

FOUND 5/8" PIN
T 3N., R. 1 W., B.M
C P & F NO. 8908446

11 12
14 13

S00°00'35"E

S. LINDER ROAD

1596.54'

N00°00'35"W

1061.00'

14 13

FOUND 1/2" IRON PIN
1/4 CORNER
C P & F NO. 8725165

THE LANDING SUBDIVISION NO. 4

THE LANDING SUBDIVISION NO. 5

A PLAT SHOWING

THE LANDING SUBDIVISION NO. 6

A PORTION OF THE NW 1/4 OF SECTION 13, T.3N., R.1W., BOISE MERIDIAN, MERIDIAN CITY, ADA COUNTY, IDAHO

A BRIGHTON CORPORATION SUBDIVISION

— JOHNSON ENGINEERING, GARDEN CITY, IDAHO—
1993

INITIAL POINT
FOUND AND ACCEPTED 5/8" PIN
SET 2" X 36" PIPE OVER
5/8" PIN WITH PLASTIC CAP

S89°49'00"E
1511.39'

N03°43'30"E
61.95'

N19°20'10"W
56.43'

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	125.00'	45.55'	23.03'	45.29'	N72°02'41"W	20°52'37"
C2	150.00'	62.85'	31.90'	62.40'	N75°13'11"W	24°00'31"
C3	100.00'	23.31'	11.71'	23.25'	N68°16'59"W	13°21'13"
C4	150.00'	4.21'	2.11'	4.21'	N62°24'39"W	01°36'33"
C5	200.00'	29.39'	14.72'	29.37'	N65°49'00"W	08°25'15"
C6	175.00'	13.10'	6.55'	13.09'	N63°45'01"W	04°17'17"
C7	200.00'	57.48'	28.94'	57.28'	N53°22'23"W	16°27'59"
C8	225.00'	67.27'	33.89'	67.02'	N53°02'27"W	17°07'50"
C9	175.00'	47.68'	23.99'	47.53'	N53°48'02"W	15°36'40"
C10	150.00'	8.60'	4.30'	8.60'	S63°14'55"E	03°17'06"

THE LANDING SUBDIVISION NO. 5

IRRIGATION RIGHTS

THE OWNER OF EACH LOT, ACROSS WHICH PASSES AN IRRIGATION DRAINAGE DITCH OR PIPE, IS RESPONSIBLE FOR THE MAINTENANCE THEREOF UNLESS SUCH RESPONSIBILITY HAS BEEN ASSUMED BY AN IRRIGATION DISTRICT.

THIS SUBDIVISION IS WITHIN THE NAMPA MERIDIAN IRRIGATION DISTRICT. THE DEVELOPER HAS MADE PROVISION TO PROVIDE IRRIGATION WATER TO THE INDIVIDUAL LOTS. EACH LOT WILL BE SUBJECT TO THE DISTRICT ASSESSMENTS. THE DEVELOPER WILL COMPLY WITH IDAHO CODE 31-3805

RESTRICTIVE COVENANTS

BUILDING AND OCCUPANCY SHALL CONFORM TO THE STANDARDS ESTABLISHED BY THE RESTRICTIVE COVENANTS AS FILED IN BOOK AT PAGE OF MISCELLANEOUS RECORDS OF ADA COUNTY, IDAHO. INSTRUMENT NUMBER

BUILDING SETBACKS

BUILDING SETBACKS IN THIS SUBDIVISION SHALL BE IN COMPLIANCE WITH THE APPLICABLE ZONING REGULATIONS IN EFFECT AT THE TIME OF CONSTRUCTION.

EASEMENTS

ALL LOTS HAVE A 10 FOOT WIDE EASEMENT CONTIGUOUS TO ALL STREETS AND REAR LOT LINES, FOR PUBLIC UTILITIES, DRAINAGE OR IRRIGATION PURPOSES. SIDE LOT LINES SHALL HAVE A 5 FOOT EASEMENT ON EACH LOT FOR NATURAL GAS, TELEPHONE AND IRRIGATION.

