

LOTS 19 AND 20, "HAMANN HOMES SUBDIVISION", PLAT 48
SW 1/4 NE 1/4, SECTION 4, T.30N., R.31W., P.M.,MT.
FOR: COPPER MOUNTAIN COFFEE OCTOBER 2017

OCTOBER 2017

The purpose of this resurvey is the retracement of Lots 19 and 20, "Hamann Homes Subdivision", Plat 48, and the reestablishment of obliterated corners and mark property boundaries. Therefore no division of land is hereby created and is exempt from review as a subdivision, pursuant to Section 76-3-404 MCA.

1958 - Plat No. 48, Original "Hamann Homes Subdivision", Ira C. Miller 402ES
1961 - Plat No. 2402, "Hamann Homes Addition", J. W. Ninneman 534ES
1968 - Right-of-Way Plans No. F-250(7), Highway No. 2, Montana State Highway Commission
1976 - COS No. 275, Amended Lot 4, "Hamann Homes Subdivision", Melvin D. Lauteren 4232S
1976 - Plat No. 2782, "Montway Commercial Park", Melvin D. Lauteren 4232S
1977 - COS No. 303, Amended Lot 7, "Hamann Homes Subdivision", Melvin D. Lauteren 4232S
1994 - COS No. 2210, Boundary Line Adjustment of adjoining land, Kenneth E. Davis 4975S
2011 - Plat No. 7094RB, Boundary Line Adjustment of adjoining land into Lot 11, "Hamann Homes Subdivision" and Lot 28 "Hamann Homes Addition", Alvah F. Hughes 7322LS

A Nikon total station with data collector and a Trimble R8 GNSS GPS system were used with RTK radial procedures to tie the previously set controlling corners and road alignments by Levi Powell, October, 2017

The basis of bearing for this survey is N89°56'18"E, as shown on COS No. 2210, between the northwesterly and northeasterly Lot corners, both being 5/8 inch diameter rebar

- ☒ A 5/8 INCH DIAMETER UNCAPPED REBAR/IRON ROD
- ☒ A 5/8 INCH DIAMETER REBAR WITH A PLASTIC CAP MARKED KED 4975S
- ☒ A SQUARE BOLT HEAD ON IRON ROD
- ☒ A 1 1/2 INCH DIAMETER PIPE
- ☒ A 1 INCH DIAMETER PIPE
- ☒ A 5/8 INCH DIAMETER REBAR WITH A PLASTIC CAP MARKED HUGHES 7322LS
- ☒ A SET 5/8 INCH DIAMETER REBAR WITH A PLASTIC CAP MARKED HUGHES 7322LS
- ☐ UNMARKED COMPUTED POINT

