

CERTIFICATE OF SURVEY

BOUNDARY LINE ADJUSTMENT

W1/2 NE1/4 NE1/4, SECTION 2, T.31N., R.31W., P.M.,MT., LINCOLN COUNTY, MONTANA
FOR: STYCZYNSKI, SCHMIDT, KOZLOWSKI, & WISE DATE: MAY, 2024

LEGAL DESCRIPTION: PARCEL A

An irregular tract of land lying northerly from Libby, Montana, Lincoln County, within the W1/2 NE1/4 NE1/4, Section 2, T.31N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the C-N-NE-NE 1/256 corner, Section 2, being the southeast corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING; Thence along the south boundary of said COS, N88°53'27"W, 319.69 feet to an unmarked computed point lying on the northerly right-of-way limit of USFS Road 755; Thence continuing along said south boundary, N88°53'27"W, 200.24 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence N10°47'55"W, 13.93 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the northerly right-of-way limit of USFS Road 755; Thence N10°47'55"W, 69.86 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence N88°54'26"W, 121.00 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the east boundary of the NW1/4 NE1/4, Section 2; Thence along said east boundary, N00°48'02"E, 248.12 feet to the E1/16 corner common to Sections 35 and 2, a 5/8 inch diameter uncapped rebar; Thence along the north line of Section 2, S88°50'53"E, 657.77 feet to the E-E 1/64 corner common to Sections 35 and 2, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along the west boundary of the E1/2 NE1/4 NE1/4, said Section 2, S00°47'57"W, 329.59 feet to the C-N-NE-NE 1/256 corner, said Section 2, being the southeast corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING, containing 4.74 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION: PARCEL B

An irregular tract of land lying northerly from Libby, Montana, Lincoln County, within the W1/2 NE1/4 NE1/4, Section 2, T.31N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the C-N-NE-NE 1/256 corner, Section 2, being the southeast corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING; Thence along the west boundary of the E1/2 NE1/4 NE1/4, said Section 2, S00°47'45"W, 329.22 feet to the NE-NE 1/64 corner, said Section 2, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS; Thence along the south boundary of Plot No. 1080, N88°58'56"W, 100.79 feet to an unmarked computed point lying on the northerly right-of-way limit of USFS Road 755; Thence continuing along said south boundary, N88°58'56"W, 160.85 feet to an unmarked computed point lying on the southerly right-of-way limit of said USFS Road 755; Thence continuing along said south boundary N88°58'56"W, 396.15 feet to the C-N-NE 1/64 corner, said Section 2, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS on the east boundary of the NW1/4 NE1/4, Section 2; Thence along said east boundary, N00°48'21"E, 52.58 feet to an unmarked computed point lying on the southerly right-of-way limit of said USFS Road 755; Thence continuing along said east line N00°48'21"E, 107.35 feet to an unmarked computed point; Thence N38°44'44"E, 49.07 feet to an unmarked computed point; Thence N47°55'43"E, 154.17 feet to an unmarked computed point; Thence N10°47'55"W, 26.55 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the south boundary of COS No. 3736; Thence along said south boundary of said COS No. 3736, S88°53'27"E, 200.24 feet to an unmarked computed point lying on the northerly right-of-way limit of said USFS Road 755; Thence continuing along said south boundary, S88°53'27"E, 319.69 feet to the C-N-NE-NE 1/256 corner, Section 2, being the southeast corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING, containing 4.67 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION: PARCEL C

An irregular tract of land lying northerly from Libby, Montana, Lincoln County, within the W1/2 NE1/4 NE1/4, Section 2, T.31N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the C-N-NE-NE 1/256 corner, Section 2, being the southwest corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING; Thence along the east boundary of the NW1/4 NE1/4, Section 2, N00°48'02"E, 82.00 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence S88°54'26"E, 121.00 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence S10°47'55"E, 69.86 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the northerly right-of-way limit of USFS Road 755; Thence S10°47'55"E, 13.93 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the south boundary of COS No. 3736; Thence S10°47'55"E, 26.55 feet to an unmarked computed point; Thence S47°55'43"W, 154.17 feet to an unmarked computed point; Thence S38°44'44"W, 49.07 feet to an unmarked computed point lying on the east boundary of the NW1/4 NE1/4, Section 2; Thence along said east boundary, N00°48'21"E, 72.65 feet to a 5/8 inch diameter rebar with plastic cap marked KED, 4975S; Thence continuing along said east boundary, N00°47'05"E, 97.65 feet to the C-N-NE-NE 1/256 corner, Section 2, being the southwest corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING, containing 0.55 acres. Subject to and together with all appurtenant easements of record.

