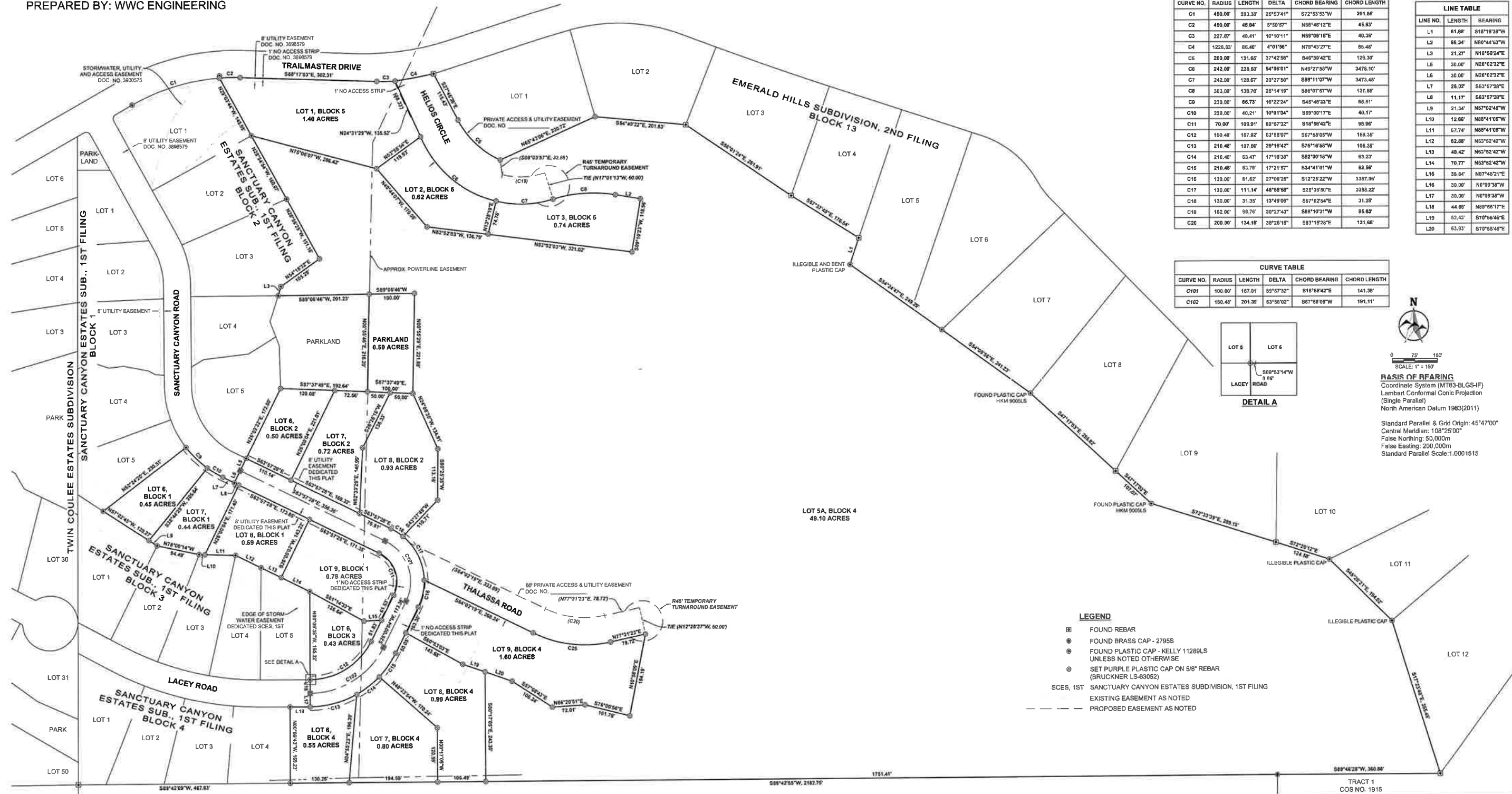


SANCTUARY CANYON ESTATES SUBDIVISION, 2ND FILING

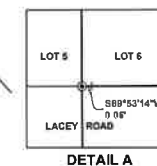
BEING LOT 5, BLOCK 4 OF SANCTUARY CANYON ESTATES SUBDIVISION, 1ST FILING, DOCUMENT NO. 3896579
 WITHIN THE SW1/4 AND SW1/4SE1/4 OF SECTION 28, T.1N., R.27E., P.M.M.
 YELLOWSTONE COUNTY, MONTANA
 PREPARED FOR: SUPERIOR CONSTRUCTION INC.
 DATE SURVEYED: OCTOBER 2022
 PREPARED BY: WWC ENGINEERING



CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	460.00'	203.38'	26°53'41"	S72°53'53"W	201.66'
C2	490.00'	46.84'	5°59'57"	N88°46'12"E	45.93'
C3	227.87'	40.41'	10°10'11"	N89°09'18"E	40.36'
C4	1228.63'	66.48'	4°01'56"	N79°43'27"E	66.48'
C5	200.00'	131.65'	37°42'58"	S46°39'42"E	129.30'
C6	242.00'	228.50'	54°06'51"	N49°27'58"W	3478.10'
C7	242.00'	128.87'	30°27'50"	S88°11'07"W	3473.45'
C8	303.00'	138.76'	26°14'19"	S86°07'57"W	137.55'
C9	230.00'	66.73'	16°22'24"	S46°49'23"E	66.51'
C10	230.00'	40.21'	10°01'34"	S89°00'17"E	40.17'
C11	70.00'	109.91'	88°57'32"	S18°56'42"E	98.96'
C12	160.48'	197.92'	63°58'07"	S67°58'05"W	158.35'
C13	210.48'	107.66'	29°16'42"	S76°16'56"W	106.39'
C14	210.48'	63.47'	17°16'38"	S62°00'18"W	63.23'
C15	210.48'	63.79'	17°21'67"	S34°41'01"W	63.56'
C16	130.00'	61.62'	27°09'28"	S12°25'22"W	3367.06'
C17	130.00'	111.14'	48°58'58"	S22°39'50"E	3388.22'
C18	130.00'	31.35'	13°49'09"	S67°02'54"E	31.28'
C19	182.00'	96.76'	30°27'43"	S88°10'31"W	96.63'
C20	200.00'	134.16'	39°28'16"	S83°16'29"E	131.66'

LINE TABLE		
LINE NO.	LENGTH	BEARING
L1	61.88'	S18°19'39"W
L2	56.34'	N80°44'03"W
L3	21.27'	N16°50'24"E
L4	36.00'	N28°02'32"E
L5	36.00'	N83°57'38"E
L6	11.17'	S53°57'28"E
L7	28.02'	S53°57'38"E
L8	11.17'	S53°57'28"E
L9	21.34'	N57°02'45"W
L10	12.86'	N88°41'05"W
L11	57.74'	N88°41'05"W
L12	62.88'	N83°52'42"W
L13	49.42'	N63°52'42"W
L14	70.77'	N63°52'42"W
L15	39.64'	N87°45'21"E
L16	39.00'	N6°09'38"W
L17	39.00'	N6°09'38"W
L18	44.69'	N89°56'17"E
L19	53.43'	S70°56'46"E
L20	63.93'	S70°56'46"E

CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C101	100.00'	167.01'	89°57'32"	S18°58'42"E	141.36'
C102	180.48'	201.38'	63°58'02"	S67°58'05"W	191.11'



SCALE: 1" = 150'
BASIS OF BEARING:
 Coordinate System (MT83-BLG-4F)
 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 REBAR
- ⊙ FOUND BRASS CAP - 27955
- ⊙ FOUND PLASTIC CAP - KELLY 11289LS UNLESS NOTED OTHERWISE
- ⊙ SET PURPLE PLASTIC CAP ON 5/8" REBAR (BRUCKNER LS-63052)
- SCES, 1ST SANCTUARY CANYON ESTATES SUBDIVISION, 1ST FILING
- - - EXISTING EASEMENT AS NOTED
- - - PROPOSED EASEMENT AS NOTED

SANCTUARY CANYON ESTATES SUBDIVISION, 2ND FILING YELLOWSTONE COUNTY, MONTANA		PREPARED BY: WWC ENGINEERING 180 S. 24TH ST. W. SUITE 201 BILLINGS, MT 59105 PHONE: 406.244.2210 WWW.WWCENGINEERING.COM	
PREPARED FOR: SUPERIOR CONSTRUCTION INC. 832 GRANITE ESTATES LANE BILLINGS, MT 59101	PROJECT NO: 2022-041 DRAWN BY: JSE CHECKED BY: JSE DATE: NOV 2022	REVISION: _____ BY: _____ DATE: _____	SHEET: 2 OF 2

SANCTUARY CANYON ESTATES SUBDIVISION, 2ND FILING

BEING LOT 5, BLOCK 4 OF SANCTUARY CANYON ESTATES SUBDIVISION, 1ST FILING, DOCUMENT NO. 3896579

WITHIN THE SW1/4 AND SW1/4SE1/4 OF SECTION 28, T.1N., R.27E., P.M.M.

YELLOWSTONE COUNTY, MONTANA

PREPARED FOR: SUPERIOR CONSTRUCTION INC.

