

CENTERLINE CURVE DATA

NO.	DELTA	RADIUS	ARC	TAN.	CHORD BRC.	CHORD
C1a	09°17'03"	200.00'	32.41'	16.24'	S 33°43'13" W	32.37'
C1b	59°14'07"	200.00'	206.77'	113.70'	S 00°32'22" W	197.68'
C2	34°13'26"	450.00'	268.79'	138.54'	S 13°02'42" E	264.82'
C3	19°29'54"	450.00'	153.14'	77.32'	S 13°48'58" W	152.40'
C4	09°14'20"	1000.00'	161.25'	80.80'	S 18°56'45" W	161.07'
C5	07°15'10"	1000.00'	126.58'	63.38'	S 10°42'00" W	126.50'
C6	39°34'50"	350.00'	241.78'	125.94'	S 26°51'50" W	237.00'
C7	12°29'20"	1200.00'	261.57'	131.30'	S 40°24'35" W	261.05'
C8	26°53'40"	400.00'	187.76'	95.64'	S 20°43'05" W	186.04'
C9	36°55'00"	200.00'	128.86'	66.76'	S 25°43'45" W	126.65'
C10	52°37'30"	250.00'	229.62'	123.63'	S 17°52'30" W	221.63'
C11	18°19'00"	500.00'	159.84'	80.61'	S 00°43'15" W	159.16'
C12a	3°29'38"	700.00'	42.69'	21.35'	S 08°07'56" W	42.68'
C12b	15°53'28"	700.00'	194.15'	97.70'	S 01°33'37" E	193.52'
C13	15°10'24"	700.00'	185.38'	93.23'	S 17°05'33" E	184.84'
C14	57°53'30"	300.00'	303.12'	165.92'	S 53°37'30" E	290.39'
C15	45°52'30"	250.00'	200.17'	105.80'	S 59°38'00" E	194.86'
C16	18°57'15"	950.00'	314.27'	158.58'	N 09°36'45" E	312.84'
C17	03°45'32"	950.00'	62.33'	31.17'	N 20°58'08" E	62.32'
C18	12°35'57"	1000.00'	219.90'	110.39'	N 29°08'53" E	219.46'
C19	74°33'54"	800.00'	1041.12'	609.05'	N 01°50'05" W	969.19'
C20	36°29'20"	750.00'	477.64'	247.23'	S 69°07'38" W	469.61'
C21	39°16'54"	750.00'	514.20'	267.67'	S 70°31'25" W	504.18'

TYPICAL PRIMARY MONUMENT

PRIMARY MONUMENTS SET THIS SURVEY ARE (EXCEPT AS NOTED) MAGNETIZED ALUMINUM POST MONUMENTS HAVING A 30" x 2-1/2" O.D. SHAFT, 3-1/4" DIAMETER CAP, AND A FLANGED BASE. A 2" x 4" x 6" WHITE WITNESS POST WITH ORANGE TOP AND THE WORDS "WITNESS POST/DO NOT DISTURB" WAS SET WITHIN TWO FEET OF EACH MONUMENT, GENERALLY TO THE NORTH.

TYPICAL SECONDARY MONUMENT

SECONDARY MONUMENTS SET THIS SURVEY ARE 5/8" x 30" REBAR WITH 2" DIAM. ALUM. CAPS. SECONDARY MONUMENTS ARE SET AT ALL P.C.'S, P.T.'S, LOT OR TRACT INTERSECTIONS, AND ANGLE POINTS, WITH THE EXCEPTION OF PRIMARY MONUMENT LOCATIONS.

