

# CERTIFICATE OF SURVEY

## RETRACEMENT

### PORTIONS OF "LOTS 1 & 2, GLENWOOD HOME" SUBDIVISION

NE1/4SW1/4, SECTION 4, T.30N., R.31W., P.M.,MT.

LINCOLN COUNTY, MONTANA

FOR: CAROLYNE, LANGLEY DATE: NOVEMBER 2006

#### DESCRIPTION OF PARCEL "B"

An irregular tract of land, within "Glenwood Home Subdivision, Lots 1 and 2", city of Libby, Montana, Lincoln County, and lying in the NE1/4SW1/4, Section 4, T.30N., R.31W., P.M.,MT., and more particularly described as follows:

Commencing at the southeast corner of Parcel A, Certificate of Survey, No. 2307, being also the POINT OF BEGINNING, a 5/8 inch diameter rebar with plastic cap marked 7328S; thence, along the easterly boundary of Lot 2, Glenwood Home Subdivision, Plat No. 13, S00°29'56"W, a distance of 2.71 feet intersecting the northerly boundary adjustment line, Plat No. 2317, a 1/2 inch diameter iron pipe; thence along said boundary, N81°48'10"E, a distance of 4.87 feet to a 1/2 inch diameter iron pipe; thence along northerly boundary adjustment line, Plat No. 3649, S88°44'38"E, a distance of 6.04 feet to a 5/8 inch diameter rebar with plastic cap marked MDL; thence along easterly line of said plat, S01°00'15"W, a distance of 248.93 feet to a 5/8 inch diameter rebar with plastic cap marked MDL; thence along southerly boundary of said Plat, S89°58'58"W, a distance of 3.91 feet to a 1/2 inch diameter iron pipe; thence along southerly boundary adjustment line, Plat No. 2317 N89°58'38"W, a distance of 4.75 feet to southeast corner of Lot 2, Glenwood Home Subdivision, Plat No. 13, a computed point; thence along southerly boundary of said Lot, N89°58'38"W, a distance of 331.01 feet to a set 5/8 inch diameter rebar with plastic cap marked Hughes, 7322LS; thence along the boundary between Lots 2 and 3, said Subdivision, N00°23'33"E, a distance of 251.31 feet to a 5/8 inch diameter rebar with plastic cap marked 7328S; thence along southerly boundary of Parcel A, Certificate of Survey, No. 2307, S89°55'55"E, a distance of 331.47 feet to the POINT OF BEGINNING. Containing 85,398.05 square feet or 1.960 acres, more or less. Subject to and together with all appurtenant easements of record.

#### LEGEND

- FOUND, 1/2 INCH DIAMETER IRON PIPE
- FOUND, 5/8 INCH DIAMETER REBAR, PLASTIC CAP MARKED 7328S
- FOUND, 5/8 INCH DIAMETER REBAR, PLASTIC CAP MARKED MDL
- SET, 1/2 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED HUGHES, 7322LS
- COMPUTED POINT ONLY
- ( ) RECORD, PLAT No. 13
- / / RECORD, AMENDED PLAT No. 2317
- { } RECORD, AMENDED PLAT No. 3649
- [ ] RECORD, COS No. 2112-A
- < > RECORD, COS No. 2307
- \* \* RECORD, QUITCLAIM DEED, LINCOLN COUNTY, BOOK 276, PAGE 888

- PROPERTY LINE
- ADJOINING PROPERTY LINES
- OLD PROPERTY (LOT) LINE
- ROAD CENTERLINE

#### PURPOSE OF SURVEY

The purpose of this survey is to retrace the boundary of existing parcels and that no additional parcels are hereby created. Therefore, this survey is exempt from review as a subdivision under both Montana Subdivision and Platting Act and the Montana Sanitation in Subdivision Act (Section 76-3-404, MCA)

#### METHOD OF SURVEY

A total station with data collector, using closed traverse procedures to tie previously set controlling monuments by Kelly Rooney, September 2006

#### BASIS OF BEARING

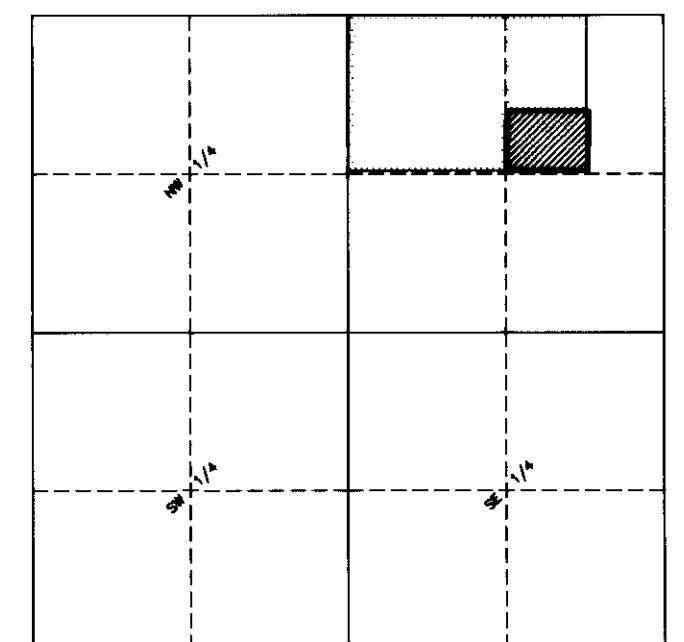
The basis of bearing for this survey is N89°58'38"W, as shown on COS No. 2112-A, between a 5/8 inch diameter rebar marked 7328S and a 1/2 inch diameter pipe

