

Amended Plat of LOTS 6, AND 7, BLOCK 3

AND LOT 1 BLOCK 4 OF
JOHNSON PARK SUBDIVISION

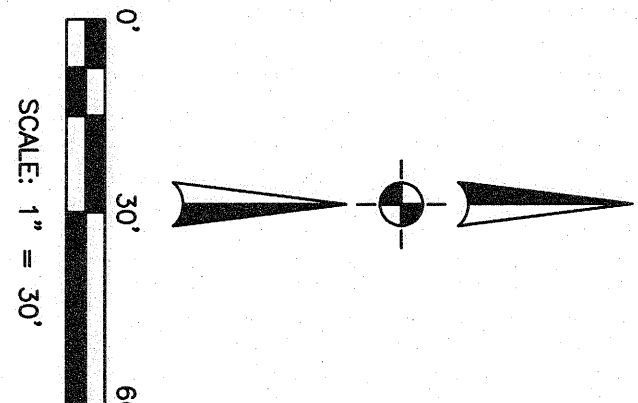
TOTAL AREA OF SURVEY
1.0526 ACRES

LEGEND

PURPOSE: Relocating the lot lines within a platted subdivision to reflect the abandonment of a portion of Bone Avenue.
LOCATED IN GOV'T LOT 6 SECTION 26, TOWNSHIP 1 NORTH, RANGE 26 EAST, P.M.M., YELLOWSTONE COUNTY, MONTANA

SURVEYED FOR: Paul Fashing
SURVEYED BY: EEC Inc.
SURVEYED: March, 2025

- PROPERTY MONUMENT FOUND (as noted)
PROPERTY CORNER SET 5/8" x 18" IRON ROD MARKED
TEC - 13100ES, OR AS NOTED.



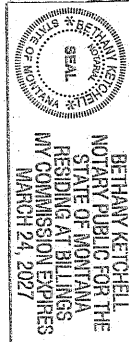
OWNERS' CERTIFICATE, PURPOSE OF SURVEY AND CERTIFICATE OF EXEMPTION

The undersigned hereby certify that the purpose of this survey is to relocate lot lines within a platted subdivision to reflect the abandonment of the portion of Bone Avenue between the eastern edge of the right-of-way of Sandy Lane to the western edge of the right-of-way of Bonnie Lane, per Yellowstone County Board of County Commissioners Resolution No. 24-158. Only the lots within Johnson Park Subdivision fronting the abandon portion of Bone Avenue are affected. Five or fewer lots are being affected and no additional lots are being hereby created. Therefore this survey is exempt from review as a subdivision pursuant to Section 76-3-207(1)(d), MCA. Any restrictions or requirements on the original platted parcels continues to apply to the newly modified parcels.
The area that is being removed from the abandon portion of right-of-way and joined with another tract of record, nor the original tract itself shall be available as a reference legal description in any subsequent real property transfer after the initial transfer associated with this amended plat.
Furthermore, this division of land is not subject to review by the Department of Environmental Quality pursuant to 76-4-125(c)(3) MCA, "divisions made for purposes other than the construction of water supply or sewage or solid waste disposal facilities as the department specifies by rule."

Owner of Lot 1, Block 4, of Johnson Park Subdivision:

Bonnie Dune, LLC
By: Erin Heringer (Printed name)

Title: Manager (Signature)



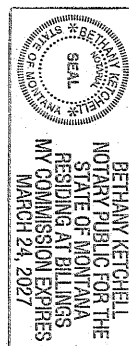
STATE OF MONTANA)
County of Yellowstone) ss

On this 7th day of May, 2025, before me, the undersigned, a Notary Public for the State of Montana, personally appeared Erin Heringer, known to me to be the person who executed the foregoing instrument and acknowledged to me that said corporation executed the foregoing instrument.

