

# BONNER COUNTY PLANNING DEPARTMENT

1500 HIGHWAY 2, SUITE 208, SANDPOINT, ID 83864 (208) 265-1458 (208) 265-1463 (FAX)  
[planning@bonnercountyid.gov](mailto:planning@bonnercountyid.gov) (email) [www.bonnercountyid.gov](http://www.bonnercountyid.gov) (web page)

## MINOR LAND DIVISION APPLICATION

### FOR OFFICE USE ONLY:

FILE #  ML00024-22	RECEIVED:  <b>RECEIVED</b> MAR 14 2022 BONNER COUNTY PLANNING DEPARTMENT
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### PROJECT DESCRIPTION:

Name of Minor Land Division plat: East Bear Creek Bay
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### APPLICANT INFORMATION:

Landowner's name: David P. and Laura D. Gruber		
Mailing address: 1558 E Overbluff Rd		
City: Spokane	State: WA	Zip code: 99203
Telephone: 509-951-3314	Fax:	
E-mail: david.gruber@providence.org and davidgruber603@gmail.com		

### REPRESENTATIVE'S INFORMATION:

Representative's name: Travis Haller		
Company name: Glahe & Assoc., Inc.		
Mailing address: 303 Church Street		
City: Sandpoint	State: ID	Zip code: 83864
Telephone: 208-265-4474	Fax:	
E-mail: thaller@glaheinc.com		

### ADDITIONAL APPLICANT REPRESENTATIVE INFORMATION:

Name/Relationship to the project:		
Company name:		
Mailing address:		
City:	State:	Zip code:
Telephone:	Fax:	
E-mail:		

### PARCEL INFORMATION:

Section #: 15	Township: 61N	Range: 4W	Parcel acreage: 34.02
Parcel # (s): RP61N04W153601A			
Legal description: Gov't Lot 1 less Tax 1			
Current zoning: Rural 10 (R-10)		Current use: 131-Land-ag/timb w/resid Imp	
What zoning districts border the project site?			

North: Forest 40 (F)	East: Forest 40 (F)
South: Forest 40 (F)	West: Recreation (Rec)
Comprehensive plan designation: Rural Residential (5-10 AC)	
Uses of the surrounding land (describe lot sizes, structures, uses):	
North: State of Idaho Dept of Lands Forest Land	
South: State of Idaho Dept of Lands Forest Land	
East: State of Idaho Dept of Lands Forest Land	
West: 5.25 Acre 534-Resid improv on cat 12	
Within Area of City Impact: Yes:    No: <input checked="" type="checkbox"/> If yes, which city?:	
Detailed Directions to Site: From Sandpoint, travel westerly on Highway 2 to Priest River. At the intersection of Hwy 2 and Hwy 57 or Dickensheet Highway, approx. 22.5 miles. Turn right and travel north on Hwy 57 towards Priest Lake, approx. 5.4 mi to Cavanaugh Bay Rd/East Shore Rd. Turn right onto Cavanaugh Bay/E Shore Rd and travel approx. 14 miles to Bear Creek Bay Rd. Turn left onto Bear Creek Bay Road and travel to the end. Upper Bear Creek Bay Road will head northwesterly off Bear Creek Bay Rd, at this intersection stay to the left or south towards the lake and 232 Bear Crk. Bay Rd.	

**ADDITIONAL PROJECT DESCRIPTION:**

<b>Existing plat recording information:</b> Unplatted		
<b>This application is for :</b>		
Proposed lots: 2		Depth to Width Ratio (D:W)
Lot #1	Proposed acreage: 12.020	2:1
Lot #2	Proposed acreage: 21.995	3:1
Lot #3	Proposed acreage:	
Lot #4	Proposed acreage:	
Remainder	Proposed acreage:	N/A
Describe the land division proposal and resulting acreage: <u>Two lots created from one unplatted parcel, resulting in a</u> an approximate 12 acre and 22 acre lot.		

