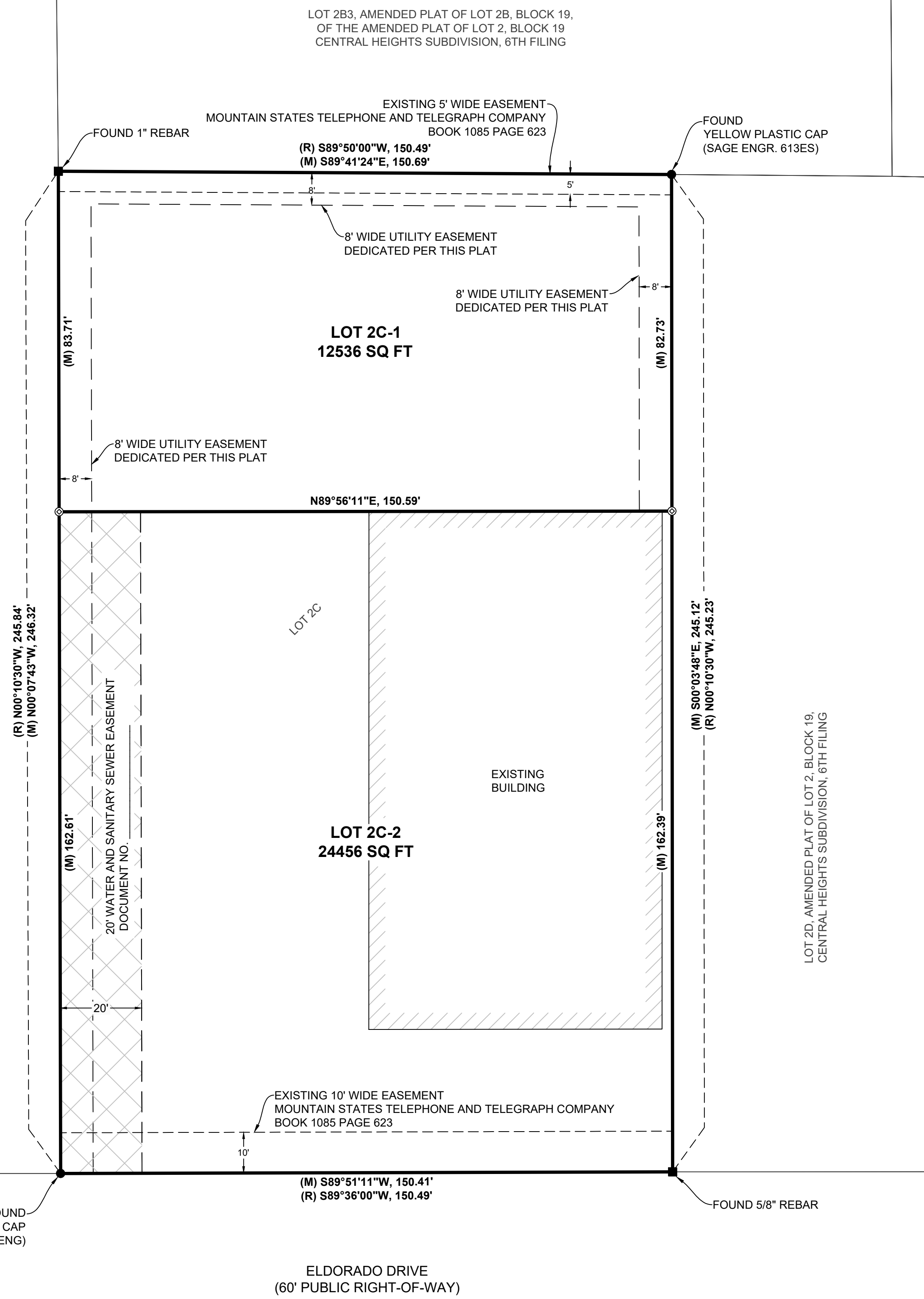


PLAT OF ELDORADO MINOR SUBDIVISION

BEING LOT 2C OF AMENDED PLAT OF LOT 2, BLOCK 19, CENTRAL HEIGHTS SUBDIVISION, 6TH FILING
 WITHIN NW1/4 NW1/4 SECTION 7, T.01S., R.26E., P.M.M.
 CITY OF BILLINGS, YELLOWSTONE COUNTY, MONTANA

PREPARED FOR: HARVEY MARKEGARD
 DATE SURVEYED: MARCH 2022
 PREPARED BY: WWC ENGINEERING



LEGAL DESCRIPTION AND LANDOWNERS CERTIFICATE

Lot 2C, Amended Plat of Lot 2, of Block 19 Central Heights Subdivision, 6th Filing, within the NW1/4 NW1/4 of Section 7, T.01S., R.26E., P.M.M., City of Billings, Yellowstone County, Montana. Filed as Document No. 950095 in the Yellowstone County Office of Clerk and Recorder.

