

SOUTH FORK RANCH

DIVISION NO. 1

CITY OF SWAN VALLEY, BONNEVILLE COUNTY, IDAHO

PART OF THE N.E. 1/4, SEC. 12, T. 1 N., R. 43 E.B.M.

B

BENTON
ENGINEERING
Idaho Falls, Idaho

CURVE TABLE

NO.	RADIUS	DELTA	ARC	CHORD	TANGENT
1	20.00'	90°18'25"	31.52'	28.36'	20.11'
2	20.00'	89°41'35"	31.31'	28.21'	19.89'
3	475.00'	33°47'45"	280.18'	276.13'	144.30'
4	525.00'	5°49'31"	53.38'	53.35'	26.71'
5	475.00'	2°54'18"	21.32'	21.32'	10.66'
6	525.00'	23°47'45"	309.67'	305.20'	159.49'
7	125.00'	51°20'41"	112.02'	108.31'	60.08'
8	175.00'	20°20'41"	156.82'	151.63'	82.12'
9	375.00'	36°23'46"	238.21'	234.23'	123.28'
10	325.00'	74°42'46"	423.60'	394.40'	248.09'
11	325.00'	4°23'47"	54.94'	54.93'	27.48'
12	20.00'	76°56'56"	26.86'	24.89'	15.89'
13	20.00'	89°53'01"	31.38'	28.26'	19.96'
14	375.00'	23°17'21"	165.08'	163.75'	83.90'
15	120.00'	43°36'30"	91.53'	89.15'	48.01'
16	120.00'	26°32'34"	55.59'	55.10'	28.30'
17	1025.00'	12°39'29"	226.45'	225.99'	113.69'
18	975.00'	9°03'30"	154.15'	153.99'	77.23'
19	975.00'	23°42'17"	403.38'	400.51'	204.62'
20	1025.00'	20°06'18"	359.67'	357.83'	181.70'
21	80.00'	19°08'56"	26.74'	26.61'	13.49'
22	275.00'	4°53'53"	23.67'	23.66'	11.82'
23	275.00'	40°08'43"	192.69'	188.77'	100.49'
24	425.00'	1°26'58"	10.75'	10.75'	5.38'
25	425.00'	34°49'39"	258.34'	254.38'	133.30'
26	100.00'	67°22'49"	117.60'	116.94'	66.67'
27	150.00'	1°12'15"	3.15'	3.15'	1.58'
28	150.00'	66°10'34"	173.25'	163.78'	97.74'
29	475.00'	36°16'37"	300.75'	295.75'	155.61'
30	225.00'	41°25'33"	162.68'	159.16'	85.08'
31	120.00'	3°39'05"	14.34'	14.34'	7.17'
32	375.00'	4°19'23"	28.30'	28.29'	14.15'
33	120.00'	70°09'04"	146.92'	137.92'	84.26'
34	120.00'	82°08'32"	172.04'	172.04'	104.38'
35	150.00'	34°23'43"	78.04'	78.04'	37.14'
36	80.00'	129°05'19"	180.24'	144.47'	168.06'

STATE OF IDAHO
County of Bonneville
I hereby certify that the within instrument
was filed 12-9-92
RONALD LANGMAE
Notary Public
Raymond Kestine

BOUNDARY DESCRIPTION

Beginning at the North Quarter corner of Section 12, Township 1 North, Range 43 East of the Boise Meridian and running thence S.89°56'09"E. along the North line of said Section 12 409.39 feet; thence S.0°02'27"E. 469.26 feet; thence S.12°39'48"E. 327.92 feet; thence S.75°38'52"E. 338.05 feet to a point on a curve with a radius of 120.00 feet and a chord that bears N.48°55'44"E. 157.68 feet; thence to the right along said curve 172.04 feet thru a central angle of 82°08'32"; thence East 71.73 feet to a point of curve with a radius of 120.00 feet and a chord that bears S.72°48'09"E. 70.96 feet; thence to the right along said curve 72.04 feet thru a central angle of 34°23'43"; thence S.55°36'17"E. 144.17 feet; thence S.35°09'12"E. 21.35 feet; thence S.42°32'36"E. 99.74 feet; thence S.55°36'17"E. 141.41 feet; thence S.66°29'32"E. 158.83 feet; thence S.55°36'17"E. 133.52 feet to a point of curve with a radius of 80.00 feet and a chord that bears S.8°58'23"W. 144.47 feet; thence to the right along said curve 180.24 feet thru a central angle of 129°05'19"; thence S.26°04'22"E. 191.55 feet; thence S.27°03'11"W. 1284.44 feet to the East-West centerline of said Section 12; thence N.89°44'38"W. along said centerline, 1133.38 feet to the center of said Section 12; thence N.0°22'18"E. along the North-South centerline of said Section 12, 2635.56 feet to the point of beginning, containing 68.82 acres.

