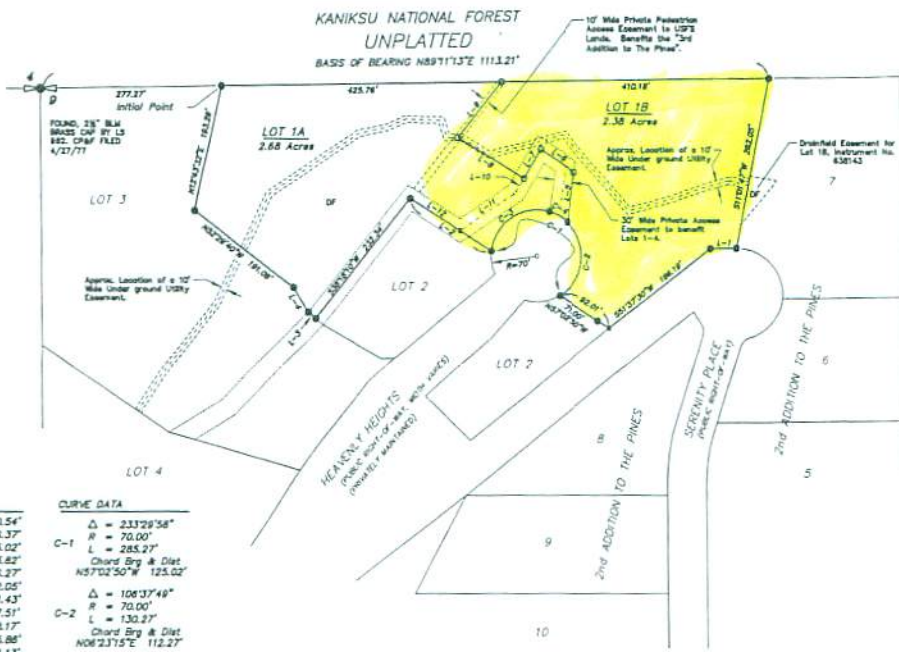


REPLAT OF LOT 1, 3rd ADDITION TO THE PINES

LOCATED IN SECTION 9, TOWNSHIP 57 NORTH, RANGE 2 WEST,
BOISE MERIDIAN, BONNER COUNTY, IDAHO

Sandpoint Title Insurance
120 S. 2nd Ave
Sandpoint, Id 83864
(208)263-2222 | (208)265-4040 Fax
STI@Sandpoint.com



- LEGEND**
- SET A 5/8" REBAR WITH A PLASTIC CAP MARKED 'DALEY PLS 10559'
 - FOUND A 5/8" REBAR BY 'PLS 10559' PER THE 3RD ADDITION TO THE PINES
 - SECTION MONUMENTATION AS NOTED
 - COMPUTED POINT, NOT SET
 - ▭ PND APPROVED DRAINFIELD SITE

BASIS OF BEARING
THE BEARINGS SHOWN HEREON ARE BASED ON THE 3RD ADDITION TO THE PINES, BOOK 7 OF PLATS, PAGE 72, RECORDS OF BONNER COUNTY, IDAHO

PROFESSIONAL LAND SURVEYOR
REGISTERED
10559
STATE OF IDAHO
Robert Bailey
3-14-2005

LINE DATA	CURVE DATA
L-1 S88°50'48"W 40.54'	Δ = 233°29'58"
L-2 N57°02'50"W 146.37'	R = 70.00'
L-3 N48°25'54"W 15.02'	L = 265.27'
L-4 N30°28'19"W 43.62'	Chord Strg & Dist.
L-5 N08°00'35"E 76.27'	N57°02'50"W 125.02'
L-6 N58°09'14"W 62.05'	Δ = 106°37'49"
L-7 S31°28'27"W 51.43'	R = 70.00'
L-8 N58°33'33"W 117.51'	L = 130.27'
L-9 N38°18'10"E 108.17'	Chord Strg & Dist.
L-10 S31°28'27"W 25.86'	N08°23'15"E 112.27'
L-11 S55°41'23"W 101.13'	Δ = 100°11'46"
L-12 N57°02'50"W 89.93'	R = 70.00'
	L = 122.41'
	Chord Strg & Dist.
	S58°18'04"W 107.40'
	Δ = 26°38'23"
	R = 70.00'
	L = 32.59'
	Chord Strg & Dist.
	S60°15'52"E 32.29'

