

Department of Transportation
Division of Planning/Engineering
Right of Way Program
700 E Broadway Avenue
Pierre, South Dakota 57501-2586
605/773-3746 FAX: 605/773-5867

July 18, 2018

Mike Behm,
Director of Planning and Engineering
Department of Transportation
Pierre, South Dakota 57501

RE: July 26, 2018 Transportation Commission Agenda

Dear Mr. Behm:

The following items are recommended for Commission consideration:

1. Transfer– Davison County:

Request Transportation Commission approval to transfer to the city of Mitchell the State's interest in the following property acquired for highway right-of-way more particularly described as:

Lot H-4A in Lot H-4 in the NE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M., City of Mitchell, Davison County, South Dakota, containing 0.91 acre.

Lot H-4B in Lot H-4 in the NE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M., City of Mitchell, Davison County, South Dakota, containing 0.23 acre.

Lot H-5A in Lot H-5 in the SE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M., City of Mitchell, Davison County, South Dakota, containing 0.52 acre.

Lot H-5B in Lot H-5 in the SE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M., City of Mitchell, Davison County, South Dakota, containing 1.93 acres.

The above transfer completes the Transfer Agreement signed by the city of Mitchell on December 19, 2016 and signed by the State of South Dakota Department of Transportation on January 11, 2017; for transfer of all the State of South Dakota's interests in real property, including without limitation, roadways, bridges, culverts, sidewalks, right-of-way fences, and all other fixtures and appurtenances.

The highway right-of-way described above would be transferred to the city of Mitchell and the city of Mitchell would accept ownership, jurisdiction and maintenance responsibilities of the above described right-of-way.

Mitchell City Area DOT recommends disposal. (See attachment)

2. Transfer – Minnehaha County

Request Transportation Commission approval to transfer to Minnehaha County the following property acquired for highway right-of-way:

The State's interest in:

South Dakota Highway 17, from the Lincoln/Minnehaha County Line north to a point 75 feet south, more or less, of the centerline of South Dakota Highway 42 at its intersection with South Dakota Highway 17.

This resolution will complete a portion of the requirements of Agreement #716122 signed by Minnehaha County and the State of South Dakota, through its Department of Transportation, on June 29, 2017 for the transfer of all the State of South Dakota's interests in real property, including without limitation, roadways, bridges, culverts, sidewalks, right-of-way fences, and all other fixtures and appurtenances, of the segment of South Dakota Highway 17, from the Lincoln/Minnehaha County Line north to a point 75 feet south, more or less, of the centerline of South Dakota Highway 42 at its intersection with South Dakota Highway 17. (See attached layout)

3. Transfer – Minnehaha County

Request Transportation Commission approval to transfer to Minnehaha County the following property acquired for highway right-of-way:

Lot A in Lot H3 in the S1/2 of the SW1/4 of Section 7, Township 102 North, Range 49 West of the 5th P.M., Minnehaha County, South Dakota.

The highway right of way described above would be transferred to Minnehaha County and Minnehaha County would accept ownership, jurisdiction, operational and maintenance responsibilities of the above described right-of-way.

This resolution will complete a portion of the requirements of Agreement #716122 signed by Minnehaha County and the State of South Dakota, through its Department of Transportation, on June 29, 2017 for the transfer of all the State of South Dakota's interests in real property, including without limitation, roadways, bridges, culverts, sidewalks, right-of-way fences, and all other fixtures and appurtenances, of the highway right-of-way. (See attachment)

4. Abandonment – Minnehaha County

This resolution will abandon the temporary easements on Minnehaha County Project IM 0293(76)77, PCN 3443.

NH 0212(160)306, PCN 03A6.

5. Condemnation – NH-PH 0115(48)76, PCN 0214, Lincoln County

Request Transportation Commission resolution determining that the taking and damaging of real property interests in and to the following property is necessary for a public purpose and authorizing condemnation:

Parcel 114 – Ralph Allen heirs; Ralph Allen (deceased) and Rose Marie Allen

Parcel 109 – Robert S & Peggy S. Devitt

Parcel 110 – Devitt Family Revocable Trust; Michael Leo Devitt and Irene Devitt, Co Trustees

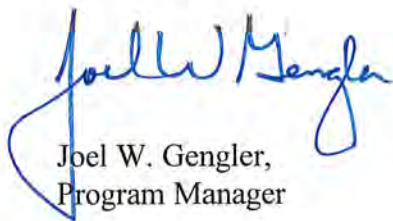
Parcels 19, A17, A17A – Oppold Holdings, LLC; Lloyd and Shirley Oppold (managers)

Parcels 117, 117A – Lloyd J. & Shirley M. Oppold Living Trust; Dacotah Bank, Mortgagee

Parcel 120 – Kevin J. & Nancy M. Oaks; Franklin American Mortgage Company

To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project NH-PH 0115(48)76, PCN 0214, Lincoln County, SD115 - From the Harrisburg corner (273rd Street) to 85th St. in Sioux Falls. (See Attachments)

Sincerely,



Joel W. Gengler,
Program Manager

PLAT OF LOT H-4A

Item #1

Showing a parcel of land being platted for transfer in Lot H-4 in the NE 1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M., City of Mitchell

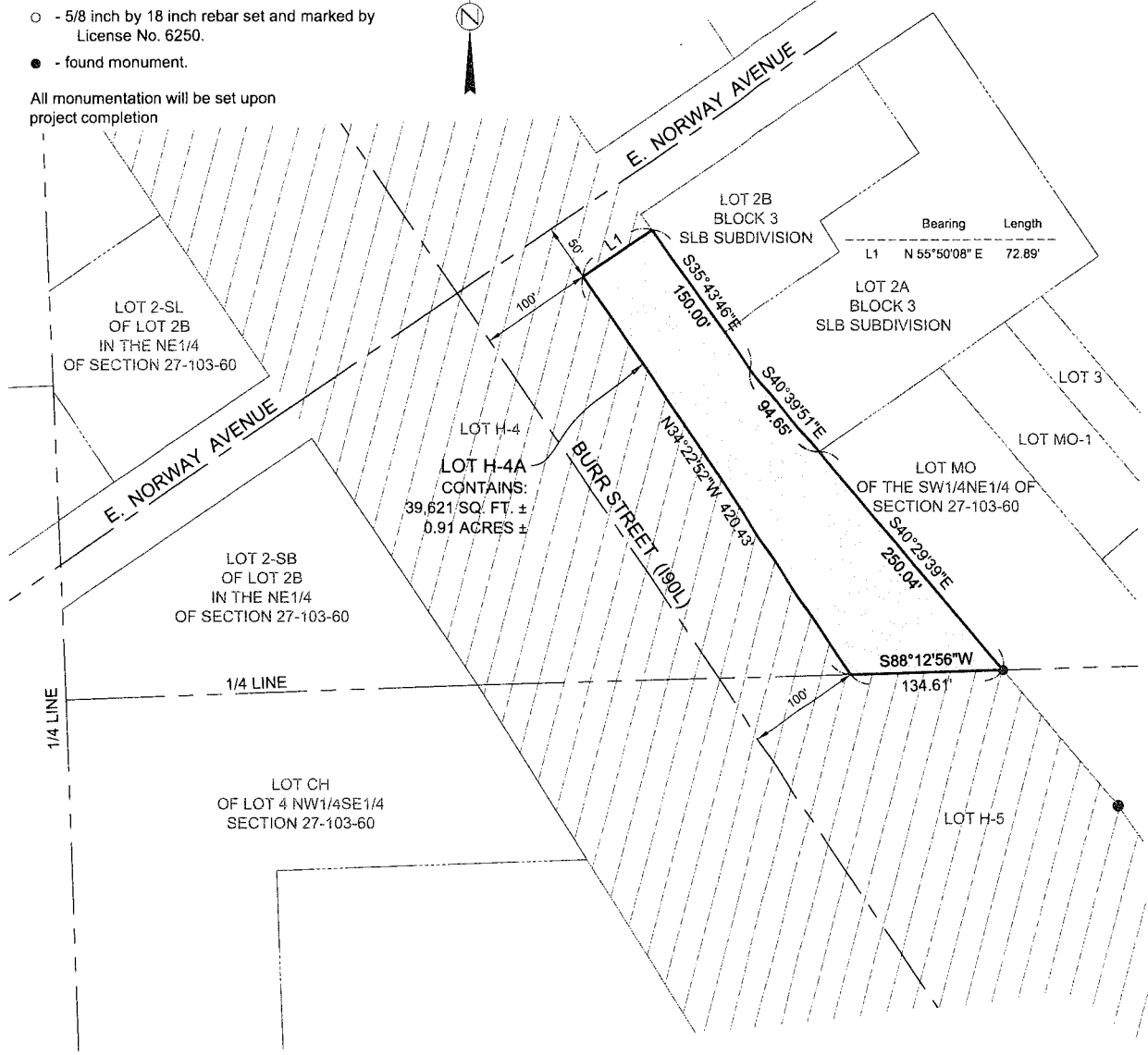
DAVISON COUNTY, SOUTH DAKOTA Scale: 1 inch = 100 feet

- Legend**
-  - existing right of way
 - - 5/8 inch by 18 inch rebar set and marked by License No. 6250.
 - - found monument.

All monumentation will be set upon project completion



MITCHELL



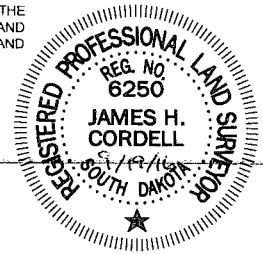
Drawn by: BJB	Date: June 24, 2016
Checked by: JHC	Date: June 24, 2016
Revision by: BJB	Date: August 15, 2016

SURVEYOR'S CERTIFICATE

I, JAMES H. CORDELL, REGISTERED LAND SURVEYOR, IN AND FOR THE STATE OF SOUTH DAKOTA, DO HEREBY CERTIFY THAT, AS ORDERED BY THE SOUTH DAKOTA DEPARTMENT OF TRANSPORTATION, THE PARCEL OF LAND AS SHOWN ON THIS PLAT HAS BEEN SURVEYED AT MY DIRECTION AND UNDER MY CONTROL, AND SUCH PARCEL OF LAND SHALL BE HEREAFTER KNOWN BY THE LOT NUMBER DESIGNATED HEREIN. THE LOCATION AND DIMENSIONS OF THE PARCEL ARE AS SHOWN ON THE PLAT.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 19th DAY OF SEPTEMBER A.D., 20 16


 REGISTERED LAND SURVEYOR REGISTRATION NO. 6250



OFFICE OF REGISTER OF DEEDS

STATE OF SOUTH DAKOTA STATE OF SOUTH DAKOTA
COUNTY OF _____ COUNTY OF _____ SS _____ SS _____

FILED FOR RECORD THE _____ DAY OF _____ A.D., 20 _____, AT _____ M., AND RECORDED IN BOOK OF PLATS _____ ON PAGE _____ THEREIN.

REGISTER OF DEEDS BY DEPUTY

PLAT OF LOT H-4B

Showing a parcel of land being platted for transfer in
Lot H-4 in the NE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M.,
City of Mitchell

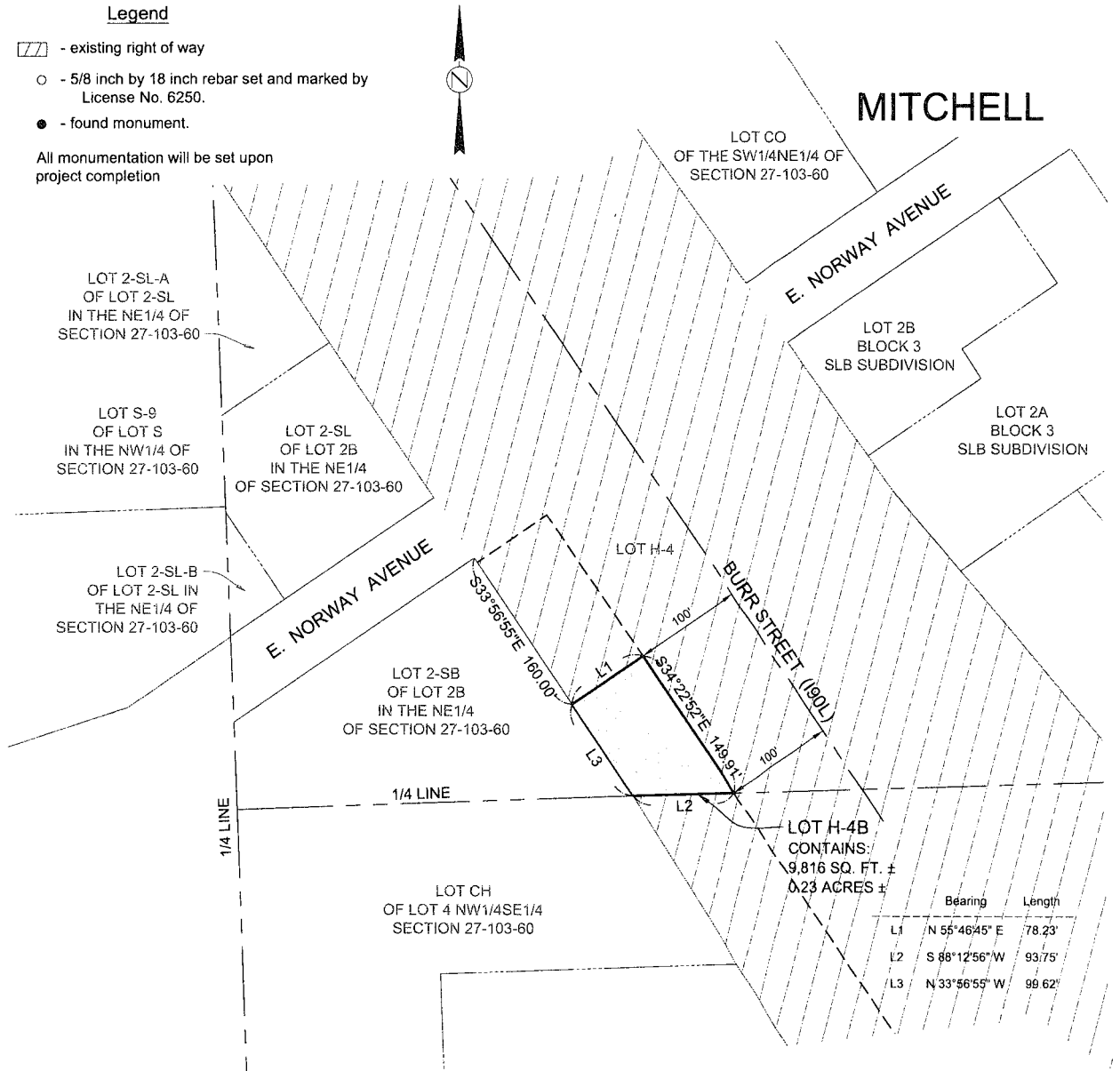
DAVISON COUNTY, SOUTH DAKOTA

Scale: 1 inch = 100 feet

Legend

- existing right of way
- 5/8 inch by 18 inch rebar set and marked by License No. 6250.
- found monument.

All monumentation will be set upon project completion



	Bearing	Length
L1	N 55° 46' 45" E	78.23'
L2	S 88° 12' 56" W	93.75'
L3	N 33° 56' 55" W	99.62'

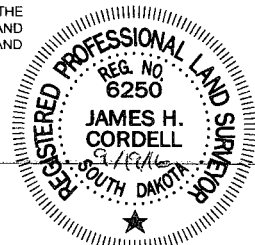
Drawn by: BJB Date: June 24, 2016
 Checked by: JHC Date: June 24, 2016
 Revision by: BJB Date: August 15, 2016

SURVEYOR'S CERTIFICATE

I, JAMES H. CORDELL, REGISTERED LAND SURVEYOR, IN AND FOR THE STATE OF SOUTH DAKOTA, DO HEREBY CERTIFY THAT, AS ORDERED BY THE SOUTH DAKOTA DEPARTMENT OF TRANSPORTATION, THE PARCEL OF LAND AS SHOWN ON THIS PLAT HAS BEEN SURVEYED AT MY DIRECTION AND UNDER MY CONTROL, AND SUCH PARCEL OF LAND SHALL BE HEREAFTER KNOWN BY THE LOT NUMBER DESIGNATED HEREIN. THE LOCATION AND DIMENSIONS OF THE PARCEL ARE AS SHOWN ON THE PLAT.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 19th DAY OF SEPTEMBER A.D., 2016

REGISTERED LAND SURVEYOR
 REGISTRATION NO. 6250



OFFICE OF REGISTER OF DEEDS

STATE OF SOUTH DAKOTA STATE OF SOUTH DAKOTA
 COUNTY OF _____ COUNTY OF SS SS

FILED FOR RECORD THE _____ DAY OF _____ A.D., 20____, AT _____ M., AND RECORDED IN BOOK OF PLATS _____ ON PAGE _____ THEREIN.

