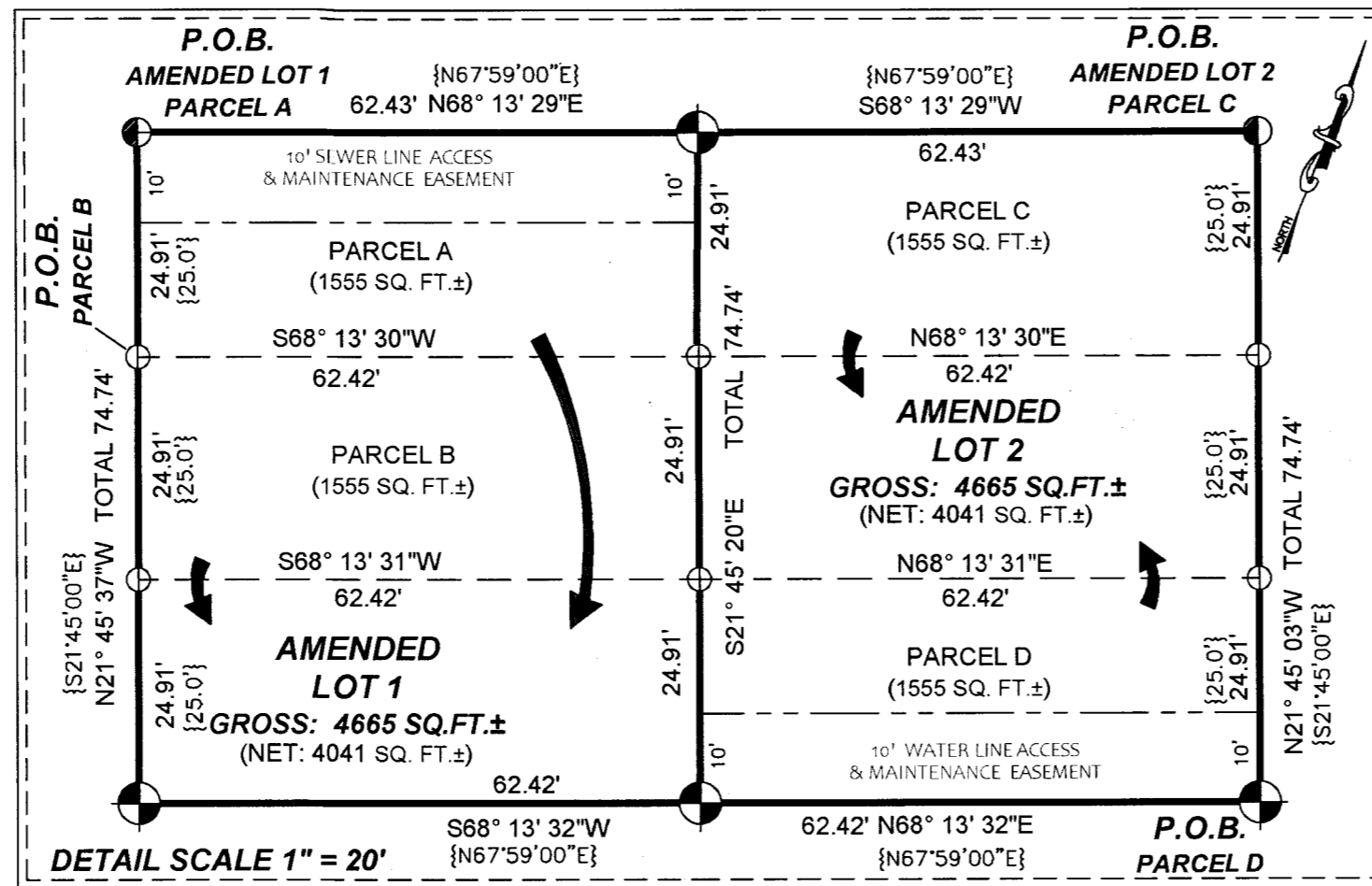
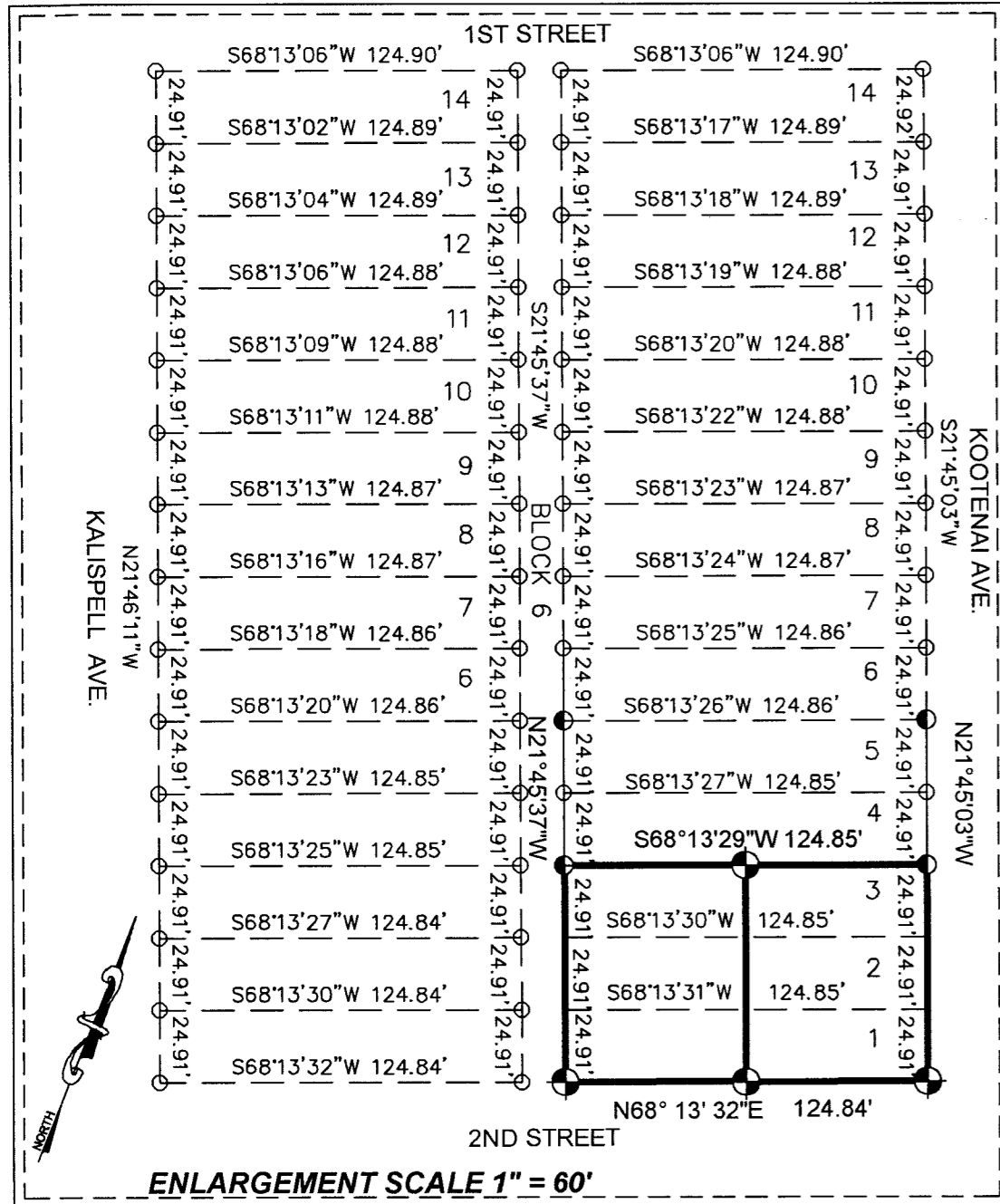


