

## DESCRIPTION LOT 5A

An irregular tract of land lying westerly from Eureka, Lincoln County, Montana, in Homestead Entry Survey (HES), No. 431, in unurveyed Sections 2 & 3, T.35N., R.32W., and Sections 34 & 35, T.36N., R.32W., P.M.M.T., and more particularly described as follows:

Commencing at Corner 6 of HES 431, Plat No. 6366, on original stone marked 6 HES 431, Thence, S00°01'05"E 149.30 feet to a 5/8 inch diam. steel rebar capped KED 4975S, a point on the northern Right of Way Limit of Wild Sheep Drive and the westerly boundary of Wild Sheep Estates Plat No. 6328 a Platted subdivision; Thence, continuing along said westerly boundary line of Wild Sheep Estates S00°09'09"W 20.39 feet to a unmarked computed point on the centerline of said Wild Sheep Drive; Thence, continuing along said centerline of Wild Sheep Drive N83°37'40"E 55.07 feet to a unmarked computed point on the centerline of said Wild Sheep Drive; Thence, N06°22'20"E 20.00 feet to a 5/8 inch diam. steel rebar capped Boyer 9750LS a point on the northern Right of Way Limit of said Wild Sheep Drive and the TRUE POINT OF BEGINNING of LOT 5A; Thence, N89°14'31"E 463.17 feet to a 5/8 inch diam. steel rebar capped Boyer 9750LS; Thence, S19°32'59"E 6.00 feet to a 5/8 inch diam steel rebar capped Hughes 7322LS; Thence, N75°29'49"E 572.74 feet to a unmarked computed point on the westerly Right of Way Limit of Redband Road; Thence, N75°29'49"E 61.97 feet to a 3 1/4 inch diam. aluminum monument capped USFS 5612S, a point on the eastern Right of Way Limit of said Redband Road; Thence, S00°01'18"E 575.13 feet to a 5/8 inch diam steel rebar capped Boyer 9750LS a point at the intersection of the centerline of Wild Sheep Drive and the eastern Right of Way Limit of said Redband Road, as shown on Plat No. 6366 Flamingo Subdivision; Thence following along said centerline of Wild Sheep Drive on a curve having a 200 foot radius and a 65.24 foot length of curve to a computed point; Thence N82°29'52"W 162.71 feet to a computed point; Thence, on a curve having a 500.00 foot radius and a 145.75 foot length of curve to a computed point; Thence S80°44'29"W 96.74 feet to a computed point; Thence, S80°44'29"W 87.69 feet to a computed point; Thence, on a curve having a 60.00 foot radius and a 75.99 foot length of curve to a computed point; Thence, N26°05'55"W 87.20 feet to a computed point; Thence, on a curve having a 100.00 foot radius and a 35.06 foot length of curve; Thence, N45°55'15"W 214.54 feet to a computed point; Thence, on a curve having a 100.00 foot radius and a 35.62 foot length of curve to a computed point; Thence, N72°02'56"W 103.06 feet to a computed point; Thence, on a curve having a 100.00 foot radius and a 54.00 foot length of curve; Thence, N42°29'20"W 22.45 feet to a computed point; Thence, on a curve having a 70.00 foot radius and a 66.91 foot length of curve to a computed point; Thence, N06°22'20"W 20.00 feet to a 5/8 inch diam. steel rebar capped Boyer 9750LS a point on the northern Right of Way Limit of said Wild Sheep Drive and the True Point of Beginning for Lot 5A, containing 8.62 acres more or less. Subject to and together with all appurtenant easements of record.

## DESCRIPTION LOT 6A

An irregular tract of land lying westerly from Eureka, Lincoln County, Montana, in Homestead Entry Survey (HES), No. 431, in unurveyed Sections 2 & 3, T.35N., R.32W., and Sections 34 & 35, T.36N., R.32W., P.M.M.T., and more particularly described as follows:

Commencing at Corner 6 of HES 431, Plat No. 6366, on original stone marked 6 HES 431, said point being the TRUE POINT OF BEGINNING; Thence, N69°16'24"E 439.97 feet to a 5/8 inch diam. steel rebar capped JHN 4661S; Thence, N69°13'40"E 770.69 feet to a 5/8 inch diam. steel rebar capped HUGHES 7322LS; Thence, S00°02'21"E 413.31 feet to a 3 1/4 inch diam. aluminum monument marked "AP-12" USFS 5612S; Thence, S75°29'49"W 61.97 feet to a computed point on the westerly Right of Way limit on Redband Road; Thence, S75°29'49"W 572.74 feet to a 1/2 inch diam steel rebar capped Hughes 7322LS; Thence, N19°32'59"W 6.00 feet to a 1/2 inch diam. steel rebar capped Boyer 9750LS; Thence, S89°14'31"W 463.17 feet to a 1/2 inch diam. steel rebar capped Boyer 9750LS and a point on the northern Right of Way limit of Wild Sheep Drive a 40 foot platted easement; Thence, S06°22'20"E 20.00 feet to a computed point on the centerline of said Wild Sheep Drive; Thence, continuing along said centerline of said Wild Sheep Drive S83°37'40"W 55.07 feet to a computed point on said centerline of Wild Sheep Drive and the westerly boundary of Wild Sheep Estates Plat No. 6328; Thence, N00°09'09"E 20.39 feet to a 1/2 inch diam. steel rebar capped KED 4975S and a point on the northern Right of Way limit of Wild Sheep Drive; Thence, along said boundary line N00°01'05"W 149.30 feet to the True Point of Beginning, containing 8.17 acres more or less. Subject to and together with all appurtenant easements of record.

