

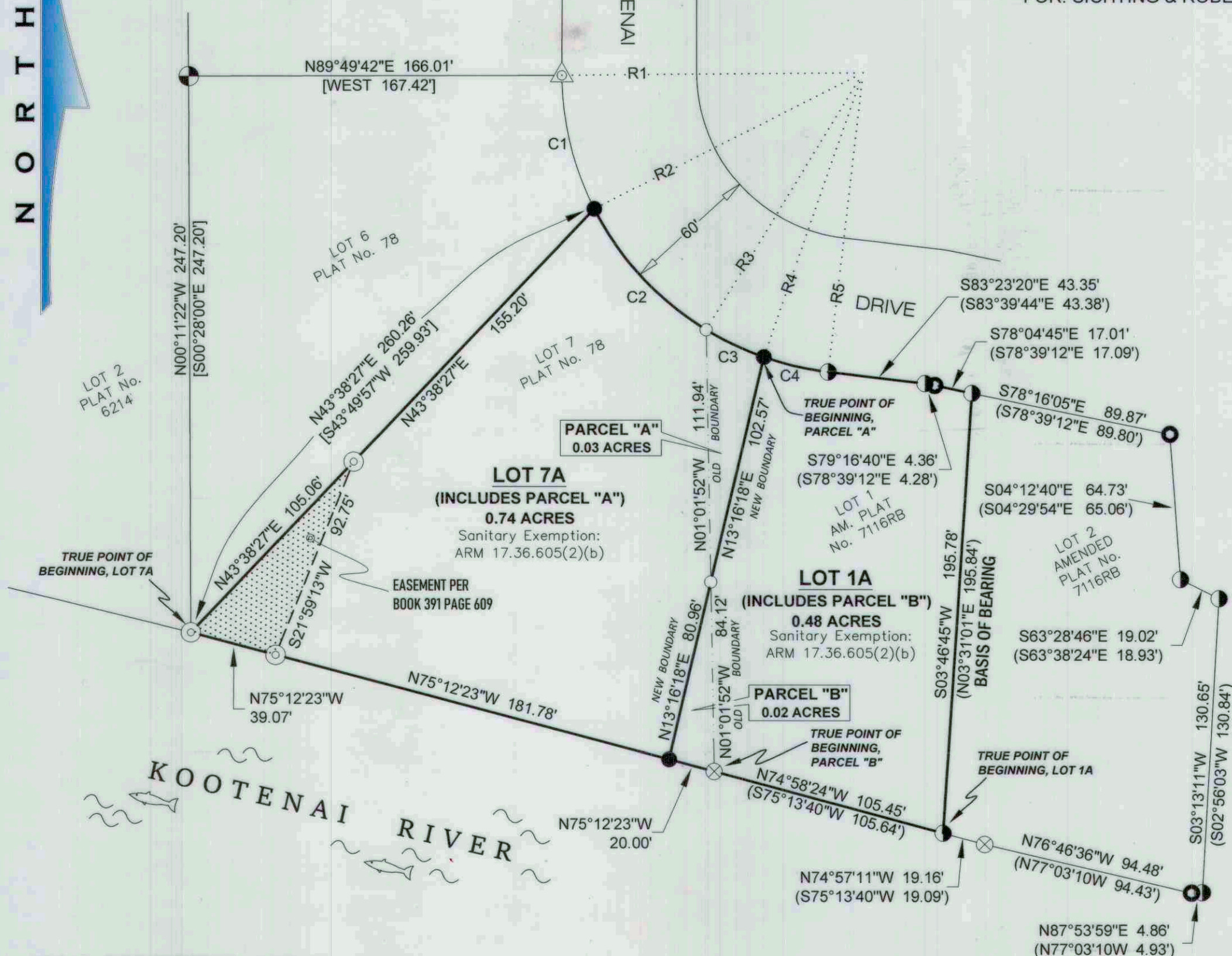
AMENDED PLAT

"BOUNDARY LINE ADJUSTMENT"

