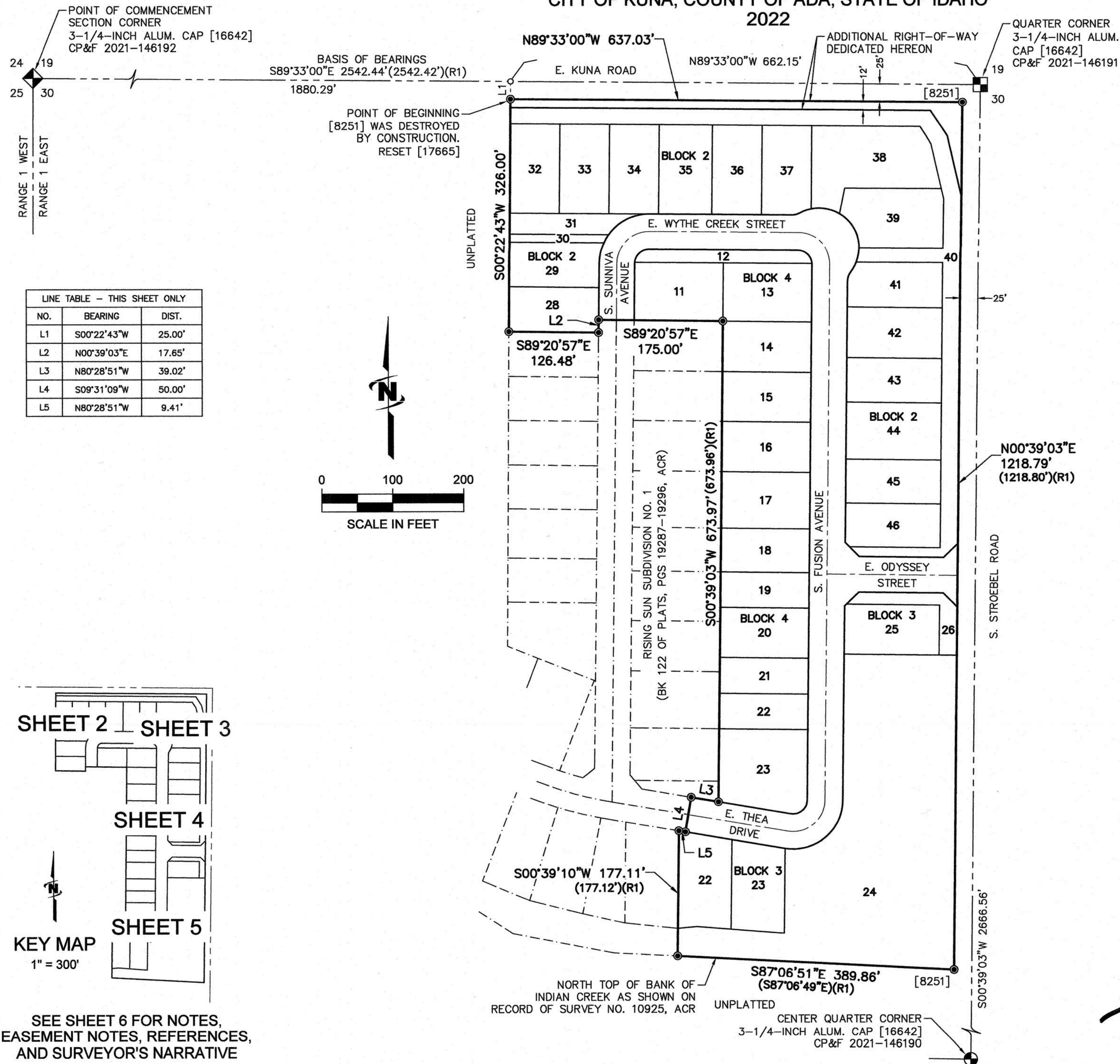


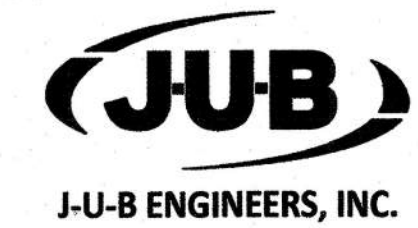
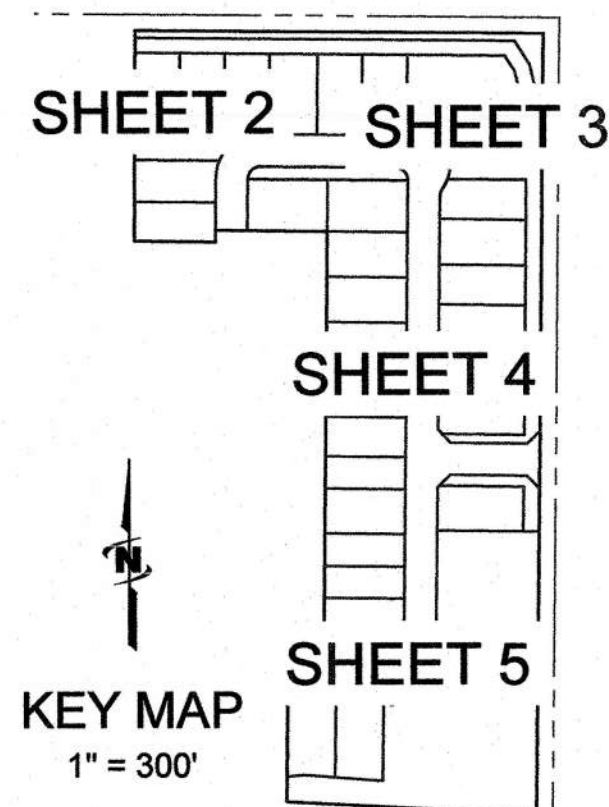
PLAT OF
RISING SUN SUBDIVISION NO. 2
 SITUATE IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 30,
 TOWNSHIP 2 NORTH, RANGE 1 EAST, BOISE MERIDIAN
 CITY OF KUNA, COUNTY OF ADA, STATE OF IDAHO
 2022



