

PLAT OF FALCON RIDGE ESTATES SUBDIVISION, SECOND FILING

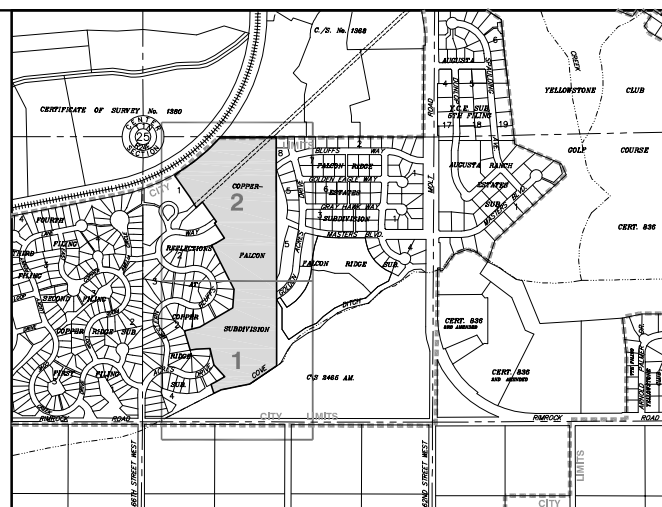
BEING LOT 2, BLOCK 1 OF COPPER-FALCON SUBDIVISION
SITUATED IN THE SE1/4 OF SECTION 25, T. 1 N., R. 24 E., P.M.M.
IN THE CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR : FALCON RIDGE II, LLC

JUNE, 2013

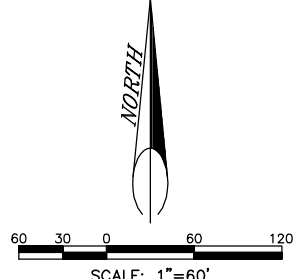
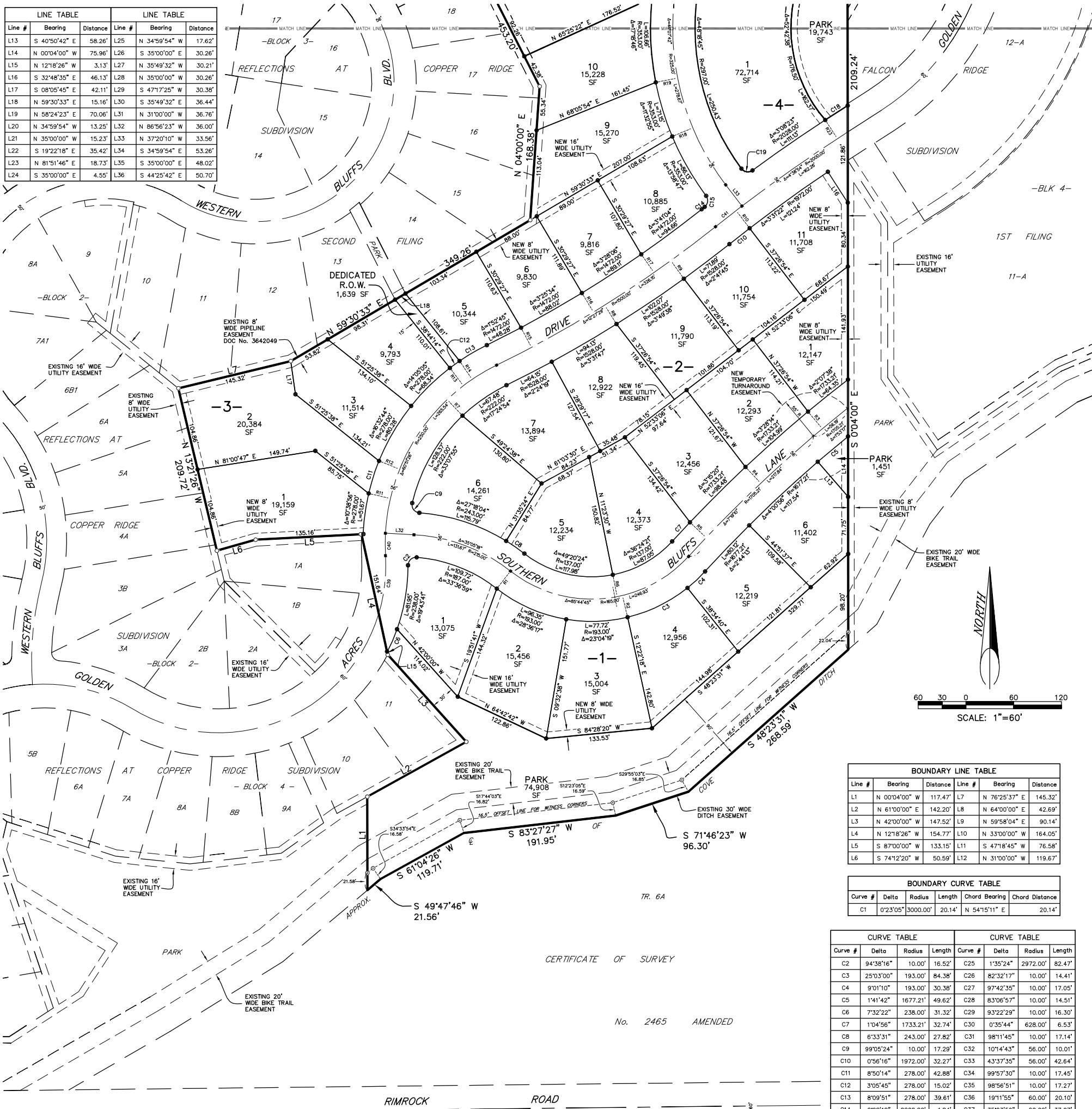
PREPARED BY : SANDERSON STEWART

