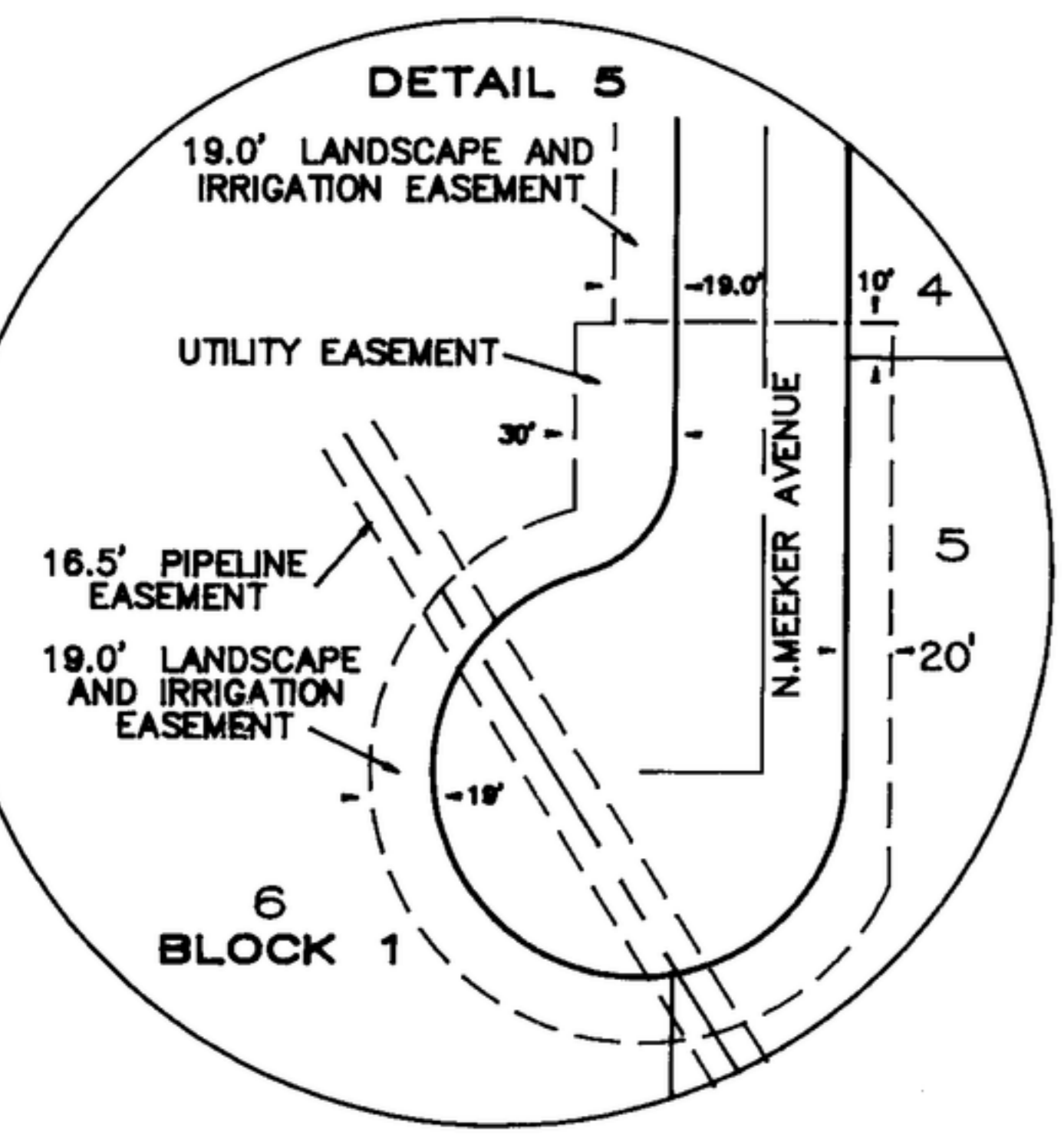
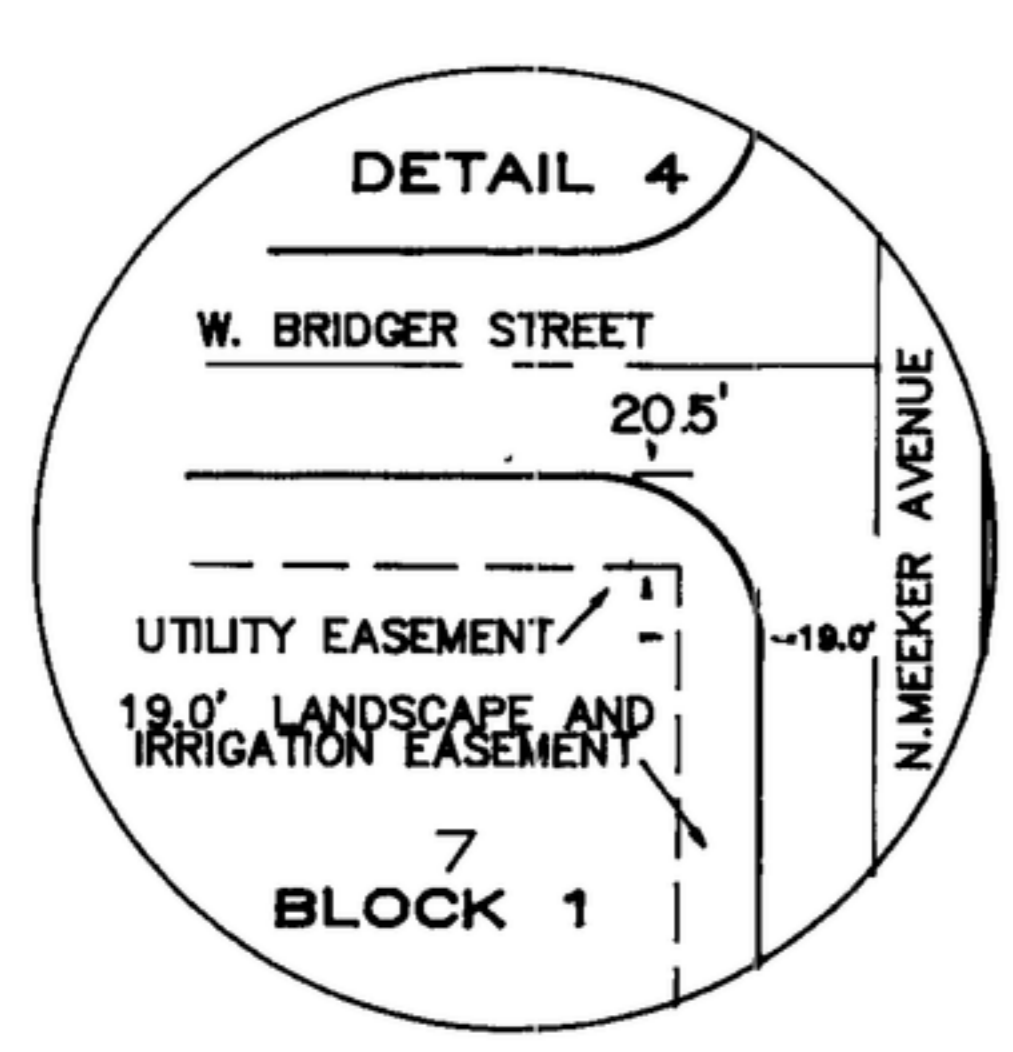
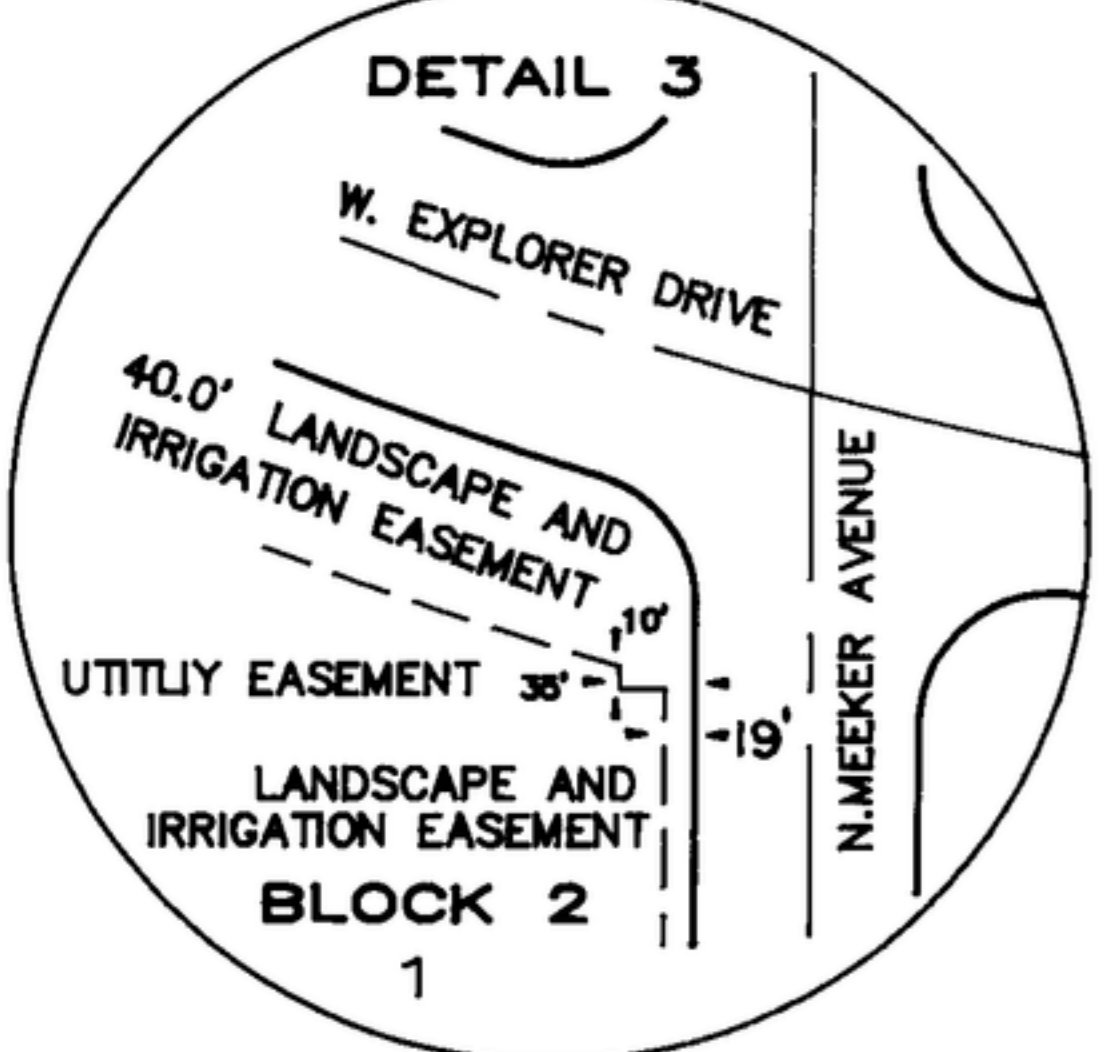
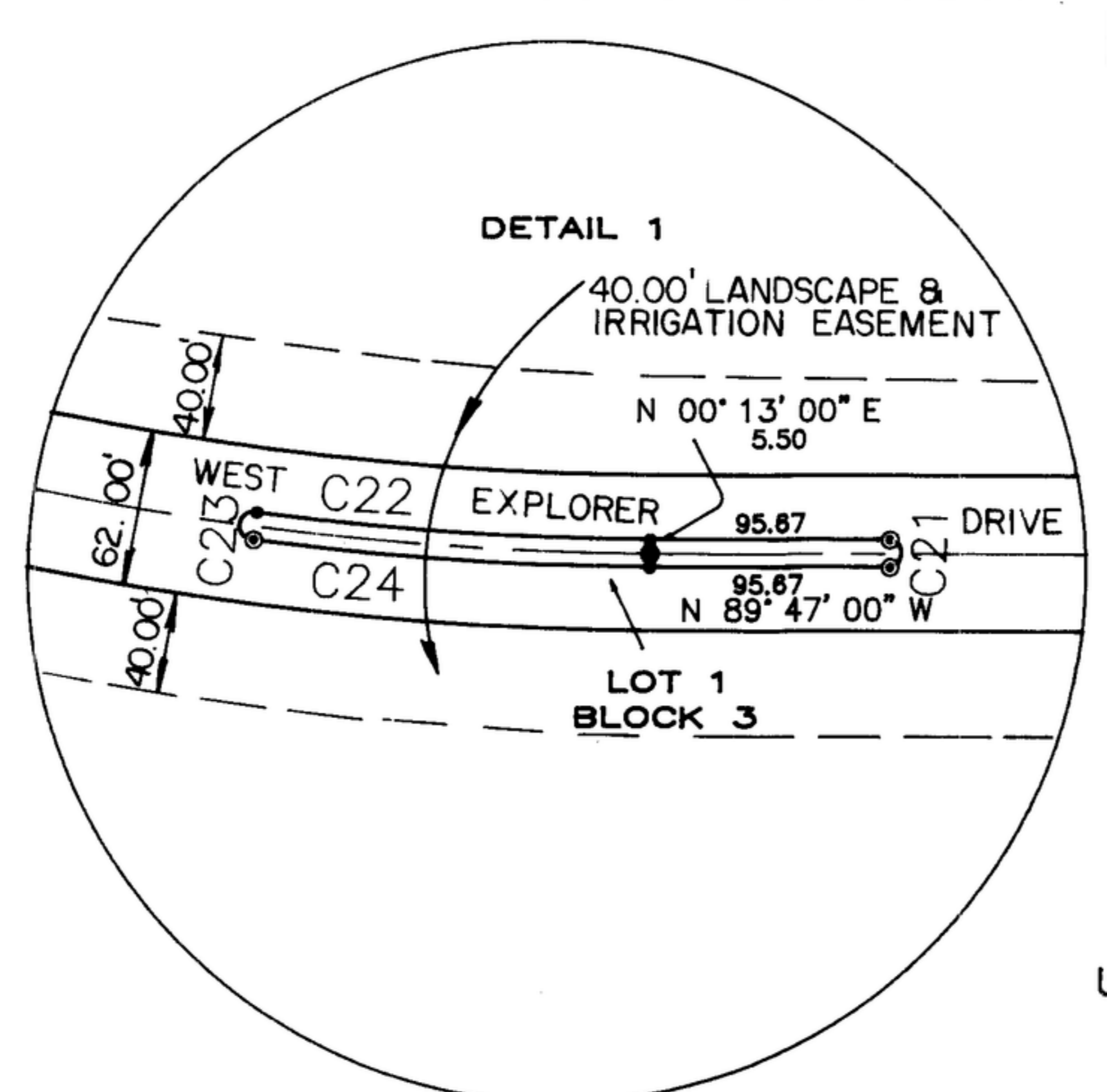
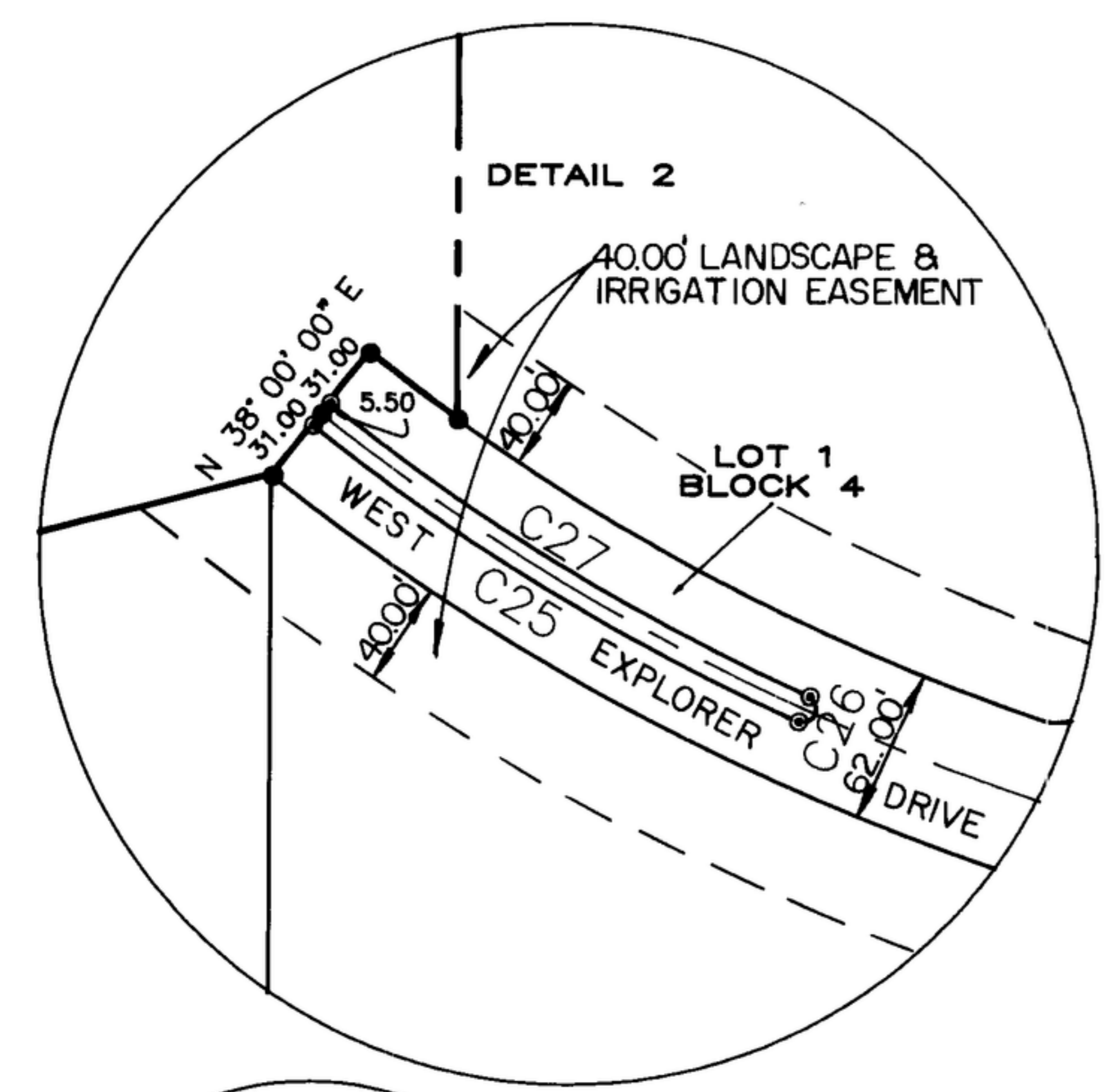


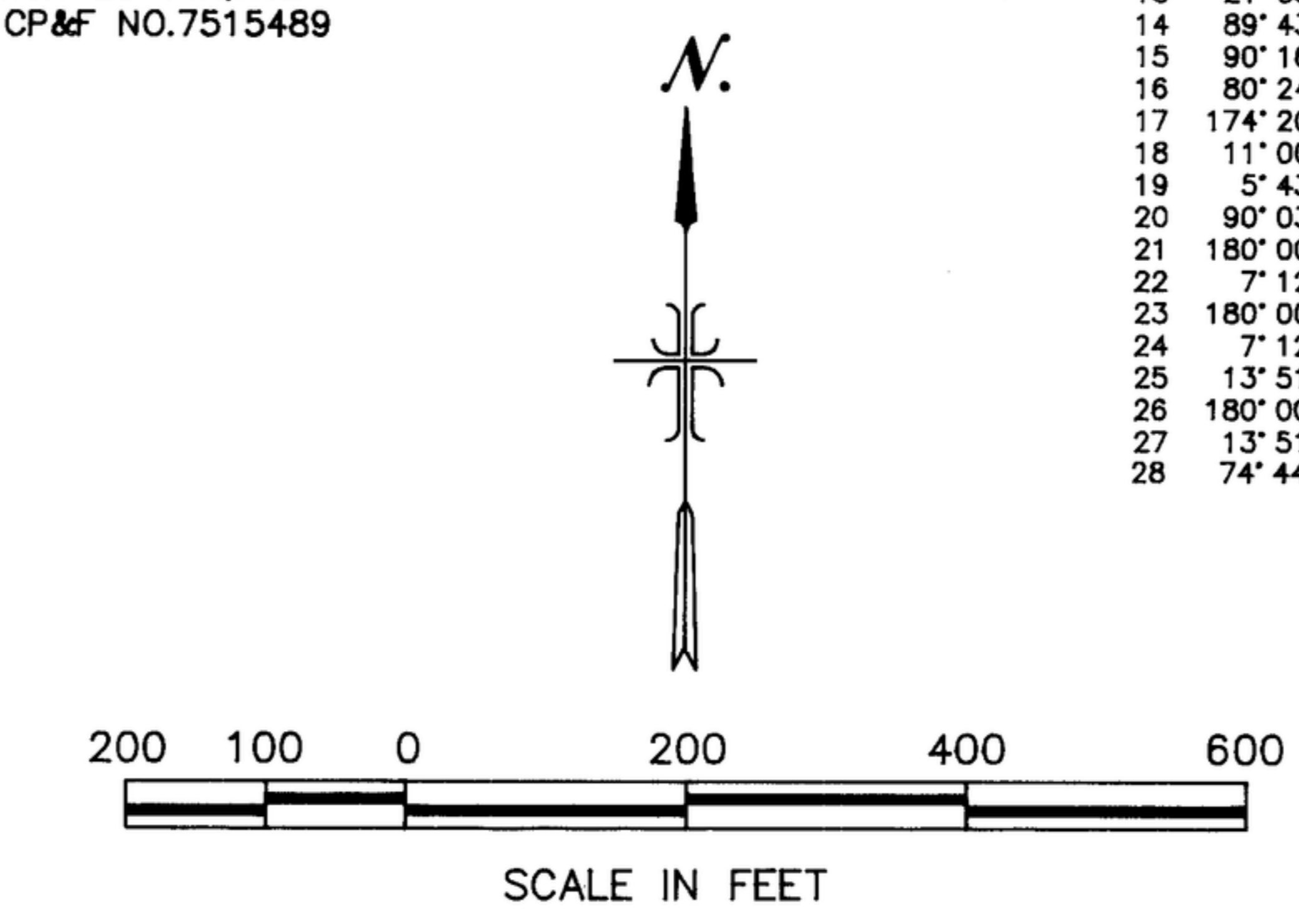
RESEARCH CENTER NO. 1

A PORTION OF THE NE 1/4 SECTION 28, T.4N., R.1E., B.M.,
