

CERTIFICATE OF SURVEY

"BOUNDARY LINE ADJUSTMENT"

AMENDS: BLOCK 2, LOTS 5 AND 18, "AUSTIN ACRES SUBDIVISION"

SE1/4, SECTION 23, T30N R31W, P.M.MT,

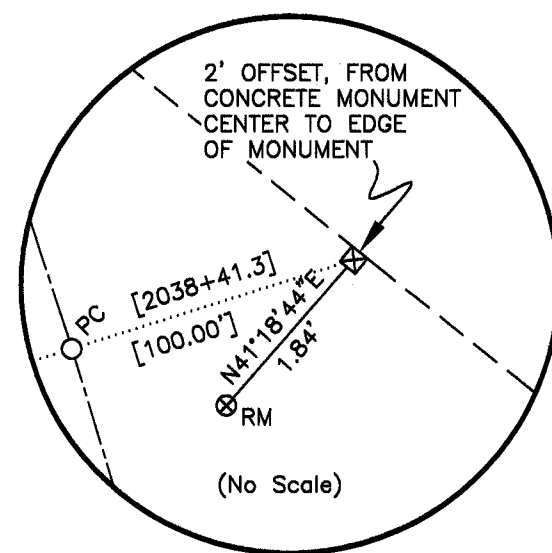
FOR: TERESA LAKE

NOVEMBER 2014

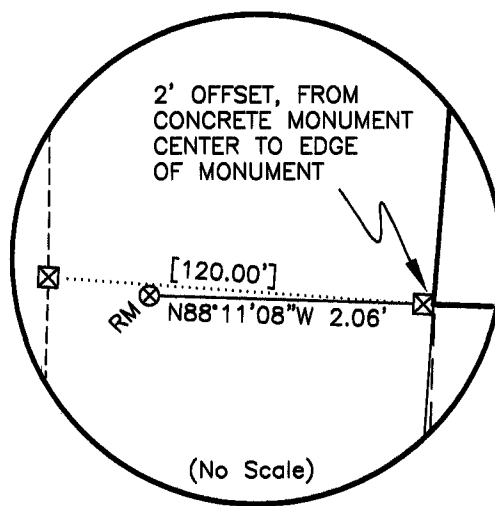
LEGEND

- ✕ A LIFETIME PLASTIC HUB IN ROAD SURFACE, 4661S
- ⊗ A 1 INCH DIAMETER STEEL ROD WITH X MARKED IN TOP
- A 5/8 INCH DIAMETER PIPE
- ⊗ A 5/8 INCH DIAMETER UNCAPPED REBAR
- ⊙ A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED JHN
- ⊙ A 1 INCH DIAMETER PIPE
- ⊗ A 4X4 INCH CONCRETE POST, HIGHWAY RIGHT-OF-WAY MONUMENT
- SET A 5/8 INCH DIAMETER REBAR WITH A PLASTIC CAP STAMPED HUGHES 7322LS
- AN UNMARKED COMPUTED POINT
- () PLAT No. 32 RECORD
- < > PROJECT S-325 (1) RIGHT-OF-WAY RECORD
- [] PROJECT F-330 (5) RIGHT-OF-WAY RECORD
- / / WARRANTY DEED, BOOK 133, PAGE 106 RECORD
- { } PLAT No. 3465 RECORD
- BOUNDARY LINES
- OLD BOUNDARY LINE
- ADJOINING BOUNDARY LINE
- SECTION LINE
- HIGHWAY CENTERLINE
- HIGHWAY RIGHT-OF-WAY LINE
- HIGHWAY CURB LINE
- DIMENSION/RADIAL LINE

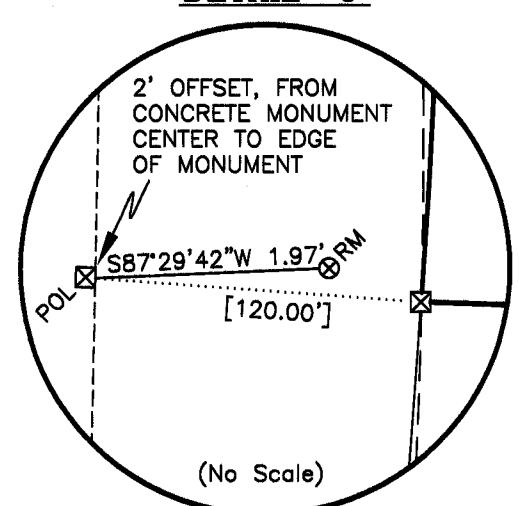
DETAIL "A"



