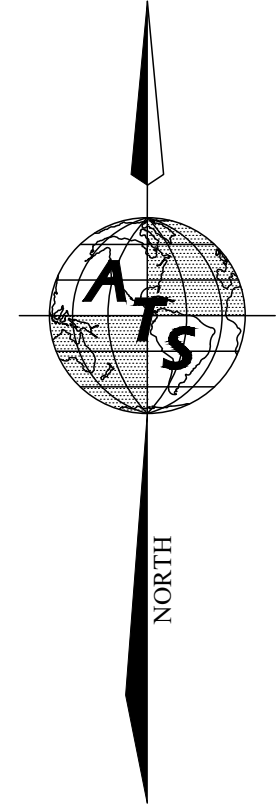
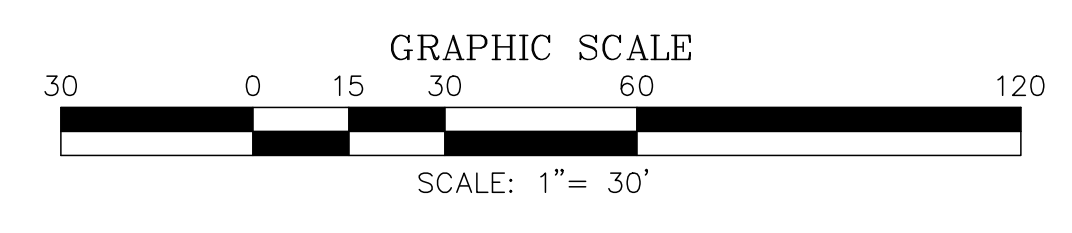
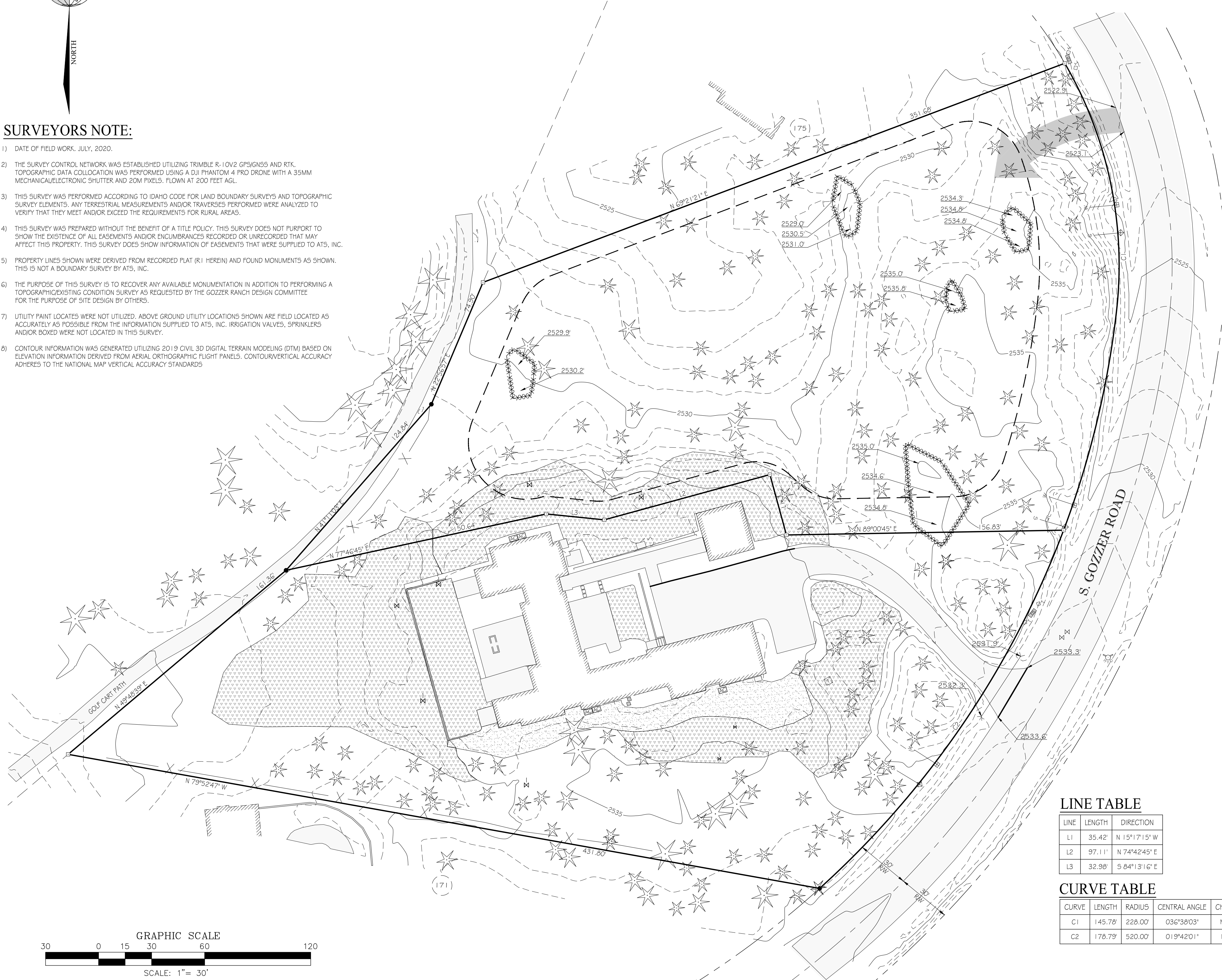