BILLINGS, MONTANA



VICINITY MAP
NOT TO SCALE

Line #	Bearing	Distance	Line #	Bearing	Distance
L13	S 40°50'42" E	58.26'	L25	N 34°59'54" W	17.62'
L14	N 00°04'00" W	75.96'	L26	S 35°00'00" E	30.26'
L15	N 12°18'26" W	3.13'	L27	N 35°49'32" W	30.21'
L16	S 32°48'35" E	46.13'	L28	N 35°00'00" W	30.26'
L17	S 08°05'45" E	42.11'	L29	S 47°17'25" W	30.38'
L18	N 59°30'33" E	15.16'	L30	S 35°49'32" E	36.44'
L19	N 58°24'23" E	70.06'	L31	N 31°00'00" W	36.76'
L20	N 34°59'54" W	13.25'	L32	N 86°56'23" W	36.00'
L21	N 35°00'00" W	15.23'	L33	N 37°20'10" W	33.56'
L22	S 19°22'18" E	35.42'	L34	S 34°59'54" E	53.26'
L23	N 81°51'46" E	18.73'	L35	S 35°00'00" E	48.02'
L24	S 35°00'00" E	4.55'	L36	S 44°25'42" E	50.70'



Line #	Bearing	Distance	Line #	Bearing	Distance
L1	N 00°04'00" W	117.47'	L7	N 76°25'37" E	145.32'
L2	N 61°00'00" E	142.20'	L8	N 64°00'00" E	42.89'
L3	N 42°00'00" W	147.52'	L9	N 59°58'04" E	90.14'
L4	N 12°18'26" W	154.77'	L10	N 33°00'00" W	164.05'
L5	S 87°00'00" W	133.15'	L11	S 47°18'45" W	76.58'
L6	S 74°12'20" W	50.59'	L12	N 31°00'00" W	119.67'

Curve #	Delta	Radius	Length	Chord Bearing	Chord Distance
C1	0°23'05"	3000.00'	20.14'	N 54°15'11" E	20.14'

