

THE BLUFFS SUBDIVISION

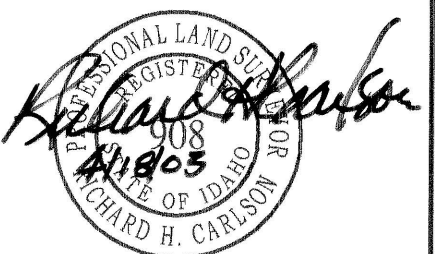
Twin Falls County, Idaho
Recorded for:
RIEDEL & ASSOC.
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KIRSTINA GLASCOCK
County Clerk
Deputy: CD

AT KANAKA RAPIDS
A PORTION OF SECTION 10,
T. 9 S., R. 14 E., B.M.
TWIN FALLS COUNTY, IDAHO
2003
114.64 ACRES

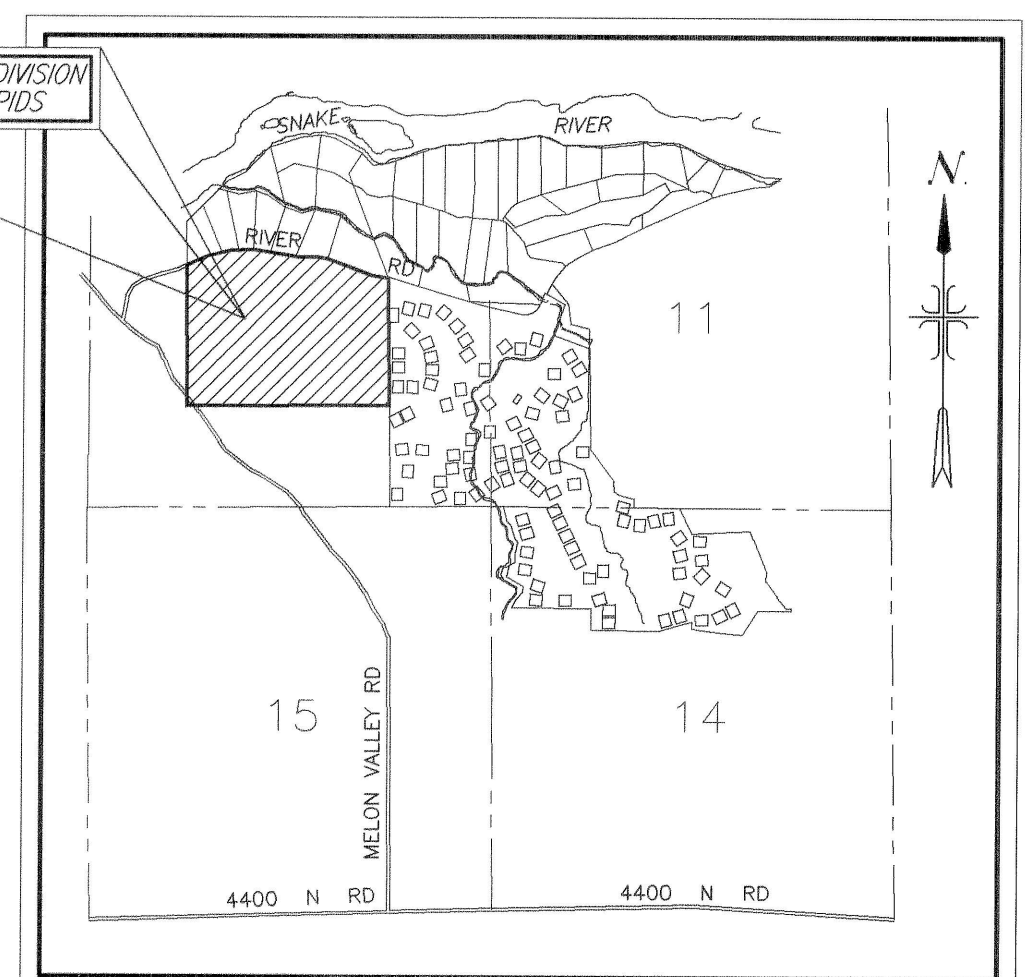


LEGEND

- BOUNDARY LINE
- LOT BOUNDARY
- PRIVATE UTILITY & LANDSCAPE EASEMENT
- 35' PRIVATE ROAD EASEMENT
- APPROXIMATE POWER LINE
- BRASS CAP
- FOUND 1/2"x 30" IRON PIN W/CAP
SET 5/8"x 30" REBAR & CAP
- SET 5/8"x 30" REBAR & CAP
- SET 1/2"x 24" REBAR & CAP
- SET 3/4"x 30" REBAR & CAP
- SET WITNESS CORNER 1/2"x 24"



