



**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 20, 2021

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

RE: July 29, 2021 Transportation Commission Agenda

Dear Mr. Behm:

The following items are recommended for Commission consideration:

1. Request Transportation Commission approval to transfer by resolution to the city of Hot Springs the following property acquired for highway right-of-way:

A segment of current U.S. Highway 18 (also known as University Avenue) extending from the east edge of the intersection with the northbound U.S. Highway 18 bypass to the west edge of the intersection with U.S. Highway 385 (also known as Chicago Street), all in Hot Springs, South Dakota.

This resolution will transfer a portion of Hwy 18 located in the city of Hot Springs according to Joint Powers Agreement #717144. The city of Hot Springs will accept possession, jurisdiction, operational and maintenance responsibilities of the above described segment of current U.S. Highway 18 (also known as University Avenue). Custer Area DOT recommends the transfer. (See attachments)

2. Request Transportation Commission approval to transfer by resolution to the city of Sioux Falls the following property acquired for highway right-of-way:

A portion of N. Cliff Avenue from Benson Rd. to E. 10th St. in Sioux Falls, Minnehaha County, South Dakota:

This resolution will transfer a portion of N. Cliff Avenue from Benson Rd. to E. 10th St. in Sioux Falls towards completing Agreement #710142 between the City of Sioux Falls and Department of Transportation. The highway right of way described above would be transferred to the city of Sioux Falls and the city of Sioux Falls would accept ownership, jurisdiction, operational and maintenance

responsibilities of the above described portion of N. Cliff Avenue from Benson Rd. to E. 10th St.. Sioux Falls Area DOT recommends the transfer. (See attachments)

3. Request Transportation Commission approval to transfer by resolution to the city of Wagner the following property acquired for highway right-of-way:

Lot H1 in the SW1/4 SW1/4 of Section 33, Township 96 North, Range 63 West, of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 1.88 acres, more or less, Deed and Plat Book 61, Page 202.

The Northerly 50 feet of the 200-foot Chicago, Milwaukee, St. Paul and Pacific Railroad ROW across the W1/2 SW1/4 SW1/4 of Section 33, Township 96 North, Range 63 West of 5th P.M., Charles Mix County, South Dakota. This railroad encroachment parcel contains 0.8 acre, more or less; And, that portion of the Chicago, Milwaukee, St. Paul and Pacific Railroad ROW crossing SW1/4 SW1/4 of Section 33 Township 96 North, Range 63 West of the 5th PM, Charles Mix County, South Dakota, Particularly described as follows: starting at a point in the northerly boundary line of said right of way distant 470 feet westerly, measured along said boundary line from its intersection with the east line of the NW1/4 SE1/4 of Section 32; thence easterly on a straight line 1,246 feet to a point in a line parallel to and 30 feet northerly, measured at right angles from the centerline of the present main track of Chicago, Milwaukee, St. Paul and Pacific Railroad; thence easterly along said parallel line, which is also parallel to and 50 feet southerly measured at right angles, from the center line of the highway, 2,251.6 feet to the beginning of a curve to the left with a radius of 1,960.08 feet; thence easterly along said curve 410 feet, more or less to its intersection with a line parallel to and 50 feet northerly, measured at right angles from the centerline of said main track; thence westerly parallel to said centerline of main track, to the place of beginning, containing 1.45 acres, more or less. Deed Book 61, Pages 411-413; Plat Book 61, Page 202.

Lots E1, E2, and C1 in the SW1/4 SW1/4 and SE1/4 SW1/4 of Section 33, Township 96 North, Range 63 West, of 5th P.M., Charles Mix County, South Dakota. Said Lot E1 contains 0.22 acre, more or less; Said Lot E2 contains 0.14 acre, more or less; Said Lot C1 contains 0.36 acre, more or less. Deed Book 107; Page 360.

Lot H1 in the W1/2 SE1/4 SW1/4 of Section 33, Township 96 North, Range 63 West, of the 5th P.M., except for the portion of Lot AB in the W1/2 SE1/4 SW1/4 of Section 33, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota, SDDOT Abandonment Resolution 15341, Misc. Book 39, Page 318; Plat Book C-106, Slide 55; and except that portion of Lot H1 lying south of Lot AB containing 0.3 acre, more or less. The remainder of Lot H1 west of Lot AB of Lot H1 contains 0.14 acre, more or less, Deed Book 62, Page 254; Plat Book 1, Page 11.

Lot H2 of Parcel D in the Blaha's Subdivision of the SW1/4 SW1/4 of Section 33, Township 96 North, Range 63 West, of the 5th P.M., Charles Mix County, South Dakota. Said Lot H2 contains 0.02 acre, more or less. Deed Book 105, Page 895; Plat Book C57, Slide 30.

Lot H2 in the SE1/4 SW1/4 of Section 33, Township 96 North, Range 63 West, of the 5th P.M., Charles Mix County, South Dakota. Said Lot H2 contains 0.19 acre, more or less. Deed Book 105, Page 915; Plat Book C67, Slide 35.

This resolution will complete the requirements of Jurisdiction Transfer Agreement #716152. The highway right of way described above would be transferred to the City of Wagner and the City of Wagner would accept ownership, jurisdiction, operational and maintenance responsibilities of the above described right-of-way. Mitchell Area DOT recommends the transfer. (See attachments)

4. Request Transportation Commission approval to transfer by resolution to Charles Mix County the following property acquired for highway right-of-way:

Lot H1 in the N1/2 NW1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 0.32 acres, more or less. Deed Book 61, Page 208; Plat Book 61, Page 217.

Lot H1 in the S1/2 NW1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 4.7 acres, more or less. Deed and Plat Book 61, Page 206.

The Northerly 50 feet of the 200-foot Chicago, Milwaukee, St. Paul and Pacific Railroad ROW across the SE1/4 NW1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. This railroad encroachment parcel contains 1.49 acres, more or less. Deed and Plat Book 61, Pages 411-413.

Lot H1 in the NE1/4 SW1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 0.11 acre, more or less. Deed and Plat Book 61, Page 209.

The Northerly 50 feet of the 200-foot Chicago, Milwaukee, St. Paul and Pacific Railroad ROW across the NE1/4 SW1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. This railroad encroachment parcel contains 0.24 acre, more or less. Deed Book 61, Pages 411-413; Plat Book 61, Page 209.

Lot H1 in the NW1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 3.43 acres, more or less. Deed and Plat Book 61, Page 208.

Lot H1 in the NE1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 2 acres, more or less. Deed Book 61, Page 219; Plat Book 61, Page 220.

Encroachment on Chicago, Milwaukee, St. Paul and Pacific Railroad ROW across the NE1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. This railroad encroachment parcel contains 0.29 acre, more or less. Deed Book 61, Pages 411-413; Plat Book 61, Page 220.

Lot H1 in the SE1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Said Lot H1 contains 0.28 acre, more or less.

An easement lying north of the RR ROW on the NE corner of the SE1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota. Easement contains 1 acre, more or less. Deed Book 13, Page 10.

The Northerly 50 feet of the 200-foot Chicago, Milwaukee, St. Paul and Pacific Railroad ROW across the SE1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th PM, Charles Mix County, South Dakota. This railroad encroachment parcel contains 0.85 acre, more or less. And, that portion of the Chicago, Milwaukee, St. Paul and Pacific Railroad ROW within the SE1/4 SE1/4 of Section 32, Township 96 North, Range 63 West of the 5th P.M., Charles Mix County, South Dakota, Particularly described as follows: starting at a point in the northerly boundary line of said right of way distant 470 feet westerly, measured along said boundary line from its intersection with the east line of the NW1/4 SE1/4 of Section 32; thence easterly on a straight line 1,246 feet to a point in a line parallel to and 30 feet northerly, measured at right angles from the centerline of the present main track of Chicago, Milwaukee, St. Paul and Pacific Railroad; thence easterly along said parallel line, which is also parallel to and 50 feet southerly measured at right angles, from the center line of the highway, 2,251.6 feet to the beginning of a curve to the left with a radius of 1,960.08 feet; thence easterly along said curve 410 feet, more or less to its intersection with a line parallel to and 50 feet northerly, measured at right angles from the centerline of said main track; thence westerly parallel to said centerline of main track, to the place of beginning, containing 1.45 acres, more or less. Deed Book 61, Pages 411-413; Plat Book 61, Page 202.

This resolution will complete the requirements of Jurisdiction Transfer Agreement #716151. The highway right of way described above would be transferred to Charles Mix County and Charles Mix County would accept ownership, jurisdiction, operational and maintenance responsibilities of the above described right-of-way. Mitchell Area DOT recommends the transfer. (See attachments)

5. Request Transportation Commission approval to abandon by resolution the following properties acquired for highway right-of-way:

Lot H1 in the SW1/4 of Section 30, Township 96 North, Range 63 West of the 5th P.M., excepting all that area within 75 feet of the West border of Section 30, Township 96 North, Range 63 West of the 5th P.M, Charles Mix County, South Dakota. Said Lot H1 contains 7.38 acres, more or less. Deed Book 63, Page 14; Plat Book 1, Page 21.

The Northerly 25 feet of the 150-foot Chicago, Milwaukee, St. Paul and Pacific Railroad ROW across the SE1/4 SW1/4 of Section 30, Township 96 North, Range 63 West of the 5th P.M, Charles Mix County, South Dakota. Said parcel contains 0.86 acre, more or less. Deed Book 61, Pages 411-413; Plat Book 1, Page 21.

Lot H1 in the W1/2 SE1/4 of Section 30, Township 96 North, Range 63 West of the 5th P.M, Charles Mix County, South Dakota. Said Lot H1 contains 0.99 acre, more or less. Deed Book 62, Page 363; Plat Book 1, Page 23.

Lot H1 in the NW1/4 NE1/4 of Section 31, Township 96 North, Range 63 West of the 5th P.M, Charles Mix County, South Dakota. Said Lot H1 contains 2.17 acres, more or less. Deed Book 61, Page 207; Plat Book 61, Page 207.

Lot H1 in the NE1/4 NE1/4 of Section 31, Township 96 North, Range 63 West of the 5th P.M, Charles Mix County, South Dakota. Said Lot H1 contains 3.43 acres, more or less. Deed Book 61, Page 219; Plat Book 61, Page 218.

The above described right of way properties are located along SD Hwy 50 approximately one mile west of Wagner. The properties are no longer needed for highway purposes and abandonment is recommended by DOT Mitchell Area. (See attachment)

6. Request Transportation Commission approval to abandon by resolution the following property acquired for highway right-of-way:

Part of Lot H1 in Tract B lying east of a 100' line from the centerline of US 16 in the NE1/4 NE1/4 of Section 33, Township 3 South, Range 4 East of the B.H.M., Custer County, South Dakota, containing 0.15 acre.

The above property is no longer needed for highway purposes and abandonment is recommended by DOT Custer Area. (See attachments)

7. Abandonment – Jones County

Request Transportation Commission approval to abandon by resolution the following property acquired for highway right-of-way:

Lot A in the 66' previously acquired highway right of way located in the SW1/4, Lot H2 in the SW1/4, Lot H3 in the SW1/4 and Lot H4 in the SW1/4; all of Section 17, Township 3 South, Range 29 East of the B.H.M, Jones County, South Dakota.

Said Lot A contains 12.27 acres

Lot H-2 in the S1/2 NW1/4 of Section 20, Township 3 South, Range 29 East of the B.H.M, Jones County, South Dakota.

Said Lot H-2 contains 6.14 acres

The above described right of way properties are located along US Hwy 83 approximately five miles north of the White River. The properties are no longer needed for highway purposes and abandonment is recommended by DOT Pierre Area. (See attachments)

8. Request Transportation Commission approval to abandon by resolution the following property acquired for highway right-of-way:

Former Hwy 79 right of way located west of Tract E in the NE1/4 SE1/4 and the SE1/4 SE1/4 and west of the present Hwy 79 right of way line; all in Section 19, Township 2

South, Range 8 East of the B.H.M., Pennington County, South Dakota, containing 0.7 acre.

The above property is no longer needed for highway purposes and abandonment is recommended by DOT Rapid City Area. (See attachments)

9. Abandonment – Harding County

Request Transportation Commission approval to abandon by resolution the temporary easements on Harding County DOT Project NH 0085(97)99, PCN 05EL.

10. Condemnation – Project EM 0295(45)130, PCN 020V, Brookings 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 1 – John H. Mills

Parcels 3 and 3X – Access Holdings, LLC (Jacob Mills)

Parcel 4 – RCS Development, Inc., a South Dakota Corporation; Mortgage MetaBank

Parcel 7 – Lake Platinum, LLC

To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project EM 0295(45)130, PCN 020V, Brookings County, I29, and includes portions of 20<sup>th</sup> Street South in the City of Brookings and over I-29; and 214<sup>th</sup> Street, from I-29 to 473<sup>rd</sup> Avenue in the County of Brookings. Structure # 16-083-011 and 16-328-018. Replace Structures (Bridges), Bridge Approach Grading, lighting, asphalt, concrete surfacing, curb and gutter, storm sewer (See Attachments)

11. Condemnation – Project NH 0212(174)377, PCN 027D, Codington 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:

Parcels 29 and 29A – First Federal Savings and Loan Association of Watertown n/k/a Wells Fargo Bank, N.A.

To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project NH 0212(174)377, PCN 027D, Codington County, US212 - From US81 to 19th Street SE in Watertown; Urban Grading, PCC Surfacing, Curb & Gutter, ADA, Lighting. (See Attachments)

12. Condemnation – Project P-PH 0015(82)167, PCN 05D9, Grant County

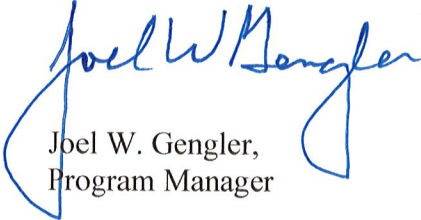
Request Transportation Commission resolution determining that the taking and damaging of real property interests in and to the following property is necessary for a public purpose and authorizing condemnation:

Parcel 27 – Jerry D. Anderson and Jenelle L. Anderson; Mortgage - Great Western Bank; Judgments 1) Bank of America, NA 2) Midland Credit Management, Inc. 3) Discover Bank 4) Barclays Bank Delaware

Parcel 35 – Wade King; Mortgage - Wells Fargo Home Mortgage, Inc.; Judgments to 1) Arrow Financial Services LLC 2) Accounts Management Inc. 3) Midwest Credits Inc. 4) Milbank Eyecare Center.

To date, the Department of Transportation has been unable to acquire the real property interests through negotiations for the project P-PH 0015(82)167, PCN 05D9, Grant County, US12 - Structures 7.9 miles East of the Perkins County Line and 0.2 miles West of SD65S over the BNSF RR. Structure # 16-083-011 and 16-328-018. Replace Structures (Bridges), Bridge Approach Grading. (See Attachments)

Sincerely,





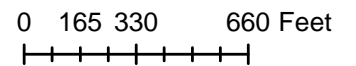
Joel W. Gengler,  
Program Manager

# Proposed Transfer - Highway 18 - City of Hot Springs



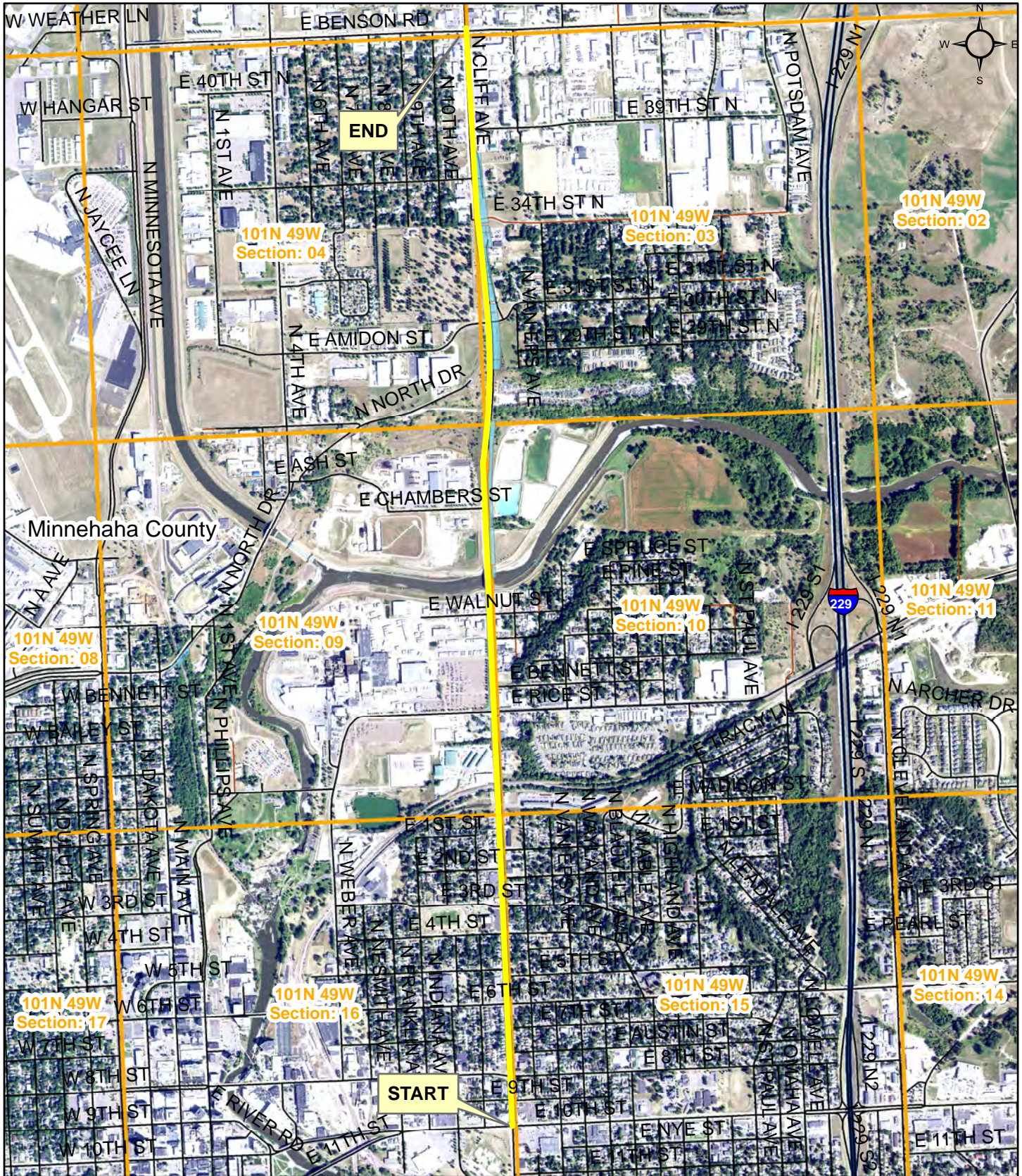
## Legend

-  Proposed Transfer
-  Transfer Segment



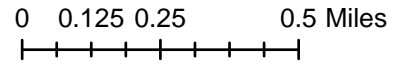


# AGREEMENT #710142 - SEGMENT 4



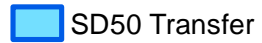


## Legend

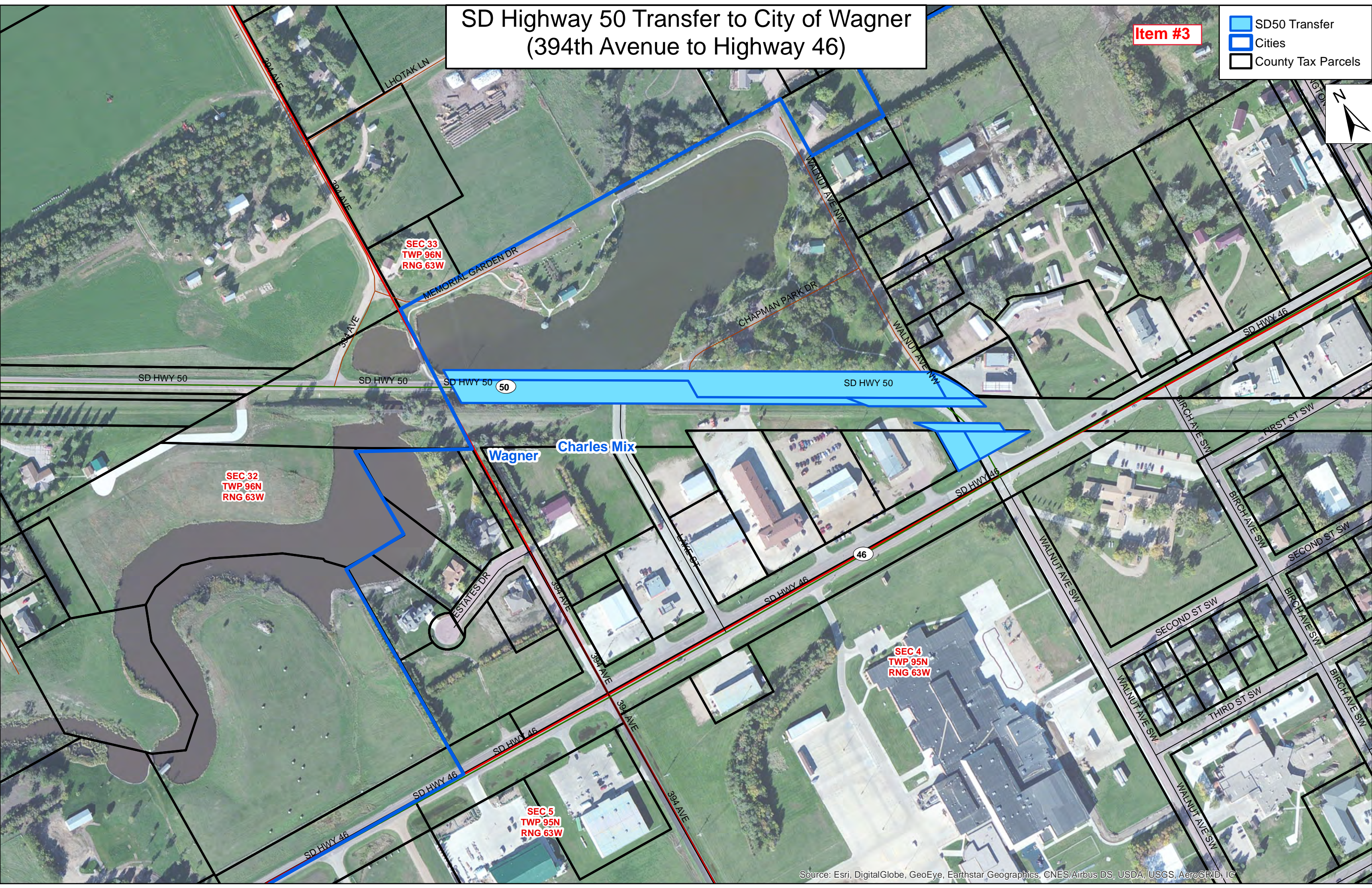
- Proposed Transfer
- Transfer Segment
- Section Line



