

CERTIFICATE OF SURVEY

RETRACEMENT SURVEY

LOTS 1-7 BLOCK 5 DOONAN'S ADDITION
SW 1/4 of Section 12 Twp. 31 N., R. 34 W., P.M.M.

For: Frank & Diane K. Whitesel
Date: June 2022

LOTS 1-7 BLOCK 5
42,205 SQ.FT±

DOONAN'S ADDITION
3RD STREET

C.O.S. 3600 RB

CORNER NO. 4
GOVERNOR
PLACER CLAIM

SURVEYOR NOTE

Found mathematical and closing errors of more than 15 feet on Doonan's Addition. To maintain consistency of town lot sizes the errors were pushed onto Block 7. Holding angular reference from 5/8 inch dia. rebar capped J.H.N. 4661-S from P.F. NO. 4143 for creation of the East Dent Ave right-of-way. Record distances were held through Prince Ave.

DAVIS SURVEYING INC.

TROY, MONTANA

DATE: 6/28/22

REV:

DRAWN BY: SM

Land Projects 2022

FILE: t313412fw-sm.dwg

PURPOSE OF SURVEY

The purpose of this survey is to retrace the exterior boundaries of an existing tract of record and no new parcels have been created; therefore, this survey is exempt from review as a subdivision being completed pursuant to 76-3-404 M.C.A.

DESCRIPTION

A tract of land in Troy, Lincoln County, Montana, being Lots 1-7 of Block 5 Doonan's Addition lying in Section 12, Twp. 31 N., R. 34 W., P.M.M., containing 0.97 acre (42,205 square feet) more or less and more particularly described as follows:

Beginning at a 5/8 inch dia. rebar capped K.E.D 4975-S, lying on the Northwesterly line of Governor's Placer Claim, which bears N69°34'10"E 390.05 feet from the Original Stone Corner No. 4 of said Placer Claim; thence from the true point of beginning along said Placer Claim, N69°34'10"E 125.03 feet to a 5/8 inch dia. rebar capped K.E.D 4975-S, located on the Westerly Right-of-way of Dent Street; thence along said Westerly Right-of-way N21°42'50"W 339.04 feet to a 5/8 inch dia. rebar capped K.E.D 4975-S, located on the Southerly Right-of-Way of 3rd Street; thence along said Southerly Right-of-Way S68°17'11"W 125.00 feet to a 5/8 inch dia. rebar capped K.E.D 4975-S, thence S21°42'50"E 336.24 feet to the point of beginning.

The aforescribed Lots 1-7 of Block 5 Doonan's Addition contains 0.97 acre (42,205 square feet) of land more or less and is subject to and together with all appurtenant easements of records.

LEGEND

- SET A 5/8 INCH DIA. REBAR WITH A PLASTIC CAP STAMPED K.E.D. 4975-S
- FOUND 5/8 INCH DIA. STEEL PIN WITH A PLASTIC CAP STAMPED J.H.N. 4661-S
- FOUND A 5/8 INCH DIA. REBAR WITH AN ALUM. CAP STAMPED HUGHES 7322
- FOUND 1/2 INCH DIA. REBAR WITH A PLASTIC CAP STAMPED J.N. 534 ES
- FOUND A 5/8 INCH DIA. BARE REBAR
- FOUND ORIGINAL STONE MONUMENT MARKING GOVERNOR PLACER CLAIM CORNER AS NOTED
- FOUND R/R SPIKE
- COMPUTED POINT
- RECORD PER P.F. NO. 4143
- RECORD PER DOONAN'S ADDITION
- RECORD PER C.O.S. NO. 3600 RB
- RECORD PER C.O.S. NO. 3701
- RECORD PER C.O.S. NO. 3951

Graphic Scale:



(1 inch = 60 ft.)

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 and the monuments found and set occupy the positions shown hereon.

Dated this 31st day of August, 2022 A.D.

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

CERTIFICATION OF LINCOLN COUNTY EXAMINING LAND SURVEYOR:

Examined this 28th day of August, 2022 A.D.

Steven A. Boyer
Professional Land Surveyor No. 9750LS

STATE OF MONTANA
COUNTY OF LINCOLN

Filed on this 4th day of August, 2022 A.D. at 10:59
O'clock A.M.

Robin A. Benson
County Clerk and Recorder

Michelle Byrd
Deputy

CERTIFICATE OF SURVEY NO. 4894