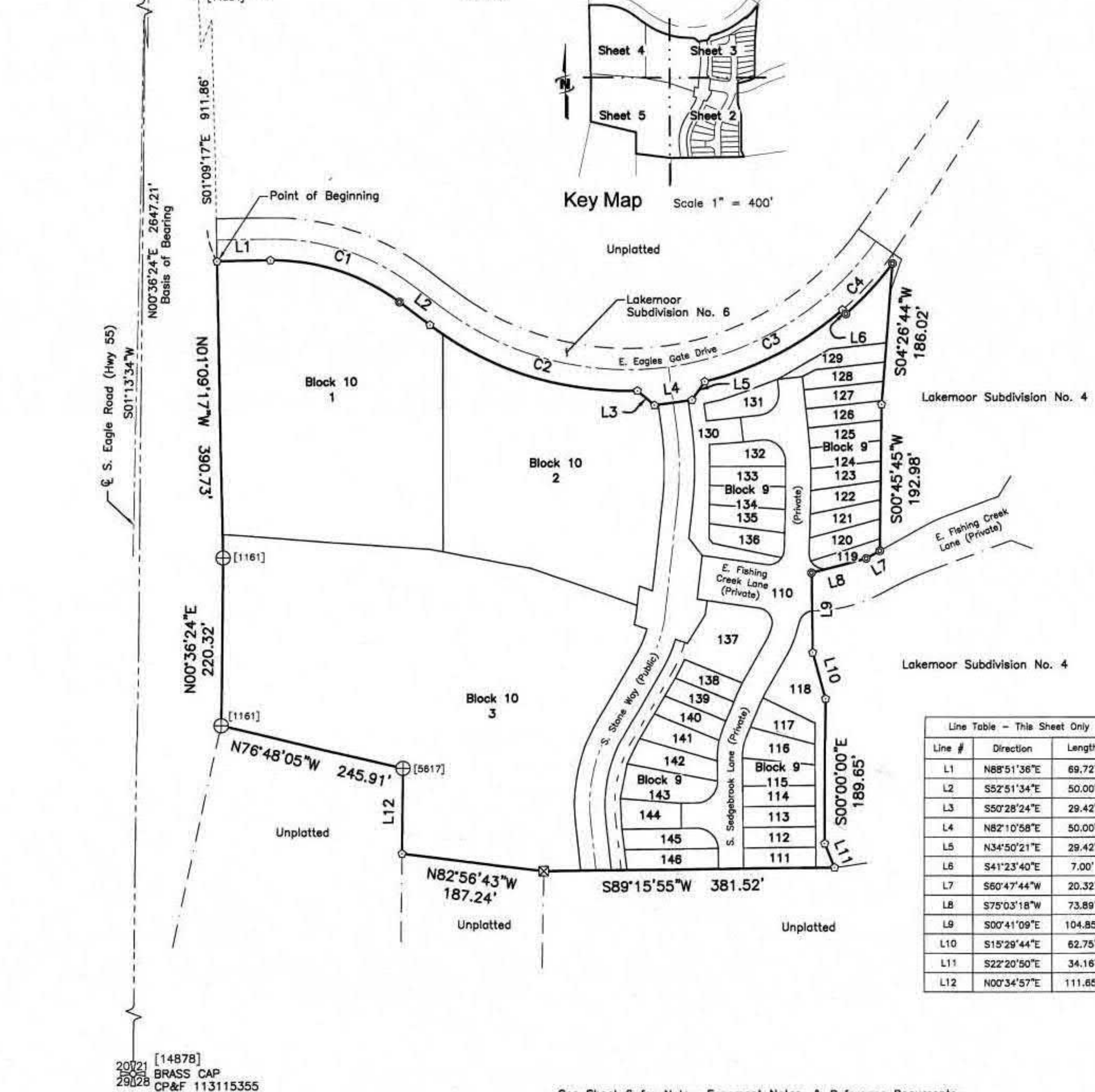
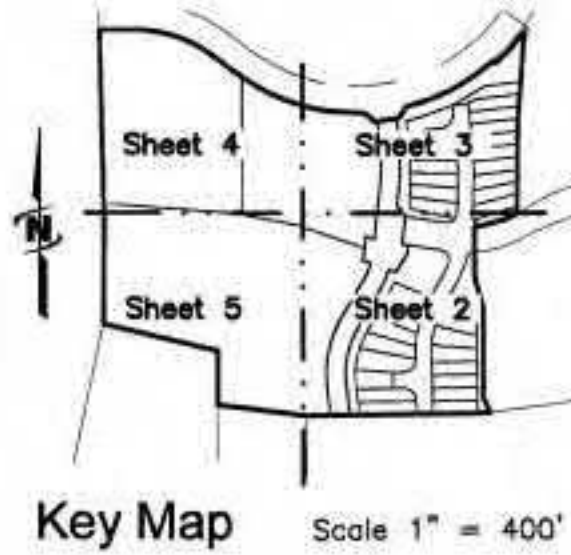
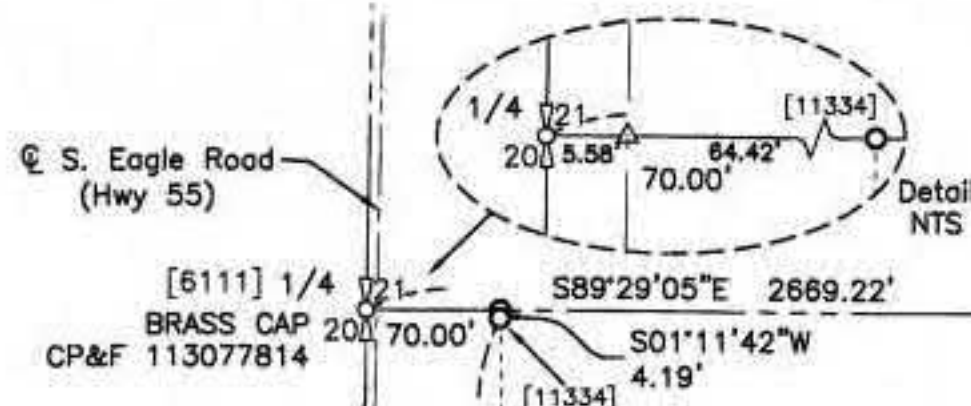
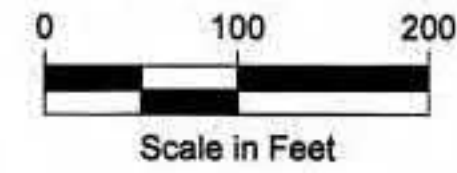


PLAT SHOWING Lakemoor Subdivision No. 8

Situated in the West Half of the Southwest Quarter of
Section 21, Township 4 North, Range 1 East, Boise Meridian,
City of Eagle, Ada County, Idaho.
2019



