

JUG MOUNTAIN RANCH PLANNED UNIT DEVELOPMENT PHASE 3B

Located in the S 1/2 of the SW 1/4 of Section 6, T.17N., R.4E., B.M.
Valley County, Idaho

Instrument # 463083

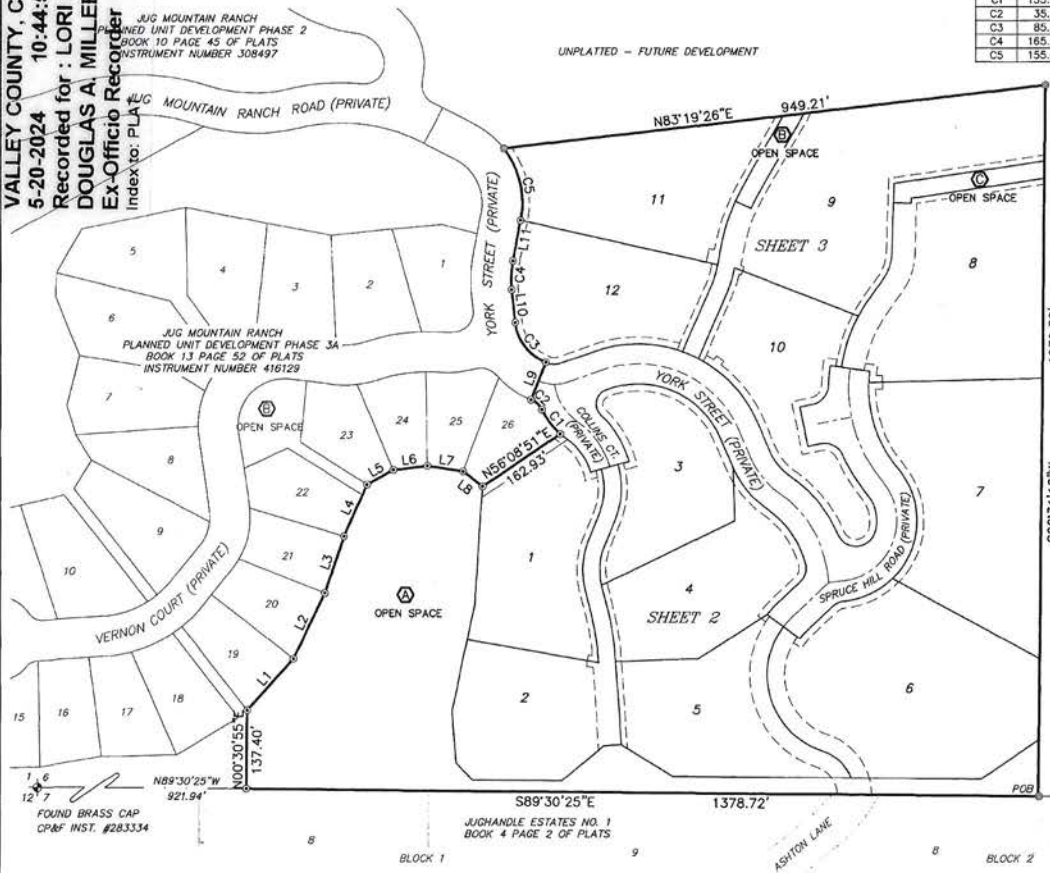
VALLEY COUNTY, CASCADE, IDAHO
5-20-2024 10:44:58 AM No. of Pages: 4

Recorded for: LORI HUNTER
DOUGLAS A. MILLER

Fee: 11.00

Ex-Officio Recorder Deputy
Index to: PLATS

JUG MOUNTAIN RANCH
PLANNED UNIT DEVELOPMENT PHASE 2
BOOK 10 PAGE 45 OF PLATS
INSTRUMENT NUMBER 308497



CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C1	135.00	53.96	27.35	22°54'11"	S37°33'57"E	53.61
C2	35.00	25.87	13.56	42°20'57"	N47°17'19"W	25.28
C3	85.00	92.19	51.22	62°08'30"	S37°23'33"E	87.74
C4	165.00	50.26	25.33	17°27'12"	S02°24'18"W	50.07
C5	155.00	133.22	71.04	49°14'40"	N1°32'9"26"W	129.16

LINE	LENGTH	BEARING
L1	120.75	N42°07'48"E
L2	126.76	N25°10'10"E
L3	104.28	N18°40'24"E
L4	99.06	S23°50'11"W
L5	52.14	S61°04'22"W
L6	60.26	S82°33'23"W
L7	62.81	N81°02'29"W
L8	42.60	S53°08'30"E
L9	70.00	N21°32'12"E
L10	57.96	S06°19'18"E
L11	71.79	S11°07'54"W