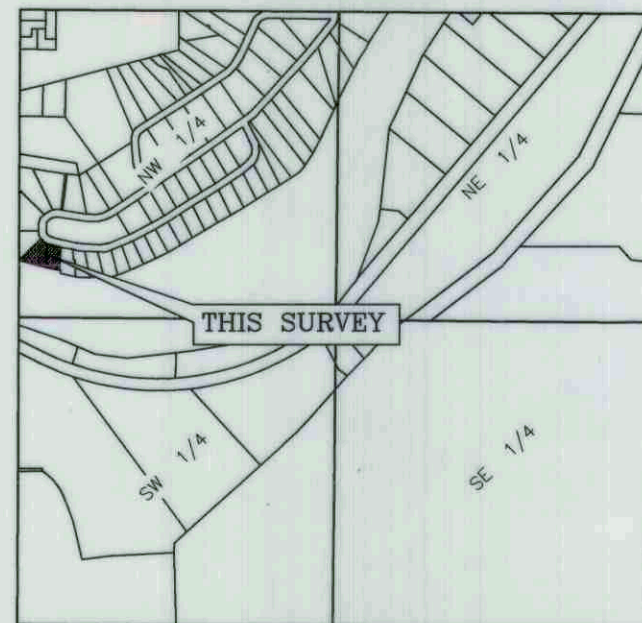
LOT 7, RIVERVIEW ADDITION No. 2, PLAT No. 78 & LOT 1, ALSG PROPERTIES, AMENDED PLAT No. 7116RB

GOV'T LOT 5, SECTION 2, T.30N., R.31W., P.M.,MT., LINCOLN COUNTY, MONTANA

FOR: SICHTING & ROBERTS DATE: SEPTEMBER, 2021



SECTION 2 VICINITY DIAGRAM



RADIAL LINE TABLE

R1	S89°31'13\"W	133.88'
R2	S63°08'57\"W	133.88'
R3	S31°23'09\"W	133.88'
R4	S19°15'41\"W	133.88'
R5	S06°37'20\"W	133.88'

CURVE DATA

C1	L=61.62' [62.00'] R=133.88' [133.88'] Δ=26°22'16\"	C3	L=28.33' R=133.88' Δ=12°07'28\"
C2	L=74.22' [74.68'] R=133.88' [133.88'] Δ=31°45'48\"	C4	L=29.53' R=133.88' Δ=12°38'21\"

SURVEYORS NOTE:

The intent of this survey is to finalize a property line agreement found in microfiche Book 226, Page 16, Lincoln County Records, dated July 8th, 1996. The recording of this survey and associated deeds are an acknowledgement by the affected landowners of the conclusion of said agreement and that the stipulations set therein have been satisfactorily met and no further action is needed to fulfil said agreement.

LEGAL DESCRIPTION: LOT 1A

An irregular tract of land lying easterly from Libby, Montana, Lincoln County, within Government Lot 5, Section 2, T.30N., R.31W., P.M.,MT., and more particularly described as follows: Commencing at the southwest corner of Lot 2, Amended Plat 7116RB, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "KED 4975S" and the TRUE POINT OF BEGINNING: Thence N74°58'24\"W, 105.45 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N13°16'18\"E, 102.57 feet to an unmarked computed point; Thence N13°16'18\"E, 80.96 feet to an unmarked computed point; Thence N13°16'18\"E, 102.57 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS" lying on the southerly right-of-way limit of "Kootenai Drive"; Thence along said southerly right-of-way limit through a 133.88 foot radius non-tangent curve left, an arc distance of 29.53 feet and delta angle of 12°07'28\" to a 5/8 inch diameter rebar with plastic cap marked "KED 4975S"; Thence continuing along said southerly right-of-way limit through a 133.88 foot radius non-tangent curve left, an arc distance of 28.33 feet and delta angle of 12°07'28\" to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N75°12'23\"W, 181.78 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N75°12'23\"W, 39.07 feet to the southwest corner of Lot 6, Riverview Addition #2, Plat 78, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "KED 4975S"; Thence along the western boundary of said Lot 2, S03°46'45\"W, 195.78 feet to the southwest corner of Lot 2, Amended Plat 7116RB, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "KED 4975S" and the TRUE POINT OF BEGINNING containing 0.48 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION: LOT 7A

