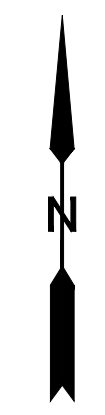
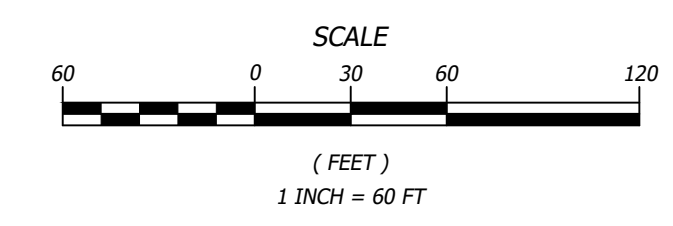
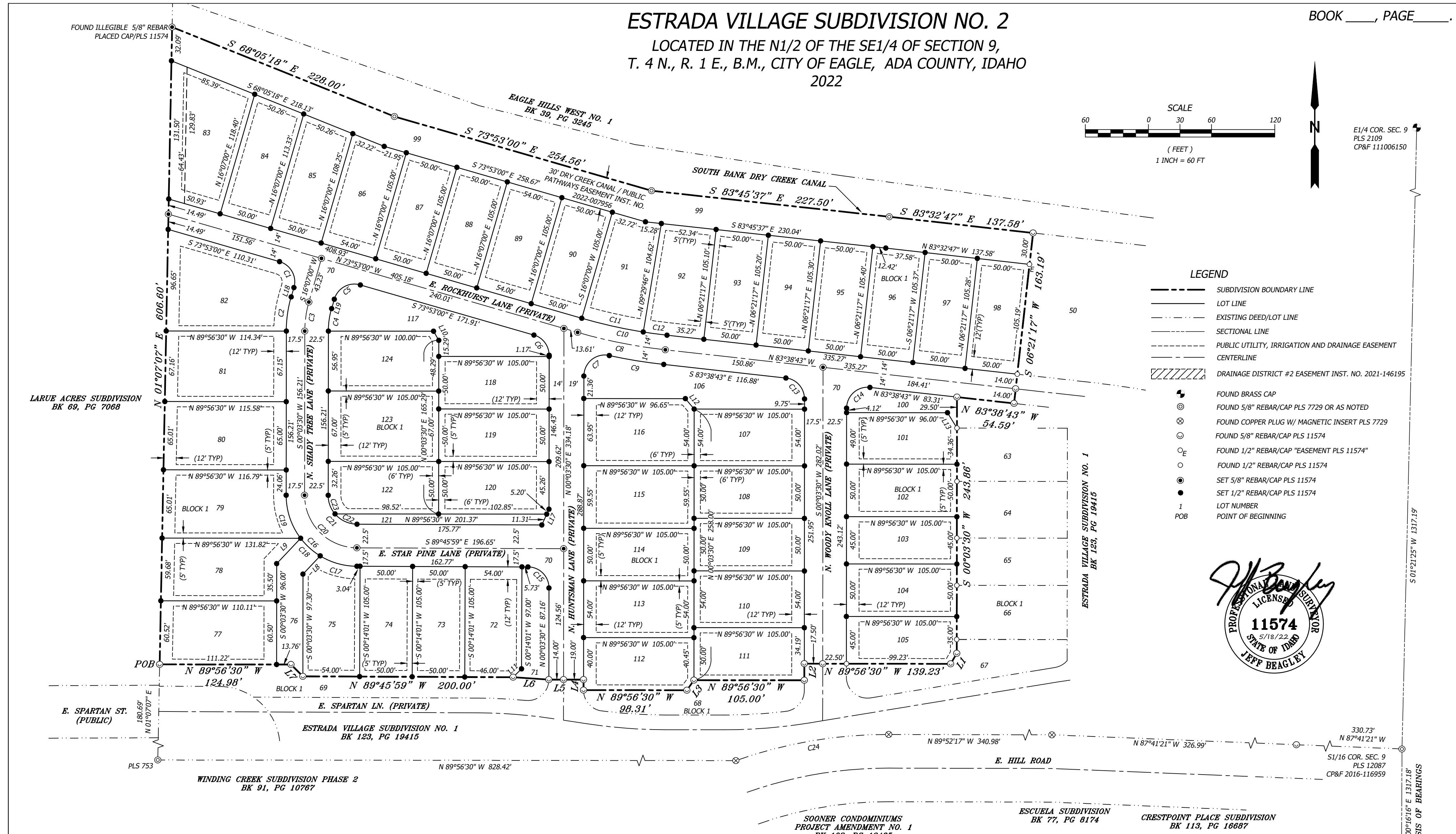