# SD Highway 50 Transfer to City of Wagner (394th Avenue to Highway 46)

**Item #3**




-  SD50 Transfer
-  Cities
-  County Tax Parcels



# SD Highway 50 Transfer to Charles Mix County (393rd Avenue to 394th Avenue)

Item #4

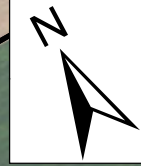





-  SD50 Transfer
-  Cities
-  County Tax Parcels



# SD Highway 50 Abandonment (392nd Avenue to 393rd Avenue)

Item #5



-  SD50 Transfer
-  Cities
-  County Tax Parcels

SEC 29  
TWP 96N  
RNG 63W

SEC 30  
TWP 96N  
RNG 63W

SEC 32  
TWP 96N  
RNG 63W

SEC 25  
TWP 96N  
RNG 64W

SEC 31  
TWP 96N  
RNG 63W

SEC 36  
TWP 96N  
RNG 64W

Charles Mix

SD HWY 50  
50



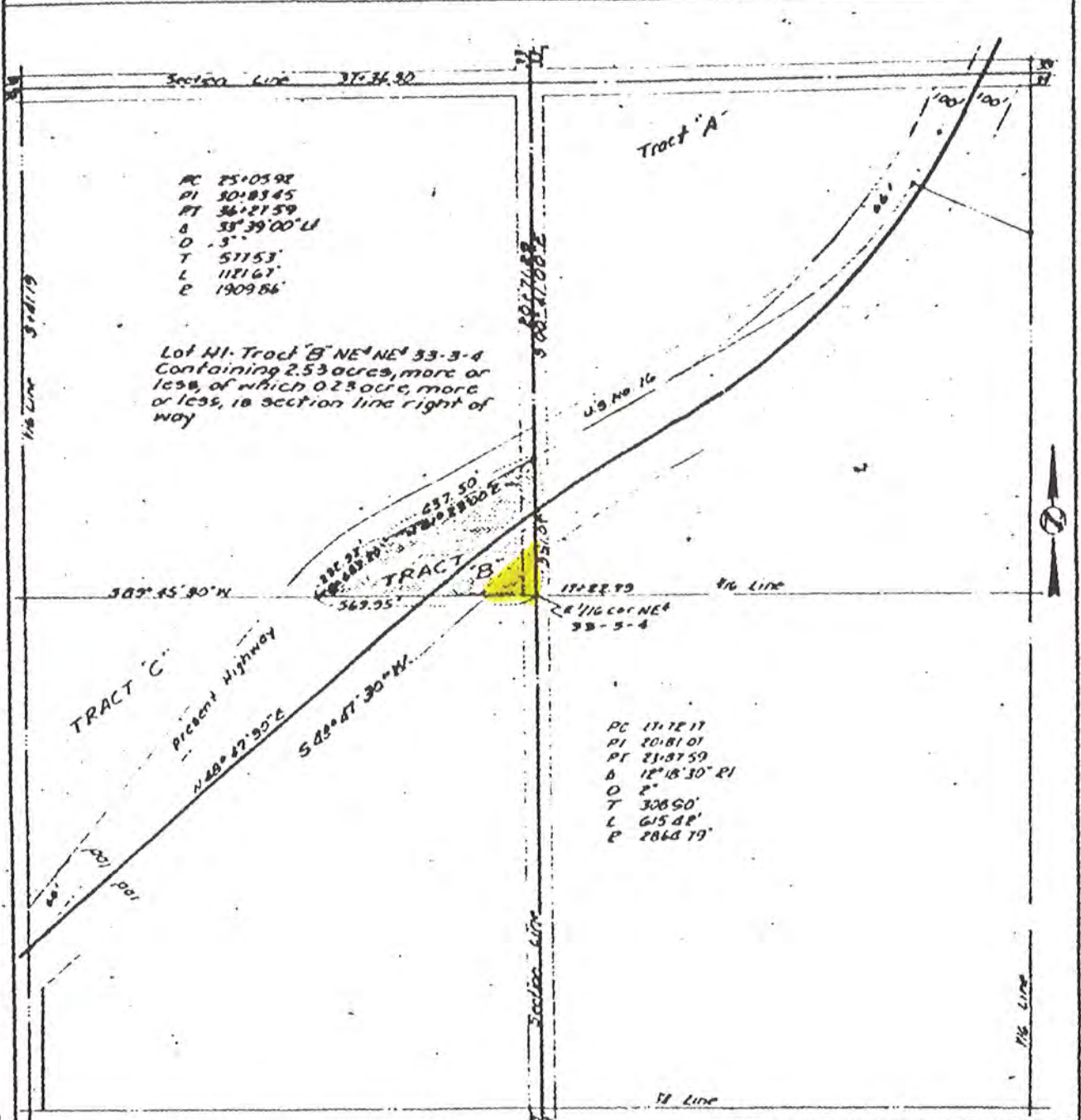
Parcel No. 32

# LOT HI-TRACT B-NE NE 33-T3S-R4E

Showing Right of Way to be acquired for Highway purposes in  
Tract B of the NE NE 33 of Section 33 - Township 3 South -  
Range 4 East of the B.M.M.  
for construction of Project No. F022-1(?)

## CUSTER COUNTY, SOUTH DAKOTA

Scale: 1 inch = 200 feet



PC 25+05.98  
 PI 30+83.45  
 PT 36+21.59  
 Δ 33° 39' 00" LI  
 D 3"  
 T 577.53'  
 L 1121.67'  
 E 1909.86'

Lot HI-TRACT B NE NE 33-3-4  
 Containing 2.53 acres, more or  
 less, of which 0.23 acre, more  
 or less, is section line right of  
 way



PC 17+12.17  
 PI 20+81.01  
 PT 23+37.59  
 Δ 12° 18' 30" RI  
 D 2"  
 T 306.50'  
 L 615.48'  
 E 286.679'

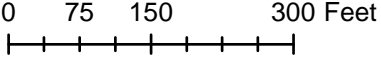
Drawing prepared at Survey & Plans Section South Dakota  
 Department of Transportation  
 Drawn by *R. K. ...*  
 Checked by *F. C. ...*  
 Date 1-12-71  
 Case 1-28-71

# Proposed Abandonment - Part of Lot H-1 - HWY 16 - Custer County



### Legend

-  Proposed Abandonment
-  Section Line



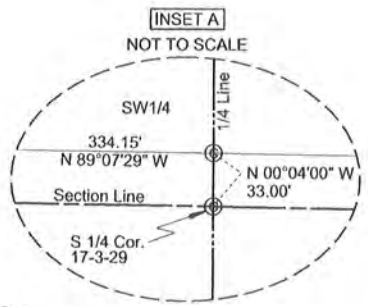
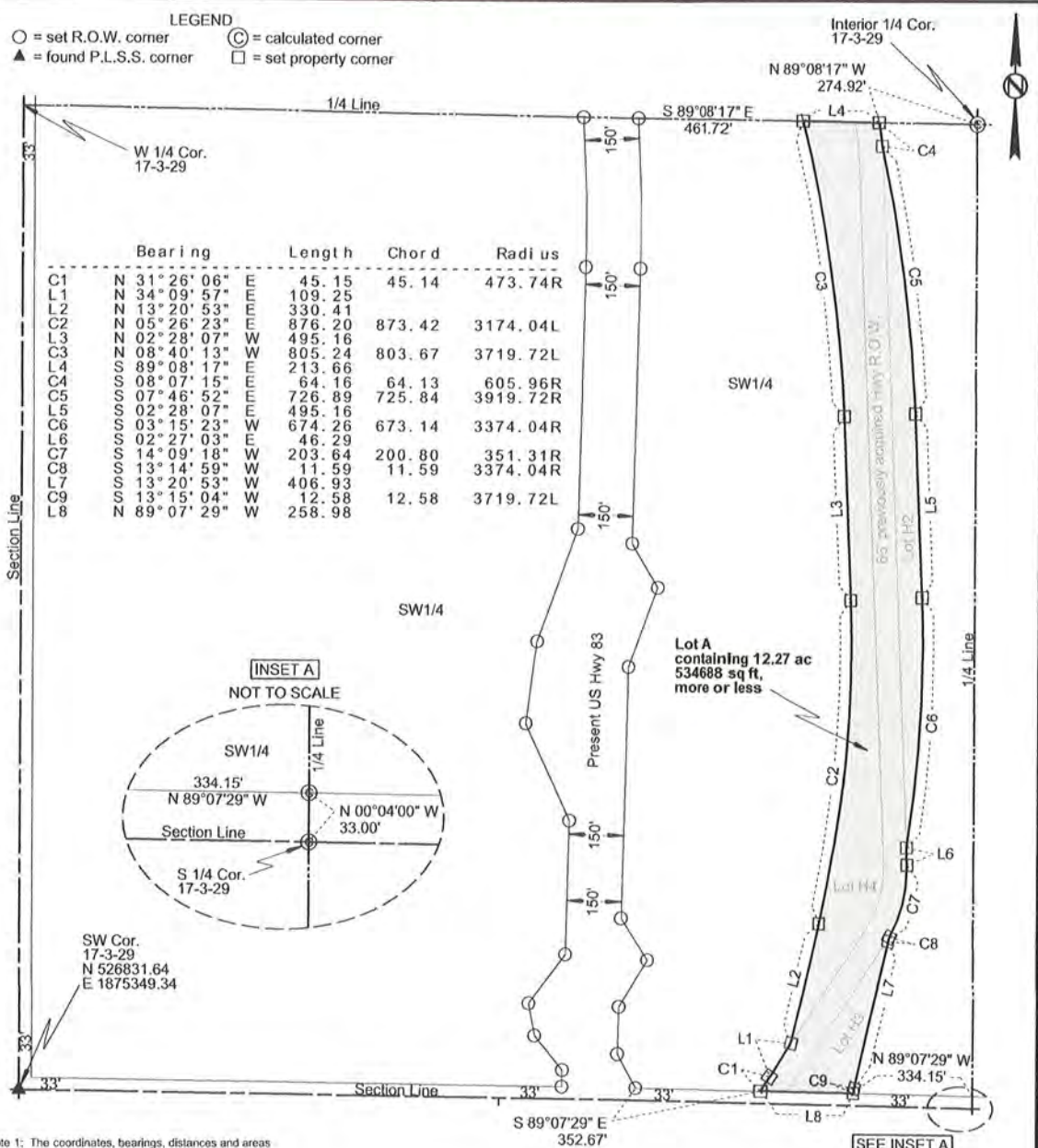
Parcel 29

# PLAT OF LOT A

in the 66' previously acquired highway right of way located in the SW1/4, Lot H2 in the SW1/4, Lot H3 in the SW1/4 and Lot H4 in the SW1/4; all of Section 17 - Township 3 South - Range 29 East of the B.H.M.

JONES COUNTY, SOUTH DAKOTA

Showing a parcel of land for highway purposes to be abandoned  
Scale: 1 inch = 300 feet



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - South Zone NAD 83/11 epoch 2010.00 Geoid 12A. SF = 0.9998183503

Note 2: All monumentation will be set upon project completion.

Drawn By Kimberly L. Herrman Date 06/19/2021  
Checked By Jon Nelson Date 06/19/2021

## SURVEYOR'S CERTIFICATE

I, JONATHAN J. NELSON, 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 \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20\_\_\_\_



Registered Land Surveyor  
Registration No. 9049

## 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.

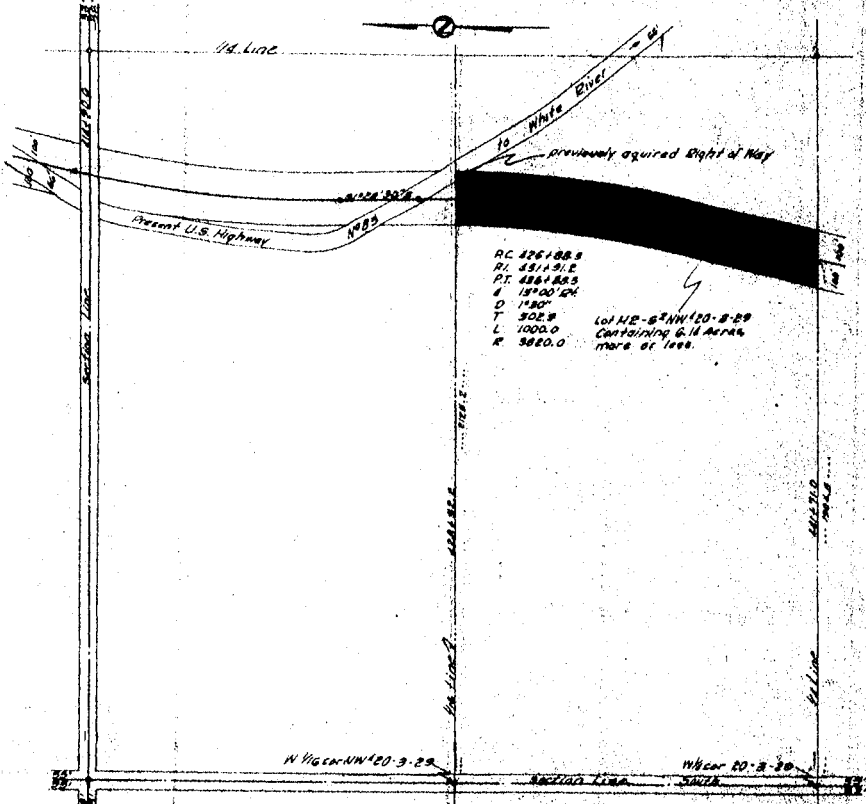
036E

Register of Deeds \_\_\_\_\_ by \_\_\_\_\_ Deputy \_\_\_\_\_ aban31

Parcel No 3

FLAT OF LOT H2-S<sup>2</sup>NW<sup>4</sup>20-3-29

Showing Right of Way to be acquired for highway purposes  
the S<sup>2</sup>NW<sup>4</sup> of Section 20 - Twp 3 South - Range 29 East of the B.H.M.  
for construction of Federal Aid Project No. F157(2)  
JONES  
COUNTY, S.D.A.K.  
Scale: 1 inch = 300 feet

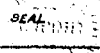


AC 426188.8  
RI 431191.2  
PT. 486188.5  
S 15° 00' 00" W  
D 1500.0  
T 502.8  
L 1000.0  
R 3000.0  
Lot H2-S<sup>2</sup>NW<sup>4</sup>20-3-29  
Containing 6.18 acres  
more or less.

Drawing prepared in Plans Dept.  
South Dakota Highway Department  
Drawn by [Signature] Checked by [Signature]  
Date: 2-2-56

SURVEYOR'S CERTIFICATE

H. C. REMPEL, Registered Land Surveyor, do hereby certify that, at the direction of the South Dakota State Highway Commission, I have surveyed the tract of land as shown on the above plat and such tract shall be hereafter known by the lot number designated above. The location and dimensions of the tract are as shown on the plat. In witness whereof, I have set my hand and seal this 6 day of FEB 16 1956 A.D., 1956.



[Signature]  
REGISTERED LAND SURVEYOR

CERTIFICATE BY OWNER

Henry Hix, owner of Section 20, Township 3 South, Range 29 East of the B.H.M. in Jones County, South Dakota, do hereby join in and approve the survey and plat of the land and the highway or road as represented and shown on the above plat, and the land therein represented and designated as LOT H2, containing 6.18 acres more or less, as shown and represented by said survey and plat, is hereby intended for and dedicated to the public for a public highway and road, but this dedication shall not be taken to be a grant or donation of the fee of said highway or road as shown on said plat.

Witness my hand and seal this 9 day of March 1956  
(SEAL) Henry Hix (SEAL)  
(SEAL) (SEAL)  
(SEAL) (SEAL)

ACKNOWLEDGEMENT OF OWNER.

State of South Dakota  
County of Jones  
Be it remembered that on this 9 day of March 1956 before me, the undersigned a Notary Public, within and for the County and State of aforesaid, personally appeared Henry Hix and known to me to be the person who is described in and who executed the within and foregoing instrument and certificate and acknowledged to me that he is described in and who executed the same.  
My Commission Expires February 19, 1957



[Signature]  
NOTARY PUBLIC  
State of South Dakota

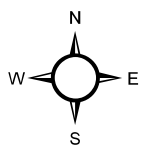
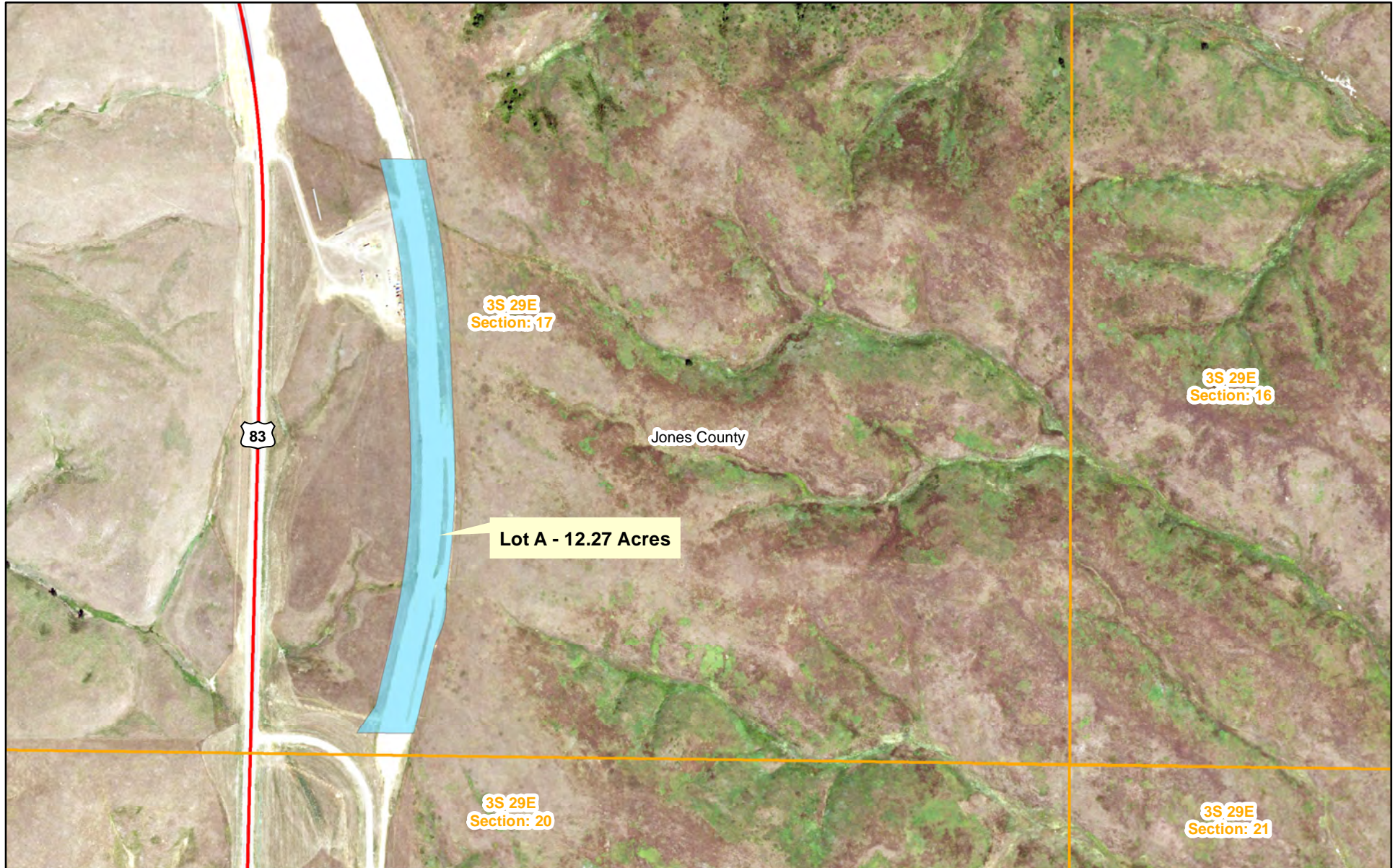
OFFICE OF REGISTER OF DEEDS.

