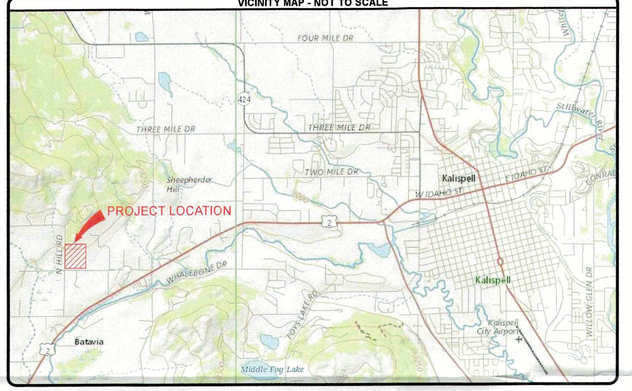
VICINITY MAP - NOT TO SCALE



CERTIFICATE OF CONSENT

We, the undersigned property owners, do hereby certify, that we have caused to be surveyed, subdivided and platted into lots, as shown by this plat hereunto included, the following described tract of land to wit:

The Southwest Quarter of the Northwest Quarter of Section 16, Township 28 North, Range 22 West, P.M.M., Flathead County, Montana.

The above described tract of land contains 40.822 acres more or less and is subject to any existing easements.

The above described tract of land is to be known and designated as SAINT HERMAN SUBDIVISION, Flathead County, Montana. There are no dedications to the public within this subdivision.

Dated this _____ day of _____, A.D. 20____

_____
Andrew J. Stimer, Co-Trustee
The Stimer Family Trust

_____
Karen L. Stimer, Co-Trustee
The Stimer Family Trust

STATE OF)
:SS.
COUNTY OF)

On this, the _____ day of _____, 20___, before me, a notary public in and for the State of _____ personally appeared Andrew J. Stimer and Karen L. Stimer, being Co-Trustees of The Stimer Family Trust, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same for and on behalf of same.

_____
Notary Public in and for the State of _____
Residing at _____
My commission expires _____

Dated this _____ day of _____, A.D. 20____

CERTIFICATE OF SURVEYOR

I, the undersigned, J. Sean McFarland, Registered Land Surveyor, do hereby certify that during February of 2019, I surveyed the accompanying subdivision plat and described the same as shown on the accompanying subdivision plat and platted it in accordance with the provisions of the Montana Subdivision and Platting act, Sections 76-3-101 through 76-3-625, MCA, and the Flathead County Subdivision Regulations.

Dated this _____ day of _____, 20___.

_____
J. Sean McFarland, PLS # 18030

CERTIFICATE OF COUNTY COMMISSIONERS

I, _____ chairman of the Board of County Commissioners, Flathead County, Montana, do hereby certify that the accompanying subdivision plat has been duly examined and has been found to conform to the requirements of the Montana Subdivision and Platting Act Section 76-3-101 et. seq. M.C.A. and the Flathead County Subdivision Regulations, approve it, and hereby accept no dedications to public use.

Dated this ___ day of _____, 20___.

_____
Chairman, Board of County Commissioners

CERTIFICATE OF TREASURER

I, _____, Treasurer of Flathead County, Montana, do hereby certify that the accompanying subdivision 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 _____, 20___.

_____
Treasurer of Flathead County

Parcel Tax ID: 0970549
Geo Code: 07-3965-16-2-02-01-0000

CERTIFICATE OF CLERK AND RECORDER:

I, _____, Clerk and Recorder of Flathead County, Montana do hereby certify that the foregoing instrument was filed in my office this ____ day of _____, 20__ At ___M. And recorded as Saint Herman Subdivision, and Document No._____, records of the County Clerk and Recorder, Flathead County, Montana.

_____
By:

CERTIFICATE OF EXAMINING LAND SURVEYOR:

Checked for errors and omissions in calculations and drafting on this _____ day of _____, 20__

_____
Examining Land Surveyor, PLS #

N
W MLS E
S

BASIS OF BEARINGS

"Flathead" Coordinate System - a ground plane Transverse Mercator Projection, NAD83(2011), with a Central Meridian of 114°15'00" West, a Latitude of Origin of 47°15'00" North, a False Northing of 150000.000 meters, a False Easting of 50000.000 meters and a scale factor of 1.000141, established by observations with survey-grade GNSS receivers.

