

LINCOLN COUNTY, MONTANA  
**AN AMENDED PLAT OF:  
BOUNDARY LINE ADJUSTMENT**

Lots 7 & 8 of Lake Creek Ranch Phase 2 Plat No. 7177  
In the E1/2 SE1/4 Section 17, Twp. 30 N., R. 33 W., P.M.M.

For: Douglas Jensen Thomas & Deann Thomas Joint Living Trust Date: September 2018

**DESCRIPTION OF LOT 8A**

A tract of land near Troy of Lincoln County, Montana, lying in the E1/2 SE1/4 Section 17, Twp. 30 N., R. 33 W., P.M.M., being a portion of lots 7 & 8 of Lake Creek Ranch Phase 2 Plat No. 7177, containing 5.84 acres more or less and more particularly described as follows:

Beginning at a found 5/8 inch dia. rebar capped K.E.D. 4975-S which is located at the intersection of the south property line of Lot 8 and the east right-of-way line of a 60.00 wide Lakota Loop; Thence, along said lot line N89°07'46"W 30.68 feet to a computed point located on the centerline of said Lakota Loop; thence, along said centerline N11°15'21"W a total distance of 507.60 feet to a computed point; thence, on the arc of a curve to the right a distance of 96.70 feet, turning through a delta angle of 36°56'16", and having a radius of 150.00 feet to a computed point; thence, N25°40'55"E 38.46 feet to a computed point; thence, leaving said centerline N89°58'57"E a total distance of 503.94 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S located on the new boundary line; thence, along said boundary line S19°53'44"W a total distance of 355.28 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S00°53'37"E 297.71 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said new boundary line N89°07'46"W 286.56 feet to the point of beginning.

The aforementioned Lot 8A contains 5.84 acres more or less and is subject to and together with all appurtenant easements of record.

**DESCRIPTION OF PARCEL B**

A tract of land near Troy of Lincoln County, Montana, lying in the E1/2 SE1/4 Section 17, Twp. 30 N., R. 33 W., P.M.M., being a portion of lot 8 of Lake Creek Ranch Phase 2 Plat No. 7177, containing 4.01 acres more or less and more particularly described as follows:

Beginning at a found 5/8 inch dia. rebar capped K.E.D. 4975-S which is located at the intersection of the south property line of Lot 8 and the east right-of-way line of a 60.00 wide Cheyenne Court; Thence, along said right-of-way line N00°18'23"E 307.63 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said right-of-way line N89°52'46"W a total distance of 640.41 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S located on the new boundary line; thence, along the new boundary line S00°53'37"E 297.71 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said new boundary line S89°07'46"E a total distance of 574.18 feet to the point of beginning.

The aforementioned Parcel B contains 4.01 acres more or less and is to become a permanent part of Lot 7A

**DESCRIPTION OF LOT 7A**

A tract of land near Troy of Lincoln County, Montana, lying in the E1/2 SE1/4 Section 17, Twp. 30 N., R. 33 W., P.M.M., being a portion of lots 7 & 8 of Lake Creek Ranch Phase 2 Plat No. 7177, containing 8.00 acres more or less and more particularly described as follows:

Beginning at a found 5/8 inch dia. rebar capped K.E.D. 4975-S which is located at the intersection of the north property line of Lot 7 and the east right-of-way line of a 60.00 wide Cheyenne Court; Thence, along said lot line S89°58'57"W a total distance of 461.28 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, along the new boundary line S19°53'44"W a total distance of 355.28 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said new boundary line S89°07'46"E a total distance of 574.18 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S and is located on the east right-of-way line of said Cheyenne Court; thence, along said right-of-way line N00°18'23"E a total distance of 640.62 feet to the point of beginning.

