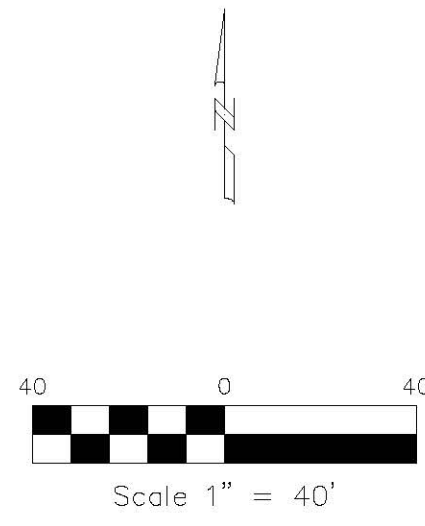
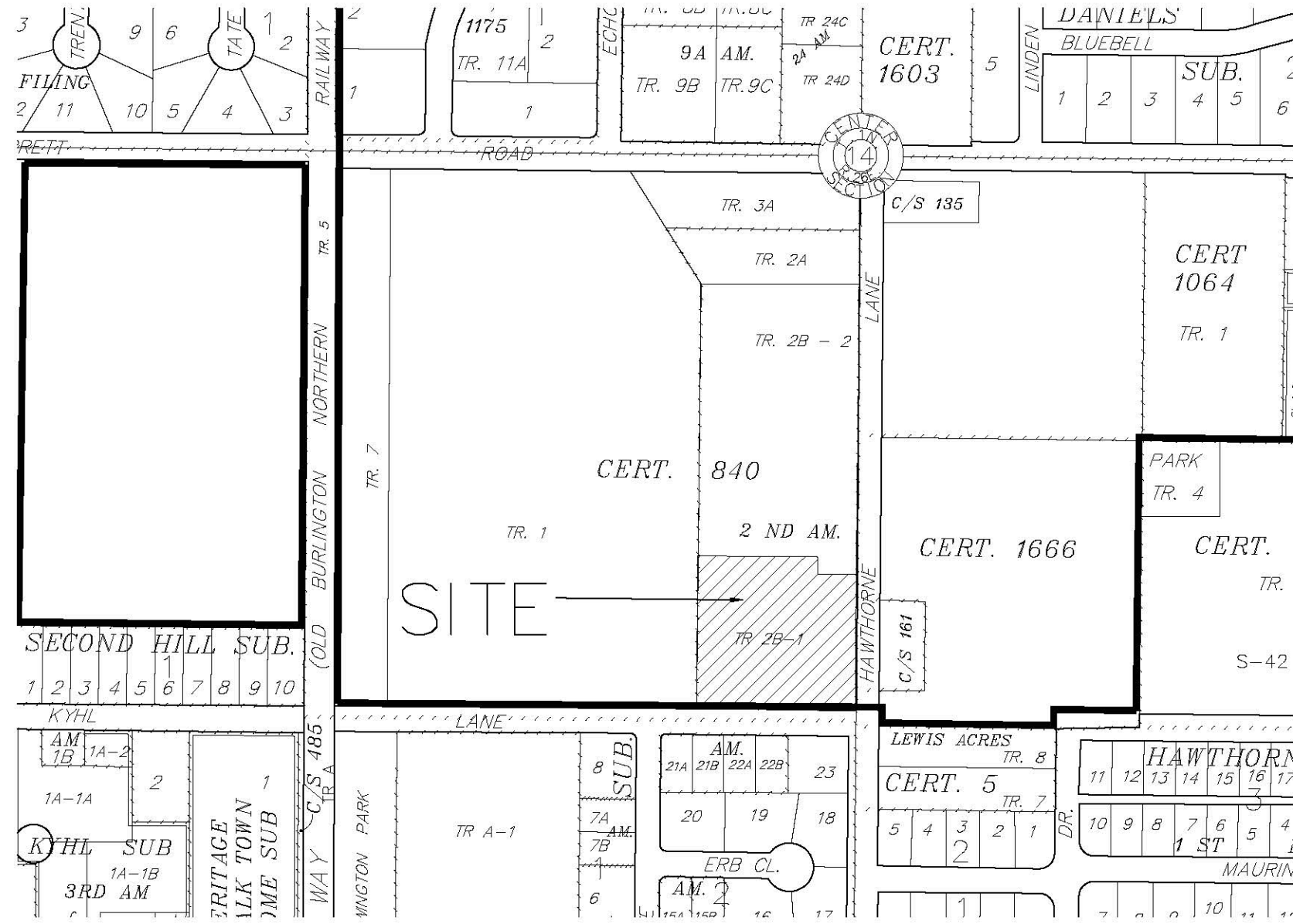


# PRELIMINARY PLAT OF SARTORIE SUBDIVISION

BEING TRACT 2B-2 OF CORRECTED CERTIFICATE OF SURVEY 840, SECOND AMENDED  
SITUATED IN THE, SW 1/4, SECTION 14, T. 1 N., R. 26 E., P.M.M.  
CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

