

RESEARCH CENTER NO. 2

CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS: THAT BOISE RESEARCH CENTER, INC., AN IDAHO CORPORATION, AND THE YMCA OF BOISE, INC., AN IDAHO CORPORATION, ARE THE OWNERS OF THE PROPERTY DESCRIBED AS FOLLOWS:

A RESUBDIVISION OF LOT 1 OF BLOCK 6 AND A PORTION OF LOT 3 OF BLOCK 2 OF RESEARCH CENTER NO. 1, A SUBDIVISION, AS FILED FOR RECORD IN THE OFFICE OF THE ADA COUNTY RECORDER, BOISE, IDAHO IN BOOK 57 OF PLATS AT PAGES 5342 AND 5343 AND A PORTION OF THE NE 1/4 OF SECTION 28, T.4N., R.1E., B.M., BOISE, ADA COUNTY, IDAHO AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE BRASS CAP MARKING THE ONE-QUARTER CORNER COMMON TO SECTION 21 AND THE SAID SECTION 28; THENCE NORTH 89°56'40" EAST 2641.30 FEET ALONG THE NORTHERLY BOUNDARY OF THE SAID NE 1/4 OF SECTION 28, WHICH IS ALSO THE CENTERLINE OF WEST CHINDEN BOULEVARD, TO A BRASS CAP MARKING THE SECTION CORNER COMMON TO SECTIONS 22 AND 27 AND THE SAID SECTIONS 21 AND 28; THENCE SOUTH 0°13'21" WEST (FORMERLY DESCRIBED AS SOUTH 0°13'00" WEST) 660.31 FEET ALONG THE EASTERLY BOUNDARY OF THE SAID NE 1/4 OF SECTION 28, WHICH IS ALSO THE CENTERLINE OF NORTH CLOVERDALE ROAD, TO A POINT; THENCE SOUTH 89°56'36" WEST (FORMERLY DESCRIBED AS SOUTH 89°56'20" WEST) 45.00 FEET ALONG THE NORTHERLY BOUNDARY OF SAID RESEARCH CENTER NO. 1 TO A 2-INCH GALVANIZED PIPE MARKING THE NORTHEAST CORNER OF LOT 2 OF BLOCK 5 OF THE SAID RESEARCH CENTER NO. 1, ALSO SAID POINT BEING THE REAL POINT OF BEGINNING (INITIAL POINT); THENCE ALONG THE FOLLOWING COURSES AND DISTANCES TO IRON PINS: CONTINUING SOUTH 89°56'36" WEST (FORMERLY DESCRIBED AS SOUTH 89°56'20" WEST) 555.00 FEET ALONG THE SAID NORTHERLY BOUNDARY OF RESEARCH CENTER NO. 1 TO A POINT MARKING THE NORTHEAST CORNER OF THE SAID LOT 1 OF BLOCK 6 OF RESEARCH CENTER NO. 1 THENCE ALONG THE EASTERLY AND SOUTHWESTERLY BOUNDARIES OF THE SAID LOT 1 OF BLOCK 6 AND THE SAID NORTHERLY BOUNDARY OF RESEARCH CENTER NO. 1, RESPECTIVELY, THE FOLLOWING COURSES AND DISTANCES: SOUTH 0°13'10" WEST 502.52 FEET (FORMERLY DESCRIBED AS SOUTH 0°13'00" WEST 502.54 FEET) TO A POINT OF CURVE; THENCE SOUTHWESTERLY ALONG A CURVE TO THE RIGHT 57.16 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 109°09'51" (FORMERLY DESCRIBED AS 109°10'28"), A RADIUS OF 30.00 FEET, TANGENTS OF 42.18 FEET (FORMERLY DESCRIBED AS 42.19 FEET) AND A LONG CHORD OF 48.89 FEET (FORMERLY DESCRIBED AS 48.90 FEET) BEARING SOUTH 54°48'14" WEST TO A POINT OF COMPOUND CURVE; THENCE NORTHWESTERLY ALONG A CURVE TO THE RIGHT 289.52 FEET, SAID CURVE HAVING A CENTRAL ANGLE 18°36'22" (FORMERLY DESCRIBED AS 18°36'21"), A RADIUS OF 891.56 FEET, TANGENTS OF 146.05 FEET AND A LONG CHORD OF 288.25 FEET BEARING NORTH 61°17'28" WEST (FORMERLY DESCRIBED AS NORTH 61°03'37" WEST) TO A POINT OF ENDING OF CURVE; THENCE SOUTH 38°00'35" WEST (FORMERLY DESCRIBED AS SOUTH 38°00'00" WEST) 62.00 FEET; THENCE SOUTH 75°45'43" WEST 383.09 FEET (FORMERLY DESCRIBED AS SOUTH 75°45'00" WEST 383.06 FEET) TO A POINT MARKING THE NORTHEAST CORNER OF THE SAID LOT 3 OF BLOCK 2 OF RESEARCH CENTER NO. 1; THENCE SOUTH 0°12'21" WEST (FORMERLY DESCRIBED AS SOUTH 0°13'00" WEST) 290.26 FEET TO A POINT ON THE SOUTHERLY BOUNDARY OF THE SAID LOT 3 OF BLOCK 2 OF RESEARCH CENTER NO. 1; THENCE SOUTH 89°56'41" WEST 372.35 FEET (FORMERLY DESCRIBED AS SOUTH 89°56'20" WEST 