DETAIL "B"



DETAIL "C"



HISTORY OF SURVEY

- 1952 - "Austin Acres Subdivision", Plat No. 32, E. L. Dyson
- 1961 - Book 133, Page 106, Warranty Deed, grants portion of Lot 18 to State Highway Commission of Montana
- 1962 - Project Highway Right-of-Way No. S-325 (1), Farm to Market Road
- 1975 - Project Highway Right-of-Way No. F-330 (5), Montana State Highway No. 2
- 1979 - Plat No. 3465, Amends Lots 9 and 10, Block 2, "Austin Acres", J. H. Ninneman, 4661S

METHOD OF SURVEY

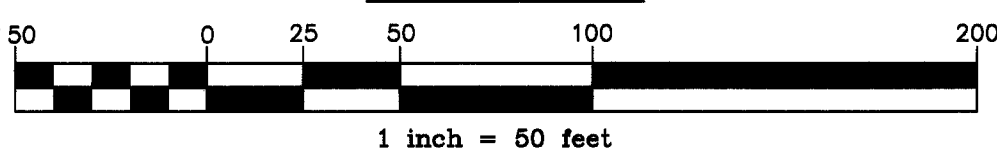
A Nikon total station with data collector and a Trimble RB GNSS GPS system was used with RTK radial procedures to tie the previously set controlling corners and road alignments by Levi Powell, October 2014

BASIS OF BEARING

The basis of bearing for this survey is N00°11'57"E derived from Survey Grade GPS system calibrated to local control between the southeast Section Corner, Section 23, a lifetime plastic hub in road surface and the One Quarter Corner, between Sections 23 & 24, a 1 inch diameter steel rod with X marked in top.



GRAPHIC SCALE



CERTIFICATE OF SURVEY

"BOUNDARY LINE ADJUSTMENT"

AMENDS: BLOCK 2, LOTS 5 AND 18, "AUSTIN ACRES SUBDIVISION"

SE1/4, SECTION 23, T30N R31W, P.M.MT,

FOR: TERESA LAKE

NOVEMBER 2014

LEGAL DESCRIPTION, "PARCEL A"

An irregular tract of land, lying southeasterly of Libby, Montana, in Lincoln County and in the SE1/4, Section 23, T30N R31W, P.M.M.T., within Lot 18, Block 2, "Austin Acres Subdivision", Plat No. 32 and more particularly described as follows: Commencing at the 1/4 corner of Sections 23 and 24, said Township and Range, a 1 inch diameter steel rod with X marked in top, thence along the section line of between said sections, S00°11'57"W 1007.83 feet; Thence N89°48'03"W 50.00 feet to Old Right-of-Way Limits of "Farm to Market Road"; Thence between Lots 17 and 18, S89°39'44"W, 120.65 feet to a 1 inch diameter pipe and being the TRUE POINT OF BEGINNING; Thence between the Old Boundary of Lots 5 and 18 said Subdivision, N00°17'27"E, 100.63 feet to an unmarked computed point; Thence between Lots 5A and 19, N89°51'47"E, 11.41 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along new boundary, S00°14'15"W, 100.59 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence between Lots 5A and 17, S89°39'44"W, 11.51 feet to the TRUE POINT OF BEGINNING, containing 0.026 acres (1,152.94 square feet). Subject to and together with all appurtenant easements of record.

