

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Sean R. Moulton

Moulton Law Office

P.O. Box 631

Driggs, Idaho 83422

(Space Above For Recorder's Use)

GRANT DEED

For value received, AG RIM, LLC, whose mailing address is P.O. Box 50130, Idaho Falls, Idaho 83405, its successors and/or assigns, GRANDVIEW RANCH II, LP, GRANDVIEW RANCH III, LP, GRANDVIEW RANCH IV, LP, GRANDVIEW RANCH V, LP, and GRANDVIEW RANCH VI, LP, each whose mailing addresses are 3565 Las Vegas Boulevard South, Suite 705, Las Vegas Nevada 89109, its successors and/or assigns, (collectively as "Grantor"), grants, bargains, sells and conveys to Teton County Idaho, a political subdivision of the State of Idaho ("Grantee"), and its successors and assigns forever, the following described real property situated in Teton County, State of Idaho:

SEE EXHIBIT A

This conveyance shall include any and all estate, right, title, interest, appurtenances, tenements, hereditaments, reversions, remainders, easements, rents, issues, profits, rights-of-way and water rights in anywise appertaining to the property herein described.

Grantor covenants that prior to the execution of the Grant Deed, Grantor has not conveyed this real property to any other person, and at the time of execution, the real property is free from encumbrances done, made, or suffered by the Grantor.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 30 day of December, 2020.

[SIGNATURE PAGES TO FOLLOW]

AG RIM, LLC

Tammie C Smith

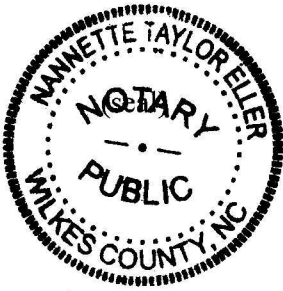
By: Tammie Smith

Title: Manager

ACKNOWLEDGMENT

STATE OF _____)
)ss.
County of _____)

This record was acknowledged before me on 22nd day of Jan., 2021 by
Tammie C Smith as _____ of AG RIM LLC.



Nannette Taylor Eller

Nannette Taylor Eller

Signature of Notary Public

My commission expires: 5/17/2025

GRANDVIEW RANCH II, LP

Ronald J. Judy
By: Ronald J. Judy
Title: Manager
For RJJ International, LLC, General Partner

GRANDVIEW RANCH III, LP

Ronald J. Judy
By: Ronald J. Judy
Title: Manager
For RJJ International, LLC, General Partner

GRANDVIEW RANCH IV, LP

Ronald J. Judy
By: Ronald J. Judy
Title: Manager
For RJJ International, LLC, General Partner

GRANDVIEW RANCH V, LP

Ronald J. Judy
By: Ronald J. Judy
Title: Manager
For RJJ International, LLC, General Partner

STATE OF CALIFORNIA)
) ss.
County of SAN DIEGO)

This record was acknowledged before me on 27th day of January, 2021 by
Ronald J. Judy as Manager of GRANDVIEW RANCH II, LP, GRANDVIEW
RANCH III, LP, GRANDVIEW RANCH IV, LP, and GRANDVIEW RANCH V, LP.



[Signature]
Signature of Notary Public
My commission expires: APRIL 27, 2022

Grantee, as a political subdivision for the State of Idaho, hereby accepts the road located on the Premises for use as a public right-of-way. Grantees' acceptance shall be evidenced by the acceptance and execution of this Agreement. The centerline of said road as constructed is hereby deemed accepted by the Grantor and Grantee as the true centerline of the premises granted.

BOARD OF COUNTY COMMISSIONERS
TETON COUNTY IDAHO

Cynthia J. Riegel
By: Cynthia J. Riegel
Title: Commissioner Chair

STATE OF)
)ss.
County of)

This record was acknowledged before me on 30th day of December, 2020 by Cynthia J. Riegel as Chair of the BOARD OF COUNTY COMMISSIONERS.



[Signature]
Signature of Notary Public
My commission expires: 11/25/2025

EXHIBIT A

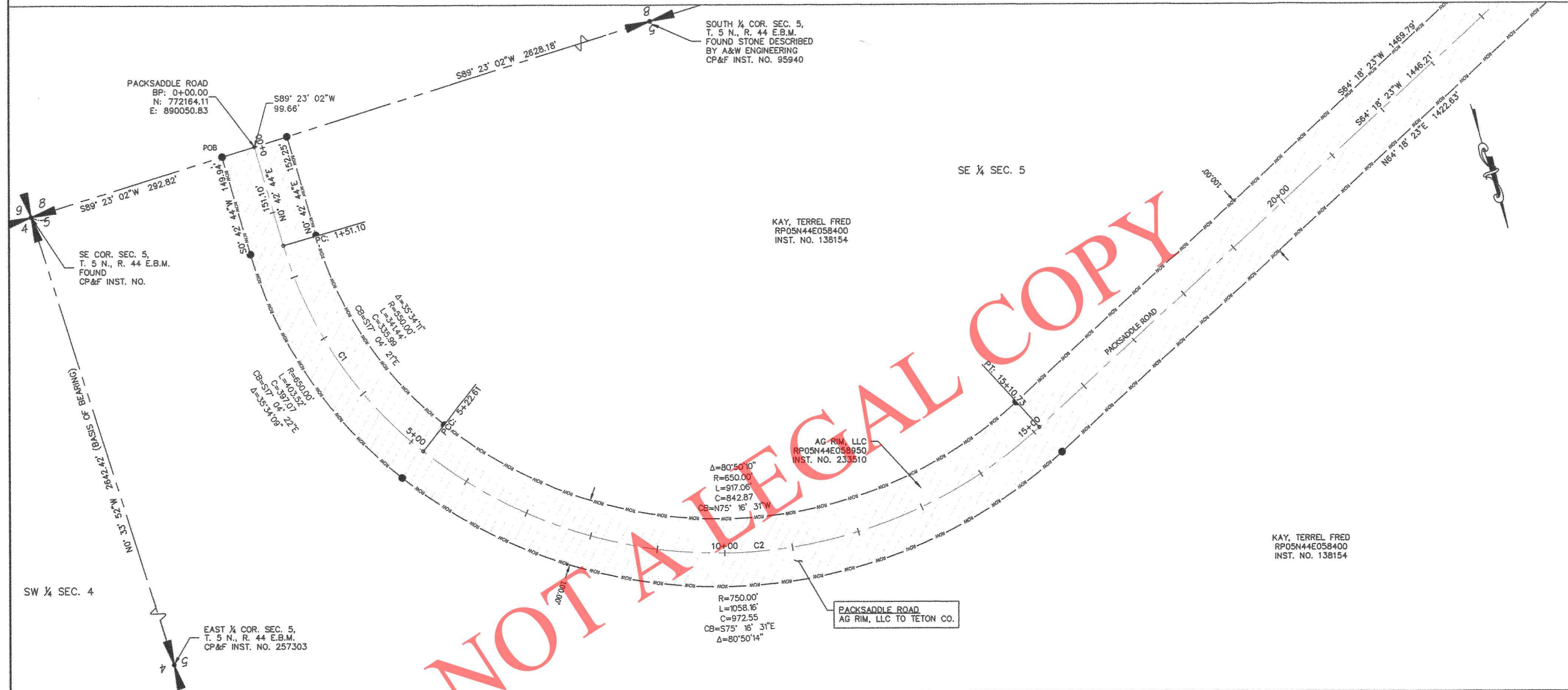
NOT A LEGAL COPY

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____

County Recorder _____



ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C1	600.00'	371.51'	N17°05'28"W	365.61'	35°28'36"
C2	700.00'	988.12'	N75°13'19"W	908.10'	80°52'43"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
Terry R. Meppen
License No. 7380
2/16/21
Date



LEGEND

- 0 100 200 Feet
- Section corner control.
 - Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 - Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 - Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.



TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.R.M./T.R.M.
DRAWN: T.R.M./T.R.M.
PROJECT NO: 20063
PROJECT: _____

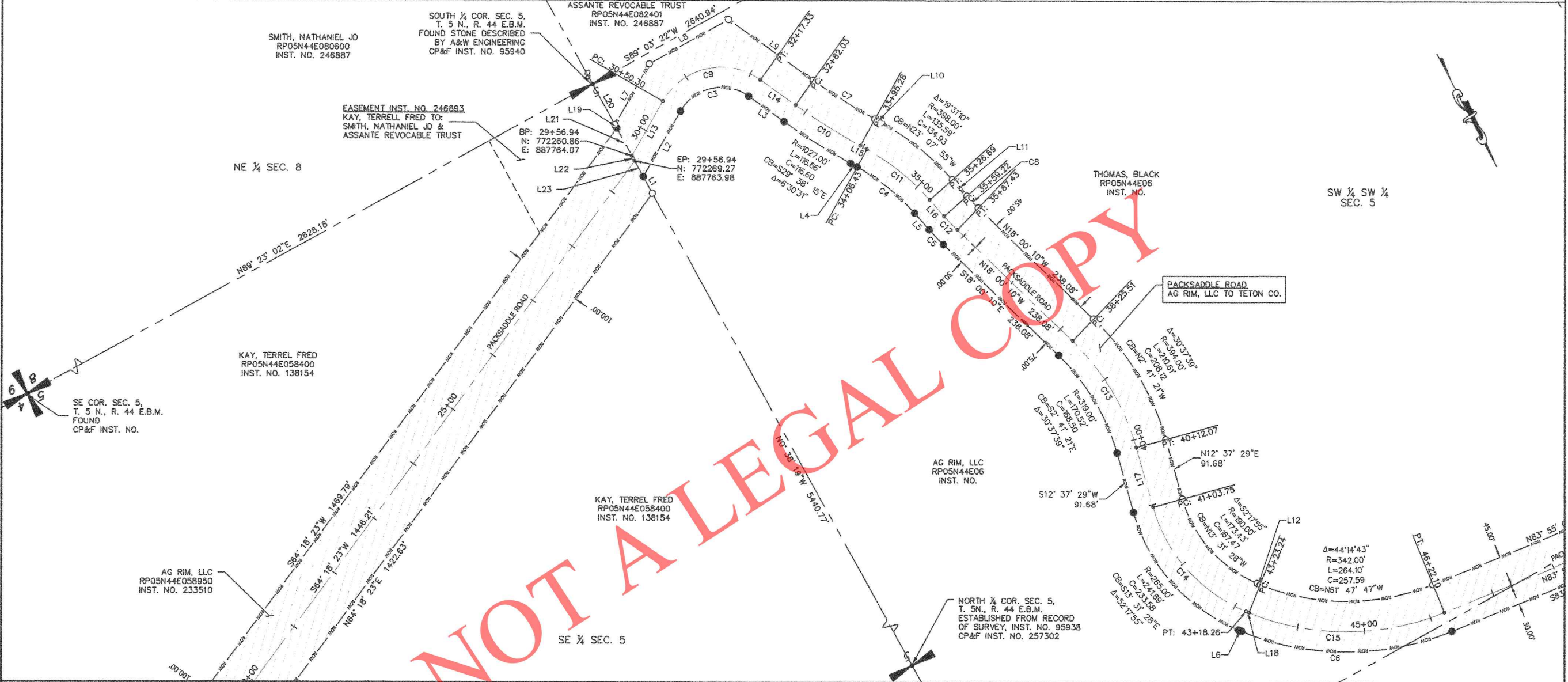
789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET
1
OF
21

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
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County Recorder _____



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L1	28.53'	N0°38'19"W
L2	111.71'	N57°54'59"E
L3	64.70'	S26°22'59"E
L4	11.15'	S32°53'30"E
L5	32.54'	S13°22'20"E
L6	4.99'	S39°40'26"E
L7	103.63'	S57°54'59"W
L8	134.89'	S89°03'22"W
L9	154.79'	N26°22'59"W
L10	11.15'	N32°53'30"W
L11	32.54'	N13°22'20"W
L12	4.99'	N39°40'26"W
L19	5.88'	S0°38'19"E

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C3	70.00'	116.92'	S74°14'00"E	103.80'	95°42'01"
C4	323.00'	110.04'	S23°07'55"E	109.51'	19°31'10"
C5	379.00'	30.63'	S15°41'15"E	30.62'	4°37'50"
C6	417.00'	322.02'	S61°47'47"E	314.08'	44°14'43"
C7	952.00'	108.14'	N29°38'15"W	108.09'	6°30'31"
C8	304.00'	24.57'	N15°41'15"W	24.56'	4°37'50"

LINE TABLE		
LINE NO.	LENGTH	BEARING
L20	68.59'	N0°38'19"W
L21	46.90'	N0°38'19"W
L22	8.27'	N0°38'19"W
L23	26.90'	N0°38'19"W

