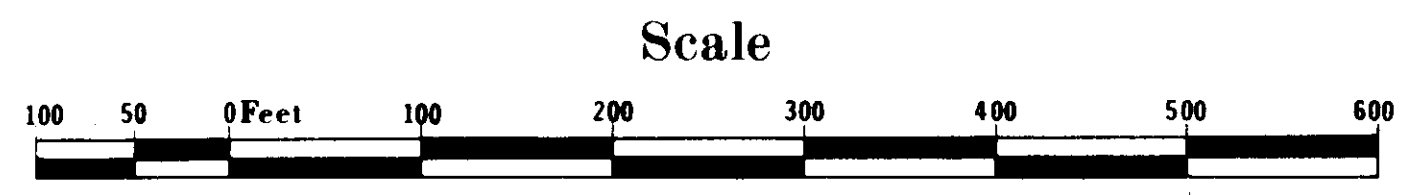


CERTIFICATE OF SURVEY

IN THE E 1/2 & S 1/2 SE 1/4 NE 1/4 OF SECTION 4 TWP. 30N., R. 31W., M.P.M.



NINNEMAN ENGINEERING TROY, MONTANA
CHALLINOR [S 89°44'36" W] [619.92']
GRAMBAUER [619.92']

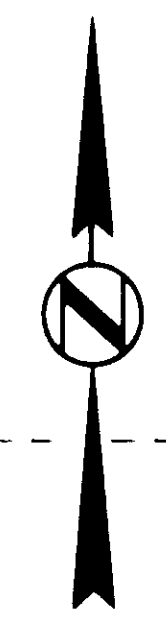
LIBBY PLAZA ASSOCIATES

NOTE: THIS TRACT, DESCRIBED IN TWO DESCRIPTIONS, IS THE REMAINDER OF THE PARENT TRACT AFTER PREVIOUS CONVEYANCES. AS SUCH, THIS TRACT IS NOT SUBJECT TO EITHER SUBDIVISION OR SANITARY REVIEW...

