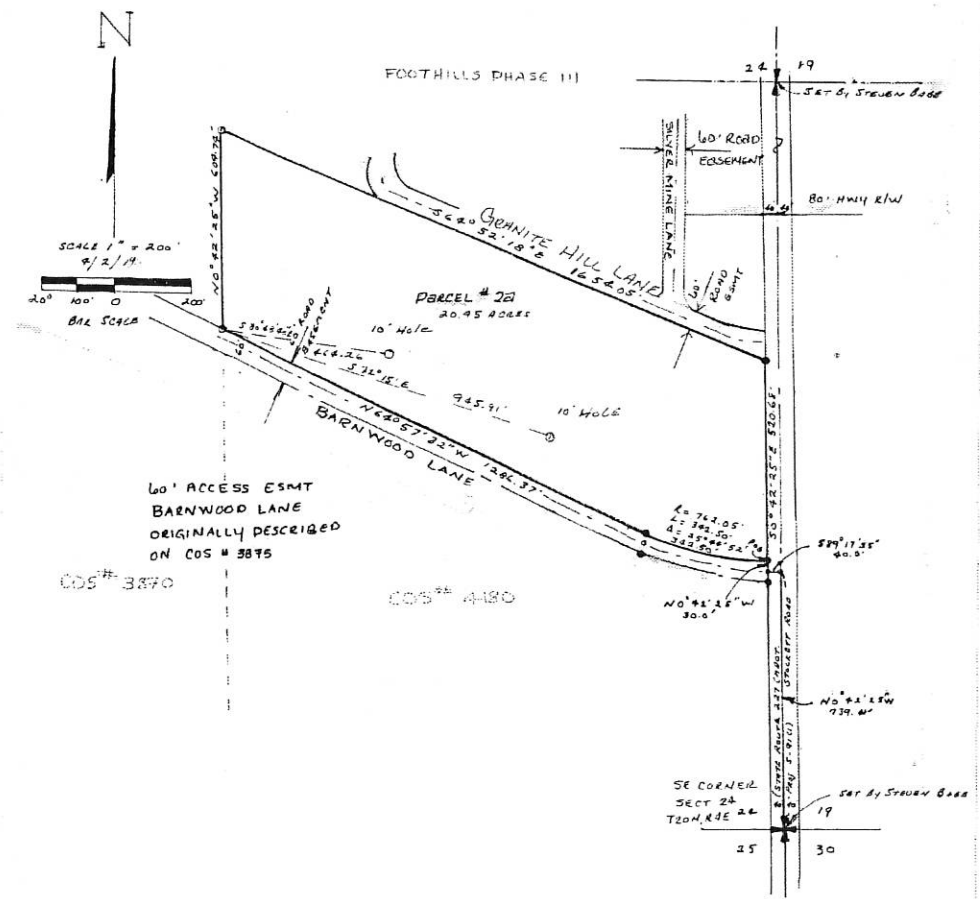


MOORE MINOR

MOORE MINOR SUBDIVISION
LOCATED IN THE
SE 1/4 OF SECTION 24, T. 20 N., R. 4 E., P.M.M.
CASCADE COUNTY, MONTANA



CERTIFICATE OF OWNERSHIP

"We, the undersigned property owners, do hereby certify that we have caused to be surveyed and subdivided the following described property. The purpose of this subdivision is for the removal of the agricultural covenant that is currently in place."

DESCRIPTION OF PARCEL #2A

A tract of land in the SE 1/4 of Section 24, T. 20 N., R. 4 E., P.M.M., Cascade County, Montana, more particularly described as follows:
Beginning at the SE corner of Section 24, T. 20 N., R. 4 E., P.M.M., Cascade County, Montana; thence N 00° 42' 25" W, 739.41 feet; thence S 88° 17' 35" W, 40.00 feet; thence N 03° 42' 25" W, 30.00 feet to the true point of beginning and a point along a curve to the right with the following datum: Delta = 25° 44' 52", R = 762.05 feet and a length of 342.26 feet to the PI; thence N 64° 57' 32" W, 1289.37 feet; thence N 00° 42' 25" W, 504.74 feet; thence S 64° 52' 18" E, 1654.05 feet to the east rlw of Star Route 227, MDT Project S-91 (1); thence along said easterly rlw, S 00° 42' 25" E, 520.68 feet to the true point of beginning, containing in all 20.45 acres more or less.

