

S-BUILT SURVEY

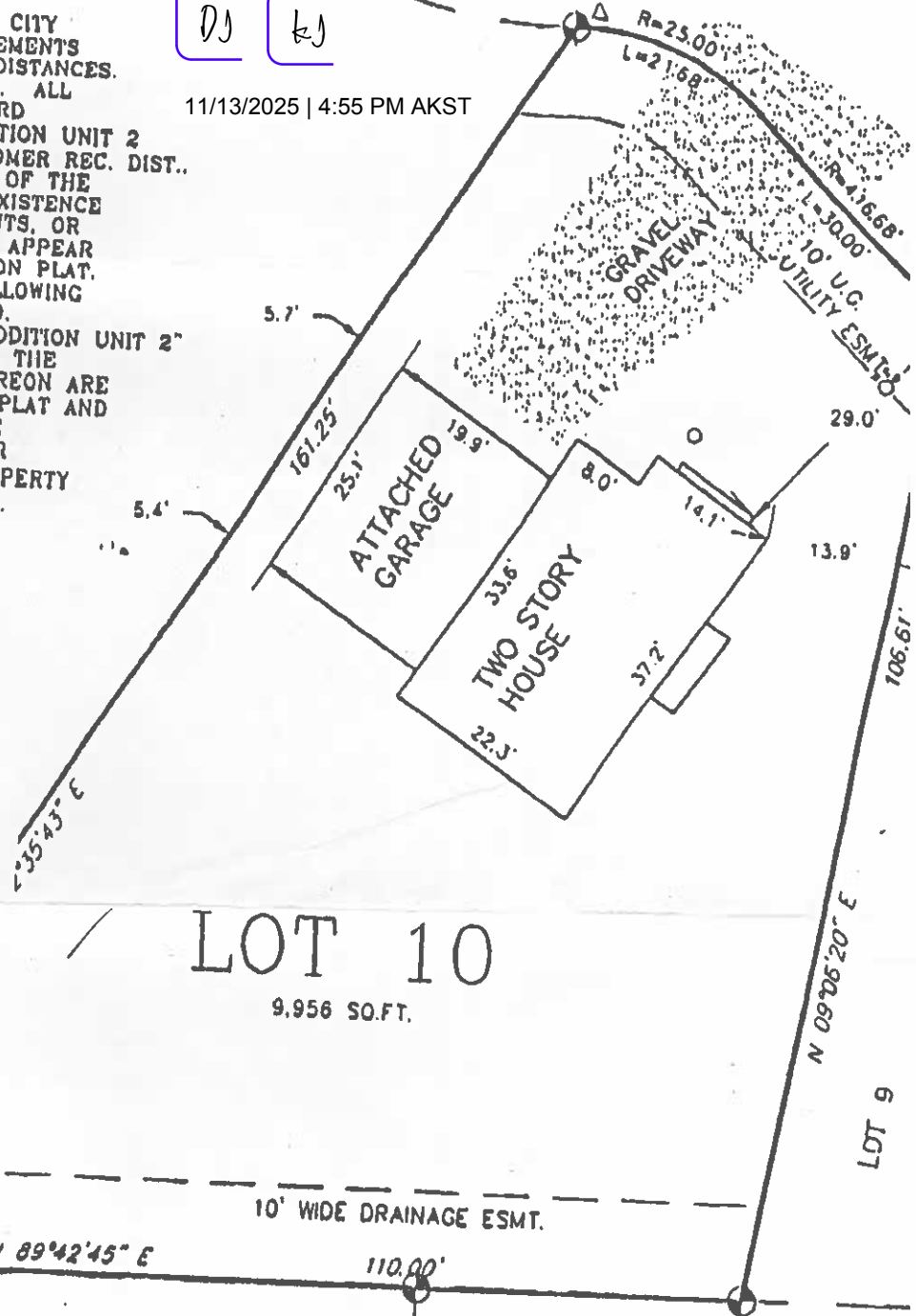
NOTES

1. THIS PLAT SHALL NOT BE USED FOR ANY PURPOSE OTHER THAN FINANCING REQUIREMENTS.
2. ALL BUILDING DIMENSIONS AND DISTANCES ARE TO THE EXTERIOR FACE OF FINISHED STRUCTURE UNLESS OTHERWISE SHOWN.
3. OWNER SHOULD REFER TO CITY OF HOMER BUILDING REQUIREMENTS FOR APPROPRIATE SETBACK DISTANCES.
4. NO MONUMENTS WERE SET. ALL BOUNDARY DATA IS OF RECORD PER "A.A. MATTOX 1958 ADDITION UNIT 2 (AMENDED)" FILED IN THE HOMER REC. DIST..
5. IT IS THE RESPONSIBILITY OF THE OWNER TO DETERMINE THE EXISTENCE OF ANY EASEMENTS, COVENANTS, OR RESTRICTIONS WHICH DO NOT APPEAR ON THE RECORDED SUBDIVISION PLAT.
6. I HAVE SURVEYED THE FOLLOWING DESCRIBED PROPERTY: LOT 10, OF THE "A.A. MATTOX 1958 ADDITION UNIT 2" AMENDED PLAT #84-8, H.R.D., THE IMPROVEMENTS SITUATED THEREON ARE LOCATED AS SHOWN ON THIS PLAT AND THERE ARE NO OTHER VISIBLE ABOVE GROUND EASEMENTS OR ENCROACHMENTS ON SAID PROPERTY EXCEPT AS INDICATED HEREON.

Initial
DJ Initial
KJ

11/13/2025 | 4:55 PM AKST

SHIRLEY COURT
R=60'



LOT 10

9,956 SQ.FT.

10' WIDE DRAINAGE ESMT.

N 89°42'45" E

110.00'

LOT 6

LOT 7

END

RIVER MONUMENT OF RECORD

TELEPHONE PEDESTAL

WATER SHUT OFF VALVE

4" ABS PIPE

GRAVEL DRIVEWAY



JOB No.	2909
DATE	5/19/97
SCALE	1" = 20'
BASE MAP	N-47
FIELD BOOK	2909.RWS
TAX PARCEL	177-051-37
PLAT No.	84-8
SECTION	SE-1/4, 17
TOWNSHIP	6S
RANGE	13W (SM)

LOT 10
A.A. MATTOX 1958 ADDITIO.
UNIT 2, (AMENDED)
WITHIN THE CITY OF HOMER
HOMER RECORDING DISTRICT
KENAI PENINSULA BOROUGH, ALASKA
ABILITY SURVEYS
REGISTERED LAND SURVEYORS
RESIDENTIAL PLANNERS
GARY D. NELSON, PLS
(907) 235-8440
184 CITYVIEW HOMER