LINE TABLE - THIS SHEET ONLY

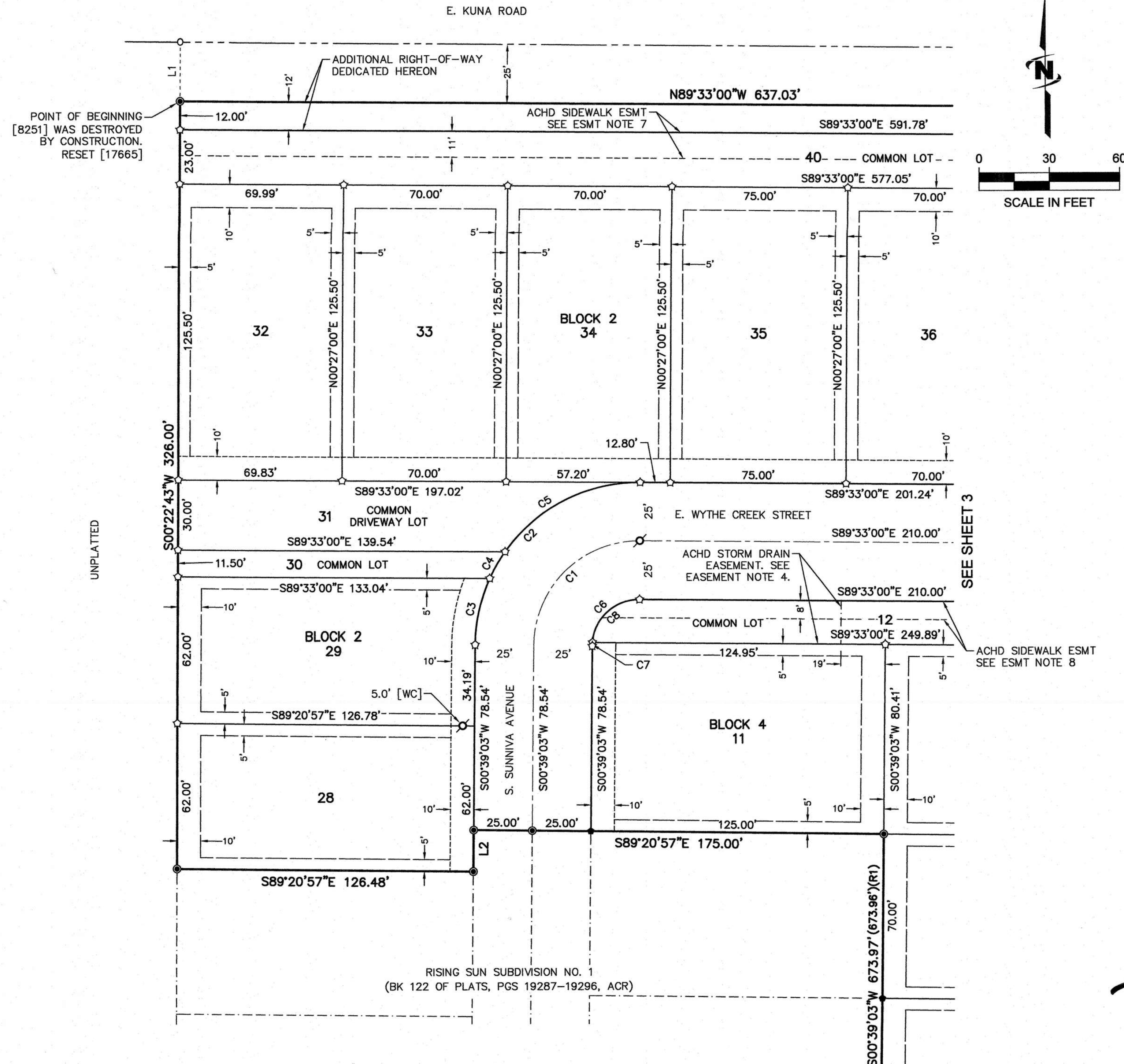
NO.	BEARING	DIST.
L1	S00°22'43"W	25.00'
L2	N00°39'03"E	17.65'
L3	N80°28'51"W	39.02'
L4	S09°31'09"W	50.00'
L5	N80°28'51"W	9.41'

- LEGEND**
- SUBDIVISION BOUNDARY LINE
 - LOT LINE
 - RIGHT-OF-WAY LINE
 - SECTION LINE
 - CENTER LINE
 - ADJACENT PROPERTY LINE
 - TIE LINE
 - UTILITY EASEMENT LINE
 - CITY OF KUNA IRRIGATION EASEMENT LINE
 - ACHD STORM DRAIN EASEMENT LINE
 - INDIAN CREEK (SOUTH SIDE CANAL) EASEMENT LINE
 - PERMANENT ACHD SIDEWALK EASEMENT LINE
 - CITY OF KUNA SEWER EASEMENT LINE
- SECTION CORNER
 - QUARTER SECTION CORNER
 - CENTER QUARTER CORNER
 - SET 1/2-INCH x 24-INCH REBAR WITH PLASTIC CAP MARKED "JUB PLS 17665"
 - SET 5/8-INCH x 24-INCH REBAR WITH PLASTIC CAP MARKED "JUB PLS 17665"
 - SET 1-3/16-INCH BRASS PLUG IN CONCRETE MARKED "JUB PLS 17665"
 - SET 1/2-INCH x 24-INCH REBAR WITH PLASTIC CAP MARKED "JUB ESMNT PLS 17665"
 - FOUND 1/2-INCH REBAR W/ PLASTIC CAP MARKED "JUB PLS 16642" OR AS NOTED
 - FOUND 5/8-INCH REBAR W/ PLASTIC CAP MARKED "JUB PLS 16642" OR AS NOTED
 - DIMENSION POINT - NOT SET OR FOUND
 - CURVE COURSE NUMBER (TYPICAL)
 - LINE COURSE NUMBER (TYPICAL)
 - LOT NUMBER (TYPICAL)
 - PLS NUMBER FOUND ON MONUMENT
 - ADA COUNTY RECORDS
 - OFFICIAL RECORDS OF ADA COUNTY
 - OVERALL DIMENSION
 - RECORD DIMENSION PER RISING SUN SUBDIVISION NO. 1 (BK 122 OF PLATS, PGS 192887-19296, ACR)



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PLAT OF
RIISING SUN SUBDIVISION NO. 2

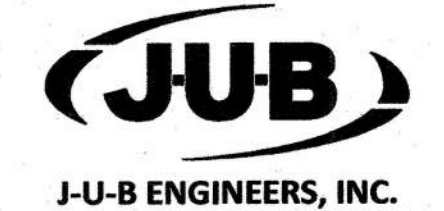
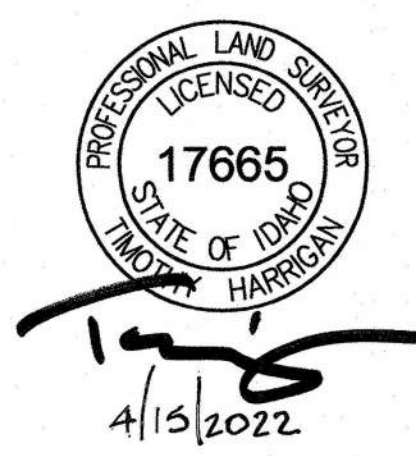


CURVE TABLE - THIS SHEET ONLY

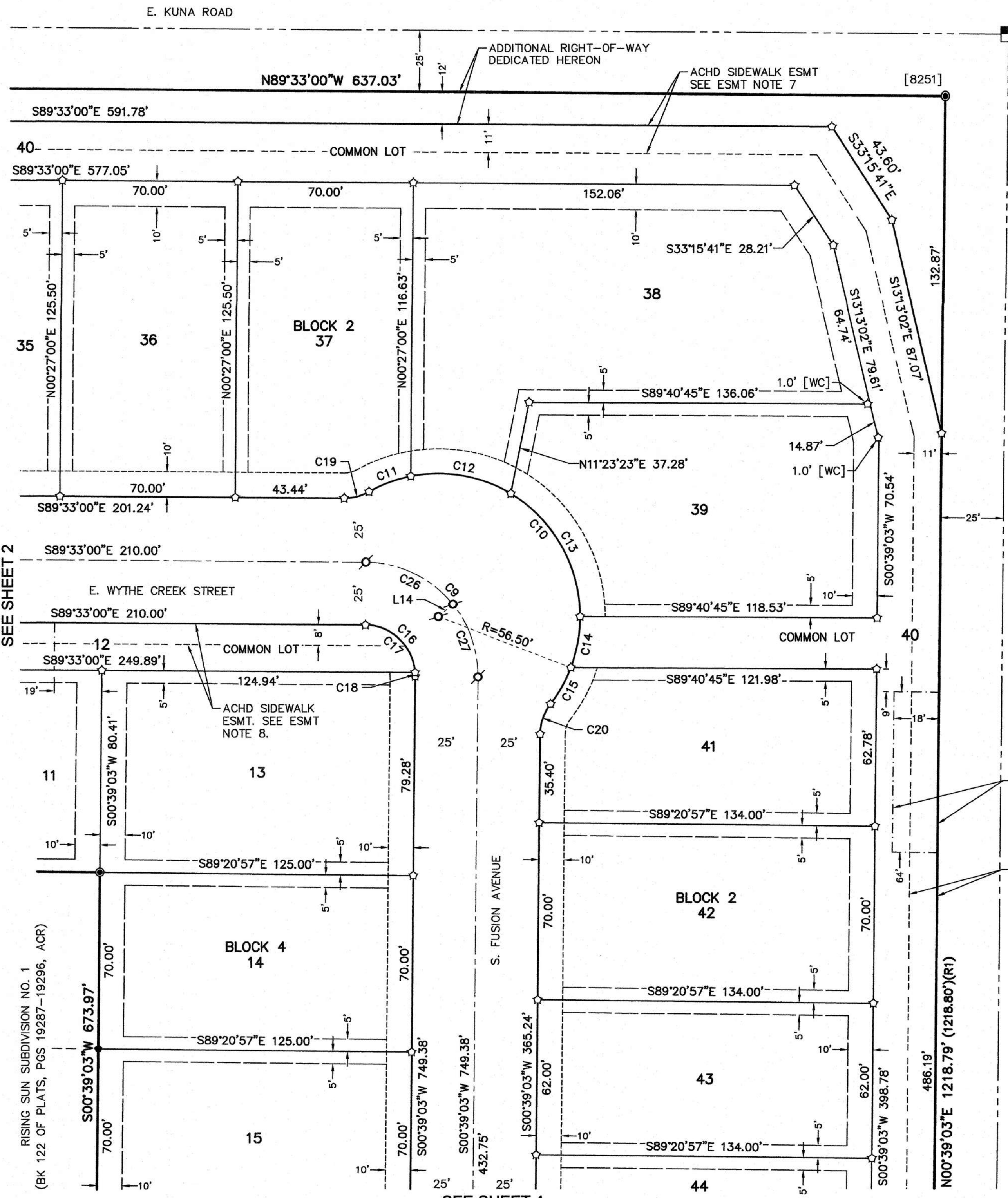
NO.	RADIUS	DELTA	LENGTH	CH. BEARING	CH. DIST.
C1	45.00'	89°47'57"	70.53'	S45°33'01"W	63.53'
C2	70.00'	89°47'57"	109.71'	S45°33'01"W	98.82'
C3	70.00'	23°49'29"	29.11'	S12°33'47"W	28.90'
C4	70.00'	10°49'28"	13.22'	S29°53'16"W	13.20'
C5	70.00'	55°09'00"	67.38'	S62°52'30"W	64.81'
C6	20.00'	89°47'57"	31.35'	S45°33'01"W	28.23'
C7	20.00'	4°06'02"	1.43'	S02°42'04"W	1.43'
C8	20.00'	85°41'56"	29.91'	S47°36'02"W	27.20'