Notary Public for the State of Montana
Printed Name: Bethany Ketchell
Residing at: Billings, March 24, 2027
My Commission expires March 24, 2027

Owner of Lots 7, Block 3, of Johnson Park Subdivision:

Paul Fashing
By: Paul Fashing (Signature)



STATE OF MONTANA)
County of Yellowstone) ss

On this 16th day of April, 2025, before me, the undersigned, a Notary Public for the State of Montana, personally appeared Paul Fashing, known to me to be the person who executed the foregoing instrument and acknowledged to me the same.

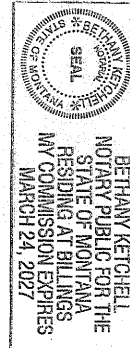
Notary Public for the State of Montana
Printed Name: Paul Fashing
Residing at: Billings, March 24, 2027
My Commission expires March 24, 2027

Notary Public for the State of Montana
Printed Name: Bethany Ketchell
Residing at: Billings, March 24, 2027
My Commission expires March 24, 2027

Owners of Lot 6, Block 3, of Johnson Park Subdivision:

Dale E. Hanson
By: Dale E. Hanson (Signature)

Judith G. Hanson
By: Judith G. Hanson (Signature)



STATE OF MONTANA)
County of Yellowstone) ss

On this 16th day of April, 2025, before me, the undersigned, a Notary Public for the State of Montana, personally appeared Dale E. Hanson and Judith G. Hanson, known to me to be the persons who executed the foregoing instrument and acknowledged to me the same.

Notary Public for the State of Montana
Printed Name: Bethany Ketchell
Residing at: Billings, March 24, 2027
My Commission expires March 24, 2027

COUNTY TREASURER'S CERTIFICATION OF TAX PAYMENT

I hereby certify that all real property taxes and special assessments assessed and levied on the land above described are paid pursuant to MCA 76-3-207(3).

Dated this 15th day of May, 2025
By: Paul M. De...
Yellowstone County Treasurer

CERTIFICATE OF COUNTY ATTORNEY

This document has been reviewed by the Yellowstone County Attorney's office and is acceptable as to form.
Dated this 21 day of May, 2025
Reviewed by: J. J. J.

BOARD OF YELLOWSTONE COUNTY COMMISSIONERS

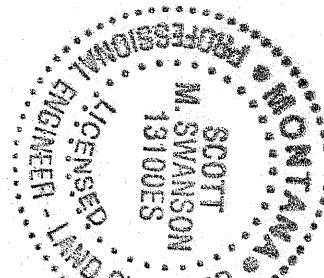
John Ostlund (Member)
Mark Morse (Member) Chair
Michael J. Waters (Member)

Attest:
Jeff Martin (Clerk and Recorder)
Dated this 28th day of June, 2025.

CERTIFICATE OF SURVEYOR AND PROPERTY DESCRIPTION

This is to certify that Scott Swanson, a Licensed Professional Engineer and Land Surveyor, Montana License No. 13100ES, performed a survey in March of 2025 within Johnson Park Subdivision, located in Block 3, Lot 6, Section 26, Township 1 North, Range 26 East, in Yellowstone County, Montana, as follows: Lot 6, Block 3, Lot 1, Block 4 and the portion of Bone Avenue Right of Way fronting said Lots, as recorded under document 565995, in the office of the County Clerk and Recorder of Yellowstone County, Montana, containing an area of 45,850 square feet, which is equivalent to 1.0526 acres. That the monuments found and set are of the character and occupy the position shown herein, that said survey and the plat hereof shows true and correct dimensions and that the plat conforms with the work on the ground.

By: Scott Swanson
Licensed Professional Engineer and Land Surveyor, Montana
License No. 13100ES



CERTIFICATE OF RIVERSTONE HEALTH

This Certificate of Survey has been reviewed and approved by the Riverstone Health
Health officer Authorized representative
Yellowstone City/County Health Department
Dated this 14th day of May, 2025
By: M. K. K.

