

196TH STREET

3587TH AVENUE

3597TH AVENUE

SECTION 1

SECTION 2

SECTION 3

SECTION 4

SECTION 5

SECTION 6

SECTION 7

SECTION 8

SECTION 9

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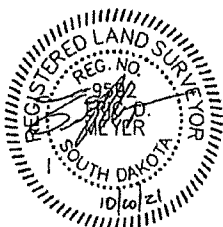
PARCEL 1 LEGAL DESCRIPTION:
CORNER LOT 1 AND LOT 2 OF SECTION 4, TOWNSHIP 112 NORTH, RANGE 18 WEST
OF THE 3RD P.M., HING COUNTY, SOUTH DAKOTA.

SURVEYORS NOTES:

1. THE FENCE ALONG THE SOUTH LOT IS 10' SOUTH OF THE DEED LINE.
2. THE FENCE ALONG THE WEST SIDE IS OFF THE QUARTER LINE AS SHOWN BY THE DEEDS. THE DEED MONUMENT WAS LOOKED FOR AND WAS NOT ABLE TO BE FOUND. DISTANCES SET ALONG THE NORTH LINE WERE SET BY PROPORTIONATE MEASURE FROM A DEPENDENT RESURVEY DONE BY THE BUREAU OF SURVEY.

LEGEND
 ▲ SECOND CORNER
 AS NOTED
 ■ 10.5000' OP
 ● SET IRON PILE WITH
 CAP 13582
 ○ 10. MOUMENT
 10. FOUND (MOUMENT)

NOTES:
THIS SURVEY WAS PERFORMED WITHOUT
THE GOVT OF A TITLE COMMITMENT.
BUS OF RECORDS IS 111-1056 14



0 600
SCALE: 1" = 600'

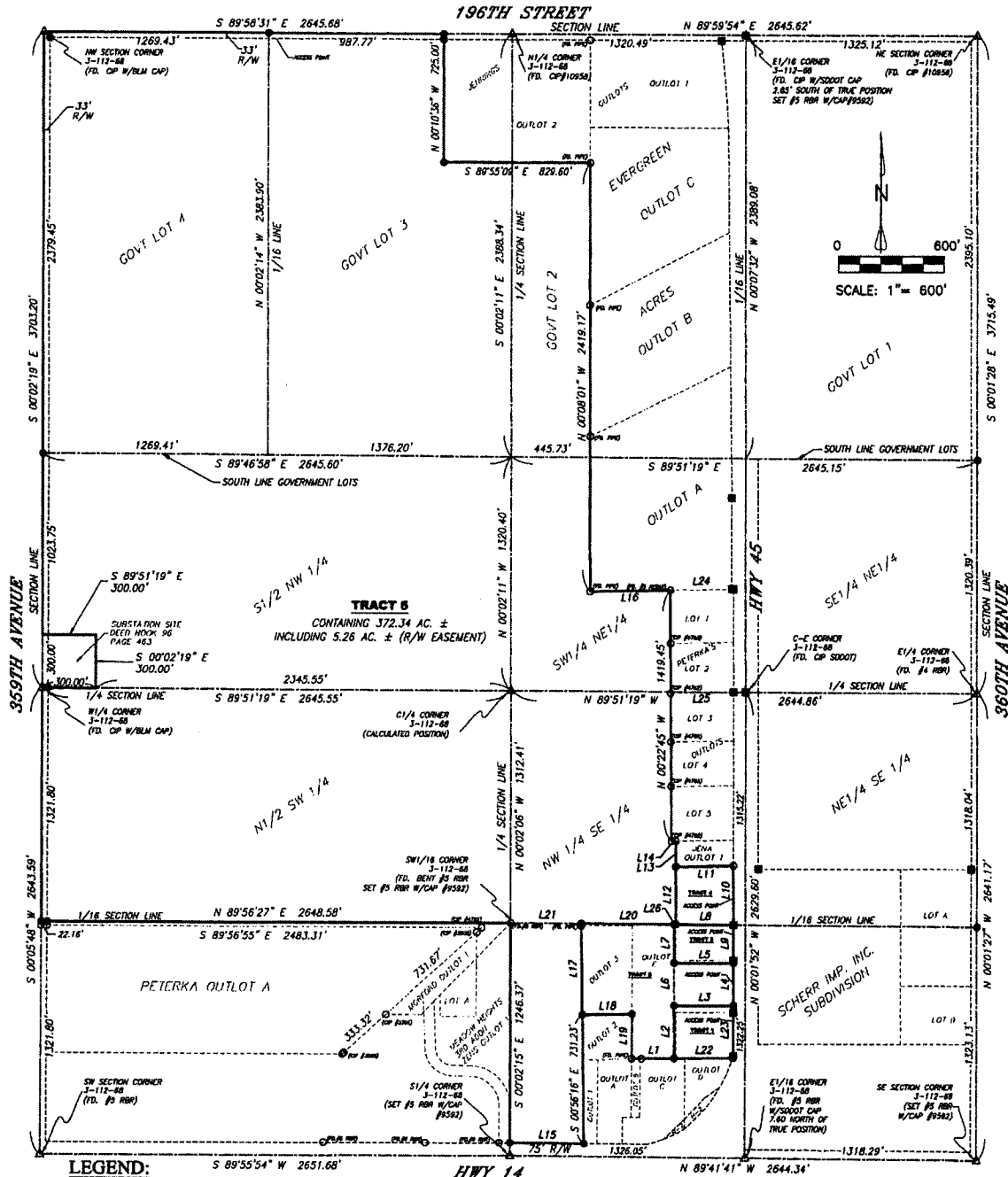
Conflicts
I hereby certify that this said surveying document was prepared and the work
thereon was performed by me or under my direct personal supervision and
that I am a duly Licensed Land Surveyor under the laws of the State of South
Dakota.