TYPICAL CAP MARKINGS

3943S
ROW
L2 L3
B9
1996

RIGHT-OF-WAY CURVE DATA

LOC.	NO.	DELTA	RADIUS	ARC	TAN.	CHORD BRC.	CHORD
ROW	C22	21°44'04"	250.00'	94.83'	47.99'	S 19°45'11" W	94.27'
ROW	C23	08°10'46"	750.00'	107.07'	53.63'	S 05°47'22" W	106.98'
L1 B9	C24	90°02'06"	25.00'	39.29'	25.02'	N 44°52'55" W	35.37'
L2 B9	C25	16°27'36"	920.00'	264.30'	133.07'	N 08°21'56" E	263.39'
L2 B9	C26	73°30'18"	25.00'	32.07'	18.67'	N 53°20'52" E	29.92'
L3 B9	C27	91°35'57"	25.00'	39.97'	25.71'	S 44°06'00" W	35.85'
L3 B9	C28	26°22'44"	750.00'	345.30'	175.76'	S 11°29'23" E	342.26'
L5 B9	C29	18°19'45"	350.00'	111.97'	56.47'	S 33°50'38" E	111.49'
L5 B9	C30	133°06'32"	70.00'	162.62'	161.41'	S 23°32'46" W	128.44'
L1 B10	C31	80°13'16"	25.00'	35.00'	21.06'	S 49°59'25" W	32.21'
L2 B10	C32	12°44'53"	25.00'	49.20'	37.59'	N 33°31'32" W	41.63'
L3 B10	C33	12°35'57"	970.00'	213.30'	107.08'	N 29°08'53" E	212.87'
L6 B10	C34	40°21'41"	830.00'	584.68'	305.06'	N 15°16'01" E	572.67'
L7 B10	C35	34°12'13"	830.00'	495.48'	255.37'	N 22°00'56" W	488.16'
Tr. A-3	C36	90°00'00"	25.00'	39.27'	25.00'	N 05°52'58" E	35.36'
Tr. A-3	C37	39°16'54"	720.00'	493.63'	256.96'	N 70°31'25" E	484.02'
Tr. A-3	C38	98°43'17"	25.00'	43.08'	29.13'	S 40°28'30" E	37.94'
Tr. A-3	C39a	5°27'10"	250.00'	23.79'	11.91'	S 6°09'34" W	23.78'
L8 B10	C39b	33°35'24"	250.00'	146.56'	75.46'	S 13°21'43" E	144.47'
L9 B10	C40	53°43'20"	400.00'	375.05'	202.59'	S 03°17'45" E	361.46'
L9 B10	C41	09°14'20"	1050.00'	169.31'	84.84'	S 18°56'45" W	169.13'
L9 B10	C42	07°15'10"	1050.00'	132.91'	66.55'	S 10°42'00" W	132.83'
L9 B10	C43	39°34'50"	300.00'	207.24'	107.95'	S 26°51'50" W	203.15'
L10 B10	C44	12°29'20"	1250.00'	272.47'	136.77'	S 40°24'35" W	271.93'
L5 B10	C45	26°53'40"	450.00'	211.23'	107.60'	S 20°43'05" W	209.29'
L4 B10	C46	36°55'00"	150.00'	96.65'	50.07'	S 25°43'45" W	94.98'
L4 B10	C47	24°04'55"	300.00'	126.09'	63.99'	S 32°08'48" W	125.17'
L1 B10	C48	28°32'35"	300.00'	149.45'	76.31'	S 05°50'03" W	147.91'
L1 B10	C49	18°19'00"	450.00'	143.86'	72.55'	S 00°43'15" W	143.25'
Tr. A-1	C50	39°16'54"	780.00'	534.76'	278.37'	S 70°31'25" W	524.35'
Tr. A-1	C51	36°29'20"	720.00'	458.53'	237.34'	N 69°07'38" E	450.82'
Tr. A-4	C52	36°29'20"	780.00'	496.74'	257.12'	N 69°07'38" E	488.39'
Tr. A-4	C53	90°00'00"	25.00'	39.27'	25.00'	S 84°07'02" E	35.36'
L1 B11	C54	34°12'13"	770.00'	459.66'	236.91'	S 22°00'56" E	452.87'
L2 B11	C55	40°21'41"	770.00'	542.42'	283.01'	S 15°16'01" W	531.27'
Tr. A-2	C56	12°35'57"	1030.00'	226.49'	113.71'	S 29°08'53" W	226.04'
Tr. A-2	C57	22°42'47"	980.00'	388.49'	196.83'	S 11°29'31" W	385.95'
ROW	C58	39°33'45"	350.00'	241.67'	125.88'	S 62°47'23" E	236.90'
ROW	C59	36°17'41"	200.00'	126.69'	65.55'	S 64°25'25" E	124.58'