LEGEND

- ⊕ FOUND ALUMINUM CAP MONUMENT
- ⊙ FOUND BRASS CAP MONUMENT
- FOUND 5/8" IRON PIN
- ⊖ SET 5/8" X 30" REBAR MKD LS B577
- ANGLE POINT - NOTHING SET
- ⊗ COMMON OPEN SPACE PARCEL

NOTES:
1. All roads and road rights of way depicted on this Final Plat are private; and, after completion of the private roads, such roads will be owned and maintained by the Jug Mountain Ranch Association, as is further provided in the Private Road Declaration, which is being recorded concurrently with this Final Plat with the Office of Recorder of Valley County, Idaho, as instrument number **463084**.

2. Utilities will be completed as provided in the Declaration of Installation of Utilities, which is being recorded concurrently with this Final Plat with the Office of Recorder of Valley County, Idaho, as instrument number **463085**.

3. All properties shown on this Final Plat are subject to and governed by the provisions of the General Declaration for Jug Mountain Ranch, the Supplemental Declaration for Jug Mountain Ranch Phase 3B, and the Articles of Incorporation and Bylaws for Jug Mountain Ranch Association, Inc., which are recorded with the Valley County, Idaho Recorder as instrument Nos. 313721, 283342, 416581, 458981, and as the same may be amended. **463086**

4. All properties shown on this Final Plat are subject to and governed by the Jug Mountain Ranch Design and Development Guidelines and the Jug Mountain Ranch Rules and Regulations, as may be amended or supplemented.

5. All properties shown on this Final Plat are subject to and governed by the provisions of Conditional Use Permit No. 22-55, Jug Mountain Ranch Phase 3B (Amended CUP 21-40), and by the provisions of Conditional Use Permit No. 04-35, for Jug Mountain Ranch - Phases 2 and 3, which is part of PUD 97-1 Jug Mountain Ranch Planned Unit Development, as issued and as may be modified by Valley County, Idaho.

6. The Declarant reserves the right, without limitation, to assign its rights to any and all easements which are depicted on this Final Plat, in whole or in part.

7. All roads and road rights of way, and all Utility Easements, and all Open Space Lots which are depicted on this Final Plat, are dedicated for the use and enjoyment of the members of the Jug Mountain Ranch Association, together with their guests, invitees, and assigns, subject to the terms, conditions and reserved Declarant rights which are contained in the General Declaration for Jug Mountain Ranch and the Supplemental Declaration for Jug Mountain Ranch Phase 3B.

8. Declarant shall have the right to construct trails in any Open Space Lot or Recreation Easement, to be used for such recreational uses as the Declarant shall designate including but not limited to the following uses: pedestrian, bicyclists, horseback riders, and skiers, subject to the terms and conditions contained in the General Declaration for Jug Mountain Ranch and the Supplemental Declaration for Jug Mountain Ranch Phase 3B.

9. Open Space Lots which are depicted on this Final Plat shall be used, managed and maintained in accordance with the General Declaration for Jug Mountain Ranch, as well as the Supplemental Declaration for Jug Mountain Ranch Phase 3B.

10. There shall be no further division of any Lot depicted on this Final Plat.

11. No additional domestic water supply shall be installed beyond the water system approved in the Sanitary Release.

12. Flood zones shown on this plat are per FEMA FIRM 16085C panel #1025 Effective February 1, 2019
Flood Zones: Zone X,
Base Flood Elevation: N/A
Flood Zones are subject to change by FEMA and all land within a floodway or floodplain is regulated by Title 9 and Title 11 of the Valley County Code.

13. The Valley County Board of Commissioners have the sole discretion to set the level of easement, to be used for any public road; the level of service can be changed.

14. All lighting must comply with the Valley County Lighting Ordinance.

15. Only one wood burning device is allowed on each lot.

16. Surrounding land uses are subject to change.

SURVEY NARRATIVE

- A. This Plat is filed to create 12 lots within the parent parcel as shown. The boundary of the parent parcel was determined by record documents and found monuments.
- B. Reference Documents:
Jug Mountain Ranch PUD Phase 2, Book 10 Page 45 of Plats
Jug Mountain Ranch PUD Phase 3A, Book 13 Page 52 of Plats
Jughandle Estates No. 1, Book 4 Page 2 of Plats

SCALE: 1" = 150'

BEARINGS BASED ON JUG MOUNTAIN RANCH
PLANNED UNIT DEVELOPMENT PHASE 2
BOOK 10 PAGE 45 OF PLATS, INST. #308497

SECESH ENGINEERING, INC.
McCall, Idaho

HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE TITLE 50 CHAPTER 13 ARE IN FORCE FOR LOT 1. NO OWNER SHALL CONSTRUCT ANY BUILDING, DWELLING OR SHELTER WHICH NECESSITATES THE SUPPLYING OF WATER OR SEWAGE FACILITIES FOR PERSONS USING SUCH PREMISES UNTIL SANITARY RESTRICTION REQUIREMENTS ARE SATISFIED.