0' 80' 160' 240'
SCALE: 1"=80'

SURVEY COMMISSIONED BY

Saint Herman Orthodox Christian Church

LAND OWNER

The Stimer Family Trust

PARENT TRACT & RECORD DEED

The Southwest Quarter of the Northwest Quarter of Section 16, T.28N., R.22W., P.M.M.

Document No. 201600026601

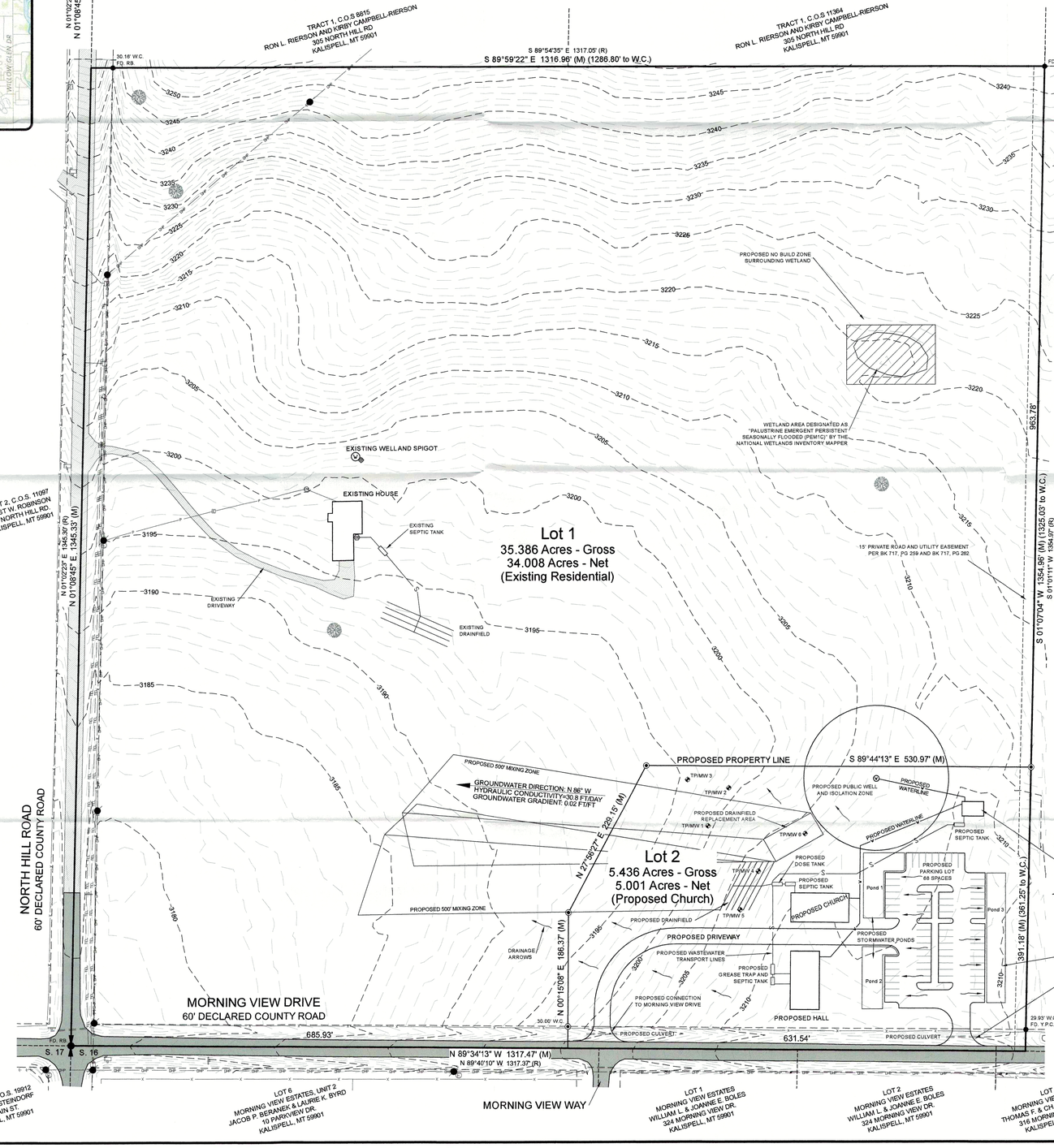
REASON FOR SURVEY

To create 1 lot for Saint Herman Orthodox Church

AREA TABLE

Area within Lots (Net)	39.009 ACRES
Area within Declared Roads	1.813 ACRES
Total Area	40.822 ACRES

RECEIVED MAY 24 2019 Flathead County Clerk & Recorder



LEGEND OF LINE TYPES & SYMBOLS

	SECTION CORNER, AS DESCRIBED
	QUARTER CORNER, AS DESCRIBED
	FOUND MONUMENT, AS DESCRIBED
	SET 5/8" REBAR W/ MERIDIAN A.C.
A.C.	ALUMINUM CAP
B.C.	BRASS CAP
C.O.S.	CERTIFICATE OF SURVEY
FD.	FOUND
(M)	MEASURED
(R)	RECORD PER C.O.S. 6777
RB.	REBAR
W.C.	WITNESS CORNER
Y.P.C.	YELLOW PLASTIC CAP
	PERIMETER PROPERTY BOUNDARY LINE
	PROPOSED LOT LINE
	ADJOINING PROPERTY BOUNDARY LINE
	EASEMENT
3200	INDEX CONTOUR - 5' INTERVAL
	NORMAL CONTOUR - 1' INTERVAL
S	SANITARY SEWER LINE
W	WATER MAIN
OHP OHP	OVERHEAD POWER LINE
P	BURIED POWER LINE
TEL TEL	BURIED PHONE LINE
X	FENCE
	SANITARY SEWER TANK
	SANITARY SEWER CLEANOUT
W	WELL
	SPIGOT
	UTILITY POLE
	ELECTRIC METER
	ELECTRICAL TRANSFORMER
	ELECTRICAL DROP
	GUY WIRE
	TELEPHONE PEDESTAL
	SIGN
TP/MW	TEST PIT / MONITORING WELL
	CULVERT
	MAILBOX
	CONIFEROUS TREE
	GRAVEL SURFACE
	ASPHALT SURFACE