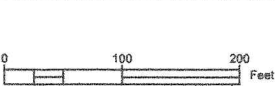
ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L13	93.36'	S57°54'59"W
L14	64.70'	N26°22'59"W
L15	11.15'	N32°53'30"W
L16	32.54'	N13°22'20"W
L17	91.68'	S12°37'29"W
L18	4.99'	N39°40'26"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C9	100.00'	167.03'	N74°14'00"W	148.28'	95°42'01"
C10	997.00'	113.26'	N29°38'15"W	113.19'	6°30'31"
C11	353.00'	120.26'	N23°07'55"W	119.68'	19°31'10"
C12	349.00'	28.21'	N15°41'15"W	28.20'	4°37'50"
C13	349.00'	186.56'	N24°12'21"W	184.35'	30°37'39"
C14	235.00'	214.50'	N13°31'28"W	207.13'	52°17'55"
C15	387.00'	298.85'	N61°47'47"W	291.48'	44°14'43"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
Terry R. Meppen
License No. 7380
2/16/21
Date
PROFESSIONAL LAND SURVEYOR
REGISTERED
7380
STATE OF IDAHO
TERRY R. MEPPEN



LEGEND
Section corner control.
Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS
PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

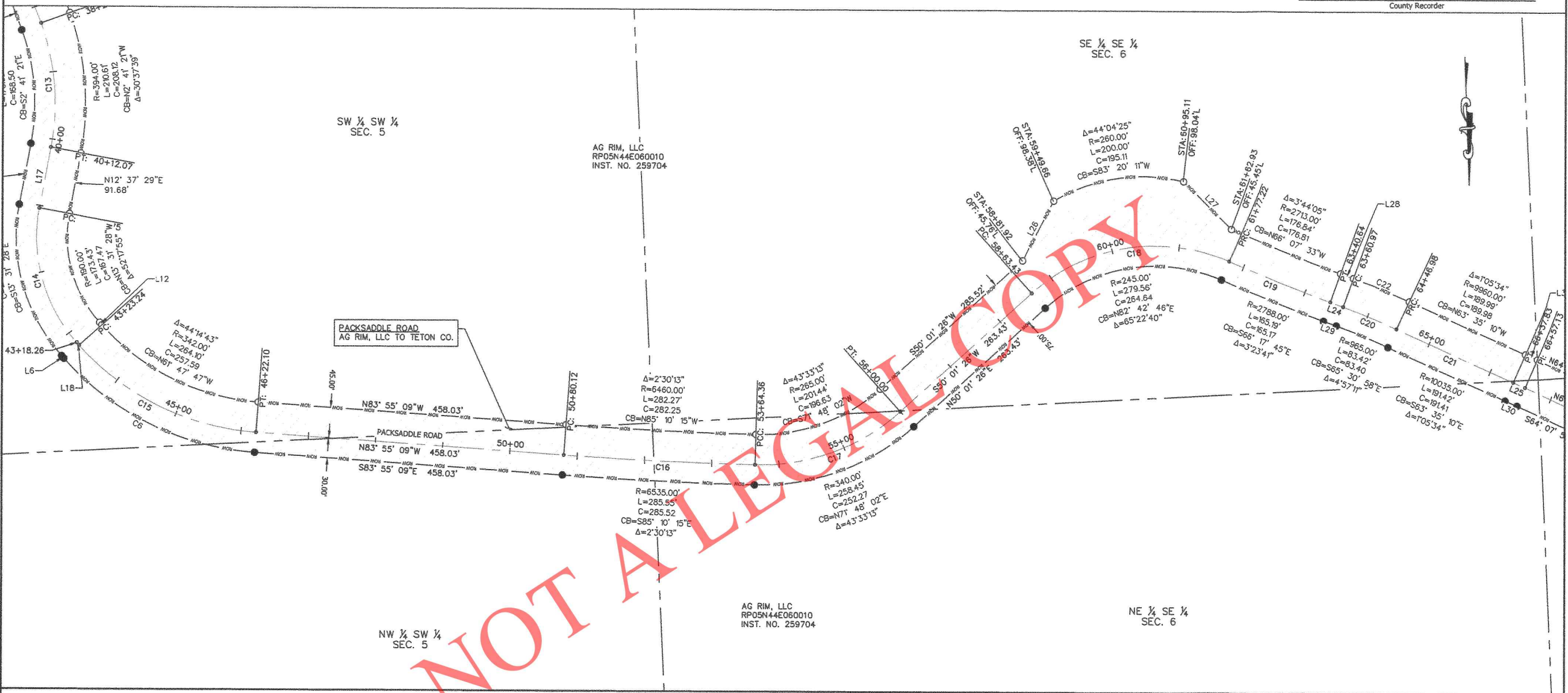


PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____

County Recorder



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L26	100.00'	S29°32'53"W
L27	100.00'	N43°04'59"W
L28	20.33'	N67°59'34"W
L29	20.33'	S67°59'34"E
L30	19.31'	S64°07'57"E

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C22	1040.00'	89.91'	N65°30'58"W	89.88'	4°57'11"

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L24	20.33'	N67° 59' 34"W
L25	19.31'	N64° 07' 57"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C16	6505.00'	284.23'	N85°10'15"W	284.21'	2°30'13"
C17	310.00'	235.65'	S71°48'02"W	230.01'	4°33'13"
C18	275.00'	313.79'	S82°42'46"W	297.04'	65°22'40"
C19	2758.00'	163.41'	N66°17'45"W	163.39'	3°23'41"
C20	995.00'	86.02'	N65°30'58"W	85.99'	4°57'11"
C21	10005.00'	190.84'	N63°35'10"W	190.84'	1°05'34"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
Terry R. Meppen
License No. 7380
2/16/21
Date



LEGEND

Section corner control. Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.



TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.O.M./T.R.M.
DRAWN: T.O.M./T.R.M.
PROJECT NO: 20003

789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET 3 OF 21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

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County Recorder



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L31	19.31'	N64°07'57\"W
L32	155.27'	N3°11'07\"W
L33	75.06'	N89°06'13\"E
L34	152.27'	S3°11'07\"E
L35	9.80'	N3°11'07\"W
L36	76.88'	N68°32'24\"E
L37	50.04'	N3°11'07\"W
L38	21.01'	S68°32'24\"W
L39	122.59'	S19°31'37\"W
L40	136.45'	N19°31'37\"E
L41	21.28'	N71°11'38\"E
L42	27.47'	N36°08'21\"W

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C28	150.00'	135.26'	N45°21'37\"E	130.73'	51°40'01\"
C29	275.05'	65.57'	S61°42'35\"W	65.42'	13°39'34\"
C30	205.00'	49.33'	N61°38'45\"E	49.22'	13°47'18\"

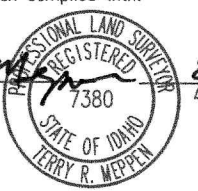
ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L43	44.35	N68° 32' 24\"E

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C23	994.50'	201.45'	N58°19'46\"W	201.11'	11°36'23\"
C24	494.50'	214.09'	N40°07'23\"W	212.43'	24°48'22\"
C25	594.50'	254.57'	N15°27'10\"W	252.63'	24°32'05\"
C26	250.00'	60.16'	N61°38'45\"E	60.02'	13°47'18\"
C27	300.00'	184.44'	N37°08'21\"E	181.55'	35°13'30\"

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Terry R. Meppen
 License No. 7380
 Date 2/16/21



LEGEND

Section corner control.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

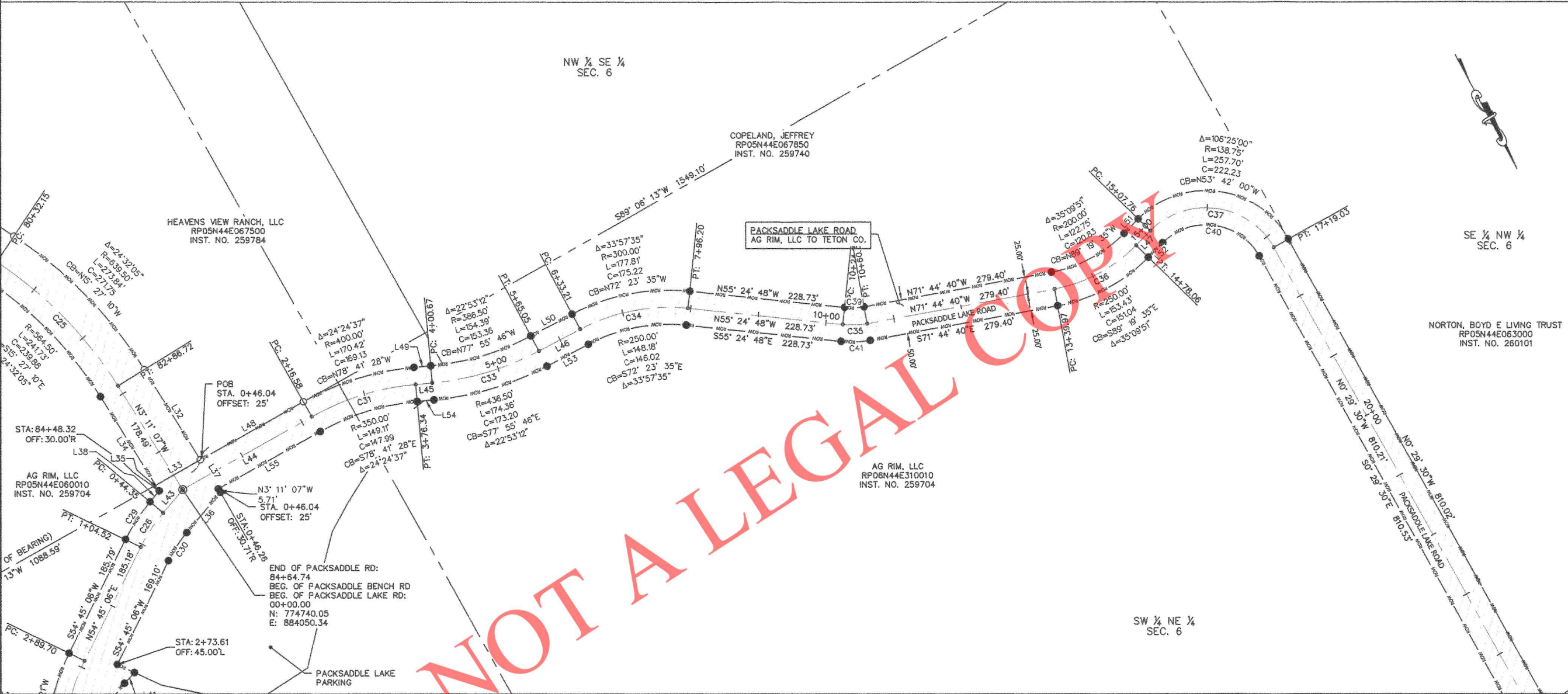
BENCHMARK LAND SURVEYING

TETON COUNTY, IDAHO
 SHEET 4
 OF 21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
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RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
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 Recorded in Teton County, Idaho _____
 County Recorder _____



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L48	172.54'	S89°06'13\"W
L49	24.33'	N66°29'10\"W
L50	68.16'	N89°22'22\"W
L51	29.70'	S73°05'30\"W
L52	29.70'	N73°05'30\"E
L53	68.16'	S89°22'22\"E
L54	24.33'	S66°29'10\"E
L55	170.54'	N89°06'13\"E

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C39	100.00'	28.50'	N63°34'44\"W	28.41'	16°19'52\"
C40	88.75'	164.84'	S53°42'00\"E	142.15'	106°25'00\"
C41	150.00'	42.75'	S63°34'44\"E	42.61'	16°19'52\"

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L44	216.58	S89° 06' 13\"W
L45	24.33	N66° 29' 10\"W
L46	68.16	N89° 22' 22\"W
L47	29.70	S73° 05' 30\"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C31	375.00'	159.77'	N78°41'28\"W	158.56'	24°24'37\"
C33	411.50'	164.37'	N77°55'46\"W	163.28'	22°53'12\"
C34	275.00'	162.99'	N72°23'35\"W	160.62'	33°57'35\"
C35	125.00'	35.63'	N63°34'44\"W	35.51'	16°19'52\"
C36	225.00'	138.09'	N89°19'35\"W	135.93'	35°09'51\"
C37	113.75'	211.27'	N53°42'00\"W	182.19'	106°25'00\"

SURVEYOR'S CERTIFICATE

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Terry R. Meppen
 License No. 7380
 Date 2/16/21



LEGEND

- Section corner control.
- Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
- Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
- Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.