CERTIFICATE OF SURVEY

Amended Plat of Lots 1-3 Block 6 Plat of West Troy BOUNDARY LINE ADJUSTMENT

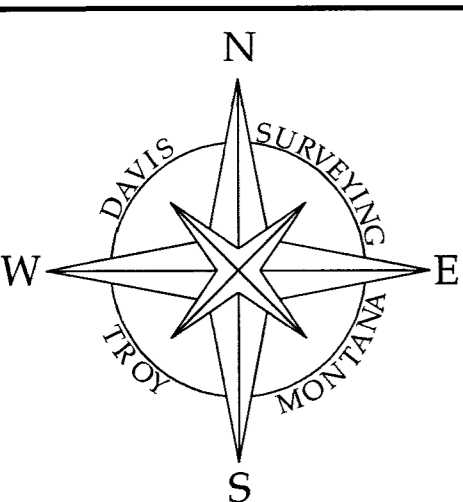
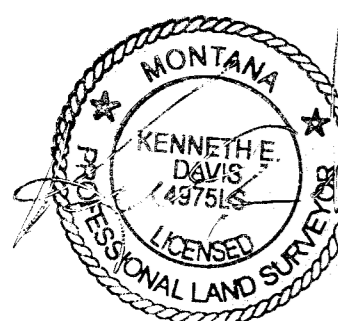
& AGGREGATION OF LOTS