DEED OF DEDICATION

BE IT KNOWN THAT: We the undersigned, do hereby certify that we are the legal owners of the above tract of land and have caused the same to be subdivided into lots, blocks and streets to be known as SOUTH FORK RANCH, Swan Valley City, Bonneville County, Idaho, and we do hereby give, grant and dedicate to the public for perpetual public use all easements shown hereon.

IN WITNESS WHEREOF: We have hereto set our signatures this 12 day of March A.D., 1992

SOUTH FORK RANCH, INC., AN IDAHO CORPORATION

Dale F. Kinsella Dale F. Kinsella, Sec./Treas. *Marshall Geller* Marshall Geller, President

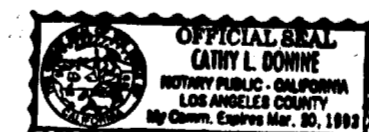
ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
) S.S.
COUNTY OF LOS ANGELES)

Personally appeared before me the undersigned Notary Public, Dale F. Kinsella and Marshall Geller, known to me to be the Sec./Treasurer and President, respectively, of the above named corporation, and that they acknowledged to me that the corporation executed the same for the purpose therein mentioned.

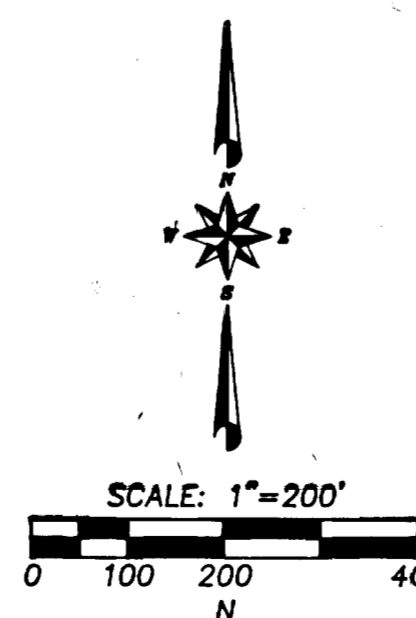
Dated at Los Angeles, this 12th day of November A.D., 1992

Notary Public: Cathy L. Donine
Residing at: 247 S. Sycamore Avenue
Los Angeles, CA 90019
My commission expires: March 20, 1993



NOTES

- indicates a 1/2" x 24" iron rod placed with a yellow plastic cap marked L.S. 722.
- utility easements are 8' thru each lot unless otherwise shown.
- a 10' wide utility easement is reserved along the street side of all lots.
- all private roads to be maintained by the homeowner's association.
- designated wetland by Army Corp of Engineers; no dredge or fill may be placed in this area without permit.



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.

Date: Dec. 9, 1992 *Robert B Butler*
Professional Land Surveyor
Idaho License No. 3435

TREASURER'S CERTIFICATE

I, Lila Jordan, County Treasurer in and for the County of Bonneville, per the requirements of Section 50-1308, Idaho Code, do hereby certify that any and all current and/or delinquent County property taxes for the property included in this proposed subdivision have been paid in full.

1992 Taxes due & payable
Date: Dec. 9, 1992 *Lila J. Jordan*
County Treasurer

CITY APPROVAL

Presented to the Swan Valley City Council this 5 day of November A.D., 1992, at which time this subdivision was approved and accepted.

David Down McVey David Down McVey, City Clerk *Jesse Cromwell* Jesse Cromwell, Mayor

RECORDER'S CERTIFICATE NO. 841187

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

Recorded and filed at the request of _____
Date: 12-9-92 Book: S-101 Time: 4:27 PM Fee: 11.00

Ronald Langmae Ronald Langmae, County Recorder *Jessamine Cony* Jessamine Cony

SURVEYOR'S CERTIFICATE

I, David E. Benton, a Professional 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 it hereon to be known as SOUTH FORK RANCH, City of Swan Valley, Bonneville County, Idaho.

Date: 11-02-92 *David E. Benton*
David E. Benton, Professional Land Surveyor
Idaho License No. 1223

HEALTH CERTIFICATE

Sanitary restrictions are enforced under Title 50, Chapter 13, Idaho Code on each lot.

Date: 9 Nov 92 *Raymond Kestine*
District Seven Health Department

South Fork Ranch Div. No. 1
S 101 841187 12-9-92

