Book 15 Page 17
Twin Falls County
Idaho Clerk

Prepared By
Edwards, Howard & Martens, Inc
Engineers / Planners / Surveyors

876991

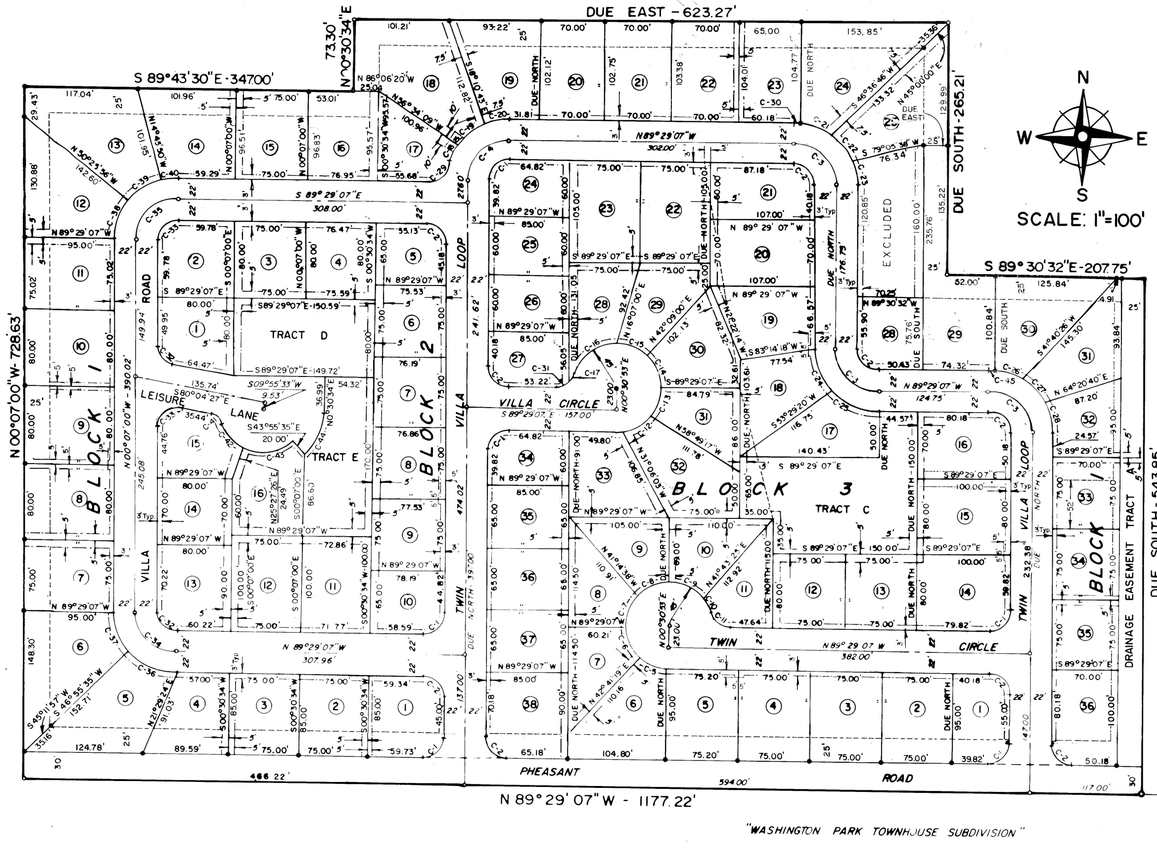
1st AMENDED PLAT OF
MAGIC VALLEY MOBILE HOME SUBDIVISION

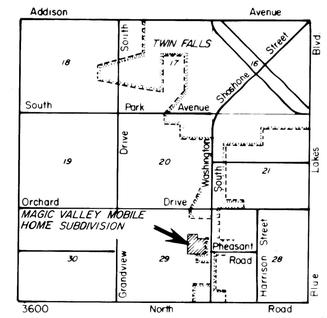
LOCATED IN

S2NE4, SECTION 29, T. 10 S., R. 17 E., B.M.