ESTRADA VILLAGE SUBDIVISION NO. 2

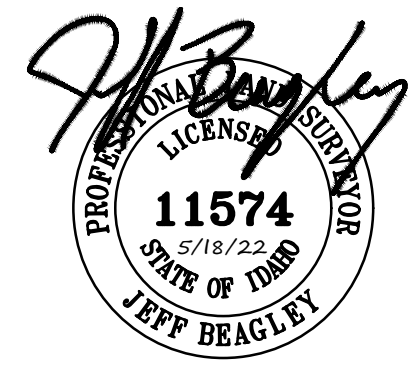
LOCATED IN THE N1/2 OF THE SE1/4 OF SECTION 9,
T. 4 N., R. 1 E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO
2022



E1/4 COR. SEC. 9
PLS 2109
CP&F 111006150

LEGEND

- SUBDIVISION BOUNDARY LINE
- LOT LINE
- EXISTING DEED/LOT LINE
- SECTIONAL LINE
- PUBLIC UTILITY, IRRIGATION AND DRAINAGE EASEMENT CENTERLINE
- DRAINAGE DISTRICT #2 EASEMENT INST. NO. 2021-146195
- FOUND BRASS CAP
- ⊙ FOUND 5/8" REBAR/CAP PLS 7729 OR AS NOTED
- ⊗ FOUND COPPER PLUG W/ MAGNETIC INSERT PLS 7729
- ⊙ FOUND 5/8" REBAR/CAP PLS 11574
- ⊙ FOUND 1/2" REBAR/CAP "EASEMENT PLS 11574"
- ⊙ FOUND 1/2" REBAR/CAP PLS 11574
- SET 5/8" REBAR/CAP PLS 11574
- SET 1/2" REBAR/CAP PLS 11574
- 1 LOT NUMBER
- POB POINT OF BEGINNING



PLAT NOTES

1. EASEMENTS: A PERMANENT EASEMENT FOR PUBLIC UTILITIES AND PROPERTY DRAINAGE IS HEREBY RESERVED ALONG THE FOLLOWING:
-TWELVE (12') FOOT WIDE ADJACENT TO SUBDIVISION BOUNDARY
-TWELVE (12') FOOT WIDE ADJACENT TO INTERNAL PRIVATE ROAD AS DEPICTED
-FIVE (5) FOOT WIDE ADJACENT TO EITHER SIDE OF INTERIOR SIDE LOT LINES
-SIX (6) FOOT WIDE ADJACENT TO INTERIOR REAR LOT LINES

A PERMANENT EASEMENT FOR PRESSURE IRRIGATION IS HEREBY RESERVED ALONG THE FOLLOWING:
-TWELVE (12') FOOT WIDE ALONG SUBDIVISION BOUNDARY AND REAR LOT LINES OR AS DEPICTED
-FIVE (5) FOOT WIDE SIDE YARD
2. THIS DEVELOPMENT RECOGNIZES SECTION 22-4503 OF IDAHO CODE RIGHT TO FARM ACT, WHICH STATES "NO AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF SHALL BE OR BECOME A NUISANCE, PRIVATE OR PUBLIC, BY ANY CHANGED CONDITION IN OR ABOUT THE SURROUNDING NONAGRICULTURAL ACTIVITIES AFTER IT HAS BEEN IN OPERATION FOR MORE THAN ONE (1) YEAR, WHEN THE OPERATION, FACILITY OR EXPANSION WAS NOT A NUISANCE AT THE TIME IT BEGAN OR WAS CONSTRUCTED. THE PROVISIONS OF THIS SECTION SHALL NOT APPLY WHEN A NUISANCE RESULTS FOR THE IMPROPER OR NEGLIGENT OPERATION OF AN AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF."
3. ANY RESUBDIVISION OF THIS PLAT SHALL COMPLY WITH APPLICABLE ZONING AND SUBDIVISION REGULATIONS IN EFFECT AT THE TIME OF RESUBDIVISION.

4. MINIMUM BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH CITY OF EAGLE APPLICABLE ZONING AND SUBDIVISION REGULATIONS OR AS SPECIFICALLY APPROVED WITH THE DEVELOPMENT AGREEMENT INST. NO. 2021-023622, ASSOCIATED WITH RZ-02-19 OR ANY SUBSEQUENT MODIFICATIONS.
5. HOMEOWNERS ASSOCIATION SHALL NOT DISSOLVE WITHOUT THE CONSENT FROM THE CITY OF EAGLE.
6. LOTS 70, 71, 76, 99, 100, 106, 117 AND 121, BLOCK 1, ARE COMMON LOTS AND ARE OWNED AND MAINTAINED BY THE ESTRADA VILLAGE COMMUNITY ASSOCIATION, INC.
7. IRRIGATION WATER HAS BEEN PROVIDED FROM NEW DRY CREEK DITCH CO., IN COMPLIANCE WITH IDAHO CODE 31-3805(1)(b). LOTS WITHIN THE SUBDIVISION WILL BE ENTITLED TO IRRIGATION WATER RIGHTS AND WILL BE OBLIGATED FOR ASSESSMENTS FROM NEW DRY CREEK DITCH CO.
8. MAINTENANCE OF ANY IRRIGATION DITCH OR PIPE CROSSING A LOT IS THE RESPONSIBILITY OF THE LOT OWNER, UNLESS SUCH RESPONSIBILITY IS ASSUMED BY THE IRRIGATION/DRAINAGE ENTITY OR ESTRADA VILLAGE COMMUNITY ASSOCIATION, INC.
9. THIS SUBDIVISION IS SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS, INST. NO. 2022-029553, AND AS AMENDED.
10. LOTS 70 AND 76, BLOCK 1 ARE SUBJECT TO A BLANKET EASEMENT FOR THE BENEFIT OF EAGLE SEWER DISTRICT AND THE EAGLE WATER COMPANY.

