

SPRUCE HILL SECOND SUBDIVISION

PART OF TRACTS B, C & D BEING
PART OF THE S1/2, SECTION 35, T. 140 N., R. 81 W.
BURLEIGH COUNTY, NORTH DAKOTA

DESCRIPTION

ALL THAT PART OF TRACTS B, C AND D OF THE S1/2 OF SECTION 35, TOWNSHIP 140 NORTH, RANGE 81 WEST OF THE 5TH PRINCIPAL MERIDIAN, BURLEIGH COUNTY, NORTH DAKOTA, DESCRIBED AS FOLLOWS:

BEGINNING ON THE NORTH LINE OF THE SOUTH 1/2 OF SECTION 35 SOUTH 89 DEGREES 37 MINUTES 55 SECONDS WEST ALONG THE 1/4 LINE A DISTANCE OF 990.00 FEET FROM THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 35; THENCE SOUTH 01 DEGREE 15 MINUTES 37 SECONDS EAST A DISTANCE OF 850.21 FEET; THENCE SOUTH 74 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 501.83 FEET; THENCE SOUTHWESTERLY AND TO THE LEFT ON A 60.00 FOOT RADIUS CURVE AN ARC LENGTH OF 35.14 FEET; THENCE NORTHWESTERLY AND TO THE RIGHT ON A 60.00 FOOT RADIUS CURVE AN ARC LENGTH OF 129.39 FEET TO THE SOUTH LINE OF TRACT C; THENCE SOUTH 74 DEGREES 00 MINUTES 00 SECONDS WEST ALONG SAID SOUTH LINE A DISTANCE OF 323.83 FEET TO THE SOUTHWEST CORNER OF SPRUCE HILL SUBDIVISION; THENCE SOUTH 16 DEGREES 00 MINUTES 00 SECONDS WEST, ALONG THE BOUNDARY LINE OF SAID SUBDIVISION, A DISTANCE OF 231.91 FEET; THENCE NORTH 54 DEGREES 44 MINUTES 34 SECONDS WEST, ALONG SAID BOUNDARY LINE, A DISTANCE OF 261.30 FEET; THENCE SOUTH 32 DEGREES 40 MINUTES 29 SECONDS WEST, ALONG SAID BOUNDARY LINE, A DISTANCE OF 89.17 FEET; THENCE SOUTH 82 DEGREES 21 MINUTES 56 SECONDS WEST, CONTINUING ALONG SAID BOUNDARY LINE, A DISTANCE OF 89.18 FEET; THENCE NORTH 08 DEGREES 22 MINUTES 05 SECONDS WEST, ALONG SAID BOUNDARY LINE OF SPRUCE HILL SUBDIVISION, A DISTANCE OF 584.31 FEET TO THE NORTH LINE OF THE SOUTH 1/2 OF SAID SECTION 35; THENCE NORTH 89 DEGREES 37 MINUTES 55 SECONDS EAST, ALONG SAID NORTH LINE, A DISTANCE OF 1410.70 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT CONTAINS 22.41 ACRES MORE OR LESS.

APPROVAL OF BOARD OF COUNTY COMMISSIONERS

THE BOARD OF COUNTY COMMISSIONERS OF BURLEIGH COUNTY, NORTH DAKOTA, HAS APPROVED THE SUBDIVISION OF LAND AS SHOWN ON THE ANNEXED PLAT, HAS ACCEPTED THE DEDICATION OF ALL STREETS AND EASEMENTS SHOWN THEREON, HAS APPROVED THE GROUNDS AS SHOWN ON THE ANNEXED PLAT AS AN AMENDMENT TO THE MASTER PLAN OF BURLEIGH COUNTY, NORTH DAKOTA, AND DOES HEREBY VACATE ANY PREVIOUS PLATTING WITHIN THE BOUNDARY OF THE ANNEXED PLAT.

THE FOREGOING ACTION OF THE BOARD OF COUNTY COMMISSIONERS OF BURLEIGH COUNTY, NORTH DAKOTA, WAS TAKEN BY RESOLUTION APPROVED THE 15 DAY OF July, 2002.

Claus H. Lembke
CLAUS H. LEMBEKE - CHAIRMAN

Kevin J. Glatt
ATTEST
KEVIN J. GLATT - COUNTY AUDITOR

APPROVAL OF COUNTY PLANNING COMMISSION

THE SUBDIVISION OF LAND AS SHOWN ON THE ANNEXED PLAT HAS BEEN APPROVED BY THE PLANNING COMMISSION OF THE COUNTY OF BURLEIGH, ON THE 8th DAY OF May, 2002, IN ACCORDANCE WITH THE LAWS OF THE STATE OF NORTH DAKOTA, ORDINANCES OF THE COUNTY OF BURLEIGH AND REGULATIONS ADOPTED BY THE SAID PLANNING COMMISSION. IN WITNESS WHEREOF ARE SET THE HANDS AND SEALS OF THE CHAIRMAN AND SECRETARY OF THE PLANNING COMMISSION OF BURLEIGH COUNTY.