Eric D. Meyer
 Licensed Nurse 1253
 My license renewal date is 5/31/2013
 Please do not submit payment for this work.

CERTIFICATE OF SURVEY

GOVERNMENT LOT 1 AND 2 OF SECTION 4, TOWNSHIP 112 NORTH RANGE 88 WEST THE 6TH P.M., HAND COUNTY, SOUTH DAKOTA	Doc ID	Date	Page
120	10/20/2021	21178	1 of 1

CORRECTIVE REPLAT OF TRACTS 1, 2, 3, 4, & 5 OF PETERKA'S ADDITION IN SECTION 3, TOWNSHIP 112 NORTH, RANGE 68 WEST OF THE 5TH PRINCIPAL MERIDIAN, HAND COUNTY, SOUTH DAKOTA.



LEGEND:

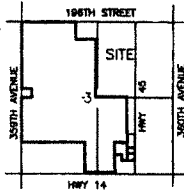
- SET 5/8" REBAR W/CAP #9592
- FD. MONUMENT SDDOT CIP
- FD. MONUMENT (AS NOTED)
- △ SECTION CORNER (AS NOTED)
- (R) RECORD INFORMATION
- AC. ACRES
- S.F. SQUARE FEET
- CIP CAPPED IRON PIN
- A.E. ACCESS EASEMENT
- D.E. DRAINAGE EASEMENT
- R/W RIGHT-OF-WAY
- N.T.S. NOT TO SCALE

RIGHT OF WAY LINE
PREVIOUSLY PLATTED PROPERTY LINE
SECTION LINE
PLATTED PARCEL

NOTES:

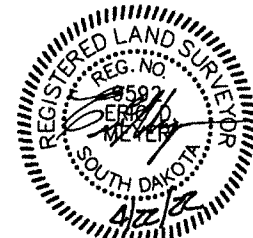
BASIS OF BEARINGS IS UTM-ZONE 14
THIS PLAT WAS PREPARED WITHOUT THE
BENEFIT OF A TITLE COMMITMENT.

EASEMENTS OF RECORD WERE NOT
RESEARCHED AND ARE NOT SHOWN ON
THE PLAT.



AREA MAP N.T.S.
SECTION 3, T112N, R68W
5TH P.M.

