

NOTES:
 THE BASE FLOOD ELEVATION SHOWN HEREON IS SUBJECT TO CHANGE. THE CURRENT BASE FLOOD ELEVATION SHOULD BE VERIFIED WITH THE ENGINEERING DIVISION OF THE EAST BATON ROUGE CITY/PARISH DEPARTMENT OF PUBLIC WORKS.

THE TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED ON A POST-CONSTRUCTION SURVEY PERFORMED BY THIS FIRM. CERTAIN PORTIONS OF THIS PROPERTY HAVE BEEN FILLED TO FACILITATE CONSTRUCTION THEREIN. THE OWNER AND ENGINEER DO NOT WARRANT SOIL CONDITIONS OF ANY OF THESE PROPERTIES, WHETHER NATURAL OR OTHERWISE.

IT SHALL BE THE RESPONSIBILITY OF EACH INDIVIDUAL LOT OWNER TO MAINTAIN THAT PORTION OF SIDEWALK WHICH IS ON OR ADJACENT TO HIS PROPERTY. THE CITY/PARISH SHALL HAVE NO RESPONSIBILITY FOR LIABILITY OR MAINTENANCE OF THE SIDEWALK.

THE OWNER OF EACH LOT SHALL FURNISH AN ELECTRIC SERVIDE FROM THE SOURCE OF SUPPLY TO HIS METER LOCATION FOR RECEIPT OF ELECTRIC SERVICE.

AS PART OF THE HOUSE CONSTRUCTION, IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER OR HIS REPRESENTATIVE TO GRADE EACH LOT SO THAT THE STORM DRAINAGE RUN-OFF CONFORMS TO THE APPROVED DRAINAGE LAYOUT FOR THE SHADOWS AT WHITE OAK, THIRD AND FOURTH FILINGS, UNLESS OTHERWISE APPROVED BY THE EAST BATON ROUGE CITY/PARISH DEPARTMENT OF PUBLIC WORKS.

ALL PROPERTY CORNERS SHOWN HEREON HAVE BEEN MONUMENTED WITH 1/2 INCH IRON PINS.

THE PROPERTY SHOWN HEREON LIES WITHIN FLOOD ZONE "AE" (AREA WITHIN 100-YEAR FLOOD) AND FLOOD ZONE "X" (AREA OF MINIMAL FLOOD) ACCORDING TO THE H.U.D. F.I.R.M. FOR EAST BATON ROUGE PARISH, LOUISIANA, COMMUNITY PANEL NO. 220058-0100D, DATED MAY 17, 1993.

REFERENCE MAPS:
 1) MAP SHOWING RESUBDIVISION OF TRACT "P", THE SHADOWS AT WHITE OAK, FIRST FILING, AND TRACT "A-1" OF THE ROBERT F. KENNON PROPERTY INTO TRACTS "A-1-A" AND "P-1", BY DARVIN W. FERGUSON, P.L.S., DATED 8/21/98.
 2) FINAL PLAT OF THE SHADOWS AT WHITE OAK, SECOND FILING, BY RONALD K. FERRIS, P.E., P.L.S., DATED SEPTEMBER 21, 1998.

BASE BEARING: * N 14°03'00" E AS SHOWN ON REFERENCE MAPS.