- NOTES**
- BOTH LOTS WITHIN THIS SUBDIVISION HAVE BEEN DESIGNED TO BE DEVELOPED WITH GRASSSED INFILTRATION AREAS TO MANAGE ON-SITE STORMWATER RUNOFF.
 - A STORMWATER MANAGEMENT AND/OR EROSION CONTROL PLAN SHALL BE FILED AT THE TIME OF BUILDING PERMIT OR BUILDING LOCATION PERMIT APPLICATION FOR THE DEVELOPMENT OF THESE LOTS, CONSISTENT WITH THE APPROVED STORMWATER MANAGEMENT PLAN ON FILE AT THE BONNER COUNTY PLANNING DEPARTMENT.
 - HEAVENLY HEIGHTS ROAD IS A PRIVATELY MAINTAINED ROAD AND SHALL BE UNTIL SUCH TIME AS IT IS ACCEPTED INTO THE COUNTY'S MAINTENANCE SYSTEM.
 - THIS REPLAT IS SUBJECT TO THE EASEMENTS, COVENANTS, AND RESTRICTIONS SHOWN ON THE 3RD ADDITION TO THE PINES, BOOK 7 OF PLATS, PAGE 72, RECORDS OF BONNER COUNTY, IDAHO

EASEMENTS, RESTRICTIONS & COVENANTS OF RECORD

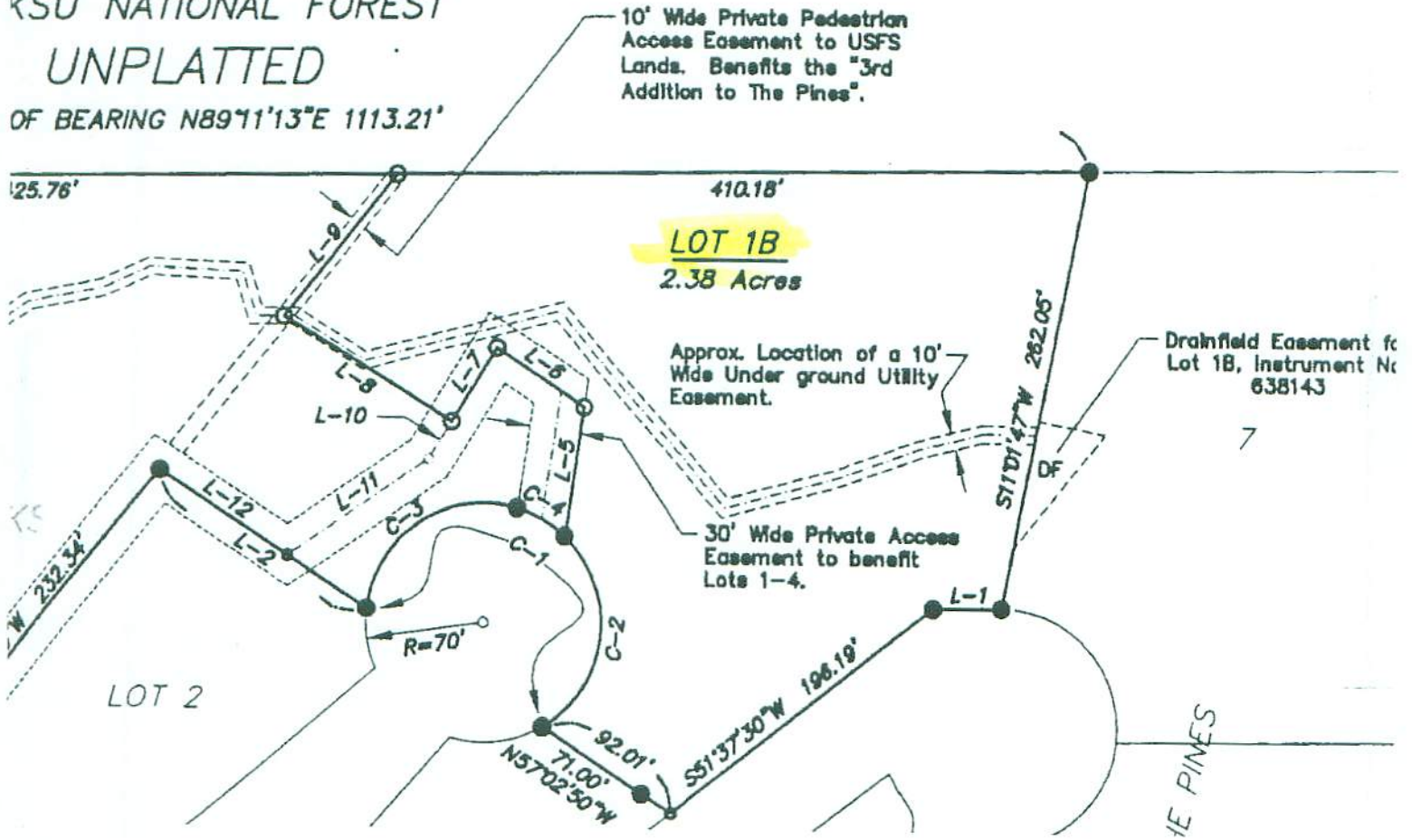
INSTRUMENT	DESCRIPTION	GRANTEE
500371	ELECTRICAL DISTRIBUTION	NORTHERN LIGHTS, INC
532708	ELECTRICAL DISTRIBUTION	NORTHERN LIGHTS, INC
638143	DRAINFIELD EASEMENT	
638144	COVENANTS, RESTRICTIONS & EASEMENTS	
638145	FIRE POND ACCESS EASEMENT	
638146	PRIVATE ROAD MAINTENANCE AGREEMENT	NICK & LORI NICOLLS
638147	PRIVATE ROAD MAINTENANCE AGREEMENT	

