

PLAT OF LOT A AND LOT B OF LOT 2 OF BLOCK 1 OF CLARKSON SUBDIVISION LOCATED IN THE NE 1/4 OF THE NE 1/4 OF SECTION 31, T1N, R7E, B1M1, RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA.

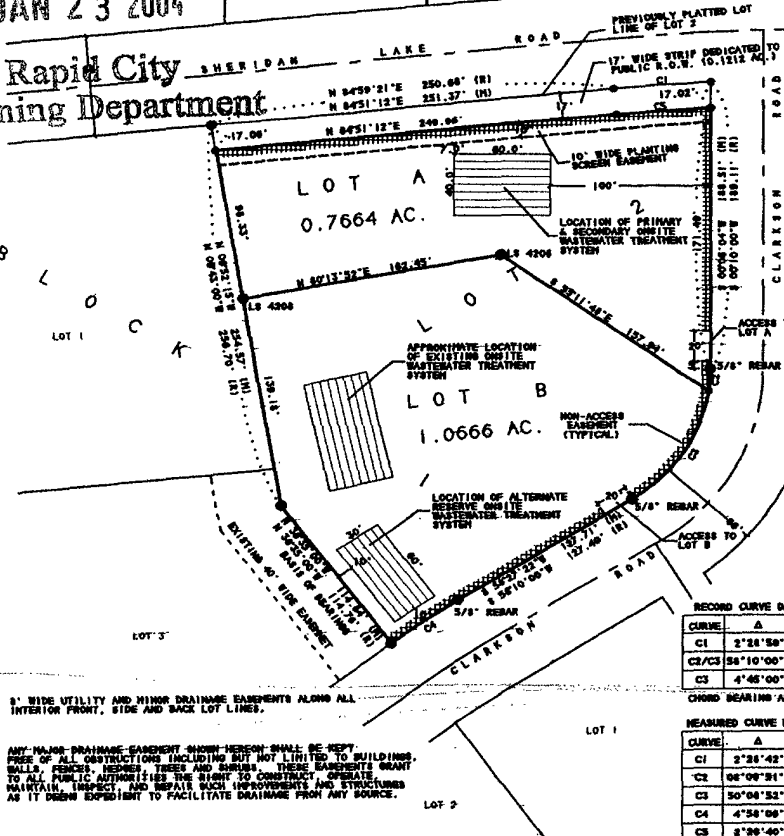


SCALE: 1" = 50' DECEMBER 22, 2003

RECEIVED

JAN 23 2004

Rapid City Planning Department



LEGEND
INDICATES FOUND SURVEY MONUMENT BEARS WITH CAP MARKED 'FRANCIS-HEADS 1/8 1019' UNLESS OTHERWISE INDICATED.
LS 4205 INDICATES FOUND BEAR WITH SURVEY CAP MARKED 'POLENZ 4205'
INDICATES SET 5/8" BEAR WITH SURVEY CAP MARKED 'THINDELSTAD 4371' FROM PLAT OR DEED.
INDICATES RECORDED DIMENSION THIS SURVEY.
BASIS OF BEARING, AS SHOWN HEREON, THE IMPROVED CENTER LINE OF BLOCK 1 OF CLARKSON SUBDIVISION, SAID BEARING BEING N 38°35'00" W AS SHOWN ON THE ORIGINAL PLAT OF SAID LOT 2 RECORDED IN PLAT BOOK 14 PAGE 17.

RECORD CURVE DATA table with columns: CURVE, A, RADIUS, LENGTH, CHORD BEARING, CHD DIST. Includes data for curves C1, C2/C3, C4, C5.

MEASURED CURVE DATA table with columns: CURVE, A, RADIUS, LENGTH, CHORD BEARING, CHD DIST. Includes data for curves C1, C2, C3, C4, C5.

OWNER'S CERTIFICATE
I, TIMOTHY W. KOPPEN, DO HEREBY CERTIFY THAT I AM THE OWNER OF THE LAND DESCRIBED HEREON. THE SURVEY WAS DONE AT MY REQUEST FOR THE PURPOSES INDICATED HEREON. THE DEVELOPMENT OF THIS LAND SHALL BE IN ACCORDANCE WITH THE ZONING, SUBDIVISION, EROSION AND SEDIMENT CONTROL, REGULATIONS, AND HEREBY APPROVE THE SURVEY AND THIS FINAL PLAT OF SAID LAND.

