09SV016

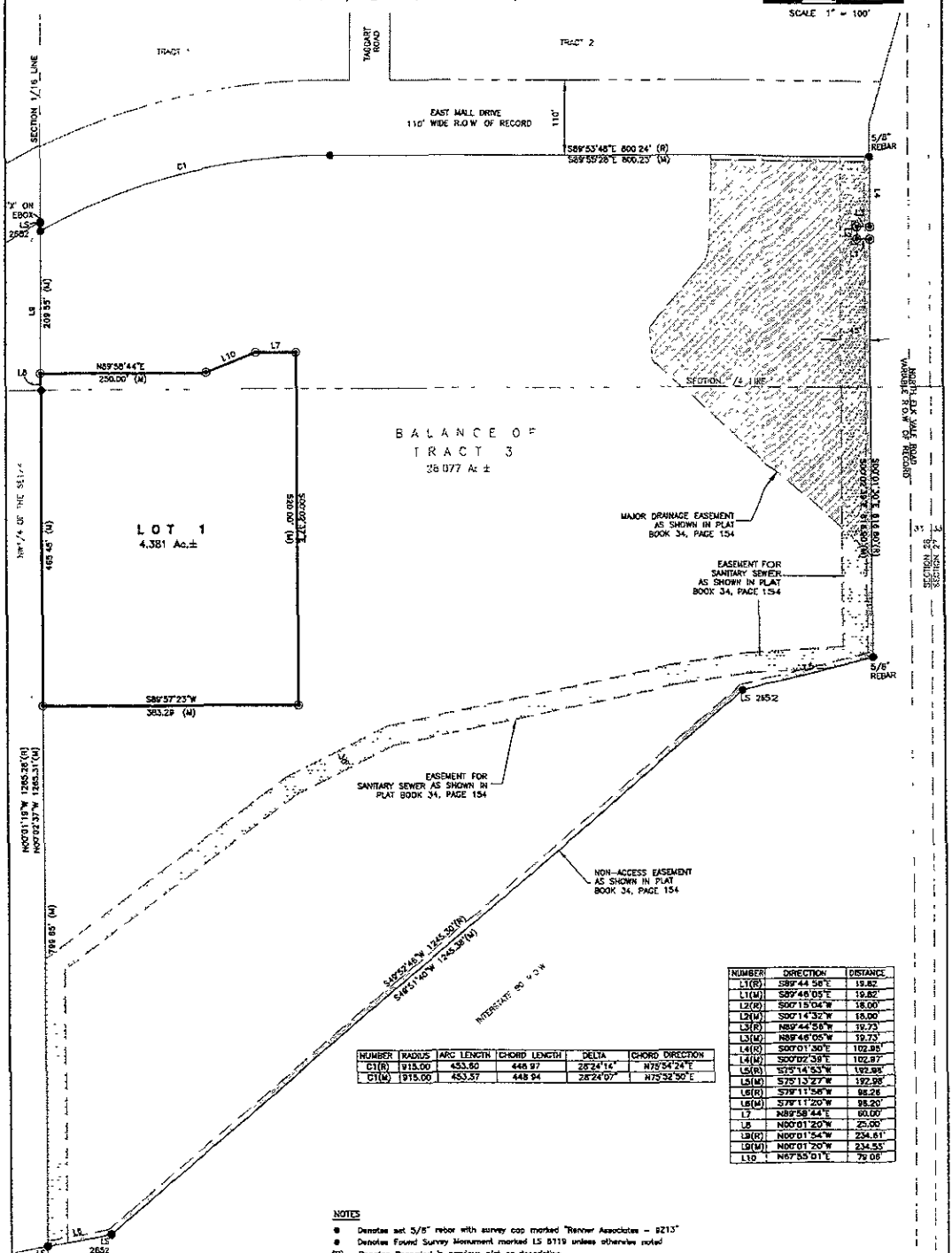
PLAT OF

LOT 1 OF TRACT 3 OF DISCOVERY SUBDIVISION

(formerly a portion of Tract 3 of Discovery Subdivision)
LOCATED IN THE NE1/4 OF THE SE1/4
AND IN THE SE1/4 OF THE NE1/4
SECTION 28, T2N, R8E, BHM
RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

JULY 28, 2009

SCALE 1" = 100'



NUMBER	DIRECTION	DISTANCE
L1(R)	S89°44'58"E	19.82'
L1(M)	S89°46'05"E	19.82'
L2(R)	S00°15'02"W	18.00'
L2(M)	S00°14'32"W	18.00'
L3(R)	N89°44'58"W	19.73'
L3(M)	N89°46'05"W	19.73'
L4(R)	S00°01'30"E	102.95'
L4(M)	S00°02'39"E	102.97'
L5(R)	S75°14'53"W	197.98'
L5(M)	S75°13'27"W	197.98'
L6(R)	S79°11'56"W	98.28'
L6(M)	S79°11'20"W	98.20'
L7	N89°58'44"E	60.00'
L8	N00°01'20"W	20.00'
L9(R)	N00°01'54"W	234.61'
L9(M)	N00°01'20"W	234.55'
L10	N67°55'01"E	79.08'

NUMBER	RADIUS	ARC LENGTH	CHORD LENGTH	DELTA	CHORD DIRECTION
C1(R)	915.00	453.60	448.97	28°24'16"	N76°54'24"E
C1(M)	915.00	453.57	448.94	28°24'07"	N76°52'30"E

NOTES

- Denotes set 5/8" rebar with survey cap marked "Renner Associates – 8213"
- Denotes Found Survey Monument marked LS 8119 unless otherwise noted
(R) Denotes Recorded in previous plat or description.
(M) Denotes Measured in this survey

BASIS OF BEARINGS GEODETIC NORTH AS DETERMINED BY GLOBAL POSITIONING SYSTEM (GPS) WGS 84

UTILITY AND MINOR DRAINAGE EASEMENTS 8 ON THE INTERIOR SIDES OF ALL LOT LINES

BUILDING SETBACK REQUIREMENTS AS STATED IN THE ZONING AND/OR PLATTING REGULATIONS

LOTS 1 AND 2 SUBJECT TO RIGHT-OF-WAY DATED APRIL 15 1959, GRANTED TO RAPID CITY TELEVISION CORPORATION, FILED SEPTEMBER 26, 1961, AND RECORDED IN BOOK 77 OF MISC RECORDS ON PAGE 6337 IN THE OFFICE OF THE REGISTER OF DEEDS PENNINGTON COUNTY SOUTH DAKOTA. *(ROUTE NOT SET FORTH)*

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.

REGISTERED PROFESSIONAL LAND SURVEYOR
REG. NO. 8213
ERIC B. HOWARD
SOUTH DAKOTA

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