AMENDED PLAT OF LOT 9, EAST OF HIGHWAY 10 HOLLING RANCH SUBDIVISION

LOCATED IN THE NE $\frac{1}{4}$ OF SECTION 15 T.1N. R.26E. PMM
BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR: RANDY G. MILLER
BY: SCOTT BLOOMENRADER
DATE: JANUARY, 2012

N

0 40 80 120

BASIS OF BEARING = SOUTH LINE FRACTIONAL LOT 8 PER AMENDED PLAT OF LOT 7C & FRACTIONAL LOT 8 HOLLING RANCH SUBD. DOC# 3383088

● Found Monument As Described

○ Set $\frac{5}{8}$" x 24" Rebar With Orange Plastic Cap (9005RLS)

CERTIFICATE OF SURVEY

STATE OF MONTANA)
:ss
County of Yellowstone)

THIS IS TO CERTIFY that I, Scott Bloomenrader, a Montana Registered Land Surveyor No.9005LS, being first duly sworn, deposes and says that during the month of December, 2011 and January 2012 a survey was performed under my supervision of a tract of land, being Lot 9 East of Highway 10, of Holling Ranch Subdivision, located in the NE $\frac{1}{4}$ of Section 15, T.1N., R.26E., P.M.M., City of Billings, Yellowstone County, Montana, at the request of the land owner thereof, said platting being in conformance with the Montana Subdivision and Platting Act; said subdivision, description of boundaries, dimensions and areas being in accordance with the CERTIFICATE OF DEDICATION and as shown on the annexed plat; that iron pin monuments of suitable size were set or found at all corners as shown on the annexed plat, that the plat conforms to the work on the ground, and that said tract is to be known and designated as AMENDED PLAT OF LOT 9 EAST OF HIGHWAY 10, HOLLING RANCH SUBDIVISION.

_____
Scott Bloomenrader
Montana Registration No.9005LS

STATE OF MONTANA)
:ss
County of Yellowstone)

Subscribed and sworn to berfore me, a Notary Public in and for the State of Montana, this _____ day of _____
201__.

_____
Notary Public in and for the State of Montana
Printed Name _____
Residing at _____
My Commission Expires _____

CERTIFICATE OF DEDICATION

STATE OF MONTANA)
:ss
County of Yellowstone)

KNOW ALL MEN BY THESE PRESENT: Randy G. Miller, owner of the following described tract of land, does hereby certify that he has has caused to be surveyed, subdivided and platted into amended lots as shown on the annexed plat, said tract of land to be know as the AMENDED PLAT OF LOT 9 EAST OF HIGHWAY 10, HOLLING RANCH SUBDIVISION, located in the NE1/4 Section 15, T.1N., R.26.E., P.M.M., City of Billings, Yellowstone County Montana, said tract being more particularly described as follows, to wit:

BEGINNING at a point on the easterly right of way of Highway 10 (Main Street) which is also the southwest corner of Lot 8A of the Amended Plat of Lot 7C & Fractional Lot 8, Holling Ranch Subdivision, then S89°40' 00"E, 840.61 feet along the north line of Lot 9, Holling Ranch Subdivision to the west right of way line of Bench Boulevard, then S00° 07' 32"E, 211.80 feet along said west right of way line to the northeast corner of Certificate of Survey No.451, then N89°43' 22"W, 913.72 feet along the north line of said Certificate of Survey to the easterly right of way line of Highway 10 (Main Street), then on a curve to the right, through a central angle of 02°16' 02", a radius of 5670.00 feet, an arc length of 224.37 feet, (chord bearing N18°53' 40"E, 224.36 feet), to the Point of Beginning; said tract containing 4.277 Gross acres and 4.228 Net acres more or less and subject to any easements and or rights-of-way of record, existing or apparent on the ground. The lands included in all streets and avenues are hereby granted and donated to the use of the public forever. Park dedication is not required per 76-3-621(3)(d),M.C.A. "A park dedication may not be required for: a subdivision in which parcels are not created, except when that subdivision provides permanent multiple spaces for recreational camping vehicles, mobile homes, or condominiums."

_____
Randy G Miller

STATE OF MONTANA)
:ss
County of Yellowstone)

Subscribed and sworn to berfore me, a Notary Public in and for the State of Montana, this _____ day of _____
201__.

_____
Notary Public in and for the State of Montana
Printed Name _____
Residing at _____
My Commission Expires _____

ERRORS AND OMMISIONS REVIEW

I hereby certify that I have examined the annexed and foregoing plat for errors and ommissions in computations and drafting and find said plat conforms with the requirements of the laws of the State of Montana, and that said plat conforms to the adjoining additions and plats of the City of Billings already platted as nearly as circumstances will permit.

_____
Examining Land Surveyor Date

CERTIFICATE OF CITY ATTORNEY

This document has been reviewed by the City Attorney's office and is acceptable to form.