Said tract of land contains a gross and net area of 36,992 square feet, more or less, and is subject to any easements, reservations, or other encumbrances that have been legally acquired.

The above described tract of land is to be known and designated as ELDORADO MINOR SUBDIVISION. The undersigned hereby grants unto all utility companies, as such are defined and established by Montana Law, and cable television companies an easement for the location, maintenance, repair and removal of their line and other facilities, in, over, under, and across the areas designated on this plat as "UTILITY EASEMENT" to have and to hold forever.

Harvey Markegard by Claudia R. Nace as attorney in fact

ACKNOWLEDGEMENT

State of _____)
 County of _____) ss

On this _____ day of _____, 20____, before me, the undersigned a notary public for the State of _____ personally appeared Claudia R. Nace as attorney in fact Harvey Markegard, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

Notary Public for the State of _____

CERTIFICATE OF CITY COUNCIL APPROVAL

The City Council of the City of Billings, Yellowstone County, Montana does hereby certify that the accompanying PLAT OF ELDORADO MINOR SUBDIVISION has been duly examined and have found the same to conform to the law and hereby approve it.

Dated this _____ day of _____, 20____

CITY OF BILLINGS, MONTANA

BY: _____
 Mayor

ATTEST: _____
 City Clerk

NOTICE OF APPROVAL

STATE OF MONTANA)
 County of Yellowstone)

This plat has been approved for filing by the Yellowstone County Board of Planning and conforms to the recommendations of this board.

President _____ Date _____

Executive Secretary _____

CERTIFICATE OF CITY ENGINEER'S OFFICE

I hereby certify that I have examined the annexed plat and find that it conforms with Section 76-4-125(1)(d) MCA, removing sanitary restrictions since the plat is inside a master planning area and is provided with municipal facilities for the supply of water and disposal of sewage and solid waste.

Dated this _____ day of _____, 20____

CITY ENGINEER'S OFFICE

CERTIFICATE OF CITY ATTORNEY

This Amended Plat has been reviewed by the City Attorney's Office and is acceptable to form.

Dated this _____ day of _____, 20____

Reviewed by _____

CERTIFICATE OF EXAMINING LAND SURVEYOR

Reviewed for errors and omissions in calculations and drafting this _____ day of _____, 20____, pursuant to section 76-3-611(2)(a), M.C.A.

Examining Land Surveyor _____

Reg. No. _____

CERTIFICATE OF COUNTY TREASURER

I hereby certify, pursuant to Section 76-3-611(1)(b), MCA, that all real property taxes and special assessments assessed and levied on the land described on this Subdivision Plat and encompassed by the proposed division have been paid.

Dated this _____ day of _____, 20____

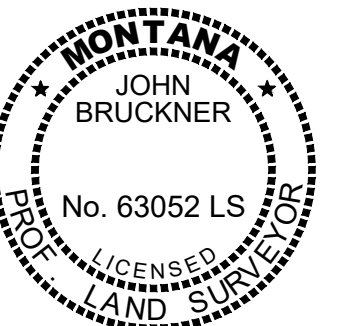
DEPUTY TREASURER
 YELLOWSTONE COUNTY, MONTANA