- ### Legend
- Subdivision Boundary Line
 - Lot Line
 - Section Line
 - Center Line
 - Right-of-Way Line
 - Adjacent Property Line
 - Match Line
 - Tie Line
 - Utility Easement Line
 - Private Sidewalk Easement Line See Easement Note 10, Sheet 6
 - Existing Consolidated Drainage District #2 Easement Line
 - Private Drainage Easement Line
 - Private Drainage Easement Area
 - Existing Utility Easement Line
 - Existing ACHD Maintenance Access Easement Line
 - Existing ACHD Right-of-Way Easement Line
 - ACHD Sidewalk Easement Line
 - ACHD Drainage Easement Line See Easement
 - ACHD Temporary Turn Around Easement
 - SUEZ Water Easement Line
 - Eagle Sewer Easement Line
 - ACHD Drainage Easement Area See Easement Note 13, Sheet 6
 - Section Corner
 - Quarter-Section Corner
 - Found Aluminum Cap
 - Found 5/8" Rebar
 - Found 1-3/16" Bern't'sen BP Cap Marked PLS 11334
 - Found 1-1/4" Steel Pin
 - Found 5/8" Rebar, with Plastic Cap Marked "J-U-B 11334"
 - Set 1/2"x24" Rebar, with Plastic Cap Marked "J-U-B 8077"
 - Set 5/8"x24" Rebar, with Plastic Cap Marked "J-U-B 8077"
 - Point Not Set or Found
 - Curve Number (Typical)
 - Course Number (Typical)
 - Lot Number (Typical)
 - PLS Number Found on Monument

Line Table - This Sheet Only

Line #	Direction	Length
L1	N88°51'36"E	69.72'
L2	S52°51'34"E	50.00'
L3	S50°28'24"E	29.42'
L4	N82°10'58"E	50.00'
L5	N34°50'21"E	29.42'
L6	S41°23'40"E	7.00'
L7	S60°47'44"W	20.32'
L8	S75°03'18"W	73.89'
L9	S00°41'09"E	104.85'
L10	S15°29'44"E	62.75'
L11	S22°20'50"E	34.16'
L12	N00°34'57"E	111.65'

Curve Table - This Sheet Only

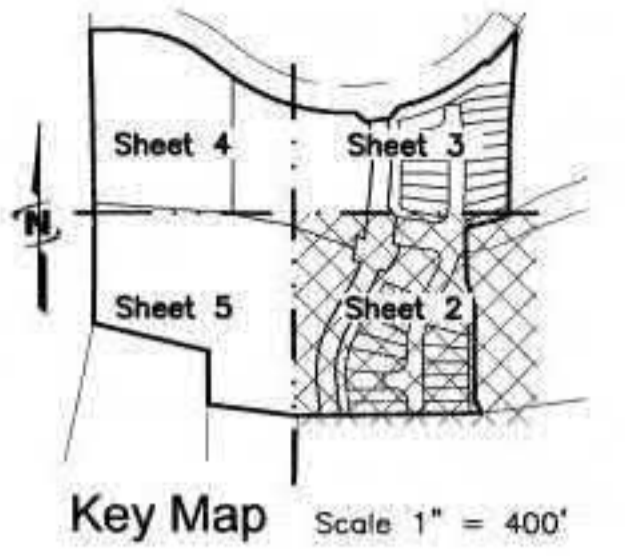
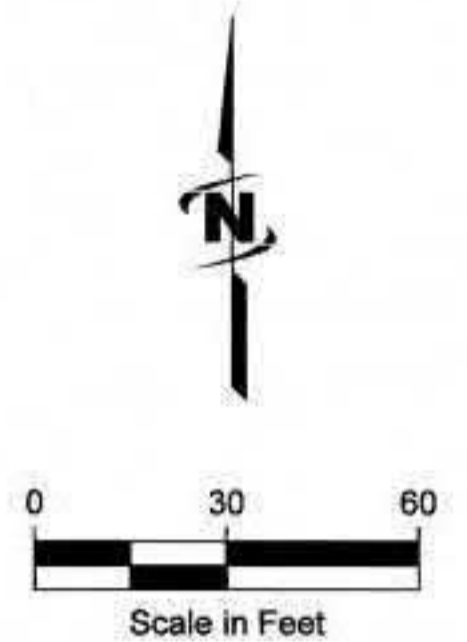
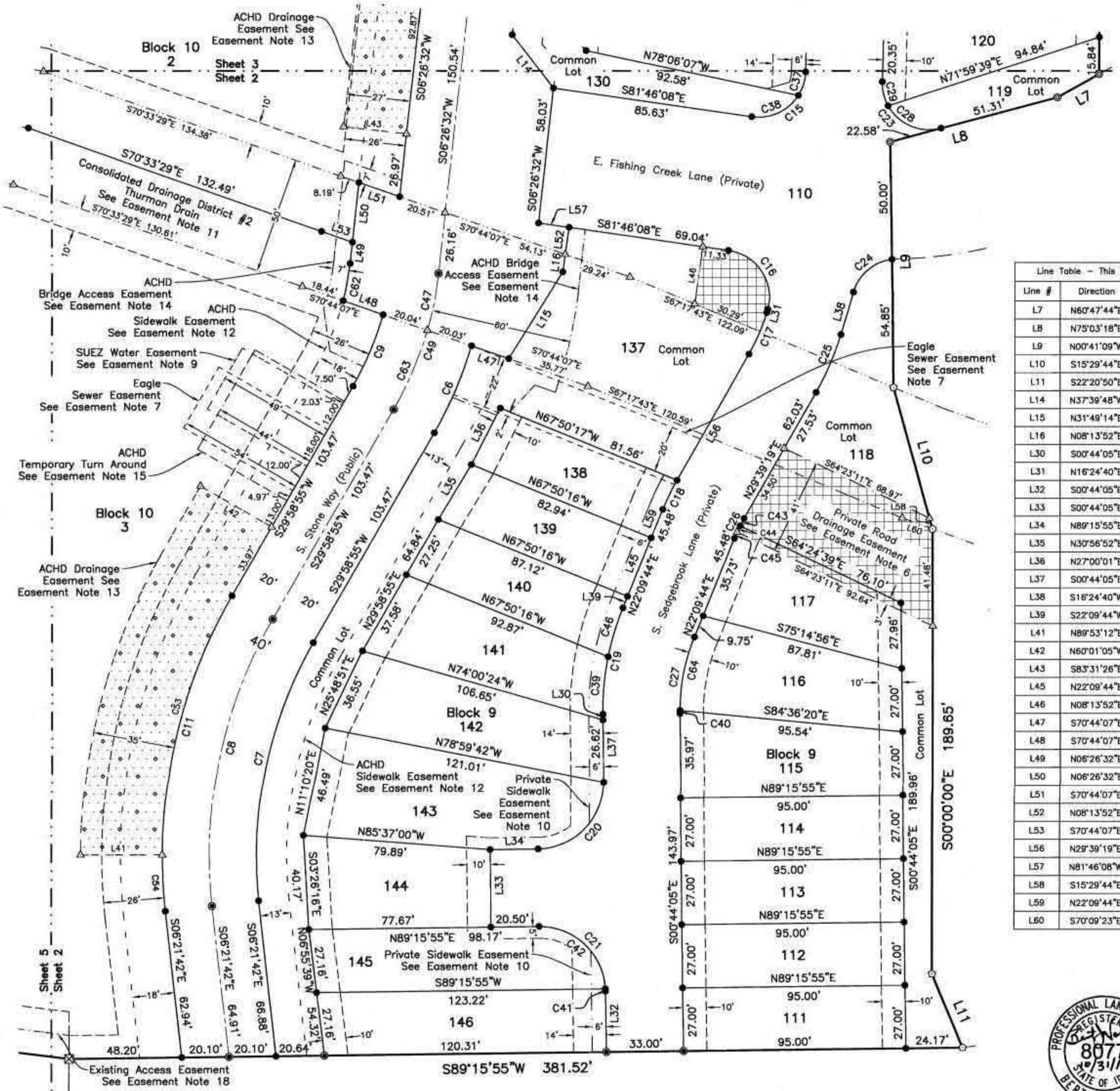
Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C1	181.73'	272.00'	38°16'50"	S71°59'59"E	178.37'
C2	290.82'	428.00'	38°55'53"	S72°19'30"E	285.26'
C3	205.81'	428.00'	27°33'04"	N62°22'52"E	203.83'
C4	90.13'	435.00'	11°52'19"	N42°40'11"E	89.97'



