DRAWING NUMBER

44-74

LEGAL METES AND BOUNDS DESCRIPTION OF TRACTS A, B, AND C PORT LIONS, ALASKA SUBDIVISION, FIRST ADDITION

Commencing at a Division of Lands Survey Monument designated Port Lions Townsite corner number 4, the point of beginning;
thence S27° 38' 55"W, a distance of 22.16 feet to Port Lions Townsite Survey Monument corner number 3;
thence S62° 21' 05"E, a distance of 60.00 feet to Port Lions Townsite Survey Monument corner number 2;
thence S80° 47' 31"E, a distance of 173.93 feet to the southeast corner, corner number , of Port Lions, Alaska Subdivision;
thence along the approximate mean high water line the following bearings and distances:
thence S18° 38' 00"W, a distance of 240.00 feet;
thence N71° 22' 00"W, a distance of 30.00 feet;
thence N04° 08' 00"E, a distance of 220.00 feet;
thence N79° 52' 00"W, a distance of 20.00 feet;
thence S11° 48' 00"W, a distance of 170.00 feet;
thence N75° 32' 00"W, a distance of 210.00 feet;
thence S63° 18' 00"W, a distance of 50.00 feet;
thence N77° 32' 00"W, a distance of 90.00 feet;
thence S30° 47' 00"E, a distance of 70.00 feet;
thence N86° 13' 00"E, a distance of 110.00 feet;
thence S53° 02' 00"E, a distance of 115.00 feet;
thence S23° 17' 00"E, a distance of 90.00 feet;
thence S12° 47' 00"E, a distance of 65.00 feet;
thence S04° 28' 00"E, a distance of 77.89 feet;
thence West, a distance of 264.14 feet to the southeast corner of Tract "C" and the southwest corner of Tract "B";
thence West, a distance of 897.00 feet to the southwest corner of Tract "C";
thence North, a distance of 250.00 feet to the northwest corner of Tract "C" and the southwest corner of Tract "A";
thence North, a distance of 431.35 feet to Port Lions Townsite Survey Monument and corner number 8 of Port Lions, Alaska Subdivision, also southwest corner of Lot 1, Block 12, also point of curvature;
thence through a curve to the left having an interior angle of 47° 30' 00", a radius of 825.16 feet, for an arc distance of 684.08 feet to the point of tangency;
thence N81° 51' 30"E, a distance of 92.69 feet to the southeast corner of Lot 6, Block 12, Port Lions, Alaska Subdivision;
thence N81° 43' 13"E, a distance of 60.00 feet across Ken Street to the southwest corner of Lot 1, Block 11, Port Lions, Alaska Subdivision;
thence N81° 43' 13"E, a distance of 288.92 feet to Port Lions Townsite Survey Monument number 5;
thence S62° 19' 15"E, a distance of 75.69 feet to Port Lions Townsite corner number 4, the point of beginning;
thereby containing 14.62 acres, more or less.

LEGAL METES AND BOUNDS DESCRIPTION OF A PORTION OF BLOCK 13 AND BLOCKS 16, 18, AND SCHOOL RESERVE OF PORT LIONS, ALASKA SUBDIVISION, FIRST ADDITION

