

## STATEMENT OF LAND STATUS

STATE OF MONTANA     )  
                                      : SS  
County of Lewis & Clark )

Brent Neace, having first been duly sworn, deposes and says:

1. I am the custodian of the records for the Forestry and Trust Land Division of the Montana Department of Natural Resources and Conservation;
2. I have examined the land records of the State of Montana on file in our office in Helena, Montana, that may affect title of the State of Montana in and to the following described real property:

**Section 2, Township 22 North, Range 27 West  
And Section 1, Township 22 North, Range 27 West  
Tract 1 Sanders County COS 3820, containing 0.79 acres, more or less.**

Title vested in the State of Montana on May 10, 1901, under Clear List Selection No. 1 issued by the General Land Office, as previously described in a conveyance to the State of Montana filed in the records of the Sanders County Clerk and Recorder's office on June 14, 1913, at Vol 20 of Deed Records, Page 156.

Portion of Government Lot 4, Section 1, Title vested in the State of Montana on March 10, 2020 as a result of a Grant Deed from Weyerhaeuser Company as previously described in a conveyance to the State of Montana filed in the records of Sanders County Clerk and Recorder's office on March 20, 2020, under Document No. 315956.

3. I have found no instrument, conveyance, encumbrance, lien for taxes, costs, interest, or judgment affecting the title of the State of Montana to the above-described property in the above-described land records, except for the following:

**Residential Lease No. 3051102 issued March 1, 2021, to Richard and Gayle Walton and Assigned to Glenda Bradshaw on October 18, 2021, and expiring February 28, 2036;**

**Water Right No. 76N 37972 00 issued to Montana, State Board of Land Commissioners, Forestry and Trust Land Division, with a priority date of June 22, 1981;**

**Water Right No. 76N 23392 00 issued to Montana, State Board of Land Commissioners, Forestry and Trust Land Division, with a priority date of July 14, 1981;**

Water Right No. 76N 23391 00 issued to Montana, State Board of Land Commissioners, Forestry and Trust Land Division, with a priority date of April 15, 1945;

Water Right No. 76N 23390 00 issued to Montana, State Board of Land Commissioners, Forestry and Trust Land Division, with a priority date of April 15, 1946;

Water Right No. 76N 23389 00 issued to Montana, State Board of Land Commissioners, Forestry and Trust Land Division, with a priority date of April 15, 1971.

4. I have not reviewed any mineral locations made under the authority of the Revised Statutes of the United States;
5. Your use of this information is at your own risk, and confirms that DNRC will not be held liable for any errors or missing omissions contained in the content of this information.

This concludes the affidavit of Brent Neace.

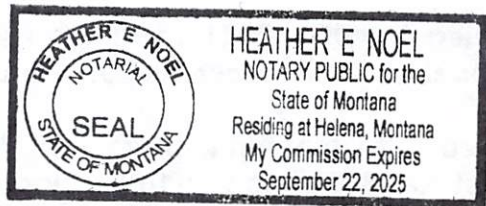
DATED this 8th day of April, 2025

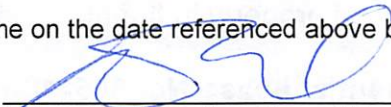


Brent Neace, Real Estate Sales Specialist  
Trust Land Management Division

State of Montana  
County of Lewis & Clark

Signed and acknowledged before me on the date referenced above by Brent Neace.



  
Notary Public for the State of Montana.  
Residing at Helena, Montana  
My commission expires September 22, 2025