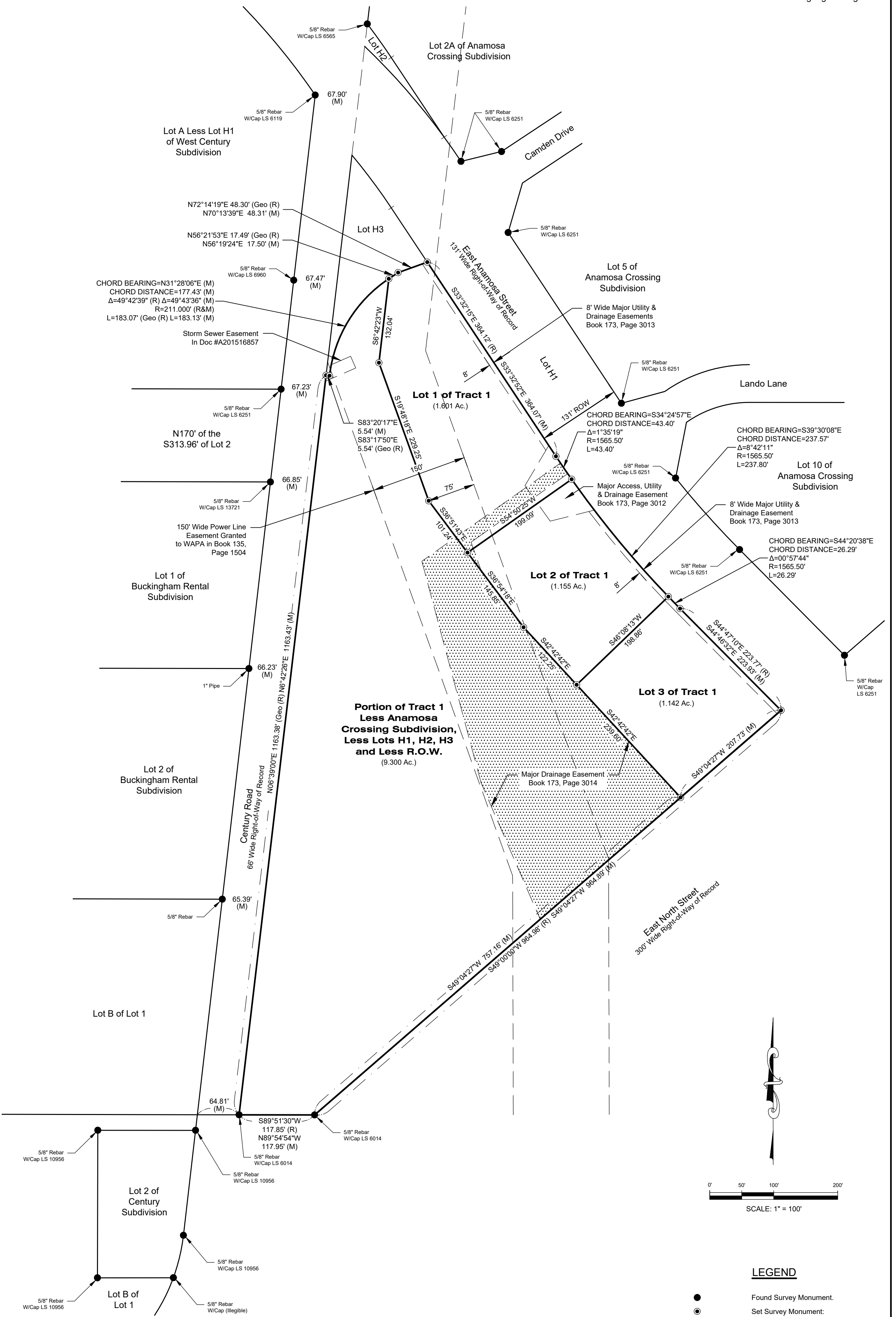


Plat of Lots 1, 2 and 3, of Tract 1 of Century 21 Subdivision

Formerly a portion of Tract 1 of Century 21 Subdivision located in NW1/4 of Section 32, T2N, R8E, BHM, Rapid City, Pennington County, South Dakota.