TUCKER BROWN & VERMEER, LLC
ENGINEERING AND LAND SURVEYING
102 S. 2nd Ave., Sandpoint, ID 83864 (208)263-5884

DESIGNED BY: GCB CHECKED BY: DATE: NOVEMBER 2004
FOR: NICK & LORI NICOLLS JOB: 04-048

This sketch is furnished without charge solely for the purpose of assisting in locating said premises and Sandpoint Title Insurance assumes no liability for inaccuracies therein.

KSU NATIONAL FOREST
UNPLATTED
 OF BEARING N89°11'13"E 1113.21'



This sketch is furnished without charge solely for the purpose of assisting in locating said premises and Sandpoint Title Insurance assumes no liability for inaccuracies therein.

REPLAT OF LOT 1, 3rd ADDITION TO THE PINES

LOCATED IN SECTION 9, TOWNSHIP 57 NORTH, RANGE 2 WEST,
BOISE MERIDIAN, BONNER COUNTY, IDAHO

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME, OR UNDER MY DIRECTION AND IS BASED ON AN ACTUAL SURVEY LOCATED IN SECTION 8, T37N, R2W, B.M., BONNER COUNTY, IDAHO. THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN CORRECTLY THEREON AND THAT THE MONUMENTS HAVE BEEN PLACED AND ALL LOT AND BLOCK CORNERS PROPERLY SET AND THE SURVEY IS IN COMPLIANCE WITH ALL PROVISIONS OF APPLICABLE STATE LAW AND LOCAL ORDINANCES.

DATED THIS 14th DAY OF MARCH 2005

Hilbert Bailey
LICENSED SURVEYOR



COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE MERID REPLAT OF LOT 1, 3rd ADDITION TO THE PINES AND CHECKED THE PLAT AND COMPUTATIONS THEREON AND HAVE DETERMINED THAT THE REQUIREMENTS OF THE IDAHO STATE CODE PERTAINING TO PLATS AND SURVEYS HAVE BEEN MET.

DATED THIS 7th DAY OF JUNE 2005

William Stockman
BONNER COUNTY SURVEYOR

COUNTY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE REQUIRED TAXES ON THE ABOVE DESCRIBED PROPERTY HAVE BEEN FULLY PAID UP TO AND INCLUDING THE YEAR 2004

DATED THIS 1st DAY OF JUNE 2005

Clayton D. Pease
Clayton D. Pease, Boise Deputy
BONNER COUNTY TREASURER

PANHANDLE HEALTH DISTRICT 1

A SANITARY RESTRICTION ACCORDING TO IDAHO CODE 50-1328 TO 50-1329 IS IMPOSED ON THIS PLAT. NO BUILDING, DWELLING, OR SHELTER SHALL BE ERRECTED UNTIL SANITARY RESTRICTION REQUIREMENTS ARE SATISFIED AND LIFTED.

THIS PLAT APPROVED THIS 21st DAY OF MARCH 2005

Heather S. Brown
PANHANDLE HEALTH DISTRICT

SANITARY RESTRICTION SATISFIED AND LIFTED

THIS 11th DAY OF MARCH 2005

Heather S. Brown
PANHANDLE HEALTH DISTRICT

DOMESTIC WATER FOR EACH LOT SHALL BE BY INDIVIDUAL WELL. DRILLING PERMIT FROM THE IDAHO DEPARTMENT OF WATER RESOURCES SHALL BE OBTAINED PRIOR TO WELL CONSTRUCTION.

