

CERTIFICATE OF SURVEY: FAMILY TRANSFER PARCEL B OF C.O.S. NO. 4293 RB

A portion of Government Lots 1 & 2 in the N1/2 NE1/4 of Section 3,
Twp. 33 N., R. 34 W., P.M.M.
For: Michael F. & Bette K. Conte Date: September 2020

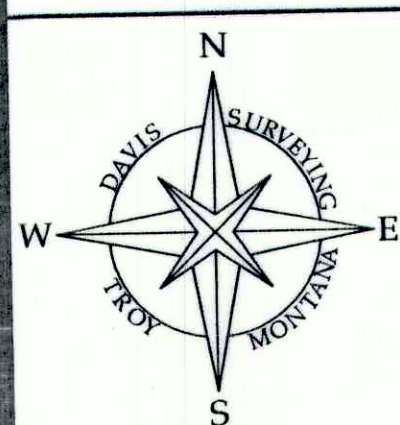
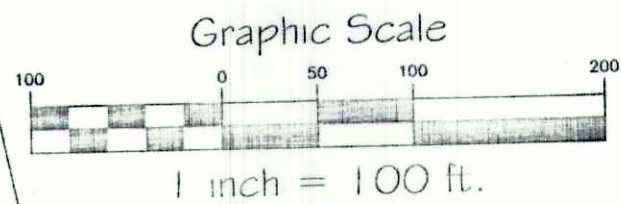
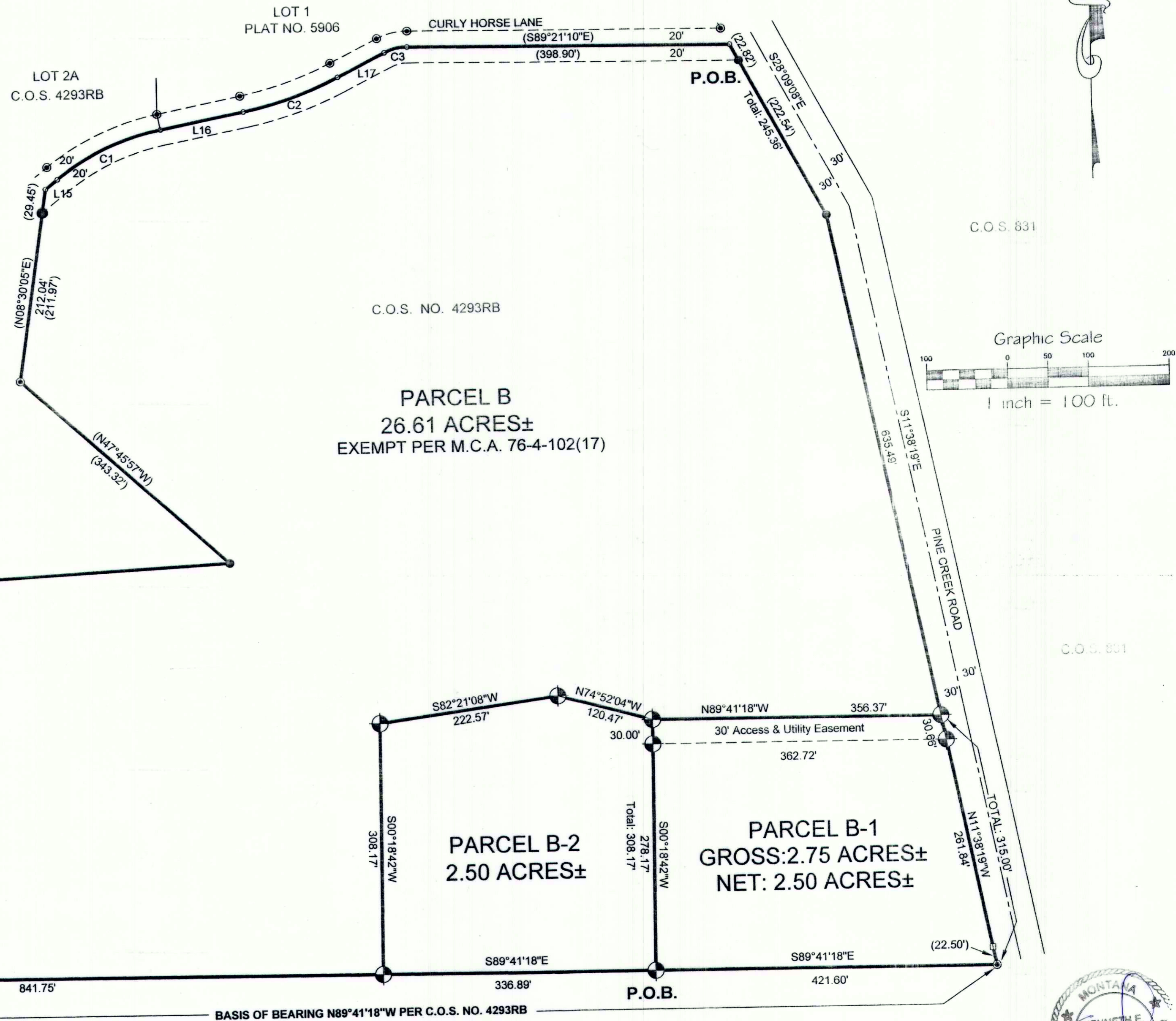
Line #	Length	Direction
L1	14.80	N29° 56' 57"E
L2	55.40	N6° 39' 46"W
L3	56.48	N1° 42' 52"E
L4	40.31	N47° 00' 07"W
L5	71.09	N9° 11' 39"W
L6	29.20	N57° 10' 06"W
L7	22.06	N2° 19' 02"W
L8	40.52	N49° 23' 10"E
L9	24.86	N23° 07' 33"W
L10	27.34	N58° 02' 34"W
L11	97.51	N30° 54' 34"W
L12	17.78	N32° 44' 10"E
L13	42.21	N10° 57' 40"E
L14	24.69	S89° 31' 19"E
L15	19.12	N51° 16' 35"E
L16	104.99	N78° 37' 06"E
L17	65.37	N62° 59' 24"E

