

AMENDED C.O.S. 541

Located in a Portion of the N1/2, SECTION 26,
TOWNSHIP 18 NORTH, RANGE 28 WEST, P.M.M.,
MINERAL COUNTY, MONTANA

LEGAL DESCRIPTION

PARCEL 1

A PARCEL OF LAND LOCATED IN A PORTION OF THE N1/2 OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 28 WEST, P.M.M., MINERAL COUNTY, MONTANA, AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NW CORNER OF SAID SECTION 26; THENCE S01°32'56"W, 626.86' TO THE NORTH LINE OF THE ABANDONED MILWAUKEE RAILROAD RIGHT-OF-WAY AND THE POINT OF BEGINNING; THENCE ALONG A 1960.00' RADIUS CURVE TO THE RIGHT THE CHORD WHICH BEARS N68°42'14"E, 592.70'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS N77°49'55"E, 42.57'; THENCE N78°03'01"E, 832.40'; THENCE N11°56'59"W, 50.00'; THENCE N78°03'01"E, 95.60'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS N78°51'18"E, 94.37'; THENCE ALONG A 1055.00' RADIUS CURVE TO THE RIGHT THE CHORD WHICH BEARS S82°19'59"E, 620.43'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS S63°58'07"E, 60.68'; THENCE S27°17'01"W, 50.00'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS S62°42'59"E, 33.70'; THENCE S62°42'59"E, 852.50'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS S63°32'38"E, 81.79'; THENCE ALONG A 905.00' RADIUS CURVE TO THE LEFT THE CHORD WHICH BEARS S70°58'34"E, 181.01'; THENCE LEAVING SAID NORTH LINE S09°20'00"W, 100.23' TO THE SOUTH LINE OF SAID ABANDONED MILWAUKEE RAILROAD RIGHT-OF-WAY; THENCE ALONG A 1005.00' RADIUS CURVE TO THE RIGHT THE CHORD WHICH BEARS N71°10'10"W, 207.89'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS N63°33'57"W, 86.18'; THENCE N62°42'59"W, 74.66'; THENCE N62°42'59"W, 777.84'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS N62°42'59"W, 33.70'; THENCE S27°17'01"W, 50.00'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS N63°58'03"W, 51.89'; THENCE ALONG A 855.00' RADIUS CURVE TO THE LEFT THE CHORD WHICH BEARS N82°19'59"W, 502.81'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS S78°48'31"W, 85.59'; THENCE S78°30'01"W, 95.60'; THENCE N11°56'59"W, 50.00'; THENCE S78°03'01"W, 832.40'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS S77°50'06"W, 41.43'; THENCE ALONG A 1860.00' RADIUS CURVE TO THE LEFT THE CHORD WHICH BEARS S67°44'55"W, 623.69' TO THE WEST LINE OF SAID SECTION 26; THENCE N01°32'56"E ALONG SAID WEST LINE 118.55' TO THE POINT OF BEGINNING AND CONTAINING 9.81 ACRES.

PARCEL 2

A PARCEL OF LAND LOCATED IN A PORTION OF THE NW1/4 NE1/4 OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 28 WEST, P.M.M., MINERAL COUNTY, MONTANA AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE E1/4 CORNER OF SAID SECTION 26; THENCE S00°55'46"E, 677.51' TO THE NORTH LINE OF THE ABANDONED BURLINGTON NORTHERN RAILROAD RIGHT-OF-WAY AND THE POINT OF BEGINNING; THENCE S00°55'46"E, 111.45' TO THE SOUTH LINE OF SAID ABANDONED RIGHT-OF-WAY; THENCE S62°52'01"W, 48.55'; THENCE LONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS S63°42'59"W, 86.18'; THENCE ALONG A 1005.00' RADIUS CURVE TO THE RIGHT THE CHORD WHICH BEARS S84°08'20"W, 646.27' TO A POINT WHICH LIES ON THE CENTERLINE OF LITTLE JOE CREEK ROAD; THENCE N09°20'00"E ALONG SAID CENTERLINE, 100.23' TO A POINT WHICH LIES ON THE NORTH LINE OF SAID ABANDONED RAILROAD RIGHT-OF-WAY; THENCE ALONG A 905.00' RADIUS CURVE TO THE LEFT THE CHORD WHICH BEARS N84°20'13"E, 587.85'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS N63°41'40"E, 81.79'; THENCE N62°52'01"E, 97.76' TO THE POINT OF BEGINNING AND CONTAINING 1.80 ACRES.

ALL PARCELS ARE SUBJECT TO EASEMENTS APPARENT OR OF RECORD.

