

# CERTIFICATE OF SURVEY

## "BOUNDARY LINE ADJUSTMENT"

NE1/4, SECTION 31, T.29N., R.30W., P.M.,MT.  
FOR: CUMMINGS      DATE: DECEMBER, 2020

- LEGEND**
- ⊕ 5/8 INCH DIAMETER REBAR MARKED MARQUARDT 2989ES
  - ⊗ UNCAPPED 5/8 INCH DIAMETER REBAR
  - ⊙ 5/8 INCH DIAMETER REBAR MARKED PEARSON 9008-LS
  - SET 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED HUGHES, 7322LS
  - ⊖ 3 1/4 INCH ALUMINUM CAP MARKED KSI N1/16
  - ⊗ WITNESS CORNER, BLM BRASS CAP
  - COMPUTED POINT
  - ( ) COS No. 843 RECORD
  - { } COS No. 2489 RECORD
  - BOUNDARY LINES      - - - OLD BOUNDARY LINE
  - ADJOINING BOUNDARIES      - - - RIGHT OF WAY LIMITS
  - RIGHT OF WAY CENTERLINE

**LEGAL DESCRIPTION: PARCEL "A"**

A Tract of land lying southeasterly from Libby, Montana, Lincoln County, within the NE1/4, Section 31, T.29N., R.30W., P.M.,MT., and more particularly described as follows: Commencing at the Southwest corner of Tract 1A, C.S. No. 2489, a found 5/8 inch diameter rebar with a plastic cap marked Marquardt 2989ES lying on the easterly Right-of-Way Limit, Plat No. 1107, being 30' from centerline S52°27'08"E, 756.81 feet to an uncapped 5/8 inch diameter rebar; Thence S89°50'09"E, 200.35 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING; Thence S89°50'09"E, 830.63 feet to a 3 1/4 inch aluminum cap marked HUGHES, 7322LS N1/16 and the intersection with the East Section Line, Section 31; Thence N00°00'03"W, 1322.41 feet to an unmarked computed point and the Northeast Section Corner, Section 31; Thence along the North Section Line, Section 31, N89°56'42"W, 1679.26' to a 5/8 inch diameter rebar with a plastic cap marked Marquardt 2989ES lying on the Right-of-Way Limits; Thence along said Right-of-Way Limits, being 40 feet from centerline S03°13'23"E, 781.53 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence N86°46'06"E, 772.99 feet; Thence S03°13'15"E, 585.85 feet and the TRUE POINT OF BEGINNING, containing 39.80 acres. Subject to and together with all appurtenant easements of record.

**LEGAL DESCRIPTION: PARCEL "B" (INCLUDES PARCEL "C")**

A Tract of land lying southeasterly from Libby, Montana, Lincoln County, within the NE1/4, Section 31, T.29N., R.30W., P.M.,MT., and more particularly described as follows: Commencing at the Southwest corner of Tract 1A, C.S. No. 2489, a found 5/8 inch diameter rebar with a plastic cap marked Marquardt 2989ES, lying on the easterly Right-of-Way Limit, Plat No. 1107 and the TRUE POINT OF BEGINNING; Thence along said Right-of-Way Limit, Plat No. 1107, being 30' from centerline S52°27'08"E, 756.81 feet to an uncapped 5/8 inch diameter rebar; Thence S89°50'09"E, 200.35 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence N03°13'15"W, 585.85 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence S86°46'06"W, 772.99 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS lying on the Right-of-Way Limits; Thence along said Right-of-Way Limits, being 40 feet from centerline S03°13'23"E, 50.00 feet to a 5/8 inch diameter rebar with a plastic cap marked Pearson 9008-LS; Thence along said Limits S02°51'25"E, 29.68 feet a 5/8 inch diameter rebar with a plastic cap marked Marquardt 2989ES and the TRUE POINT OF BEGINNING, containing 6.96 acres. Subject to and together with all appurtenant easements of record.

**LEGAL DESCRIPTION: PARCEL "C"**

A Tract of land lying southeasterly from Libby, Montana, Lincoln County, within the NE1/4, Section 31, T.29N., R.30W., P.M.,MT., and more particularly described as follows: Commencing at the Southwest corner of Tract 1A, C.S. No. 2489, a found 5/8 inch diameter rebar with a plastic cap marked Marquardt 2989ES lying on the easterly Right-of-Way Limit, Plat No. 1107, being 30' from centerline S52°27'08"E, 756.81 feet to an uncapped 5/8 inch diameter rebar and the TRUE POINT OF BEGINNING; Thence S89°50'09"E, 200.35 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence N03°13'15"W, 585.85 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence S86°46'06"W, 772.99 feet to a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS lying on the Right-of-Way Limits; Thence along said Right-of-Way Limits, being 40 feet from centerline S03°13'23"E, 50.00 feet to a 5/8 inch diameter rebar with a plastic cap marked Pearson 9008-LS; Thence N86°46'06"E, 572.99 feet to a 5/8 inch diameter rebar with a plastic cap marked Pearson 9008-LS; Thence S03°13'15"E, 523.99 feet to an uncapped 5/8 inch diameter rebar and the TRUE POINT OF BEGINNING, containing 3.32 acres. Subject to and together with all appurtenant easements of record.

