

Amended Plat of Lot4a and Parcels A and B of the  
Amended Plat of Lot 4 of Lake Othorp Estates  
SW<sup>1</sup>/<sub>4</sub> Section 28, T36N R27W, P.M., M.  
Lincoln County, Montana

For: Konrad Binder  
Owner: Quintin Graves, Konrad and Kristin Binder Revocable Trust, Stephen Lister, Heather Lister  
Date: 12 November, 2024  
Purpose: Boundary Line Adjustment

**Amended Plat Parameter Description (Lot 4a)**  
That portion of the Southwest <sup>1</sup>/<sub>4</sub> of Section 28, Township 36 North Range 27 West, Principal Meridian, Montana, Flathead County Montana described as follows:  
**Commencing** at the <sup>1</sup>/<sub>4</sub> Corner common to Sections 28 and 29;  
Thence S48°52'56"E 294.04 feet;  
Thence S18°53'12"E 347.50 feet;  
Thence S49°51'48"E 815.39 feet to the Point of Beginning;  
Thence S40°08'12"W 84.83 feet;  
Thence S49°51'48"E 666.31 feet;  
Thence N71°10'49"E 285.88 feet;  
Thence N04°31'59"E 524.56 feet, more or less, to the low water mark of Othorp Lake;  
Thence along the Low Water Mark the following courses:  
N20°21'20"W 62.96 feet;  
N45°51'24"W 101.34 feet;  
N76°30'08"W 66.00 feet;  
N56°40'53"W 58.64 feet;  
N60°23'51"W 150.80 feet;  
N71°11'28"W 117.17 feet;  
N76°40'58"W 131.96 feet;  
Thence S23°02'52"W 476.63 feet, more or less;  
Containing 11.47 acres, more or less, as shown hereon.  
Subject To and Together With Easements of Record.

**Parcel A (Tract Land)**  
That portion of the Southwest <sup>1</sup>/<sub>4</sub> of Section 28, Township 36 North Range 27 West, Principal Meridian, Montana, Flathead County Montana described as follows:  
**Beginning** at the <sup>1</sup>/<sub>4</sub> Corner common to Sections 28 and 29;  
Thence S48°52'56"E 294.04 feet;  
Thence S18°53'12"E 347.50 feet;  
Thence S49°51'48"E 815.39 feet;  
Thence S40°08'12"W 84.83 feet;  
Thence S49°51'48"E 666.31 feet;  
Thence N71°10'49"E 285.88 feet;  
Thence N04°31'59"E 524.56 feet, more or less, to the low water mark of Othorp Lake;  
Thence along the Low Water Mark the following courses:  
N20°21'20"W 62.96 feet;  
N45°51'24"W 101.34 feet;  
N76°30'08"W 66.00 feet;  
N56°40'53"W 58.64 feet;  
N60°23'51"W 150.80 feet;  
N71°11'28"W 117.17 feet;  
N76°40'58"W 131.96 feet;  
Thence S23°02'52"W 476.63 feet, more or less;  
Containing 12.61 acres, more or less, as shown hereon.  
Subject To and Together with a drainfield easement across Parcel B. Said easement being ten feet each side of the existing service lines and 5 feet each side of existing drainfield.  
Subject to and Together with easements of record.

**Parcel B (Tract Land)**  
That portion of the Southwest <sup>1</sup>/<sub>4</sub> of Section 28, Township 36 North Range 27 West, Principal Meridian, Montana, Flathead County Montana described as follows:  
**Beginning** at the Section Corner common to Sections 28, 29, 32 and 33;  
Thence along the South line of the Southwest <sup>1</sup>/<sub>4</sub> S85°34'56"E 335.72 feet;  
Thence N04°25'04"E 151.07 feet;  
Thence S85°58'12"E 1136.29 feet;  
Thence S70°56'57"E 604.41 feet;  
Thence N77°58'31"E 427.07 feet, more or less, to the Low Water Mark of Othorp Lake;  
Thence along the low water mark the following courses:  
N30°07'43"W 126.12 feet;  
N36°30'23"W 100.09 feet;  
N22°33'46"W 184.62 feet;  
N29°28'45"W 171.77 feet;  
N36°14'10"W 195.51 feet;  
Thence S06°00'01"W 330.85 feet, more or less;  
Thence S80°33'00"W 475.34 feet;  
Thence N57°38'45"W 1200.31 feet;  
Thence N32°00'50"W 846.44 feet to the West line of the Southwest <sup>1</sup>/<sub>4</sub>;  
Thence along said West line N04°08'32"E 2360.57 feet to the Point of Beginning.  
Containing 37.68 acres, more or less, as shown hereon.  
Subject to and Together with a drainfield easement across Parcel A. Said easement being ten feet each side of the existing service lines and 5 feet each side of existing drainfield.  
Subject to and Together with easements of record.