CURVE TABLE			CURVE TABLE				
Curve #	Delta	Radius	Length	Curve #	Delta	Radius	Length
C2	94°38'16"	10.00'	16.52'	C25	1°35'24"	2972.00'	82.47'
C3	25°03'00"	193.00'	84.38'	C26	82°32'17"	10.00'	14.41'
C4	9°01'10"	193.00'	30.38'	C27	97°42'35"	10.00'	17.05'
C5	1°41'42"	1677.21'	49.62'	C28	83°06'57"	10.00'	14.51'
C6	7°32'22"	238.00'	31.32'	C29	93°22'29"	10.00'	16.30'
C7	1°04'56"	1733.21'	32.74'	C30	0°35'44"	628.00'	6.53'
C8	6°33'31"	243.00'	27.82'	C31	98°11'45"	10.00'	17.14'
C9	99°05'24"	10.00'	17.29'	C32	10°14'43"	56.00'	10.01'
C10	0°56'16"	1972.00'	32.27'	C33	43°37'35"	56.00'	42.64'
C11	8°50'14"	278.00'	42.88'	C34	99°57'30"	10.00'	17.45'
C12	3°05'45"	278.00'	15.02'	C35	98°56'51"	10.00'	17.27'
C13	8°09'51"	278.00'	39.61'	C36	19°11'55"	60.00'	20.10'
C14	0°08'12"	2028.00'	4.84'	C37	35°23'59"	250.00'	37.07'
C15	88°17'13"	10.00'	15.41'	C38	88°05'57"	10.00'	15.38'
C16	77°03'09"	10.00'	13.45'	C39	20°02'53"	210.00'	73.48'
C17	92°34'15"	10.00'	16.16'	C40	6°27'59"	250.00'	28.22'
C18	0°56'39"	2028.00'	33.42'	C41	1°12'16"	2000.00'	42.05'
C19	89°44'49"	10.00'	15.66'	C42	0°06'09"	3000.00'	5.36'
C20	81°16'42"	10.00'	14.19'	C43	86°41'08"	32.00'	48.41'
C21	41°7'00"	572.00'	42.76'	C44	97°42'35"	32.00'	54.57'
C22	100°28'32"	10.00'	17.54'	C45	4°03'59"	600.00'	42.58'
C23	97°16'28"	10.00'	16.98'	C46	41°41'3"	600.00'	44.37'
C24	85°50'37"	10.00'	14.98'				

Radial #	Bearing	Radial #	Bearing	Radial #	Bearing	Radial #	Bearing
R1	N 38°08'55" E	R11	S 76°48'36" E	R21	N 40°55'13" E	R31	S 55°14'38" E
R2	N 13°31'40" W	R12	S 67°58'22" E	R22	S 89°54'37" E	R32	S 65°29'45" E
R3	S 39°47'20" E	R13	S 37°20'33" E	R23	S 33°07'38" E	R33	N 45°39'54" W
R4	S 43°15'34" E	R14	S 34°14'48" E	R24	N 46°11'07" W	R34	S 35°48'5" W
R5	S 46°30'54" E	R15	N 27°57'42" W	R25	S 44°13'44" E	R35	N 35°33'16" W
R6	N 11°11'29" W	R16	N 31°23'16" W	R26	N 78°12'28" W	R36	N 35°56'21" W
R7	S 43°29'52" E	R17	N 34°51'23" W	R27	S 85°02'34" W	R37	N 29°56'22" W
R8	N 32°01'04" W	R18	N 67°17'20" E	R28	N 40°47'38" W	R38	N 49°40'16" W
R9	N 35°50'42" W	R19	N 78°50'16" E	R29	N 68°02'55" E		
R10	S 37°36'11" E	R20	S 83°50'58" E	R30	N 40°52'20" W		

BASIS OF BEARING: PLAT OF COPPER-FALCON SUBDIVISION

- FOUND SURVEY MONUMENT, REBAR WITH PLASTIC CAP MARKED "ENGINEERING INC 8377S", OR AS NOTED
- FOUND WITNESS CORNER, REBAR WITH PLASTIC CAP MARKED "ENGINEERING INC 13104LS"
- SET 5/8" X 18" REBAR WITH CAP MARKED WITH THE LICENSE NUMBER OF THE UNDERSIGNED LAND SURVEYOR AND "SANDERSON STEWART"
- SET INTERSECTION MONUMENT, 5/8" X 18" REBAR WITH CAP MARKED WITH THE LICENSE NUMBER OF THE UNDERSIGNED LAND SURVEYOR AND "SANDERSON STEWART BILLINGS MT". WILL BE REPLACED WITH BRASS CAP MONUMENT BOX UPON COMPLETION OF STREET IMPROVEMENTS.