11. THE ESTRADA VILLAGE COMMUNITY ASSOCIATION, INC. SHALL OWN AND MAINTAIN THE PRESSURIZED IRRIGATION PUMP AND ALL APPURTENANCES ASSOCIATED WITH THE PRESSURIZED IRRIGATION SYSTEM.
12. ALL DEVELOPMENT WITHIN THIS SUBDIVISION SHALL BE CONSISTENT WITH THE CONDITIONS OF THE DEVELOPMENT AGREEMENT INST. NO. 2021-023622, ASSOCIATED WITH RZ-02-19 AND SUBSEQUENT MODIFICATIONS.
13. LOTS 77 AND 78, BLOCK 1, WILL TAKE ACCESS FROM LOT 76, BLOCK 1. THIS COMMON DRIVEWAY IS FOR THE PURPOSE OF INGRESS/EGRESS, SHALL CONTAIN BLANKET TYPE WATER, SEWER AND UTILITY EASEMENTS AND SHALL RUN WITH THE LAND. THIS COMMON DRIVEWAY/LOT SHALL BE CONSTRUCTED IN ACCORDANCE WITH UDC 11-6C-3D AND BE PAVED A MINIMUM OF 20 FEET WIDE WITH SURFACE CAPABLE OF SUPPORTING 75,000 LBS. COMMON DRIVEWAY/LOT SHALL BE OWNED AND MAINTAINED BY ESTRADA VILLAGE COMMUNITY ASSOCIATION, INC.
14. LOT 70, BLOCK 1, IS A PRIVATE ROAD TO BE OWNED AND MAINTAINED BY THE ESTRADA VILLAGE COMMUNITY ASSOCIATION. THE PERPETUAL RIGHT OF INGRESS/EGRESS OVER THE DESCRIBED PRIVATE ROAD IS HEREBY RESERVED IN FAVOR OF EACH LOT OWNER. THE PERPETUAL EASEMENT SHALL RUN WITH THE LAND AND THE RESTRICTIVE COVENANT FOR MAINTENANCE OF THE PRIVATE ROADS CANNOT BE MODIFIED WITHOUT THE EXPRESS CONSENT OF THE CITY OF EAGLE.
15. THIS DEVELOPMENT IS SUBJECT TO THE DRAINAGE DISTRICT NO. 2 LICENSE AGREEMENT INST. NO. 2021-146194.

