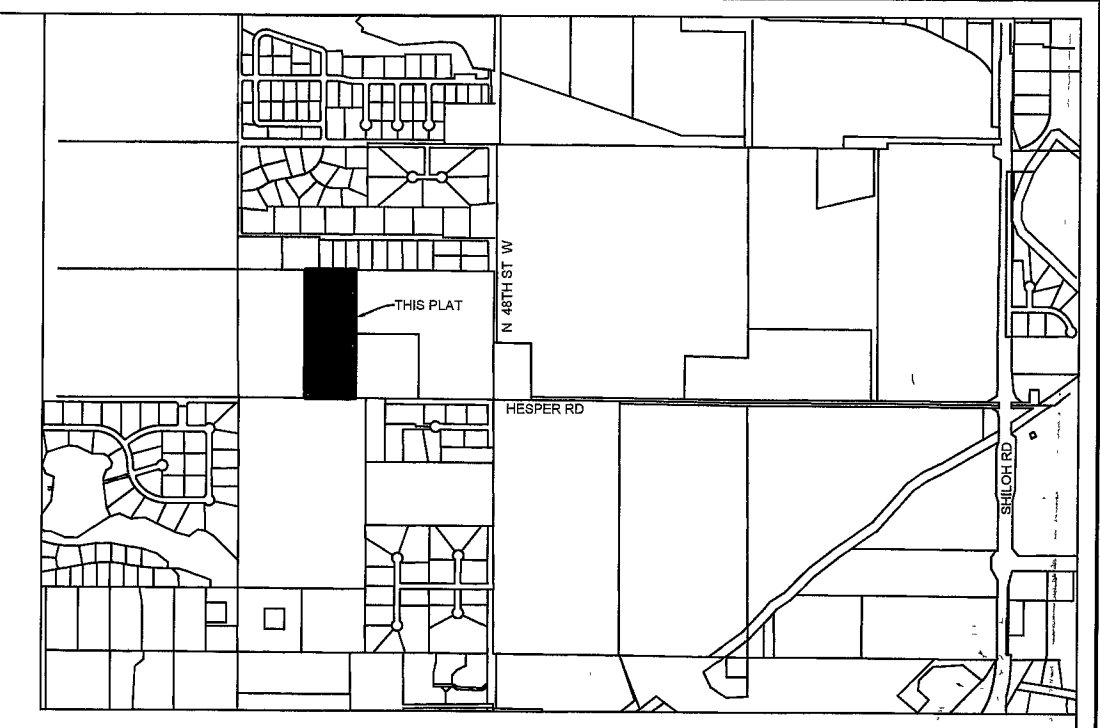


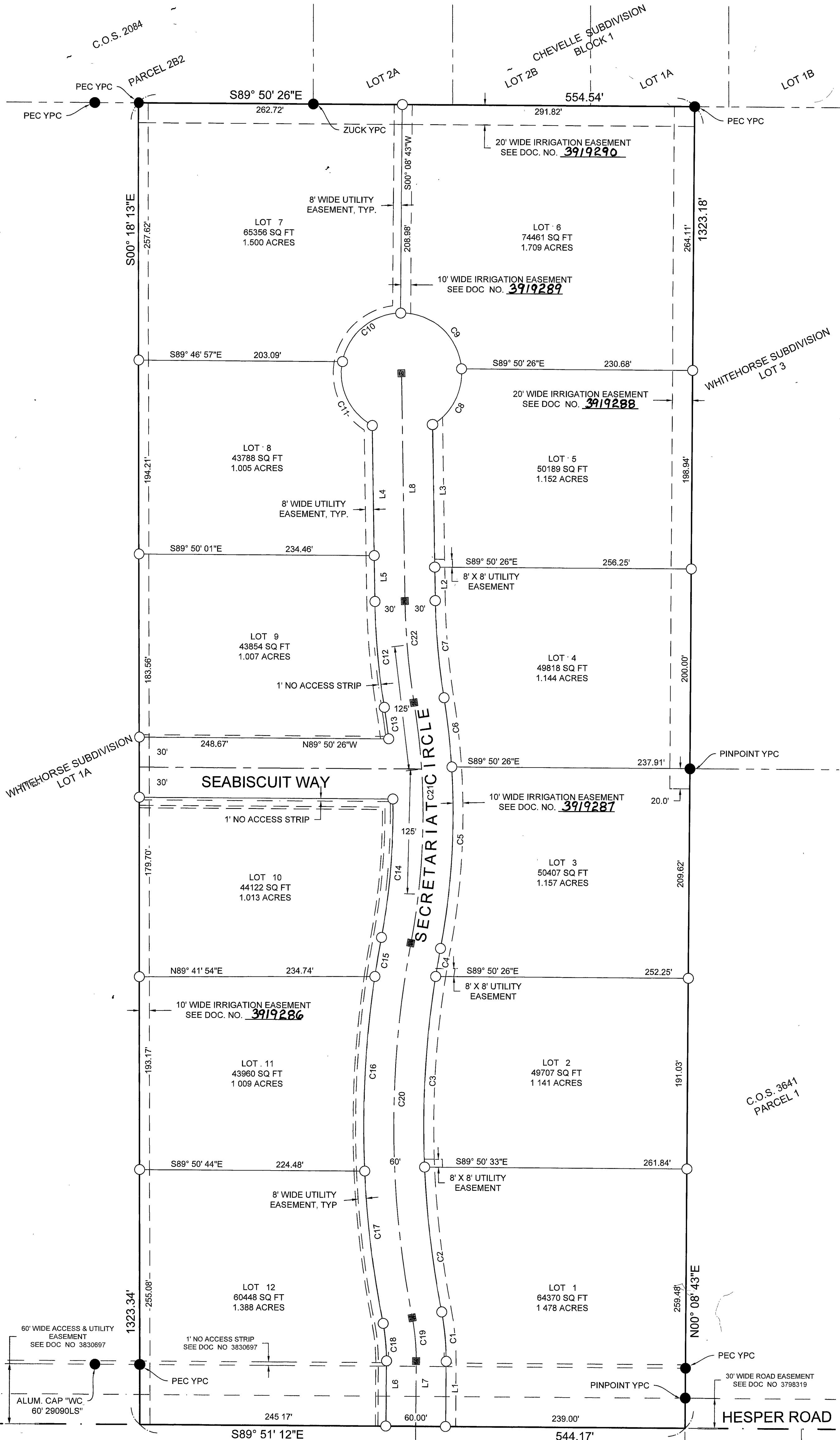
PLAT OF WHITEHORSE ESTATES SUBDIVISION, 1ST FILING

