

1/4 CORNER
C.P.M. INSTR. NO. 9224810

REAL POINT OF BEGINNING (INITIAL POINT)
SET 2" X 36" PIPE OVER 5/8" IRON PIN W/ PLASTIC CAP

PLAT SHOWING
RIVERSIDE RANCHES SUBDIVISION
A RESUBDIVISION OF ALL OF LOT 22 & PORTIONS OF LOTS 20, 23, 24 & 29 OF STEIN'S
SUBDIVISION AND ACCRETION LAND THERETO, ALL IN THE NE 1/4, SEC. 23, T.4N., R.1E., B.M.,
GARDEN CITY, ADA COUNTY, IDAHO
1993
STEIN'S SUBDIVISION
• HUBBLE ENGINEERING, INC. •
BOISE, IDAHO

OK 63 page 6347

BASIS OF BEARING
ROS INSTR. NO. 8118771



UNPLATTED
(RECORD OF SURVEY NO. 1760)

SCALE: 1" = 60'

- LEGEND**
- ④ FOUND BRASS CAP
 - ③ SET 5/8" X 3/8" IRON PIN WITH PLASTIC CAP
 - ② SET 1/2" X 24" IRON PIN WITH PLASTIC CAP
 - ① FOUND 5/8" IRON PIN
 - CALCULATED POINT
 - △ PROPERTY BOUNDARY
 - PUBLIC UTILITIES, DRAINAGE AND IRRIGATION EXCEPT 15' FROM PROPERTY LINE, EXCEPT AS NOTED.
 - CENTERLINE
 - LOT LINE

(94612)

DATA OF RECORD

- NOTES**
- 1) MINIMUM BUILDING SETBACK LINES SHALL BE IN ACCORDANCE WITH THE ZONING ORDINANCE AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT.
 - 2) ALL LOT LINES COMMON TO A PUBLIC RIGHT-OF-WAY LINE OR TO LOT 1, BLOCK 1, HAVE A TEN (10) FOOT WIDE PERMANENT PUBLIC UTILITIES DRAINAGE, IRRIGATION, AND/OR FLOOD CONTROL EASEMENT, EXCEPT AS NOTED.
 - 3) THIS SUBDIVISION IS SUBJECT TO COMPANION MAP THE DIVISION CODE SECTION 31-3-03 CONVEYANCE REGISTRATION WATER.
 - 4) ANY RESUBDIVISION OF THIS PLAT SHALL COMPLY WITH THE APPLICABLE ZONING ORDINANCE AT THE TIME OF RESUBDIVISION.
 - 5) ALL LOTS WITH THIS SUBDIVISION ARE SIZE-FAMILY RESIDENTIAL LOTS, EXCEPT LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.
 - 6) ALL LOTS WITH THIS SUBDIVISION ARE SIZE-FAMILY RESIDENTIAL LOTS, EXCEPT LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.
 - 7) REFER TO RECORD OF SURVEY NO. 228 FOR ADDITIONAL SURVEY INFORMATION.
 - 8) LOTS 6 AND 11, BLOCK 1, ARE COMMON AREA LOTS SUBJECT TO A BLANKET IRRIGATION EASEMENT FOR OPERATION AND MAINTENANCE OF THE 54' CENTER CANAL.

