

DRAWING NUMBER
2007-2423

SAFCO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552

POSITION EDGE OF POINT ON THIS LINE

1062

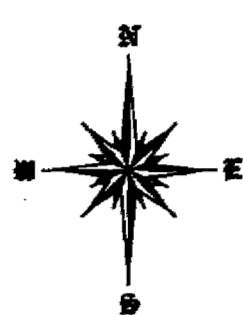
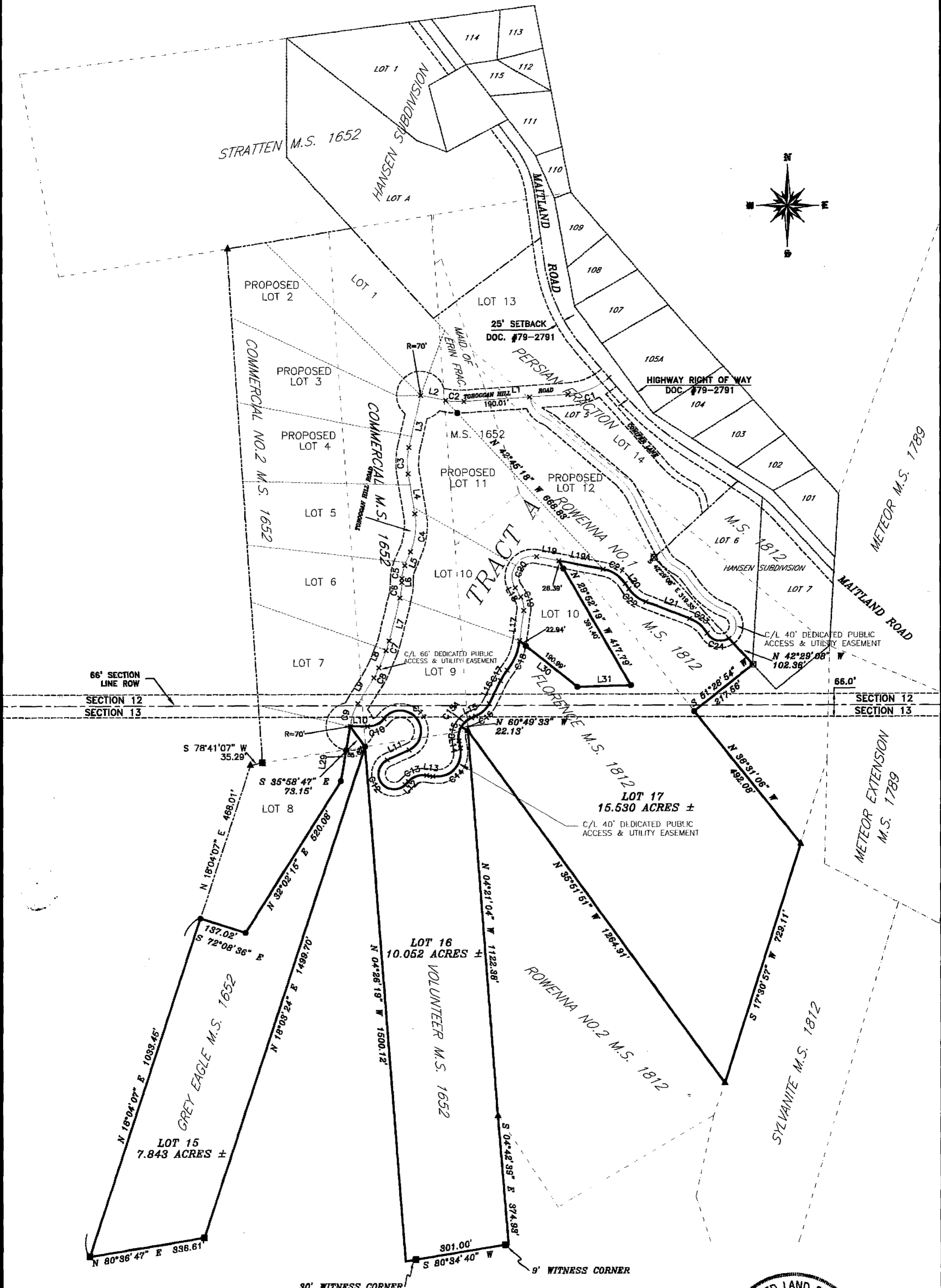
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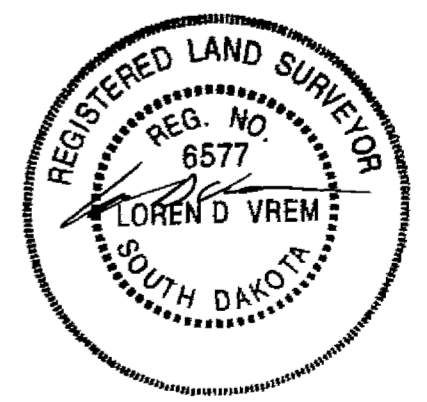
5 +

