

CERTIFICATE OF SURVEY

"BOUNDARY LINE ADJUSTMENT"

AMENDED LOTS 1&3 OF SWEDE FLATS SUBDIVISION PLAT NO.6792"

E1/2 NW1/4, SECTION 25, T.30N., R.31W., P.M.,MT.

LINCOLN COUNTY, MONTANA

FOR: LINDY ANN GOYEN DATE: JANUARY 2015

LEGEND

- SECTION CORNER, A 1 1/2 INCH DIAMETER PLASTIC "LIFE TIME MONUMENT" IN PAVEMENT, 534ES RECORD COS No. 251
- 1/4 CORNER, A 2 1/2 INCH DIAMETER IRON PIPE WITH BLM BRASS CAP
- C1/4 CORNER, A 2 1/2 INCH DIAMETER IRON PIPE WITH BLM BRASS CAP
- AN UNCAPPED 5/8 INCH DIAMETER REBAR
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED MDL, 4232S
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED 7328S
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED KED, 4975S
- A 1/2 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED SANDS, 7975S
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED HUGHES, 7322LS
- SET A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED HUGHES, 7322LS
- AN UNMARKED COMPUTED POINT
- < > RECORD COS 1334
- [] RECORD PLAT 6792
- { } RECORD PLAT 6184
- () RECORD COS 3709
- / / RECORD PLAT 6238
- BOUNDARY LINES THIS SURVEY
- SECTION SUBDIVISION LINE
- ROAD EASEMENT LIMITS
- SECTION LINE

HISTORY OF SURVEYS

- 1978 - BLM Plat, "Dependent Resurvey and Survey", T.30N., R.31W., P.M.MT., Shirley B. Hjelum and James S. Pritchard
- 1983 - COS 1198, Occasional Sale, Jack H. Ninneman 4661S
- 1984 - COS 1334, Parcels over 20 Acres, Melvin D. Lautern 4232S
- 1994 - Plat 5187, Ledbetter Subdivision, Dawn Marquardt 7328S
- 1995 - COS 2310, Adjoining Parcels, Thomas E. Sands, 7975S
- 1998 - Plat 6184, Mountain View Subdivision, Alvah F. Hughes 7322LS
- 1999 - Plat 6238, Amended Subdivision Plat, Dawn Marquardt 7328S
- 2005 - Plat 6741 & 6792, Swede Flats Subdivision and Correction Plat, Ken E. Davis 4975S
- 2014 - COS 4290, Boundary Line Adjustment, Alvah F. Hughes 7322LS

METHOD OF SURVEY

A Nikon total station with data collector and a Trimble R8 GNSS GPS system was used with RTK radial procedures to tie the previously set controlling corners and road alignments by Levi Powell, December, 2014.

BASIS OF BEARING

The basis of bearing for this survey is N00°01'45"W derived from Survey Grade GPS system, calibrated to local control between the Center Quarter Corner, Section 25, a 3 1/4" diameter BLM brass cap monument and the north Section Corner, Section 25, a 3 1/4" inch diameter BLM brass cap monument.

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 Date 02-24-15

EXAMINING LAND SURVEYOR'S CERTIFICATION

Examined this 6th day of April 2015, A.D.

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

CLERK AND RECORDER'S CERTIFICATION

State of Montana, County of Lincoln, filed this 6th day

of April 2015, A.D. at 11:00 o'clock A.M.
Robert A. Benum by Joanne Benum
Lincoln County Clerk Recorder Deputy

CERTIFICATE OF SURVEY NO. 46328 RB

Doc 254545

PURPOSE OF SURVEY AND OWNER'S EXEMPTION CERTIFICATION

I, Lindy Ann Goyen, being the record property owner, hereby certify that the purpose of this survey and division of land is the relocation of common boundaries and is therefore exempt from subdivision review pursuant to MCA 76-3-207(1)(d): "for five or fewer lots within a platted subdivision, the relocation of common boundaries". We further certify that Parcel "3A" is exempt from review by the Department of Environmental Quality pursuant to ARM 17-36-605(2)(c) as a parcel that will be affected by a proposed boundary line adjustment, if the parcel has existing 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, and if: (i) no facilities, other than those in existence prior to the boundary line adjustment, or those that were previously approved as replacements for the existing facilities, will be constructed on the parcel. Further more Parcel "3B" is exempt from review by the Department of Environmental Quality pursuant to ARM 17-36-605(2)(b)(i)(ii) as a parcel that has a previous approval issued under Title 76, chapter 4, part 1, MCA if: (i) no facilities other than those previously approved exist or will be constructed on the parcel; and (ii) the division of land will not cause approved facilities to deviate from the conditions of approval, in violation of 76-4-130, MCA;

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me

a Notary Public for the State of Montana
County of Lincoln, by Lindy Ann Goyen

on this 20 day of March 2015. In witness whereof,

I have hereunto set my hand and affixed my notarial seal.