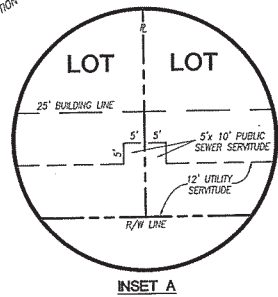
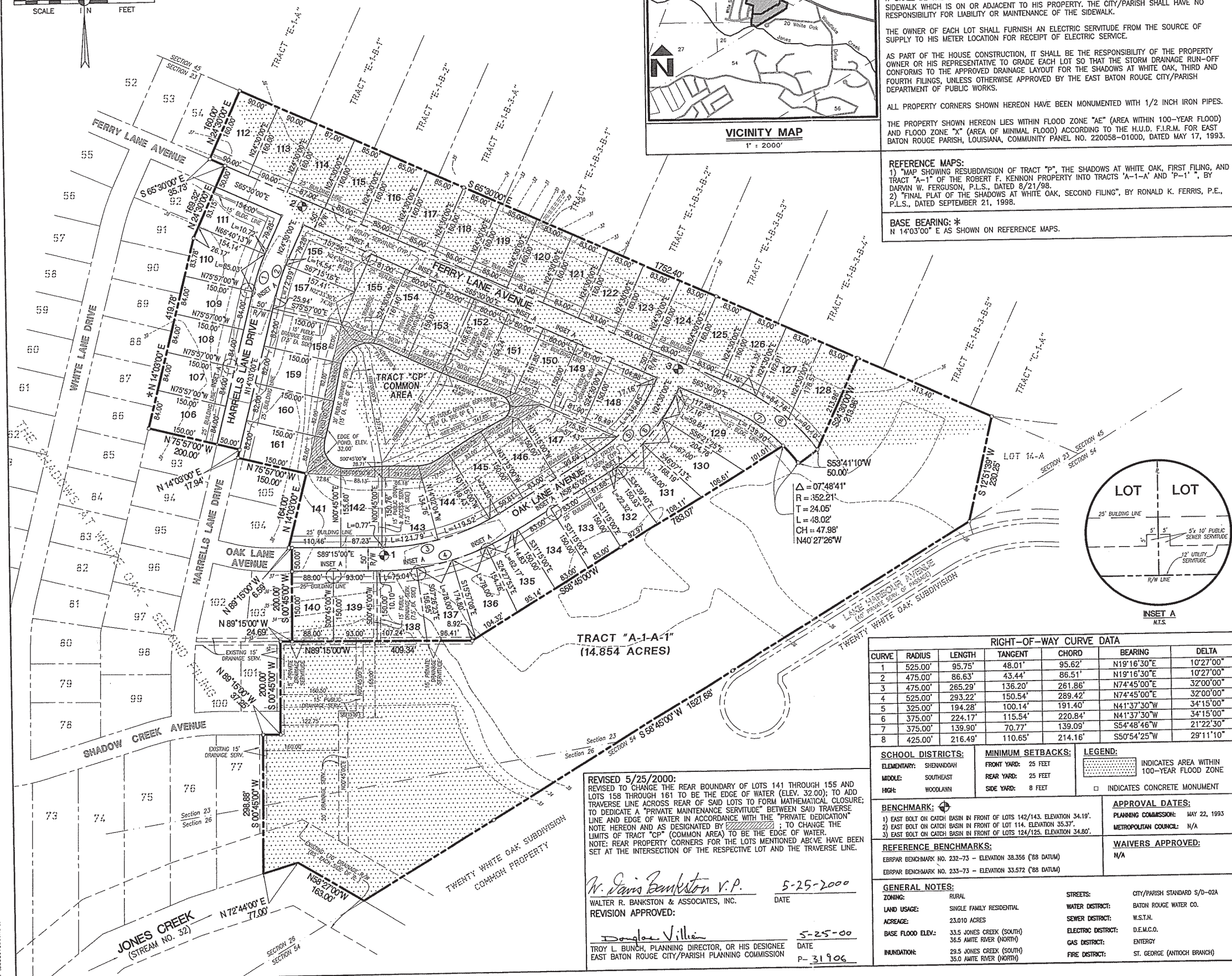
NOTE:
 NO ATTEMPT HAS BEEN MADE BY FERRIS ENGINEERING & SURVEYING, INC. TO VERIFY TITLE, ACTUAL LEGAL OWNERSHIP, SERVIDES, EASEMENTS, RIGHTS-OF-WAY, OR OTHER ENCUMBRANCES ON THE PROPERTY SHOWN HEREON OTHER THAN THOSE FURNISHED BY THE CLIENT OR HIS REPRESENTATIVE.

CERTIFICATION:
 I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS MADE IN ACCORDANCE WITH LOUISIANA REVISED STATUTES 33:5051 ET SEQ. AND CONFORMS TO ALL PARISH ORDINANCES GOVERNING THE SUBDIVISION OF LAND AND TO THE MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS FOR A CLASS "C" SURVEY AS ESTABLISHED BY THE LOUISIANA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

STATE OF LOUISIANA
 RONALD K. FERRIS
 REG. NO. 4437
 REGISTERED PROFESSIONAL LAND SURVEYOR

/S/ RONALD K. FERRIS
 RONALD K. FERRIS, P.E., P.L.S.
 FERRIS ENGINEERING & SURVEYING, INC.

5-11-00
 DATE



RIGHT-OF-WAY CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1	525.00'	95.75'	48.01'	95.62'	N19°16'30"E	10°27'00"
2	475.00'	86.63'	43.44'	86.51'	N19°16'30"E	10°27'00"
3	475.00'	265.29'	136.20'	261.86'	N74°45'00"E	32°00'00"
4	525.00'	293.22'	150.54'	289.42'	N74°45'00"E	32°00'00"
5	325.00'	194.28'	100.14'	191.40'	N41°37'30"W	34°15'00"
6	375.00'	224.17'	115.54'	220.84'	N41°37'30"W	34°15'00"
7	375.00'	139.90'	70.77'	139.09'	S54°48'46"W	21°22'30"
8	425.00'	216.49'	110.65'	214.16'	S50°54'25"W	29°11'10"