TETON COUNTY, IDAHO

DATE: 2/16/21
 DESIGN: T.R.M./T.R.M.
 DRAWN: T.R.M./T.R.M.
 PROJECT NO.: 20003
 789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com

SHEET

5

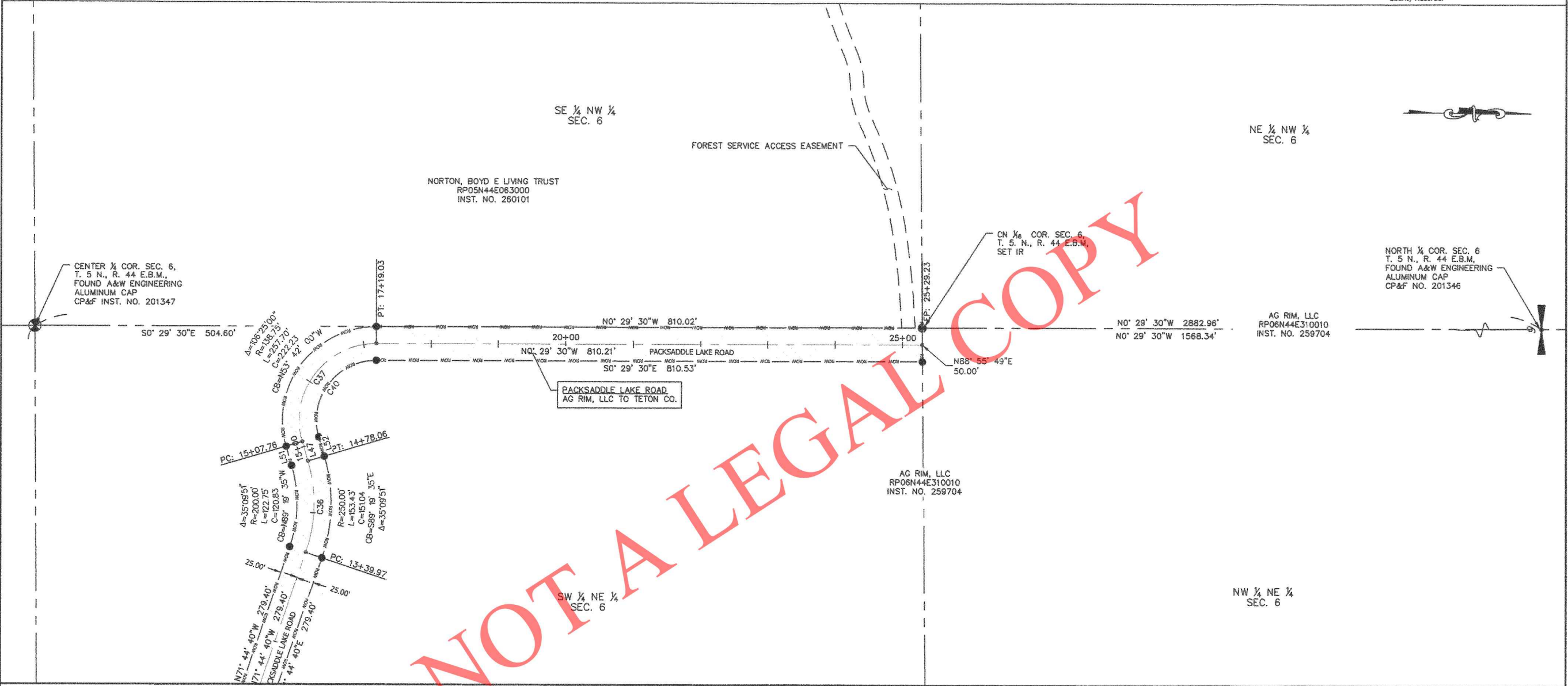
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Terry R. Meppen
Terry R. Meppen
License No. 7380
Date 2/16/21
Professional Land Surveyor
7380
STATE OF IDAHO
TERRY R. MEPPEN

LEGEND

Section corner control.

Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.R.M./T.R.M.
DRAWING: T.R.M./T.R.M.
PROJECT NO: 20003
SHEET 6 OF 21

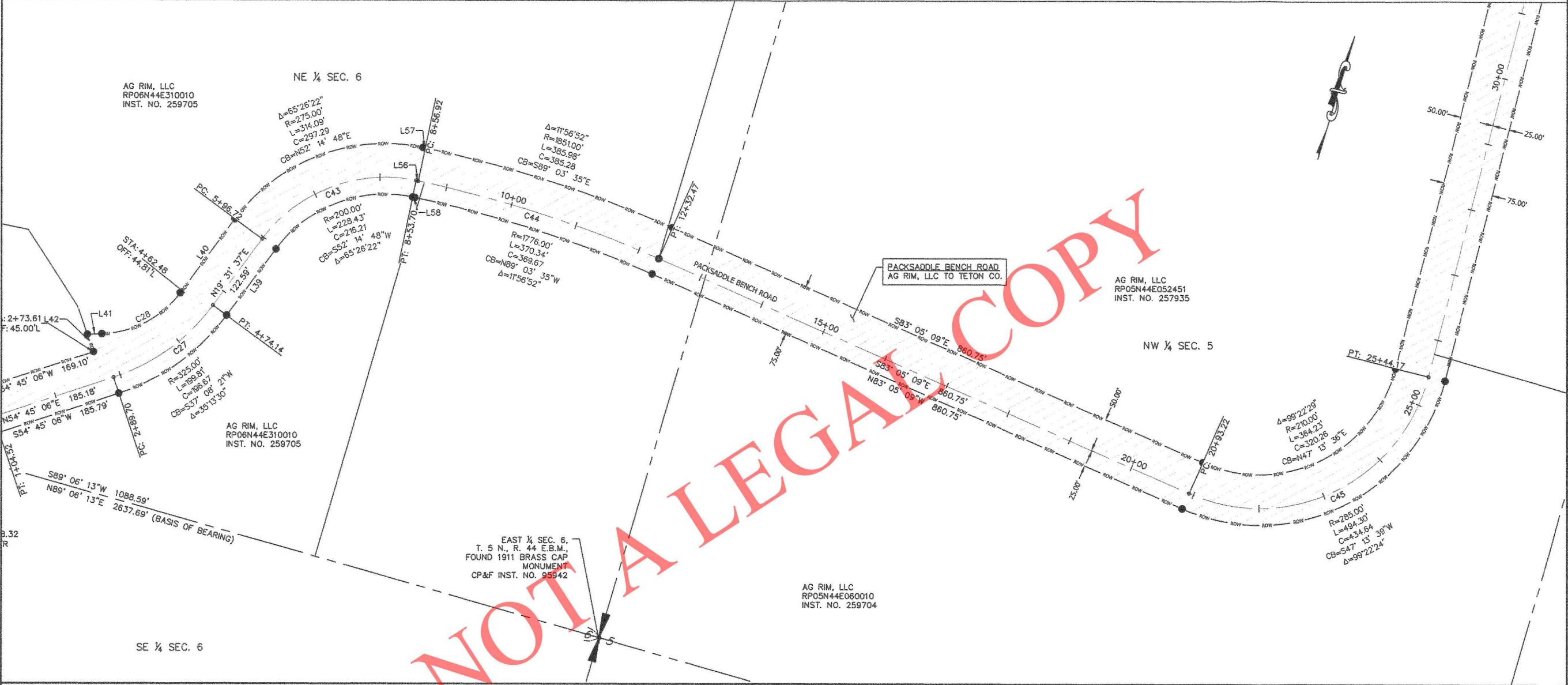
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FIRTH, IDAHO 83236
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RECORDER'S CERTIFICATE

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County Recorder



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L57	3.21'	N84°57'59"E
L58	3.21'	S84°57'59"W

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L56	3.21	N84° 57' 59"E

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C43	225.00'	256.98'	N52°14'48"E	243.24'	65°26'22"
C44	1801.00'	375.56'	S89°03'35"E	374.88'	11°56'52"
C45	260.00'	450.95'	N47°13'36"E	396.51'	99°22'29"

SURVEYOR'S CERTIFICATE

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Terry R. Meppen
 License No. 7380
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LEGEND

Section corner control.
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 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK LAND SURVEYING

TETON COUNTY, IDAHO
 789 NORTH 450 EAST
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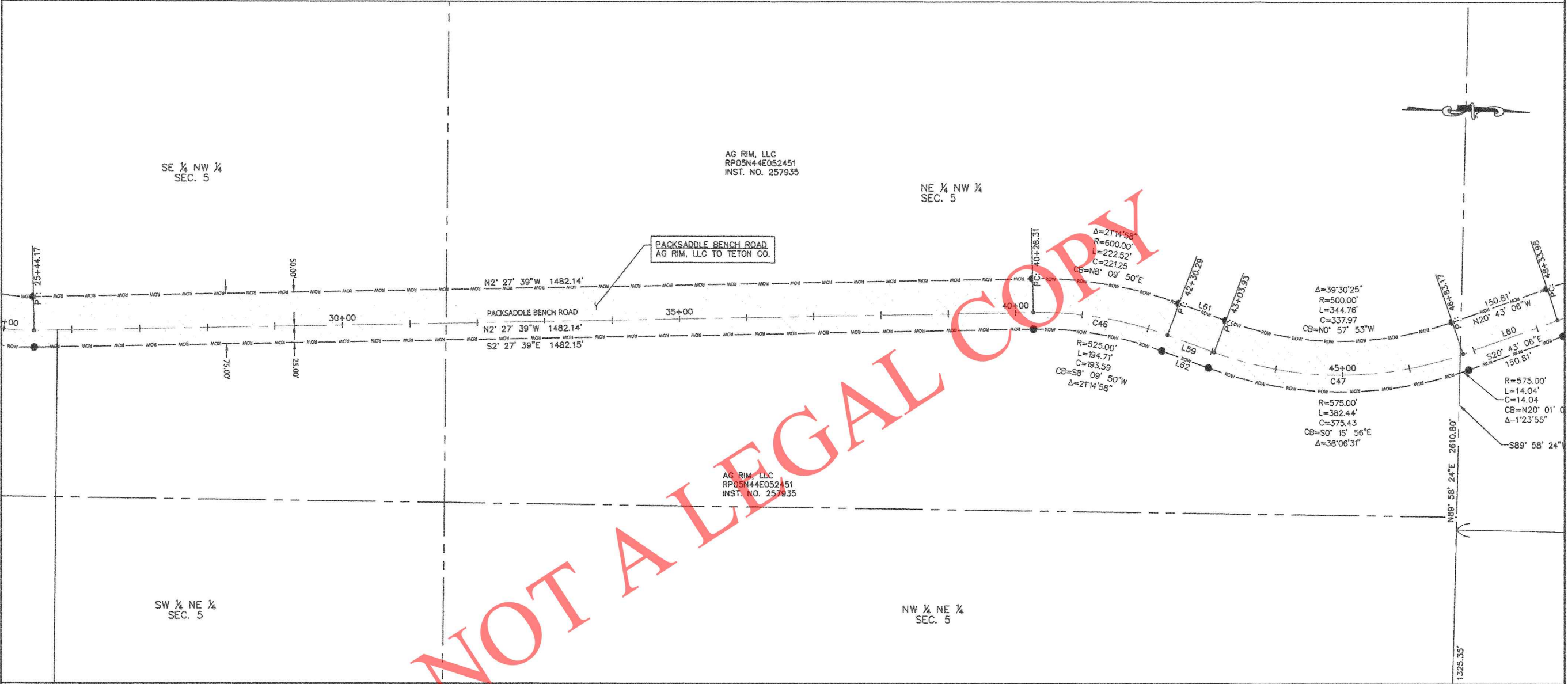
SHEET 7 OF 21

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 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
 Date _____
 Recorded in Teton County, Idaho

County Recorder



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L61	73.64'	N18°47'19"E
L62	73.64'	S18°47'19"W

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L59	73.64	N18° 47' 19"E
L60	150.81	N20° 43' 06"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C46	550.00'	203.98'	N8°09'50"E	202.81'	21°14'58"
C47	550.00'	379.24'	N0°57'53"W	371.77'	39°30'25"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 License No. 7380
 Date 2/16/21



LEGEND

Section corner control.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK LAND SURVEYING