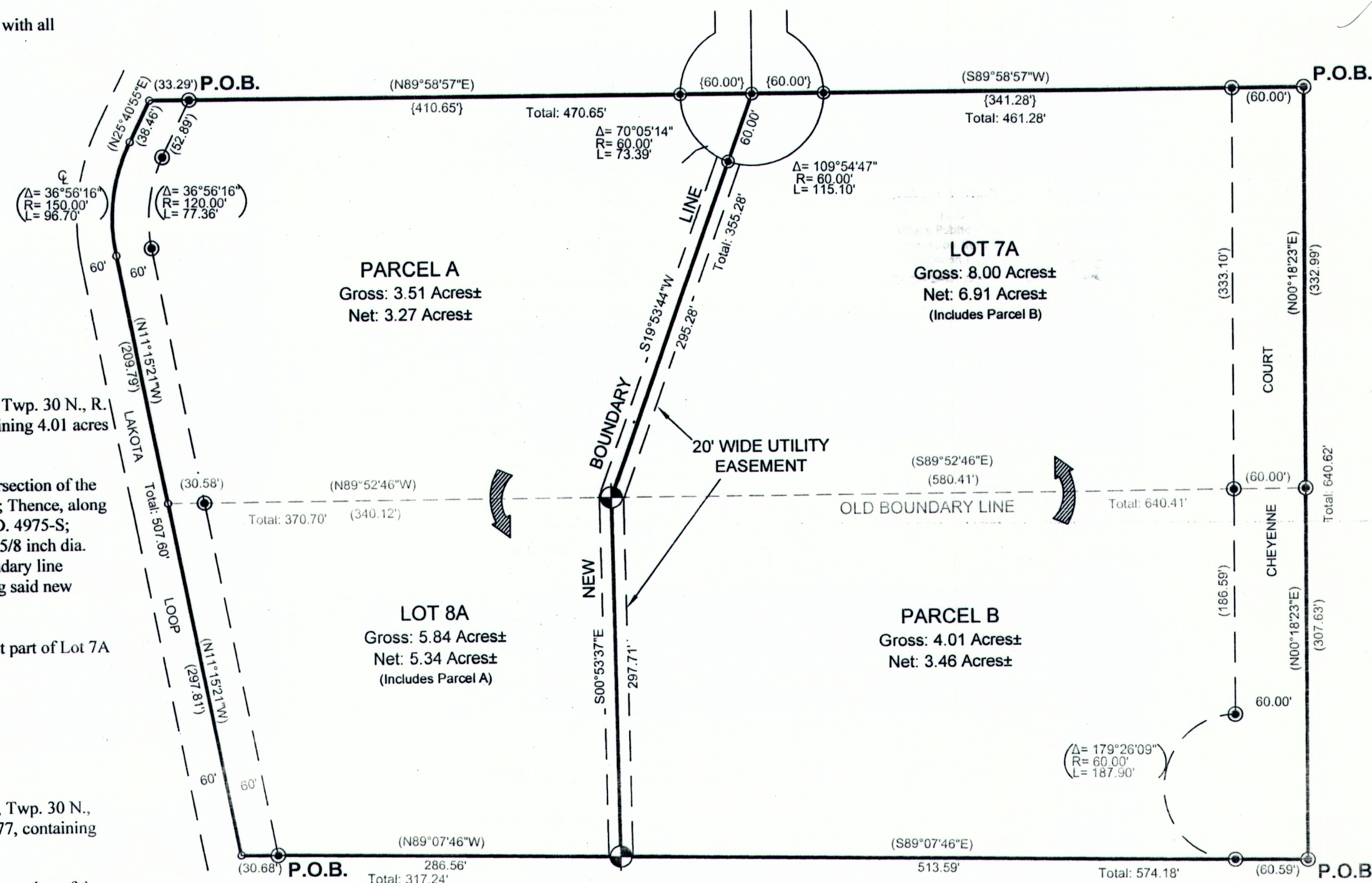
The aforementioned Lot 7A contains 8.00 acres more or less and is subject to and together with all appurtenant easements of record.