- LEGEND**
- Found <sup>1</sup>/<sub>4</sub>" rebar  
"Pitman 4375"
  - Found <sup>1</sup>/<sub>4</sub>" rebar  
"Merquardt 7328"
  - Found USFS Aluminum Cap  
"90081"
  - Set <sup>1</sup>/<sub>4</sub>" x 24" rebar  
with a 2" aluminum cap  
"Belisk 14731"
  - Found <sup>1</sup>/<sub>4</sub>" rebar  
with a 2" aluminum cap  
"Belisk 14731"
  - Calculated Position  
(nothing set)
  - Found monument  
(as noted)
  - <sup>1</sup>/<sub>4</sub> Corner  
(as noted)
  - Section Corner  
(as noted)
  - Found USFS Aluminum Cap  
"Witness Corner"  
"90081S"
- new boundary  
--- old boundary

SCALE 0 25 100

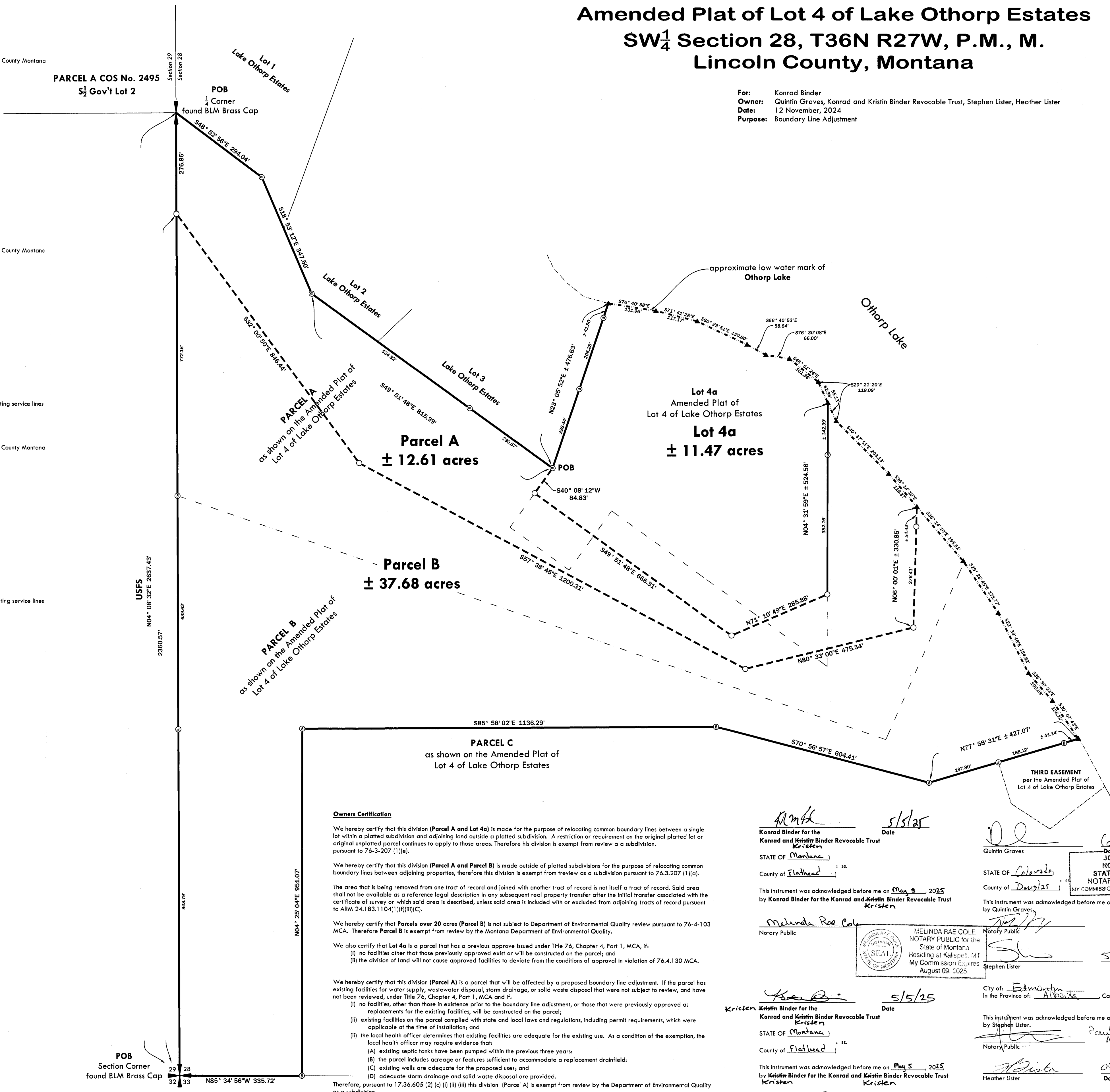
Basis of Bearing is NAD83 (2011) Montana State Plane Grid.

