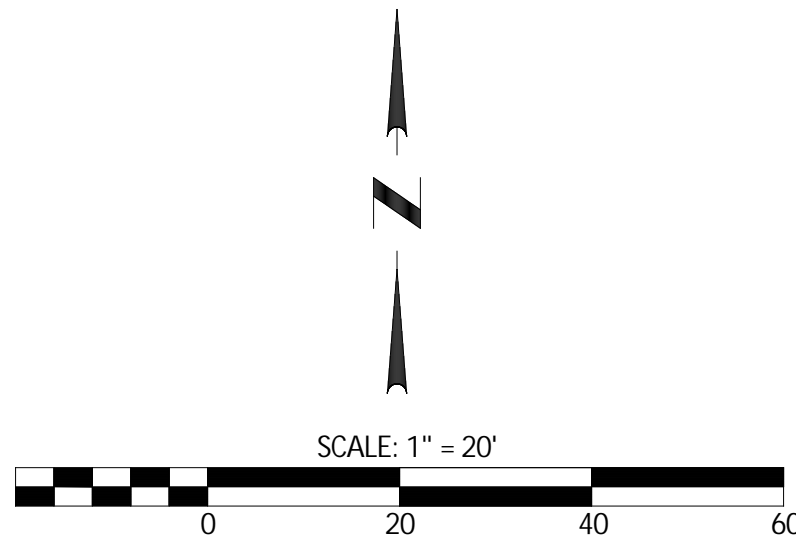
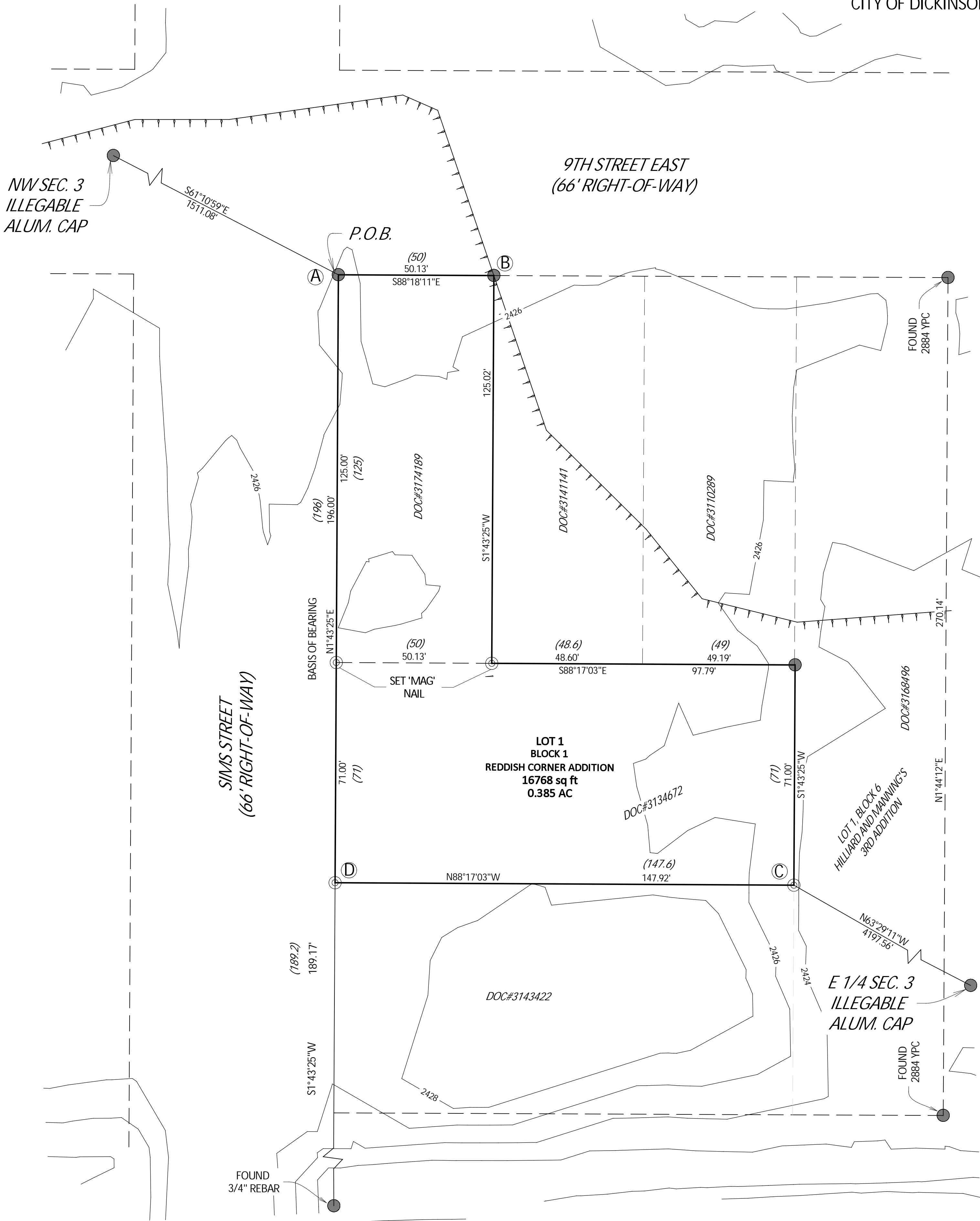
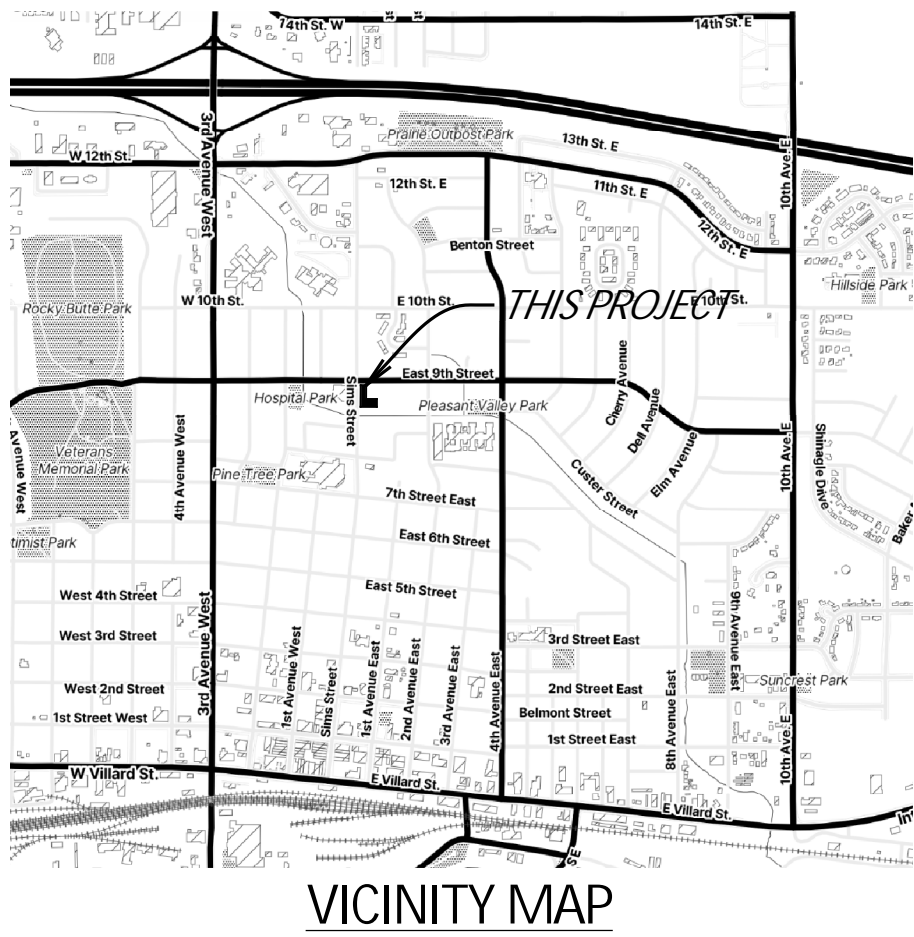


