

A PLAT SHOWING OLD CUTTERS SUBDIVISION

A REPLAT OF LOTS 1A, 2A, 3 & 4, A REPLAT OF DREXLER RANCH SUBDIVISION, AND A PORTION OF LOT 4, BUCKHORN SUBD. 2ND ADDITION
LOCATED WITHIN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO

OCTOBER 2007
GRAPHIC SCALE



LEGEND

- SUBDIVISION BOUNDARY
- LOT LINES
- INTERIOR ROAD CENTERLINES
- EXTERIOR ROAD CENTERLINES
- RED AVALANCHE ZONE BY ALPINE
- BLUE AVALANCHE ZONE BY ALPINE
- PONDS/CANALS
- SHARED ACCESS EASEMENT AS SHOWN
- CENTERLINE EXISTING CANALS
- 20' CANAL MAINTENANCE EASEMENT
- 30' HIGH DITCH MAINTENANCE EASEMENT
- BLAINE COUNTY GIS CONTROL AND TIES
- WATER WORKS & POND ACCESS AND MAINTENANCE EASEMENT
- BLM LAND
- FOUND SURVEY MONUMENT
- SET 5/8" REBAR
- PROPOSED BRIDGE

PARCEL TABLE		
PARCEL	DESCRIPTION	AREA
A	PUBLIC PARK	5.08 Ac.
B	OPEN SPACE	77.10 Ac.
C	10' PUBLIC PEDESTRIAN ESMT., 20' HIAWATHA CANAL ESMT. & 20' PED. & DRIVEWAY R.O.W. = COMMON AREA	1.53 Ac.
D	26' PUBLIC ALLEY & 20' HIAWATHA CANAL ESMT. = COMMON AREA	.66 Ac.
E	36' PRIVATE STREET & PUBLIC ACCESS EASEMENT = COMMON AREA	.42 Ac.

NOTES

- 1) BASIS OF BEARINGS IS IDAHO STATE PLANE COORDINATE SYSTEM, NAD83(1992) AT GRID IN US SURVEY FEET. COMBINED PROJECT SCALE FACTOR IS 0.999701, GROUND DISTANCES WILL BE SLIGHTLY LONGER.
- 2) SEE PAGE 4 FOR ADDITIONAL NOTES.

HEALTH CERTIFICATE: Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of a Certificate of Disapproval.

11-27-2007

Date

Robert McNeil

South Central District Health Dept., EHS



OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 1 OF 5.

A PLAT SHOWING OLD CUTTERS SUBDIVISION

A REPLAT OF LOTS 1A, 2A, 3 & 4, A REPLAT OF DREXLER RANCH SUBDIVISION, AND A PORTION OF LOT 4 BUCKHORN SUBD. 2ND ADDITION
LOCATED WITHIN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO

