

354181

BEL-TANE ACRES, FIRST ADDITION

A PORTION OF SECTION 33, T.57N., R.1W B.M., BONNER COUNTY, IDAHO

OWNER'S CERTIFICATE

BE IT KNOWN BY THESE PRESENT THAT BEL-TANE INC. VIVIAN G. STEWART PRESIDENT, AN IDAHO CORPORATION, DULY AUTHORIZED TO DO BUSINESS IN THE STATE OF IDAHO, HEREBY CERTIFIES THAT IT OWNS AND HAS LAID OUT THE LAND EMBRACED IN THE WITHIN PLAT TO BE KNOWN AS 'BEL-TANE ACRES, FIRST ADDITION: A PARCEL OF LAND LOCATED IN THE NE 1/4, SECTION 33, T.57N., R.1W, BOISE MERIDIAN, BONNER COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST ONE-QUARTER CORNER OF SAID SECTION 33; THENCE N88°41'38"W, 556.78 FEET ALONG THE EAST-WEST QUARTER SECTION LINE TO THE TRUE POINT OF BEGINNING; SAID POINT LYING ON THE WESTERLY RIGHT OF WAY LINE OF A 60' WIDE COUNTY ROAD; THENCE N88°41'38"W, 439.83 FEET ALONG SAID EAST-WEST QUARTER SECTION LINE; THENCE N37°37'57"W, 83.63 FEET TO A POINT LYING ON A 60' RADIUS CUL-DE-SAC OF SOUTH PLAT LAKE ROAD TO WHICH POINT A RADIAL LINE BEARS S 15°19'08"W, THENCE EASTERLY NORTHERLY AND WESTERLY 212.53 FEET ALONG SAID CUL-DE-SAC THROUGH A CENTRAL ANGLE OF 202°57'05" TO A POINT ON THE NORTH EASTERLY RIGHT OF WAY OF SOUTH PLAT LAKE ROAD; THENCE ALONG SAID ROAD RIGHT-OF-WAY THE FOLLOWING 6 COURSES: 1) N 37°37'57"W, 508.34 FEET TO A POINT OF CURVE; 2) NORTH WESTERLY 195.93 FEET ALONG A CURVE CONCAVE TO THE NORTH (EAST AND HAVING A RADIUS OF 1546.53 FEET; 3) N 30°22'25"W, 312.60 FEET TO A POINT OF CURVE; 4) NORTH WESTERLY 158.53 FEET ALONG A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 480.70 FEET; 5) N 49°16'10"W, 76.69 FEET TO A POINT OF CURVE; 6) NORTH WESTERLY 47.41 FEET ALONG A CURVE CONCAVE TO THE NORTH (EAST AND HAVING A RADIUS OF 36.96 FEET TO A POINT LYING ON THE SOUTHWESTERLY RIGHT OF WAY LINE OF BELTANE ROAD; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING 4 COURSES: 1) S 65°46'10"E, 102.22 FEET TO A POINT OF CURVE; 2) SOUTHEASTERLY 137.64 FEET ALONG A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 654.36 FEET; 3) S 53°43'02"E, 103.54 FEET TO A POINT OF CURVE; 4) SOUTHEASTERLY 69.17 FEET ALONG A CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 100.00 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT OF WAY OF AN EXISTING COUNTY ROAD; THENCE ALONG SAID RIGHT OF WAY THE FOLLOWING 3 COURSES: 1) S 14°05'06"E, 225.97 FEET TO A POINT OF CURVE; 2) SOUTHEASTERLY 104.15 FEET ALONG A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 722.69 FEET; 3) S 22°20'32"E, 157.97 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 10.345 ACRES MORE OR LESS, WELL LOT; BEGINNING AT SAID ONE-QUARTER CORNER SECTION 33; THENCE N77°26'07"W, 399.18 FEET TO THE BEGINNING OF A WELL LOT; THENCE N22°20'32"W, 100.00 FEET; THENCE S 67°39'28"W, 100.00 FEET; THENCE S 22°20'32"E, 100.00 FEET; THENCE N 67°39'28"E, 100.00 FEET TO BEGINNING OF WELL LOT.

