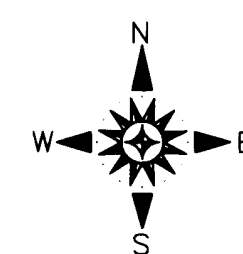


BK SUBDIVISION

BEING LOT 1 OF TRACT A, DOCUMENT #479283, SITUATED IN THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 7, T138N, R79W
BURLIEGH COUNTY, NORTH DAKOTA

SCALE 1"=100'



DATE NOVEMBER 20, 2017.
BASIS OF BEARING - NORTH DAKOTA STATE
PLANE (NAD 83) - SOUTH ZONE.
VERTICAL DATUM - NAVD88
(DERIVED FROM OPUS SOLUTION)
DISTANCES SHOWN ARE GRID
SCALE FACTOR = 1.00011826.

PROPERTY OWNER'S CERTIFICATION AND LEGAL DESCRIPTION

STATE OF NORTH DAKOTA }
COUNTY OF BURLEIGH } SS

WE, THE UNDERSIGNED PROPERTY OWNERS CERTIFY THAT WE HAVE CAUSED TO BE SURVEYED, SUBDIVIDED AND PLATTED INTO LOTS AS SHOWN BY THIS PLAT, THE FOLLOWING DESCRIBED LAND, TO-WIT:
BEING LOT 1 OF TRACT A, BURLEIGH COUNTY DOCUMENT #479283 LOCATED IN THE SOUTH 1/2 OF SECTION 7, TOWNSHIP 138 NORTH, RANGE 79 WEST, 5TH PRINCIPLE MERIDIAN, BURLEIGH COUNTY, NORTH DAKOTA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
CONSIDERING THE BASIS OF BEARINGS TO BE NORTH DAKOTA STATE PLANE (NAD83) SOUTH ZONE AND WITH ALL OTHER BEARINGS CONTAINED HEREIN RELATIVE THERETO:

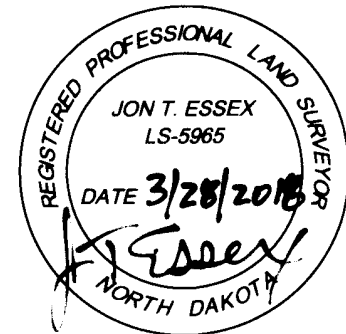
COMMENCING AT A #5 REBAR AT THE EAST 1/4 OF SAID SECTION 7 ALSO BEING THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT OF LAND. THENCE N89°18'49"W ALONG THE EAST-WEST MIDSECTION LINE A DISTANCE OF 2630.62 FEET TO THE CENTER 1/4 CORNER OF SAID SECTION 7; THENCE N00°33'22"E ALONG THE NORTH-SOUTH MIDSECTION LINE A DISTANCE OF 958.77 FEET; THENCE S84°33'41"E A DISTANCE OF 2640.41 FEET TO A POINT ON THE EAST LINE OF SAID SECTION 7; THENCE S00°34'23"W ALONG THE EAST LINE OF SAID SECTION 7 A DISTANCE OF 740.02 FEET TO THE POINT OF BEGINNING.

CONTAINING 51.30 ACRES MORE OR LESS, AND ALL ACCORDING TO THE ATTACHED SUBDIVISION PLAT. SUBJECT TO ALL EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD, APPARENT ON THE GROUND OR RESERVED PER THIS SURVEY.

THE ABOVE DESCRIBED SUBDIVISION IS TO BE KNOWN AND DESIGNATED AS:
BK SUBDIVISION

SURVEYOR'S CERTIFICATE

I, JON T. ESSEX, A LICENSED LAND SURVEYOR, NORTH DAKOTA LICENSE NO. LS-5965, DO HEREBY CERTIFY THAT THE SURVEY SHOWN HEREIN, WAS PERFORMED BY ME AND/OR UNDER MY DIRECTION IN OCTOBER 2017, AND SAID SURVEY IS TRUE AND COMPLETE AS SHOWN AND THAT THE MONUMENTS FOUND AND SET ARE OF THE CHARACTER AND OCCUPY THE POSITIONS SHOWN THEREON. THIS CERTIFICATE OF SURVEY DOES NOT REPRESENT A COMPLETE TITLE SEARCH.



J. Essex 3/28/2018
JON T. ESSEX, LICENSED LAND SURVEYOR
NORTH DAKOTA LICENSE NO. LS-5965

APPROVAL OF CITY ENGINEER

I, KENNETH NYSETER, P.E., CITY ENGINEER OF THE CITY OF LINCOLN, NORTH DAKOTA, HEREBY APPROVE "BK SUBDIVISION" AS SHOWN ON THIS PLAT.

Kenneth Nyseter
KENNETH NYSETER, P.E. - CITY ENGINEER

APPROVAL OF CITY PLANNING & ZONING COMMISSION

THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT HAS BEEN APPROVED BY THE PLANNING & ZONING COMMISSION OF THE CITY OF LINCOLN, ON THE 30th DAY OF January, 2018 IN ACCORDANCE WITH THE LAWS OF THE STATE OF NORTH DAKOTA, ORDINANCES OF THE CITY OF LINCOLN 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 THE CITY OF LINCOLN.