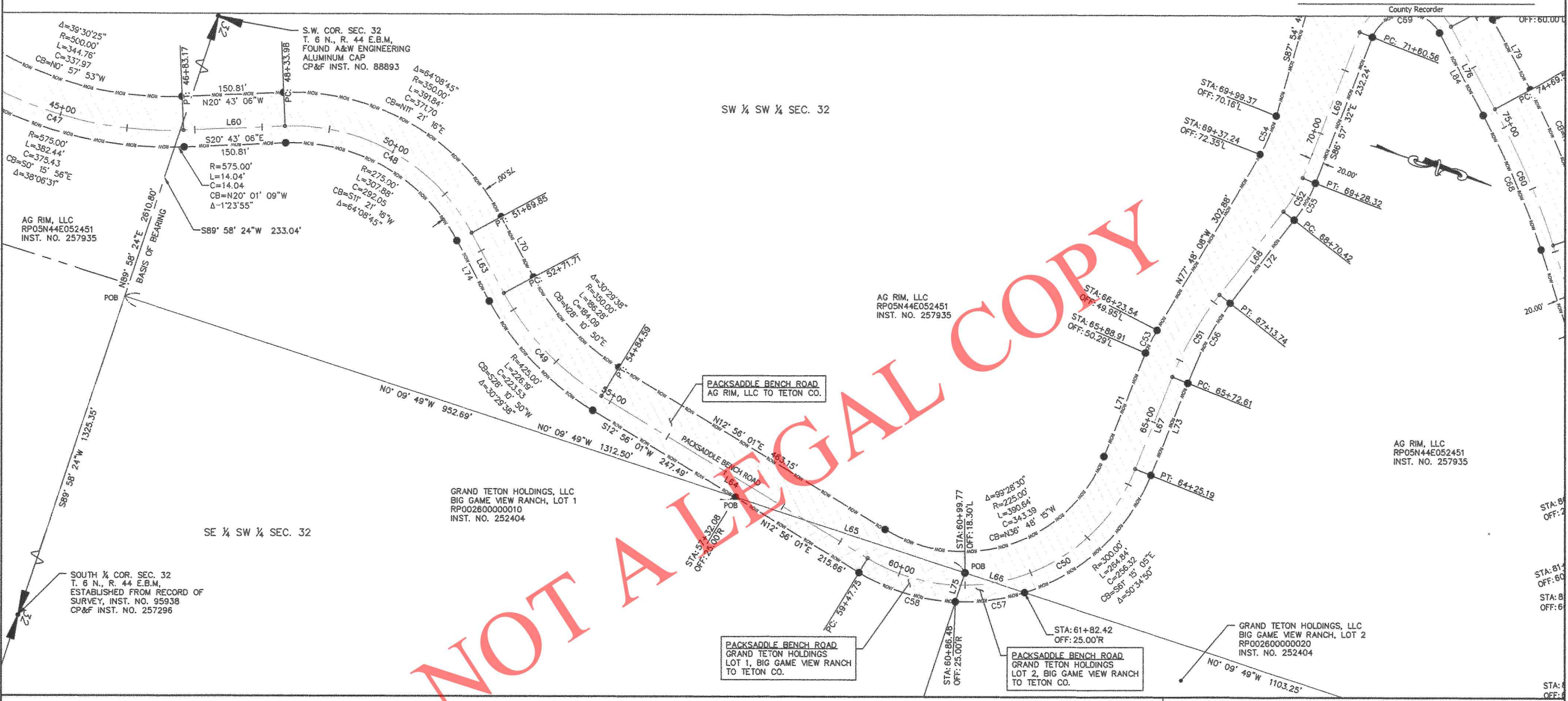
TETON COUNTY, IDAHO
 789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 imeppen@gmail.com

SHEET
 8
 OF
 21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
 Date _____
 Recorded in Teton County, Idaho



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L65	359.81'	S0°09'49\"E
L66	93.70'	S0°09'49\"E
L70	101.86'	N43°25'39\"E
L71	165.36'	N86°32'30\"W
L72	139.44'	S70°22'10\"E
L73	165.37'	S86°32'30\"E
L74	101.86'	S43°25'39\"W
L75	45.33'	S89°54'29\"W

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C53	250.00'	38.13'	N82°10'19\"W	38.10'	8°44'21\"
C54	250.00'	62.33'	N84°56'40\"W	62.16'	14°17'03\"
C55	220.00'	63.70'	S78°39'51\"E	63.48'	16°35'23\"
C56	475.00'	134.07'	S78°27'20\"E	133.63'	16°10'20\"
C57	300.00'	104.67'	N25°57'57\"W	104.14'	19°59'26\"
C58	300.00'	151.34'	N1°31'07\"W	149.74'	28°54'14\"

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L63	101.86'	N43° 25' 39\"E
L64	463.15'	N12° 56' 01\"E
L67	147.41'	N86° 32' 30\"W
L68	156.68'	N70° 22' 10\"W
L69	232.24'	N86° 57' 32\"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C48	300.00'	335.87'	N11°21'16\"E	318.60'	64°08'45\"
C49	400.00'	212.89'	N28°10'50\"E	210.38'	30°29'38\"
C50	275.00'	477.45'	N36°48'15\"W	419.70'	99°28'30\"
C51	500.00'	141.13'	N78°27'20\"W	140.66'	16°10'20\"
C52	200.00'	57.91'	N78°39'51\"W	57.71'	16°35'23\"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 License No. 7380
 Date 2/16/21
 PROFESSIONAL LAND SURVEYOR
 REGISTERED
 7380
 STATE OF IDAHO
 TERRY R. MEPPEN

LEGEND

Section corner control.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.



TETON COUNTY, IDAHO

DATE: 2/16/21
 DESIGN: T.R.M./T.R.M.
 DRAWN: T.R.M./T.R.M.
 PROJECT NO.: 20003

789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com

SHEET
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 OF
 21

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
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SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____

County Recorder

NW ¼ SEC. 32

AG RIM, LLC
RP06N44E322400
INST. NO. 257934

SW ¼ SW ¼ SEC. 32

AG RIM, LLC
RP05N44E052451
INST. NO. 257935

AG RIM, LLC
RP05N44E052451
INST. NO. 257935

R=292.17'
L=309.65'
C=295.36'
CB=S35° 52' 38"E
Δ=60°43'27"

EXISTING BIG GAME VIEW
RANCH EASEMENT

GRAND TETON HOLDINGS, LLC
BIG GAME VIEW RANCH, LOT 3
RP002600000030
INST. NO. 252404

ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L79	118.81'	N43°16'52"E
L80	65.85'	S69°38'32"W
L81	100.00'	S46°03'50"W
L82	131.08'	S69°38'32"W
L83	100.00'	S76°35'43"W
L84	138.47'	S43°16'52"W

ROW CURVE TABLE						
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA	
C63	250.00'	177.58'	N22°55'55"E	173.87'	40°41'55"	
C64	360.00'	104.46'	N61°19'46"E	104.09'	18°37'31"	
C65	217.17'	261.45'	N56°12'31"W	245.94'	68°58'47"	
C66	292.17'	309.65'	S35°52'38"E	295.36'	60°43'27"	
C67	240.00'	69.64'	S61°19'46"W	69.40'	16°37'31"	
C68	1280.00'	217.50'	S48°08'57"W	217.24'	9°44'09"	
C69	55.00'	125.02'	S21°50'20"E	99.79'	130°14'24"	

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L76	138.47'	N43° 16' 52"E
L77	462.46'	N53° 01' 01"E
L78	267.64'	N69° 38' 32"E

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C59	75.00'	170.48'	N21°50'20"W	136.08'	130°14'24"
C60	1300.00'	220.90'	N48°08'57"E	220.63'	9°44'09"
C61	300.00'	87.05'	N61°19'46"E	86.74'	16°37'31"
C62	267.17'	382.96'	N49°34'36"W	351.01'	82°07'45"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
License No. 7380
Date 2/16/21



LEGEND

- 0 100 200 Feet
- Section corner control.
- Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
- Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
- Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.



TETON COUNTY, IDAHO

SHEET

10

DATE: 8/31/2020
DESIGN: T.R.M./L.R.M.
DRAWING: T.R.M./L.R.M.
PROJECT NO.: 20003
REVISION:

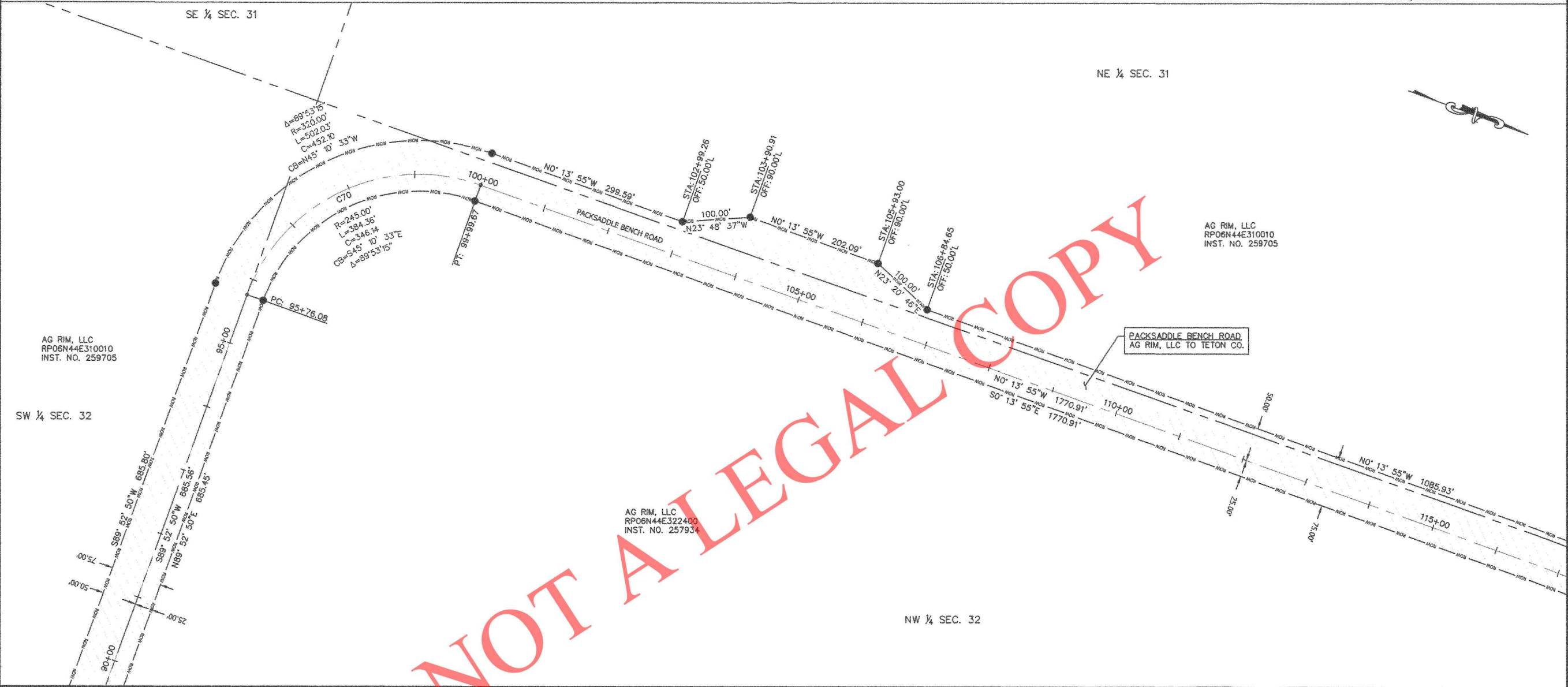
789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

OF
21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
 Date _____
 Recorded in Teton County, Idaho _____
 County Recorder _____



ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C70	270.00'	423.58'	N45°10'33"W	381.46'	89°53'15"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 Terry R. Meppen
 License No. 7380
 2/16/21
 Date



LEGEND
 Section corner control.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS
 PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
 LAND SURVEYING

TETON COUNTY, IDAHO
 SHEET 11 OF 21
 DATE: 2/16/21
 DESIGN: T.R.M./T.R.M.
 DRAWN: T.R.M./T.R.M.
 PROJECT NO.: 20003
 REVISIONS:
 789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 imeppen@gmail.com

RECORDER'S CERTIFICATE

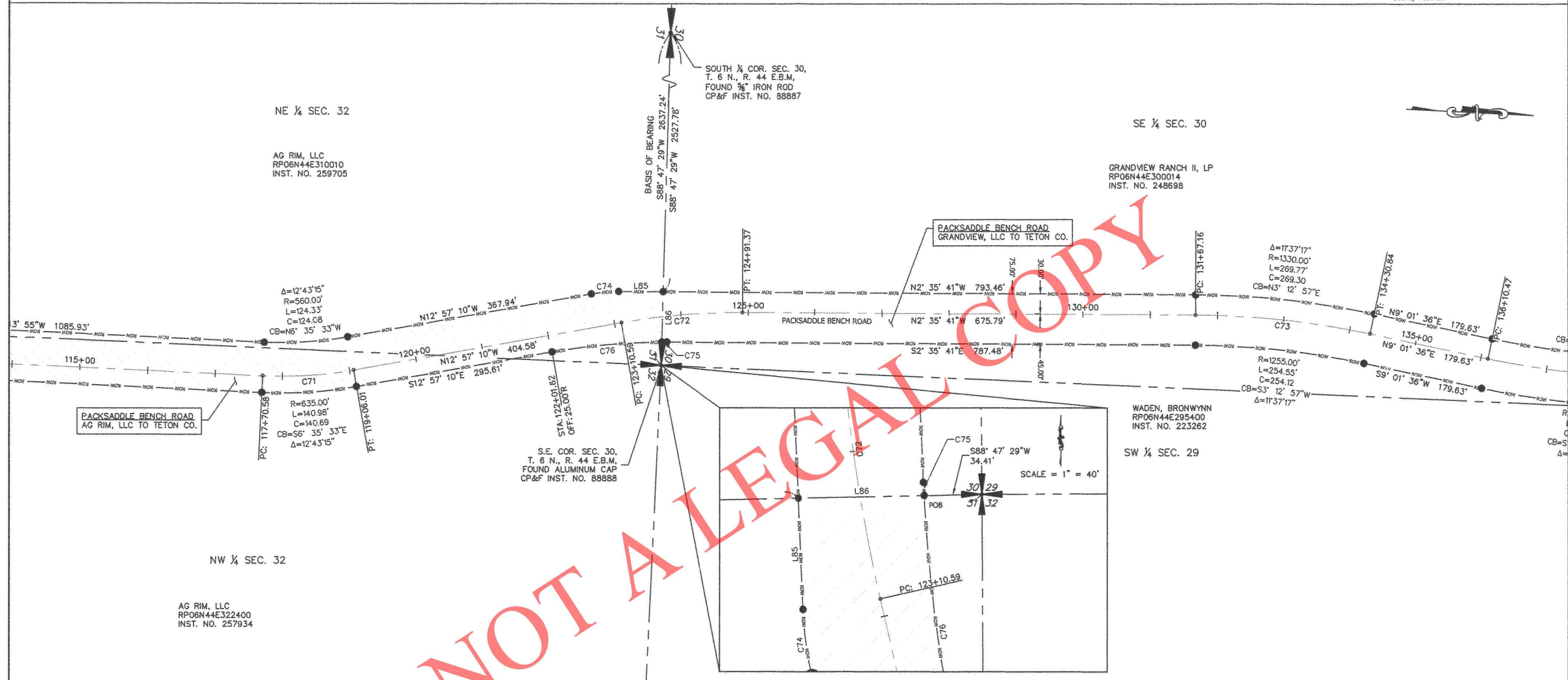
Instrument No. _____

Time of Day _____

Date _____

Recorded in Teton County, Idaho

County Recorder



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L85	66.34'	N2°35'41"W
L86	75.05'	N88°47'29"E

