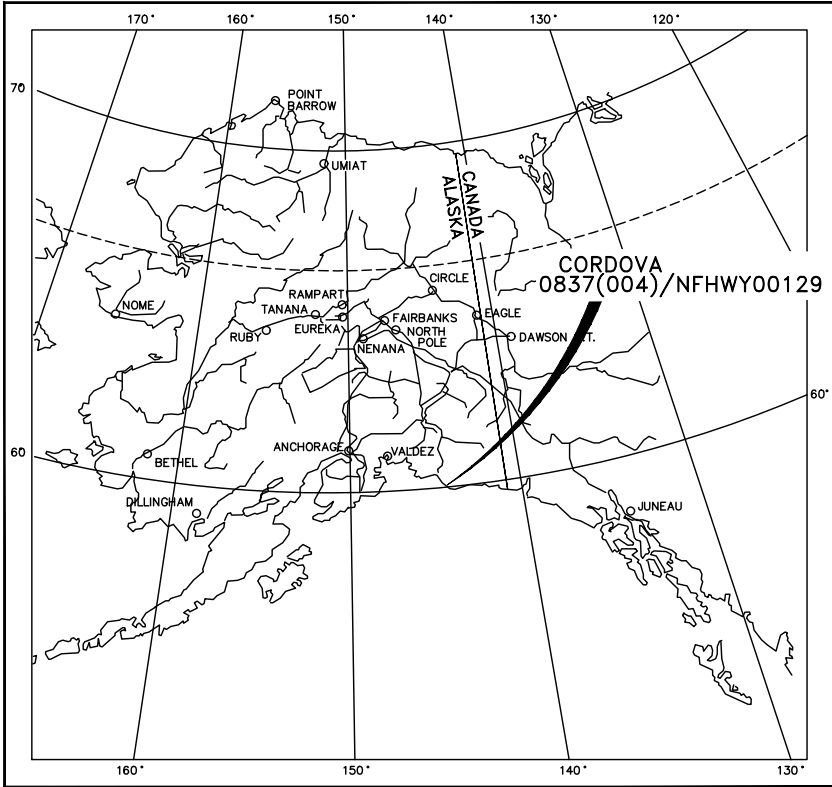


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STATE OF ALASKA
DEPARTMENT OF TRANSPORTATION
&
PUBLIC FACILITIES

RIGHT OF WAY MAP
0837(004)/NFHWY00129
WHITSHED ROAD AND PEDESTRIAN
IMPROVEMENTS--CORDOVA

WITHIN SECTION 28, T. 15 S, R. 03 W, C.R.M., ALASKA
CORDOVA RECORDING DISTRICT
STATE BUSINESS, NO CHARGE

LATEST REVISION 03/26/2025

LOCATIONS SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM PROPERLY REGISTERED AND LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF ALASKA. THAT MONUMENTS SHOWN HEREON WERE RECOVERED BY ME OR UNDER MY SUPERVISION AND EXIST AS DESCRIBED.

TROY M. HICKS

LS-14471

DATE



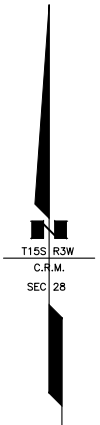
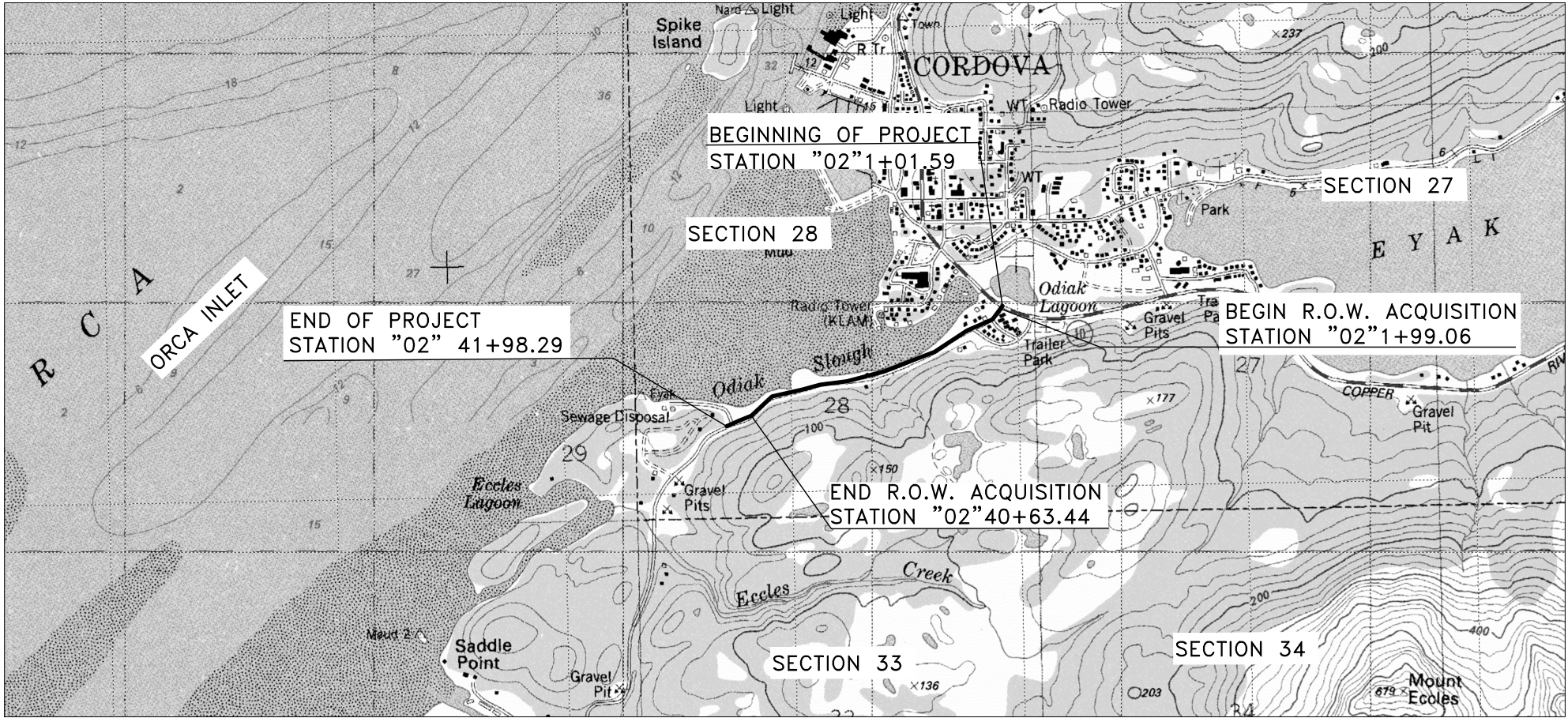
RIGHT OF WAY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM PROPERLY REGISTERED AND LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF ALASKA, AND THAT THIS PLAT WAS MADE BY ME OR UNDER MY SUPERVISION. I DECLARE THAT THIS PLAT IS BASED ON INFORMATION COMPILED FROM RECORD DATA AND CONTROLLED BY RECOVERED MONUMENTATION AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE ACCURATE.

