

CERTIFICATE OF SURVEY

"MORTGAGE SURVEY"

LOT 15A of TETRAULT VIEW ESTATES SUBDIVISION PLAT 4986

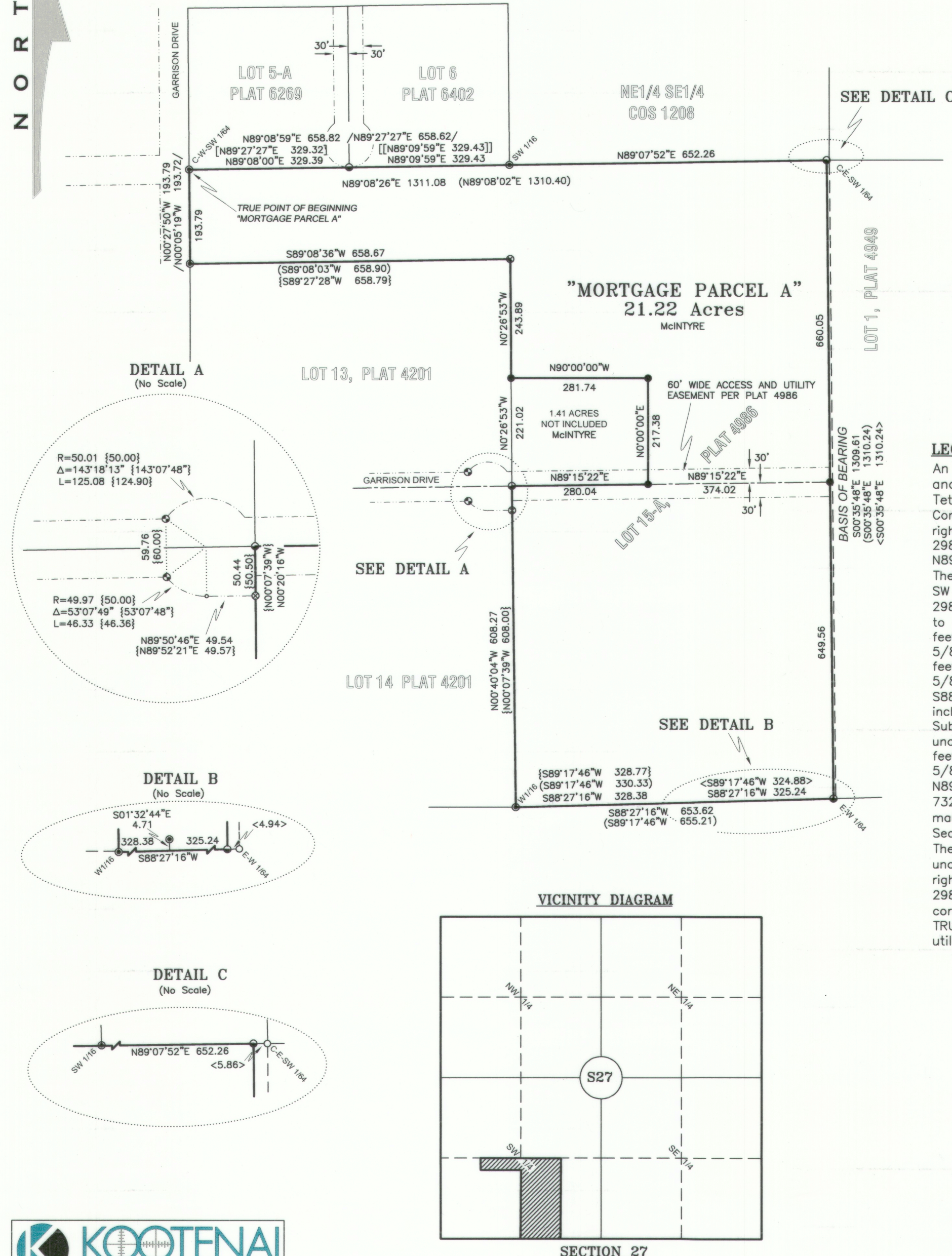
S1/2 SW1/4, SECTION 27, T.37N., R.27W., P.M., MT.

