temp001 (9590x7268x2 tiff)

AMMON PARK CENTER
DIVISION NO 3

1319310 A-92 12-19-2008

AMMON PARK CENTER
DIVISION NO. 3
CITY OF AMMON, BONNEVILLE COUNTY, IDAHO

PART OF THE SOUTHEAST 1/4 OF SEC. 22, T. 2 N., R. 38 E.B.M.

EAST 1/4 COR. SEC. 22,
T. 2 N., R. 38 E.B.M.
(INST. NO. 821879)

SURVEYOR'S APPROVAL

I, certify that I have examined this plat and find it to be correct and acceptable as required by Section 50-1305 of the Idaho Code.

Steven H. Rounds P.L.S. — 11/20/08 Date
Idaho License No. 12640

IRRIGATION CERTIFICATE

The property remains in the Progressive Irrigation District and to satisfy the requirements of Idaho Code Section 31-3805, subsection (1)(b), a signed Water Use and Assessment Agreement between the City of Ammon, Idaho, the Developer and the Irrigation District is pending.

CITY COUNCIL APPROVAL

Presented to the Ammon City Council this 21st day of December A.D., 2008, at which time this subdivision was approved and accepted.

C. Bruce Ard, Mayor — City Clerk

City Engineer

NOTES

Indicates a 1/2"x24" iron rod placed with a yellow plastic cap marked L.S. 722.

Indicated a 1/2"x24" iron rod found with a yellow plastic cap marked L.S. 722.

Indicates a 5/8"x30" iron rod placed with a yellow plastic cap marked L.S. 722.

Indicates a 5/8"x30" iron rod found with a yellow plastic cap marked L.S. 722.

A 15 foot wide public utility easement is hereby reserved within each lot along all road frontages.

The basis of bearing for this plat is the 2004 City of Idaho Falls Control Data.

TREASURER'S CERTIFICATE

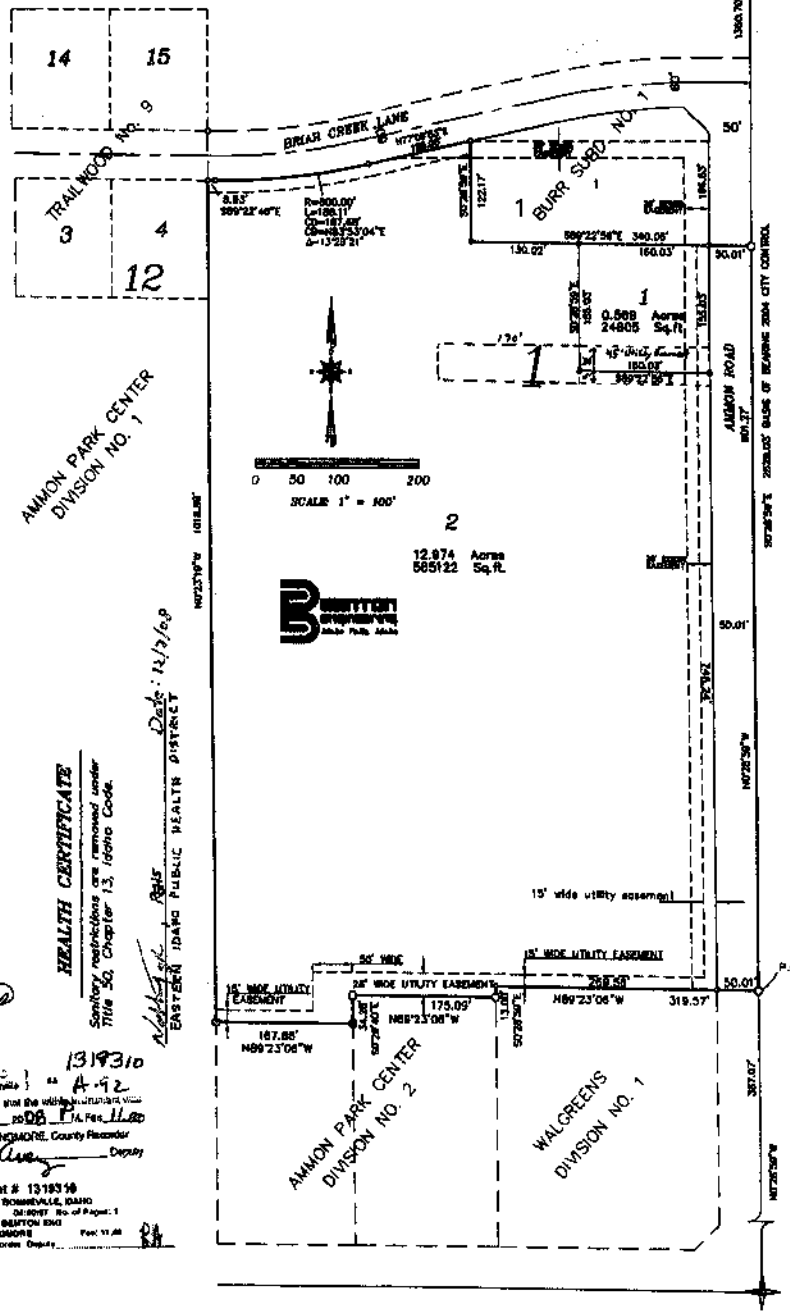
I, Mark Hansen, County Treasurer in and for the County of Bonneville, per the requirements of Section 50-1308, Idaho Code, do hereby certify that all County property taxes for the property included in this proposed subdivision are current.