State of South Dakota  
County of Jones  
Filed for record this 4th day of September 1956  
and recorded in book of Plats 21 on page 122  
John J. [Signature]  
Register of Deeds



F157(2)

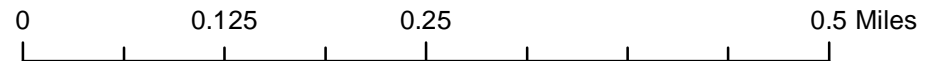


# Proposed Abandonment

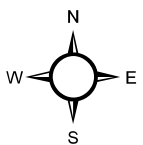
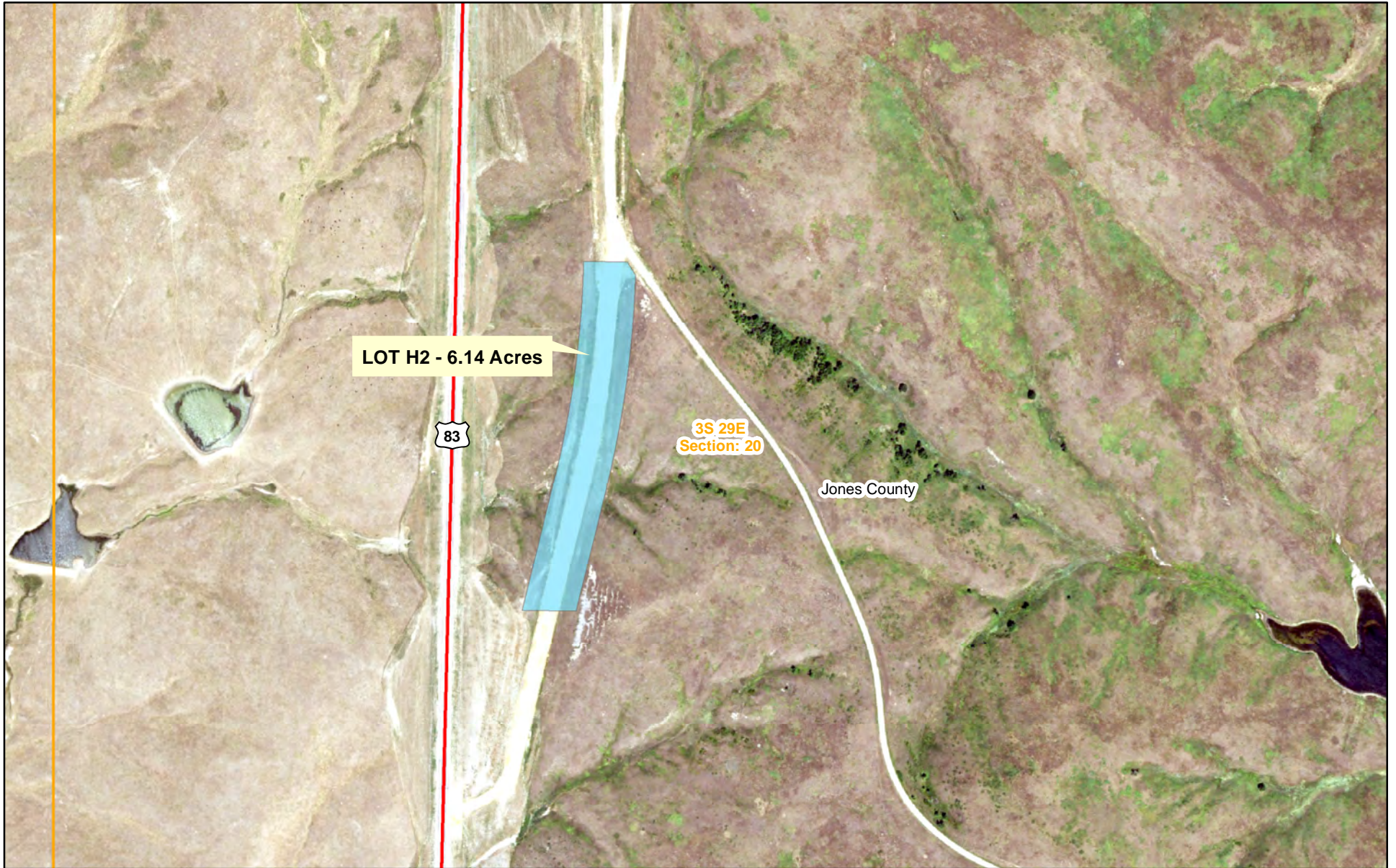


## Legend



-  Proposed Abandonment
-  PLSS Sections

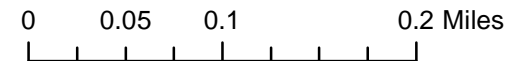


# Proposed Abandonment



## Legend

-  Proposed Abandonment
-  PLSS Sections



Parcel No 8

copy

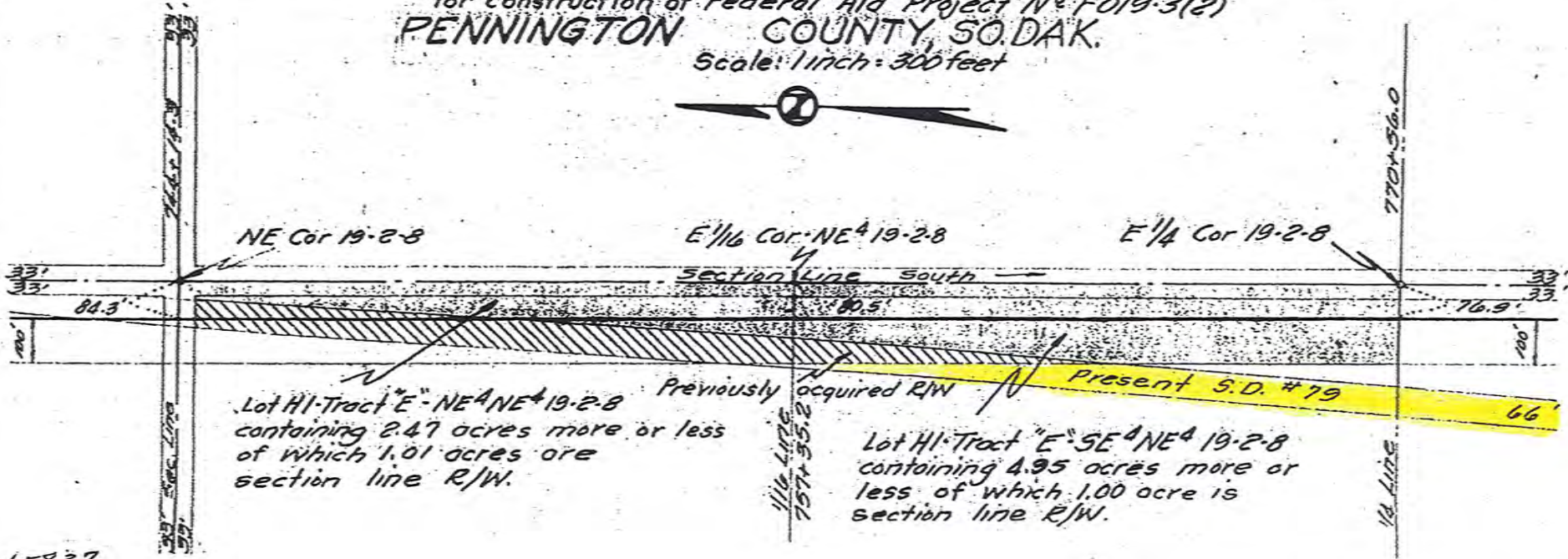
HI-Tract E-NE<sup>4</sup>NE<sup>4</sup> Sec 19-T2S-R8E  
PLAT OF LOT HI-Tract E-SE<sup>4</sup>NE<sup>4</sup> Sec 19-T2S-R8E

Showing Right of Way to be acquired for highway purposes

in  
tract E-NE<sup>4</sup>NE<sup>4</sup> & tract E-SE<sup>4</sup>NE<sup>4</sup> of Section 19-Township 2 South-Range 8 East of the B.H.M.  
for construction of Federal Aid Project No F019-3(2)

PENNINGTON COUNTY, S.D.AK.

Scale: 1 inch = 300 feet



15837  
STATE OF SOUTH DAKOTA }  
COUNTY OF PENNINGTON } ss.  
Filed for record this 10 day of  
March A. D. 19 65 at 8 o'clock  
and minutes P.M., and recorded in  
Book 4 Page 135 of H.W. Plat  
Records of the Register of Deeds

Drawing prepared in Plane Dept.  
South Dakota Highway Commission.  
Drawn by: Schramm Checked by: [Signature]  
Date: 10-1-60

SURVEYOR'S CERTIFICATE

By [Signature] Deputy I, S. W. Gentle Registered Land Surveyor, do hereby certify that, at the direction of the South Dakota State Highway Commission, I have surveyed the tract of land as shown on the above plat and such tract shall be hereafter known by the lot number designated above. The location and dimensions of the tract are as shown on the plat. In witness whereof, I have set my hand and seal this 16th day of November A. D., 19 60

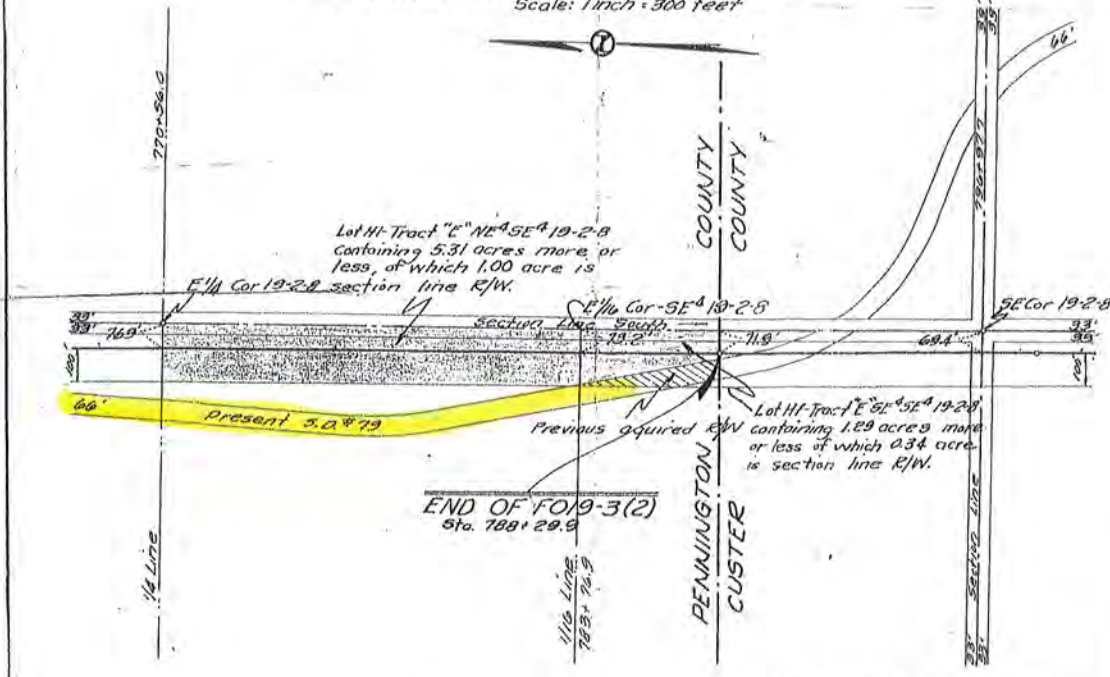
SEAL

S. W. Gentle /s/  
REGISTERED LAND SURVEYOR.

Parcel No 9

HI Tract "E" NE 1/4 SE 1/4 Sec 19-T2S-R8E  
PLAT OF LOT HI Tract "E" SE 1/4 SE 1/4 Sec 19-T2S-R8E

Showing Right of Way to be acquired for highway purposes  
in  
Tract "E" NE 1/4 SE 1/4 & Tract "E" SE 1/4 SE 1/4 of Section 19 Township 2 South Range 8 East of the B.M.  
for construction of Federal Aid Project No FO19-3(2)  
PENNINGTON COUNTY, S.D. DAK.  
Scale: 1 inch = 300 feet



Drawing prepared in Plans Dept.  
South Dakota Highway Commission  
Drawn by: Selvaum Checked by: AOB  
Date: 10-3-60

S.W. Gentle SURVEYOR'S CERTIFICATE  
Registered Land Surveyor, do hereby certify that, at the direction of the South Dakota State Highway Commission, I have surveyed the tract of land as shown on the above plat and such tract shall be hereafter known by the lot number designated above. The location and dimensions of the tract are as shown on the plat. In witness whereof, I have set my hand and seal this 24 day of JAN A. D., 1961

S.W. Gentle  
REGISTERED LAND SURVEYOR.

CERTIFICATE BY OWNER

ELEEN L SHARB & MADGE SHARB owners of SE 1/4 NE 1/4  
SE 1/4 Township 2 South Range 8 East  
of the B.M. in PENNINGTON County, South Dakota, do hereby join in and approve the survey and plat of the land and the highway or road as represented and shown on the above plat; and the land therein represented and designated as LOT H-1 containing 6.21 acres more or less, as shown and represented by said survey and plat, is hereby intended for and dedicated to the public for a public, highway and road.

COUNTY AUDITOR'S CERTIFICATION

Approved by resolution of the Board of County Commissioners of Pennington County, South Dakota, on the 4 day of May, 1961

Witness My hand and seal this 24 day of JAN 1961  
Eleen L. Shorb (SEAL)  
Madge Shorb (SEAL)

ACKNOWLEDGEMENT OF OWNER.

State of SOUTH DAKOTA  
County of PENNINGTON ss.

PATMENT APPROVED  
JERRY R. JOHNSON, CHAIRMAN  
MARTIN F. COLLIER  
MARTIN ELLIOTT  
WALTER C. TAYLOR  
FRED H. HODGETT

Be it remembered that on this 24 day of JAN 1961 before me, the undersigned, a Notary Public, within and for the County and State aforesaid, personally appeared ELEEN L. SHARB and MADGE SHARB and known to me to be the persons who are described in and who executed the within and foregoing instrument and certificate and acknowledged to me that THEY executed the same.

My Commission Expires, MAY 1, 1962

W.B. Goldy  
NOTARY PUBLIC  
PENNINGTON County,  
State of SOUTH DAKOTA



19583 OFFICE OF REGISTER OF DEEDS.  
State of South Dakota.  
County of Pennington ss.

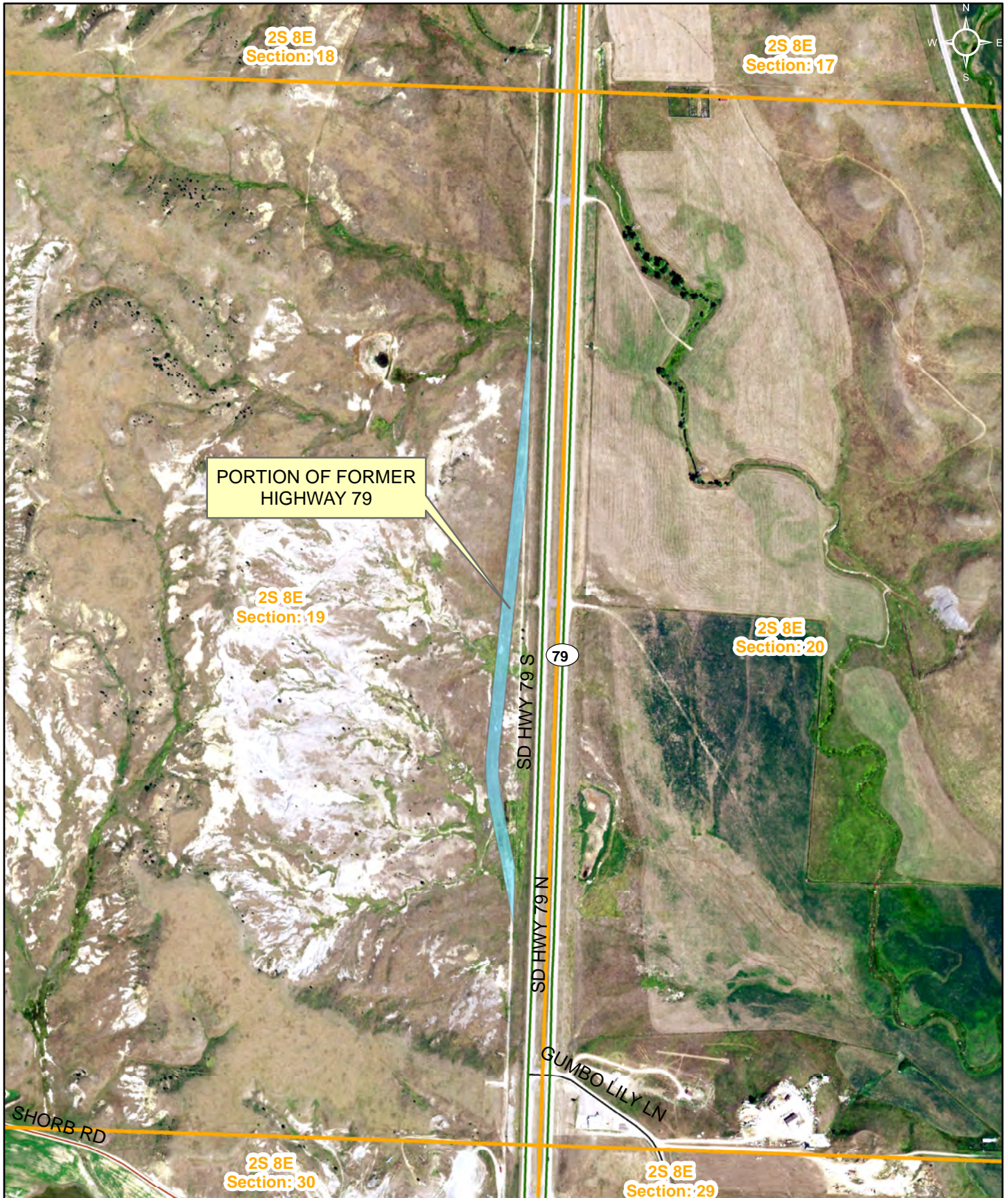
COPY OF THIS PLAT RECEIVED  
BY OFFICE OF DIRECTOR OF EQUALIZATION  
Date 4-18-61 E.W. Cagle  
Signature

Filed for record this 20 day of June A. D., 1961 at 10:10 A. M.,  
and recorded in book of Plots Vol 3 on Page 236 therein.



Shirley A. Holt by John P. 100 Deputy.  
Register of Deeds

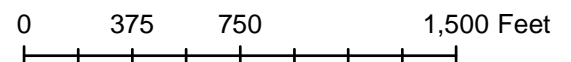
FO19-3(2)

# Proposed Abandonment - Pennington County



## Legend

-  Proposed Abandonment
-  Section Line



# Attachment A

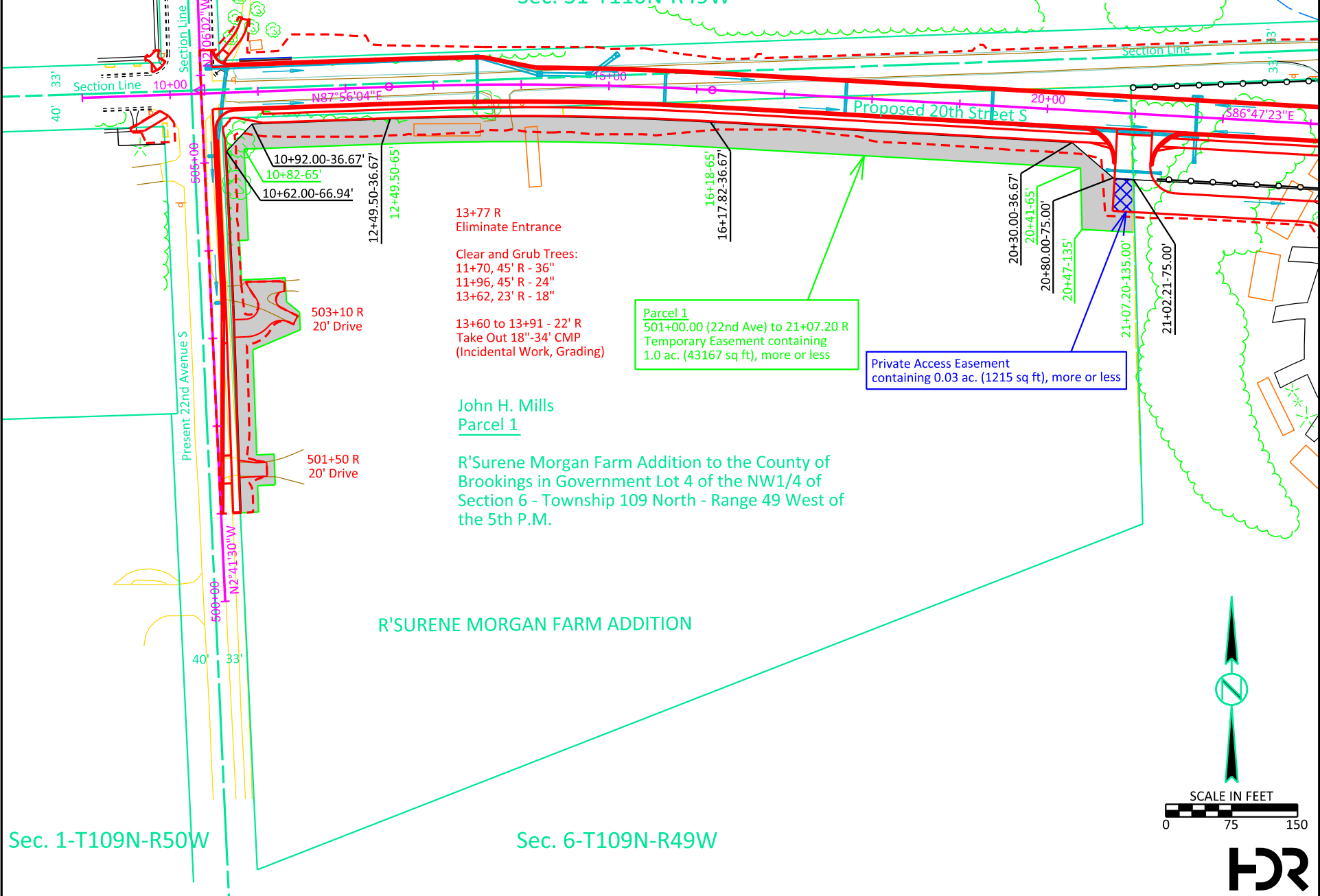
STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	EM 0295(45)130		

FILE: ...John Mills Attachment A.dgn  
 PLOTTING DATE: 07-12-2021

REV DATE:  
 INITIAL:

## BROOKINGS

### Sec. 31-T110N-R49W



13+77 R  
 Eliminate Entrance

Clear and Grub Trees:  
 11+70, 45' R - 36"  
 11+96, 45' R - 24"  
 13+62, 23' R - 18"

13+60 to 13+91 - 22' R  
 Take Out 18"-34' CMP  
 (Incidental Work, Grading)

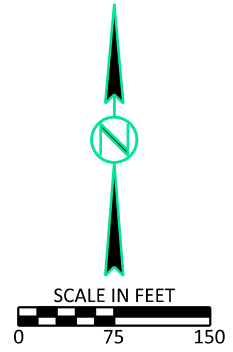
Parcel 1  
 501+00.00 (22nd Ave) to 21+07.20 R  
 Temporary Easement containing  
 1.0 ac. (43167 sq ft), more or less

Private Access Easement  
 containing 0.03 ac. (1215 sq ft), more or less

John H. Mills  
 Parcel 1

R'Surene Morgan Farm Addition to the County of  
 Brookings in Government Lot 4 of the NW1/4 of  
 Section 6 - Township 109 North - Range 49 West of  
 the 5th P.M.