# AMENDED PLAT of FLAMINGO and WILD SHEEP ESTATES AGGREGATION OF LOTS IN H.E.S. 431 within UNSURVEYED

Sec. 2 & 3, T.35N., R.32W., Principal Meridian, MT. and  
Sec. 34 & 35, T.36N., R.32W., Principal Meridian, MT  
Lincoln County

For: Miller / Oster May 2016

POINT OF BEGINNING

CORNER 6  
HES 431

BAIS OF BEARING

[S00°01'05"E 149.30']

[N00°01'05"W 149.30']

[S00°09'09"W 20.39']

[N83°37'40"E 55.07']

[N06°22'20"E 20.00']

[S80°44'29"W 96.74']

[S80°44'29"W 87.69']

[N82°29'52"W 162.71']

[N26°05'55"W 87.20']

[N45°55'15"W 214.54']

[N72°02'56"W 103.06']

[N42°29'20"W 22.45']

[N06°22'20"W 20.00']

[N00°01'05"W 149.30']

## LEGEND

- Set 5/8 inch by 24 inch rebar with a 1 1/4 inch diam. orange plastic cap marked BOYER 9750LS
- ⊕ Found 5/8 in. steel rebar with orange plastic cap mkd. HUGHES 7322LS
- ⊙ Found 5/8 in. steel rebar with a yellow plastic cap mkd. KED 4975S
- △ Found 5/8 inch diam. steel rebar no cap
- ⊙ Found 5/8 in. steel rebar with a yellow plastic cap mkd. JHN 4661S
- ⊙ Found a 3/4 in. Diam. Aluminum rod with a 3 1/4 in. diam. aluminum cap mkd. USFS 5612S
- Found Original Stone mkd. 6 HES 431
- Calculated point not set

— New Boundary Line

- - - Old Boundary Line

— Road Right of Way Limits

< > Record - COS No. 3967

( ) Record - Plat No. 6366

[ ] Record - COS No. 2782

## GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

BOYER SURVEYING

910 MAIN AVE. LIBBY, MONTANA 59923 (406) 293-2084

## PURPOSE OF SURVEY AND OWNER'S EXEMPTION CERTIFICATION

We hereby certify that the purpose of this survey is to relocate common boundary lines of existing lots in a platted subdivision, that fewer than 5 lots are effected, and no additional lots are hereby created, pursuant to Section 76-3-207 (i)(d), M.C.A. and that the aggregation of parcels or lots when a certificate of survey or subdivision plat shows that the boundaries of the original parcels have been eliminated and the boundaries of the larger aggregated parcel(s) are established, pursuant to Section 76-3-207(i)(f) MCA, therefore this survey is exempt from review as a subdivision.

*Lawrence K. Miller* 1-4-19 *Sandra Beder-Miller* 1-4-19

Owner of Record	Date	Owner of Record	Date
Clinton V. Oster	1-4-19	Christine G. Oster	1-4-19
Owner of Record		Owner of Record	

## ACKNOWLEDGMENT

The foregoing Exemption(s) were subscribed and acknowledged before me, a Notary Public for the State of Montana, County of Lincoln, by the above named person(s), on this 4th day of January, 2019. In witness whereof, I have hereunto set my hand and affixed my notarial seal.

*Karin Lache* Notary Public for the State of Montana  
residing at *Libby* My commission expires *9-14-2022*

## HISTORY OF SURVEY

1915 - Original HES Plat No. 431, by F E Thiene  
1950 - Irregular Olat No. 573 "Yaak Air Force Station" Army Corps of Engineers  
1986 - COS No. 1511 "Retracement, HES 431, Tracts A-100-1 and A100-2" USDA FS, T C Hill, 5612S  
2000 - Plat No. 6328, "Wild Sheep Estates" K E Davis, 4975S  
2001 - Plat No. 6366, "Flamingo Subdivision", K E Davis, 4975S  
2005 - Plat No. 6602, "Air Base Flats III Subdivision", K E Davis 4975S  
2009 - COS No. 3967, "Retracement Survey of Lots 6 & 7, Flamingo Subdivision", A F Hughes, 7322S

## BASIS OF BEARING

The Basis of Bearing is N00°01'05"W, between found monuments, on the West line of Lot 1, Wild Sheep Estates as shown on P F Plat No. 6328

## SURVEYOR'S CERTIFICATE

I Steven A. Boyer, do hereby certify that I am a Registered Land Surveyor in the State of Montana, and that the survey shown on this Certificate of Survey has been prepared under my supervision and in accordance with the Montana Subdivision & Platting Act, Sections 76-3-101 through 76-3-625 M.C.A. and the Lincoln County regulations adopted pursuant thereto.

*Steven A. Boyer* 01 Nov 2018  
Steven A. Boyer, Montana Registration No. 9750LS Date

## CERTIFICATE OF LINCOLN COUNTY EXAMINING LAND SURVEYOR

Examined this 2nd day of Nov 2018, A.D.

*Ronald A. Pearson*  
Ronald A. Pearson PLS 9008LS

## CERTIFICATE OF COUNTY TREASURER

I hereby certify, pursuant to Section 76-3-611(1)(b), M.C.A., that all real property taxes and special assessments, assessed and levied on Lots 1, 5 & 6 as shown hereon, are paid.

*Lincoln County Treasurer* 1-8-19  
Lincoln County Treasurer Dated

## CERTIFICATE OF CLERK AND RECORDER

State of Montana, County of Lincoln, filed this 8th day of Jan 2019 at 2:02 PM  
By *Robin Bunson* *Clyde E. Em*  
Lincoln County Clerk and Recorder Deputy

CERTIFICATE OF SURVEY No. *41578 AL*