TOPOGRAPHIC MAP
HOMESTEAD AT GOZZER RANCH
 LOT 172, 173 & 174, GOZZER RANCH GOLF & LAKE CLUB III,
 SE 1/4 OF SECTION 5 & NE 1/4 OF SECTION 8,
 TOWNSHIP 49 NORTH, RANGE 3 WEST, B.M.,
 KOOTENAI COUNTY, IDAHO



SURVEYORS NOTE:

- 1) DATE OF FIELD WORK, JULY, 2020.
- 2) THE SURVEY CONTROL NETWORK WAS ESTABLISHED UTILIZING TRIMBLE R-10V2 GPS/INS AND RTK. TOPOGRAPHIC DATA COLLOCATION WAS PERFORMED USING A DJI PHANTOM 4 PRO DRONE WITH A 35MM MECHANICAL/ELECTRONIC SHUTTER AND 20M PIXELS. FLOWN AT 200 FEET AGL.
- 3) THIS SURVEY WAS PERFORMED ACCORDING TO IDAHO CODE FOR LAND BOUNDARY SURVEYS AND TOPOGRAPHIC SURVEY ELEMENTS. ANY TERRESTRIAL MEASUREMENTS AND/OR TRAVERSES PERFORMED WERE ANALYZED TO VERIFY THAT THEY MEET AND/OR EXCEED THE REQUIREMENTS FOR RURAL AREAS.
- 4) THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE POLICY. THIS SURVEY DOES NOT PURPORT TO SHOW THE EXISTENCE OF ALL EASEMENTS AND/OR ENCUMBRANCES RECORDED OR UNRECORDED THAT MAY AFFECT THIS PROPERTY. THIS SURVEY DOES SHOW INFORMATION OF EASEMENTS THAT WERE SUPPLIED TO ATS, INC.
- 5) PROPERTY LINES SHOWN WERE DERIVED FROM RECORDED PLAT (R-1 HEREIN) AND FOUND MONUMENTS AS SHOWN. THIS IS NOT A BOUNDARY SURVEY BY ATS, INC.
- 6) THE PURPOSE OF THIS SURVEY IS TO RECOVER ANY AVAILABLE MONUMENTATION IN ADDITION TO PERFORMING A TOPOGRAPHIC/EXISTING CONDITION SURVEY AS REQUESTED BY THE GOZZER RANCH DESIGN COMMITTEE FOR THE PURPOSE OF SITE DESIGN BY OTHERS.
- 7) UTILITY PAINT LOCATES WERE NOT UTILIZED. ABOVE GROUND UTILITY LOCATIONS SHOWN ARE FIELD LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION SUPPLIED TO ATS, INC. IRRIGATION VALVES, SPRINKLERS AND/OR BOXED WERE NOT LOCATED IN THIS SURVEY.
- 8) CONTOUR INFORMATION WAS GENERATED UTILIZING 2019 CIVIL 3D DIGITAL TERRAIN MODELING (DTM) BASED ON ELEVATION INFORMATION DERIVED FROM AERIAL ORTHOGRAPHIC FLIGHT PANELS. CONTOUR/VERTICAL ACCURACY ADHERES TO THE NATIONAL MAP VERTICAL ACCURACY STANDARDS

