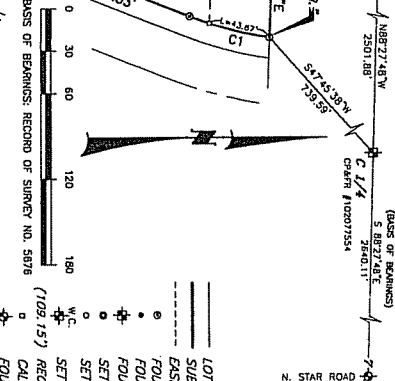
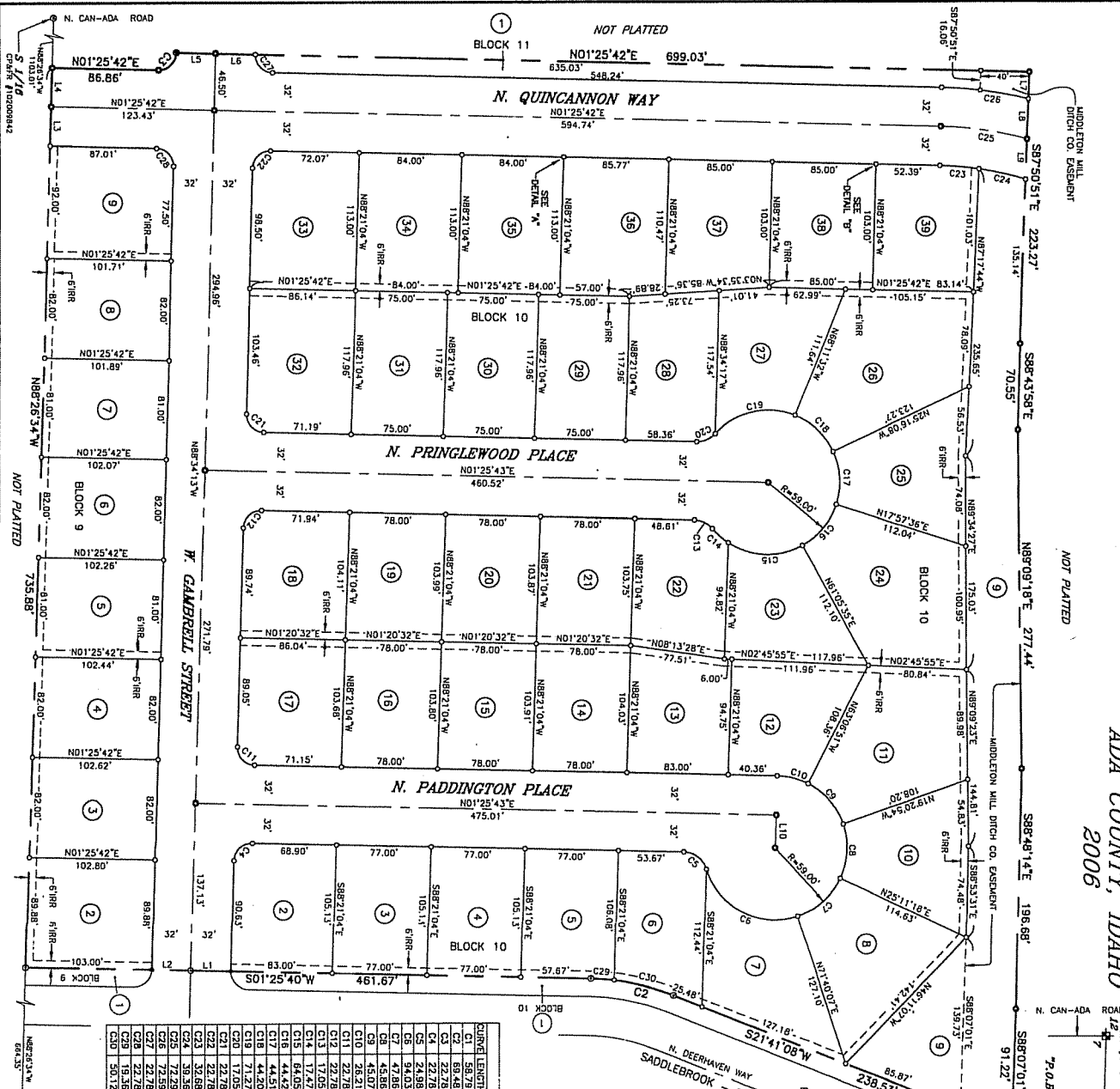