MARCH, 1978

MONTWAY CORPORATION

16.575 AC.



C. of S. 198

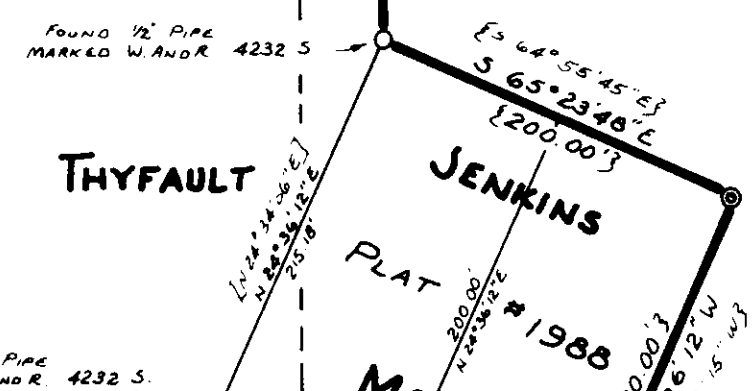
MONTWAY COMMERCIAL PARK

RUSHER

HALSEY

SE 1/4 NE 1/4

POINT OF BEGINNING



2

0.834 Acre

POINT OF BEGINNING
BRYANT

U.S. Highway No. 2



DESCRIPTION 1

An irregular tract of land near Libby in Lincoln County, Montana, lying wholly within the SE 1/4 NE 1/4 of Section 4 Twp. 30 N., R. 31 W., M.P.M., containing 16.575 acres, more or less, and more particularly described as follows:
Beginning at a point on the east line of Section 4 Twp. 30 N., R. 31 W., M.P.M. at a distance of 321.57 feet N 0°09'30" E from the East 1/4 Corner of said Section 4, which point of beginning is the northerly corner of Plat No. 216 of Lincoln County, Montana records; thence, from said point of beginning, along the east line of said Section 4, N 0°09'30" E 999.20 feet to the northeast corner of the SE 1/4 NE 1/4 of said Section 4; thence, along the north line of said SE 1/4 NE 1/4, S 89°46'36" W 619.92 feet to the northeast corner of Montway Commercial Park (C. of S. No. 198 of Lincoln County, Montana records); thence, along the east line of said Montway Commercial Park, S 0°11'04" E 905.30 feet to the northwest corner of Plat No. 1988 of Lincoln County, Montana records; thence, leaving said east line, along the northeasterly line of said Plat No. 1988, S 65°23'48" E 200.00 feet to the northeast corner thereof; thence, along the southeasterly line of said Plat No. 1988, S 24°36'12" W 200.00 feet to the southeast corner thereof on the northeasterly right of way line of a County Road at a distance of 40.00 feet measured at right angles from the centerline thereof; thence, along the northeasterly right of way line of said County Road, S 65°23'48" E 166.51 feet; thence, on the arc of a curve to the left having a radius of 437.50 feet, turning through an angle of 14°44'50" a distance of 112.61 feet; thence, S 71°11'58" E 82.07 feet to a point 20.00 feet measured at right angles from the centerline of said County Road; thence, parallel to the east-west centerline of said Section 4 and 20.00 feet distant therefrom on said northerly right of way line, N 89°38'57" E 86.10 feet to the southwest corner of Plat No. 216 of Lincoln County, Montana records; thence, leaving said northerly right of way line, along the westerly line of said Plat No. 216, N 17°08'50" E 316.19 feet to the point of beginning.

DESCRIPTION 2

An irregular tract of land near Libby in Lincoln County, Montana, lying wholly within the SE 1/4 NE 1/4 of Section 4 Twp. 30 N., R. 31 W., M.P.M., containing 0.834 acre, more or less, and more particularly described as follows:
Beginning at a point N 0°09'30" E 20.00 feet and S 89°38'57" W 398.24 feet from the East 1/4 Corner of Section 4 Twp. 30 N., R. 31 W., M.P.M., which point of beginning lies on the southerly right of way line of a County Road at a distance of 30.00 feet measured at right angles from the centerline thereof; thence, from said point of beginning, parallel to the east-west centerline of said Section 4 and 20.00 feet distant therefrom, S 89°38'57" W 398.15 feet to a point on the northeasterly right of way line of U.S. Highway No. 2 at a distance of 40.00 feet measured at right angles from the centerline thereof; thence, along said northeasterly right of way line, N 45°58'48" W 71.76 feet to a point on the southerly right of way line of said County Road at a distance of 40.00 feet measured at right angles from the centerline thereof; thence, along said southerly right of way line, N 29°59'01" E 41.23 feet to a point at a distance of 30.00 feet measured at right angles from said centerline; thence, on the arc of a curve to the right having a radius of 154.40 feet, turning through an angle of 70°35' a distance of 190.21 feet; thence, S 65°23'48" E 279.18 feet to the point of beginning.

CERTIFICATE OF SURVEYOR

I, J. W. Ninnesman, a duly qualified and licensed Civil Engineer and Land Surveyor of the State of Montana, do hereby certify that the survey as shown hereon was made under my supervision in March, 1978 in accordance with the provisions of Sections 11-3859 through 11-3876 of the Revised Codes of Montana, 1947; and that the said platted area was laid out on the ground as shown hereon.

Date: 3/14/78.

J. W. Ninnesman
J. W. Ninnesman Registration No. 534 E.S., Troy, Mt.

BASIS FOR BEARINGS

Bearings were based on the bearing of the east line of Section 4 Twp. 30 N., R. 31 W., M.P.M. reported to bear N 0°09'30" E on the Plat No. 1477 of Lincoln County, Montana records being the original Montway Site.

PURPOSE OF SURVEY

To locate the boundaries of the subject tract of land to provide for conveyance by reference hereto.

LEGEND

- Found Concrete Monuments per Plat No. 1477
- Found 1/2" Rebar in Monument Casing @ 1/16 Cor.
- Record per Plat No. 1477
- Record per Plat No. 1988
- Set 5/8"x24" Steel Rod with Cap stamped: J.H.M. 4661 S.
- Found 1/2" I.D. Pipe marked W.A.R. 4232 S.
- Record Per Plat No. 1477
- Record per C. of S. No. 198

APPROVED: *[Signature]*
Examining Land Surveyor
Registration No. 4232.5

APPROVED: *[Signature]*
Chairman Board of Commissioners

ATTESTED: *[Signature]*
County Clerk and Recorder

Dated this _____ day of _____, 19__

STATE OF MONTANA COUNTY OF LINCOLN

Filed on this 10th day of April, 1978
at 2:30 o'clock P.M.

[Signature]
County Clerk and Recorder

by *[Signature]*
Deputy

Certificate of Survey No. 464