











PARK VIEW ESTATES SUBDIVISION P.U.D., PHASE 1

A PORTION
OF THE S1/2. SECTION 21,
T. 10 S., R. 17 E., B.M.
TWIN FALLS COUNTY, IDAHO
2001
12.73 ACRES

Twin Falls County, Idaho
Recorded for:
RIEDEL ENGINEERING LLC
09:15am Dec. 05, 2001
2001-022278
No. of Pages: 2 Fee: \$22.00
ROBERT S. FORT
Ex-Officio Recorder
Deputy: CD

80 40 0 80 160
SCALE IN FEET

LEGEND

-  BOUNDARY LINE
-  SUBDIVISION LOT BOUNDARY
-  SECTION LINE
-  CENTERLINE
-  UTILITY/DRAINAGE EASEMENT
-  FOUND ALUMINUM CAP
-  FOUND 1/2"x 24" REBAR & CAP
-  SET 1/2"x 24" REBAR & CAP
-  SET 5/8"x 30" REBAR & CAP
-  LOT NUMBER

CURVE DATA

CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BEARING
C-1	86°37'01"	20.00'	30.24'	27.44'	18.85'	N 44°40'25" W
C-2	93°22'02"	20.00'	32.59'	29.10'	21.21'	N 45°19'06" E
C-3	86°37'28"	20.00'	30.24'	27.44'	18.86'	N 44°40'39" W
C-4	93°22'32"	20.00'	32.59'	29.11'	21.21'	S 45°19'21" W
C-5	86°37'28"	20.00'	30.24'	27.44'	18.86'	S 44°40'39" E
C-6	93°22'32"	20.00'	32.59'	29.11'	21.21'	S 45°19'21" W
C-7	86°37'28"	20.00'	30.24'	27.44'	18.86'	S 44°40'39" E
C-8	93°22'32"	20.00'	32.59'	29.11'	21.21'	S 45°19'21" W
C-9	93°23'17"	80.00'	130.39'	116.43'	84.88'	N 45°18'58" E
C-10	93°23'17"	100.00'	162.99'	145.54'	106.10'	S 45°18'58" W
C-11	148°40'28"	50.00'	129.74'	96.29'	178.33'	S 44°53'13" W
C-12	27°12'50"	35.00'	16.62'	16.47'	8.47'	N 74°22'58" W
C-13	04°57'33"	50.00'	4.33'	4.33'	2.17'	S 63°15'19" E
C-14	54°27'14"	50.00'	47.52'	45.75'	25.73'	N 87°02'17" E
C-15	57°00'55"	50.00'	49.76'	47.73'	27.16'	N 31°18'12" E
C-16	32°14'46"	50.00'	28.14'	27.77'	14.45'	N 13°19'38" W
C-17	28°04'21"	35.00'	17.15'	16.98'	8.75'	S 15°24'50" E
C-18	86°36'43"	25.00'	37.79'	34.29'	23.56'	N 44°41'02" W
C-19	93°23'17"	25.00'	40.75'	36.39'	26.52'	N 45°18'58" E
C-20	86°36'43"	80.00'	120.93'	109.74'	75.40'	N 44°41'02" W
C-21	86°36'43"	100.00'	151.17'	137.18'	94.25'	S 44°41'02" E
C-22	143°35'31"	50.00'	125.31'	95.00'	152.04'	S 45°06'05" E
C-23	28°04'21"	35.00'	17.15'	16.98'	8.75'	S 12°39'30" W
C-24	38°28'56"	50.00'	33.58'	32.95'	17.45'	N 07°27'13" E
C-25	56°35'24"	50.00'	49.38'	47.40'	26.92'	N 40°04'57" W
C-26	48°31'11"	50.00'	42.34'	41.09'	22.53'	S 87°21'45" W
C-27	15°47'28"	35.00'	9.65'	9.62'	4.85'	S 70°59'54" W
C-28	13°06'59"	35.00'	8.01'	7.99'	4.02'	S 85°27'08" W
C-29	28°54'27"	35.00'	17.66'	17.47'	9.02'	N 77°33'23" E