**SITE INFORMATION:**

Please provide a detailed description of the following land features:
<b>Topography (lay of the land), including estimated maximum slope, rock outcroppings, benches, etc:</b> The land slopes up from shore of Priest Lake with areas of lowlands and rises to approx. 2800 feet at northeastern edges. It is of varied terrain with lowlands near shore wrapped around a 2600 ft level hill.
<b>Water courses (lakes, streams, rivers &amp; other bodies of water):</b> Bear Creek runs southerly through parcel to Priest Lake
<b>Springs &amp; wells:</b> One well exists on the Property.

Existing structures (size & use): An existing One Story 2,734 sf Residence with attached 264 sf garage, boat docks on the lake.

Land cover (timber, pastures, etc): Primarily timbered (approx. 90%) with open area around and south and southeast of the existing house.

Are wetlands present on site?  Yes  No Source of information: NWI Wetland Mapper

Flood Hazard Zones located on site:  X  D  A  AE DFIRM MAP: 16047C0150F 7/7/2014

Other pertinent information (attach additional pages if needed): \_\_\_\_\_

(Priest Lake Zone AE EL 2445.5)

**ACCESS INFORMATION:**

Please check the appropriate boxes:

Private Easement  Existing  Proposed  
Describe travel surface (e.g., gravel, dirt, paved, etc.), travel way width, road grade and easement width. Include recorded instrument number for existing easements & name, if existing:  
Lot are accessed primarily by Eastshore Road 60' wide public easement. The county says this is a public road but all documentation I was able to find shows this as a private easement per Inst. 304410 and 891086, as is shown as such on the plat.  
Bear Creek Road, Upper Bear Creek Road and Lower Bear Creek Road are all private easements 30 feet wide.

Public Road  Existing  Proposed  
Describe travel surface (e.g., gravel, dirt, paved, etc.), travel way width, road grade right-of-way width and name, if existing: \_\_\_\_\_

Combination of Public Road/Private Easement  Existing  Proposed  
Describe travel surface (e.g., gravel, dirt, paved, etc.), travel way width, road grade and right-of-way/easement width and road name, if existing: \_\_\_\_\_

Is public road dedication proposed as part of this minor land division?  
 Yes  No

List existing access and utility easements on the subject property.  
Inst. No. 971953, 994096, 76928, 304410, 891086, 411234, 891380, 877409.

**SERVICES:**

Sewage disposal will be provided by:

Existing Community System - List name of sewer district or provider and type of system:  
Huckleberry Bay Sewer District

Proposed Community System - List type & proposed ownership: \_\_\_\_\_

Individual system - List type: \_\_\_\_\_

Explain the type of sewage system, capacity, maintenance plan, location of facilities, if applicable and other details: see conversation with Dean Fiedler. A formal will serve can be supplied upon request.

Will the sanitary restriction be lifted by the Panhandle Health District?

Yes  No

Water will be supplied by:

Existing public or community system - List name of provider: \_\_\_\_\_


Proposed Community System - List type & proposed ownership: \_\_\_\_\_

Individual well

Please explain the water source, capacity, system maintenance plan, storage and delivery system and other details: Typical underground individual private well.

Which power company will serve the project site? Avista

I hereby certify that all the information, statements, attachments and exhibits submitted herewith are true to the best of my knowledge. I further grant permission to Bonner County employees and representatives, elected or appointed officials to enter upon the subject land to make examinations, post the property or review the premises relative to the processing of this application.

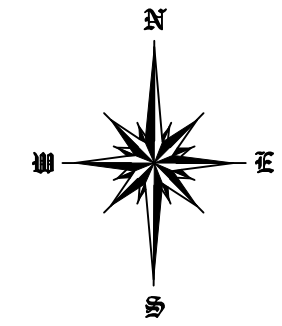
Landowner's signature:  Date: 3/14/2022  
ON BEHALF OF D. GRUBER

Landowner's signature: \_\_\_\_\_ Date: \_\_\_\_\_



# EAST BEAR CREEK BAY

LYING IN A PORTION OF GOV'T LOT 1 OF SECTION 15,  
TOWNSHIP 61 NORTH, RANGE 4 WEST,  
BOISE MERIDIAN, BONNER COUNTY, IDAHO



