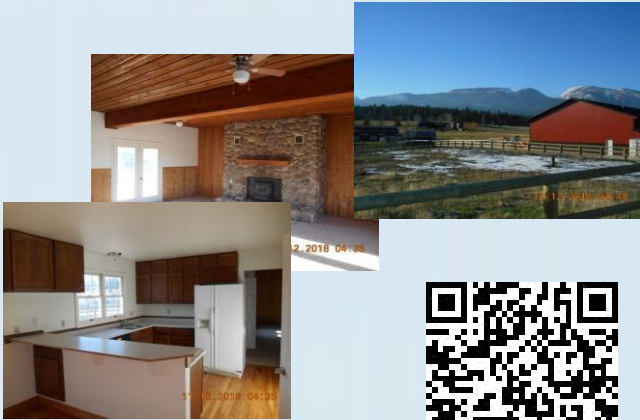


**BY OWNER**

REALITY NETWORK®



**Price: \$359,900**

**Address: 2059 Norman Way, Hamilton**

**Property**

**Covenants:** Yes  
**Property Tax:** \$2,130.12 for 2017  
**Land Size:** 3.959  
**Garage / Parking:** Detached 2 Car  
**Includes:** None

**Road:** Dirt, Private Rd.  
**Drinking Water:** Private Well ( 51 ft, 15 gpm )  
**Fencing:** Partial

**Legal:** S15, T04 N, R21 W, ACRES 3.959 IN NENW INDEX  
15 CS# 1475 PARCEL B LESS CS# 556394-R  
TRACT A

**Residence**

**Built:** 1979  
**Heat:** Electric Baseboard, Wood  
**Includes:** Dishwasher,electric Oven, Rrefrigerator,and Trash Compactor.

**Bedrooms:** 3      **Bathrooms:** 3.5

**Sq. Ft.:** 3924 ( Main: 1772, Above: 996, Below: 1156 )

**Fireplace:** Fireplace

**Directions**

- Hwy 93 South Of Hamilton To Cooper Loop
- Stay On Cooper Loop To Norman Way
- Continue On Norman Way To Address
- 
- 
- 

**COMO PEAK VIEW EXTRODINAIR**

- Views
- Plenty Of Square Footage
- Impressive Fireplace
- Large Lving Room With Fireplace
- New Countertops In Kitcten
- 2 Bonus Rooms
- Beautiful New Deck
- New Carpet
- Views Of Como Peaks
- 
- 

**BY OWNER**  
REALITY NETWORK®



**Office: (406) 363-1606**  
410 A North 1st St / Hamilton, MT 59840  
Website: www.ByOwnerHamilton.com  
email: Info@HomesforSaleHamilton.com  
**Agent: (406) 239-1903 cell**  
email: PamTinker0816@gmail.com

**Pam Tinker**

Information is deemed to be correct but no guarantees are made by the real estate office, the agent, or the seller. All prospective buyers should perform their own independent investigation of all conditions related to a possible sale of this property.



**BvBOR# 63137, Regional# 21813820 HR612**

**CS 556394-R**  
**CERTIFICATE OF SURVEY**  
 RELOCATION OF COMMON BOUNDARY  
 IN THE SE 1/4 OF T28N14R36W, SECTION 14, T28N14R36W, RANGE 36 WEST, COUNTY, MONTANA

**LEGAL DESCRIPTION - TRACTS**  
 The following description of the above described land is based on the original survey of the same as shown on the attached plat and is subject to the provisions of the laws of Montana relating to the same. The survey was made by the undersigned on the 15th day of August, 2018, and is subject to the provisions of the laws of Montana relating to the same. The survey was made by the undersigned on the 15th day of August, 2018, and is subject to the provisions of the laws of Montana relating to the same.

**LEGAL DESCRIPTION - TRACTS**  
 The following description of the above described land is based on the original survey of the same as shown on the attached plat and is subject to the provisions of the laws of Montana relating to the same. The survey was made by the undersigned on the 15th day of August, 2018, and is subject to the provisions of the laws of Montana relating to the same.

**PROBATION CERTIFICATE**  
 The undersigned, being duly qualified and sworn to as a Notary Public for the State of Montana, do hereby certify that the above described land is the property of the persons named therein and that the same is being conveyed to the persons named therein for the purposes and uses therein expressed.

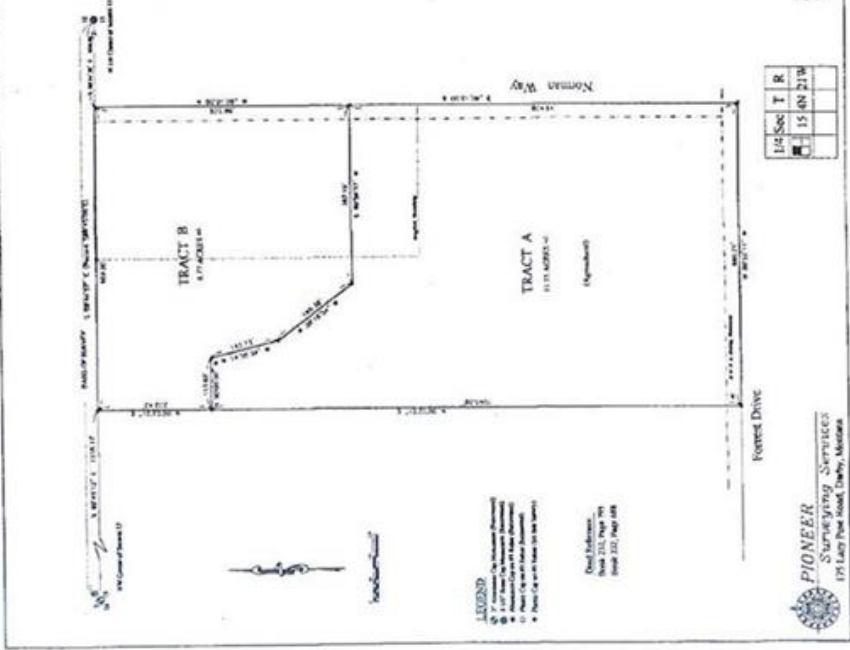
*Notary Signature*  
 Notary Public for the State of Montana

**NOTARIAL CERTIFICATE**  
 I, \_\_\_\_\_, a Notary Public for the State of Montana, do hereby certify that the above described land is the property of the persons named therein and that the same is being conveyed to the persons named therein for the purposes and uses therein expressed.

**DEED CERTIFICATE**  
 I, \_\_\_\_\_, a Notary Public for the State of Montana, do hereby certify that the above described land is the property of the persons named therein and that the same is being conveyed to the persons named therein for the purposes and uses therein expressed.

**CERTIFICATE OF SURVEY**  
 RELOCATION OF COMMON BOUNDARY  
 IN T28N14R36W, RANGE 36 WEST, COUNTY, MONTANA

Book 215, Page 195  
 Date 08/15/2018



This Plat was supplied by a Title Company as part of a Preliminary Listing Package. Occasionally additional or different information is revealed during a Final Title Search which could modify or replace it. Final Title Searches are conducted after the property goes under contract. At that time, if any additional documents are revealed which are of concern to you, you may cancel the contract with no penalty.