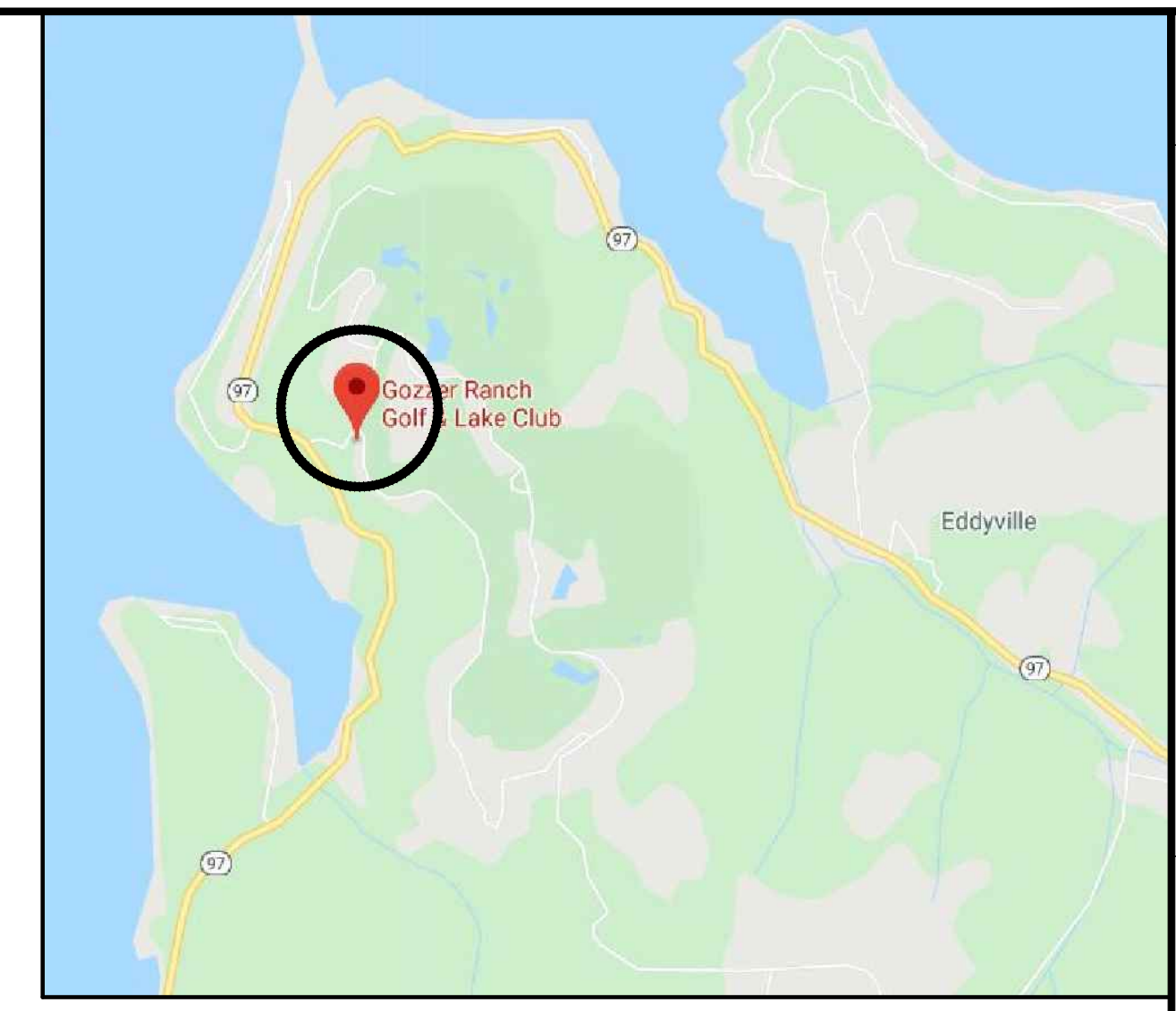


LINE TABLE

LINE	LENGTH	DIRECTION
L1	35.42'	N 15° 17' 15" W
L2	97.11'	N 74° 42' 45" E
L3	32.98'	S 84° 13' 16" E

CURVE TABLE

CURVE	LENGTH	RADIUS	CENTRAL ANGLE	CHORD BEARING	CHORD DIST.
C1	145.78'	228.00'	036° 38' 03"	N 11° 47' 04" W	143.31'
C2	178.79'	520.00'	019° 42' 01"	N 38° 02' 34" E	177.91'