LINE TABLE - THIS SHEET ONLY

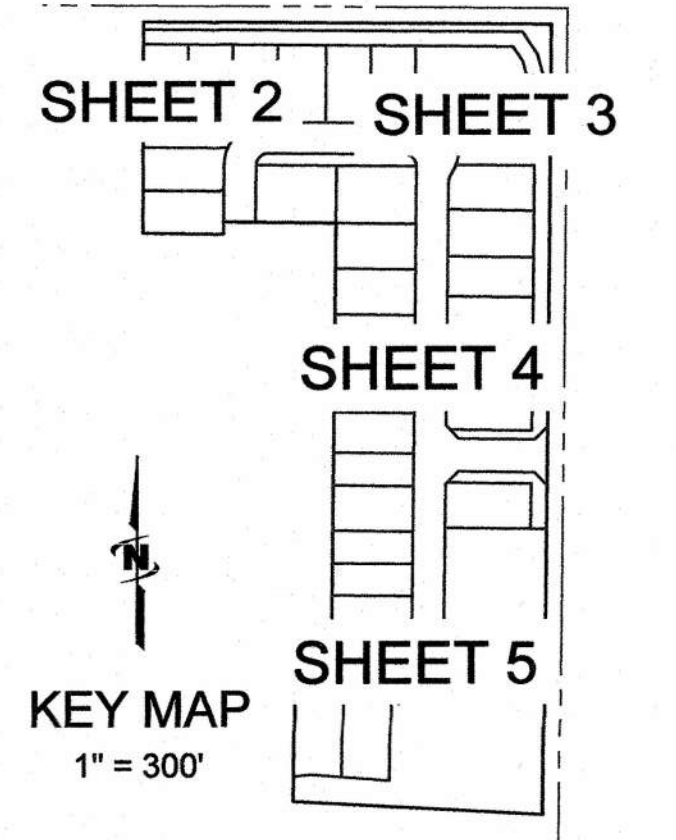
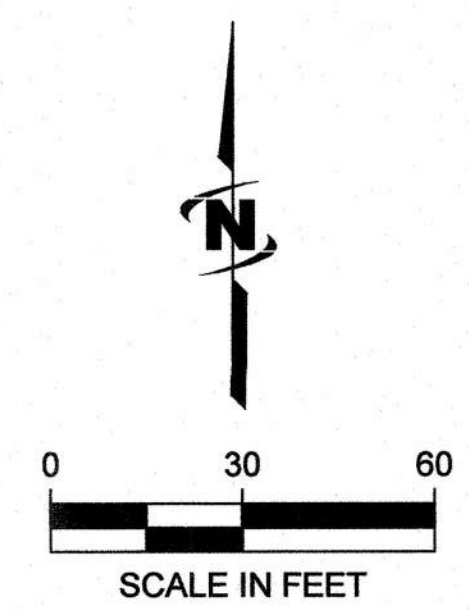
NO.	BEARING	DIST.
L1	S00°22'43"W	25.00'
L2	N00°39'03"E	17.65'



PLAT OF
RIISING SUN SUBDIVISION NO. 2



19
30
QUARTER CORNER
3-1/4-INCH ALUM.
CAP [16642]
CP&F 2021-146191



SEE SHEET 1 FOR LEGEND.
SEE SHEET 6 FOR NOTES,
EASEMENT NOTES, REFERENCES,
AND SURVEYOR'S NARRATIVE

LINE TABLE - THIS SHEET ONLY

NO.	BEARING	DIST.
L14	N49°16'55"E	7.63'

CURVE TABLE - THIS SHEET ONLY

NO.	RADIUS	DELTA	LENGTH	CH. BEARING	CH. DIST.
C9	45.00'	90°12'03"	70.84'	N44°26'59"W	63.75'
C10	56.50'	156°54'49"	154.73'	N40°43'05"W	110.71'
C11	56.50'	18°08'08"	17.88'	S69°53'34"W	17.81'
C12	56.50'	41°55'32"	41.34'	N80°04'36"W	40.43'
C13	56.50'	59°11'28"	58.37'	N29°31'07"W	55.81'
C14	56.50'	20°42'52"	20.43'	N10°26'03"E	20.32'
C15	56.50'	16°56'50"	16.71'	N29°15'54"E	16.65'
C16	20.00'	90°12'03"	31.49'	N44°26'59"W	28.33'
C17	20.00'	85°41'56"	29.91'	N46°42'02"W	27.20'
C18	20.00'	4°30'07"	1.57'	N01°36'01"W	1.57'
C19	20.00'	29°37'30"	10.34'	N75°38'15"E	10.23'
C20	20.00'	37°05'16"	12.95'	S19°11'41"W	12.72'
C26	45.00'	50°39'44"	39.79'	N64°13'08"W	38.51'
C27	45.00'	39°32'19"	31.05'	N19°07'07"W	30.44'

