

WAIVER OF COMPENSATION FOR DONATION

Project: Mullan BUILD

Property Owner: Dougherty Ranch LLC

Description of Property:

Tract F of Certificate of Survey No. 6850, located in the NW¼ & SW¼ of Section 7, Township 13 North, Range 19 West and the NE¼ & SE¼ of Section 12, Township 13 North, Range 20 West, P.M.M., Missoula County, Montana

Description of Right-of-Way: 0.68 Acres as shown on Exhibit A (known to the Mullan BUILD project as parcels EB 2-6)

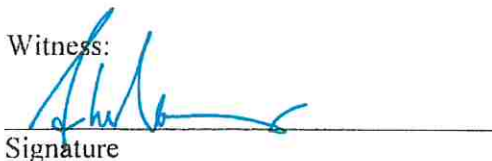
Waiver by Property Owner. The undersigned, having first been informed concerning the right of the property owner to receive an appraisal of and payment for land acquired for public right-of-way, do hereby waive said rights and voluntarily agree to donate the right-of-way needed for the above-named project.

Dated this 10th day of April, 2022.

Dougherty Ranch LLC
a Montana limited liability company


By: Sean Dougherty


By: Brian Dougherty

Witness:

Signature

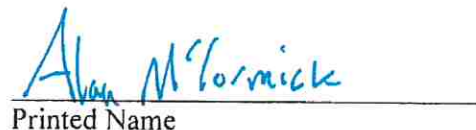
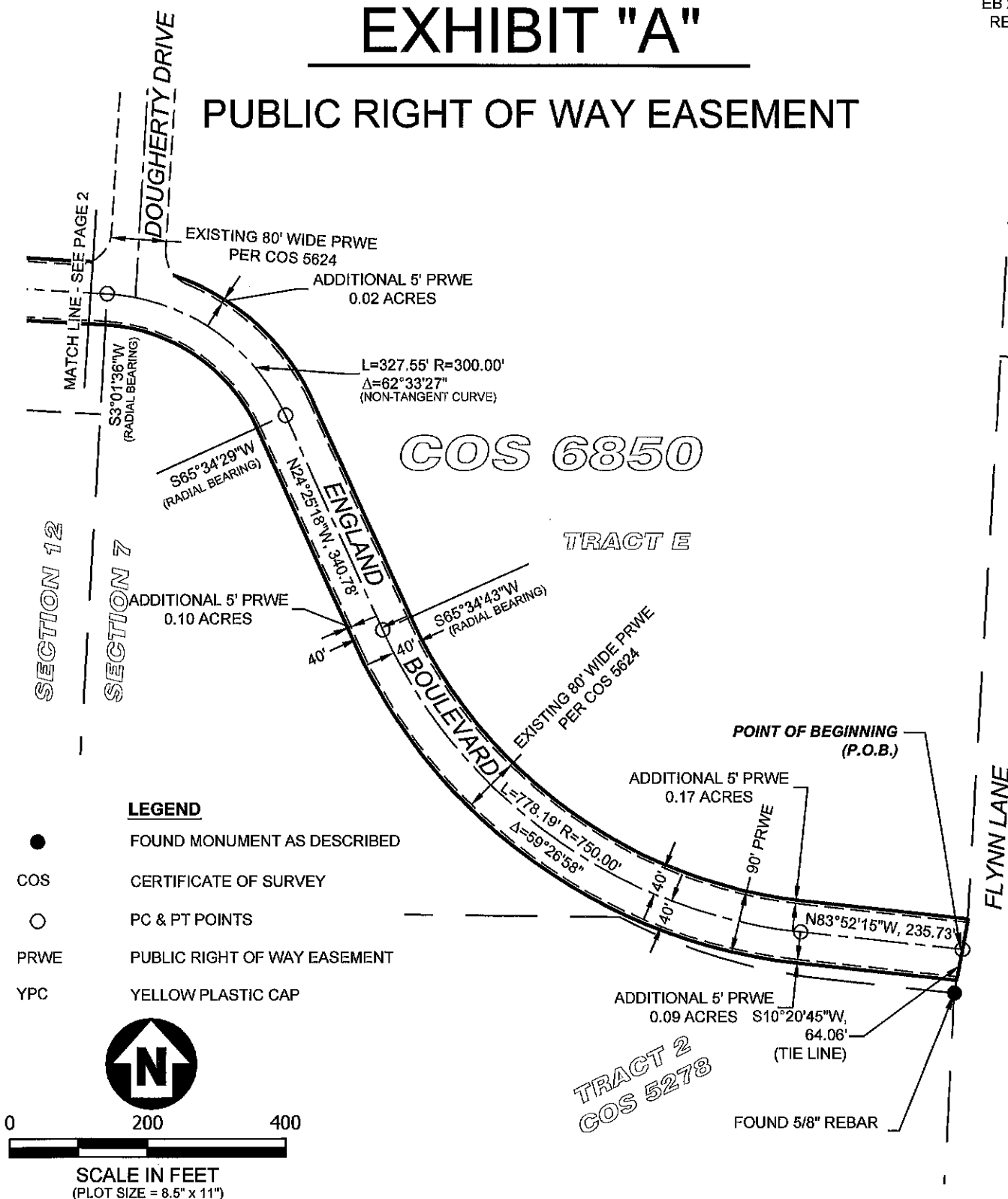