LINE	BEARING	DISTANCE
L1	S 89°12'34" W	239.33'
L2	S 00°11'52" E	239.91'
L3	S 89°43'50" W	333.00'
L4	N 00°02'11" E	241.00'
L5	N 89°55'27" E	333.45'
L6	N 00°11'52" W	241.68'
L7	S 00°11'52" E	218.03'
L8	N 89°43'50" W	326.12'
L9	N 00°02'11" E	213.95'
L10	N 89°55'27" E	333.45'
L11	N 00°11'52" W	326.00'
L12	S 00°11'52" E	326.58'
L13	S 00°11'52" E	144.00'
L14	N 89°47'09" E	24.16'
L15	S 89°41'41" W	418.74'
L16	N 89°50'19" E	432.50'
L17	N 00°02'11" E	516.40'
L18	N 89°51'20" E	278.81'
L19	N 00°06'39" E	253.22'
L20	S 89°43'50" E	523.63'
L21	N 89°44'13" W	399.15'
L22	S 89°32'14" W	330.82'
L23	N 00°02'11" E	260.14'
L24	S 89°47'31" W	342.08'
L25	S 89°47'47" W	354.21'
L26	S 89°41'50" E	9.21'



PREPARED BY:
Meyer Land Surveying, LLC
45246 Hwy 44
Parker, SD 57053
Phone: (605) 310-8401

IN SECTION 3, TOWNSHIP 112 NORTH, RANGE 68 WEST
OF THE 5TH PRINCIPAL MERIDIAN, HAND COUNTY, SOUTH DAKOTA.

● SET 5/8" REBAR W/CAP #9592
 ■ FD. MONUMENT SDDOT CIP
 ○ FD. MONUMENT (AS NOTED)
 △ SECTION CORNER (AS NOTED)
 (R) RECORD INFORMATION
 AC. ACRES
 S.F. SQUARE FEET
 CIP CAPPED IRON PIN
 A.E. ACCESS EASEMENT
 D.E. DRAINAGE EASEMENT
 R/W RIGHT-OF-WAY
 N.T.S. NOT TO SCALE

THIS PLAT WAS PREPARED WITHOUT THE
BENEFIT OF A TITLE COMMITMENT.

EASEMENTS OF RECORD WERE NOT RESEARCHED AND ARE NOT SHOWN ON THE PLAT.

0 100'



SCALE: 1" = 100'



PREPARED BY:
Meyer Land Surveying, LLC
45248 Hwy 44
Parker, SD 57053
Phone: (605) 310-9401

CORRECTIVE REPLAT OF TRACTS 1, 2, 3, 4, & 5 OF PETERKA'S ADDITION

IN SECTION 3, TOWNSHIP 112 NORTH, RANGE 68 WEST
OF THE 5TH PRINCIPAL MERIDIAN, HAND COUNTY, SOUTH DAKOTA

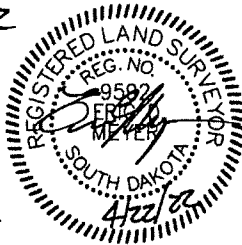
SURVEYOR'S CERTIFICATE

I, ERIC D. MEYER, of Meyer Land Surveying, LLC, a Registered Land Surveyor in the State of South Dakota, do hereby state that I did, on or before this date, survey a portion of Section 3, Township 112 North, Range 68 West of the 5th Principal Meridian, Hand County, South Dakota, and platted the same into Corrective Replat of Tracts 1, 2, 3, 4, & 5 of Peterka's Addition in Section 3, Township 112 North, Range 68 West of the 5th Principal Meridian, Hand County, South Dakota, as shown on the foregoing PLAT.

The same shall be known and described as CORRECTIVE REPLAT OF TRACTS 1, 2, 3, 4, & 5 OF PETERKA'S ADDITION IN SECTION 3, TOWNSHIP 112 NORTH, RANGE 68 WEST OF THE 5TH PRINCIPAL MERIDIAN, HAND COUNTY, SOUTH DAKOTA.