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See Sheet 6 for Notes, Easement Notes, & Reference Documents

PLAT SHOWING
Lakemoor Subdivision No. 8

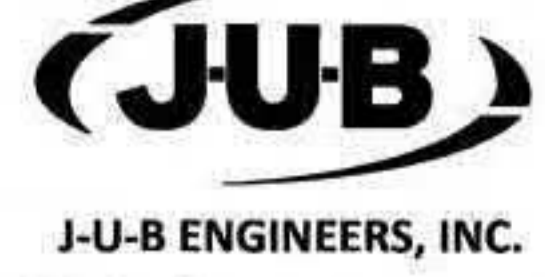


Line Table - This Sheet Only

Line #	Direction	Length
L7	N60°47'44"E	20.32'
L8	N75°03'18"E	73.89'
L9	N00°41'09"W	104.85'
L10	S15°29'44"E	62.75'
L11	S22°20'50"E	34.16'
L14	N37°39'48"W	28.72'
L15	N31°49'14"E	43.60'
L16	N08°13'52"E	7.58'
L30	S00°44'05"E	2.35'
L31	N16°24'40"E	1.11'
L32	S00°44'05"E	26.00'
L33	S00°44'05"E	33.00'
L34	N89°15'55"E	20.50'
L35	N30°56'52"E	27.32'
L36	N27°00'01"E	27.10'
L37	S00°44'05"E	28.97'
L38	S16°24'40"W	18.84'
L39	S22°09'44"W	5.28'
L41	N89°53'12"E	35.00'
L42	N60°01'05"W	35.00'
L43	S83°31'26"E	27.00'
L45	N22°09'44"E	27.00'
L46	N08°13'52"E	24.75'
L47	S70°44'07"E	16.78'
L48	S70°44'07"E	18.05'
L49	N06°26'32"E	9.17'
L50	N06°26'32"E	25.64'
L51	S70°44'07"E	18.46'
L52	N08°13'52"E	11.66'
L53	S70°44'07"E	13.92'
L56	N29°39'19"E	62.03'
L57	N81°46'08"W	13.16'
L58	S15°29'44"E	4.78'
L59	N22°09'44"E	13.20'
L60	S70°09'23"E	13.75'

Curve Table - This Sheet Only

Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C6	40.60'	170.00'	13°40'56"	N23°08'27"E	40.50'
C7	114.18'	180.00'	36°20'38"	S11°48'37"W	112.27'
C8	126.86'	200.00'	36°20'38"	S11°48'37"W	124.75'
C9	33.12'	130.00'	14°35'45"	N22°41'03"E	33.03'
C11	139.55'	220.00'	36°20'38"	S11°48'37"W	137.22'
C15	33.69'	20.00'	96°30'05"	N49°58'50"E	29.84'
C16	34.27'	20.00'	98°10'48"	N32°40'44"W	30.23'
C17	19.30'	83.50'	13°14'39"	N23°02'00"E	19.26'
C18	13.84'	105.81'	7°29'35"	S25°54'32"W	13.83'
C19	46.56'	116.50'	22°53'49"	S10°42'50"W	46.25'
C20	43.98'	28.00'	90°00'00"	N44°15'55"E	39.60'
C21	43.98'	28.00'	90°00'00"	N45°44'05"W	39.60'
C23	37.24'	20.00'	106°40'30"	S51°36'27"E	32.09'
C24	23.09'	20.00'	66°08'20"	S49°28'51"W	21.83'
C25	26.93'	116.50'	13°14'39"	N23°02'00"E	26.87'
C26	9.52'	72.81'	7°29'35"	S25°54'32"W	9.52'
C27	33.37'	83.50'	22°53'49"	S10°42'50"W	33.15'
C28	26.56'	20.00'	76°05'12"	S66°54'06"E	24.65'
C29	10.88'	20.00'	30°35'17"	S13°33'51"E	10.55'
C37	10.80'	20.00'	30°22'22"	N16°54'58"E	10.48'
C38	23.08'	20.00'	66°07'43"	N65°10'01"E	21.82'
C39	24.71'	116.50'	12°09'04"	S05°20'27"W	24.66'
C40	1.23'	83.50'	0°50'34"	S00°18'47"E	1.23'
C41	1.00'	28.00'	202°48"	N01°45'29"W	1.00'
C42	42.96'	28.00'	87°57'12"	N46°45'29"W	38.88'
C43	3.61'	72.81'	2°50'14"	S28°14'12"W	3.61'
C44	2.98'	72.81'	2°20'53"	S25°38'38"W	2.98'
C45	2.93'	72.81'	2°18'28"	S23°18'58"W	2.93'
C46	21.85'	116.50'	10°44'45"	S16°47'22"W	21.82'
C47	24.77'	150.00'	9°27'42"	N11°10'23"E	24.74'
C49	61.63'	150.00'	23°32'23"	N18°12'44"E	61.19'
C53	115.56'	220.00'	30°05'44"	S14°56'03"W	114.23'
C54	23.99'	219.99'	6°14'55"	S03°14'15"E	23.98'
C62	16.26'	112.00'	8°19'10"	N10°36'07"E	16.25'
C63	36.86'	150.00'	14°04'41"	N22°56'35"E	36.76'
C64	32.14'	83.50'	22°03'14"	S11°08'07"W	31.94'