REVISED 5/25/2000:
 REVISED TO CHANGE THE REAR BOUNDARY OF LOTS 141 THROUGH 155 AND LOTS 158 THROUGH 161 TO BE THE EDGE OF WATER (ELEV. 32.00); TO ADD TRANSVERSE LINE ACROSS REAR OF SAID LOTS TO FORM MATHEMATICAL CLOSURE; TO DEDICATE A "PRIVATE MAINTENANCE SERVIDE" BETWEEN SAID TRANSVERSE LINE AND EDGE OF WATER IN ACCORDANCE WITH THE "PRIVATE DEDICATION" NOTE HEREON AND AS DESIGNATED BY [diagram]; TO CHANGE THE LIMITS OF TRACT "CP" (COMMON AREA) TO BE THE EDGE OF WATER. NOTE: REAR PROPERTY CORNERS FOR THE LOTS MENTIONED ABOVE HAVE BEEN SET AT THE INTERSECTION OF THE RESPECTIVE LOT AND THE TRANSVERSE LINE.

W. Jarvis Bankston v.p. 5-25-2000
 WALTER R. BANKSTON & ASSOCIATES, INC. DATE

Douglas Villien 5-25-00
 TROY L. BUNCH, PLANNING DIRECTOR, OR HIS DESIGNEE DATE
 EAST BATON ROUGE CITY/PARISH PLANNING COMMISSION P-31906

RESTRICTIONS:
 ALL LOTS SHOWN HEREON ARE SUBJECT TO THE DECLARATION OF RESTRICTIVE COVENANTS RECORDED AS AN ADJUNCT HERETO.

COMMON AREA:
 (PRIVATE) THOSE AREAS DESIGNATED AS "COMMON AREAS" ARE HEREBY DEDICATED TO THE HOME OWNERS AND OCCUPANTS OF THE SHADOWS AT WHITE OAK FOR RECREATION, SERVIDE, AND OTHER RELATED ACTIVITIES. THE "COMMON AREAS" ARE NOT HEREBY DEDICATED FOR USE OF THE GENERAL PUBLIC, BUT DEDICATED FOR THE COMMON USE AND ENJOYMENT OF THE HOME OWNERS AND OCCUPANTS OF THE SHADOWS AT WHITE OAK. OWNERSHIP AND MAINTENANCE SHALL BE BY THE SHADOWS AT WHITE OAK PROPERTY OWNERS ASSOCIATION. THE CITY/PARISH DEPARTMENT OF PUBLIC WORKS IS NOT RESPONSIBLE FOR MAINTENANCE WITHIN "COMMON AREAS."

PRIVATE DEDICATION:
 THE SERVIDES DESIGNATED HEREON AS "PRIVATE SERVIDES" ARE HEREBY RESERVED FOR THE USE OF THE SHADOWS AT WHITE OAK PROPERTY OWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS. PURSUANT TO THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS OF THE SHADOWS AT WHITE OAK, THE SALE OF ANY PROPERTY SHOWN HEREON BY REFERENCE TO THIS PLAT SHALL NOT CONSTITUTE A DEDICATION TO THE PUBLIC OF ANY "PRIVATE SERVIDE" SHOWN HEREON. FURTHERMORE, THE CITY/PARISH SHALL NOT BE RESPONSIBLE FOR THE MAINTENANCE OR UPKEEP OF ANY IMPROVEMENTS LOCATED WITHIN THE "PRIVATE SERVIDE." THE "PRIVATE SERVIDES" ARE FURTHER GRANTED FOR THE NON-EXCLUSIVE USE OF ALL PUBLIC UTILITY COMPANIES WHICH PROVIDE PUBLIC UTILITIES TO THE SHADOWS AT WHITE OAK AND THE USE OF SAID "PRIVATE SERVIDES" BY SAID UTILITY COMPANIES SHALL BE LIMITED TO THOSE "PRIVATE SERVIDES" IN WHICH THE RESPECTIVE PUBLIC UTILITY COMPANY'S FACILITIES ARE LOCATED. FURTHER, INSTALLATION OF ANY NEW FACILITIES (EXCLUDING ADDITIONAL SERVICE TIE-INS TO EXISTING FACILITIES) WITHIN ANY NEW OR EXISTING "PRIVATE SERVIDE" BY ANY PUBLIC UTILITY COMPANY SHALL BE SUBJECT TO PRIOR WRITTEN APPROVAL OF THE SHADOWS AT WHITE OAK PROPERTY OWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS. THE CITY/PARISH DEPARTMENT OF PUBLIC WORKS IS NOT RESPONSIBLE FOR MAINTENANCE OF PRIVATE FACILITIES.