SEE SHEET 2

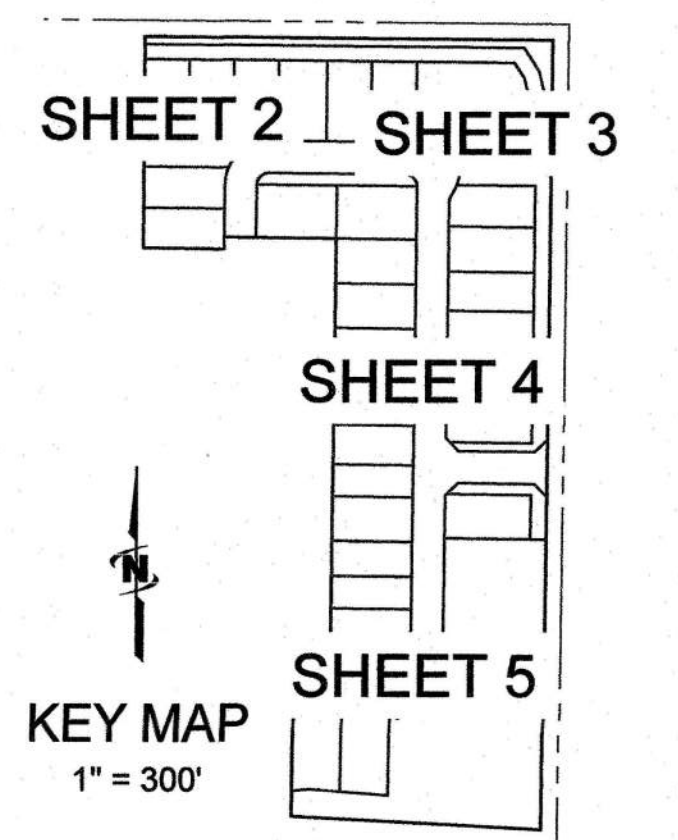
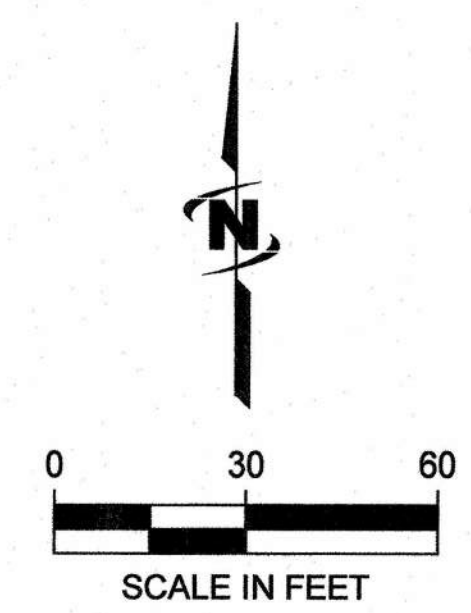
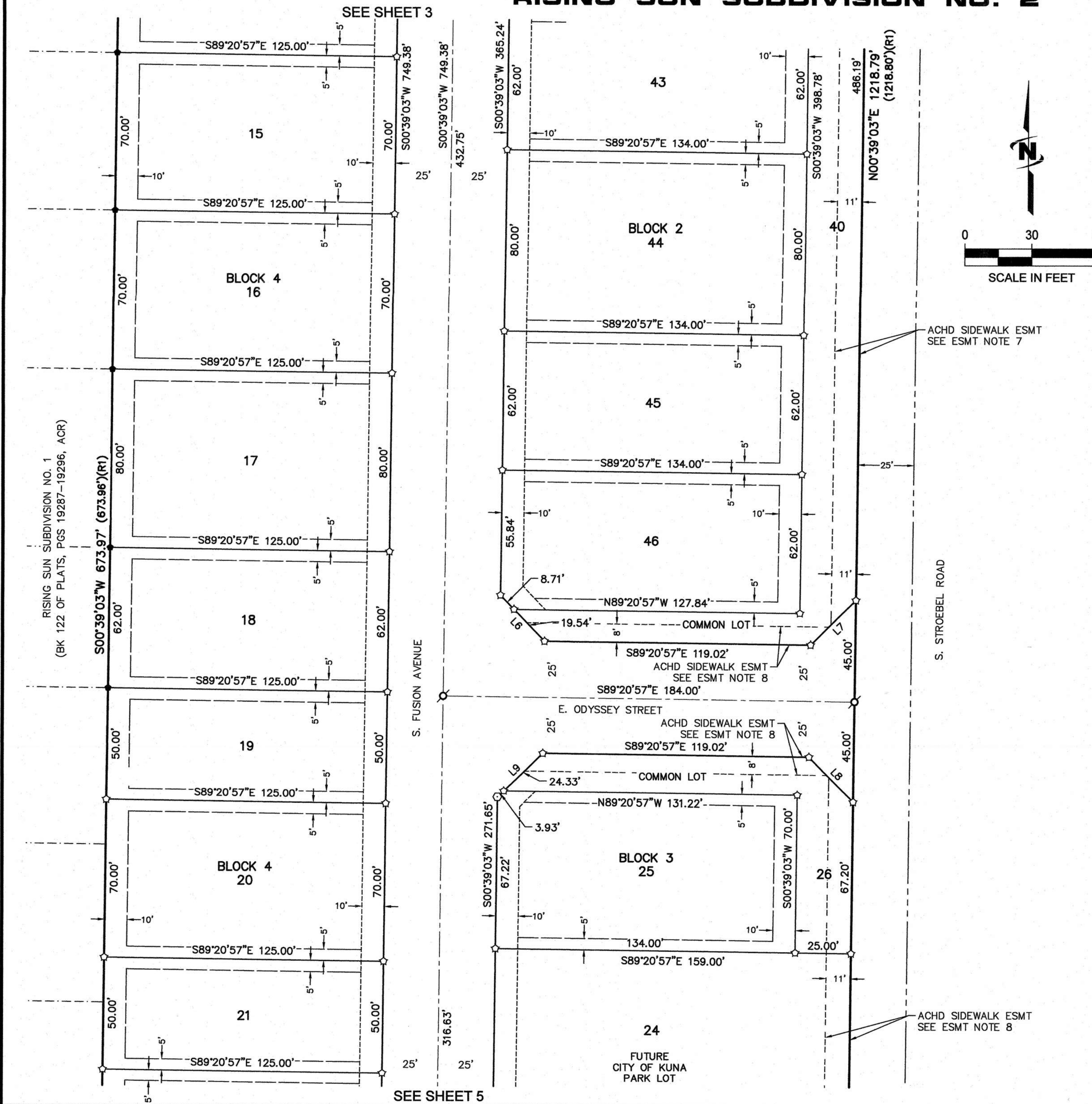
RIISING SUN SUBDIVISION NO. 1
(BK 122 OF PLATS, PGS 19287-19296, ACR)

SEE SHEET 4

PROFESSIONAL LAND SURVEYOR
LICENSED
17665
STATE OF IDAHO
TIMOTHY HARRIGAN
4/15/2022



PLAT OF
RIISING SUN SUBDIVISION NO. 2



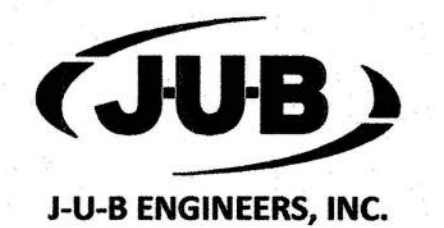
SEE SHEET 1 FOR LEGEND.
SEE SHEET 6 FOR NOTES,
EASEMENT NOTES, REFERENCES,
AND SURVEYOR'S NARRATIVE