### LEGEND

- SECTIONAL CORNER, AS NOTED.
- SET 5/8" X 24" REBAR AND CAP, PLS 14879
- FOUND MONUMENTATION, AS NOTED.
- FOUND REBAR AND CAP, PLS 8798
- CALCULATED POINT, NOTHING SET
- (R1) RECORD OF SURVEY BY PLS 832 INST. NO. 400735, 1/27/1922.
- (R2) PLAT OF PARADISE POINT LAKE LOTS, BK. 1 OF PLATS AT PAGE 179, 7/10/1945.
- (R3) RECORD OF SURVEY BY PLS 8798, INST. NO. 971953, 12/10/2020

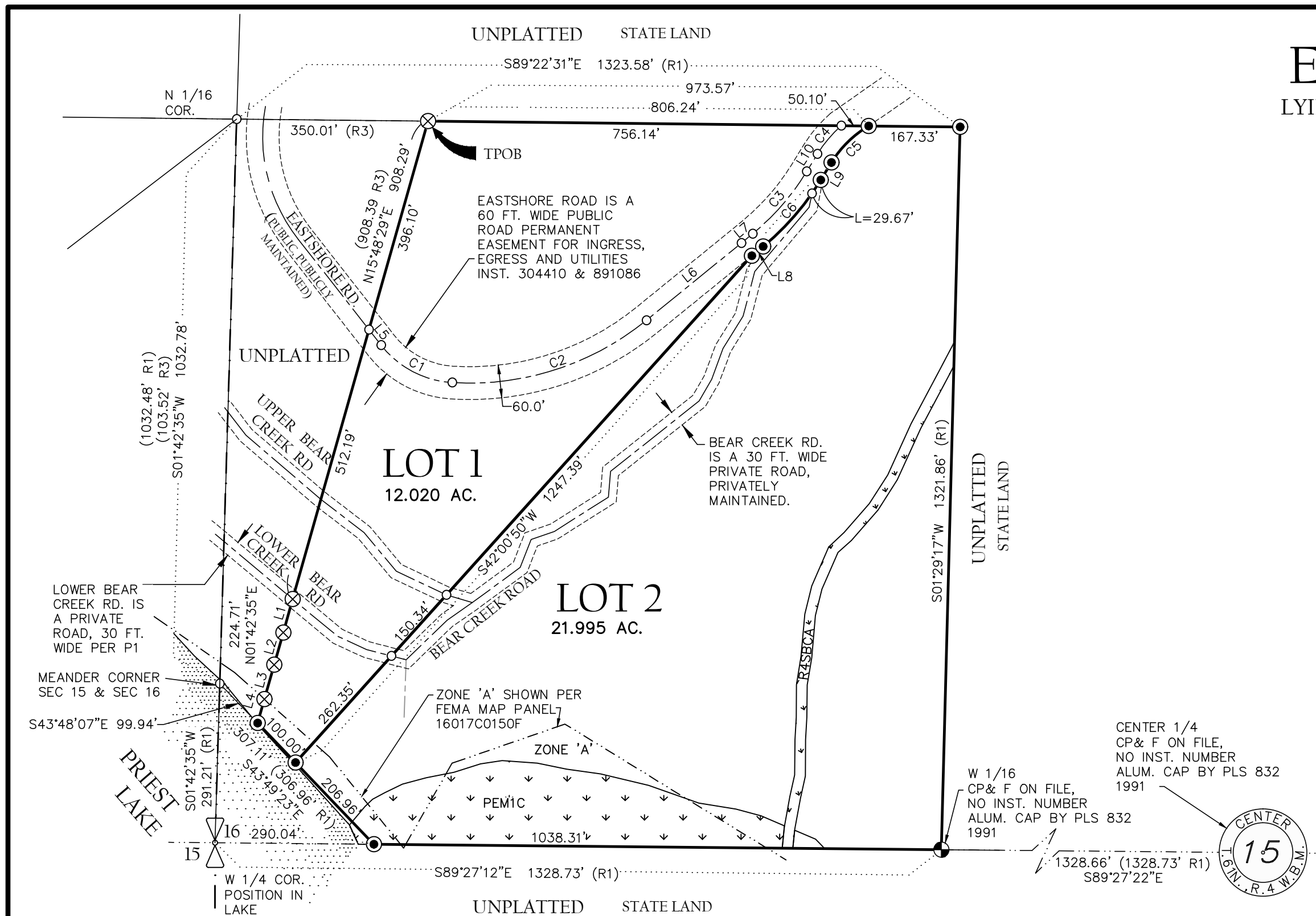
### METHOD OF SURVEY

THIS SURVEY WAS PERFORMED USING TRIMBLE R10, GNSS RECEIVERS AND THE DATA WAS PROCESSED USING NGS OPUS SOLUTIONS USING A REFERENCE FRAME OF NAD83 (2011)(EPOCH: 2010.000). ALL BEARINGS REFER TO THE IDAHO COORDINATE SYSTEM OF 1983, WEST ZONE, (1103) - US SURVEY FT. REFER TO THE DRAWING FOR SPECIFIC LINE AND MONUMENTS USED.

### BASIS OF BEARING

THE BASIS OF BEARINGS FOR THIS SURVEY WAS ESTABLISHED BY GPS CONTROL COORDINATES DERIVED FROM NGS OPUS SOLUTIONS USING A REFERENCE FRAME OF NAD83 (2011)(EPOCH: 2010.000). ALL BEARINGS REFER TO THE IDAHO COORDINATE SYSTEM OF 1983, WEST ZONE, (1103) - US SURVEY FT. REFER TO THE DRAWING FOR SPECIFIC LINE AND MONUMENTS USED.

DISTANCES SHOWN HAVE BEEN CONVERTED FROM GRID TO GROUND USING A COMBINED ADJUSTMENT FACTOR (CAF) OF 1.0001004101. GEODETIC NORTH IS AN ANGULAR ROTATION OF -0'49"27" AT THE CENTER-WEST 1/16 CORNER OF SECTION 15.

