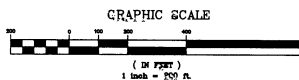


AREA MAP

THIS SURVEY



SURVEYED DECEMBER 1998  
TOTAL AREA THIS SURVEY: 69.817 ACRES  
ROADS: 2.700 ACRES  
LOTS: 67.117 ACRES

PLAT OF **300203**

## MIDDLE VALLEY SUBDIVISION

LOCATED IN THE NORTH HALF(N1/2) NORTHEAST QUARTER(NE1/4)  
SECTION 33, T.2S.,R.23E., P.M.M., STILLWATER COUNTY, MONTANA  
PREPARED FOR: KEITH E. & WILLOW BROWN, OWNERS

CERTIFICATE OF DEDICATION, LEGAL DESCRIPTION AND PROPERTY OWNERS  
CERTIFICATION:

We, the undersigned property owner(s), hereby certify that we have caused to be surveyed, subdivided and platted into lots as shown by the plat hereunto annexed, the following described tract of land located in the North Half Northeast Quarter Section 33, T.2S., R.23E., P.M.M., STILLWATER COUNTY, MONTANA, being more particularly described as follows:

Considering the Basis of Bearings to be the North line of said Section 33 being S.89°44'47"W and with all other bearings contained herein relative thereto.

The herein Point of Beginning being the NE Corner Section 33, T.2S., R.23E., P.M.M.; thence, from said point of beginning S.89°44'47"W along the north line of Section 33 a distance of 2630.27 feet; thence, S.00°09'54"E 950.56 feet to a point on the north line of C.O.S. 195900, said line being parallel to and 16 feet easterly of the north-south midsection line of Section 33; thence along the perimeter of C.O.S. 195900 the following distances, S.75°02'17"E 253.43 feet; thence, N.71°57'43"E 364.00 feet; thence, N.84°57'43"E 618.30 feet; thence S.00°11'28"E 426.15 feet to a point on the south line of the N1/2 NE1/4 Section 33; thence N.89°42'55"E along said 1/16 Section line 1420.48 feet to the east line Section 33; thence N.00°03'30"W 1319.71 feet to the Point of Beginning and containing 69.817 gross acres and 67.117 net acres. Subject to all easement and/or rights-of-way of record, apparent on the ground or reserved per this survey. The above tract of land is to be known as:

### MIDDLE VALLEY SUBDIVISION

and the land included in all streets, avenues, alleys and parks or public squares shown on said plat are hereby granted and donated to the use of the public forever. (L. 1976)

The undersigned hereby grants unto each and every person, firm or corporation, whether public or private providing or offering to provide telephone, telegraph, electric power, gas, television, water or sewer service to the public, the right to joint use of an easement for the construction, maintenance, repair and removal of their lines and other facility in, under and across each area designated on this plat as "Utility Easement", to have and to hold forever.

The undersigned hereby grants unto each and every person, firm or corporation that has a documented water right or agricultural water user facilities as shown on this plat, an easement for the maintenance and repair of said agricultural water user facilities in, over and across the areas designated water user facility easement.

Dated this 28<sup>th</sup> day of April, 2000  
Keith E. Brown Owner  
Willow L. Brown Owner  
Wayne Hertzler Owner  
STATE OF MONTANA  
County of Stillwater

On this 28<sup>th</sup> day of April, 2000, before me, a Notary Public in and for the State of Montana, personally appeared Keith E. Brown, Willow L. Brown and Wayne Hertzler known to me to be the persons who signed the foregoing instrument and who acknowledges me that they executed the same.  
Keith E. Brown  
Notary Public in the State of Montana  
Residing at Stillwater, MT  
My Commission expires 3-1-03

### CERTIFICATE OF SURVEYOR

I, Henry A. Meyers, a Professional Land Surveyor, Montana Registration No. 22015, do hereby certify that the survey shown on the attached MIDDLE VALLEY SUBDIVISION was performed in March 1999 by me and under my direct supervision in accordance with the Montana Subdivision and Platting Act, Chapter 3, Section 76-3, MCA, inclusive.