LINE TABLE - THIS SHEET ONLY

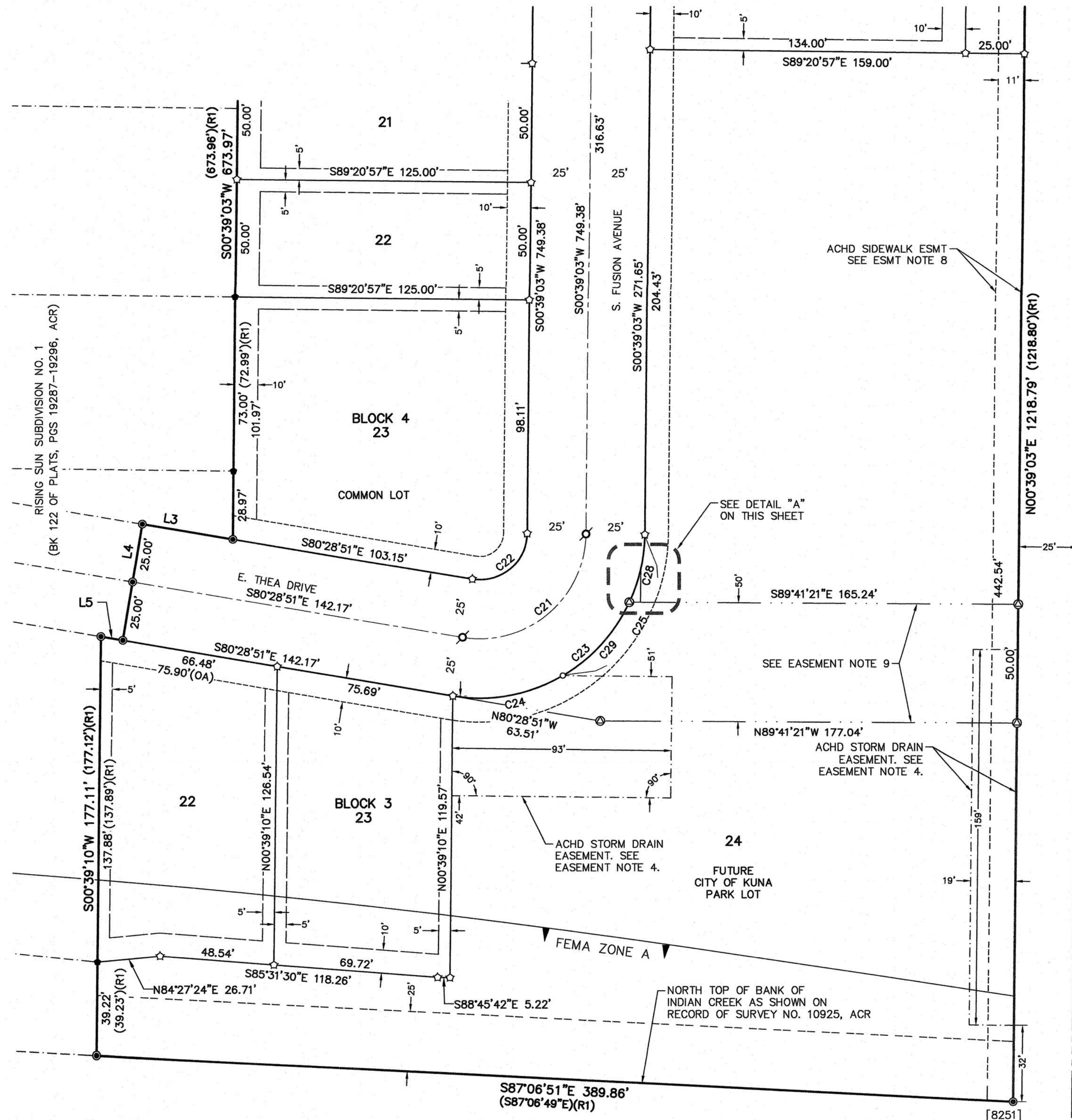
NO.	BEARING	DIST.
L6	S44°20'57"E	28.26'
L7	N45°39'02"E	28.28'
L8	S44°20'58"E	28.28'
L9	S45°39'03"W	28.26'

PROFESSIONAL LAND SURVEYOR
LICENSED
17665
STATE OF IDAHO
TIMOTHY HARRIGAN

[Signature]
4/15/2022

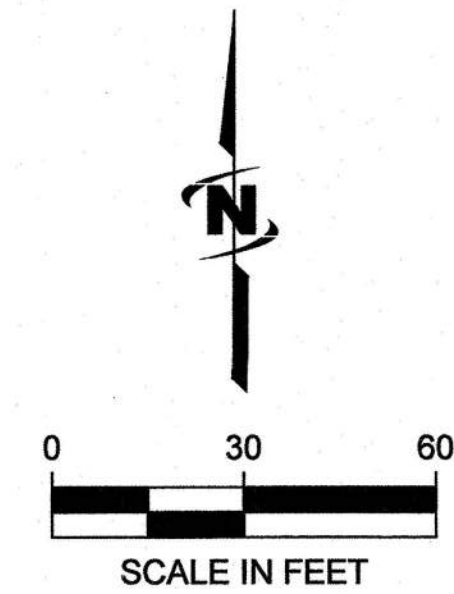
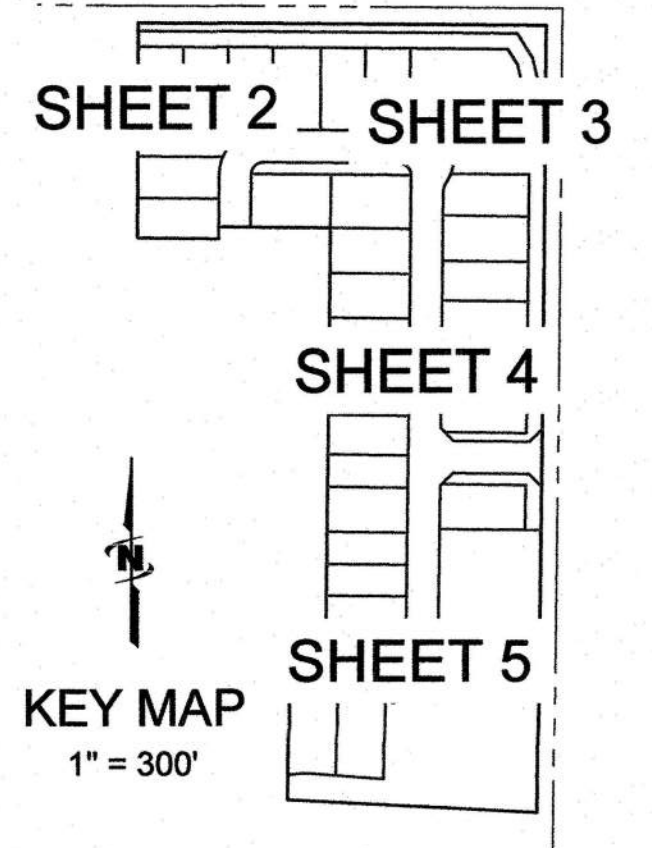


PLAT OF
RIISING SUN SUBDIVISION NO. 2



LINE TABLE - THIS SHEET ONLY

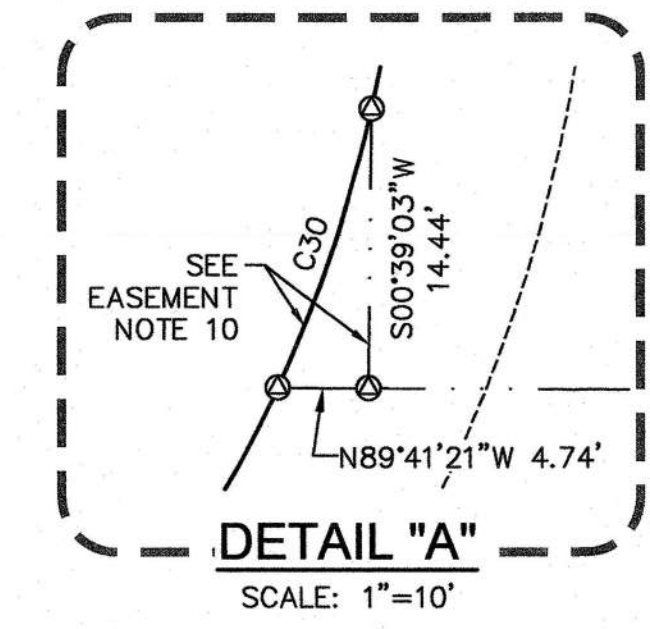
NO.	BEARING	DIST.
L3	N80°28'51"W	39.02'
L4	S09°31'09"W	50.00'
L5	N80°28'51"W	9.41'



SEE SHEET 1 FOR LEGEND.
SEE SHEET 6 FOR NOTES,
EASEMENT NOTES, REFERENCES,
AND SURVEYOR'S NARRATIVE

CURVE TABLE - THIS SHEET ONLY

NO.	RADIUS	DELTA	LENGTH	CH. BEARING	CH. DIST.
C21	45.00'	98°52'07"	77.65'	N50°05'06"E	68.37'
C22	20.00'	98°52'07"	34.51'	N50°05'06"E	30.39'
C23	70.00'	98°52'07"	120.79'	N50°05'06"E	106.35'
C24	70.00'	39°36'30"	48.39'	N79°42'54"E	47.43'
C25	70.00'	59°15'37"	72.40'	N30°16'51"E	69.22'
C28	70.00'	24°22'12"	29.77'	N12°50'09"E	29.55'
C29	70.00'	34°53'25"	42.63'	N42°27'57"E	41.97'
C30	70.00'	12°29'14"	15.26'	N18°46'37"E	15.23'