An irregular tract of land lying easterly from Libby, Montana, Lincoln County, within Government Lot 5, Section 2, T.30N., R.31W., P.M.,MT., and more particularly described as follows: Commencing at the southwest corner of Lot 6, Riverview Addition #2, Plat 78, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "KED 4975S" and the TRUE POINT OF BEGINNING: Thence along the southeasterly boundary of Lot 6, Riverview Addition #2, Plat 78, N43°38'27\"E, 155.20 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence continuing along said southeasterly boundary of Lot 6, N43°38'27\"E, 155.20 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS" lying on the southerly right-of-way limit of "Kootenai Drive"; Thence along said southerly right-of-way limit through a 133.88 foot radius non-tangent curve left, an arc distance of 74.22 feet and delta angle of 31°45'48\" to an unmarked computed point; Thence continuing along said southerly right-of-way limit through a 133.88 foot radius curve left, an arc distance of 28.33 feet and delta angle of 12°07'28\" to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence S13°16'18\"W, 102.57 feet to an unmarked computed point; Thence S13°16'18\"W, 80.96 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N75°12'23\"W, 181.78 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N75°12'23\"W, 39.07 feet to the southwest corner of Lot 6, Riverview Addition #2, Plat 78, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS", and the TRUE POINT OF BEGINNING: containing 0.74 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION: PARCEL "A"

An irregular tract of land lying easterly from Libby, Montana, Lincoln County, within Government Lot 5, Section 2, T.30N., R.31W., P.M.,MT., and more particularly described as follows: Commencing at the southwest corner of Lot 2, Amended Plat 7116RB, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "KED 4975S"; Thence N74°58'24\"W, 105.45 feet to a 5/8 inch diameter rebar with plastic cap marked "KED 4975S"; Thence N13°16'18\"E, 102.57 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N13°16'18\"E, 80.96 feet to an unmarked computed point; Thence S01°01'52\"E, 84.12 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS" lying on the southerly right-of-way limit of "Kootenai Drive"; Thence along said southerly right-of-way limit through a 133.88 foot radius non-tangent curve left, an arc distance of 28.33 feet and delta angle of 12°07'28\" to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence S01°01'52\"E, 84.12 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS" and the TRUE POINT OF BEGINNING, containing 0.03 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION: PARCEL "B"

An irregular tract of land lying easterly from Libby, Montana, Lincoln County, within Government Lot 5, Section 2, T.30N., R.31W., P.M.,MT., and more particularly described as follows: Commencing at the southwest corner of Lot 2, Amended Plat 7116RB, Lincoln County Records, a 5/8 inch diameter rebar with plastic cap marked "KED 4975S"; Thence N74°58'24\"W, 105.45 feet to a 5/8 inch diameter rebar with plastic cap marked "KED 4975S"; Thence N13°16'18\"E, 102.57 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS"; Thence N13°16'18\"E, 80.96 feet to an unmarked computed point; Thence S01°01'52\"E, 84.12 feet to a 5/8 inch diameter rebar with plastic cap marked "SANDERSON 70400LS" and the TRUE POINT OF BEGINNING, containing 0.02 acres. Subject to and together with all appurtenant easements of record.