RE-SUBDIVISION

ANY RE-SUBDIVISION OF THIS PLAT SHALL COMPLY WITH THE APPLICABLE ZONING REGULATIONS IN EFFECT AT THE TIME OF THE RE-SUBDIVISION.

HOUSE SIZE

MINIMUM HOUSE SIZE IS 1300 S.F.

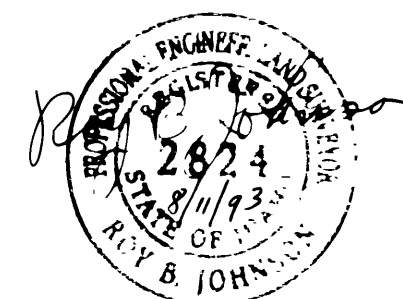
GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

LEGEND

- ← REAR OF LOT
- BOUNDARY LINE
- LOT OR RIGHT OF WAY LINE
- CENTER LINE
- ▲ INITIAL POINT — 2" x 36" MONUMENT
2" x 36" PIPE WITH 5/8"
PIN W/ PLASTIC CAP INSIDE
- 1/2"x24" PIN SET WITH
PLASTIC CAP
- 5/8"x30" PIN SET WITH
PLASTIC CAP
(OR FOUND AS SHOWN)
- ⊙ LAND CORNER
- 4 LOT NUMBER
- ④ BLOCK NUMBER



THE LANDING SUBDIVISION NO. 6

CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS: THAT WE, THE UNDERSIGNED, ARE THE OWNERS OF THE REAL PROPERTY DESCRIBED BELOW IN ADA COUNTY, IDAHO, AND THAT WE INTEND TO INCLUDE THE FOLLOWING DESCRIBED PROPERTY IN THE LANDING SUBDIVISION NO. 6.

A PORTION OF THE NW 1/4 OF SECTION 13, T.3N., R.1W., BOISE MERIDIAN, MERIDIAN CITY, ADA COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE NORTHWEST CORNER OF SECTION 13, T.3N., R.1W., BOISE MERIDIAN, MERIDIAN CITY, ADA COUNTY, IDAHO, THENCE

S. 00°00'35" E. 1596.54 FEET, THENCE
S. 89°49'00" E. 1511.39 FEET, TO THE INITIAL POINT, THENCE
S. 61°36'22" E. 997.66 FEET, THENCE
S. 00°27'59" E. 125.60 FEET, THENCE
S. 00°35'10" E. 56.87 FEET, THENCE
S. 28°23'37" W. 230.23 FEET, THENCE
S. 50°49'13" W. 50.28 FEET, THENCE
S. 28°23'37" W. 103.55 FEET, THENCE
N. 61°36'22" W. 659.17 FEET, THENCE
N. 77°26'35" W. 29.89 FEET, THENCE
N. 07°17'07" W. 145.46 FEET, THENCE
N. 06°22'59" W. 58.25 FEET, THENCE
N. 03°06'47" W. 257.40 FEET, THENCE
N. 19°20'10" W. 56.43 FEET, THENCE
N. 12°08'24" W. 90.06 FEET, THENCE
N. 03°43'30" E. 61.95 FEET TO THE INITIAL POINT

CONTAINING 10.93 ACRES, MORE OR LESS.

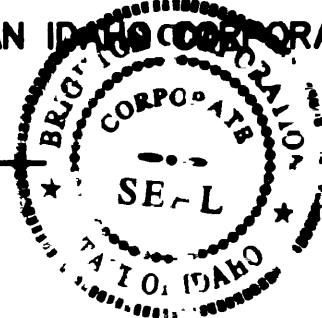
ALL OF THE LOTS IN THIS PLAT WILL BE ELIGIBLE TO RECEIVE WATER SERVICE FROM THE CITY OF MERIDIAN WATER SYSTEM. THE CITY OF MERIDIAN HAS AGREED IN WRITING TO SERVE ALL OF THE LOTS IN THE SUBDIVISION.

PUBLIC STREETS SHOWN ON THIS PLAT ARE DEDICATED TO THE PUBLIC. EASEMENTS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC, BUT THE RIGHT OF ACCESS TO, AND USE OF, THESE EASEMENTS IS PERPETUALLY RESERVED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND.