TROY M. HICKS

LS-14471

DATE



STATE OF ALASKA
DEPARTMENT OF TRANSPORTATION
AND PUBLIC FACILITIES
APPROVED _____

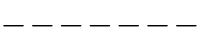
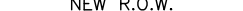
ACTING CHIEF, RIGHT OF WAY
NORTHERN REGION

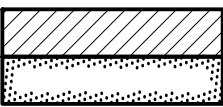
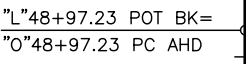
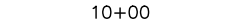
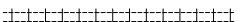
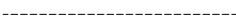
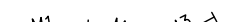
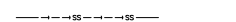
1 INCH = ±1250 FEET

LENGTH OF PROJECT: 0.777 MILES

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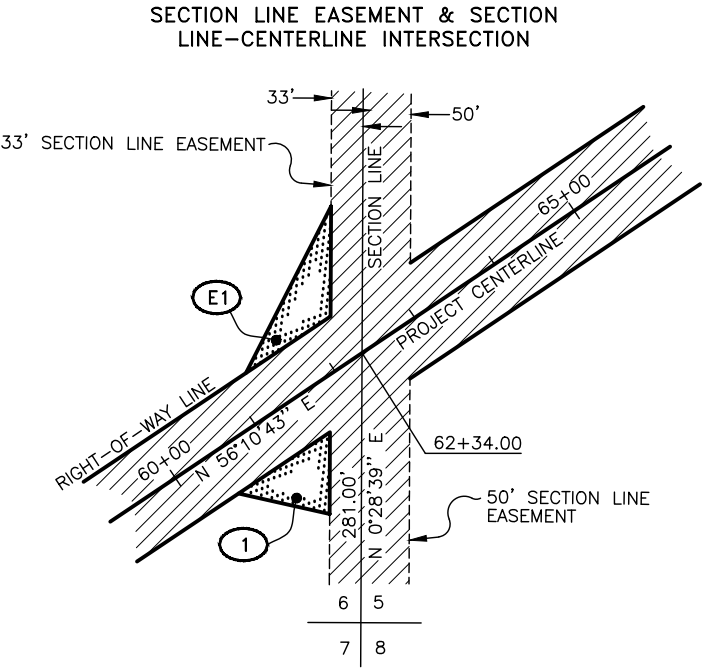
RECOVERED SET

BLM MONUMENT		
GLO MONUMENT		
USC&GS MONUMENT		
PRIMARY MONUMENT		
CENTERLINE MONUMENT IN CASING		
PRIMARY R.O.W. MONUMENT		
BEARING OBJECT		
MISCELLANEOUS MONUMENT		
LINE OF SIGHT MONUMENT		
CONCRETE R.O.W. MONUMENT		
SURVEY PANEL POINT		
REBAR AND CAP		
REBAR		
IRON PIPE		
PK NAIL		
SPIKE		
HUB AND TACK		
SECTION LINE		
1/4 SECTION LINE		
1/16 SECTION LINE		
SURVEY CONTROL LINE		
TOWNSHIP & RANGE LINE		
PROJECT LIMITS EXISTING RIGHT-OF-WAY		
NEW RIGHT-OF-WAY LINE		
EXISTING RIGHT-OF-WAY LINE		
EXISTING PROPERTY LINE		
ACCESS CONTROL LINE		
EXISTING UTILITY EASEMENT LINE		
PROPOSED UTILITY EASEMENT LINE		
PROPOSED CUT SLOPE LIMIT		
PROPOSED FILL SLOPE LIMIT		

HWY MILEPOST	
EXISTING RIGHT-OF-WAY	
RIGHT-OF-WAY REQUIRED	
STATION EQUATION	
DESIGN/CONSTRUCTION CENTERLINE	
OTHER CENTERLINE	
EXISTING RAILROAD CENTERLINE	
EXISTING GUARD RAIL	
EXISTING ROADWAY	
WATER BOUNDARY	
WETLANDS OR MARSH	
OHW LINE	
FLOW CENTERLINE	
FLOW DIRECTION	
MEANDER LINE	
EASEMENT ACQUISITION	
FEE ACQUISITION	
EXISTING SANITARY SEWER LINE	
EXISTING FUEL LINE	
EXISTING GAS LINE	
EXISTING WATER LINE	
EXISTING STORM DRAIN LINE	
EXISTING FIBER OPTIC LINE	
EXISTING BURIED TELEPHONE CABLE	
EXISTING BURIED ELECTRIC LINE	
EXISTING OVERHEAD ELECTRIC LINE	
EXISTING VEGETATION	
PROPERTY TIE	
EXISTING FENCE	