Commencing at corner number 11 of the Port Lions, Alaska Subdivision, the point of beginning;
thence S50° 51' 45"W, a distance of 260.00 feet along the southwest right-of-way line of Spruce Drive;
thence S39° 08' 15"E, a distance of 160.04 feet to a point of curvature;
thence along a curve to the right having an interior angle of 42° 31' 00", a radius of 1,185.68 feet, through an arc length of 879.50 feet to a point of tangency;
thence S81° 38' 15"E, a distance of 310.00 feet to a point of curvature;
thence along a curve to the left having an interior angle of 90° 00' 00", a radius of 20.00 feet, through an arc length of 31.42 feet to a point of tangency;
thence N08° 21' 45"W, a distance of 178.70 feet, along the westerly right-of-way of Rainbow Street;
thence N81° 38' 15"E, a distance of 60.00 feet, across Rainbow Street to the northwest corner Block 16, Port Lions, Alaska Subdivision, First Addition;
thence N72° 08' 25"E, a distance of 1,316.90 feet to the northeast corner of Lot 14 and northwest corner of Lot 15, Block 16 of said subdivision;
thence N16° 32' 20"E, a distance of 45.00 feet to the northeast corner of Block 16 of said subdivision,
thence S55° 53' 13"E, a distance of 259.54 feet, along the northeast property line of Lot 15, Block 16 of said subdivision, to the midpoint of a curve to the left having an interior angle of 35° 08' 55", a radius of 315.72 feet and arc length of 193.62 feet;
thence along said curve 96.84 feet to a point of tangency;
thence N16° 32' 20"E, a distance of 120.00 feet along the northwest right-of-way of Airport Road;
thence S73° 27' 40"E, a distance of 50.00 feet across Airport Road to intersect with the southeast right-of-way of Airport Road;
thence S16° 32' 20"W, a distance of 132.38 feet along the southeast right-of-way of Airport Road to a point of curvature;
thence along a curve to the left having an interior angle of 126° 31' 17", a radius of 20.00 feet, through an arc length of 44.16 feet to a point of tangency;
thence N70° 01' 03"E, a distance of 413.00 feet, along the northerly right-of-way of Marine Loop;
thence S34° 34' 20"E, a distance of 31.00 feet to the intersection point of centerlines of Marine Loop and Marine Street;
thence S49° 09' 42"E, a distance of 30.00 feet to the southeast right-of-way of Marine Street and the northeast corner of Block 18 of said subdivision;
thence S49° 09' 42"E, a distance of 166.16 feet to the southeast corner of Block 18 of said subdivision, also the Mean High Water (M.H.W.) line of Settler Cove;
thence the following bearings and distances along the approximate M.H.W. line;
thence S22° 04' 39"W, a distance of 132.02 feet;
thence S38° 28' 55"W, a distance of 125.11 feet;
thence S43° 45' 34"W, a distance of 125.16 feet;
thence S29° 12' 09"W, a distance of 127.62 feet;
thence S27° 45' 20"W, a distance of 128.33 feet;
thence S32° 16' 36"W, a distance of 126.40 feet;
thence S30° 21' 16"W, a distance of 126.75 feet;
thence S65° 34' 43"W, a distance of 137.64 feet;
thence S36° 30' 57"W, a distance of 125.35 feet;
thence S64° 29' 02"W, a distance of 124.71 feet;
thence S49° 35' 31"W, a distance of 119.80 feet;
thence S42° 52' 59"W, a distance of 120.90 feet to the southwest corner of Block 18 of said subdivision, also the M.H.W. line of Settler Cove;
thence N62° 20' 40"W, a distance of 98.49 feet to the northwest corner of Block 18 of said subdivision, also Port Lions, Alaska Subdivision corner number 20;
thence N62° 20' 40"W, a distance of 60.00 feet across Marine Street to the southwest corner of the School Reserve, also the northwesterly right-of-way of Marine Street;
thence N62° 20' 40"W, a distance of 164.61 feet to Port Lions, Alaska Subdivision corner number 19;
thence N27° 43' 53"E, a distance of 15.00 feet to a point of curvature, also Port Lions, Alaska Subdivision corner number 18;
thence along a curve to the left having an interior angle of 36° 00' 00", a radius of 1,433.55 feet, through an arc length of 900.73 feet to a point of tangency, also Port Lions, Alaska Subdivision corner number 14;
thence S81° 38' 15"W, a distance of 330.00 feet to a point of curvature, also the southwest corner of Lot 12, Block 13 of said subdivision;
thence along a curve to the left having an interior angle of 42° 30' 00", a radius of 925.68 feet, through an arc length of 686.64 feet to a point of tangency, also the southwest corner of Lot 18, Block 13 of said subdivision;
thence S39° 08' 15"W, a distance of 160.04 feet to the point of beginning;
thereby containing 43.39 acres, more or less.

Total area surveyed including roads, 78.01 acres more or less.

OWNERSHIP CERTIFICATE

I, the undersigned, hereby certify that I am the Director, Alaska Division of Lands, and that the State of Alaska is the owner of Port Lions, Alaska Subdivision, First Addition, located at Port Lions, Alaska. I hereby approve this plat showing such easement for public utilities and roadways dedicated by the State of Alaska for public use.

12/21/67 — Date

A. Carl Plaunde — acting Director of Lands

THIS IS TO CERTIFY, that before me, the undersigned, a Notary Public in and for the State of Alaska, duly commissioned and sworn as such, personally appeared the within named A. Carl Plaunde known to me and to me known to be the identical individual named in and who executed the foregoing instrument and who acknowledged to me that he signed and sealed the same as his free and voluntary act and deed and for the uses and purposes therein mentioned and set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 21st day of December 1967, 1967.