Curve #	Length	Radius	Delta
C3	29.41	60.68	27°46'11"
C2	124.69	454.58	15°42'58"
C1	143.30	300.03	27°21'56"

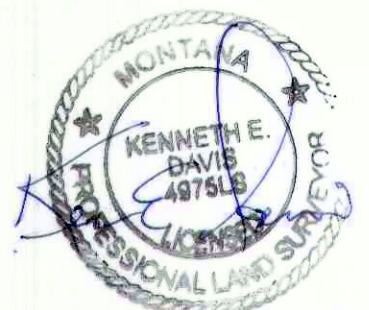
LEGEND

-  SET 5/8 INCH DIA. REBAR CAPPED K.E.D. 4975-S
-  FOUND 5/8 INCH DIA. REBAR CAPPED K.E.D. 4975-S
-  FOUND 5/8 INCH DIA. REBAR CAPPED HUGHES 7322-LS
-  FOUND 5/8 INCH DIA. REBAR CAPPED MDL 4232S
-  COMPUTED POINT
-  RECORD PER C.O.S. NO. 4293RB

LOT 4A1
C.O.S. 4293RB



DAVIS SURVEYING INC.	
TROY, MONTANA	
DATE: 4/7/19	REV: CJR 9/4/2020
DRAWN BY: MDM	
Land Projects 2019	
FILE: 133r343MC.dwg	



DEQ#288575 Notary Block # 288577

CERTIFICATE OF SURVEY:

FAMILY TRANSFER

PARCEL B OF C.O.S. NO. 4293 RB

A portion of Government Lots 1 & 2 in the N1/2 NE1/4 of Section 3,

Twp. 33 N., R. 34 W., P.M.M.

For: Michael F. & Bette K. Conte

Date: September 2020

DESCRIPTION OF PARCEL B

A tract of land located near Troy, in Lincoln County Montana, being a portion of Government Lots 1 & 2 in the N1/2 NE1/4 of Section 3, Twp. 33 N., R. 34 W., P.M.M., containing 26.61 acres more or less and more particularly described as follows:

Beginning at a found 5/8 inch dia. rebar capped Hughes 7322LS located on the intersection of the south right-of-way line of a 40.00 foot wide Curly Horse Lane and the west right-of-way line of a 60.00 foot wide Pine Creek Road; thence, leaving said Curly Horse Ranch right-of-way S28°09'08"E 222.54 feet along said Pine Creek Road right-of-way to a found 5/8 inch dia. rebar capped Hughes 7322LS; thence, continuing along said right-of-way S11°38'19"E 635.49 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said right-of-way N89°41'18"W 356.37 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, N74°52'04"W 120.47 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S82°21'08"W 222.57 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S00°18'42"W 308.17 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, N89°41'18"W 841.75 feet to a found 5/8 inch dia. rebar capped Hughes 7322LS which marks a witness corner to Pine Creek; thence, N89°41'18"W 50.00 feet to a computed point located on the approximate centerline of Pine Creek; thence, along said centerline N29°56'57"E 14.80 feet to a computed point; thence, N06°39'46"W 55.40 feet to a computed point; thence, N01°42'52"E 56.48 feet to a computed point; thence, N47°00'07"W 40.31 feet to a computed point; thence, N09°11'39"W 71.09 feet to a computed point; thence, N57°10'06"W 29.20 feet to a computed point; thence, N02°19'02"W 22.06 feet to a computed point; thence, N49°23'10"E 40.52 feet to a computed point; thence, N23°07'33"W 24.86 feet to a computed point; thence, N58°02'34"W 27.34 feet to a computed point; thence, N30°54'34"W 97.51 feet to a computed point; thence, N32°44'10"E 17.78 feet to a computed point; thence, N10°57'40"E 42.21 feet to a computed point; thence, leaving said centerline S89°31'19"E 24.69 feet to a found 5/8 inch dia. rebar capped Hughes 7322LS; thence, N87°05'44"E 786.47 feet to a found 5/8 inch dia. rebar capped Hughes 7322LS; thence, N47°45'57"W 343.32 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, N08°30'05"E a total distance of 241.49 feet to a computed point located on the approximate centerline of a 40.00 wide Curly Horse Lane; thence, along said centerline N51°16'35"E 19.12 feet to a computed point; thence, on the arc of a curve to the right a distance of 143.30 feet, turning through a delta angle of 27°21'56", and having a radius of 300.03 feet to a computed point; thence, N78°37'06"E 104.99 feet to a computed point; thence, on the arc of a curve to the left a distance of 124.69 feet, turning through a delta angle of 15°42'58", and having a radius of 454.58 feet to a computed point; thence, N62°59'24"E 65.37 feet to a computed point; thence, on the arc of a curve to the right a distance of 29.41 feet, turning through a delta angle of 27°46'11", and having a radius of 60.68 feet to a computed point; thence, S89°21'10"E 398.90 feet to a computed point; thence, leaving said centerline S28°09'08"E 22.82 feet to the point of beginning.