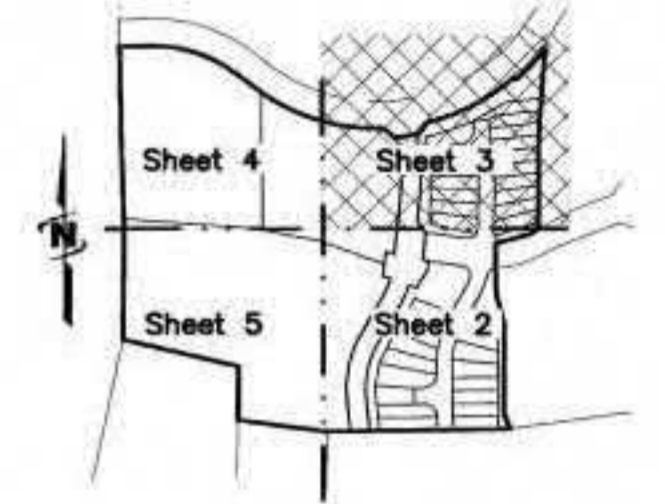
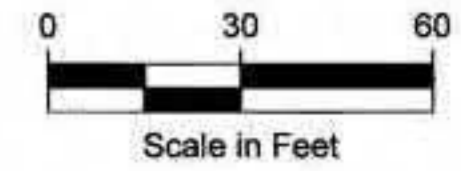
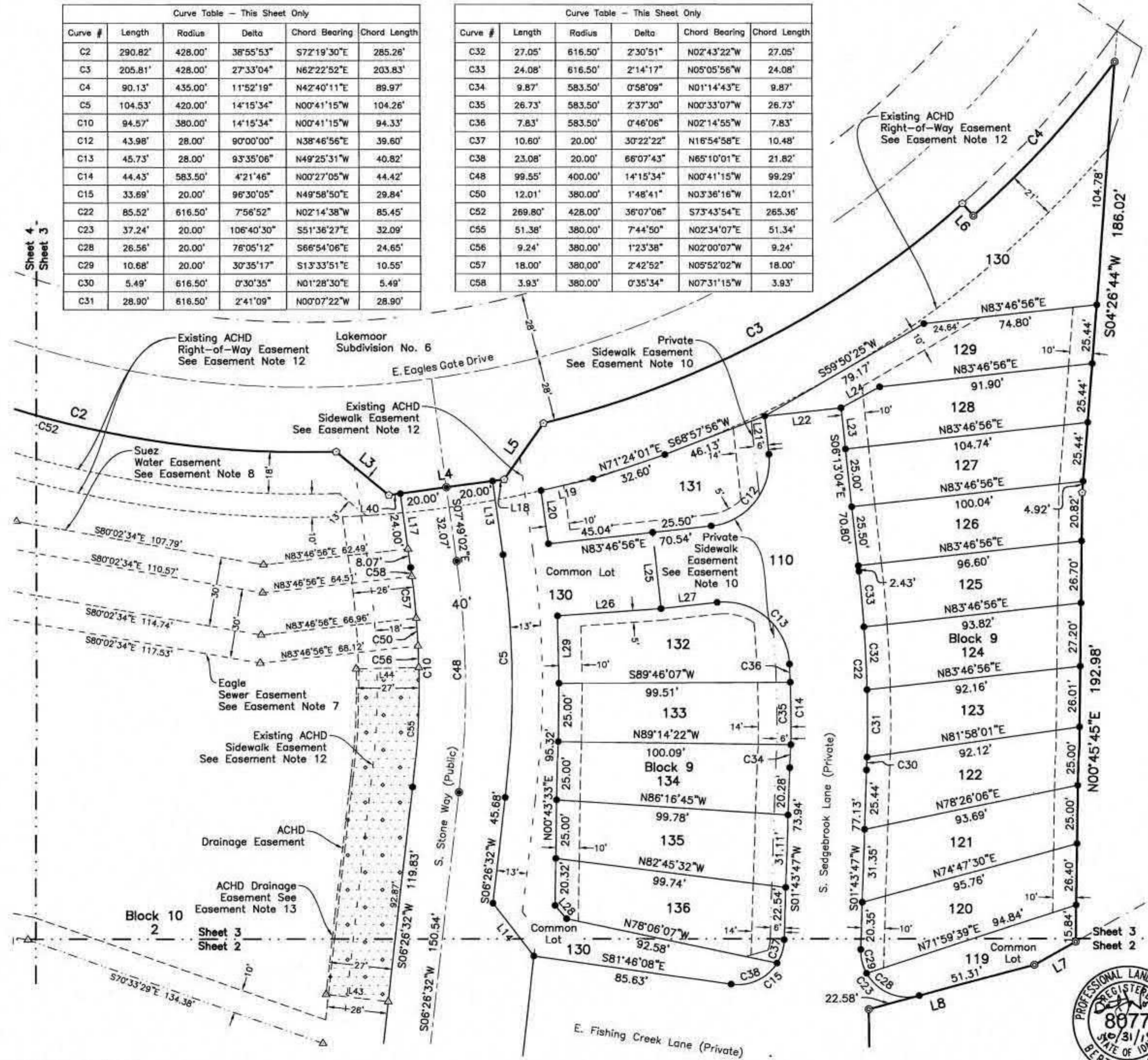
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SEE SHEET 1 FOR LEGEND.
SEE SHEET 6 FOR NOTES, REFERENCE DOCUMENTS AND EASEMENT NOTES.

PLAT SHOWING Lakemoor Subdivision No. 8

Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C2	290.82'	428.00'	38°55'53"	S72°19'30"E	285.26'
C3	205.81'	428.00'	27°33'04"	N62°22'52"E	203.83'
C4	90.13'	435.00'	11°52'19"	N42°40'11"E	89.97'
C5	104.53'	420.00'	14°15'34"	N00°41'15"W	104.26'
C10	94.57'	380.00'	14°15'34"	N00°41'15"W	94.33'
C12	43.98'	28.00'	90°00'00"	N38°46'56"E	39.60'
C13	45.73'	28.00'	93°35'06"	N49°25'31"W	40.82'
C14	44.43'	583.50'	4°21'46"	N00°27'05"W	44.42'
C15	33.69'	20.00'	96°30'05"	N49°58'50"E	29.84'
C22	85.52'	616.50'	7°56'52"	N02°14'38"W	85.45'
C23	37.24'	20.00'	106°40'30"	S51°36'27"E	32.09'
C28	26.56'	20.00'	76°05'12"	S66°54'06"E	24.65'
C29	10.68'	20.00'	30°35'17"	S13°33'51"E	10.55'
C30	5.49'	616.50'	0°30'35"	N01°28'30"E	5.49'
C31	28.90'	616.50'	2°41'09"	N00°07'22"W	28.90'

Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C32	27.05'	616.50'	2°30'51"	N02°43'22"W	27.05'
C33	24.08'	616.50'	2°14'17"	N05°05'56"W	24.08'
C34	9.87'	583.50'	0°58'09"	N01°14'43"E	9.87'
C35	26.73'	583.50'	2°37'30"	N00°33'07"W	26.73'
C36	7.83'	583.50'	0°46'06"	N02°14'55"W	7.83'
C37	10.60'	20.00'	30°22'22"	N16°54'58"E	10.48'
C38	23.08'	20.00'	66°07'43"	N65°10'01"E	21.82'
C48	99.55'	400.00'	14°15'34"	N00°41'15"W	99.29'
C50	12.01'	380.00'	1°48'41"	N03°36'16"W	12.01'
C52	269.80'	428.00'	36°07'06"	S73°43'54"E	265.36'
C55	51.38'	380.00'	7°44'50"	N02°34'07"E	51.34'
C56	9.24'	380.00'	1°23'38"	N02°00'07"W	9.24'
C57	18.00'	380.00'	2°42'52"	N05°52'02"W	18.00'
C58	3.93'	380.00'	0°35'34"	N07°31'15"W	3.93'



Key Map Scale 1" = 400'

Line #	Direction	Length
L3	N50°28'24"W	29.42'
L4	N82°10'58"E	50.00'
L5	S34°50'21"W	29.42'
L6	N41°23'40"W	7.00'
L7	N60°47'44"E	20.32'
L8	N75°03'18"E	73.89'
L13	S07°49'02"E	32.07'
L14	N37°39'48"W	28.72'
L17	S07°49'02"E	32.07'
L18	S82°10'58"W	5.00'
L19	S77°08'38"W	22.90'
L20	S07°49'02"E	23.11'
L21	N06°13'04"W	16.53'
L22	N83°46'56"E	33.00'
L23	N06°13'04"W	17.87'
L24	N61°40'19"E	18.94'
L25	N06°13'04"W	33.00'
L26	N85°59'35"E	44.64'
L27	N83°46'56"E	24.41'
L28	S40°31'18"E	7.52'
L29	N01°11'18"W	29.01'
L40	N82°10'58"E	5.00'
L43	S83°31'26"E	27.00'
L44	S88°41'42"W	27.00'