PLAT OF LOTS 15, 16 AND 17 OF TRACT A OF OLD TOBOGGAN HILL SUBDIVISION
A SUBDIVISION OF GREY EAGLE, VOLUNTEER, COMMERCIAL NO.2, M.S. 1652, FLORENCE, M.S. 1812 AND LOT 5 OF HANSEN SUBDIVISION OF
M.S. 1652 & M.S. 1812; PORTIONS OF MAID OF ERIN FRACTION & COMMERCIAL, M.S. 1652 AND ROWENNA NO.1 M.S. 1812,
AND A 40' PUBLIC ACCESS AND UTILITY EASEMENT THRU LOT 6 OF HANSEN SUBDIVISION OF M.S. 1652 & M.S. 1812
ALL LOCATED IN THE S½ OF SECTION 12 AND THE N½ OF SECTION 13, T5N, R2E, B.H.M., LAWRENCE COUNTY, SOUTH DAKOTA



- REBAR & CAP (VREM LS6577)
- 3 ½" U.S.F.S. ALUM. MONUMENT
- ▲ ORIGINAL STONE
- △ ORIGINAL PITCH POST
- × NO CORNER SET
- ☒ REBAR & CAP (NO #)

NOTE: NO RESIDENTIAL BUILDING RIGHTS OF ANY KIND
ARE PERMITTED ON OPEN SPACE LOTS 15, 16, AND 17.



APRIL 2007

Prepared By:
PONDEROSA LAND SURVEYS, L.L.C.
332A WEST MAIN ST.
LEAD, SD 57754
(605) 722-3840

Date:	3/3/2007
Drawn By:	L. D. Vrem
Project No.:	06-86
Dwg. No.:	06-86C.dwg

DRAWING NUMBER
2007-2423

SAFECO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552

POSITION EDGE OF PRINT ON THIS LINE

2002

DRAWING NUMBER
2007-2423

SAFECO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552

POSITION EDGE OF PRINT ON THIS LINE

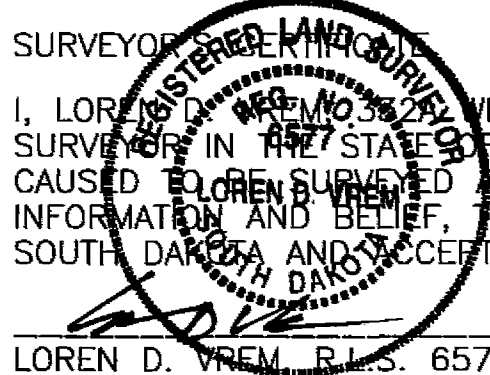
5 7

PLAT OF LOTS 15, 16 AND 17 OF TRACT A OF OLD TOBOGGAN HILL SUBDIVISION
A SUBDIVISION OF GREY EAGLE, VOLUNTEER, COMMERCIAL NO.2, M.S. 1652, FLORENCE, M.S. 1812 AND LOT 5 OF HANSEN SUBDIVISION OF
M.S. 1652 & M.S. 1812; PORTIONS OF MAID OF ERIN FRACTION & COMMERCIAL, M.S. 1652 AND ROWENNA NO.1 M.S. 1812,
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ALL LOCATED IN THE S½ OF SECTION 12 AND THE N½ OF SECTION 13, T5N, R2E, B.H.M., LAWRENCE COUNTY, SOUTH DAKOTA