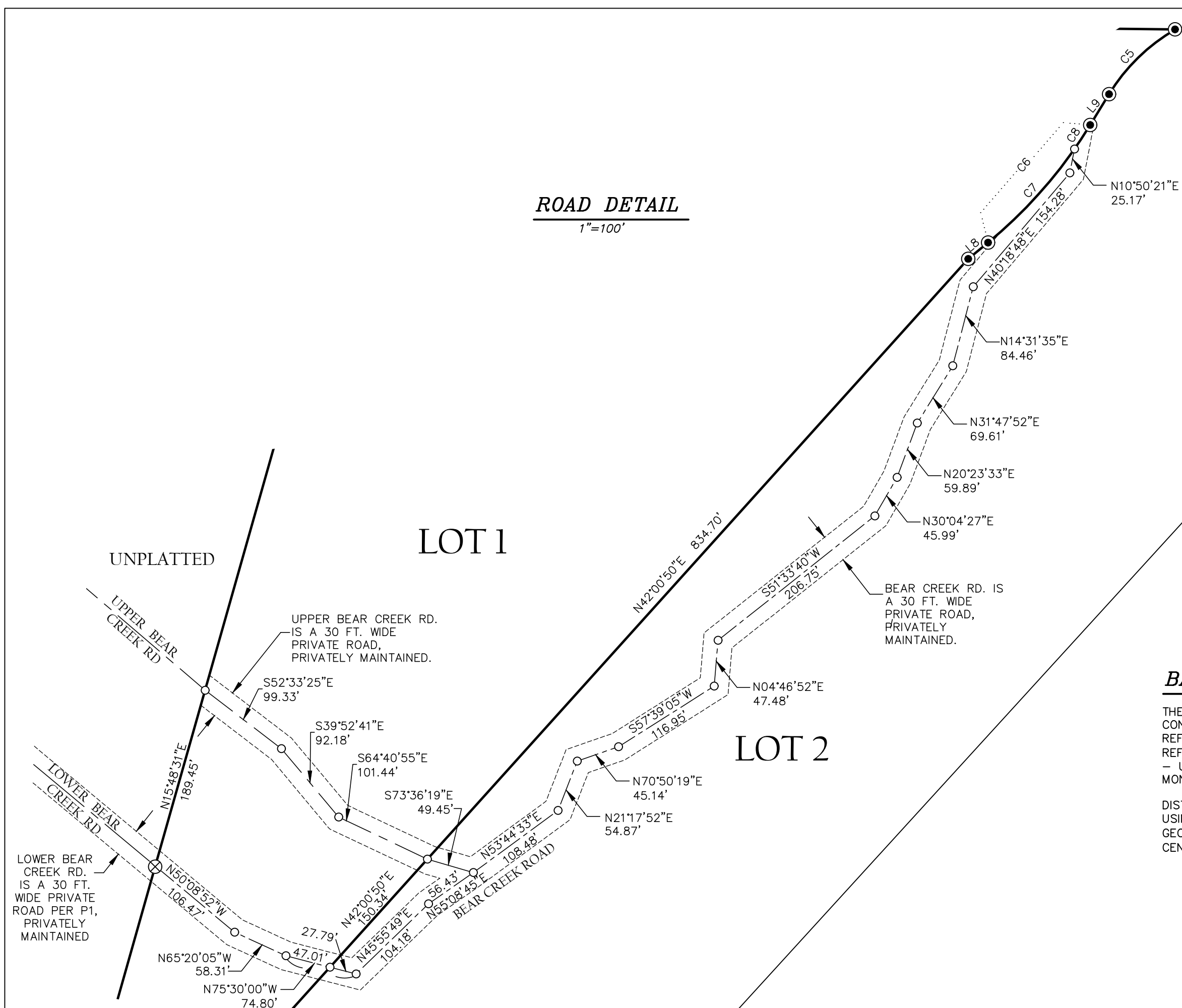


LINE	BEARING	DISTANCE
L1	N15°48'29"E	63.49'
L2	N15°48'29"E	61.18'
L3	N15°48'29"E	65.52'
L4	N15°48'29"E	45.30'
L5	S38°02'45"E	36.23'
L6	N50°53'50"E	223.93'
L7	N50°32'07"E	26.59'
L8	N50°32'07"E	26.59'
L9	N31°23'07"E	37.30'
L10	N31°23'07"E	37.42'

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	151.20'	179.00'	48°23'50"	S62°14'40"E	146.74'
C2	381.95'	513.00'	42°39'34"	N72°13'38"E	373.19'
C3	151.68'	453.82'	19°08'59"	N40°57'37"E	150.97'
C4	67.94'	227.00'	17°08'58"	N40°10'14"E	67.69'
C5	96.68'	197.00'	28°07'08"	N45°39'19"E	95.71'
C6	161.71'	483.82'	19°08'59"	S40°57'37"W	160.95'
C7	132.03'	483.82'	15°38'09"	S42°43'03"W	131.62'
C8	29.67'	483.82'	3°30'51"	N33°08'33"E	29.67'

### ROAD DETAIL

1"=100'



### SURVEYOR'S NARRATIVE

- THE PURPOSE OF THIS SURVEY IS TO DIVIDE ONE UNPLATTED PARCEL OF LAND INTO TWO PLATTED LOTS.
- SOLID WASTE SHALL BE THE RESPONSIBILITY OF THE LOT OWNERS.
- WETLANDS ARE PRESENT ON THE SUBJECT PROPERTY PER THE U.S. FISH & WILDLIFE WETLAND INVENTORY MAPPING TOOL.
- A PORTION OF LOT 2 IS CATEGORIZED AS ZONE 'A' PER FEMA PANEL 16017C0150F, EFFECTIVE 11/18/2009.



