04PL162

## PLAT OF EASTRIDGE SUBDIVISION

LOTS 1-6, BLOCK 3; AND DEDICATED STREET LOCATED IN THE NW 1/4, NE 1/4, SECTION 24, T1N, R7E, B. CITY OF RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

## RECEIVED

OCT 29 2004

Rapid City Growth Management Department

ROAD L=179.98' R=470.00' A=21'56'17' C LEN=178.88' BRG=N 43'25'38' E 34.25 h LOT 6 0.44 ACRES LOT 5 0.47 ACRES R=470.00' A=07'57'19" C LEN=65.21' BRG-N 28'28'50" LOT 4 0.39 ACRES BEARING DISTANCE S 80°36'13' E 14.14 130.00 LOT 3 0.39 ACRES 85.50° 10° 11 130.00 LOT 2 LOI ∠ 0.39 ACRES 120 05.50.40° W 130.00 LEGEND. DENOTES SET 5/8" REBAR WITH SURVEY CAP WARKED "RISSIST?" LOT 1 DENOTES FOUND SURVEY MONUMENT 0.63 ACRES NOTES: 1. MINOR DRAWAGE AND UTILITY EASEMENTS ARE HEREBY ESTABLISHED 8" WIDE ON THE INTERIOR SIDE OF ALL LOT LINES AND RIGHT-OF-WAY. (EXCEPT WHERE MAJOR DRAWAGE EASEMENTS ARE LOCATED) \*08"W 314.73 **19**  TOTAL PLATTED AREA: 20.81 ACRES; LOTS: 14.67
ACRES; DEDICATED PUBLIC RIGHT—OF—WAY: 6.14
ACRES. 3. ANY MAJOR DRAINAGE EASEMENT SHOWN HEREON SHALL BE KEPT FREE OF ALL OBSTRUCTRONS 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, MISPECT AND REPAIR SUCH MARROVEMENTS AND STRUCTURES AS IT DEEMS EXPEDIENT TO FACILITATE DRAINAGE FROM ANY SOURCE.

PREPARED BY: ARLETH & ASSOCIATES

500.01

382 MAIN STREET DEADWOOD, SD 57732 605~578~1637

JOB NO.

DATE: OCTOBER 2004 SCALE: 1" - 60" DRAWN TV/SE

APPROVED JULA

PREPARED FOR DREAM DESIGN INTERNATIONAL, INC 528 KANSAS CITY STREET, SUITE 4 RAPID CITY, SOUTH DAKOTA 57701 (605) 348-0538

NON-ACCESS EASEMENTS ARE HEREBY ESTABLISHED ALONG THE FIRST FIFTY FEET OF CORNER LOTS OR AS INDICATED HEREON.