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE TITLE 50 CHAPTER 13 HAVE BEEN SATISFIED FOR LOTS 2 THROUGH 12. SANITARY RESTRICTIONS MAY BE REMOVED IN ACCORDANCE WITH IDAHO CODE TITLE 50 CHAPTER 13, SECTION 50-1326, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

463082
INSTRUMENT NUMBER

Jan Foly (40076)
DISTRICT HEALTH DEPARTMENT, EHS

MONUMENT CERTIFICATE

THIS IS TO CERTIFY THAT THIS PLAT IS BEING RECORDED UNDER THE PROVISIONS OF IDAHO CODE 50-1331 THRU 50-1333 AND THAT ALL INTERIOR MONUMENTS WILL BE SET WITHIN ONE YEAR FROM THE RECORDING DATE OF THIS PLAT.



SCALE: 1" = 150'

BEARINGS BASED ON JUG MOUNTAIN RANCH
PLANNED UNIT DEVELOPMENT PHASE 2
BOOK 10 PAGE 45 OF PLATS, INST. #308497

SECESH ENGINEERING, INC.
McCall, Idaho

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Valley County, Idaho

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VALLEY COUNTY, CASCADE, IDAHO

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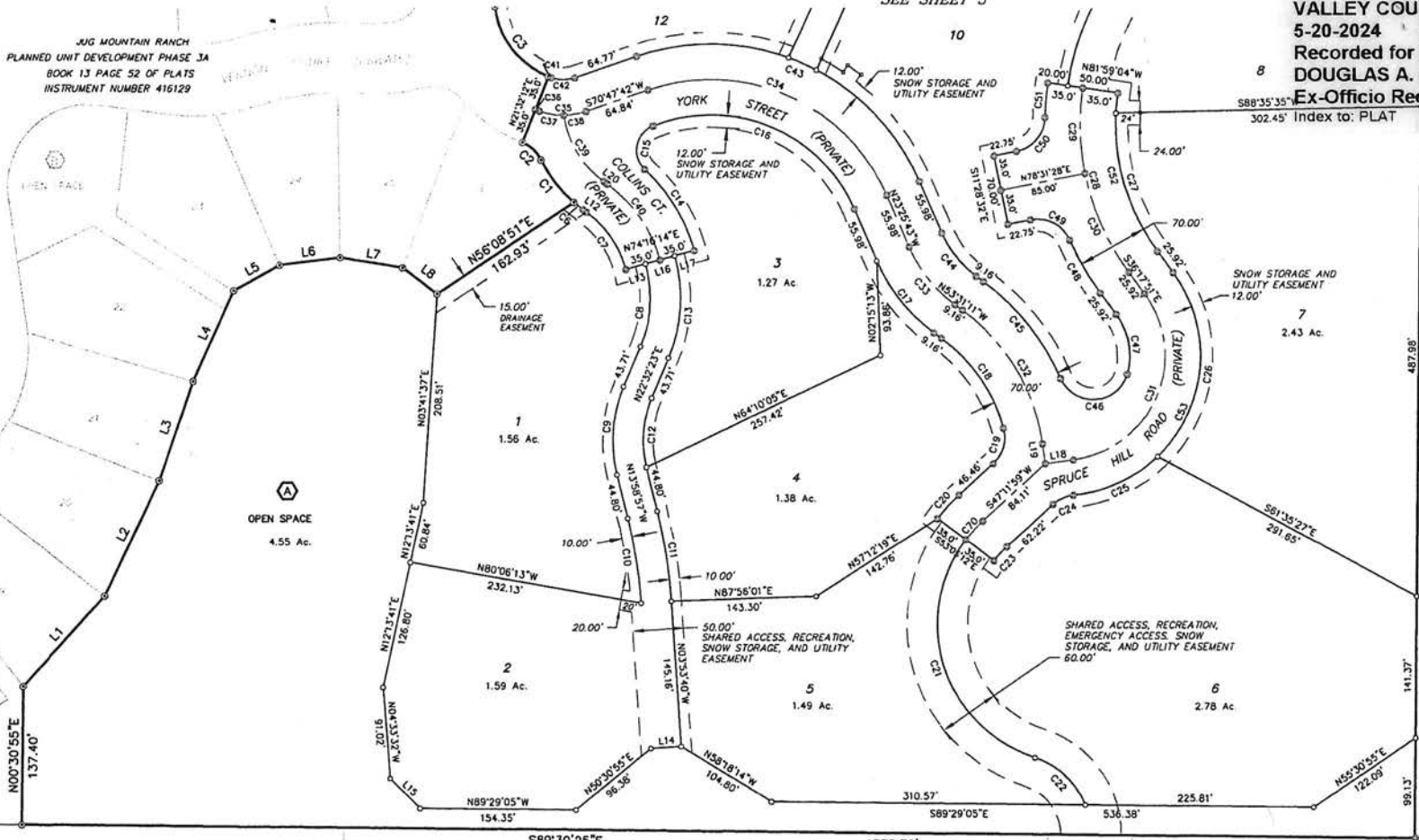
DOUGLAS A. MILLER