CITY OF SANDPOINT AREA OF IMPACT

Raymond R. Miller MAYOR OF THE CITY OF SANDPOINT, BONNER COUNTY IDAHO, DO HEREBY CERTIFY THAT THIS REPLAT OF LOT 1, 3rd ADDITION TO THE PINES HAS BEEN EXAMINED FOR IMPACT TO THE CITY OF SANDPOINT.

THIS 1st DAY OF JUNE 2005

Raymond R. Miller
MAYOR

Marcus P. Ryan
CITY CLERK

COUNTY COMMISSIONERS' CERTIFICATE

THIS PLAT HAS BEEN APPROVED AND ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS, BONNER COUNTY, IDAHO.

DATED THIS 14th DAY OF JUNE 2005

[Signature]
CHAIRMAN, BOARD OF BONNER COUNTY COMMISSIONERS

PLANNING DIRECTOR'S CERTIFICATE

THIS PLAT HAS BEEN EXAMINED AND APPROVED, DATED THIS 14th DAY OF JUNE 2005

Clare Marie Marley
BONNER COUNTY PLANNING DIRECTOR

OWNERS' CERTIFICATE

THIS IS TO CERTIFY THAT THE NICK DEAN NICOLLS & LOUIE LEE NICOLLS, HUSBAND & WIFE ARE THE RECORD OWNERS OF THE REAL PROPERTY DESCRIBED IN THIS CERTIFICATION AND HAVE CAUSED THE SAME TO BE DIVIDED INTO LOTS, THE SAME TO BE KNOWN AS REPLAT OF LOT 1, 3rd ADDITION TO THE PINES, LOCATED IN A PORTION OF SECTION 8, TOWNSHIP 57 NORTH, RANGE 2 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1, 3rd ADDITION TO THE PINES, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK 7 OF PLATS, PAGE 72, RECORDS OF BONNER COUNTY, IDAHO.

IN WITNESS WHEREOF WE HAVE SET OUR HANDS THIS 14th DAY OF JUNE 2005.

Nick Dean Nicolls
NICK DEAN NICOLLS

Louise Lee Nicolls
LOUIE LEE NICOLLS

ACKNOWLEDGEMENT

STATE OF Idaho SS

COUNTY OF Booner

ON THIS 14th DAY OF JUNE, 2005 BEFORE ME PERSONALLY APPEARED NICK DEAN NICOLLS & LOUIE LEE NICOLLS KNOWN OR IDENTIFIED (OR PROVED TO ME ON THE OATH OF _____) TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME. I HAVE HEREIN SET MY HAND AND SEAL THE DATE LAST ABOVE WRITTEN.

NOTARY PUBLIC FOR THE STATE OF Idaho

Debra J. Ward
NOTARY PUBLIC

RESIDING AT Boonport, ID

BY COMMISSION EXPIRES: April 24, 08



LIENHOLDER CERTIFICATE

THE FOLLOWING BENEFACTORY OF A DEED OF TRUST ON THE ABOVE DESCRIBED REAL PROPERTY:

WELCHIAN WEST BANK, AGREES TO THE PLAT HEREON BY LIENHOLDERS' CERTIFICATE

RECORDED ON JUNE 6, 2005 AS INSTRUMENT # 78236, RECORDS OF BONNER COUNTY, IDAHO

Sandpoint Title Insurance
120 S. 2nd Ave
Sandpoint, ID 83864
(208)263-2222 | (208)265-4040 Fax
STI@Sandpoint.com

RECORDER'S CERTIFICATE

FILED THIS 14 DAY OF JUNE, 2005, AT 3:30 P.M. IN BOOK 7 OF PLATS AT PAGE 72

AT THE REQUEST OF Welch

[Signature]
BONNER COUNTY RECORDER

Tucker Brown & Vermeer LLC
ENGINEERING AND LAND SURVEYING
100 S. 2nd Ave., Sandpoint, ID 83864 (208)263-5841