372.34 FEET) ALONG THE SAID SOUTHERLY BOUNDARY OF LOT 3 OF BLOCK 2 OF RESEARCH CENTER NO. 1 TO A POINT ON THE SAID NORTHERLY BOUNDARY OF RESEARCH CENTER NO. 1; THENCE CONTINUING ALONG THE SAID NORTHERLY BOUNDARY OF RESEARCH CENTER NO. 1 FOLLOWING COURSES AND DISTANCES: SOUTH 0°13'37" WEST 382.79 FEET (FORMERLY DESCRIBED AS SOUTH 0°13'00" WEST 383.22 FEET); THENCE NORTH 89°43'11" WEST (FORMERLY DESCRIBED AS NORTH 89°43'27" WEST) 330.66 FEET TO THE NORTHWEST CORNER OF LOT 6 OF BLOCK 1 OF THE SAID RESEARCH CENTER NO. 1; THENCE SOUTH 0°13'45" WEST (FORMERLY DESCRIBED AS SOUTH 0°13'00" WEST) 775.27 FEET ALONG THE WESTERLY BOUNDARY OF THE SAID RESEARCH CENTER NO. 1 TO A POINT MARKING THE SOUTHWEST CORNER OF THE SAID RESEARCH CENTER NO. 1, ALSO SAID POINT BEING A POINT ON THE SOUTHERLY BOUNDARY OF THE SAID NE 1/4 OF SECTION 28; THENCE NORTH 89°42'52" WEST 30.00 FEET ALONG THE SAID SOUTHERLY BOUNDARY OF THE NE 1/4 OF SECTION 28; THENCE NORTH 0°13'45" EAST 634.82 FEET ALONG A LINE 30.00 FEET WESTERLY OF AND PARALLEL WITH THE SAID WESTERLY BOUNDARY OF RESEARCH CENTER NO. 1; THENCE NORTH 89°42'52" WEST 610.97 FEET ALONG A LINE NORTHERLY OF AND PARALLEL WITH THE SAID SOUTHERLY BOUNDARY OF THE NE 1/4 OF SECTION 28 TO A POINT ON THE WESTERLY BOUNDARY OF THE SAID NE 1/4 OF SECTION 28; THENCE NORTH 0°21'33" EAST 870.49 FEET ALONG THE SAID WESTERLY BOUNDARY OF THE NE 1/4 OF SECTION 28; THENCE SOUTH 90°00'00" EAST 439.44 FEET; THENCE NORTH 0°21'33" EAST 80.17 FEET; THENCE NORTH 31°41'55" WEST 526.91 FEET; THENCE NORTH 58°17'08" EAST 349.32 FEET; THENCE NORTH 31°42'54" WEST 12.43 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY ALONG A CURVE TO THE RIGHT 151.84 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 31°38'08", A RADIUS OF 275.00 FEET, TANGENTS OF 77.91 FEET AND A LONG CHORD OF 149.92 FEET BEARING NORTH 15°53'50" WEST TO A POINT OF TANGENT; THENCE NORTH 0°04'48" WEST 165.74 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY ALONG A CURVE TO THE LEFT 47.11 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 89°58'34", A RADIUS OF 30.00 FEET, TANGENTS OF 29.99 FEET AND A LONG CHORD OF 42.42 FEET BEARING NORTH 45°04'03" WEST TO A POINT OF ENDING OF CURVE; THENCE NORTH 0°03'20" WEST 30.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF THE SAID WEST CHINDEN BOULEVARD; THENCE NORTH 89°56'40" EAST 1343.91 FEET ALONG THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF WEST CHINDEN BOULEVARD, WHICH IS ALSO ALONG A LINE 40.00 FEET SOUTHERLY OF AND PARALLEL WITH THE SAID CENTERLINE OF WEST CHINDEN BOULEVARD, TO A HIGHWAY RIGHT-OF-WAY MONUMENT MARKING A POINT OF CURVE; THENCE SOUTHEASTERLY ALONG THE SAID SOUTHERLY RIGHT-OF-WAY LINE OF WEST CHINDEN BOULEVARD ALONG A CURVE TO THE RIGHT 897.74 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 4°30'16", A RADIUS OF 11,419.16 FEET, TANGENTS 449.10 FEET AND A LONG CHORD OF 897.51 FEET BEARING SOUTH 87°48'12" EAST TO A POINT OF ENDING OF CURVE ON THE WESTERLY RIGHT-OF-WAY LINE OF THE SAID NORTH CLOVERDALE ROAD; THENCE SOUTH 0°13'21" WEST (FORMERLY DESCRIBED AS SOUTH 0°13'00" WEST) 585.04 FEET ALONG THE SAID WESTERLY RIGHT-OF-WAY LINE OF NORTH CLOVERDALE ROAD; THENCE SOUTH 89°56'36" WEST 20.00 FEET ALONG THE SAID NORTHERLY BOUNDARY OF RESEARCH CENTER NO. 1 TO THE POINT OF BEGINNING, COMPRISING 72.37 ACRES, MORE OR LESS.