NOTE:

LOT A AND B ARE COMMON AREA.
LOT A COMMON AREA IS SUBJECT TO A BLANKET EASEMENT FOR THE PURPOSE OF PUBLIC UTILITY LOCATION, CONSTRUCTION AND MAINTENANCE.
LOT B COMMON AREA IS SUBJECT TO A BLANKET EASEMENT FOR THE PURPOSE OF ACCESS OF PUBLIC SERVICE VEHICLES AND FOR PUBLIC UTILITY LOCATION, CONSTRUCTION AND MAINTENANCE.
AN IRRIGATION SYSTEM COMMON TO ALL LOTS WILL NOT BE PROVIDED.

REF:

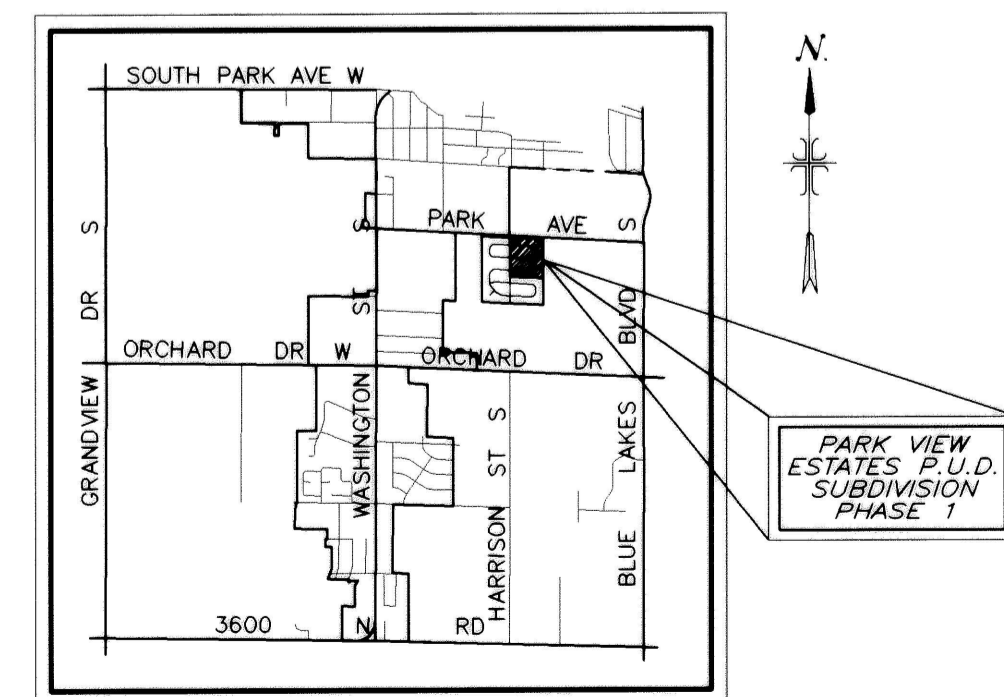
RECORD OF SURVEY FOR JENNY STEWART BY ROOT LAND SURVEYING, JAN. 12, 1994, REC. #1997-014275.

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.