AREA 1-A (OLD PARCEL 2)

A PARCEL OF LAND LOCATED IN A PORTION OF THE N1/2 OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 28 WEST, P.M.M., MINERAL COUNTY, MONTANA, AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NW CORNER OF SAID SECTION 26; THENCE S80°36'40"E, 1410.14' TO A POINT WHICH LIES ON THE NORTH BOUNDARY OF THE ABANDONED MILWAUKEE RAILROAD RIGHT-OF-WAY AND THE POINT OF BEGINNING; THENCE N11°56'59"W, 50.00'; THENCE N78°03'01"E, 95.60'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS N78°51'18"E, 94.37'; THENCE ALONG A 1055.00' RADIUS CURVE TO THE RIGHT THE CHORD WHICH BEARS S82°19'59"E, 620.43'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS S63°58'07"E, 60.68'; THENCE S27°17'01"W, 50.00'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS N63°58'07"W, 58.50'; THENCE ALONG A 1005.00' RADIUS CURVE TO THE LEFT THE CHORD WHICH BEARS N82°18'45"W, 590.31'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS S78°51'18"W, 93.26'; THENCE S78°03'01"W, 95.25' TO THE POINT OF BEGINNING AND CONTAINING 0.99 ACRES.

NOTE:

AREA 1-A IS INTENDED TO BECOME PART OF PARCEL 1 AND MAY NOT BE DESCRIBED IN ITSELF IN ANY SUBSEQUENT TRANSFER OF OWNERSHIP.

AREA 1-B (OLD PARCEL 3)

A PARCEL OF LAND LOCATED IN A PORTION OF THE N1/2 OF SECTION 26, TOWNSHIP 18 NORTH, RANGE 28 WEST, P.M.M., MINERAL COUNTY, MONTANA AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NW CORNER OF SAID SECTION 26; THENCE S80°36'40"E, 1410.14' TO THE NORTH LINE OF THE ABANDONED MILWAUKEE RAILROAD RIGHT-OF-WAY; THENCE S11°56'59"E, 100.00' TO THE SOUTH LINE OF SAME SAID ABANDONED RIGHT-OF-WAY AND THE POINT OF BEGINNING; THENCE N78°03'01"E, 95.93'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS N78°48'31"E, 86.68'; THENCE ALONG A 905.00' RADIUS CURVE TO THE RIGHT THE CHORD WHICH BEARS N82°21'26"W, 532.97'; THENCE ALONG A SPIRAL CURVE TO THE RIGHT THE CHORD WHICH BEARS S63°58'03"E, 52.08'; THENCE S27°17'01"W, 50.00'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS N63°58'03"W, 51.89'; THENCE ALONG A 855.00' RADIUS CURVE TO THE LEFT THE CHORD WHICH BEARS N82°19'59"W, 502.81'; THENCE ALONG A SPIRAL CURVE TO THE LEFT THE CHORD WHICH BEARS S78°48'31"W, 85.59'; THENCE S78°03'01"W, 95.60'; THENCE N11°56'59"W, 50.00' TO THE POINT OF BEGINNING AND CONTAINING 0.87 ACRES.

NOTE:

AREA 1-B IS INTENDED TO BECOME PART OF PARCEL 1 AND MAY NOT BE DESCRIBED IN ITSELF IN ANY SUBSEQUENT TRANSFER OF OWNERSHIP.

PURPOSE of SURVEY

I (WE), HEREBY CERTIFY THAT THE PURPOSE OF THIS SURVEY IS TO CORRECT ERRORS IN THE SIZE AND DIMENSION OF LOTS AS RECORDED ON CERTIFICATE OF SURVEY No. _____, AND THE OMISSION OF A 100' EASEMENT AS RECORDED IN DRAWER 1 OF DEEDS, CARD 185. PURSUANT TO 76-3-404(b), MCA.

CERTIFICATE of CLERK & RECORDER

STATE OF MONTANA) ss
COUNTY of) 95883

FILED FOR RECORD THIS 11 DAY OF June, 2004 AT 2:00pm O'CLOCK

INDEXED

Katherine Cooper by K. McLeary
COUNTY CLERK & RECORDER Fee pd 8.00

CERTIFICATE of EXAMINING SURVEYOR

APPROVED THIS 21st DAY OF May, 2004



MONTANA EXAMINING LAND SURVEYOR

REGISTRATION No. 4130S

Tami Reed
MINERAL COUNTY ENVIRONMENTAL HEALTH & PLANNING

June 11, 2004
DATE

CERTIFICATE of COUNTY TREASURER

I, HEREBY CERTIFY, PURSUANT TO SECTION 76-3-207(3), MCA, THAT ALL THE REAL PROPERTY TAXES AND SPECIAL ASSESSMENTS ASSESSED AND LEVIED ON THE ABOVE DESCRIBED LAND HAVE BEEN PAID.

