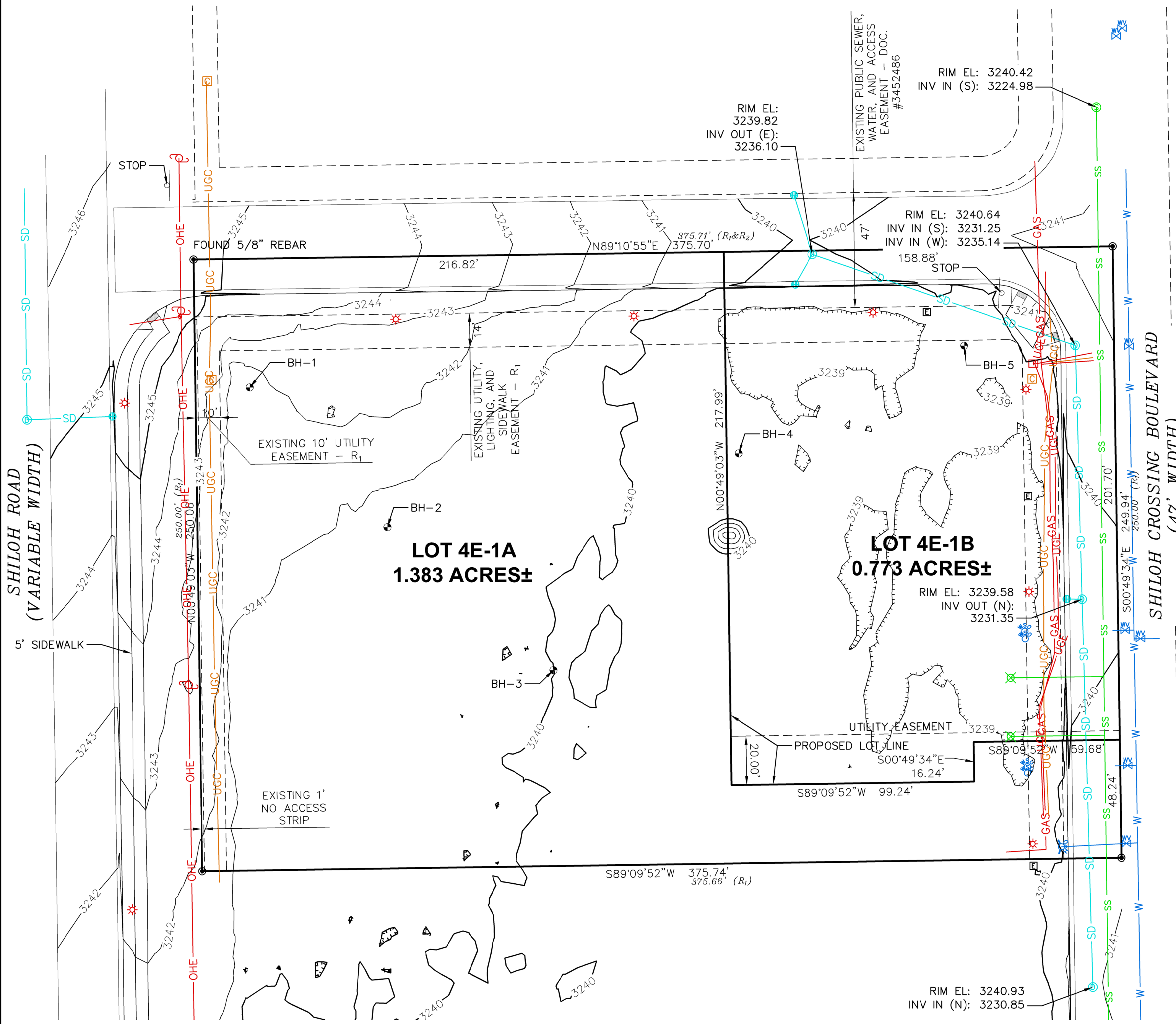


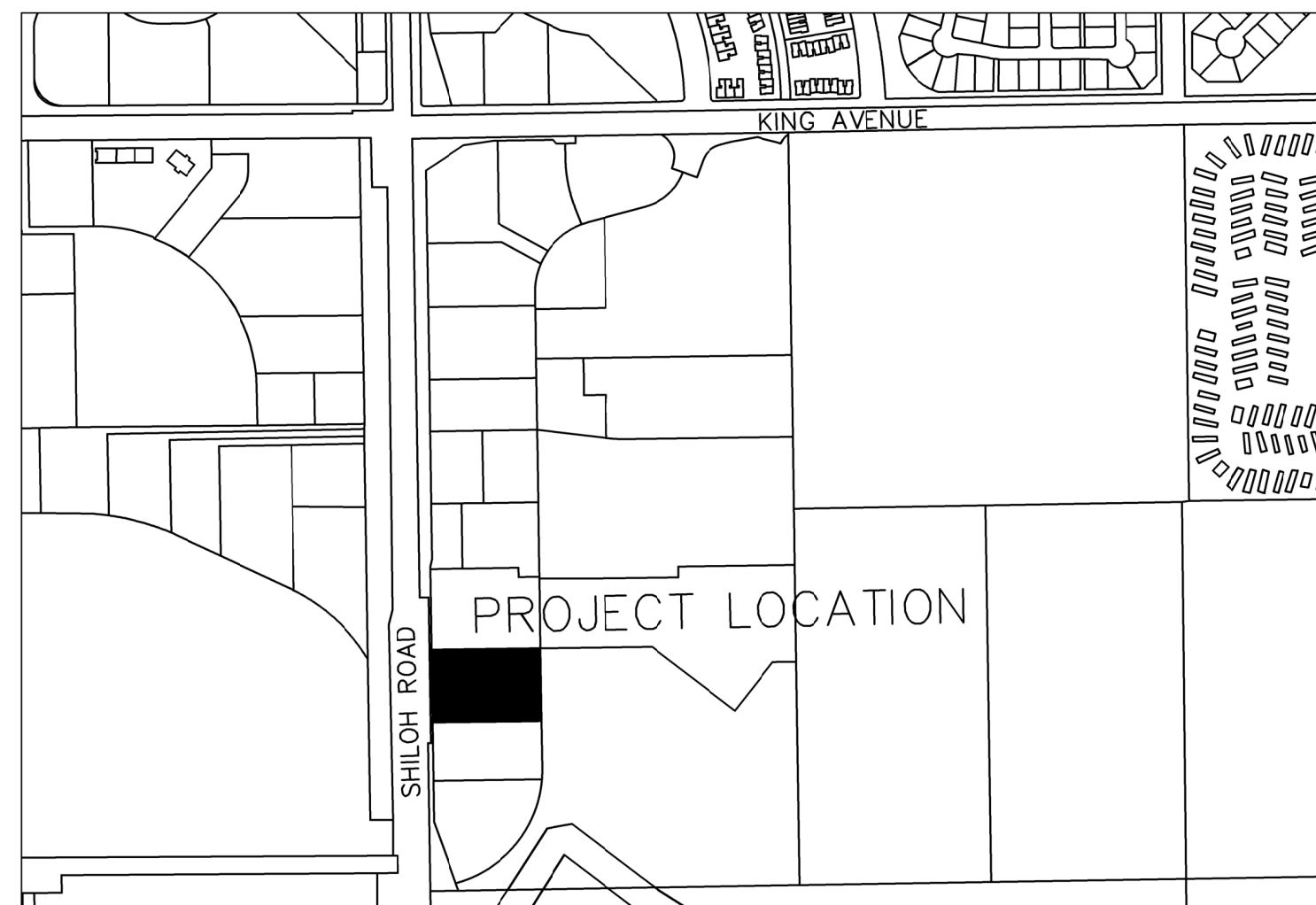
PRELIMINARY SUBDIVISION PLAT

AMENDING LOT 4E-1, BLOCK 1, OF THE SHILOH CROSSING SUBDIVISION PLAT

LOCATED IN THE NW1/4 OF SECTION 14, TOWNSHIP 01 SOUTH, RANGE 26 EAST, P.M.M., CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA



