

# Bonner County Planning Department

*"Protecting property rights and enhancing property value"*

1500 Highway 2, Suite 208, Sandpoint, Idaho 83864

Phone (208) 265-1458 - Fax (866) 537-4935

Email: [planning@bonnercountyid.gov](mailto:planning@bonnercountyid.gov) - Web site: [www.bonnercountyid.gov](http://www.bonnercountyid.gov)



## Blue-line Collective Report Memorandum

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To: DH Holdings LLC

From: Alex Feyen, Planner

Date: November 18, 2024

**Subject: Blue-line review for MLD0056-24 Bennett Place**

Attached are the comments from various agencies that have completed the preliminary review of the referenced plat.

The blue-line copy of the plat containing corrections and comments has been forwarded to your representative: **Provolt Land Surveying**.

Please submit payment of **\$308.14** covering the County Surveyor's fee of for the review of the plat and the fee for a conformed copy. Please make checks payable to Bonner County Planning Department.

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**WHEN THE FINAL PLAT MYLAR IS SUBMITTED, THE FOLLOWING MUST BE COMPLETED:**

- |  |   |
|--|---|
| ✓ All plat corrections.  | ✓ Letters of approval for roads, water, sewer, or any other conditions or improvements required for the plat.                               |
| ✓ Endorsement by the County Treasurer of the Treasurer's certificate. All taxes must be paid in full for entire current tax year, both June and December, to obtain the Treasurer's endorsement. | ✓ All conditions of approval must be met.   |
| ✓ County surveyor fee paid to the Bonner County Planning Department.   | ✓ Endorsement of owner's certificate and acknowledgments, project surveyor certificate and all lienholder certificates and acknowledgments. |
- 

**REMEMBER TO RETURN CORRECTED BLUE-LINE WITH MYLARS.**

Please contact the Bonner County Planning Department if you have any questions regarding this plat or the review process.

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## Blueline Review Routing Form

Plat Name: <b>Bennett Place</b>		File No: <b>MLD0056-24</b>
Received by: Tyson Lewis, Planner II	Received from: Provolt Land Surveying	Date Received: 10/02/2024

### Blueline Review

Completed	Date	Initial	Department/ Office
X	11/14/2024	AF	Bonner County Planning Department
X	10/3/2024	AB	Assessor's Office
Comment	10-4-24	MM	Bonner County Road & Bridge Department
X	10/2/2024	MC	GIS Department
X	10/19/24	TLAG	County Surveyor



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### MINOR LAND DIVISION ADMINISTRATIVE STAFF REPORT DECISION

**FILE #:** **MLD0056-24** **DATE OF REPORT:** 11/18/2024

**APPLICANT:** Dh Holdings Llc Jacob - Deborah A. **PARCEL #:** RP025820000010A

**SUBDIVISION NAME/LOTS:** Bennett Place

#### SUMMARY OF PROPOSAL:

Divide a 8.97-acre lot (listed as 9.08-acres by the applicant), into one (1) 5-acre lot and one (1) 4.08-acre lot.

**THE APPLICATION IS NOT** consistent with Bonner County Revised Code as evidenced in the record submitted up to the time the staff report was prepared, with the addition of findings and subject to the conclusions required by BCRC.

#### STANDARDS REVIEW:

**DOES PROJECT MEET ZONING DISTRICT MINIMUMS?** **5 acres** **Rural 5 (R-5)**

12-660 (D) (2) (f) Site area minimum: **No**

Urban services: **N/A**

#### DOES PROJECT CONFORM TO SUBDIVISION DESIGN CRITERIA?

Has the applicant had Panhandle Health District

In an area of City impact: **N/A**

lift the sanitary restrictions on the property?: **No**

12-660 (D) (2) (a) Alignment with  
existing/planned roads/easements: **Yes**

12-621 Depth to width/ Angle of  
intersection: **Yes**

12-622 Submerged Lands: **N/A**

12-660 (D) (2) (g) Not divided by city, county,  
zoning, or public R-O-W boundaries: **Yes**

12-626.A Environmental Features: **Yes**

#### FINDINGS:

1. This proposal was reviewed for compliance with the criteria and standards set forth at Section 12-600, et seq., Bonner County Revised Code.
2. The site is served by individual septic, individual well and Avista Utilities.
3. The site is accessed by Brisboys Road, a Bonner County owned and maintained public right-of-way, and Timberline Drive, a privately owned and maintained road.