SEE SHEET 1 FOR LEGEND.
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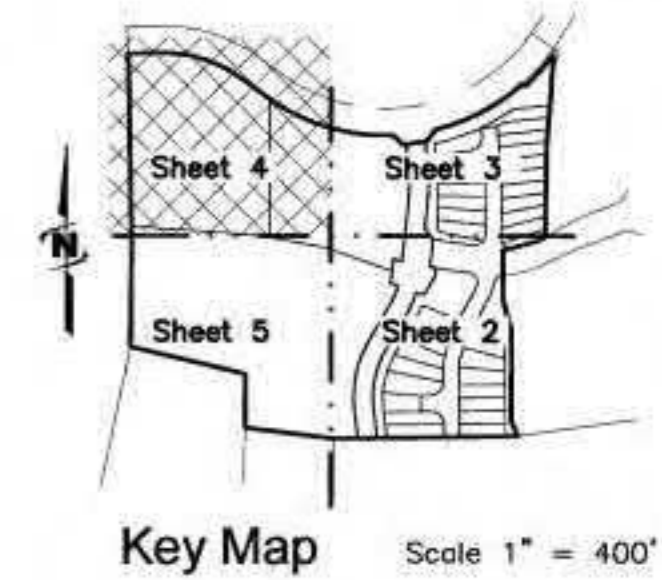
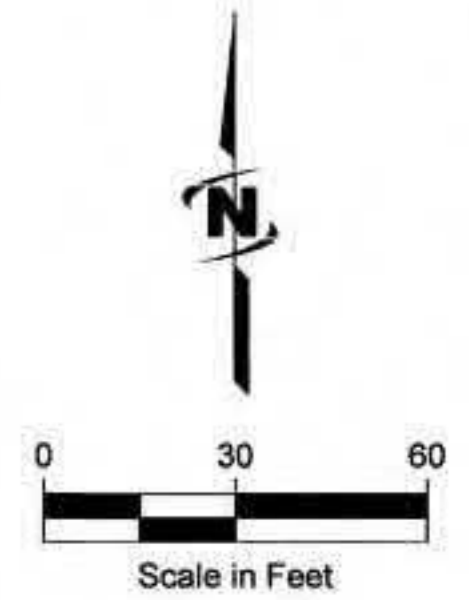


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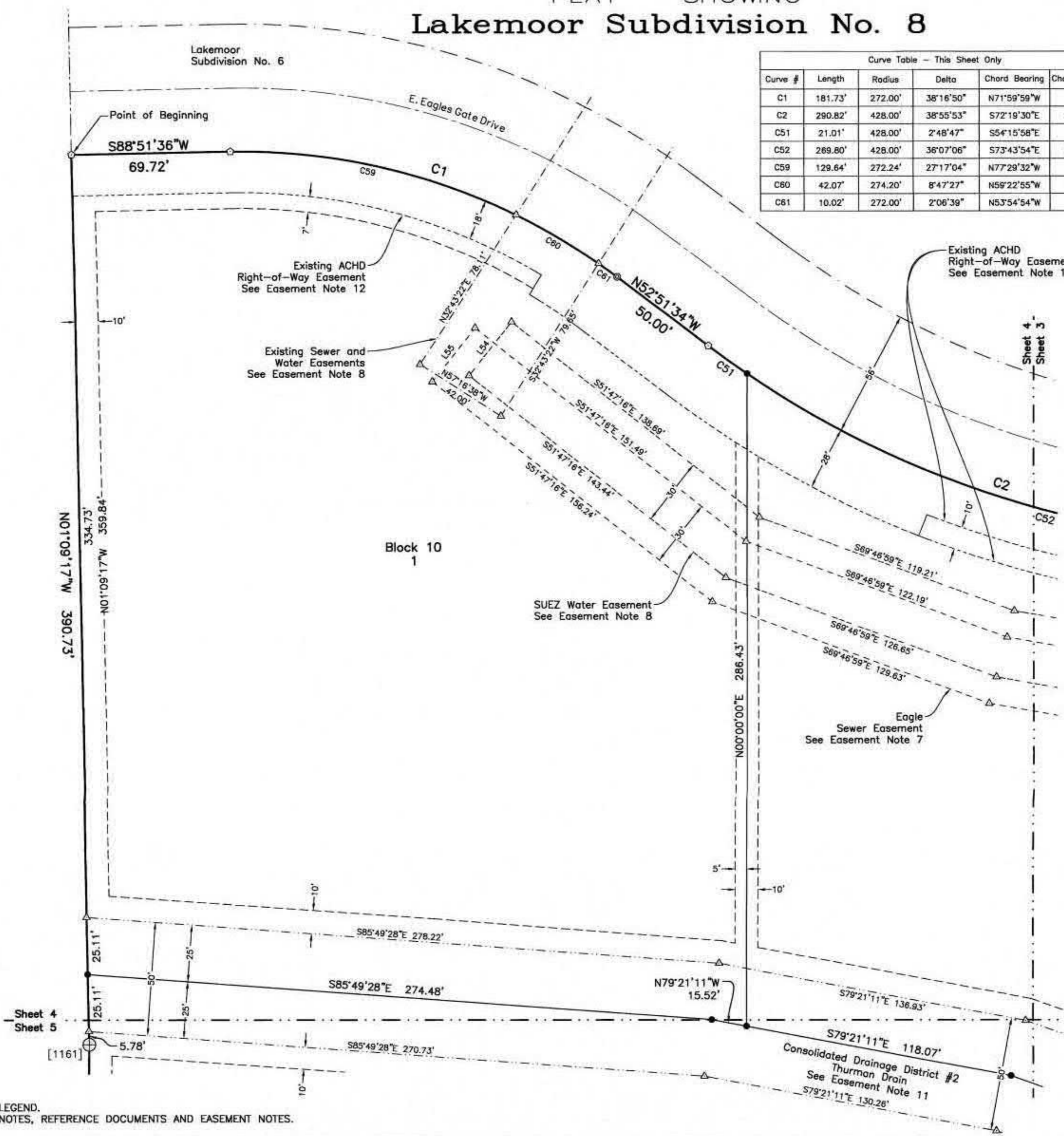
PLAT SHOWING Lakemoor Subdivision No. 8

Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C1	181.73'	272.00'	38°16'50"	N71°59'59"W	178.37'
C2	290.82'	428.00'	38°55'53"	S72°19'30"E	285.26'
C51	21.01'	428.00'	2°48'47"	S54°15'58"E	21.01'
C52	269.80'	428.00'	38°07'06"	S73°43'54"E	265.36'
C59	129.64'	272.24'	27°17'04"	N77°29'32"W	128.42'
C60	42.07'	274.20'	8°47'27"	N59°22'55"W	42.03'
C61	10.02'	272.00'	2°06'39"	N53°54'54"W	10.02'



Line #	Direction	Length
L54	S38°12'44"W	30.00'
L55	N38°12'44"E	30.00'

S. Eagle Rd. (Hwy 55)



SEE SHEET 1 FOR LEGEND.
SEE SHEET 6 FOR NOTES, REFERENCE DOCUMENTS AND EASEMENT NOTES.