BOISE, ADA COUNTY, IDAHO

1990



CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG.
1	2' 39' 29"	891.56	41.36	41.36	20.88	N 53' 19' 44" W
2	14' 18' 24"	1251.77	312.57	311.75	157.10	N 82' 37' 48" W
3	23' 28' 36"	922.56	378.01	375.38	191.70	N 63' 44' 18" W
4	15' 57' 03"	891.56	248.21	247.41	124.91	N 62' 38' 00" W
5	109' 10' 28"	30.00	57.16	48.90	42.19	S 54' 48' 14" W
6	77' 40' 04"	30.00	40.67	37.62	24.15	N 38' 37' 02" W
7	12' 19' 58"	1220.77	262.76	262.25	131.89	N 83' 37' 02" W
8	90' 00' 00"	50.00	78.54	70.71	50.00	S 45' 13' 00" W
9	90' 00' 00"	50.00	78.54	70.71	50.00	S 44' 47' 00" E
10	11' 10' 15"	1282.77	250.10	249.70	125.45	N 84' 11' 53" W
11	101' 10' 15"	30.00	52.97	46.35	36.50	N 50' 48' 07" E
12	73' 16' 46"	30.00	38.37	35.81	22.31	S 36' 25' 23" E
13	21' 03' 46"	953.56	350.54	348.57	177.27	N 62' 31' 53" W
14	89' 43' 20"	38.00	59.51	53.61	37.82	S 45' 04' 40" W