ACCESS EASEMENT LEGAL DESCRIPTION

A private access easement being 60.00 feet on either side of the following described centerline:
Beginning at the SE corner of Section 24, T. 20 N., R. 4 E., P.M.M., Cascade County, Montana; thence N 00° 42' 25" W, 739.41 feet; thence S 88° 17' 35" W, 40.00 feet to the westerly rlw of Star Route 227, MDT Project S-91 (1), said point being the point of curvature of a circular curve to the right with a radius point which bears N 00° 42' 25" W, a distance of 732.25 feet, said point also being the point of beginning of the centerline herein described; thence along the arc of said curve through a central angle of 25° 44' 52" an arc distance of 355.94 feet; thence N 64° 52' 18" W, 2351.95 feet to an angle point; thence N 63° 14' 19" W, 128.78 feet to a point that lies on the north-south mid section line of said Section 24, said point also being the POINT OF TERMINUS of the centerline herein described. Said easement to extend to said mid-section line on the west and to extend westerly to the right-of-way of State Route 227. This easement is granted to the owners, successors and/or assigns of Parcel #2A and reserved for use by himself and by others to be determined by the grantee.

Said easement and the access easement shown and described on CIS #3875 & CIS #4070 is hereby granted to the owners, successors and/or assigns of Parcel #2A and reserved for use by himself and by others to be determined by grantee.

Date J Moore Anzanna F Moore
State of)
County of) 95
Subscribed and sworn to, before me, this _____ day of _____, 2019.
Notary Public for the State of Montana
Residing at _____
My commission expires _____

- LEGEND:
OWNER: DALE J & ANZANNA F MOORE
REASON FOR SURVEY: REMOVAL OF AGRICULTURAL COVENANT BY SUBDIVISION
BASIS OF BEARING: COS #3875
- ┆ 1/4 CORNER (CIS 4070)
 - ┆ SECTION CORNER (CIS 4070)
 - CORNERS SET BY BABB (CIS 4070)
 - SET 5/8" X 2 1/2" REBAR (9222L5)

CERTIFICATE OF COUNTY COMMISSION APPROVAL

The County Commission of Cascade County, Montana, does hereby certify that it has examined this Minor Subdivision Plat, and having found the same to conform to law, approves it.
Dated this _____ day of _____, 2019.
Attest: _____
Chairman, Cascade County Commission Clerk & Recorder, Cascade County, Montana

CERTIFICATE OF SURVEYOR

I, Louis Fontana, Professional Engineer & Land Surveyor, do hereby certify that I made this survey as shown on the accompanying map and as described in the accompanying Certificate of Ownership.
Louis Fontana
Professional Engineer & Land Surveyor
Montana Registration No. 2378ES

CERTIFICATE OF CASCADE COUNTY PLANNING BOARD

We, the undersigned, _____, Chairman of said Cascade County Planning Board and Cascade County, Montana, and _____, Director of said Cascade County Planning Dept, do hereby certify that the accompanying Minor Subdivision Plat of the MOORE MINOR SUBDIVISION, an Addition to Cascade County, Montana, has been submitted to the Planning Board for examination by them and was found by them to conform to law and was approved at a meeting held on the _____ day of _____, 2019.
Chairman, Cascade County Planning Board Director, Cascade County Planning Dept

CERTIFICATE OF COUNTY TREASURER

I, Diane Heikkila, County Treasurer of Cascade County, Montana, do hereby certify that I have examined the records covering the area included in the accompanying plat, and find that all taxes on same have been paid to date.
Dated this _____ day of _____, 2019.
County Treasurer

NOTICE OF AGRICULTURAL ACTIVITIES

TAKE NOTICE, ALL PROSPECTIVE PURCHASERS OF LAND IN THIS SUBDIVISION, THAT THIS SUBDIVISION IS IN THE VICINITY OF EXISTING AGRICULTURAL ACTIVITIES WHICH MAY AFFECT A PURCHASER'S USE AND/OR ENJOYMENT HIGHER PROPERTY.
NOTE: CERTAIN PUBLIC SERVICES, SUCH AS SCHOOL BUSING AND ROAD MAINTENANCE MAY NOT BE AVAILABLE TO CERTAIN AREAS OF THIS SUBDIVISION.

FONTANA & MOORE
ENGINEERING & LAND SURVEYING
BOUNDARY RELOCATION
SCALE: 1" = 120'
DATE: 04/25/2019 DRAWN BY: LF
REVISED: _____