REGISTER OF DEEDS BY DEPUTY




PLAT OF LOT H-5A

Item #1

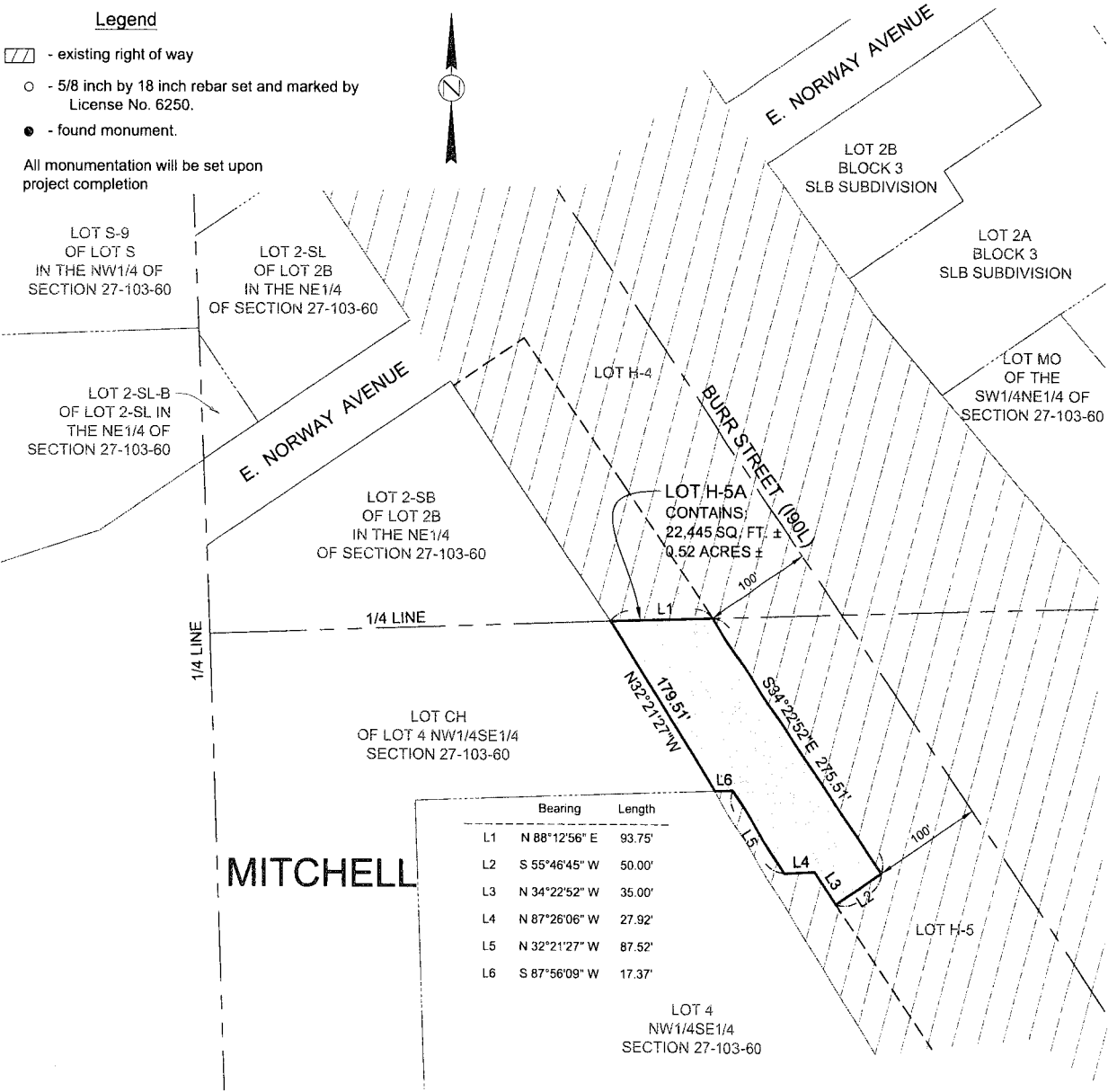
Showing a parcel of land being platted for transfer in
Lot H-5 in the SE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M.,
City of Mitchell

DAVISON COUNTY, SOUTH DAKOTA
Scale: 1 inch = 100 feet

Legend

-  - existing right of way
-  - 5/8 inch by 18 inch rebar set and marked by License No. 6250.
-  - found monument.

All monumentation will be set upon project completion



MITCHELL

	Bearing	Length
L1	N 88°12'56" E	93.75'
L2	S 55°46'45" W	50.00'
L3	N 34°22'52" W	35.00'
L4	N 87°26'06" W	27.92'
L5	N 32°21'27" W	87.52'
L6	S 87°56'09" W	17.37'

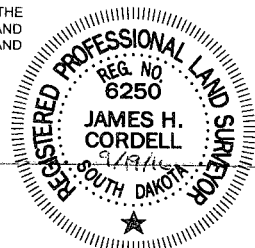
Drawn by: BJB Date: June 24, 2016
 Checked by: JHC Date: June 24, 2016
 Revision by: BJB Date: August 15, 2016

SURVEYOR'S CERTIFICATE

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IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 19th DAY OF SEPTEMBER A.D., 2016

James H. Cordell
 REGISTERED LAND SURVEYOR REGISTRATION NO. 6250



OFFICE OF REGISTER OF DEEDS

STATE OF SOUTH DAKOTA STATE OF SOUTH DAKOTA
 COUNTY OF _____ COUNTY OF _____ SS _____

FILED FOR RECORD THE _____ DAY OF _____ A.D., 20____, AT _____ M., AND RECORDED IN BOOK OF PLATS _____ ON PAGE _____ THEREIN.

REGISTER OF DEEDS BY _____ DEPUTY




PLAT OF LOT H-5B

Item #1

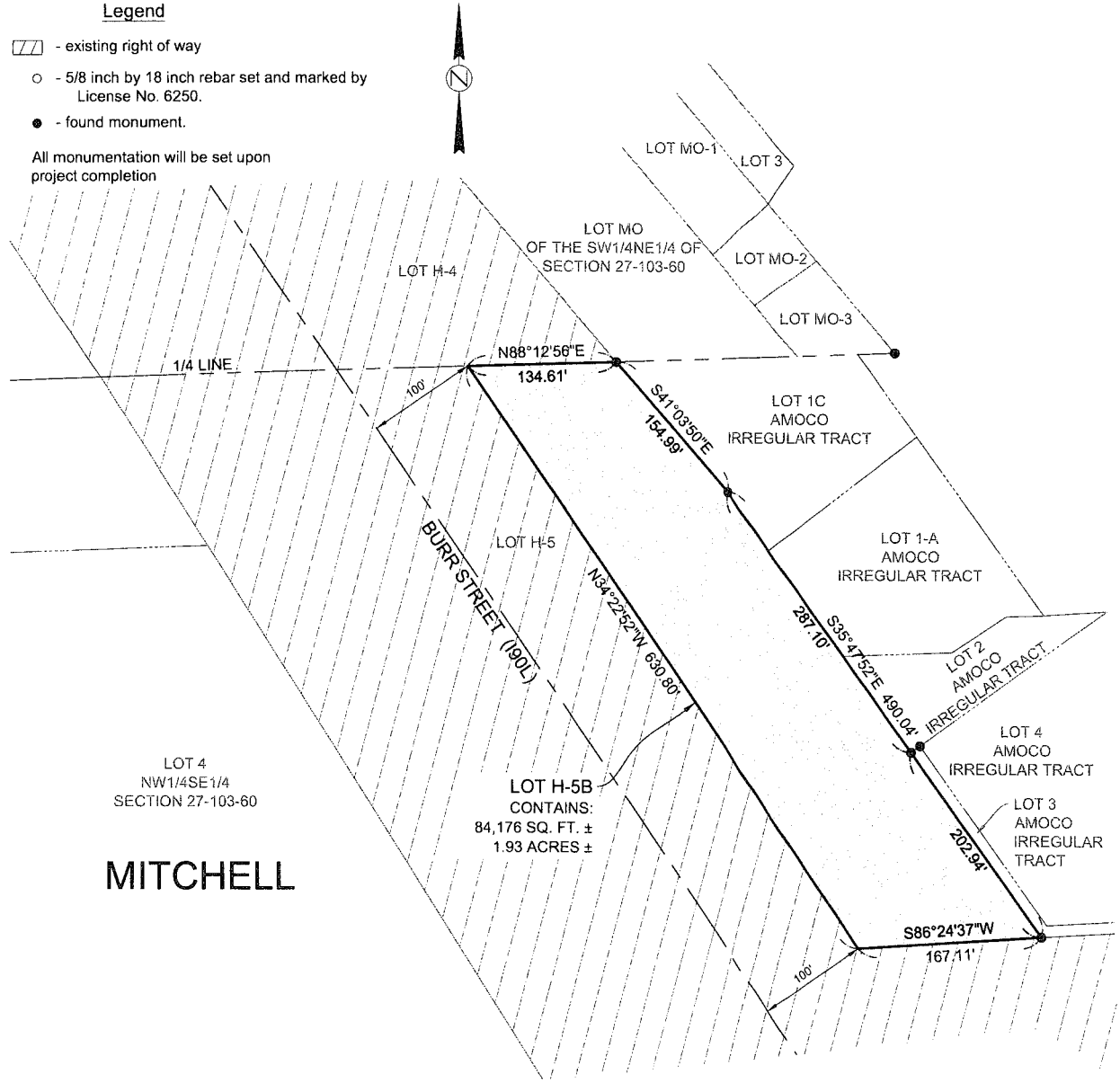
Showing a parcel of land being platted for transfer in
 Lot H-5 in the SE1/4 of Section 27, Township 103 North, Range 60 West of the 5th P.M.,
 City of Mitchell

DAVISON COUNTY, SOUTH DAKOTA
 Scale: 1 inch = 100 feet

Legend

-  - existing right of way
-  - 5/8 inch by 18 inch rebar set and marked by License No. 6250.
-  - found monument.

All monumentation will be set upon project completion



MITCHELL

LOT H-5B
 CONTAINS:
 84,176 SQ. FT. ±
 1.93 ACRES ±

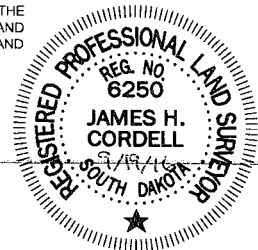
Drawn by: BJB	Date: June 24, 2016
Checked by: JHC	Date: June 24, 2016
Revision by: BJB	Date: September 16, 2016

SURVEYOR'S CERTIFICATE

I, JAMES H. CORDELL, REGISTERED LAND SURVEYOR, IN AND FOR THE STATE OF SOUTH DAKOTA, DO HEREBY CERTIFY THAT, AS ORDERED BY THE SOUTH DAKOTA DEPARTMENT OF TRANSPORTATION, THE PARCEL OF LAND AS SHOWN ON THIS PLAT HAS BEEN SURVEYED AT MY DIRECTION AND UNDER MY CONTROL, AND SUCH PARCEL OF LAND SHALL BE HEREAFTER KNOWN BY THE LOT NUMBER DESIGNATED HEREIN. THE LOCATION AND DIMENSIONS OF THE PARCEL ARE AS SHOWN ON THE PLAT.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 19th DAY OF SEPTEMBER, A.D., 20 16.

James H. Cordell
 REGISTERED LAND SURVEYOR REGISTRATION NO. 6250



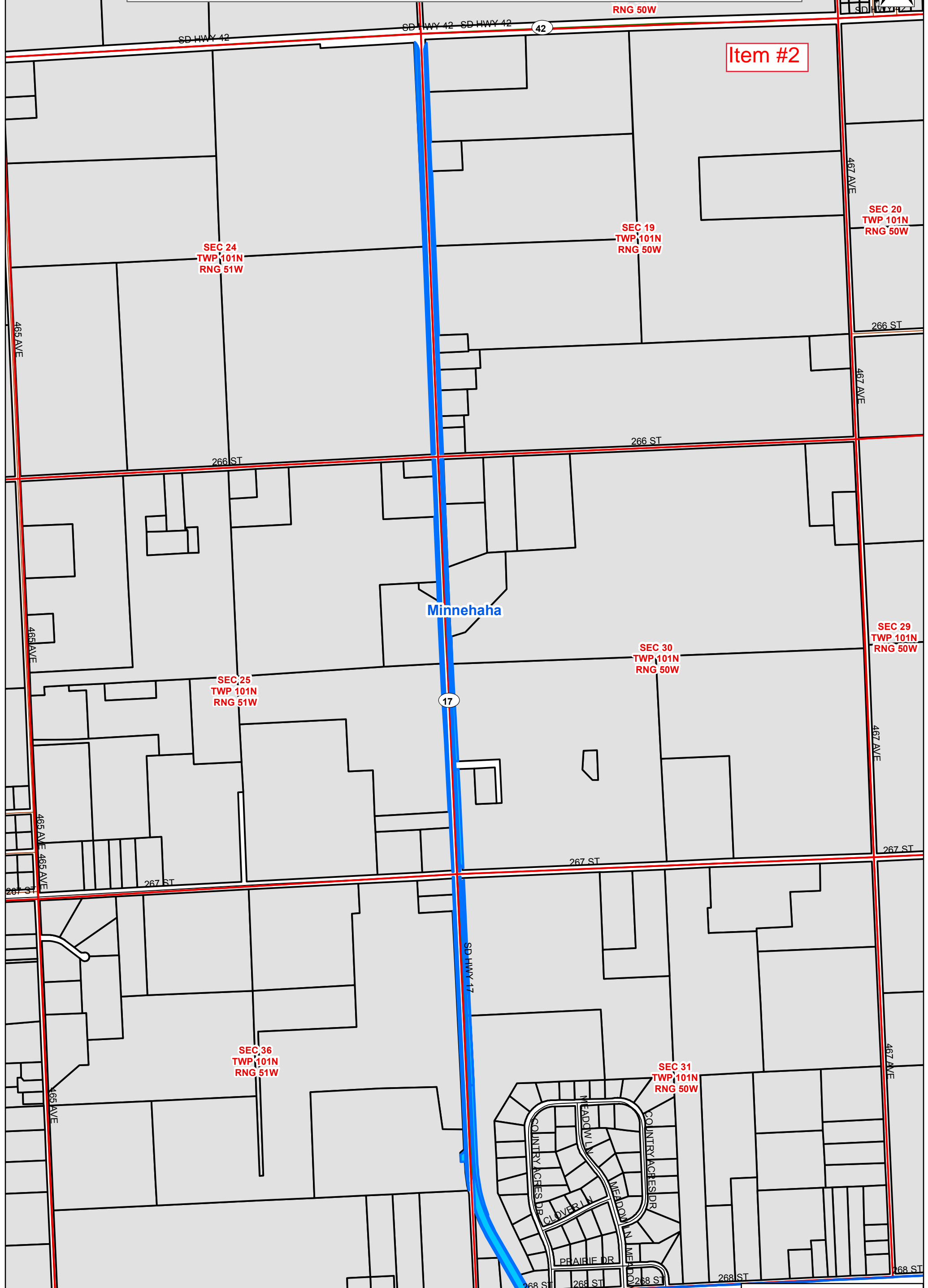
STATE OF SOUTH DAKOTA STATE OF SOUTH DAKOTA
 COUNTY OF _____ COUNTY OF SS SS

OFFICE OF REGISTER OF DEEDS

FILED FOR RECORD THE _____ DAY OF _____ A.D., 20____, AT _____ M., AND RECORDED IN BOOK OF PLATS _____ ON PAGE _____ THEREIN.



REGISTER OF DEEDS BY DEPUTY

SD Highway 17 Transfer, Minnehaha County (SD 42 to 268th Street)



Item #2

Minnehaha

 Transfer Parcels
 Tax Parcels

Lincoln

SEC 8
TWP 100N
RNG 51W

SEC 9
TWP 100N
RNG 51W

SEC 24
TWP 101N
RNG 51W

SEC 19
TWP 101N
RNG 50W

SEC 20
TWP 101N
RNG 50W

SEC 25
TWP 101N
RNG 51W

SEC 30
TWP 101N
RNG 50W

SEC 29
TWP 101N
RNG 50W

SEC 36
TWP 101N
RNG 51W

SEC 31
TWP 101N
RNG 50W

COUNTRY ACRES DR
MEADOW LN
CLOVER LN
PRAIRIE DR

COUNTRY ACRES DR
MEADOW LN
MEADOW LN

PLAT OF LOT A

in Lot H3 in the S1/2 of the SW1/4 of Section 7 -
Township 102 North - Range 49 West of the 5th P.M.,

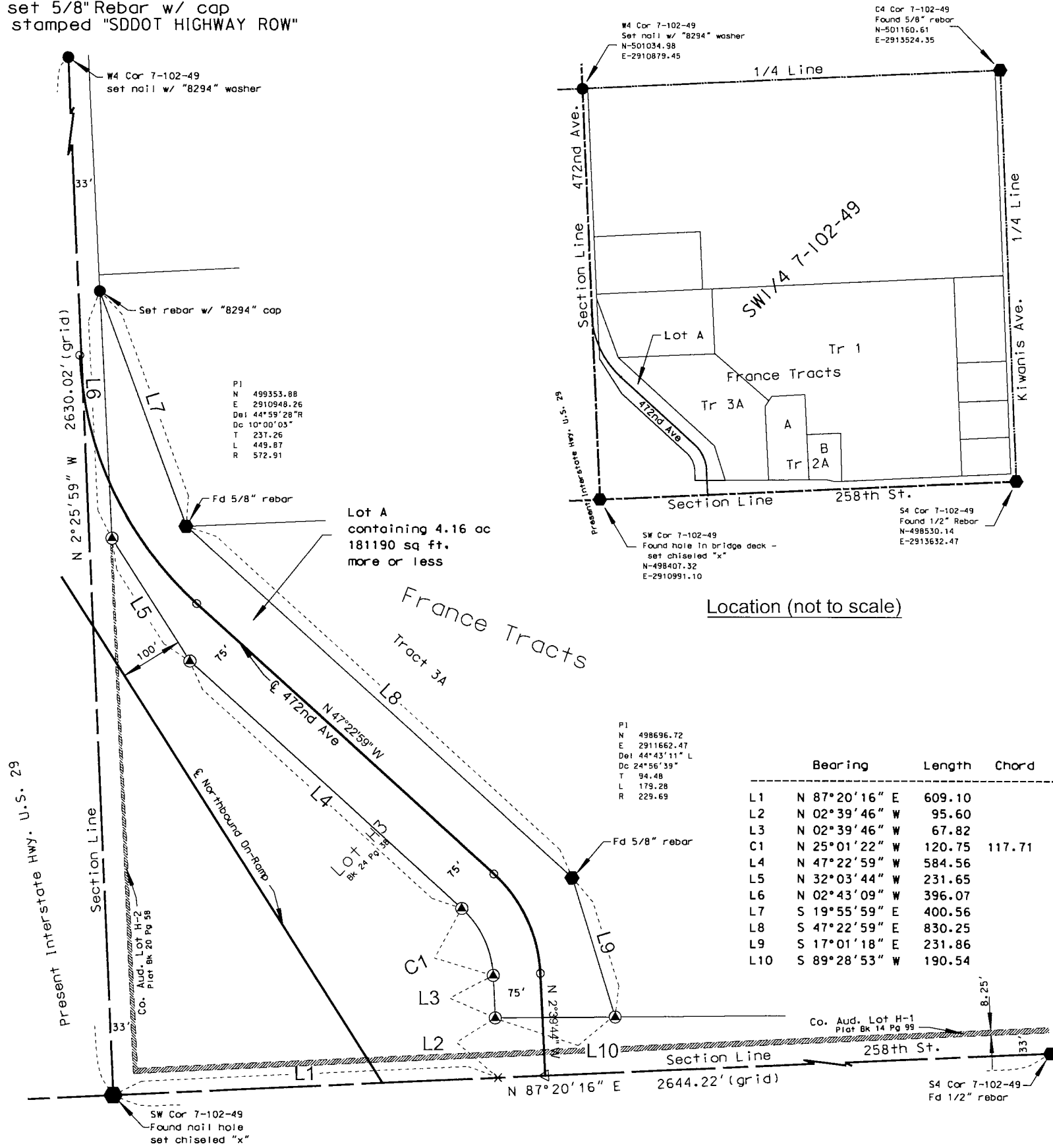
MINNEHAHA COUNTY, SOUTH DAKOTA

Showing a parcel of land to be transferred to Minnehaha County

Scale: 1 inch = 200 feet

LEGEND

- = found corner (as noted)
- = set corner (as noted)
- ▲ = set 5/8" Rebar w/ cap stamped "SDDOT HIGHWAY ROW"



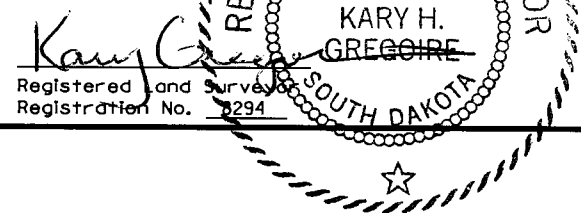
Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane coordinate System - South Zone NAD 83/11 SF = 0.99983678

Drawn By KARY GREGOIRE Date 7/11/17
Checked By JON NELSON Date 8/18/17

SURVEYOR'S CERTIFICATE

I, Kary H. Gregoire, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Department of Transportation the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such parcel of land shall be hereafter known by the lot number designated herein. The location and dimensions of the parcel are shown on this plat.