CURVE DATA 1

CURVE	RADIUS	LENGTH	CHORD	BEARING	BETA
C-1	20.00'	31.97'	28.67'	S 46°45'54" W	91°34'39"
C-2	108.25'	38.51'	29.28'	N 76°58'22" E	21°57'46"
C-3	108.25'	45.97'	45.04'	N 54°31'44" E	41°40'54"
C-4	108.25'	92.13'	89.79'	N 64°58'58" E	44°55'41"
C-5	117.45'	99.38'	96.85'	N 64°58'58" E	44°55'41"
C-6	126.74'	82.70'	81.57'	N 64°58'58" E	44°55'41"
C-7	206.74'	82.70'	81.57'	N 64°58'58" E	44°55'41"
C-8	215.00'	45.44'	45.44'	N 59°27'15" E	12°06'25"
C-9	215.00'	80.25'	79.71'	N 54°00'49" E	22°59'23"
C-10	215.00'	74.83'	73.73'	N 54°00'49" E	22°59'23"
C-11	85.00'	73.97'	73.47'	S 88°53'15" E	31°12'29"
C-12	110.00'	57.89'	56.39'	N 88°53'15" E	21°16'29"
C-13	110.00'	50.95'	50.54'	S 73°58'45" E	8°27'11"
C-14	115.00'	30.27'	29.56'	S 77°44'13" W	28°54'25"
C-15	60.00'	30.27'	29.56'	S 77°44'13" W	28°54'25"
C-16	75.00'	37.84'	37.44'	S 77°44'13" W	28°54'25"
C-17	90.00'	46.41'	44.93'	S 77°44'13" W	28°54'25"

16348

RIVERSIDE RANCHES SUBDIVISION

CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS: THAT MAX A. BOESIGER, INC., AN IDAHO CORPORATION, IS THE OWNER OF THE PROPERTY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LOCATED IN THE NE 1/4 OF SECTION 23, T.4N, R.1E, S.4N, ADA COUNTY, IDAHO, BEING A RESUBDIVISION OF LOT 22 AND PORTIONS OF LOTS 20, 23, 24, AND 25 OF STEIN'S SUBDIVISION AND ACCRETION LANDS THEREON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A BRASS CAP MARKING THE NORTH QUARTER-CORNER OF SAID SECTION 23; THENCE SOUTH 07°38'11" WEST 1331.09 FEET TO THE C-N 1/4 CORNER; THENCE SOUTH 89°01'23" EAST 180.58 FEET TO THE REAL POINT OF BEGINNING (INITIAL POINT) WHICH POINT IS ON A FENCE LINE AND IS THE BOUNDARY LINE FENCE DESCRIBED IN THAT CERTAIN QUILCLAIM DEED FROM ARCHIBALD T. STEELE TO DELBERT E. WHITAKER AND IRENE A. WHITAKER DATED OCTOBER 4, 1985 AND RECORDED OCTOBER 21, 1985, AS INSTRUMENT NO. 8355609, RECORDS OF ADA COUNTY, IDAHO WHICH IS ALSO THE SAME BOUNDARY LINE FENCE DESCRIBED IN THAT CERTAIN QUILCLAIM DEED FROM DELBERT E. WHITAKER AND IRENE A. WHITAKER TO ARCHIBALD T. STEELE DATED OCTOBER 4, 1985 AND RECORDED OCTOBER 7, 1985, AS INSTRUMENT NO. 8553205, RECORDS OF ADA COUNTY, IDAHO; THENCE NORTH 03°22'51" EAST ALONG THAT BOUNDARY