Henry A. Meyers Date 4-28-2000  
Henry A. Meyers, P.L.S. Montana Reg. No. 22015

### CERTIFICATE OF FINAL PLAT APPROVAL

The County Commission of Stillwater County, Montana, does hereby certify that it has examined this subdivision plat, and having found the same to conform to law, approve it as being dedicated to such use.

Dated this 13 day of August, 2000.  
Charles E. Egan Chairman  
Robert L. Egan Commissioner  
David R. Perkins Attest  
Perkins, Clerk and Recorder, Stillwater County, Montana

### COUNTY TREASURERS' CERTIFICATION

I hereby certify that no real property taxes assessed and levied on the proposed subdivision entitled "MIDDLE VALLEY SUBDIVISION" are delinquent.  
Shirley Christensen Date 10-13-00  
Stillwater County Treasurer

### CLERK AND RECORDER CERTIFICATION

I hereby certify that the attached subdivision plat was filed for record in my office on the 10 day of October, 2000 at 3:00 o'clock P.M.  
David R. Perkins  
Stillwater County Clerk and Recorder

|                    |  |         |         |          |       |          |             |            |                        |
|--------------------|--|---------|---------|----------|-------|----------|-------------|------------|------------------------|
| BROWN & ASSOCIATES |  | 1/4 SEC | SECTION | TOWNSHIP | RANGE | DRAWN    | SCALE       | STILLWATER | COUNTY, P.M.M. MONTANA |
|                    |  | NE1/4   | 33      | 2S       |       | CHECKED  | CLIENT      | PLAT NO.   | DOC. NO.               |
|                    |  |         |         |          |       | DATE     | PROJECT NO. | C/S NO.    | SHEET 1 OF 1           |
|                    |  |         |         |          |       | REVISION | FILE        |            |                        |

| LINE | LENGTH | BEARING     |
|------|--------|-------------|
| L1   | 35.37  | S05°51'12"W |
| L2   | 165.66 | S17°32'05"W |
| L3   | 151.44 | S39°40'18"W |
| L4   | 339.24 | S55°11'35"W |
| L5   | 182.19 | S62°32'31"W |
| L6   | 200.21 | S42°20'11"W |
| L7   | 183.75 | S00°04'57"E |
| L8   | 474.84 | S00°03'30"E |
| L9   | 141.86 | N89°56'30"W |
| L10  | 79.06  | S00°03'30"E |
| L11  | 161.86 | N89°56'30"E |
| L12  | 32.32  | N00°03'30"W |
| L13  | 553.61 | N00°03'30"W |
| L14  | 207.48 | N18°31'35"W |
| L15  | 141.06 | N77°34'43"W |
| L16  | 48.84  | S04°43'43"W |
| L17  | 131.75 | S76°43'03"E |
| L18  | 160.72 | S18°31'35"E |
| L19  | 30.59  | N82°47'19"E |

NOTICE: Lots over 20 acres in area have not been approved for potable water or sanitary facilities prior to recording this plat. A house on Lot 5 has received Stillwater County Health Department approval for sanitary facilities.

### NOTES:

- REBAR & 2201-S PLASTIC CAP SET
- CORNERS FOUND

BASIS OF BEARING: NORTH LINE OF SECTION 33 FROM NE CORNER TO NORTH QUARTER CORNER SAID BEARING BEING S.89°44'47"W

EXISTING DRAIN DITCH EASEMENT: An existing drain ditch easement is hereby acknowledged and shown as the "Vandenberg Drain Ditch Easement". This easement is shown as a 50 foot wide easement. This easement is granted to: each and every person, firm or corporation which has a documented water right or agricultural user facility right to use the ditch; only to the extent of the definite pre-existing legal right. No additional rights over and above the existing right are hereby granted with this easement.

Keith E. Brown  
Keith E. Brown, Owner  
Willow L. Brown  
Willow L. Brown, Owner  
Wayne Hertzler  
Wayne Hertzler, Owner

- Certificate of Abstract
- DE & Section
- Local Bo of Health
- Plumbing & Drainage
- Improvements, Plans & Specs
- City Rd. Approach - Light & Signal access