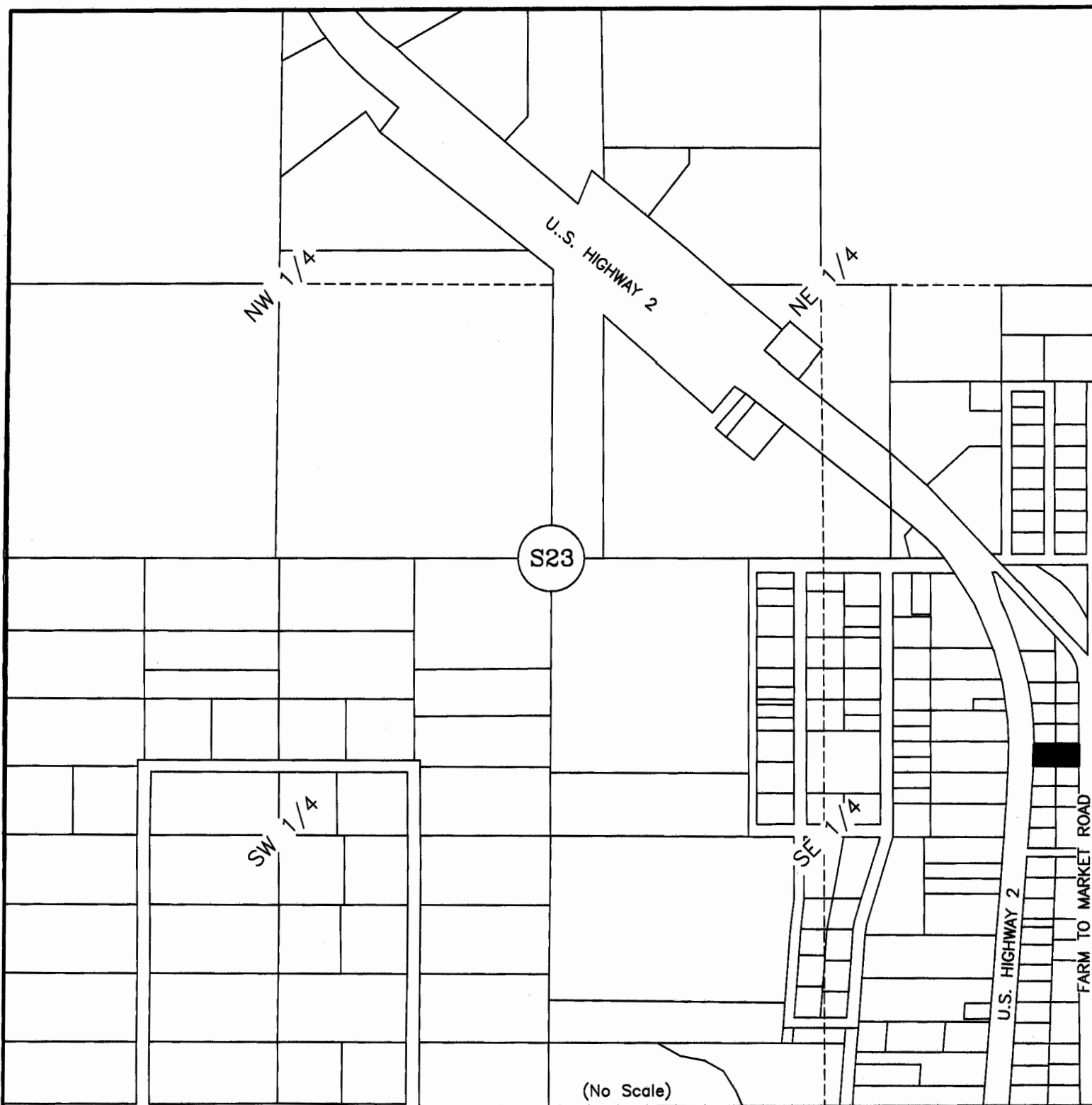
METES AND BOUNDS DESCRIPTION, "LOT 5A"

An Aliquot tract of land, lying southeasterly of Libby, Montana, in Lincoln County and in the SE1/4, Section 23, T30N R31W, P.M.M.T., within Lots 5 and 18, Block 2, "Austin Acres Subdivision", Plat No. 32 and more particularly described as follows: Commencing at the 1/4 corner of Sections 23 and 24, said Township and Range, a 1 inch diameter steel rod with X marked in top, thence along the section line of between said sections, S00°11'57"W 1007.83 feet; Thence N89°48'03"W 50.00 feet to Old Right-of-Way Limits of "Farm to Market Road", an unmarked computed point; Thence between Lots 17 and 18, S89°39'44"W 120.65 feet to a 1 inch diameter pipe and being the TRUE POINT OF BEGINNING; Thence between the boundary Lots 4 and 5, N88°07'51"W, 108.88 feet to U.S. Highway Right-of-Way monument, a 4X4 inch concrete post; Thence along a curve left, radius 1472.50 feet, radial point bears N85°26'59"W, delta angle 3°53'49", arc length 100.15 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence between Lots 5 and 6, S88°23'08"E, 104.83 feet to an unmarked, computed point; Thence between Lots 18 and 19, N89°51'47"E, 11.41 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along New Boundary and fence line, S00°14'15"W, 100.59 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence between Lots 17 and 18, S89°39'44"W, 11.51 feet to the TRUE POINT OF BEGINNING, containing 0.271 acres (11,820.46 square feet) to be known as Lot 5A, Block 2, "Austin Acres Subdivision". Subject to and together with all appurtenant easements of record.

