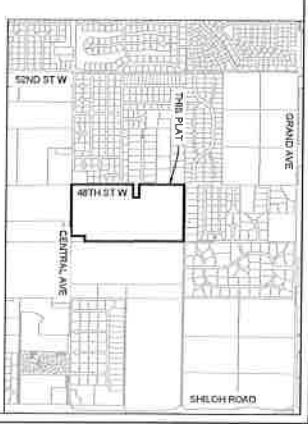


PRELIMINARY PLAT OF
SUNDANCE SUBDIVISION
 BEING LOCATED IN THE W $\frac{1}{2}$ OF THE SW $\frac{1}{4}$ OF SECTION 01 SOUTH,
 RANGE 25 EAST, P.M.M., YELLOWSTONE COUNTY, MONTANA

PREPARED FOR: REGAL LAND DEVELOPMENT, INC



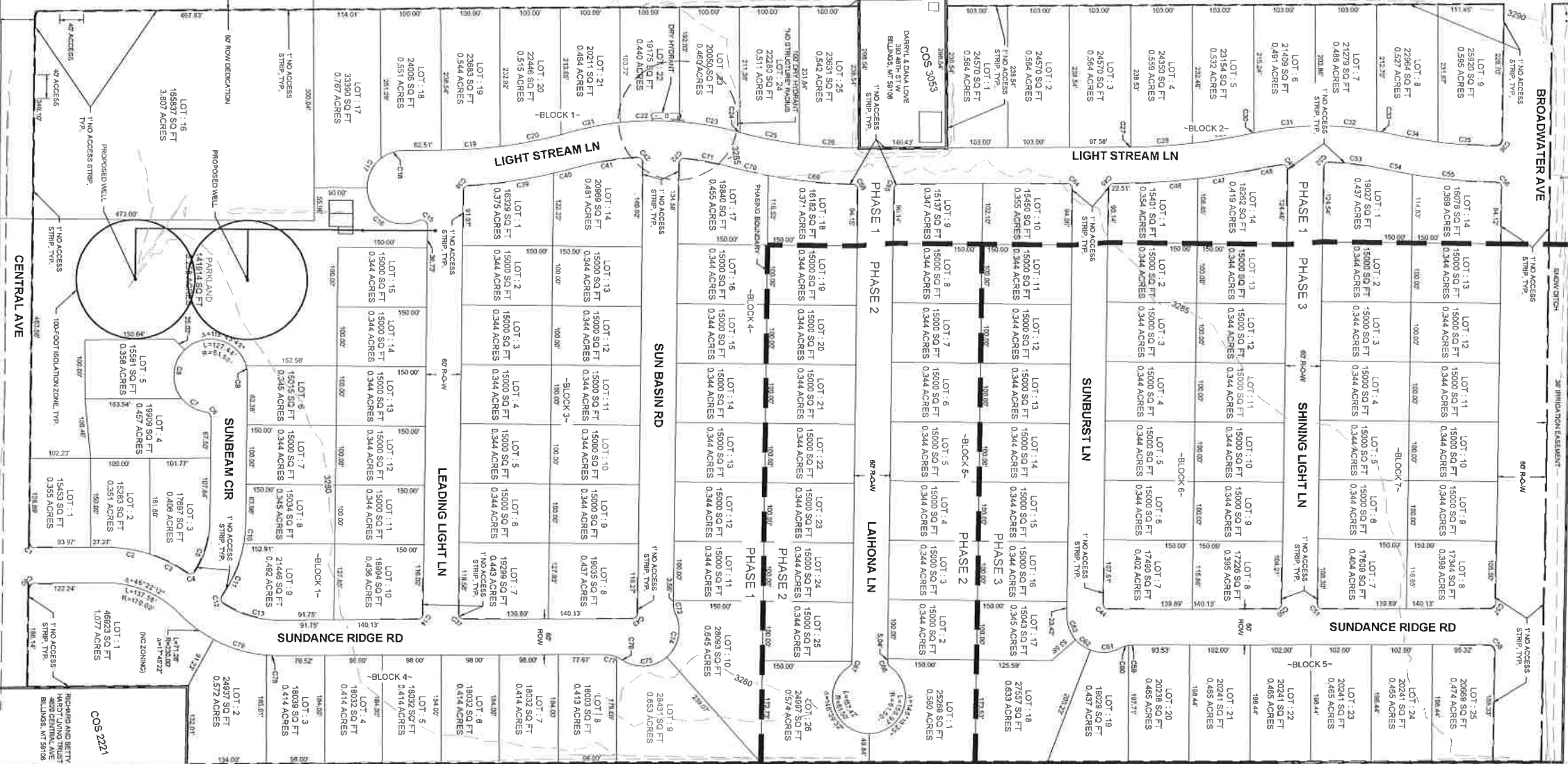
PREPARED BY: PERFORMANCE ENGINEERING, LLC