Betty Mahaffey — NOTARY PUBLIC FOR ALASKA

My commission expires Dec. 14, 1969

BETTY MAHAFFEY NOTARY PUBLIC STATE OF ALASKA

KODIAK ISLAND BOROUGH PLANNING AND ZONING COMMISSION

Received December 21, 1967

Approved December 27, 1967

John A Waller — CHAIRMAN

KODIAK ISLAND BOROUGH ASSEMBLY

This is to certify that the within plat was duly submitted to and approved by the Kodiak Island Borough Assembly, by resolution number 68-1-R duly authenticated as passed this 4th day of January, 1968

E.S. Best — BOROUGH CHAIRMAN

Douglas Preston — BOROUGH CLERK

NOTES

1. The Natural meanders of the line of M.H.W. forms the seaward bounds of this survey adjoining Settler Cove. The corner monuments as established are witness corners with the true corners being on the extensions of the side lines and the above said meanders.
2. All bearings are true, based on mean Δα correction for midpoint of line between triangulation point Port Lions and USC&GS Triangulation Station "BAD 2".
3. All coordinates are State Plane Grid coordinates, based on USC&GS Triangulation Station "BAD 2". (Zone 5)
4. All bearings and distances in parenthesis, (N81° 39' 08"E 290.00'), were taken from Port Lions, Alaska Subdivision plat.
5. Witness post, 2" x 4" x 4', painted white, marked "WITNESS POST" with lot and block number, set by all primary monuments. Guard stake, 2" x 2" x 3', painted white, marked "WITNESS POST" with lot and block number, set by all secondary monuments.

TYPICAL MONUMENT MARKINGS

PLT 1st ADD / BK 16 / 6 7 / ROW PI / 1641-S / 1967 — Primary Monuments (Brass Cap)

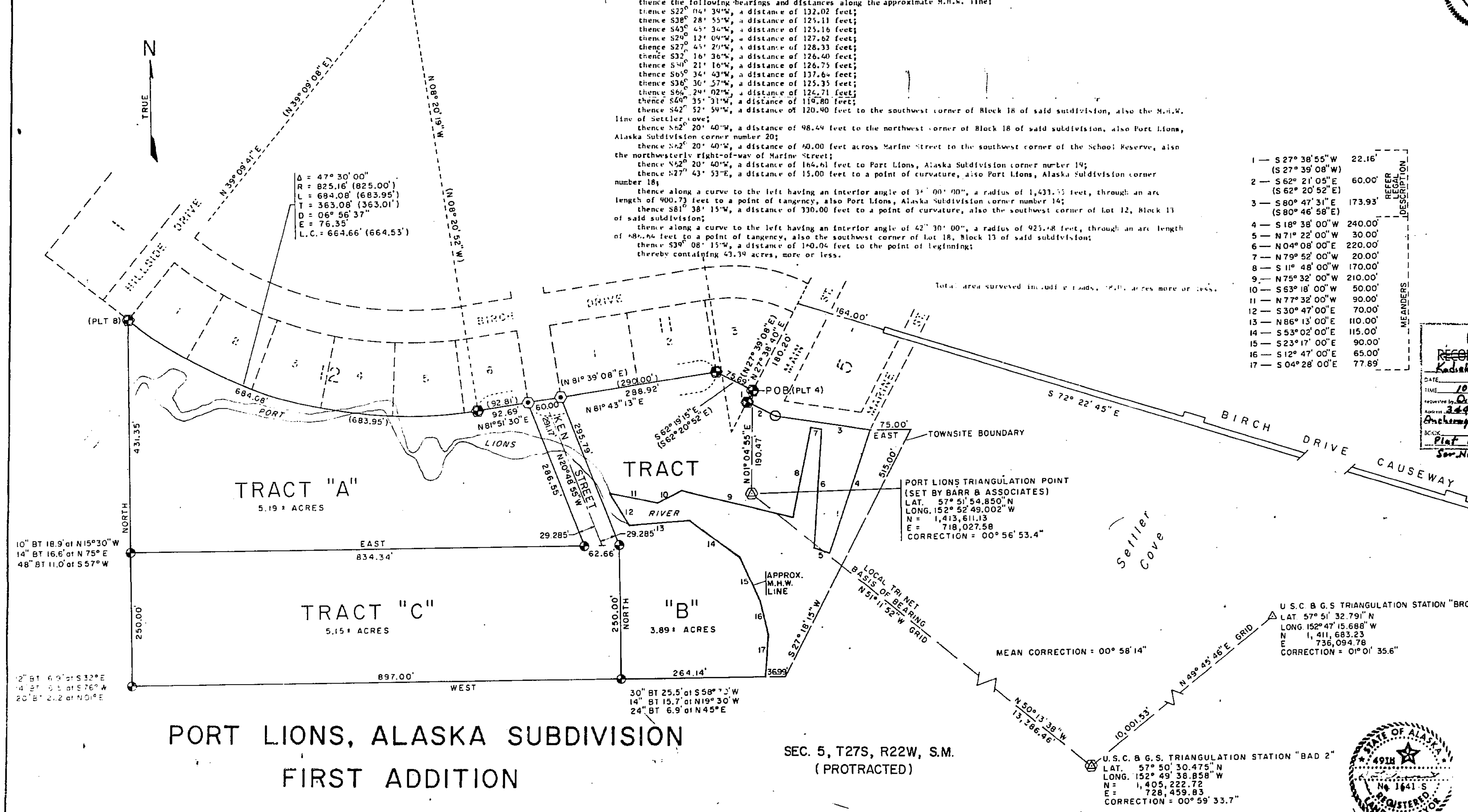
BK 16 / 7 8 / ROW — Secondary Monuments (Aluminum Cap)