VICINITY MAP
NTS



LEGEND

	FOUND YPC SS 8377 PLS UNLESS OTHERWISE NOTED
	ELECTRIC LINE PULL BOX
	ELECTRIC PEDESTAL
	ELECTRIC DROP
	LIGHT POLE
	POWER POLE
	BORE HOLE
	SIGN
	STORM DRAIN INLET
	STORM DRAIN MANHOLE
	WATER VALVE
	CURB STOP
	FIRE HYDRANT
	SANITARY SEWER MANHOLE
	SANITARY SEWER SERVICE POST
	COMMUNICATION PEDESTAL
	CONTOURS (1FT. INTERVALS)
	DEPRESSION CONTOUR (1FT. INTERVALS)
	STORM DRAIN MAIN
	WATER MAIN
	WATER SERVICE LINE
	UNDERGROUND GAS
	SANITARY SEWER MAIN
	SANITARY SEWER SERVICE LINE
	UNDERGROUND COMMUNICATION
	UNDERGROUND ELECTRIC
	OVERHEAD ELECTRIC
	EASEMENT
	PROPERTY LINE
R_1	AMD. LT 4E BLK 1, SHILOH CROSSING SUB, DOC. #3611452
R_2	AMD. LT 4 BLK 1, SHILOH CROSSING SUB, DOC. #3473361
R_3	SHILOH CROSSING SUB, DOC. 3452484
YPC	YELLOW PLASTIC CAP MARKED "SANDERSON STEWART 8377-S"

CERTIFICATE OF DEDICATION

I, the undersigned property owner, do hereby certify that I have caused to be surveyed, subdivided and platted into lots as shown by the plat herunto included, the following described land in Yellowstone County, to-wit:

LEGAL DESCRIPTION

A tract of land located within the northwest one quarter of Section 14, Township 1 South, Range 26 East, Principal Meridian Montana, City of Billings, Yellowstone County, Montana, being more particularly described as Lot 4E-1 of the Shiloh Crossing Subdivision, according to the official plat filed with the Clerk & Recorder of Yellowstone County, Montana, (Document #3611452), containing 2.156 acres or 54,834 square feet.

DEPARTMENT OF ENVIRONMENTAL QUALITY EXCLUSION

Lots 4E-1A and 4E-1B are excluded from Department of Environmental Quality review pursuant to ARM 17.36.605(2)(b)(i) "no facilities other than those previously approved exist or will be constructed on the parcel;

and

ARM 17.36.605 (2)(b)(ii) "the division of land will not cause approved facilities to deviate from the conditions of approval, in violation of 76-4-130, MCA."

DATED this ____ day of _____ A.D., 20__

Darryl Rensmon, representative for Opportunity Bank of Montana

State of _____
County of _____

This instrument was acknowledged before me on

_____ by _____

(Name of signer) _____ OS

(Type of authority) _____ of _____

(party or entity)

(Notary - printed)

(Notary - signed)

Notary Public for the State of:
Residing at:
My commission expires:

CERTIFICATE OF CITY COUNCIL

I, _____, City of Billings, Montana, do hereby certify that the accompanying plat has been duly examined and have found the same to conform to the law, approve it, and hereby accept the dedication to public use.

DATED this ____ day of _____ A.D., 20__

CITY OF BILLINGS, MONTANA

BY: _____
Mayor

ATTEST: _____
City Clerk

CERTIFICATE OF CITY/COUNTY HEALTH DEPARTMENT

This Certificate of Survey has been reviewed and approved by the Yellowstone City/County Health Department and the State Department of Environmental Quality.

DATED this ____ day of _____ A.D., 20__

Health Officer/Authorized Representative
Yellowstone County Health Department

CERTIFICATE OF CITY ATTORNEY

This document has been reviewed by the City Attorney's office and is acceptable as to form.