BEING LOT 2A OF THE AMENDED PLAT OF LOTS 1 AND 2 OF THE PLAT OF WHITEHORSE SUBDIVISION
 LOCATED IN THE S 1/2 OF THE SE 1/4 OF SECTION 16, T. 01 S., R. 25 E., P.M.M., YELLOWSTONE COUNTY,
 MONTANA



PREPARED FOR: NEXCO, LLC
 PREPARED BY: PERFORMANCE ENGINEERING, LLC

TOTAL AREA OF SUBDIVISION = ±16.688 ACRES
 DECEMBER 2018



CERTIFICATE OF DEDICATION

STATE OF MONTANA)
 County of Yellowstone)

KNOW ALL BY THESE PRESENTS, That the undersigned owners of the following described tract of land, do hereby certify that they have caused to be surveyed, subdivided and platted into lots, blocks, and streets as shown on the annexed plat, said tract being situated in the S 1/2 of SE 1/4 of Section 16, Township 01 South, Range 25 East, P.M.M., Yellowstone County, Billings, Montana, said tract being more particularly described as Lot 2A of the amended plat of Whitehorse Subdivision containing a gross area of 16.688 acres, and a net area of 14.703 acres, more or less.

Pursuant to Section 76-3-621(4), M.C.A., the parkland requirement for this subdivision has been met by Cash Donation.
 The undersigned hereby grants unto all utility companies, as such are defined and established by Montana Law, and cable television companies, an easement for the location, maintenance, repair and removal of lines over, under and across the areas designated on the plat as Utility Easement to have and hold forever.

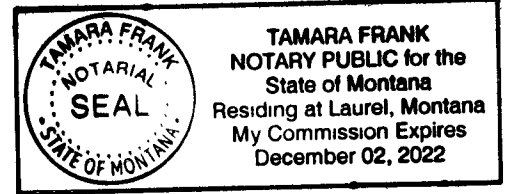
Said tract to be known and designated as WHITEHORSE ESTATES SUBDIVISION, 1ST FILING and the lands included in all streets and avenues as designated on the plat are hereby granted and donated to the public forever.

NEXCO, LLC
David Dorn
 David Dorn, Managing Member

STATE OF MONTANA)
 County of Yellowstone)

On this 27 day of February, 2020 before me, a Notary Public in and for the State of Montana, personally appeared David Dorn, known to me to be the managing member of NEXCO LLC, known to me to be the persons who signed the foregoing instrument and who acknowledged to me that they executed the same "Witness my hand and seal the day and year herein above written."

Tamara Frank
 Notary Public in and for the State of Montana
 Printed Name
 Residing at
 My commission expires



CERTIFICATE OF APPROVAL

STATE OF MONTANA)
 County of Yellowstone)

We hereby certify that we have examined the plat of WHITEHORSE ESTATES SUBDIVISION, 1ST FILING and find that said plat conforms with the requirements of the law of the State of Montana and the Yellowstone County Subdivision Regulations. It is therefore approved and the dedication to public use of any and all lands shown on this plat as being dedicated to such use are accepted.

IN WITNESS WHEREOF, we have set our hands and the seal of Yellowstone County, Montana, this 5 day of May, 2020

BOARD OF COUNTY COMMISSIONERS
 YELLOWSTONE COUNTY MONTANA
 Attest
 Clerk and Recorder
 Chairman

NOTICE OF APPROVAL

STATE OF MONTANA)
 County of Yellowstone)

This plat has been approved for filing by the Yellowstone County Board of Planning and conforms to the recommendations of this board.