NOTE: ALL CURVES ARE TANGENT AND ALL PROPERTY LINES INTERSECTING CURVES ARE RADIAL UNLESS OTHERWISE NOTED.

RESERVED FOR CLERK AND RECORDER

PLAT OF FALCON RIDGE ESTATES SUBDIVISION, SECOND FILING

BEING LOT 2, BLOCK 1 OF COPPER-FALCON SUBDIVISION
SITUATED IN THE SE1/4 OF SECTION 25, T. 1 N., R. 24 E., P.M.M.
IN THE CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR : FALCON RIDGE II, LLC

JUNE, 2013

PREPARED BY : SANDERSON STEWART

BILLINGS, MONTANA



60 30 0 60 120
SCALE: 1"=60'

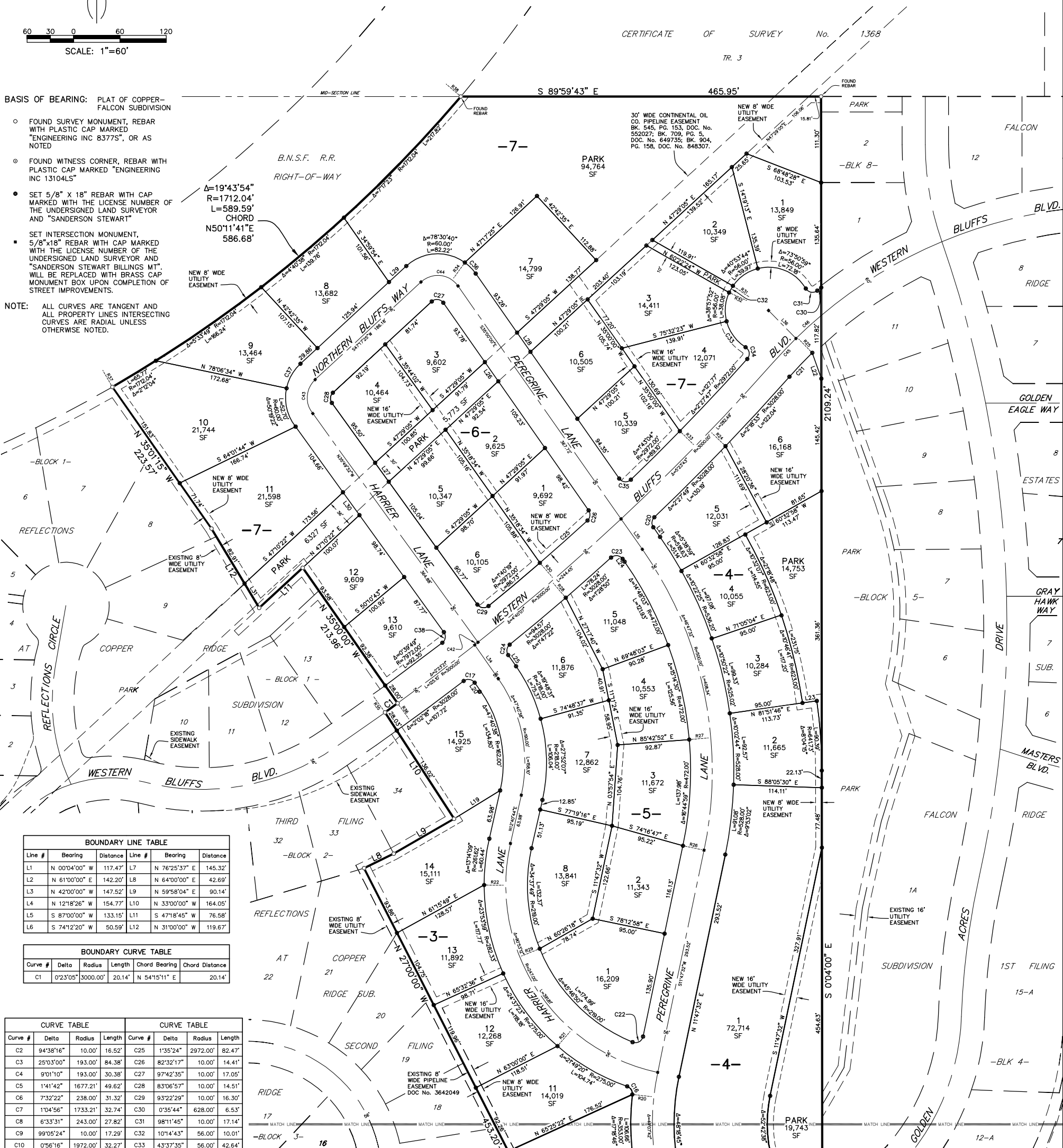
CERTIFICATE OF SURVEY No. 1368

TR. 3

BASIS OF BEARING: PLAT OF COPPER-FALCON SUBDIVISION

- FOUND SURVEY MONUMENT, REBAR WITH PLASTIC CAP MARKED "ENGINEERING INC 83775", OR AS NOTED
- FOUND WITNESS CORNER, REBAR WITH PLASTIC CAP MARKED "ENGINEERING INC 13104LS"
- SET 5/8" X 18" REBAR WITH CAP MARKED WITH THE LICENSE NUMBER OF THE UNDERSIGNED LAND SURVEYOR AND "SANDERSON STEWART"