15	90' 16' 40"	38.00	59.87	53.87	38.18	S 44' 55' 20" E
16	80' 24' 21"	60.00	84.20	77.46	50.71	S 40' 25' 11" W
17	174' 20' 12"	60.00	182.56	119.85	121.02	S 12' 12' 33" E
18	11' 00' 00"	528.00	101.37	101.21	50.84	S 84' 13' 27" E
19	5' 43' 27"	472.00	47.15	47.13	23.60	N 81' 35' 10" W
20	90' 03' 33"	30.00	47.15	42.45	30.03	S 45' 14' 47" W
21	180' 00' 00"	5.50	17.28	11.00	0.00	S 00' 13' 00" W
22	7' 12' 27"	1248.27	156.77	156.87	78.49	N 86' 10' 47" W
23	180' 00' 00"	5.50	17.28	11.00	0.00	N 07' 25' 20" E
24	7' 12' 27"	1257.27	158.18	158.05	79.18	N 86' 10' 47" W
25	13' 51' 53"	928.06	224.58	224.03	112.84	N 58' 55' 57" W
26	180' 00' 00"	5.50	17.28	11.00	0.00	S 24' 08' 07" W
27	13' 51' 53"	917.06	221.91	221.37	111.50	N 58' 55' 57" W
28	74' 44' 33"	35.00	45.66	42.49	26.73	N 37' 35' 16" E



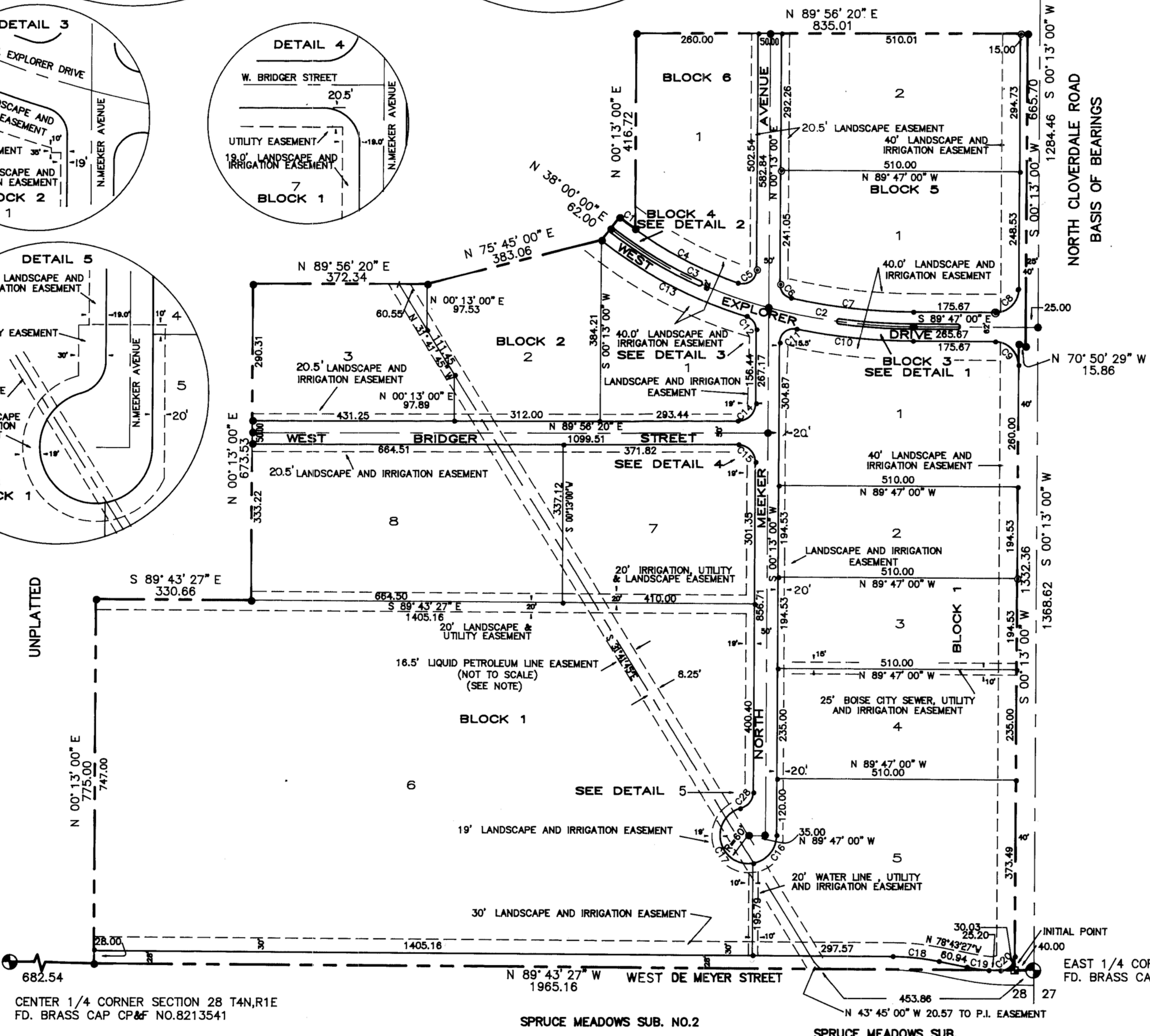
NOTES:

- Direct lot access to N. Cloverdale Road and DeMeyer Street is prohibited.