1/4	Section	Township	Range	MONTANA	IDAHO
	15	61 N	4 W		
PROJECT # 21-264 GRUBER, DAVID DRAWING NAME: 21-264 GRUBER MLD TRP.DWG					

### EAST BEAR CREEK BAY

**GLAHE & ASSOCIATES**  
PROFESSIONAL LAND SURVEYORS  
303 Church Street  
Sandpoint, Idaho 83864  
208-265-4474

Scale:	1"=200'	
Checked By:	TLAG	Drawn By: TRP
Plot Date:	3/10/2022	Sheet: 1 of 2



# EAST BEAR CREEK BAY

LYING IN A PORTION OF  
GOV'T LOT 1 OF SECTION 15,  
TOWNSHIP 61 NORTH, RANGE 4 WEST,  
BOISE MERIDIAN, BONNER COUNTY, IDAHO

## OWNERS' CERTIFICATE

KNOWN ALL MEN BY THESE PRESENTS THAT DAVID POWELL GRUBER AND LAURA DANIEL GRUBER, HUSBAND AND WIFE, HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE REAL PROPERTY DESCRIBED IN THIS CERTIFICATE AND HAVE CAUSED THE SAME TO BE PLATTED INTO LOTS 1-2, THE SAME TO BE KNOWN AS 'EAST BEAR CREEK BAY' BEING A PORTION OF GOVERNMENT LOT 1, SECTION 15, TOWNSHIP 61 NORTH, RANGE 4 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID GOVERNMENT LOT 1;  
THENCE ALONG THE NORTH LINE OF SAID GOVERNMENT LOT 1, SOUTH 89°22'31" EAST, 350.01 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE CONTINUING ALONG SAID NORTH LINE, SOUTH 89°22'31" EAST, 973.57 FEET TO THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 1;  
THENCE LEAVING SAID NORTH LINE AND ALONG THE EAST LINE OF SAID GOVERNMENT LOT 1, SOUTH 01°29'17" WEST, 1321.86 FEET TO THE SOUTHEAST CORNER OF SAID GOVERNMENT LOT 1;  
THENCE LEAVING SAID EAST LINE AND ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 1, NORTH 89°27'12" WEST, 1328.73 FEET TO THE SOUTHWEST CORNER OF SAID GOVERNMENT LOT 1;  
THENCE LEAVING THE SOUTH LINE AND ALONG THE WEST LINE OF SAID GOVERNMENT LOT 1, NORTH 01°42'35" EAST, 291.21 FEET TO THE MEANDER CORNER OF SECTION 15 AND SECTION 16;  
THENCE LEAVING SAID WEST LINE, SOUTH 43°49'23" EAST, 99.94 FEET;  
THENCE NORTH 15°48'29" EAST, 235.49 FEET;  
THENCE NORTH 15°48'31" EAST, 908.29 FEET TO A POINT ON THE NORTH LINE OF SAID GOVERNMENT LOT 1 AND THE TRUE POINT OF BEGINNING.

TOGETHER WITH AND SUBJECT TO ALL EASEMENTS OF RECORD.

\_\_\_\_\_  
DAVID POWELL GRUBER DATE

\_\_\_\_\_  
LAURA DANIEL GRUBER DATE

## ACKNOWLEDGMENT

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED DAVID POWELL GRUBER, KNOWN OR IDENTIFIED TO ME TO BE THE INDIVIDUAL WHO EXECUTED THE FOREGOING INSTRUMENT.

\_\_\_\_\_  
NOTARY PUBLIC

NOTARY PUBLIC FOR THE STATE OF \_\_\_\_\_

RESIDING AT: \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

## ACKNOWLEDGMENT

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED LAURA DANIEL GRUBER, KNOWN OR IDENTIFIED TO ME TO BE THE INDIVIDUAL WHO EXECUTED THE FOREGOING INSTRUMENT.

\_\_\_\_\_  
NOTARY PUBLIC

NOTARY PUBLIC FOR THE STATE OF \_\_\_\_\_

RESIDING AT: \_\_\_\_\_

MY COMMISSION EXPIRES: \_\_\_\_\_

## DOCUMENTS AND EASEMENTS OF RECORD:

THE FOLLOWING DOCUMENTS OF RECORD PER ALLIANCE TITLE PLAT CERTIFICATE, ORDER NO. 594656, GUARANTEE NO. 7195-36-594656-2022.81075-226200219 DATED DECEMBER 20, 2021.