Notes:

1. Vertical Datum: NAVD88 based on an "OPUS" solution", established by observations with survey-grade GNSS receivers.

2. Except for proposed utilities, only visible utilities and underground utilities marked for Montana 811 ticket number 20190060043 are shown on this map. The existing drainfield noted on this map was located per the asbuilt for Septic Permit 18-8619.

3. Per the Flathead County GIS Interactive Mapping website, the subject property is not zoned.

4. The Southwest Quarter of the Northwest Quarter of Section 16, Township 28 North, Range 22 West, P.M.M., Flathead County, Montana is subject to an easement granted to Flathead Electric Cooperative, Inc., recorded in Book 519 of Misc., Page 541 and an easement granted to Flathead Electric Cooperative, Inc., recorded as Instrument No. 2017-000204451. These easements are not plottable.

PROJECT SURVEYOR: JSM
DRAWN BY: JSM
REVIEWED BY: MSL
DATE: 05/20/19
SHEET 1 of 1
371-01 Base.dwg
PROJECT NO. MT-281-220-16-371.01-19

MERIDIAN LAND SURVEYING, INC.
P.O. Box 587, Gallatin Gateway, Montana 59730
Phone (406) 624-6565
e-mail: meridiansurveying@yahoo.com

Northern Rockies Engineering, Inc.
7900 SHEEPHERD DR SUITE F, BOZEMAN, MT 59715
PH: 406.624.3910

Preliminary Plat of Saint Herman Subdivision

A tract of land being the Southwest Quarter of the Northwest Quarter of Section 16, Township 28 North, Range 22 West, P.M.M., Flathead County, Montana