METES AND BOUNDS DESCRIPTION, "LOT 18A"

An Aliquot tract of land, lying southeast of Libby, Montana, in Lincoln County and in the SE1/4, Section 23, T30N R31W, P.M.M.T., within Lot 18, Block 2, "Austin Acres Subdivision" Plat No. 32 and more particularly described as follows: Commencing at the Section Corner of Sections 23, 24, 25, and 26, said Township and Range, a lifetime plastic hub in road surface, 4661S; Thence along the Section Line between Sections 23 and 24, N00°11'57"E, 1641.20 feet; Thence S89°39'44"W, 14.80 feet to Centerline of "Farm to Market Road", an unmarked computed point; Thence S89°39'44"W 40.00 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along easterly boundary, Lot "18A" N00°18'49"E, 100.23 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along boundary between Lots 17 and 18 S89°39'44"W, 104.34 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along New Boundary and fence line between Lots "5A" and "18A" N00°14'15"E, 100.59 feet, set a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence between Lots 18 and 19 N89°51'47"E, 104.47 feet to the TRUE POINT OF BEGINNING, containing 0.241 acres (10,483 square feet) to be known as Lot 18A, Block 2, "Austin Acres Subdivision". Subject to and together with all appurtenant easements of record.

VICINITY DIAGRAM



PROJECT AREA



PURPOSE OF SURVEY AND OWNER'S EXEMPTION CERTIFICATION

We, Janice I. Ringsbye, Richard Duane Johnson and Laura L. Johnson, record owners, hereby certify that the purpose of survey and division of land is to relocate a common boundary between record parcels and is therefore exempt from subdivision review pursuant to MCA 76-3-207(1)(d): divisions made "for five or fewer lots within a platted subdivision, relocation of common boundaries and the aggregation of lots." We further certify that Lots "5A" and "18A" are exempt from review by the Department of Environmental Quality pursuant to ARM 17.36.605 Exclusions 2(c): "A parcel that has facilities for water supply, wastewater disposal, storm drainage, or solid waste disposal that were not subject to review, and have not been reviewed, under Title 76, chapter 4, part 1, MCA (i) no new facilities will be constructed on the parcel and (ii) the number of developed parcels is not increased".

Janice I. Ringsbye by Teresa E Lake POA 12/19/14
Date 352/733

Richard Duane Johnson Date
Laura L. Johnson 2/11/15 Date

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me

a Notary Public for the State of Idaho

County of Kootenai, by Janice I. Ringsbye

on this 19th day of December 2014. In witness whereof,
I have hereunto set my hand and affixed my notarial seal.

residing in: Hayden, Idaho My Commission expires: 09/31/2018
Susan C. Stallard
Notary Public
State of Idaho

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me

a Notary Public for the State of Montana

County of Lincoln, by Richard Duane Johnson

on this day of 201. In witness whereof,
I have hereunto set my hand and affixed my notarial seal.

residing in: My Commission expires:

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me

a Notary Public for the State of Montana

County of Lincoln, by Laura L. Johnson

on this day of February 2015. In witness whereof,
I have hereunto set my hand and affixed my notarial seal.

residing in: Libby My Commission expires: 09/30/2017
Stephanie L. Dell
Notary Public for the
State of Montana
Residing at Libby, MT
My Commission Expires
September 30, 2017

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 76-3-625, and the Lincoln County Regulations adopted pursuant thereto.

Alvah F. Hughes, PLS, 7322LS 12-12-14
Date

EXAMINING LAND SURVEYOR'S CERTIFICATION

Examined this 12th day of December 2014, A.D.

Ronald A. Pearson, PLS 9008LS
Lincoln County Examining Land Surveyor

COUNTY TREASURER'S CERTIFICATION

I hereby certify that all real property taxes and special assessments assessed and levied on the parcel shown hereon are paid pursuant to Section 76-3-207(3), M.C.A.

Nancy Trotter Higgins by Cathy Ogata 2/11/15
Lincoln County Treasurer Date

CLERK AND RECORDER'S CERTIFICATION

State of Montana, County of Lincoln, filed this 12th day

of February 2015, A.D. at 9:00 o'clock A.M.

Ronald A. Pearson by Joanne Dinnis
Lincoln County Clerk Recorder Deputy

CERTIFICATE OF SURVEY No. 4333 RD SHEET 2 OF 2