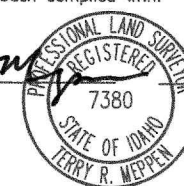
ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C74	227.00'	41.04'	N74°46'26"W	40.98'	10°21'29"
C75	950.00'	7.80'	S2°49'48"E	7.80'	0°28'14"
C76	950.00'	163.94'	S8°00'33"E	163.74'	9°53'15"

CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C71	610.00'	135.43'	N6°35'33"W	135.15'	12°43'15"
C72	1000.00'	180.78'	N7°46'26"W	180.54'	10°21'29"
C73	1300.00'	263.68'	N3°12'57"E	263.23'	11°37'17"

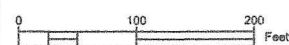
SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen 2/16/21
Terry R. Meppen
License No. 7380 Date



2/16/21
Date



LEGEND

 Section corner control.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

⊙ — Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.



TETON COUNTY, IDAHO

DATE:	8/31/2020
DESIGN:	T.D.M./T.R.M.
DRAWN:	T.D.M./T.R.M.
PROJECT NO.	20003
REVISION:	

789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET

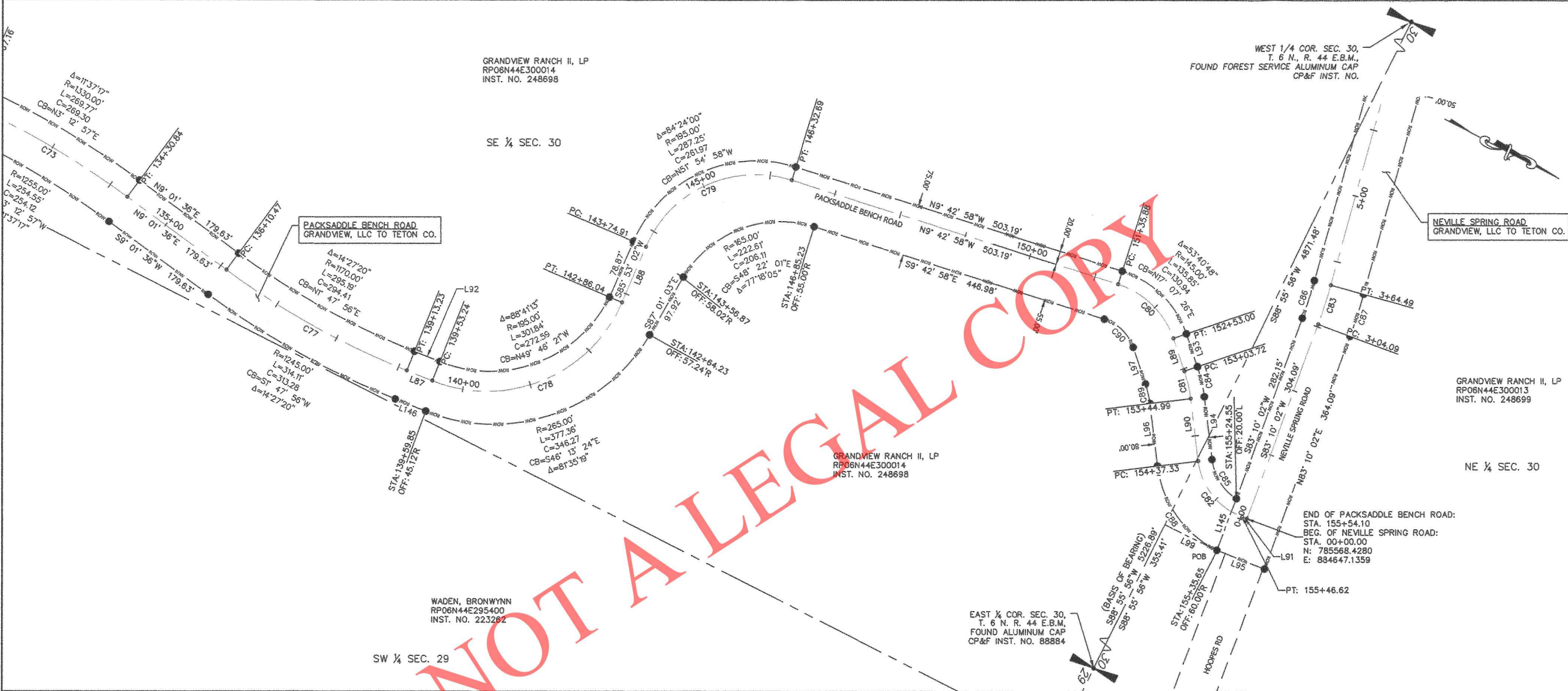
12

OF
21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
 Date _____
 Recorded in Teton County, Idaho _____
 County Recorder _____



ROW LINE TABLE

LINE NO.	LENGTH	BEARING
L92	40.24'	N5°25'45"W
L93	50.73'	N43°57'50"E
L94	92.34'	N55°47'06"E
L95	75.01'	S6°05'55"E
L96	92.34'	S55°47'06"W
L97	56.93'	S43°57'50"W
L145	80.98'	S83°10'02"W
L146	48.00'	S5°25'45"E

LINE TABLE

LINE NO.	LENGTH	BEARING
L99	84.86'	N1°02'43"W

ROW CURVE TABLE

CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C84	220.00'	45.39'	N49°52'28"E	45.31'	11°49'17"
C85	80.00'	69.78'	N30°47'54"E	67.59'	49°58'25"
C86	675.00'	58.24'	S80°41'44"W	58.22'	4°56'36"
C87	750.00'	64.71'	N80°41'44"E	64.69'	4°56'36"
C88	160.00'	157.32'	S27°37'04"W	151.05'	56°20'04"
C89	140.00'	28.88'	S49°52'28"W	28.83'	11°49'17"
C90	65.00'	60.90'	S17°07'28"W	58.70'	53°40'48"

ALIGNMENT LINE TABLE

LINE NO.	LENGTH	BEARING
L87	40.01'	N5°25'45"W
L88	88.87'	S85°53'02"W
L89	50.73'	N43°57'50"E
L90	92.34'	N55°47'06"E
L91	7.49'	N6°49'58"W

ALIGNMENT CURVE TABLE

CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C77	1200.00'	302.76'	N1°47'56"E	301.96'	14°27'20"
C78	215.00'	332.79'	N49°46'21"W	300.55'	88°41'13"
C79	175.00'	257.78'	N51°54'58"W	235.10'	84°24'00"
C80	125.00'	117.11'	N17°07'26"E	112.88'	53°40'48"
C81	200.00'	41.26'	N49°52'28"E	41.19'	11°49'17"
C82	100.00'	109.29'	N24°28'34"E	103.93'	62°37'04"
C83	700.00'	60.40'	S80°41'44"W	60.38'	4°56'36"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 Terry R. Meppen
 License No. 7380
 Date 2/16/21
 PROFESSIONAL LAND SURVEYOR
 7380
 STATE OF IDAHO
 TERRY R. MEPPEN

LEGEND
 Section corner control.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS
 PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
 LAND SURVEYING

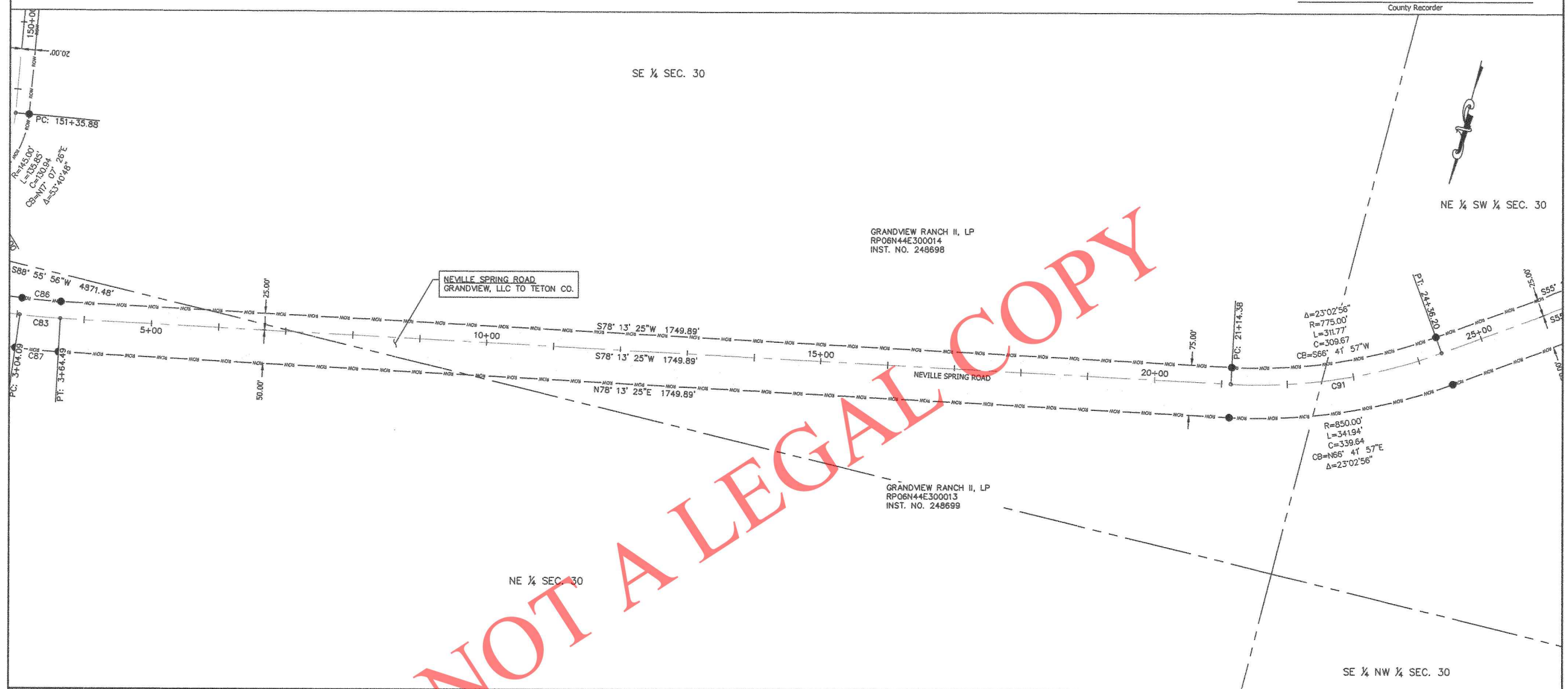
TETON COUNTY, IDAHO
 DATE: 2/16/21
 DESIGN: T.R.M./T.R.M.
 DRAWN: T.R.M./T.R.M.
 PROJECT NO: 20003
 REVISION:
 789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com
 SHEET
 13
 OF
 21

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____

County Recorder _____



ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C91	800.00'	321.82'	S66°41'57\"W	319.66'	23°02'56\"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
Terry R. Meppen
License No. 7380
Date 2/16/21
Professional Land Surveyor
7380
STATE OF IDAHO
TERRY R. MEPPEN

LEGEND

Section corner control.

Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Found iron rod with plastic cap.