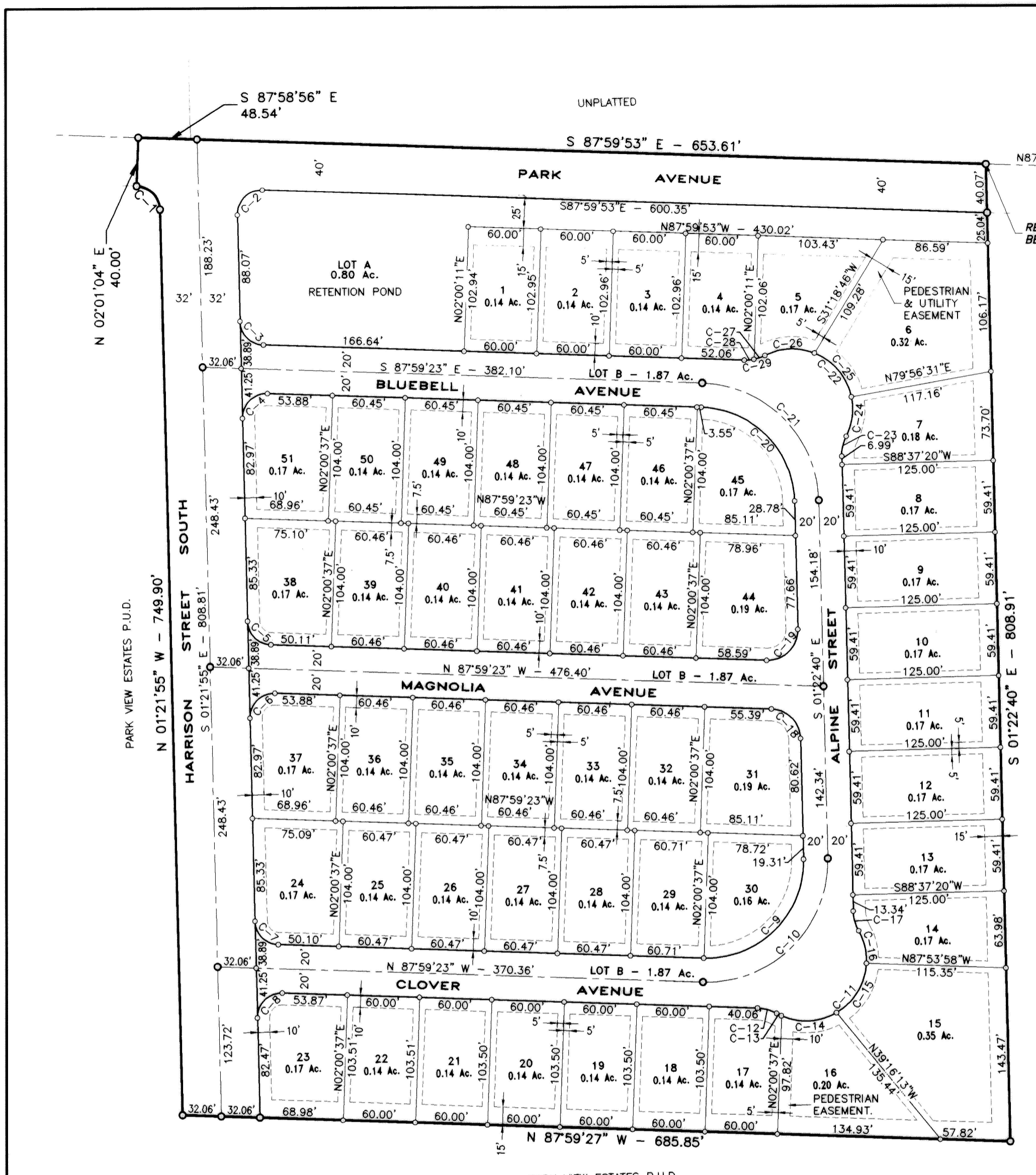
NOV. 16, 2001
DATE

 #219
SOUTH CENTRAL DISTRICT HEALTH DEPT., EHS



VICINITY MAP
NOT TO SCALE

Park View Estates Subd. P.U.D.
PHASE 1
BK 17 Pg. 47
T 10S. R 17E SEC 21
2001-022278



UNPLATTED
TWIN FALLS SCHOOL DISTRICT #411

ALUMINUM CAP
CPF FILED.

REAL POINT OF
BEGINNING

CPF FILED.

ORCHARD DR. 21 22 28 27

