

REFLECTION RIDGE SUBDIVISION NO. 3

BK 108 P 15155

CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED ARE THE OWNERS OF THE PROPERTY HEREINAFTER DESCRIBED.

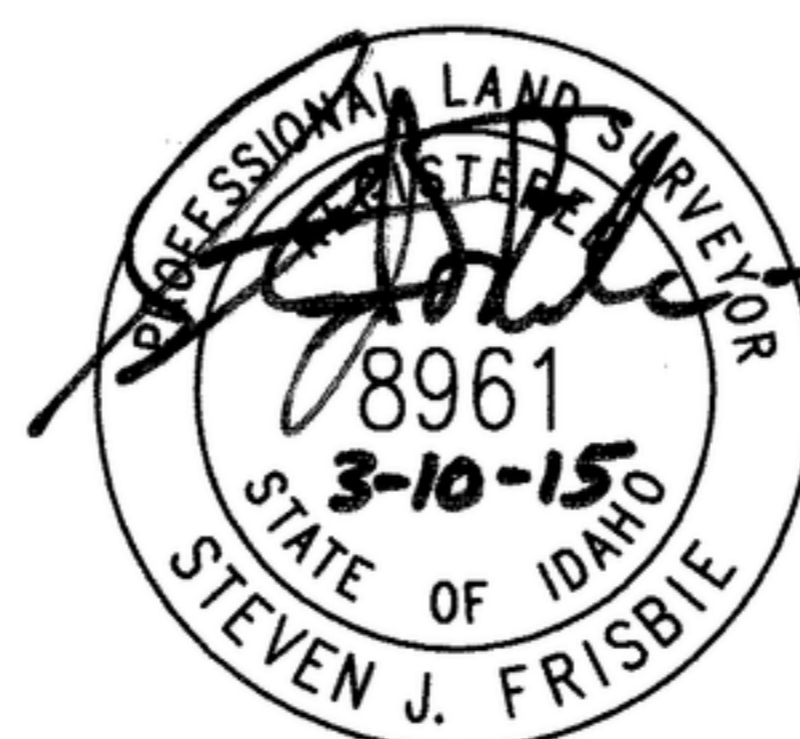
A PARCEL OF LAND LOCATED IN A PORTION OF LOT 1, BLOCK 8 OF REFLECTION RIDGE SUBDIVISION NO. 1 AND THE NW1/4 OF THE SE1/4, THE NE1/4 OF THE SW1/4 AND THE SW1/4 OF THE NE1/4 OF SECTION 30, TOWNSHIP 3 NORTH, RANGE 1 EAST, BOISE MERIDIAN, CITY OF MERIDIAN, ADA COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SE1/4 (CENTER 1/4 CORNER) OF SAID SECTION 30, FROM WHICH THE NORTHEAST CORNER OF SAID SE1/4 (EAST 1/4 CORNER) BEARS N.89°43'54"E., 2622.78 FEET; THENCE, ALONG THE WEST BOUNDARY OF SAID SW1/4 OF THE NE1/4,