4. The site is served by the Sagle Fire District.
5. The applicant applied for an Administrative Variance for Lot Size Minimum of 4.08-acres where 5-acres is allowed. On November 18, 2024, the Planning Department denied the request, planning file VA0021-24.
6. The applicant platted the current lot through Instrument No.998564, on January 4, 2022, through a separate Minor Land Division Process. Per BCRC 12-600: "It is unlawful for a person or group of persons acting in concert to attempt to avoid this article by acting in concert to divide a parcel of land or sell subdivision lots by using a series of owners or conveyances or by any other method that ultimately results in the division of the lands into a subdivision or the sale of subdivided land." The land owner will have created 5 lots, which would require a Short Plat.
7. The property is zoned Rural 5 and does not meet the minimum zoning requirements for that zone.

**NOTICE OF ADMINISTRATIVE DECISION:**

Planning Director has determined that the above-cited application is in accord with Section 12-661, Bonner County Revised Code, as set forth in the findings and conclusions contained herein. This determination may be appealed to the Board of County Commissioners by notifying the Planning Director in writing of the intent to appeal within ten (10) working days from the date of the determination. Upon receipt of an appeal, the Planning Director will schedule a meeting with the Board within ten (10) working days to hear the appeal and will provide written notice to the appellant of the time and place of the meeting. The Planning Director and appellant will be provided an opportunity to present the relevant issues to the Board at that meeting. The Board's decision shall be final and further recourse of the appellant shall be to the Courts as provided by law. If no appeal is filed, the Planning Director's decision will be deemed effective.

NOTE: Following any final decision concerning a site-specific land use request, the applicant has a right to request a regulatory taking analysis pursuant to Section 67-8003, Idaho Code (Idaho Code §67-6535(c)).

Sincerely,

Planning Department

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## Blueline Review Letter

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November 18, 2024

Dan Provolt  
PO Box 280  
Ponderay, ID 83852

**SUBJECT: MLD0056-24 Bennett Place**

Dear Project Representative,

**The above referenced project has been reviewed. The following conditions should be addressed:**

- Submit the fee for the County Surveyor and the Recorder.
- Submit the digital file (.dwg format) for the Final Plat at time of Mylar submittal.
- Complete the corrections and additions included with the blue-line review attached with this letter.
  - Planning
    - See Conditions on Planning Department's Administrative Staff Report/ Decision Letter.
  - Floodplain
    - JRJ, 10.3.2024: Parcel is within SFHA Zone X per FIRM Panel Number 16017C0950E, Effective Date 11/18/2009. No further floodplain review is required on this proposal..
  - Assessors
    - See letter from Assessor.
  - GIS
    - See letter from GIS.
  - County Surveyor
    - See letter from County Surveyor.
  - Road and Bridge
    - See comments on plat.

Thank you for your submittal and the opportunity to review.

Sincerely,

Alex Feyen  
Planner



## Bonner County Geographic Information Systems

1500 Highway 2 Suite 115 • Sandpoint, ID 83864 • Phone: (208) 255-3630 ext. 1469

E-mail: [gisgroup@bonnercountyid.gov](mailto:gisgroup@bonnercountyid.gov)

Thursday, October 3, 2024

Bonner County Planning Department

RE: **PLAT REVIEW – BENNETT PLACE (MLD0056-24)**  
**SECTION 10, TOWNSHIP 56N, RANGE 2W**

To Whom It May Concern:

After reviewing the proposed plat I have found no errors in road naming. All names are either existing roads within Bonner County or have been reserved.

Sincerely,

Address Administrator  
Bonner County GIS Department,  
A Division of the Bonner County Assessor  
Bonner County, ID  
1500 Highway 2 Suite 115 Sandpoint, ID 83864  
Website: <https://www.bonnercountyid.gov/departments/GIS/gis>



Office of  
Dennis Engelhardt  
**Bonner County Assessor**  
1500 Hwy 2, Suite 205  
Sandpoint, ID 83864  
Phone 208-265-1440

October 3, 2024

Bonner County Planning Dept  
BENNETT PLACE  
MLD0056-24  
SECTION 10, TOWNSHIP 56 NORTH, RANGE 2 WEST  
RP025820000010A

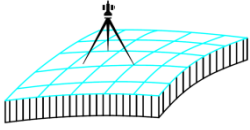
To whom this may concern:

I have reviewed the Owners' Certificate of the above named plat and did not find any obvious errors with the ownership.

