

## IRREVOCABLE OFFER OF DEDICATION OF LAND AND/OR IMPROVEMENTS

The owner(s) hereby irrevocably offer for dedication to the City of Deadwood, South Dakota, the following legally described land, to wit:

*DEDICATED PUBLIC RIGHT OF WAY AND UTILITY EASEMENTS AS RECORDED IN PLAT DOCUMENT NUMBER 2020-03090, BLOCK 3A, BLOCK 4A AND DEDICATED RIGHT OF WAY OF PALISADES TRACT OF DEADWOOD STAGE RUN ADDITION TO THE CITY OF DEADWOOD ALL LOCATED IN THE SW1/4 OF SECTION 14, THE SE1/4 OF SECTION 15, THE NE1/4NE1/4 OF SECTION 22 AND THE N1/2NW1/4 OF SECTION 23, T5N, R3E, B.H.M., CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA*

This dedication is offered for the use of the general public in perpetuity, under the following terms:

*The City of Deadwood will perform all required maintenance on the roadway and curb located within the above-mentioned property. Maintenance includes but is not limited to snow and ice removal, sanding and cleaning, asphalt repair and sealing, asphalt replacement, curb repair, curb replacement. Sidewalk and driveway approaches are the responsibility of the adjacent property owner. Maintenance required on the property outside of the roadway but included in the above plat document will be the responsibility of the adjacent landowner.*

### CERTIFICATION OF IMPROVEMENTS

The owner(s) hereby certifies that any improvements offered for dedication herein have been constructed in conformance with the design plans and specifications approved by the City of Deadwood and warrants materials and workmanship of the improvements for a period of one year from the date of acceptance by the City.

If at any time the terms of this offer of dedication are not fulfilled by the City, this offer shall be null, and void and the property shall revert to the Dedicator.

### CERTIFICATE OF OWNERSHIP

State of South Dakota  
County of Lawrence

I (we) WJP Holdings, LLC do hereby certify that I am (we are) the owner(s) of the property described hereon and that this dedication is offered at my (our) request for the purpose(s) indicated hereon.

Signature of  
Owner(s)/Dedicator: \_\_\_\_\_

Name (Print) \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

ACKNOWLEDGEMENT OF OWNERSHIP

State of South Dakota

County of Lawrence

On the \_\_\_\_\_ day of \_\_\_\_\_, 2021\_\_\_\_, before me, a Notary Public,  
personally appeared \_\_\_\_\_, known to  
me to be the person (s) described in and who executed the foregoing certificate and acknowledged  
to me that they signed the same.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_  
(S E A L)

## RESOLUTION 2021-25

### ACCEPTANCE OF IRREVOCABLE OFFER OF DEDICATION OF LAND AND/OR IMPROVEMENTS

WHEREAS, WJP Holdings, LLC has offered to dedicate in perpetuity to the City of Deadwood, South Dakota the following legally described land and/or improvements, to wit:

*Dedicated public right of way and utility easements as recorded in plat document number 2020-03090, all located within BLOCK 3A, BLOCK 4A AND DEDICATED RIGHT OF WAY OF PALISADES TRACT OF DEADWOOD STAGE RUN ADDITION TO THE CITY OF DEADWOOD ALL LOCATED IN THE SW1/4 OF SECTION 14, THE SE1/4 OF SECTION 15, THE NE1/4NE1/4 OF SECTION 22 AND THE N1/2NW1/4 OF SECTION 23, T5N, R3E, B.H.M., CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA*

WHEREAS, the City has reviewed and hereby accepts the following terms of the Offer of Dedication; having a fair market value thereof:

*The City of Deadwood will perform all required maintenance on the roadway and curb located within the above mentioned property. Maintenance includes but is not limited to snow and ice removal, sanding and cleaning, asphalt repair and sealing, asphalt replacement, curb repair, curb replacement. Sidewalk and driveway approaches are the responsibility of the adjacent property owner. Maintenance required on the property outside of the roadway but included in the above plat document will be the responsibility of the adjacent landowner.*

WHEREAS, the owner(s) has certified that the improvements offered for dedication herein have been constructed in conformance with the design plans and specifications approved by the City of Deadwood, and warrants materials and workmanship of the improvements for a period of one year from the date of acceptance by the City.

WHEREAS, the City has performed a visual inspection and has reviewed all required construction documentation by the Engineer of record that the improvements have been constructed in conformance with the plans and specifications approved by the City.

NOW THEREFORE BE IT RESOLVED that we, the assembled members of the City Commission of the City of Deadwood do hereby accept the dedication described herein.

Adopted this 15th day of November, 2021.

\_\_\_\_\_  
David Ruth Jr., Mayor

ATTEST: \_\_\_\_\_  
Jessica McKeown, Finance Officer