EXISTING RISER	
EXISTING CATCH BASIN OR DROP INLET	
EXISTING MANHOLE	
EXISTING FIRE HYDRANT	
EXISTING CULVERT PIPE	
EXISTING POWER POLE	
EXISTING SIGNAL POLE W/ MAST ARM	
EXISTING LUMINAIRE	
EXISTING POLE GUY ANCHOR	
EXISTING POLE STUB TELEPHONE	
EXISTING POLE STUB POWERLINE	
EXISTING TELEPHONE PEDESTAL	
EXISTING JOINT USE POWER & TELEPHONE	
EXISTING TELEPHONE POLE LINE	
EXISTING SIGNAL POST W/O MAST ARM	
EXISTING MAILBOX	
EXISTING GRAVE	
EXISTING VEHICLE PLUG-IN OR HEADBOLT HEATER	
EXISTING BURIED CABLE MARKER	
EXISTING WATER METER	
EXISTING WATER VALVE	
EXISTING PIPELINE VALVE	
EXISTING PIPELINE MARKER	
EXISTING PARKING METER	
EXISTING BUILDINGS	
EXISTING SECTION LINE OR ACCESS EASEMENT	

EXISTING SIGN 1, 2, AND 3 POST	
EXISTING POST OR BOLLARD	
EXISTING SANITARY CLEAN OUT	
EXISTING SEPTIC VENT	
EXISTING WELL OR MONITORING WELL	
EXISTING FUEL TANK FILL PIPE/VENT	
EXISTING SATELLITE DISH	
TEST HOLE	
CONIFER TREE	
DECIDUOUS TREE	



PLAN SHEET MATCH LINES

MATCH 10+00 LINE

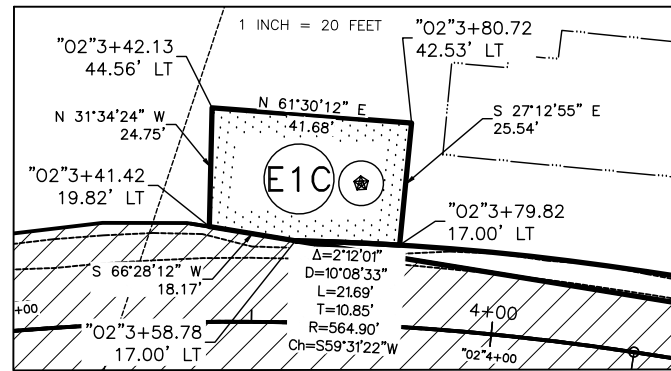
MATCH SHEET 5 LINE

STATE OF ALASKA
DEPARTMENT OF TRANSPORTATION
AND
PUBLIC FACILITIES
RIGHT OF WAY MAP
ALASKA PROJECT NO.
0837(004)/NFHWY00129
WHITSHED ROAD &
PEDESTRIAN IMPROVEMENTS

SCALE: 1"= N/A

SHEET 2 OF 7

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(USS 251)
J & N ENTERPRISES
BOOK 42 PAGE 199
BOOK 48 PAGE 452

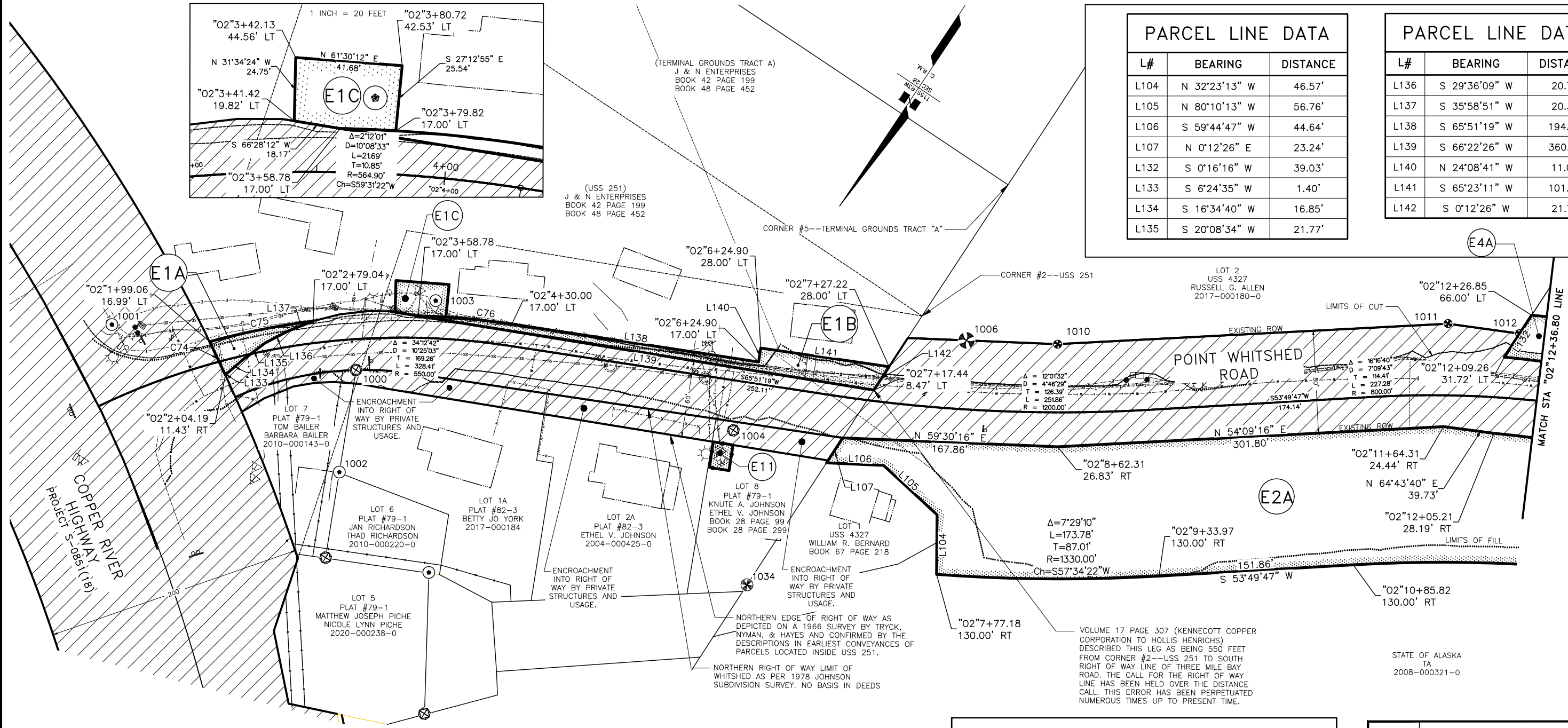
(TERMINAL GROUNDS TRACT A)
J & N ENTERPRISES
BOOK 42 PAGE 199
BOOK 48 PAGE 452

CORNER #5--TERMINAL GROUNDS TRACT "A"

