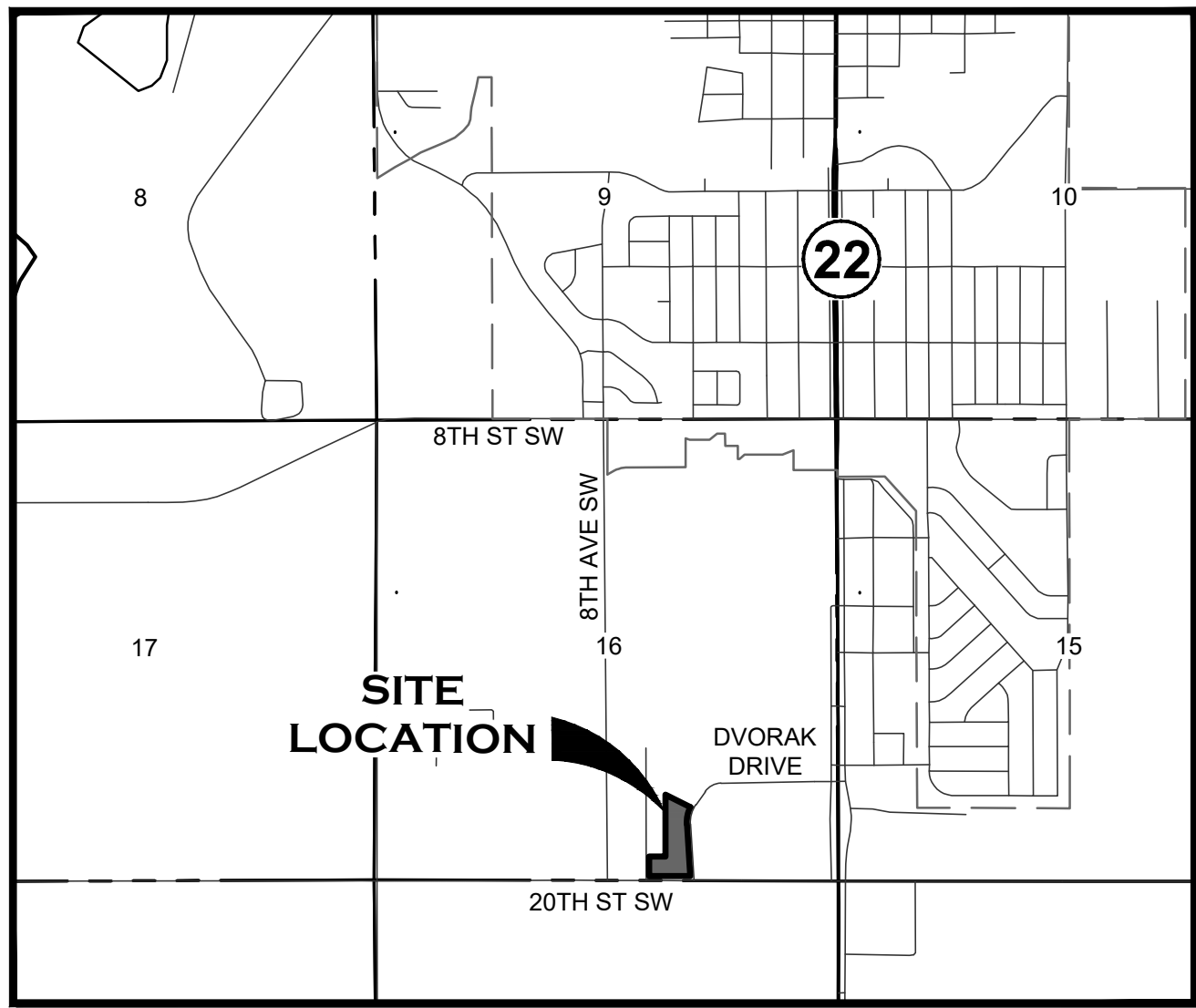
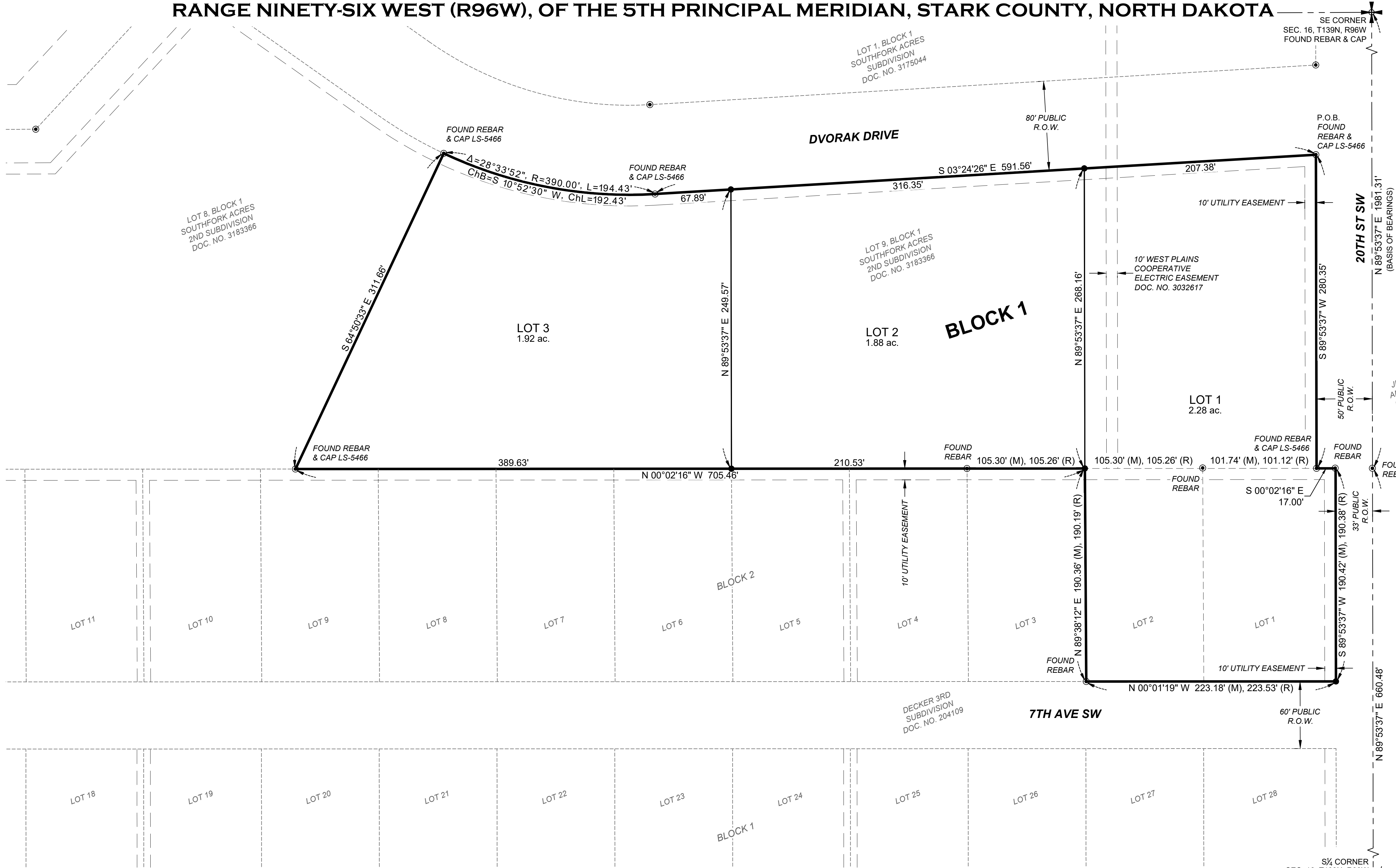