- No building permits shall be issued on any lots in this subdivision until the provisions of recorded instrument No. have been fulfilled as determined by the City of Boise.
- Building set back dimensions in this subdivision shall conform to the applicable Zoning Ordinance at the time of issuance of the building permit or as approved by CU-116-86 or CU-40-89.
- This subdivision is subject to compliance with the Idaho Code Section 31-3805.
- Any resubdivision of this plat shall comply with the applicable zoning regulations in effect at the time of the resubdivision.
- A strip of land shall be reserved along each property boundary line within this subdivision for the purpose of transportation of drainage and the installation and maintenance of irrigation lines. Said strip of land shall be a total of twenty (20) feet in width, being ten (10) feet on both sides of property line.
- All lots are hereby designated as having a permanent utilities, drainage, sidewalk, Boise City street light and Boise City sewer easement over the twenty (20) feet adjacent to any public street. This easement shall not preclude the construction of hard surfaced driveways to each lot. All lots are hereby designated as having a permanent utilities and drainage easement over the ten (10) feet adjacent to the rear lot line.
- Lot 1, Block 3, and Lot 1, Block 4 are hereby designated as common lots to be owned and maintained by the Research Center Lotowners Association. The uses and relationships of these said lots are set forth in full in documents recorded in the Office of the Ada County Recorder, Boise, Idaho.
- A 16.5' pipeline right-of-way for the transportation of liquid petroleum products has been granted through Instrument Nos. 297541, 299197 and 337400, as filed for record in the Office of the Ada County Recorder, Boise, Idaho, in the books of Miscellaneous Records. Call Chevron Pipeline Company, Boise District Office, at 375-1463 prior to any construction activity in the vicinity of the pipeline. Building Setback shall be a minimum of ten (10) feet from the Liquid Petroleum Line Easement, except as permitted by Chevron Pipeline Co.
- The Zinger Lateral presently crosses Lots 4 and 5 of Block 1 diagonally from the Southeast to the Northwest in an open ditch, and such may or may not be determined to establish a prescriptive easement. Location of said Lateral may be altered under provision of Idaho Code 42-1207 at the landowner's expense. Owners hereby grant vehicular maintenance access to the Zinger Lateral Water Users Association along said Lateral wherever it may be located, whether in its present location or as it may be relocated in the future.



LEGEND

- Boundary Line
- - - Easement Line
- INITIAL POINT, Set 2" X 36" Pipe with Aluminum Cap
- Found Brass Cap
- Set Lead Plug and Tack
- Set 5/8" x 30" Iron Pin w/Cap
- Set 1/2" x 24" Iron Pin



CENTER 1/4 CORNER SECTION 28 T4N,R1E
FD. BRASS CAP CP&F NO.8213541

SPRUCE MEADOWS SUB. NO.2

SPRUCE MEADOWS SUB.

EAST 1/4 CORNER SECTION 28 T4N,R1E
FD. BRASS CAP CP&F NO.8602138

DEVELOPER:
BOISE RESEARCH CENTER, INC.
EXTENDED SYSTEMS, INC.
9512 FAIRVIEW AVENUE
BOISE, IDAHO 83704

ENGINEER:
BRIGGS ENGINEERING, INC.
1111 S. ORCHARD ROAD
SUITE 600
BOISE, IDAHO 83706