THE BRIGHTON CORPORATION, AN IDAHO CORPORATION.

David W. Turnbull
DAVID W. TURNBULL
PRESIDENT



Mike H. Tanner
MIKE H. TANNER
SECRETARY

ACKNOWLEDGMENTS

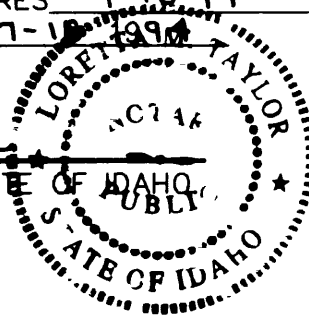
STATE OF IDAHO)
COUNTY OF ADA) SS

ON THIS 4th DAY OF MARCH, 1993, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED DAVID W. TURNBULL, KNOWN TO ME TO BE THE PRESIDENT OF THE CORPORATION AND MIKE H. TANNER KNOWN TO ME TO BE THE SECRETARY OF THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL OF THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

MY NOTARY COMMISSION EXPIRES 7-18-94
MY NOTARY BOND EXPIRES 7-18-94

Sherrie M. Taylor
NOTARY PUBLIC FOR THE STATE OF IDAHO
RESIDING AT BOISE, IDAHO



CERTIFICATE OF ENGINEER/LAND SURVEYOR

I, ROY B. JOHNSON, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL ENGINEER/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 HEREON, AND IS IN CONFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

Roy B. Johnson
ROY B. JOHNSON P.E. 2824

APPROVAL OF CENTRAL DISTRICT HEALTH DEPARTMENT

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

DATE: 6/17/93

Thomas E. Schmalz
HEALTH OFFICER

ADA COUNTY HIGHWAY DISTRICT ACCEPTANCE

THIS PLAT WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE 16th DAY OF June

ADA County Highway District
ADA COUNTY HIGHWAY DISTRICT, CHAIRMAN

APPROVAL OF CITY COUNCIL

I, THE UNDERSIGNED CITY CLERK, IN AND FOR THE CITY OF MERIDIAN, ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL HELD ON 6th OF APRIL, 1993, THIS PLAT OF THE LANDING SUBDIVISION NO. 6 WAS ACCEPTED AND APPROVED.

DATE: 01 July 1993

William S. Fann
CITY CLERK

CERTIFICATE OF COUNTY TREASURER

I, BARBARA BAUER, 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 PROPOSED SUBDIVISION HAVE BEEN PAID IN FULL. THIS CERTIFICATION IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

Barbara Bauer
COUNTY TREASURER
By Karen Witt, Data Clerk

DATE: August 16, 1993

CERTIFICATE OF CITY ENGINEER

I, THE UNDERSIGNED CITY ENGINEER FOR THE CITY OF MERIDIAN, ADA COUNTY, IDAHO DO HEREBY APPROVE THIS PLAT.

DATE: June 30, 1993

Gary Dean Smith
CITY ENGINEER

CERTIFICATE OF COUNTY SURVEYOR

I, JOHN E. PRIESTER, REGISTERED PROFESSIONAL ENGINEER/LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT, AND IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

John E. Priester
ADA COUNTY SURVEYOR

CERTIFICATE OF COUNTY RECORDER

STATE OF IDAHO)
COUNTY OF ADA) SS

INSTRUMENT NO. 9366851

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED AT THE REQUEST OF Mike Tanner AT 01 MINUTES PAST 10 O'CLOCK A.M., THIS 17th DAY OF August, 1993, AND WAS DULY RECORDER IN BOOK 63 OF PLATS AT PAGE 6331, AND 6332

Barbara Miller
BY DEPUTY

David N. Nunn
EX-OFFICIO RECORDER

9367861 FIFTH AMENDMENT TO MASTER DECLARATION OF COVENANTS,
CONDITIONS, RESTRICTIONS AND EASEMENTS

FOR

THE LANDING SUBDIVISION /

(To Annex The Landing Subdivision No. 6)