SADDLEBROOK SUBDIVISION - PHASE 4

A PARCEL OF LAND LOCATED IN THE S 1/2 OF SECTION 7,
TOWNSHIP 4 NORTH, RANGE 1 WEST, BOISE MERIDIAN, CITY OF STAR,
ADA COUNTY, IDAHO
2006

BY DA N 11558



NOTES

1. THE FOLLOWING LOTS ARE THE COMMON LOTS AND SHALL BE OWNED AND MAINTAINED BY THE SADDLEBROOK SUBDIVISION HOMEOWNERS ASSOCIATION, LOT 9, BLOCK 10 AND LOT 11, BLOCK 11.
2. THIS DEVELOPMENT RECONSTRUCTS DADA CODE 22-420A, ROOST AN APPLICABLE TO "R" SITES, BE OR BECOME A RESIDENTIAL PRIVATE OR PUBLIC, BY ANY CHANGED CONDITIONS IN OR ABOUT THE SURROUNDING NON-RESIDENTIAL ACTIVITIES AFTER THE SAME HAS BEEN IN OPERATION FOR MORE THAN ONE (1) YEAR. THE OPERATIONS BEING PROVIDED THAT THE PROVISIONS OF THIS SECTION SHALL NOT APPLY WHENEVER A NUISANCE RESULTS FROM THE IMPROPER OPERATION OF ANY AEROSOL/ULTRASONIC OPERATION OR APPROPRIATE TO IT."
3. LOTS SHALL NOT BE REDUCED IN SIZE WITHOUT THE PRIOR APPROVAL FROM THE HEALTH AUTHORITY.
4. NO ADDITIONAL DOMESTIC WATER SUPPLIES SHALL BE INSTALLED BY THE SADDLEBROOK SUBDIVISION HOMEOWNERS ASSOCIATION IN SHOWER RESTRICTION RELEASE.
5. REFERENCE IS MADE TO PUBLIC HEALTH LETTER FROM MIDDLETON-HILL DITCH COMPANY IN COMPLIANCE WITH IDAHO CODE 21-30505. LOTS WITHIN THE SADDLEBROOK SUBDIVISION SHALL BE SUBJECT TO THE RIGHTS AND WILL BE OBTAINED FOR ASSESSMENTS FROM MIDDLETON-HILL DITCH COMPANY. SEE INSTRUMENT NO. 104015303.

EASEMENTS

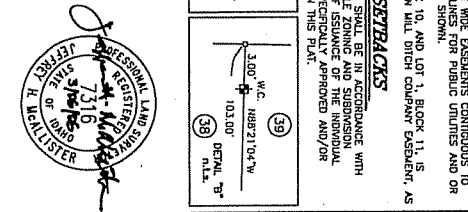
ALL LOTS HAVE SIX (6) FOOT WIDE EASEMENTS CONTIGUOUS TO FRONT, SIDE AND BACK LOT LINES FOR PUBLIC UTILITIES AND OR DRAINAGE PURPOSES AND AS SHOWN.

A PORTION OF LOT 9, BLOCK 10, AND LOT 1, BLOCK 11, IS A PORTION OF LOT 9, BLOCK 10, AND LOT 1, BLOCK 11, AS SHOWN.

BLDG. SETBACKS

MINIMUM BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH THE CITY OF STAR ZONING ORDINANCES AND THE CITY OF STAR REGULATIONS AT THE TIME OF ISSUANCE OF THE INDIVIDUAL BUILDING PERMITS OR AS SPECIFICALLY APPROVED AND/OR REQUIRED, OR AS SHOWN ON THIS PLAN.