In witness whereof, I have set my hand and seal this 22nd day of August, A.D., 2017.



OFFICE OF REGISTER OF DEEDS

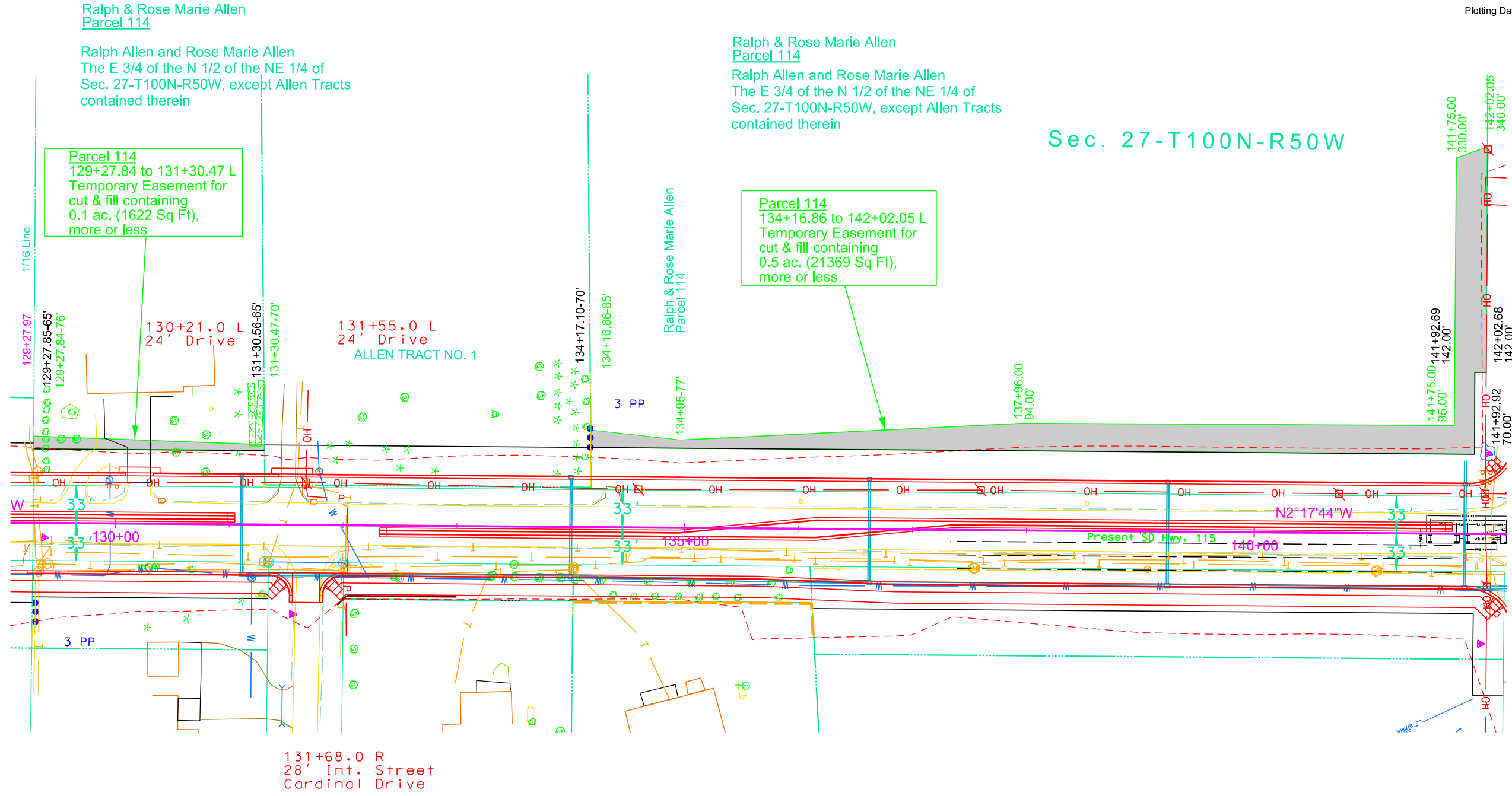
State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20____, at _____ M., and recorded in Books of Plats _____ on Page _____ therein.

Register of Deeds _____ by _____ Deputy

Attachment A

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0115(48)76		

Plotting Date: 07/18/2018



Sec. 27-T100N-R50W

Sec. 26-T100N-R50W

Attachment B

Parcel 114

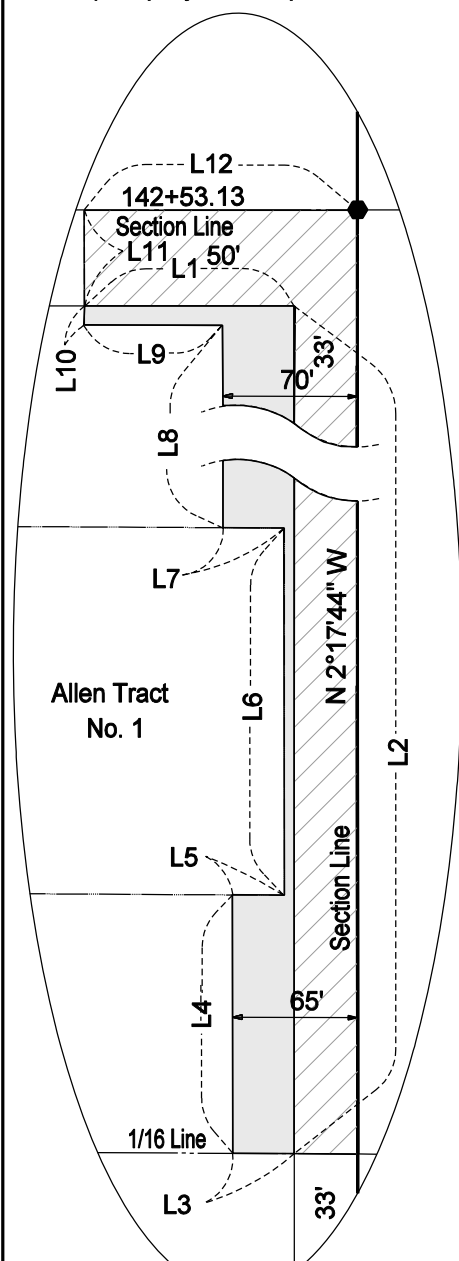
PLAT OF LOT H1 AMENDING THE ORIGINAL PLAT OF LOT H1 AS RECORDED IN BOOK OF PLATS P PAGE 138 DATED NOV. 20, 1996

Showing a parcel of land to be acquired for highway purposes in
The E 3/4 of the N 1/2 of the NE 1/4 of Section 27, Township 100 North,
Range 50 West of the 5th P.M., except Allen Tracts contained therein
for construction of Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

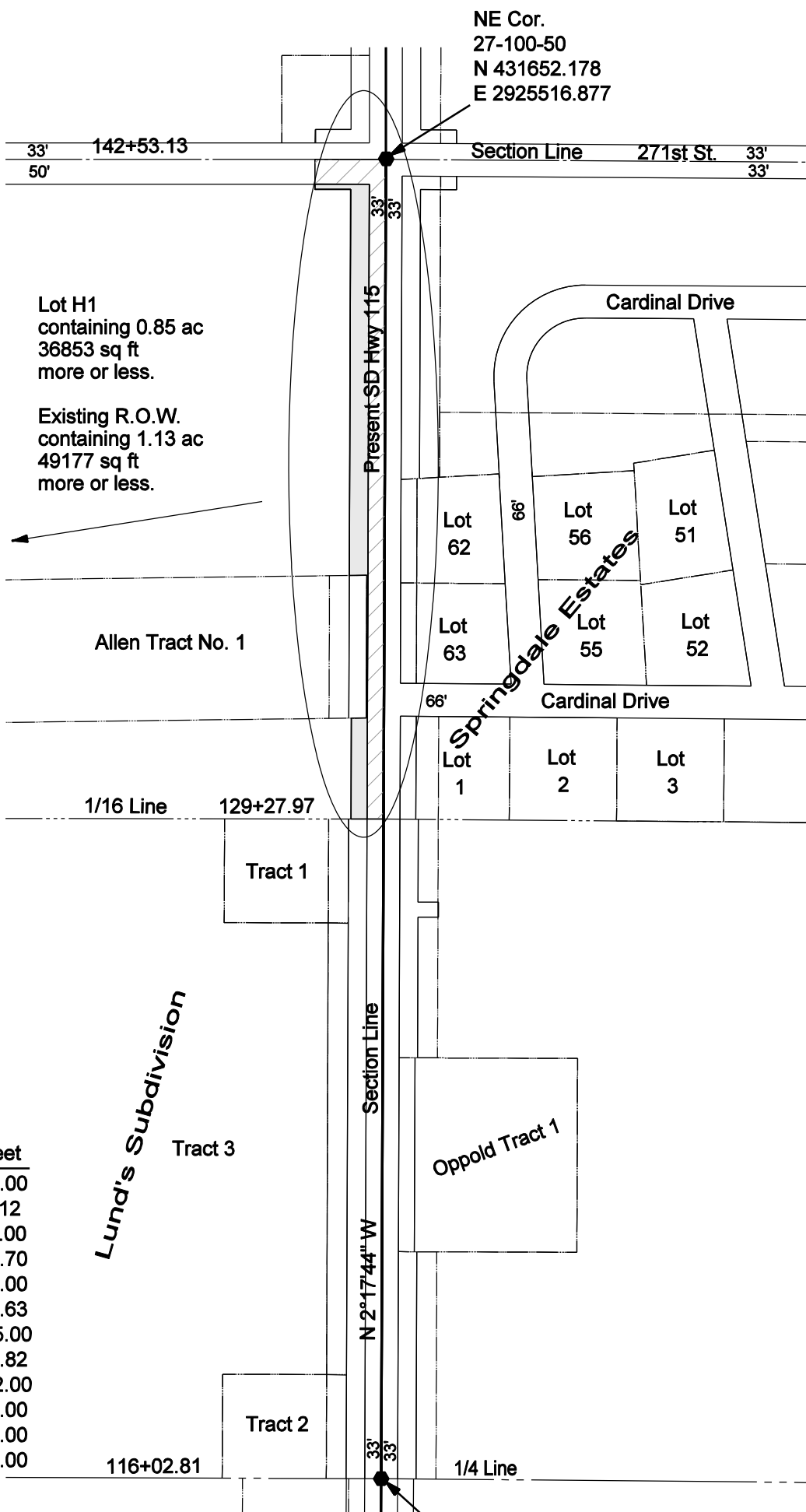
LEGEND

- = Found Corner
- = Set Corner

All monumentation will be set upon project completion



Line No.	Bearing / Radius	Feet
L1	N 87°31'15" E	109.00
L2	S 02°17'44" E	1275.12
L3	S 87°36'16" W	32.00
L4	N 02°17'44" W	202.70
L5	N 86°46'45" E	30.00
L6	N 02°17'44" W	286.63
L7	S 86°46'45" W	35.00
L8	N 02°17'44" W	775.82
L9	S 87°31'15" W	72.00
L10	N 02°17'44" W	10.00
L11	N 02°17'44" W	50.00
L12	N 87°31'15" E	142.00



Lot H1 containing 0.85 ac
36853 sq ft
more or less.

Existing R.O.W.
containing 1.13 ac
49177 sq ft
more or less.

NE Cor.
27-100-50
N 431652.178
E 2925516.877

Springdale Estates

Lund's Subdivision

Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

E 1/4 Cor.
27-100-50
N 429003.981
E 2925623.039

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

Drawn By TJK Date 04 - 2014
Checked By LAJ Date 04 - 2014

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson , Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.

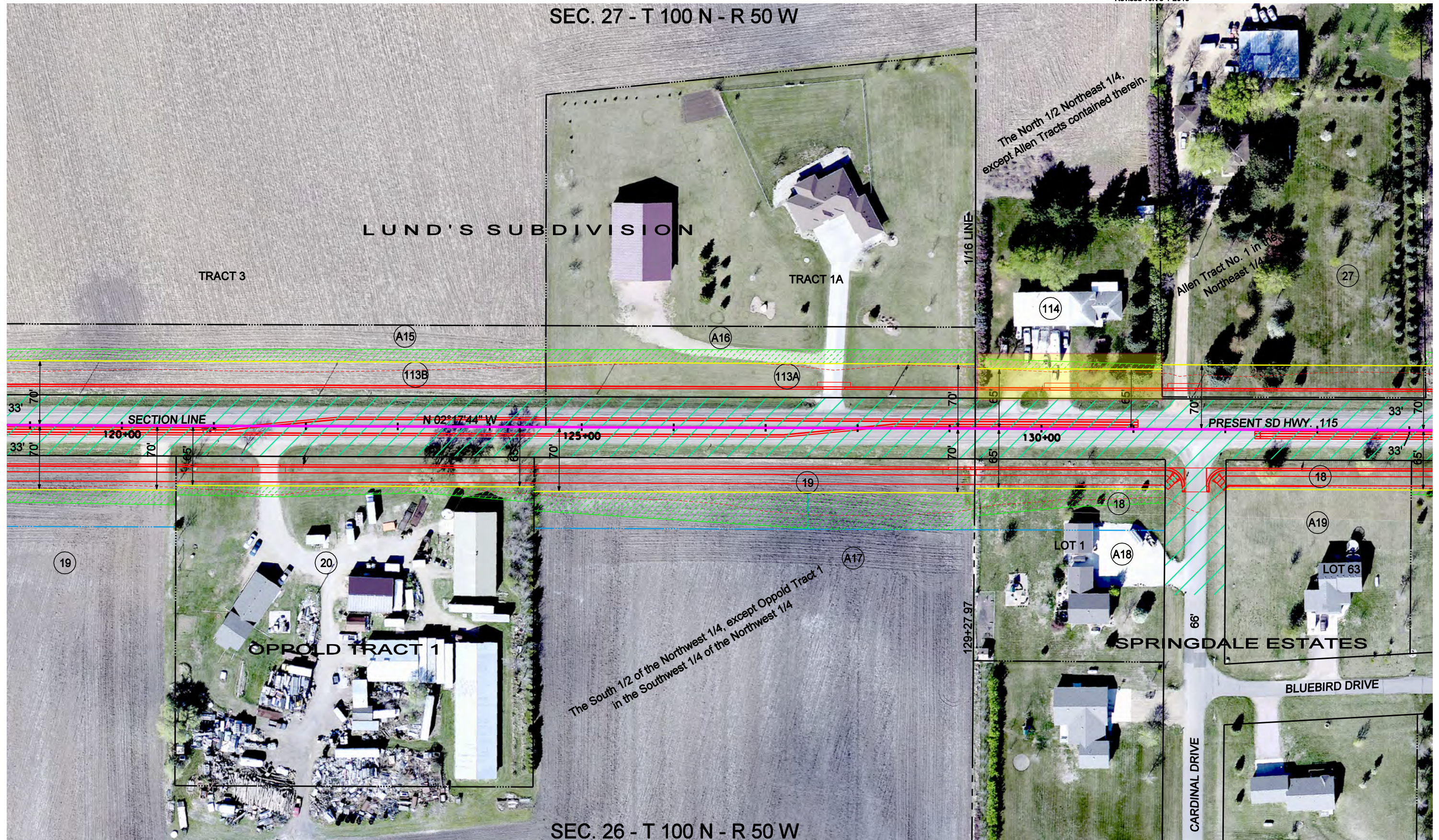


STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	16	21

PLOTTING DATE - - - March 1, 2018
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised TJK 3-1-2018

SEC. 27 - T 100 N - R 50 W



SEC. 26 - T 100 N - R 50 W



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	17	21

PLOTTING DATE - - - July 14, 2016
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised TJK 07-14-2016