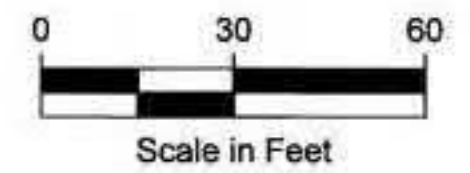
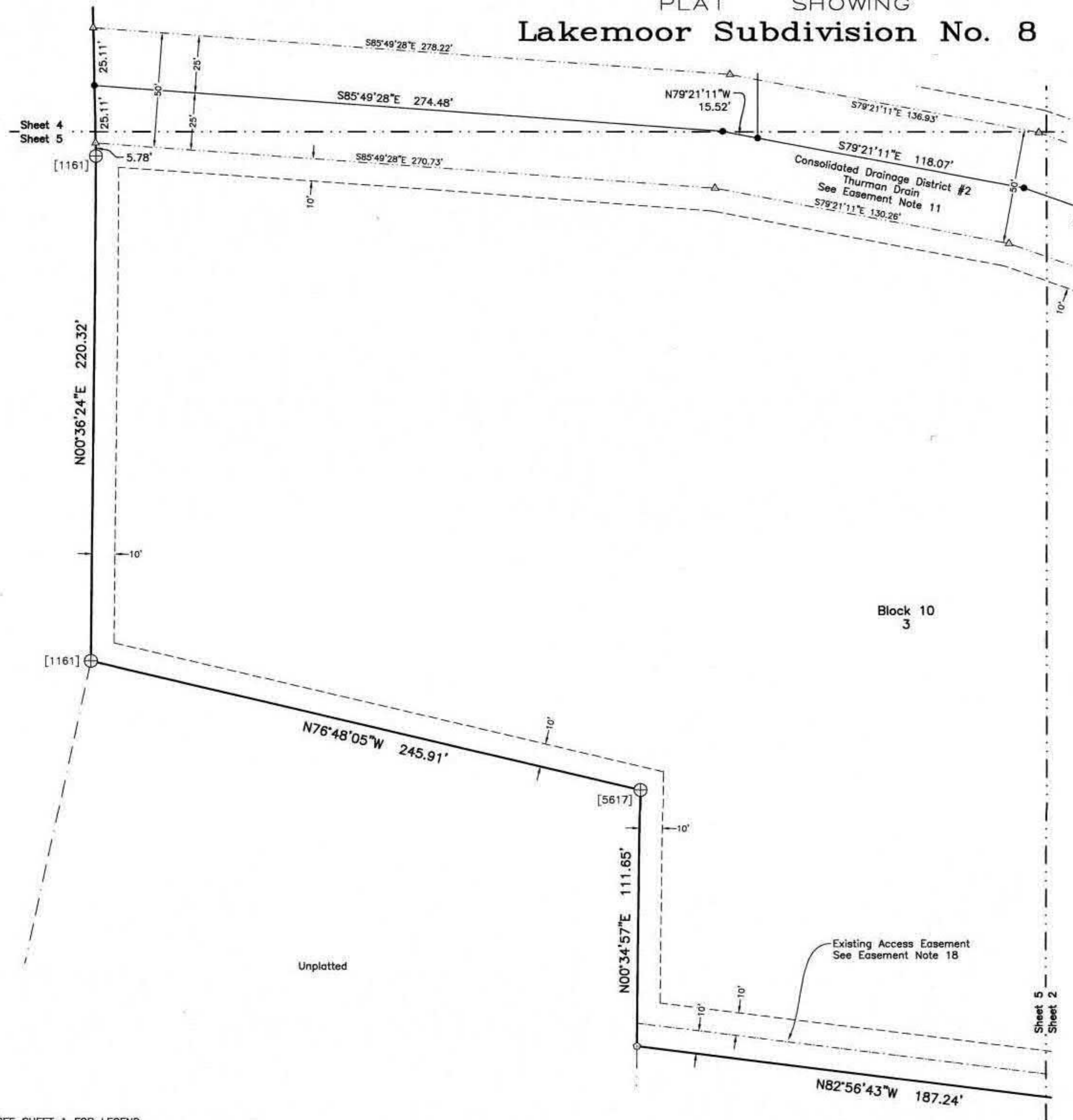
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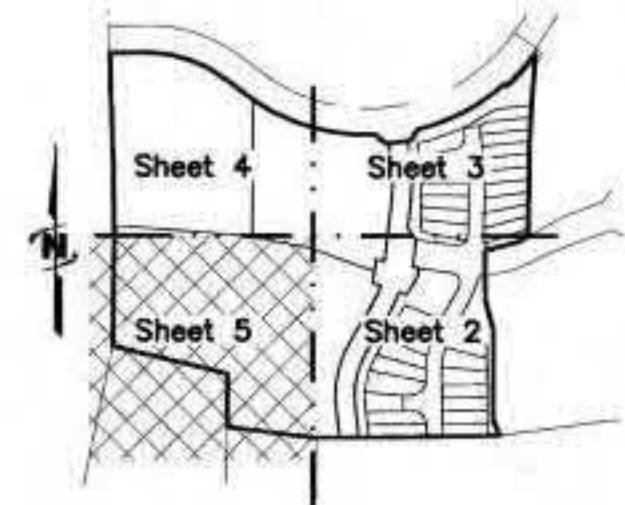


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PLAT SHOWING
Lakemoor Subdivision No. 8



Scale in Feet



Key Map Scale 1" = 400'

SEE SHEET 1 FOR LEGEND.
SEE SHEET 6 FOR NOTES, REFERENCE DOCUMENTS AND EASEMENT NOTES.



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PLAT SHOWING
Lakemoor Subdivision No. 8

Notes

1. Any re-subdivision of this plat shall comply with the applicable zoning regulations in effect at the time of re-subdivision.
2. Lot 110 of Block 9 is designated as a private road; and Lots 118, 119, 130 and 137 of Block 9 are designated as common lots; which shall be owned and maintained by the Lakemoor Subdivision Homeowner's Association.
3. Minimum building setback lines shall be in compliance with the City of Eagle Zoning Ordinance at the time of issuance of the building permit or as specifically approved by the conditions of Development for RZ-05-02 MOD4, Instrument No. 2017-032373.
4. Lots shall not be reduced in size without prior approval from the health authority.
5. No additional domestic water supplies shall be installed beyond the water system approved in the sanitary restriction release.
6. Reference is made to the public health letter on file with Ada County Recorder regarding additional restrictions.
7. This development recognizes Section 22-4503 of Idaho Code, Right to Farm Act, which states, "No agricultural operation, agricultural facility or expansion thereof shall be or become a nuisance, private or public, by any changed conditions in or about the surrounding nonagricultural activities after it has been in operation for more than one (1) year, when the operation, facility or expansion was not a nuisance at the time it began or was constructed. The provisions of this section shall not apply when a nuisance results from the improper or negligent operation of an agricultural operation, agricultural facility or expansion thereof."
8. This development is subject to Use Restriction Agreement Instrument No. 101032281 and 2018-004830. The property east of the park/school site is owned by Boise City, Public Works Department for use as a sewage treatment facility.
9. This development is subject to Development Agreement Instrument No. 2017-032373 and any subsequent modifications.
10. This development is subject to Covenants, Conditions, Restrictions, and Easements Instrument No. 108057338 as amended by Instrument No.s 108057339, 108057340, 108119557, 109003182, 112077356, 112130495, 113138184, 113138185, 114005000, 114052209, 2014-099731, 2015-019101, 2018-040111 and 2018-042742. The restrictive covenants for maintenance of the Private Road cannot be modified and the Homeowner's Association cannot be dissolved without the express consent of the City of Eagle.
11. This development is subject to ACHD License Agreement Instrument No. 2019-087804.
12. This development is subject to Consolidated Drainage District No. 2 (Formerly known as Drainage District No. 4) License Agreement Instrument No. 2019-002216.
13. Irrigation water has been provided from Warm Springs Ditch Company and Thurman Mill Ditch Company, in compliance with Idaho Code 31-3805(1)(b), via the Lakemoor Subdivision Homeowner's Association. Lots within this subdivision will be entitled to irrigation water rights, and will be obligated for assessments from Warm Springs Ditch Company and Thurman Mill Ditch Company. Irrigation has not been provided from Settlers Irrigation District and lots within this subdivision will be obligated for assessments from Settlers Irrigation District.
14. See Record of Survey 11523 for additional boundary information.