DATE SURVEYED: OCTOBER 2022

PREPARED BY: WWC ENGINEERING

LEGAL DESCRIPTION AND PROPERTY OWNER CERTIFICATE OF DEDICATION

State of Montana)
) ss
 County of Yellowstone)

KNOW ALL BY THESE PRESENTS: That we, the undersigned owners, do hereby certify that we, have caused to be surveyed, subdivided, and platted into lots blocks roads and alleys and other divisions and dedications, as shown by this plat hereunto included, the following described tract of land, to wit:

The parcel situated within the SW1/4 and SW1/4SE1/4 of Section 28, T.01N., R.27E., P.M.M., Yellowstone County, Montana, and more particularly described as Lot 5, Block 4 of Sanctuary Canyon Estates Subdivision, 1st Filing, Document No. 3896579; said tract containing 62.28 acres in gross and 61.14 acres net, more or less, exclusive of the dedicated 60' rights-of-way for the connection of Sanctuary Canyon Road and Lacey Road.

The above described tract of land is to be known and designated as Sanctuary Canyon Estates Subdivision, 2nd Filing, Yellowstone County, Montana. The undersigned do hereby grant unto all utility companies, as such are defined and established by Montana Law, and cable television companies, an easement for the location, maintenance, repair, removal of lines over, under and across the areas designated on the plat as Utility Easement to have and hold forever. The lands designated as public right-of-way are hereby granted and dedicated to the use of the public forever shall include the connection of Sanctuary Canyon Road and Lacey Road, as shown on the plat.

We further hereby certify that Lot 1, Block 5 is exempt from review by MDEQ pursuant to ARM 17.36.805(2)(a) "a parcel that has no facilities for water supply, wastewater disposal, storm drainage, or solid waste disposal, if no facilities will be constructed on the parcel."

Dated this ____ day of _____, 20__

Superior Construction, Inc.
 Chris Vlahos, President/Secretary

ACKNOWLEDGMENTS

State of Montana)
) ss
 County of Yellowstone)

On this ____ day of _____, 20__, before me, the undersigned a notary public for the State of _____, personally appeared Chris Vlahos, as President/Secretary of Superior Construction, Inc., known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that he executed the same.

Notary Public for the State of _____

CERTIFICATE OF APPROVAL

STATE OF MONTANA)
) ss
 County of YELLOWSTONE)

We do hereby certify that we have examined the plat of Sanctuary Canyon Estates Subdivision, 2nd Filing, and find that said plat conforms with the requirements of the laws of the State of Montana and that the requirements for park donation have been met to the satisfaction of the Yellowstone County Board of Planning. It is therefore approved and the dedication to the public use of any and all lands shown on this plat as being dedicated to such use are accepted.

IN WITNESS WHEREOF, we have set our hands and the seal of Yellowstone County, Montana, this ____ day of _____, 20__

Commissioner _____

Commissioner _____

Chairman _____

Attest:
 Clerk and Recorder _____

NOTICE OF APPROVAL

STATE OF MONTANA)
) ss
 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 _____ Date _____

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 and encompassed by the proposed division have been paid.

Dated this ____ day of _____, 20__

Treasurer, Deputy
 Yellowstone County, Montana

CERTIFICATE OF COUNTY ATTORNEY

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

Dated this ____ day of _____, 20__

Reviewed by _____

CERTIFICATE OF RIVERSTONE HEALTH

This Certificate of Survey has been reviewed and approved by the Yellowstone City/County Health Department (d/b/a/ RiverStone Health).

Dated this ____ day of _____, 20__

Reviewed by _____

CERTIFICATE OF SURVEYOR

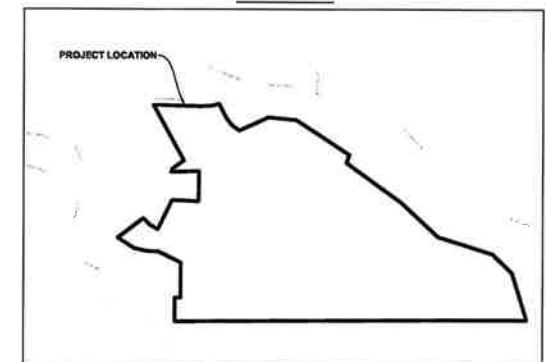
I, John Bruckner, a Montana Registered Land Surveyor being first duly sworn, depose and say that during the month of July 2022, a survey was performed under my supervision of a tract of land to be known as Sanctuary Canyon Estates Subdivision, 2nd Filing, in accordance with the request of the owner thereof 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 this ____ day of _____, 20__

John Bruckner
 Registration Number 63052 LS



VICINITY MAP



SANCTUARY CANYON ESTATES SUBDIVISION, 2ND FILING YELLOWSTONE COUNTY, MONTANA		PREPARED BY: WWC ENGINEERING 800 S. 24TH ST. W., SUITE 201 BILLINGS, MT 59105 WWW.WWCENGINEERING.COM	
PREPARED FOR: SUPERIOR CONSTRUCTION INC. 832 GRANITE ESTATES LANE BILLINGS, MT 59101		DESIGNED BY: WWC DRAWN BY: JAB CHECKED BY: JAB DATE: 10/10/22	
PROJECT NO. 2022-04	NO.	REVISION	BY DATE
			SHEET 1 OF 2