- LIENS, LEVIES AND ASSESSMENTS OF THE DIAMOND WATER AND SEWER DISTRICT OR THE HUCKLEBERRY BAY SEWER DISTRICT.
- WATER RIGHTS, CLAIMS OR TITLE TO WATER.
- RIGHTS OF THE STATE OF IDAHO IN AND TO THAT PORTION OF SAID PREMISES, IF ANY, LYING IN THE BED OR FORMER BED OF PRIEST LAKE, IF IT IS NAVIGABLE.
- ANY QUESTION OF LOCATION, BOUNDAR OR AREA RELATED TO THE PRIEST LAKE, INCLUDING, BUT NOT LIMITED TO, ANY PAST OR FUTURE CHANGES IN IT.
- ANY PROHIBITION OR LIMITATION ON THE USE, OCCUPANCY, OR IMPROVEMENTS OF THE LAND RESULTING FROM THE RIGHTS OF THE PUBLIC, APPROPRIATORS, OR RIPARIAN OWNERS TO USE ANY WATERS, WHICH MAY NO COVER THE LAND OR ANY USE ANY PORTION OF THE LAND WHICH IS NOW OR MAY FORMERLY HAVE BEEN COVERED BY WATER.
- THE RIGHT OF USE, CONTROL, OR REGULATION BY THE U.S.A. IN EXERCISE OF POWER OVER NAVIGATION.
- ANY DIFFERENCE IN THE MEAN HIGH WATER LINE OF THE PRIEST LAKE AND THE MEANDER LINE AS SHOWN BY GOV'T. SURVEY.
- ANY RIGHTS, INTERESTS, OR EASEMENTS IN FAVOR OF THE PUBLIC WHICH EXIST OR ARE CLAIMED TO EXIST OVER ANY PART OF THE LAND COVERED BY WATER.
- ANY ADVERSE CLAIM BASED ON THE ASSERTION THAT SOME PORTION OF SAID LAND IS NOW, OR AT ANY TIME HAS BEEN WITHIN THE BOUNDARIES OF THE PRIEST LAKE OR BY REASON OF THE FACT OR CLAIM THAT ANY PORTION OR PORTIONS THEREOF HAVE BEEN RENDERED UN-NAVIGABLE BY ARTIFICIAL MEANS, OR HAS ACCRETED TO SUCH PORTIONS SO CREATED.
- ANY ADVERSE CLAIM BASED UPON THE ASSERTION THAT: A) SOME PORTION OF THE LAND FORMS THE BED OR BANK OF A NAVIGABLE RIVER OR LAKE OR LIES BELOW THE MEAN HIGH WATER MARK THEREOF; B) THE BOUNDARY OF THE LAND HAS BEEN AFFECTED BY A CHANGE IN THE COURSE OR WATER LEVEL OF A NAVIGABLE RIVER OR LAKE; C) THE LAND IS SUBJECT TO WATER RIGHTS CLAIMS OR TITLE TO WATER AND TO ANY LAW OR GOVERNMENTAL REGULATION PERTAINING TO WETLANDS.
- A 40 FT. WIDE POWER EASEMENT GRANTED TO NORTHERN LIGHTS, INC. RECORDED AUG. 16, 1960 AS INST. NO. 76928, RECORDS OF BONNER CO., ID. NO EXACT LOCATION, NOT SHOWN.
- WESTERN RECIPROCAL EASEMENTS RECORDED JUN. 25, 1985 AS INST. 304410, AND PARTIAL ASSIGNMENT OF WESTERN RECIPROCAL EASEMENTS RECORDED JUL. 7, 2016, RECORDS OF BONNER CO., ID. EASTSHORE ROAD AS SHOWN ON MAP.
- AN UNDERGROUND POWER EASEMENT GRANTED TO NORTHERN LIGHTS, INC. RECORDED AUG. 28, 1992 AS INST. NO. 411234, RECORDS OF BONNER CO., ID. NO EXACT LOCATION, NOT SHOWN.
- A PUBLIC RIGHTS- OF-WAY 60 FT. WIDE EASEMENT GRANTED TO BONNER COUNTY, ID. RECORDED JUN. 30, 2016 AS INST. NO. 891086, RECORDS OF BONNER CO., ID. SHOWN AS EASTSHORE ROAD ON MAP.
- EASEMENTS, RESERVATIONS, AND DEDICATIONS AS SHOWN ON RECORD OF SURVEY RECORDED NOV. 4, 2020 AS INST. NO. 969373, RECORDS OF BONNER CO., ID.
- AN ENCROACHMENT PERMIT NO. L97S0937B RECORDED OCT. 21, 2021 AS INST. NO. 994096, RECORDS OF BONNER CO., ID. FOR BOAT AND JET SKI LIFT.
- RIGHT, TITLE AND INTEREST OF THE PUBLIC IN LAND LYING WITHIN ROADS OR HIGHWAYS.