PLT 1st ADD / BT NO. 1 / ADL-SUR-COR — Typical Bearing Tree (BT) Tag 2" x 3". Distance and bearing shown to tree. All BTs are spruce unless otherwise noted.

LEGEND

- ADL primary brass cap monuments set this survey
- ADL primary brass cap monuments recovered this survey
- Secondary 5/8" steel with aluminum cap monuments set this survey
- Secondary 5/8" steel with aluminum cap monuments recovered this survey
- Triangulation Station
- 2" Brass Cap Monument set this Survey

1 — S 27° 38' 55"W (S 27° 39' 08"W)	22.16'	REFER LEGAL DESCRIPTION	
2 — S 62° 21' 05"E (S 62° 20' 52"E)	60.00'		
3 — S 80° 47' 31"E (S 80° 46' 58"E)	173.93'		
4 — S 18° 38' 00"W	240.00'	MEANDERS	
5 — N 71° 22' 00"W	30.00'		
6 — N 04° 08' 00"E	220.00'		
7 — N 79° 52' 00"W	20.00'		
8 — S 11° 48' 00"W	170.00'		
9 — N 75° 32' 00"W	210.00'		
10 — S 63° 18' 00"W	50.00'		
11 — N 77° 32' 00"W	90.00'		
12 — S 30° 47' 00"E	70.00'		
13 — N 86° 13' 00"E	110.00'		
14 — S 53° 02' 00"E	115.00'		
15 — S 23° 17' 00"E	90.00'		
16 — S 12° 47' 00"E	65.00'		
17 — S 04° 28' 00"E	77.89'		



PORT LIONS, ALASKA SUBDIVISION
FIRST ADDITION

SEC. 5, T27S, R22W, S.M.
(PROTRACTED)

COPY
~~RECORDED~~-FILED
Kodiak REC. DIST
DATE 1/19/ 1968
TIME 10:00 A.M.
Requested by Division of Lands
Address 344-6th Ave
Anchorage, Alaska
BOOK Plat 68-1 PAGE
Ser. No. 68-94

SELECTION INFORMATION

Selection - G. S. 995
Date of Selection: 12/26/61
Date of Tentative Approval: 8/26/66

SURVEYOR'S CERTIFICATE

I hereby certify that I am registered to practice land surveying in Alaska and that this plat represents a survey made by me or under my direct supervision, and the monuments shown hereon actually exist as located, and that all dimensional and other details are correct.

Dated: October 16, 1967

Registration No. 1641-S

STATE OF ALASKA 49TH No. 1641-S REGISTERED LAND SURVEYOR

PLAT PREPARED Oct. 12, 1967
FIELD BOOK No.

DATE OF SURVEY	NAME OF SURVEYOR
Beginning: July 6, 1967 Ending: Sept. 27, 1967	BARR AND ASSOCIATES Consulting Engineers Kodiak, Alaska

STATE OF ALASKA
DEPARTMENT OF NATURAL RESOURCES
DIVISION OF LANDS
ANCHORAGE, ALASKA

FIRST ADDITION
PORT LIONS ALASKA SUBDIVISION

DRWN BY:	APPROVAL RECOMMENDED:
E. M. T.	Chief Cadastral Engineer
DATE APPROVED: 12/21/67	APPROVED: A. Carl Plaunde, Acting Director of Lands
SCALE: 1"= 100'	CHECKED:	FILE NO: 44-74

SHT 2 OF 3

MICROFILMED ADL 67101272 MAR 25 1970