

# PLAT OF JOSEPHINE CROSSING SUBDIVISION, SECOND FILING

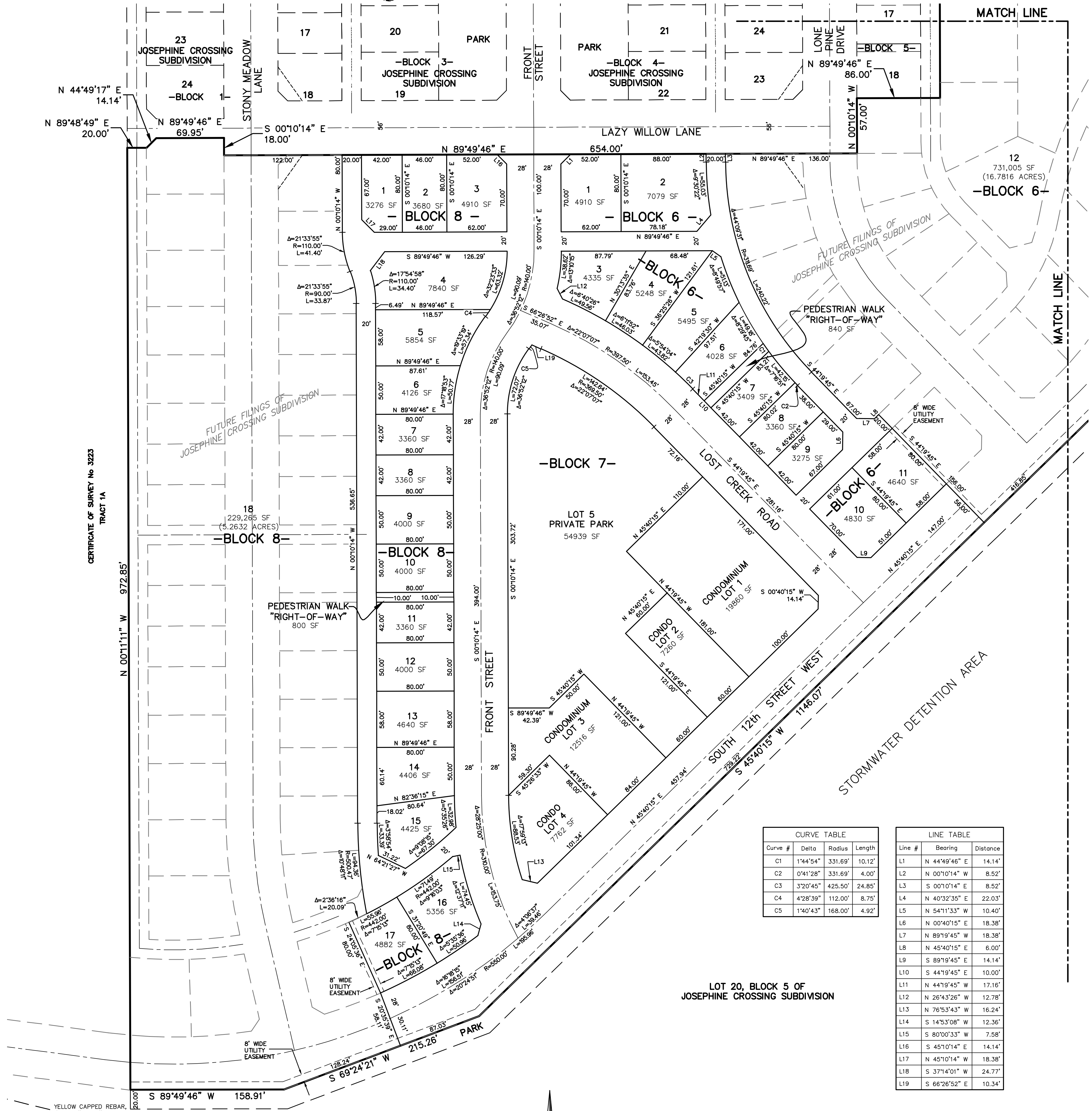
BEING LOT 19, BLOCK 5, JOSEPHINE CROSSING SUBDIVISION  
SITUATED IN THE NW 1/4 OF SECTION 20, T.1S., R.26E., P.M.M.  
CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR : McCALL DEVELOPMENT, INC.