SW 1/4 Section 12 Twp. 31 N., R. 34 W., P.M.M.
For: Michael Duperrault and Valerie J. Brown Date: July 2024



LEGEND

- ⊕ SET A 5/8 INCH DIA. REBAR WITH A 1 1/4 INCH DIA. PLASTIC CAP STAMPED K.E.D. 4975-S
- FOUND 5/8 INCH DIA. REBAR CAPPED K.E.D. 4975-S
- ⊙ FOUND 5/8 INCH DIA. REBAR CAPPED K.E.D. 4975-S IN STEEL CITY MONUMENT CASE
- ⦿ FOUND 1/2 INCH DIA. REBAR CAPPED J.N. 534-ES
- FOUND BARE 5/8 INCH DIA. REBAR
- ⚡ FOUND RAILROAD SPIKE
- ⊕ FOUND STONE WITH "X" IN CITY MONUMENT CASE
- COMPUTED POINT
- RECORD PER WEST TROY

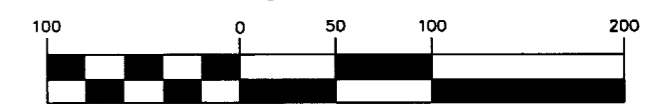


DAVIS SURVEYING INC.

TROY, MONTANA	
DATE: 7/11/24	REV: 10/18/24
DRAWN BY: SM	
Land Projects 2024	
FILE: t313412md.dwg	



Graphic Scale:



(1 inch = 100 ft.)

CERTIFICATE OF SURVEY

Amended Plat of Lots 1-3 Block 6 Plat of West Troy BOUNDARY LINE ADJUSTMENT

& AGGREGATION OF LOTS

SW 1/4 Section 12 Twp. 31 N., R. 34 W., P.M.M.
For: Michael Duperrault and Valerie J. Brown Date: July 2024

CERTIFICATE OF ADJUSTMENT/PURPOSE

I, Michael Duperrault and Valerie J. Brown, joint owners in tenancy, do hereby certify that the purpose of this survey is to relocate the common boundary between three existing parcels within a platted subdivision and aggregate the three lots to two lots; therefore this survey is exempt from review as a subdivision being completed pursuant to Section 76-3-207(1)(d) M.C.A. which state "for five or fewer lots within a platted subdivision, the relocation of common boundaries", and Section 76-3-207(1)(f) M.C.A. which states "aggregation of parcels or lots when a certificate of survey or subdivision plat shows that the boundaries of the original parcels have been eliminated and the boundaries of a larger aggregate parcel are established. A restriction or requirement on the original platted lot or original unplatted parcel continues to apply to those areas."

Furthermore, This survey is exempt from subdivision sanitation review pursuant to M.C.A. 76-4-125(d)(iii) "divisions or previously divided parcels of land that are exempt from the Montana Subdivision and Platting Act review under 76-3-203 or 76-3-207(1)(a), (1)(b), (1)(d), (1)(e), or (1)(f)."

The area that is being removed from one tract of record and joined with another tract of record is not itself a tract of record (Parcel A). Said area shall not be available as a reference legal description in any subsequent real property transfer after the initial transfer associated with the Certificate of Survey on which said area is described, unless said area is included with or excluded from adjoining tracts of record per ARM 24.183.1104(1)(f)(iii)(C).

Dated this 25 day of Nov, 2024 A.D.

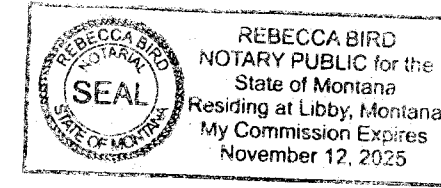
Michael Duperrault

Valerie J. Brown

STATE OF Montana
County of Lincoln

On this 25 day of November, 2024 A.D. before me, a Notary Public in and for the State of Montana, Michael Duperrault, personally appeared known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

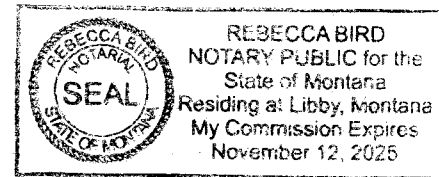
Notary Public My Commission Expires Nov 12, 2025