RECORDED BY *Agiler*
90

August 1, 1993

'93 AUG 19 PM 1 06

RECITALS

WHEREAS, there has been recorded by Edward A. Johnson and Janice M. Johnson, as Grantor, a Master Declaration of Covenants, Conditions, Restrictions and Easements for The Landing Subdivision dated May 15, 1991, recorded May 29, 1991, as Instrument No. 9127812, records of Ada County, Idaho, a First Amendment to Master Declaration of Covenants, Conditions, Restrictions and Easements for Landing Subdivision dated January 10, 1992, recorded January 28, 1992, as Instrument No. 9205314, records of Ada County, Idaho, a Second Amendment to Master Declaration of Covenants, Conditions, Restrictions and Easements for Landing Subdivision dated May 1, 1992, recorded June 5, 1992, as Instrument No. 9236540, records of Ada County, Idaho, a Third Amendment to Master Declaration of Covenants, Conditions, Restrictions and Easements for Landing Subdivision dated April 1, 1993, recorded June 10, 1993, as Instrument No. 9344352, records of Ada County, Idaho, and a Fourth Amendment to Master Declaration of Covenants, Conditions, Restrictions and Easements for Landing Subdivision dated May 1, 1993, recorded June 18, 1993, as Instrument No. 9347564, records of Ada County, Idaho (which Master Declaration, as amended is hereafter called "Master Declaration");

WHEREAS, Brighton Corporation (formerly The Skyline Corporation), an Idaho Corporation, is the successor in interest to the above-named Grantor;

WHEREAS, the Master Declaration allows for the annexation of additional property to The Landing Subdivision, which additional property, when annexed, is brought within the provisions of the Master Declaration; and

WHEREAS, the purpose of this Fifth Amendment is to annex the additional property hereafter described, and upon such annexation to subject such additional property to all of the terms, covenants, conditions, restrictions and easements contained in the Master Declaration.

ARTICLE I.

PROPERTY COVERED

The property which is covered by this Fifth Amendment and which shall be annexed under the Master Declaration is that real property described as follows:

Lots 14 through and including 26 of Block 6; Lots 4 through and including 26 of Block 7; and Lots 3 through and including 12 of Block 8, THE LANDING SUBDIVISION NO. 6, according to the official plat thereof filed in Book 63 of Plats at Pages 6331 and 6332, records of Ada County, Idaho.

which above described real property is hereafter referred to as "Annexed Property".

ARTICLE II.

DEFINED TERMS

Unless the context otherwise specifies or requires, the words and phrases in this Fifth Amendment shall have the same meaning as such words and phrases are defined in the Master Declaration.

ARTICLE III.

ANNEXATION AND DECLARATION

Pursuant to Section 12.01 of the Master Declaration, the Grantor hereby declares that the Annexed Property is annexed to The Landing Subdivision and brought within the provisions of the Master Declaration, and is hereby made subject to all of the covenants, conditions, restrictions and easements of the Master Declaration.

ARTICLE IV.

EFFECTIVE DATE

This Fifth Amendment shall be effective from and after the date it is recorded in the official Records of Ada County, Idaho.

IN WITNESS WHEREOF, the undersigned, being the successor to the original Grantor under the Master Declaration, and pursuant to Section 12.01 of the Master Declaration, has executed this Fifth Amendment as of the date and year first above written.

SUCCESSOR GRANTOR:

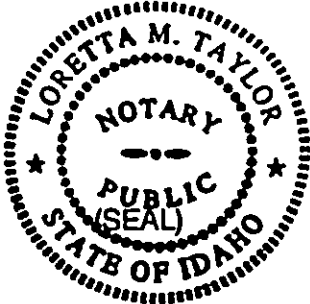
BRIGHTON CORPORATION

By: Charles M. Kumbell
President

STATE OF IDAHO)
) ss:
County of Ada)

On this 1st day of August, 1993, 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 President of BRIGHTON CORPORATION, an Idaho Corporation, the Corporation that executed the foregoing instrument or the person who executed the foregoing instrument on behalf of said Corporation, 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.



Loretta M. Taylor

Notary Public for Idaho

Residing at Base, Idaho

My Commission Expires: 7-18-94