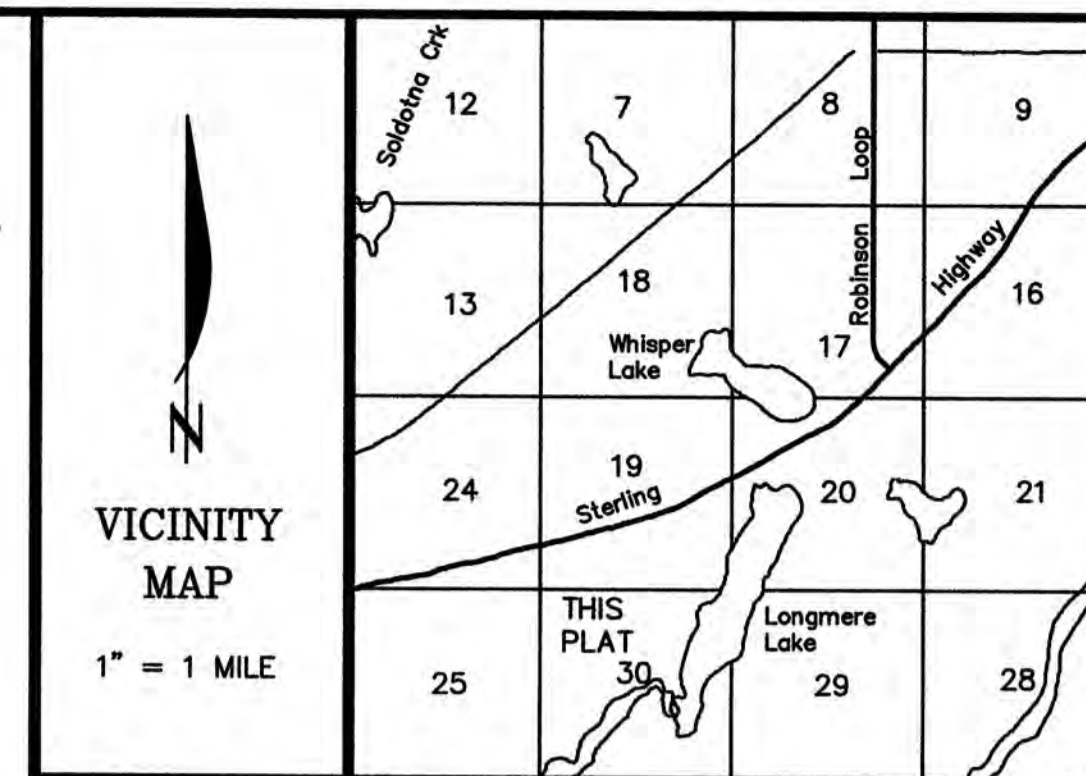
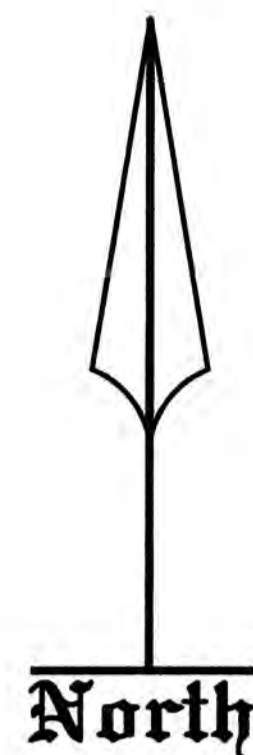


