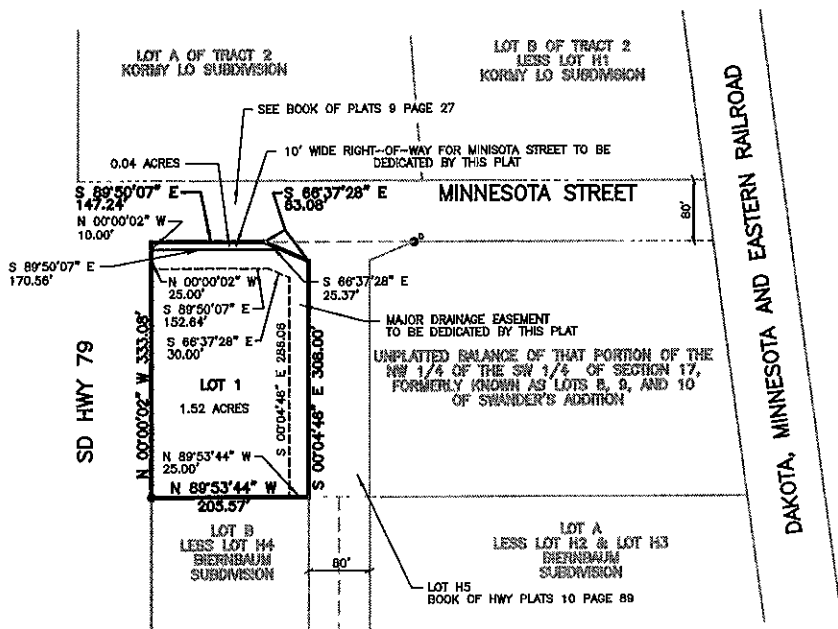


# PRELIMINARY PLAT OF LOT 1 AND A PORTION OF MINNESOTA STREET RIGHT-OF-WAY SOUTH YARD SUBDIVISION

THAT PORTION OF THE NW 1/4 OF THE SW 1/4 OF SECTION 17, T1N, R8E OF THE B.H.M.,  
FORMERLY KNOWN AS LOTS 8, 9, AND 10 OF SWANDER'S ADDITION  
RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

07PL107 / 07SV048

SHEET 1 OF 2



## RECEIVED

OCT 10 2007

**Rapid City Growth  
Management Department**

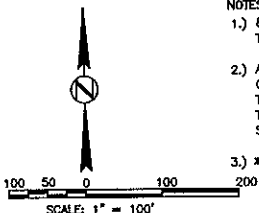
**LEGEND**

- FOUND ALLUMINUM CAP "SDDOT HIGHWAY ROW"
- FOUND 1 1/2" PIPE
- SET NO. 5 REBAR/PLASTIC CAP "AAE LS 6014"

**NOTES:**

- 1.) 8' UTILITY AND MINOR DRAINAGE EASEMENTS ARE HEREBY GRANTED ON THE INTERIOR OF ALL LOT LINES.
- 2.) 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.
- 3.) \*\* DENOTES EASEMENT HEREBY GRANTED FOR THE NOTED PURPOSE(S).

STREET AREAS	
STREETS TO BE DEDICATED AS PUBLIC RIGHTS-OF-WAY VIA THIS PLAT	ACRES
MINNESOTA STREET	0.13



Plat prepared by:  
517 7th street rapid city sd 57701  
ph 605 342.9470 fox 605.342 2377  
www 4front biz

ARCHITECTURE | ENGINEERING  
GIS | SURVEYING

4FRONT  
DESIGN INC

**CERTIFICATE OF REGISTER OF DEEDS**  
State of South Dakota  
County of Pennington S.S.

Filed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_ o'clock  
M. In Book \_\_\_\_\_ of Plats, Page \_\_\_\_\_.

Register of Deeds

Fee: \$ \_\_\_\_\_

# PRELIMINARY PLAT OF LOT 1 AND A PORTION OF MINNESOTA STREET RIGHT-OF-WAY SOUTH YARD SUBDIVISION

THAT PORTION OF THE NW 1/4 OF THE SW 1/4 OF SECTION 17, T11N, R8E OF THE B.H.M,  
FORMERLY KNOWN AS LOTS 8, 9, AND 10 OF SWANDER'S ADDITION  
RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

SHEET 2 OF 2

**NOTES:**

- 1.) 8' UTILITY AND MINOR DRAINAGE EASEMENTS ARE HEREBY GRANTED ON THE INTERIOR OF ALL LOT LINES, EXCEPT AS NOTED.
- 2.) 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.

