11PL051

PLAT OF

TRACTS 1–2 & DEDICATED TATANKA ROAD RIGHT–OF–WAY, HARLEY–DAVIDSON SUBDIVISION

(formerly Lots 1–3 of R&L Subdivision, a Portion of Vacated Lot H4 in a portion of the 100 feet of Dedicated Right of Way known as Lange Road in the SW1/4 of Section 22 and a Portion of the SW1/4 of Section 22 and a Portion of the N1/2 of the NW1/4 of Section 27)

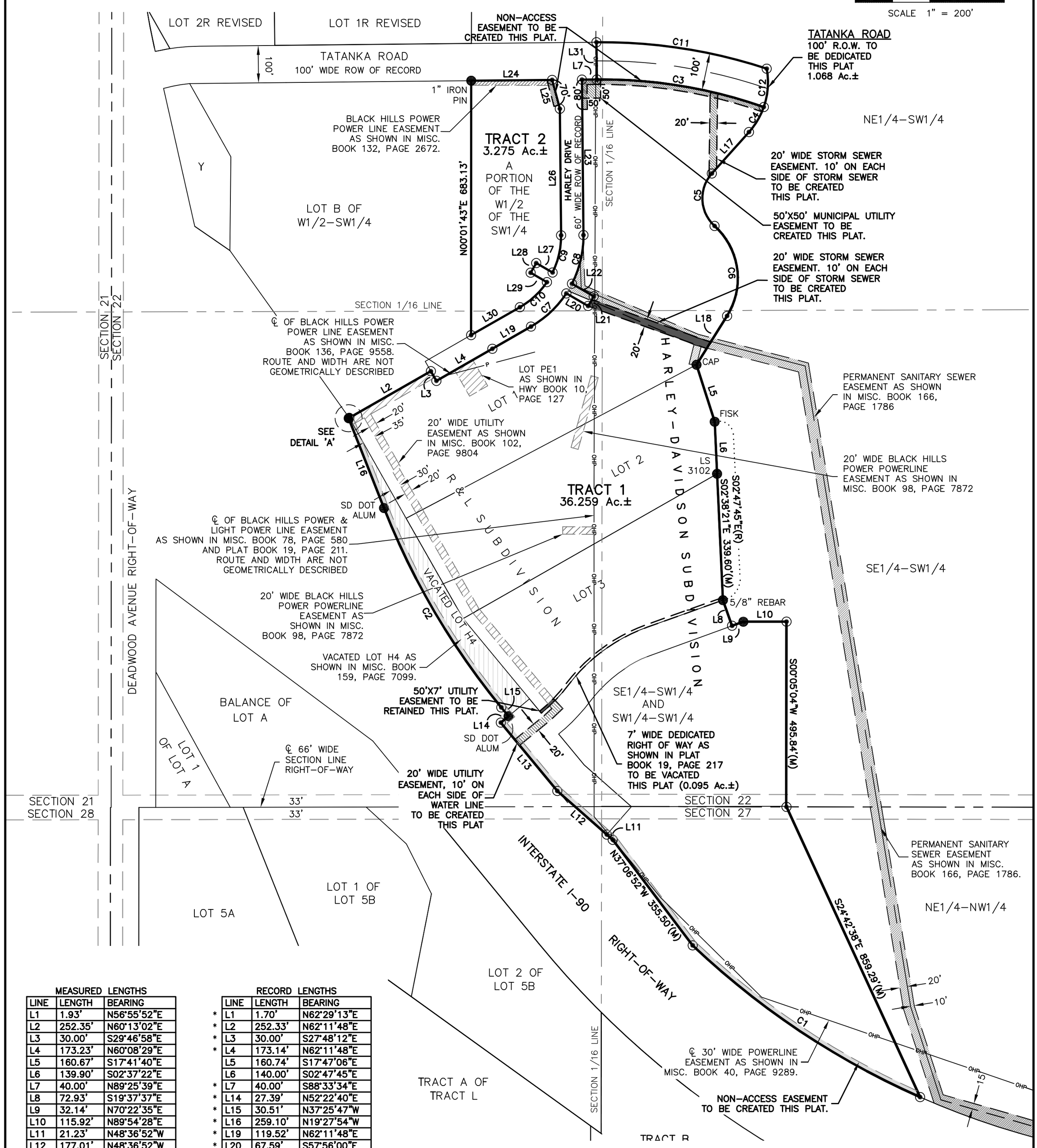
LOCATED IN THE SW1/4 OF SECTION 22 AND IN THE N1/2 OF THE NW1/4 OF SECTION 27 T2N, R7E, BHM

RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

DECEMBER 1, 2011

0 100 200 400

SCALE 1" = 200'