LINE FENCE 87.91 FEET TO A POINT; THENCE SOUTH 86°39'35" EAST ALONG THAT BOUNDARY LINE FENCE 164.81 FEET TO A POINT; THENCE SOUTH 87°38'31" EAST ALONG THAT BOUNDARY LINE FENCE A DISTANCE OF 932.28 FEET TO THE WEST BOUNDARY OF ARNEY LANE, FORMERLY KNOWN AS EVELYN AVENUE (FORMERLY SOUTH 87°38'31" EAST 948.12 FEET, MORE OR LESS, AS SHOWN BY INSTRUMENT NO. 8555609, RECORDS OF ADA COUNTY, IDAHO), WHICH POINT IS DESCRIBED AS THE NORTHEAST CORNER OF LOT 23 OF STEIN'S SUBDIVISION (BOOK 3 OF PLATS AT PAGE 105, RECORDS OF ADA COUNTY, IDAHO) ACCORDING TO RECORD OF SURVEY NO. 228, INSTRUMENT NO. 8118777, RECORDS OF ADA COUNTY, IDAHO; THENCE SOUTH 00°58'54" WEST 861.80 FEET ALONG THE WEST BOUNDARY OF ARNEY LANE TO A POINT; THENCE NORTH 89°01'23" WEST 21.17 FEET TO A POINT; THENCE SOUTH 02°55'57" WEST 63.60 FEET TO A 5/8" IRON PIN IN A FENCE WHICH IS ON THE EASTERLY BANK OF A SLOUGH OF THE BOISE RIVER AND THE SOUTH BOUNDARY OF LOT 22 OF STEIN'S SUBDIVISION, WHICH POINT IS NORTH 89°01'23" WEST 23.00 FEET FROM THE SOUTHEAST CORNER OF LOT 22 OF STEIN'S SUBDIVISION; THENCE ALONG THIS FENCE AND THE EASTERLY BANK OF THE SLOUGH SOUTH 04°59'27" EAST 89.00 FEET TO A 5/8" IRON PIN; THENCE CONTINUING ALONG THIS FENCE AND THE EASTERLY BANK OF THE SLOUGH SOUTH 02°39'24" EAST 38.54 FEET TO A POINT ON THE SOUTHWESTERLY BOUNDARY OF LOT 20 OF STEIN'S SUBDIVISION; THENCE ACROSS THE SLOUGH AND ALONG THE SOUTHWESTERLY BOUNDARY OF LOT 20 OF STEIN'S SUBDIVISION AND CONTINUING ALONG THIS FENCE NORTH 54°30'01" WEST 224.05 FEET TO A 5/8" IRON PIN WHICH IS THE NORTHWEST CORNER OF LOT 20 AND THE SOUTHWEST CORNER OF LOT 22 OF STEIN'S SUBDIVISION; THENCE CONTINUING NORTH 54°30'01" WEST AND ALONG THE SOUTHWESTERLY BOUNDARY OF LOT 22 AND THIS FENCE 810.81 FEET TO A 5/8" IRON PIN; THENCE LEAVING THE SOUTHWESTERLY BOUNDARY OF LOT 22 OF STEIN'S SUBDIVISION AND CONTINUING NORTH 84°38'42" WEST 49.09 FEET TO A 5/8" IRON PIN; THENCE SOUTH 01°42'56" WEST CONTINUING ALONG THIS FENCE 2.72 FEET TO A 1" IRON PIPE; THENCE NORTH 68°35'59" WEST ALONG A FENCE 481.16 FEET TO A POINT; THENCE NORTH 02°36'30" EAST CONTINUING ALONG THIS FENCE 298.28 FEET TO THE POINT OF BEGINNING, CONTAINING 13.417 ACRES, MORE OR LESS.