LEGEND

- () RECORD, AMENDED PLAT 7116RB
- [] RECORD, PLAT 78, RIVERVIEW ADDITION #2
- UNMARKED COMPUTED POINT
- △ UNMARKED 1 INCH DIAMETER STEEL PIPE
- 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED "KED 4975S"
- 1 INCH DIAMETER PIPE WITH PLASTIC CAP MARKED "2343S"
- FOUND 5/8 INCH DIAMETER REBAR WITH BLUE PLASTIC CAP MARKED "SANDERSON 70400LS"
- 5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED "2343S"
- SET 5/8 INCH DIAMETER REBAR WITH BLUE PLASTIC CAP MARKED "SANDERSON 70400LS"
- UNMARKED 5/8 INCH DIAMETER REBAR



GRAPHIC SCALE



PURPOSE OF SURVEY AND OWNER'S CERTIFICATION

We, Paul Gary Roberts & ALSG Properties Family Limited Partnership, record owners, hereby certify that the purpose of this survey and division of land is the relocation of common boundaries pursuant to MCA 76-3-207(2)(d) "for five or fewer lots within a platted subdivision, the relocation of common boundaries". We further certify that the division is exempt from Department of Environmental Quality review pursuant to ARM 17.36.605(2)(b): "a parcel that has a previous approval issued under Title 76, chapter 4, part 1, MCA, if: (i) no facilities other than those previously approved exist or will be constructed on the parcel; and (ii) the division of land will not cause approved facilities to deviate from the conditions of approval, in violation of 76-4-130, MCA;

Paul Gary Roberts 10/26/21
Date

Robert Sighting, G.P. 10/19/21
Representative, ALSG Properties Family Limited Partnership
Date

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for

the State of Montana County of Lincoln

by PAUL GARY ROBERTS on this 26 day of October 2021.
In witness whereof, I have hereunto set my hand and affixed my notarial seal.

Chelsea Sanderson
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 California County of Orange

by REPRESENTATIVE, ALSG PROPERTIES FAMILY LIMITED PARTNERSHIP
on this 19th day of October 2021.
In witness whereof, I have hereunto set my hand and affixed my notarial seal.

Robert Sighting, G.P.
residing in: Huntington Beach, CA My Commission expires: Nov. 1, 2023

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.

Byron Sanderson, PLS, 70400LS 9-28-21
Date

EXAMINING LAND SURVEYOR'S CERTIFICATION

Examined this day 10 of November 2021, A.D.

Steven A. Boyer, 975035, Lincoln County Examining Land Surveyor

NOTES

- The area that is being removed from one tract of record and joined with another tract of record is not a tract of record. Said area shall not be available as a reference legal description in any subsequent real property transfer after the initial transfer associated with this [certificate of survey or amended plat] on which said area is described, unless said area is included with or excluded from adjoining tracts of record.
- For further record survey data, refer to the surveys reported under "REFERENCED SURVEYS" below.

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 76-3-207(3), M.C.A.

Shirley A. Warburg 11-18-2021
Lincoln County Treasurer Date

CLERK AND RECORDER'S CERTIFICATION

State of Montana, County of Lincoln, filed this 19 day

of Nov 2021, A.D. at 2:33 o'clock

Robin A. Benson by Amanda Eckart
Lincoln County Clerk and Recorder Deputy

REFERENCED SURVEYS

- 1973 - Plat 78, "Riverview Addition #2", Shaw, 2343S
- 2010 - Amended Plat 7116RB, Boundary Line Adjustment, Davis, 4975S

METHOD OF SURVEY

A Trimble R10 Model 2 GNSS system and Trimble S6 Total Station were used to tie previously set controlling corners by Eric Stafford and Brendan Hunter, July, 2021.

BASIS OF BEARING

The basis of bearing for this survey is S03°46'45\"W along the west boundary of Lot 2, Amended Plat 7116RB, between two 5/8 inch diameter rebars with plastic caps marked "KED 4975S". This bearing was reported as N03°31'01\"E on said Amended Plat. Angular variation between these two bearings is 00°15'44\".

CERTIFICATE OF SURVEY No. 4828 RB