STATE OF Montana
County of Lincoln

On this 25 day of November, 2024 A.D. before me, a Notary Public in and for the State of Montana, Valerie J. Brown, personally appeared known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

Notary Public My Commission Expires Nov 12, 2025



DESCRIPTION OF PARCEL A

A tract of land in Troy, Lincoln County, Montana, located in Section 12, Twp. 31 N., R. 34 W., P.M.M., being a portion of Lot 3 Block 6 Plat of West Troy, containing 1555 square feet, or 0.04 acre, more or less and more particularly described as follows:

Beginning at a 5/8 inch dia. rebar capped K.E.D. 4975-S, which marks the southwesterly corner of Lot 4 Block 6 Plat of West Troy; thence, N68°13'29"E 62.43 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S21°45'20"E 24.91 feet to a computed point; thence, S68°13'30"W 62.42 feet to a computed point; thence, N21°45'37"W 24.91 feet to the point of beginning.

The aforescribed Parcel A contains 1555 square feet, or 0.04 acre, more or less and is to become a permanent part of Amended Lot 1.

DESCRIPTION OF PARCEL B

A tract of land in Troy, Lincoln County, Montana, located in Section 12, Twp. 31 N., R. 34 W., P.M.M., being a portion of Lot 2 Block 6 Plat of West Troy, containing 1555 square feet, or 0.04 acre, more or less and more particularly described as follows:

Beginning at a computed point which bears S21°45'37"E 24.91 feet from a 5/8 inch dia. rebar capped K.E.D. 4975-S marking the southwesterly corner of Lot 4 Block 6 Plat of West Troy; thence, N68°13'30"E 62.42 feet to a computed point; thence, S21°45'20"E 24.91 feet to a computed point; thence, S68°13'31"W 62.42 feet to a computed point; thence, N21°45'37"W 24.91 feet to the point of beginning.

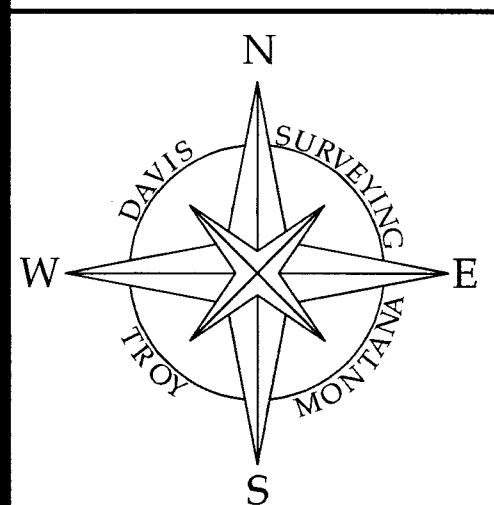
The aforescribed Parcel B contains 1555 square feet, or 0.04 acre, more or less and is to become a permanent part of Amended Lot 1.

DESCRIPTION OF AMENDED LOT 1

A tract of land in Troy, Lincoln County, Montana, located in Section 12, Twp. 31 N., R. 34 W., P.M.M., being a portion of Lot 1, 2, and 3 Block 6 Plat of West Troy, containing 4665 square feet, or 0.11 acre more or less and more particularly described as follows:

Beginning at a 5/8 inch dia. rebar capped K.E.D. 4975-S marking the southwesterly corner of Lot 4 Block 6 Plat of West Troy; thence, N68°13'29"E 62.43 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S21°45'25"E 74.74 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S located on the northerly right-of-way of 2nd Street; thence, along said right-of-way S68°13'32"W 62.42 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said right-of-way N21°45'37"W 74.74 feet to the point of beginning.

The aforescribed Amended Lot 1 contains 4665 square feet, or 0.11 acre more or less and is subject to and together with all appurtenant easements of record including a ten(10) foot wide sewer line access and maintenance easement as shown hereon.



DAVIS SURVEYING INC.

TROY, MONTANA	
DATE: 7/11/24	REV: 10/18/24
DRAWN BY: SM	
Land Projects 2024	
FILE: t313412md.dwg	

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

Dated this 25 day of November, 2024 A.D.