OCTOBER 2007

GRAPHIC SCALE

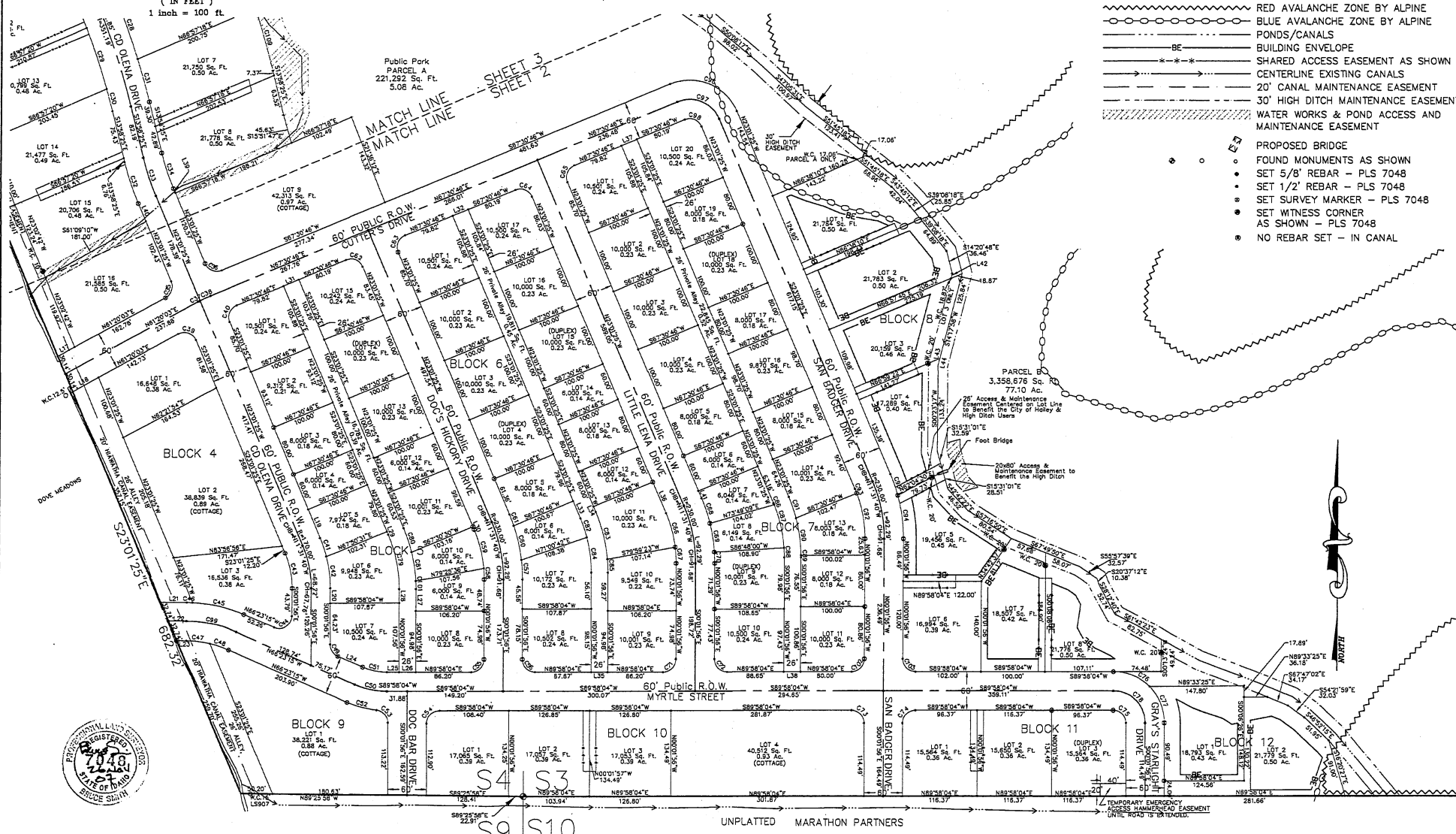


(IN FEET)
1 inch = 100 ft.

LEGEND

- SUBDIVISION BOUNDARY
- LOT LINES
- INTERIOR ROAD CENTERLINES
- EXTERIOR ROAD CENTERLINES
- RED AVALANCHE ZONE BY ALPINE
- BLUE AVALANCHE ZONE BY ALPINE
- PONDS/CANALS
- BUILDING ENVELOPE
- SHARED ACCESS EASEMENT AS SHOWN
- CENTERLINE EXISTING CANALS
- 20' CANAL MAINTENANCE EASEMENT
- 30' HIGH DITCH MAINTENANCE EASEMENT
- WATER WORKS & POND ACCESS AND MAINTENANCE EASEMENT

- PROPOSED BRIDGE
- FOUND MONUMENTS AS SHOWN
- SET 5/8" REBAR - PLS 7048
- SET 1/2" REBAR - PLS 7048
- SET SURVEY MARKER - PLS 7048
- SET WITNESS CORNER AS SHOWN - PLS 7048
- NO REBAR SET - IN CANAL