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	200.00'	129.45'	37°05'01"	S 67°38'44" W	127.20'
C2	200.00'	53.24'	15°15'12"	N 86°11'09" W	53.09'
C3	200.00'	77.20'	22°07'03"	S 01°38'35" W	76.73'
C4	200.00'	112.74'	32°17'51"	S 06°43'59" W	111.25'
C5	100.00'	38.43'	22°01'15"	S 11°52'16" W	38.20'
C6	200.00'	45.51'	13°02'15"	S 07°22'46" W	45.41'
C7	200.00'	30.02'	08°36'01"	S 18°11'54" W	29.99'
C8	200.00'	33.17'	09°30'08"	S 27°14'59" W	33.13'
C9	150.00'	70.42'	26°54'00"	S 18°33'03" W	69.78'
C10	60.00'	55.00'	52°31'16"	N 64°11'31" E	53.09'
C11	60.00'	217.08'	207°17'45"	S 38°25'15" E	116.61'
C12	45.00'	157.85'	200°58'54"	S 35°15'48" E	88.50'
C13	60.00'	57.81'	55°00'44"	N 71°45'07" E	55.42'
C14	70.00'	134.46'	110°03'38"	N 44°13'40" E	114.72'
C15	60.00'	41.86'	39°58'36"	N 09°11'09" E	41.02'
C15A	60.00'	40.74'	38°54'00"	N 48°37'27" E	39.96'
C16	75.00'	54.58'	41°41'42"	N 47°13'37" E	53.38'
C17	175.00'	36.38'	11°54'42"	N 32°20'07" E	36.32'
C18	175.00'	93.48'	30°36'17"	N 22°59'19" E	92.37'
C19	60.00'	41.21'	39°21'15"	N 11°59'27" W	40.41'
C20	60.00'	138.78'	132°31'35"	N 34°35'43" E	109.85'
C21	100.00'	78.28'	44°51'01"	S 56°42'58" E	78.30'
C22	100.00'	62.90'	36°02'20"	S 52°18'38" E	61.87'
C23	100.00'	67.64'	38°45'14"	S 49°35'18" E	66.36'
C24	45.00'	72.60'	82°26'30"	S 76°25'56" E	84.98'

LINE	BEARING	DISTANCE
L1	S 86°11'15" W	301.45'
L2	N 78°33'33" W	73.61'
L3	S 12°42'07" W	155.12'
L4	S 09°24'56" E	117.25'
L5	S 22°52'54" W	43.45'
L6	S 00°51'39" W	11.88'
L7	S 13°53'54" W	128.16'
L8	S 22°28'55" W	53.92'
L9	S 32°00'02" W	87.73'
L10	S 89°32'51" E	50.00'
L11	S 65°13'38" W	68.86'
L12	N 44°14'45" E	13.19'
L13	S 80°44'30" E	17.78'

LINE	BEARING	DISTANCE
L14	N 10°48'09" W	21.55'
L15	N 68°04'27" E	12.64'
L16	N 26°22'46" E	74.01'
L17	N 07°41'10" E	89.32'
L18	N 31°40'04" W	31.07'
L19	S 79°08'29" E	64.82'
L19A	S 79°08'29" E	130.82'
L20	S 34°17'28" E	18.74'
L21	S 68°57'55" E	135.48'
L29	N 09°42'24" E	160.90'
L30	S 51°12'00" E	213.93'
L31	N 88°20'47" E	154.70'



SURVEYOR
I, LOREN D. VREM, R.L.S. 6577, WEST MAIN ST., LEAD, SOUTH DAKOTA, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF SOUTH DAKOTA. THAT AT THE REQUEST OF THE OWNER AND UNDER MY SUPERVISION, I HAVE CAUSED TO BE SURVEYED AND PLATTED THE PROPERTY SHOWN AND DESCRIBED HEREON. TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THE PROPERTY WAS SURVEYED IN GENERAL CONFORMANCE WITH THE LAWS OF THE STATE OF SOUTH DAKOTA AND ACCEPTED METHODS AND PROCEDURES OF SURVEYING. DATED THIS 30th DAY OF MARCH, 2007.