SEE SHEET 2 OF 4 FOR LINE AND CURVE TABLES AND REFERENCES
SEE SHEET 3 OF 4 FOR SURVEYOR NARRATIVE

2030 S. WASHINGTON AVE.
EMMETT, ID 83617
(208) 398-8104
FAX (208) 398-8105

SAWTOOTH
Land Surveying, LLC WWW.SAWTOOTHLS.COM

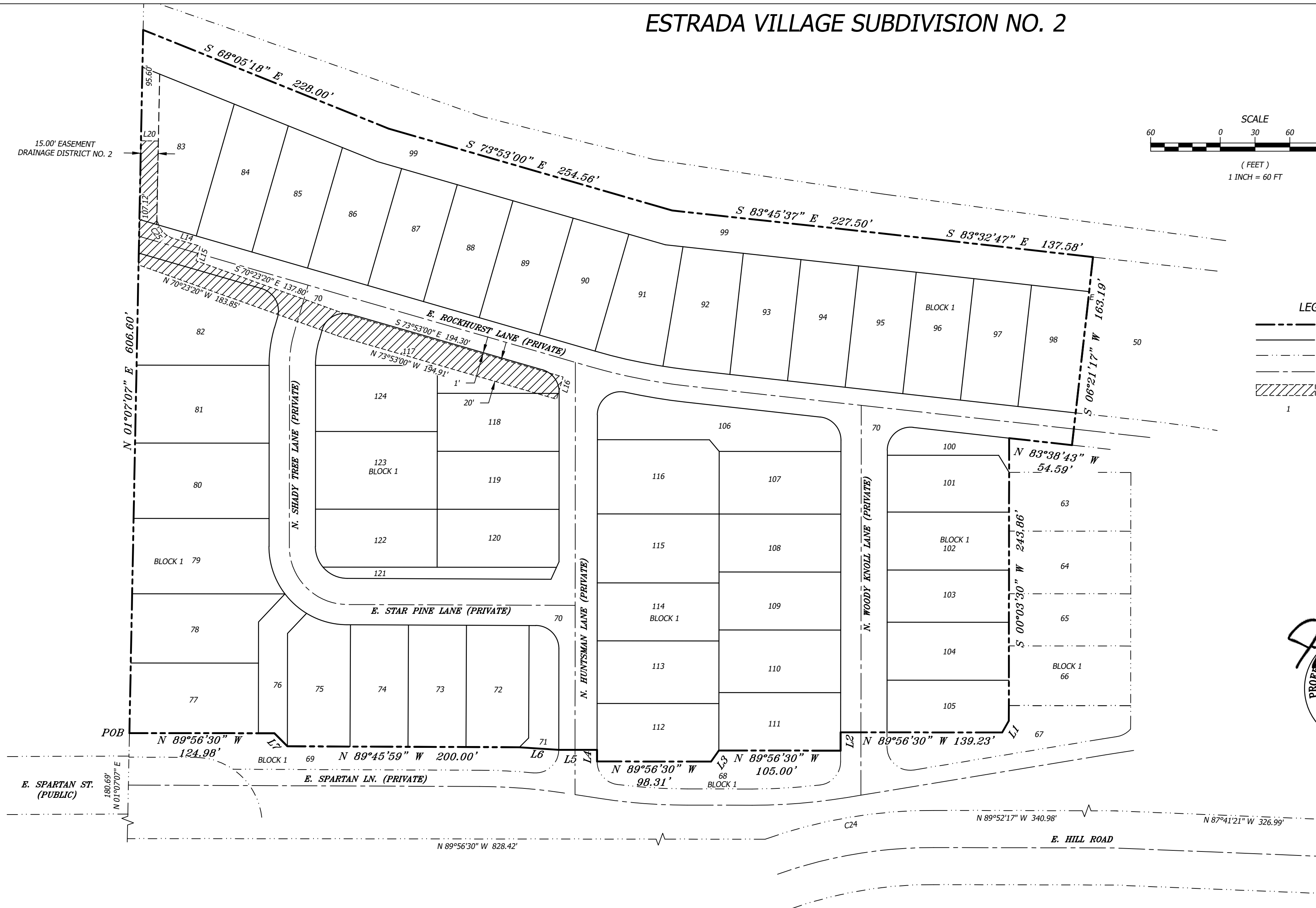
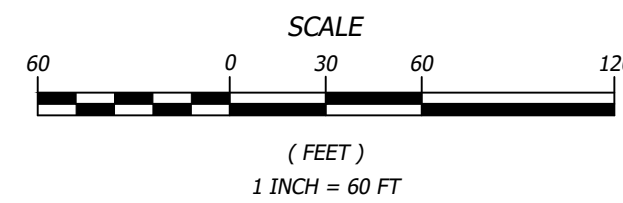
SHEET: 1 OF 4	DATE: 5/2022	DRAWN BY: AR	CHECKED BY: JB	JOB #: 121313	DWG #: 121313-FP
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SOUTHEAST CORNER
ILLEGIBLE
CP&F 111006155

BASIS OF BEARINGS
N 01°21'25" W 1317.19'
S 01°21'25" W 1317.19'

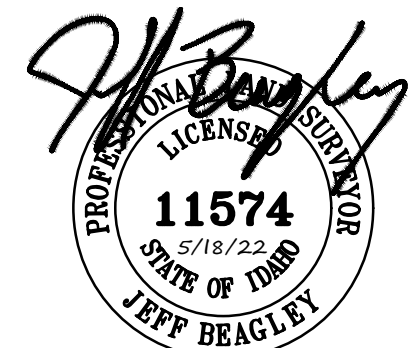
ESTRADA VILLAGE SUBDIVISION NO. 2

15.00' EASEMENT
DRAINAGE DISTRICT NO. 2



LEGEND

- SUBDIVISION BOUNDARY LINE
- LOT LINE
- EXISTING DEED/LOT LINE
- CENTERLINE
- DRAINAGE DISTRICT #2 EASEMENT INST. NO. 2021-146195
- LOT NUMBER



CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	31.42'	20.00'	90°00'00"	S 28°53'00" E	28.28'
C2	32.93'	117.50'	16°03'30"	N 08°05'15" E	32.82'
C3	28.03'	100.00'	16°03'30"	N 08°05'15" E	27.94'
C4	21.72'	77.50'	16°03'30"	N 08°05'15" E	21.65'
C6	25.81'	20.00'	73°56'30"	N 36°54'45" W	24.06'
C7	35.66'	20.00'	102°08'58"	N 51°07'59" E	31.12'
C8	85.19'	500.00'	9°45'43"	N 78°45'51" W	85.09'
C9	52.51'	514.00'	5°51'11"	N 80°43'07" W	52.49'
C10	82.80'	486.00'	9°45'43"	N 78°45'51" W	82.70'
C11	59.99'	486.00'	7°04'21"	N 77°25'10" W	59.95'
C12	22.81'	486.00'	2°41'22"	S 82°18'02" E	22.81'
C13	29.22'	20.00'	83°42'13"	N 41°47'36" W	26.69'
C14	33.61'	20.00'	96°17'47"	N 48°12'24" E	29.79'
C15	31.35'	20.00'	89°49'29"	S 44°51'15" E	28.24'
C16	105.82'	67.50'	89°49'29"	S 44°51'15" E	95.31'
C17	36.69'	67.50'	31°08'26"	S 74°11'46" E	36.24'
C18	25.15'	67.50'	21°21'00"	S 47°57'03" E	25.01'
C19	43.98'	67.50'	37°20'03"	S 18°36'32" E	43.21'
C20	78.39'	50.00'	89°49'29"	S 44°51'15" E	70.60'
C21	43.11'	27.50'	89°49'29"	S 44°51'15" E	38.83'
C22	23.84'	27.50'	49°39'37"	N 64°56'11" W	23.10'
C23	19.28'	27.50'	40°09'52"	S 20°01'26" E	18.89'
C24	148.24'	432.00'	19°39'37"	S 80°17'54" W	147.51'
C25	26.18'	20.00'	75°00'06"	S 36°22'57" E	24.35'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 30°03'30" W	11.55'
L2	S 00°03'30" W	15.81'
L3	S 35°03'30" W	11.66'
L4	N 00°03'30" E	10.00'
L5	N 89°56'30" W	33.00'
L6	N 86°14'09" W	34.06'
L7	N 44°56'30" W	15.90'
L8	N 43°25'10" E	23.90'
L9	S 43°25'10" W	33.24'
L10	S 29°56'30" E	10.00'
L11	N 45°14'01" E	11.31'
L12	S 39°56'30" E	12.99'
L13	S 31°31'07" E	17.18'
L14	S 73°53'00" E	23.81'
L15	N 16°07'00" E	13.10'
L16	N 16°07'00" E	20.00'
L17	N 24°26'28" E	16.51'
L18	S 16°07'00" W	9.23'
L19	S 16°07'00" W	9.23'
L20	S 88°52'53" E	15.00'

REFERENCES

- R1) WINDING CREEK SUBDIVISION PHASE 2, BOOK 91, PAGE 10767
- R2) LARUE ACRES SUBDIVISION, BOOK 69, PAGE 7068
- R3) SOONER CONDOMINIUMS PROJECT AMENDMENT NO. 1, BOOK 102, PAGE 13485
- R4) ESCUELA SUBDIVISION, BOOK 77, PAGE 8174
- R5) EAGLE HILLS WEST NO. 1, BOOK 39, PAGE 3245
- R6) EAGLE RIM ESTATES SUBDIVISION, BOOK 56, PAGE 5225
- R7) WARRANTY DEED INST. NO. 2022-046333
- R8) RECORD OF SURVEY NO. 10776, INST. NO. 2017-003167
- R9) ESTRADA VILLAGE SUBDIVISION NO. 1, BOOK 123, PAGE 19415

SEE SHEET 2 OF 4 FOR LINE AND CURVE TABLES AND REFERENCES
SEE SHEET 3 OF 4 FOR SURVEYOR NARRATIVE

SAWTOOTH
Land Surveying, LLC
WWW.SAWTOOTHLS.COM

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SHEET: 2 OF 4	DATE: 5/2022	DRAWN BY: AR	CHECKED BY: JB	JOB#: 121313	DWG#: 121313-FP
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CERTIFICATE OF OWNER:

KNOW ALL MEN BY THESE PRESENTS:

THAT I THE UNDERSIGNED DO HEREBY CERTIFY THAT I AM THE OWNER OF THE REAL PROPERTY AS DESCRIBED BELOW AND IT IS MY INTENTION TO INCLUDE SAID PROPERTY IN THIS SUBDIVISION PLAT.

THE OWNER FURTHER CERTIFIES, THAT ALL LOTS IN THIS SUBDIVISION WILL RECEIVE DOMESTIC WATER FROM EAGLE WATER COMPANY AND THAT EAGLE WATER COMPANY HAS AGREED IN WRITING TO SERVE ALL OF THE LOTS IN THIS SUBDIVISION. (L.C. 50-1334)

IRRIGATION WATER HAS BEEN PROVIDED FROM NEW DRY CREEK DITCH COMPANY, IN COMPLIANCE WITH IDAHO CODE 31-3805(1)(b). LOTS WITHIN THE SUBDIVISION WILL BE ENTITLED TO IRRIGATION WATER RIGHTS, AND WILL BE OBLIGATED FOR ASSESSMENTS FROM NEW DRY CREEK DITCH COMPANY.

THE EASEMENTS AND PRIVATE ROADS AS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC, BUT THE RIGHT TO USE SAID EASEMENTS IS HEREBY RESERVED FOR PUBLIC UTILITIES AND FOR ANY OTHER USES AS DESIGNATED HEREON, AND NO PERMANENT STRUCTURES ARE TO BE ERRECTED WITHIN THE LINES OF SAID EASEMENTS.