OCTOBER 2011

PREPARED BY : SANDERSON STEWART

BILLINGS, MONTANA

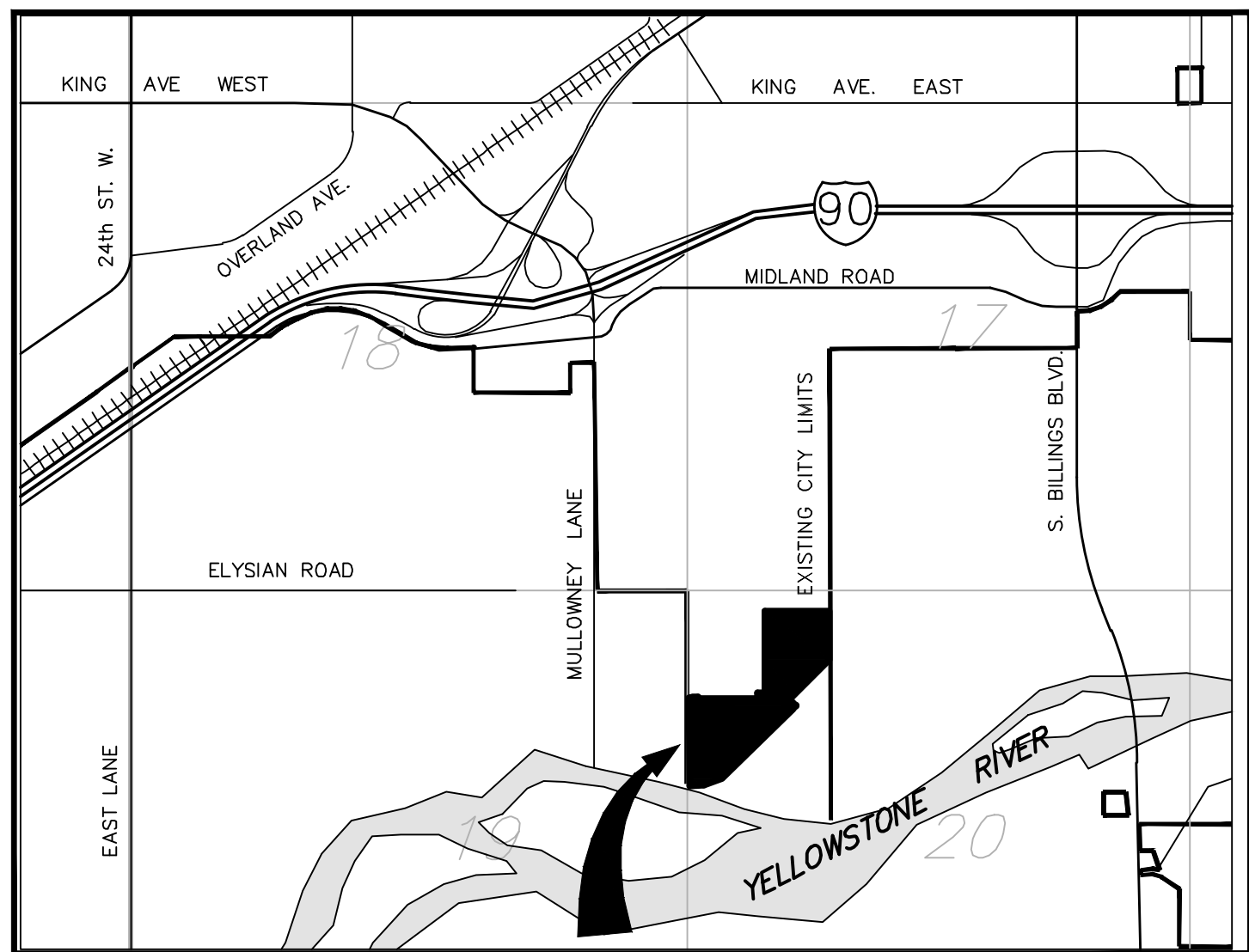


CERTIFICATE OF SURVEY No 3223  
TRACT 1A

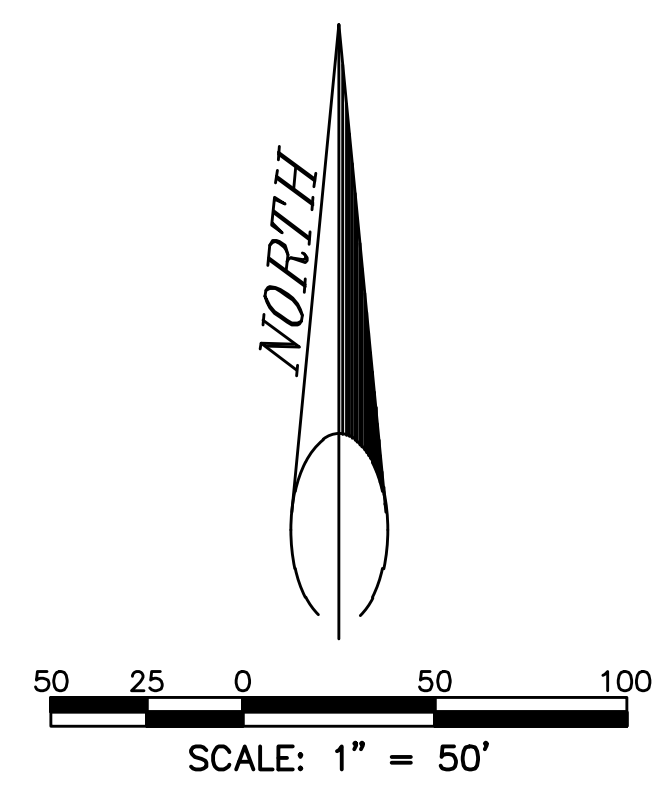
Curve #	Delta	Radius	Length
C1	1°44'54"	331.69'	10.12'
C2	0°41'28"	331.69'	4.00'
C3	3°20'45"	425.50'	24.85'
C4	4°28'39"	112.00'	8.75'
C5	1°40'43"	168.00'	4.92'

Line #	Bearing	Distance
L1	N 44°49'46" E	14.14'
L2	N 00°10'14" W	8.52'
L3	S 00°10'14" E	8.52'
L4	N 40°32'35" E	22.03'
L5	N 54°11'33" W	10.40'
L6	N 00°40'15" E	18.38'
L7	N 89°19'45" W	18.38'
L8	N 45°40'15" E	6.00'
L9	S 89°19'45" E	14.14'
L10	S 44°19'45" E	10.00'
L11	N 44°19'45" W	17.16'
L12	N 26°43'26" W	12.78'
L13	N 76°53'43" W	16.24'
L14	S 14°53'08" E	12.36'
L15	S 80°00'33" W	7.58'
L16	S 45°10'14" E	14.14'