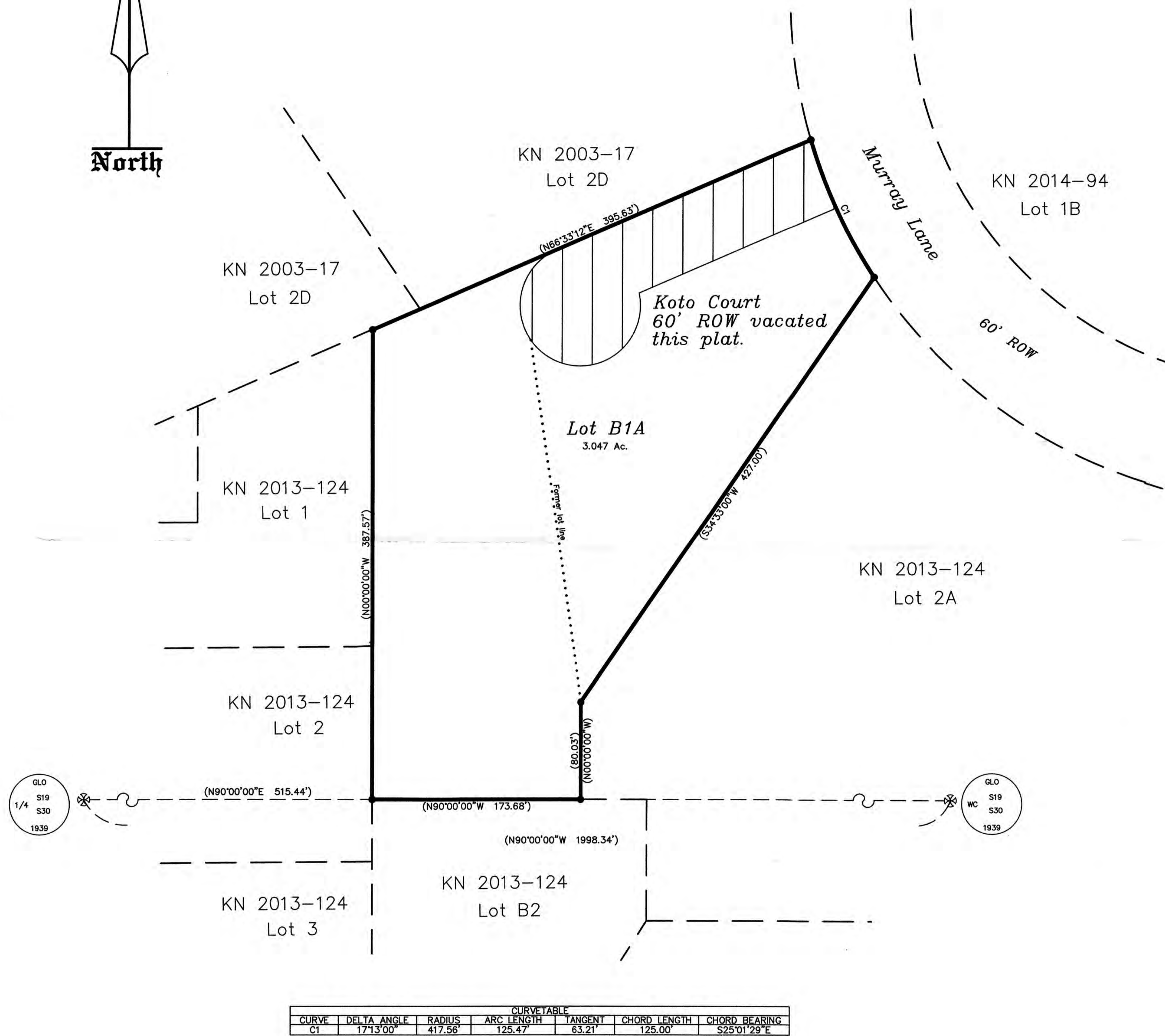
LEGEND:

- ⊗ 2 1/2" BRASS, CAP MON. GLO 1920 RECORD
- 1/2" REBAR RECORD
- () RECORD DATUM PLAT 2017-59 KR



NOTES:

- 1) This is a paper plat. A field survey was not performed in accordance with KPB 20.60.200(A).
- 2) Basis of bearing taken from Murray Subdivision Buck Addition, Plat 2017-59, Kenai Recording District.
- 3) Building Setback—A setback of 20 feet is required from all street Rights-of-Way unless a lesser standard is approved by resolution by the appropriate Planning Commission.
- 4) The vacation of Koto Court was approved by the Planning Commission at the meeting of December 13, 2022.
- 5) Front 15 feet adjacent to right-of-ways and 20 feet within 5 feet of the side lot lines is a utility easement per KN 2017-59. No permanent structure shall be constructed or placed within a utility easement which would interfere with the ability of a utility to use the easement.
- 6) **WASTEWATER DISPOSAL:** The parent subdivision for lots resulting from this platting action was approved by the Kenai Peninsula Borough on November 3, 2017. Wastewater treatment and disposal systems must meet the regulatory requirements of the Alaska Department of Environmental Conservation.



CURVE TABLE						
CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C1	171°3'00"	417.56'	125.47'	63.21'	125.00'	S25°01'29"E



SURVEYOR'S CERTIFICATE

I hereby certify that I am properly registered and licensed to practice land surveying in the State of Alaska, this plat represents a survey made by me or under my direct supervision, the monuments shown hereon actually exist as described, and all dimensions and other details are correct.

Date _____

CERTIFICATE of OWNERSHIP and DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE REAL PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION AND BY MY FREE CONSENT DEDICATE ALL RIGHTS-OF-WAY AND PUBLIC AREAS TO PUBLIC USE AND GRANT ALL EASEMENTS TO THE USE SHOWN.

MARSHALL W. MARTIN
36075 MURRAY LANE
SOLDOTNA, ALASKA 99669

NOTARY'S ACKNOWLEDGEMENT

FOR _____
ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 20__

NOTARY PUBLIC FOR ALASKA
MY COMMISSION EXPIRES _____

PLAT APPROVAL

THIS PLAT WAS APPROVED BY THE KENAI PENINSULA BOROUGH PLANNING COMMISSION AT THE MEETING OF

KENAI PENINSULA BOROUGH

AUTHORIZED OFFICIAL _____

KPB FILE No. _____

Murray Subdivision 2022 Replat

A resubdivision of Lots B1 and B2 Murray Subdivision Buck Addition, Plat 2017-59, Kenai Recording District, and the vacation of Koto Court.

Located within the SW1/4 SE1/4 Section 19, T5N, R9W, S.M., Kenai Peninsula Borough, Alaska.

Containing xx.xxx Ac.

Surveyor Segesser Surveys 30485 Rosland St. Soldotna, AK 99669 (907) 262-3909	Owner Marshall W. Martin 36075 Murray Lane Soldotna, AK 99669
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JOB NO. 21319	DRAWN: 12-31-21
SURVEYED: N/A	SCALE: 1"=50'
FIELD BOOK: N/A	SHEET: 1 of 1

KPB 2021-154