Date: 11/21/08 — Mark Hansen by Jennifer Jones
County Treasurer

SURVEYOR'S CERTIFICATE

I, David E. Benton, a Professional Engineer and Land Surveyor, do hereby certify that at the request of the owners I have surveyed the tract of land shown on this plat and described hereon to be known as Ammon Park Center Division No. 3, City of Ammon, Bonneville County, Idaho.

David E. Benton P.E.L.S.
Idaho License No. 722



HEALTH CERTIFICATE
Sanitary restrictions are removed under Title 50, Chapter 13, Idaho Code.
Date: 12/3/08
EASTERN IDAHO PUBLIC HEALTH DISTRICT

1319310
State of Idaho } ss
County of Bonneville } A-92
I hereby certify that the within instrument was filed 12-19 2008 P M. Fee 11.00
RONALD LONGMORE, County Recorder
By ____ Deputy

Instrument # 1319310
IDAHO FALLS, BONNEVILLE, IDAHO
12-19-2008 08:00:07 No. of Pages: 1
Recorded for : BENTON ENG
RONALD LONGMORE Fee: 11.00
Ex-Officio Recorder Deputy

RECORDER'S INSTRUMENT NO. 1319310

STATE OF IDAHO)
COUNTY OF BONNEVILLE) S.S.

Recorded and filed at the request of Benton Eng / City of Ammon
Date 12-19-08 Book A-92 Time 4:10 PM Fee 11.00

County Recorder

LEGAL DESCRIPTION

Beginning at a point that is N00°28'59"W 367.07 feet from the Southeast Corner of Section 22 Township 2 North, Range 38 East of the Boise Meridian, said point also being the Northeast Corner of Walgreens Division No. 1, City of Ammon, Bonneville County, Idaho as shown on the recorded plat thereof and running thence N89°23'06"W 319.57 feet; S00°28'59"E 13.00 feet; thence N89°23'06"W 175.09 feet; thence S00°29'40"E 34.06 feet; thence N89°23'06"W 167.88 feet; thence N00°23'19"W 1018.66 feet along the East line of Ammon Park Center Division No. 1, City of Ammon, Bonneville County, Idaho as shown on the recorded plat thereof to a point on the South line of The Burr Subdivision, Division No. 1, City of Ammon, Bonneville County as shown on the Recorded plat thereof; thence the following 5 courses along the Southern line of Said Subdivision 1) S89d22'46"E 6.93 feet to a point of curve having a radius of 800.00 feet and chord that bears N83°53'04"E 187.68 feet; thence 2) to the left along said curve 188.11 feet through a central angle of 13°28'21"; thence 3) N77°08'53"E 128.00 feet; thence 4) S00°28'59"E 122.17 feet; thence 5) S89°22'56"E 340.06 feet; thence S00°28'59"E 601.27 feet along the Section line to the point of beginning, containing 14.577 acres.

DEED OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we the undersigned are the owners of the tract of land included in the boundary description shown hereon and have caused the same to be platted and divided into blocks, lots, streets and easements to be hereafter known as Ammon Park Center, Division No. 3, City of Ammon, Bonneville County, Idaho.

BE IT FURTHER KNOWN that we do hereby dedicate to the Public all streets and rights-of-way shown hereon, that we also grant and convey to the Public all public utility easements shown hereon and that we hereby warrant and shall defend the estate subject to such dedication and conveyances in the quiet and peaceful possession of the Public against said owners and their heirs and assigns, and against every person whomsoever who lawfully holds or who later claims to have lawfully held any rights in said estate as of the date hereof. We also certify that the lots within this subdivision will receive water from the City of Ammon Municipal Water System and that the said City of Ammon has agreed in writing to serve said lots.

IN WITNESS WHEREOF: We have hereunto set our hands this 20th day of November 2008.

Command Properties, LLC

Dean M. Mortimer, President

ACKNOWLEDGEMENT

State of Idaho)
County of Bonneville) S.S.

On this 20th day of November 2008, before me, the undersigned, a Notary Public in and for said State, personally appeared Dean M. Mortimer, known or identified to me to be a managing member in the limited liability company of Command Properties, LLC., an Idaho Limited Liability Company, and the person who subscribed said company name to the attached Owner's Dedication and acknowledged to me that he executed the same.

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my official seal the day and year first above written.

Notary Public for the State of Idaho
Residing at Ammon, ID
Commission Expiration Date: 9/21/13

NOTARY PUBLIC — STATE OF IDAHO