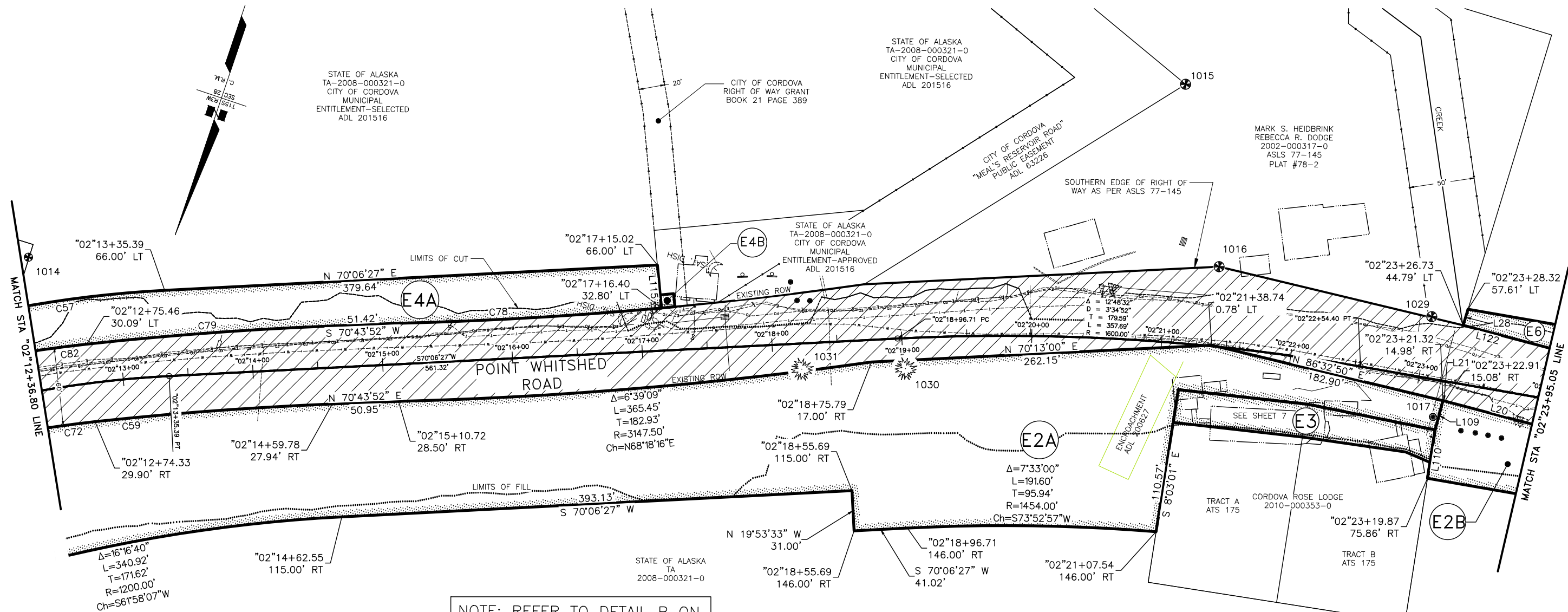
CORNER #2--USS 251

LOT 2
USS 4327
RUSSELL G. ALLEN
2017-000180-0

PARCEL LINE DATA		
L#	BEARING	DISTANCE
L104	N 32°23'13" W	46.57'
L105	N 80°10'13" W	56.76'
L106	S 59°44'47" W	44.64'
L107	N 0°12'26" E	23.24'
L132	S 0°16'16" W	39.03'
L133	S 6°24'35" W	1.40'
L134	S 16°34'40" W	16.85'
L135	S 20°08'34" W	21.77'

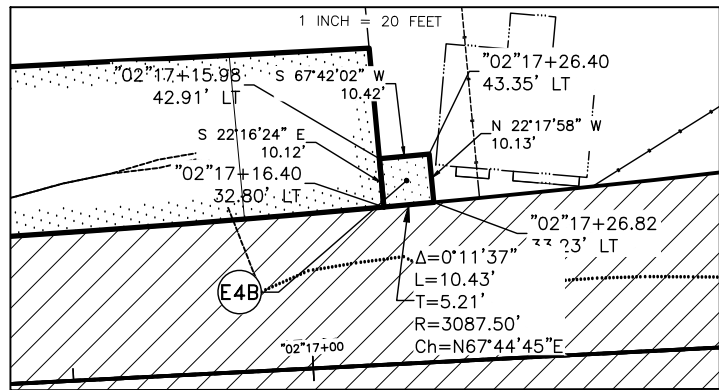


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PARCEL CURVE DATA					
C#	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING
C57	7°46'23"	866.00'	117.49'	58.83'	N 66°13'16" E
C59	3°52'23"	2710.00'	183.19'	91.63'	S 68°47'40" W
C72	4°15'38"	896.00'	66.63'	33.33'	N 64°43'40" E
C78	3°47'48"	3087.50'	204.60'	102.34'	S 69°44'28" W
C79	3°52'23"	2770.00'	187.25'	93.66'	S 68°47'40" W
C82	4°07'18"	956.00'	68.77'	34.40'	N 64°47'49" E

PARCEL LINE DATA		
L#	BEARING	DISTANCE
L20	N 87°51'05" E	84.46'
L21	N 86°32'50" E	1.59'
L28	S 0°00'00" E	12.92'
L57	N 86°50'20" E	50.27'
L58	N 87°50'51" E	84.75'
L109	N 1°56'10" W	23.30'
L110	N 8°03'01" W	37.67'
L115	S 22°16'24" E	33.22'
L122	N 87°50'51" E	84.75'