Please verify ownership again when this plat goes to mylar.

Thank you,

Andrea Ballard  
Cadastral Technician  
Bonner County Land Records  
208-265-1469  
[landrecords@bonnercountyid.gov](mailto:landrecords@bonnercountyid.gov)



## GLAHE & ASSOCIATES, INC. Professional Land Surveyors

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303 Church St.  
P.O. Box 1863  
Sandpoint, ID 83864

Phone: (208) 265-4474  
Fax: (208) 265-0675  
E-mail: [manager@glaheinc.com](mailto:manager@glaheinc.com)  
Website: [www.glaheinc.com](http://www.glaheinc.com)

October 19, 2024

Bonner County Planning Dept.  
1500 Hwy. 2, Suite 208  
Sandpoint, ID 83864

Re: Plat Review – MLD0056-24 – Bennett Place

Dear Planning Dept.,

I have examined the above-mentioned plat and find the following corrections or additions to be made:

- 1) Note Basis of Bearing line on map.
- 2) Clarify Section 10 & 3 in owner's cert
  - a. Triangle shape in Sec. 3 listed as 'Not a Part' in parent plat.
- 3) Correct Section and Range in Surveyor's Cert.
- 4) Note water and sewer

When these items have been addressed, the plat should be ready for signature.

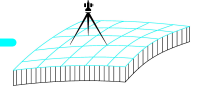
Sincerely,

Tyson L.A. Glahe, PLS



# GLAHE & ASSOCIATES, INC. , Professional Land Surveyors

303 Church St.  
P.O. Box 1863  
Sandpoint, ID 83864



Phone: (208) 265-4474

Fax: (208) 265-4474

E-mail: [manager@glaheinc.com](mailto:manager@glaheinc.com)

Website: [www.glaheinc.com](http://www.glaheinc.com)

Invoice #

15060

Date

10/21/2024

Bill To:

Provolt

Project / Job #

24-001DZ Review MLD0056-24 - Bennett Plac

Please submit payment by: 11/5/2024

## INVOICE

\*\*\*\*\*

Section	Township	Range	Meridian	Tax Parcel ID

Description	Amount
County Surveyor Review	265.00
Copies & Recording Fees	43.14
MLD0056-24 - Bennett Place	

Retainer / Credits: \$0.00

Invoice Amount: \$308.14

Job Total Balance Due: \$308.14



THANK YOU FOR YOUR BUSINESS

ALL INVOICES ARE DUE UPON RECEIPT

BILLS 30 DAYS PAST DUE WILL BE SUBJECT TO A LATE CHARGE OF 1.5% PER MONTH OR AN ANNUAL PERCENTAGE OF 18%

A 3% FEE WILL BE CHARGED ON CREDIT CARD, PAYPAL & VENMO PAYMENTS  
[ PAYMENT AMOUNT x 1.03% ]

# BENNETT PLACE

A REPLAT OF LOT 1, BEDFORD PLACE, BOOK 18 PAGE 1  
SECTION 10, TOWNSHIP 56 NORTH, RANGE 2 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO



SECTION CORNER  
FD 2" BC  
BY PLS 1947  
CP&F INST. NO.  
1011752

TIMBERLINE DRIVE  
30' WIDE EASEMENT  
FOR INGRESS, EGRESS  
& UTILITIES. INST. NO.  
267408

QUARTER CORNER  
FD 2" AC  
BY PLS 882  
CP&F FILED  
02-20-18

UNPLATTED

TIMBERLINE DRIVE  
CONTINUATION LOCATED  
WEST OF CENTERLINE OF  
SECTION

LOT 2 BLOCK 2  
1ST ADD. TO  
SUNRISE TERRACE  
BK. 3 PG. 193

LOT 3 BLOCK 2  
1ST ADD. TO  
SUNRISE TERRACE  
BK. 3 PG. 193

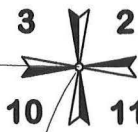
LOT 4 BLOCK 2  
1ST ADD. TO  
SUNRISE TERRACE  
BK. 3 PG. 193