IT IS THE INTENTION OF THE UNDERSIGNED TO HEREBY INCLUDE SAID LAND IN THIS PLAT AND TO DEDICATE TO THE PUBLIC THE PUBLIC STREETS AS SHOWN ON THIS PLAT. THE EASEMENTS AND PRIVATE ROAD AS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE USE OF THE PUBLIC, BUT THE RIGHT TO USE SAID EASEMENTS IS HEREBY PERPETUALLY RESERVED FOR PUBLIC UTILITIES AND SUCH OTHER USES AS DESIGNATED HEREON AND NO PERMANENT STRUCTURES ARE TO BE ERRECTED WITHIN THE LINES OF SAID EASEMENTS. ALL LOTS WITHIN THIS PLAT WILL BE FLIGIBLE TO RECEIVE WATER SERVICE FROM AN EXISTING GARDEN CITY MAIN LINE LOCATED IN THE SUBJECT SUBDIVISION, AND THE CITY OF GARDEN CITY HAS AGREED IN WRITING TO SERVE ALL THE LOTS IN THIS SUBDIVISION.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 20th DAY OF August, 1993.
MAX A. BOESIGER, INC.

Max A. Boesiger Jr.
MAX A. BOESIGER JR., PRESIDENT

ACKNOWLEDGEMENT

STATE OF IDAHO }
 } s.s.
COUNTY OF ADA }

ON THIS 20th DAY OF August, 1993, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED MAX A. BOESIGER JR., KNOWN OR IDENTIFIED TO ME TO BE THE PRESIDENT OF MAX A. BOESIGER, INC., AN IDAHO CORPORATION, THE CORPORATION THAT EXECUTED THIS INSTRUMENT OR THE PERSON WHO EXECUTED THIS INSTRUMENT ON BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

11/19/97
MY BOND EXPIRES



[Signature]
NOTARY PUBLIC FOR IDAHO
RESIDING IN BOISE, IDAHO

CERTIFICATE OF SURVEYOR

I, D. TERRY PEUGH, DO HEREBY CERTIFY THAT I AM A LAND SURVEYOR LICENSED BY THE STATE OF IDAHO, AND THAT THIS PLAT AS DESCRIBED IN THE "CERTIFICATE OF OWNERS" WAS DRAWN FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND ACCURATELY REPRESENTS THE POINTS PLATTED THEREON, AND IS IN CONFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

D. TERRY PEUGH 4-28-93 IDAHO NO. 4431

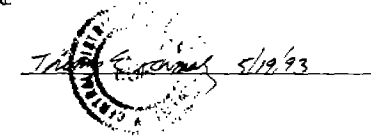


APPROVAL OF ADA COUNTY HIGHWAY DISTRICT

THE FOREGOING PLAT WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE 22nd DAY OF April, 1993.

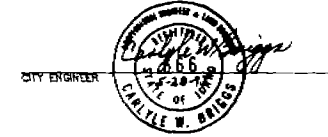
APPROVAL OF CENTRAL DISTRICT HEALTH DEPARTMENT

SANITARY RESTRICTIONS OF THIS PLAT ARE HEREBY REMOVED ACCORDING TO THE LETTER TO BE READ ON FILE WITH THE COUNTY RECORDER OR HIS AGENT LISTING THE CONDITIONS OF APPROVAL.



APPROVAL OF CITY ENGINEER

I, THE UNDERSIGNED, CITY ENGINEER IN AND FOR THE CITY OF GARDEN CITY, ADA COUNTY, IDAHO, HEREBY APPROVE THIS PLAT.



APPROVAL OF CITY COUNCIL

I, THE UNDERSIGNED, CITY CLERK IN AND FOR THE CITY OF GARDEN CITY, ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL HELD ON THE 12th DAY OF February, 93, THIS PLAT WAS DULY ACCEPTED AND APPROVED.

David Chang
CITY CLERK, GARDEN CITY, IDAHO

APPROVAL OF COUNTY SURVEYOR

I, THE UNDERSIGNED, COUNTY SURVEYOR, IN AND FOR ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT AND THAT IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.



CERTIFICATE OF THE COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF ADA, STATE OF IDAHO, PER THE REQUIREMENTS OF I.C. 50-1308 DO HEREBY CERTIFY THAT ANY AND ALL CURRENT AND/OR DELINQUENT COUNTY PROPERTY TAXES FOR THE PROPERTY INCLUDED IN THIS SUBDIVISION HAVE BEEN PAID IN FULL. THIS CERTIFICATION IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

DATE: *Sept 9, 1993*
COUNTY TREASURER
by Karen Witt, Data Clerk

INSTRUMENT NUMBER 9373031

STATE OF IDAHO }
 } s.s.
COUNTY OF ADA }

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF *Hubble Engineering* AT 45 MINUTES PAST 3 O'CLOCK P.M. ON THIS 2nd DAY OF September, 1993 IN BOOK 163 OF PLATS AT PAGES 16347 AND 16348.

K. Larson
DEPUTY 9/11/93

J. David Navarro
EX-OFFICIO RECORDER