MEASURED LENGTHS

LINE	LENGTH	BEARING
L1	1.93'	N56°55'52"E
L2	252.35'	N60°13'02"E
L3	30.00'	S29°46'58"E
L4	173.23'	N60°08'29"E
L5	160.67'	S17°41'40"E
L6	139.90'	S02°37'22"E
L7	40.00'	N89°25'39"E
L8	72.93'	S19°37'37"E
L9	32.14'	N70°22'35"E
L10	115.92'	N89°54'28"E
L11	21.23'	N48°36'52"W
L12	177.01'	N48°36'52"W
L13	238.19'	N39°34'27"W
L14	26.93'	N50°24'27"E
L15	30.51'	N39°26'35"W
L16	259.15'	N21°28'51"W
L17	149.32'	S41°50'53"W
L18	154.58'	S32°02'38"W
L19	119.44'	N60°08'29"E
L20	67.59'	S59°56'03"E
L21	30.00'	N30°03'57"E
L22	67.50'	N59°56'03"W
L24	217.19'	N89°26'01"E
L25	80.21'	S14°58'06"E
L26	339.74'	S00°33'37"E
L27	50.69'	N59°56'03"W
L28	30.00'	S30°03'57"W
L29	50.58'	S59°56'03"E
L30	150.85'	S60°10'17"W
L31	100.00'	N00°33'37"W

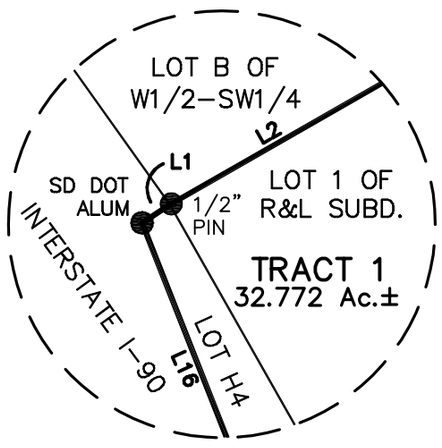
RECORD LENGTHS

	LINE	LENGTH	BEARING
*	L1	1.70'	N62°29'13"E
*	L2	252.33'	N62°11'48"E
*	L3	30.00'	S27°48'12"E
*	L4	173.14'	N62°11'48"E
	L5	160.74'	S17°47'06"E
	L6	140.00'	S02°47'45"E
*	L7	40.00'	S88°33'34"E
*	L14	27.39'	N52°22'40"E
*	L15	30.51'	N37°25'47"W
*	L16	259.10'	N19°27'54"W
*	L19	119.52'	N62°11'48"E
*	L20	67.59'	S57°56'00"E
*	L21	30.00'	N32°04'00"E
*	L22	67.50'	N57°56'00"W
*	L23	417.39'	N01°26'26"E
*	L24	217.09'	S88°33'34"E
*	L25	80.18'	S13°00'13"E
*	L26	339.74'	N01°26'26"E
*	L27	50.69'	N57°56'00"W
*	L28	30.00	N32°04'00"E
*	L29	50.58	S57°58'00"E
*	L30	146.62'	N62°11'48"E
*	L31	100.00'	N01°26'26"E

* RECORD INFORMATION BASED ON SOUTH DAKOTA STATE PLANE COORDINATE SYSTEM

MEASURED CURVES, NOTED (R) AS RECORDED

	NUMBER	LENGTH	RADIUS	DELTA ANGLE	CHORD DIRECTION	CHORD LENGTH
	C1	737.36	2142.00	19°43'24"	N56°17'03"W	733.72
*	C2(R)	623.32	1988.00			
	C2	623.51	1988.00	17°58'12"	N30°27'35"W	620.96
	C3	456.35	1313.48	19°54'24"	S80°37'09"E	454.06
	C4	78.59	200.00	22°30'51"	S30°35'28"W	78.08
	C5	156.52	100.00	89°40'42"	S02°59'28"E	141.02
	C6	264.87	190.00	79°52'27"	S07°53'35"E	243.94
*	C7(R)	131.39	280.00	26°53'09"	N48°45'13"E	130.19
	C7	131.39	280.00	26°53'09"	N46°45'10"E	130.19
*	C8(R)	135.51	280.00	27°43'42"	N15°18'17"E	134.19
	C8	135.51	280.00	27°43'42"	N13°18'14"E	134.19
*	C9(R)	103.43	220.00	26°56'13"	S12°54'33"W	102.48
	C9	103.43	220.00	26°56'13"	S12°54'30"W	102.48
*	C10(R)	99.83	220.00	25°59'59"	S49°11'48"W	98.98'
	C10	99.83	220.00	25°59'59"	S47°11'45"W	98.98'
	C11	464.42	1413.48	18°49'31"	S81°09'32"E	462.33
	C12	104.43	200.00	29°55'01"	S04°22'32"W	103.25