Fee: 11.00

Ex-Officio Recorder Deputy

SEE SHEET 3

JUG MOUNTAIN RANCH
PLANNED UNIT DEVELOPMENT PHASE 3A
BOOK 13 PAGE 52 OF PLATS
INSTRUMENT NUMBER 416129



LINE	LENGTH	BEARING
L1	120.75	N42°07'48"E
L2	126.76	N25°10'10"E
L3	104.28	N18°40'24"E
L4	99.06	S23°50'11"W
L5	52.14	S61°04'22"W
L6	60.26	S82°53'23"W
L7	62.81	N81°00'29"W
L8	42.80	S53°06'30"E
L12	4.15	S53°59'55"E
L13	20.00	N74°16'14"E
L14	30.00	N86°06'20"E
L15	42.00	N44°29'05"W
L16	30.00	N74°16'14"E
L17	20.00	N74°16'14"E
L18	28.17	S82°11'59"W
L19	19.70	N07°48'01"W



SCALE: 1" = 80'

LEGEND

- ⊕ FOUND ALUMINUM CAP MONUMENT
- ⊕ FOUND BRASS CAP MONUMENT
- ⊙ FOUND 5/8" IRON PIN
- ⊙ SET 5/8" X 24" REBAR MKD LS 8577
- ⊙ SET 1/2" X 24" REBAR MKD LS 8577
- COMMON POINT - NOTHING SET
- ⊙ COMMON OPEN SPACE PARCEL

CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C1	135.00	53.96	27.35	22°54'11"	S37°33'57"E	53.61
C2	35.00	25.87	13.56	42°20'57"	N47°17'19"W	25.28
C3	85.00	92.19	51.22	62°08'30"	S37°23'33"E	87.74
C6	135.00	11.74	5.87	4°58'53"	S51°30'29"E	11.73
C7	105.00	70.13	35.43	38°16'09"	N44°51'51"W	68.84
C8	125.00	83.49	43.37	38°16'09"	N03°24'18"E	81.95
C9	140.00	89.24	46.19	36°31'19"	S04°16'43"W	87.74
C10	485.00	85.39	42.81	10°05'17"	N08°56'18"W	85.28
C11	515.00	90.68	45.46	10°05'17"	N08°56'18"W	90.56
C12	110.00	70.12	36.30	36°31'19"	S04°16'43"W	68.94
C13	155.00	103.53	53.78	38°16'09"	N03°24'18"E	101.61
C14	175.00	95.52	48.98	31°16'28"	N31°22'00"W	94.34
C15	26.00	52.32	41.04	11°57'39"	S10°38'35"W	43.93
C16	155.00	238.82	150.42	88°16'52"	N67°34'09"W	215.89
C17	175.00	91.91	47.04	30°05'28"	S38°28'27"E	90.86
C18	165.00	111.25	57.83	38°37'55"	N34°12'14"W	109.16
C19	35.00	37.93	21.07	62°05'19"	N16°09'22"E	36.10

