203404

SEPTEMBER 19, 2007 BRANDY LAND LIMITED PARTNERSHIP

JOB NO:

DATE: FOR/OWNER:

Plat Of

WHISPER RIDGE

A Subdivision Located In

GOV'T. LOT 3 of Sec. 36, T.27N., R.20W., P.M., M., Flathead County, Montana

SCALE : 1" = 50' 50' 25' 0 50'



14.048 Ac. 6.711 Ac. 2.795 Ac. 4.542 Ac. Total Area Lots (48): Road: Open Space. 7 0.135 acres 10 00 00 X 35A (17) 0.076 acres CIL National S ∆=20°20°3 R=175.00 L=62.15° 35B (18) 0.067 acres (Redist) N78'57'18 V 884710700 ¥ 68.98 171 36A 171 7.051 acres ∆=22°59'59' R=175.00'— L=70.25' N88-52-00 W M83 13 09 W △=13*51′53′ R=175.00′--L=42.33′ 0.00 E 121.66 36B 39B __ <u>583'48'57'5</u> 67.91 8=175.0 R=175.0 L=36.60 M82*52*00 ¥ △=17'48'24 R=225.00' L=69.80' NO4-26-15 W ∆=9*52*44 R=175.00* L=30.17* M81*23 55 (Redist) 10 0.160 ac 5 8720'00" 1 0.118 acre.

1.129 acre.

1.129 acre. SUNSET DRIVE ∆=21°38′54 R=125.00° L=47.23° 0.138 N89*50'23"W 133.84 ∆=18*14*49* R=185.00* L=41.98* 178cl 2 (44) 299.98 178CL 7144) 223.90 562.52 WEST (Basis of Bearings per C.O.S. 7144) 696.41'(F) 696.39'(R)

WE. THE UNDERSIGNED PROPERTY OWNERS. DO HEREBY CERTHAT WE HAVE CAUSED TO BE SURVEYED AND PLATTED BY USE ALL THE FOLLOWING DESCRIBED PROPERTY AS DESCRIBED WITH THE CRETICATE OF DEDICATION, AND SHOWN BY THE ANNIXED PLAT OR MAP AND SITUATED IN FLATHEAD COUNTY MONTAMA.

P.M.M. PATRICAD COUNTY, WONTAMA, AND MODE PATRICULARY DESCRIPTION OF THE PATRICULARY TO WITH PATRICULARY T

THE ABOVE DESCRIBED TRACT OF LAND SHALL HEREAFTER BE KNOWN AS: WHISPER RIDGE

THE RODAYS SHOWN ON THIS PAY ARE INTENDED TO BE PROVATE IN ALL RESPECTS. THAT ARE INTENDED TO BE PROVATE IN ALL RESPECTS THAT ARE HERBEIT DEBICATED FROUTER TO BE FORTER TO SAID ROMEWAY.

UTILITY EASEMENT CERTIFICATE

The undersigned hereby grants unto each and every person, firm, or corporation, whether public or private, providing or offering to provide delephone, electropy, descripe yower, gas, offering to provide delephone, electropy, descriped in the provided provided provided to the provided provid UTILITIES ARE ALLOWED TO BE PLACED AND MAINTAINED IN ALL AREAS DESIGNATED AS "OPEN SPACE"

OPEN SPACE 'A' and 'B' are exempt from review by D.S.Q pursuant to A.R.M. 17.36.605 (2) (a) which states: 'A parcel that has no existing facilities for water supply, wasterwater disposal, and solid waste disposal, if no new facilities will be constructed on the parcel.

BRANDY LAND LINITED PARTNERSHIP

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County Clerk - Flathead County

Office of the County Attorney
Flathead County, Montana 6-23-86 784 Stab

LEGEND:

- 1/16 Corner (as noted)
 Set 1/2"x24" Rebar & Cap (7975S)
- Found (as noted)
 Found 4"x4" Conc. R/W Monument
 (R) Record Information Per C.O.S. 7144
 Street Address

CERTIFICATE OF SURVEYOR

THOMAS E SANDS 7975S

APPROVED: EXAMINING LAND SURVEYOR REG. No. 5428S

STATE OF MONTANA) SS COUNTY OF FLATHEAD'S
FILED ON THE Z DAY OF UNIX 2008
AT 12:06 FT. PAID FEE Z 92°
CLERK BY RECORDER
BY META CAMBELLAR
DEPUTY

INSTRUMENT REC. No. 2.0082000/8650

SHEET 1 OF 1 SHEETS

Abst. 2448 FILE No. 11 - 8 - 46

- a. All addresses shall be visible from the road, either at the driveway entrance or on the house
 b. All utilities shall be placed underground.

d. The property owners association or read users agreement will govern maintenance of the internal subdivision read. The read will be maintained, including necessary repairs, snow removal and dust mitigation, to ensure safe all-weather travel for two-way traffic and to reducenge the results of the results of the reducency of the results of the resul

c. The Lot owners are bound by the soil disturbance and weed mai Department agreed.

- B. Defensible Space Standards shall be incorporated around all primary structures. [Appendix G, FCSR] g. Defensible Space Standards shall be incorporated around all primary structures. [Appendix G. PCSR] h. Lot owners are selected to the presence of large and openically dangerous widther in the area and ere reminded that freeding big game in illegal. They are encouraged to contact the Montana Department of Fish. Niddle and Parks to obtain information on safety living near widtle in the area of the property o

VII. WAIVER OF PROTEST PARTICIPATION IN SPECIAL IMPROVEMENT DISTRICT

BROWN LAND LIND ANTONERING DESIGN.

BROWN LAND LIND ARTHORNERING proven hereby waives any and all right to protest which it may have in regarment of the propose related to reads, water facilities and systems, and sever facilities and systems, or forth in Sections (A.C., provides however that BRADY LAND LINDTO PARTISERIO understands that they retain the ability to object to the state of the st

Plat # 11-08-46 Abstract# 2448 200800018550 Fees: \$29.00 by: JL by SANDS SURV Date 7/2/2008 Time 12:06 PM Paula Robinson, Flathead County Montana