Attachment A

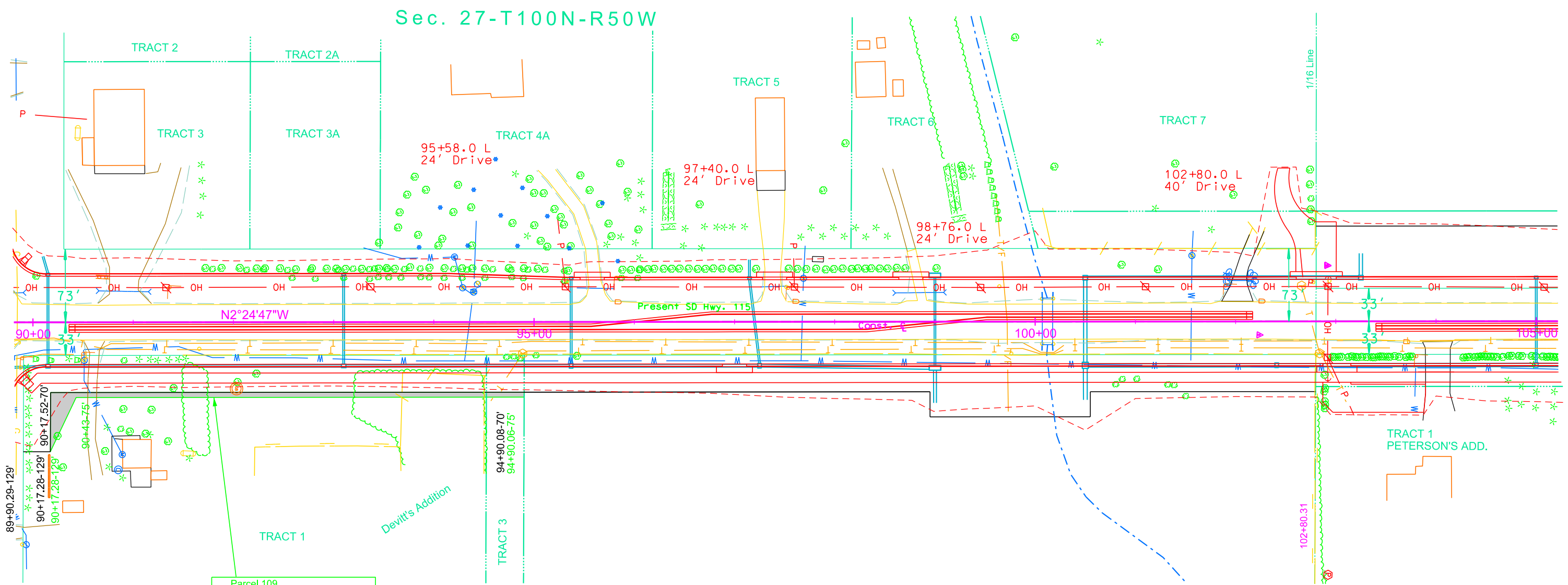
STATE OF SOUTH DAKOTA	PROJECT NH 0115(48)76	SHEET	TOTAL SHEETS
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Plotting Date: 07/18/2018



Plot Scale - 1:100

Plotted From - trpr17192



Parcel 109
90+17.28 to 94+90.06 R
Temporary Easement containing
0.1 ac. (3052 Sq Ft),
more or less

Robert S. & Peggy S. Devitt
Parcel 109

Robert S. Devitt and Peggy S. Devitt
Tract 1, except the East 176' thereof, and all of Tract 3
in Devitt's Addition in the South 1/2 of the Southwest 1/4
of Section 26, Township 100 North, Range 50
West of the 5th P.M.

Sec. 26-T100N-R50W

File - ...1109 - Robert S & Peggy S Devitt (Devitt).dgn

Attachment B

Parcel 109

PLAT OF LOT H1 IN TRACT 1 AND LOT H1 IN TRACT 3 OF DEVITT'S ADDITION AMENDING THE ORIGINAL PLAT OF LOT H1 AS RECORDED IN BOOK OF PLATS P PAGE 137 DATED NOV. 20, 1996

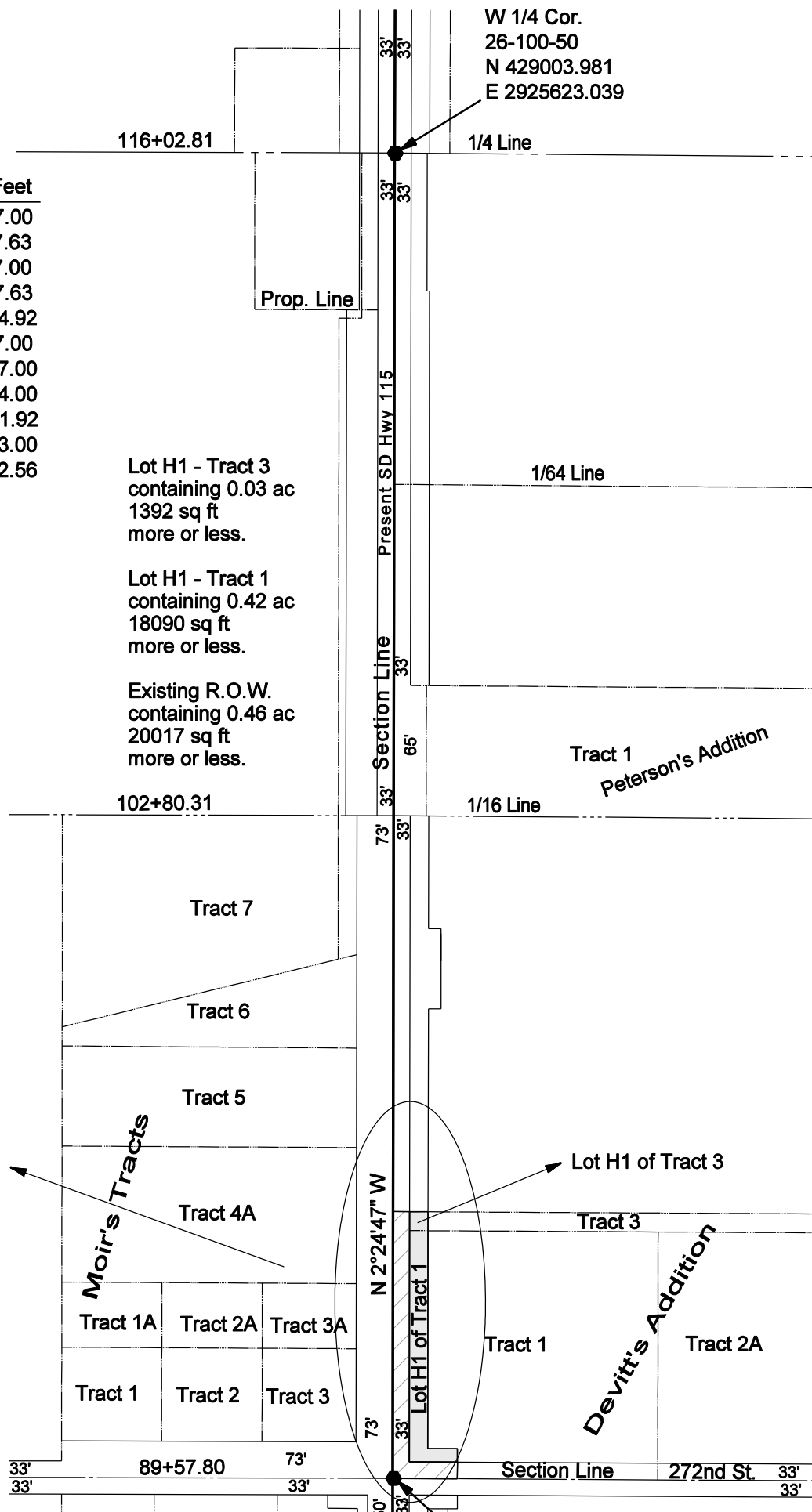
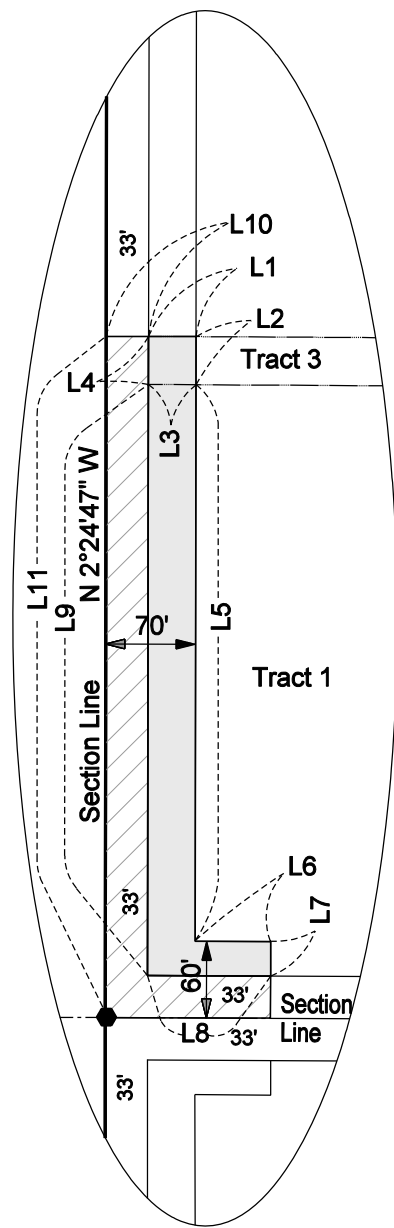
Showing a parcel of land to be acquired for highway purposes in
Tract 1, except the East 176' thereof, and all of Tract 3 in Devitt's Addition in the S 1/2 of the SW 1/4 of Section 26,
Township 100 North, Range 50 West of the 5th P.M.
for construction of Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

LEGEND

- = Found Corner
- = Set Corner

All monumentation will be set upon project completion

Line No.	Bearing / Radius	Feet
L1	N 87°49'11" E	37.00
L2	S 02°24'47" E	37.63
L3	S 87°49'11" W	37.00
L4	N 02°24'47" W	37.63
L5	S 02°24'47" E	434.92
L6	N 87°49'05" E	37.00
L7	S 02°24'47" E	27.00
L8	S 87°49'05" W	74.00
L9	N 02°24'47" W	461.92
L10	S 87°49'11" W	33.00
L11	S 02°24'47" E	532.56



Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

SW Cor.
26-100-50
N 426361.323
E 2925734.397

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

Drawn By LAJ Date 01 - 2014
Checked By TJK Date 01 - 2014

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20_____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20_____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.

0214

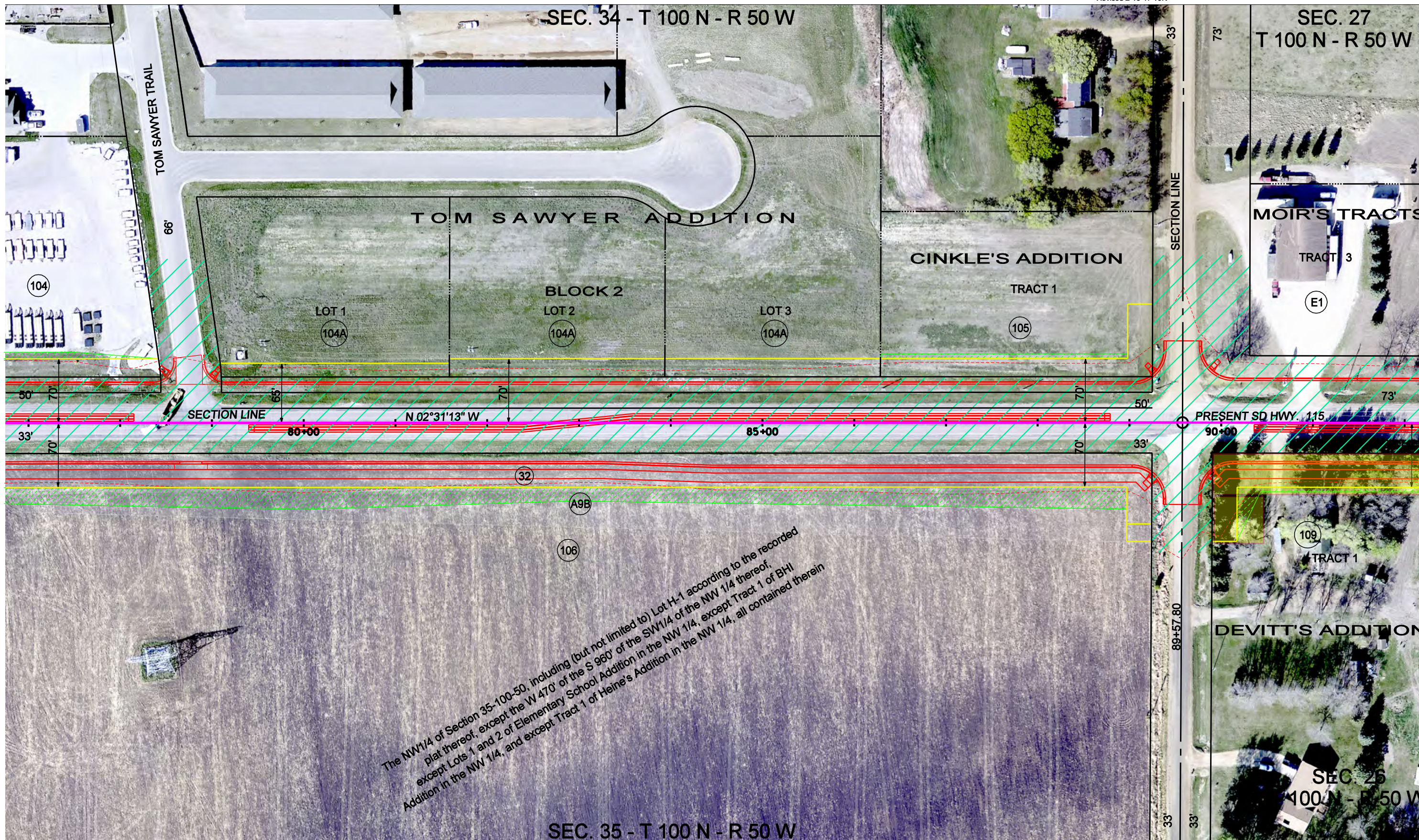
Register of Deeds _____ by _____ Deputy



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	13	21

PLOTTING DATE - - - February 15, 2017
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised 2-15-17 TJK



The NW1/4 of Section 35-100-50, including (but not limited to) Lot H-1 according to the recorded plat thereof, except the W 470' of the SW1/4 of the NW 1/4 thereof, except Lots 1 and 2 of Elementary School Addition in the NW 1/4, except Tract 1 of BHI Addition in the NW 1/4, and except Tract 1 of Heine's Addition in the NW 1/4, all contained therein



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	14	21

PLOTTING DATE - - - February 13, 2017
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised 02-13-17 TJK



Attachment A

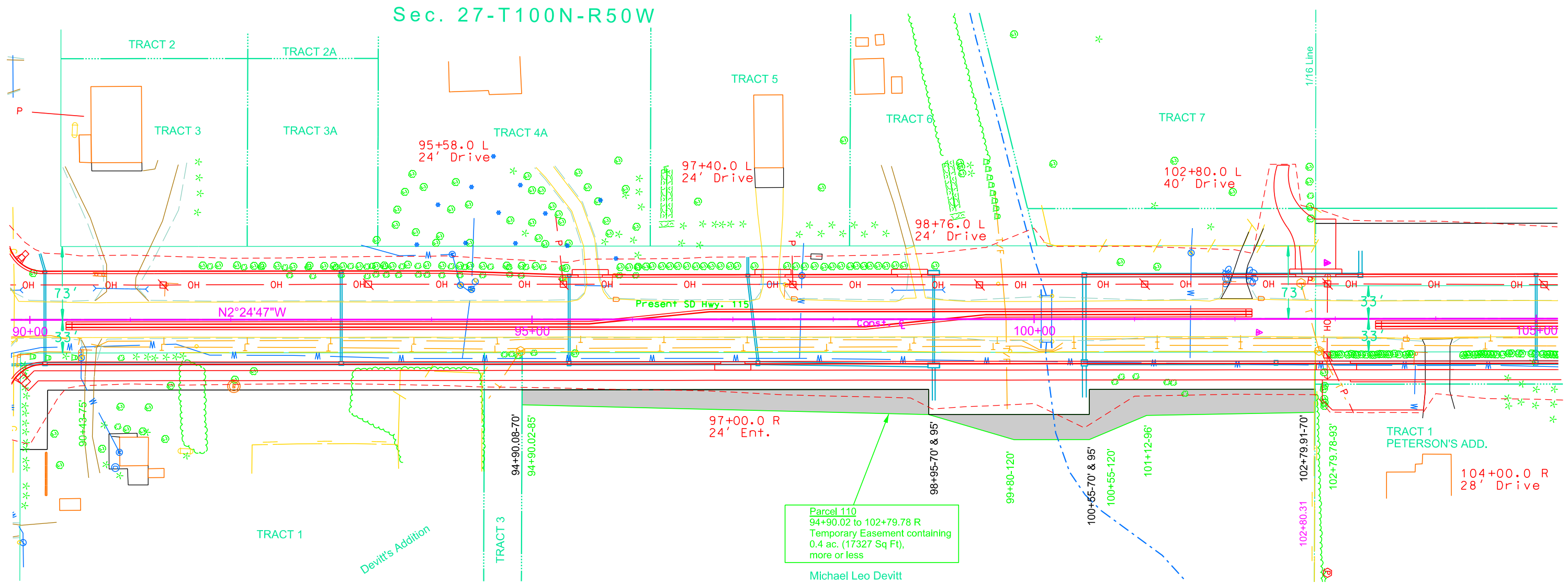
STATE OF SOUTH DAKOTA	PROJECT NH 0115(48)76	SHEET	TOTAL SHEETS
-----------------------	--------------------------	-------	--------------

Plotting Date: 07/18/2018



Plot Scale - 1:100

Plotted From - trpr17192



Parcel 110
94+90.02 to 102+79.78 R
Temporary Easement containing
0.4 ac. (17327 Sq Ft),
more or less

Michael Leo Devitt
& Irene Devitt, Trustees
Parcel 110

Michael Leo Devitt and Irene Devitt,
Co-Trustees of the Devitt Family Revocable Trust
The N 790.0' of the W 1047.7' of the South 1/2
of the Southwest 1/4 of Section 26, Township 100
North, Range 50 West of the 5th P.M.