LEGEND

- BLM Monument Recovered
- Primary Monument Set Phase I
- Primary Mon. Set This Survey
- C16 Curve No. (See Curve Data Table)
- L21 Line No. (See Line Data Table)
- SI Street Intersection
- Edge of Lake

LINE DATA

NO.	BEARING	DISTANCE
L1	N 61°13'24" E	68.70'
L2	S 14°06'54" E	140.22'
L3	N 77°35'56" E	225.47'
L4	N 55°40'28" E	134.65'
L5	N 87°19'59" E	152.38'
L6	S 22°37'33" W	291.71'
L7	S 05°47'07" E	117.69'
L8	S 45°49'51" E	96.34'
L9	S 24°41'51" E	184.09'
L10	S 21°49'14" W	59.83'
L11	S 61°27'18" W	171.54'
L12	S 20°51'10" W	92.00'
L13	S 36°42'27" W	142.62'
L14	S 20°24'05" W	139.93'
L15	S 73°27'50" W	219.41'
L16	S 51°27'21" W	97.74'

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE DIRECTOR OF THE STATEWIDE OFFICE OF LAND MANAGEMENT, UNIVERSITY OF ALASKA, AND THAT THE UNIVERSITY OF ALASKA IS THE OWNER OF THE PROPERTY SHOWN HEREON, AND THAT I HEREBY APPROVE THIS SURVEY AND PLAT AND DEDICATE FOR PUBLIC OR PRIVATE USE AS NOTED ALL EASEMENTS, PUBLIC UTILITY AND GREENBELT AREAS, AND RIGHTS-OF-WAY AS SHOWN AND DESCRIBED HEREON.

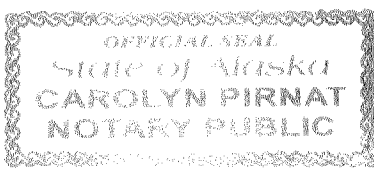
MARTIN EPSTEIN, DIRECTOR
STATEWIDE OFFICE OF LAND MANAGEMENT
UNIVERSITY OF ALASKA

NOTARY ACKNOWLEDGEMENT FOR MARTIN EPSTEIN

THIS IS TO CERTIFY THAT ON THIS 14th DAY OF April, 1997, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE STATE OF ALASKA, DULY COMMISSIONED AND SWORN AS SUCH, PERSONALLY APPEARED TO ME, MARTIN EPSTEIN, THE DIRECTOR OF THE STATEWIDE OFFICE OF LAND MANAGEMENT, UNIVERSITY OF ALASKA, A CORPORATION CREATED UNDER THE CONSTITUTION AND LAWS OF THE STATE OF ALASKA, AND WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE WITHIN AND FOREGOING DOCUMENT ON BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BOARD OF REGENTS, AS THE VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES STATED THEREIN.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR HEREIN AND ABOVE WRITTEN.

Carolyn Linat
NOTARY FOR ALASKA
October 11, 2000
MY COMMISSION EXPIRES



CERTIFICATE OF THE STATE OF ALASKA

THE STATE OF ALASKA HEREBY CERTIFIES THAT THIS SUBDIVISION PLAT MEETS ALL THE REQUIREMENTS AND FULFILLS ALL THE OBLIGATIONS TO PROVIDE REASONABLE ACCESS TO THE PUBLIC TO ALL NAVIGABLE AND PUBLIC WATER ON OR ADJACENT TO THE LAND CONTAINED WITHIN THIS SUBDIVISION PURSUANT TO THAT CERTAIN QUITCLAIM DEED RECORDED IN THE CHITINA RECORDING DISTRICT, 3RD JUDICIAL DISTRICT, STATE OF ALASKA, QUITCLAIM DEED #677, DATED APRIL 9, 1984, AND RECORDED MAY 29, 1984 IN BOOK 19, PAGES 401-402. QUIT CLAIM DEED NO. 255, DATED 8-15-84, RECORDED 5-13-85 IN BOOK 21, PAGES 658 & 659.