MEDUNA 1ST SUBDIVISION

BEING THE REPLAT OF LOT 9, BLOCK 1, SOUTHFORK ACRES 2ND SUBDIVISION AND LOTS 1 & 2, BLOCK 2, DECKER 3RD SUBDIVISION
LOCATED IN THE SOUTHEAST QUARTER (SE¼) SECTION SIXTEEN (16), TOWNSHIP ONE-HUNDRED THIRTY-NINE NORTH (T139N),
RANGE NINETY-SIX WEST (R96W), OF THE 5TH PRINCIPAL MERIDIAN, STARK COUNTY, NORTH DAKOTA



VICINITY MAP
(1" = 2000')

LEGEND

- PROPERTY BOUNDARY
- PROPOSED LOTS
- EXISTING LOT LINES
- EXISTING LOT LINES VACATED BY THIS PLAT
- SECTION LINE
- QUARTER LINE
- EXISTING EASEMENTS
- SECTION CORNER
- QUARTER CORNER
- FOUND PROPERTY MONUMENT
- SET #5, 18-INCH REBAR & CAP STAMPED "HIGHLANDS LS-5466"

PLAT NOTES

- THIS SUBDIVISION IS LOCATED OUTSIDE THE 1% ANNUAL CHANCE FLOOD AREA AS SHOWN BY ZONE "X" OF FEMA FLOOD INSURANCE RATE MAP (FIRM) NUMBER 38089C0431F, PANEL 431 OF 850, WITH AN EFFECTIVE DATE OF AUGUST 28, 2024.

SURVEY NOTES

- DISTANCES SHOWN ARE MEASURED GROUND DISTANCES, INTERNATIONAL FOOT, DERIVED FROM A LOCAL COORDINATE SYSTEM.
- VERTICAL DATUM: NAVD 88
- DATE OF LATEST FIELD WORK: OCTOBER 30, 2024