4/15/2022

PLAT OF
RISEING SUN SUBDIVISION NO. 2

PLAT BOOK 123 PAGE 19487

NOTES

1. ANY RE-SUBDIVISION OF THIS PLAT SHALL COMPLY WITH THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS IN EFFECT AT THE TIME OF RE-SUBDIVISION.
2. LOTS 30, 31, AND 40 OF BLOCK 2, LOT 26 OF BLOCK 3, AND LOTS 12, AND 23 OF BLOCK 4 ARE COMMON LOTS WHICH SHALL BE OWNED AND MAINTAINED BY THE INDIAN CREEK RANCH HOMEOWNERS' ASSOCIATION, INC. THE OWNERSHIP AND MAINTENANCE COMMITMENT MAY NOT BE DISSOLVED WITHOUT THE EXPRESS CONSENT OF THE CITY OF KUNA. LOT 24 OF BLOCK 3 IS A COMMON LOT (SEE NOTE 14 BELOW).
3. LOT 31 OF BLOCK 2 IS A COMMON DRIVEWAY LOT FOR LOT ACCESS TO LOTS 32, 33, AND 34 OF BLOCK 2. SAID LOT SHALL BE OWNED AND MAINTAINED BY THE INDIAN CREEK RANCH HOMEOWNERS' ASSOCIATION, INC.
4. MINIMUM BUILDING SETBACK LINES SHALL BE IN ACCORDANCE WITH THE CITY OF KUNA ZONING ORDINANCE AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT OR AS SPECIFICALLY APPROVED AND/OR REQUIRED.
5. LOTS SHALL NOT BE REDUCED IN SIZE WITHOUT PRIOR APPROVAL FROM THE HEALTH AUTHORITY.
6. NO ADDITIONAL DOMESTIC WATER SUPPLIES SHALL BE INSTALLED BEYOND THE WATER SYSTEM APPROVED IN THE SANITARY RESTRICTION RELEASE.
7. REFERENCE IS MADE TO THE PUBLIC HEALTH LETTER ON FILE WITH ADA COUNTY RECORDER REGARDING ADDITIONAL RESTRICTIONS.
8. A PORTION OF THIS SUBDIVISION IS LOCATED WITHIN SPECIAL FLOOD HAZARD AREA (SFHA) ZONE A (100-YEAR FLOOD DESIGNATION) AS SHOWN ON FEMA FLOOD INSURANCE RATE PROGRAM (FIRM) MAP PANEL NO. 16001C0400J, MAP REVISED ON OCTOBER 2, 2003.
9. THIS DEVELOPMENT RECOGNIZES SECTION 22-4503 OF IDAHO CODE, RIGHT TO FARM ACT, WHICH STATES, "NO AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF SHALL BE OR BECOME A NUISANCE, PRIVATE OR PUBLIC, BY ANY CHANGED CONDITIONS IN OR ABOUT THE SURROUNDING NONAGRICULTURAL ACTIVITIES AFTER IT HAS BEEN IN OPERATION FOR MORE THAN ONE (1) YEAR, WHEN THE OPERATION, FACILITY OR EXPANSION WAS NOT A NUISANCE AT THE TIME IT BEGAN OR WAS CONSTRUCTED. THE PROVISIONS OF THIS SECTION SHALL NOT APPLY WHEN A NUISANCE RESULTS FROM THE IMPROPER OR NEGLIGENT OPERATION OF AN AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF."
10. MAINTENANCE OF ANY IRRIGATION, DRAIN PIPE, OR DITCH WHICH CROSSES ANY LOT SHOWN HEREON IS THE RESPONSIBILITY OF THE LOT OWNER, UNLESS SUCH RESPONSIBILITY IS ASSUMED BY AN IRRIGATION OR DRAINAGE ENTITY OR DISTRICT.
11. THE INDIAN CREEK RANCH HOMEOWNERS' ASSOCIATION, INC. (ICRHOA), ITS OWNERSHIP AND MAINTENANCE COMMITMENTS CANNOT BE DISSOLVED WITHOUT THE EXPRESS WRITTEN CONSENT OF THE CITY OF KUNA, IDAHO. ALL IMPROVED INDIVIDUAL LOTS ARE SUBJECT TO THE FRACTIONAL SHARE OF THE IRRIGATION ASSESSMENT FOR EACH ICRHOA COMMON LOT THAT RECEIVES MUNICIPAL IRRIGATION. IF THE ASSESSMENT IS NOT PAID BY THE ICRHOA, THE INDIVIDUAL IMPROVED LOTS ARE SUBJECT TO A LIEN FOR NON-PAYMENT.
12. THIS DEVELOPMENT IS SUBJECT TO ACHD TEMPORARY LICENSE AGREEMENT INSTRUMENT NO. 2021-163862, ORAC.
13. THIS DEVELOPMENT IS BE SUBJECT TO THE MASTER DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS, TO BE RECORDED SUBSEQUENT TO THE PLAT, AND AS MAY BE AMENDED BY EXISTING OR FUTURE AMENDMENTS, RESTATEMENTS, AND/OR SUPPLEMENTS TO SAID DECLARATION.
14. LOT 24 OF BLOCK 3 WILL BE DEEDED TO THE CITY OF KUNA SUBSEQUENT TO THE RECORDING OF THIS PLAT, AND WILL BE A CITY PARK OWNED AND MAINTAINED BY THE CITY OF KUNA.
15. DIRECT LOT ACCESS TO E. KUNA ROAD, AND S. STROEBEL ROAD IS HEREBY PROHIBITED EXCEPT FOR LOT 24 OF BLOCK 3.

REFERENCE DOCUMENTS

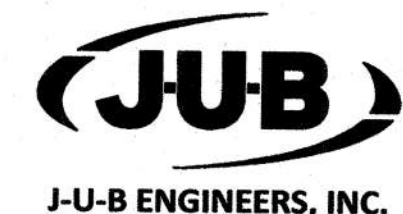
SUBDIVISIONS: RISING SUN SUBDIVISION NO. 1 (BK 122 OF PLATS, PGS 19287-19296, ACR), AVALON ORCHARD TRACTS (BK 4 OF PLATS, PG 189, ACR), AMENDED PLAT OF PART OF AVALON ORCHARD TRACTS (BK 6 OF PLATS, PG 254, ACR)
SURVEYS: ROS NO. 10912, ROS NO. 10925
DEEDS: INST. NO. 2020-147825, 2021-039873, ORAC
EASEMENTS: 2017-013829, 2020-044292, 2021-154349, 2021-166476, ORAC