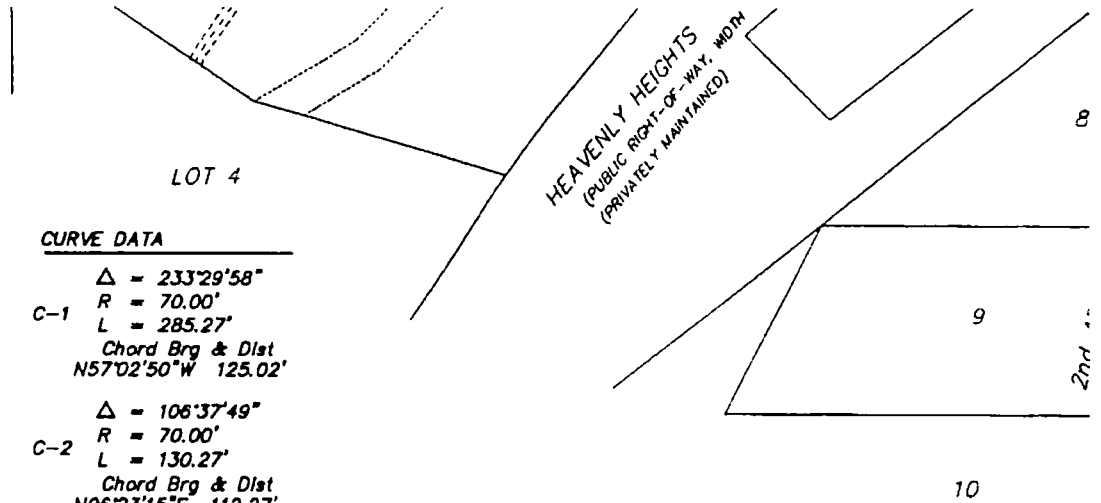
DRAWN BY: CCB CHECKED BY: [Signature] DATE MONUMENTED: 2005
FOR: NICK & LOUIE NICOLLS JOB: 04-048

LINE DATA

L-1	S88°50'46"W	40.54'
L-2	N57°02'50"W	146.37'
L-3	N48°25'54"W	15.02'
L-4	N30°26'19"W	43.82'
L-5	N08°00'35"E	76.27'
L-6	N56°09'14"W	62.05'
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L-8	N58°33'33"W	117.51'
L-9	N38°18'10"E	108.17'
L-10	S31°26'27"W	25.88'
L-11	S55°41'23"W	101.13'
L-12	N57°02'50"W	89.93'

CURVE DATA

	$\Delta = 233^{\circ}29'58''$
	R = 70.00'
C-1	L = 285.27'
	Chord Brg & Dist
	N57°02'50"W 125.02'
	$\Delta = 106^{\circ}37'49''$
	R = 70.00'
C-2	L = 130.27'
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	$\Delta = 100^{\circ}11'46''$
	R = 70.00'
C-3	L = 122.41'
	Chord Brg & Dist
	S56°18'04"W 107.40'
	$\Delta = 26^{\circ}36'23''$
	R = 70.00'
C-4	L = 32.59'
	Chord Brg & Dist
	S60°15'52"E 32.29'



NOTES

- 1) BOTH LOTS WITHIN THIS SUBMISION HAVE BEEN DESIGNED TO BE DEVELOPED WITH GRASSED INFILTRATION AREAS TO MANAGE ON-SITE STORMWATER RUNOFF.
- 2) A STORMWATER MANAGEMENT AND/OR EROSION CONTROL PLAN SHALL BE FILED AT THE TIME OF BUILDING PERMIT OR BUILDING LOCATION PERMIT APPLICATION FOR THE DEVELOPMENT OF THESE LOTS, CONSISTENT WITH THE APPROVED STORMWATER MANAGEMENT PLAN ON FILE AT THE BONNER COUNTY PLANNING DEPARTMENT.
- 3) HEAVENLY HEIGHTS ROAD IS A PRIVATELY MAINTAINED ROAD AND SHALL BE UNTIL SUCH TIME AS IT IS ACCEPTED INTO THE COUNTY'S MAINTENANCE SYSTEM.
- 4) THIS REPLAT IS SUBJECT TO THE EASEMENTS, COVENANTS, AND RESTRICTIONS SHOWN ON THE 3RD ADDITION TO THE PINES, BOOK 7 OF PLATS. PAGE 72. RECORDS OF BONNER COUNTY. IDAHO