### R'SURENE MORGAN FARM ADDITION



### Sec. 1-T109N-R50W

### Sec. 6-T109N-R49W



Parcel 1

## PLAT OF LOT H1 AND LOT H2

in R'Surene Morgan Farm Addition to the County of Brookings in Government Lot 4 of the Northwest Quarter (NW1/4) of Section Six (6), Township One Hundred Nine (109) North, Range Forty-nine (49) West of the 5th P.M.,

**BROOKINGS COUNTY, SOUTH DAKOTA**

Showing a parcel of land to be acquired for highway purposes for construction Project EM 0295(45)130

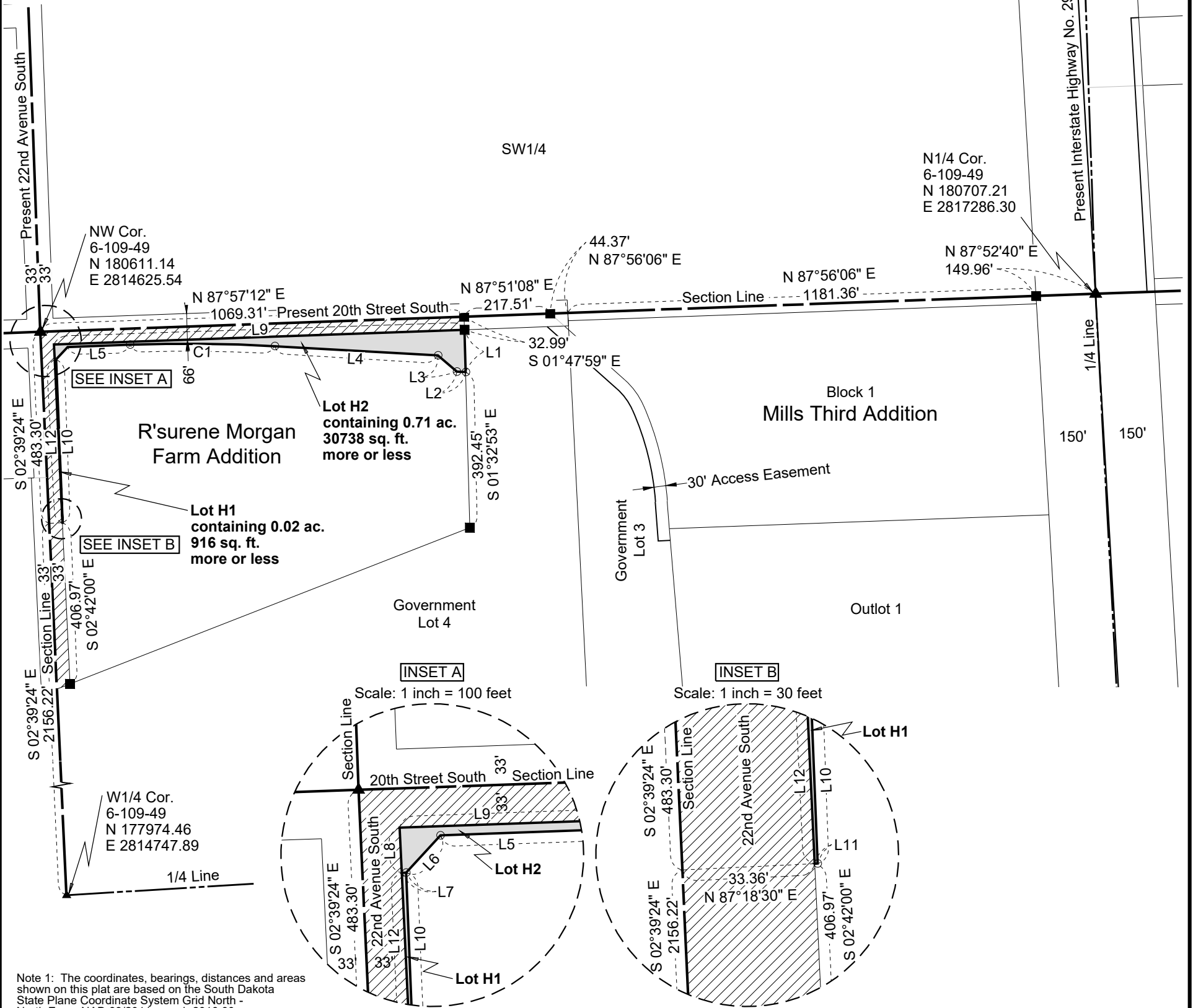
Scale: 1 inch = 300 feet

**LEGEND**

- = existing right of way
- = found R.O.W. corner
- = set R.O.W. corner
- ▲ = found P.L.S.S. corner
- △ = set P.L.S.S. corner
- ⊙ = calculated corner
- = found property corner
- = set property corner
- ⊖ = not used for boundary location

	Bearing	Length	Chord	Radius
L1	S 01°32'53" E	106.79'		
L2	N 86°47'23" W	22.21'		
L3	N 49°18'57" W	63.00'		
L4	N 86°47'23" W	412.18'		
C1	N 89°25'40" W	364.95'	364.82'	3963.33'L
L5	S 87°56'04" W	157.50'		
L6	S 42°40'56" W	42.61'		
L7	S 87°18'00" W	3.66'		
L8	N 02°42'00" W	37.92'		
L9	N 87°57'09" E	1035.79'		
L10	S 02°17'55" E	412.01'		
L11	S 87°18'30" W	0.78'		
L12	N 02°42'00" W	412.00'		

Existing R.O.W. containing 1.46 ac. 63793 sq ft, more or less



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/2011 epoch 2010.00 Geoid 18 SF 0.9999557940

Note 2: All monumentation will be set upon project completion.

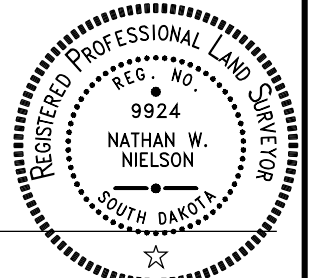
Drawn By: JLU Date: 01/19/2021  
 Checked By: NWN Date: 01/19/2021

### SURVEYOR'S CERTIFICATE

I, NATHAN W. NIELSON, 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 hereunto set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Registered Land Surveyor  
Registration No. 9924



### 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.

SE1/4

Sec. 31 - T110N - R49W

SW1/4

BAI JOB # 23192-00

STATE OF SOUTH DAKOTA

PROJECT

EM 0295(45)130

SHEET

TOTAL SHEETS

Plotting Date: 07-09-2021  
Flown Date: FSA 2019  
Photo Not to Scale

**Item #10 - parcel 1**

Present 20th Street S

10+00

505+83.19

66'

Section Line

15+00

Present 20th Street S

Proposed 20th Street S

20+00

Temporary Easement

Proposed Chaparral Drive

R'SURENE MORGAN FARM ADDITION

Right-of-Way Acquisition

OUTLOT 1

John H. Mills

R'Surene Morgan Farm Addition to the County of Brookings in Government Lot 4 of the NW1/4 of Section 6 - Township 109 North - Range 49 West of the 5th P.M.

Parcel 1

0.73 ac. R.O.W. Taking  
(31654 sq ft) more or less

LEGEND

- Existing Control of Access
- Proposed Control of Access
- /// City Limits



Sec. 6 - T109N - R49W

BROOKINGS

LOT 1

RICHARD PRICE  
FIRST ADDITION

Sec. 1 - T109N - R50W

Property Line

Government Lot 4

Parcel 1

501+00.00 (22nd Ave) R to 21+07.20 (20th St) R  
Temporary Easement containing  
1.0 ac. (43167 sq ft) more or less



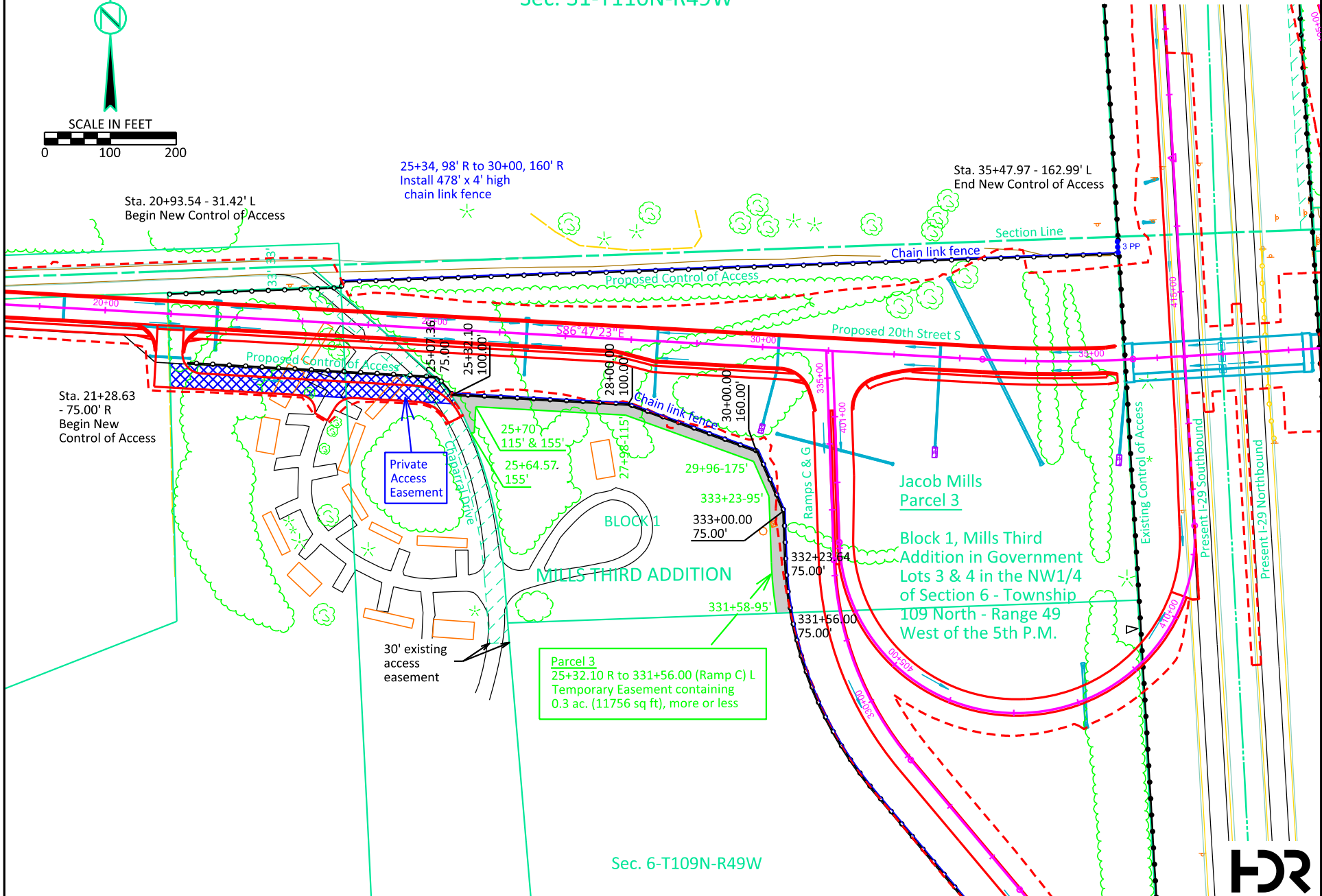
# Attachment A

Sec. 31-T110N-R49W

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	EM 0295(45)130		

FILE: ...\\Jacob Mills Attachment A.dgn  
PLOTTING DATE: 07-12-2021

REV DATE:  
INITIAL:



Sec. 6-T109N-R49W



PARCEL 3X

## PLAT OF LOT H1

in Block One (1), Mills Third Addition in Government Lots 3 and 4 of the Northwest Quarter (NW1/4) of Section Six (6),  
Township One Hundred Nine (109) North, Range Forty-nine (49) West of the 5th P.M.,

BROOKINGS COUNTY, SOUTH DAKOTA

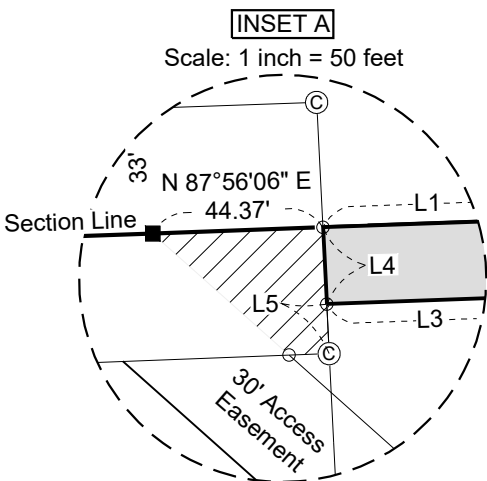
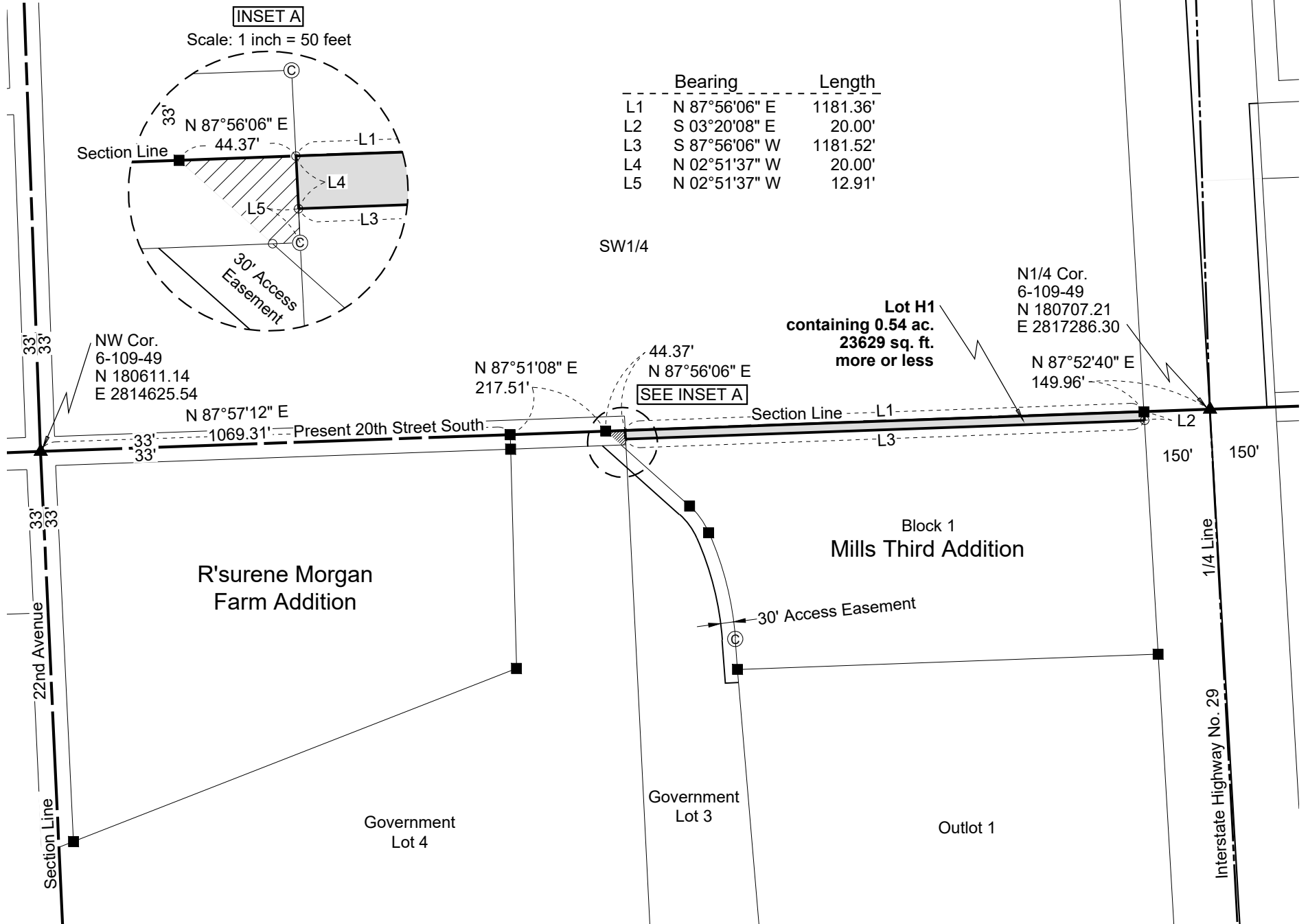
Showing a parcel of land to be acquired for highway  
purposes for construction Project EM 0295(45)130

Scale: 1 inch = 300 feet

**LEGEND**

- = existing right of way
- = found R.O.W. corner
- = set R.O.W. corner
- = found P.L.S.S. corner
- = set P.L.S.S. corner
- = calculated corner
- = found property corner
- = set property corner
- = not used for boundary location

Existing R.O.W.  
containing 0.02 ac.  
903 sq ft,  
more or less



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/2011 epoch 2010.00 Geoid 18 SF 0.9999557940

Note 2: All monumentation will be set upon project completion.