JOHN SHIVELY, COMMISSIONER
DEPT. OF NATURAL RESOURCES

NOTARY ACKNOWLEDGEMENT FOR JOHN SHIVELY

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 9 DAY OF April, 1997

Maureen V. Jeffery
NOTARY FOR ALASKA
June 22, 1999
MY COMMISSION EXPIRES

STATEMENT OF TAX EXEMPTION

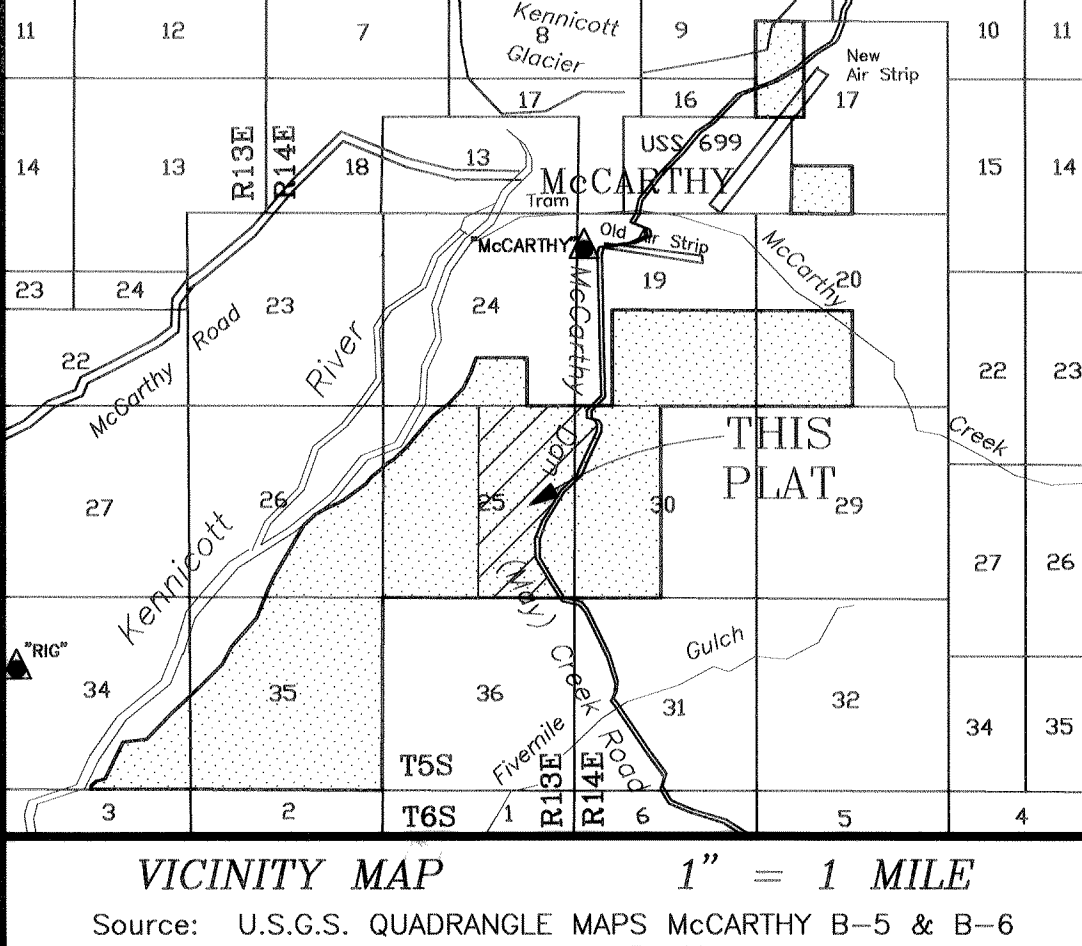
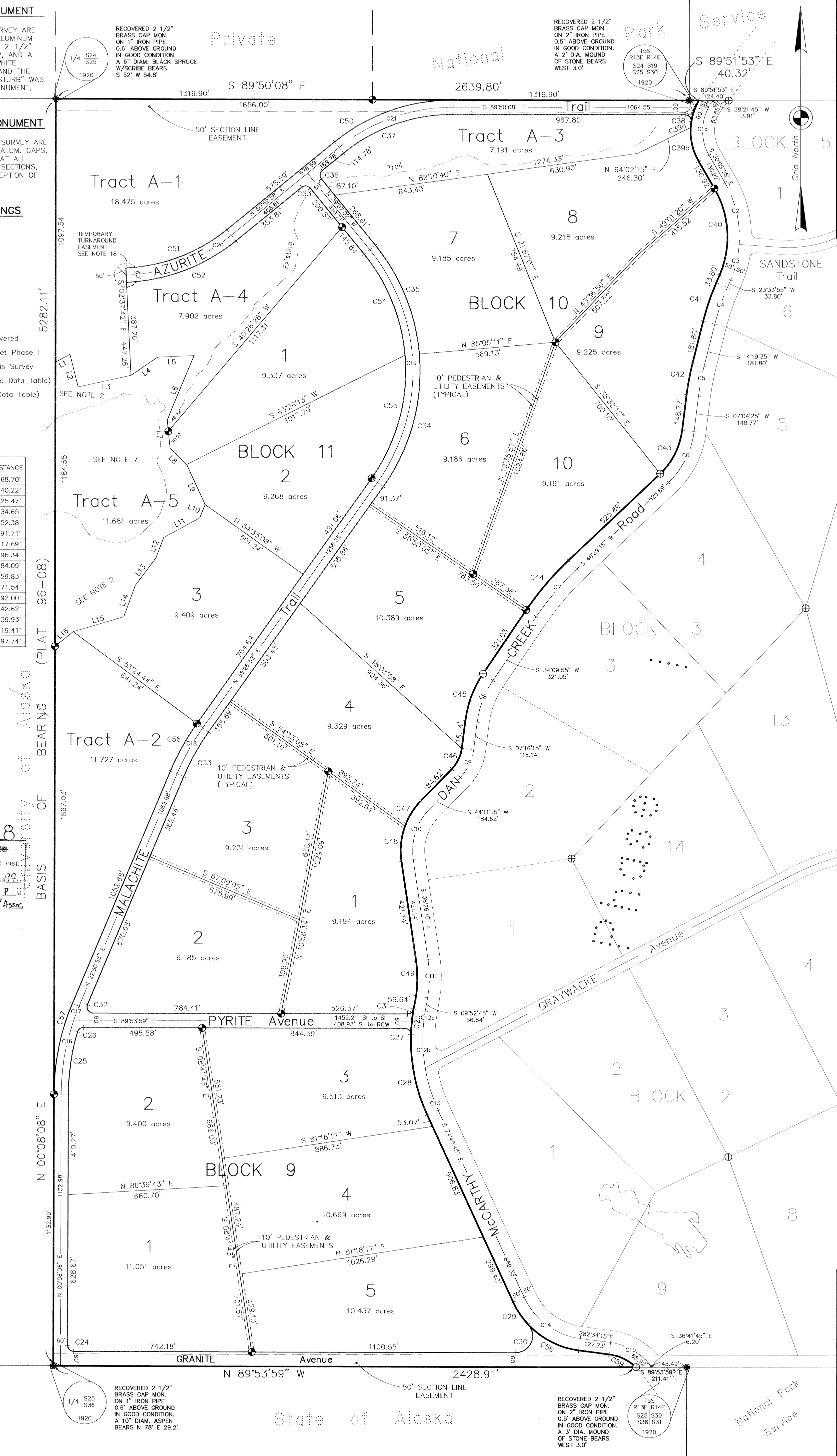
PROPERTY SHOWN HEREON IS NOT WITHIN AN ORGANIZED BOROUGH OR CITY AND IS NOT SUBJECT TO TAXATION AT THE TIME OF FILING.