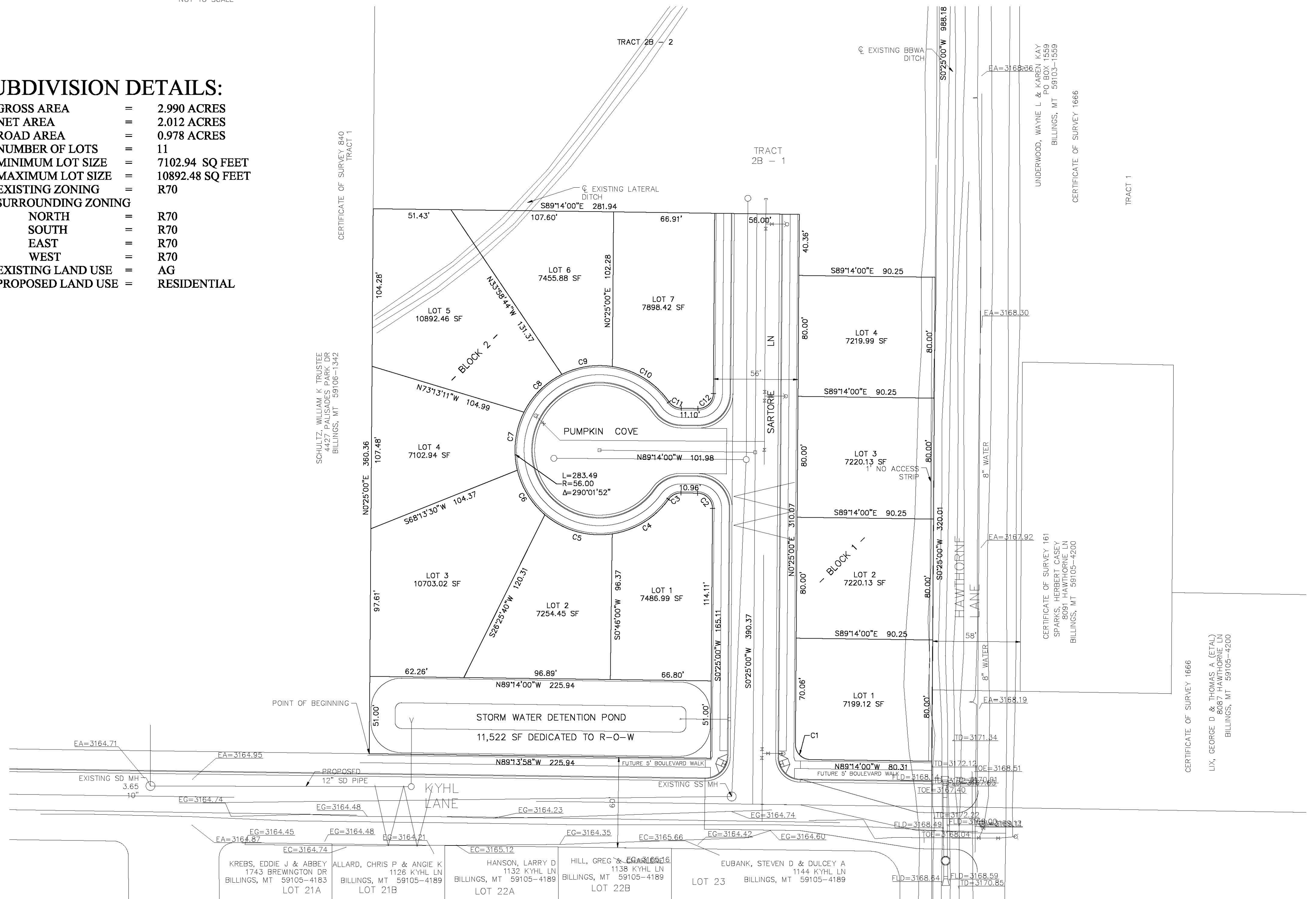
PREPARED FOR: RICHARD SARTORIE  
SURVEYOR: NORTH STAR LAND SERVICES, P.C.  
ENGINEER: BLUELINE ENGINEERING LLC  
FEBRUARY, 2014  
BILLINGS, MONTANA



VICINITY MAP  
NOT TO SCALE

### SUBDIVISION DETAILS:

GROSS AREA	=	2.990 ACRES
NET AREA	=	2.012 ACRES
ROAD AREA	=	0.978 ACRES
NUMBER OF LOTS	=	11
MINIMUM LOT SIZE	=	7102.94 SQ FEET
MAXIMUM LOT SIZE	=	10892.48 SQ FEET
EXISTING ZONING	=	R70
SURROUNDING ZONING	=	
NORTH	=	R70
SOUTH	=	R70
EAST	=	R70
WEST	=	R70
EXISTING LAND USE	=	AG
PROPOSED LAND USE	=	RESIDENTIAL



CURVE #	ARC LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	15.65	10.00	89.65	S44°24'30"E	15.65
C2	15.65	10.00	89.65	N44°24'30"W	15.65
C3	9.65	10.00	55.32	S63°07'50"W	9.65
C4	44.89	56.00	45.93	N58°25'46"E	44.89
C5	47.82	56.00	48.93	S74°08'23"E	47.82
C6	35.15	56.00	35.96	S31°41'41"E	35.15
C7	39.51	56.00	40.43	S6°29'53"W	39.51
C8	36.00	56.00	36.83	S45°07'38"W	36.00
C9	34.37	56.00	35.17	S81°07'41"W	34.37
C10	45.39	56.00	46.44	N58°03'54"W	45.39
C11	9.49	10.00	54.39	S62°02'17"E	9.49
C12	15.77	10.00	90.35	N45°35'30"E	15.77