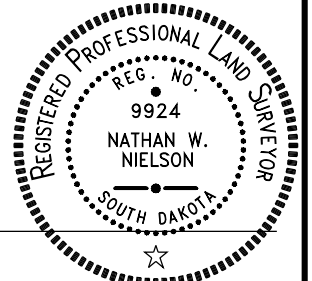
Drawn By: JLU Date: 01/19/2021  
Checked By: NWN Date: 01/19/2021

### SURVEYOR'S CERTIFICATE

I, NATHAN W. NIELSON, 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 hereunto set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Registered Land Surveyor  
Registration No. 9924



### 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

Item #10 - parcels 3 & 3X

PARCEL 3

## PLAT OF LOT H2

in Block One (1), Mills Third Addition in Government Lots 3 and 4 of the Northwest Quarter (NW1/4) of Section Six (6), Township One Hundred Nine (109) North, Range Forty-nine (49) West of the 5th P.M.,

**BROOKINGS COUNTY, SOUTH DAKOTA**

Showing a parcel of land to be acquired for highway purposes for construction Project EM 0295(45)130

Scale: 1 inch = 300 feet

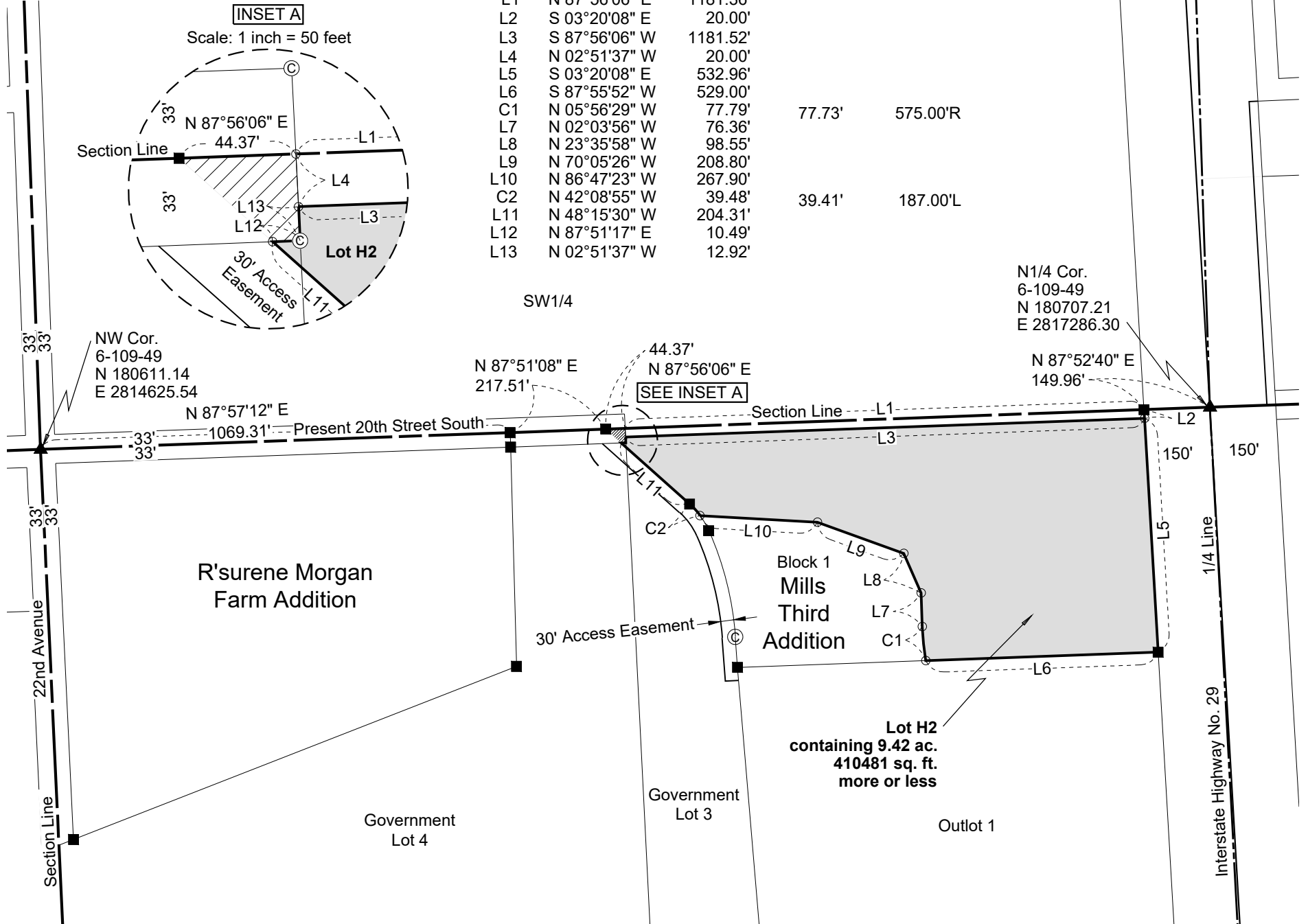
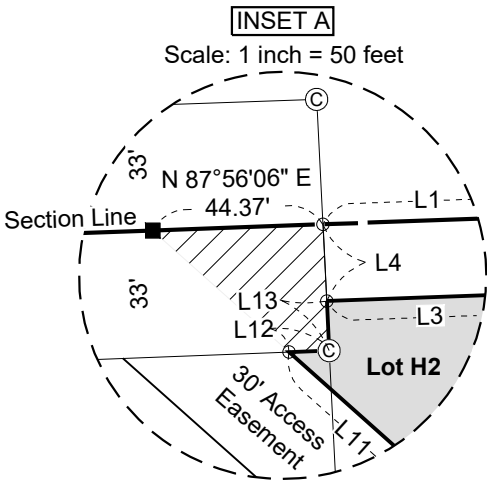
**LEGEND**

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- = found R.O.W. corner
- = set R.O.W. corner
- = found P.L.S.S. corner
- = set P.L.S.S. corner
- = calculated corner
- = found property corner
- = set property corner
- = not used for boundary location

Existing R.O.W. containing 0.02 ac. 903 sq ft, more or less



	Bearing	Length	Chord	Radius
L1	N 87°56'06" E	1181.36'		
L2	S 03°20'08" E	20.00'		
L3	S 87°56'06" W	1181.52'		
L4	N 02°51'37" W	20.00'		
L5	S 03°20'08" E	532.96'		
L6	S 87°55'52" W	529.00'		
C1	N 05°56'29" W	77.79'	77.73'	575.00'R
L7	N 02°03'56" W	76.36'		
L8	N 23°35'58" W	98.55'		
L9	N 70°05'26" W	208.80'		
L10	N 86°47'23" W	267.90'		
C2	N 42°08'55" W	39.48'	39.41'	187.00'L
L11	N 48°15'30" W	204.31'		
L12	N 87°51'17" E	10.49'		
L13	N 02°51'37" W	12.92'		



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/2011 epoch 2010.00 Geoid 18 SF 0.9999557940

Note 2: All monumentation will be set upon project completion.

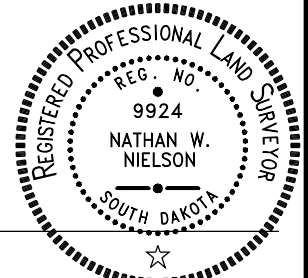
Drawn By: JLU Date: 01/19/2021  
 Checked By: NWN Date: 01/19/2021

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In witness whereof, I have hereunto set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Registered Land Surveyor  
Registration No. 9924



### 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.

020V

Register of Deeds

by

Deputy

023p

**Item #10 - parcels 3 & 3X**

Plotting Date: 07-08-2021  
Flown Date: FSA 2019  
Photo Not to Scale

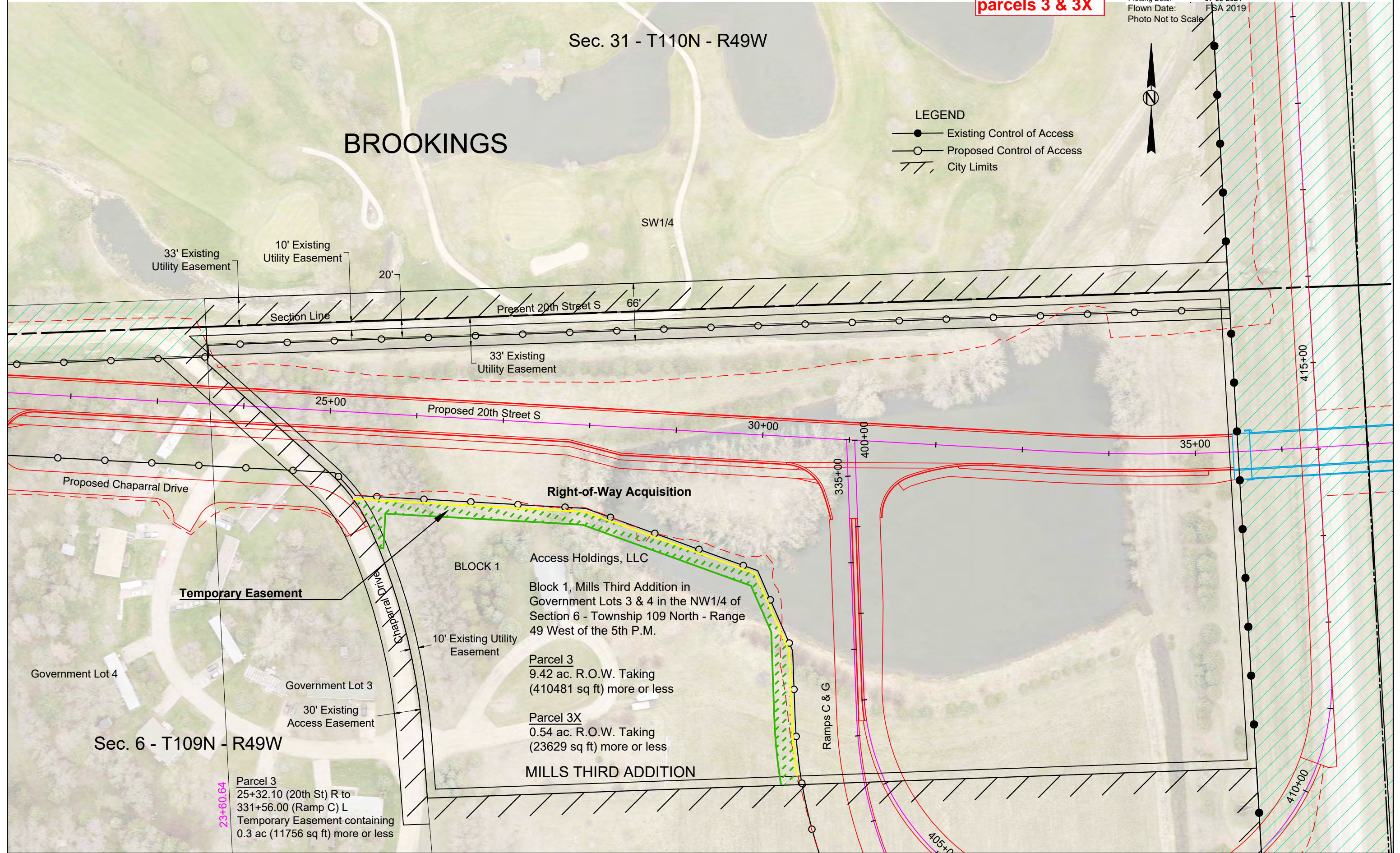
Sec. 31 - T110N - R49W

**BROOKINGS**

SW1/4

**LEGEND**

- Existing Control of Access
- Proposed Control of Access
- /// City Limits



33' Existing Utility Easement

10' Existing Utility Easement

20'

Present 20th Street S

66'

Section Line

33' Existing Utility Easement

25+00

Proposed 20th Street S

30+00

35+00

Proposed Chaparral Drive

**Right-of-Way Acquisition**

BLOCK 1

Access Holdings, LLC  
Block 1, Mills Third Addition in Government Lots 3 & 4 in the NW1/4 of Section 6 - Township 109 North - Range 49 West of the 5th P.M.

Parcel 3  
9.42 ac. R.O.W. Taking (410481 sq ft) more or less

Parcel 3X  
0.54 ac. R.O.W. Taking (23629 sq ft) more or less

**MILLS THIRD ADDITION**

**Temporary Easement**

10' Existing Utility Easement

Government Lot 4

Government Lot 3

30' Existing Access Easement

Sec. 6 - T109N - R49W

23+60.64

Parcel 3  
25+32.10 (20th St) R to 331+56.00 (Ramp C) L  
Temporary Easement containing 0.3 ac (11756 sq ft) more or less

Ramps C & G

400+00

335+00

405+00

410+00

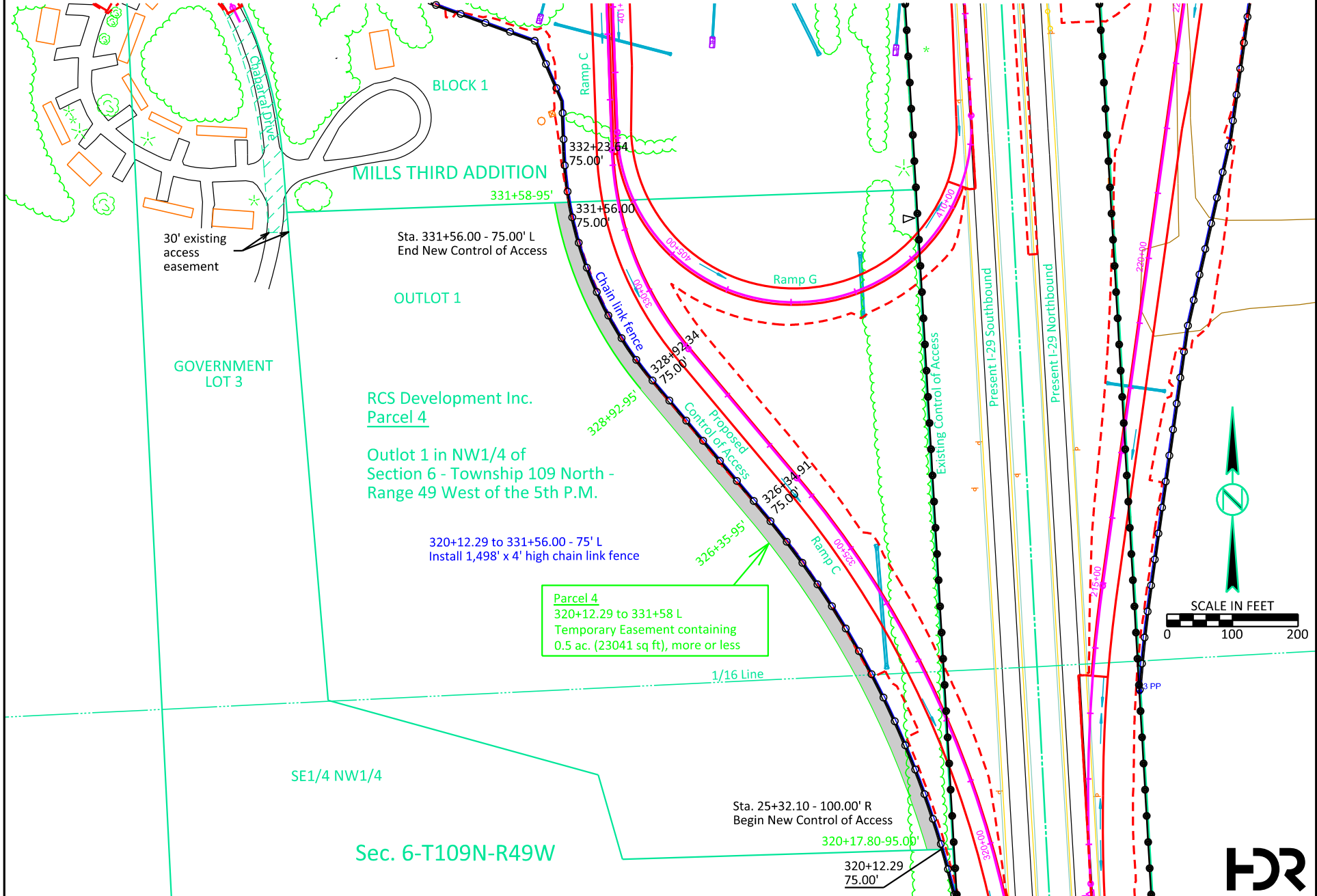
415+00

# Attachment A

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	EM 0295(45)130		

FILE: ...RCS Attachment A.dgn  
PLOTTING DATE: 07-12-2021

REV DATE:  
INITIAL:



PARCEL 4

## PLAT OF LOT H1

in Outlot 1 in the NW1/4, Section 6, T109N, R49W of the 5th P.M., City of Brookings,

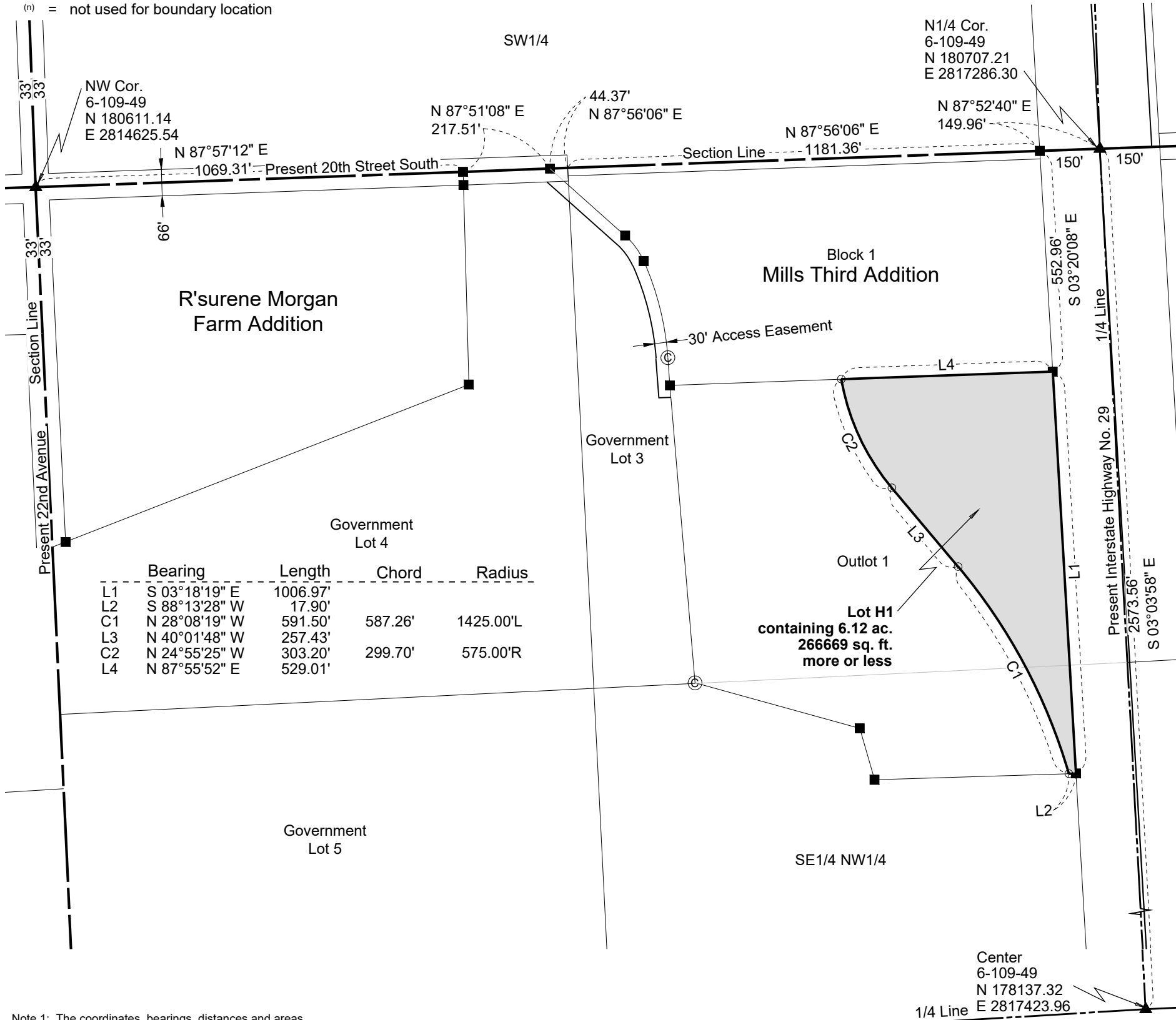
BROOKINGS COUNTY, SOUTH DAKOTA

Showing a parcel of land to be acquired for highway purposes for construction Project EM 0295(45)130

Scale: 1 inch = 300 feet

**LEGEND**

- = existing right of way
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- = set R.O.W. corner
- = found P.L.S.S. corner
- = set P.L.S.S. corner
- = calculated corner
- = found property corner
- = set property corner
- = not used for boundary location



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/2011 epoch 2010.00 Geoid 18 SF 0.9999557940

Note 2: All monumentation will be set upon project completion.

Drawn By: JLU Date: 01/19/2021  
 Checked By: NWN Date: 01/19/2021

### SURVEYOR'S CERTIFICATE

I, NATHAN W. NIELSON, 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.