SURVEYOR'S CERTIFICATE

I, ROBERT T. KEAN, CERTIFY THAT I AM PROPERLY REGISTERED AND LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF ALASKA; THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION OF LANDS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION; THAT THE MONUMENTS SHOWN HEREON ACTUALLY EXIST AS DESCRIBED; AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE CORRECT.

Robert T. Kean
ROBERT T. KEAN, RLS NO. 3943-S

3-28-97
DATE

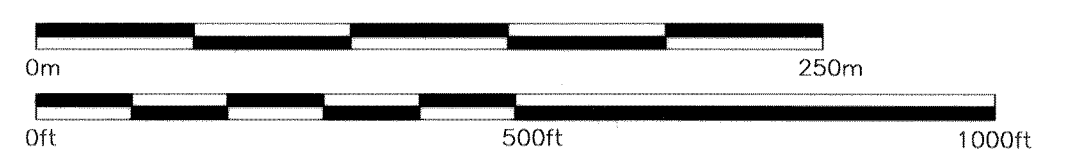


NOTES

- SUBDIVISION BOUNDARY BEARINGS AND DISTANCES ARE FROM THE PLAT OF MCCARTHY CREEK SUBDIVISION, PHASE I, PLAT NO. 96-08. THE BEARINGS ARE BASED ON A LOCAL (GRID) PLANE WHICH IS ORIENTED TO THE TRUE MERIDIAN AS DEFINED BY THE TRUE FORWARD BEARING FROM USCGS TRIANGULATION STATION "MCCARTHY 1953" TO USCGS STATION "RIG 1953" (JULY, 1986 ADJUSTMENT, NAD27).
- THE BASIS OF COORDINATES FOR THIS LOCAL PLANE (A TRANSVERSE MERCATOR PROJECTION) IS AT "MCCARTHY". THE SCALE FACTOR ALONG THE CENTRAL MERIDIAN, THROUGH "MCCARTHY", IS 1.000085988417. SEE PLAT 96-08 FOR DETAILS.
- DISTANCES SHOWN HEREON ARE U.S. SURVEY FEET REDUCED TO HORIZONTAL ON THE LOCAL PLANE.
- TRACT A-5 BOUNDARY ANGLE POINTS ARE MONUMENTED. THE BOUNDARIES ARE NOT RIPARIAN.
- THE ACCURACY OF THIS SURVEY IS GREATER THAN 1:5000.
- THE EXISTING RIGHT-OF-WAY EASEMENT FOR THE MCCARTHY-DAN CREEK ROAD (AKA MCCARTHY-MAY CREEK ROAD AKA MAY CREEK ROAD) WAS ESTABLISHED BY PUBLIC LAND ORDER NO. 601 ON AUGUST 10, 1949 AND CONVEYED TO THE STATE OF ALASKA BY VIRTUE OF THE JUNE 30, 1959 OMNIBUS ACT QUITCLAIM DEED. THE EXISTING ROAD IS LISTED IN THE QCD AS FEDERAL AID SECONDARY CLASS "B" ROUTE NO. 8501 "MCCARTHY ROADS - DAN CREEK ROAD" AND IS DESCRIBED AS BEING "FROM THE VILLAGE OF MCCARTHY SOUTHEASTERLY TO DAN CREEK, LENGTH 20.0 MILES." THE ROAD FALLS INTO THE PLO "LOCAL" ROAD CLASSIFICATION WITH A RIGHT-OF-WAY EASEMENT WIDTH OF FIFTY FEET (50') ON EACH SIDE OF CENTERLINE AND IS PLATTED AS SUCH.
- PURSUANT TO A.S. 40.15.030, TRACTS A-3, A-4, AND A-5 ARE HEREBY DEDICATED TO THE PUBLIC AS GREENBELT AREAS. TRACTS A-3 AND A-4 SHALL PROVIDE ACCESS TO THE UNNAMED LAKE THAT LIES WITHIN TRACT A-5.
- SECTION LINE EASEMENTS SHOWN ARE RESERVED TO THE STATE OF ALASKA FOR PUBLIC HIGHWAYS UNDER A.S. 19.10.010.
- UNLESS OTHERWISE NOTED, ALL LANDS ENCOMPASSED BY THIS SURVEY ARE SUBJECT TO A PUBLIC ACCESS EASEMENT ALONG THE BED AND FIFTY FEET (50') UPLAND OF THE ORDINARY HIGH WATER MARK OF ANY PUBLIC OR NAVIGABLE WATER (PURSUANT TO AS 38.04.055 AND AS 38.05.127).