CERTIFICATE OF PLANNING DIRECTOR
I, PLANNING DIRECTOR OF THE CITY OF RAPID CITY, HAVE REVIEWED THIS PLAT AND HAVE FOUND IT TO CONFORM TO THE SUBDIVISION REQUIREMENTS OF CHAPTER 30.02 OF THE RAPID CITY MUNICIPAL CODE AND AS SUCH I HAVE APPROVED THIS PLAT AS A FINAL PLAT.

STATE OF SOUTH DAKOTA: COUNTY OF PENNINGTON:
ON THIS DAY OF 2004, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED TIMOTHY W. KOPPEN KNOWN TO ME TO BE THE OWNER OF THE LAND DESCRIBED IN THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SAID OWNER EXECUTED THE SAME.

CERTIFICATE OF GROWTH MANAGEMENT DIRECTOR
I, GROWTH MANAGEMENT DIRECTOR OF THE CITY OF RAPID CITY, HAVE REVIEWED THIS PLAT AND HAVE FOUND IT TO CONFORM TO THE SUBDIVISION REQUIREMENTS OF CHAPTER 30.02 OF THE RAPID CITY MUNICIPAL CODE AND AS SUCH I HAVE APPROVED THIS PLAT AS A FINAL PLAT.

SURVEYOR'S CERTIFICATE
I, STEVEN O. THINDELSTAD, REGISTERED LAND SURVEYOR, SD NO. 4371, DO HEREBY CERTIFY THAT AT THE LOCATION OF THE OWNER OF THE HEREIN DESCRIBED LAND I HAVE MADE THE SURVEY AND WITHIN PLAT OF LAND DESCRIBED AND SHOWN HEREON THE LOCATION AND DIMENSIONS ARE AS SHOWN ON THE PLAT AND SAID PLAT IS IN ALL RESPECTS TRUE AND CORRECT.

CERTIFICATE OF TREASURER
STATE OF SOUTH DAKOTA: COUNTY OF PENNINGTON:
I, TREASURER OF PENNINGTON COUNTY, CERTIFY THAT ALL TAXES WHICH ARE DUE UPON THE TRACT AS SHOWN HEREON AND BY RECEIPTS OF MY OFFICE HAVE BEEN PAID TO DATE.

OFFICE OF DIRECTOR OF EQUALIZATION
STATE OF SOUTH DAKOTA: COUNTY OF PENNINGTON:
I, DIRECTOR OF EQUALIZATION, PENNINGTON COUNTY, CERTIFY THAT I HAVE RECEIVED A COPY OF THIS PLAT, AND IS FILED IN MY OFFICE.

CERTIFICATE OF FINANCE OFFICER
I, FINANCE OFFICER OF THE CITY OF RAPID CITY, DO HEREBY CERTIFY THAT THE FINANCE OFFICER OF THE CITY OF RAPID CITY, HAS APPROVED THIS FINAL PLAT AS SHOWN HEREON.

CERTIFICATE OF FINANCE OFFICER
I, FINANCE OFFICER OF THE CITY OF RAPID CITY, DO HEREBY CERTIFY THAT THE FINANCE OFFICER OF THE CITY OF RAPID CITY, HAS APPROVED THIS FINAL PLAT AS SHOWN HEREON.

OFFICE OF REGISTER OF DEEDS
STATE OF SOUTH DAKOTA: COUNTY OF PENNINGTON:
FILED THIS DAY OF 2004, AT O'CLOCK IN BOOK PAGE

CERTIFICATE OF PUBLIC WORKS DIRECTOR
I, PUBLIC WORKS DIRECTOR OF THE CITY OF RAPID CITY, HAVE REVIEWED THIS PLAT AND HAVE FOUND IT TO CONFORM TO THE SUBDIVISION REQUIREMENTS OF CHAPTER 30.02 OF THE RAPID CITY MUNICIPAL CODE AND AS SUCH I HAVE APPROVED THIS PLAT AS A FINAL PLAT.

PREPARED BY: STEVEN O. THINDELSTAD, REGISTERED ENGINEER & LAND SURVEYOR, INC. 1030 NORTH HIGHWAY 78, BLACK HAWK, SOUTH DAKOTA 57718 (605) 736-7868