S9 | S10

UNPLATTED MARATHON PARTNERS

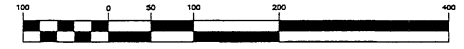
SEE PAGE 4 FOR NOTES

OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 2 OF 5

A PLAT SHOWING OLD CUTTERS SUBDIVISION

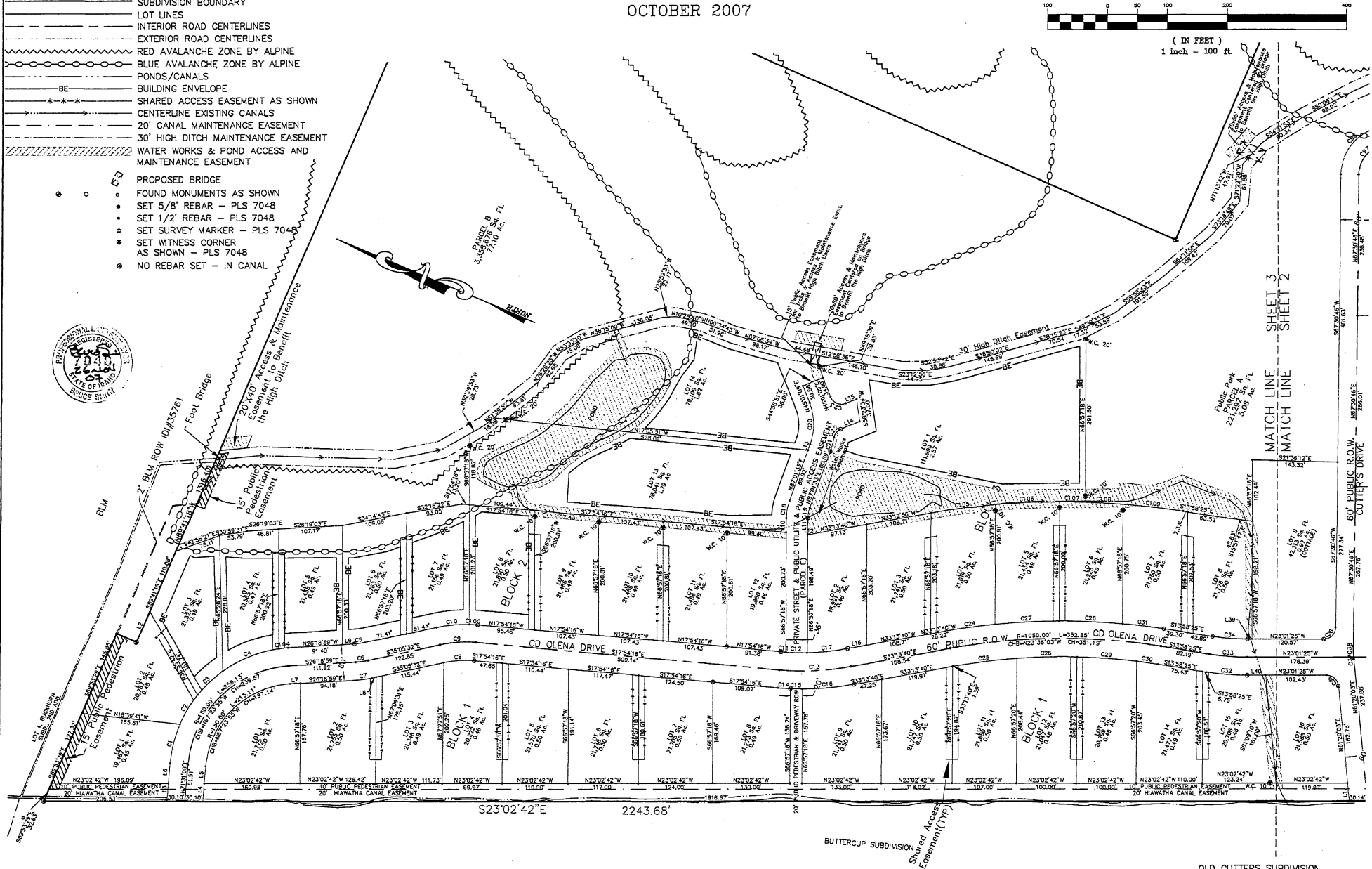
A REPLAT OF LOTS 1A, 2A, 3 & 4, A REPLAT OF DREXLER RANCH SUBDIVISION, AND A PORTION OF LOT 4, BUCKHORN SUBD. 2ND ADDITION
LOCATED WITHIN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO GRAPHIC SCALE

OCTOBER 2007



LEGEND

- SUBDIVISION BOUNDARY
- LOT LINES
- INTERIOR ROAD CENTERLINES
- EXTERIOR ROAD CENTERLINES
- RED AVALANCHE ZONE BY ALPINE
- BLUE AVALANCHE ZONE BY ALPINE
- PONDS/CANALS
- BE BUILDING ENVELOPE
- SHARED ACCESS EASEMENT AS SHOWN
- CENTERLINE EXISTING CANALS
- 20' CANAL MAINTENANCE EASEMENT
- 30' HIGH DITCH MAINTENANCE EASEMENT
- WATER WORKS & POND ACCESS AND MAINTENANCE EASEMENT
- PROPOSED BRIDGE
- FOUND MONUMENTS AS SHOWN
- SET 5/8" REBAR - PLS 7048
- SET 1/2" REBAR - PLS 7048
- SET SURVEY MARKER - PLS 7048
- SET WITNESS CORNER AS SHOWN - PLS 7048
- NO REBAR SET - IN CANAL



SEE PAGE 4 FOR NOTES

OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 3 OF 5

CERTIFICATE OF OWNERSHIP

This is to certify that the undersigned is the owner in fee simple of the following described parcels of land:

Parcels of land located within Sections 3 & 4, Township 2 North, Range 18 East, Boise Meridian, City of Hailey, Blaine County, Idaho; more particularly described as follows:

LOTS 1A, 2A, 3 & 4. A REPLAT OF DREXLER RANCH SUBDIVISION AND, A PARCEL OF LAND WITHIN THE SW 1/4 OF THE NE 1/4, SECTION 4, T.2N., R.18E., B.M., AND ALSO WITHIN LOT 4 BUCKHORN SUBDIVISION SECOND ADDITION, BLAINE COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A BLM BRASS CAP MARKING THE SOUTHEAST CORNER OF SAID SW 1/4 OF THE NE 1/4, WHICH CORNER IS ALSO THE CE 1/6 CORNER OF SAID SECTION 4 AND WHICH POINT IS THE REAL POINT OF BEGINNING; THENCE NORTH 89°42'50" WEST 291.01 FEET TO THE NORTHWEST CORNER OF THE DREXLER RANCH; THENCE NORTH 23°17'51" WEST 37.31 FEET ALONG THE CENTERLINE OF THE HIAWATHA CANAL AND ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 4, BUCKHORN SUBDIVISION SECOND ADDITION; THENCE NORTH 89°50'20" EAST 306.07 FEET ALONG A FENCE TO THE EAST BOUNDARY OF SAID SW 1/4 OF THE NE 1/4, SAID SECTION 4; THENCE SOUTH 0°27'55" WEST 36.58 FEET ALONG SAID EAST BOUNDARY OF THE SW 1/4 OF THE NE 1/4, SECTION 4 TO THE POINT OF BEGINNING, CONTAINING 0.24 ACRES, MORE OR LESS; TO BE REPLATED AS OLD CUTTERS SUBDIVISION.

The Easements indicated hereon are not dedicated to the Public unless specifically designated on the Plat, and the right to use said Easements is hereby reserved for the Public Utilities and for any other uses indicated hereon and no permanent structures are to be erected within the lines of said Easement. We do hereby certify that all Lots in this Plat will be eligible to receive water service from an existing water distribution system and that the existing water distribution system has agreed in writing to serve all of the lots shown within this plat, subject to Note 7 of this plat. Except as otherwise shown on this plat, the Roadways shown hereon as PUBLIC are Dedicated to the City of Hailey.

It is the intent of the owner, OLD CUTTERS, INC., an Idaho Corporation, to hereby include said land in this plat.

OLD CUTTERS, INC., an Idaho Corporation

By: [Signature] JOHN CAMPBELL, PRESIDENT

ACKNOWLEDGMENT

STATE OF Idaho } COUNTY OF Blaine } ss

On this 22 day of October, 2007, before me, a Notary Public in and for said State, personally appeared John Campbell, President of Old Cutters Inc., known or identified to me, to be the President of the Corporation that executed the instrument, and acknowledged to me that such Corporation executed the same.

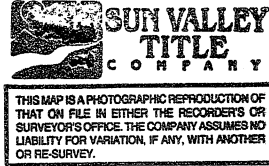
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Aliice C. Packer Notary Public State of Idaho

[Signature] Notary Public in and for said State Residing at August 24, 2011 My Commission Expires

SURVEYOR'S CERTIFICATE

I, Bruce Smith, a duly licensed Professional Land Surveyor in the State of Idaho, do hereby certify that this plat, is a true and accurate map of the land surveyed under my direct supervision and that it is in accordance with the Idaho State Code relating to plats and surveys.



COUNTY SURVEYOR'S APPROVAL

I, Jim W. Koonce, County Surveyor for Blaine County, Idaho, have checked the foregoing plat and computations for making the same and have determined that they comply with the laws of the State of Idaho relating thereto.

[Signature] Jim W. Koonce

APPROVAL OF CITY COUNCIL

The foregoing plat was approved and the dedication of the Public Roadways accepted by the City Council and Mayor of Hailey on this 26th day of November, 2007.

[Signature] Heather Dawson City Clerk



CITY ENGINEER'S APPROVAL

The foregoing plat was approved by [Signature] City Engineer for the City of Hailey on this 26 day of November, 2007.

[Signature] City Engineer

COUNTY TREASURER'S APPROVAL

The taxes on the foregoing parcel of land have been paid to this date and this plat of OLD CUTTERS SUBDIVISION, is hereby approved this 27 day of November, 2007.

[Signature] Blaine County Treasurer

COUNTY RECORDER'S CERTIFICATE

STATE OF IDAHO } COUNTY OF BLAINE } ss

This is to certify that the foregoing plat was filed in the office of the Recorder of Blaine County, Idaho, on this day of , 2007, at M., and duly recorded in Plat Book at page

Instrument # 553634 HAILEY, BLAINE, IDAHO 2007-11-29 10:02:00 No. of Pages: 5 Recorded for: ALPINE ENTERPRISES INC JOLYNN DRAGE Fee: 14.00 Ex-Officio Recorder Deputy

Ex-officio Recorder