PUBLIC DEDICATION:
 THE STREETS AND RIGHTS-OF-WAY SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES. ALL AREAS SHOWN AS SERVIDES ARE GRANTED TO THE PUBLIC FOR USE OF UTILITIES, DRAINAGE, SEWAGE REMOVAL, OR OTHER PROPER PURPOSE FOR THE GENERAL USE OF THE PUBLIC. NO TREES, SHRUBS, OR OTHER PLANTS MAY BE PLANTED, NOR SHALL ANY BUILDING, FENCE, STRUCTURE, OR IMPROVEMENTS BE CONSTRUCTED OR INSTALLED WITHIN OR OVER ANY SERVIDE OR RIGHT-OF-WAY SO AS TO PREVENT OR UNREASONABLY INTERFERE WITH ANY PURPOSE FOR WHICH THE SERVIDE OR RIGHT-OF-WAY IS GRANTED.

SEWAGE DISPOSAL:
 NO PERSON SHALL PROVIDE 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 HEALTH UNIT OF EAST BATON ROUGE PARISH.

/S/ WALTER R. BANKSTON 5/11/00
 WALTER R. BANKSTON DATE
 WALTER R. BANKSTON & ASSOCIATES, INC.

WASTEWATER IMPACT FEE CERTIFICATION:
 THIS IS TO CERTIFY THAT THE DEVELOPER OF LOTS 106 THROUGH 161 HAS PAID \$622.00 PER LOT FOR A TOTAL OF \$34,832.00 (CHECK NO. 9360) IN WASTEWATER IMPACT FEES IN ACCORDANCE WITH ORDINANCE 10043, E.B.R.O.S.C.O. ORDINANCE 1242 AS AMENDED AND ADOPTED SEPTEMBER 28, 1994, BY THE METROPOLITAN COUNCIL. ADDITIONALLY, ALL LOTS FOR WHICH A BUILDING PERMIT WILL BE ISSUED FOR IMPROVEMENTS TO THE LOT WILL REQUIRE PAYMENT OF THE REMAINING PORTION OF THE WASTEWATER IMPACT FEE IN ACCORDANCE WITH THE AFOREMENTIONED ORDINANCE. THIS SUBDIVISION IS LOCATED IN THE SOUTH SEWER DISTRICT.

/S/ JEROME M. KLIER MAY 18, 2000
 FRED E. RAIFORD, III, DIRECTOR DATE
 EAST BATON ROUGE CITY/PARISH DEPARTMENT OF PUBLIC WORKS

RECOMMENDED FOR APPROVAL: APPROVED:
 /S/ JEROME M. KLIER /S/ DOUGLAS VILLIEN
 FRED E. RAIFORD, III, DIRECTOR TROY L. BUNCH, PLANNING DIRECTOR, OR HIS DESIGNEE
 EAST BATON ROUGE CITY/PARISH PLANNING COMMISSION
 DEPARTMENT OF PUBLIC WORKS P-31895

DATE MAY 18, 2000 DATE 5-23-00 ORIG 964 BUN 11122

NOTES:
 THE APPROVAL OF THIS PLAT OR MAP DOES NOT RELIEVE THE IMMEDIATE PROPERTY OWNER OR FUTURE PROPERTY OWNER FROM COMPLYING WITH ALL APPLICABLE FEDERAL, STATE AND CITY/PARISH LAWS AND ORDINANCES GOVERNING THE SALE AND DEVELOPMENT OF THE PROPERTY. IN PARTICULAR, NO FILING OF THE PROPERTY SHALL BE COMMENCED UNTIL ALL APPLICABLE PROVISIONS OF CHAPTER 15 OF THE UNIFIED DEVELOPMENT CODE ARE ADDRESSED.

THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE DO NOT ENFORCE PRIVATE DEED AND/OR SUBDIVISION RESTRICTIONS. HOWEVER, THE APPROVAL OF THIS PLAT DOES NOT RELEASE THE OWNER AND/OR CONTRACTOR/BUILDER FROM COMPLYING WITH ANY SUCH RESTRICTIONS THAT MAY BE ATTACHED TO THE PROPERTY ON THIS PLAT.

FINAL PLAT

THE SHADOWS AT WHITE OAK
 THIRD FILING

DESCRIPTION: BEING A SUBDIVISION OF A PORTION OF TRACT "A-1-A" OF THE ROBERT F. KENNON PROPERTY LOCATED IN SECTIONS 23 AND 26, TOWNSHIP 7 SOUTH, RANGE 2 EAST, GREENSBURG LAND DISTRICT, EAST BATON ROUGE PARISH, LOUISIANA

CLIENT: WALTER R. BANKSTON & ASSOCIATES, INC.
 7375 AIRLINE HIGHWAY
 BATON ROUGE, LOUISIANA 70805

FERRIS ENGINEERING & SURVEYING, INC.
 CIVIL ENGINEERS • LAND SURVEYORS • LAND PLANNING • MUNICIPAL/HIGHWAY
 11854 BRICKSOME AVENUE - BATON ROUGE, LOUISIANA 70816 / PH(225) 292-6838 - FAX(225) 292-9441

DATE 4/2000 PROJECT NO. 98-88 DWG NO. 2000-F-0005

Orig. 964 Bundle 11122