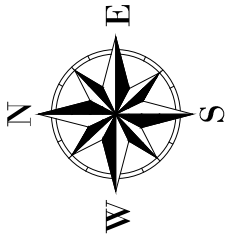
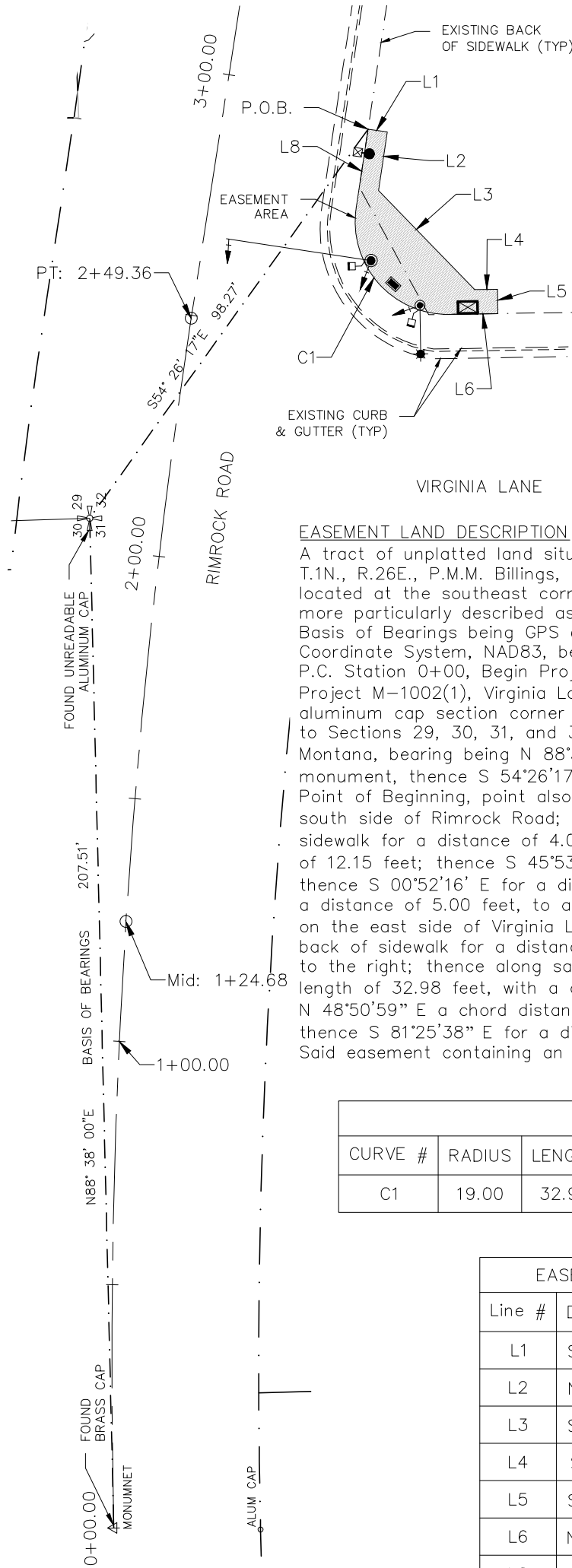


EXHIBIT "A"

A TRACT OF UNPLATTED LAND SITUATED IN THE NW 1/4 OF SECTION 32,
 T.1N., R.26E., P.M.M. BILLINGS, YELLOWSTONE COUNTY, MONTANA
 GENERALLY LOCATED AT THE SOUTHEAST CORNER
 OF RIMROCK ROAD AND VIRGINIA LANE



EASEMENT LAND DESCRIPTION

A tract of unplatted land situated in the NW 1/4 of Section 32, T.1N., R.26E., P.M.M. Billings, Yellowstone County, Montana, generally located at the southeast corner of Rimrock Road and Virginia Lane, more particularly described as follows:
 Basis of Bearings being GPS observation based on the Montana State Plane Coordinate System, NAD83, between a found brass cap monument being the P.C. Station 0+00, Begin Project of Montana Department of Highway Project M-1002(1), Virginia Lane to North 27TH Street and a found aluminum cap section corner monument of the Section Corner common to Sections 29, 30, 31, and 32, T.1N., R.26E., P.M.M., Yellowstone County, Montana, bearing being N 88°38'00" E; commencing from said Section Corner monument, thence S 54°26'17" E for a distance of 98.27 feet to the True Point of Beginning, point also being on the back of existing sidewalk on the south side of Rimrock Road; thence S 08°34'22" W and leaving said back of sidewalk for a distance of 4.00 feet; thence N 81°25'38" W for a distance of 12.15 feet; thence S 45°53'06" W for a distance of 28.35 feet; thence S 00°52'16" E for a distance of 4.71 feet; thence S 89°07'35" W for a distance of 5.00 feet, to a point on the back of the existing sidewalk on the east side of Virginia Lane; thence N 00°52'25" W and along said back of sidewalk for a distance of 10.04 feet to the beginning of a curve to the right; thence along said curve with a radius of 19.00 feet, an arc length of 32.98 feet, with a delta angle of 99° 26' 47", (chord bearing N 48°50'59" E a chord distance of 28.99 feet); thence S 81°25'38" E for a distance of 16.41 feet to the Point of Beginning. Said easement containing an area of 417 square feet more or less.

EASEMENT CURVE TABLE					
CURVE #	RADIUS	LENGTH	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	19.00	32.98	99°26'47"	N48°50'59"E	28.99

EASEMENT LINE TABLE		
Line #	DIRECTION	LENGTH
L1	S08° 34' 22"W	4.00
L2	N81° 25' 38"W	12.15
L3	S45° 53' 06"W	28.35
L4	S00° 52' 16"E	4.71
L5	S89° 07' 35"W	5.00
L6	N00° 52' 25"W	10.04
L8	S81° 25' 38"E	16.41

CITY OF BILLINGS, MONTANA
 EASEMENT EXHIBIT
 CITY W.O. 21-16