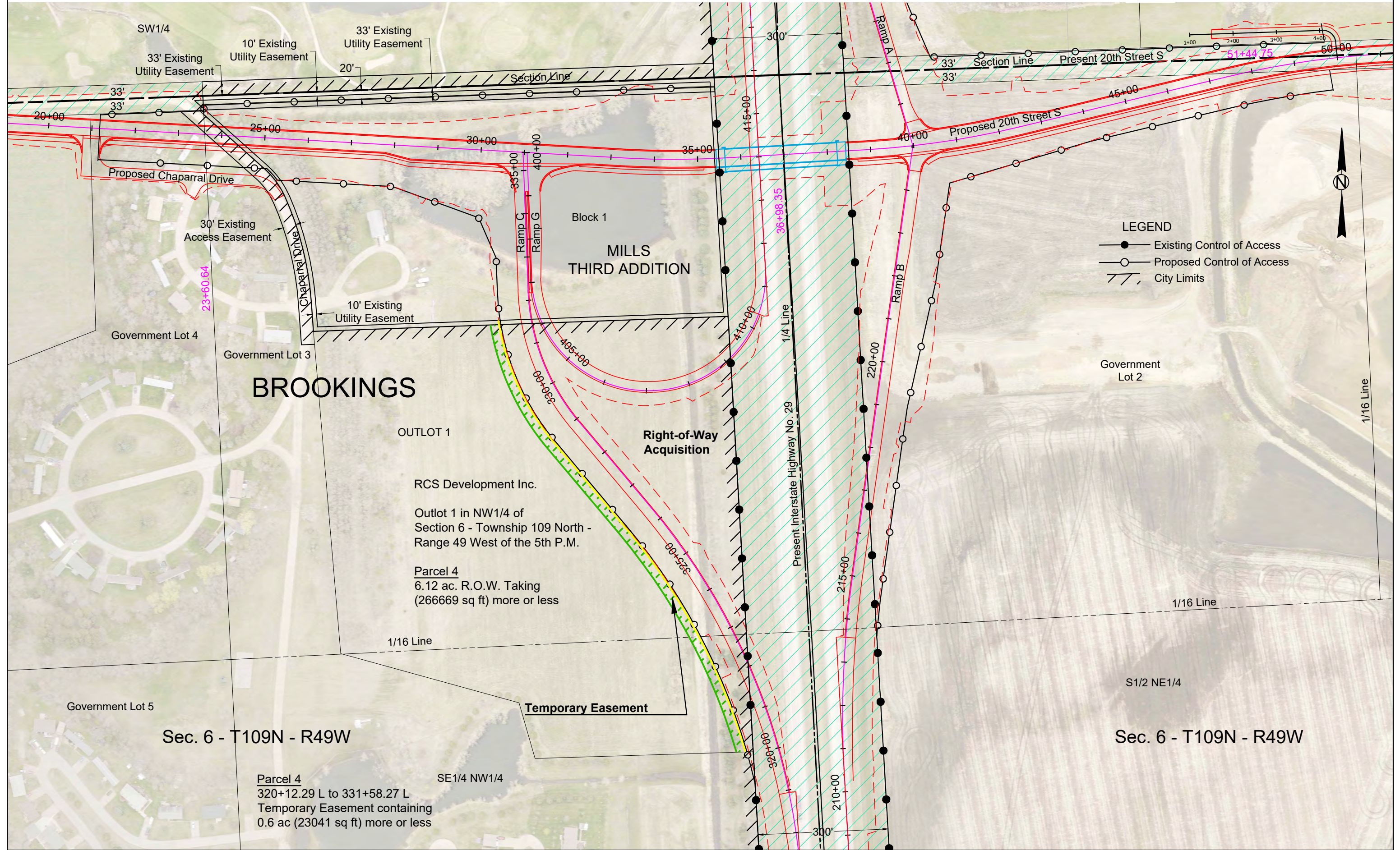
In witness whereof, I have hereunto set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Registered Land Surveyor  
Registration No. 9924



### 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.



**LEGEND**

- Existing Control of Access
- Proposed Control of Access
- /// City Limits

# BROOKINGS

**OUTLOT 1**

RCS Development Inc.

Outlot 1 in NW1/4 of  
Section 6 - Township 109 North -  
Range 49 West of the 5th P.M.

**Parcel 4**  
6.12 ac. R.O.W. Taking  
(266669 sq ft) more or less

Sec. 6 - T109N - R49W

**Parcel 4**  
320+12.29 L to 331+58.27 L  
Temporary Easement containing  
0.6 ac (23041 sq ft) more or less

SE1/4 NW1/4

Sec. 6 - T109N - R49W

S1/2 NE1/4

Present Interstate Highway No. 29

1/16 Line

1/16 Line

1/16 Line

300'

1/4 Line

1/4 Line

300'

Block 1  
MILLS  
THIRD ADDITION

Right-of-Way  
Acquisition

Temporary Easement

SW1/4

33' Existing  
Utility Easement

10' Existing  
Utility Easement

33' Existing  
Utility Easement

30' Existing  
Access Easement

10' Existing  
Utility Easement

Government Lot 4

Government Lot 3

Government  
Lot 2

Government Lot 5

Section Line

Present 20th Street S

Proposed 20th Street S

Proposed Chaparral Drive

Chaparral Drive

Ramp B

Ramp C

Ramp G

Ramp A

1+00 2+00 3+00 4+00

51+44.75



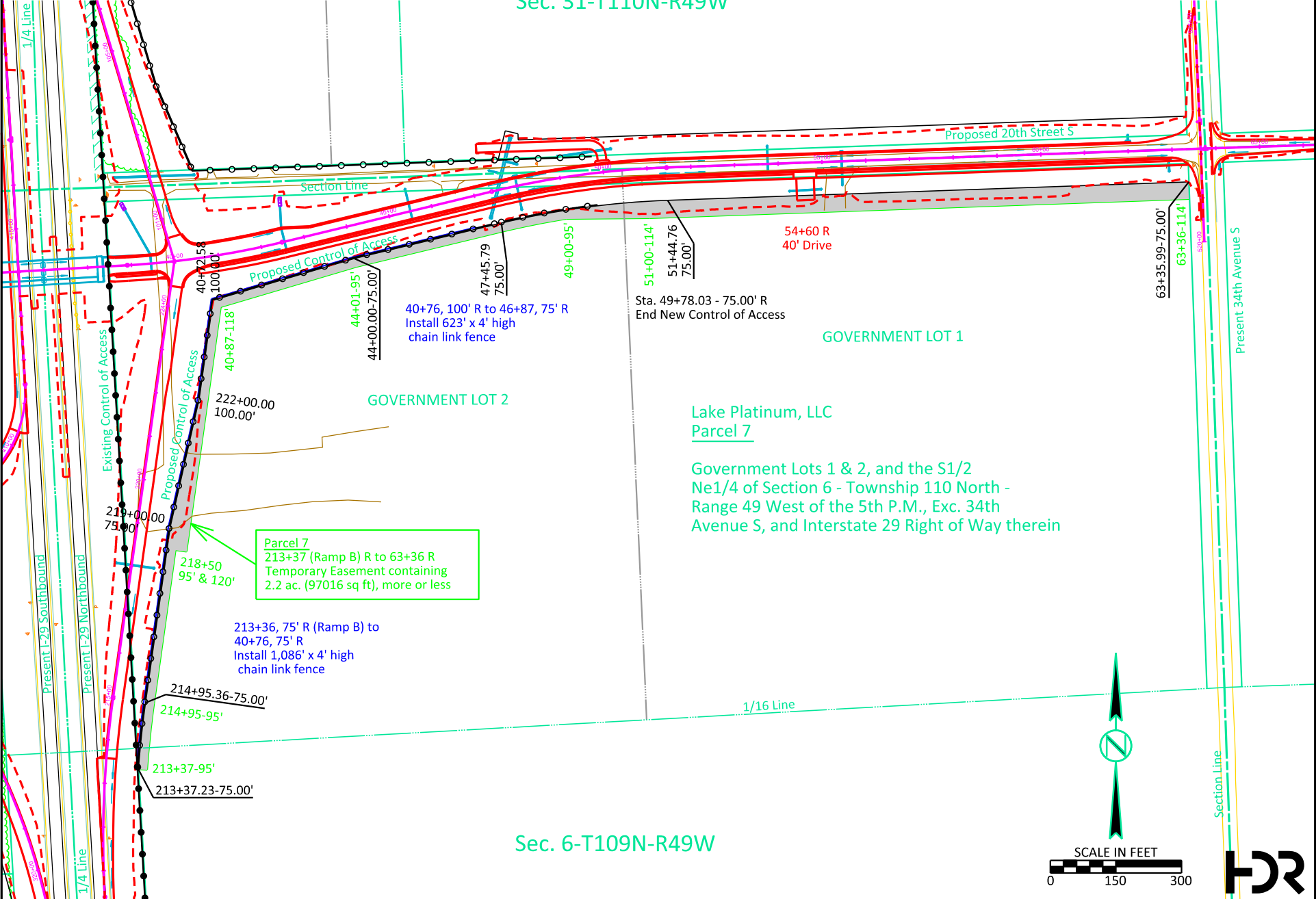
# Attachment A

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	EM 0295(45)130		

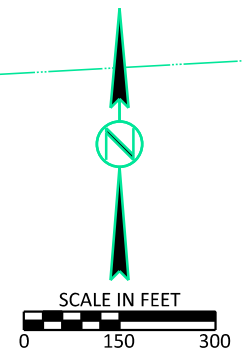
FILE: ...\Platinum Attachment A.dgn  
 PLOTTING DATE: 07-12-2021

REV DATE:  
 INITIAL:

Sec. 31-T110N-R49W



Sec. 6-T109N-R49W





PARCEL 7

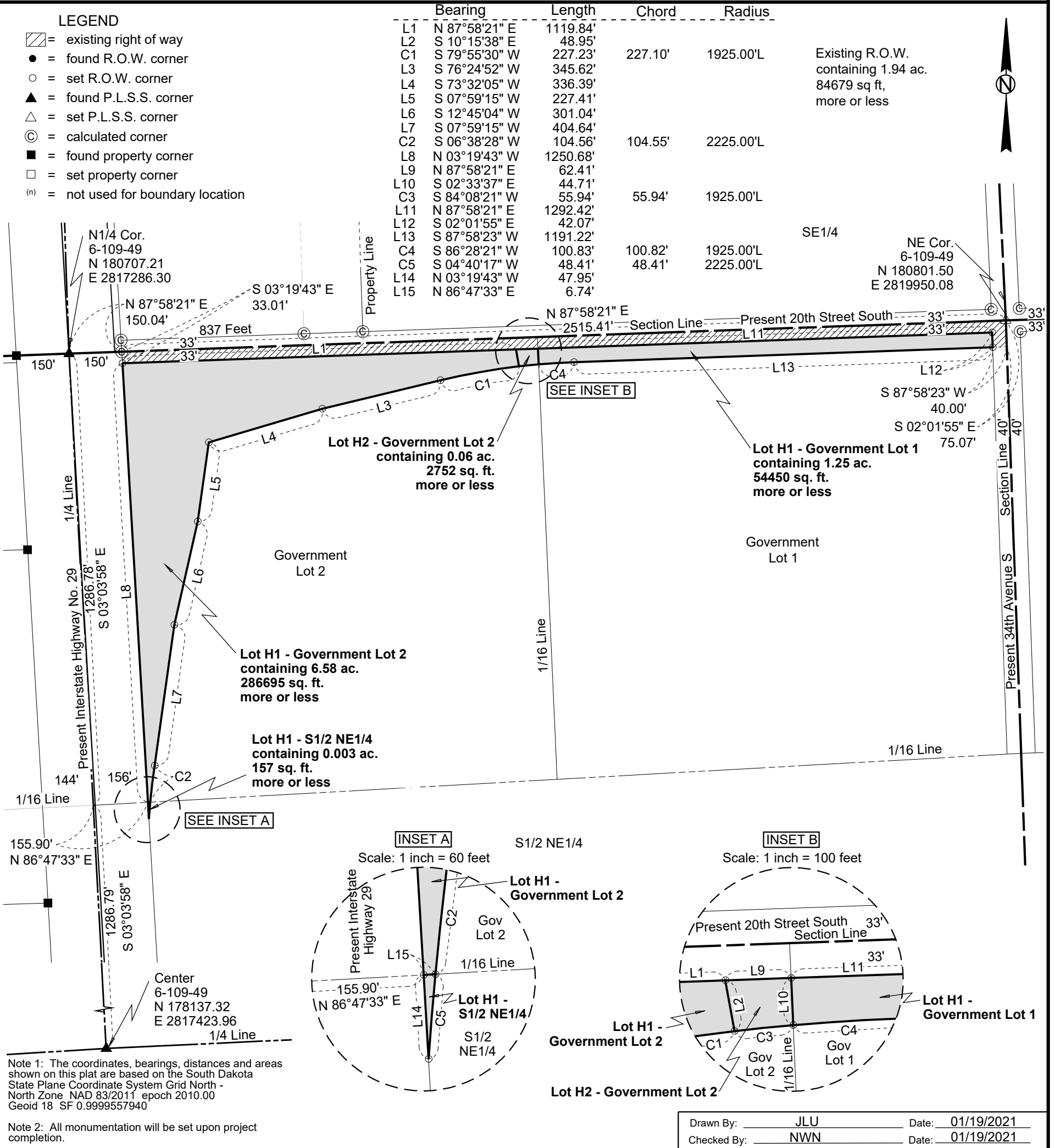
## PLAT OF LOT H1 IN GOVERNMENT LOT 1; LOT H1 AND LOT H2 IN GOVERNMENT LOT 2; AND LOT H1 IN THE S1/2 OF THE NE1/4

in Government Lot 1, Government Lot 2, and the S1/2 of the NE1/4 of Section 6 - Township 109 North - Range 49 West of the 5th P.M., Exc. 34th Avenue S. Right of Way and Interstate 29 Right of Way therein

BROOKINGS COUNTY, SOUTH DAKOTA

Showing a parcel of land to be acquired for highway purposes for construction Project EM 0295(45)130

Scale: 1 inch = 300 feet

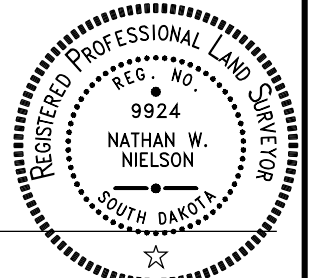


### SURVEYOR'S CERTIFICATE

I, NATHAN W. NIELSON, 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.

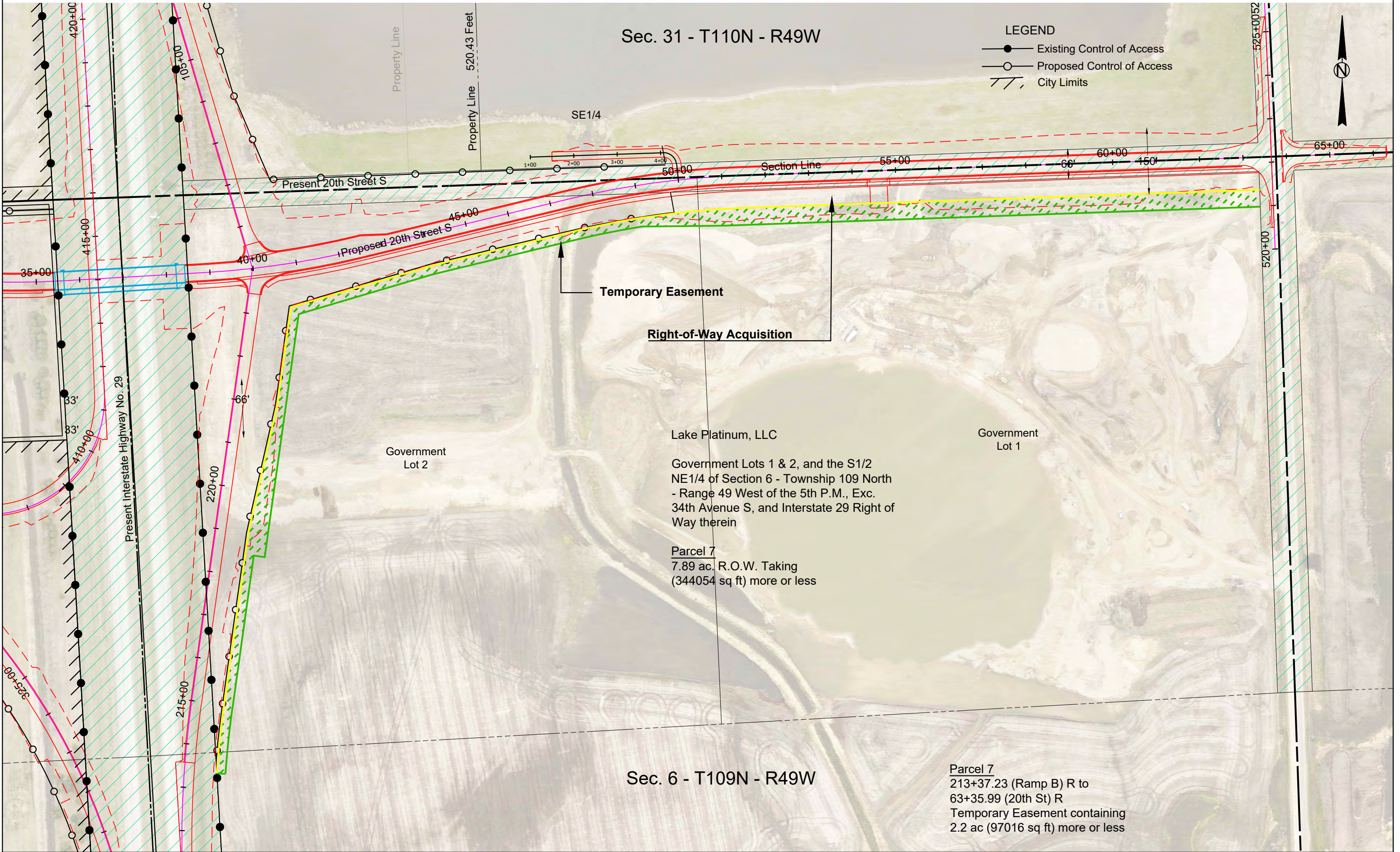
In witness whereof, I have hereunto set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Registered Land Surveyor  
Registration No. 9924



### 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.



Sec. 31 - T110N - R49W

LEGEND

- Existing Control of Access
- Proposed Control of Access
- /// City Limits



Lake Platinum, LLC  
 Government Lots 1 & 2, and the S1/2  
 NE1/4 of Section 6 - Township 109 North  
 - Range 49 West of the 5th P.M., Exc.  
 34th Avenue S, and Interstate 29 Right of  
 Way therein

Parcel 7  
 7.89 ac. R.O.W. Taking  
 (344054 sq ft) more or less

Sec. 6 - T109N - R49W

Parcel 7  
 213+37.23 (Ramp B) R to  
 63+35.99 (20th St) R  
 Temporary Easement containing  
 2.2 ac (97016 sq ft) more or less

# ATTACHMENT A

Remove Drop Inlets with Frame & Grate at the following locations:  
 97+32-26' L  
 99+19-26' L

Take Out 18" RCP at the following locations (Incidental Work, Grading):  
 96+22-26' L to 97+32-26' L (106')  
 97+32-26' L to 99+19-26' L (185')  
 99+19-26' L to 99+96-26' L (73')

97+08.00-31.63' L to 33.13' R  
 Install 18"-60" RCP (Between Drop Inlets)  
 98+65.00-31.63' L to 32.38' R  
 Install 18"-60" RCP (Between Drop Inlets)

Install Type S Drop Inlet Base and Precast Concrete Type S Drop Inlet Lid at the following locations:  
 97+08.00-31.63' L (4'x11')  
 98+65.00-31.63' L (4'x6')

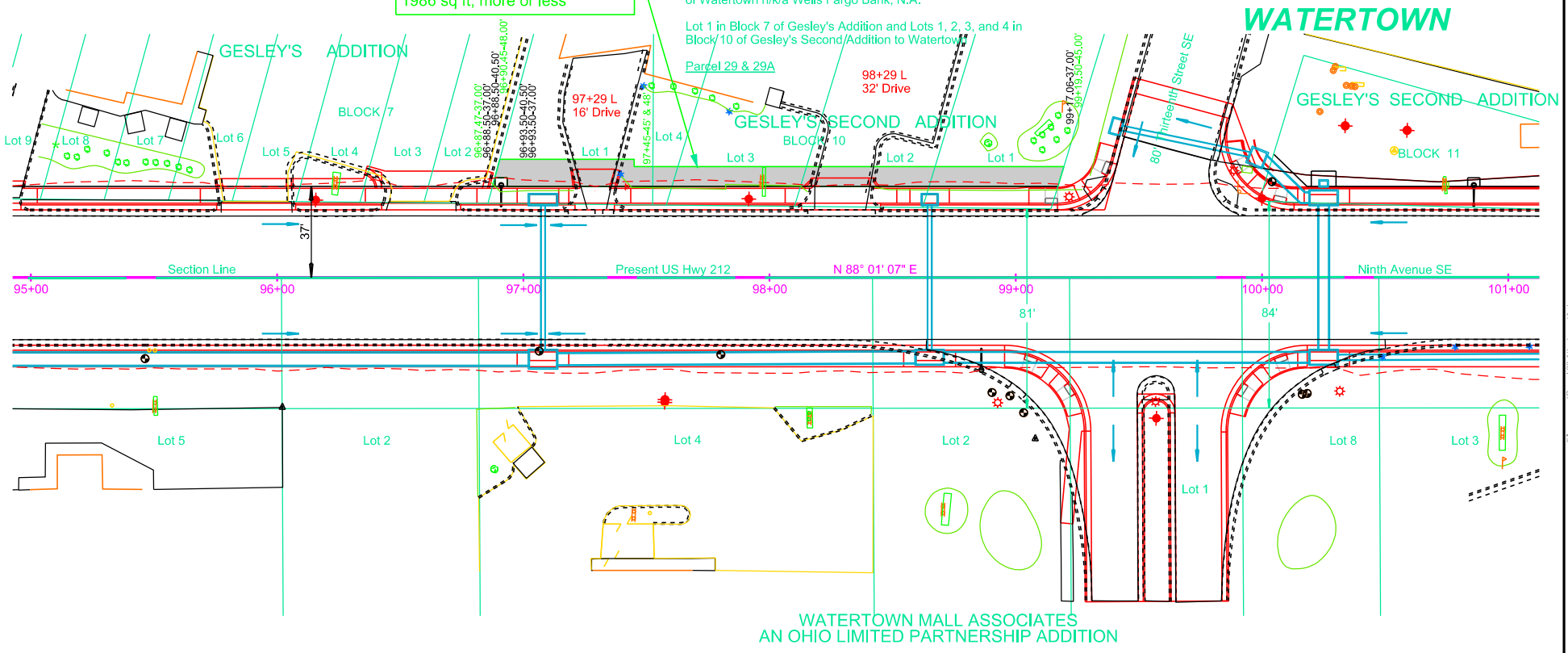
STATE OF SOUTH DAKOTA	PROJECT NH 0212(174)377	SHEET	TOTAL SHEETS
Plotting Date: 06/28/2021			