THE PUBLIC STREETS, AS SHOWN ON THIS PLAT, ARE HEREBY DEDICATED TO THE PUBLIC.

BASIS OF BEARINGS FOR THIS DESCRIPTION IS NORTH 0°16'16" EAST BETWEEN THE BRASS CAP MARKING THE SOUTHEAST CORNER OF SECTION 9 AND A 5/8" REBAR PLS 12087 MARKING THE S1/16 CORNER COMMON TO SECTIONS 9 AND 10, BOTH IN T. 4 N., R. 1 E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.

A PARCEL OF LAND LOCATED IN THE NW1/4 OF THE SE1/4 AND THE NE1/4 OF THE SE1/4 OF SECTION 9, T. 4 N., R. 1 E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A BRASS CAP MARKING THE SOUTHEAST CORNER OF SECTION 9;

THENCE NORTH 0°16'16" EAST, COINCIDENT WITH THE EAST LINE OF THE SE1/4 OF THE SE1/4 OF SECTION 9, A DISTANCE OF 1317.18 FEET TO A 5/8" REBAR WITH CAP PLS 12087 MARKING THE S1/16 CORNER COMMON TO SECTIONS 9 AND 10;

THENCE NORTH 87°41'21" WEST, COINCIDENT WITH THE EXTENSION OF THE NORTHERLY RIGHT OF WAY OF HILL ROAD, 330.73 FEET TO A 5/8" REBAR WITH CAP PLS 11574 MARKING THE SOUTHEASTERLY CORNER OF ESTRADA VILLAGE SUBDIVISION NO. 1, AS SHOWN IN BOOK 123 OF PLATS, PAGES 19415-419;

THENCE COINCIDENT WITH THE SOUTHERLY BOUNDARY OF SAID ESTRADA VILLAGE SUBDIVISION NO. 1 THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

THENCE CONTINUING, NORTH 87°41'21" WEST, 326.99 FEET TO A COPPER PLUG WITH MAGNETIC INSERT PLS 7729;

THENCE NORTH 89°52'17" WEST, 340.98 FEET TO A COPPER PLUG WITH MAGNETIC INSERT PLS 7729 AND THE BEGINNING OF A TANGENT CURVE TO THE LEFT;

THENCE 148.24 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT AND COINCIDENT WITH SAID NORTHERLY RIGHT OF WAY, HAVING A RADIUS OF 432.00 FEET, WITH A CENTRAL ANGLE OF 19°39'37", SUBTENDED BY A CHORD BEARING SOUTH 80°17'54" WEST, 147.51 FEET TO A COPPER PLUG WITH MAGNETIC INSERT PLS 7729;

THENCE NORTH 89°56'30" WEST, 828.42 FEET TO THE SOUTHWEST CORNER OF SAID ESTRADA VILLAGE SUBDIVISION NO. 1 AND THE SOUTHEAST CORNER OF LARUE ACRES SUBDIVISION, AS SHOWN IN BOOK 69 OF PLATS, PAGE 7068, MARKED BY A 5/8" REBAR WITH CAP PLS 753;

THENCE NORTH 01°07'07" EAST, COINCIDENT WITH THE WEST BOUNDARY OF SAID ESTRADA VILLAGE SUBDIVISION NO. 1 AND THE EAST BOUNDARY OF SAID LARUE ACRES SUBDIVISION, 180.69 FEET TO A 5/8" REBAR WITH CAP PLS 11574 AND THE POINT OF BEGINNING;

THENCE CONTINUING, NORTH 1°07'07" EAST, COINCIDENT WITH THE EAST LINE OF SAID LARUE ACRES SUBDIVISION, A DISTANCE OF 606.60 FEET TO A 5/8" REBAR WITH AN ILLEGIBLE CAP, PLACED CAP PLS 11574 ON THE SOUTH BANK OF THE DRY CREEK CANAL;

THENCE ALONG SAID SOUTH BANK OF THE DRY CREEK CANAL THE FOLLOWING FOUR (4) COURSES AND DISTANCES:

THENCE SOUTH 68°05'18" EAST, 228.00 FEET TO A 5/8" REBAR WITH CAP PLS 7729;

THENCE SOUTH 73°53'00" EAST, 254.56 FEET TO A 5/8" REBAR WITH CAP PLS 7729;

THENCE SOUTH 83°45'37" EAST, 227.50 FEET TO A 5/8" REBAR WITH CAP PLS 7729;

THENCE SOUTH 83°32'47" EAST, 137.58 FEET TO A 5/8" REBAR WITH CAP PLS 11574 MARKING THE BOUNDARY OF SAID ESTRADA VILLAGE SUBDIVISION NO. 1;

THENCE COINCIDENT WITH THE WESTERLY AND NORTHERLY BOUNDARIES OF SAID ESTRADA VILLAGE NO. 1 THE FOLLOWING FIFTEEN (15) COURSES AND DISTANCES:

