

CERTIFICATE OF SURVEY:

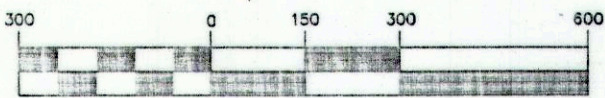
FAMILY TRANSFER REMAINDER PER C.O.S. 1497

SE 1/4 Section 15, SW 1/4 Section 14, NE 1/4 Section 22, NW 1/4 Section 23,
Twp. 30 N., R. 34 W., P.M.M.

For: Mary A. Gross

Date: November 2019

Graphic Scale



1 inch = 300 ft.

DESCRIPTION OF PARCEL B

A tract of land located near Troy, in Lincoln County Montana, being a portion of H.E.S. 577 lying in the SE 1/4 of Section 15, SW 1/4 of Section 14, NE 1/4 of Section 22, and the NW 1/4 of Section 23, Twp. 30 N., R. 34 W., P.M.M., containing 97.33 acres more or less and more particularly described as follows:

Beginning an original stone monument marking Corner 2 of H.E.S. 577; thence, N68°33'46"W 1762.35 feet along the north line of said H.E.S. 577, to a 3 1/4 inch dia. alum. monument marking Corner No. 3 of said H.E.S. 577; thence, S28°20'34"E 1136.73 feet along the east line of said H.E.S. 577, to a 3 1/4 inch dia. alum. monument marking Corner 4 of said H.E.S. 577; thence, S28°17'19"E 1590.20 feet along the said east line, to a 3 1/4 inch dia. alum. monument marking Corner 5 of said H.E.S. 577; thence, S65°44'47"E 1339.25 feet along the north line of Parcel A per C.O.S. 1497, to a 5/8 inch dia. rebar capped K.E.D. 4975-S located on the west line of said H.E.S. 577; thence, N33°05'43"W 299.66 feet along said west line, to a computed point marking Corner No. 1 of said H.E.S. 577; thence continuing along said west line, N36°59'56"W 2574.01 feet to the point of beginning.

The aforescribed Parcel B contains 97.33 acres more or less and is subject to and together with all appurtenant easements of record.

DESCRIPTION OF PARCEL C

A tract of land located near Troy, in Lincoln County Montana, being a portion of H.E.S. 577 lying in the NE 1/4 of Section 22, and the NW 1/4 of Section 23, Twp. 30 N., R. 34 W., P.M.M., containing 40.80 acres more or less and more particularly described as follows:

Beginning a 3 1/4 inch dia. alum. monument marking Corner 9 of H.E.S. 577; thence, S49°31'00"E 1065.95 feet along the south line of said H.E.S. 577, to a 2 1/2 inch dia. brass monument marking Corner No. 10 of said H.E.S. 577; thence, N36°24'43"W 1497.26 feet along the west line of said H.E.S. 577, to a 2 1/2 inch dia. brass monument marking Corner 11 of said H.E.S. 577; thence continuing along said west line, N33°05'43"W 305.87 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, N69°34'49"E 1175.20 feet along the south line of Parcel A per C.O.S. 1497, to a 3 1/4 inch dia. alum. monument marking Corner 8 of said H.E.S. 577; thence, S32°58'47"E 1405.68 feet along said east line of said H.E.S. 577, to the point of beginning.

The aforescribed Parcel C contains 40.80 acres more or less and is subject to and together with all appurtenant easements of record.

PARCEL B
97.33 ACRES±

PARCEL A
C.O.S. 1497

PARCEL C
40.80 ACRES±

LEGEND

- SET 5/8 INCH DIA. REBAR CAPPED K.E.D. 4975-S
- FOUND 2 1/2 INCH DIA. BRASS CAP AS NOTED
- FOUND 3 1/4 INCH DIA. ALUM. MONUMENT AS NOTED
- FOUND ORIGINAL H.E.S. 577 STONE MONUMENT AS NOTED
- COMPUTED POINT
- RECORD PER C.O.S. 1497
- RECORD PER H.E.S. 577
- WITNESS CORNER

PURPOSE OF SURVEY AND OWNERS EXEMPTION

I, Mary A. Gross, owner of record, hereby certify that the purpose of this survey and division of land is to transfer Parcel C containing 40.81 acres more or less, to Rick Gross; and that this is the first and single gift or sale in this county to this member of my immediate family and the owner of record certifies that the parcel will not be transferred back to the grantor within 24 months of filing without written consent of the governing body. Therefore this parcel is exempt from review as a subdivision pursuant to Section 76-3-207 (1)(b), M.C.A.

Mary A. Gross
Date: 1-21-2020

STATE OF Washington
County of Snohomish

On this 21st day of January, 2020, 2019 A.D. before me, a Notary Public in and for the State of Washington, Mary A. Gross, 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.

Janna Swando
Notary Public
My Commission Expires 07-15-2021

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 14th day of February, 2020.

Robert B. Scarbrough
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 15th day of January, 2020.

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

CERTIFICATION OF LINCOLN COUNTY EXAMINING LAND SURVEYOR:

Examined this 16th day of January, 2020 A.D.

Ronald A. Pearson
Professional Land Surveyor No. 9008LS

STATE OF MONTANA
COUNTY OF LINCOLN

Filed on this 16th day of February, 2020 A.D. at 9:32 O'clock A.M.

Robin Benson
County Clerk and Recorder
by Clyde E. Rm
Deputy

C.O.S. NO. 4656 FC

Davis Surveying Inc.
TROY MONTANA, (406)295-5441

DATE: 09/20/19
DRAWN BY: CJR
Land Projects 2019
FILE: HES 577.dwg