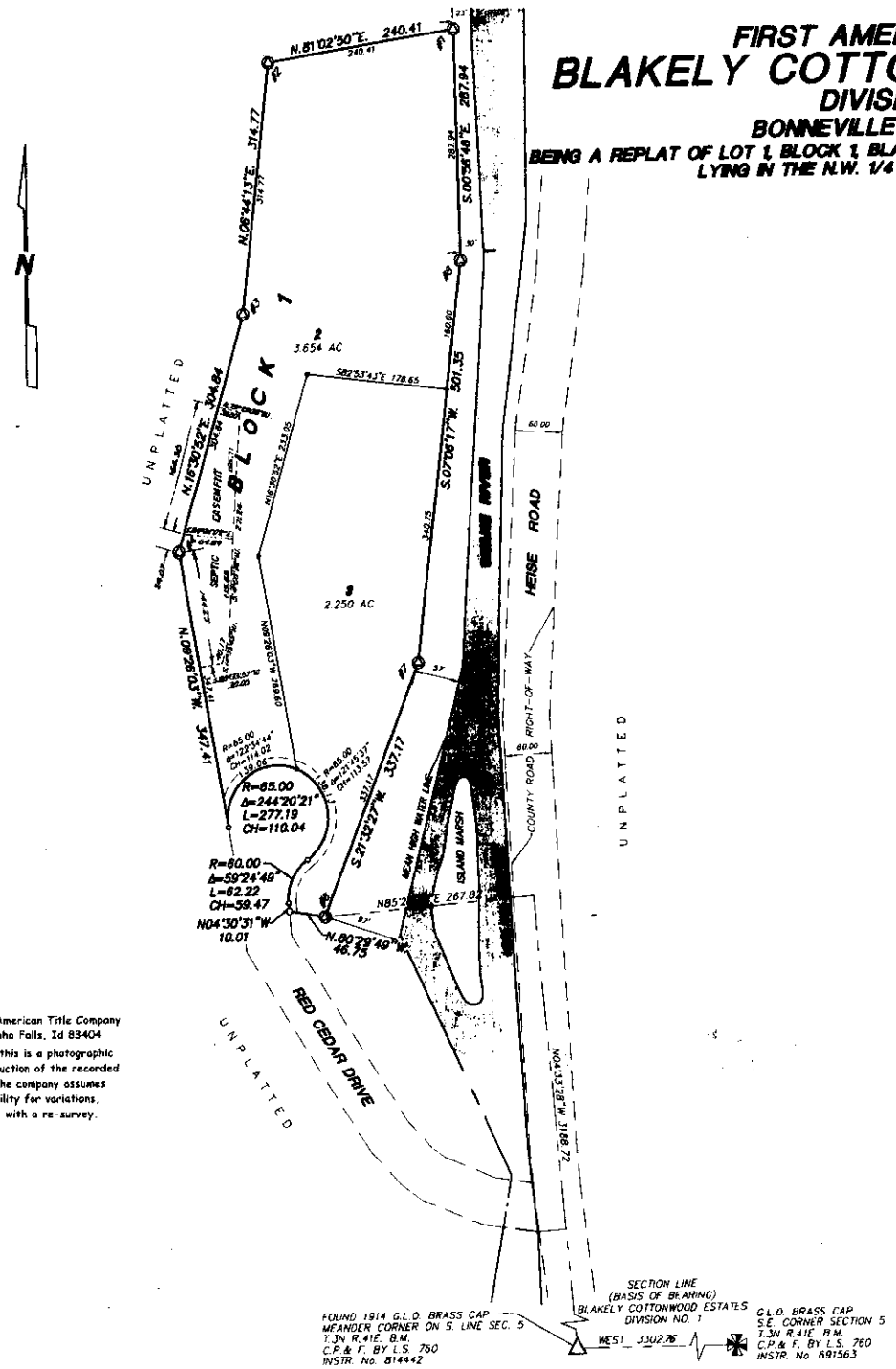
FIRST AMENDED PLAT OF
BLAKELY COTTONWOOD ESTATES
DIVISION NO. 1
BONNEVILLE COUNTY, IDAHO

BEING A REPLAT OF LOT 1, BLOCK 1, BLAKELY COTTONWOOD ESTATES, DIVISION NO. 1
LYING IN THE N.W. 1/4 SECTION 5 T.3N. R.41E., B.M.



LEGEND & NOTES

- 1/2" x 24" Steel rebar set with plastic cap stamped L.S.8795
- 5/8" Steel rebar found with caps stamped L.S.8795
- 1/2" Steel rebar found with caps stamped L.S.8795
- Found BLM brass caps
- A ten foot wide Public Utility Easement is hereby reserved along all road frontages within each lot. All other public utili
- are noted otherwise.

This division contains 2 lots. 1.295 acre average lot size.

Bonneville County will not maintain roads until approved to County Standards and officially approved and accepted

According to FEMA Flood Plain FIRM map Jefferson County Community Panel No. 16027 0065C effective Nover this subdivision lies in Zone "A", areas determined to be in the 100 year flood plain. Base elevations and flood h not determined.

The steel re bar shown on the bank of the Snake River are "Witness Corners" placed in a stable location on the lo lot corners are located on the "Mean High Waterline" of the river. Bearings and distances shown along the W lines are referred to as the "River Traverse" line.

Utilities shall have the right to install, maintain, and operate their equipment above and below ground and all other fa within the Public Utility Easements (PUE) identified on this plat may as may be necessary or desirable in providing within and without the lots identified herein, including the right of access to such facilities and the right to require obstructions including structures, trees and vegetation that may be placed within the PUE. The utility may require th remove all structures within the PUE at the lot owner's expense, or the utility may remove such structures at t expense. At no time may any permanent structures be placed within the PUE or any other obstruction which adversel of the PUE without the prior written approval of the utilities with facilities in the PUE.

First American Title Company
Idaho Falls, Id 83404

While this is a photographic reproduction of the recorded plat, the company assumes no liability for variations, if any, with a re-survey.