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



DESCRIPTION OF PARCEL C

A tract of land in Troy, Lincoln County, Montana, located in Section 12, Twp. 31 N., R. 34 W., P.M.M., being a portion of Lot 3 Block 6 Plat of West Troy, containing 1555 square feet, or 0.04 acre, more or less and more particularly described as follows:

Beginning at a 5/8 inch dia. rebar capped K.E.D. 4975-S marking the southeasterly corner of Lot 4 Block 6 Plat of West Troy; thence, S68°13'29"W 62.43 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S21°45'20"E 24.91 feet to a computed point; thence, N68°13'30"E 62.42 feet to a computed point; thence, N21°45'03"W 24.91 feet to the point of beginning.

The aforescribed Parcel C contains 1555 square feet, or 0.04 acre, more or less and is to become a permanent part of Amended Lot 2.

DESCRIPTION OF AMENDED LOT 2

A tract of land in Troy, Lincoln County, Montana, located in Section 12, Twp. 31 N., R. 34 W., P.M.M., being a portion of Lot 1, 2, and 3 Block 6 Plat of West Troy, containing 4665 square feet, or 0.11 acre more or less and more particularly described as follows:

Beginning at a 5/8 inch dia. rebar capped K.E.D. 4975-S marking the southeasterly corner of Lot 4 Block 6 Plat of West Troy; thence, S68°13'29"W 62.43 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, S21°45'20"E 74.74 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S located on the northerly right-of-way of 2nd Street; thence, along said right-of-way S68°13'32"W 62.42 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S located on the westerly right-of-way of Kootenai Avenue and the northerly right-of-way of 2nd Street; thence, leaving said northerly right-of-way of 2nd Street along the westerly right-of-way of Kootenai Avenue, N21°45'25"W 74.74 feet to the point of beginning.

The aforescribed Amended Lot 2 contains 4665 square feet, or 0.11 acre more or less and is subject to and together with all appurtenant easements of record including a ten(10) foot wide water line access and maintenance easement as shown hereon.

DESCRIPTION OF PARCEL D

A tract of land in Troy, Lincoln County, Montana, located in Section 12, Twp. 31 N., R. 34 W., P.M.M., being a portion of Lot 1 Block 6 Plat of West Troy, containing 1555 square feet, or 0.04 acre, more or less and more particularly described as follows:

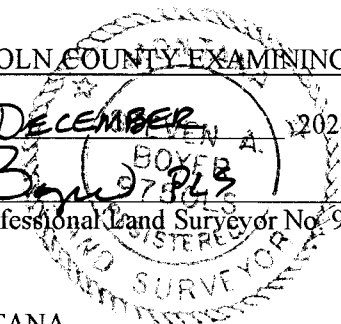
Beginning at a 5/8 inch dia. rebar capped K.E.D. 4975-S, which bears S21°45'03"E 74.74 feet from a 5/8 inch dia. rebar capped K.E.D. 4975-S marking the southeasterly corner of Lot 4 Block 6 Plat of West Troy and located on the westerly right-of-way of Kootenai Avenue and the northerly right-of-way of 2nd Street; thence, along northerly right-of-way of 2nd Street S68°13'32"W 62.42 feet to a 5/8 inch dia. rebar capped K.E.D. 4975-S; thence, leaving said northerly right-of-way N21°45'20"W 24.91 feet to a computed point; thence, N68°13'31"E 62.42 feet to a computed point on said westerly right-of-way of Kootenai Avenue; thence, along said westerly right-of-way, S21°45'03"E 24.91 feet to the point of beginning.

The aforescribed Parcel D contains 1555 square feet, or 0.04 acre, more or less and is to become a permanent part of Amended Lot 2.

CERTIFICATION OF LINCOLN COUNTY EXAMINING LAND SURVEYOR:

Examined this 6th day of DECEMBER, 2024 A.D.

Steven A. Boyer Professional Land Surveyor No. 9750LS

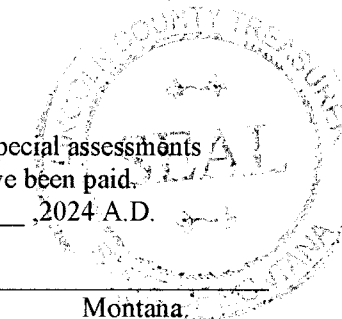


TREASURER CERTIFICATION

I hereby certify that all real property taxes and special assessments assessed and levied on the land to be divided have been paid.

Dated this 11 day of December, 2024 A.D.

Brianna Callahan for
Treasurer Lincoln County Montana



STATE OF MONTANA
COUNTY OF LINCOLN

Filed on this 17 day of December, 2024 A.D.
at 10:28 O'clock A. m.

Corinne Brown County Clerk and Recorder by
Felicia Stoba Deputy