Sec. 26-T100N-R50W

File - ...1110 - Devitt Family Revocable Trust (Devitt).dgn

Attachment B

Parcel 110

PLAT OF LOT H1 AMENDING THE ORIGINAL PLAT OF LOT H1 AS RECORDED IN BOOK OF PLATS P PAGE 136 DATED NOV. 20, 1996

Showing a parcel of land to be acquired for highway purposes in
The North 790.0' of the West 1047.7' of the S 1/2 of the SW 1/4 of Section 26,
Township 100 North, Range 50 West of the 5th P.M.
for construction of Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

LEGEND

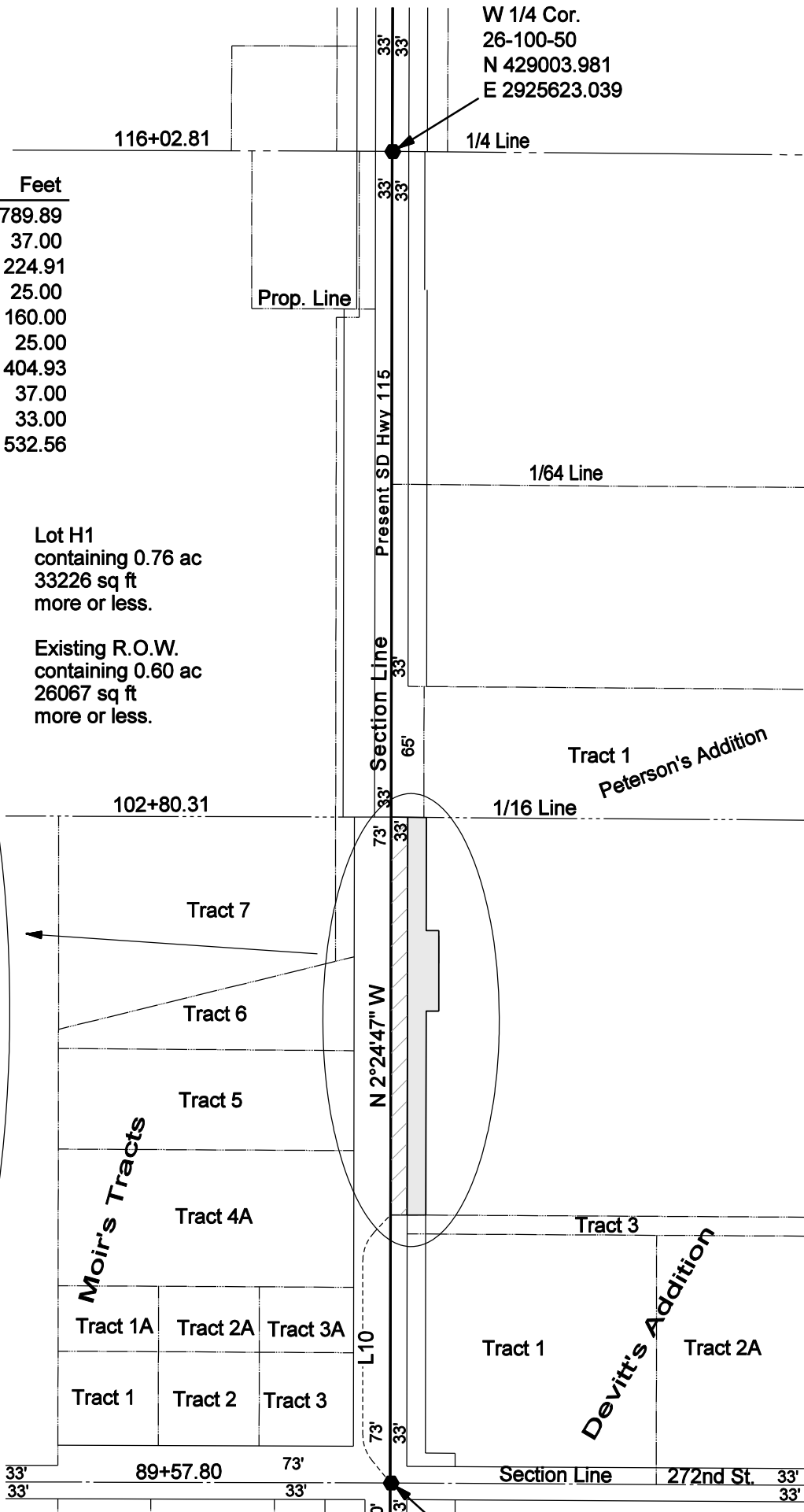
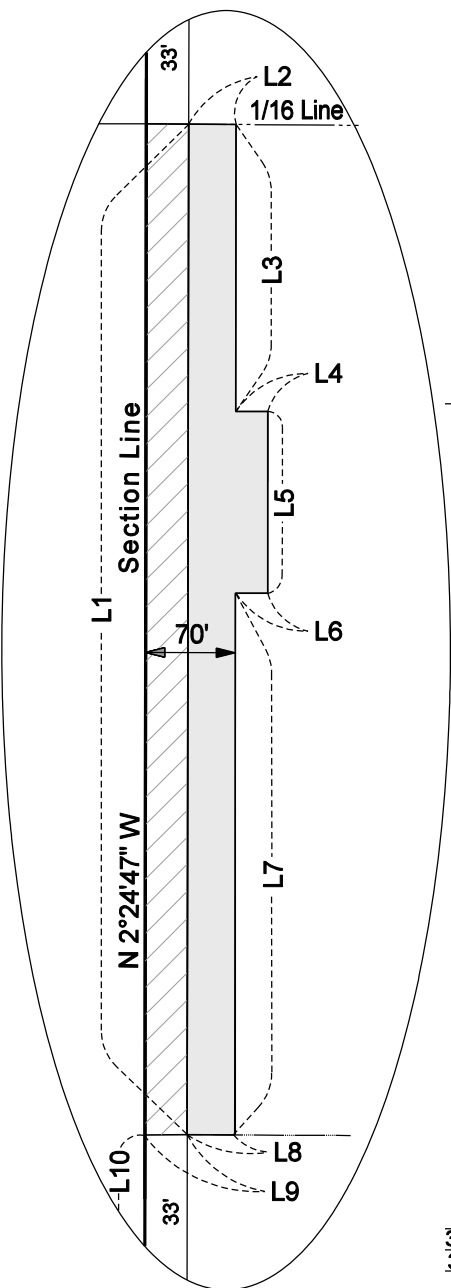
- = Found Corner
- = Set Corner

All monumentation will be set upon project completion

Line No.	Bearing / Radius	Feet
L1	N 02°24'47" W	789.89
L2	N 87°54'33" E	37.00
L3	S 02°24'47" E	224.91
L4	N 87°35'13" E	25.00
L5	S 02°24'47" E	160.00
L6	S 87°35'13" W	25.00
L7	S 02°24'47" E	404.93
L8	S 87°49'11" W	37.00
L9	S 87°49'11" W	33.00
L10	S 02°24'47" E	532.56

Lot H1
containing 0.76 ac
33226 sq ft
more or less.

Existing R.O.W.
containing 0.60 ac
26067 sq ft
more or less.



W 1/4 Cor.
26-100-50
N 429003.981
E 2925623.039

SW Cor.
26-100-50
N 426361.323
E 2925734.397

Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

Drawn By TJK Date 01 - 2014
Checked By LAJ Date 01 - 2014

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20_____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20_____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	14	21

PLOTTING DATE - - - February 13, 2017
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised 02-13-17 TJK

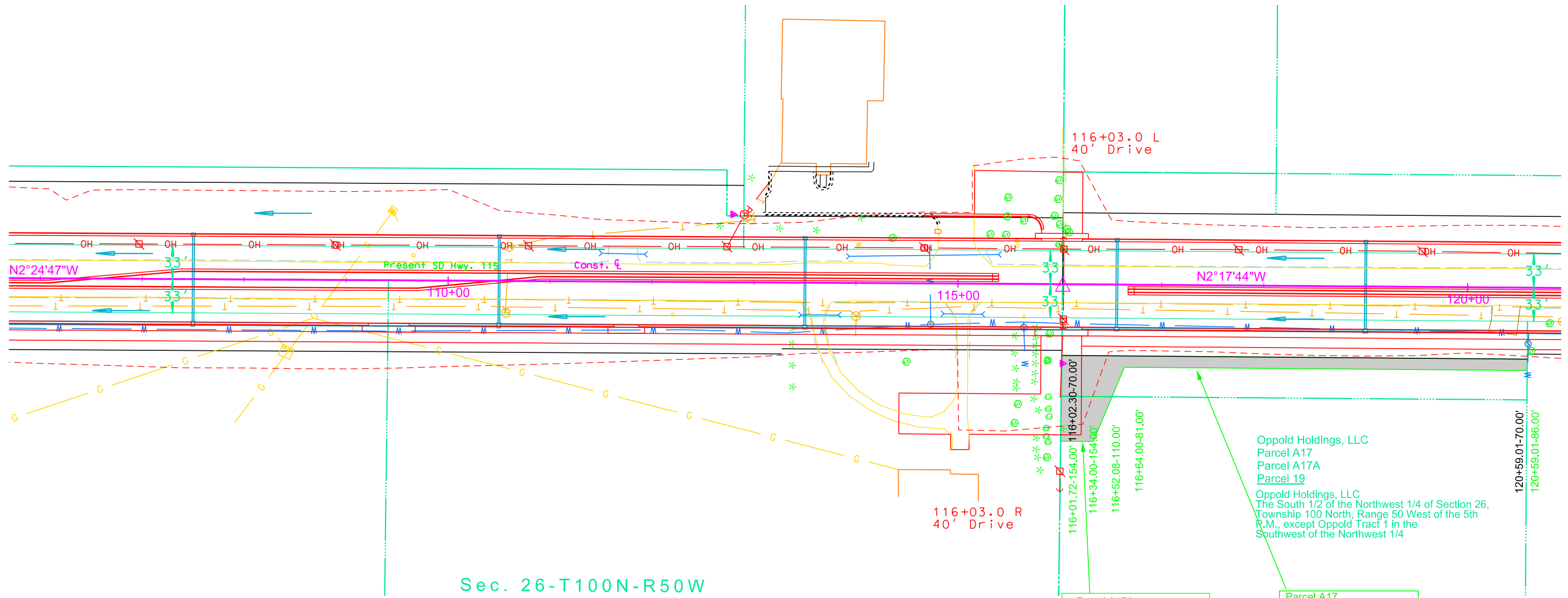


Attachment A

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0115(48)76		

Plotting Date: 07/19/2018

Sec. 27-T100N-R50W



Sec. 26-T100N-R50W

116+03.0 L
40' Drive

116+03.0 R
40' Drive

Oppold Holdings, LLC
Parcel A17
Parcel A17A
Parcel 19
Oppold Holdings, LLC
The South 1/2 of the Northwest 1/4 of Section 26,
Township 100 North, Range 50 West of the 5th
R.M., except Oppold Tract 1 in the
Southwest of the Northwest 1/4

Parcel A17A
116+01.72 to 116+52.08 R
Temporary Easement for
fill and driveway containing
0.1 ac. (1800 Sq Ft),
more or less

Parcel A17
116+01.72 to 120+59.01 R
Temporary Easement for
fill and driveway containing
0.2 ac. (7629 Sq Ft),
more or less

116+01.72-154.00'
116+02.30-70.00'
116+34.00-154.90'
116+52.08-110.00'
116+64.00-81.00'
120+59.01-70.00'
120+59.01-86.00'

N2°24'47"W

N2°17'44"W

Present SD Hwy. 115

const. C

110+00

115+00

120+00

33'

33'

OH

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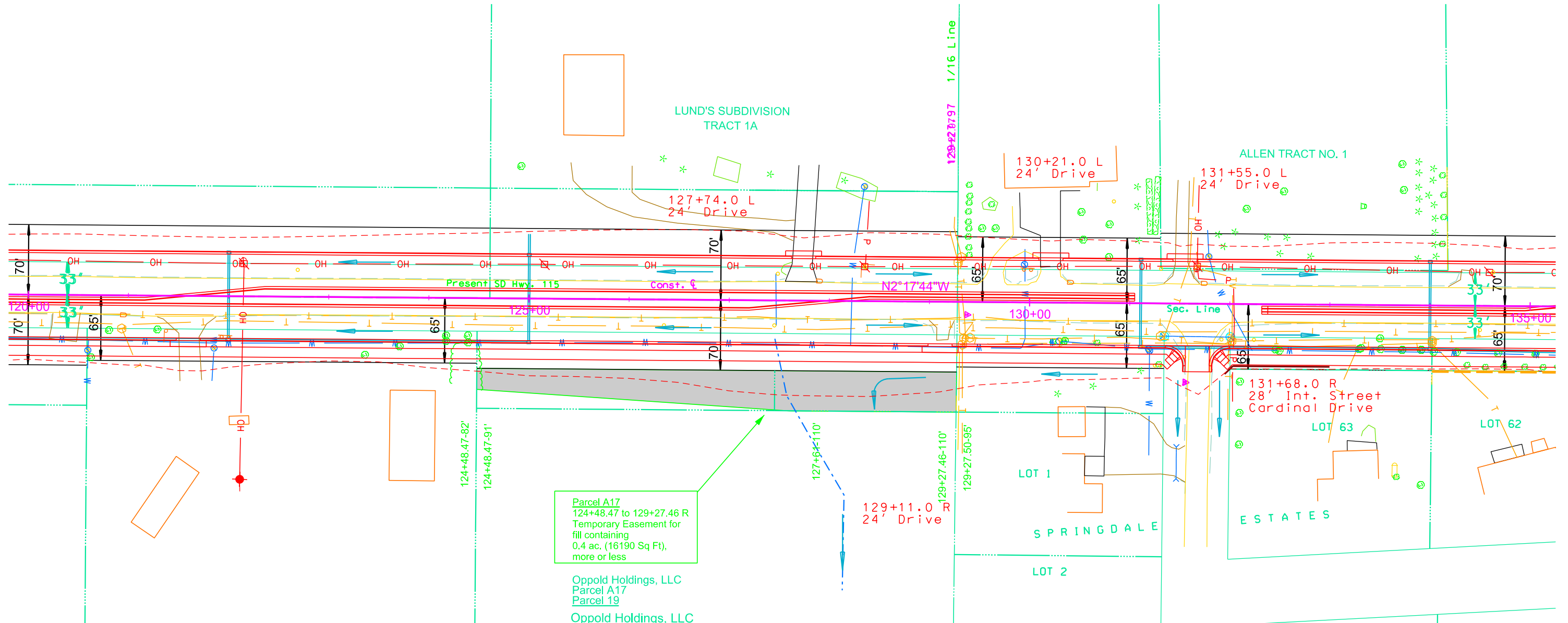
Attachment B

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0115(48)76		

Plotting Date: 07/18/2018



Sec. 27-T100N-R50W



Parcel A17
124+48.47 to 129+27.46 R
Temporary Easement for
fill containing
0.4 ac. (16190 Sq Ft),
more or less

Oppold Holdings, LLC
Parcel A17
Parcel 19
Oppold Holdings, LLC
The South 1/2 of the Northwest 1/4 of Section 26,
Township 100 North, Range 50 West of the 5th
P.M., except Oppold Tract 1 in the
Southwest of the Northwest 1/4

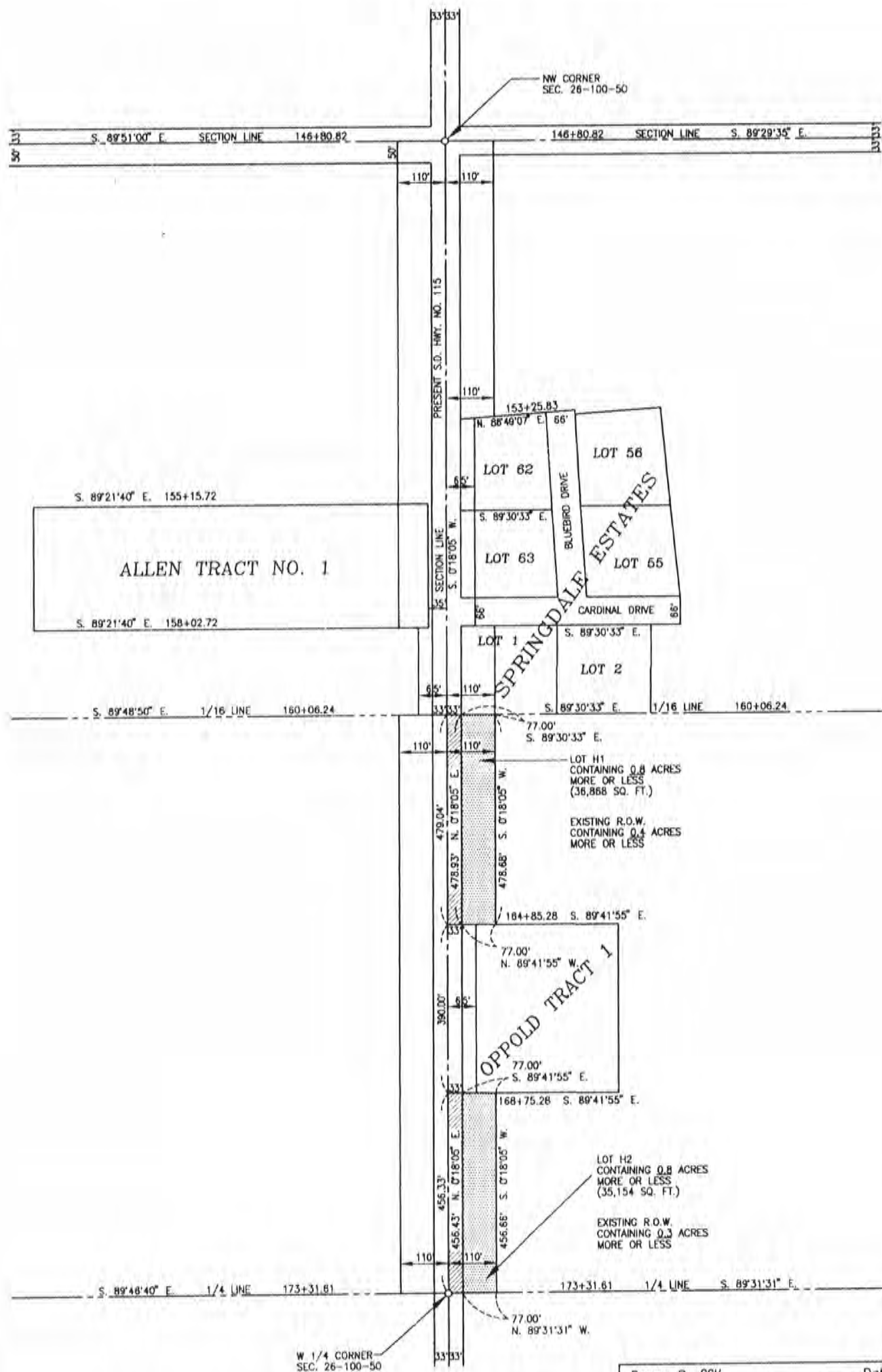
Sec. 26-T100N-R50W

Attachment C PLAT OF LOT H1 & H2

Showing two tracts of land to be acquired for highway purposes in the
S²NW⁴ of Section 26, Township 100 North, Range 50 West of the 5th P.M.
for construction of Project No. P 3115(5)78

LINCOLN COUNTY, SOUTH DAKOTA

Scale: 1 inch = 300 feet



Document Prepared By:
Peter S. Johnson
210 W 3rd St
Yankton, SD 57078
605/665-5571

W 1/4 CORNER
SEC. 26-100-50

Drawn By CGH Date 10/96
Checked By JLL Date 10/96

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the tract(s) of land as shown on this plat has/have been surveyed at my direction and under my control, and such tract(s) of land shall be hereafter known by the lot number(s) designated herein. The location and dimensions of the tract(s) are shown on this plat.