TUCKER BROWN & VERMEER, LLC
 ENGINEERING AND LAND SURVEYING
 102 S. 2nd Ave., Sandpoint, ID 83864 (208)263-5884

4/23/10

PAO410 - PARCEL MASTER INQUIRY

15:03:14

PARCEL: RP 0374100001B0 A

F9=MS

F17=DD F19=SP

F24=LD

*TREND

LEGAL DESCRIPTION

MOUNTAIN WEST BANK

9-57N-2W PINES 3RD ADD REPLAT
LOT 1B

ProVal Area Number 1

CODE AREA 22-0000 OWNER CD

PARC TYPE 2C LOC CODE 4310

EFFDATE 3242006 EXPDATE

PREV PARCEL RP037410000010T

PO BOX 1059

COEUR D ALENE ID 83816

489 HEAVENLY HTS 83864

CAT	RY	QUANTITY	UN	VALUE	HO MRKT	HO EXMP	CB MRKT	OTHER
15	2007	1000	AC	218500				
15	2007	1380	AC					

TOTALS 2380 218500

ENTER NEXT PARCEL NUMBER RP _____ A

FKeys: F2=TX F3=Exit F6=NM F7=LG
 F8=CT F13=TM F18=HS F20=SrcH

4/23/10

TAX MASTER INQUIRY - BONNER COUNTY

PMPKEY: RP 0374100001B0 A YEAR 2009

BILL# 25104

TXPKEY: RP0374100001B0A

BILLED TO: MOUNTAIN WEST BANK

NAME MOUNTAIN WEST BANK

CODE AREA 22-0000

ACCT TYP

BANK FLB

OWNER

PUP

ADDRESS PO BOX 1059

MARKET VALUE

218,500

HARDSHIP

HOMEOWNER

COEUR D ALENE ID 83816

NET MARKET

218,500

TAX AMOUNT

1,414.20

LEGAL 9-57N-2W PINES 3RD ADD REPLAT
LOT 1B

LESS: CIRCUIT

PLUS: SPECIALS

8.24

NET TAX BILLED

1,422.44

TAX PAYMENTS

1,422.44

TAX CANCELLED

SPEC CANCELLED

REMAINING TAX DUE

489

HEAVENLY HTS

83864

NEXT PARCEL# RP _____ A OR NEXT BILL# RP _____ 2009

F3=EXIT F14=OTHER TAXES F2=PRT SCREEN F5=PAYMNTS F6=TRANSACTIONS F24=MORE

#306264

776755

DEED IN LIEU OF FORECLOSURE

FOR VALUE RECEIVED, Nick Dean Nicolls and Lori Lee Nicolls, husband and wife ("Grantors"), hereby convey, release, remise, and forever quit claim unto MOUNTAIN WEST BANK ("Grantee"), whose address is P. O. Box 1059, Coeur d'Alene, ID 83816; that certain real property, together with all appurtenances, located in Bonner County, Idaho:

LOT 1B OF THE REPLAT OF LOT 1, 3RD ADDITION TO THE PINES, ACCORDING TO THE PLAT THEREOF, RECORDED IN BOOK 7 OF PLATS, PAGE 204, RECORDS OF BONNER COUNTY, IDAHO.

Commonly known as: 489 Heavenly Hts., Sandpoint, ID 83864;

Including any after-acquired title and any right of redemption;

TO HAVE AND TO HOLD the said property, with its appurtenances unto the Grantee and its successors and assigns forever. Grantors hereby covenant to and with the said Grantee that Grantors are the owners in fee simple of said property and that such property is free from all encumbrances other than encumbrances of record as of this date and that Grantors will warrant and defend the same from all lawful claims whatsoever. Any merger of title is at the option of the Grantee.

DATED this 24th day of July, 2009.

Nick Dean Nicolls
Nick Dean Nicolls

Lori Lee Nicolls
Lori Lee Nicolls
"Grantors"

First American Title
FILED BY
2009 JUL 27 P 3 16
MARIE SCOTT
BONNER COUNTY RECORDER
DEPUTY

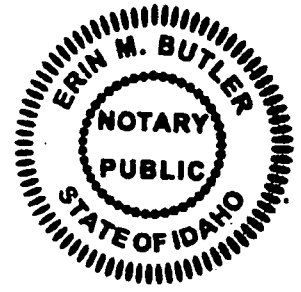
STATE OF IDAHO,

County of Bonner, ss.

On this 24th day of July, 2009, before me, the undersigned Notary Public, personally appeared Nick Dean Nicolls and Lori Lee Nicolls, known to me or identified to me to be persons who executed the instrument and acknowledged to me that they executed the same.

GIVEN UNDER MY HAND AND OFFICIAL SEAL the day and year in this certificate first above written.

Erin M. Butler
Notary Public for Idaho
Residing at: Sandpoint
My Commission Expires: May 11, 2012



DEED IN LIEU OF FORECLOSURE: 1