DATED THIS 11 DAY OF June, 2004.

Billee Ann Bricker
Mineral COUNTY, MONTANA
TREASURER

1/4	SEC.	T	R
X	X	26	18N 28W

SURVEY AT REQUEST OF JIM DAVIS

PAGE 2 of 2

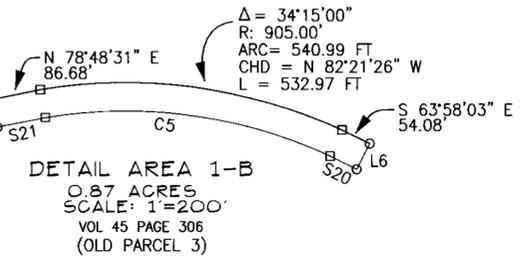
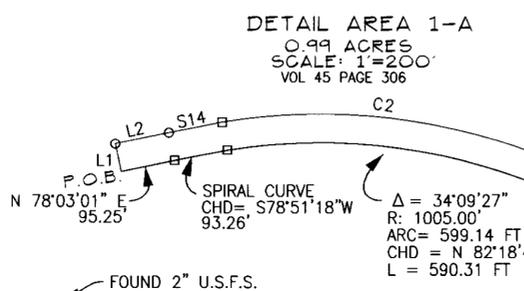
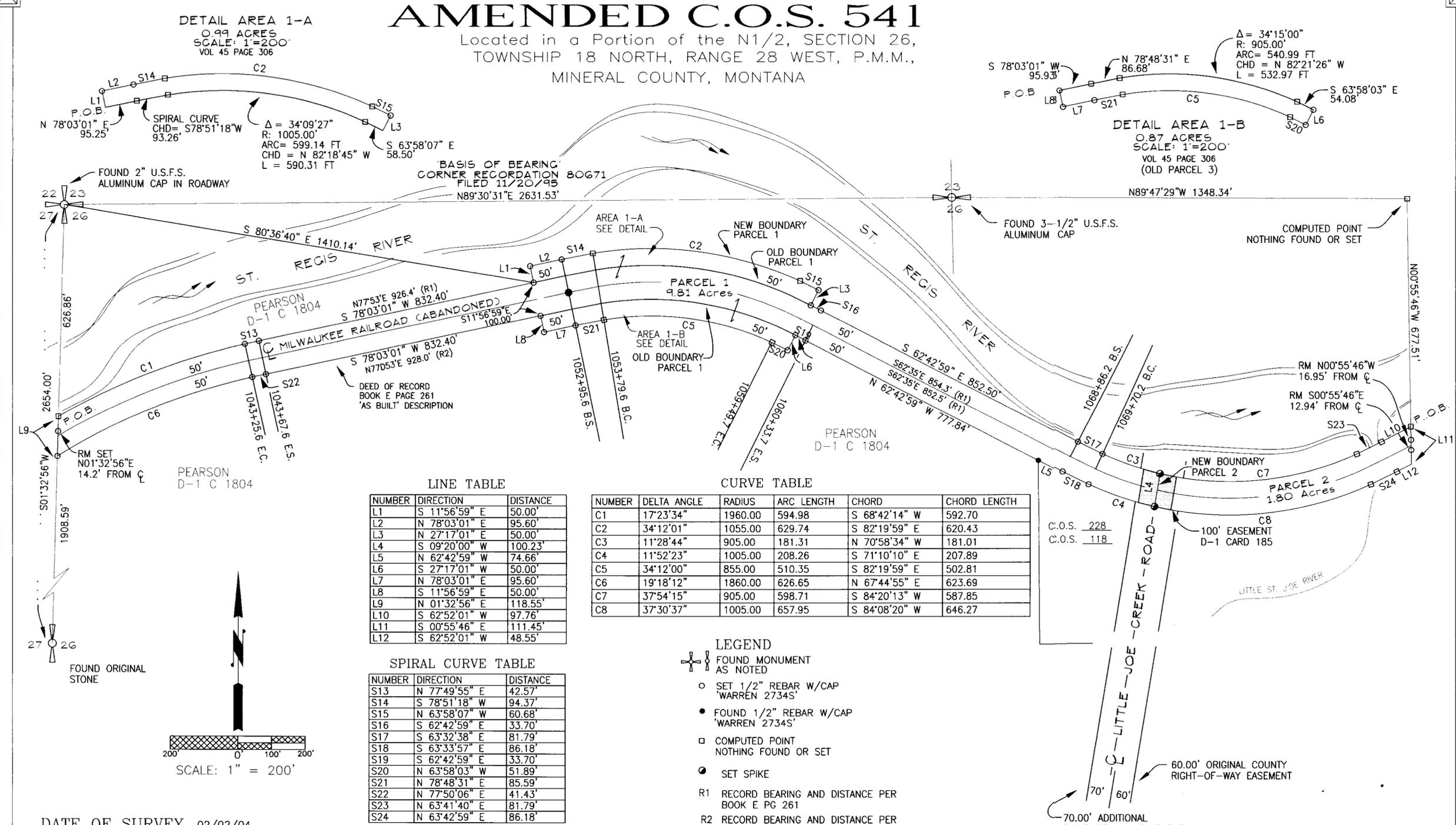
CERTIFICATE OF SURVEY No. 553B