EASEMENT NOTES

1. LOTS 30, 31, AND 40 OF BLOCK 2, LOT 26 OF BLOCK 3, AND LOT 12 OF BLOCK 4 ARE HEREBY DESIGNATED AS BEING SUBJECT TO A BLANKET UTILITY EASEMENT OVER SAID LOTS.
2. ALL UTILITY EASEMENTS SHOWN OR DESIGNATED HEREON ARE NON-EXCLUSIVE, PERPETUAL, SHALL RUN WITH THE LAND, ARE APPURTENANT TO THE LOTS SHOWN HEREON, AND ARE HEREBY RESERVED FOR THE INSTALLATION, MAINTENANCE, OPERATION, AND USE OF PUBLIC AND PRIVATE UTILITIES, PRESSURIZED & GRAVITY IRRIGATION, IRRIGATION WASTE DITCHES, SEWER SERVICE, CABLE TELEVISION/DATA; APPURTENANCES THERETO; AND LOT DRAINAGE.
3. THE CITY OF KUNA IRRIGATION EASEMENTS SHOWN HEREON ARE NON-EXCLUSIVE, PERPETUAL, SHALL RUN WITH THE LAND, AND ARE HEREBY RESERVED FOR THE INSTALLATION, MAINTENANCE, OPERATION, AND USE OF CITY OF KUNA IRRIGATION PIPES AND APPURTENANCES.
4. PORTIONS OF LOT 40 OF BLOCK 2, LOT 24 OF BLOCK 3, AND LOT 12 OF BLOCK 4, ARE SERVIENT TO AND CONTAIN THE ACHD STORM WATER DRAINAGE SYSTEM. THESE LOTS ARE ENCUMBERED BY THAT CERTAIN AMENDED MASTER PERPETUAL STORM WATER DRAINAGE EASEMENT RECORDED ON NOVEMBER 10, 2015 AS INSTRUMENT NO. 2015-103256, OFFICIAL RECORDS OF ADA COUNTY, AND INCORPORATED HEREIN BY THIS REFERENCE AS IF SET FORTH IN FULL (THE "MASTER EASEMENT"). THE MASTER EASEMENT AND THE STORM WATER DRAINAGE SYSTEM ARE DEDICATED TO ACHD PURSUANT TO SECTION 40-2302 IDAHO CODE. THE MASTER EASEMENT IS FOR THE OPERATION AND MAINTENANCE OF THE STORM WATER DRAINAGE SYSTEM.
5. INDIAN CREEK (SOUTH SIDE CANAL) WIDTHS PROVIDED BY BOISE PROJECT BOARD OF CONTROL PER LETTER TO CITY OF KUNA DATED JULY 11, 2007.
6. ALL EASEMENTS ARE PARALLEL WITH THE LINES, AND CONCENTRIC WITH THE ARCS THAT THEY ARE DIMENSIONED FROM UNLESS OTHERWISE NOTED.
7. SEE INSTRUMENT NO. 2021-154349, ORAC FOR EXISTING PERMANENT ACHD SIDEWALK EASEMENT.
8. SEE INSTRUMENT NO. 2021-166476, ORAC FOR EXISTING PERMANENT ACHD SIDEWALK EASEMENT.
9. SEE INSTRUMENT NO. 2017-013829, ORAC FOR TEMPORARY CITY OF KUNA SEWER EASEMENT. PORTIONS OF SAID TEMPORARY EASEMENT SHALL TERMINATE UPON THE DEDICATION OF THE PUBLIC ROAD RIGHT-OF-WAY TO THE CITY OF KUNA, AND THE BLANKET UTILITY EASEMENTS CREATED HEREON.
10. SEE INSTRUMENT NO. 2020-044292, ORAC FOR TEMPORARY CITY OF KUNA SEWER EASEMENT. SAID TEMPORARY EASEMENT SHALL TERMINATE UPON THE DEDICATION OF THE PUBLIC ROAD RIGHT-OF-WAY TO THE CITY OF KUNA, AND THE BLANKET UTILITY EASEMENTS CREATED HEREON.
11. NO UTILITY EASEMENT SHOWN OR DESIGNATED HEREON SHALL PRECLUDE THE CONSTRUCTION AND MAINTENANCE OF HARD-SURFACED DRIVEWAYS, LANDSCAPING, PARKING, SIDE AND REAR PROPERTY LINE FENCES, OR OTHER SUCH NON-PERMANENT IMPROVEMENTS.

SURVEYOR'S NARRATIVE

1. THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE THE LAND SHOWN HEREON IN ACCORDANCE WITH IDAHO CODE RELATING TO PLATS AND SURVEYS.
2. THE BOUNDARY LINES SHOWN HERE WERE ESTABLISHED BY HOLDING THE MONUMENTS FOUND REPRESENTING THE GOVERNMENT CORNERS TO ESTABLISH SECTION LINES, AND HOLDING MONUMENTS FOUND PER RECORD OF SURVEY NO. 10925 (REPRESENTING CORNERS OF AVALON ORCHARDS TRACT AND AMENDED AVALON ORCHARDS TRACT), AND PER RISING SUN SUBDIVISION NO. 1.



2760 West Excursion Lane, Suite 400, Meridian, ID 83642-5752
p 208 376 7330 w www.jub.com

PLAT OF
RISEING SUN SUBDIVISION NO. 2

CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS: THAT M3 ID RISING SUN, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THAT REAL PROPERTY TO BE KNOWN AS RISING SUN SUBDIVISION NO. 2 AND THAT IT INTENDS TO INCLUDE SAID REAL PROPERTY, AS DESCRIBED BELOW, IN THIS PLAT:
A REPLAT OF LOTS 1 & 3 OF THE NE 1/4 OF THE NW 1/4 OF SEC 30 OF AVALON ORCHARD TRACTS & LOTS 6, 7, & 10 OF BLOCK 5 OF AMENDED AVALON ORCHARD TRACTS, BEING A TRACT OF LAND SITUATE IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH, RANGE 1 EAST, BOISE MERIDIAN, CITY OF KUNA, COUNTY OF ADA, STATE OF IDAHO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 30; THENCE FROM SAID POINT OF COMMENCEMENT, SOUTH 89°33'00" EAST, COINCIDENT WITH THE NORTH LINE OF SAID SECTION 30, A DISTANCE OF 2,542.44 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 30; THENCE NORTH 89°33'00" WEST, COINCIDENT WITH SAID NORTH LINE, A DISTANCE OF 662.15 FEET; THENCE LEAVING SAID NORTH LINE, SOUTH 00°22'43" WEST, A DISTANCE OF 25.00 FEET TO A 5/8-INCH REBAR MARKING THE NORTHEASTERLY CORNER OF LOT 2 OF BLOCK 5 OF THE AMENDED PLAT OF AVALON ORCHARD TRACTS RECORDED IN BOOK 6 OF PLAT BOOKS, AT PAGE 254, ADA COUNTY RECORDS, AS SAID LOT AND BLOCK ARE SHOWN ON RECORD OF SURVEY NO. 10925, ADA COUNTY RECORDS, SAID POINT BEING THE POINT OF BEGINNING OF THIS DESCRIPTION;

THENCE FROM SAID POINT OF BEGINNING, CONTINUING SOUTH 00°22'43" WEST, COINCIDENT WITH THE EASTERLY LINE OF SAID LOT 2 AND THE EASTERLY LINE OF LOT 4 OF SAID BLOCK 5, A DISTANCE OF 326.00 FEET TO A 5/8-INCH REBAR; THENCE LEAVING SAID EASTERLY LINE, THE FOLLOWING EIGHT (8) CONSECUTIVE COURSES AND DISTANCES:

- 1) SOUTH 89°20'57" EAST, A DISTANCE OF 126.48 FEET TO A 5/8-INCH REBAR,
- 2) NORTH 00°39'03" EAST, A DISTANCE OF 17.65 FEET TO A 5/8-INCH REBAR,
- 3) SOUTH 89°20'57" EAST, A DISTANCE OF 175.00 FEET TO A 5/8-INCH REBAR,
- 4) SOUTH 00°39'03" WEST, A DISTANCE OF 673.97 FEET TO A 5/8-INCH REBAR,
- 5) NORTH 80°28'51" WEST, A DISTANCE OF 39.02 FEET TO A 5/8-INCH REBAR,
- 6) SOUTH 09°31'09" WEST, A DISTANCE OF 50.00 FEET TO A 5/8-INCH REBAR,
- 7) NORTH 80°28'51" WEST, A DISTANCE OF 9.41 FEET TO A 5/8-INCH REBAR,
- 8) SOUTH 00°39'10" WEST, A DISTANCE OF 177.11 FEET TO A 5/8-INCH REBAR MARKING A POINT ON THE NORTH TOP OF BANK OF INDIAN CREEK AS SHOWN ON THE AFORESAID RECORD OF SURVEY;

THENCE SOUTH 87°06'51" EAST, COINCIDENT WITH SAID NORTH TOP OF BANK, A DISTANCE OF 389.86 FEET TO A 5/8-INCH REBAR MARKING THE POINT OF INTERSECTION OF SAID NORTH TOP OF BANK WITH THE WESTERLY LINE OF S. STROEBEL ROAD AS SHOWN ON THE SAID RECORD OF SURVEY; THENCE NORTH 00°39'03" EAST, COINCIDENT WITH SAID WESTERLY LINE, A DISTANCE OF 1,218.79 FEET TO A 5/8-INCH REBAR MARKING THE POINT OF INTERSECTION OF SAID WESTERLY LINE, WITH THE SOUTHERLY LINE OF E. KUNA ROAD AS SHOWN ON SAID RECORD OF SURVEY; THENCE NORTH 89°33'00" WEST, COINCIDENT WITH SAID SOUTHERLY LINE, A DISTANCE OF 637.03 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED PARCEL CONTAINS AN AREA OF 11.76 ACRES OF LAND, MORE OR LESS.