CURVE LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	58.79	253.50	1317.18	29.53
C2	69.48	198.50	2015.28	35.10
C3	22.78	14.50	89.59	14.50
C4	22.78	14.50	89.59	14.50
C5	24.98	20.00	71.33	14.41
C6	94.03	59.00	917.18	60.37
C7	45.02	59.00	482.45	23.32
C8	45.02	59.00	482.45	23.32
C9	45.02	59.00	482.45	23.32
C10	28.21	59.00	252.27	13.33
C11	22.78	14.50	90.00	14.50
C12	22.78	14.50	90.00	14.50
C13	17.05	59.00	169.00	9.08
C14	64.05	59.00	621.07	33.59
C15	64.05	59.00	621.07	33.59
C16	44.51	59.00	431.34	23.38
C17	44.51	59.00	431.34	23.38
C18	71.23	59.00	682.58	40.20
C19	17.05	20.00	48.50	16.54
C20	22.78	14.50	90.00	14.50
C21	22.78	14.50	90.00	14.50
C22	33.68	289.00	679.51	16.36
C23	33.68	289.00	679.51	16.36
C24	38.36	289.00	824.55	19.27
C25	72.59	332.00	1314.92	23.12
C26	22.78	14.50	90.00	14.50
C27	22.78	14.50	90.00	14.50
C28	50.12	186.50	1038.42	28.90
C29	50.12	186.50	1038.42	28.90



TOTMAN-OTTON ENGINEERING COMPANY
9777 CHAMBER BOWLEND
BOISE, IDAHO 83714
(208) 333-2288



SADDLEBROOK SUBDIVISION - PHASE 4

SR 94 PL 1139

CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED IS THE OWNER OF THE PROPERTY HEREWIHTER DESCRIBED:

A parcel of land located in the South 1/2 of Section 7, Township 4 North, Range 1 West, Boise Meridian, City of Star, Ada County, Idaho, being more particularly described as follows:

COMMENCING at the Center 1/4 corner of said Section 7, from which the East 1/4 corner of said section bears S88°27'48"E., 2640.11 feet; thence,

- 1) S. 47°45'38"W., 739.59 feet to point at the beginning of a non-tangent curve, marking the POINT OF BEGINNING; thence,
 - 2) Southwesterly along said curve to the right, having a radius of 253.50 feet, an arc length of 58.79 feet, through a central angle of 131°7'18", and a chord bearing and distance of S.15°02'30"W., 58.66 feet; thence, on a line tangent from said curve,
 - 3) S.21°41'08"W., 238.53 feet to the beginning of a tangent curve; thence,
 - 4) Southwesterly along said curve to the left, having a radius of 196.50 feet, an arc length of 69.49 feet, through a central angle of 201°5'29", and a chord bearing and distance of S.11°33'24"W., 69.11 feet; thence, on a line tangent from said curve,
 - 5) S.01°25'40"W., 481.67 feet to a point on the south line of the North 1/2 of the SW 1/4 of said Section 7; thence, along said line,
 - 6) N.88°26'34"W., 735.88 feet; thence,
 - 7) Northwesterly along said curve to the left, having a radius of 14.50 feet, an arc length of 22.78 feet, through a central angle of 89°59'55", and a chord bearing and distance of N.43°34'15"W., 20.51 feet; thence, on a line tangent from said curve,
 - 8) N.01°25'42"E., 699.03 feet; thence,
 - 9) S.87°50'51"E., 223.27 feet; thence,
 - 10) S.88°43'58"E., 70.55 feet; thence,
 - 11) N.89°09'18"E., 277.44 feet; thence,
 - 12) S.88°48'14"E., 196.68 feet; thence,
 - 13) S.88°07'01"E., 91.22 feet to the POINT OF BEGINNING.
- CONTAINING: 14.23 acres, more or less,
SUBJECT TO: All Covenants, Rights, Rights-of-Way, Easements of record, and all other encumbrances.

CERTIFICATE OF OWNERS CONTINUED

IT IS THE INTENTION OF THE UNDERSIGNED TO AND THEY DO HEREBY INCLUDE SAID LAND IN THIS PLAN; THAT THE UNDERSIGNED DOES BY THESE PRESENTS RESERVE TO THE PUBLIC ALL PUBLIC STREETS, TRAILS, AND RIGHTS OF WAY AND RIGHTS OF WAY AND RIGHTS OF WAY 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 HEREOF.

ALL OF THE LOTS IN THE PLAN WILL BE ELIGIBLE TO RECEIVE DOMESTIC WATER SERVICE FROM STAR SEWER AND WATER DISTRICT, A PUBLIC UTILITY SUBJECT TO THE REGULATIONS OF THE IDAHO PUBLIC UTILITIES COMMISSION, AND SAID DISTRICT HAS AGREED IN WRITING TO SERVE ALL OF THE LOTS IN THIS SUBDIVISION.