0 100 200 Feet

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.R.M./T.R.M.
DRAWN: T.R.M./T.R.M.
PROJECT NO.: 20003
REVISION:

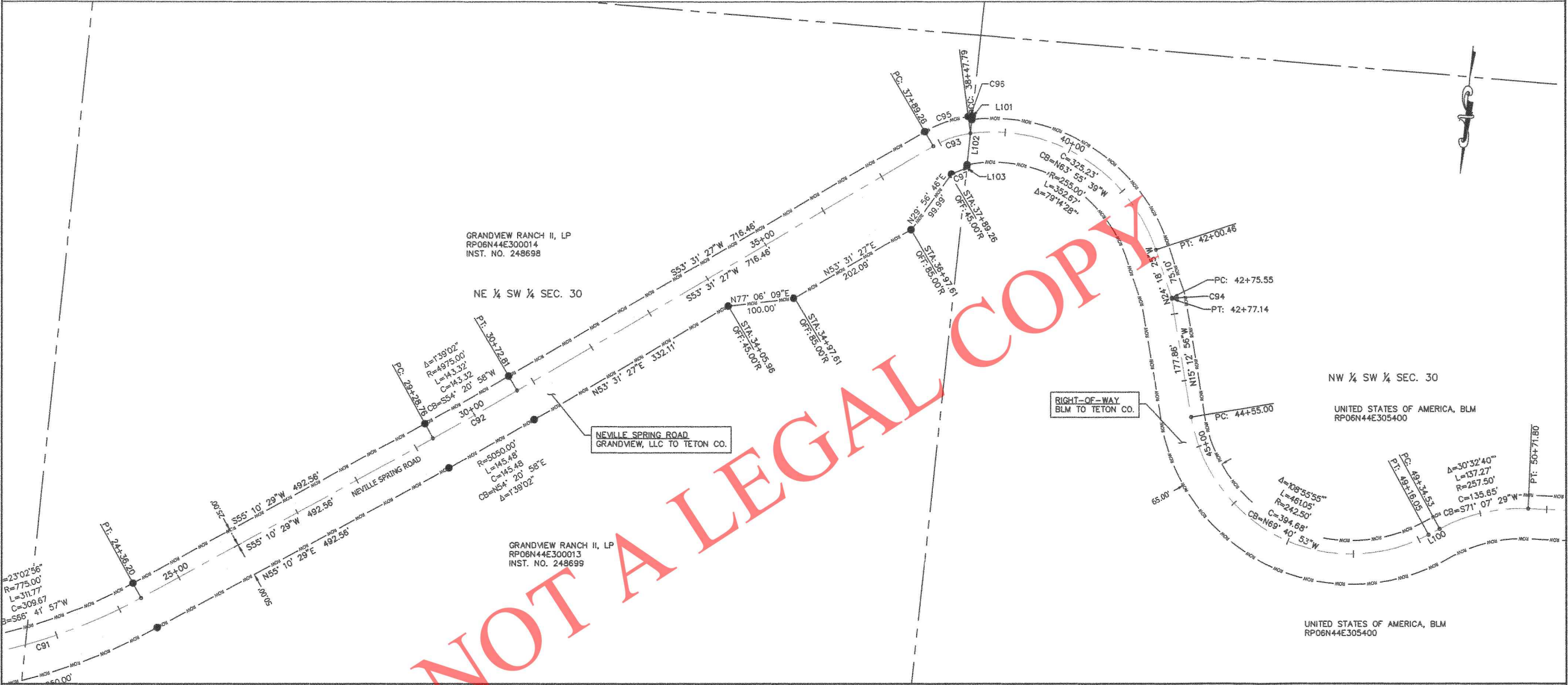
789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET
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OF
21

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 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
 Date _____
 Recorded in Teton County, Idaho _____
 County Recorder _____



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L101	5.12'	S0°06'46\"W
L102	67.47'	S0°06'46\"W
L103	5.34'	S0°06'46\"W

ROW CURVE TABLE						
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA	
C95	171.25'	68.53'	S64°59'17\"W	68.07'	22°55'40\"	
C96	280.00'	6.06'	S77°04'19\"W	6.06'	1°14'25\"	
C97	96.25'	25.11'	N61°36'37\"E	25.03'	14°56'41\"	

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L100	18.48	S55° 51' 09\"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C92	5000.00'	144.04'	S54°20'58\"W	144.04'	1°39'02\"
C93	146.25'	58.52'	S64°59'17\"W	58.13'	22°55'40\"
C94	10.00'	1.59'	N19°45'41\"W	1.59'	9°05'30\"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 License No. 7380
 Date 2/16/21
 PROFESSIONAL LAND SURVEYOR
 REGISTERED
 7380
 STATE OF IDAHO
 TERRY R. MEPPEN

LEGEND

Section corner control.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Found iron rod with plastic cap.

0 100 200 Feet

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
 LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/1/2021
 DESIGN: T.R.M./T.R.M.
 DRAWN: T.R.M./T.R.M.
 PROJECT NO: 20003
 REVISION:

789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com

SHEET
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SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____
County Recorder _____



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L106	5.44'	S0°32'04"W
L107	69.32'	S0°32'04"W
L108	5.27'	S0°32'04"W
L109	103.14'	N49°15'21"W
L110	78.16'	N51°02'18"W
L111	12.50'	S66°36'29"W
L112	12.50'	N66°36'29"E
L113	78.16'	S51°02'18"E
L114	103.14'	S49°15'21"E

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C102	500.00'	8.67'	N70°46'59"W	8.67'	0°59'37"
C103	311.00'	114.15'	N59°46'15"W	113.51'	21°01'49"
C104	1025.00'	94.00'	N53°39'56"W	93.96'	5°15'15"
C105	950.00'	87.12'	S53°39'56"E	87.09'	5°15'15"
C106	236.00'	68.99'	S57°37'47"E	68.74'	16°44'54"

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L104	103.14'	N49°15'21"W
L105	78.16'	N51°02'18"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C98	286.00'	104.97'	N59°46'15"W	104.39'	21°01'49"
C99	1800.00'	221.07'	N52°46'27"W	220.93'	7°02'13"
C100	1000.00'	91.70'	N53°39'56"W	91.67'	5°15'15"
C101	1000.00'	482.52'	N37°12'55"W	477.85'	27°38'47"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
Terry R. Meppen
License No. 7380
2/16/21
Date
PROFESSIONAL LAND SURVEYOR
REGISTERED
7380
STATE OF IDAHO
TERRY R. MEPPEN

LEGEND

Section corner control.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

TETON COUNTY, IDAHO

SHEET 16 OF 21

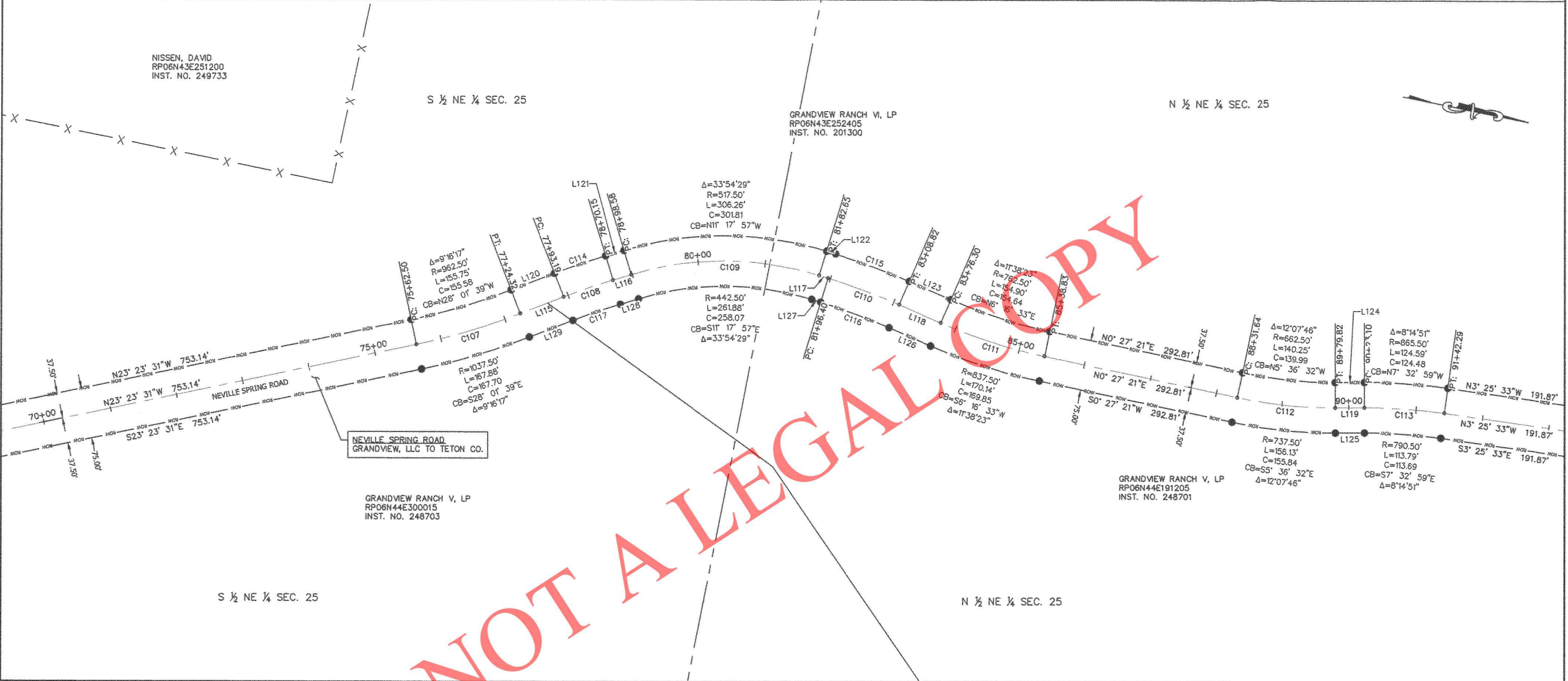
DATE: 2/16/2021
DESIGN: T.R.M./T.R.M.
DRAWN: T.R.M./T.R.M.
PROJECT NO.: 20003
REVISION: _____

789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
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 Recorded in Teton County, Idaho _____
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ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L120	68.87'	N32°39'48"W
L121	28.43'	N28°15'12"W
L122	13.78'	N5°39'17"E
L123	67.51'	N12°05'44"E
L124	43.28'	N11°40'25"W
L125	43.28'	S11°40'25"E
L126	67.49'	S12°05'44"W
L127	13.76'	S5°39'17"W
L128	28.43'	S28°15'12"E
L129	68.87'	S32°39'48"E

ROW CURVE TABLE						
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA	
C114	1037.50'	79.85'	N30°27'30"W	79.83'	4°24'36"	
C115	1288.72'	116.55'	N8°52'31"E	116.51'	5°10'55"	
C116	962.50'	108.20'	S8°52'31"W	108.14'	6°26'27"	
C117	962.50'	74.08'	S30°27'30"E	74.06'	4°24'36"	

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L115	68.87'	N32°39'48"W
L116	28.43'	N28°15'12"W
L117	13.76'	N5°39'17"E
L118	67.49'	N12°05'44"E
L119	43.28'	N11°40'25"W

ALIGNMENT CURVE TABLE						
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA	
C107	1000.00'	161.81'	N28°01'39"W	161.64'	9°16'17"	
C108	1000.00'	76.97'	N30°27'30"W	76.95'	4°24'36"	
C109	480.00'	284.07'	N11°17'57"W	279.94'	33°54'29"	
C110	1000.00'	112.41'	N8°52'31"E	112.35'	6°26'27"	
C111	800.00'	162.52'	N6°16'33"E	162.24'	11°38'23"	
C112	700.00'	148.19'	N5°36'32"W	147.91'	12°07'46"	
C113	828.00'	119.19'	N7°32'59"W	119.09'	8°14'51"	

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 Terry R. Meppen
 License No. 7380
 2/16/21
 Date

LEGEND

Section corner control.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Found iron rod with plastic cap.

