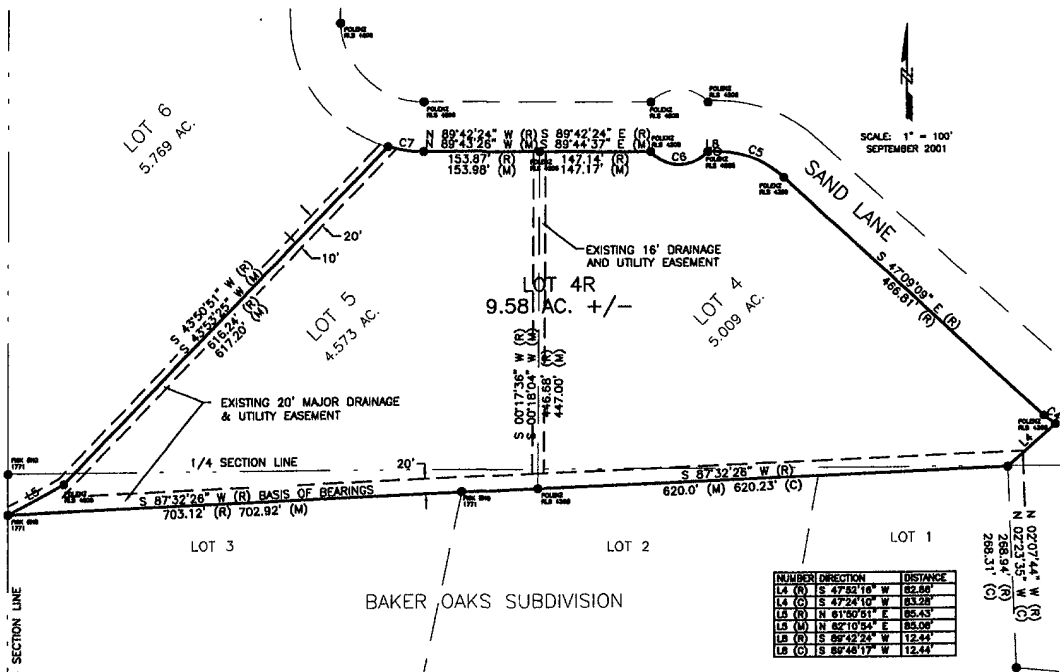


01SV028

PLAT OF LOT 4R OF HIGH SHERIDAN RANCH SUBDIVISION  
 FORMERLY LOTS 4 & 5 OF HIGH SHERIDAN RANCH SUBDIVISION  
 LOCATED IN SECTION 35, T 1 N, R 6 E, B.H.M.  
 PENNINGTON COUNTY, SOUTH DAKOTA



SCALE: 1" = 100'  
 SEPTEMBER 2001

BAKER OAKS SUBDIVISION

NUMBER	DIRECTION	DISTANCE
L4 (N)	S 47°52'18" W	82.86'
L4 (C)	S 47°24'10" W	83.28'
L5 (N)	N 61°38'51" E	85.43'
L5 (M)	N 62°10'54" E	85.00'
L6 (N)	S 69°42'24" W	12.44'
L6 (C)	S 89°48'17" W	12.44'

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C4 (R)	09°43'13"		106.90	18.99	
C4 (C)	09°41'00"	N 52°48'54" W	106.90	18.93	18.50
C5 (R)	42°33'15"		126.91	25.74	
C5 (C)	42°30'18"	S 66°28'51" E	126.91	25.96	23.70
C6 (R)	67°24'01"		50.00	85.00	
C6 (C)	67°42'58"	N 69°44'29" W	49.71	84.77	74.65
C7 (R)	115°56'04"		176.99	48.34	
C7 (C)	179°00'28"	N 82°08'29" W	182.25	48.16	47.96

NOTES:

- 8' WIDE UTILITY AND DRAINAGE EASEMENT ON ALL SIDE AND REAR LOT LINES UNLESS OTHERWISE NOTED.
- PURSUANT TO SDCL 11-3-8.1 AND 11-3-2, THE DEVELOPER OF THE PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE RESPONSIBLE FOR PROTECTING ANY WATERS OF THE STATE, INCLUDING GROUNDWATER, LOCATED ADJACENT TO OR WITHIN SUCH PLATTED AREA FROM POLLUTION FROM SEWAGE FROM SUCH SUBDIVISION AND SHALL IN PROSECUTION OF SUCH PROTECTIONS CONFORM TO AND FOLLOW ALL REGULATIONS OF THE SOUTH DAKOTA DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES RELATING TO THE SAME.
- BUILDING SETBACK REQUIREMENTS AS STATED IN THE ZONING REGULATIONS.
- ANY MAJOR DRAINAGE EASEMENTS 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.