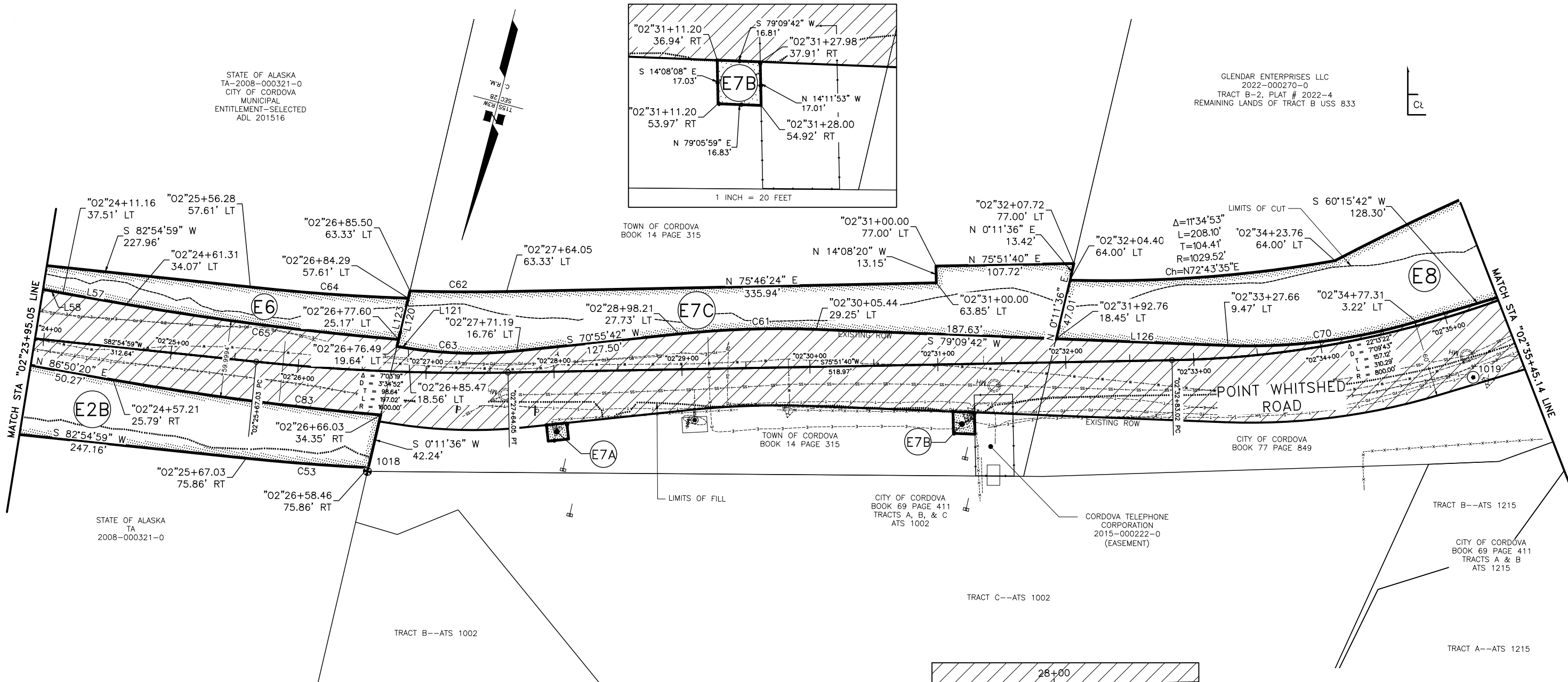
E6	ROW ESMT	STATE OF ALASKA-DNR CITY OF CORDOVA MUNICIPAL ENTITLEMENT SELECTED	LARGE	0.198 AC	0.198 AC	LARGE	
5		DELETED					
E4B	UTILITY EASEMENT	STATE OF ALASKA-DNR CITY OF CORDOVA MUNICIPAL ENTITLEMENT APPROVED	±5.2 AC	106 S.F.	-0- S.F.	±5.2 AC	
4B		DELETED					
E4A	ROW ESMT	STATE OF ALASKA-DNR CITY OF CORDOVA MUNICIPAL ENTITLEMENT SELECTED	LARGE	0.404 AC	0.404 AC	LARGE	
E3	ROW ESMT	CORDOVA ROSE LODGE TRACT A+B, ATS 175	0.699 AC	0.112 AC	0.112 AC	0.587 AC	
E2B	ROW ESMT	STATE OF ALASKA-DNR	LARGE	0.391 AC	0.391 AC	LARGE	
E2A	ROW ESMT	STATE OF ALASKA-DNR	LARGE	3.291 AC	3.291 AC	LARGE	
PARCEL NUMBER	INTEREST TO BE ACQUIRED	OWNER(S)	LARGER PARCEL	ACQUISITION INCL. EXISTING EASEMENT	NET ACQUISITION	REMAINDER	INSTRUMENT NO.

DATE	REVISION	BY
STATE OF ALASKA DEPARTMENT OF TRANSPORTATION AND PUBLIC FACILITIES RIGHT OF WAY MAP ALASKA PROJECT NO. 0837(004)/NFHWY00129 WHITSHED ROAD & PEDESTRIAN IMPROVEMENTS		
SCALE: 1" = 40'		
SHEET 4 OF 7		

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STATE OF ALASKA
TA-2008-000321-0
CITY OF CORDOVA
MUNICIPAL
ENTITLEMENT-SELECTED
ADL 201516

GLENDAR ENTERPRISES LLC
2022-000270-0
TRACT B-2, PLAT # 2022-4
REMAINING LANDS OF TRACT B USS 833



STATE OF ALASKA
TA
2008-000321-0

CITY OF CORDOVA
BOOK 69 PAGE 411
TRACTS A, B, & C
ATS 1002

CORDOVA TELEPHONE
CORPORATION
2015-000222-0
(EASEMENT)

TRACT B--ATS 1215

CITY OF CORDOVA
BOOK 69 PAGE 411
TRACTS A & B
ATS 1215

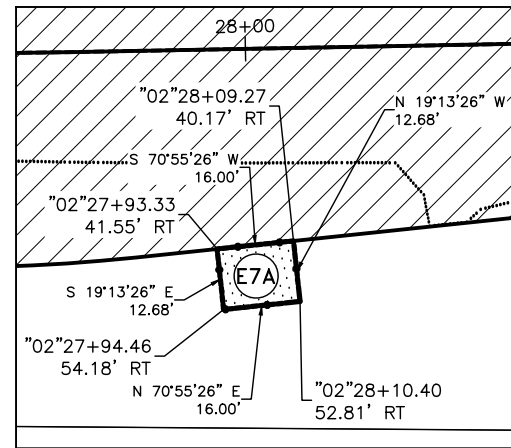
TRACT A--ATS 1215

PARCEL LINE DATA

L#	BEARING	DISTANCE
L20	N 87°51'05" E	84.46'
L57	N 86°50'20" E	50.27'
L58	N 87°50'51" E	84.75'
L120	N 0°11'36" E	44.56'
L121	S 85°47'42" W	8.94'
L123	N 0°11'36" E	33.08'