REDDISH CORNER ADDITION

BEING A REPLAT OF A PORTION OF LOT 1, BLOCK 6, HILLIARD AND MANNING'S THIRD ADDITION
NW 1/4 SECTION 3, TOWNSHIP 139 NORTH, RANGE 96 WEST, OF THE 5TH PRINCIPAL MERIDIAN,
CITY OF DICKINSON, STARK COUNTY, NORTH DAKOTA



- LEGEND**
- FOUND 1" PIPE (UNLESS DESCRIBED OTHERWISE)
 - ⊙ SET 1.5" ALUM. CAP STAMPED "WES NDPLS 29362" (UNLESS DESCRIBED OTHERWISE)
 - PARCEL BOUNDARY
 - - - ADJACENT PARCEL LINES
 - FEMA 'SFHA' REGULATORY FLOODWAY BOUNDARY



BASIS OF BEARINGS

BASIS OF BEARINGS BEING THE WEST LINE OF BLOCK 6, HILLIARD AND MANNING'S THIRD ADDITION TO THE CITY OF DICKINSON, ND.

SURVEY BASED ON NORTH DAKOTA SOUTH ZONE 1983 (2011), INTERNATIONAL FOOT. BEARINGS ARE GRID, DISTANCES ARE GROUND USING A SCALE FACTOR OF 1.0001768839. COORDINATES ARE GRID. VERTICAL BASED ON NAVD88 (GEOID18).

