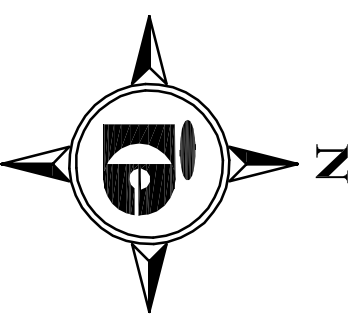
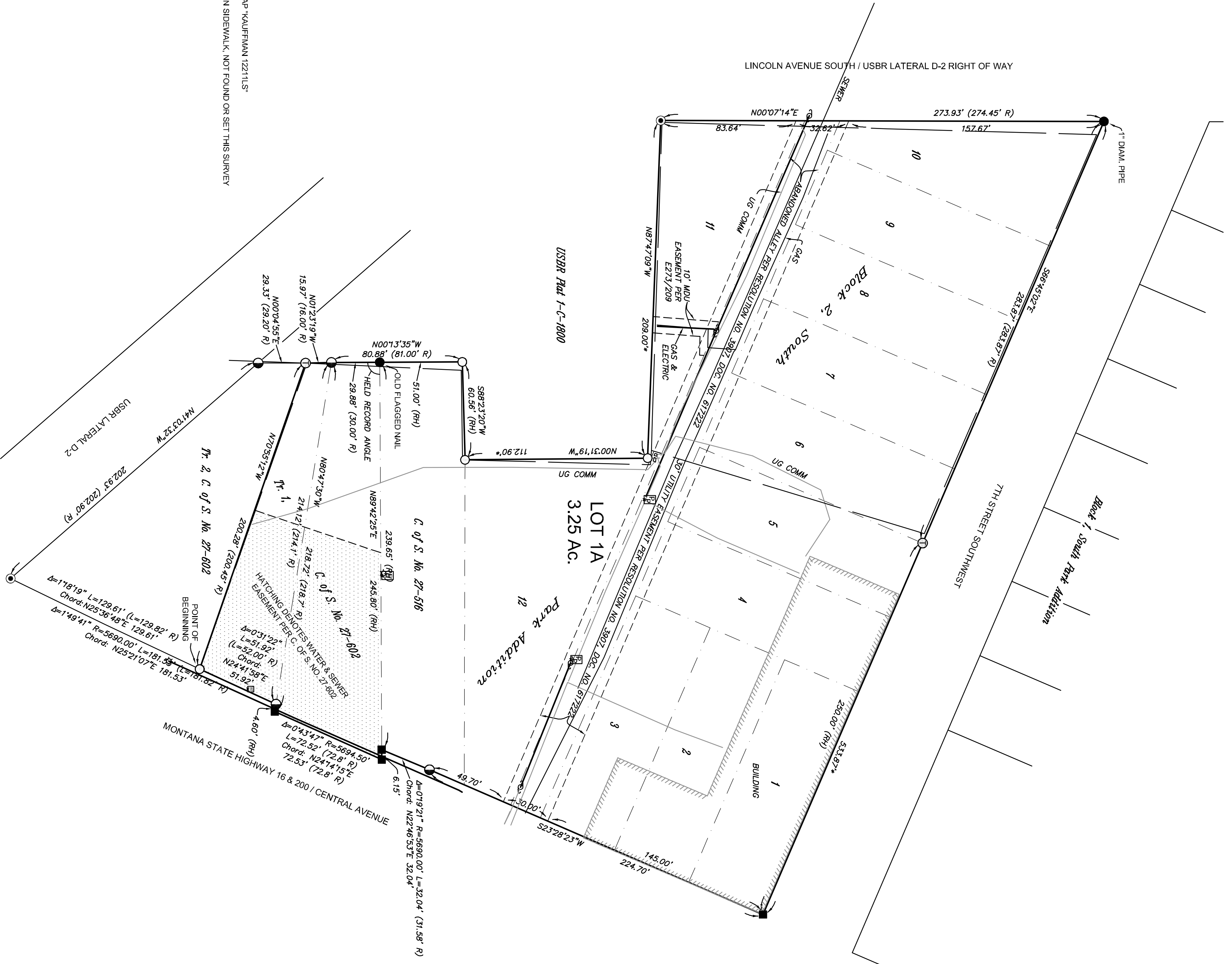


THE AMENDED PLAT OF LOTS 1-12, BLOCK 2, SOUTH PARK ADDITION TO SIDNEY, MONTANA, THAT PARCEL SHOWN ON C. OF S. NO. 27-516, AND TRACT 1 OF C. OF S. NO. 27-602
SW1/4, SECTION 33, T23N, R59E, P.M.M.
CITY OF SIDNEY, RICHLAND COUNTY, MONTANA



Basis of Bearings
per GPS Observations
Interstate LDP Coordinate System
Oblique Mercator, Grid 18
North American Datum of 1983
All distances shown hereon are ground,
International Foot.

