

Certificate of Survey

NW¹/₄ Section 25, T35N R26W, P.M., M.

Lincoln County, Montana

For: Kayla Ann Brown
Owner: Kayla Ann Brown
Date: 2023-07-31
Purpose: Immediate Family Transfer

North ¹/₁₆ Corner
found ³/₄" rebar
"Sands 7975s"

NW¹/₄ NW¹/₄
(rec. S89°54'15"E 1320.66')
S86°08'06"E 1320.50'

Northwest ¹/₁₆ Corner
found 3 ¹/₄" Aluminum Cap
"USFS"

Legend

- Set ³/₈" x 24" rebar with a 2" aluminum cap "Belski 14731LS"
- found ¹/₂" rebar (unless otherwise noted)
- ⊙ found ³/₈" or ¹/₂" rebar "Sands 7975s"
- ⊙ ¹/₄ Corner (as noted)
- ◆ aliquot corner (as noted)
- ⊙ found railroad spike

Tract 1 COS 1784

Parcel A
33.46 acres

Parcel B
5.00 acres

Owner Certification:

I hereby certify that the purpose of this division of land is to transfer **Parcel A** as shown on this Certificate of Survey to **Sheela Kay Beeman, my mother**. Furthermore, we certify that I am entitled to use this exemption and are in compliance with all conditions imposed by law and regulation on the use of this exemption. Therefore, this division of land is exempt from review as a subdivision pursuant to Section 76-3-207(1)(b), M.C.A.

We also certify that **Parcel B** is a parcel that has no facilities for water supply, wastewater disposal, storm drainage, or solid waste disposal, if no facilities will be constructed on the parcel. Therefore this division is exempt from review as a subdivision by the Montana Department of Environmental Quality pursuant to ARM 17.36.605 (2) (A).

Parcel A is over 20 acres and thereby exempt from D.E.Q. review pursuant to 76-4-103, MCA

Kayla Ann Brown
Kayla Ann Brown

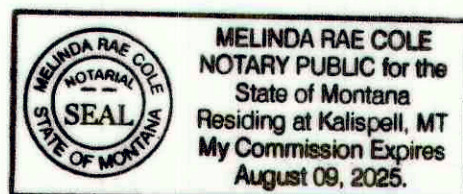
8-25-2023
Date

STATE OF Montana

County of Flathead

This instrument was acknowledged before me on this 25th day of August, 2023, by Kayla Ann Brown.

Melinda Rae Cole
Notary Public



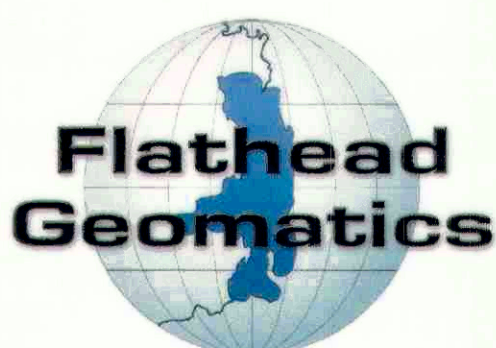
¹/₄ Corner
found 3 ¹/₄" Brass Cap
"BLM"



SCALE
0' 50' 100'

Basis of Bearing is NAD83 (2011) Montana State Plane Grid.

Distances are International Feet at ground based on:
Latitude: N48°48'34.45299"
Longitude: W115°08'13.43830"
Ellipsoidal Height: 3459.104
Combined Scale Factor: 1.0002767512
Convergence: -004°07'13.12"



236 Wisconsin Ave.
Whitefish, MT 59937
tel. 406.862.4927
fax. 406.862.4923

311 SW Jefferson Avenue
Corvallis, OR 97333
tel. 541.738.2920
fax. 541.738.8524

NOTE: No search has been made for easements affecting this property and this survey does not purport to show all appurtenant easements.

Perimeter Legal Description

That portion of the Northwest ¹/₄ of Section 25, Township 35 North Range 26 West, Principal Meridian, Montana, Lincoln County, Montana described as follows:

Tract 1 of Certificate of Survey No. 1784

Containing 38.46 acres of land as shown
Subject to and together with easements of record.

Parcel A

That portion of the Northwest ¹/₄ of Section 25, Township 35 North Range 26 West, Principal Meridian, Montana, Lincoln County, Montana described as follows:

Parcel A of Certificate of Survey No. _____

Containing 33.46 acres of land as shown hereon.
Subject to and together with a 60 foot county road easement as shown.
Subject to and together with easements of record.

Parcel B

That portion of the Northwest ¹/₄of Section 25, Township 35 North Range 26 West, Principal Meridian, Montana, Lincoln County, Montana described as follows:

Parcel B of Certificate of Survey No. _____

Containing 5.00 acres of land as shown hereon.
Subject to and together with a 60 foot county road easement as shown.
Subject to and together with easements of record.

N86°07'25"W 1320.34'
(rec. N89°59'46"W 1320.62')

Parcel 1
COS 3656

CERTIFICATE OF SURVEYOR

Andrew Belski, PLS
Registration No. 14731PLS

8-25-23
Date

CERTIFICATE OF EXAMINING SURVEYOR

Approved: 29th Aug 2023
Sheela Kay Beeman
Examining Land Surveyor
Registration No. 9750LS

CERTIFICATE OF COUNTY TREASURER

I hereby certify, pursuant to Section 76-3-611(1)(b), MCA, that all real property taxes assessed and levied on the land described hereon are paid.

Dated this 21st day of Aug., 2023

Sedaris Carlberg
Treasurer of Lincoln County, Montana

STATE OF MONTANA
County of Lincoln

Filed on 30th day of August, 2023 A.D., at 10:39 o'clock A.M.

CORRINA BROWN
County Clerk & Recorder

By: Nichelle Synd
Deputy

Instrument Record No. 307300

Certificate Of Survey No. 4971 FC

22-238 Beeman FT