PARCEL CURVE DATA

C#	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING
C53	3°16'27"	1675.86'	95.77'	47.90'	S 81°16'46" W
C61	8°14'00"	746.93'	107.33'	53.76'	S 75°02'42" W
C62	2°48'47"	1536.67'	75.44'	37.73'	N 77°16'03" E
C63	14°52'00"	327.94'	85.09'	42.79'	S 78°21'42" W
C64	4°32'00"	1564.56'	123.79'	61.93'	S 81°00'03" W
C65	5°02'49"	2436.22'	214.59'	107.37'	N 84°17'19" E
C70	18°54'00"	451.84'	149.05'	75.21'	S 69°42'42" W
C83	4°53'38"	2470.60'	211.02'	105.57'	N 84°23'29" E
C85	21°58'00"	173.01'	66.33'	33.58'	S 49°16'42" W



PARCEL NUMBER	INTEREST TO BE ACQUIRED	OWNER(S)	LARGER PARCEL	ACQUISITION INCL. EXISTING	NET ACQUISITION	REMAINDER	INSTRUMENT NO.
E8	ROW ESMT	GLENDAR ENTERPRISES LLC	LARGE	1.255 AC	1.255 AC	LARGE	
E7B	UTILITY EASEMENT	TOWN OF CORDOVA	LARGE	0.007 AC	0.007 AC	LARGE	
E7A	UTILITY EASEMENT	TOWN OF CORDOVA	LARGE	0.005 AC	0.005 AC	LARGE	
E7C	ROW ESMT	TOWN OF CORDOVA	LARGE	0.509 AC	0.509 AC	LARGE	
E6	ROW ESMT	STATE OF ALASKA-DNR CITY OF CORDOVA MUNICIPAL ENTITLEMENT SELECTED	LARGE	0.198 AC	0.198 AC	LARGE	
E2B	ROW ESMT	STATE OF ALASKA	LARGE	0.391 AC	0.391 AC	LARGE	

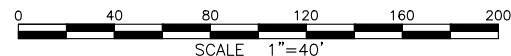
DATE	REVISION	BY

STATE OF ALASKA
DEPARTMENT OF TRANSPORTATION
AND
PUBLIC FACILITIES
RIGHT OF WAY MAP
ALASKA PROJECT NO.
0837(004)/NFHWY00129
**WHITSHED ROAD &
PEDESTRIAN IMPROVEMENTS**

SCALE: 1" = 40'

SHEET 5 OF 7

PRELIMINARY



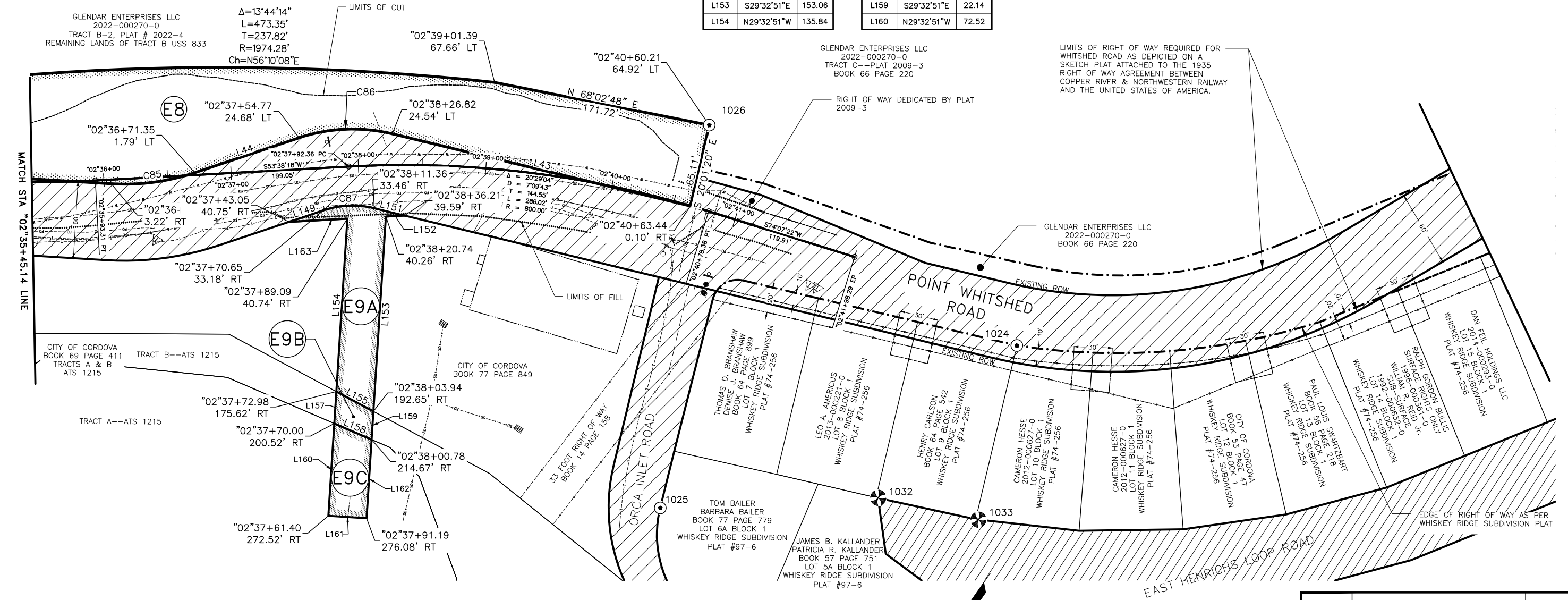
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PARCEL CURVE DATA					
C#	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING
C87	32°06'00"	72.19'	40.45'	20.77'	N 54°20'42" E