0 100 200 Feet

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/16/21
 DESIGN: T.R.M./T.R.M.
 DRAWN: T.R.M./T.R.M.
 PROJECT NO.: 20003
 REVISION:

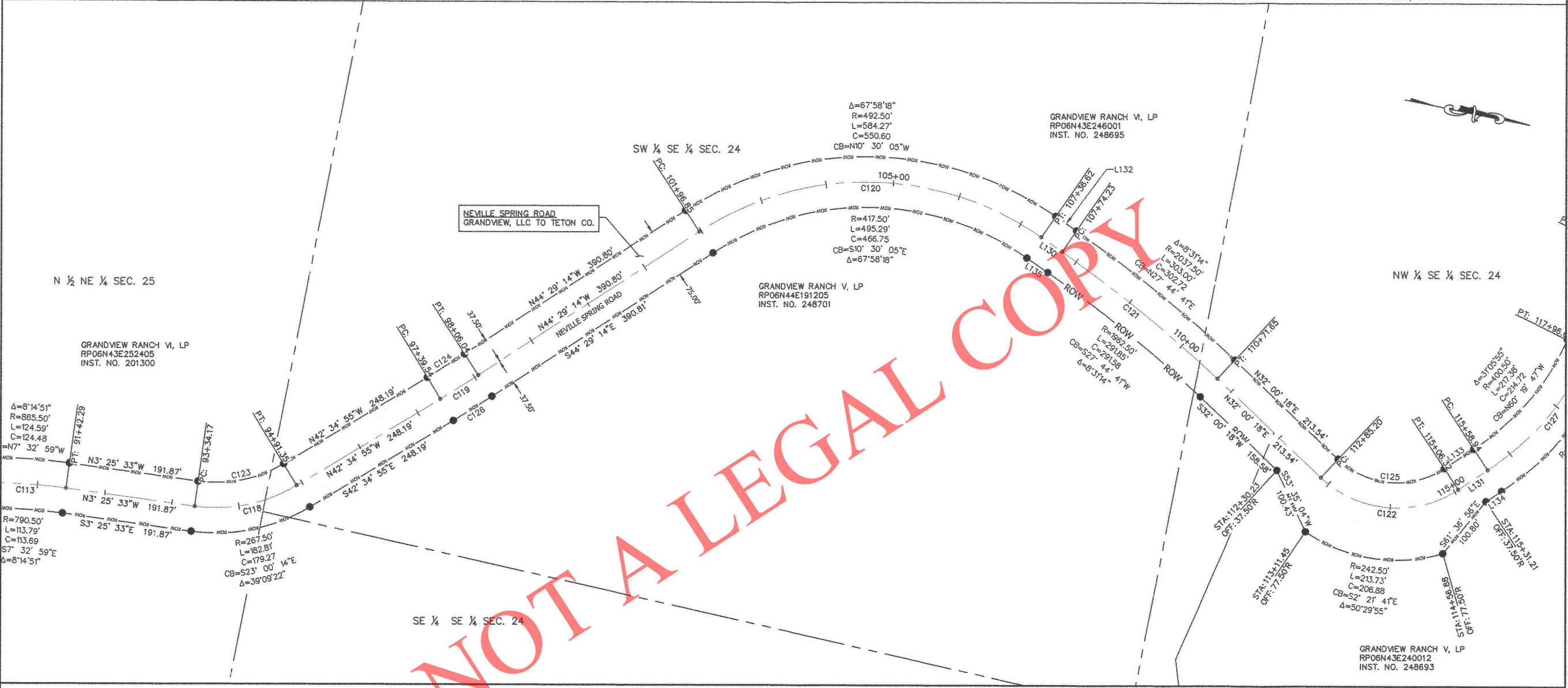
789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com

SHEET
 17
 OF
 21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
 Time of Day _____
 Date _____
 Recorded in Teton County, Idaho _____
 County Recorder _____



ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L132	37.61'	N23°29'04"E
L133	52.62'	N44°46'50"W
L134	27.73'	S44°46'50"E
L135	37.61'	S23°29'04"W

ROW CURVE TABLE						
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA	
C123	192.50'	131.56'	N23°00'14"W	129.01'	39°09'22"	
C124	2062.48'	65.26'	N43°32'04"W	65.26'	1°48'47"	
C125	127.50'	170.87'	N6°23'16"W	158.37'	76°47'07"	
C126	2144.27'	67.75'	S43°32'04"E	67.74'	1°48'37"	

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L130	37.61'	N23° 29' 04"E
L131	52.62'	N44° 46' 50"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C118	230.00'	157.18'	N23°00'14"W	154.14'	39°09'22"
C119	2000.00'	66.50'	N43°32'05"W	66.50'	1°54'19"
C120	455.00'	539.78'	N10°30'05"W	508.68'	67°58'18"
C121	2000.00'	297.42'	N27°44'41"E	297.15'	8°31'14"
C122	165.00'	221.13'	N6°23'16"W	204.95'	76°47'07"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
 Terry R. Meppen
 License No. 7380
 2/16/21
 Date
 7380
 TERRY R. MEPPEN
 STATE OF IDAHO
 REGISTERED LAND SURVEYOR

LEGEND

Section corner control.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 Found iron rod with plastic cap.

0 100 200 Feet

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/16/2021
 DESIGN: T.D.M./T.R.M.
 DRAWN: T.D.M./T.R.M.
 PROJECT NO: 20003
 REVISION:

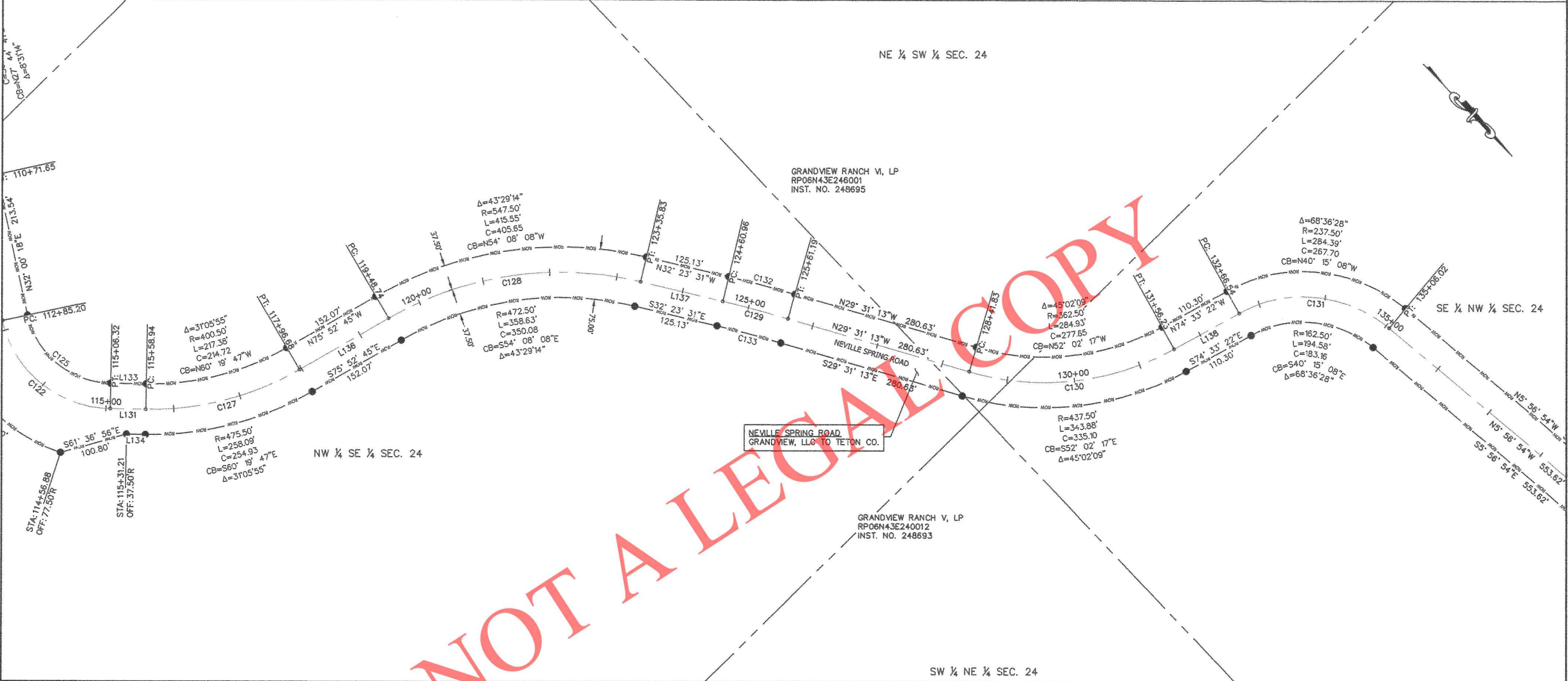
789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com

SHEET
 18
 OF
 21

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
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SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____
County Recorder _____



ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C132	2037.50'	102.11'	N30°57'22"W	102.10'	2°52'17"
C133	1962.50'	98.36'	S30°57'22"E	98.35'	2°52'17"

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L136	152.07'	N75° 52' 45"W
L137	125.13'	N32° 23' 31"W
L138	110.30'	N74° 33' 22"W

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C127	438.00'	237.73'	N60°19'47"W	234.83'	31°05'55"
C128	510.00'	387.09'	N54°08'08"W	377.86'	43°29'14"
C129	2000.00'	100.23'	N30°57'22"W	100.22'	2°52'17"
C130	400.00'	314.41'	N52°02'17"W	306.38'	45°02'09"
C131	200.00'	239.49'	N40°15'08"W	225.43'	68°36'28"

SURVEYOR'S CERTIFICATE

I, Terry R. Meppen, a registered Professional Land Surveyor in the State of Idaho, do hereby certify that a survey was made under my direction of the land described in the accompanying boundary description and that the drawing upon which this certification appears was made under my direction. I further certify that the accompanying map correctly depicts the division of land as marked upon the ground and that the pertinent provisions of the statutes of the State of Idaho have been complied with.

Terry R. Meppen
Terry R. Meppen
License No. 7380
2/16/21
Date
PROFESSIONAL LAND SURVEYOR
REGISTERED
7380
STATE OF IDAHO
TERRY R. MEPPEN

LEGEND

Section corner control.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

Found iron rod with plastic cap.

0 100 200 Feet

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.D.M./T.R.M.
DRAWN: T.D.M./T.R.M.
PROJECT NO.: 20003
REVISION: _____

789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET
19
OF
21

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
Time of Day _____
Date _____
Recorded in Teton County, Idaho _____

County Recorder _____

W½ SEC. 24

GRANDVIEW RANCH VI, LP
RP06N43E246001
INST. NO. 248695

GRANDVIEW RANCH IV, LP
RP06N43E130010
INST. NO. 248694

GRANDVIEW RANCH V, LP
RP06N43E240012
INST. NO. 248693

UNITED STATES OF AMERICA
RP06N43E240600

NW ¼ NE ¼ SEC. 24

ROW LINE TABLE		
LINE NO.	LENGTH	BEARING
L143	65.90'	S9°52'35"W
L144	65.90'	N9°52'35"E

ROW CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C141	162.50'	16.85'	N8°55'06"W	16.84'	5°56'25"
C142	1063.45'	75.99'	N32°09'03"E	75.97'	4°05'38"
C143	962.50'	49.89'	N11°21'41"E	49.88'	2°58'11"
C144	837.50'	33.45'	N11°01'15"E	33.45'	2°17'19"
C145	762.50'	30.46'	S11°01'15"W	30.46'	2°17'19"
C146	1037.50'	53.77'	S11°21'41"W	53.77'	2°58'11"
C147	237.50'	24.62'	S8°55'06"E	24.61'	5°56'25"

ALIGNMENT LINE TABLE		
LINE NO.	LENGTH	BEARING
L139	116.22'	N34°11'52"E
L140	103.18'	N30°06'14"E
L141	65.90'	N9°52'35"E
L142	108.74'	N12°09'54"E

ALIGNMENT CURVE TABLE					
CURVE NO.	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C134	200.00'	20.74'	N8°55'06"W	20.73'	5°56'25"
C135	200.00'	160.87'	N11°09'17"E	156.57'	46°05'11"
C136	1100.95'	78.67'	N32°09'03"E	78.65'	4°05'38"
C137	2000.00'	602.41'	N21°28'30"E	600.14'	17°15'28"
C138	1000.00'	51.83'	N11°21'41"E	51.83'	2°58'11"
C139	800.00'	31.96'	N11°01'15"E	31.95'	2°17'19"
C140	800.00'	180.22'	N5°42'41"E	179.84'	12°54'26"

SURVEYOR'S CERTIFICATE

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Terry R. Meppen
Terry R. Meppen
License No. 7380
2/16/21
Date
PROFESSIONAL LAND SURVEYOR
REGISTERED
7380
STATE OF IDAHO
TERRY R. MEPPEN

LEGEND

Section corner control.

Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.

Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.

Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS

PACKSADDLE RD., PACKSADDLE LAKE RD.,
PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
LAND SURVEYING

TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.R.M./T.R.M.
DRAWN: T.R.M./T.R.M.
PROJECT NO.: 20003
REVISION:

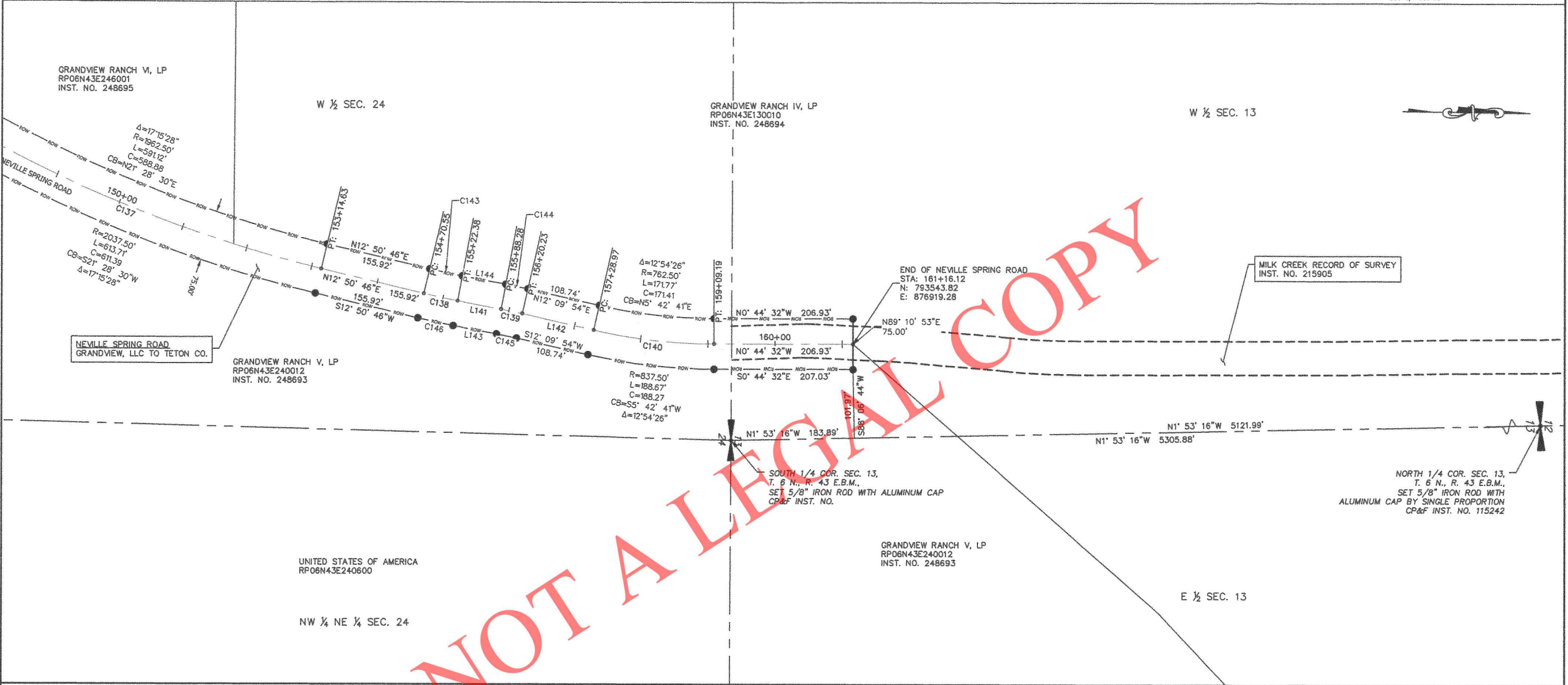
789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET
20
OF
21

PART OF
 SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
 SECTIONS 30, 31, AND 32, T 6 N. R 44 E.B.M., AND
 SECTIONS 13, 24, AND 25, T 6 N. R 43 E.B.M., TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

Instrument No. _____
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Terry R. Meppen
 Terry R. Meppen
 License No. 7380
 2/16/21
 Date



LEGEND
 Section corner control.
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 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Found iron rod with plastic cap.

RIGHT OF WAY DRAWINGS
 PACKSADDLE RD., PACKSADDLE LAKE RD.,
 PACKSADDLE BENCH RD., & NEVILLE SPRING RD.

BENCHMARK
 LAND SURVEYING

TETON COUNTY, IDAHO
 789 NORTH 450 EAST
 FIRTH, IDAHO 83236
 tmeppen@gmail.com

SHEET
 21
 OF
 21

PART OF
SECTIONS 5 AND 6, T 5 N. R 44 E.B.M.,
TETON COUNTY, IDAHO

RECORDER'S CERTIFICATE

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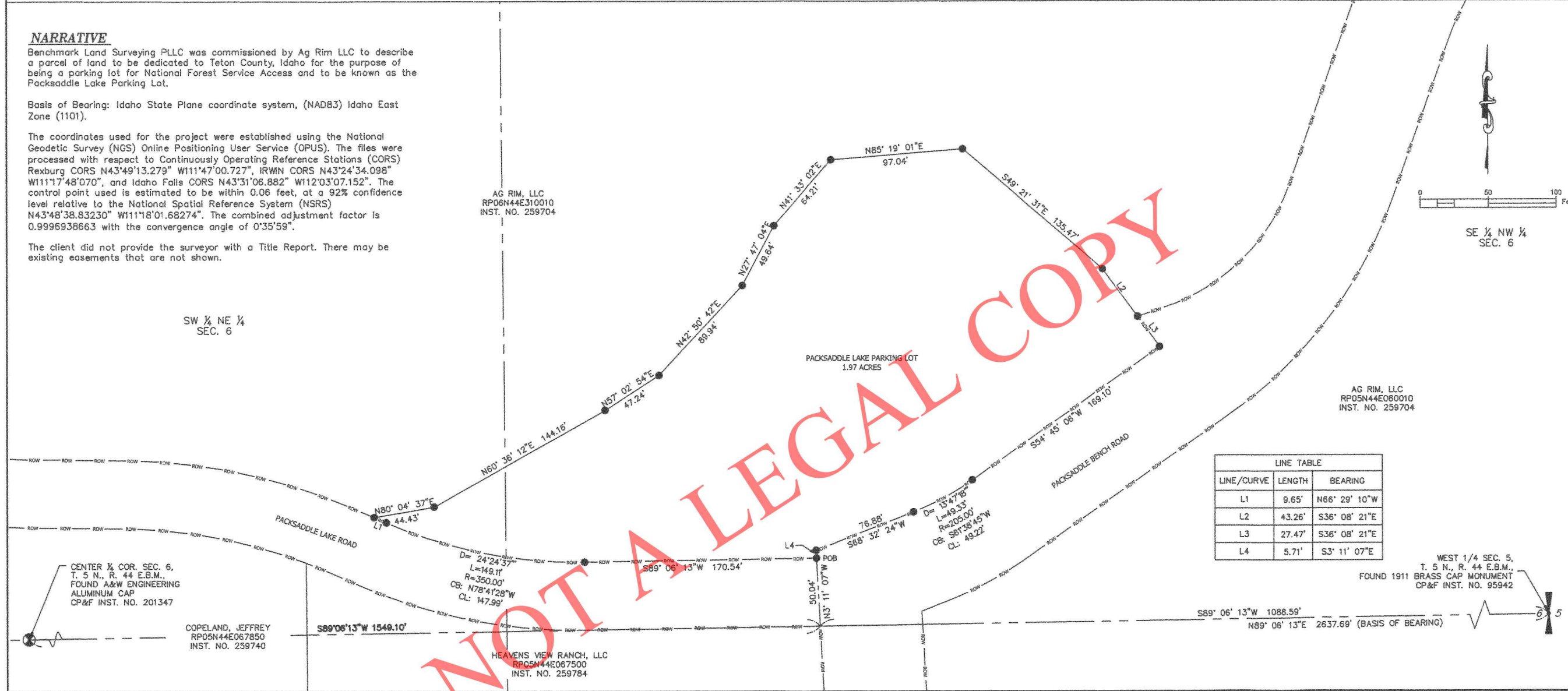
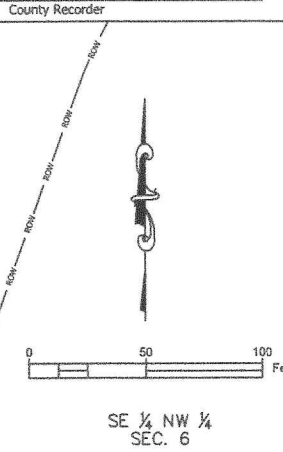
NARRATIVE

Benchmark Land Surveying PLLC was commissioned by Ag Rim LLC to describe a parcel of land to be dedicated to Teton County, Idaho for the purpose of being a parking lot for National Forest Service Access and to be known as the Packsaddle Lake Parking Lot.

Basis of Bearing: Idaho State Plane coordinate system, (NAD83) Idaho East Zone (1101).

The coordinates used for the project were established using the National Geodetic Survey (NGS) Online Positioning User Service (OPUS). The files were processed with respect to Continuously Operating Reference Stations (CORS) Rexburg CORS N43°49'13.279" W111°47'00.727", IRWIN CORS N43°24'34.098" W111°17'48'07.0", and Idaho Falls CORS N43°31'06.882" W112°03'07.152". The control point used is estimated to be within 0.06 feet, at a 92% confidence level relative to the National Spatial Reference System (NSRS) N43°48'38.83230" W111°18'01.68274". The combined adjustment factor is 0.9996938663 with the convergence angle of 0°35'59".

The client did not provide the surveyor with a Title Report. There may be existing easements that are not shown.



LINE TABLE		
LINE/CURVE	LENGTH	BEARING
L1	9.65'	N66° 29' 10"W
L2	43.26'	S36° 08' 21"E
L3	27.47'	S36° 08' 21"E
L4	5.71'	S3° 11' 07"E

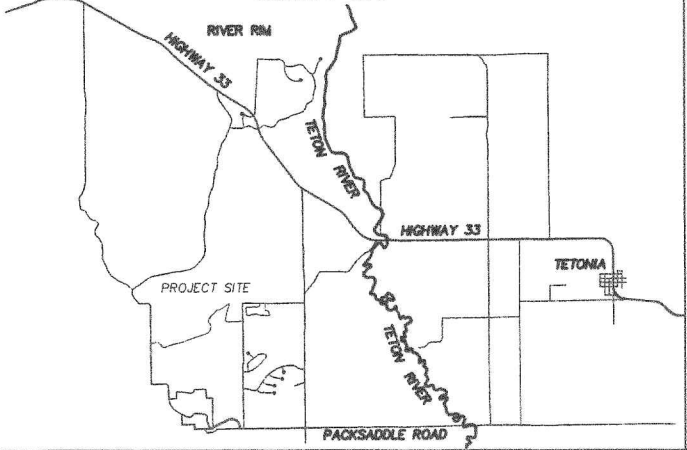
WEST 1/4 SEC. 5,
T. 5 N., R. 44 E.B.M.,
FOUND 1911 BRASS CAP MONUMENT
CP&F INST. NO. 95942

PACKSADDLE LAKE PARKING LOT (1.97 ACRES)

Beginning at a point on the north right-of-way line of Packsaddle Lake Road that is S 89°06'13" W 1088.59 feet along the east-west centerline through the section and N 03°11'07" W 50.04 feet from the East Quarter corner of Section 6, Township 5 North, Range 44 East of the Boise Meridian, Teton County, Idaho and running thence along the north Right-of-Way line of said Packsaddle Lake Road the following three courses: (1) S89° 06' 13" W 170.54 feet to a point of curve, (2) thence 149.11 feet along said curve to the right, Curve Data: Radius = 350.00 feet, Delta = 24°24'37", Chord Bearing = N78° 41' 28"W 147.99 feet, (3) thence N66° 29' 10"W 9.65 feet, thence N80° 04' 37"E 44.43 feet; thence N60° 36' 12"E 144.16 feet; thence N57° 02' 54"E 47.24 feet; thence N42° 50' 42"E 89.94 feet; thence N27° 47' 04"E 49.64 feet; thence N41° 33' 02"E 64.21 feet; thence N85° 19' 01"E 97.04 feet; thence S49° 21' 31"E 135.47 feet to a point on the Packsaddle Bench Road Right-of-Way; thence along north said Right-of-Way five courses; (1) S36° 08' 21"E 27.47 feet; (2) thence S54° 45' 06"W 169.10 feet to a point of curve; (3) thence 49.33 feet along said curve to the right, Curve Data: Radius = 205.00 feet, Delta = 13°47'18", Chord Bearing S61° 38' 45"W 49.22 feet; (4) thence S68° 32' 24"W 76.88 feet; (5) thence S3° 11' 07"E 5.71 feet to the true point of beginning.

Parcel contains 1.97 Acres.

VICINITY MAP



SURVEYOR'S CERTIFICATE

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Terry R. Meppen
License No. 7380
2/16/21
Date



LEGEND

- Section corner control.
 Placed 5/8" x 24" iron rod with aluminum cap marked PLS 7380.
 Placed 1/2" x 24" iron rod with yellow plastic cap marked PLS 7380.
 X Indicates existing fence lines.

RECORD OF SURVEY

PACKSADDLE LAKE PARKING LOT



TETON COUNTY, IDAHO

DATE: 2/16/21
DESIGN: T.R.M./T.R.M.
DRAWN: T.R.M./T.R.M.
PROJECT NO.: 200603
789 NORTH 450 EAST
FIRTH, IDAHO 83236
tmeppen@gmail.com

SHEET

1

OF

1