

# 01PL063

5174

Plat of Lot 4R Revision No. 2 and Lot 17R of Block 5 of Canyon Lake Heights Subdivision  
(formerly Lot 4R Revised and Lot 17 of Block 5)

located in the SE1/4 of SW1/4 of Section 9, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota.

Prepared by:  
FMG Engineering  
1823 West Main Street  
Rapid City, SD 57702  
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**NOTES:**

○ Denotes set 5/8" rebar with survey cap marked "FMG Inc. LS SD 1019".

● Denotes Found Survey Monument.

Basis of Bearings: As shown hereon.

Utility and Minor Drainage Easements: 8' on the interior sides of all side and rear lot lines.

All buildings shall be set back a minimum of 25 feet from street property lines unless otherwise noted.

Any major drainage easement shown hereon shall be kept free of all obstructions including but not limited to buildings, walls, fences, hedges, trees and shrubs. These easements grant to all public authorities the right to construct, operate, maintain, inspect, and repair such improvements and structures as it deems expedient to facilitate drainage from any source.

The previously platted utility and minor drainage easement on the lot line between Lot 4R Revised and Lot 17 is herein vacated. All other previously platted easements and notes with reference to said lots shall remain with the herein platted new lots.

$\Delta = 21'16''33''$   
 $R = 195.47'$   
 $L = 72.58'$

$\Delta = 13'57''18''$   
 $R = 195.47'$   
 $L = 47.61'$