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@ KANAKA RAPIDS



VICINITY MAP

NOT TO SCALE

HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE TITLE 50, CHAPTER 13, HAVE BEEN SATISFIED. SANITARY RESTRICTIONS MAY BE REIMPOSED, IN ACCORDANCE WITH THE IDAHO CODE TITLE 50, CHAPTER 13, SECTION 50-1326, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

Aug 18, 2003
DATE
#219
DEPARTMENT OF ENVIRONMENTAL QUALITY, EHS

NOTE:

THE LOTS ON THIS PLAT ARE SUBJECT TO RESTRICTIONS CONCERNING THE LOCATION OF WELLS AND SEPTIC SYSTEMS. THE RESTRICTIONS ARE ON FILE AT THE SOUTH CENTRAL DISTRICT HEALTH DEPARTMENT.
CONSENT OF THE HEALTH DEPARTMENT IS REQUIRED FOR WELL AND SEPTIC SYSTEM LOCATIONS AND NO SEPTIC PERMIT WILL BE ISSUED WITHOUT THE HEALTH DEPARTMENT'S APPROVAL OF THE WELL AND SEPTIC LOCATION AND CONFORMANCE WITH THEIR RESTRICTIONS.
LOTS 1-19, BLOCK 1 ARE SUBJECT TO SPECIAL DESIGN PROVISIONS FOR SUB-SURFACE WASTE DISPOSAL SYSTEMS. STORM WATER WILL BE RETAINED ON SITE FOR EACH LOT. ALL WITNESS CORNERS ARE SET ALONG LOT LINES AT 50.00 FEET FROM LOT CORNERS, UNLESS OTHERWISE NOTED.
THIS SUBDIVISION IS SUBJECT TO AN UNRECORDED EASEMENT FOR AN EXISTING POWER LINE THAT CROSSES THE NORTHERLY PART OF SAID SUBDIVISION. THE PURPOSE OF THE EASEMENT WOULD BE FOR CONSTRUCTION AND MAINTENANCE OF SAID EXISTING POWER LINE.
THIS SUBDIVISION IS A RE-SUBDIVISION OF A PORTION OF MELON VALLEY RANCHES, UNITS "MA" AND "K" RECORDED ON PAGE 294 OF, BOOK 1.
THIS PLAT IS SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS AS SHOWN IN INSTRUMENT #S 810124, 1994-011807, 843206, 1999-005210, RECORDS OF TWIN FALLS COUNTY, IDAHO.

CURVE DATA

CURVE	DELTA	RADIUS	TANGENT	ARC	CHORD	CH. BEARING
C1	65°59'54"	100.00'	64.94'	115.19'	108.93'	N23°37'25"W
C2	26°25'52"	100.00'	23.48'	46.13'	45.72'	S43°24'26"E
C3	25°39'14"	100.00'	22.77'	44.77'	44.40'	N17°21'53"W
C4	77°16'09"	100.00'	79.93'	134.86'	124.87'	N34°05'49"E
C5	50°42'08"	100.00'	47.38'	88.49'	85.63'	S81°55'03"E
C6	23°34'59"	100.00'	20.88'	41.16'	40.87'	S44°46'29"E
C7	11°47'29"	100.00'	10.33'	20.58'	20.54'	S38°52'44"E
C8	11°47'30"	100.00'	10.33'	20.58'	20.54'	S50°40'14"E
C9	25°21'04"	100.00'	22.49'	44.25'	43.89'	N69°14'31"W
C10	25°21'04"	100.00'	22.49'	44.25'	43.89'	S85°24'25"W
C11	12°49'37"	100.00'	11.24'	22.39'	22.34'	N10°57'04"W
C12	12°49'37"	100.00'	11.24'	22.39'	22.34'	N23°46'41"W
C13	11°36'28"	100.00'	10.16'	20.26'	20.22'	S35°59'44"E
C14	14°49'24"	100.00'	13.01'	25.87'	25.80'	N49°12'40"W