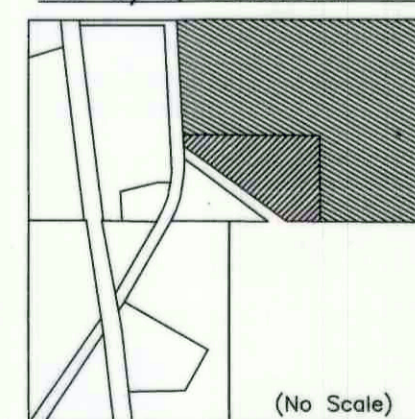
**BASIS OF BEARING**

The basis of bearing for this survey is N89°55'24"E, derived from Survey Grade GPS system calibrated to local control between between SW Corner, Section 19, being a BLM Brass Cap and the SW 1/16 corner section 19, being a 3 1/4 inch aluminum cap marked 5612S.

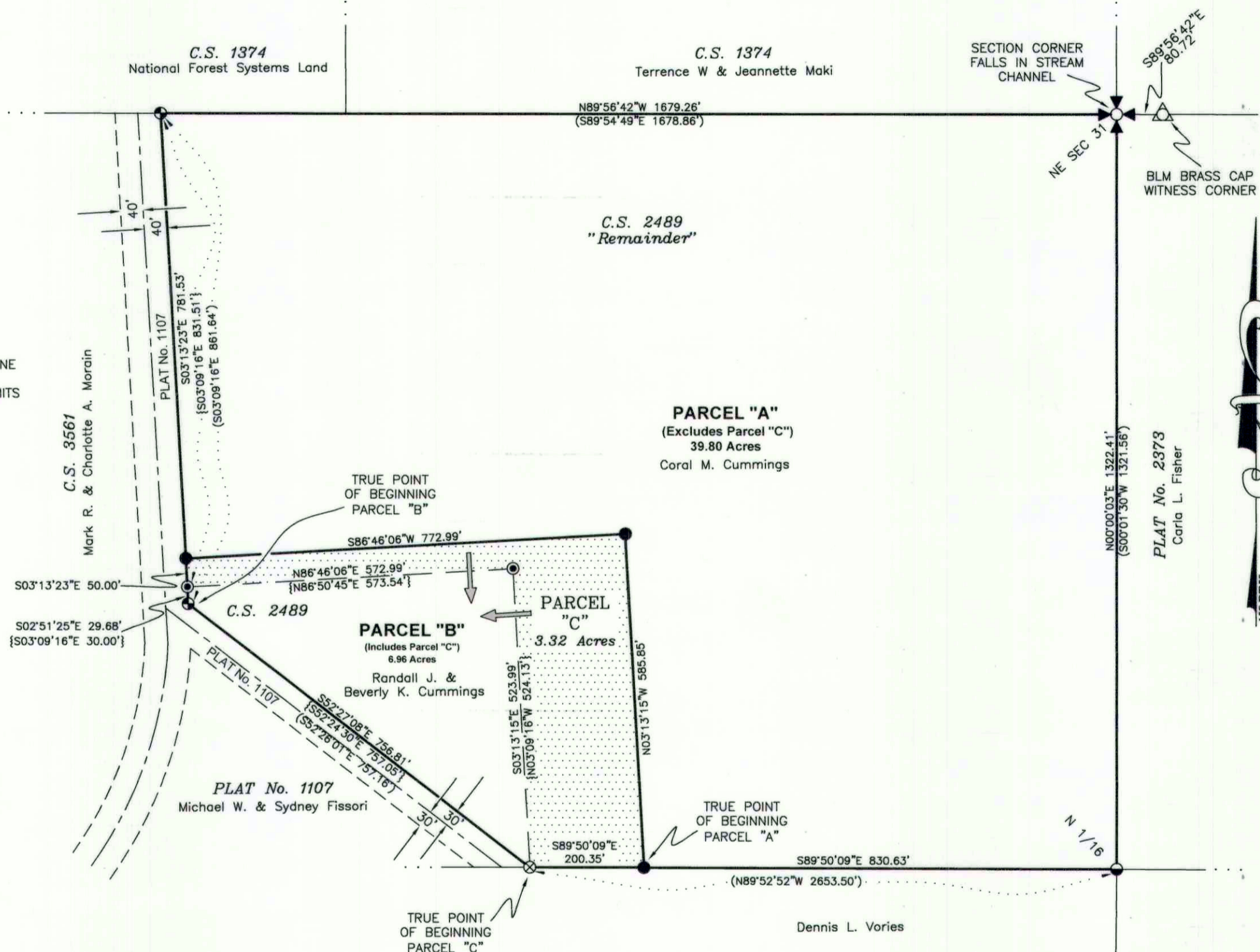
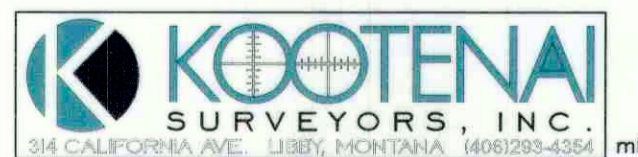
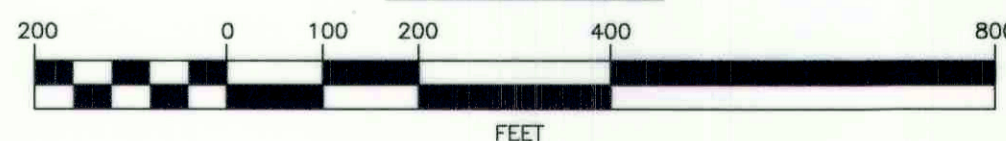
**METHOD OF SURVEY**