Reference Documents

Subdivisions:
Lakemoor Subdivision No.s 1 through 7, Lakemoor Commercial Subdivision, and Pamala Baker Park Subdivision

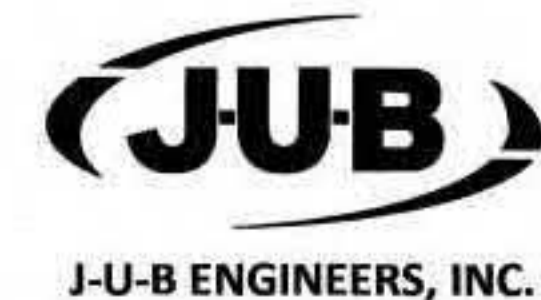
Surveys:
ROs 86, 3008, 3304, 3656, 3921, 4150, 4496, 4588, 8019, 9607, and 11523.

Deeds:
107088433, 113106048, 2016-084774, and 2018-007342.

Easements:
ACHD 113121208, 113121210, 2016-030835, 2017-062809, and 2019-044549.

Easement Notes

1. Lots 118, 119, 130 & 137 of Block 9 are hereby designated as having a Utility Easement co-situated with said lots (i.e. Blanket Easement).
2. Lot 110 of Block 9 is hereby designated as having a Street Light Easement, a Private Road Easement, and an Eagle Sewer Easement co-situated with said lot (i.e. Blanket Easement).
3. All Utility Easements shown or designated hereon are non-exclusive, perpetual, shall run with the land, are appurtenant to the lots shown hereon, and are hereby reserved for the installation, maintenance, operation, and use of public and private utilities, pressurized & gravity irrigation, irrigation waste ditches, sewer service, cable television/data; appurtenances thereto; and lot drainage.
4. All Street Light Easements shown or designated hereon are non-exclusive, perpetual, and are hereby granted to the City of Eagle for the installation, maintenance, operation, and use of street lights and appurtenances thereto.
5. The Private Road Easement designated hereon is non-exclusive, perpetual, shall run with the land, is appurtenant to the lots shown hereon, and is hereby reserved for ingress and egress; the installation, maintenance, operation, and use of roadways, sidewalks, and driveways; emergency services access; and appurtenances thereto. The restrictive covenant for operation and maintenance of the private street cannot be dissolved without the express consent of the City of Eagle.
6. The Private Road Drainage Easement shown or designated hereon is hereby reserved for the installation, maintenance, operation, and use of ditches, swales, pipes, and boxes for transportation of storm water runoff from the private roads hereon; and appurtenances thereto.
7. The Eagle Sewer Easement designated hereon is non-exclusive, perpetual, and is hereby granted to the Eagle Sewer District for the installation, maintenance, operation, and use of sewer lines, manholes, services, cleanouts; and appurtenances thereto.
8. See Instrument No. 2016-034298 for existing Eagle Sewer Easement and Instrument No. 2019-046909 for existing Suez Water Easement.
9. The Suez Water Easement designated hereon is non-exclusive, perpetual, and is hereby granted to Suez Water for the installation, maintenance, operation, and use of water lines, services, and appurtenances thereto.
10. The Private Sidewalk Easements shown hereon are non-exclusive, perpetual, shall run with the land, are appurtenant to the lots shown hereon, and are hereby reserved for ingress and egress; the installation, maintenance, operation, and use of sidewalks; and appurtenances thereto.
11. Existing Consolidated Drainage District No. 2 (formerly known as Drainage District No. 4) Easement, 50-foot wide per Consolidated Drainage District No. 2.
12. See Instrument Numbers 2016-030835, 2017-062809, and 2019-044549 for Existing ACHD Right-of-Way and Sidewalk Easements.
13. Portions of Lots 2 & 3 of Block 10 are servient to and contain the ACHD storm water drainage system. These lots are encumbered by that certain first amended Master Perpetual Storm Water Drainage Easement recorded on November 10, 2015 as Instrument No. 2015-103256, official records of Ada County, and incorporated herein by this reference as if set forth in full (the "Master Easement"). The Master Easement and the storm water drainage system are dedicated to ACHD pursuant to Section 40-2302 Idaho Code. The Master Easement is for the operation and maintenance of the storm water drainage system.
14. See Instrument Number 2019-045868 for existing ACHD Bridge/Culvert Maintenance Easement.
15. See Instrument Number 2019-044548 for existing ACHD Temporary Turn Around Easement.
16. No Utility Easement shown or designated hereon shall preclude the construction and maintenance of hard-surfaced driveways, landscaping, parking, side and rear property line fences, or other such nonpermanent improvements.
17. All easements are parallel (or concentric) to the lines (or arcs) that they are dimensioned from unless otherwise noted.
18. See Instrument Number 101074133 for existing Access Easement.



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PLAT SHOWING
Lakemoor Subdivision No. 8

PLAT BOOK 117 PAGE 17817

Certificate of Owners

Know all people by these presents: that C&O Development, Inc, an Idaho corporation, does hereby certify that it is the owner of that real property to be known as Lakemoor Subdivision No. 8, and that it intends to include said real property, as described below, in this plat: To Wit:

A parcel of land situated in the west half of the southwest quarter of Section 21, Township 4 North, Range 1 East, Boise Meridian, City of Eagle, Ada County, Idaho, and being more particularly described as follows:

Commencing at the northwest corner of the southwest quarter (west quarter-section corner) of Section 21, Township 4 North, Range 1 East, Boise Meridian, which bears N00°36'24"E, 2647.21 feet from the southwest corner of the southwest quarter (southwest section corner) of Section 21;

Thence S89°29'05"E, 70.00 feet along the north line of the southwest quarter of Section 21 to the east right-of-way line of South Eagle Road (Hwy 55);
Thence S01°11'42"W, 4.19 feet along the east right-of-way line of South Eagle Road (Hwy 55);
Thence S01°09'17"E, 911.86 feet along the east right-of-way line of South Eagle Road to the south right-of-way line of East Eagles Gate Drive and the southwest corner of Lakemoor Subdivision No. 6 (Book 112 of Plats at Pages 16311 through 16313, records of Ada County, Idaho), the POINT OF BEGINNING;