SURVEYOR'S CERTIFICATE

I, NICHOLAS R. JENSEN, REGISTERED LAND SURVEYOR, N.D. NO. 29362 DO HEREBY CERTIFY THAT REDDISH CORNER SUBDIVISION PLAT SHOWN HEREON IS A CORRECT REPRESENTATION OF THE SURVEY. THAT ALL DISTANCES ARE CORRECT, MONUMENTS ARE PLACED IN THE GROUND AS SHOWN, THAT THE OUTSIDE BOUNDARY LINES ARE CORRECTLY DESIGNATED ON THE PLAT AND WAS MADE BY ME OR UNDER MY DIRECTION, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

IN WITNESS WHEREOF, I HAVE HEREUNTO SUBSCRIBED MY NAME:

NICHOLAS R. JENSEN R.L.S. 29362

BOUNDARY DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF LOT 1, BLOCK 6, HILLIARD AND MANNING'S 3RD ADDITION, LOCATED IN THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 139 NORTH, RANGE 96 WEST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF DICKINSON, STARK COUNTY, NORTH DAKOTA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1: THENCE S88°18'11"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 50.13 FEET TO THE NORTHWEST CORNER OF A PARCEL RECORDED AT THE STARK COUNTY RECORDER'S OFFICE PER DOCUMENT NO. 3141141; THENCE S1°43'25"W ALONG THE WEST LINE OF SAID PARCEL, A DISTANCE OF 125.02 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL; THENCE S88°17'03"E ALONG THE SOUTH LINE OF SAID PARCEL AND A PARCEL RECORDED PER DOCUMENT NO. 3110289, A DISTANCE OF 97.79 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL PER DOCUMENT NO. 3110289; THENCE S1°43'25"W ALONG THE WEST LINE OF A PARCEL RECORDED PER DOCUMENT NO. 3168496, A DISTANCE OF 71.00 FEET TO THE NORTHEAST CORNER OF A PARCEL RECORDED PER DOCUMENT NO. 3143422; THENCE N88°17'03"W ALONG THE NORTH LINE OF SAID PARCEL PER DOCUMENT NO. 3143422, A DISTANCE OF 147.92 FEET TO A POINT ON THE WEST LINE OF SAID LOT 1; THENCE N1°43'25"E ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 196.00 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 0.385 ACRES (16,768 SQUARE FEET), MORE OR LESS, AND IS SUBJECT TO ANY PREVIOUS EASEMENTS, AGREEMENTS, CONVEYANCES, AND SURVEYS.

SURVEY NOTES

1) REDDISH CORNER ADDITION IS LOCATED WITHIN ZONE 'AE' (SPECIAL FLOOD HAZARD AREA) AND IS ALSO DESIGNATED AS A REGULATORY FLOODWAY, AS SHOWN ON FEMA FLOOD INSURANCE MAP (FIRM) PANEL 38089C0193F EFFECTIVE AUGUST 28, 2024.

2) ALL DOCUMENTS REFERENCED ARE ON FILE AT THE STARK COUNTY COURTHOUSE

COORDINATE TABLE			
Name	Northing	Easting	Elevation
A	453951.57	1397413.68	2425.25
B	453950.09	1397463.78	2424.81
C	453751.27	1397555.62	-
D	453755.70	1397407.79	-

CITY OF DICKINSON COMMISSION APPROVAL

PRINTED NAME: _____ TITLE: _____

SIGNATURE: _____ DATE: _____

CITY ENGINEER APPROVAL

PRINTED NAME: _____ TITLE: _____

SIGNATURE: _____ DATE: _____

CITY PLANNING AND ZONING COMMISSION APPROVAL

PRINTED NAME: _____ TITLE: _____

SIGNATURE: _____ DATE: _____

PROPRIETOR'S CERTIFICATE

WE, AARON & JENNA REDDISH, OWNERS AND PROPRIETORS OF REDDISH CORNER ADDITION, TO THE CITY OF DICKINSON, STARK COUNTY, NORTH DAKOTA, ON THIS PLAT SHOWN HEREON AND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, DO HEREBY DECLARE THAT WE HAVE CAUSED THE SAME TO BE SURVEYED AS SHOWN ON THE ACCOMPANYING PLAT, AND DO HEREBY DEDICATE ALL UTILITY EASEMENTS AND PUBLIC RIGHT-OF-WAY AS SHOWN TO PUBLIC USE FOREVER.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SUBSCRIBED OUR NAMES:

BY: _____ BY: _____
AARON REDDISH JENNA REDDISH

STATE OF _____ SS
COUNTY OF _____

ON THIS _____ DAY OF _____, 20____, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED AARON REDDISH AND JENNA REDDISH, TO ME KNOWN TO BE THE SAME PERSON(S) DESCRIBED IN AND THAT EXECUTED THE WITHIN AND FORGOING INSTRUMENT AND SEVERALLY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME

_____, MY COMMISSION EXPIRES: _____
NOTARY PUBLIC
RESIDING AT COUNTY OF _____ STATE OF _____