LEGAL DESCRIPTION: PARCEL X

An irregular tract of land lying northerly from Libby, Montana, Lincoln County, within the W1/2 NE1/4 NE1/4, Section 2, T.31N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at the C-N-NE-NE 1/256 corner, Section 2, being the southwest corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING; Thence along the east boundary of the NW1/4 NE1/4, Section 2, N00°48'02"E, 82.00 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence S88°54'26"E, 121.00 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence S10°47'55"E, 69.86 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the northerly right-of-way limit of USFS Road 755; Thence S10°47'55"E, 13.93 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS lying on the south boundary of COS No. 3736; Thence along the south boundary of COS No. 3736, N88°53'27"W, 19.78 feet to a 5/8 inch diameter rebar with plastic cap marked KED, 4975S lying on the northerly right-of-way limit of USFS Road 755; Thence continuing along said south boundary, N88°54'37"W, 118.07 feet to the C-N-NE-NE 1/256 corner, Section 2, being the southwest corner of COS No. 3736, a 5/8 inch diameter rebar with plastic cap marked HUGHES, 7322LS and the TRUE POINT OF BEGINNING, containing 0.24 acres. Subject to and together with all appurtenant easements of record. The afore-described parcel shall become part of Parcel C as shown hereon, and shall not be conveyed as a separate tract of land.

LEGAL DESCRIPTION: PARCEL Y

An irregular tract of land lying northerly from Libby, Montana, Lincoln County, within the W1/2 NE1/4 NE1/4, Section 2, T.31N., R.31W., P.M.,MT., and more particularly described as follows:
Commencing at a point on the east boundary of the NW1/4 NE1/4, Section 2, being the southwest corner of COS No. 4213, a 5/8 inch diameter rebar with plastic cap marked KED, 4975S lying on the northerly right-of-way limit of USFS Road 755; Thence along said northerly limit, 42.50 feet arc length through a 400.00 foot radius curve right, containing a 06°05'16" delta angle to a 5/8 inch diameter rebar with plastic cap marked KED, 4975S; Thence continuing along said northerly limit, N52°13'06"E, 110.38 feet to a 5/8 inch diameter rebar with plastic cap marked KED, 4975S lying on the south boundary of COS No. 3736, Thence along said south boundary S88°53'27"E, 19.78 feet to a 5/8 inch diameter rebar with blue plastic cap marked SANDERSON, 70400LS; Thence S10°47'55"E, 26.55 feet to an unmarked computed point; Thence S47°55'43"W, 154.17 feet to an unmarked computed point; Thence S38°44'44"W, 49.07 feet to an unmarked computed point lying on the east boundary of the NW1/4 NE1/4, Section 2; Thence along said east boundary, N00°48'21"E, 72.65 feet to a 5/8 inch diameter rebar with plastic cap marked KED, 4975S and the TRUE POINT OF BEGINNING, containing 0.18 acres. Subject to and together with all appurtenant easements of record. The afore-described parcel shall become part of Parcel C as shown hereon, and shall not be conveyed as a separate tract of land.

REFERENCED DOCUMENTS AND SURVEYS

1957 - Plot No. 434, Right-of-Way Plat, USFS
1970 - Plot No. 1680, Haines-Casey Survey, Jack W. Ninneman, 534ES
1984 - Book 187/Page 318, Transfer for Sale, Gerald E. Bunton, 4974S
2002 - COS No. 3088, Retracement Survey, Alvah F. Hughes, 7322LS
2007 - COS No. 3736, Retracement Survey, Alvah F. Hughes, 7322LS
2013 - COS No. 4213, Retracement Survey, Kenneth E. Davis, 4975S

METHOD OF SURVEY

A Trimble R10-2 GNSS system was used to tie previously set controlling corners by Byron Sanderson and Calen Williamson, November, 2023.