- 1) N.00°07'22"W., 1053.11 FEET TO SOUTHWESTERLY RIGHT-OF-WAY OF THE RIDENBAUGH CANAL AS DESCRIBED IN EXHIBIT "A" OF QUITCLAIM DEED INSTRUMENT NO. 107146372, RECORDS OF ADA COUNTY, IDAHO AND THE BEGINNING OF A NON-TANGENT CURVE; THENCE, ALONG SAID RIGHT-OF-WAY THE FOLLOWING COURSES:
2) SOUTHEASTERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 201.76 FEET, AN ARC LENGTH OF 91.47 FEET, THROUGH A CENTRAL ANGLE OF 25°58'33", OF WHICH THE LONG CHORD BEARS S.37°56'27"E., 90.69 FEET; THENCE, NON-TANGENT FROM SAID CURVE,
3) S.24°57'11"E., 375.52 FEET TO THE BEGINNING OF A TANGENT CURVE; THENCE,
4) SOUTHEASTERLY ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 365.00 FEET, AN ARC LENGTH OF 133.09 FEET, THROUGH A CENTRAL ANGLE OF 20°53'30", OF WHICH THE LONG CHORD BEARS S.35°23'57"E., 132.35 FEET; THENCE, TANGENT FROM SAID CURVE,
5) S.45°50'43"E., 759.87 FEET TO THE SOUTH BOUNDARY OF SAID SW1/4 OF THE NE1/4 AND THE NORTHERLY BOUNDARY OF REFLECTION RIDGE SUBDIVISION NO.2, RECORDED IN BOOK 106 OF PLATS AT PAGES 14,711 - 14,713, RECORDS OF ADA COUNTY, IDAHO; THENCE, LEAVING SAID RIGHT-OF-WAY, ALONG THE EXTERIOR BOUNDARY OF SAID REFLECTION RIDGE NO.2,
6) S.89°43'54"W., 3.30 FEET TO THE EXTERIOR BOUNDARY OF PARCEL "A" AS SHOWN ON RECORD OF SURVEY (ROS 9964), INSTRUMENT NO. 2014-094151, RECORDS OF ADA COUNTY, IDAHO; THENCE, ALONG SAID EXTERIOR BOUNDARY THE FOLLOWING COURSES:
7) S.45°58'25"E., 8.95 FEET; THENCE,
8) S.44°09'15"W., 157.72 FEET TO THE BEGINNING OF A NON-TANGENT CURVE AND THE NORTH RIGHT-OF-WAY LINE OF E. RADIANT RIDGE DRIVE OF REFLECTION RIDGE SUBDIVISION NO.1, RECORDED IN BOOK 106 OF PLATS AT PAGES 14,563 - 14,569, RECORDS OF ADA COUNTY, IDAHO; THENCE, ALONG SAID RIGHT-OF-WAY,
9) WESTERLY ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 281.00 FEET, AN ARC LENGTH OF 59.79 FEET, THROUGH A CENTRAL ANGLE OF 12°11'30", OF WHICH THE LONG CHORD BEARS N.82°53'29"W., 59.68 FEET TO A POINT OF REVERSE CURVATURE; THENCE,
10) NORTHWESTERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 20.00 FEET, AN ARC LENGTH OF 30.32 FEET, THROUGH A CENTRAL ANGLE OF 86°50'48", OF WHICH THE LONG CHORD BEARS N.45°33'49"W., 27.50 FEET TO THE EAST RIGHT-OF-WAY OF S. SHIMMERING WAY; THENCE, NON-TANGENT FROM SAID CURVE,
11) S.88°16'51"W., 62.00 FEET TO THE WEST RIGHT-OF-WAY OF S. SHIMMERING WAY AND THE BEGINNING OF A NON-TANGENT CURVE; THENCE, ALONG SAID RIGHT-OF-WAY,
12) SOUTHWESTERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 20.00 FEET, AN ARC LENGTH OF 31.42 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", OF WHICH THE LONG CHORD BEARS S.42°51'35"W., 28.28 FEET TO THE NORTH RIGHT-OF-WAY OF E. RADIANT RIDGE DRIVE; THENCE, NON-TANGENT FROM SAID CURVE,
13) S.02°08'25"E., 62.00 FEET TO THE SOUTH RIGHT-OF-WAY OF E. RADIANT RIDGE DRIVE AND THE BEGINNING OF A NON-TANGENT CURVE; THENCE, ALONG SAID RIGHT-OF-WAY,
14) SOUTHEASTERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 20.00 FEET, AN ARC LENGTH OF 31.42 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", OF WHICH THE LONG CHORD BEARS S.47°08'25"E., 28.28 FEET TO THE WEST RIGHT-OF-WAY OF S. SHIMMERING WAY; THENCE, ALONG SAID RIGHT-OF-WAY, TANGENT FROM SAID CURVE,
15) S.02°08'25"E., 72.48 FEET TO THE BEGINNING OF A TANGENT CURVE; THENCE,
16) SOUTHERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 469.00 FEET, AN ARC LENGTH OF 42.58 FEET, THROUGH A CENTRAL ANGLE OF 05°12'05", OF WHICH THE LONG CHORD BEARS S.00°27'37"W., 42.56 FEET; THENCE, LEAVING SAID RIGHT-OF-WAY, NON-TANGENT FROM SAID CURVE,

CERTIFICATE OF SURVEYOR

I, STEVEN J. FRISBIE, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED BY THE STATE OF IDAHO, AND THAT THIS PLAT AS DESCRIBED IN THE "CERTIFICATE OF OWNERS" WAS DRAWN FROM THE FIELD NOTES OF A SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND ACCURATELY REPRESENTS THE POINTS PLATTED HEREON, AND IS IN CONFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS AND THE CORNER PERPETUATION AND FILING ACT, IDAHO CODE 55-1601 THROUGH 55-1612.