IN WITNESS WHEREOF, WE HAVE HEREBY SET OUR HANDS THIS DAY OF 27th 11 2005

SADDLEBROOK DEVELOPMENT, INC., AN IDAHO CORPORATION

By: Bert A. Brudley PRESIDENT

ACKNOWLEDGMENT

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

ON THIS 17th DAY OF May, 2005, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED, BERT A. BRUDLEY, KNOWN OR IDENTIFIED TO ME TO BE THE PRESIDENT OF THE CORPORATION THAT OWNS BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

IN WITNESS WHEREOF, I HAVE HEREBY SET MY HAND AND AFFIXED MY OFFICIAL SEAL.

NOTARY PUBLIC FOR THE STATE OF IDAHO
DATE 17 May 05 AT 17 Jun 10
MY COMMISSION EXPIRES



SADDLEBROOK SUBDIVISION - PHASE 4

BY 04 04 11540

APPROVAL OF THE CITY COUNCIL

I, THE UNDERSIGNED CITY CLERK IN AND FOR THE CITY OF STAR, ADA COUNTY, IDAHO, HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL HELD ON THE 23RD DAY OF APRIL, 2010, THIS PLAN WAS DULY ACCEPTED AND APPROVED.



Heidi Wood
CLERK OF STAR, IDAHO

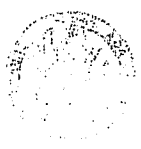
APPROVAL OF THE CITY ENGINEER

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

P. J. ...
CITY ENGINEER STAR, IDAHO
DATE 9/27/05

CERTIFICATE OF COUNTY SUPERVISOR

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR FOR ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAN AND THAT IT COMPLES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.



David ...
ADA COUNTY PROFESSIONAL SURVEYOR PLS 570

CERTIFICATE OF SURVEYOR

I, JEFFREY H. MCALLISTER, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, AND THAT THIS MAP REPRESENTS AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND COMPLES WITH ACCEPTED STANDARDS OF SURVEYING. I FURTHER CERTIFY THAT I HAVE COMPLIED WITH TITLE 55, CHAPTER 16, IDAHO CODE.



JEFFREY H. MCALLISTER
IDAHO NO. 7316

HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE, TITLE 50 CHAPTER 13 HAVE BEEN SATISFIED BASED ON A REVIEW BY A QUALIFIED LICENSED PROFESSIONAL ENGINEER (CPE) REPRESENTING STAR SEWER AND WATER DISTRICT THE DATE APPROVAL OF THE DESIGN PLANS AND SPECIFICATIONS AND THE CONDITIONS IMPOSED ON THE DEVELOPER FOR CONTINUED SANITATION OF THE SANITARY RESTRICTIONS. BUTER IS CALLOWED THAT AT THE TIME OF THIS APPROVAL, NO DRINKING WATER EXTENSIONS OR SEWER EXTENSIONS WERE CONSTRUCTED. DRINKING WATER EXTENSIONS OR SEWER EXTENSIONS HAVE SINCE BEEN CONSTRUCTED OR IF THE DEVELOPER IS SIMULTANEOUSLY CONSTRUCTING THOSE FACILITIES. IF THE DEVELOPER FAILS TO CONSTRUCT FACILITIES THEN THE SANITARY RESTRICTIONS MAY BE REIMPOSED IN ACCORDANCE WITH SECTION 50-1326, IDAHO CODE. BY ISSUANCE OF A CERTIFICATE OF DISAPPROVAL, AND NO CONSTRUCTION OF ANY BUILDING OR SHELTER REQUIRING DRINKING WATER OR SEWER/SEPIC FACILITIES SHALL BE ALLOWED.



Michelle ...
HEALTH OFFICER
DATE 12/15/06

ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ACCEPTANCE

THE FOREGOING PLAN WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE 12TH DAY OF OCTOBER, 2005.



John ...
ADA COUNTY HIGHWAY DISTRICT

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. 50-13B(2)(D) 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.



DATE 3/08/2006
COUNTY TREASURER
Christy ...

CERTIFICATE OF COUNTY RECORDER

STATE OF IDAHO }
COUNTY OF ADA } S.S.
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF BERT BRADLEY, AT 48 MINUTES PAST 2 O'CLOCK P. M. ON THIS 9 DAY OF MARCH, 2011.
INSTRUMENT NO. 11000005, BOOK 94 PAGE 11538-11541.
DEPUTY MINNIE ...
EX OFFICIO RECORDER