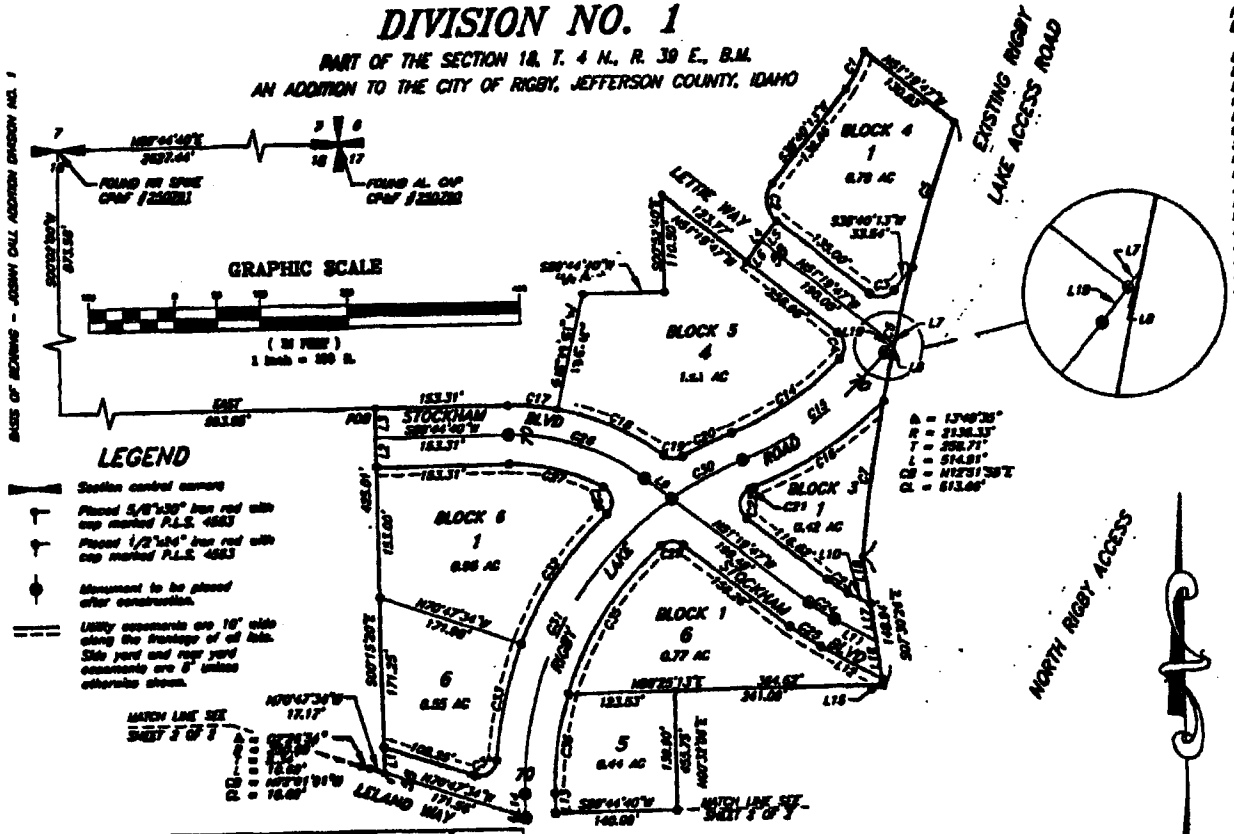
RIGBY TOWN SQUARE

DIVISION NO. 1

PART OF THE SECTION 18, T. 4 N., R. 39 E., B.M.
AN ADDITION TO THE CITY OF RIGBY, JEFFERSON COUNTY, IDAHO

303008



LEGEND

- Section control corners
- Placed 5/8"x30" iron rod with cap marked P.L.S. 4563
- Placed 1/2"x24" iron rod with cap marked P.L.S. 4563
- Monument to be placed after construction.
- Utility easements are 10' wide along the frontage of all lots. Side yard and rear yard easements are 5' unless otherwise shown.