LOT 5 BLOCK 2  
1ST ADD. TO  
SUNRISE TERRACE  
BK. 3 PG. 193

20' WIDE PRIVATE ROAD  
FOR INGRESS & EGRESS  
PER INST. NO. 267408

A148.72'  
R421.34'  
CH N79°29'57"E

S49°07'49"W  
192.83'



SECTION CORNER  
FOUND 3 1/4" AC  
PLS 813, CP&F  
INST. NO. 1029559

## BASIS OF BEARING

BASIS OF BEARING IS THE PLAT OF BEDFORD PLACE, BOOK 18 OF  
PLATS, PAGE 1, RECORDS OF BONNER COUNTY, IDAHO.

## SURVEYOR'S NOTE

THIS SURVEY WAS PERFORMED USING REAL TIME KINEMATIC (RTK)  
GLOBAL POSITIONING SYSTEM (GPS) EQUIPMENT. THE LINEAR ERROR OF  
CLOSURE MEETS OR EXCEEDS REQUIREMENTS OF THE STATE OF IDAHO.

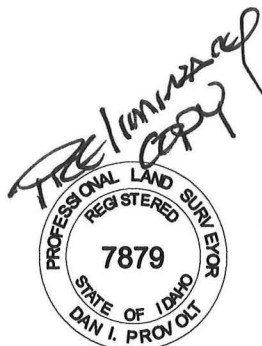
## SURVEY REFERENCES

1. RECORD OF SURVEY INST. NO. 655652, RECORDS OF BONNER COUNTY,  
IDAHO.
2. RECORD OF SURVEY INST. NO. 714803, RECORDS OF BONNER COUNTY,  
IDAHO.

## PURPOSE OF SURVEY/NARRATIVE

TO SHOW A REPLAT OF LOT 1, BEDFORD PLACE (BK 18, PG 1)  
USING THE PLAT, REFERENCED SURVEYS AND FIELD TIES FOR ALL  
CALCULATIONS

LINE	BEARING	DISTANCE
L1	S46°48'05"W	55.80'
L2	S43°04'36"W	127.86'
L3	S36°00'30"W	196.02'
L4	S28°24'41"W	126.46'
L5	S73°47'48"E	99.50'
L6	S71°09'12"E	8.11'
L7	S34°27'38"W	9.00'
L8	S88°50'21"E	11.44'
L9	S88°50'21"E	29.91'



### SURVEYOR'S CERTIFICATE

I, DAN I. PROVOLT, IDAHO LAND SURVEYOR NO. 7879,  
DO HEREBY CERTIFY THAT THE PLAT HEREON IS A TRUE  
AND CORRECT REPRESENTATION OF A SURVEY MADE BY ME  
OR UNDER MY SUPERVISION IN CONFORMANCE WITH THE  
LAWS OF THE STATE OF IDAHO (IDAHO CODE 31-2709, 1973)  
AND ACCEPTED METHODS AND PROCEDURES OF SURVEYING.

### BENNETT PLACE

PROVOLT LAND SURVEYING, INC  
P.O. BOX 580 PONDERAY, ID. 83852  
(208) 290-1725

DATE:  
09-11-24

SCALE:  
1"=100'

PROJ. NO.:  
1320

SHT 1 OF 2

LOT 1  
5.0 ACRES

LOT 2  
4.08 ACRES

LOT 2  
BEDFORD PLACE  
BOOK 18, PAGE 1

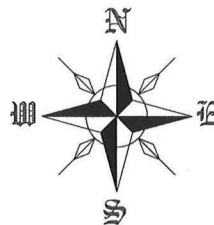
BENNETT WAY  
40' WIDE EASEMENT  
FOR INGRESS, EGRESS  
& UTILITIES. INST. NO.  
998564

LOT 3  
BEDFORD PLACE  
BOOK 18, PAGE 1

LOT 4  
BEDFORD PLACE  
BOOK 18, PAGE 1

## LEGEND

- FOUND 5/8" X 24" REBAR, PLASTIC CAP 7879
- FOUND 1" IRON PIPE, PLS 974
- FOUND 5/8" REBAR, PLS 882
- ▲ FOUND 6" AXLE
- ⊕ FOUND HWY MONUMENT
- ▼ FOUND 1" STOVE BOLT
- ◆ SET 5/8" X 24" REBAR WITH PLASTIC CAP, PLS 7879