- THERE IS RESERVED, ADJACENT TO THE RIGHTS-OF-WAY SHOWN HEREON, SLOPE EASEMENTS SUFFICIENT TO CONTAIN CUT AND FILL SLOPES.
- UNLESS OTHERWISE SHOWN, THERE IS A TEN FOOT (10') UTILITY EASEMENT EACH SIDE OF COMMON INTERIOR LOT LINES AND A TWENTY FOOT (20') UTILITY EASEMENT ADJACENT TO RIGHT-OF-WAY LINES.
- WITHIN ALL LOTS AND TRACTS, THERE SHALL BE A RADIAL THIRTY-FIVE FOOT (35') EASEMENT AT EACH POLE LOCATION FOR GUYS, ANCHORS, OR OTHER SUPPORTIVE STRUCTURES.
- THE UTILITY COMPANIES SHALL HAVE THE RIGHT TO IDENTIFY AND THEN REMOVE DEAD, WEAK, OR HANGING OR OTHERWISE DANGEROUS TREES ADJACENT TO OR IN THE VICINITY OF A UTILITY EASEMENT.
- THIS SUBDIVISION MAY CONTAIN WETLANDS AS DEFINED WITHIN THE PURVIEW OF SECTION 404 OF THE CLEAN WATER ACT. PLACEMENT OF FILL MATERIAL MAY REQUIRE PRIOR U.S. ARMY CORPS OF ENGINEERS PERMIT.
- NO INDIVIDUAL WATER SUPPLY SYSTEM OR SEWAGE DISPOSAL SYSTEM SHALL BE PERMITTED ON ANY LOT UNLESS SYSTEM IS LOCATED, CONSTRUCTED, AND EQUIPPED IN ACCORDANCE WITH THE REQUIREMENTS OF THE ALASKA DEPARTMENT OF ENVIRONMENTAL CONSERVATION.
- ANY WASTEWATER DISPOSAL SYSTEMS, INCLUDING PIT PRIVIES, MUST BE LOCATED A MINIMUM OF 100 FEET FROM ANY SURFACE WATER.
- STRUCTURAL SETBACKS SHALL BE AS FOLLOWS:
A. MINIMUM 35' FROM ANY LOT LINE
B. MINIMUM 75' FROM NORMAL HIGH WATER MARK
C. PROHIBITED WITHIN EASEMENTS
- PROTECTIVE COVENANTS PERTAINING TO CERTAIN LOTS WITHIN THIS SUBDIVISION MAY HEREINAFTER BE RECORDED IN THE CHITINA RECORDING DISTRICT.
- SECTION LINE, UTILITY, AND ACCESS EASEMENTS LOCATED OUTSIDE OF THE SUBDIVISION PERIMETER ARE NOT SHOWN.
- IN ACCORDANCE WITH THE PRELIMINARY MASTER PLAN FOR THE DEVELOPMENT OF THE UNIVERSITY'S MCCARTHY REPLY, TRACTS A-1 AND A-2 ARE INTENDED TO BE REPLATTED CONCURRENT WITH THE SUBDIVISION OF THE W 1/2 OF SEC. 25. THE TEMPORARY TURNAROUND EASEMENT SHALL BE EXTINGUISHED WHEN THE "K" ROAD RIGHT-OF-WAY IS EXTENDED WESTERLY.

SUBDIVISION AREA SUMMARY

5	TRACTS	56.976 acres
18	LOTS (3 BLKS)	172.467 acres
2.2	MILES OF ROADS	16.414 acres
	TOTAL AREA	245.857 acres



DATE OF SURVEY Beginning 09-30-96 Ending 10-20-96	NAME OF SURVEYOR KEAN & ASSOCIATES 14510 Antenna Circle Anchorage AK 99516
PREPARED FOR UNIVERSITY OF ALASKA Statewide Office of Land Management 3890 University Lake Drive #103, Anchorage, Alaska 99508	PLAT OF MCCARTHY CREEK SUBDIVISION PHASE II A RESUBDIVISION OF TRACT A and LAKE MCCARTHY CREEK SUBDIVISION PHASE I Containing 245.857 acres; Chitina Recording District
DRAWN: SJW SCALE: 1"=200'	CHECKED: RTK DATE: March 24, 1997 PROJ. NO. 96131