LEGEND

- (R) RECORDED
- (M) MEASURED THIS SURVEY
- SET REBAR W/CAP STAMPED "FERBER LSI 4783" THIS SURVEY
- FOUND SURVEY MONUMENT AS NOTED
- SET REBAR WITHOUT CAP

OWNER'S CERTIFICATE

I, RAYMOND J. CRAWFORD, III, DO HEREBY CERTIFY THAT I AM THE OWNER OF LOT 4R OF HIGH SHERIDAN RANCH DIVISION SHOWN AND DESCRIBED HEREON, THAT THE PLAT WAS DONE AT MY REQUEST FOR THE PURPOSES INDICATED HEREON, AND THAT I DO HEREBY APPROVE THE WITHIN PLAT OF SAND LANE AND THAT THE DEVELOPMENT OF THIS LAND SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING, SUBDIVISION, AND EROSION AND SEDIMENT CONTROL REGULATIONS. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

OWNERS: \_\_\_\_\_  
 RAYMOND J. CRAWFORD, III

STATE OF SOUTH DAKOTA  
 COUNTY OF PENNINGTON

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED RAYMOND J. CRAWFORD, III, KNOWN TO ME TO BE THE PERSON DESCRIBED IN THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE SIGNED THE SAME.

NOTARY PUBLIC: \_\_\_\_\_  
 MY COMMISSION EXPIRES: \_\_\_\_\_

SURVEYOR'S CERTIFICATE

I, DAN P. FERBER, REGISTERED LAND SURVEYOR, NO. 4783 OF THE STATE OF SOUTH DAKOTA, DO HEREBY CERTIFY THAT AT THE REQUEST OF THE OWNER LISTED HEREIN, I HAVE SURVEYED THE TRACT OF LAND SHOWN, AND TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE WITHIN PLAT IS A REPRESENTATION OF SAID SURVEY.

DAN P. FERBER  
 REGISTERED LAND SURVEYOR LS NO. 4783

RESOLUTION BY GOVERNING BOARD

STATE OF SOUTH DAKOTA  
 COUNTY OF PENNINGTON

I, FINANCE OFFICER OF THE CITY OF RAPID CITY, DO HEREBY CERTIFY THAT AT AN OFFICIAL MEETING HELD ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001, THE COMMON COUNCIL, BY RESOLUTION DID APPROVE THE PLAT AS SHOWN AND DESCRIBED.

FINANCE OFFICER OF THE CITY OF RAPID CITY \_\_\_\_\_

CERTIFICATE OF DIRECTOR OF EQUALIZATION

I, DIRECTOR OF EQUALIZATION, PENNINGTON COUNTY, DO HEREBY CERTIFY THAT I HAVE ON RECORD IN MY OFFICE A COPY OF THE WITHIN DESCRIBED PLAT.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

DIRECTOR OF EQUALIZATION OF PENNINGTON COUNTY  
 APPROVED \_\_\_\_\_ DATE \_\_\_\_\_

CERTIFICATE OF STREET AUTHORITY

THE LOCATION OF THE PROPOSED PROPERTY LINES ABUTTING THE COUNTY OR STATE HIGHWAY OR THE COUNTY ROAD AS SHOWN HEREON, IS HEREBY APPROVED. ANY CHANGE IN THE LOCATION OF THE PROPOSED ACCESS SHALL REQUIRE ADDITIONAL APPROVAL.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

HIGHWAY/STREET AUTHORITY \_\_\_\_\_

CERTIFICATE OF COUNTY TREASURER

I, \_\_\_\_\_, TREASURER OF PENNINGTON COUNTY, DO HEREBY CERTIFY THAT ALL TAXES, WHICH ARE LIENS UPON THE TRACT AS SHOWN HEREON AND BY RECEIPTS OF MY OFFICE HAVE BEEN PAID TO DATE.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

TREASURER OF PENNINGTON COUNTY \_\_\_\_\_

CERTIFICATE OF FINANCE OFFICER

I, FINANCE OFFICER OF THE CITY OF RAPID CITY, DO HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS WHICH ARE LIENS UPON THE WITHIN DESCRIBED LANDS ARE FULLY PAID ACCORDING TO THE RECORDS OF MY OFFICE.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001.

FINANCE OFFICER OF THE CITY OF RAPID CITY \_\_\_\_\_

CERTIFICATE OF REGISTER OF DEEDS

STATE OF SOUTH DAKOTA  
 COUNTY OF PENNINGTON

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2001, AT \_\_\_\_\_ M. M.T. IN BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

REGISTER OF DEEDS

BY: \_\_\_\_\_ FEE: \_\_\_\_\_

OWNER: RAYMOND J. CRAWFORD III  
 23433 SAND LANE  
 RAPID CITY, SD 57702  
 PHONE: 605-342-3600

PREPARED BY: FERBER ENGINEERING COMPANY  
 3471 STURGIS ROAD  
 RAPID CITY, SD 57702  
 PHONE: 605-343-3311