DATED this ____ day of _____ A.D., 20__

Reviewed by: _____

CERTIFICATE OF COUNTY TREASURER

I, Sherry Long, Treasurer of Yellowstone County, Montana, do hereby certify that the accompanying plat has been duly examined and that all real property taxes and special assessments assessed and levied on the land to be subdivided have been paid.

DATED this ____ day of _____ A.D., 20__

(Signature Treasurer of Yellowstone County)

CERTIFICATE OF EXAMINING LAND SURVEYOR

I, the undersigned, acting as an Examining Land Surveyor, do hereby certify that I have examined this plat for errors and omissions in drafting.

Dated this ____ day of _____, 20__

Examining Land Surveyor

CERTIFICATE OF CLERK AND RECORDER

I, Jeff Martin, Clerk and Recorder of Yellowstone County, Montana, do hereby certify that the foregoing instrument was filed in my office at ____ o'clock, (a.m., or p.m.), this day of _____ A.D., 20__, and recorded in Book _____ of Plats on Page _____ as Document No. _____, Records of the Clerk and Recorder, Yellowstone County, Montana.

(Signature Clerk and Recorder)

CERTIFICATE OF SURVEYOR

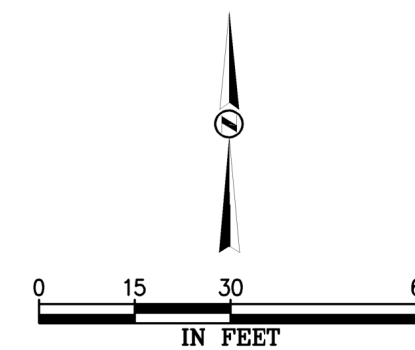
I, the undersigned, Christopher W. Kosine, Professional Land Surveyor, do hereby certify that in November, 2019, I surveyed Lot 4-E-1 of the Shiloh Crossing Subdivision, and described the same as shown on the accompanying plat and platted in accordance with the provisions of the Montana Subdivision and Platting Act, Section 76-3-101 through 76-3-625, MCA, and the Yellowstone County Subdivision Regulations. DATED this ____ day of _____ A.D., 20__

Christopher W. Kosine, PLS.
Registration No 41478



NOTES:

- DATE OF SURVEY: November 5th, 2019; Prelim. Plat prepared 05/06/2020
- PURPOSE OF SURVEY: Minor subdivision
- OWNERS OF RECORD: Opportunity Bank of Montana
- SURVEY COMMISSIONED BY: Opportunity Bank of Montana
- Number of Lots: 2
- Maximum Lot Area: 1.383 Acres (60,264 sq. ft.)
- Minimum Lot Area: 0.773 Acres (33,665 sq. ft.)
- Area of Parkland: 0
- Linear feet of streets: 0
- Net and gross Acreage: 2.156 Acres
- Existing and Proposed Zoning: Controlled Industrial
- Existing and Proposed Land Use: Vacant/Commercial
- Utilities shown on this survey should be considered approximate and should not be used as a reference for excavation. A one-call utility locate request should always be used prior to excavation.



STAHLY ENGINEERING & ASSOCIATES
PROFESSIONAL ENGINEERS & SURVEYORS

2223 MONTANA AVE. STE. 201
BILLINGS, MT 59101
Phone: (406)501-4055
Fax: (406)501-4062

3530 CENTENNIAL DR.
HELENA, MT 59601
Phone: (406)442-8594
Fax: (406)442-8557

851 BRIDGER DR. STE. 1
BOZEMAN, MT 59715
Phone: (406)522-9526
Fax: (406)522-9528

SUBDIVISION PLAT NO.

COUNTY: YELLOWSTONE

PRINCIPAL MERIDIAN,
MONTANA

1/4	SEC	T	R
X	14	01S	26E

DESIGNED: _____
DRAWN: CWK
CHECKED: _____
DATE: 05/05/2020

SHEET
1 OF 1