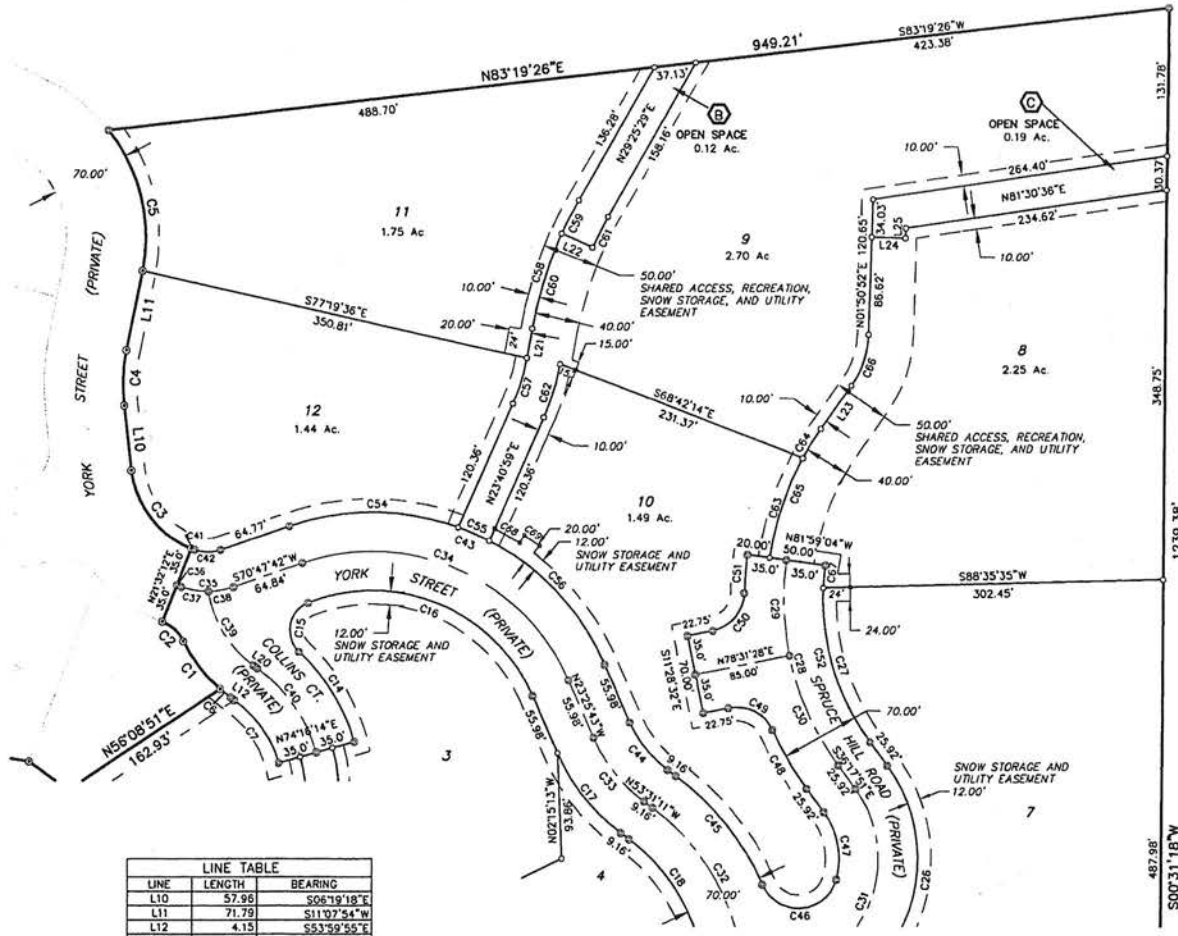
CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C20	175.00	31.42	15.75	10°17'12"	S42°03'23"W	31.38
C21	140.00	266.08	195.89	108°53'38"	S17°32'02"E	227.80
C22	80.00	70.67	37.83	50°36'58"	N48°40'22"W	68.40
C23	105.00	18.85	9.45	10°17'12"	S42°03'23"W	18.83
C24	35.00	22.57	11.69	38°56'58"	S55°40'28"W	22.18
C25	140.00	93.41	48.52	38°13'38"	N65°02'08"E	91.68
C26	140.00	200.90	122.17	82°13'11"	N04°48'44"E	184.10
C27	215.00	146.36	76.14	39°00'10"	S16°47'46"E	143.55
C28	250.00	193.35	101.80	44°18'42"	S14°08'28"E	188.57
C29	250.00	85.05	42.94	19°29'28"	S01°43'48"E	84.64
C30	250.00	108.31	55.02	24°49'19"	S23°53'12"E	107.46
C31	105.00	217.16	176.48	118°29'50"	N22°57'04"E	180.47
C32	200.00	159.59	84.32	45°43'10"	N30°39'36"W	155.39
C33	140.00	73.53	37.63	30°05'28"	S38°28'27"E	72.68
C34	190.00	284.45	176.49	85°46'35"	N66°19'01"W	258.62
C35	175.00	47.33	24.61	38°44'10"	S89°50'13"E	46.43
C36	120.00	4.20	2.10	7°00'20"	S69°27'58"E	4.20
C37	70.65	24.64	12.45	19°59'04"	S80°30'00"E	24.52

CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C38	70.00	22.81	11.41	18°30'32"	N80°02'58"E	22.51
C39	100.00	78.95	41.66	45°14'08"	S31°22'51"E	76.92
C40	140.00	93.51	48.57	38°16'09"	N34°51'51"W	91.78
C41	85.00	2.98	1.49	2°00'20"	S69°27'58"E	2.98
C42	35.00	23.66	12.30	38°44'10"	S89°50'13"E	23.21
C43	225.00	336.84	209.00	89°46'35"	N66°19'01"W	306.26
C44	105.00	55.14	28.22	30°05'28"	S38°28'27"E	54.51
C45	235.00	124.50	63.75	30°21'20"	N38°20'31"W	123.05
C46	35.00	86.43	100.19	141°28'14"	N86°05'12"E	66.08
C47	70.00	63.10	33.87	51°38'46"	N10°28'28"W	60.98
C48	285.00	60.62	30.42	12°11'11"	S30°12'16"E	60.50
C49	35.00	47.26	28.02	77°21'52"	N52°47'36"W	43.75
C50	35.00	47.26	28.02	77°21'52"	N39°50'32"E	43.75
C51	285.00	34.10	17.07	6°51'20"	S04°35'16"W	34.08
C52	215.00	166.28	87.55	44°18'42"	S14°08'28"E	162.17
C53	140.00	294.31	244.68	120°26'48"	N23°55'33"E	243.03
C70	140.00	23.13	12.60	10°17'12"	S42°03'23"W	23.10

SECESH ENGINEERING, INC.
McCall, Idaho

JUG MOUNTAIN RANCH PLANNED UNIT DEVELOPMENT PHASE 3B

Located in the S 1/2 of the SW 1/4 of Section 6, T.17N., R.4E., B.M.
Valley County, Idaho



LINE	LENGTH	BEARING
L10	57.96	S06°19'18"E
L11	71.79	S11°27'54"W
L12	4.15	S53°59'55"E
L13	20.00	N74°16'14"E
L14	30.00	N86°06'20"E
L15	42.00	N44°29'05"W
L16	30.00	N74°16'14"E
L17	20.00	N74°16'14"E
L18	28.17	S82°11'59"W
L19	19.70	N07°48'01"W
L20	4.15	N53°59'55"W
L21	27.02	N101°7'44"E
L22	30.00	S65°50'41"E
L23	47.33	N35°03'45"E
L24	30.00	N88°39'08"W
L25	9.01	N01°50'52"E