Printed Name

EXHIBIT "A"

PUBLIC RIGHT OF WAY EASEMENT



DJ & D
ENGINEERS
PLANNERS
SURVEYORS

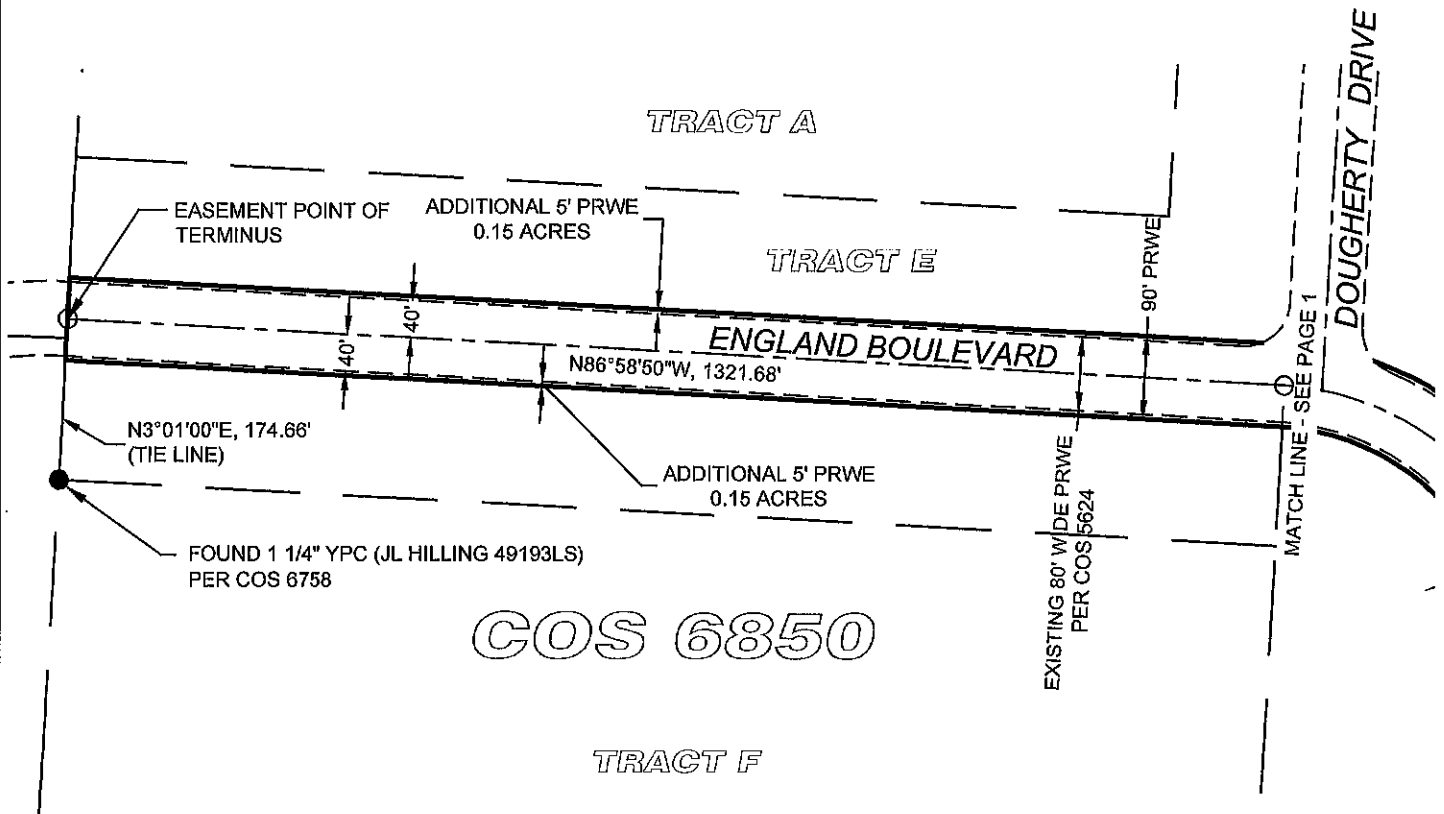
**BASIS OF BEARING: MONTANA STATE PLANE
GRID NORTH BASED ON GNSS OBSERVATION**

APRIL, 2022

4/27/22 1:54 PM KVIN P:2065 MILL AN BUILDING 10.0 RIGHT OF WAY EXHIBIT ENGLAND BOULEVARD 2022-04-27

EXHIBIT "A"