MINERAL PRINCIPAL MERIDIAN, MONTANA



AMENDED C.O.S. 541

Located in a Portion of the N1/2, SECTION 26,
TOWNSHIP 18 NORTH, RANGE 28 WEST, P.M.M.,
MINERAL COUNTY, MONTANA



LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	S 11°56'59" E	50.00'
L2	N 78°03'01" E	95.60'
L3	N 27°17'01" E	50.00'
L4	S 09°20'00" W	100.23'
L5	N 62°42'59" W	74.66'
L6	S 27°17'01" W	50.00'
L7	N 78°03'01" E	95.60'
L8	S 11°56'59" E	50.00'
L9	N 01°32'56" E	118.55'
L10	S 62°52'01" W	97.76'
L11	S 00°55'46" E	111.45'
L12	S 62°52'01" W	48.55'

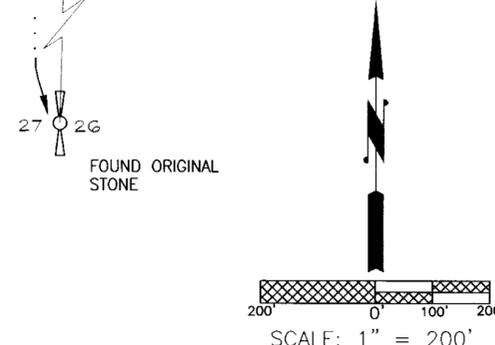
CURVE TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD	CHORD LENGTH
C1	17°23'34"	1960.00	594.98	S 68°42'14" W	592.70
C2	34°12'01"	1055.00	629.74	S 82°19'59" E	620.43
C3	11°28'44"	905.00	181.31	N 70°58'34" W	181.01
C4	11°52'23"	1005.00	208.26	S 71°10'10" E	207.89
C5	34°12'00"	855.00	510.35	S 82°19'59" E	502.81
C6	19°18'12"	1860.00	626.65	N 67°44'55" E	623.69
C7	37°54'15"	905.00	598.71	S 84°20'13" W	587.85
C8	37°30'37"	1005.00	657.95	S 84°08'20" W	646.27

SPIRAL CURVE TABLE

NUMBER	DIRECTION	DISTANCE
S13	N 77°49'55" E	42.57'
S14	S 78°51'18" W	94.37'
S15	N 63°58'07" W	60.68'
S16	S 62°42'59" E	33.70'
S17	S 63°32'38" E	81.79'
S18	S 63°33'57" E	86.18'
S19	S 62°42'59" E	33.70'
S20	N 63°58'03" W	51.89'
S21	N 78°48'31" E	85.59'
S22	N 77°50'06" E	41.43'
S23	N 63°41'40" E	81.79'
S24	N 63°42'59" E	86.18'

- LEGEND**
- ⊕ FOUND MONUMENT AS NOTED
 - SET 1/2" REBAR W/CAP 'WARREN 2734S'
 - FOUND 1/2" REBAR W/CAP 'WARREN 2734S'
 - COMPUTED POINT NOTHING FOUND OR SET
 - SET SPIKE
 - R1 RECORD BEARING AND DISTANCE PER BOOK E PG 261
 - R2 RECORD BEARING AND DISTANCE PER RAILROAD RIGHT-OF-WAY PLAT



DATE OF SURVEY 02/02/04

CERTIFICATE of SURVEYOR
I, H. GENE WARREN 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 POSITION SHOWN THEREON.

DATED THIS 19th DAY OF MAY, 2004.
H. Gene Warren
H. GENE WARREN, RLS 2734S



1/4	SEC.	T	R
X	X	26	18N 28W

SURVEY AT REQUEST OF
JIM DAVIS

PAGE 1 of 2

CERTIFICATE OF SURVEY No. 553B

MINERAL
PRINCIPAL MERIDIAN, MONTANA