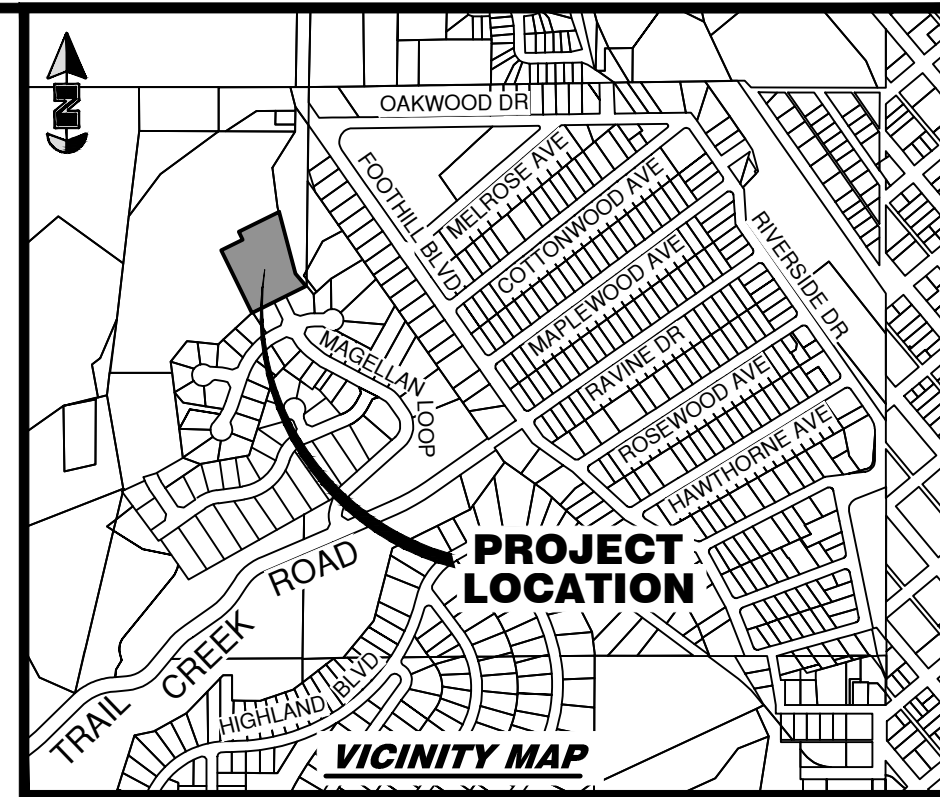


# TRAIL CREEK ESTATES - DIVISION 3

A SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER (SE1/4 OF NE1/4) AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER (NE1/4 OF SE1/4) OF SECTION 28, AND THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW1/4 OF SW1/4) OF SECTION 27, TOWNSHIP 6 SOUTH, RANGE 34 EAST, BOISE MERIDIAN, BANNOCK COUNTY, IDAHO