VICINITY MAP

SITE DATA

EXISTING LAND USE: AGRICULTURAL
 EXISTING ZONING: A-1
 PROPOSED LAND USE: RESIDENTIAL
 PROPOSED ZONING: R-15.000
 NEIGHBORHOOD COMMERCIAL
 TOTAL LOTS IN SUBDIVISION: 127
 GROSS AREA: 78,809 AC
 RIGHT-OF-WAY: 18,874 AC
 LINEAL FEET OF STREETS: 9,478 LF
 NET AREA OF LOTS: 55,822 AC
 PARKLAND: 3,258 AC
 REC. PARKLAND: 5,292 AC



Curve Table

Curve #	Length	Radius	Delta	Curve #	Length	Radius	Delta
C1	15.50	10.00	00°42'50"	C41	101.89	470.00	01°22'14"
C2	74.00	230.00	01°32'59"	C42	16.42	10.50	04°03'20"
C3	60.80	230.00	01°27'23"	C43	15.59	10.50	08°19'27"
C4	18.34	10.00	00°30'09"	C44	15.83	10.50	00°40'33"
C5	87.70	158.00	03°14'00"	C45	15.57	10.50	08°11'53"
C6	14.52	10.00	08°10'21"	C46	117.86	1030.00	00°33'46"
C7	40.56	61.50	04°34'43"	C47	104.04	1030.00	00°47'15"
C8	50.22	61.50	08°43'25"	C48	36.63	470.00	00°28'28"
C9	17.87	61.50	01°53'44"	C49	17.22	10.50	05°30'47"
C10	35.18	218.00	00°30'56"	C50	15.59	10.00	08°19'27"
C11	95.45	218.00	02°50'12"	C51	15.83	10.50	09°40'33"
C12	16.03	10.00	09°15'01"	C52	15.04	10.00	09°12'05"
C13	88.70	170.00	03°17'50"	C53	88.26	470.00	01°04'24"
C14	12.59	10.00	08°19'27"	C54	53.16	507.00	00°21'25"
C15	29.04	10.00	11°42'08"	C55	140.51	607.00	008°29'34"
C16	122.36	61.50	11°42'08"	C56	15.73	10.50	00°08'32"
C17	58.29	61.50	05°26'19"	C57	15.59	10.50	08°19'27"
C18	40.31	61.50	03°33'23"	C58	15.83	10.50	05°40'33"
C19	91.96	750.00	00°10'04"	C59	8.51	50.00	00°45'20"
C20	101.92	750.00	00°74'20"	C60	15.24	50.00	01°27'39"
C21	90.71	500.00	00°42'23"	C61	51.46	61.50	04°55'47"
C22	100.15	530.00	01°04'07"	C62	30.31	61.50	008°14'02"
C23	68.12	530.00	01°04'25"	C63	44.77	61.50	041°42'50"
C24	2.73	750.00	00°12'30"	C64	15.85	10.00	09°48'07"
C25	102.15	750.00	00°74'41"	C65	15.57	10.50	08°11'53"
C26	100.30	750.00	00°39'44"	C66	8.77	10.00	05°38'58"
C27	5.42	970.00	00°19'12"	C67	9.77	10.50	05°55'59"
C28	108.23	970.00	00°59'51"	C68	15.69	10.50	08°19'27"
C29	100.46	970.00	00°56'01"	C69	140.74	810.00	00°59'18"
C30	4.02	530.00	00°28'09"	C70	68.46	810.00	004°50'34"
C31	100.79	530.00	01°11'31"	C71	73.43	470.00	008°58'59"
C32	100.54	530.00	01°11'37"	C72	16.74	10.00	09°57'22"
C33	22.16	530.00	00°23'43"	C73	21.36	50.00	024°21'04"
C34	62.62	847.00	00°53'19"	C74	77.56	61.50	07°15'08"
C35	58.40	847.00	00°39'29"	C75	83.00	61.50	01°28'53"
C36	15.63	10.00	08°02'15"	C76	20.54	50.00	023°59'42"
C37	15.83	10.00	08°04'03"	C77	20.54	50.00	023°59'42"
C38	15.09	10.00	08°52'07"	C78	21.52	230.00	005°21'30"
C39	142.30	810.00	01°04'18"	C79	63.35	230.00	023°51'14"
C40	40.63	810.00	02°52'26"	C80	15.56	10.00	08°17'10"