BASIS OF BEARING AND VARIATION

The basis of bearing for this survey is true north based on a static GNSS observation. Angular variation between this survey and COS 3736 is 00°03'29" between the N1/4 corner and the northeast section corner, Section 2, T.31N., R.31W., as shown hereon.

PURPOSE OF SURVEY AND OWNER'S CERTIFICATION

We, Richard M. Styczynski, Christine M. Miller Styczynski, Sara Kozlowski, Mary Wise, and Michael C. Schmidt, record owners, hereby certify that the purpose of this survey and division of land is the relocation of common boundaries pursuant to 76-3-207(1)(a) "divisions made outside of platted subdivisions for the purpose of relocating common boundary lines between adjoining properties". We further certify that Parcels A, B, and C are excluded from DEQ sanitation review pursuant to ARM 17.36.605(2)(c): "a parcel that will be affected by a proposed boundary line adjustment, if the parcel has existing facilities for water supply, wastewater disposal, storm drainage, or solid waste disposal that were not subject to review, and have not been reviewed, under Title 76, chapter 4, part 1, MCA, and if: (i) no facilities, other than those in existence prior to the boundary line adjustment, or those that were previously approved as replacements for the existing facilities, will be constructed on the parcel; (ii) existing facilities on the parcel complied with state and local laws and regulations, including permit requirements, which were applicable at the time of installation; and (iii) the local health officer determines that existing facilities are adequate for the existing use. As a condition of the exemption, the local health officer may require evidence that: (A) existing septic tanks have been pumped within the previous three years; (B) the parcel includes acreage or features sufficient to accommodate a replacement drainfield; (C) existing wells are adequate for the proposed uses; and (D) adequate storm drainage and solid waste disposal are provided."

Richard M. Styczynski 5-20-24
Richard M. Styczynski Date
Christine M. Miller Styczynski 6/14/24
Christine M. Miller Styczynski Date
Sara Kozlowski 5/29/24
Sara Kozlowski Date
Mary Wise 5/29/24
Mary Wise Date
Michael C. Schmidt 5-20-24
Michael C. Schmidt Date

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Montana County of Lincoln

by RICHARD M. STYCZYNSKI on this 20 day of MAY
In witness whereof, I have hereunto set my hand and affixed my notarial seal, residing at Libby, Montana
My Commission Expires September 17, 2027
Shannon M. Wolleat
Notary Public - State of Montana
Residing at Libby, Montana
My Commission Expires September 17, 2027

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Arizona County of Maricopa

by CHRISTINE M. MILLER STYCZYNSKI on this 14 day of June
In witness whereof, I have hereunto set my hand and affixed my notarial seal, residing at Libby, Montana
My Commission Expires September 17, 2027
Dorria Stangland
Notary Public - State of Arizona
MARICOPA COUNTY
Commission # 598790
Expires February 22, 2025

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Montana County of Lincoln

by SARAH KOZLOWSKI on this 29 day of May
In witness whereof, I have hereunto set my hand and affixed my notarial seal, residing at Libby, MT
My Commission Expires September 30, 2025
Stephanie L. Dill
Notary Public for the State of Montana
Residing at LIBBY, MT
My Commission Expires September 30, 2025

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Montana County of Lincoln

by MARY WISE on this 29 day of May 2024
In witness whereof, I have hereunto set my hand and affixed my notarial seal, residing at Libby, MT
My Commission Expires September 30, 2025
Stephanie L. Dill
Notary Public for the State of Montana
Residing at LIBBY, MT
My Commission Expires September 30, 2025

ACKNOWLEDGMENT

The foregoing Exemptions were subscribed and acknowledged before me a Notary Public for the State of Montana County of Lincoln

by MICHAEL C. SCHMIDT on this 20 day of MAY 2024
In witness whereof, I have hereunto set my hand and affixed my notarial seal, residing at Libby, Montana
My Commission Expires September 17, 2027
Shannon M. Wolleat
Notary Public for the State of Montana
Residing at Libby, Montana
My Commission Expires September 17, 2027

LAND SURVEYOR'S CERTIFICATION

I hereby certify that I am a Registered Land Surveyor in the State of Montana, and 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 76-3-825, and the Lincoln County Regulations adopted pursuant thereto.