CERTIFICATE OF OWNERS (CONT')

- 17) N.89°26'48"W., 212.78 FEET; THENCE,
18) N.84°54'36"W., 23.79 FEET; THENCE,
19) S.18°41'35"W., 148.58 FEET; THENCE,
20) S.57°39'04"E., 210.28 FEET; THENCE, LEAVING SAID EXTERIOR BOUNDARY,
21) S.75°46'16"W., 12.95 FEET; THENCE,
22) N.58°06'45"W., 73.76 FEET; THENCE,
23) N.60°00'46"W., 70.05 FEET; THENCE,
24) N.62°06'05"W., 77.05 FEET; THENCE,
25) N.62°55'39"W., 560.03 FEET; THENCE,
26) S.27°02'52"W., 103.53 FEET TO THE BEGINNING OF A NON-TANGENT CURVE; THENCE,
27) NORTHERLY ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 129.00 FEET, AN ARC LENGTH OF 99.87 FEET, THROUGH A CENTRAL ANGLE OF 44°21'22", OF WHICH THE LONG CHORD BEARS N.22°26'06"W., 97.39 FEET; THENCE, NON-TANGENT FROM SAID CURVE,
28) S.89°44'36"W., 62.00 FEET; THENCE,
29) N.00°15'24"W., 18.85 FEET; TO THE BEGINNING OF A NON-TANGENT CURVE; THENCE,
30) NORTHWESTERLY ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 5.00 FEET, AN ARC LENGTH OF 7.85 FEET, THROUGH A CENTRAL ANGLE OF 89°59'53", OF WHICH THE LONG CHORD BEARS N.45°15'21"W., 7.07 FEET; THENCE, TANGENT FROM SAID CURVE,
31) S.89°44'42"W., 112.95 FEET; THENCE,
32) N.00°00'00"E., 171.99 FEET TO THE NORTH BOUNDARY OF SAID NE1/4 OF THE SW1/4; THENCE, ALONG SAID BOUNDARY,
33) N.89°44'36"E., 480.98 FEET TO THE POINT OF BEGINNING.
CONTAINING 16.35 ACRES, MORE OR LESS.

IT IS THE INTENTION OF THE UNDERSIGNED TO AND THEY HEREBY INCLUDE SAID LAND IN THIS PLAT. THE PUBLIC STREETS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC. THE EASEMENTS AS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC, BUT THE RIGHT TO USE SAID EASEMENTS IS HEREBY PERPETUALLY RESERVED FOR PUBLIC UTILITIES AND FOR SUCH OTHER USES AS DESIGNATED HEREON. ALL LOTS IN THIS SUBDIVISION WILL BE ELIGIBLE TO RECEIVE DOMESTIC WATER SERVICE FROM THE CITY OF MERIDIAN, IDAHO, AND SAID CITY HAS AGREED IN WRITING TO SERVE ALL LOTS IN THIS SUBDIVISION PER IDAHO CODE 50-1334.

By: [Signature]
WILLIAM DUTHIE, PRESIDENT ~ MISSION COAST PROPERTIES ID., INC.

ACKNOWLEDGMENT

STATE OF IDAHO }
COUNTY OF ADA } S.S.

ON THIS 11 DAY OF March, 2015, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED WILLIAM DUTHIE, KNOWN OR IDENTIFIED TO ME TO BE THE PRESIDENT OF MISSION COAST PROPERTIES ID, INC, WHO EXECUTED THE INSTRUMENT OR THE PERSON WHO EXECUTED THE 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.

MY COMMISSION EXPIRES 1-2-2019
[Signature]
NOTARY PUBLIC FOR THE STATE OF IDAHO



T-O ENGINEERS
9777 CHINDEN BOULEVARD
BOISE, IDAHO 83714-2008
PHONE: (208) 323-2288 FAX: (208) 323-2399
SHEET NO. 4 OF 5