IT IS THE INTENTION OF THE UNDERSIGNED TO HEREBY INCLUDE THE ABOVE DESCRIBED PROPERTY IN THIS PLAT AND TO DEDICATE TO THE PUBLIC, THE PUBLIC STREETS AS SHOWN ON THIS PLAT. THE EASEMENTS AS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC. HOWEVER, THE RIGHT TO USE SAID EASEMENTS IS HEREBY PERPETUALLY RESERVED FOR PUBLIC UTILITIES AND SUCH OTHER USES AS DESIGNATED WITHIN THIS PLAT AND NO PERMANENT STRUCTURES ARE TO BE ERRECTED WITHIN THE LINES OF SAID EASEMENTS. ALL LOTS IN THIS SUBDIVISION WILL BE ELIGIBLE TO RECEIVE WATER SERVICE FROM AN EXISTING BOISE WATER CORPORATION MAIN LINE LOCATED ADJACENT TO THE SUBJECT SUBDIVISION, AND BOISE WATER CORPORATION HAS AGREED IN WRITING TO SERVE ALL THE LOTS IN THIS SUBDIVISION.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 26th DAY OF May, 1994.

BOISE RESEARCH CENTER, INC.

THE YMCA OF BOISE, INC.

David W. Turnbull
DAVID W. TURNBULL
VICE-PRESIDENT

James C. Everett
JAMES C. EVERETT
EXECUTIVE DIRECTOR

ACKNOWLEDGEMENT

STATE OF IDAHO)
) s.s.
COUNTY OF ADA)

ON THIS 26th DAY OF May, 1994, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DAVID W. TURNBULL, KNOWN OR IDENTIFIED TO ME TO BE THE VICE-PRESIDENT OF BOISE RESEARCH CENTER, INC., AN IDAHO CORPORATION, AND JAMES C. EVERETT, KNOWN OR IDENTIFIED TO ME TO BE THE EXECUTIVE DIRECTOR OF THE YMCA OF BOISE, INC., AN IDAHO CORPORATION, WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SAID CORPORATIONS 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.