THENCE SOUTH 06°21'17" WEST, 163.19 FEET TO 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 83°38'43" WEST, 54.59 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE SOUTH 00°03'30" WEST, 243.86 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE SOUTH 30°03'30" WEST, 11.55 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 89°56'30" WEST, 139.23 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE SOUTH 00°03'30" WEST, 15.81 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 89°56'30" WEST, 105.00 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE SOUTH 35°03'30" WEST, 11.66 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 89°56'30" WEST, 98.31 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 00°03'30" EAST, 10.00 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 89°56'30" WEST, 33.00 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 86°14'09" WEST, 34.06 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 89°45'59" WEST, 200.00 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 44°56'30" WEST, 15.90 FEET TO A 5/8" REBAR WITH CAP PLS 11574;

THENCE NORTH 89°56'30" WEST, 124.98 FEET TO THE POINT OF BEGINNING.

ABOVE DESCRIBED CONTAINS 8.857 ACRES MORE OR LESS.

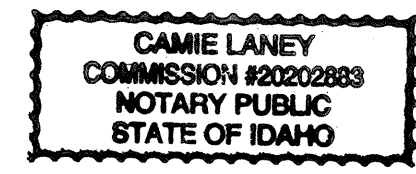
G20, LLC
JIM D. CONGER, AUTHORIZED AGENT

ACKNOWLEDGMENT

STATE OF IDAHO }
COUNTY OF ADA } SS

ON THIS 19th DAY OF MAY, 2022, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JIM D. CONGER, KNOWN OR IDENTIFIED TO ME TO BE AN AUTHORIZED AGENT OF G20, LLC, AN IDAHO LIMITED LIABILITY COMPANY, THAT EXECUTED THE INSTRUMENT ON BEHALF OF SAID LIMITED LIABILITY COMPANY, AND ACKNOWLEDGED TO ME THAT SUCH LIMITED LIABILITY COMPANY EXECUTED THE SAME.

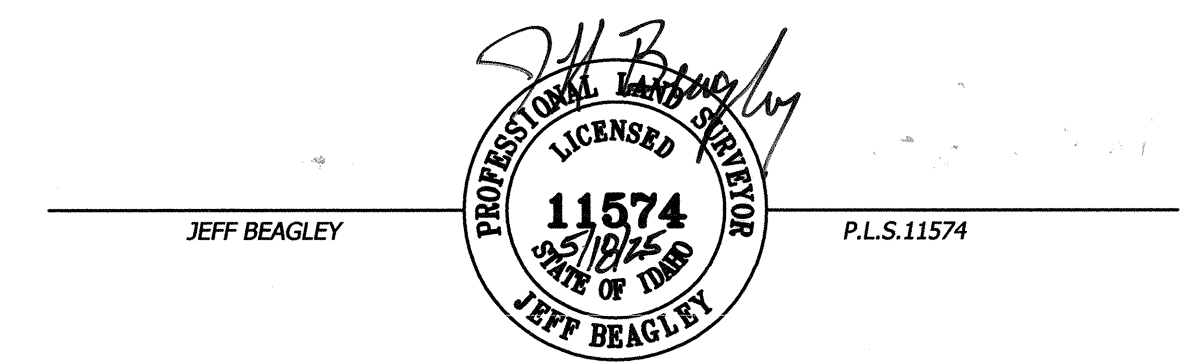
IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.



Camie Laney
NOTARY PUBLIC FOR IDAHO
RESIDING AT Boise
MY COMMISSION EXPIRES 8-3-2026

CERTIFICATE OF SURVEYOR:

I, JEFF BEAGLEY, PLS, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR LICENSED BY THE STATE OF IDAHO, AND THAT THIS PLAT AS DESCRIBED IN THE "CERTIFICATE OF OWNERS" WAS DRAWN FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND ACCURATELY REPRESENTS THE POINTS PLATTED THEREON, AND IS IN CONFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS, SURVEYS AND CORNER PERPETUATION AND FILING ACT, IDAHO CODE 55-1601 THROUGH 55-1612.



SURVEYOR'S NARRATIVE

SAWTOOTH LAND SURVEYING WAS CONTRACTED BY G20, LLC TO SUBDIVIDE A PORTION OF PARCEL A OF RECORD OF SURVEY NO. 10776. THE NORTHERLY BOUNDARY OF SAID SURVEY CREATED A GAP BETWEEN THIS PARCEL AND EAGLE HILLS WEST NO. 1 SUBDIVISION. THE SOUTH BOUNDARY OF SAID SUBDIVISION WAS PLATTED TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE DRY CREEK CANAL. PER VESTING DEED INSTRUMENT NO. 8420674, THE NORTHERLY BOUNDARY OF THE SUBJECT PROPERTY FOLLOWS THE SOUTHERLY LINE OF THE "DRY CREEK DITCH". WHICH WAS DETERMINED TO BE THE SOUTH BANK OF THE DRY CREEK CANAL. THIS LINE WAS MONUMENTED WITH SAID RECORD OF SURVEY AND HAS BEEN ACCEPTED FOR THIS SUBDIVISION. FOR ADDITIONAL INFORMATION SEE NOTE 4 ON SAID RECORD OF SURVEY.