## RECEIVED

OCT 10 2007

### Rapid City Growth Management Department

**CERTIFICATE OF OWNERSHIP**  
STATE OF SOUTH DAKOTA  
COUNTY OF PENNINGTON

S.S.

I, KENNETH R. AND DELORES C. HAMM FAMILY TRUST, KENNETH R. HAMM AND DELORES C. HAMM TRUSTEES, DO HEREBY CERTIFY THAT I AM THE OWNER OF THE TRACT OF LAND SHOWN AND DESCRIBED HEREON, THAT THE PLAT WAS DONE AT OUR REQUEST FOR THE PURPOSES INDICATED HEREON, AND THAT WE DO HEREBY APPROVE THE WITHIN PLAT OF SAID LAND, AND THAT THE DEVELOPMENT OF THIS LAND SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING, SUBDIVISION, EROSION, AND SEDIMENT CONTROL REGULATIONS.

ANY LAND SHOWN ON THE WITHIN PLAT AS DESCRIBED TO PUBLIC RIGHT-OF-WAY IS HEREBY DEDICATED TO PUBLIC USE AND PUBLIC UTILITY USE AS SUCH FOREVER, BUT SUCH DEDICATION SHALL NOT BE CONSTRUED TO BE A DONATION OF THE FEE OF SUCH LAND.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL.

**OWNERS:**

KENNETH R. AND DELORES C. HAMM FAMILY TRUST:

\_\_\_\_\_  
KENNETH R. HAMM TRUSTEE

\_\_\_\_\_  
DELORES C. HAMM TRUSTEE

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED KENNETH R. HAMM, TRUSTEE AND DELORES C. HAMM, TRUSTEE OF KENNETH R. AND DELORES C. HAMM FAMILY TRUST, KNOWN TO ME TO BE THE PERSON DESCRIBED IN THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SHE SIGNED THE SAME.

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

**CERTIFICATE OF DIRECTOR OF EQUALIZATION**

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

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
DIRECTOR OF EQUALIZATION OF PENNINGTON COUNTY

APPROVED: \_\_\_\_\_  
DIRECTOR OF EQUALIZATION 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 \_\_\_\_\_, 20\_\_\_\_.

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

**CERTIFICATE OF SURVEYOR**

I, WILLIAM C. PHILLIPS, REGISTERED LAND SURVEYOR NO. 6014 OF THE STATE OF SOUTH DAKOTA, DO HEREBY CERTIFY THAT AT THE REQUEST OF THE OWNERS LISTED HEREON, 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.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL.

\_\_\_\_\_  
WILLIAM C. PHILLIPS, REGISTERED LAND SURVEYOR      DATE

**RESOLUTION BY GOVERNING BOARD**  
STATE OF SOUTH DAKOTA  
COUNTY OF PENNINGTON

S.S.

I, FINANCE OFFICER OF CITY OF RAPID CITY, DO HEREBY CERTIFY THAT AT AN OFFICIAL MEETING HELD ON \_\_\_\_\_, 20\_\_\_\_, THE COMMON COUNCIL, BY RESOLUTION, DID APPROVE THE PLAT AS SHOWN HEREON.

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

**CERTIFICATE OF HIGHWAY OR STREET AUTHORITY**

THE LOCATION OF THE PROPOSED PROPERTY LINES WITH RESPECT TO THE HIGHWAY OR STREET AS SHOWN HEREON IS HEREBY APPROVED. ANY APPROACHES OR ACCESS TO THE HIGHWAY OR STREET WILL REQUIRE ADDITIONAL APPROVAL DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
HIGHWAY OR STREET AUTHORITY

**CERTIFICATE OF COUNTY TREASURER**

I, TREASURER OF PENNINGTON COUNTY, DO HEREBY CERTIFY THAT ALL TAXES WHICH ARE LIENS UPON THE WITHIN-DESCRIBED LANDS ARE FULLY PAID ACCORDING TO THE RECORDS OF MY OFFICE.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

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

Plat prepared by  
517 7th street rapid city sd 57701  
ph: 605 342.9470 fax: 605 342 2377  
www 4front.biz  
ARCHITECTURE | ENGINEERING  
GIS | SURVEYING



**CERTIFICATE OF REGISTER OF DEEDS**  
State of South Dakota  
County of Pennington

S.S.

Filed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_ o'clock  
M. In Book \_\_\_\_\_ of Plats, Page \_\_\_\_\_.

Fee: \$ \_\_\_\_\_