## SURVEYOR'S CERTIFICATE

I, TYSON L.A. GLAHE, PLS 14879, STATE OF IDAHO. DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON AN ACTUAL SURVEY LOCATED IN SECTION 15, TOWNSHIP 61 NORTH, RANGE 4 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN CORRECTLY THEREON AND THAT THE MONUMENTS HAVE BEEN PLACED AND ALL LOT CORNERS PROPERLY SET AND THE SURVEY IS IN COMPLIANCE WITH ALL PROVISIONS OF APPLICABLE STATE LAW AND LOCAL ORDINANCES.

\_\_\_\_\_  
TYSON L.A. GLAHE, PLS 14879 DATE

## COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE HEREIN PLAT "EAST BEAR CREEK BAY" AND CHECKED THE REPLAT AND COMPUTATIONS THEREON AND HAVE DETERMINED THAT THE REQUIREMENTS OF THE IDAHO STATE CODE PERTAINING TO PLATS AND SURVEYS HAVE BEEN MET.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

\_\_\_\_\_  
BONNER COUNTY SURVEYOR

## COUNTY COMMISSIONERS' CERTIFICATE

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

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

\_\_\_\_\_  
CHAIRMAN, BOARD OF BONNER COUNTY COMMISSIONERS

## SANITARY RESTRICTIONS

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE, TITLE 50, CHAPTER 13 ARE IN FORCE. NO OWNER SHALL CONSTRUCT ANY BUILDING, DWELLING OR SHELTER WHICH NECESSITATES THE SUPPLYING OF WATER OR SEWAGE FACILITIES FOR PERSONS USING SUCH PREMISES UNTIL SANITARY RESTRICTION REQUIREMENTS ARE SATISFIED.

## WATER AND SEWER NOTE

WATER SERVICE: WATER IS PROVIDED BY PRIVATELY OWNED WELL WATER SYSTEM  
SEWER SERVICE: SEWER SERVICE IS PROVIDED BY HUCKLEBERRY BAY SEWER DISTRICT

## COUNTY TREASURER'S CERTIFICATE

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

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022.

\_\_\_\_\_  
BONNER COUNTY TREASURER

## RECORDER'S CERTIFICATE

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_M., IN BOOK \_\_\_\_\_ OF PLATS AT PAGE \_\_\_\_\_ AT THE REQUEST OF GLAHE AND ASSOCIATES, INC., AS INSTRUMENT NO. \_\_\_\_\_.

\_\_\_\_\_  
COUNTY RECORDER BY DEPUTY

\$ \_\_\_\_\_  
FEE

PLACE RECORDING LABEL HERE



1/4	Section	Township	Range	MONTANA	IDAHO
	15	61 N	4 W		
PROJECT # 21-264 GRUBER, DAVID				DRAWING NAME: 21-264 GRUBER MLD TRP	

## EAST BEAR CREEK BAY

GLAHE & ASSOCIATES  
PROFESSIONAL LAND SURVEYORS  
303 Church Street  
Sandpoint, Idaho 83864  
208-265-4474

Scale: N/A  
Checked By: TLAG  
Plot Date: 3/14/2022  
Drawn By: TRP  
Sheet: 2 of 2