



**Pine 43 - HPC Buyer
Annexation Parcel
Boundary Description**

Project Number 24-023 August 27, 2024

A parcel of land situated in the southwest quarter of the northwest quarter of Section 8, Township 3 North, Range 1 East, Boise Meridian, City of Meridian, Ada County, Idaho, and being more particularly described as follows:

Commencing at a brass cap marking the west quarter-section corner of Section 8, being the southeast corner of that annexation parcel described in Amended Ordinance 580, Instrument Number 9257528, records of Ada County, Idaho, and being the southwest corner of that annexation parcel described in Ordinance 408, Instrument Number 8281677, records of Ada County, Idaho, from which a brass cap marking the northwest corner of Section 8, bears N00°26'22"E 2649.67 feet;

Thence N00°26'22"E, 606.31 feet along the west line of the southwest quarter of the northwest quarter and the boundary of those parcels described in Amended Ordinance 580 and Ordinance 408, to the POINT OF BEGINNING:

Thence continuing N00°26'22"E, 68.48 feet, along the west line of the southwest quarter of the northwest quarter and the boundary of that parcel described in Amended Ordinance 580 to the southeast corner of that annexation parcel described in Ordinance 689, Instrument Number 95003593, records of Ada County, Idaho;

Thence continuing N00°26'22"E, 140.24 feet, along the west line of the southwest quarter of the northwest quarter and the boundary of that parcel described in Ordinance 689 to an angle point in that "Annexation Parcel 1" described in Ordinance 08-1348, Instrument Number 108022892, records of Ada County, Idaho;

Thence S89°33'42"E, 57.92 feet along the boundary of that "Annexation Parcel 1" parcel described in Ordinance 08-1348 to a 5/8" iron pin;

Thence continuing S89°33'42"E, 526.53 feet along the boundary of that "Annexation Parcel 1" parcel described in Ordinance 08-1348 to a 5/8" iron pin marking an angle point in that annexation parcel described in Ordinance 18-1761, Instrument Number 2018-001519, records of Ada County, Idaho;

Thence S58°38'14"E, 120.03 feet along the boundary of that parcel described in Ordinance 18-1761 to a 5/8"





IDAHO
SURVEY
GROUP

9939 W Emerald St
Boise, ID 83704

Phone: (208) 846-8570
Fax: (208) 884-5399

Pine 43 – HPC Buyer Annexation Parcel continued...

iron pin on the boundary of that aforementioned "Annexation Parcel 1" parcel described in Ordinance 08-1348;

Thence S00°26'20"W, 599.09 feet along the boundary of that "Annexation Parcel 1" parcel described in Ordinance 08-1348 to a 1/2" iron pin marking an angle point in that annexation parcel described in Ordinance 405, Instrument Number 8219758, records of Ada County, Idaho;

Thence continuing S00°26'20"W, 111.30 feet along the boundary of that parcel described in Ordinance 405 to a 5/8" iron pin;

Thence continuing S00°26'20"W, 38.71 feet along the boundary of that parcel described in Ordinance 405 to the south line of the southwest quarter of the northwest quarter and the boundary of that "Annexation Parcel 2" parcel described in the aforementioned Ordinance 08-1348;

Thence N89°54'57"W, 25.13 feet along the south line of the southwest quarter of the northwest quarter and the boundary of that "Annexation Parcel 2" parcel described in Ordinance 08-1348 to the northeast corner of that annexation parcel described in Ordinance 329, records of City of Meridian, Idaho;

Thence continuing N89°54'57"W, 233.30 feet along the south line of the southwest quarter of the northwest quarter and the boundary of that parcel described in Ordinance 329 to the southeast corner of that annexation parcel described in Ordinance 408, Instrument Number 8281677, records of Ada County, Idaho;

Thence N00°25'43"E, 254.36 feet along the boundary of that parcel described in Ordinance 408 to a 1/2" iron pin;

Thence N00°26'36"E, 203.64 feet along the boundary of that parcel described in Ordinance 408 to a 5/8" iron pin;

Thence N58°57'25"W, 286.10 feet along the boundary of that parcel described in Ordinance 408 to a 5/8" iron pin;

Thence N89°33'40"W, 123.21 feet along the boundary of that parcel described in Ordinance 408 to a 5/8" iron pin;

Thence N89°33'40"W, 59.50 feet along the boundary of that parcel described in Ordinance 408 to the POINT OF BEGINNING.

The above-described parcel contains 7.21 acres, more or less.