Timothy R. Atkinson
TIMOTHY R. ATKINSON - CHAIRMAN

Kevin J. Glatt
KEVIN J. GLATT - SECRETARY

APPROVAL OF COUNTY ENGINEER

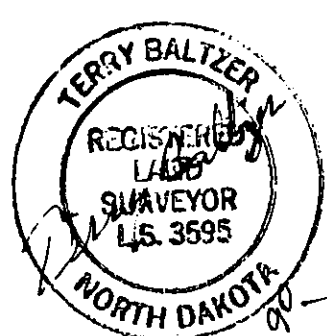
I, JON MILL, COUNTY ENGINEER OF BURLEIGH COUNTY, NORTH DAKOTA, HEREBY APPROVE "SPRUCE HILL SECOND SUBDIVISION" BURLEIGH COUNTY, NORTH DAKOTA AS SHOWN ON THE ANNEXED PLAT.

Jon Mill
JON MILL
COUNTY ENGINEER

SURVEYOR'S CERTIFICATE

I, TERRY BALTZER, A REGISTERED LAND SURVEYOR IN THE STATE OF NORTH DAKOTA, HEREBY CERTIFY THE ANNEXED PLAT IS A TRUE COPY OF THE NOTES OF A SURVEY PERFORMED UNDER MY SUPERVISION AND COMPLETED ON MAY 30, 2002, AND THAT ALL INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Terry Baltzer
TERRY BALTZER
REGISTERED LAND SURVEYOR
N.D. REGISTRATION NO. 3595



STATE OF NORTH DAKOTA }
SS }

COUNTY OF BURLEIGH }

ON THIS 17th DAY OF June, 2002, BEFORE ME PERSONALLY APPEARED TERRY BALTZER, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING SURVEYOR'S CERTIFICATE AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME.

David Patience
DAVID PATIENCE
Notary Public, STATE OF NORTH DAKOTA
My Commission Expires AUGUST 24, 2004

David Patience
DAVID PATIENCE, NOTARY PUBLIC
BURLEIGH COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES AUGUST 24, 2004

OWNER'S CERTIFICATE & DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WILLIAM A. ROTENBERGER, BISMARCK, NORTH DAKOTA STEVE MCCORMICK, KAREN MCCORMICK, TERRY ROBINSON AND JOYCE ROBINSON, BISMARCK, NORTH DAKOTA BEING THE OWNERS AND PROPRIETORS OF THE PROPERTY SHOWN ON THE ANNEXED PLAT HAVE CAUSED THAT PORTION DESCRIBED HEREON TO BE SURVEYED AND PLATTED AS "SPRUCE HILLS SECOND SUBDIVISION" BURLEIGH COUNTY, NORTH DAKOTA AND DO SO DEDICATE STREETS AS SHOWN HEREON INCLUDING ALL CULVERTS TO THE PUBLIC USE FOREVER.

THEY ALSO DEDICATE EASEMENTS TO RUN WITH THE LAND, FOR GAS, ELECTRIC, TELEPHONE OR OTHER PUBLIC UTILITIES OR SERVICES ON OR UNDER THOSE CERTAIN STRIPS OF LAND DESIGNATED HEREON AS "UTILITY EASEMENTS".

THEY FURTHERMORE DEDICATE STORM WATER EASEMENTS TO RUN WITH THE LAND FOR CONSTRUCTION, RECONSTRUCTION, REPAIR, ENLARGING AND MAINTAINING STORM WATER MANAGEMENT FACILITIES TOGETHER WITH NECESSARY APPURTENANCES THERETO, UNDER, ON, OVER, THROUGH AND ACROSS SAID EASEMENT FOR SURFACE WATER DRAINAGE AND MANAGEMENT OF STORM WATER FLOW OVER AND/OR UNDER SAID EASEMENT.

STATE OF NORTH DAKOTA }
SS }

COUNTY OF BURLEIGH }

ON THIS 17th DAY OF June, 2002, BEFORE ME PERSONALLY APPEARED WILLIAM A. ROTENBERGER KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME.

David Patience
DAVID PATIENCE
Notary Public, STATE OF NORTH DAKOTA
My Commission Expires AUGUST 24, 2004

David Patience
DAVID PATIENCE, NOTARY PUBLIC
BURLEIGH COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES AUGUST 24, 2004

STATE OF NORTH DAKOTA }
SS }

COUNTY OF BURLEIGH }

ON THIS 3rd DAY OF July, 2002, BEFORE ME PERSONALLY APPEARED STEVE MCCORMICK AND KAREN MCCORMICK KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND THEY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

Steve McCormick
STEVE MCCORMICK
Notary Public, STATE OF NORTH DAKOTA
My Commission Expires AUGUST 24, 2004