Byron Sanderson 5-14-24
Byron Sanderson, PLS, 70400LS Date

EXAMINING LAND SURVEYOR'S CERTIFICATION

Examined this day 24 of June 2024 A.D.
Steven A. Boyer
Steven A. Boyer, 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 76-3-207(3)(c), M.C.A.

Sedaris Carlberg by K. Randall 6-20-2024
Lincoln County Treasurer Date

CLERK AND RECORDER'S CERTIFICATION

State of Montana, County of Lincoln, filed this 27 day
of June 2024 A.D. at 11:05 o'clock
Cecilia Brown by Stephanie Stockson
Lincoln County Clerk and Recorder Deputy

CERTIFICATE OF SURVEY No. 5042 RB SHEET 1 OF 2

KSI

LAND SURVEYING - AERIAL DATA COLLECTION - GEOSPATIAL CONTROL
LIBBY, MONTANA (406)293-4354

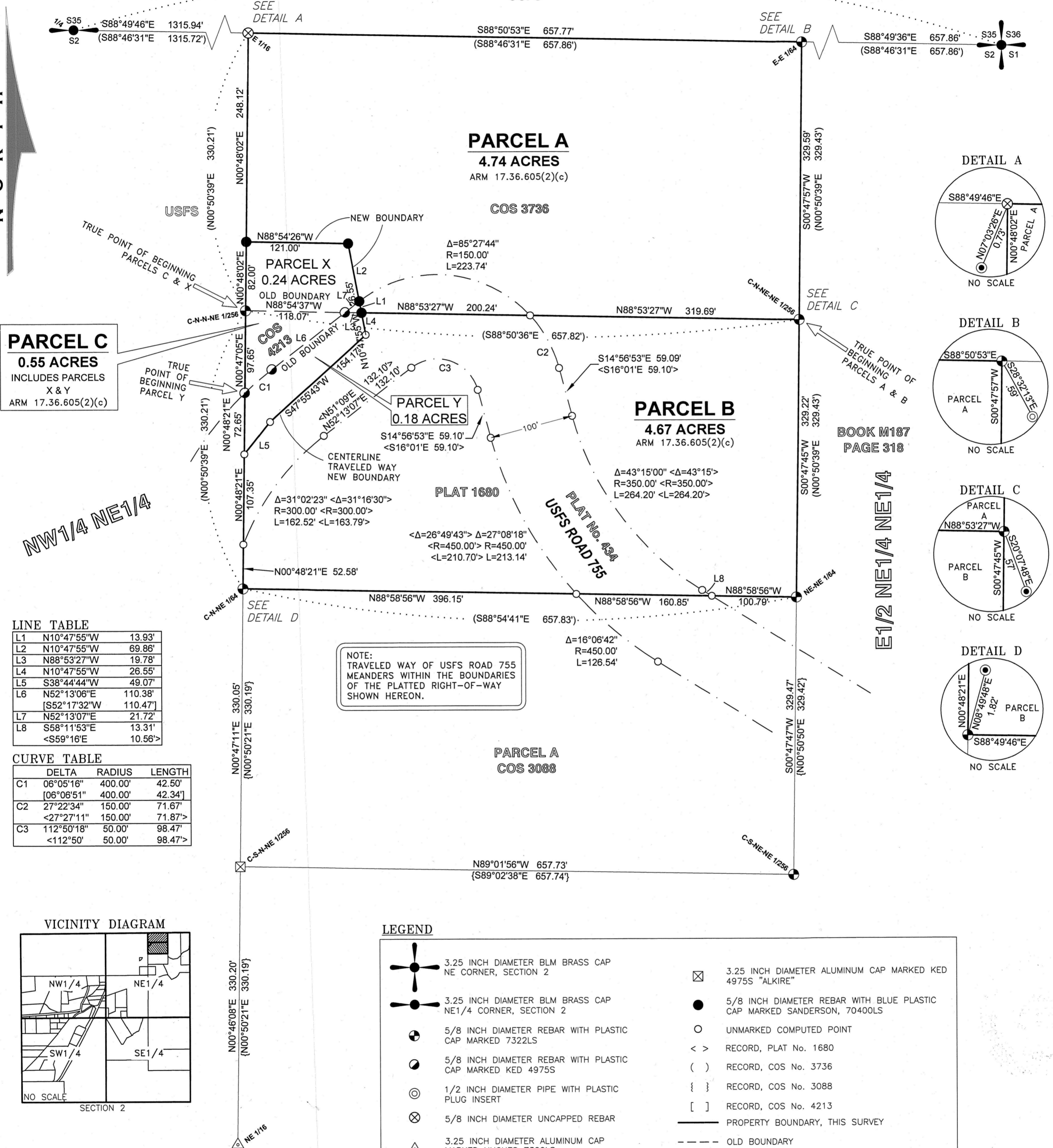
CERTIFICATE OF SURVEY

BOUNDARY LINE ADJUSTMENT

W1/2 NE1/4 NE1/4, SECTION 2, T.31N., R.31W., P.M., MT., LINCOLN COUNTY, MONTANA
 FOR: STYCZYNSKI, SCHMIDT, KOZLOWSKI, & WISE DATE: MAY, 2024

BASIS OF BEARING REFERENCE

S88°50'00"E 2631.57'
 (S88°46'31"E 2631.44')



PARCEL C
 0.55 ACRES
 INCLUDES PARCELS X & Y
 ARM 17.36.605(2)(c)

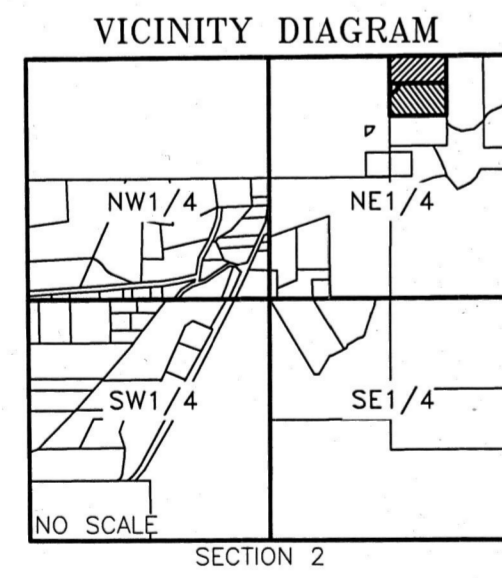
LINE TABLE

L1	N10°47'55"W	13.93'
L2	N10°47'55"W	69.86'
L3	N88°53'27"W	19.78'
L4	N10°47'55"W	26.55'
L5	S38°44'44"W	49.07'
L6	N52°13'06"E	110.38'