- SET INTERSECTION MONUMENT, 5/8"x18" REBAR WITH CAP MARKED WITH THE LICENSE NUMBER OF THE UNDERSIGNED LAND SURVEYOR AND "SANDERSON STEWART BILLINGS MT." WILL BE REPLACED WITH BRASS CAP MONUMENT BOX UPON COMPLETION OF STREET IMPROVEMENTS.

NOTE: ALL CURVES ARE TANGENT AND ALL PROPERTY LINES INTERSECTING CURVES ARE RADIAL UNLESS OTHERWISE NOTED.



BOUNDARY LINE TABLE					
Line #	Bearing	Distance	Line #	Bearing	Distance
L1	N 00°04'00" W	117.47'	L7	N 76°25'37" E	145.32'
L2	N 61°00'00" E	142.20'	L8	N 64°00'00" E	42.69'
L3	N 42°00'00" W	147.52'	L9	N 59°58'04" E	90.14'
L4	N 12°18'26" W	154.77'	L10	N 33°00'00" W	164.05'
L5	S 87°00'00" W	133.15'	L11	S 47°18'45" W	76.58'
L6	S 74°12'20" W	50.59'	L12	N 31°00'00" W	119.67'

BOUNDARY CURVE TABLE					
Curve #	Delta	Radius	Length	Chord Bearing	Chord Distance
C1	0°23'05"	3000.00'	20.14'	N 54°15'11" E	20.14'