The aforescribed Parcel B contains 26.61 acres more or less and is subject to and together with all appurtenant easements of record.

DESCRIPTION OF PARCEL B-1

A tract of land located near Troy, in Lincoln County Montana, being a portion of Government Lot 1 in the SW1/4 NE1/4 NE1/4 of Section 3, Twp. 33 N., R. 34 W., P.M.M., containing 2.75 acres more or less and more particularly described as follows:

Beginning at a set 5/8 inch dia. rebar capped K.E.D. 4975-S which marks the southwest corner of Parcel B-1; thence, S89°41'18"E 421.60 feet to a found 5/8 inch dia. rebar capped K.E.D. 4975-S located on the west right-of-way line of a 60.00 foot wide Pine Creek Road; thence, along said right-of-way line N11°38'19"W a total distance of 315.00 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said right-of-way line N89°41'18"W 356.37 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S00°18'42"W a total distance of 308.17 feet to the point of beginning.

The aforescribed Parcel B-1 contains 2.75 acres more or less and is subject to and together with all appurtenant easements of record including a 30.00 wide access and utility easement for Parcel B-2.

DESCRIPTION OF PARCEL B-2

A tract of land located near Troy, in Lincoln County Montana, being a portion of Government Lot 1 in the SW1/4 NE1/4 NE1/4 of Section 3, Twp. 33 N., R. 34 W., P.M.M., containing 2.50 acres more or less and more particularly described as follows:

Beginning at a set 5/8 inch dia. rebar capped K.E.D. 4975-S which marks the southeast corner of Parcel B-2; thence, N00°18'42"E a total distance of 308.17 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, N74°52'04"W 120.47 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S82°21'08"W 222.57 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S00°18'42"W 308.17 feet to a set 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S89°41'18"E 336.89 feet to the point of beginning.

The aforescribed Parcel B-2 contains 2.50 acres more or less and is subject to and together with all appurtenant easements of record.

PURPOSE OF SURVEY AND OWNERS EXEMPTION

We, Michael F. & Bette K. Conte, owners of record, hereby certify that the purpose of this survey and division of land is to transfer Parcel B-1 containing 2.75 acres more or less, to Charol Lee Conte, and to transfer Parcel B-2 containing 2.50 acres more or less, to Carol Lynne Mills; and that this is the first and single gift or sale in this county to these members 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.

Michael F. Conte 9-15-2020
Michael F. Conte Date:

Bette K. Conte 9-15-20
Bette K. Conte Date:

STATE OF MONTANA
County of Lincoln

On this 15 day of September, 2020 A.D. before me, a Notary Public in and for the State of Montana, Michael F. Conte, 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.

Bonnie Larson 9/15/2022
Notary Public My Commission Expires

STATE OF MONTANA
County of Lincoln

On this 15 day of September, 2020 A.D. before me, a Notary Public in and for the State of Montana, Bette K. Conte, 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.

Bonnie Larson 9/15/2022
Notary Public My Commission Expires

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 of 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 26 day of September, 2020 A.D.

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

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 ___ day of _____

Treasurer Lincoln County Montana

CERTIFICATION OF LINCOLN COUNTY EXAMINING LAND SURVEYOR:

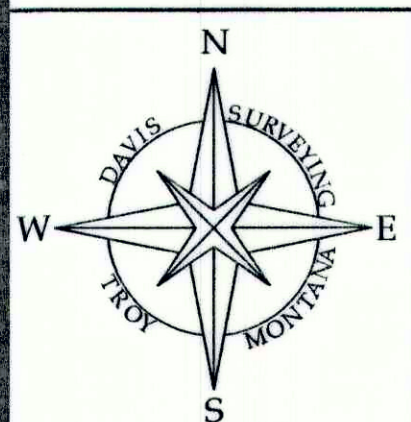
Examined this 01 day of October, 2020 A.D.

Steven A. Boyer
STEVEN A. BOYER Professional Land Surveyor No. 97570CS

STATE OF MONTANA
COUNTY OF LINCOLN

Filed on this 14 day of October, 2020 A.D. at 2:13 O'clock P.m.

Robin Benson by *Clayton Rm*
County Clerk and Recorder Deputy



DAVIS SURVEYING INC.	
TROY, MONTANA	
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Land Projects 2019	
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