**DESCRIPTION OF PARCEL A**

A tract of land near Troy of Lincoln County, Montana, lying in the E1/2 SE1/4 Section 17, Twp. 30 N., R. 33 W., P.M.M., being a portion of lot 7 of Lake Creek Ranch Phase 2 Plat No. 7177, containing 3.51 acres more or less and more particularly described as follows:

Beginning at a found 5/8 inch dia. rebar capped K.E.D. 4975-S which is located at the intersection of the north property line of Lot 7 and the east right-of-way line of a 60.00 wide Lakota Loop; Thence, along said lot line N89°58'57"E a total distance of 470.65 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S located on the new boundary line; thence, along the new boundary line S19°53'44"W a total distance of 355.28 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said new boundary line N89°07'46"W a total distance of 370.70 feet to a computed point located on the centerline of said Lakota Loop; thence, along said centerline N11°15'21"W 209.79 feet to a computed point; thence, on the arc of a curve to the right a distance of 96.70 feet, turning through a delta angle of 36°56'16", and having a radius of 150.00 feet to a computed point; thence, N25°40'55"E 38.46 feet to a computed point; thence, leaving said centerline N89°58'57"E 33.29 feet to the point of beginning.

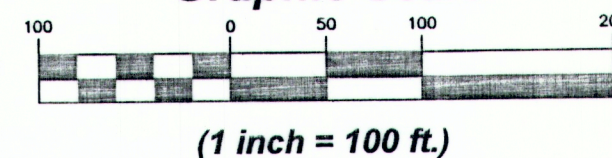
The aforescribed Parcel A contains 3.51 acres more or less and is to become a permanent part of Lot 8A



**Legend**

- FOUND 5/8 INCH DIA. REBAR CAPPED K.E.D. 4975-S
- SET 5/8 INCH DIA. REBAR WITH A PLASTIC CAP STAMPED K.E.D. 4975-S
- COMPUTED POINT
- RECORD PER PLAT NO. 7177
- RECORD PER C.O.S. 4548

**Graphic Scale:**



**CERTIFICATE OF ADJUSTMENT/PURPOSE**

We, Douglas Jensen Thomas & Deann Thomas Joint living Trust, do hereby certify that the purpose of this survey is to relocate the common boundary between adjoining properties; therefore this survey is exempt from review as a subdivision being completed pursuant to Section 76-3-207(1)(d) M.C.A., which states "For five or fewer lots within a platted subdivision, the relocation of common boundaries," furthermore this survey is exempt from sanitation review being completed pursuant to 17.36.605(2)(b)(i)&(ii) which states: "a parcel that has a previous approval issued under Title 76, chapter 4, part 1, MCA, if no facilities other than those previously approved exist or will be constructed on the parcel; and the division of land will not cause approved facilities to deviate from the conditions of approval, in violation of 76-4-130, MCA;"

Dated this 13 day of June, 2019 A.D.

Douglas Jensen Thomas & Deann Thomas Joint Living Trust

STATE OF Idaho  
County of ~~Idaho~~

On this 13 day of June, 2019 A.D. before me, a Notary Public in and for the State of Idaho, Douglas Jensen Thomas & Deann Thomas Joint Living Trust, personally appeared known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

Notary Public My Commission Expires November 9, 2024

**TREASURER CERTIFICATION**

I hereby certify that all real property taxes and special assessments assessed and levied on the land to be divided have been paid. Dated this 21 day of August 2019

Jesse A. Kiper For Selma Colburn  
Treasurer Lincoln County Montana

**CERTIFICATE OF SURVEYOR**  
STATE OF MONTANA  
County of Lincoln

I, Kenneth E. Davis, a registered land surveyor do hereby certify that I have performed the survey shown on the attached plat or that such survey was performed under my supervision to my best knowledge and ability; that said survey is true and complete as shown and the monuments found and set occupy the positions shown hereon.

Dated this 13 day of June, 2019 A.D.

Kenneth E. Davis Registered Land Surveyor No. 4975-S

**CERTIFICATION OF LINCOLN COUNTY EXAMINING LAND SURVEYOR:**

Examined this 21 day of August 2019 A.D.

Ronald A. Pearson Professional Land Surveyor No. 9008LS

STATE OF MONTANA  
COUNTY OF LINCOLN

Filed on this 21 day of August 2019 A.D. at 12:29 O'clock P.M.

Robin Bensen by Clyde Rm  
County Clerk and Recorder Deputy

C.O.S. NO. 4612 RB

CABINET MOUNTAIN  
SURVEYING, LLC

TROY, MT 59935

DATE: 09/24/18 Land Projects 2013  
DRAWN BY: MDM FILE: t30r33s17thomas.dwg

DEQ #281200