	[S52°17'32"W	110.47']
L7	N52°13'07"E	21.72'
L8	S58°11'53"E	13.31'
	<S59°16'E	10.56'>

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH
C1	06°05'16"	400.00'	42.50'
	[06°06'51"	400.00'	42.34']
C2	27°22'34"	150.00'	71.67'
	<27°27'11"	150.00'	71.87'>
C3	112°50'18"	50.00'	98.47'
	<112°50'	50.00'	98.47'>

NOTE:
 TRAVELED WAY OF USFS ROAD 755
 MEANDERS WITHIN THE BOUNDARIES
 OF THE PLATTED RIGHT-OF-WAY
 SHOWN HEREON.



LEGEND

	3.25 INCH DIAMETER BLM BRASS CAP NE CORNER, SECTION 2		3.25 INCH DIAMETER ALUMINUM CAP MARKED KED 4975S "ALKIRE"
	3.25 INCH DIAMETER BLM BRASS CAP NE1/4 CORNER, SECTION 2		5/8 INCH DIAMETER REBAR WITH BLUE PLASTIC CAP MARKED SANDERSON, 70400LS
	5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED 7322LS		UNMARKED COMPUTED POINT
	5/8 INCH DIAMETER REBAR WITH PLASTIC CAP MARKED KED 4975S		< > RECORD, PLAT No. 1680
	1/2 INCH DIAMETER PIPE WITH PLASTIC PLUG INSERT		() RECORD, COS No. 3736
	5/8 INCH DIAMETER UNCAPPED REBAR		{ } RECORD, COS No. 3088
	3.25 INCH DIAMETER ALUMINUM CAP MARKED HUGHES 7322LS		[] RECORD, COS No. 4213
	2 INCH DIAMETER PLASTIC "LIFETIME MONUMENT" WITH TACK; NO ORIGINAL RECORD FOUND		PROPERTY BOUNDARY, THIS SURVEY
			OLD BOUNDARY
			DIMENSION LINE
			EASEMENT OR RIGHT-OF-WAY LIMIT