Jeffrey Greisch
JEFFREY GREISCH - CHAIRMAN

APPROVAL OF BOARD OF CITY COUNCIL

THE CITY COUNCIL OF THE CITY OF LINCOLN, NORTH DAKOTA, HAS APPROVED THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT, HAS ACCEPTED THE DEDICATION OF ALL STREETS SHOWN THEREON, HAS APPROVED THE GROUNDS AS SHOWN ON THIS PLAT AS AN AMENDMENT TO THE MASTER PLAN OF THE CITY OF LINCOLN, NORTH DAKOTA, AND DOES HEREBY VACATE ANY PREVIOUS PLATTING WITHIN THE BOUNDARY OF THIS PLAT. THE FOREGOING ACTION OF THE CITY COUNCIL OF THE CITY OF LINCOLN, NORTH DAKOTA, WAS TAKEN BY RESOLUTION APPROVED THE 6th DAY OF March, 2018.

Gerardo Wise
MAYOR - GERARDO WISE

Shawn Surface
ATTEST
CITY AUDITOR - SHAWN SURFACE

APPROVAL OF BOARD OF COUNTY COMMISSIONERS

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF BURLEIGH, NORTH DAKOTA, HAS APPROVED THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT, HAS ACCEPTED THE DEDICATION OF ALL STREETS SHOWN THEREON, AND DOES HEREBY VACATE ANY PREVIOUS PLATTING WITHIN THE BOUNDARY OF THIS PLAT.

THIS PLAT WAS DONE IN ACCORDANCE WITH THE LAWS OF THE STATE OF NORTH DAKOTA, THE COMPREHENSIVE PLAN AND ORDINANCES OF THE COUNTY OF BURLEIGH.

THE FOREGOING ACTION OF THE BOARD OF COUNTY COMMISSIONERS OF BURLEIGH COUNTY, NORTH DAKOTA, WAS TAKEN BY RESOLUTION APPROVED THE 19th DAY OF March, 2018.

Jim Peluso
JIM PELUSO
CHAIRMAN

Kevin Glatt
ATTEST
KEVIN GLATT
BURLEIGH COUNTY AUDITOR/TREASURER

OWNER'S CERTIFICATION AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT KAY LYNN LACOE, BEING THE OWNER AND PROPRIETOR OF THE PROPERTY SHOWN HEREON HAS CAUSED THAT PORTION DESCRIBED HEREON TO BE SURVEYED AND PLATTED AS "BK SUBDIVISION", BURLEIGH COUNTY, NORTH DAKOTA, AND DOES SO DEDICATE STREETS AS SHOWN HEREON INCLUDING ALL SEWER, CULVERTS, WATER AND OTHER PUBLIC UTILITY LINES WHETHER SHOWN HEREON OR NOT TO THE PUBLIC USE FOREVER.

THEY ALSO DEDICATE EASEMENTS TO BURLEIGH COUNTY 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.