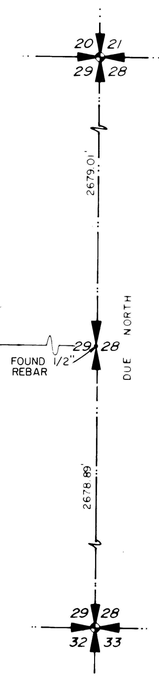
TWIN FALLS COUNTY, IDAHO

1985





VICINITY SKETCH
1" = 1 mile



CURVE DATA						
CURVE	DELTA	RAD	ARC	CHORD	TAN	L.C.B.
C-1	90° 30' 51"	20.00'	31.60'	28.41'	20.18'	N 45° 15' 29" E
C-2	89° 29' 07"	20.00'	31.24'	28.16'	19.82'	N 44° 44' 34" W
C-3	89° 29' 06"	42.00'	65.60'	59.13'	41.62'	N 44° 44' 34" W
C-4	90° 30' 52"	42.00'	66.35'	59.66'	42.38'	S 45° 15' 27" W
C-5	42° 10' 26"	45.00'	33.12'	32.38'	17.35'	N 68° 23' 53" W
C-6	47° 11' 32"	45.00'	37.07'	35.03'	19.66'	N 23° 43' 00" W
C-7	44° 38' 23"	45.00'	35.06'	34.18'	18.47'	N 22° 12' 03" E
C-8	45° 12' 59"	45.00'	35.51'	34.60'	18.74'	N 67° 07' 38" E
C-9	50° 35' 05"	45.00'	39.73'	38.45'	21.26'	S 64° 58' 16" E
C-10	23° 11' 49"	45.00'	18.22'	18.10'	9.24'	S 28° 04' 44" E
C-11	73° 00' 21"	20.00'	25.48'	23.79'	14.80'	S 52° 59' 03" E
C-12	49° 53' 33"	45.00'	39.19'	37.96'	20.93'	N 65° 34' 07" E
C-13	40° 06' 27"	45.00'	31.50'	30.86'	16.43'	N 20° 34' 04" E
C-14	46° 32' 01"	45.00'	36.55'	35.55'	19.35	N 22° 45' 06" W
C-15	45° 04' 42"	45.00'	35.41'	34.50'	18.67'	N 68° 33' 31" W
C-16	71° 23' 28"	45.00'	56.07'	52.51'	32.33'	S 53° 12' 22" W
C-17	36° 23' 36"	20.00'	12.70'	12.49'	6.58'	S 35° 42' 34" W
C-18	23° 15' 06"	64.00'	25.97'	25.80'	13.17'	N 21° 45' 05" E
C-19	33° 00' 46"	64.00'	36.88'	36.37'	18.97'	N 49° 53' 03" E
C-20	24° 07' 27"	64.00'	26.95'	26.75'	13.68'	N 78° 27' 13" E
C-21	30° 52' 50"	64.00'	34.49'	34.08'	17.68'	S 69° 43' 24" E
C-22	32° 09' 15"	64.00'	35.92'	35.45'	18.45	S 38° 12' 23" E
C-23	22° 07' 44"	64.00'	24.72'	24.57'	12.52'	S 11° 03' 49" E
C-24	42° 32' 14"	64.00'	47.51'	46.43'	24.91'	S 21° 16' 10" E
C-25	46° 56' 52"	64.00'	52.44'	50.99'	27.79'	S 66° 00' 39" E
C-26	27° 34' 33"	64.00'	30.80'	30.51'	15.71'	S 73° 17' 47" E
C-27	29° 27' 34"	64.00'	32.91'	32.55'	16.83'	S 44° 46' 42" E
C-28	30° 02' 54"	64.00'	33.56'	33.18'	17.18'	S 15° 01' 24" E
C-29	80° 23' 16"	20.00'	28.06'	25.82'	16.90'	N 50° 19' 12" E
C-30	4° 19' 18"	64.00'	4.83'	4.83'	2.42'	S 87° 19' 33" E
C-31	36° 36' 31"	20.00'	12.78'	12.56'	6.62'	S 72° 12' 40" W
C-32	79° 57' 27"	20.00'	27.91'	25.70'	16.77'	S 40° 05' 44" E
C-33	100° 02' 33"	20.00'	34.92'	30.65	23.85'	N 49° 54' 17" E
C-34	89° 22' 07"	42.00'	65.51'	59.07'	41.54'	N 44° 48' 04" W

CURVE DATA						
CURVE	DELTA	RAD	ARC	CHORD	TAN	L.C.B.
C-35	90° 37' 53"	42.00'	66.44'	59.72'	42.47'	N 45° 11' 57" E
C-36	46° 55' 41"	64.00'	52.42'	50.97'	27.28'	N 66° 01' 16" W
C-37	42° 26' 26"	64.00'	47.41'	46.33'	24.85'	N 21° 20' 13" W
C-38	39° 41' 04"	64.00'	44.33'	43.45'	23.10'	N 19° 43' 32" E
C-39	35° 40' 06"	64.00'	39.84'	39.20'	20.59'	N 57° 24' 07" E
C-40	15° 16' 43"	64.00'	17.07'	17.02'	8.58'	N 82° 52' 32" E
C-41	65° 53' 08"	10.00'	11.50'	10.88'	6.48'	S 47° 07' 53" E
C-42	50° 21' 13"	45.00'	39.55'	38.29'	21.15'	S 39° 21' 57" E
C-43	69° 23' 01"	45.00'	54.49'	51.23'	31.15'	N 80° 45' 56" E
C-44	45° 33' 51"	65.00'	51.69'	50.34'	27.30'	N 23° 17' 30" E
C-45	02° 24' 05"	64.00'	2.68'	2.68'	1.34'	S 88° 17' 36" E