Parcel Line Table		
Line #	Direction	Length
L149	N38°17'42"E	28.62
L151	N70°23'42"E	24.50
L152	S53°37'37"W	14.71
L153	S29°32'51"E	153.06
L154	N29°32'51"W	135.84

Parcel Line Table		
Line #	Direction	Length
L155	S84°53'18"W	32.95
L157	N29°32'51"W	25.07
L158	S80°05'18"W	31.85
L159	S29°32'51"E	22.14
L160	N29°32'51"W	72.52

Parcel Line Table		
Line #	Direction	Length
L161	S60°27'09"W	30.00
L162	S29°32'51"E	61.81
L163	S53°37'37"W	46.05



PARCEL CURVE DATA					
C#	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING
C70	18°54'00"	451.84'	149.05'	75.21'	S 69°42'42" W
C85	21°58'00"	173.01'	66.33'	33.58'	S 49°16'42" W
C86	32°06'00"	132.19'	74.06'	38.03'	S 54°20'42" W

PARCEL LINE DATA		
L#	BEARING	DISTANCE
L43	S 70°23'42" W	240.60'
L44	S 38°17'42" W	86.50'
L126	S 79°09'42" W	134.57'

PARCEL NUMBER	INTEREST TO BE ACQUIRED	OWNER(S)	LARGER PARCEL	ACQUISITION INCL. EXISTING	NET ACQUISITION	REMAINDER	INSTRUMENT NO.
E9C	ROW EASEMENT	CITY OF CORDOVA	5.598 AC	0.046 AC	0.046 AC	5.598 AC	
E9B	ROW EASEMENT	CITY OF CORDOVA	0.943 AC	0.016 AC	0.016 AC	0.927 AC	
E9A	ROW EASEMENT	CITY OF CORDOVA	1.846 AC	0.112 AC	0.112 AC	1.734 AC	
E8	ROW EASEMENT	GLNDAR ENTERPRISES LLC	LARGE	1.255 AC	1.255 AC	LARGE	

DATE	REVISION	BY

STATE OF ALASKA
DEPARTMENT OF TRANSPORTATION
AND
PUBLIC FACILITIES
RIGHT OF WAY MAP
ALASKA PROJECT NO.
0837(004)/NFHWY00129
WHITSHED ROAD &
PEDESTRIAN IMPROVEMENTS

SCALE: 1"= 40

SHEET 6 OF 7

NOTES:

1. THE PURPOSE OF THIS PLAT IS TO ESTABLISH EXISTING RIGHT OF WAY LIMITS AND SHOW NEW RIGHT OF WAY AND OR EASEMENT INTERESTS ACQUIRED BY ALASKA DOT&PF FOR THIS PROJECT THROUGH DEEDS, PERMITS, INTERAGENCY AGREEMENTS, AND OTHER DOCUMENTS. ADJOINING PROPERTY LINES AND PROPERTY CORNERS AS SHOWN ARE BASED ON A COMBINATION OF RECORD INFORMATION AND FOUND MONUMENTS. FURTHER EVIDENCE MAY NEED TO BE CONSIDERED BEFORE USING THIS DRAWING TO ESTABLISH PROPERTY LINES AND PROPERTY CORNERS.

2. COORDINATE REFERENCE SYSTEM:
THIS PROJECT IS LOCATED ENTIRELY WITHIN THE CORDOVA LOW DISTORTION PROJECTION (LDP). A LOW DISTORTION PROJECTION CREATED BY THE ALASKA DEPARTMENT AND PUBLIC FACILITIES.

CORDOVA LDP DEFINITION:
LINEAR UNIT: U.S. SURVEY FOOT (SFT)
DATUM: NAD83 (2011)
PROJECTION: LAMBERT CONFORMAL CONIC., (SINGLE PARALLEL)
STANDARD PARALLEL AND GRID ORIGIN: 60° 30'00"N
CENTRAL MERIDIAN: (GRID ORIGIN): 145°15'00" W
FALSE NORTHING: 100,000 SFT
FALSE EASTING: 300,000 SFT
STANDARD PARALLEL: 1.000004 (EXACT)

THE BASIS OF COORDINATES IS THE NAD83(2011)(EPOCH:2010.0000) OPUS AVERAGED POSITION OF "WHIT 0.0", POINT #111.

BASIS OF BEARING IS CORDOVA LDP.

3. FIELD WORK FOR THIS SURVEY WAS DONE FROM May to August of 2017.

4. THE BASIS OF STATIONING HAS BEEN SUPPLIED BY DESIGN ENGINEER.

5. THE HORIZONTAL CLOSURE FOR THIS SURVEY MEETS OR EXCEEDS 1 PART IN 10,000. THE LARGEST NETWORK HORIZONTAL SEMI-MAJOR ERROR ELLIPSE OF 0.021 METERS AT THE 95% CONFIDENCE LEVEL WAS OBSERVED FOR THE STATIC GPS, AND THE MINIMUM LOOP CLOSURE MEETS OR EXCEEDS 1 PART IN 637,051.

6. COORDINATES, STATIONS, AND OFFSETS LISTED IN THE RECOVERED MONUMENT TABLES REFER TO THE POSITION OF THE PHYSICAL EVIDENCE. DIMENSIONS, STATIONS AND OFFSETS AS SHOWN ON THE PLAN SHEETS REFLECT ADJUSTED POSITIONS. ADJUSTED POSITIONS ARE BASED ON AN EVALUATION OF THE CONTROLLING EVIDENCE AND SENIOR RIGHTS AND MAY VARY FROM THE POSITION OF THE PHYSICAL EVIDENCE.

7. THE RIGHT OF WAY FOR THIS PORTION OF THE POINT WHITSHED ROAD IS OF VARIABLE WIDTH AND BASED UPON A COMBINATION OF HISTORICAL DEEDS AND PLANS ALONG WITH RECOVERED PHYSICAL MONUMENTS.