CURVE TABLE			CURVE TABLE				
Curve #	Delta	Radius	Length	Curve #	Delta	Radius	Length
C2	94°38'16"	10.00'	16.52'	C25	1°35'24"	2972.00'	82.47'
C3	25°03'00"	193.00'	84.38'	C26	82°32'17"	10.00'	14.41'
C4	9°01'10"	193.00'	30.38'	C27	97°42'35"	10.00'	17.05'
C5	1°41'42"	1677.21'	49.62'	C28	83°06'57"	10.00'	14.51'
C6	7°32'22"	238.00'	31.32'	C29	93°22'29"	10.00'	16.30'
C7	1°04'56"	1733.21'	32.74'	C30	0°35'44"	628.00'	6.53'
C8	6°33'31"	243.00'	27.82'	C31	98°11'45"	10.00'	17.14'
C9	99°05'24"	10.00'	17.29'	C32	107°14'33"	56.00'	10.61'
C10	0°56'16"	1972.00'	32.27'	C33	43°37'35"	56.00'	42.64'
C11	8°50'14"	278.00'	42.88'	C34	99°57'30"	10.00'	17.45'
C12	3°05'45"	278.00'	15.02'	C35	98°56'51"	10.00'	17.27'
C13	8°09'51"	278.00'	39.61'	C36	19°11'55"	60.00'	20.10'
C14	0°08'12"	2028.00'	4.84'	C37	35°23'59"	60.00'	37.07'
C15	88°17'13"	10.00'	15.41'	C38	88°05'57"	10.00'	15.38'
C16	7°03'09"	10.00'	13.45'	C39	20°02'53"	210.00'	73.48'
C17	92°34'15"	10.00'	16.16'	C40	62°27'59"	250.00'	28.22'
C18	0°56'39"	2028.00'	33.42'	C41	1°12'16"	2000.00'	42.05'
C19	89°44'49"	10.00'	15.66'	C42	0°06'09"	3000.00'	5.36'
C20	81°16'42"	10.00'	14.19'	C43	86°41'08"	32.00'	48.41'
C21	41°17'00"	572.00'	42.76'	C44	97°42'35"	32.00'	54.57'
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C23	9°16'28"	10.00'	16.98'	C46	41°14'13"	600.00'	44.37'
C24	85°50'37"	10.00'	14.98'				

RADIAL TABLE					
Radial #	Bearing	Radial #	Bearing	Radial #	Bearing
R1	N 38°08'55" E	R11	S 76°48'36" E	R21	N 40°55'13" E
R2	N 13°31'40" W	R12	S 67°58'22" E	R22	S 89°54'37" E
R3	S 39°47'20" E	R13	S 37°20'33" E	R23	S 33°07'38" E
R4	S 43°15'34" E	R14	S 34°14'48" E	R24	N 46°11'07" W
R5	S 46°30'54" E	R15	N 27°57'42" W	R25	S 44°13'44" E
R6	N 11°11'29" W	R16	N 31°23'16" W	R26	N 78°12'28" W
R7	S 43°29'52" E	R17	N 34°51'23" W	R27	S 85°02'34" W
R8	N 32°01'04" W	R18	N 67°17'20" E	R28	N 40°47'38" W
R9	N 35°50'42" W	R19	N 78°50'16" E	R29	N 68°02'55" E
R10	S 37°36'11" E	R20	S 83°50'58" E	R30	N 40°52'20" W

LINE TABLE			LINE TABLE		
Line #	Bearing	Distance	Line #	Bearing	Distance
L13	S 40°50'42" E	58.26'	L25	N 34°59'54" W	17.62'
L14	N 00°04'00" W	75.96'	L26	S 35°00'00" E	30.26'
L15	N 12°18'26" W	3.13'	L27	N 35°49'32" W	30.21'
L16	S 32°48'35" E	46.13'	L28	N 35°00'00" W	30.26'
L17	S 08°05'45" E	42.11'	L29	S 47°17'25" W	30.38'
L18	N 59°30'33" E	15.16'	L30	S 35°49'32" E	36.44'
L19	N 58°24'23" E	70.06'	L31	N 31°00'00" W	36.76'
L20	N 34°59'54" W	13.25'	L32	N 86°56'23" W	36.00'
L21	N 35°00'00" W	15.23'	L33	N 37°20'10" W	33.56'
L22	S 19°22'18" E	35.42'	L34	S 34°59'54" E	53.26'
L23	N 81°51'46" E	18.73'	L35	S 35°00'00" E	48.02'
L24	S 35°00'00" E	4.55'	L36	S 44°25'42" E	50.70'

RESERVED FOR CLERK AND RECORDER