THE SECTIONAL MONUMENTS AND BOUNDARY MONUMENTS ALONG THE SOUTHERLY AND NORTHERLY BOUNDARIES OF SAID RECORD OF SURVEY WERE FOUND AND ACCEPTED FOR THIS PLAT.

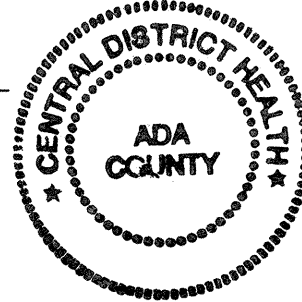
THE SET MONUMENT LOCATIONS WERE DETERMINED BY THE CLIENT. SUBSTANDARD MONUMENTS WERE REPLACED AS SHOWN HEREON.

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FAX (208) 398-8105
SAWTOOTH
Land Surveying, LLC WWW.SAWTOOTHLS.COM
SHEET: 3 OF 4 DATE: 5/2022 DRAWN BY: AR CHECKED BY: JB JOB#: 121313 DWG#: 121313-PP

HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE, TITLE 50, CHAPTER 13, HAVE BEEN SATISFIED ACCORDING TO THE LETTER TO BE READ ON FILE WITH THE COUNTY RECORDER OR HIS AGENT LISTING THE CONDITIONS OF APPROVAL. SANITARY RESTRICTIONS MAY BE RE-IMPOSED, IN ACCORDANCE WITH SECTION 50-1326, IDAHO CODE, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

[Signature] 3/9/22
DISTRICT HEALTH, EHS DATE



APPROVAL OF CITY COUNCIL

I, THE UNDERSIGNED, CITY CLERK IN AND FOR THE CITY OF EAGLE, ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL HELD ON THE _____ DAY OF _____, 2022 THIS FINAL PLAT WAS DULY ACCEPTED AND APPROVED.

CITY CLERK DATE

CERTIFICATE OF COUNTY SURVEYOR

I, THE UNDERSIGNED, PROFESSIONAL LAND SURVEYOR FOR ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT AND FIND THAT IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

COUNTY SURVEYOR DATE

APPROVAL OF ADA COUNTY HIGHWAY DISTRICT

THE FOREGOING PLAT WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE 24 DAY OF March 2022.

[Signature] 24 March 2022
PRESIDENT, ADA COUNTY HIGHWAY DISTRICT DATE



CERTIFICATE OF COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF ADA, STATE OF IDAHO, PER THE REQUIREMENTS OF I.C. 50-1308, DO HEREBY CERTIFY THAT ANY AND ALL CURRENT AND/OR DELINQUENT PROPERTY TAXES FOR THE PROPERTY INCLUDED IN THIS PROPOSED SUBDIVISION HAVE BEEN "PAID IN FULL" THIS CERTIFICATION IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

COUNTY TREASURER DATE

CERTIFICATE OF CITY ENGINEER

I, THE UNDERSIGNED, CITY ENGINEER IN AND FOR THE CITY OF EAGLE, ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS FINAL PLAT AND THAT THE EAGLE CITY REQUIREMENTS REGARDING FINAL PLATS HAVE BEEN MET.

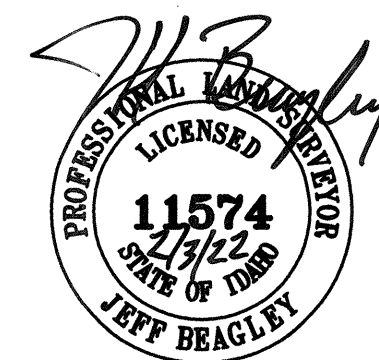
CITY ENGINEER DATE

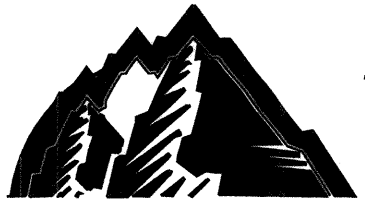
COUNTY RECORDERS CERTIFICATE

STATE OF IDAHO }
COUNTY OF ADA } SS

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED AT THE REQUEST OF SAWTOOTH LAND SURVEYING, LLC., AT _____ MINUTES PAST _____ O'CLOCK _____ M. THIS _____ DAY OF _____, 2022, A.D., AND WAS DULY RECORDED IN BOOK _____ OF PLATS AT PAGES _____, THROUGH _____, INSTRUMENT NUMBER _____.

DEPUTY EX-OFFICIO RECORDER



 2030 S. WASHINGTON AVE.
EMMETT, ID 83617
(208) 398-8104
FAX (208) 398-8105
SAWTOOTH
Land Surveying, LLC WWW.SAWTOOTHLS.COM

SHEET:	DATE:	DRAWN BY:	CHECKED BY:	JOB#:	DWG#:
3 OF 3	2/2022	AR	JB	121313	121313-FP