PUBLIC RIGHT OF WAY EASEMENT



LEGEND

- FOUND MONUMENT AS DESCRIBED
- COS CERTIFICATE OF SURVEY
- PC & PT POINTS
- PRWE PUBLIC RIGHT OF WAY EASEMENT
- YPC YELLOW PLASTIC CAP



SCALE IN FEET
(PLOT SIZE = 8.5" x 11")

LOCATED IN THE SE 1/4 AND NE 1/4,
SECTION 12, T. 13 N., R. 20 W., P.M.
MISSOULA COUNTY, MONTANA



ENGINEERS
PLANNERS
SURVEYORS

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APRIL, 2022

EXHIBIT "A"

PUBLIC RIGHT OF WAY EASEMENT

LEGAL DESCRIPTION:

A 90 FOOT WIDE PUBLIC RIGHT OF WAY EASEMENT FOR RIGHT OF WAY AND UTILITY PURPOSES, OVER AND ACROSS TRACT E, CERTIFICATE OF SURVEY NO. 6850, AS RECORDED IN MISSOULA COUNTY, MT. RECORDS, LOCATED IN THE SOUTHWEST ONE-QUARTER AND THE NORTHWEST ONE-QUARTER OF SECTION 7, TOWNSHIP 13 NORTH., RANGE 19 WEST, AND THE SOUTHEAST ONE-QUARTER AND THE NORTHEAST ONE-QUARTER OF SECTION 12, TOWNSHIP 13 NORTH., RANGE 20 WEST, P. M., M. AND MORE PARTICULARLY DESCRIBED AS BEING A STRIP OF LAND 90.00 FEET WIDE, 45 FEET WIDE ON EACH SIDE OF THE FOLLOWING CENTERLINE:

BEGINNING AT A POINT ON THE WEST BOUNDARY OF SAID TRACT E AND FROM WHICH THE SOUTHEAST CORNER OF SAID TRACT E BEARS SOUTH 10°20'45" WEST 64.06 FEET; THENCE, ALONG THE EXISTING CENTERLINE OF ENGLAND BOULEVARD THE FOLLOWING FIVE (5) COURSES:

1. NORTH 83°52'15" WEST 235.73 FEET TO THE POINT OF CURVATURE OF A TANGENT CURVE TO THE RIGHT.
2. ALONG A TANGENT CURVE TO THE RIGHT, 778.19 FEET THROUGH A CENTRAL ANGLE OF 59°26'58" AND HAVING A RADIUS OF 750.00 FEET TO A POINT ON A NON-TANGENT LINE.
3. NORTH 24°25'18" WEST 340.78 FEET TO THE POINT OF CURVATURE OF A NON-TANGENT CURVE TO THE LEFT.
4. ALONG A NON-TANGENT CURVE TO THE LEFT, 327.55 FEET THROUGH A CENTRAL ANGLE OF 62°33'27" AND HAVING A RADIUS OF 300.00 FEET TO A POINT ON A NON-TANGENT LINE.
5. NORTH 86°58'50" WEST 1321.68 FEET, MORE OR LESS, TO THE POINT OF TERMINUS ON THE WEST BOUNDARY OF SAID TRACT E.

FROM WHICH POINT THE WEST CORNER COMMON TO TRACTS E AND F, CERTIFICATE OF SURVEY NO. 6850, BEARS SOUTH 3°01'00" WEST 174.66 FEET.

THE SIDELINES OF THIS EASEMENT LENGTHEN OR SHORTEN TO INTERSECT THE WEST AND THE EAST BOUNDARIES OF SAID TRACT E, CERTIFICATE OF SURVEY NO. 6850.

EXCEPTING THEREFROM THAT PORTION OF SAID TRACT E, CERTIFICATE OF SURVEY NO. 6850 PREVIOUSLY DEDICATED TO THE PUBLIC AS ENGLAND BOULEVARD AND DOUGHERTY DRIVE.

CONTAINING 0.68 ACRE OF LAND, MORE OR LESS.

I HEREBY STATE THAT THIS EASEMENT EXHIBIT HAS BEEN PREPARED BY ME OR UNDER MY DIRECT SUPERVISION DURING THE MONTH OF APRIL, 2022.

THIS WAS PREPARED TO UPDATE THE CALL OUTS FOR PARCELS TO REFLECT THE CHANGES SHOWN ON CERTIFICATE OF SURVEY NO. 6850, FILED JAN 5, 2022, AND WITH CONCURRENCE OF SIGNATORIES OF THE RW AGREEMENT.

NO CHANGES WERE MADE TO AFFECT THE AREAS OR THE PHYSICAL LOCATION OF THE EASEMENT.

SIGNED Donald M. Roedel
DONALD M. ROEDEL, P.L.S. 10999LS

DATE 04/06/2022



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GRID NORTH BASED ON GNSS OBSERVATION

APRIL, 2022