LINCOLN COUNTY, MONTANA

FOR: McINTYRE

DATE: AUGUST, 2019

NORTH



LEGEND

- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED 2989ES
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED 2516S
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED 7328LS
- A 5/8 INCH DIAMETER UNCAPPED REBAR
- A 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED 7322LS
- UNMARKED COMPUTED POINT

- PROPERTY BOUNDARY / / COS 1208 [] PLAT 6269
- ADJOINING BOUNDARY { } PLAT 4201 [] PLAT 6402
- SECTION SUBDIVISION LINE < > PLAT 4949
- EASEMENT LIMITS () PLAT 4986
- EASEMENT CENTERLINE

LEGAL DESCRIPTION "MORTGAGE PARCEL A"

An irregular tract of land lying northwesterly from Eureka, Montana, Lincoln County, and in the S1/2 SW1/4, Section 27, T.37N., R.27W., P.M., MT., within "Lot 15-A" of Tetrault View Estates Subdivision Plat No. 4986, more particularly described as follows: Commencing at the C-W-SW 1/64 corner, said Section 27, lying on the eastern right-of-way limit of "Garrison Drive", a 5/8 inch diameter rebar with plastic cap marked 2989ES and the TRUE POINT OF BEGINNING: Thence along a east-west one-sixteenth line, N89°08'00"E, 329.39 feet to a 5/8 inch diameter rebar with plastic cap marked 7328LS; Thence continuing along said east-west one-sixteenth line, N89°09'59"E, 329.43 feet to the SW 1/16 corner, said Section 27, a 5/8 inch diameter rebar with plastic cap marked 2989ES; Thence continuing along said east-west one-sixteenth line, N89°07'52"E, 652.26 feet to a 5/8 inch diameter rebar with plastic cap marked 7328LS; Thence S00°35'48"E, 660.05 feet to the centerline of a 60 foot wide access and utilities easement per Plat 4986, a set 5/8 inch diameter rebar with plastic cap marked Hughes 7322LS; Thence S00°35'48"E, 649.56 feet intersecting the Section Line between Sections 27 and 34, said Township and Range, a 5/8 inch diameter rebar with plastic cap marked 7328S; Thence along said Section Line, S88°27'16"W, 653.62 feet to the West One-sixteenth corner between said sections, a 5/8 inch diameter rebar with plastic cap marked 2989ES; Thence along the north-south Section Subdivision Line, N00°40'04"W, 608.27 feet to the southerly limits of a Cul-de-Sac, an uncapped 5/8 inch diameter rebar; Thence along said Subdivision Line, N00°20'16"W, 50.44 feet to the centerline of said 60 foot wide access and utilities easement per Plat 4986, a 5/8 inch diameter rebar with plastic cap marked 7328S; Thence along said centerline N89°15'22"E, 280.04 feet to a 5/8 inch diameter rebar with plastic cap marked Hughes 7322LS; Thence N00°00'00"E, 217.38 feet to a 5/8 inch diameter rebar with plastic cap marked Hughes 7322LS; Thence N90°00'00"W, 281.74 feet intersecting said north-south Section Subdivision Line N00°26'53"W, 243.89 feet to an uncapped 5/8 inch diameter rebar; Thence S89°08'36"W, 658.67 feet to the eastern right-of-way limit of "Garrison Drive", a 5/8 inch diameter rebar with plastic cap marked 2989ES; Thence along said eastern limit, N00°27'50"W, 193.79 feet to the C-W-SW 1/64 corner said Section 27, a 5/8 inch diameter rebar with plastic cap marked 2989ES and the TRUE POINT OF BEGINNING, containing 21.22 acres. Subject to a 60 foot wide access and utilities easement per Plat 4986, and together with all appurtenant easements of record.