residing in: Libby, MT My Commission expires: 2/17/16

COUNTY TREASURER'S CERTIFICATION

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

Nancy Trickett Higgins by Paul Blomdale 4.1.15
Lincoln County Treasurer Date

LEGAL DESCRIPTION, PARCEL "3A"

An irregular tract of land, lying southeast of Libby, Montana, in Lincoln County and in the E1/2 NW1/4, Section 25, T.30N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the Northeastly Corner, 3 Swede Flats Subdivision, Plat 6792, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked: MDL, 4232S and the TRUE POINT OF BEGINNING:

Thence along the easterly boundary said Lot 3, S00°07'11"E, 654.32 feet, a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along a "new boundary" S89°52'49"W, 390.54 feet to a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along the easterly boundary of Tract "A" Mountain View Acres, Plat No. 6184, Lincoln County Records, N00°11'41"W, 193.09 feet to a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along northerly boundary said Tract "A" N88°07'10"W, 338.68 feet to a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along the westerly boundary said Lot 3, N00°06'22"W, 443.84 feet, a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along the north section line and the south Right-of-Way limits of Dawson Street, a 30.00 foot wide access and utility easement, N89°26'35"E, 729.18 feet to a set 5/8 inch diameter rebar with plastic cap marked MDL, 4232S and the TRUE POINT OF BEGINNING, containing 9.36 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION, PARCEL "3B"

An irregular tract of land, lying southeast of Libby, Montana, in Lincoln County and in the E1/2 NW1/4, Section 25, T.30N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the Southeastly Corner, Lot 3 Swede Flats Subdivision, Plat No. 6792, Lincoln County Records a 1/2 inch diameter rebar with plastic cap marked: SANDS, 7975S and the TRUE POINT OF BEGINNING:

Thence along the south boundary of said Lot 3, and the northerly Right-of-Way limits of Trainer Hill Road, a 40.00 foot wide access and utility easement, N72°59'06"W, 463.19 feet to a set 5/8 inch diameter rebar with plastic cap marked KED, 4975S; Thence along the westerly boundary said Lot 3, N00°22'51"W, 536.63 feet to a set 5/8 inch diameter rebar with plastic cap marked KED, 4975S; Thence along the south boundary Lot 1, Swede Flats Subdivision, Plat 6792, N80°27'03"W, 168.15 feet to a set 5/8 inch diameter rebar with plastic cap marked MARQUARDT, 7328S; Thence along the westerly boundary said Lot 1, N00°19'33"W, 514.04 feet to the southerly boundary of Tract "A", Mountain View Acres, Plat No. 6184, Lincoln County Records, a 5/8 inch diameter rebar; Thence along said Tract "A" boundary, S88°07'10"E, 222.27 feet to a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along a "new boundary," N89°52'49"E, 390.54 feet to a set 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along the easterly boundary of said Lot 3, S00°07'11"E, 1207.66 feet to a 1/2 inch diameter rebar with plastic cap marked SANDS, 7975S and the TRUE POINT OF BEGINNING, containing 13.63 acres. Subject to and together with all appurtenant easements of record.

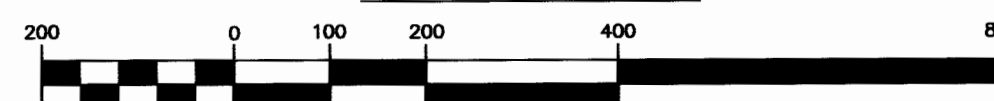
LEGAL DESCRIPTION, PARCEL "1A"

An irregular tract of land, lying southeast of Libby, Montana, in Lincoln County and in the NE1/4 NW1/4, Section 25, T.30N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the Southeastly Corner, Lot 1 Swede Flats Subdivision, Plat No. 6792, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked: KED, 4975S and the TRUE POINT OF BEGINNING:

Thence along the south boundary said Lot 1, N80°27'03"W, 168.15 feet to a 5/8 inch diameter rebar with plastic cap marked MARQUARDT, 7328S; Thence along the westerly boundary said Lot 1, N00°19'33"W, 514.04 feet to the southerly boundary of Tract "A", Mountain View Acres, Plat 6184, Lincoln County Records, a 5/8 inch diameter rebar; Thence along said boundary S88°07'10"E, 165.27 feet to an unmarked computed point; Thence along the easterly boundary said Lot 1, the "old boundary", S00°22'51"E, 536.63 feet to a 5/8 inch diameter rebar with plastic cap marked KED, 4975S and the TRUE POINT OF BEGINNING, containing 1.99 acres. Subject to and together with all appurtenant easements of record.



GRAPHIC SCALE



1 inch = 200 feet.

LINE	BEARING	DISTANCE
L1	N00°09'41"W	193.09'
	{N00°08'02"W	193.01'}
L2	N89°23'26"E	101.92'
	/N89°23'26"E	101.92'/
L3	N87°57'19"W	116.54'
	/N88°10'13"W	116.88'/
L4	S88°07'10"E	165.27'
	[S88°23'31"E	165.84']
L5	S88°07'10"E	57.00'
	[S88°23'31"E	56.02']
L6	N80°27'03"W	168.15'
	[S80°35'13"W	168.24']