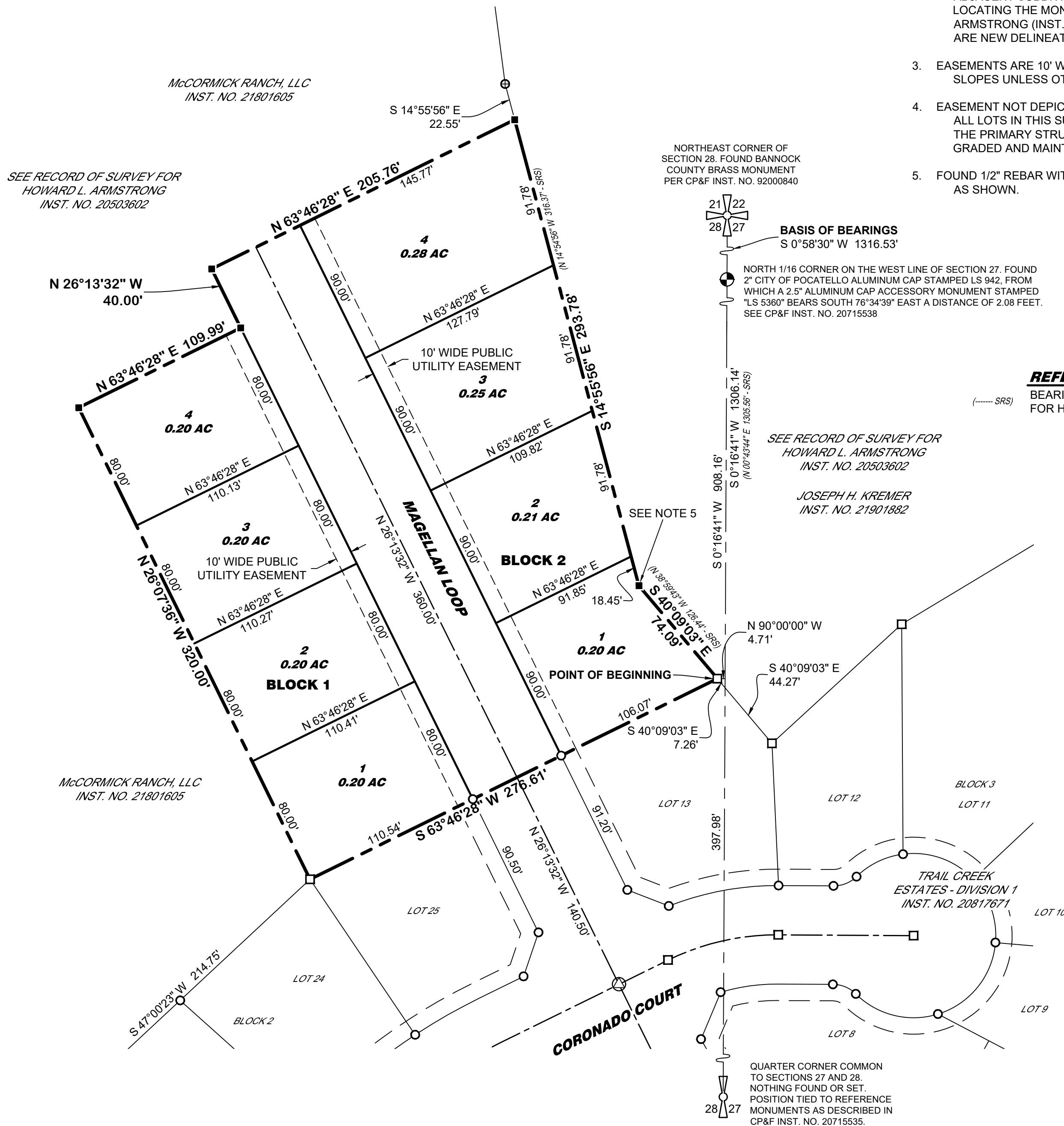
## SURVEYOR'S NARRATIVE

1. THE PURPOSE OF THIS SURVEY IS TO CREATE NEW LOTS FOR RESIDENTIAL DEVELOPMENT.
2. THE SOUTHEASTERLY BOUNDARY LINE HAS BEEN DETERMINED TO FOLLOW ALONG THE ADJACENT SUBDIVISION. THE EASTERLY BOUNDARY LINE HAS BEEN DETERMINED BY LOCATING THE MONUMENTS SET PER RECORD OF SURVEY FOR HOWARD L. ARMSTRONG (INST. NO. 20503602). THE NORTHERLY AND WESTERLY BOUNDARY LINES ARE NEW DELINEATIONS.
3. EASEMENTS ARE 10' WIDE AND ARE FOR PUBLIC UTILITIES, DRAINAGE AND ROADWAY SLOPES UNLESS OTHERWISE NOTED.
4. EASEMENT NOT DEPICTED:  
ALL LOTS IN THIS SUBDIVISION ARE SUBJECT TO A DRAINAGE EASEMENT EQUAL TO THE PRIMARY STRUCTURE SETBACK LINE ALONG ALL LOT LINES. LOTS MUST BE GRADED AND MAINTAINED SO AS TO MINIMIZE DRAINAGE TO ADJOINING PROPERTIES.
5. FOUND 1/2" REBAR WITH NO CAP PER RECORD OF SURVEY INST. NO. 20503602. REPLACED AS SHOWN.