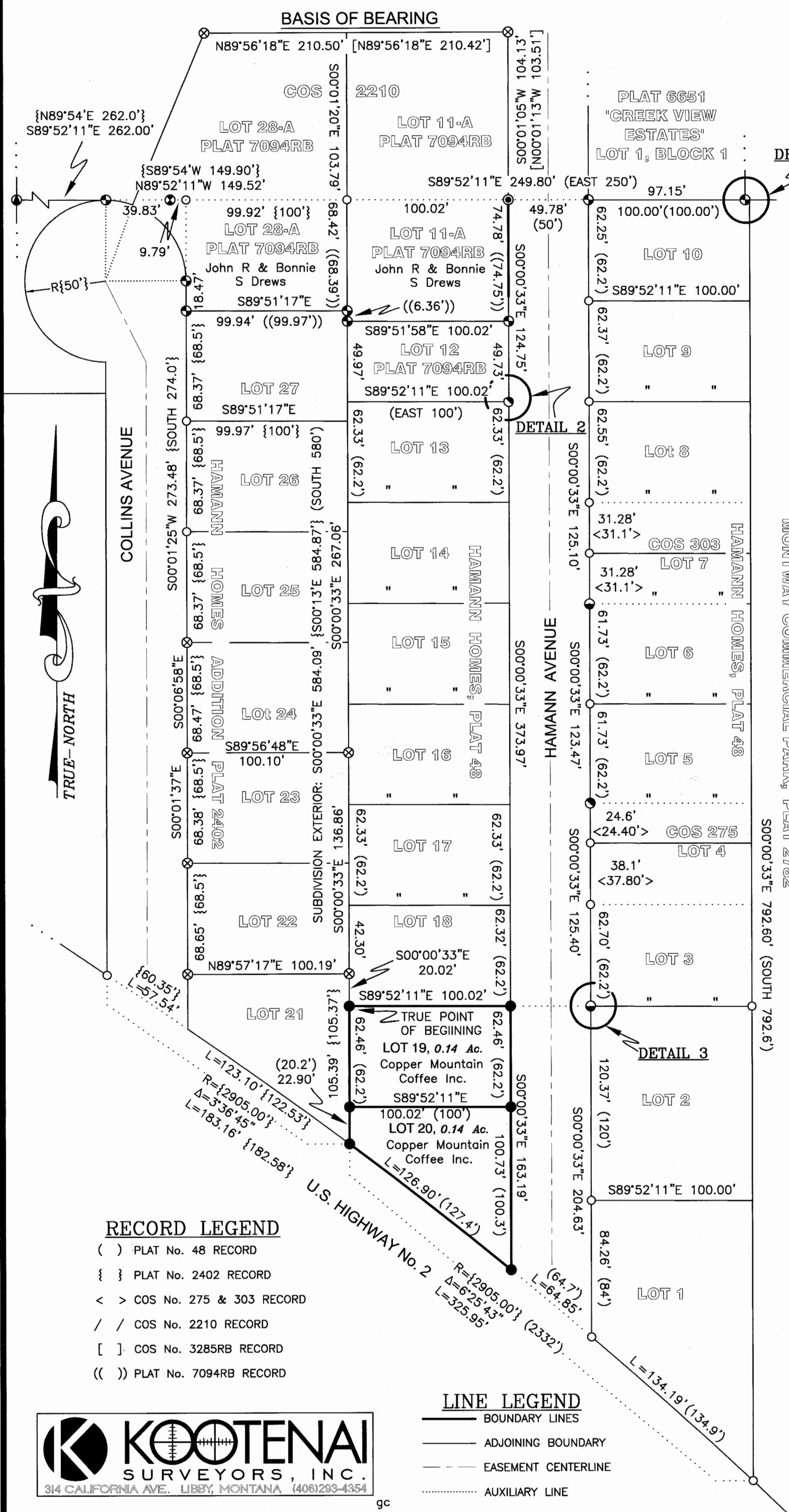
I hereby certify that I am a Registered Land Surveyor in the State of Montana, that the survey shown on this "Certificate of Survey" has been prepared under my supervision and in accordance with the Montana Code Annotated, Sections 76-3-101 through 76-3-625, and the Lincoln County Regulations adopted pursuant thereto.

A circular seal for a Professional Land Surveyor in Montana. The outer ring contains the text "MONTANA" at the top and "PROFESSIONAL LAND SURVEYOR" around the bottom, separated by two stars. The center of the seal contains the text "ALVAH F. HUGHES" and "7322 LS". Below this, the word "REGISTERED" is written in a smaller font, flanked by two small dots.

Examined this 7th day of November 2017, A.D.

State of Montana, County of Lincoln, filed this 7th day
of November 2017, A.D. at 12:50 o'clock
Robin Bensa by Ch. J. E. Km
Lincoln County Clerk Recorder Deputy

CERTIFICATE OF CONVEYANCE No. 2512-2



An irregular tract of land, lying within the City of Libby, Montana, Lincoln County, in the SW 1/4 NE 1/4, Section 4, T.30N., R. 31W., P.M.,MT., being Lots 19 and 20, "Hamann Homes Subdivision", Plat 48 and more particularly described as follows: Commencing at the northwest corner, said Lot 19, a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS, being the TRUE POINT OF BEGINNING; Thence along the northerly boundary, said Lot 19, S89°52'11"E, 100.02 feet to the northeastern corner of said Lot, a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along eastern boundary, said Lot, S00°00'33"E, 62.46 feet to the easterly corner between Lots 19 and 20, a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along the eastern boundary, said Lot 20, S00°00'33"E, 100.73 feet, a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along U.S. Highway No. 2 northerly limits, being 40 feet from centerline, a curve left: radius 2905.00 feet, delta 2'30'10", arc length 126.89 feet, a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along the westerly boundary, said lot N00°00'33"W, 22.90 feet to the western corner between Lots 19 and 20, a 5/8 inch diameter rebar with a plastic cap marked HUGHES 7322LS; Thence along westerly boundary, said Lot 19, N00°00'33"W, 62.46 feet to the TRUE POINT OF BEGINNING, containing 0.28 acres. Subject to and together with all appurtenant easements of record.

This is a detailed plat map of a portion of Section 16, Township 36N, Range 10E. The map shows a grid of land parcels. A diagonal line representing U.S. Highway No. 2 runs from the bottom left to the top right. The parcels are labeled as follows:

- GOVT. LOT 2 (top left)
- GOVT. LOT 1 (top right)
- SW 1/4 (bottom left)
- SE 1/4 (bottom right)
- U.S. HIGHWAY No. 2 (diagonal line)
- PROJECT AREA (a small shaded rectangular area with an arrow pointing to it)

(No Scale)

1 inch = 60 feet.



qc