#### HISTORY OF SURVEY

1913, Glenwood Home Subdivision, Plat No. 13, Thomas  
1977, Amended Plat No. 2317, boundary line adjustment, Spurway 4664S  
1979, Amended Plat No. 3649, boundary line adjustment, Lauteren 4232S  
1995, COS No. 2112-A, Deeds Retracement, Marquardt 7328S  
1995, COS No. 2307, Parcel Retracement, Marquardt 7328S  
2002, Quitclaim Deed, Lincoln County Records, Book 276, Page 888

#### VICINITY DIAGRAM

SW 1/4, SECTION 4



#### LAND SURVEYOR'S CERTIFICATION

I hereby certify that I am a Registered Land Surveyor in the State of Montana, that the survey shown on this Certificate of Survey has been prepared under my supervision and in accordance with the Montana Code Annotated, Sections 76-3-101 through 76-3-825, and the Lincoln County Regulations adopted pursuant thereto.

*Alvah F. Hughes*, 11/14/2006  
Alvah F. Hughes, PLS, 7322LS Date

#### EXAMINING LAND SURVEYOR'S CERTIFICATION:

Approved this 11 day of Nov 2006

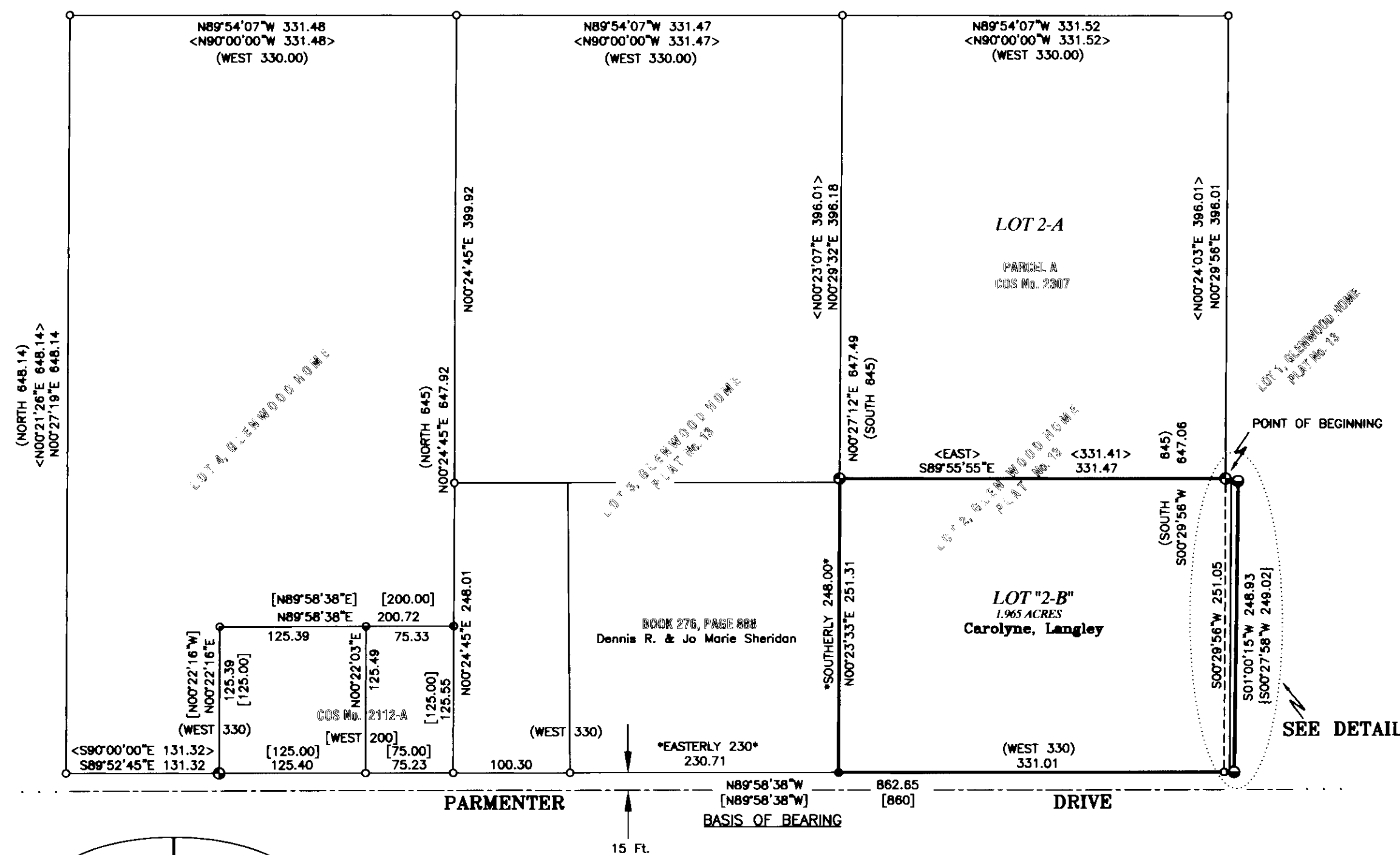
Examining Land Surveyor

#### CLERK AND RECORDER'S CERTIFICATION

State of Montana, County of Lincoln, filed this 17 day

December 2006, A.D. at 3:20 o'clock P.M.  
County Clerk Recorder by *Francis Adams* Deputy

CERTIFICATE OF SURVEY NO. 320 Doc#200029



DETAIL  
No Scale

KSI  
KOOTENAI SURVEYORS INC.  
P.O. BOX 393  
LIBBY, MT 59923  
(406)293-4354