09-29-99
MY BOND EXPIRES

Rebecca A. Hanks
NOTARY PUBLIC FOR IDAHO
RESIDING IN BOISE, IDAHO



RECORDER'S CERTIFICATE

STATE OF IDAHO)
) s.s.
COUNTY OF ADA)

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF Boise Research Center Inc. AT 35 MINUTES PAST 8 O'CLOCK A.M., ON THIS 21 DAY OF Dec, 1994, IN BOOK 68 OF PLATS AT PAGES 6940 AND 6942. INSTRUMENT NO. 94110221

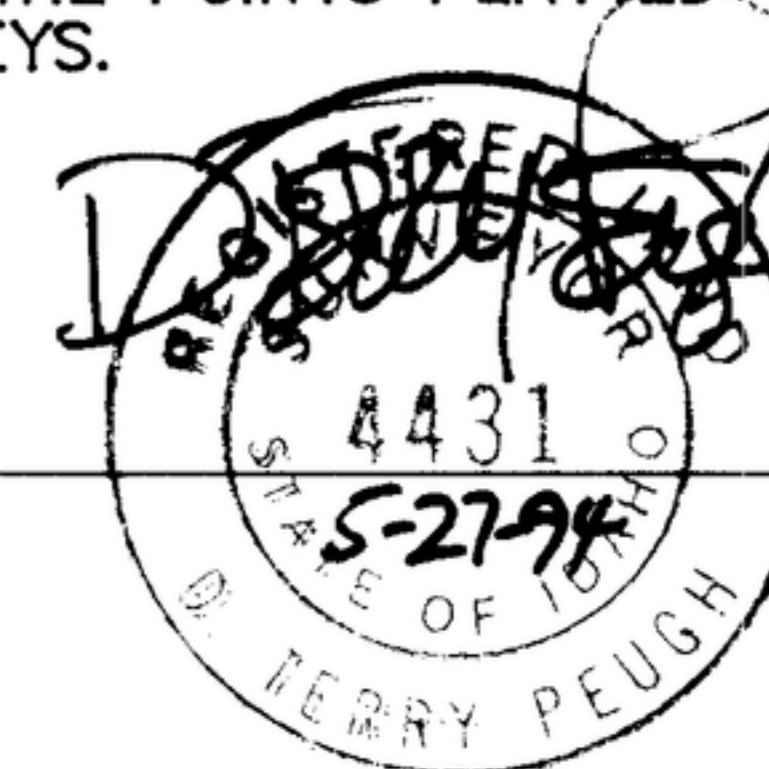
C. Hanna
DEPUTY

J. David Harro
EX-OFFICIO RECORDER

CERTIFICATE OF SURVEYOR

I, D. TERRY PEUGH, 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 AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND ACCURATELY REPRESENTS THE POINTS PLATTED THEREON, AND IS IN CONFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

D. TERRY PEUGH



IDAHO NO. 4431

APPROVAL OF ADA COUNTY HIGHWAY DISTRICT

THE FOREGOING PLAT WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE 28th DAY OF September, 1994.

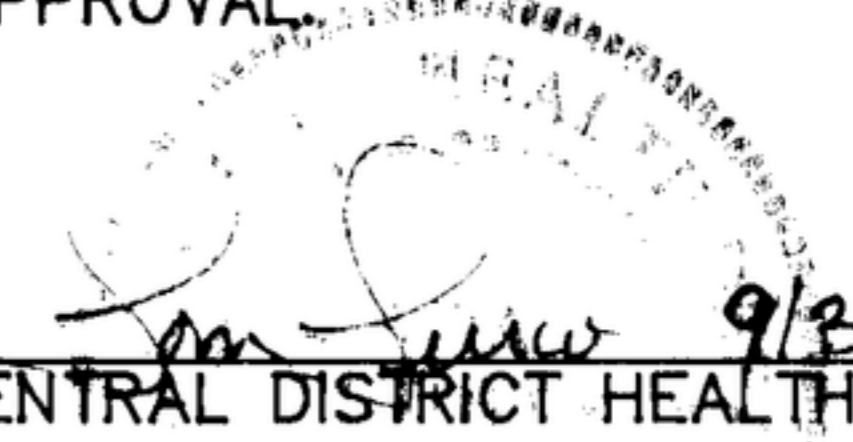
Glen A. Phillips
CHAIRMAN ACHD



APPROVAL OF CENTRAL DISTRICT HEALTH DEPARTMENT

SANITARY RESTRICTIONS OF THIS PLAT ARE HEREBY REMOVED ACCORDING TO THE LETTER TO BE READ ON FILE WITH THE COUNTY RECORDER OR HIS AGENT LISTING THE CONDITIONS OF APPROVAL.