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: _____

STARK COUNTY COMMISSION APPROVAL

PRINTED NAME: _____ TITLE: _____
SIGNATURE: _____ DATE: _____

LEGAL DESCRIPTION

A PARCEL OF LAND BEING THE REPLAT OF LOT NINE (9), BLOCK ONE (1), OF SOUTHFORK ACRES 2ND SUBDIVISION AND LOTS ONE (1) AND TWO (2), BLOCK TWO (2), OF DECKER 3RD SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER (SE¼) OF SECTION SIXTEEN (16), TOWNSHIP ONE-HUNDRED THIRTY-NINE NORTH (T139N), RANGE NINETY-SIX WEST (R96W), OF THE FIFTH PRINCIPAL MERIDIAN (5TH P.M.), STARK COUNTY, NORTH DAKOTA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT NINE (9) BEING A FOUND REBAR AND CAP LS-5466; THENCE S 89°53'37" W ALONG THE SOUTH LINE OF SAID LOT NINE (9), A DISTANCE OF 280.35 FEET TO A FOUND REBAR AND CAP LS-5466 AT THE SOUTHWEST CORNER OF SAID LOT NINE (9) ALSO BEING ON THE EAST LINE OF SAID LOT ONE (1); THENCE S 00°02'16" E ALONG SAID EAST LINE, A DISTANCE OF 17.00 FEET TO A FOUND REBAR AT THE SOUTHEAST CORNER OF SAID LOT ONE (1); THENCE S 89°53'37" W ALONG THE SOUTH LINE OF SAID LOT ONE (1), A DISTANCE OF 190.42 FEET TO A SET REBAR AND CAP LS-5466 AT THE SOUTHWEST CORNER OF SAID LOT ONE (1); THENCE N 00°01'19" W ALONG THE WEST LINE OF SAID LOTS ONE (1) AND TWO (2), A DISTANCE OF 223.18 FEET TO A FOUND REBAR AT THE NORTHWEST CORNER OF SAID LOT TWO (2); THENCE N 89°38'12" E ALONG THE NORTH LINE OF SAID LOT TWO (2), A DISTANCE OF 190.36 FEET TO A SET REBAR AND CAP LS-5466 AT THE NORTHEAST CORNER OF SAID LOT TWO (2) ALSO BEING ON THE WEST LINE OF SAID LOT NINE (9); THENCE N 00°02'16" W ALONG SAID WEST LINE, A DISTANCE OF 705.46 FEET TO A FOUND REBAR AND CAP LS-5466 AT THE NORTHWEST CORNER OF SAID LOT NINE (9); THENCE S 64°50'33" E ALONG THE NORTH LINE OF SAID LOT NINE (9), A DISTANCE OF 311.66 FEET TO A FOUND REBAR AND CAP LS-5466 AT THE NORTHEAST CORNER OF SAID LOT NINE (9); THENCE THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 390.00 FEET; THENCE SOUTHWESTERLY ALONG SAID CURVE AND EAST LINE OF SAID LOT NINE (9) THROUGH A CENTRAL ANGLE OF 28°33'52" AN ARC LENGTH OF 194.43 FEET TO A FOUND REBAR AND CAP LS-5466; THENCE S 03°24'26" E ALONG SAID EAST LINE, A DISTANCE OF 591.56 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 6.08 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY PREVIOUS EASEMENTS, AGREEMENTS, CONVEYANCES AND SURVEYS.

SURVEYOR'S CERTIFICATE

I, KC HOMISTON, REGISTERED PROFESSIONAL LAND SURVEYOR, LS-5466, FOR HIGHLANDS ENGINEERING AND SURVEYING, PLLC, RESIDING AT 319 24TH STREET EAST, DICKINSON, N.D., DO HEREBY CERTIFY THAT THE MEDUNA 1ST 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:

KC HOMISTON, LS-5466

STATE OF _____ }
COUNTY OF _____ } SS

ON THIS _____ DAY OF _____, 20____, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED KC HOMISTON, TO ME KNOWN TO BE THE SAME PERSONS DESCRIBED IN AND THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT AND SEVERALLY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

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

PROPRIETOR'S CERTIFICATE

WE, LEONARD R. AND SANDRA M. MEDUNA, RESIDING AT 1975 7TH AVE SW, DICKINSON, ND 58601, OWNERS AND PROPRIETORS OF PROPERTY LYING IN LOT NINE (9), BLOCK ONE (1), OF SOUTHFORK ACRES 2ND SUBDIVISION AND LOTS ONE (1) AND TWO (2), BLOCK TWO (2), OF DECKER 3RD SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER (SE¼) OF SECTION SIXTEEN (16), TOWNSHIP ONE-HUNDRED THIRTY-NINE NORTH (T139N), RANGE NINETY-SIX WEST (R96W), OF THE FIFTH PRINCIPAL MERIDIAN (5TH P.M.), 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, I HAVE HEREUNTO SUBSCRIBED MY NAME:

BY: _____ AND BY: _____
LEONARD R. MEDUNA SANDRA M. MEDUNA
STATE OF _____ }
COUNTY OF _____ } SS

ON THIS _____ DAY OF _____, 20____, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED LEONARD R. AND SANDRA M. MEDUNA, TO ME KNOWN TO BE THE SAME PERSONS DESCRIBED IN AND THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT AND SEVERALLY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

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

0 50' 100'

SCALE: 1" = 50'

HIGHLANDS
ENGINEERING

319 24TH STREET EAST, DICKINSON, ND 58601
OFFICE: 701.483.2444 | WWW.HIGHLANDSENG.COM

PROJECT NUMBER: 241527 SCALE: 1"=50'
DRAWN BY: AJA DATE: 10/31/24