DETAIL 'A'

SCALE 1"=10'

PROFESSIONAL REGISTERED LAND SURVEYOR REG. NO. 9213 ERIC D. HOWARD SOUTH DAKOTA

PRELIMINARY

NOTES:

- ◉ Denotes set 5/8" rebar with survey cap marked "Renner – Assoc. 9213"
- ● Denotes Found Survey Monument marked LS 2652 unless otherwise noted
- (R) Denotes Recorded in previous plat or description.
- (M) Denotes Measured in this survey.
- –OHP– Overhead Power Line
- —P— Underground Power Line

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.

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.

PREPARED BY: RENNER & ASSOCIATES, LLC * 616 SIXTH STREET * RAPID CITY SD 57701 * 605/721–7310

ADP/ PMM

#2038.01

11PL051

PLAT OF

TRACTS 1–2 & DEDICATED TATANKA ROAD RIGHT–OF–WAY, HARLEY–DAVIDSON SUBDIVISION

(formerly Lots 1–3 of R&L Subdivision, a Portion of Vacated Lot H4 in a portion of the 100 feet of Dedicated Right of Way known as Lange Road in the SW1/4 of Section 22 and a Portion of the SW1/4 of Section 22 and a Portion of the N1/2 of the NW1/4 of Section 27)

LOCATED IN THE SW1/4 OF SECTION 22 AND IN THE N1/2 OF THE NW1/4 OF SECTION 27 T2N, R7E, BHM

RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

CERTIFICATE OF OWNERSHIP

State of South Dakota
County of Pennington S.S.

I, _____, _____ of Hog Wild, LLC., do hereby certify that we are the owners of the tract of land shown and described hereon, that said land is free from any encumbrance, that we did authorize and do hereby approve the survey and within plat of said land, and that the development of this land shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations.

Any land shown on the within plat as dedicated 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.

OWNER: HOG WILD, LLC

By: _____

_____ , _____

On this____ day of_____ , 20____, before me, a Notary Public, personally appeared _____ , known to me to be the person described in the foregoing instrument and acknowledged to me that he/she signed the same.

NOTARY PUBLIC:_____

My commission expires: _____

CERTIFICATE OF OWNERSHIP

State of South Dakota
County of Pennington S.S.

I, _____, _____ of GCC Dacotah Inc., do hereby certify that we are the owners of the tract of land shown and described hereon, that said land is free from any encumbrance, that we did authorize and do hereby approve the survey and within plat of said land, and that the development of this land shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations.

Any land shown on the within plat as dedicated 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.

OWNER: GCC Dacotah, Inc.

By: _____

_____ , _____

On this____ day of_____ , 20____, before me, a Notary Public, personally appeared _____ , known to me to be the person described in the foregoing instrument and acknowledged to me that he/she signed the same.

NOTARY PUBLIC:_____

My commission expires: _____

CERTIFICATE OF FINANCE OFFICER

I, Finance Officer of the City of Rapid City, do hereby certify that the Growth Management Director of the City of Rapid City, has approved this Final Plat as shown hereon.

Dated this _____day of _____, 20____ .

_____

Finance Officer of the City of Rapid City

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

PROFESSIONAL REGISTERED LAND SURVEYOR REG. NO. 9213 ERIC D. HOWARD SOUTH DAKOTA

PRELIMINARY

CERTIFICATE OF SURVEYOR

State of South Dakota
County of Pennington S.S.

I, Eric D. Howard, Registered Land Surveyor No. 9213 in 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. Easements or restrictions of miscellaneous record or private agreements that are not known to me are not shown hereon.

In witness whereof, I have hereunto set my hand and seal.

_____ _____

Eric D. Howard, Registered Land Surveyor Date:

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

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 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 the Subdivision requirements of Chapter 16.08.035 of the Rapid City Municipal Code and as such I have approved this Plat as a Final Plat.

Dated this _____day of_____ , 20_____.

_____

Growth Management Director of the City of Rapid City

CERTIFICATE OF REGISTER OF DEEDS

State of South Dakota
County of Pennington S.S.

Filed this _____day of_____, 20_____ , at _____o'clock ___M. in Doc. # _____ of Plats.

Fee: $ _____

Register of Deeds

PREPARED BY: RENNER & ASSOCIATES, LLC * 616 SIXTH STREET * RAPID CITY SD 57701 * 605/721–7310

ADP/PMM #2038.01