year after the survey has been completed. ☒ indicates sign position.
9. All lots are approved for non-water carried sewerage (privies or outhouses) only. There is no guarantee as to the extent of useable area for non-water carried or water carried (septic tank) sewerage.
10. The meanders shown hereon are for computation purposes only and the true meanders of mean high water form the boundaries of the lots.

11. Each numbered lot contains a minimum of 40,000 sq. feet of useable area.
12. School bus service is not practical.
13. No structure shall be placed nearer than 25 feet from the right-of-way line of any public right-of-way.
14. No structure may be placed any nearer than ten feet from any side lot line.
15. No structure shall be closer than 75 feet from the normal high water mark of a watercourse or shoreline of a body of water.
16. No structure may be placed upon any lot which shall have an elevation of the lowest floor, including basement, of less than three feet above the highest known water elevation.
17. No part of a sub-surface sewerage disposal system shall be closer than 100 feet from any body of water or watercourse.
18. All distances shown are in U. S. feet unless otherwise noted.
19. All temporary turnarounds will be automatically vacated when roads are extended.
20. Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
21. The tract designated as "Homeowners" will be owned, governed and controlled by the Homeowner's Association.

NOTES, Cont.

Henry Parkley
Engineering Dept. Representative

12/29/01

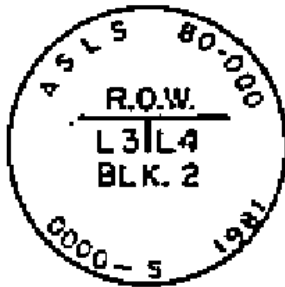
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22. Parcels within this subdivision may contain wetlands as defined within the purview of Section 404 of the Clean Water Act and may require Department of the Army, Corp of Engineers permits prior to the placement of fill material into these areas. Contact with the Department of the Army, Corp of Engineers should be made prior to commencing construction.
23. Water Supply and Sewage Disposal: No individual water supply or sewage disposal system shall be permitted on any lot unless such system is located, constructed and equipped in accordance with the requirements, standards and recommendations of the Alaska Department of Environmental Conservation. Approval of such a system as installed shall be obtained from said authority.
24. Elevation of the lowest part of a septic system shall be four (4) feet above seasonal high water table.
25. The titles, Alaska Division of Lands (ADL), Division of Technical Services (DTS), and Department of Natural Resources (DNR), are synonymous.
26. All lots within this subdivision are for residential or recreational use.
27. Covenants pertaining to this subdivision are recorded in Book 83, Page 168, Date 12-18,
Tapestone Recording District.
28. The accuracy of this subdivision is greater than 1:5000.
29. Record dimensions and bearings are taken from BLM Cadastral Plats of T21N R7W, SM, Alaska approved May 20, 1965, T20N R7W and T20N R6W, SM, Alaska approved May 24, 1965.
30. The tracts designated as "State Land" will remain in State ownership and control.

31. All lot and tract corners and P.C.s along rights-of-ways are monumented with secondary monuments unless shown otherwise.
32. In locations which contain slope or construction easement, the utility easement shall be confined within the slope or construction easement.

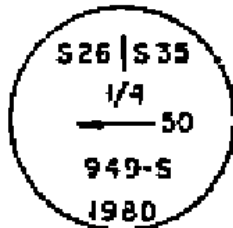
33. Greening easements shall be preserved in their natural state and no clearing nor construction shall be allowed except where crossed or overlaid by utility or right-of-way easements.
34. Public access across State owned tracts may be obtained by application to the District Office of the Department of Natural Resources.
35. Useable area of a lot is considered the area where the seasonal high water table is four feet below the lowest part of a sewage disposal system.
36. At time of filing access is available by fly-in only.
37. There is a 15 foot wide utility easement each side of common lot lines.
38. There is a 30 foot wide utility easement on each side of lot lines which are not common.
39. There is a 30 foot wide utility easement within all lots and tracts adjacent to rights-of-ways.
40. There is an easement of 30 foot radius around all utility poles.
41. The utility companies shall have the right to cut trees within or outside of lots and tracts which create a danger to the utility.
42. A portion within Tracts G, T-1, W-1 & W-2 will be identified by the State as material sites managed by the State for platted improvements or road construction.

43. There is reserved, adjacent to the rights-of-way shown hereon, slope easements sufficient to contain cut and fill material to conform to minimum Borough standards in force at the time of construction of roads to Borough standards.



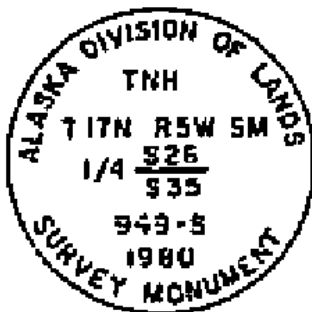
TYPICAL SECONDARY
MONUMENT MARKING

1 1/2" ALUM. CAP
ON 5/8" X 36" REBAR



TYPICAL REFERENCE
MONUMENT MARKING

1 1/2" ALUM. CAP
ON 5/8" X 36" REBAR



TYPICAL PRIMARY
MONUMENT MARKING

BERNTSEN A-1 ALUM. CAP
MON. 36" LENGTH,
TYPICAL HEIGHT OF CAP
4" ABOVE EXIST. GROUND