Prepared by:
FMG Engineering
3700 Sturgis Road
Rapid City, SD 57702
605/342-4105
fmgeengineering.com



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 Easement 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.



- LEGEND**
- Found Survey Monument.
 - Set Survey Monument: 5/8" Rebar with Aluminum Cap Marked "LS 5225" Unless Otherwise Noted.
 - Set 5/8" Rebar at R.O.W. PC's and PT's.
 - (R) Denotes Recorded in Previous Plat or Description.
 - (M) Denotes Measured in this Survey.
 - (Geo R) Record State Plane Dimension Adjusted to Geodetic North and Ground Distance.
 - (CB) Denotes Chord Bearing.
 - (CD) Denotes Chord Distance.
 - [Stippled Area] Major Drainage Easement Recorded in Miscellaneous Book 173, Page 3015
- Basis of Bearings: Geodetic North as Determined by GNSS Observation.

Plat of Lots 1, 2 and 3 of Tract 1 of Century 21 Subdivision

located in NW1/4 of Section 32, T2N, R8E, BHM, Rapid City, Pennington County, South Dakota.

Prepared by: FMG Engineering 3700 Sturgis Road Rapid City, SD 57702 605/342-4105 fmgengineering.com

CERTIFICATE OF HIGHWAY OR STREET AUTHORITY State of South Dakota County of Pennington

The location of the proposed lot 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 / Street Authority

CERTIFICATE OF DIRECTOR OF EQUALIZATION State of South Dakota County of Pennington

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____.

APPROVED: _____ Director of Equalization of Pennington County

CERTIFICATE OF FINANCE DIRECTOR

I, Finance Director of the City of Rapid City, do hereby certify that the Community Development Director and the Public Works Director of the City of Rapid City, have approved this Minor Plat as shown hereon.

Dated this ____ day of _____, 20____.

Finance Director of the City of Rapid City

CERTIFICATE OF FINANCE DIRECTOR

I, Finance Director of the City of Rapid City, do hereby certify that all special assessments which are liens upon the described lands are fully paid according to the records of my office.

Dated this ____ day of _____, 20____.

Finance Director of the City of Rapid City

CERTIFICATE OF PUBLIC WORKS DIRECTOR

I, Public Works Director of the City of Rapid City, have reviewed this plat and have found it to conform to the Subdivision requirements of Chapter 16.08.090 of the Rapid City Municipal Code and as such I have approved this Plat as a Minor Plat.

Dated this ____ day of _____, 20____.

Public Works Director of the City of Rapid City

CERTIFICATE OF COUNTY TREASURER

State of South Dakota County of Pennington

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 REGISTER OF DEEDS

State of South Dakota County of Pennington s.s.

Filed this ____ day of _____, 20____.

Document Number _____

Register of Deeds

CERTIFICATE OF OWNERSHIP

State of South Dakota County of Pennington s.s.

We, the undersigned corporation and authorized corporate officer(s), do hereby certify that said corporation is the owner of the land shown and described hereon; that the survey was done at our request for the purposes indicated hereon; that we 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 construed to be a donation of the fee of such land.

Owner: AR Group LLC, a South Dakota Limited Liability Corporation

By: _____ Title: _____

On the ____ day of _____, 20____, before me, a Notary Public, personally appeared _____, known to me to be a member of the corporation described in the foregoing instrument and acknowledged to me that such corporation signed the same.

Notary Public: _____

My commission expires: _____

CERTIFICATE OF COMMUNITY DEVELOPMENT DIRECTOR

I, Community Development Director of the City of Rapid City, have reviewed this plat and have found it to conform to the Subdivision requirements of Chapter 16.08.090 of the Rapid City Municipal Code and as such I have approved this Plat as a Minor Plat.

Dated this ____ day of _____, 20____.

Community Development Director of the City of Rapid City

CERTIFICATE OF SURVEYOR

State of South Dakota County of Pennington s.s.

I, Melvin B. 'Ben' Lamke, Registered Land Surveyor No. 5225 in the State of South Dakota, do hereby certify that at the request of the owner(s) listed hereon, I have surveyed that 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.

Melvin B. 'Ben' Lamke Date