In witness whereof, I have set my hand and seal this _____ day of November A.D., 1996

Registered Land Surveyor
Registration No. 2919

State of South Dakota

County of Lincoln ss

OFFICE OF REGISTER OF DEEDS

Filed for record the _____ day of _____, A.D., 19____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.

Register of Deeds _____ by _____ Deputy

Parcel 19X

**PLAT OF LOT A OF LOT H2, LOT B OF LOT H1 AND LOT C OF LOT H1,
AMENDING THE ORIGINAL PLAT OF LOT A OF LOT H2, LOT B OF LOT H1 AND LOT C OF LOT H1,
AS RECORDED IN BOOK 8 OF PLATS - PAGE 209 - DATED DECEMBER 8, 2014**

Showing a parcel of land in

The S 1/2 of the NW 1/4 of Section 26, Township 100 North, Range 50 West of the 5th P.M., except Oppold Tract 1 in the SW 1/4 of the NW 1/4

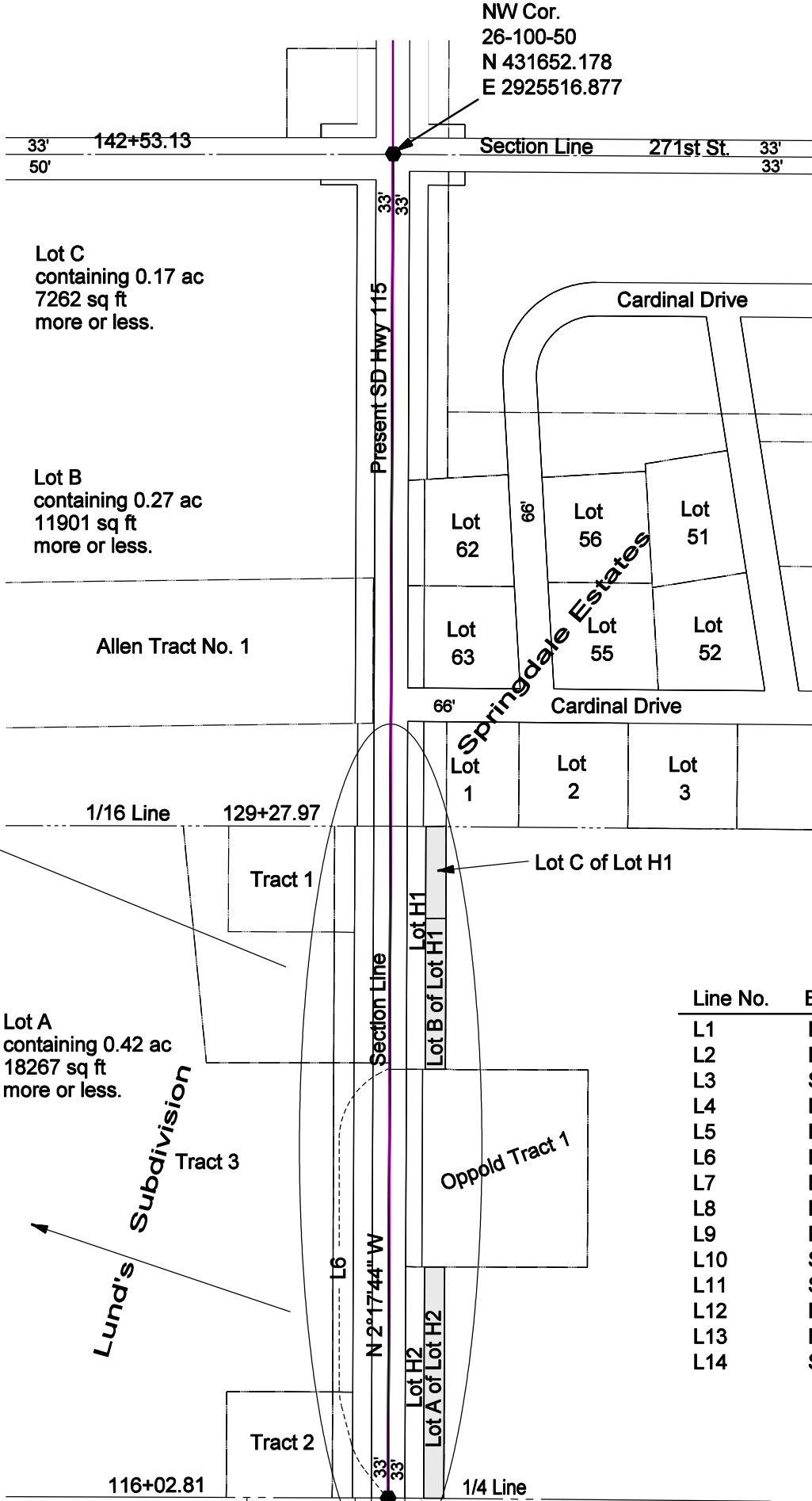
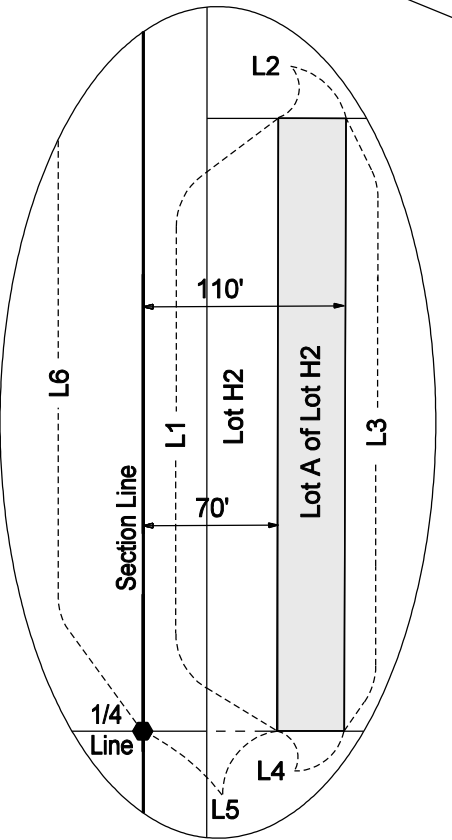
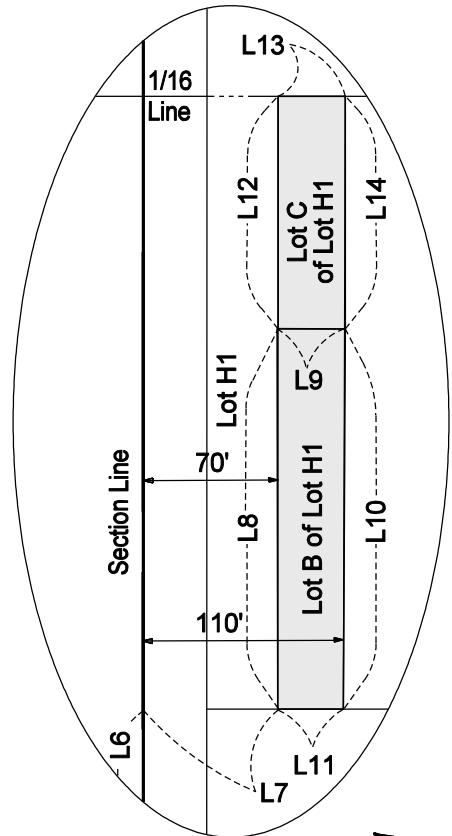
Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

LEGEND

- = Found Corner
- = Set Corner

All monumentation will be set upon project completion

NW Cor.
26-100-50
N 431652.178
E 2925516.877



Line No.	Bearing / Radius	Feet
L1	N 02°17'44" W	456.57
L2	N 87°42'16" E	40.00
L3	S 02°17'44" E	456.78
L4	N 88°00'15" E	40.00
L5	N 88°00'15" E	70.00
L6	N 02°17'44" W	845.67
L7	N 87°42'16" E	70.00
L8	N 02°17'44" W	297.52
L9	N 87°42'16" E	40.00
L10	S 02°17'44" E	297.52
L11	S 87°42'16" W	40.00
L12	N 02°17'44" W	181.65
L13	N 87°58'09" E	40.00
L14	S 02°17'44" E	181.47

Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

W 1/4 Cor.
26-100-50
N 429003.981
E 2925623.039

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

Drawn By TJK Date 01-2018
Checked By LAJ Date 01-2018

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20_____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20_____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.

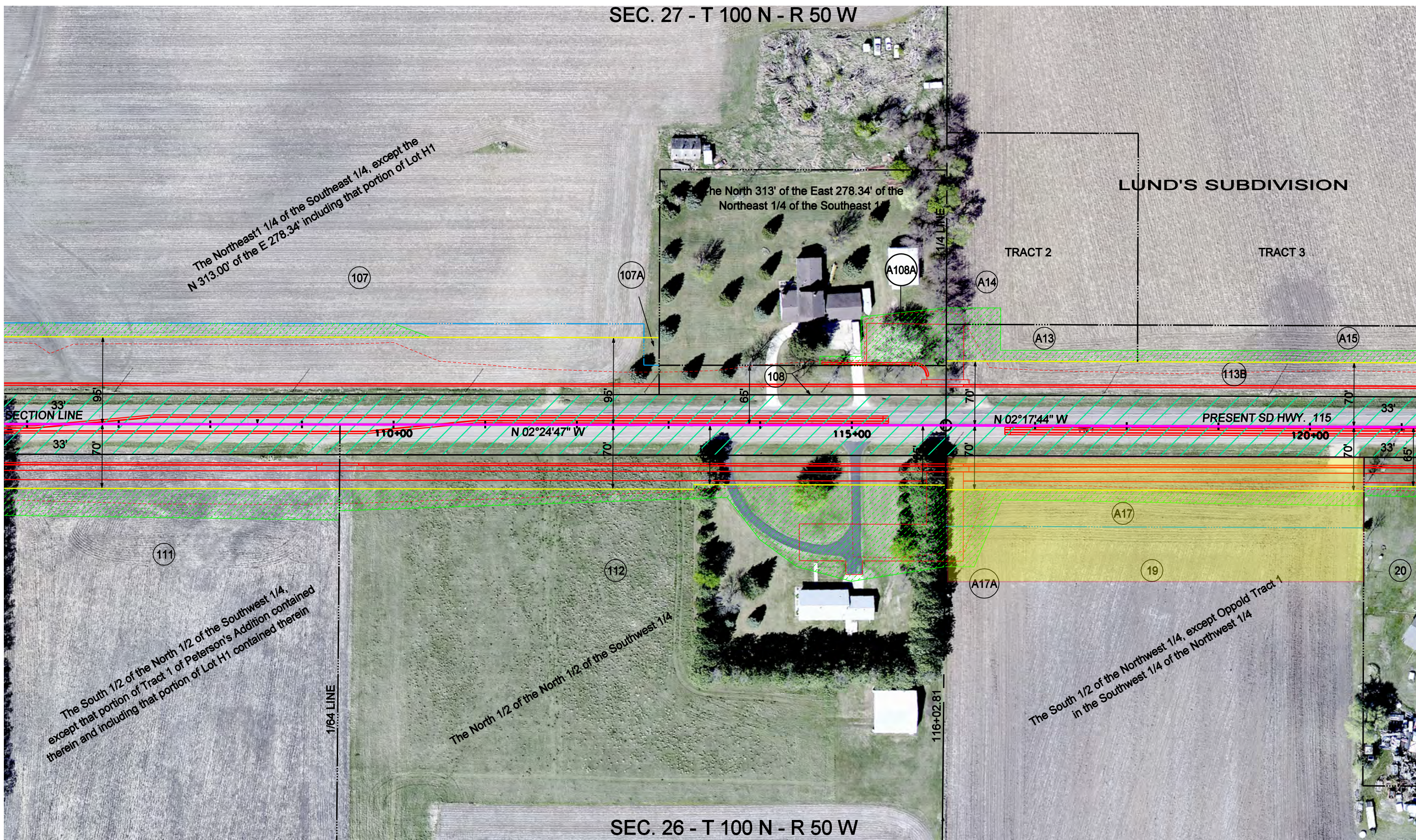


STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	15	21

PLOTTING DATE - - - February 5, 2018
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised 2-5-18 TJK

SEC. 27 - T 100 N - R 50 W



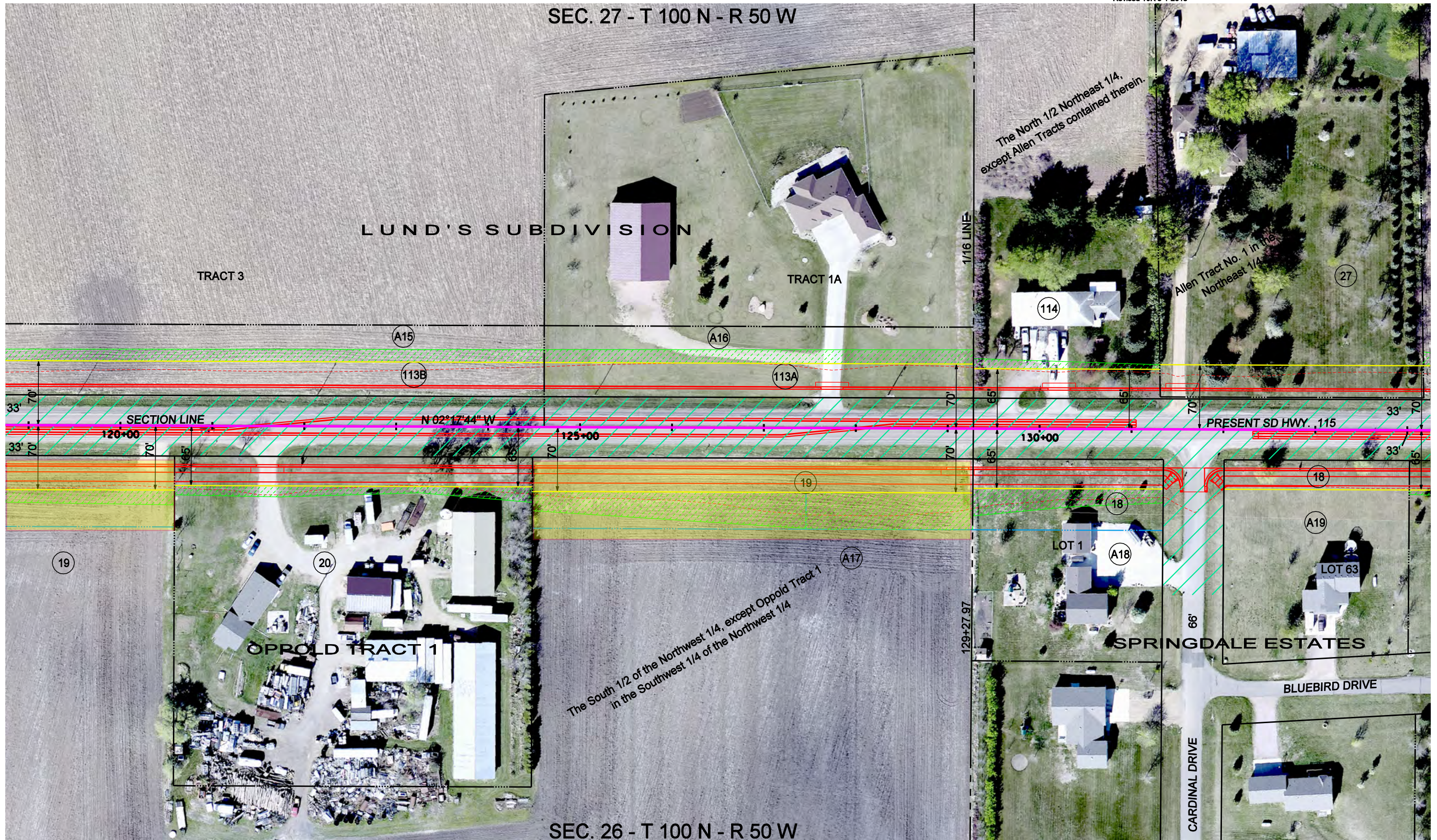
SEC. 26 - T 100 N - R 50 W



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	16	21

PLOTTING DATE - - - March 1, 2018
 FLOWN DATE - - - April, 2012
 PHOTO NOT TO SCALE

Revised TJK 3-1-2018



SEC. 27 - T 100 N - R 50 W

LUND'S SUBDIVISION

TRACT 3

TRACT 1A

The North 1/2 Northeast 1/4,
except Allen Tracts contained therein.