L17	N 45°10'14" W	18.38'
L18	S 37°14'01" E	24.77'
L19	S 66°26'52" E	10.34'

LOT 20, BLOCK 5 OF JOSEPHINE CROSSING SUBDIVISION



VICINITY MAP  
NOT TO SCALE



BASIS OF BEARINGS = PLAT OF JOSEPHINE CROSSING SUBDIVISION.

- FOUND SURVEY MONUMENT, AS NOTED
- △ SET 5/8" X 18" REBAR AND CAP MARKED WITH THE LICENSE NUMBER OF THE UNDERSIGNED LAND SURVEYOR AND "SANDERSON STEWART".
- SET INTERSECTION MONUMENT, 5/8"x18" REBAR AND CAP MARKED WITH THE LICENSE NUMBER OF THE UNDERSIGNED LAND SURVEYOR AND "SANDERSON STEWART". WILL BE REPLACED WITH BRASS CAP MONUMENT BOX UPON COMPLETION OF STREET IMPROVEMENTS.

AREA SUMMARY:

GROSS AREA	30.7274 ACRES
STREETS & ALLEYS	3.4009 ACRES
DEDICATED PEDESTRIAN WALKWAYS	0.0376 ACRE
NET AREA = LOTS + PRIVATE PARK	27.2889 ACRES