

FIRST NATIONAL PROPERTIES, LLC

By: _____
STEVEN COSTIN, Controller
FIRST NATIONAL PAWN

STATE OF MONTANA)
 :SS
County of Yellowstone)

This instrument was signed or acknowledged before me on this ____ day of _____, 2020, by **STEVEN COSTIN, Controller of FIRST NATIONAL PROPERTIES, LLC**, on behalf of **GRANTOR**.

(Notary Signature)

(Notary Seal)

ACKNOWLEDGMENT AND ACCEPTANCE OF CONVEYANCE

The Mayor and City Council of the City of Billings, a Montana municipal corporation, acknowledges receipt of this permanent easement and hereby accepts the property interest conveyed through this instrument.

CITY OF BILLINGS

By: _____
WILLIAM A. COLE, MAYOR

Attest:

By: _____
Denise R. Bohlman, City Clerk

STATE OF MONTANA)
 :SS
County of Yellowstone)

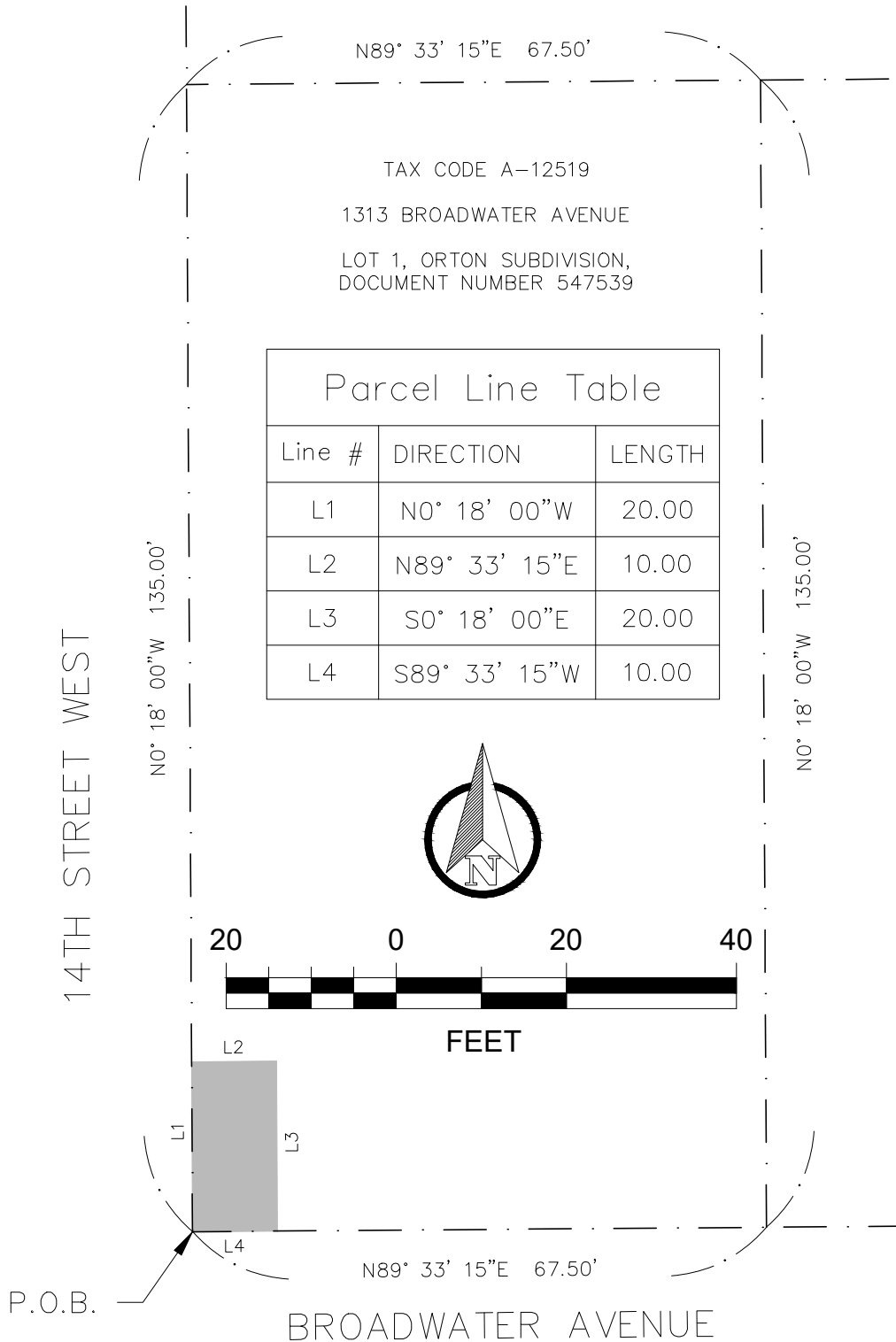
This instrument was signed or acknowledged before me on this ____ day of _____, 2020, by **WILLIAM A. COLE, Mayor and Denise R. Bohlman, City Clerk**, on behalf of the **CITY OF BILLINGS, a Montana municipal corporation**, as **GRANTEE**.

(Notary Signature)

(Notary Seal)

EXHIBIT "A"

SIDEWALK AND SIGNAL UTILITY EASEMENT WITHIN LOT 1, OF ORTON SUBDIVISION ON FILE AND OF RECORD IN THE OFFICE OF THE YELLOWSTONE COUNTY CLERK AND RECORDERS OFFICE, RECORDED AUGUST 13th, 1955, UNDER DOCUMENT NO. 547539 CITY OF BILLINGS, MONTANA



EASEMENT LAND DESCRIPTION

A tract of land situated in the NW1/4 of Section 5, T. 1 S., R. 26 E., P.M.M., in the City of Billings, Yellowstone County, Montana, said easement being a portion of Lot 1 of Orton Subdivision, on file and of record under in the office of the Yellowstone County Clerk and Recorders Office, recorded August 13th, 1955 under document No. 547539, more particularly described as follows;

Basis of Bearings being the West line of said Lot 1, Beginning at the southwest corner of said Lot 1 of Orton Subdivision, point also being on the east right-of-way line of 14th Street West;
Thence N 00°18'00" W along said east right-of-way for a distance of 20.00 feet; Thence N 89°33'15" E and leaving said right-of-way for a distance of 10.00 feet; Thence S00°18'00" E for a distance of 20.00 feet, to a point on the north right-of-way line of Broadwater Avenue; Thence S 89°33'15" W along the said north right-of-way line for a distance of 10.00 feet to the Point of Beginning, easement containing an area of 200 square feet more or less.

LEGEND

EASEMENT AREA

CITY OF BILLINGS, MONTANA
SIDEWALK AND SIGNAL UTILITY
EASEMENT EXHIBIT

CITY W.O. 20-38