**Parcel 29**  
 96+87.47 to 99+19.50 L  
 Temporary Easement containing 1986 sq ft, more or less

First Federal Savings and Loan Association of Watertown n/k/a Wells Fargo Bank, N.A.  
 Lot 1 in Block 7 of Gesley's Addition and Lots 1, 2, 3, and 4 in Block 10 of Gesley's Second/Addition to Watertown

Take Out Sign Footing if necessary at the following location: (Incidental Work, Grading)  
 97+98-39' L



D:\Projects\174\174\_01.dwg

174\_01.dwg

Parcel 29 Attachment A.dwg

Parcel 29

## PLAT OF LOT H1 IN LOT 1 IN BLOCK 7; LOT H1 IN LOT 1, LOT H1 IN LOT 2, LOT H1 IN LOT 3, LOT H1 IN LOT 4 ALL IN BLOCK 10

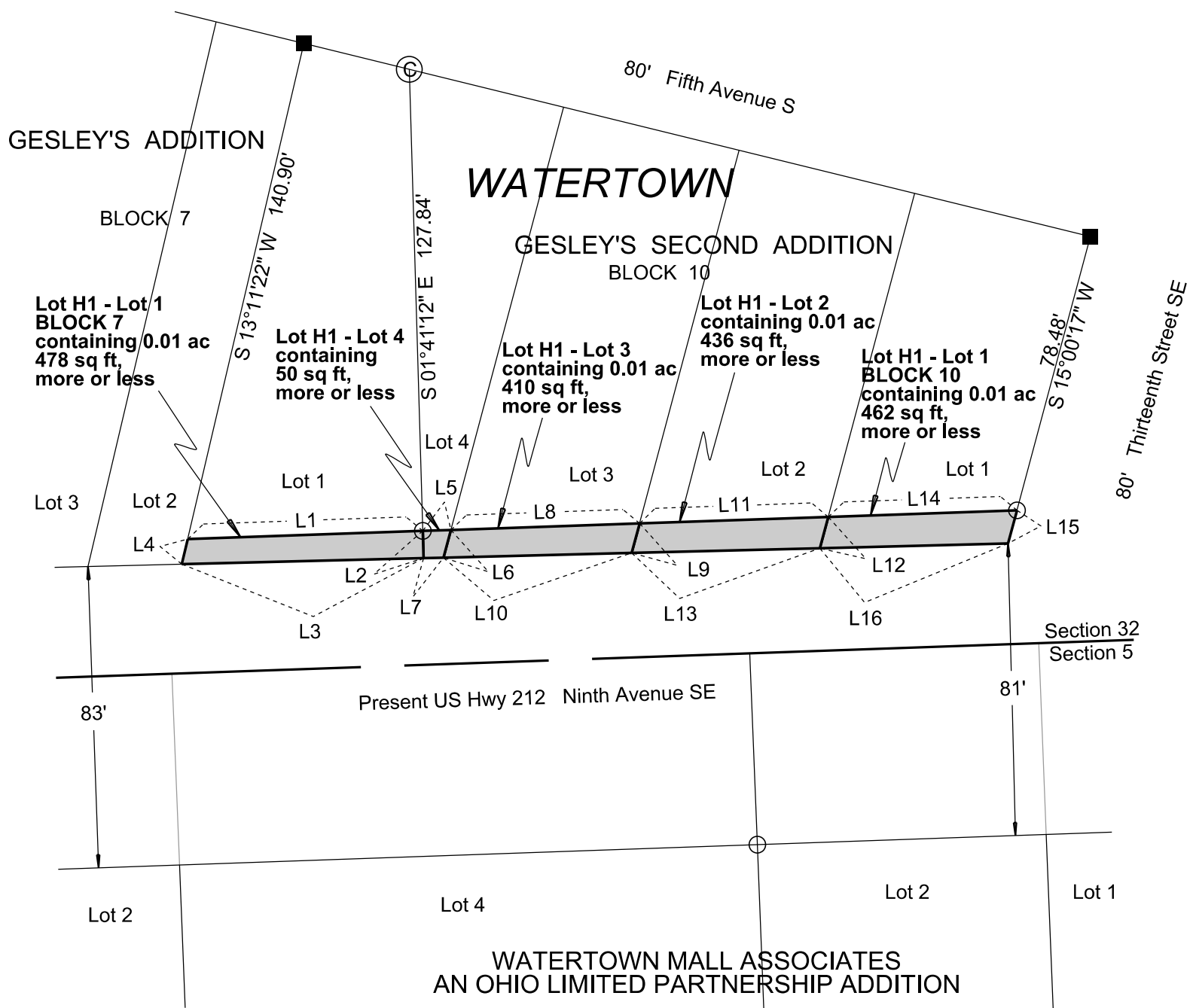
Item #11

in Lot 1 in Block 7 of Gesley's Addition and Lots 1, 2, 3 and 4 in Block 10 of Gesley's Second Addition to Watertown

CODINGTON COUNTY, SOUTH DAKOTA  
Showing parcels of land to be acquired for highway purposes  
for construction of Project NH 0212(174)377  
Scale: 1 inch = 40 feet

- LEGEND**
- ▨ = existing right of way
  - = found R.O.W. corner
  - = set R.O.W. corner
  - ▲ = found P.L.S.S. corner
  - △ = set P.L.S.S. corner
  - ⊙ = calculated corner
  - = found property corner
  - = set property corner
  - (n) = not used for boundary location

	Bearing	Length		Bearing	Length
L1	N 88° 01' 07"	E 65.08	L9	S 14° 55' 35"	W 8.47
L2	S 01° 41' 12"	E 7.55	L10	S 88° 33' 59"	W 52.09
L3	S 88° 33' 59"	W 66.92	L11	N 88° 01' 07"	E 52.24
L4	N 13° 11' 22"	E 7.16	L12	S 14° 55' 35"	W 8.99
L5	N 88° 01' 07"	E 7.77	L13	S 88° 33' 59"	W 52.09
L6	S 14° 55' 35"	W 7.95	L14	N 88° 01' 07"	E 52.26
L7	S 88° 33' 59"	W 5.50	L15	S 15° 00' 17"	W 9.51
L8	N 88° 01' 07"	E 52.24	L16	S 88° 33' 59"	W 52.09



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/11 epoch 2010.00 Geoid 12A SF = 0.99991745

Note 2: All monumentation will be set upon project completion.

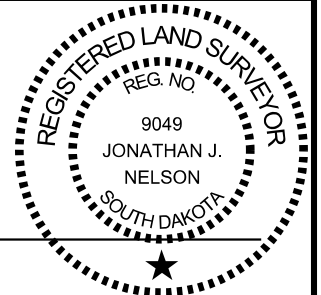
Drawn By Kimberly L. Herrman Date 09/20/2019  
Checked By Jon Nelson Date 09/27/2019

### SURVEYOR'S CERTIFICATE

I, JONATHAN J. NELSON, 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 \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20 \_\_\_\_.

Registered Land Surveyor  
Registration No. 9049



### 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.

**027D**

Register of Deeds \_\_\_\_\_ by \_\_\_\_\_ Deputy

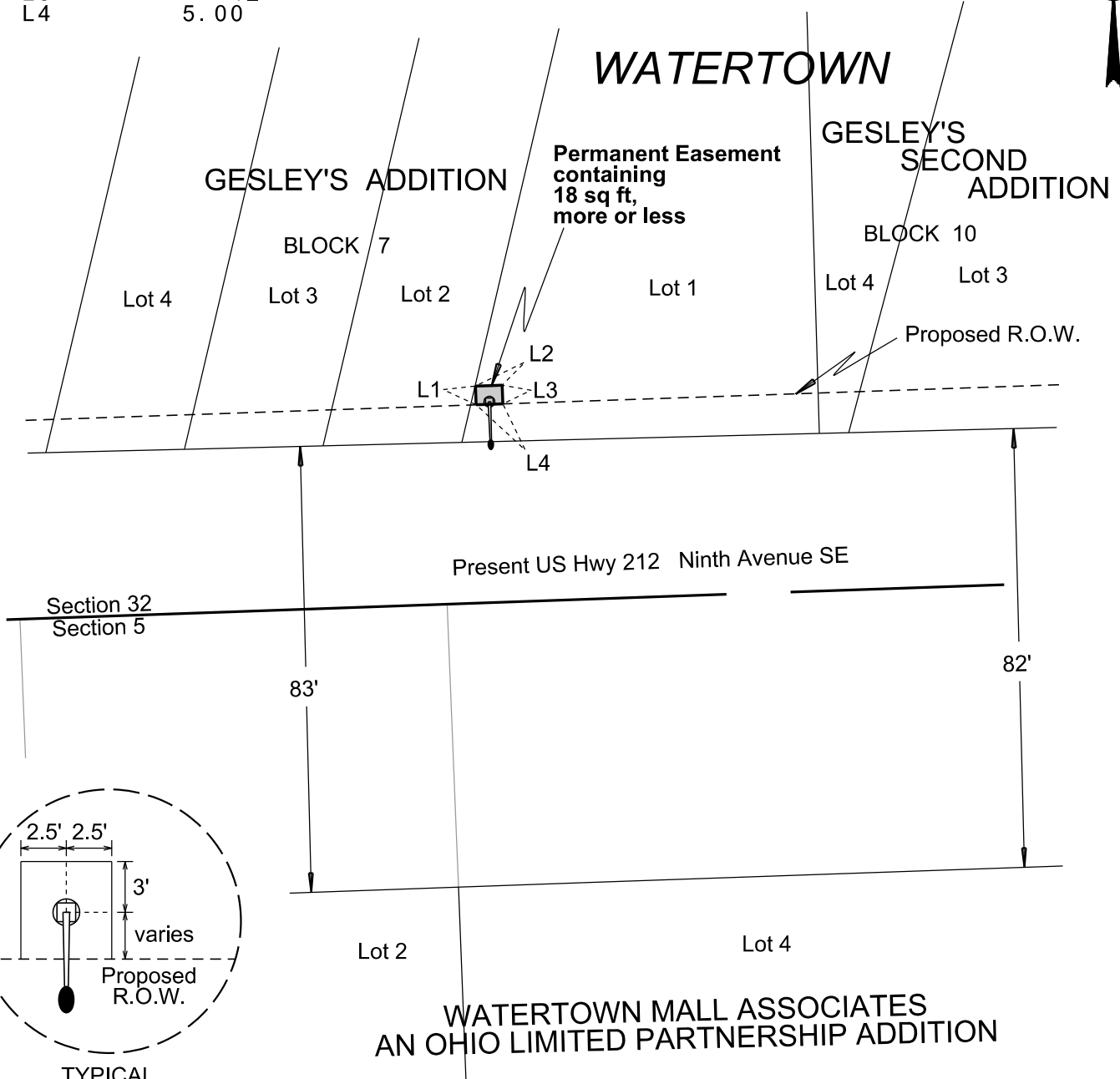
# EXHIBIT A

in Lot 1 in Block 7 of Gesley's Addition to Watertown  
CODINGTON COUNTY, SOUTH DAKOTA

Showing a permanent easement to be acquired for luminaire pole  
for construction of Project NH 0212(174)377

Not to Scale

	Length
L1	4±
L2	5.00
L3	4±
L4	5.00



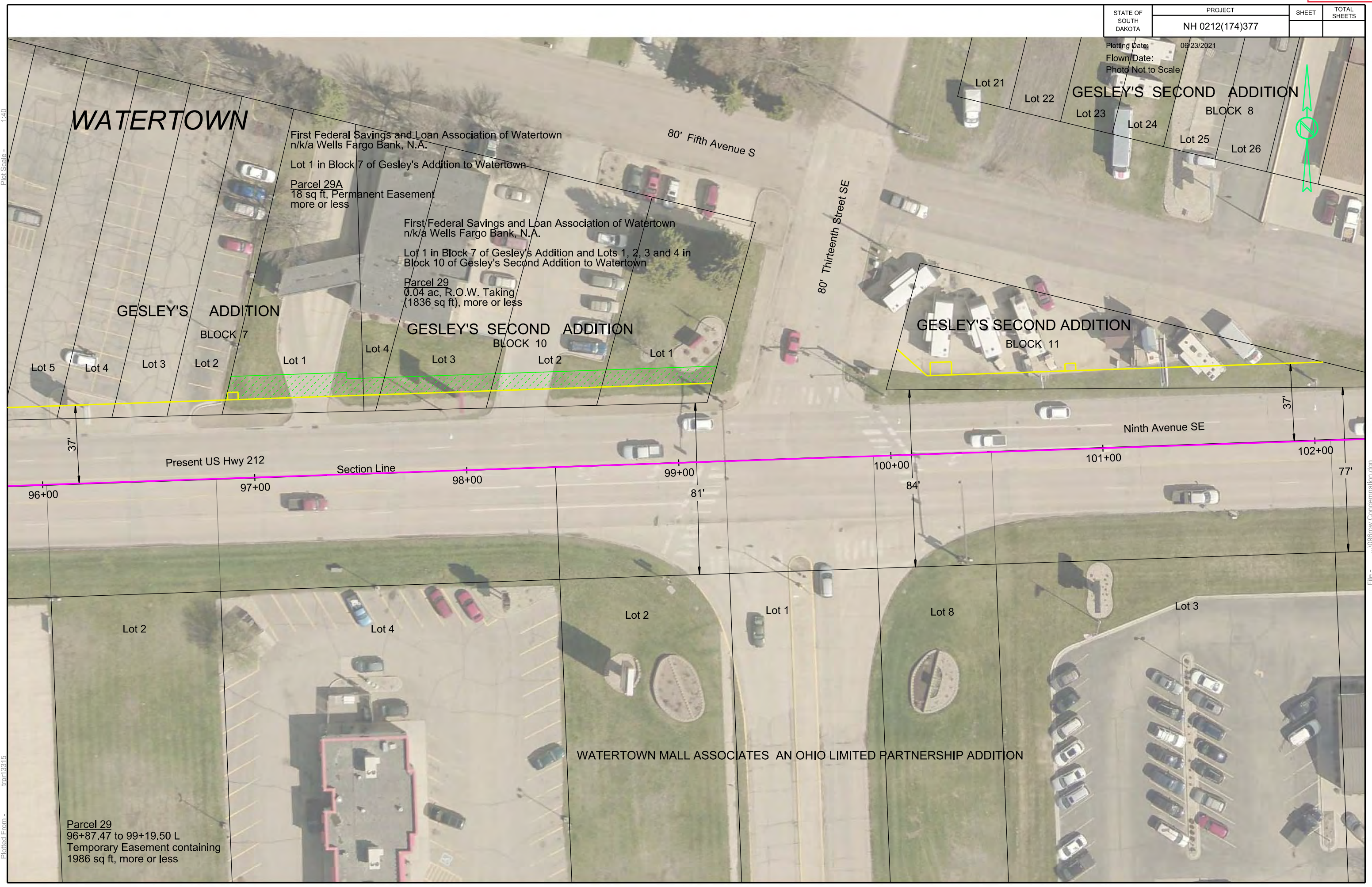
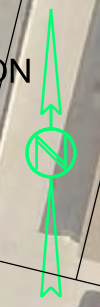
TYPICAL  
(Not to Scale)

LEGEND: Luminaire Pole

NOTE: Permanent Easement depicted hereon is parallel and perpendicular to the proposed right of way line of Present US Hwy 212. Extending from said right of way line northerly 3 feet beyond the center of the luminaire pole as constructed and in place.

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	NH 0212(174)377		

Plotting Date: 06/23/2021  
 Flown Date:  
 Photo Not to Scale



# WATERTOWN

First Federal Savings and Loan Association of Watertown  
 n/k/a Wells Fargo Bank, N.A.  
 Lot 1 in Block 7 of Gesley's Addition to Watertown  
 Parcel 29A  
 18 sq ft, Permanent Easement  
 more or less

First Federal Savings and Loan Association of Watertown  
 n/k/a Wells Fargo Bank, N.A.  
 Lot 1 in Block 7 of Gesley's Addition and Lots 1, 2, 3 and 4 in  
 Block 10 of Gesley's Second Addition to Watertown  
 Parcel 29  
 0.04 ac, R.O.W. Taking  
 (1836 sq ft), more or less

## GESLEY'S SECOND ADDITION BLOCK 8

## GESLEY'S SECOND ADDITION BLOCK 11

## GESLEY'S ADDITION BLOCK 7

## GESLEY'S SECOND ADDITION BLOCK 10

## WATERTOWN MALL ASSOCIATES AN OHIO LIMITED PARTNERSHIP ADDITION

Present US Hwy 212  
 Section Line

96+00 97+00 98+00 99+00 100+00 101+00 102+00

Lot 5 Lot 4 Lot 3 Lot 2 Lot 1 Lot 4 Lot 3 Lot 2 Lot 1 Lot 4 Lot 3 Lot 2 Lot 1

Lot 2 Lot 4 Lot 2 Lot 1 Lot 8 Lot 3

Parcel 29  
 96+87.47 to 99+19.50 L  
 Temporary Easement containing  
 1986 sq ft, more or less

Plot Scale - 1:40

Plotted From - tpr13315

File - ...1096row Condemnation.dgn

Jerry D. Anderson &  
Jenelle L. Anderson

# ATTACHMENT A

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL SHEETS
	P-PH 0015(82)167		
Plotting Date:	07/13/2021	Revised	02/03/2021 AR

Parcel 27

## Sec 24 - T120N - R49W

Lot 3 of Second Fenner/Mueller Subdivision  
in the NE1/4 of Section 24 - Township 120  
North - Range 49 West of the 5th P.M.

### SECOND FENNER/MUELLER SUBDIVISION



Parcel 27  
943+21.35 to 945+56.72 L  
Temporary Easement containing  
0.1 ac (5345 sq ft), more or less

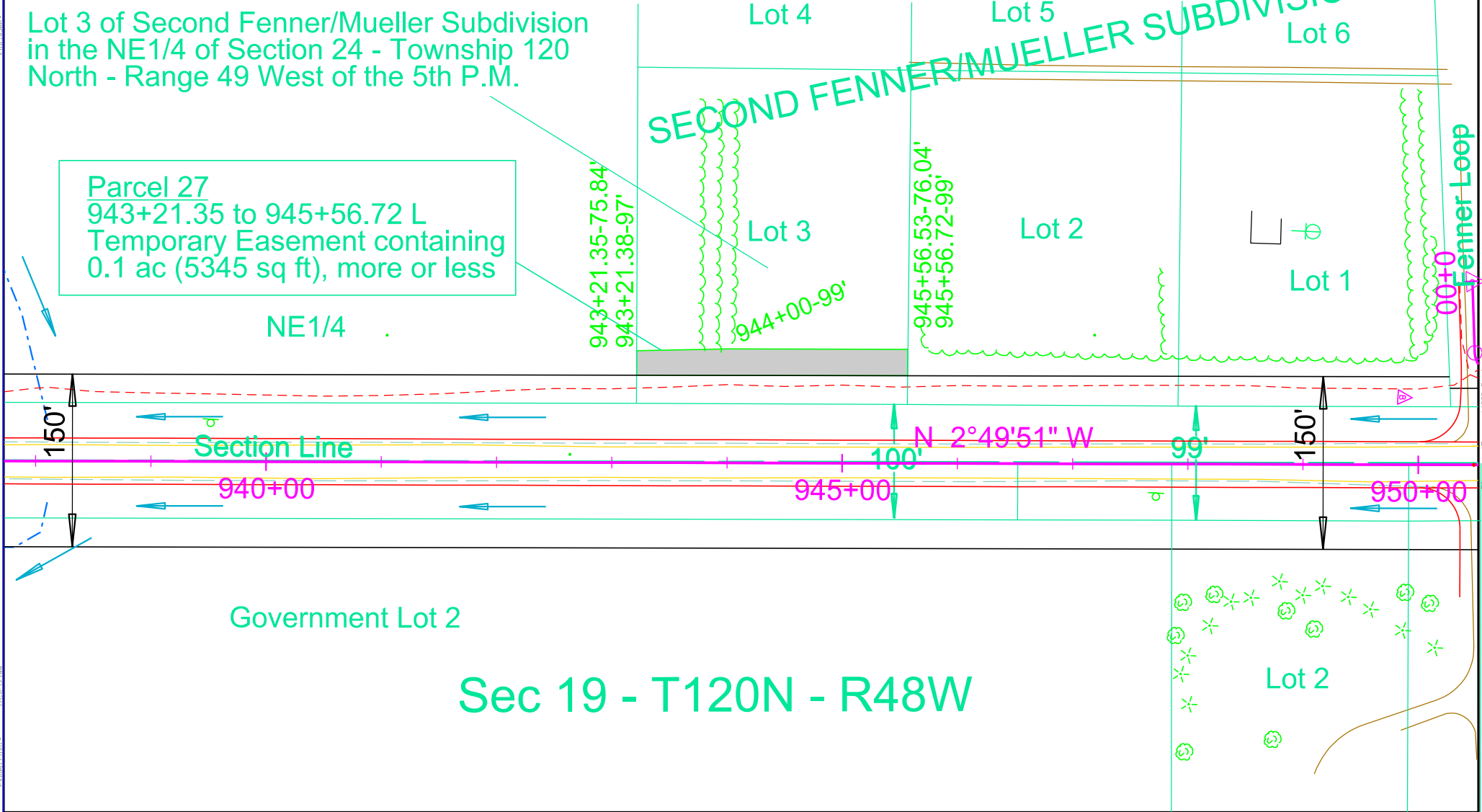
NE1/4

943+21.35-75.84'  
943+21.38-97'