VICINITY MAP
(NO SCALE)

PROJECT BENCH MARK

• TM: EAST EDGE OF PAVEMENT OF OLD BARN ROAD + THE ENTRANCE TO THE HOMESTEAD AT GOZZER PARK.
 ELEVATION = 2558.7'

VERTICAL DATUM

VERTICAL DATUM: NGVD-29 (GOZZER RANCH DATUM)

REFERENCES

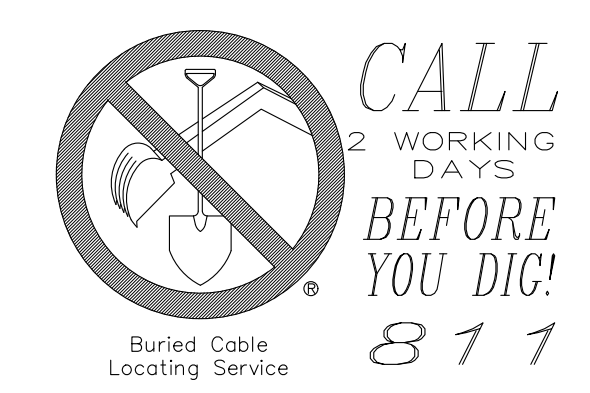
- R1) GOZZER RANCH GOLF AND LAKE CLUB III BY MATTHEW B. MAYBERRY, PLS 8962, RECORDED OCTOBER 20, 2006 IN BOOK "J" OF PLATS AT PAGE 391, KOOTENAI COUNTY RECORDS.
- R2) THE HOMESTEAD AT GOZZER RANCH PROJECT AMENDMENT NO. 3 BY RUSSELL G. HONSAKER, PLS 5289, RECORDED JUNE, 2017 IN BOOK "L" OF PLATS AT PAGE 158, KOOTENAI COUNTY RECORDS.

LEGEND

- BENCHMARK
- FOUND 5/8" IRC, "ATS, PLS 8962"
- COMPUTED POINT
- EXISTING PAVED ROAD/DRIVE
- EXISTING BUILDING
- EXISTING DIRT
- EXISTING LANDSCAPING
- SANITARY SEWER SERVICE
- WATER SERVICE
- EXISTING CONCRETE WALL
- INDEX CONTOUR
- CONTOUR
- PROPERTY LINE
- EXISTING LOT LINES
- EXISTING RW
- R.O.W. CENTER LINE
- EXISTING FENCE
- ROCK OUTCROP
- CONIFEROUS TREE
- TELEPHONE RISER
- HVAC
- ELECTRIC TRANSFORMER
- ELECTRIC BOX
- IRRIGATION VALVE
- WATER METER
- WATER VALVE
- SANITARY SEWER VAULT
- BUILDING ENVELOPE
- SPOT ELEVATION

SURVEYORS CERTIFICATES

I, MATTHEW B. MAYBERRY, P.L.S. #8962, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, DO HEREBY CERTIFY THAT THIS MAP IS AN ACCURATE AND TRUE REPRESENTATION OF THE LAND DESCRIBED ABOVE AND CORRECTLY SHOWS THE INFORMATION REQUIRED BY THE GOZZER RANCH DESIGN AND REVIEW COMMITTEE AS LISTED IN "APPENDIX E" AND SUPPLIED BY THE CLIENT.



NO.	DATE	DESCRIPTION

ADVANCED TECHNOLOGY SURVEYING & ENGINEERING, INC.
 P.O. BOX 3457, HAYDEN, IDAHO, 83835
 • PH: (208) 772-2745 • FAX: (208) 762-7731 •

TOPOGRAPHIC MAP OF
 HOMESTEAD AT GOZZER RANCH
 LOT 172, 173 & 174, GOZZER RANCH II,
 KOOTENAI COUNTY, IDAHO
 AUGUST 2020

DRWN. BY: EFB	DATE: 08/12/2020
PATH: ZHPROJ	DWG: TOPD
PROJ: 20-116	SCALE: 1"=30'
HORIZ: N/A	VERT: N/A