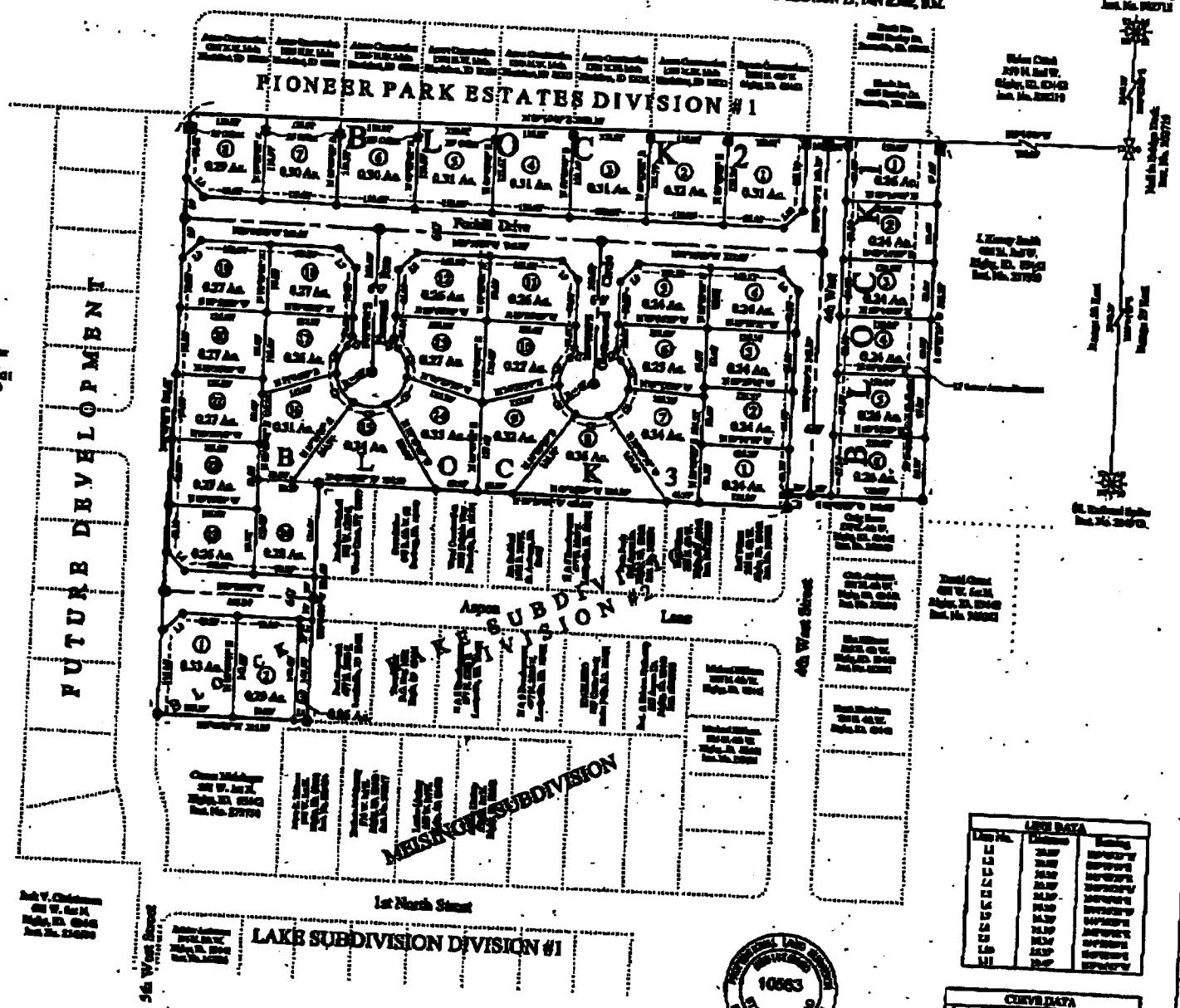
HUNTER CREEK ESTATES
DIVISION NO. 1
AN ADDITION TO THE CITY OF RIGBY
JEFFERSON COUNTY, IDAHO

LOCATED IN THE SE 1/4 OF SECTION 13, T4N R38E, B.M.



NOTES:

NOTE 1: This Subdivision falls outside the 500 year Flood Plain as per Map No. 16031C0375 B

NOTE 2: This Subdivision falls within the City of Rigby Limits.

NOTE 3: The Basis of Bearing was obtained from a Record of Survey done for Thomas Wilmond recorded in the Jefferson County Courthouse as Instrument No. 303731.

NOTE 4: The intended use of this Subdivision is for Residential Single Family Dwelling Units and Multi-Family Dwelling Units.

NOTE 5: No Variances to City of Rigby Ordinance requirements are requested for this Subdivision.

NOTE 6: No Power Lines or Structures are allowed within the Canal Right-of-Way, as defined by the Canal Toe of Slope.

ACREAGE

Total Subdivision	14.39 Acres
41 Lots	11.27 Acres
Dedicated City Street	3.01 Acres

SURVEYOR:
Kevin L. Thompson, P.L.S.
134 East Main Street
Rigby, ID. 83442
(208) 745-0771

LAND DEVELOPER
Paul Hepworth
573 Aspen Lane
Rigby, ID. 83442
(208) 745-4215

LEGEND

- Set 5/8" X 30" Iron Rod W/Cap No. 10563
- Set 1/2" X 24" Iron Rod W/Cap No. 10563
- Set 5/8" X 30" Iron Rod 10' radial from True Corner
- Set 1/2" X 24" Iron Rod 10' radial from True Corner
- Adjacent Property Line
- 10' Utility Easement

0 100 200 300 400
Graphic Scale

THOMPSON ENGINEERING, INC.
CONSULTING ENGINEERS
RIGBY, IDAHO 83442

LINE DATA

Line No.	Distance	Bearing
L1	[illegible]	[illegible]
L2	[illegible]	[illegible]
L3	[illegible]	[illegible]
L4	[illegible]	[illegible]
L5	[illegible]	[illegible]