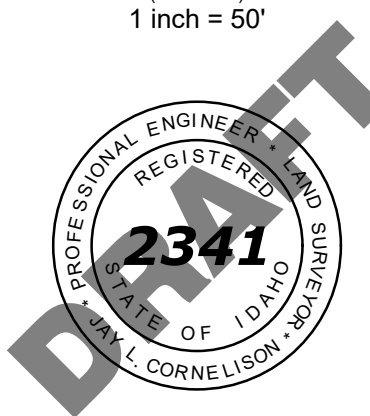
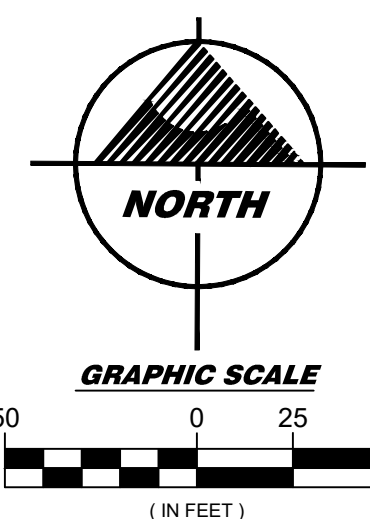
## LEGEND

- SECTION CORNER AS NOTED
  - 1/4 CORNER AS NOTED
  - FOUND 1/16 CORNER AS NOTED
  - FOUND 1/2" REBAR WITH CAP PER RECORD OF SURVEY INST. NO. 20503602
  - FOUND 1/2" REBAR WITH PLASTIC CAP STAMPED "RMES PELS 2341"
  - FOUND 5/8" REBAR WITH 2" ALUMINUM CAP STAMPED "RMES PELS 2341"
  - FOUND 2" ALUMINUM CAP STAMPED "RMES PELS 2341" INSIDE MONUMENT VAULT
  - SET 1/2" BY 24" REBAR WITH PLASTIC CAP STAMPED "RMES PELS 2341" (LOT CORNERS AND AT END OF CURVES)
  - SET 5/8" BY 24" REBAR WITH 2" ALUMINUM CAP STAMPED "RMES PELS 2341"
- 5 / BLOCK 1** SUBDIVISION LOT / BLOCK NUMBER
- LOT 4 BLOCK 6** EXISTING SUBDIVISION LOT / BLOCK NO.
- SUBDIVISION BOUNDARY LINE
  - SUBDIVISION LOT LINE
  - STREET CENTERLINE
  - EXISTING SECTION & STREET CENTERLINE
  - EASEMENT SIDELINE
  - EXISTING EASEMENT SIDELINE



## REFERENCE DOCUMENTS

BEARING AND DISTANCE PER RECORD OF SURVEY FOR HOWARD L. ARMSTRONG (INST. NO. 20503602)



## BASIS OF BEARING

THE EAST LINE OF SECTION 28 BETWEEN THE NORTHEAST CORNER AND THE NORTH 16TH CORNER ON THE EAST LINE OF SECTION 28 PER THE CENTRAL MERIDIAN OF IDAHO STATE PLANE EAST ZONE COORDINATE SYSTEM.

RECORDING INSTRUMENT NUMBER

**TRAIL CREEK ESTATES - DIVISION 3**

A SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER (SE1/4 OF NE1/4) AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER (NE1/4 OF SE1/4) OF SECTION 28, AND THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW1/4 OF SW1/4) OF SECTION 27, TOWNSHIP 6 SOUTH, RANGE 34 EAST, BOISE MERIDIAN, BANNOCK COUNTY, IDAHO

**RMES**  
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www.RMES.biz

REVISIONS	SURVEYED BY: JDK, SRM, PS
1	OFFICE WORK BY: JLC, SOB
2	PROJECT NO: 18022 DATE: NOVEMBER 2019
DRAWING: R:\19\BALL, BRIAN\TRAIL CREEK ESTATES DIV. 3 - 19065\	
SURV\CAD\11-06-19 TRAIL CREEK 3 SUB LAYOUT.DWG	
SCALE: 1 INCH = 50 FEET	SHEET 1 OF 2