- LEGEND**
- ① FOUND 1 1/2" AL. CAP-9018LS*
 - FOUND 5/8" REBAR (NO CAP)
 - FOUND 1/2" REBAR (NO CAP)
 - FOUND MONUMENT AS NOTED
 - SET 5/8" REBAR WITH PLASTIC CAP KAUFFMAN 12211LS*
 - CALCULATED POSITION - FALLS IN SIDEWALK, NOT FOUND OR SET THIS SURVEY
 - (RH) HELD RECORD DISTANCE
 - (R) RECORD MEASUREMENTS
 - OLD BOUNDARY LINE
 - ☐ PHONE PEDestal
 - ☐ UTILITY POLE
 - ☐ LUMINAIRE
 - ☐ ELECTRIC METER
 - ☐ WATER METER
 - ☐ WATER VALVE
 - FENCE



LEGAL DESCRIPTION:
 That portion of the Southwest Corner of Tract 1 of Certificate of Survey No. 27492, records of Richland County, Montana, described as follows:
BEGINNING at the Southeast Corner of said Block 2, South Park Addition to Sidney, Montana, containing 3.25 acres of land, more or less, as shown on Certificate of Survey No. 27492, records of Richland County, Montana; **thence** South 00°13'35" West 15.97 feet; **thence** North 07°13'35" West 29.88 feet to the Southwest Corner of that parcel shown on Certificate of Survey No. 27492, records of Richland County, Montana; **thence** along the West and North lines of said parcel, North 00°13'35" West 57.00 feet and North 88°23'20" East 60.56 feet to the Southwest Corner of Lot 12, Block 2, South Park Addition to Sidney, Montana, records of Richland County, Montana;
thence along the West line of said Lot 12, North 00°31'19" West 112.80 feet to the Southeast Corner of Lot 11 of the above said Block 2;
thence along the South line of said Lot 11, North 87°47'09" West 209.00 feet to the most Westerly boundary of the above said Block 2;
thence along the West line and Northerly boundaries of said Block 2, North 00°07'14" East 273.93 feet and South 66°45'02" East 533.87 feet to the Northeastly corner of said Block 2 and the Westerly highway right of way;
thence along said highway right of way through the following six (6) courses: South 23°28'23" West 224.70 feet to a point on a 5690.00 foot radius curve, concave Northwesterly, having a chord of 32.04 feet;
thence Southwesterly along the curve through a central angle of 00°19'27" and an arc length of 32.04 feet;
thence North 89°42'25" East 6.15 feet to a point on a 5694.50 foot radius curve, concave Northwesterly, having a chord of South 24°14'15" West 72.53 feet;
thence Southwesterly along the curve through a central angle of 00°43'47" and an arc length of 72.53 feet;
thence North 80°47'30" West 4.80 feet to a point on a 5690.00 foot radius curve, concave Northwesterly, having a chord of South 25°21'07" West 181.53 feet;
thence Southwesterly along the curve through a central angle of 01°49'41" and an arc length of 181.53 feet to the Point of Beginning, containing 3.59 acres of land, all as shown hereon.
 Subject to and together with easements as shown hereon.

OWNER CERTIFICATIONS:
 We hereby certify that the purpose of this division of land is to aggregate parcels or lots when a certificate of survey or subdivision plat shows that the boundaries of the original parcels have been eliminated and the boundaries of a larger parcel are established. A restriction or requirement on the original platted lot or original unplatted parcel continues to apply to those areas. Therefore, this division of land is exempt from review as a subdivision pursuant to Section 76-5-207(1)(b), MCA.
 We hereby certify that this division is an aggregation of parcels and is not subject to review because no parcel included in the aggregation has a previous approval issued under Title 76, chapter 4, part 1, MCA, this division is exempt from review by the Department of Environmental Quality pursuant to ARM 17.36.605(3).
T&T PROPERTIES, INC.

BY: _____
 AS: _____
 STATE OF _____)
 County of _____) ss.
 This instrument was signed and acknowledged before me on _____, 20____,
 by _____ AS _____
 of T&T PROPERTIES, INC.



CERTIFICATE OF CITY COUNCIL:
 The Council of the City of Sidney, Montana does hereby certify that it has examined this Amended Plat and having found the same to conform to law, approves it, and hereby accepts the dedication to public use of any and all lands shown on this plat as being dedicated to such use this:
 Dated the _____ day of _____, 2023

_____ RICK NORBY, Mayor
 _____ JESSICA REDFIELD, City Clerk

CITY OF SIDNEY PLANNER:
 Dated this _____ day of _____, 2023
 _____ FORREST SANDERSON

CERTIFICATE OF COUNTY TREASURER:
 I hereby certify, pursuant to Sec. 76-3-207(3), MCA, that all real property taxes assessed and levied on the land shown hereon have been paid.
 Dated the _____ day of _____, 2023
 Tax Statement No. _____
 Treasurer, Richland County, Montana, _____
 by, _____



INTERSTATE ENGINEERING
 Professionals you need, people you trust

Interstate Engineering, Inc.
 P. O. Box 548
 2177 Lincoln Ave. SE
 Sidney, Montana 59270
 Ph (406) 433-5617
 Fax (406) 433-5618
 www.interstateeng.com

SEC.	T.	R.
33	23N	59E

OWNER(S): T&T PROPERTIES, INC.
 FOR: GEM CITY
 PURPOSE: AGGREGATION
RICHLAND COUNTY, MONTANA
 Drawn By: A.L.K.
 Project No.: 52149349Z
 Checked By: _____
 Date: 03/13/2023

Envelope No. _____ Sheet 1 of 1
 CLERK & RECORDER