Allen Tract No. 1 in the
Northeast 1/4

SECTION LINE

N 02°17'44" W

PRESENT SD HWY. 115

OPPOLD TRACT 1

SPRINGDALE ESTATES

The South 1/2 of the Northwest 1/4, except Oppold Tract 1
in the Southwest 1/4 of the Northwest 1/4

BLUEBIRD DRIVE

SEC. 26 - T 100 N - R 50 W

Attachment A

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0115(48)76		

Plotting Date: 07/18/2018



Lloyd J. & Shirley M. Oppold
Living Trust
Parcel 117

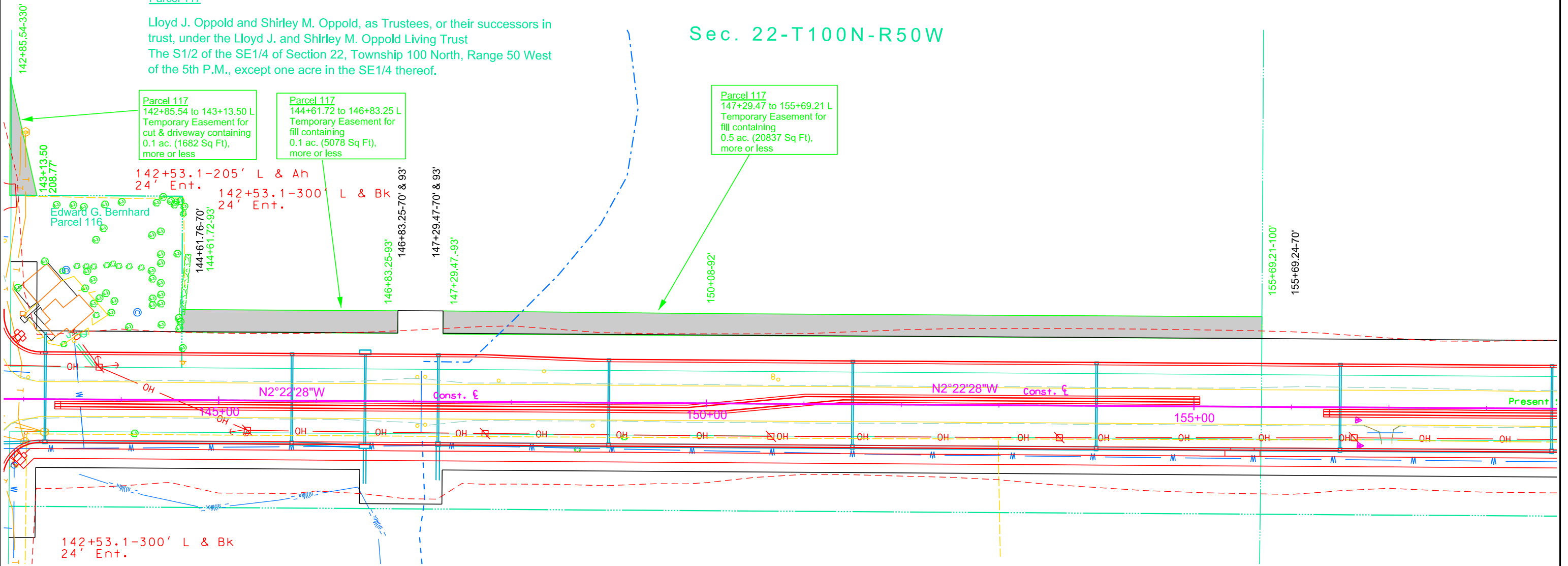
Lloyd J. Oppold and Shirley M. Oppold, as Trustees, or their successors in trust, under the Lloyd J. and Shirley M. Oppold Living Trust
The S1/2 of the SE1/4 of Section 22, Township 100 North, Range 50 West of the 5th P.M., except one acre in the SE1/4 thereof.

Sec. 22-T100N-R50W

Parcel 117
142+85.54 to 143+13.50 L
Temporary Easement for cut & driveway containing 0.1 ac. (1682 Sq Ft), more or less

Parcel 117
144+61.72 to 146+83.25 L
Temporary Easement for fill containing 0.1 ac. (5078 Sq Ft), more or less

Parcel 117
147+29.47 to 155+69.21 L
Temporary Easement for fill containing 0.5 ac. (20837 Sq Ft), more or less



142+53.1-300' L & Bk
24' Ent.

Sec. 23-T100N-R50W

Attachment C

Parcel 117

PLAT OF LOT H1 AMENDING THE ORIGINAL PLAT OF LOT H1 AS RECORDED IN BOOK OF PLATS P PAGE 128 DATED NOV. 20, 1996

Showing a parcel of land to be acquired for highway purposes in

The South 1/2 of the Southeast 1/4 of Section 22, Township 100
North, Range 50 West of the 5th P.M., except 1 acre in the Southeast 1/4 thereof.

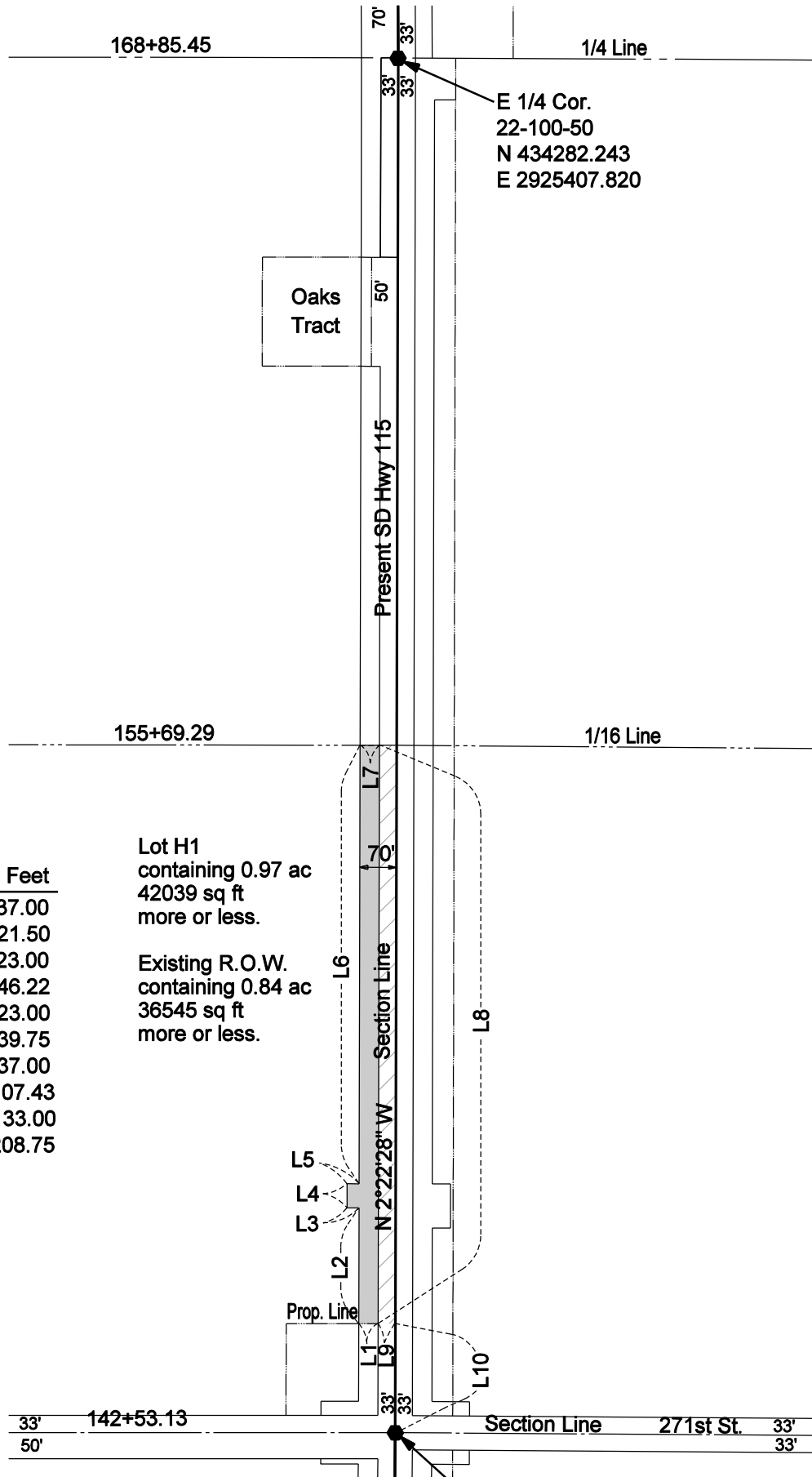
for construction of Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

LEGEND

● = Found Corner

● = Set Corner

All monumentation will be set upon project completion



Line No.	Bearing / Radius	Feet
L1	S 87°31'15" W	37.00
L2	N 02°22'28" W	221.50
L3	S 87°37'32" W	23.00
L4	N 02°22'28" W	46.22
L5	N 87°37'32" E	23.00
L6	N 02°22'28" W	839.75
L7	N 87°34'29" E	37.00
L8	S 02°22'28" E	1107.43
L9	N 87°31'15" E	33.00
L10	S 02°22'28" E	208.75

Lot H1
containing 0.97 ac
42039 sq ft
more or less.

Existing R.O.W.
containing 0.84 ac
36545 sq ft
more or less.

Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

SE Cor.
22-100-50
N 431652.178
E 2925516.877

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

Drawn By TJK Date 01 - 2014
Checked By LAJ Date 01 - 2014

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

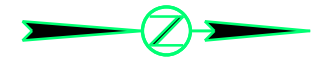
State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.

Attachment B

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0115(48)76		

Plotting Date: 07/18/2018

Sec. 22-T100N-R50W



Lloyd J. & Shirley M. Oppold
Living Trust
Parcel 117A

LLOYD J. OPPOLD AND SHIRLEY M. OPPOLD, AS TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE LLOYD J. AND SHIRLEY M. OPPOLD LIVING TRUST

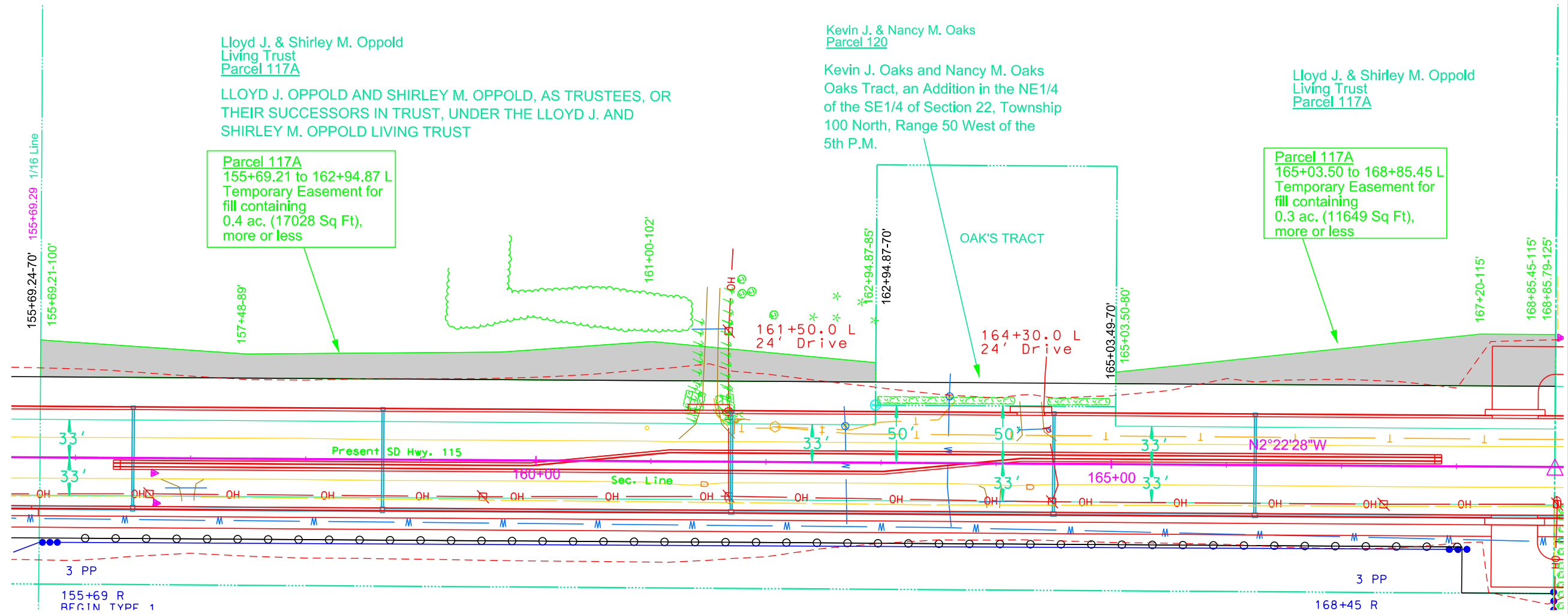
Parcel 117A
155+69.21 to 162+94.87 L
Temporary Easement for fill containing 0.4 ac. (17028 Sq Ft), more or less

Kevin J. & Nancy M. Oaks
Parcel 120

Kevin J. Oaks and Nancy M. Oaks
Oaks Tract, an Addition in the NE1/4 of the SE1/4 of Section 22, Township 100 North, Range 50 West of the 5th P.M.

Lloyd J. & Shirley M. Oppold
Living Trust
Parcel 117A

Parcel 117A
165+03.50 to 168+85.45 L
Temporary Easement for fill containing 0.3 ac. (11649 Sq Ft), more or less



3 PP

155+69 R
REGIN TYPE 1

3 PP

168+45 R

Plot Scale - 1:100

Plotted From - trpr17192

File - ...117A - Lloyd J. & Shirley M. Oppold Living Trust (Oppold).dgn

Attachment C

Parcel 117A

PLAT OF LOT H1 AND LOT H2 AMENDING THE ORIGINAL PLAT OF LOT H1 AND LOT H2 AS RECORDED IN BOOK OF PLATS P PAGE 126 DATED NOV. 20, 1996

Showing a parcel of land to be acquired for highway purposes in

The North 1/2 of the Southeast 1/4 of Section 22, Township 100
North, Range 50 West of the 5th P.M., except Oaks Tract contained therein.

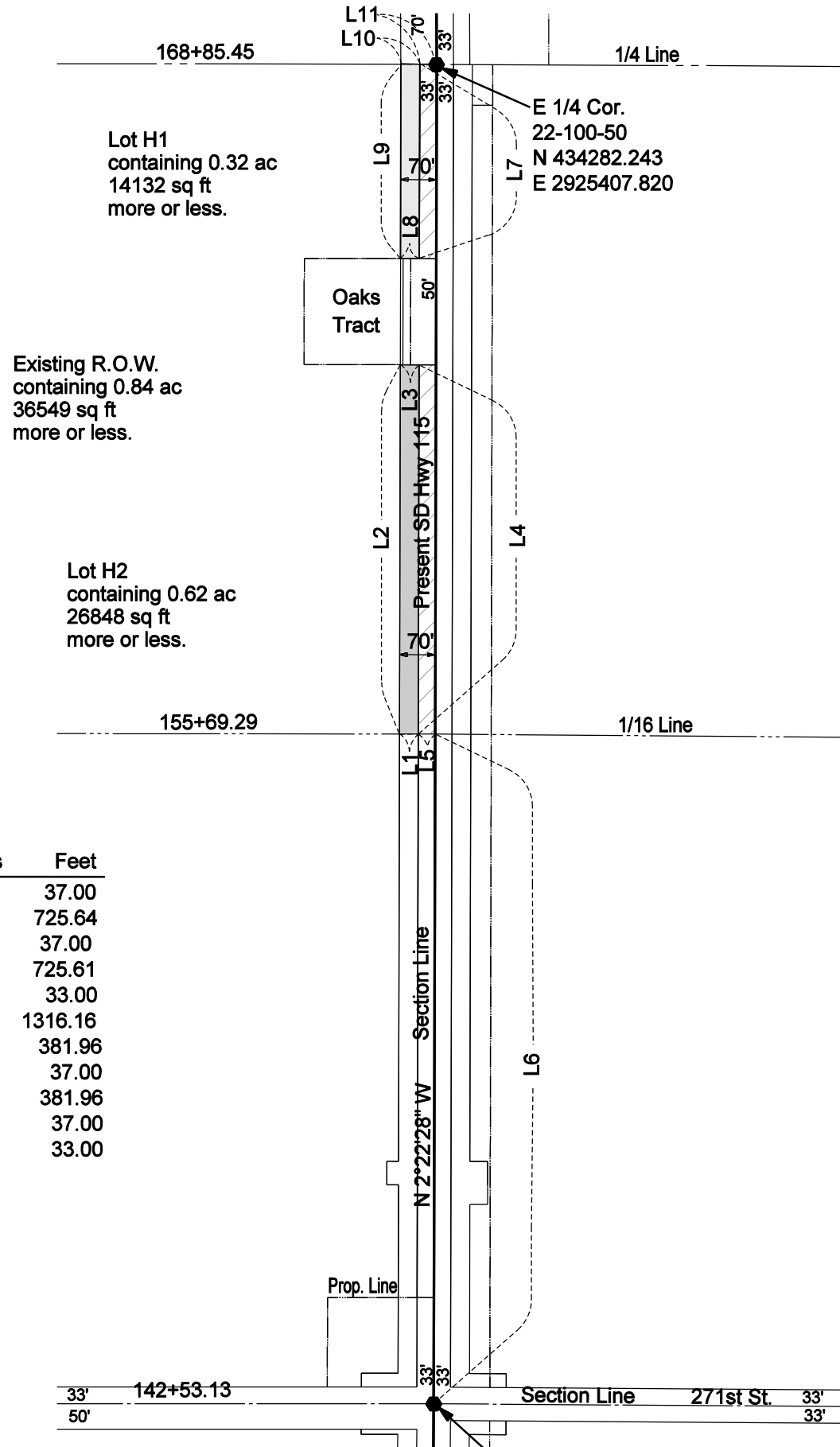
for construction of Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

LEGEND

● = Found Corner

● = Set Corner

All monumentation will be set upon project completion



Line No.	Bearing / Radius	Feet
L1	S 87°34'29" W	37.00
L2	N 02°22'28" W	725.64
L3	N 87°37'21" E	37.00
L4	S 02°22'28" E	725.61
L5	N 87°34'29" E	33.00
L6	S 02°22'28" E	1316.16
L7	S 02°22'28" E	381.96
L8	S 87°37'21" W	37.00
L9	N 02°22'28" W	381.96
L10	N 87°37'43" E	37.00
L11	N 87°37'43" E	33.00

Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

SE Cor.
22-100-50
N 431652.178
E 2925516.877

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

Drawn By TJK Date 01 - 2014
Checked By LAJ Date 01 - 2014

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

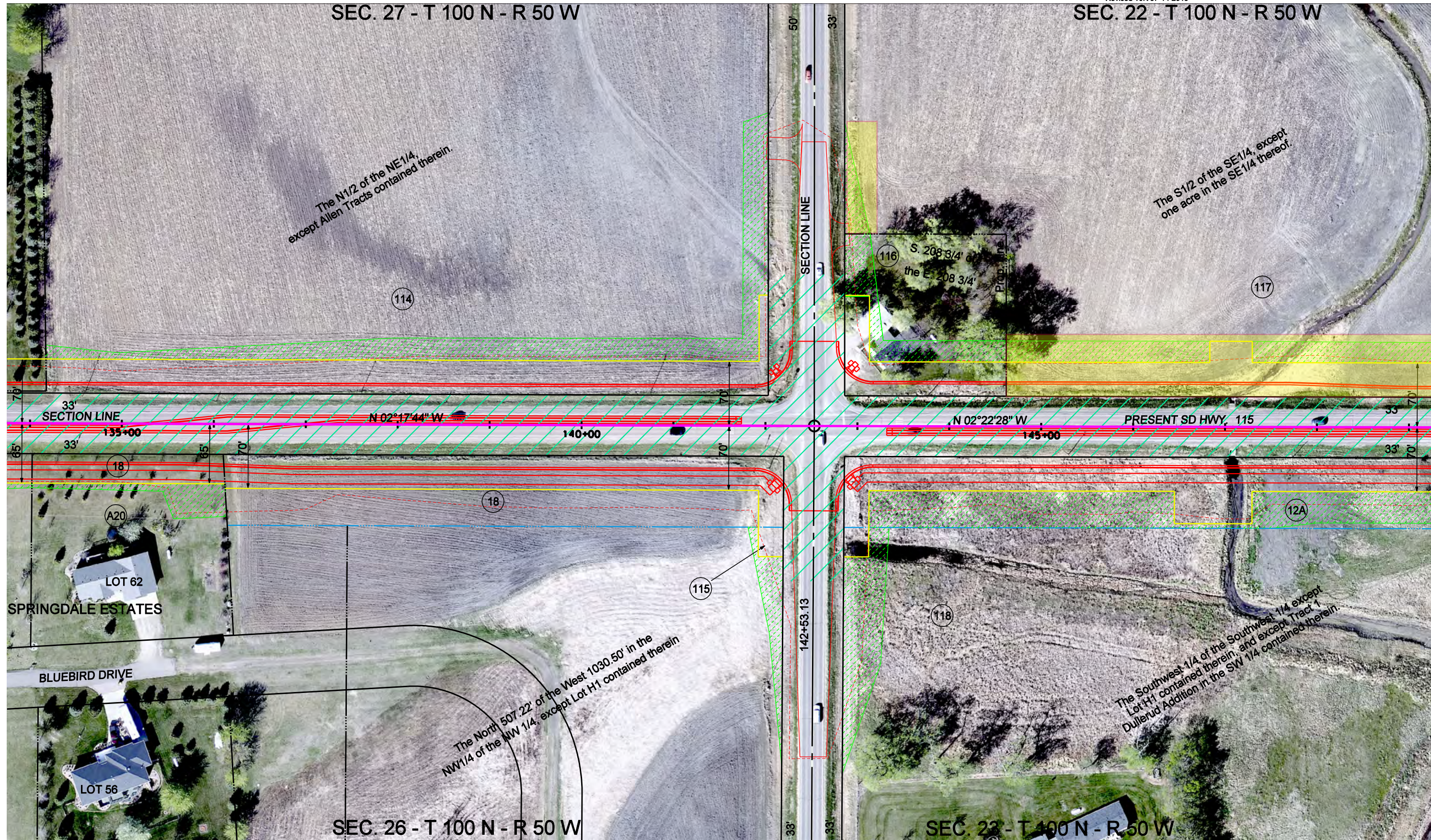
State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	17	21

PLOTTING DATE - - - July 14, 2016
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised TJK 07-14-2016

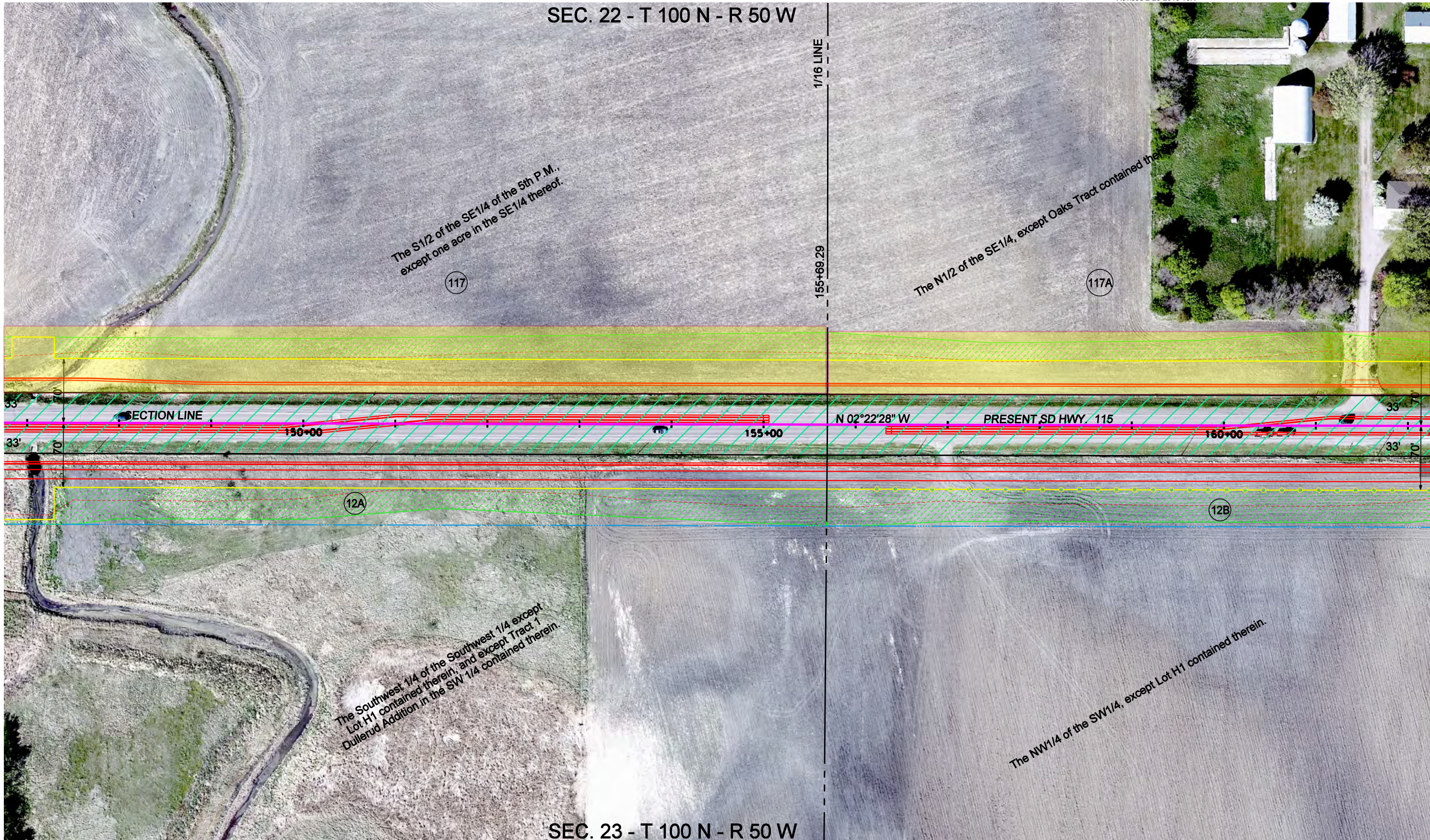




STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	18	21

PLOTTING DATE - - - February 25, 2018
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE

Revised 2-25-2018 TJK



SEC. 22 - T 100 N - R 50 W

SEC. 23 - T 100 N - R 50 W

1/16 LINE

155+69.29

SECTION LINE

N 02°22'28" W

PRESENT SD HWY 115

150+00

155+00

160+00

The Southwest 1/4 of the Southwest 1/4 except Lot H1 contained therein, and except Tract 1 Dullerud Addition in the SW 1/4 contained therein.

The S1/2 of the SE1/4 of the 5th P.M., except one acre in the SE1/4 thereof.

The N1/2 of the SE1/4, except Oaks Tract contained therein.

The NW1/4 of the SW1/4, except Lot H1 contained therein.

117

117A

12A

12B

33'
70'

33'
70'



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	19	21

PLOTTING DATE - - - February 25, 2018
FLOWN DATE - - - April, 2012
PHOTO NOT TO SCALE
Rev. 02-25-18 TJK



Attachment A

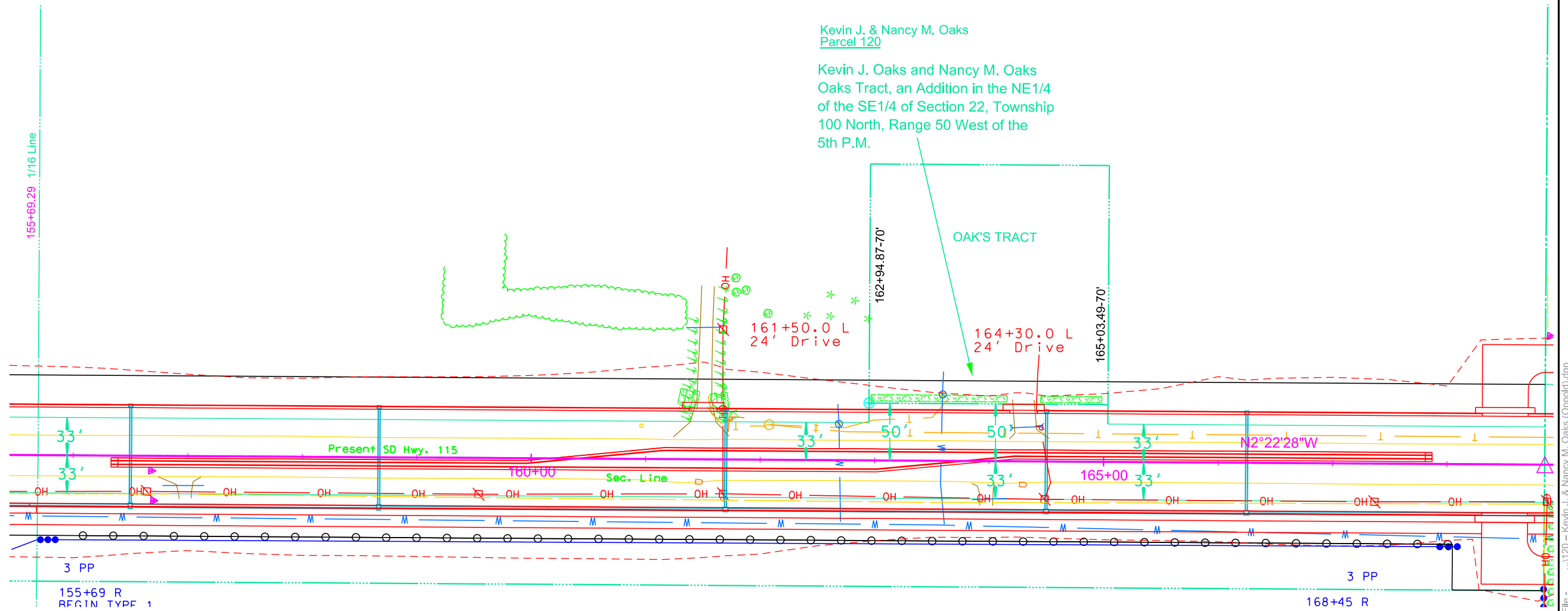
STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0115(48)76		

Plotting Date: 07/18/2018

Sec. 22-T100N-R50W



Plot Scale - 1:100



Kevin J. & Nancy M. Oaks
Parcel 120

Kevin J. Oaks and Nancy M. Oaks
Oaks Tract, an Addition in the NE1/4
of the SE1/4 of Section 22, Township
100 North, Range 50 West of the
5th P.M.

155+69 R
REGIN TYPE 1

3 PP
168+45 R

Plotted From - trpr17192

File - ...1120 - Kevin J. & Nancy M. Oaks (Oppold).dgn

Attachment B

Parcel 120

PLAT OF LOT H1 AMENDING THE ORIGINAL PLAT OF LOT H1 AS RECORDED IN BOOK OF PLATS P PAGE 127 DATED NOV. 20, 1996

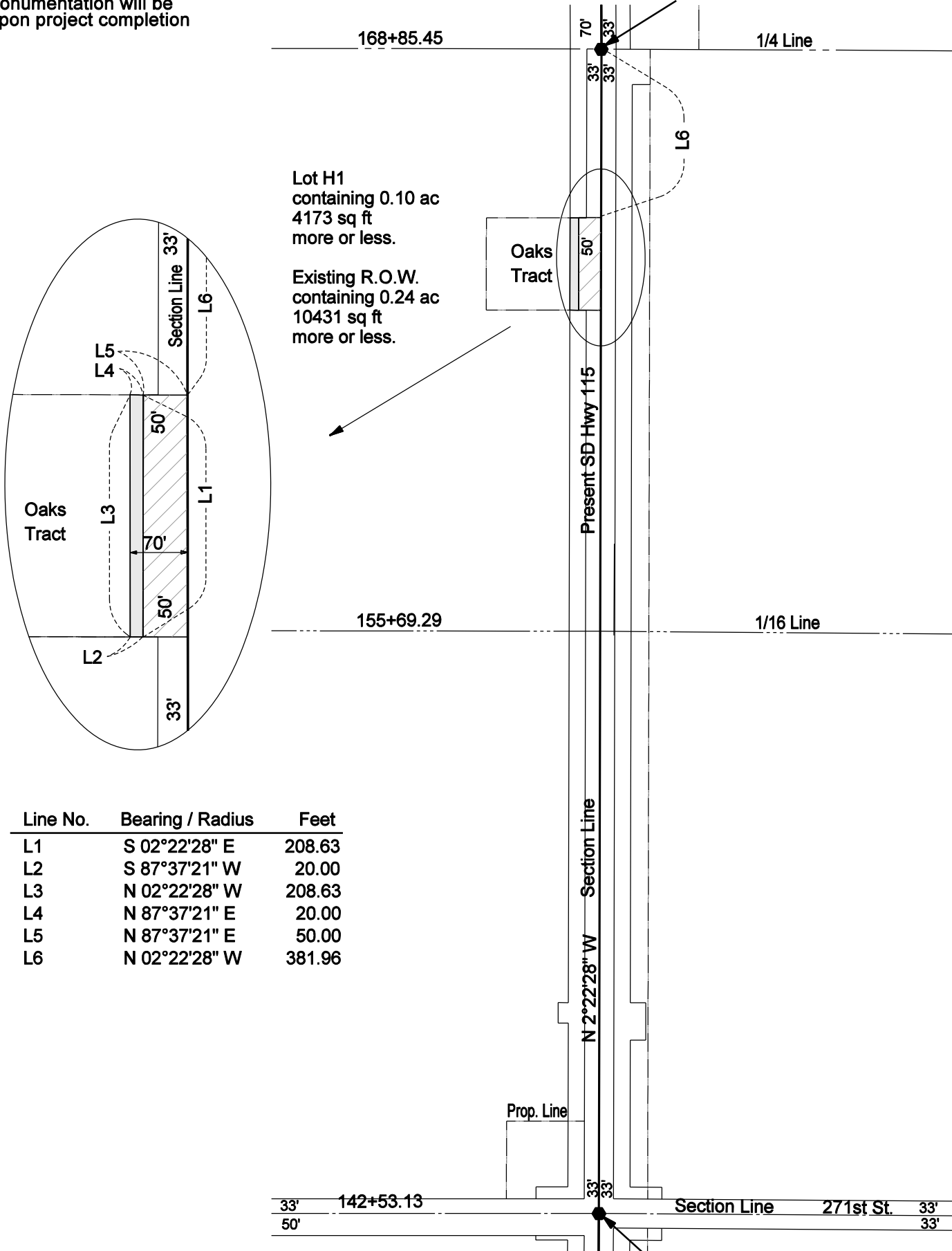
Showing a parcel of land to be acquired for highway purposes in
Oaks Tract, an addition in the NE 1/4 of the SE 1/4 of Section 22,
Township 100 North, Range 50 West of the 5th P.M.
for construction of Project NH - PH 0115(48)76
LINCOLN COUNTY, SOUTH DAKOTA
Scale: 1 inch = 300 feet

LEGEND

- = Found Corner
- = Set Corner

All monumentation will be set upon project completion

E 1/4 Cor.
22-100-50
N 434282.243
E 2925407.820



Note 1: The coordinates, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System - South Zone NAD 83/96 SF = 0.999845532

Note 2: The bearings shown within the Right of Way lines on this plat denote the Construction Survey Line, which may or may not be the theoretical midpoint between the Right of Way lines or the same as the Section Line when noted hereon.

Revised Date: 10/09/2015 TJK

Drawn By	TJK	Date	05 - 2014
Checked By	LAJ	Date	05 - 2014

Document Prepared By:
Johnson Engineering Co.
1800 Broadway Ave.
Yankton, SD 57078
605/665-5571

SURVEYOR'S CERTIFICATE

I, Peter S. Johnson, Registered Land Surveyor, in and for the State of South Dakota, do hereby certify that as ordered by the South Dakota Transportation Commission the parcel of land as shown on this plat has been surveyed at my direction and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on the plat.

In witness whereof, I have set my hand and seal this _____ day of _____ A.D., 20_____

Registered Land Surveyor
Registration No. 2919

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of _____ ss
Filed for record the _____ day of _____, A.D., 20_____, at _____ M., and recorded in Book of Plats _____ on Page _____ therein.



STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	NH - PH 0115(48)76	19	21
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