9. ALL DISTANCES SHOWN ARE GROUND DISTANCES, IN US SURVEY FEET.

10. THIS SURVEY DOES NOT CONSTITUTE A SUBDIVISION AS DEFINED BY ALASKA STATUTE 40.15.900(5)(A).

FOUND MONUMENTS THIS SURVEY

POINT NO.	NORTHING	EASTING	DESCRIPTION
1000	114601.74	209281.40	REBAR FOUND
1001	114675.36	209460.65	REBAR & CAP FOUND
1002	114675.75	209249.04	REBAR & CAP FOUND
1003	114522.51	209258.48	REBAR & CAP FOUND
1004	114481.45	209008.38	REBAR FOUND
1006	114323.74	208893.52	BLM MON MONUMENT FOUND
1010	114287.65	208832.21	PRIMARY MONUMENT FOUND
1011	114108.72	208584.90	PRIMARY MONUMENT FOUND
1012	114085.01	208533.70	PRIMARY MONUMENT FOUND
1014	114026.67	208533.88	PRIMARY MONUMENT FOUND
1015	113639.85	207720.93	PRIMARY MONUMENT FOUND
1016	113766.58	207655.32	PRIMARY MONUMENT FOUND
1017	113829.20	207464.25	IRON PIPE FOUND
1018	113833.58	207114.56	PRIMARY MONUMENT FOUND
1019	113566.53	206289.40	REBAR & CAP FOUND
1024	113187.51	205567.21	REBAR & CAP FOUND
1025	113447.26	205731.50	REBAR & CAP FOUND
1026	113175.09	205863.74	REBAR & CAP FOUND
1029	113755.67	207487.52	PRIM MOM FND ASLS 77-145 COR 6 WC
1030	113911.98	207863.26	PINE BEARING TREE

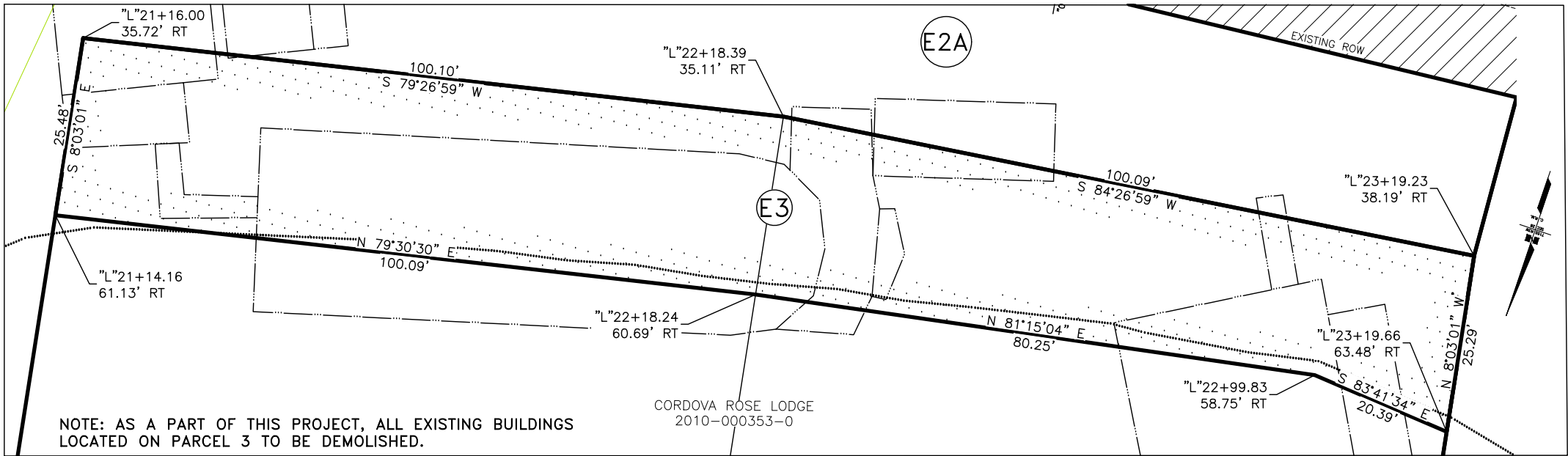
FOUND MONUMENTS THIS SURVEY

POINT NO.	NORTHING	EASTING	DESCRIPTION
1031	113935.58	207939.48	PINE BEARING TREE
1032	113346.93	205592.79	BLM MON MONUMENT FOUND
1033	113318.27	205517.62	BLM MON MONUMENT FOUND
1034	114577.04	208933.95	PRIM MON-WC TO MC-USS 251

ALIGNMENT COORDINATE VALUES

	STATION	NORTHING	EASTING	DESCRIPTION
	"L"1+00.00	113199.14	205711.82	END OF PROJECT
	"L"1+31.85	113231.95	205827.15	POINT OF TANGENCY
	"L"3+89.40	113475.21	206242.89	POINT OF TANGENCY
	"L"6+82.11	113606.74	206521.78	POINT OF CURVATURE
	"L"9+33.97	113891.63	207896.25	POINT OF CURVATURE
	"L"11+08.33	114085.89	208412.90	POINT OF TANGENCY
	"L"13+25.64	114291.80	208744.25	POINT OF TANGENCY
	"L"18+77.61	114418.10	208961.62	POINT OF CURVATURE
	"L"22+96.36	114736.99	209430.50	BEGINNING OF PROJECT
	"L"25+27.62	113733.51	207025.02	POINT OF TANGENCY
	"L"27+65.77	114188.89	208603.50	POINT OF CURVATURE
	"L"32+84.73	113357.20	206082.60	POINT OF CURVATURE
	"L"35+95.02	114709.12	209415.08	POINT OF CURVATURE
	"L"37+94.07	113774.32	207259.42	POINT OF CURVATURE
	"L"40+80.09	113796.93	207489.58	POINT OF TANGENCY

DETAIL B
1 INCH = 10 FEET



PRELIMINARY

DATE	REVISION	BY
STATE OF ALASKA DEPARTMENT OF TRANSPORTATION AND PUBLIC FACILITIES RIGHT OF WAY MAP ALASKA PROJECT NO. 0837(004)/NFWY00129 WHITSHED ROAD & PEDESTRIAN IMPROVEMENTS		
SCALE: 1" = N/A		
SHEET 7 OF 7		