SCALE 1" = 100'

100' 50' 0' 100'

# BENNETT PLACE

A REPLAT OF LOT 1, BEDFORD PLACE, BOOK 18 PAGE 1

SECTION 10, TOWNSHIP 56 NORTH, RANGE 2 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO

## OWNERS' CERTIFICATE

THIS IS TO CERTIFY THAT DH HOLDINGS LLC. IS THE RECORD OWNER OF THE REAL PROPERTY DESCRIBED IN THIS CERTIFICATE AND HAS CAUSED THE SAME TO BE DIVIDED INTO LOTS THE SAME TO BE KNOWN AS "BENNETT PLACE ", LOCATED IN A PORTION OF SECTIONS 10 & 3, TOWNSHIP 56 NORTH, RANGE 2 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

LOT 1, BEDFORD PLACE AS RECORDED IN BOOK 18 OF PLATS, PAGE 1, RECORDS OF BONNER COUNTY, IDAHO

JACOB HUMBLE –MANAGER, DH HOLDINGS LLC.

## NOTES

SUBJECT TO THE FOLLOWING;

1. AN EASEMENT FOR A COUNTY ROAD RIGHT OF WAY RECORDED APRIL 18, 1910 AS INST. NO. 12995
2. AN EASEMENT FOR RIGHT OF WAY RECORDED MARCH 22, 1916 AS INST. NO. 36119
3. TERMS, COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, AND OBLIGATIONS CONTAINED IN WARRANTY DEED RECORDED APRIL 25, 1960 AS INST. NO. 75380
4. EASEMENTS, RESERVATIONS, RESTRICTIONS, AND DEDICATIONS AS SHOWN ON THE OFFICIAL PLAT OF FIRST ADDITION TO SUNRISE TERRACE RECORDED IN BOOK 3 OF PLATS, PAGE 193
5. AN EASEMENT FOR THE PURPOSE OF AN APPROACH GRANTED TO THE STATE OF IDAHO, RECORDED MAY 3, 1960
6. TERMS, COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, AND OBLIGATIONS CONTAINED IN A WARRANTY DEED RECORDED MAY 3, 1960 AS INST. NO. 75510
7. AN EASEMENT FOR RIGHT OF WAY AS SET FORTH IN WARRANTY DEED RECORDED OCTOBER 20, 1966 AS INST. NO. 108345
8. TERMS, COVENANTS, CONDITIONS, RESTRICTIONS, EASMENTS, AND OBLIGATIONS, IF ANY, CONTAINED IN AN AGREEMENT AND GRANT OF EASEMENT RECORDED JANUARY 18, 1995 AS INST. NO. 297845
9. RECORD OF SURVEY RECORDED JULY 27, 2004 AS INST. NO. 655652
10. RECORD OF SURVEY RECORDED JUNE 27, 2005 AS INST. NO. 680047

## 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.

## COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE REQUIRED TAXES ON THE ABOVE DESCRIBED PROPERTY HAVE BEEN FULLY PAID UP TO AND INCLUDING THE YEAR 20\_\_\_\_, APPROVED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

BONNER COUNTY TREASURER

BY:

## PLANNING DIRECTOR'S CERTIFICATE

THIS PLAT HAS BEEN EXAMINED AND APPROVED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

BONNER COUNTY PLANNING DIRECTOR

## ACKNOWLEDGMENT

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

ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, IN THE YEAR OF 20\_\_\_\_, BEFORE ME PERSONALLY APPEARED JACOB HUMBLE, KNOWN OR IDENTIFIED TO ME TO BE THE [TITLE] OF THE DH HOLDINGS LLC. WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME ON BEHALF OF THE LIMITED LIABILITY COMPANY AND ACKNOWLEDGED TO ME THAT SUCH LIMITED LIABILITY COMPANY EXECUTED THE SAME.

I HAVE HEREUNTO SET MY HAND AND SEAL THE DATE LAST ABOVE WRITTEN.