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD B	CHORD
C1	47.18	170.00	[illegible]	23.84	[illegible]	46.98
C2	47.18	30.00	[illegible]	30.00	[illegible]	42.43
C3	31.42	20.00	90°00'00"	20.00	N50°49'13"E	28.28
C4	33.47	20.00	95°88'48"	22.16	[illegible]	29.70
C5	173.25	2136.33	4°39'49"	86.68	S17°29'32"W	173.21
C6	156.44	2136.33	4°11'44"	78.23	S12°40'39"W	156.40
C7	185.21	2136.33	4°58'00"	92.66	S08°29'42"W	185.15
C14	153.78	365.00	24°07'44"	78.08	N84°36'47"E	152.59
C15	298.49	488.00	35°05'00"	157.81	N87°44'29"E	293.71
C16	188.95	435.00	24°88'35"	95.83	N84°37'43"E	187.68
C17	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
C18	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
C19	23.79	15.00	[illegible]	13.93	[illegible]	22.42
C20	62.64	445.00	8°03'54"	31.37	[illegible]	62.59
C21	4.68	375.00	0°42'00"	2.34	S49°19'36"W	4.68
C22	41.65	20.00	119°18'29"	34.16	S09°17'23"W	34.52
C23	28.18	163.00	10°00'54"	14.13	S84°23'49"E	28.15
C24	35.35	200.00	10°00'54"	17.73	S84°23'49"E	35.30
C25	41.57	235.00	10°00'54"	20.84	S84°23'49"E	41.51
C26	169.85	250.00	38°55'23"	88.38	N70°47'34"W	166.66
C27	113.98	215.00	30°22'00"	58.35	S75°54'29"W	112.62
C28	37.86	20.00	108°19'18"	25.44	N55°48'13"W	31.98
C29	27.80	20.00	79°39'11"	16.44	S88°58'37"W	25.64
C30	94.24	410.00	13°19'18"	47.33	S34°05'24"W	94.04
C31	399.03	410.00	55°48'48"	216.98	S27°37'34"W	383.47
C32	182.72	445.00	23°31'28"	92.67	S34°31'09"W	181.44
C33	137.78	445.00	17°43'48"	69.41	S13°53'24"W	137.15
C34	36.37	20.00	104°10'56"	25.68	N87°06'58"E	31.56
C35	204.22	375.00	31°18'18"	104.71	S73°24'56"W	201.71
C36	118.87	375.00	18°06'12"	59.63	S08°44'46"W	117.78

IRRIGATION WATER RIGHTS RELEASE

The property included in this plat has petitioned for and been removed from all future irrigation rights.

Date: 07/07/01 [signature]

Recorded Inst. No. [illegible]

LINE TABLE		
LINE	LENGTH	BEARING
L1	38.76	S00°15'20"E
L2	25.00	S00°15'20"E
L3	28.00	S00°15'20"E
L4	58.00	S38°40'13"V
L5	23.00	S38°40'13"V
L6	23.00	S38°40'13"V
L7	6.34	S38°40'13"V
L8	3.00	N51°19'47"V
L9	39.46	N51°19'47"V
L10	23.83	N61°27'31"V
L11	34.76	N61°27'31"V
L12	80.23	N61°27'31"V
L13	22.87	S00°15'20"E
L14	27.91	S00°15'20"E
L15	6.29	N87°30'26"V
L16	43.29	N87°30'26"V
L17	43.29	N87°30'26"V
L18	56.07	N87°30'26"V
L19	13.67	S38°40'13"V

BOUNDARY DESCRIPTION

Part of the NE 1/4 of Section 18, Township 4 North, Range 39 East, B.M., Jefferson County, Idaho described as:

Beginning at a point that is S 00°02'00" W 673.58 feet along the west line of Bennett Street in the City of Rigby from the N 1/4 corner of said Section 18 and East 663.66 feet to the point of beginning and running thence S 00°15'20" E, 455.01 feet; thence N 70°47'34" W, 17.17 feet to a point on a curve; thence curving to the left along said curve 10.62 feet (Curve Data, Delta = 60°26'54", Radius = 250.00 feet) chord bears N 72°01'01" W, 10.62 feet; thence S 00°15'20" E, 246.30 feet; thence S 70°45'17" W, 311.13 feet; thence S 00°15'20" E, 435.10 feet; thence N 89°24'00" E, 453.18 feet; thence South, 48.00 feet; thence N 89°24'00" E, 311.33 feet; thence N 00°41'00" W, 165.53 feet; thence N 89°41'00" E, 3.38 feet; thence N 00°41'00" W, 200.00 feet; thence N 89°41'00" E, 2.50 feet; thence N 00°41'00" W, 263.63 feet; thence S 89°40'33"W, 11.79 feet; thence N 00°32'00" E, 485.76 feet; thence N 89°25'13" E, 241.00 feet; thence N 07°30'26" W, 148.04 feet to a point on a non-tangent curve; thence curving to the right along said curve 514.81 feet, (Curve Data, Delta = 13°49'35", Radius = 2136.33 feet) chord bears N 12°51'39" E, 513.66 feet; thence N 51°19'47" W, 130.63 feet to a point on a non-tangent curve; thence curving to the right along said curve 47.18 feet, (Curve Data, Delta = 20°57'30", Radius = 129.00 feet) chord bears S 39°11'29" W, 46.92 feet; thence S 38°40'13" W, 138.00 feet to a point on a curve; thence curving to the left along said curve 47.12 feet (Curve Data, Delta = 90°00'00", Radius = 30.00 feet) chord bears S 06°19'47" E, 42.43 feet; thence S 38°40'13" W, 58.00 feet; thence N 51°19'47" W, 123.77 feet; thence S 00°32'00" E, 110.50 feet; thence S 89°44'00" W, [illegible] feet; thence S [illegible] to a point on a non-tangent curve; thence curving to the left along said curve [illegible] feet (Curve Data, Delta = [illegible], Radius = 385.00 feet) chord bears [illegible] feet; thence S 89°44'00" W, 153.31 feet to the point of beginning.

Parcel contains 20.[illegible] acres

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS: that we the undersigned are all of the owners of the tract of land included within the Boundary Description shown hereon and have caused the same to be platted and divided into Blocks, Lots, and Streets to be hereafter known as Rigby Town Square Division No. 1, an addition to Jefferson County, Idaho, and we do hereby dedicate to the Public all streets, and rights-of-way shown hereon. The easements shown hereon are not dedicated to the public but the right to use said easements are hereby perpetually reserved for public utilities, roadway slopes, drainage or for any other use designated on the plat. We also certify that the lots shown on this plat are eligible and will receive water from the City of Rigby municipal water system and said city has agreed in writing to serve said lots.

IN WITNESS WHEREOF, we have hereunto set our [illegible] this 29 day of June, 20[illegible]

KAREN BARBER - MANAGER \ MEMBER

[illegible] - MANAGER \ MEMBER

DR. ROBERT L. CALL - MANAGER \ MEMBER

LOLA SHEWARD - MANAGER \ MEMBER

[illegible] - MANAGER \ MEMBER

ACKNOWLEDGMENT

STATE OF IDAHO
County of Jefferson

On this 29 day of June, 20 01, before me the undersigned, a Notary Public in and for said State, personally appeared Karen Barber, [illegible] Call, [illegible] Sheward, and Lola Sheward, known or identified to me to be the managing members of Rock Creek, LLC, the Limited Liability Company that executed the attached Owner's Certificate and acknowledged to me that such company executed the same. IN WITNESS WHEREOF: I have set my hand and affixed my official seal the day and year first above written.

Christina Boulter

Notary Public for the State of Idaho
Residing at Rigby, ID
Commission Expires/Date 12/18/05

SURVEYOR'S CERTIFICATE

I, Kim H. Leavitt, a registered professional surveyor in the State of Idaho do hereby certify that the survey of this subdivision, designated as Rigby Town Square Division No. 1 was made by me or under my direction, and that said subdivision is truly and correctly platted as provided by law and in accordance with the accompanying plat as described in the Owner's Dedication.

Date: 7/11/01

Kim H. Leavitt, P.L.S.

PROFESSIONAL LAND SURVEYOR REGISTERED 4563 STATE OF IDAHO KIM H. LEAVITT

SHEET 1 OF 2

HARPER-LEAVITT ENGINEERING,
PROFESSIONAL ENGINEERS AND LAND SURVEYORS
905 N. CAPITAL AVE., P.O. BOX 50691, IDAHO FALLS, IDAHO 83405 (208) 524-

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