944+00-99'

945+56.53-76.04'  
945+56.72-99'

Fenner Loop  
00+00



Government Lot 2

## Sec 19 - T120N - R48W

Lot 2

Plot Scale: 1"=100'

Plot Date: 07/13/2021

...Documents\92L\_Condemnation

Parcel 27

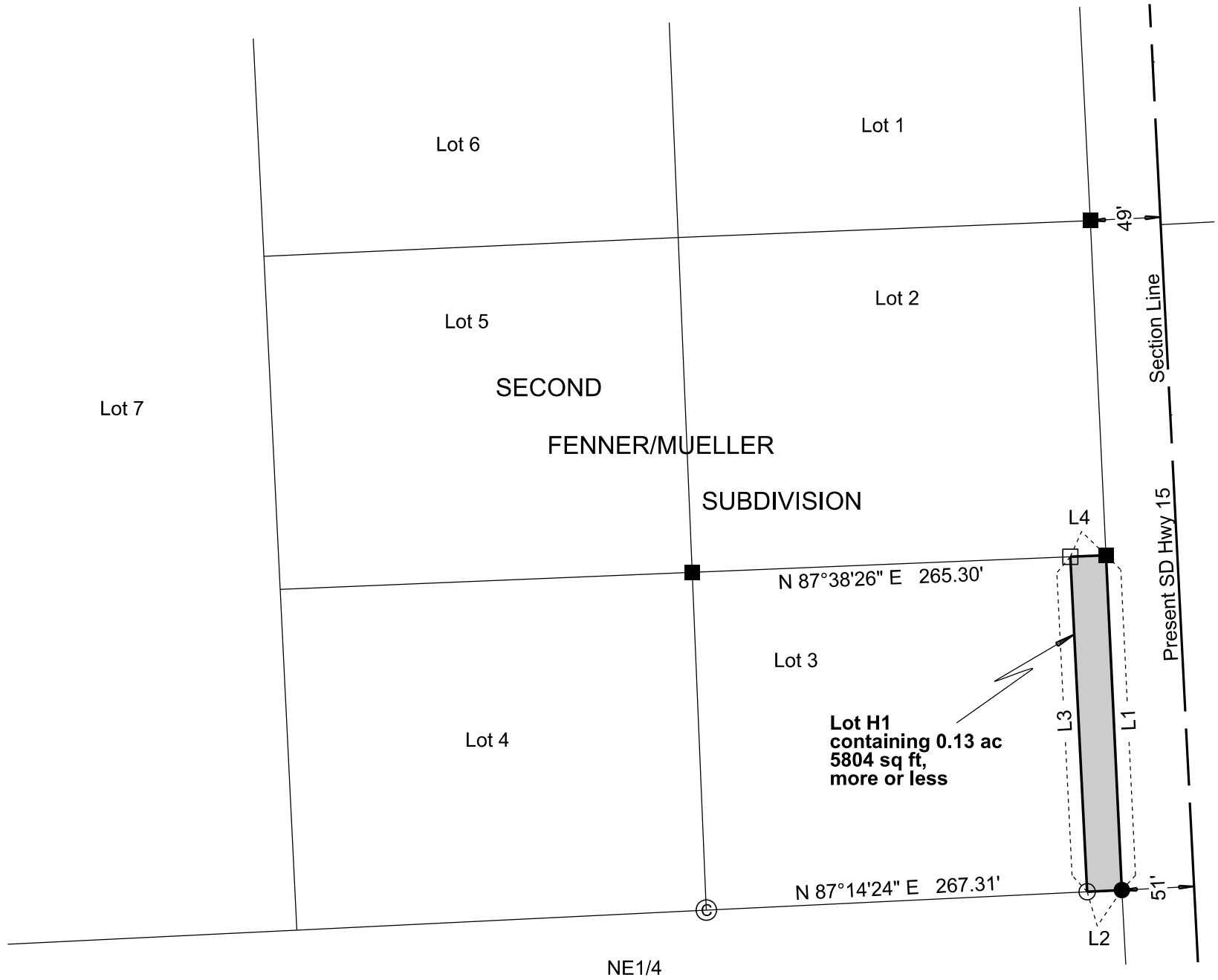
## PLAT OF LOT H1

in Lot 3 of Second Fenner/Mueller Subdivision in the NE1/4 of Section 24 - Township 120 North - Range 49 West of the 5th P.M.

GRANT COUNTY, SOUTH DAKOTA  
 Showing a parcel of land to be acquired for highway purposes  
 for construction of Project P-PH 0015(82)167  
 Scale: 1 inch = 100 feet

- LEGEND**
- ▨ = existing right of way
  - = found R.O.W. corner
  - = set R.O.W. corner
  - ▲ = found P.L.S.S. corner
  - △ = set P.L.S.S. corner
  - ⊙ = calculated corner
  - = found property corner
  - = set property corner
  - (n) = not used for boundary location

	Bearing		Length
L1	S 02° 43' 58"	E	235.00
L2	S 87° 14' 24"	W	24.39
L3	N 02° 52' 47"	W	235.18
L4	N 87° 38' 26"	E	24.99



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/96 epoch 2002.00 Geoid 03 SF = 0.99988602

Note 2: All monumentation will be set upon project completion.

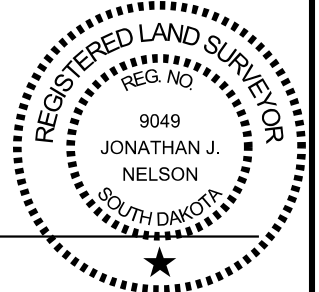
Drawn By Crystal L. Stonesifer Date 11/14/2019  
 Checked By Jon Nelson Date 01/24/2020

### SURVEYOR'S CERTIFICATE

I, JONATHAN J. NELSON, 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 \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20 \_\_\_\_.

Registered Land Surveyor  
 Registration No. 9049



### 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.

**05D9**

\_\_\_\_\_ Register of Deeds by \_\_\_\_\_ Deputy



**Item #12 - parcel 27**

STATE OF SOUTH DAKOTA	PROJECT P-PH 0015(82)167	SHEET	TOTAL SHEETS
-----------------------	-----------------------------	-------	--------------

Plotting Date: 07/14/2021  
 Flown Date: FSA 2016  
 Photo Not to Scale  
 Revised Date: 06/28/2021 CLS

Sec 24 - T120N - R49W

NE1/4

Jerry D. Anderson &  
 Jenelle L. Anderson  
 Lot 3 of Second Fenner/Mueller Subdivision  
 in the NE1/4 of Section 24 - Township 120  
 North - Range 49 West of the 5th P.M.

Parcel 27  
 0.13 ac, R.O.W. Taking  
 (5804 sq ft) more or less

Parcel 27  
 943+21.35 to 945+56.72 L  
 Temporary Easement containing  
 0.1 ac (5345 sq ft), more or less

SECOND FENNER/MUELLER SUBDIVISION

FENNER/MUELLER SUBDIVISION

FENNER'S ADDITION  
 Lot 1

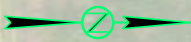
DAVIS DAIRY

FARM ADDITION

Government Lot 1

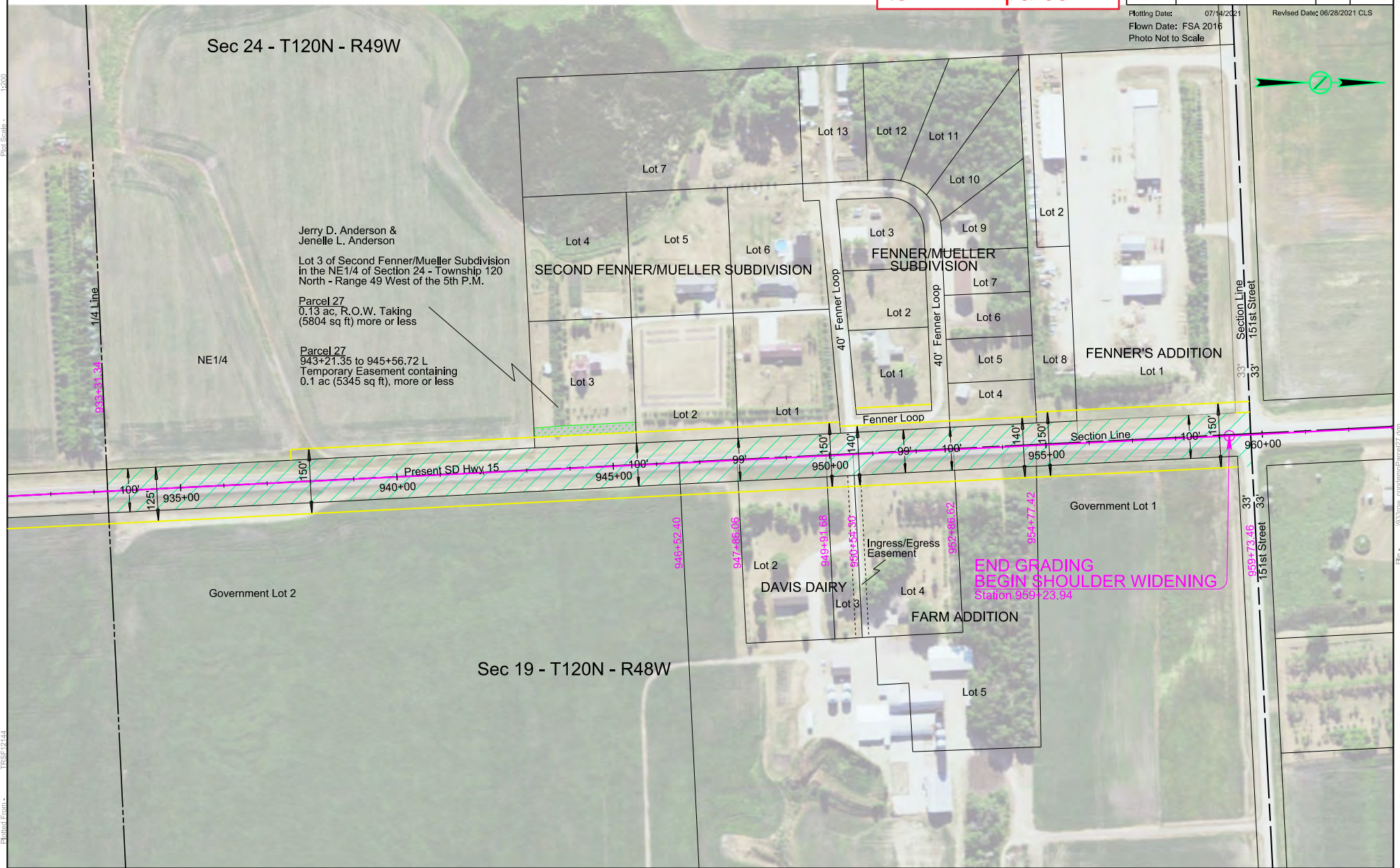
Government Lot 2

Sec 19 - T120N - R48W



Plotted From: TERSE12144 Plot Scale: 1"=200'

File: \\s032new\_c\entdm\Parcel27.dgn



Wade R. King

Parcel A6  
Omitted

Parcel 35

Lot 1 of Fenner/Mueller Subdivision in the  
NE1/4 of Section 24 - Township 120 North  
- Range 49 West of the 5th P.M.

Parcel 35  
950+62.49 to 952+41.20 L  
Temporary Easement containing  
0.1 ac (2627 sq ft), more or less

Lot 1 950+49 L  
24' Ent

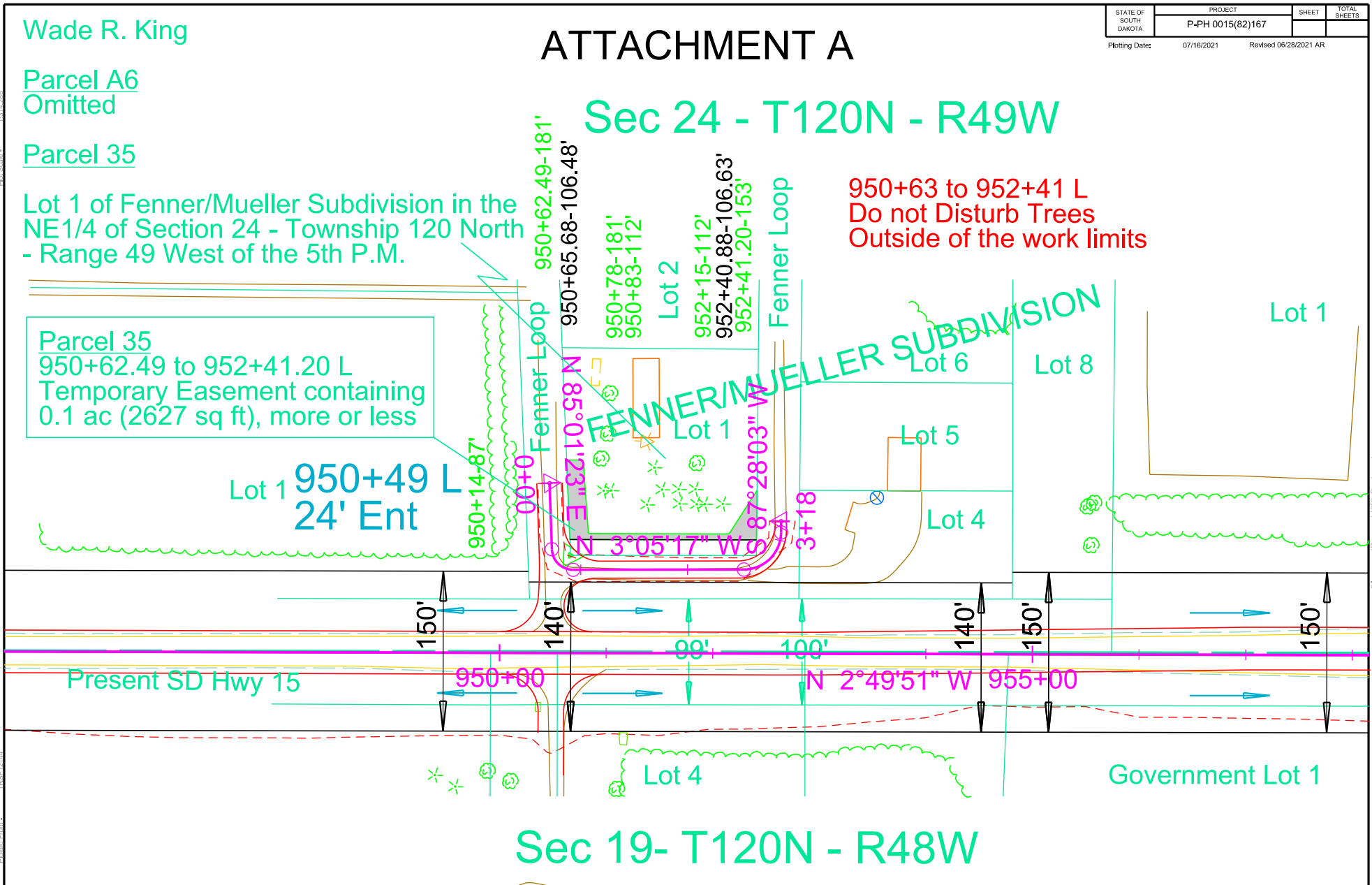
# ATTACHMENT A

## Sec 24 - T120N - R49W

950+63 to 952+41 L  
Do not Disturb Trees  
Outside of the work limits

STATE OF SOUTH DAKOTA	PROJECT	SHEET	TOTAL
	P-PH 0015(82)167		SHEETS
Plotting Date: 07/16/2021		Revised 06/28/2021 AR	

1:12.4.2015  
1:12.4.2015  
1:12.4.2015



## Sec 19- T120N - R48W

Parcel 35

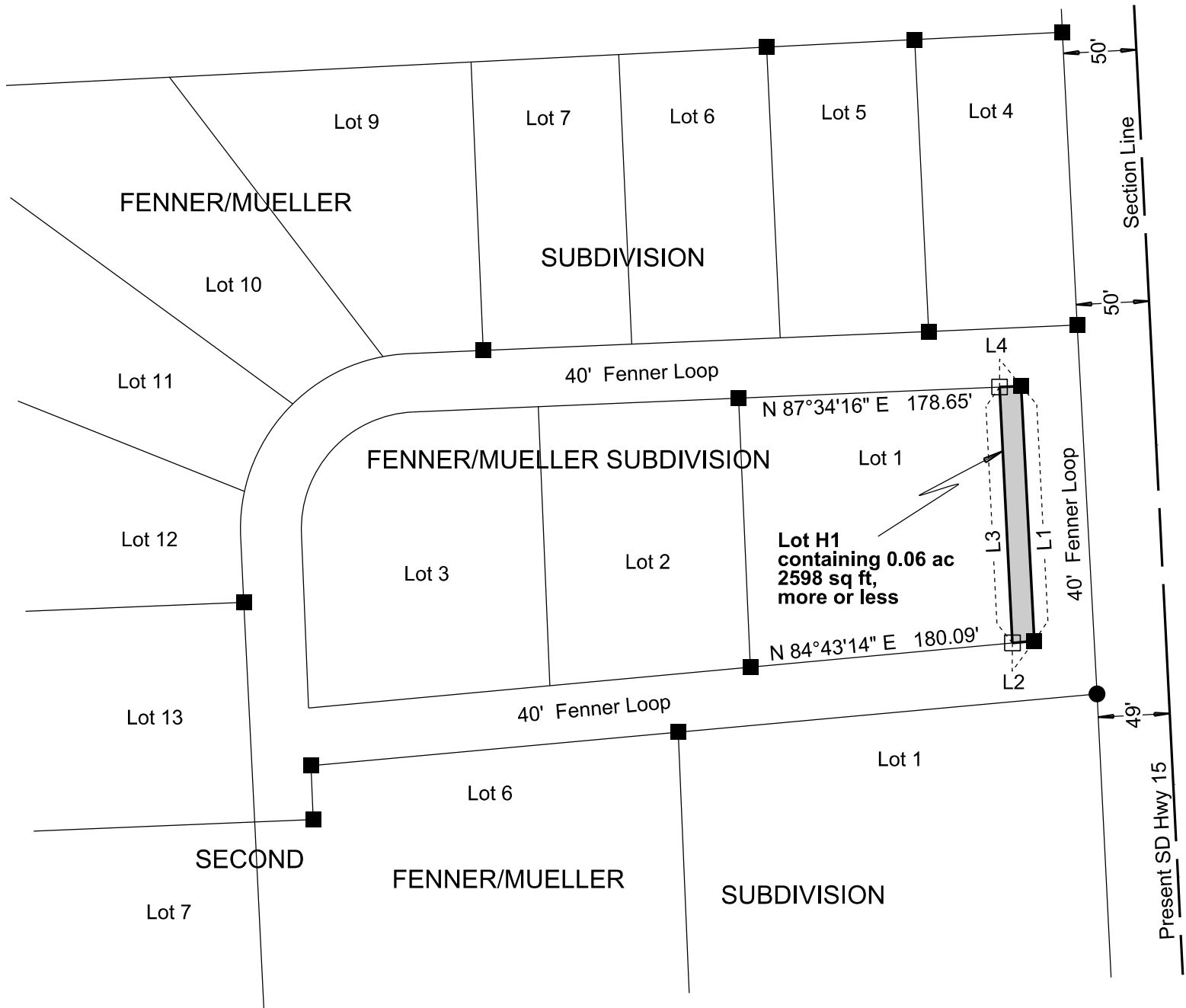
PLAT OF LOT H1

in Lot 1 of Fenner/Mueller Subdivision in the NE1/4 of Section 24 - Township 120 North - Range 49 West of the 5th P.M.

GRANT COUNTY, SOUTH DAKOTA  
 Showing a parcel of land  
 for construction of Project P-PH 0015(82)167  
 Scale: 1 inch = 100 feet

- LEGEND
- ▨ = existing right of way
  - = found R.O.W. corner
  - = set R.O.W. corner
  - ▲ = found P.L.S.S. corner
  - △ = set P.L.S.S. corner
  - ⊙ = calculated corner
  - = found property corner
  - = set property corner
  - (n) = not used for boundary location

	Bearing		Length
L1	S 02° 58' 18" E		174.46
L2	S 84° 43' 14" W		15.01
L3	N 02° 52' 47" W		175.20
L4	N 87° 34' 16" E		14.72



Note 1: The coordinates, bearings, distances and areas shown on this plat are based on the South Dakota State Plane Coordinate System Grid North - North Zone NAD 83/96 epoch 2002.00 Geoid 03 SF = 0.99988602

Note 2: All monumentation will be set upon project completion.

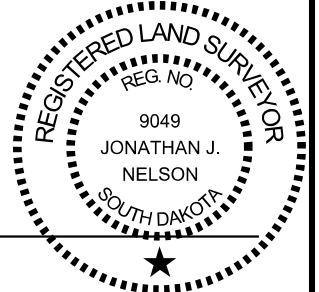
Drawn By Crystal L. Stonesifer Date 06/19/2020  
 Checked By Jon Nelson Date 06/22/2020

SURVEYOR'S CERTIFICATE

I, JONATHAN J. NELSON, 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 \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20 \_\_\_\_.

Registered Land Surveyor  
 Registration No. 9049



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.

05D9

Register of Deeds \_\_\_\_\_ by \_\_\_\_\_ Deputy

