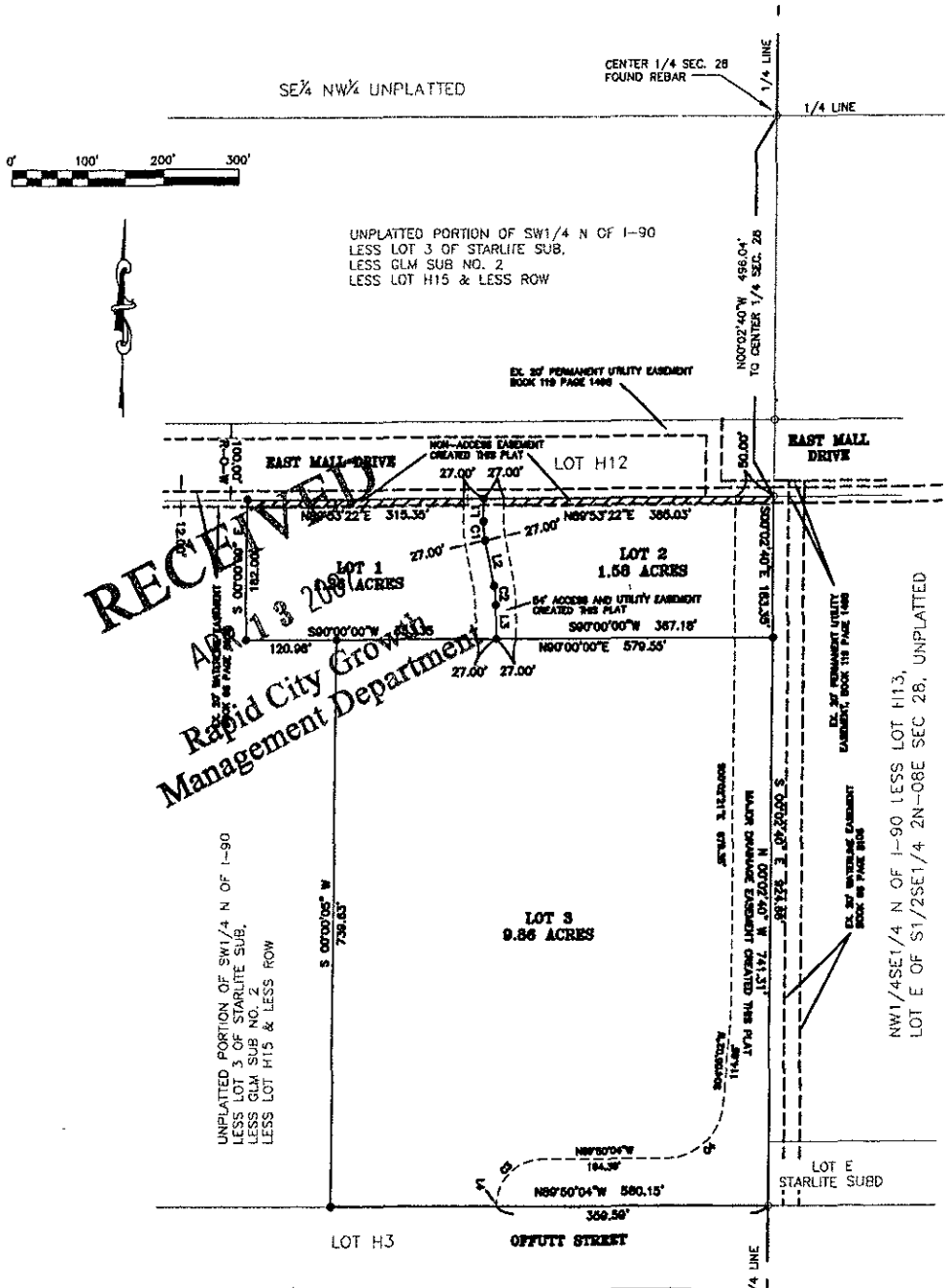
# PLAT OF FOREFATHER FLATS SUBDIVISION, LOTS 1, 2 AND 3

FORMERLY THE UNPLATTED PORTION OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 28
ALL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 28 IN TOWNSHIP 2 NORTH OF RANGE 8 EAST
OF THE BLACK HILLS MERIDIAN, IN THE CITY OF RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA




RECEIVED
APR 13 2007
Rapid City Growth Management Department

| LINE | BEARING | DISTANCE |
|---|---|---|
| L1 | S 00°00'00" E | 30.00' |
| L2 | S 11°00'00" E | 60.00' |
| L3 | S 00°00'00" E | 44.00' |
| L4 | S 00°00'14" E | 1.26' |

| CURVE | RADIUS | ARC LENGTH | CHORD LENGTH | CHORD BEARING |
|---|---|---|---|---|
| C1 | 114.00' | 26.01' | 25.96' | S 00°00'16" E |
| C2 | 114.00' | 26.01' | 25.96' | S 00°00'16" E |
| C3 | 60.00' | 94.25' | 85.00' | S 45°00'00" E |
| C4 | 70.00' | 111.00' | 101.00' | S 45°00'00" E |

NOTES:

1. MINOR DRAINAGE AND UTILITY EASEMENTS ARE HEREBY ESTABLISHED 8' WIDE ON THE INTERIOR SIDE OF ALL LOT LINES AND RIGHT-OF-WAY. (EXCEPT WHERE MAJOR DRAINAGE EASEMENTS ARE LOCATED)
2. TOTAL PLATTED AREA: 12.90 ACRES
3. NON-ACCESS EASEMENTS ARE HEREBY ESTABLISHED ALONG THE CORNER LOTS AND AS INDICATED HEREON.
4. ALL BUILDERS SHALL MAINTAIN EXISTING DRAINAGE FACILITIES IN ACCORDANCE TO APPROVED CONSTRUCTION PLANS.
5. ACREAGE SHOWN ON LOTS INCLUDE EASEMENTS.
6. EXISTING TEMPORARY EASEMENTS ARE NOT SHOWN HEREON.
7. BASIS OF BEARING FOR THIS PLAT IS GEODETIC NORTH.
8. LOT H12 RECORDED IN HIGHWAY PLAT BOOK 11, PAGE 9.
9. LOT H3 RECORDED IN PLAT BOOK 2, PAGE 284.

LEGEND:

- ● Denotes set 5/8" rebar with survey cap marked "ARLETH 3977".
- ○ Denotes Found Survey Monument w/cap as noted.
- ▨ Denotes Non-Access Easement per this Plat.

REVISED:
REVISED:
REVISED:

PREPARED BY: ARLETH & ASSOCIATES

25 KIRK ROAD
DEADWOOD, SD 57732
605-578-1637

DDI JOB NO: 07-0461
AA JOB NO: 6844 3

DATE: APRIL 13, 2007
SCALE: 1" = 100'
DRAWN: FD

APPROVED: JMA

Prepared for:
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