



COUNTRY RIDGE FIRST SUBDIVISION

PART OF GOVERNMENT LOT 3 AND ALL OF GOVERNMENT LOT 4 AND PART OF THE NW 1/4 OF SECTION 5, T. 139 N., R. 79 W.

BURLEIGH COUNTY, NORTH DAKOTA



DESCRIPTION

PART OF GOVERNMENT LOT 3 AND ALL OF GOVERNMENT LOT 4 AND PART OF THE NW 1/4 OF SECTION 5, T. 139 N., R. 79 W., BURLEIGH COUNTY, NORTH DAKOTA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NW CORNER OF THE NW 1/4 OF SAID SECTION 5; THENCE SOUTH 89 DEGREES 29 MINUTES 41 SECONDS EAST, ALONG THE NORTH LINE OF SAID NW 1/4, A DISTANCE OF 1414.54 FEET; THENCE SOUTH 00 DEGREES 30 MINUTES 25 SECONDS WEST, A DISTANCE OF 1462.88 FEET; THENCE SOUTH 69 DEGREES 09 MINUTES 23 SECONDS WEST, A DISTANCE OF 148.17 FEET; THENCE SOUTH 21 DEGREES 08 MINUTES 10 SECONDS EAST, A DISTANCE OF 807.48 FEET; THENCE SOUTH 74 DEGREES 13 MINUTES 36 SECONDS WEST, A DISTANCE OF 397.32 FEET; THENCE SOUTH 53 DEGREES 45 MINUTES 06 SECONDS WEST, A DISTANCE OF 86.13 FEET; THENCE SOUTH 76 DEGREES 32 MINUTES 45 SECONDS WEST, A DISTANCE OF 313.68 FEET; THENCE SOUTH 40 DEGREES 00 MINUTES 39 SECONDS WEST, A DISTANCE OF 434.56 FEET, TO THE SOUTH LINE OF SAID NW 1/4; THENCE NORTH 89 DEGREES 34 MINUTES 41 SECONDS WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 480.84 FEET, TO THE WEST LINE OF SAID NW 1/4; THENCE NORTH 00 DEGREES 45 MINUTES 43 SECONDS EAST, ALONG SAID WEST LINE, A DISTANCE OF 2656.20 FEET, TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT CONTAINS 78.40 ACRES, MORE OR LESS.

SURVEYOR'S CERTIFICATE

I, MATTHEW M. STERN, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF NORTH DAKOTA, HEREBY CERTIFY THAT THE ANNEXED PLAT IS A TRUE COPY OF THE NOTES OF A SURVEY PERFORMED UNDER MY SUPERVISION AND COMPLETED ON JANUARY 9, 2015, THAT ALL INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT ALL MONUMENTS SHOWN HEREON ARE CORRECT, THAT ALL REQUIRED MONUMENTS HAVE BEEN SET, AND THAT ALL DIMENSIONAL AND GEODETIC DETAILS ARE CORRECT.



STATE OF NORTH DAKOTA)
 COUNTY OF BURLEIGH) SS
 SWENSON, HAGEN & CO. P.C.
 909 BASIN AVENUE
 BISMARCK, NORTH DAKOTA

MATTHEW M. STERN
 PROFESSIONAL LAND SURVEYOR
 N.D. REGISTRATION NO. 8299

ON THIS 10th DAY OF July 2015, BEFORE ME PERSONALLY APPEARED MATTHEW M. STERN, 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.



LISA MACDONALD
 Notary Public
 State of North Dakota
 My Commission Expires July 31, 2018

APPROVAL OF COUNTY PLANNING COMMISSION

THE SUBDIVISION OF LAND AS SHOWN ON THE ANNEXED PLAT HAS BEEN APPROVED BY THE PLANNING COMMISSION OF BURLEIGH COUNTY, NORTH DAKOTA, ON THE 10th DAY OF July 2015 IN ACCORDANCE WITH THE LAWS OF THE STATE OF NORTH DAKOTA, ORDINANCES OF BURLEIGH COUNTY 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.