ACKNOWLEDGEMENT

STATE OF IDAHO }
COUNTY OF BONNER } ss
ON THIS 27th DAY OF AUGUST 1986, BEFORE ME, A NOTARY PUBLIC IN AND FOR THE SAID STATE, PERSONALLY APPEARED VIVIAN G. STEWART, KNOWN TO ME TO BE THE PRESIDENT OF THE CORPORATION THAT EXECUTED THE INSTRUMENT ON BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

Kathy M. Conley
NOTARY PUBLIC FOR THE STATE OF IDAHO

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY DIRECTION AND IS BASED ON AN ACTUAL SURVEY AND SUBDIVISION OF LAND IN SECTION 33, TOWNSHIP 57N., RANGE 1 WEST, B.M., BONNER CO., IDAHO. ALL LOT CORNERS ARE PROPERLY SET AND THE SURVEY IS IN COMPLIANCE WITH ALL PROVISIONS OF APPLICABLE STATE LAWS AND LOCAL ORDINANCES.

DATED THIS 10th DAY OF FEB. 1987.

Clifford D. Chapin
2/10/87

ON THIS 10th DAY OF FEB. 1987, BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF IDAHO APPEARED V. DAVID WELCH PERSONALLY KNOWN TO ME AND AFFIXED HIS SIGNATURE TO THE FOREGOING SURVEYOR'S CERTIFICATE.

Kathy M. Conley
NOTARY PUBLIC IN AND FOR THE STATE OF IDAHO

COUNTY SURVEYOR'S AFFIDAVIT

I HEREBY CERTIFY THAT I HAVE EXAMINED THE HEREIN PLAT OF 'BEL-TANE ACRES, FIRST ADDITION AND CHECKED THE COMPUTATIONS SUFFICIENTLY TO DETERMINE THAT IT COMPLIES WITH THE LAWS RELATING TO THE FILING OF PLATS.

DATED THIS 9th DAY OF Sept. 1988.
Louis J. Venable
ACTING BONNER COUNTY SURVEYOR

COUNTY TREASURER'S AFFIDAVIT

I HEREBY CERTIFY THAT THE REQUIRED TAXES ON THE ABOVE DESCRIBED PROPERTY HAVE BEEN FULLY PAID UP TO AND INCLUDING THE YEAR 87.

DATED THIS 5 DAY OF Oct, 1988

Alice M. Nelson / Sandra Stronks Asst. Treas
BONNER COUNTY TREASURER

PANHANDLE HEALTH DISTRICT I

A Sanitary Restriction according to Idaho Code 50-1326 to 50-1329 is imposed on this Plat. No building, dwelling, or shelter shall be erected until Sanitary Restriction Requirements are satisfied and lifted.

This Plat approved this 27th day of September, 1988.

Rick Zaharka
Panhandle Health District I
Sanitary Restriction satisfied and lifted this 27th day of September, 1988.
Rick Zaharka
Panhandle Health District I

PLANNING COMMISSION CERTIFICATE

THIS PLAT HAS BEEN EXAMINED AND APPROVED.

DATED THIS 8 DAY OF Oct, 1988

CHAIRMAN OF BONNER COUNTY PLANNING COMMISSION

DATED THIS 11th DAY OF Oct, 1988

Green Morgan
BONNER COUNTY PLANNING AND ZONING COORDINATOR

COUNTY COMMISSION CERTIFICATE

THIS PLAT HAS BEEN APPROVED AND ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF BONNER COUNTY, IDAHO.

DATED THIS 11th DAY OF Oct, 1988

Wayne Benner
BOARD CHAIRMAN OF THE BONNER COUNTY COMMISSIONERS

ASSESSOR'S CERTIFICATE

THIS PLAT HAS BEEN EXAMINED ON THIS 3rd DAY OF October, 1988

Timothy A. Cahn
BONNER COUNTY ASSESSOR

RECORDER'S CERTIFICATE

FILED THIS 12 DAY OF Oct, AT 11:30 A.M. IN BOOK 4 OF Plats AT PAGE 23 AT THE REQUEST OF Bel-Tane Acres.

CLIFFORD D. CHAPIN
BONNER COUNTY RECORDER
Clifford D. Chapin

NOTES:

THESE TRACTS MAY NOT BE FURTHER SUBDIVIDED WITHOUT WRITTEN APPROVAL OF PLANNING AND ZONING COORDINATOR AND COUNTY COMMISSIONERS

BUILDING PERMITS WILL NOT BE ISSUED UNTIL ALL IMPROVEMENTS ARE COMPLETED AND APPROVED BY THE COUNTY ENGINEER AND PANHANDLE HEALTH.

RESIDENCE SHALL BE LIMITED TO ONE SINGLE FAMILY DWELLING PER LOT

Doc 5

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