I further certify that the above PLAT correctly represents the same, is true and correct and that it was made at the request of the parties.

Dated this 22ND day of April, 2022



ERIC D. MEYER, Registered Land Surveyor No. 9592

OWNER'S CERTIFICATE

We, the undersigned, do hereby certify that we are the owners of all land included in the above plat and that said plat has been made at our request and in accordance with our instructions for the purposes of transfer, and that the development of this land shall conform to all existing applicable zoning, subdivision and erosion and sediment control regulations.

We hereby dedicate to the public for public use forever, the streets, roads, alleys, parks and public grounds, if any, as shown on said plat. Including all sewers, culverts, bridges, water distribution lines, sidewalks and other improvements on or under the streets, roads, alleys, parks and public grounds whether such improvements are shown or not. We also hereby grant easements to run with the land for water, drainage, sewer, gas, electric, telephone, cable television, or other public utility lines or services, under, on or over those strips of land designated hereon as easements.

We do hereby certify that this replat will not place any existing lot or building in violation of any applicable ordinance, code, regulation, or law including but not limited to zoning, building, subdivision, and flood prevention.

We further certify that this platting of said described Peterka's Addition does hereby vacate a portion of the following platting:

Outlot 3 in the SW 1/4 of the SE 1/4 of Section 2, Township 112 North, Range 68 West of the 5th Principal Meridian, Hand County, South Dakota, on file at the office of the Register of Deeds in Book 3 of plats, Page 123 said plat, hereby vacated; being situated within described Peterka's Addition as surveyed.

This plat vacates the previously plat recorded in Book 10 on Page 44 of the Hand County Register of Deeds to correct errors in the previous plat.

Dated this 25th day of April, 2022.

Garry D. Peterka
Garry D. Peterka (owner Tract 3)

Lori A. Peterka
Lori A. Peterka (owner Tract 3)

Tom J. Peterka
Tom J. Peterka (owner Tract 1)

Marianne D. Peterka
Marianne D. Peterka (owner Tract 1)

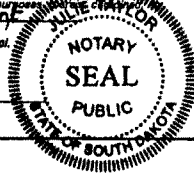
By: Eric D. Meyer
Northfork Ranch LLC (owner Tract 2, 4, & 5)
Its: President

State of South Dakota
County of Hand

On this the 25 day of April, 2022 before me, the undersigned officer, personally appeared Eric D. Meyer, who acknowledged themselves to be the President of Northfork Ranch LLC, and that they, as such President, being authorized so to do, executed the foregoing instrument for the purposes and being signing the name of the company by themselves as President.

In witness whereof I hereunto set my hand and official seal.

Julie Taylor
Notary Public - State of South Dakota
My Commission Expires: 01-26-2028

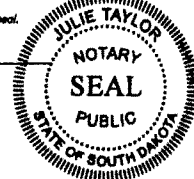


State of South Dakota
County of Hand

On this the 25 day of April, 2022 before me, the undersigned officer, personally appeared Garry D. Peterka, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Julie Taylor
Notary Public - State of South Dakota
My Commission Expires: 01-26-2028

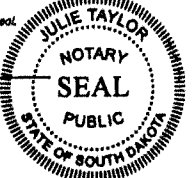


State of South Dakota
County of Hand

On this the 25 day of April, 2022 before me, the undersigned officer, personally appeared Lori A. Peterka, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Julie Taylor
Notary Public - State of South Dakota
My Commission Expires: 01-26-2028



State of South Dakota
County of Hand

On this the 25 day of April, 2022 before me, the undersigned officer, personally appeared Tom J. Peterka, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Julie Taylor
Notary Public - State of South Dakota
My Commission Expires: 01-26-2028



State of South Dakota
County of Hand

On this the 25 day of April, 2022 before me, the undersigned officer, personally appeared Marianne D. Peterka, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Julie Taylor
Notary Public - State of South Dakota
My Commission Expires: 01-26-2028



PREPARED BY:
Meyer Land Surveying, LLC
45246 Hwy 44
Parker, SD 57053
Phone: (605) 310-8401