SEE SHEET 2

CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C1	135.00	53.96	27.35	22°54'11"	S37°31'57"E	53.61
C2	35.00	25.87	13.56	42°20'57"	N47°17'19"W	25.28
C3	85.00	92.19	51.22	62°08'30"	S37°23'33"E	87.74
C4	165.00	50.26	25.33	17°27'12"	S02°24'18"W	50.07
C5	155.00	133.22	71.04	49°14'41"	N13°28'28"W	129.16
C6	135.00	11.74	5.87	4°58'53"	S51°30'29"E	11.73
C7	105.00	70.13	36.43	38°16'09"	N34°51'51"W	68.84
C14	175.00	95.52	48.98	31°16'28"	N31°22'00"W	94.34
C15	26.00	52.32	41.04	115°17'39"	S10°38'35"W	43.93
C16	155.00	238.82	150.42	88°16'52"	N67°34'09"W	215.89
C17	175.00	91.91	47.04	30°05'28"	S38°26'27"E	90.86
C18	165.00	111.25	57.83	38°37'56"	N34°12'14"W	109.16
C26	140.00	200.90	122.17	82°13'11"	N04°48'44"E	184.10
C27	215.00	146.36	76.14	39°00'10"	S16°47'46"E	143.55
C28	250.00	193.35	101.80	44°18'47"	S14°08'28"E	188.57
C29	250.00	85.05	42.94	19°29'28"	S01°43'48"E	84.64
C30	250.00	108.31	55.02	24°49'19"	S23°53'12"E	107.46
C31	105.00	217.16	176.48	118°29'50"	N22°57'04"E	180.47
C32	200.00	159.59	84.32	45°43'10"	N30°39'36"W	155.39
C33	140.00	73.53	37.83	30°05'28"	S38°28'27"E	72.68
C34	190.00	284.45	178.49	85°46'55"	N66°19'01"W	236.63
C35	70.00	47.33	24.61	38°44'10"	S89°39'31"E	46.43
C36	120.00	4.20	2.10	2°00'20"	S89°27'58"E	4.20
C37	70.65	24.64	12.45	19°59'04"	S80°30'00"E	24.52
C38	70.00	22.61	11.41	18°30'32"	N80°02'58"E	22.51
C39	100.00	78.95	41.66	45°14'08"	S31°22'51"E	76.92
C40	140.00	93.51	48.57	38°16'09"	N34°51'51"W	91.78
C41	85.00	2.98	1.49	2°00'20"	S89°27'58"E	2.98
C42	35.00	23.66	12.30	38°44'10"	S89°50'13"E	23.21
C43	225.00	336.84	209.00	85°46'55"	N66°19'01"W	306.26
C44	105.00	55.14	28.22	30°05'28"	S38°28'27"E	54.51
C45	235.00	124.50	63.75	39°21'20"	N38°20'31"W	123.05
C46	35.00	86.43	100.19	141°29'14"	N86°05'32"E	66.08
C47	70.00	83.10	33.87	51°38'46"	N10°28'28"W	60.98
C48	285.00	60.62	30.42	12°11'11"	S30°12'16"E	60.50
C49	35.00	47.26	28.02	77°21'52"	N62°47'36"W	43.75
C50	35.00	47.26	28.02	77°21'52"	N39°50'32"E	43.75
C51	285.00	34.10	17.07	6°51'20"	S04°35'16"W	34.08
C52	215.00	166.28	87.55	44°18'47"	S14°08'28"E	162.17
C53	140.00	294.31	244.68	120°26'48"	N23°55'33"E	243.03
C54	225.00	153.41	79.82	39°03'56"	N89°40'20"W	150.46
C55	225.00	30.02	15.03	7°38'42"	N66°19'01"W	30.00
C56	225.00	153.41	79.82	39°03'56"	N47°57'41"W	150.46
C57	185.00	43.23	21.71	13°21'15"	N16°59'22"E	43.13
C58	365.00	121.86	61.50	19°07'45"	S19°51'36"W	121.30
C59	365.00	33.57	16.80	5°16'10"	S26°47'24"W	33.56
C60	365.00	88.29	44.36	13°51'35"	S17°13'32"W	88.08
C61	335.00	30.81	15.42	5°16'10"	S26°47'24"W	30.80
C62	215.00	50.24	25.23	13°23'15"	N16°59'22"E	50.12
C63	265.00	94.42	47.71	20°24'50"	S18°13'21"W	93.92
C64	265.00	30.68	15.36	6°37'59"	S31°44'46"W	30.66
C65	265.00	125.10	63.74	27°02'50"	S21°32'21"W	123.94
C66	85.00	49.28	25.35	33°12'54"	N18°27'19"E	48.59
C67	215.00	19.93	9.97	5°18'37"	S03°21'37"W	19.92
C68	237.00	25.54	12.78	6°10'28"	N58°36'04"W	25.53
C69	245.00	16.12	8.06	3°46'08"	N54°37'47"W	16.11

LEGEND

- ⊕ FOUND ALUMINUM CAP MONUMENT
- ⊕ FOUND BRASS CAP MONUMENT
- ⊙ FOUND 5/8" IRON PIN
- ⊙ SET 5/8" X 24" REBAR MKD LS 8577
- ⊙ SET 1/2" X 24" REBAR MKD LS 8577
- ⊙ ANGLE POINT - NOTHING SET
- ⊙ COMMON OPEN SPACE PARCEL



SCALE: 1" = 80'

SECESH ENGINEERING, INC.
McCall, Idaho

Instrument # 463083

VALLEY COUNTY, CASCADE, IDAHO

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DOUGLAS A. MILLER

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Index to PLAT

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Book 14 Page 1 of Plats

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CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED ARE THE OWNERS OF THE PROPERTY HEREINAFTER DESCRIBED:

A parcel of land situated in the SW 1/4 of Section 6, T.17N., R.4E., B.M., more particularly described as follows:

COMMENCING at the south 1/4 corner of said Section 6 as shown on the plat of Jug Mountain Ranch Planned Unit Development Phase 3A, filed in Book 13 Page 52 of Plats, as Instrument No. 416129, Records of Valley County, Idaho; thence, along the south line of said Section 6,

A.) N.89°30'25"W., 275.95 feet to the POINT OF BEGINNING; thence, continuing along said section line,

1.) N.89°30'25"W., 1378.72 feet to a point on the boundary of Jug Mountain Ranch Phase 3A; thence, along the boundary of said Phase 3A,