A Nikon total station with data collector and a Trimble RB GNSS GPS system was used with RTK radial procedures to tie previously set controlling corners by Elisha Green, July 2018

**VICINITY DIAGRAM  
NE 1/4, SECTION 31**



**GRAPHIC SCALE**



**PURPOSE OF SURVEY AND OWNER'S EXEMPTION CERTIFICATION**

We, Randall J. & Beverly K. Cummings, and Coral M. Cummings, being the record owners, certify that the purpose of this survey and division of land is the relocation of common boundary lines. We further certify that Parcel "C" being added to Parcel "B" is exempt from sanitation review by the Department of Environmental Quality pursuant to ARM 17.36.605(2)(a) as a parcel that no existing facilities for water supply, wastewater disposal, or solid waste disposal, if no new facilities will be constructed on the additional parcel. Furthermore: Parcel "a" is exempt from sanitation review by the Department of Environmental Quality pursuant to MCA 76-4-102(1) "Subdivision" means a division of land or land so divided that creates one or more parcels containing less than 20 acres, exclusive of public roadways, in order that the title to or possession of the parcels may be sold, rented, leased, or otherwise conveyed and includes any residential or any condominium or area, regardless of size, that provides permanent multiple space recreational camping vehicles or mobile homes.

Randall J. Cummings      12-17-20  
Date  
Beverly K. Cummings      12-17-20  
Date  
Coral M. Cummings      12-17-20  
Date

**ACKNOWLEDGMENT**

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Montana County of Lincoln by Randall J. Cummings on this 17 day of December 2020. In witness whereof, I have hereunto set my hand and affixed my notarial seal.  
Chelsea Danderson  
residing in: Libby, MT My Commission expires: 8/5/24

**ACKNOWLEDGMENT**

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of MONTANA County of Lincoln by Coral M. Cummings on this 17 day of DECEMBER 2020. In witness whereof, I have hereunto set my hand and affixed my notarial seal.  
Bryan Sandhu  
residing in: LIBBY, MT My Commission expires: 12-1-21

**ACKNOWLEDGMENT**

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Montana County of Lincoln by Beverly K. Cummings on this 17 day of December 2020. In witness whereof, I have hereunto set my hand and affixed my notarial seal.  
Chelsea Danderson  
residing in: Libby, MT My Commission expires: 8/5/24

**HISTORY OF SURVEYS**

1965 - Plat No. 1107, Right-of-Way Survey, Robert F. Burdick, 649S  
1980 - COS No. 843, Retracement Tract "1A", Marquardt 2989ES  
1996 - COS No. 2489, Boundary location for conveyance, Ronald A. Pearson, 9008LS

**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 Dec 17 2020  
Alvah F. Hughes, PLS, 7322LS      Date

**EXAMINING LAND SURVEYOR'S CERTIFICATION**

Examined this 18th day of DEC 2020 A.D. by Steven A. Boyer  
Steven A. Boyer, PLS 9750LS, Lincoln County Examining Land Surveyor

**COUNTY TREASURER'S CERTIFICATION**

I hereby certify that all real property taxes and special assessments assessed and levied on the parcel shown hereon are paid pursuant to Section 76-3-611(1)(b), M.C.A. Dana Moeley for Rodario Callberg 12-15-2020  
Lincoln County Treasurer      Date

**CLERK AND RECORDER'S CERTIFICATION**

State of Montana, County of Lincoln, filed this 21st day of December 2020 A.D. at 3:27 o'clock by Robin Burson by Clyde Rm  
Lincoln County Clerk and Recorder      Deputy

CERTIFICATE OF SURVEY No. 4742 RB