LEGEND

- Section Line
- Lot or Tract Line
- Street Centerline
- Utility Easement
- Property Boundary Line
- Centerline 15' Utility Easement
- Set 1/2" Rebar & Cap
- INITIAL POINT - Found Concrete Monument
- Fnd. 5/8" x 30" Rebar
- Found 1/2" x 24" Rebar
- Found Brass Cap
- 50' Public Utility and Maintenance Easements

CERTIFICATE OF OWNERS

This is to certify that the undersigned are the owners or representatives of the owners in fee simple of the following described property, located in the S2 NE4, Section 29, T.10 S., R.17 E., B.M., Twin Falls County, Idaho, said property being more specifically described as follows: commencing at the Northeast corner of said Section 29, Thence, Due South, 2679.01', to the East quarter corner of said Section 29, said quarter corner also lies Due North, 2678.89' from the Southeast corner of said Section 29, Thence, N 89°29'07"W, 353.00', along the North boundary of "Washington Park Townhouse Subdivision" to the INITIAL POINT.

Thence, N 89°29'07"W, 117.722, along the North boundary of "Washington Park Townhouse Subdivision"

Thence, N 00° 07'00"W, 728.63',

Thence, S 89° 43'30"E, 347.00',

Thence, N 00° 30'34" E, 73.30',

Thence, Due East, 623.27'

Thence, Due South, 265.21'

Thence, S 89°30'32"E, 207.75'

Thence, Due South, 543.85', to the INITIAL POINT. The gross area contained in this platted land as described is 19.94 acres.

It is the intention of the undersigned to and they do hereby include said land in this plat, that the undersigned by these presents dedicate to the public for public use forever "Pheasant Road," as shown on this plat. The easements indicated on this plat are not dedicated to the public but the rights to use said easements are hereby perpetually reserved for public utilities and such other public uses designated on this plat. No structure other than for such utility and other designated public uses are to be erected within the lines of said easements. **Tract A is owned and maintained as a buffer zone, utility, and drainage easement by Magic Valley Mobile Home Homeowners Association** Inc. (M.V.M.H.H.A. Inc.). Tracts C, D, & E and all street right-of-ways except Pheasant Road are owned and maintained by M.V.M.H.H.A. Inc. for the benefit of the lot owners in Magic Valley Mobile Home Subdivision. Said Tracts are subject to all rights, privileges and responsibilities set forth in the M.V.M.H.H.A. Inc. articles and bylaws as recorded in the Twin Falls County courthouse.

H. Guy Stewart — Ruby M. Stewart (H. GUY STEWART & RUBY M. STEWART)

Lester E. Unland — Betty O. Unland (LESTER E. UNLAND & BETTY O. UNLAND)

Erhard Dohse — Adaline Dohse (ERHARD DOHSE & ADALINE DOHSE)

Claude J. Bond — Katy Rae Bond (CLAUDE J. BOND & KATY RAE BOND)

Robert Ellis — Beth Ellis (ROBERT ELLIS & BETH ELLIS)

Rosella B. Aslett (ROSELLA B. ASLETT)

Adnella T. Myers (ADNELLA T. MYERS)

Delores Hunt — Bruce Hunt (DELORE HUNT & DELORES HUNT)

Betty Wyatt (BETTY M. WYATT)

Francis J. Kaiser — Lola Kaiser (FRANCIS J. KAISER & LOLA KAISER)

Gary Kaiser (GARY KAISER)

Eugene F. Huckfeldt (EUGENE F. HUCKFELDT — MHA CO. INC.)

ACKNOWLEDGEMENT

STATE OF IDAHO)
COUNTY OF TWIN FALLS) ss

On this 19th day of February, 1985 at 3:30 p.m., before me the undersigned, a Notary Public in and for said State, appeared the persons whose names are subscribed to the above Certificate of Owners and acknowledged to me that they 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.

Becky S. Newcomb
Notary Public in and for the State of Idaho

NOTARY PUBLIC BECKY S. NEWCOMB STATE OF IDAHO

Twin Falls County, Idaho
Recorded for: EHM ENG
09:00:00 am Mar.01.1985
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