NOTARY PUBLIC FOR THE STATE OF \_\_\_\_\_  
RESIDING AT: \_\_\_\_\_  
MY COMMISSION EXPIRES: \_\_\_\_\_

NOTARY PUBLIC

## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON AN ACTUAL SURVEY LOCATED IN SECTION 25, TOWNSHIP 56 NORTH, RANGE 3 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN CORRECTLY HEREON AND THE MONUMENTS HAVE BEEN PLACED AND ALL LOT AND BLOCK CORNERS PROPERLY SET AND THAT THE SURVEY IS IN COMPLIANCE WITH ALL PROVISIONS OF APPLICABLE STATE LAW AND LOCAL ORDINANCES.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

DAN I. PROVOLT, PLS 7879



## COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE HEREIN "BENNETT PLACE" AND CHECKED THE PLAT 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 \_\_\_\_\_, 20\_\_\_\_.

BONNER COUNTY SURVEYOR

## COUNTY COMMISSIONERS' CERTIFICATE

THIS PLAT HAS BEEN APPROVED AND ACCEPTED BY THE BOARD OF COMMISSIONERS, BONNER COUNTY, IDAHO.  
DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

CHAIRMAN, BOARD OF COUNTY COMMISSIONERS

## RECORDER'S CERTIFICATE

FILED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, AT \_\_\_\_\_, M., AT THE REQUEST OF PROVOLT LAND SURVEYING, INC.

INSTRUMENT No. \_\_\_\_\_ FEE: \_\_\_\_\_

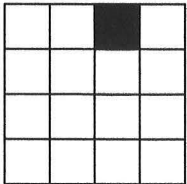
BOOK \_\_\_\_ PAGE \_\_\_\_

COUNTY RECORDER

BY DEPUTY

RECORDER'S  
CERTIFICATE

S.10, T.56N., R.2W., B.M.



SHEET TITLE:

BENNETT PLACE

PROVOLT LAND SURVEYING, INC  
PO BOX 580, PONDERAY, ID. 83852  
208-290-1725

DATE: 09-11-24  
SCALE: NONE  
DRAWN: JP  
PROJ. NO.: 1320  
CAD FILE: HUMBLE-DHH  
SHT 2 OF 2

PntNo	Bearing	Distance	Northing	Easting	Description
PP			2391277.43	2428020.38	
	S 88°50'21" E	641.08			
PP			2391264.45	2428661.33	
	S 00°34'53" E	343.15			
PP			2390921.31	2428664.81	
	N 87°59'02" W	646.73			
PP			2390944.07	2428018.48	
	N 00°19'33" E	333.37			
PP			2391277.43	2428020.38	

Closure Error Distance> 0.0000

Total Distance Inversed> 1964.34

Area: 217697.3, 5.00

PntNo	Bearing	Distance	Northing	Easting	Description
PP			2391264.45	2428661.33	
	S 88°50'21" E	647.17			
PP			2391251.34	2429308.36	
	S 46°48'05" W	55.80			
PP			2391213.14	2429267.69	
	S 43°04'36" W	127.86			
PP			2391119.75	2429180.36	
	S 36°00'30" W	196.02			
PP			2390961.18	2429065.12	
	S 28°24'41" W	126.46			
PP			2390849.95	2429004.95	
	N 70°01'41" W	192.53			
PP			2390915.71	2428824.00	
	N 87°59'02" W	159.29			
PP			2390921.31	2428664.81	
	N 00°34'53" W	343.15			
PP			2391264.45	2428661.33	
Closure Error Distance> 0.0000					
Total Distance Inversed> 1848.28					

Area: 177753.3, 4.08

PntNo	Bearing	Distance	Northing	Easting	Description
PP			2391277.43	2428020.38	
	S 88°50'21" E	1288.25			
PP			2391251.34	2429308.36	
	S 46°48'05" W	55.80			
PP			2391213.14	2429267.69	
	S 43°04'36" W	127.86			
PP			2391119.75	2429180.36	
	S 36°00'30" W	196.02			
PP			2390961.18	2429065.12	
	S 28°24'41" W	126.46			
PP			2390849.95	2429004.95	
	N 70°01'41" W	192.53			
PP			2390915.71	2428824.00	
	N 87°59'02" W	806.02			
PP			2390944.07	2428018.48	
	N 00°19'33" E	333.37			
PP			2391277.43	2428020.38	
Closure Error Distance> 0.0000					
Total Distance Inversed> 3126.31					

Area: 395450.6, 9.08