END OF DESCRIPTION.

THE PUBLIC STREETS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC. THE EASEMENTS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC, HOWEVER THE RIGHT TO USE SAID EASEMENTS IS HEREBY RESERVED FOR THE USES SPECIFICALLY DEPICTED ON THE PLAT, AND FOR ANY OTHER PURPOSES DESIGNATED HEREON, AND NO PERMANENT STRUCTURES, OTHER THAN FOR SUCH USES AND PURPOSES, ARE TO BE ERRECTED WITHIN THE LINES OF SAID EASEMENTS. ALL OF THE LOTS WITHIN THIS SUBDIVISION ARE ELIGIBLE TO RECEIVE WATER SERVICE FROM THE CITY OF KUNA, AND THE CITY OF KUNA HAS AGREED IN WRITING TO SERVE ALL LOTS WITHIN THE SUBDIVISION. IRRIGATION WATER HAS BEEN PROVIDED FROM BOISE-KUNA IRRIGATION DISTRICT VIA THE CITY OF KUNA, IN COMPLIANCE WITH IDAHO CODE 31-3805(1)(B). LOTS WITHIN THIS SUBDIVISION WILL BE ENTITLED TO IRRIGATION WATER RIGHTS, AND WILL BE OBLIGATED FOR ASSESSMENTS FROM BOISE-KUNA IRRIGATION DISTRICT VIA THE CITY OF KUNA.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND:

M3 ID RISING SUN, LLC,
AN ARIZONA LIMITED LIABILITY COMPANY

BY: M3 BUILDERS, LLC,
AN ARIZONA LIMITED LIABILITY COMPANY,
ITS MANAGER

BY: THE M3 COMPANIES, LLC,
AN ARIZONA LIMITED LIABILITY COMPANY,
ITS SOLE MEMBER

BY: [Signature]
WILLIAM I. BROWNLEE, MANAGER

ACKNOWLEDGMENT

STATE OF Idaho }
COUNTY OF Ada } ss.

ON THIS 12th DAY OF January, IN THE YEAR 2022, BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF Idaho, PERSONALLY APPEARED WILLIAM I. BROWNLEE, KNOWN OR IDENTIFIED TO ME TO BE THE MANAGER OF THE M3 COMPANIES, LLC, THE LLC THAT IS THE MEMBER OF M3 BUILDERS, LLC, THE LLC THAT IS THE MANAGER OF M3 ID RISING SUN, LLC, THE LLC THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT M3 ID RISING SUN, LLC EXECUTED THE SAME. SOLE

[Signature]
NOTARY PUBLIC FOR Idaho
MY COMMISSION NO. 49495
MY COMMISSION EXPIRES 3-15-25



CERTIFICATE OF SURVEYOR

I, TIMOTHY HARRIGAN, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, AND THAT THIS PLAT OF RISING SUN SUBDIVISION NO. 2 IS TRUE AND CORRECT AS DESCRIBED IN THE CERTIFICATE OF OWNERS AND AS SHOWN HEREON, AND WAS SURVEYED IN ACCORDANCE WITH IDAHO CODE RELATING TO PLATS AND SURVEYS.

[Signature] 12/29/2024
TIMOTHY HARRIGAN, PLS 17665



PLAT OF
RISEING SUN SUBDIVISION NO. 2

APPROVAL OF CENTRAL DISTRICT HEALTH

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE, TITLE 50, CHAPTER 13 HAVE BEEN SATISFIED ACCORDING TO THE LETTER TO BE READ ON FILE WITH THE COUNTY RECORDER OR HIS AGENT LISTING THE CONDITIONS OF APPROVAL. SANITARY RESTRICTIONS MAY BE RE-IMPOSED, IN ACCORDANCE WITH SECTION 50-1326, IDAHO CODE, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

Doni Baskin PEHS
CENTRAL DISTRICT HEALTH
DATE 12.15.2021



CERTIFICATE OF COUNTY SURVEYOR

I, THE UNDERSIGNED, PROFESSIONAL LAND SURVEYOR IN AND FOR ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT AND FIND THAT IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

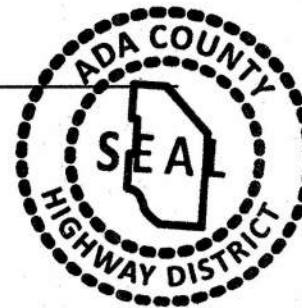
Jerry L. Hastings
ADA COUNTY SURVEYOR
PLS 5359
DATE 4-15-2022



APPROVAL OF ADA COUNTY HIGHWAY DISTRICT

THE FOREGOING PLAT WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE 13 DAY OF JAN, 2022.

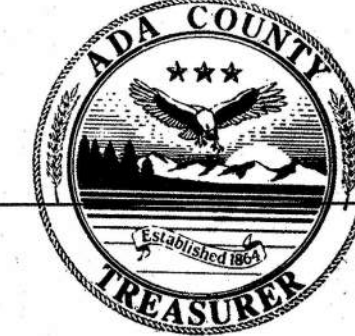
B. S. W.
COMMISSION PRESIDENT
ADA COUNTY HIGHWAY DISTRICT
Signed by Bruce S Vong
Director for President



CERTIFICATE OF COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF ADA, STATE OF IDAHO, PER REQUIREMENTS OF IDAHO CODE 50-1308, DO HEREBY CERTIFY THAT ANY AND ALL CURRENT AND/OR DELINQUENT COUNTY PROPERTY TAXES FOR THE PROPERTY INCLUDED IN THIS PROPOSED SUBDIVISION HAVE BEEN PAID IN FULL. THIS CERTIFICATE IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

Elizabeth Mann
ADA COUNTY TREASURER
Signed by Craig Stewart
Deputy Treasurer
DATE 4-15-2022



APPROVAL OF CITY ENGINEER

I, THE UNDERSIGNED, CITY ENGINEER IN AND FOR THE CITY OF KUNA, ADA COUNTY, IDAHO, ON THIS DAY

16 MARCH 2022, HEREBY APPROVE THIS PLAT.

Val A. Starn, P.E. 8722
CITY ENGINEER

COUNTY RECORDER'S CERTIFICATE

STATE OF IDAHO }
COUNTY OF ADA } SS. INSTRUMENT NO. 2022-037906

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED AT THE REQUEST OF J-U-B ENGINEERS, INC.

AT 30 MINUTES PAST 11 O'CLOCK A.M.,

THIS 18 DAY OF April, 2022 IN MY OFFICE, AND WAS RECORDED IN

BOOK 123 OF PLATS AT PAGES 19482 THROUGH 19489.

FEE: \$ 41

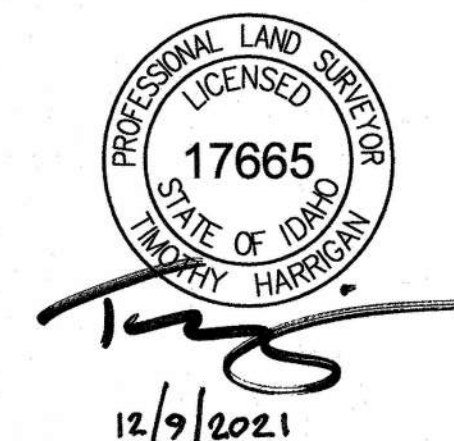
Dan Ryalls
DEPUTY

Phil McGraw
EX-OFFICIO RECORDER

APPROVAL OF CITY COUNCIL

THE FOREGOING PLAT WAS ACCEPTED AND APPROVED THIS 14th DAY OF January, 2022 BY THE CITY OF KUNA, IDAHO.

Chris Engels
CITY CLERK



J-U-B ENGINEERS, INC.

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