Karen McCormick
KAREN MCCORMICK
OWNERS OF TRACT D OF THE SOUTH 1/2 OF SECTION 35

STATE OF NORTH DAKOTA }
SS }

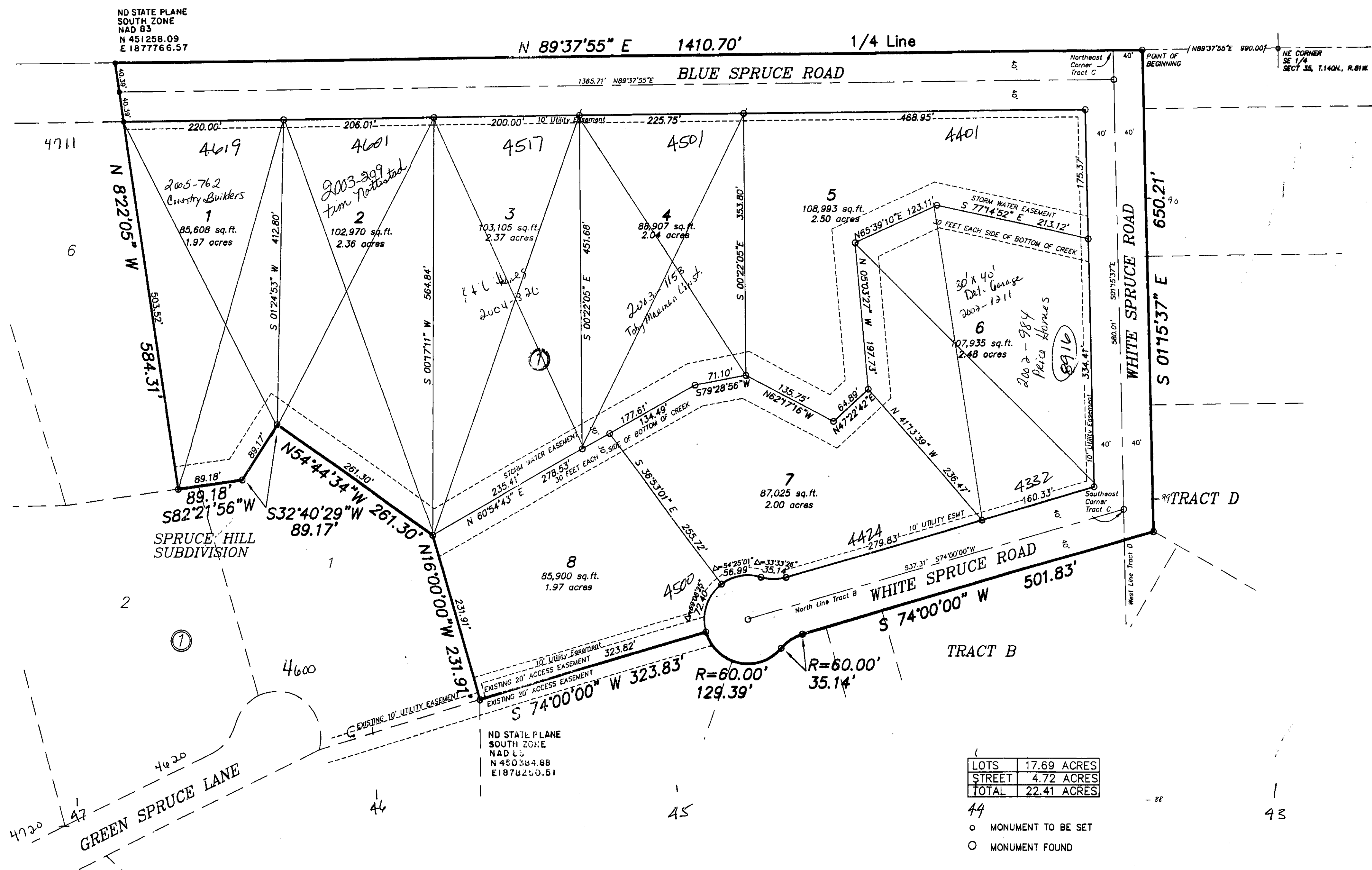
COUNTY OF BURLEIGH }

ON THIS 21st DAY OF June, 2002, BEFORE ME PERSONALLY APPEARED TERRY ROBINSON AND JOYCE ROBINSON KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND THEY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

David Patience
DAVID PATIENCE
Notary Public, STATE OF NORTH DAKOTA
My Commission Expires AUGUST 24, 2004

Kevin J. Glatt
KEVIN J. GLATT
DAVID PATIENCE, NOTARY PUBLIC
BURLEIGH COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES AUGUST 24, 2004

Taxes and special assessments paid and TRANSFER accepted this 17th day of July, 2002.
Kevin J. Glatt
Burleigh County Auditor
By *Timothy R. Atkinson*
Deputy, Burleigh County Auditor



Spruce Hills 2nd Subdivision
Plat Number 676

SWENSON, HAGEN & CO. P.C.
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