Distances are International Feet at ground based on:  
Latitude: N48°51'06.63773"  
Longitude: W115°05'56.49201"  
Ellipsoidal Height: 3067.327  
Combined Scale Factor: 1.0002352131  
Convergence: -004°05'52.90"



236 Wisconsin Ave. 311 SW Jefferson Avenue  
Whitefish, MT 59937 Corvallis, OR 97333  
tel:406.863.4927 tel:541.728.2920  
fax:406.862.4922 fax:541.728.8224

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



**Owners Certification**

We hereby certify that this division (Parcel A and Lot 4a) is made for the purpose of relocating common boundary lines between a single lot within a platted subdivision and adjoining land outside a platted subdivision. A restriction or requirement on the original platted lot or original unplatted parcel continues to apply to those areas. Therefore his division is exempt from review as a subdivision pursuant to 76-3-207 (1)(a).

We hereby certify that this division (Parcel A and Parcel B) is made outside of platted subdivisions for the purpose of relocating common boundary lines between adjoining properties; therefore this division is exempt from review as a subdivision pursuant to 76-3-207 (1)(a).

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. 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 pursuant to ARM 24.183.1104(1)(ii)(iii)(C).

We hereby certify that Parcels over 20 acres (Parcel B) is not subject to Department of Environmental Quality review pursuant to 76-4-103 MCA. Therefore Parcel B is exempt from review by the Montana Department of Environmental Quality.

We also certify that Lot 4a is 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.

We hereby certify that this division (Parcel A) is 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.

Therefore, pursuant to 17-36-605 (2) (c) (i) (ii) this division (Parcel A) is exempt from review by the Department of Environmental Quality as a subdivision.

*Kristin*  
Konrad Binder for the  
Konrad and Kristin Binder Revocable Trust  
STATE OF Montana  
County of Flathead  
This instrument was acknowledged before me on May 5, 2025  
by Konrad Binder for the Konrad and Kristin Binder Revocable Trust  
Kristin  
Notary Public  
Melinda Rae Cole  
MELINDA RAE COLE  
NOTARY PUBLIC for the  
State of Montana  
Residing at Kalispell, MT  
My Commission Expires  
August 09, 2025

*Quintin Graves*  
Quintin Graves  
STATE OF Colorado  
County of Douglas  
This instrument was acknowledged before me on June 25, 2025  
by Quintin Graves  
Notary Public  
Stephen Lister  
City of Edmonton  
In the Province of Alberta, Canada  
This instrument was acknowledged before me on May 30, 2025  
by Stephen Lister  
Notary Public  
Heather Lister  
City of Edmonton  
In the Province of Alberta, Canada  
This instrument was acknowledged before me on May 30, 2025  
by Heather Lister  
Notary Public  
Paul Kruss  
Edmonton  
Notary Public - Paul Kruss  
Edmonton

**CERTIFICATE OF COUNTY TREASURER**  
I hereby certify, pursuant to Section 76-3-3(1)(1)(b), MCA, that all real property taxes assessed and levied on the land described hereon are paid.  
Dated this 14 day of August, 2025

*Brianne C. Calley*  
Brianne C. Calley for Sataria Carlsberg  
Treasurer of Lincoln County, Montana

**CERTIFICATE OF SURVEYOR**  
*Andrew Belisk*  
Andrew Belisk, PLS  
Registration No. 14731PLS  
Date 7-16-2025  
**CERTIFICATE OF EXAMINING SURVEYOR**  
Approved: *Andrew Belisk*  
Examining Land Surveyor  
Registration No. 5160LS

STATE OF MONTANA  
County of Lincoln  
Filed on 15 day of August, 2025 A.D., at 09 o'clock P.M.  
County Clerk & Recorder  
By: *Jessie Jean*  
Deputy  
Instrument Record No. 316906

Certificate Of Survey No. 5162RB

00094490-000-CRB Konrad Binder