PURPOSE OF SURVEY AND OWNER'S CERTIFICATION

We, Sandra L. McIntyre and Tracy D. McIntyre, hereby certify that the purpose of this survey and division of land is to create a parcel of land for mortgage purposes; Therefore this division of land is hereby created and is exempt from review as a subdivision pursuant to 76-3-201(1)(b), M.C.A. and furthermore is exempt from review by the Department of Environmental Quality pursuant to MCA 76-4-125(2)(a) MCA. MCA 76-4-125(2)(a): "the exclusion cited in 76-3-201," which applies to 76-3-201(3)(a): "to a division of land of any size; (b) if the land that is divided is not conveyed to any entity other than the financial or lending institution to which the mortgage, lien, or trust indenture was given or to a purchaser upon foreclosure of the mortgage, lien, or trust indenture. Except as provided in subsection (4), a transfer of the divided land, by the owner of the property at the time that the land was divided, to any party other than those identified in this subsection (3)(b) subjects the division of land to the requirements of this chapter. (c) to a parcel that is created to provide security as provided in subsection (1)(b). The remainder of the tract of land is subject to the provisions of this chapter, if applicable.

Sandra L. McIntyre 8-23-2019
Date

Tracy D. McIntyre 8-23-2019
Date

ACKNOWLEDGMENT

The foregoing Certification was subscribed and acknowledged before me

a Notary Public for the State of Montana

County of Lincoln, by TRACY D. McINTYRE, on this 23 day

of August 2019, in witness whereof, I have hereunto set my hand and affixed

my notarial seal.

Carla J. Mikita Notary Public for the State of Montana

residing in: Eureka My Commission Expires: 03-22-2021

ACKNOWLEDGMENT

The foregoing Certification was subscribed and acknowledged before me

a Notary Public for the State of Montana

County of Lincoln, by SANDRA L. McINTYRE, on this 23 day

of August 2019, in witness whereof, I have hereunto set my hand and affixed

my notarial seal.

Carla J. Mikita Notary Public for the State of Montana

residing in: Eureka My Commission Expires: 03-22-2021

METHOD OF SURVEY

A total station was used with closed traverse procedures along with RTK GPS systems to tie previously set controlling monuments by Levi Powell, August 2019.

BASIS OF BEARING

The "BASIS OF BEARING" for this survey is S00°35'48"E, as shown on Plat No. 4949, between the southwesterly and northwesterly corners of Lot 1, Plat 4949; being 5/8 inch diameter rebars with plastic cap marked DKM, 7328LS.

HISTORY OF SURVEYS

1983, COS No. 1208, Section Subdivision, D. K. Marquardt, 2989ES
1984, Plat No. 4201, "Tetrault View Estates", Charles W. Doyle, 2516S
1993, Plat No. 4949, "Sandy Draw Subdivision", Dawn Marquardt, 7328S
1993, Plat No. 4986, "Amended Tetrault View Estates", Dawn Marquardt, 7328S
1998, Plat No. 34103, "Coyote Run Estates", Dawn Marquardt, 7328S
2000, Plat No. 6269, "Amended Coyote Run Estates", Dawn Marquardt, 7328S
2002, Plat No. 6402, "Coyote Run Estates No. 2", Dawn Marquardt, 7328S

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 7322LS 08-30-19
Date

EXAMINING LAND SURVEYOR'S CERTIFICATION

Examined this 31 day of SEPTEMBER 2019, A.D.

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

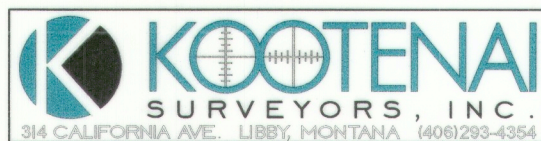
LINCOLN COUNTY CLERK AND RECORDER'S CERTIFICATION

State of Montana, County of Lincoln, filed this 17 day

of October 2019 at 1:06 o'clock P.M.

Robin Bunton by Clay E. Rm

Lincoln County Clerk & Recorder Deputy



GRAPHIC SCALE



(IN FEET)

1 inch = 200 ft.

COS No. 4628 ME