STATE OF NORTH DAKOTA }
COUNTY OF BURLEIGH } SS

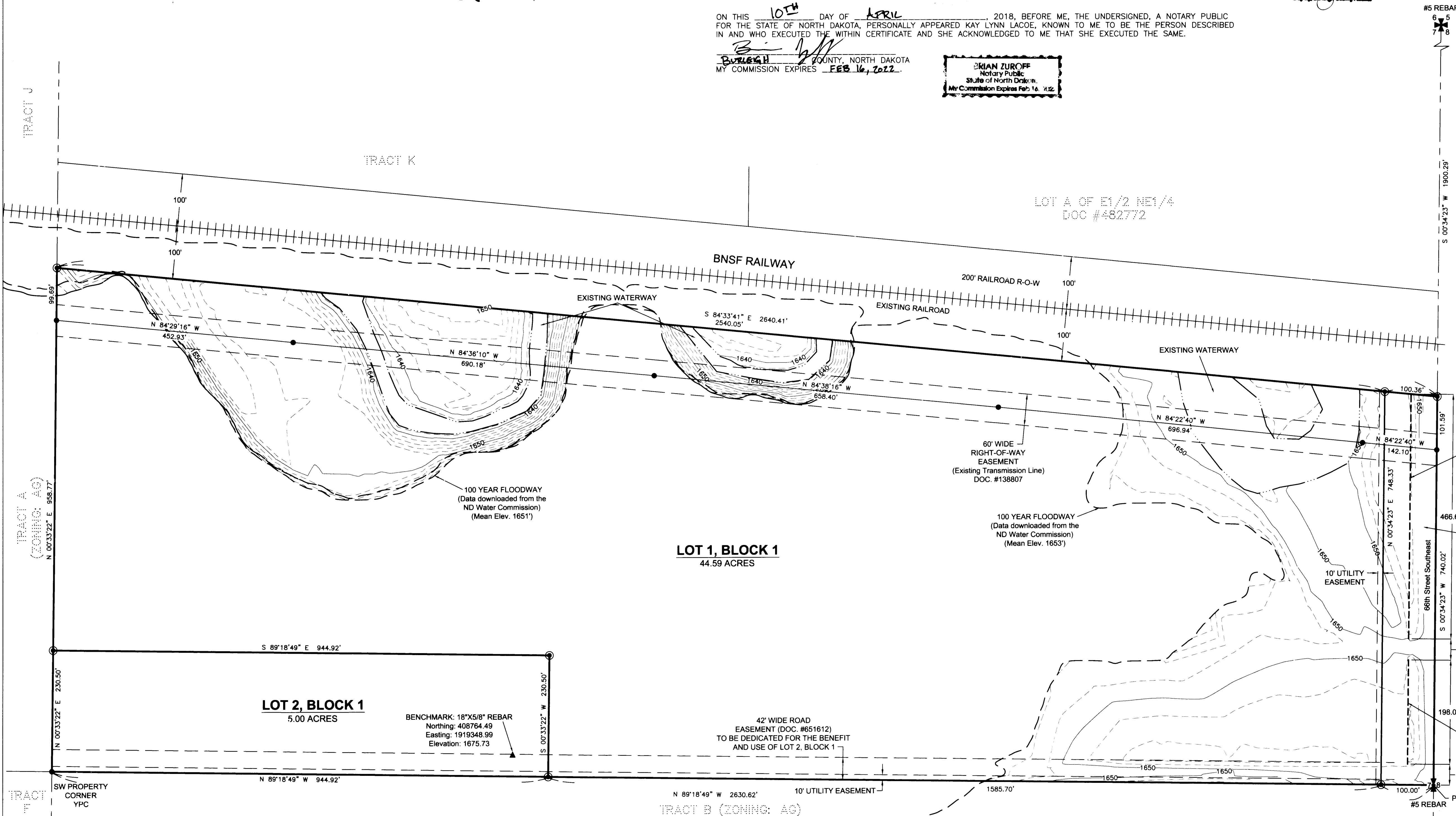
Kay Lynn Lacoe
KAY LYNN LACOE
1910 80th ST SE
BISMARCK, ND 58504

These and similar measurements were all taken under section 87-02-02.3 unless otherwise noted. The plat is subject to the provisions of the ND Water Commission.

ON THIS 10th DAY OF April, 2018, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC FOR THE STATE OF NORTH DAKOTA, PERSONALLY APPEARED KAY LYNN LACOE, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE WITHIN CERTIFICATE AND SHE ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME.

Debbie Knudsen
BURLEIGH COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES FEB 16, 2022.

Debbie Knudsen
DEBBIE KNUDSEN
Notary Public
State of North Dakota
My Commission Expires Feb 16, 2022



PLAT INFORMATION

- NUMBER OF LOTS - 2
- LOT 1 ACREAGE - 44.59 ACRES
- LOT 2 ACREAGE - 5.00 ACRES
- 100' COUNTY ROAD EASEMENT DEDICATED TO BURLEIGH COUNTY - 1.71 ACRES
- TOTAL ACREAGE - 51.30 ACRES

ZONING INFORMATION

CURRENT ZONING: AG

PROJECT SURVEYOR

MOUNTAIN PLAINS LLC
4007 STATE ST, SUITE 105
BISMARCK, ND 58503
PHONE: 701-934-0024

LAND OWNER

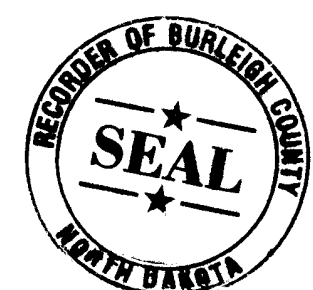
KAY LYNN LACOE
1910 80th ST, SE
BISMARCK, ND 58504

NOTES:

- BEARINGS AND DISTANCES MAY VARY FROM PREVIOUS PLATS DUE TO DIFFERENT METHODS OF MEASUREMENTS.
- FLOODPLAIN DATA DOWNLOADED FROM THE ND WATER COMMISSION.
- THE WATER SERVICE AGREEMENT BETWEEN THE CITY OF LINCOLN AND SOUTH CENTRAL REGIONAL WATER DISTRICT WILL ALLOW THE PROVISION OF WATER SERVICE TO BK SUBDIVISION. THE CITY MAY, UPON A ONE YEAR NOTICE, REQUIRE SOUTH CENTRAL REGIONAL WATER DISTRICT TO DISCONTINUE WATER SERVICE IF CITY WATER SERVICE IS AVAILABLE.

LEGEND

- ✦ FOUND SECTION CORNER - AS NOTED
- ✦ FOUND 1/4 CORNER - AS NOTED
- ⊙ SET 5/8"x18" REBAR W/ YELLOW PLASTIC CAP MARKED "MTN PLAINS LS-5965"



870814
Debbie Knudsen
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Burleigh County