

ARBOR RIDGE SUBDIVISION No. 1

CERTIFICATE OF OWNER

KNOW ALL MEN BY THESE PRESENTS: That Dwyer Development, LLC does hereby certify that it is the owner of a certain tract of land to be known as ARBOR RIDGE SUBDIVISION No. 1, and that it intends to include the following described land in this plat:

A parcel of land situate in the northeast quarter of Section 14, Township 2 North, Range 1 West, Boise Meridian, Kuna City, Ada County, Idaho, being more particularly described as follows:

Commencing at the northeast corner of said Section 14, which bears S89°50'28"E, 2,634.32 feet from the north quarter corner of said Section 14; thence N89°50'28"W, 1,317.20 feet along the northerly boundary of said Section 14 to the northwest corner of Tukila Meadow Subdivision (Book 62, Pages 6188 & 6189), the REAL POINT OF BEGINNING:

Thence S00°17'20"E, 1,324.34 feet along the westerly boundary of said Tukila Meadow Subdivision;
Thence S89°57'01"E, 1,318.15 feet along the southerly boundary of said Tukila Meadow Subdivision;
Thence S00°19'50"E, 489.89 feet along the easterly boundary of said Section 14;
Thence S89°38'43"W, 539.50 feet;
Thence S00°18'23"E, 53.01 feet;
Thence S89°56'35"W, 444.13 feet;
Thence N58°07'20"W, 56.72 feet;
Thence N16°05'24"W, 80.02 feet;
Thence N20°40'29"W, 76.00 feet;
Thence N25°15'35"W, 76.00 feet;
Thence N31°35'02"W, 79.03 feet;
Thence S58°24'58"W, 97.66 feet;
Thence S70°15'13"W, 51.09 feet;
Thence S58°24'58"W, 200.00 feet;
Thence S47°26'17"W, 50.93 feet;
Thence S58°24'58"W, 100.00 feet;
Thence N31°35'02"W, 424.90 feet;
Thence 109.24 feet along a 200.00 foot radius tangent curve to the right, having a central angle of 31°17'42", a chord bearing of N15°56'11"W, and a chord distance of 107.89 feet;
Thence N00°17'20"W, 367.63 feet;
Thence S89°42'40"W, 50.00 feet;
Thence N00°17'20"W, 249.84 feet;
Thence N53°07'39"W, 123.65 feet;
Thence, parallel to the west boundary of the northeast quarter of said Section 14, N00°09'48"W, 662.84 feet;
Thence S89°50'28"E, 657.12 feet along the northerly boundary of said Section 14 to the REAL POINT OF BEGINNING.

Containing 36.60 acres, more or less.

The public streets shown on this plat are hereby dedicated to the public. The easements shown on this plat are not dedicated to the public, but the right to use said easements is hereby reserved for the uses specifically depicted or designated on this plat and no permanent structures are to be erected within the lines of said easements. The lots within this subdivision are eligible to receive water service from the City of Kuna and the City of Kuna has agreed in writing to serve all lots within this subdivision.

IN WITNESS WHEREOF: We have hereunto set our hands on this 9th day of March, 2006, 2006.

Corey D. Barton, Dwyer Development LLC., Registered Agent
Managing Member
Richard A. Newby 11-2-06
Dawndee M. Newby 11-2-06
Richard A. Newby Date
Dawndee M. Newby Date

ACKNOWLEDGMENT

State of Idaho)
)ss.
County of Ada)

On this 9th day of March, in the year of 2006, before me the undersigned personally appeared Corey D. Barton, known or identified to me to be the Managing Member Registered Agent of Dwyer Development LLC, the limited liability company that executed the instrument or the person who executed the instrument on behalf of said limited liability company and acknowledged to me that such limited liability company executed the same.

IN WITNESS WHEREOF: I have set my hand and seal the day and year in this certificate first above written.

Adair Kottus
Notary Public for Idaho
Residing in Nampa, ID
My Commission Expires 6-05-2010



CERTIFICATE OF SURVEYOR

I, Joseph D. Canning, do hereby certify that I am a Land Surveyor, licensed by the State of Idaho, and that this plat of ARBOR RIDGE SUBDIVISION No. 1, as described in the Certificate of Owners and as shown on the attached plat, was drawn from an actual survey made on the ground under my supervision, and accurately represents the points plotted thereon, and is in conformance with the State of Idaho Code relating to plats and surveys.



APPROVAL OF ADA COUNTY HIGHWAY DISTRICT

The foregoing plat was accepted and approved by the Board of Ada County Highway District Commissioners on the 20th day of May, 2006.

John Starnes
Ada County Highway District
Commission Chairman



APPROVAL OF CENTRAL DISTRICT HEALTH DEPARTMENT

Sanitary restrictions as required by Idaho Code, Title 50, Chapter 13 have been satisfied according to the letter to be read on file with the County Recorder or his agent listing the Conditions of approval. Sanitary restrictions may be re-imposed, in accordance with Section 50-1326, Idaho Code, by the issuance of a certificate of disapproval.

Central District Health Department, EHS

4/5/06
Date



APPROVAL OF CITY COUNCIL

I, The undersigned, City Clerk in and for the City of Kuna, Ada County, Idaho, do hereby certify that at a regular meeting of the City Council held on the 24 day of July, 2006 this plat was duly accepted and approved.

Lynda Burson
Kuna City Clerk

CERTIFICATE 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 is in compliance with the State of Idaho code relating to plats and surveys.

Asking Jerry L. Hastings
Ada County Surveyor ALS
5359

11-9-2006
Date

CERTIFICATE OF COUNTY TREASURER

I, the undersigned, County Treasurer in and for the County of Ada, State of Idaho, per requirements of Idaho Code 50-1308, 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. This certificate is valid for the next thirty (30) days only.

Lynda Truher by Don Reedy
Ada County Treasurer

11-9-06
Date

CERTIFICATE OF COUNTY RECORDER

State of Idaho)
)ss. Instrument No. 10617761
County of Ada)

I hereby certify that this instrument was filed at the request of Dwyer Development LLC at 51 minutes past 4 o'clock P.M., this 24th day of November, 2006, in my office, and was recorded in Book 26 of Plats at Pages 2069 through 2074. Fee: \$2.00

David Navarro
J. David Navarro
Ex-Officio Recorder

FAUER
Deputy

ARBOR RIDGE SUBDIVISION NO. 1