Don Lewis 9/20/94
CENTRAL DISTRICT HEALTH DEPARTMENT



APPROVAL OF CITY ENGINEER

I, THE UNDERSIGNED, CITY ENGINEER IN AND FOR THE CITY OF BOISE, ADA COUNTY, IDAHO, HEREBY APPROVE THIS PLAT.

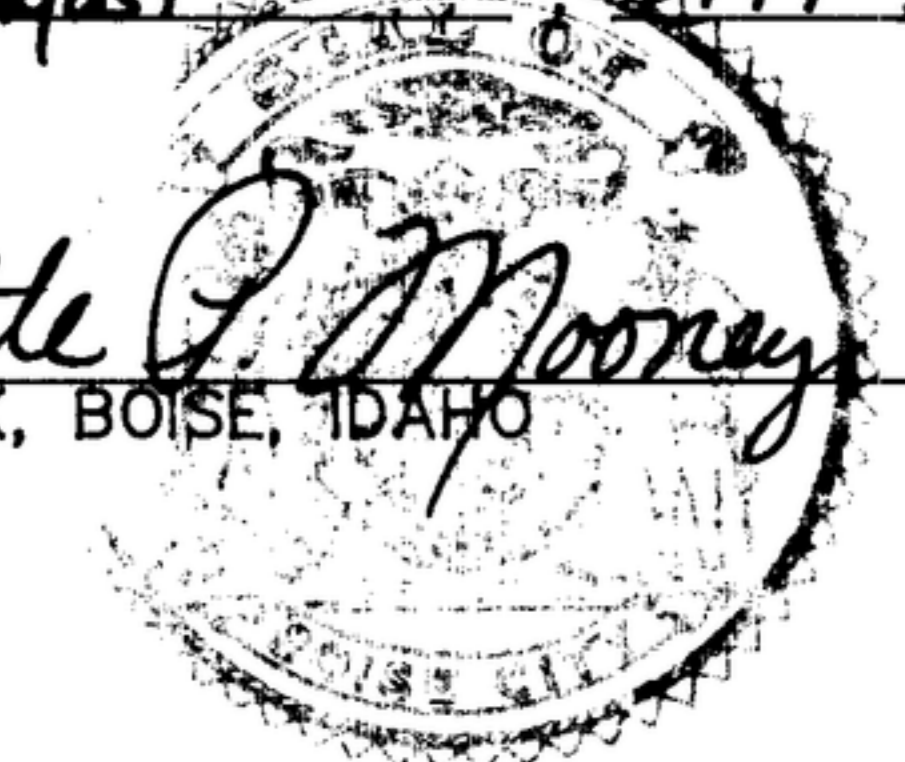
James R. Nickelson
CITY ENGINEER



APPROVAL OF CITY COUNCIL

I, THE UNDERSIGNED, CITY CLERK IN AND FOR THE CITY OF BOISE, ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL HELD ON THE 23rd DAY OF August, 1994, THIS PLAT WAS DULY ACCEPTED AND APPROVED.

Annette P. Mooney by LAS
CITY CLERK, BOISE, IDAHO 11-1-94



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 COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

COUNTY SURVEYOR



CERTIFICATE OF THE COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF ADA, STATE OF IDAHO, PER THE REQUIREMENTS OF I.C. 50-1308 DO HEREBY CERTIFY THAT ANY AND ALL CURRENT AND/OR DELINQUENT COUNTY PROPERTY TAXES FOR THE PROPERTY INCLUDED IN THIS SUBDIVISION HAVE BEEN PAID IN FULL. THIS CERTIFICATION IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

Dec 20, 1994
DATE

Barbara Pauer
COUNTY TREASURER
By Karen Willy DePuy