CERTIFICATE OF SURVEYOR

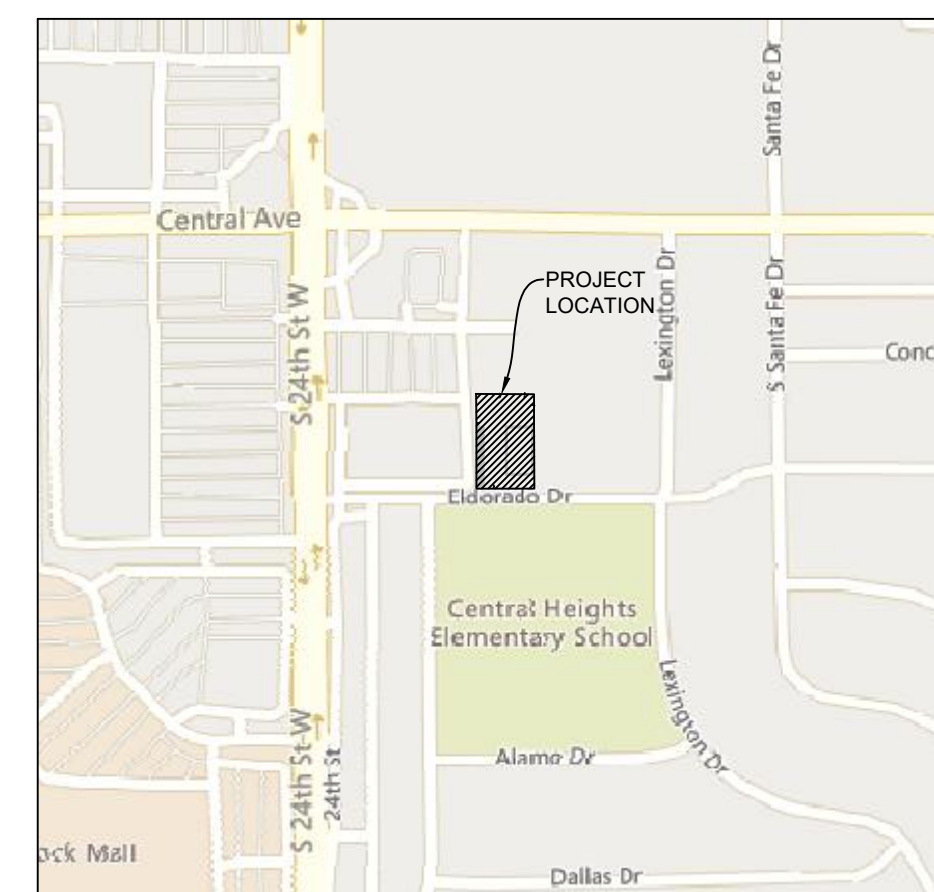
The undersigned, a Montana Registered Land Surveyor being first duly sworn, deposes and says that during the month of March 2022, a survey was performed under his supervision of a tract of land to be known as PLAT OF ELDORADO MINOR SUBDIVISION, in accordance with the request of the owner thereof and in conformance with Montana Subdivision and Platting Act; said subdivision being in accordance with the Landowner's Certificate and as shown on the plat; that the monuments found and set are of the character and occupy the positions hereon.

Dated the _____ day of _____, 20____

John Bruckner
 Registration Number 63052 LS



VICINITY MAP
 SCALE: 1" = 500'



SUBDIVISION IMPROVEMENTS AGREEMENT

Document No. _____

WATER AND SEWER SEWER EASEMENT

Document No. _____

RECIPROCAL ACCESS EASEMENT

Document No. _____

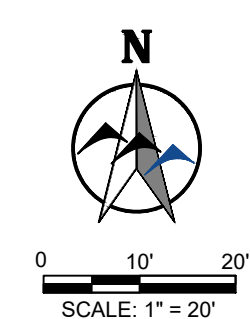
CONSENT TO PLAT

Document No. _____

BASIS OF BEARING
 Coordinate System (MT83-BLGS-IF)
 Lambert Conformal Conic Projection
 (Single Parallel)
 North American Datum 1983(2011)
 Standard Parallel & Grid Origin: 45°47'00"
 Central Meridian: 108°25'00"
 False Northing: 50,000m
 False Easting: 200,000m
 Standard Parallel Scale: 1.0001515

LEGEND

- FOUND YELLOW PLASTIC CAP AS NOTED
- FOUND REBAR AS NOTED
- ⊕ SET 5/8" X 24" REBAR WITH PURPLE PLASTIC CAP (LS 63052)
- ACCESS EASEMENT DEDICATED THIS PLAT
- AMENDED PLAT BOUNDARY
- ADJACENT PROPERTY BOUNDARY
- (M) MEASURED BEARING AND DISTANCE
- (R) RECORD BEARING AND DISTANCE (AMENDED PLAT OF LOT 2, BLOCK 19 CENTRAL HEIGHTS SUBDIVISION, 6TH FILING, DOC. NO. 950095)



QRTR.	SEC.	TWP.	RGE.
☒	7	01S	26E

AMENDED PLAT OF LOT 2, BLOCK 19, CENTRAL HEIGHTS SUBDIVISION, 6TH FILING
 JOB#: 2022-049

REVISIONS	Date	By

WWC ENGINEERING
 550 S. 24TH ST. W., SUITE 201
 BILLINGS, MT 59102
 (406) 894-2210

Drawn By: GWJ | Checked By: JPB | Date: MAR 2022 | Scale: 1" = 20'