Reviewed By: _____

Date:_____

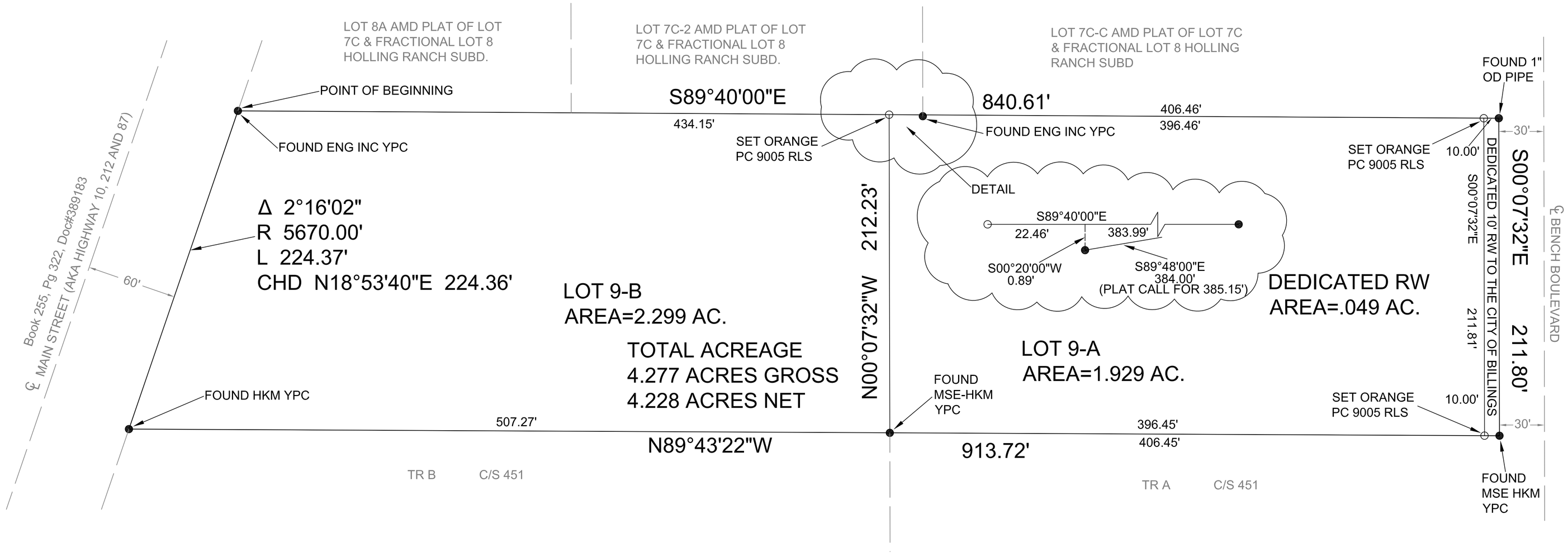
CERTIFICATE OF CITY/COUNTY HEALTH DEPARTMENT DBA RIVERSTONE HEALTH

STATE OF MONTANA)
ss
County of Yellowstone)

I hereby certify that the annexed and foregoing AMENDED PLAT OF LOT 9 EAST OF HIGHWAY 10, HOLLING RANCH SUBDIVISION, conforms with Section 76-4-125(2)(e) (ii), i.e. "A subdivision excluded from the provision of Chapter 3 submitted for review according to the provisions of this part, except that the following divisions or parcels, unless the exclusions are used to evade the provisions of this part, are not subject to review: the remainder is 1 acre or larger, and has an individual sewage system serving a discharge source that was in existence prior to April 29, 1993, and if required when installed the system was approved pursuant to local regulations or this chapter."

IN WITNESS WHEREOF, I, have executed this CERTIFICATE OF APPROVAL, this, ____ day of _____201_.

_____



CERTIFICATE OF CITY COUNCIL APPROVAL

STATE OF MONTANA)
ss
County of Yellowstone)

We hereby certify that we have examined the annexed and foregoing plat of AMENDED PLAT OF LOT 9 EAST OF HIGHWAY 10, HOLLING RANCH SUBDIVISION, and find that said plat conforms with the laws of the State of Montana and the requirements have been met to the satisfaction of the Yellowstone County Board of Planning. It is therefore approved and the dedication of the public use of any land shown as dedicated to such use is accepted.

IN WITNESS WHEREOF, we have set our hands and seal of the CITY OF BILLINGS, MONTANA, this _____day of _____, 20__.

CITY OF BILLINGS, MONTANA

By: _____
Mayor

ATTEST: _____
City Clerk

CERTIFICATE OF COUNTY TREASURER

I hereby certify that all real property taxes and special assessments have been paid per 76-3-611(1)(b),M.C.A.

Yellowstone County Treasurer

By_____

Date:_____

CERTIFICATE OF PLANNING BOARD APPROVAL

STATE OF MONTANA)
ss
County of Yellowstone)

Said plat has been approved by the Yellowstone County Board of Planning and conforms to the recommendation of the Board.

_____ _____
Date President

_____
Executive Secretary

SUBDIVISION IMPROVEMENT AGREEMENT

Doc No. _____

CERTIFICATE OF CLERK AND RECORDER

VICINITY MAP