Thence N88°51'36"E, 69.72 feet along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence 181.73 feet on a curve to the right, having a radius of 272.00 feet, a central angle of 38°16'50", a chord bearing of S71°59'59"E, and a chord length of 178.37 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence S52°51'34"E, 50.00 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence 290.82 feet on a curve to the left, having a radius of 428.00 feet, a central angle of 38°55'53", a chord bearing of S72°19'30"E, and a chord length of 285.26 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence S50°28'24"E, 29.42 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence N82°10'58"E, 50.00 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence N34°50'21"E, 29.42 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6;
Thence 205.81 feet on a non-tangent curve to the left, concave Northwest, having a radius of 428.00 feet, a central angle of 27°33'04", a chord bearing of N62°22'52"E, and a chord length of 203.83 feet, along the south right-of-way line of East Eagles Gate Drive and Lakemoor Subdivision No. 6 to the corner of Lot 52 of Block 9 of Lakemoor Subdivision No. 6;
Thence S41°23'40"E, 7.00 feet, along the boundary Lakemoor Subdivision No. 6;
Thence 90.13 feet on a non-tangent curve to the left, concave northwesterly, having a radius of 435.00 feet, a central angle of 11°52'19", a chord bearing of N42°40'11"E, and a chord length of 89.97 feet, along the boundary Lakemoor Subdivision No. 6 to the boundary of Lakemoor Subdivision No. 4 (Book 106 of Plats at Pages 14621 through 14630, records of Ada County, Idaho);
Thence S04°26'44"W, 186.02 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S00°45'45"W, 192.98 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S60°47'44"W, 20.32 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S75°03'18"W, 73.89 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S00°41'09"E, 104.85 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S15°29'44"E, 62.75 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S00°00'00"E, 189.65 feet along the boundary of Lakemoor Subdivision No. 4;
Thence S22°20'50"E, 34.16 feet along the boundary of Lakemoor Subdivision No. 4 to an angle point in the south boundary of the Fall Creek - Mace Survey, (ROS 3656, records of Ada County, Idaho);
Thence S89°15'55"W, 381.52 feet along the south boundary of the Fall Creek - Mace Survey to a found 1-1/4 inch pin;
Thence N82°56'43"W, 187.24 feet to the east boundary of the ITD Detention Pond Survey (ROS 4150, records of Ada County, Idaho);
Thence N00°34'57"E, 111.65 feet along the east boundary of the ITD Detention Pond Survey;
Thence N76°48'05"W, 245.91 feet along the boundary of the Fall Creek - Mace Survey and the ITD Detention Pond Survey to the east right-of-way line of South Eagle Road (Hwy 55);
Thence N00°36'24"E, 220.32 feet along the east right-of-way line of South Eagle Road (Hwy 55);
Thence N01°09'17"W, 390.73 feet along the east right-of-way line of South Eagle Road (Hwy 55) to the POINT OF BEGINNING.
The above-described parcel contains 12.33 acres, more or less.

The public streets shown on this plat are hereby dedicated to the public. The private roads shown on this plat are not dedicated to the public. The easements shown on this plat are not dedicated to the public, however the right to use said easements is hereby reserved for the uses specifically depicted on the plat, and for any other purposes designated hereon, and no permanent structures, other than for such uses and purposes, are to be erected within the lines of said easements. All of the lots within this subdivision are eligible to receive water service from Suez Water Idaho, Inc., and Suez Water Idaho, Inc. has agreed in writing to serve all lots within the subdivision.

In witness whereof I have hereunto set my hand:

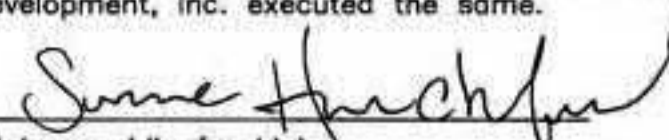

Dennis M. Baker, President
C&O Development, Inc.



Acknowledgment

State of Idaho }
County of Ada } ss.

On this 13th day of November, in the year 2019, before me, a Notary Public in and for the State of Idaho, personally appeared Dennis M. Baker, known or identified to me to be President of C&O Development, Inc., that executed the within instrument and acknowledged to me that C&O Development, Inc. executed the same.


Notary public for Idaho
My commission expires 10/23/2025

Certificate of Surveyor

I, Bert J. Nowak, do hereby certify that I am a Professional Land Surveyor, licensed by the State of Idaho, and that this plat of Lakemoor Subdivision No. 8, as described in the Certificate of Owners and as shown on the attached plat is correct and was surveyed in accordance with Idaho Code relating to plats and surveys.

Bert J. Nowak, PLS 8077



J-U-B ENGINEERS, INC.

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PLAT SHOWING
Lakemoor Subdivision No. 8

Approval of Central District Health Department

Sanitary restrictions as required by Idaho Code, Title 50, Chapter 13 have been satisfied according to the letter to be read on file with the County Recorder or his agent listing the conditions of approval. Sanitary restrictions may be re-imposed, in accordance with Section 50-1326, Idaho Code, by the issuance of a certificate of disapproval.

Ross Pading RCHS
Central District Health Department
Date 4.2.19



Certificate of County Surveyor

I, the undersigned, Professional Land Surveyor for Ada County, Idaho, do hereby certify that I have checked this plat and find that it complies with the State of Idaho Code relating to plats and surveys.

Del P. Guy
Ada County Surveyor
PLS # 13553
Date 13 November 2019



Approval of Ada County Highway District

The foregoing plat was accepted and approved by the Board of Ada County Highway District Commissioners on the 5th day of June, 2019.

Steven W. Arnold
Commission President
Ada County Highway District
Date 8-15-2019



Certificate of County Treasurer

I, the undersigned, County Treasurer in and for the County of Ada, State of Idaho, per requirements of Idaho Code 50-1308, do hereby certify that any and all current and/or delinquent county property taxes for the property included in this proposed subdivision have been paid in full. This certificate is valid for the next thirty (30) days only.

Elizabeth Mahn by Deputy Treasurer
Ada County Treasurer Alex Perez
Date 11-14-2019



Certificate of Eagle City Engineer

I, the undersigned, City Engineer, in and for the City of Eagle, Ada County, Idaho, do hereby certify that I have checked this final plat and that the Eagle City requirements regarding final plats have been met.

Chris M. Costa
Eagle City Engineer PE 16745
Date 8-15-2019

County Recorder's Certificate

State of Idaho } ss. Instrument No. 2019-114490
County of Ada }

I hereby certify that this instrument was filed at the request of J-U-B Engineers, Inc. at 49 minutes past 3 o'clock P.M., this 15th day of November, 2019, in my office, and was recorded in Book 117 of Plats at Pages 17811 through 17818.
Fee: \$ 40.00

[Signature]
Deputy
Phil Magrane
Ex-Officio Recorder

Approval of Eagle City Council

I, the undersigned, City Clerk in and for the City of Eagle, Ada County, Idaho, do hereby certify that at regular meeting of the City Council held on the 22 day of January, 2019, this plat was duly accepted and approved.

Stacy E. Orton for Sharon K. Bergmann 10/1/19
Eagle City Clerk



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