3.9.20 *Woody Woods*
 Date President
Myrtle Evans
 Executive Secretary



CERTIFICATE OF CITY/COUNTY HEALTH DEPARTMENT

This subdivision Plat has been reviewed and approved by the Riverstone Health Department and the State Department of Environmental Quality.
Christina Miller 3/15/2020 ESH-18-1975
 Health Officer or Authorized Representative
 Riverstone Health

CERTIFICATE OF COUNTY TREASURER

I hereby certify, pursuant to Section 76-3-207(3) MCA, that the accompanying plat has been duly examined and that all real property taxes and special assessments assessed and levied on the land have been paid.

Dated this 27th day of March, 2020
Mona Blunt
 Yellowstone County Treasurer

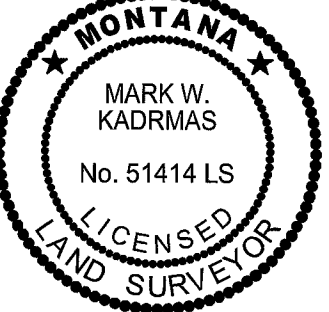
CERTIFICATE OF COUNTY ATTORNEY

This document has been reviewed by the County Attorney and it is acceptable as to form.
 Dated this 27th day of March, 2020
 Reviewed by *Mark A. Engler*

CERTIFICATE OF SURVEYOR

I, the undersigned Mark W. Kadmas, Registered Land Surveyor, do hereby certify that this survey was done under my direct supervision and the accompanying Certificate of Survey was prepared in accordance with the provisions of the Montana Subdivision and Platting Act, Sections 76-3-101 through 76-3-625 MCA.

Dated this 27th day of February, 2020
Mark W. Kadmas
 Mark W. Kadmas, PLS 51414LS



MC - 3919282
 SUBDIVISION IMPROVEMENTS AGREEMENT
 Document No. 3919283
 Health 3919284
 Irrigation EASEMENT AGREEMENT
 Document No. 3919285

IRRIGATION EASEMENT AGREEMENT
 Document No. 3919287
 IRRIGATION EASEMENT AGREEMENT
 Document No. 3919288
 IRRIGATION EASEMENT AGREEMENT
 Document No. 3919289
 Irrigation Easement
 3919290

UTILITY EASEMENT AGREEMENT
 Irrigation
 Document No. 3919286

BASIS OF BEARINGS

Bearings shown on this survey are derived from a low distortion Lambert Conformal Conic single parallel projection with parameters as follows:

Latitude of origin: 45° 47' 00" N
 Longitude of origin: 108° 25' 00" W
 Mapping scale factor 1.0001518

Grid distances shown hereon are - for practical purposes - equal to ground distances

SURVEYORS NOTE
 For practical purposes, measured distances = record distances

LEGEND

- = FOUND MONUMENT, AS DESCRIBED
- = SET 1/2" X 18" RB W/ PEC YPC, UNLESS OTHERWISE NOTED
- = SECTION LINE
- = SUBDIVISION BOUNDARY
- = LOT BOUNDARY
- - - = EXISTING LOT BOUNDARY
- - - = EXISTING EASEMENT LINE

Curve Table			
Curve #	Length	Radius	Delta
C1	50.96	260.00	011°13'44"
C2	144.94	970.00	008°33'40"
C3	191.59	970.00	011°19'00"
C4	28.31	970.00	001°40'20"
C5	182.41	730.00	014°19'01"
C6	69.85	730.00	005°28'57"
C7	97.76	670.00	008°21'36"
C8	66.37	60.00	063°22'51"
C9	90.74	60.00	086°39'09"

Curve Table			
Curve #	Length	Radius	Delta
C10	81.68	60.00	077°59'48"
C11	75.37	60.00	071°58'13"
C12	106.51	730.00	008°21'36"
C13	31.95	670.00	002°43'57"
C14	139.39	670.00	011°55'12"
C15	39.55	1030.00	002°12'00"
C16	195.52	1030.00	010°52'35"
C17	152.33	1030.00	008°28'25"
C18	39.07	200.00	011°11'36"

Curve Table			
Curve #	Length	Radius	Delta
C19	45.01	230.00	011°12'49"
C20	376.12	1000.00	021°33'00"
C21	241.90	700.00	019°47'58"
C22	102.14	700.00	008°21'36"

Line Table		
Line #	Length	Direction
L1	65.21	N00° 08' 48" E
L2	33.45	N01° 06' 00" W
L3	142.83	N01° 06' 00" W
L4	130.30	N01° 06' 00" W
L5	45.98	N01° 06' 00" W
L6	65.21	N00° 08' 48" E
L7	65.21	N00° 08' 48" E
L8	228.24	N01° 06' 00" W

608 NORTH 29TH STREET
 BILLINGS, MT 59101
 OFFICE - 406-384-0080
 www.performance-ec.com

PERFORMANCE ENGINEERING

1 OF 1

DRAWN BY: MWK CHECKED BY: CPD DATE: 8/28/2019 COPYRIGHT 2018 ©