2.) N.0°30'55"E., 137.40 feet; thence,

3.) N.42°07'48"E., 120.75 feet; thence,

4.) N.25°10'10"E., 126.76 feet; thence,

5.) N.18°40'24"E., 104.28 feet; thence,

6.) N.23°50'11"E., 99.06 feet; thence,

7.) N.61°04'22"E., 52.14 feet; thence,

8.) N.82°53'23"E., 60.26 feet; thence,

9.) S.81°00'29"E., 62.81 feet; thence,

10.) S.53°06'30"E., 42.80 feet; thence,

11.) N.56°08'51"E., 162.93 feet; thence,

12.) along a curve to the right having a radius of 135.00 feet, an arc length of 53.96 feet, through a central angle of 22°54'11", and a chord bearing and distance of N.37°33'57"W., 53.61 feet; thence,

13.) along a curve to the left having a radius of 35.00 feet, an arc length of 25.87 feet, through a central angle of 42°20'57", and a chord bearing and distance of N.47°17'19"W., 25.28 feet; thence,

14.) N.21°32'12"E., 70.00 feet; thence,

15.) along a curve to the right having a radius of 85.00 feet, an arc length of 92.19 feet, through a central angle of 62°08'30", and a chord bearing and distance of N.37°23'33"W., 87.74 feet; thence, tangent from said curve,

16.) N.67°18'18"W., 57.96 feet to the beginning of a tangent curve; thence,

17.) along said curve to the right having a radius of 165.00 feet, an arc length of 50.26 feet, through a central angle of 172°7'12", and a chord bearing and distance of N.22°41'18"E., 50.07 feet; thence, tangent from said curve,

18.) N.11°07'54"E., 71.79 feet to the beginning of a tangent curve; thence,

19.) along said curve to the left having a radius of 155.00 feet, an arc length of 133.22 feet, through a central angle of 49°14'40", and a chord bearing and distance of N.13°29'26"W., 128.18 feet; thence, departing said subdivision boundary,

20.) N.83°19'26"E., 949.21 feet; thence,

21.) S.0°31'18"W., 1239.38 feet to the POINT OF BEGINNING.

CONTAINING 29.37 Acres, more or less.

The undersigned does hereby include said land in this Final Plat. All roads and road rights of way, and all Utility Easements and all Open Space Lots which are depicted on this Final Plat, are hereby dedicated for the use and enjoyment of the members of the Jug Mountain Ranch Association, together with their guests, invitees, and assigns, subject to the terms, conditions and reserved Declarant rights which are contained in the General Declaration for Jug Mountain Ranch and the Supplemental Declaration for Jug Mountain Ranch Phase 3B.

The land within this plat is not within an irrigation district as defined in Idaho Code 31-3805, and the requirements of I.C. 31-3805 are not applicable.

JUG MOUNTAIN RANCH LLC,
An Idaho limited liability company

By: David Carey
David Carey, Manager

APPROVAL OF THE BOARD OF VALLEY COUNTY COMMISSIONERS

ACCEPTED AND APPROVED THIS _____ DAY OF _____, 2024, BY THE BOARD OF COUNTY COMMISSIONERS OF VALLEY COUNTY, IDAHO.

CHAIRMAN

APPROVAL OF THE VALLEY COUNTY PLANNING AND ZONING COMMISSION

ACCEPTED AND APPROVED THIS 19th DAY OF October, 2023, BY THE VALLEY COUNTY PLANNING AND ZONING COMMISSION.

CHAIRMAN

ACKNOWLEDGMENT

STATE OF IDAHO,

COUNTY OF Valley } ss.

On this 4th day of April, 2024, before me, Heather Potts a Notary Public in and for said State, personally appeared DAVID CAREY, known or identified to me to be the Manager of JUG MOUNTAIN RANCH LLC, the company that executed the instrument or the person who executed this instrument on behalf of said limited liability company, and acknowledged to me that such company executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the day and year last written above.



Potts
NOTARY PUBLIC FOR IDAHO

Residing at: McCall, Idaho

My Commission Expires: 4/23/2027

CERTIFICATE OF COUNTY SURVEYOR

I, GORGE BOWERS, REGISTERED PROFESSIONAL LAND SURVEYOR FOR VALLEY COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT AND THAT IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.



G. Bowers 5-13-24
VALLEY COUNTY SURVEYOR

CERTIFICATE OF SURVEYOR

I, RALPH MILLER, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, AND THAT THIS PLAT AS DESCRIBED IN THE "CERTIFICATE OF OWNERS" WAS DRAWN FROM THE FIELD NOTES OF A 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.

RALPH MILLER
IDAHO NO. 8577



CERTIFICATE OF COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF VALLEY, STATE OF IDAHO, PER THE REQUIREMENTS OF I.C. 50-130B, DO 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 5/13/24

Johnnie Poff
COUNTY TREASURER

RP 17N04E066455
RP 17N04E066006

SECESH ENGINEERING, INC.

McCall, Idaho