OWNER'S CERTIFICATE
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
CHARLES DODDS

DO HEREBY CERTIFY THAT I/WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, THAT WE DO APPROVE THIS PLAT AS HEREON SHOWN AND THAT DEVELOPMENT OF THIS PROPERTY SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING, SUBDIVISION, EROSION AND SEDIMENT CONTROL REGULATIONS.
OWNER: Robert Bates POA Charles Dodds ADDRESS: 20593 MAITLAND ROAD LEAD, SD 57754



ACKNOWLEDGMENT OF OWNER
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
ON THIS 4th DAY OF MAY, 2007, BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ROBERT BATES POA CHARLES DODDS KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE.
COMMISSION EXPIRES: 11-9-2012 NOTARY PUBLIC: RAJ Tunkak



CERTIFICATE OF COUNTY TREASURER
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
Debra Griddle, LAWRENCE COUNTY TREASURER, DO HEREBY CERTIFY THAT 2006 TAXES WHICH ARE LIENS UPON THE HEREIN PLATTED PROPERTY HAVE BEEN PAID. DATED THIS 4th DAY OF May, 2007.
LAWRENCE COUNTY TREASURER: Keri Podoll, deputy

APPROVAL OF HIGHWAY AUTHORITY
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
THE LOCATION OF THE PROPOSED ACCESS ROADS ABUTTING THE COUNTY OR STATE HIGHWAY AS SHOWN HEREON, IS HEREBY APPROVED. ANY CHANGE IN THE PROPOSED ACCESS SHALL REQUIRE ADDITIONAL APPROVAL.
HIGHWAY AUTHORITY: Bruce D. Flynn - Previously Approved Access

APPROVAL OF THE LAWRENCE COUNTY PLANNING COMMISSION
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
THIS PLAT APPROVED BY THE LAWRENCE COUNTY PLANNING COMMISSION THIS 5th DAY OF April, 2007.
SECRETARY: Craig Misher CHAIRMAN: Bill Coburn

APPROVAL OF THE LAWRENCE COUNTY BOARD OF COMMISSIONERS
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
BE IT RESOLVED THAT THE LAWRENCE COUNTY BOARD OF COMMISSIONERS HAVING VIEWED THE WITHIN PLAT, DO HEREBY APPROVE THE SAME FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS, LAWRENCE COUNTY, SOUTH DAKOTA, DATED THIS 6th DAY OF April, 2007.
AUDITOR: Brody Nelson deputy CHAIRMAN: Bruce D. Flynn as per RES 4 05-41



OFFICE OF THE COUNTY DIRECTOR OF EQUALIZATION
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
I, LAWRENCE COUNTY DIRECTOR OF EQUALIZATION, DO HEREBY CERTIFY THAT I HAVE RECEIVED A COPY OF THIS PLAT. DATED THIS 4th DAY OF May, 2007.
LAWRENCE COUNTY DIRECTOR OF EQUALIZATION: Barbara Griddle by Nancy Bundenstein



OFFICE OF THE REGISTER OF DEEDS
STATE OF SOUTH DAKOTA COUNTY OF LAWRENCE
FILED FOR RECORD THIS 4th DAY OF May, 2007, AT 3:46 O'CLOCK, P.M., AND RECORDED IN DOC. 2007-2423
LAWRENCE COUNTY REGISTER OF DEEDS: Judy R. Mendenhall fee \$15.00 2 pages



Prepared By:
PONDEROSA LAND SURVEYS, L.L.C.
332A WEST MAIN ST.
LEAD, SD 57754
(605) 722-3840

Date:	3/27/2007
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Project No.:	06-86
Dwg. No.:	06-86C.dwg