ATTEST: KEVIN J. GLATT, COUNTY AUDITOR
 DAVID ANDAHL - CHAIRMAN

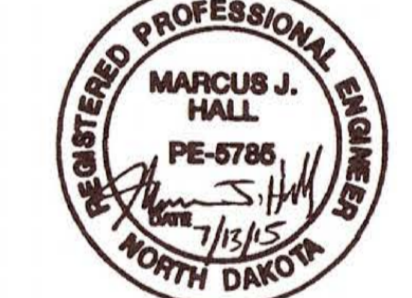
APPROVAL OF BOARD OF COUNTY COMMISSIONERS

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 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.

ATTEST: KEVIN J. GLATT, COUNTY AUDITOR
 DOUG SCHONERT - CHAIRMAN

APPROVAL OF COUNTY ENGINEER

I, MARCUS HALL, COUNTY ENGINEER OF BURLEIGH COUNTY, NORTH DAKOTA, HEREBY APPROVE "COUNTRY RIDGE FIRST SUBDIVISION", BURLEIGH COUNTY, NORTH DAKOTA AS SHOWN ON THE ANNEXED PLAT.



MARCUS HALL, COUNTY ENGINEER

OWNERS' CERTIFICATE & DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT APPLE CREEK DEVELOPERS LLP BEING THE OWNER AND PROPRIETOR OF THE PROPERTY SHOWN HEREON HAS CAUSED THAT PORTION DESCRIBED HEREON TO BE SURVEYED AND PLATTED AS "COUNTRY RIDGE FIRST SUBDIVISION", BURLEIGH COUNTY, NORTH DAKOTA AND DO SO DEDICATE STREETS AS SHOWN HEREON.

THEY ALSO DEDICATE EASEMENTS TO THE COUNTY OF BURLEIGH 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, SANITARY SEWER, STORM SEWER & STORM WATER EASEMENTS.

THEY FURTHERMORE DEDICATE UNTO THE COUNTY OF BURLEIGH "STORM WATER & DRAINAGE EASEMENTS" TO RUN WITH THE LAND FOR THE PURPOSE OF STORM SEWER AND SURFACE WATER DRAINAGE UNDER, OVER, THROUGH AND/OR ACROSS THOSE AREAS DEDICATED HEREON AS "STORM WATER & DRAINAGE EASEMENTS" FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPAIR, ENLARGING AND MAINTAINING STORM WATER MANAGEMENT FACILITIES TOGETHER WITH NECESSARY APPURTENANCES THERETO FOR STORM WATER, STORM SEWER AND SURFACE WATER DRAINAGE AND MANAGEMENT OF SAID STORM WATER FLOW IN A MANNER THAT WILL PERMIT THE FREE AND UNOBSTRUCTED FLOW OF WATER UNDER, OVER AND/OR ACROSS THE EASEMENT AREA.

STEVE MARINER PARTNER
 APPLE CREEK DEVELOPERS LLP
 1771 W CAVALRY DRIVE
 BISMARCK, N.D. 58504

GREG MARINER PARTNER
 APPLE CREEK DEVELOPERS LLP
 1771 W CAVALRY DRIVE
 BISMARCK, N.D. 58504

Taxes and special assessments paid, all fees created under section 57-02-08.3 satisfied, if any, and TRANSFERRED excepted title 16, ch 04 of NDCC July 2015

ON THIS 10th DAY OF July 2015, BEFORE ME PERSONALLY APPEARED STEVE MARINER AND GREG MARINER OF APPLE CREEK DEVELOPERS LLP KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND THEY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.



LISA MACDONALD
 Notary Public
 State of North Dakota
 My Commission Expires July 31, 2018

NOTES

- BASIS OF BEARING: NORTH DAKOTA STATE PLANE, SOUTH ZONE BY CITY ORDINANCE
- COORDINATE DATUM: NORTH DAKOTA STATE PLANE COORDINATE SYSTEM NAD 83 SOUTH ZONE ADJUSTMENT OF 1986 UNITS ARE INTERNATIONAL FEET
- BENCHMARK: MPO # 546-1 NW CORNER OF 71ST AVE NORTHEAST 52ND ST. NORTHEAST ELEV = 1862.96 (NOVD 1929)
- SCALE 1:00015 FOR GROUND DISTANCES
- BEARINGS AND DISTANCES MAY VARY FROM PREVIOUS PLATS DUE TO DIFFERENT METHODS OF MEASUREMENTS.
- MONUMENT SET
- MONUMENT IN PLACE

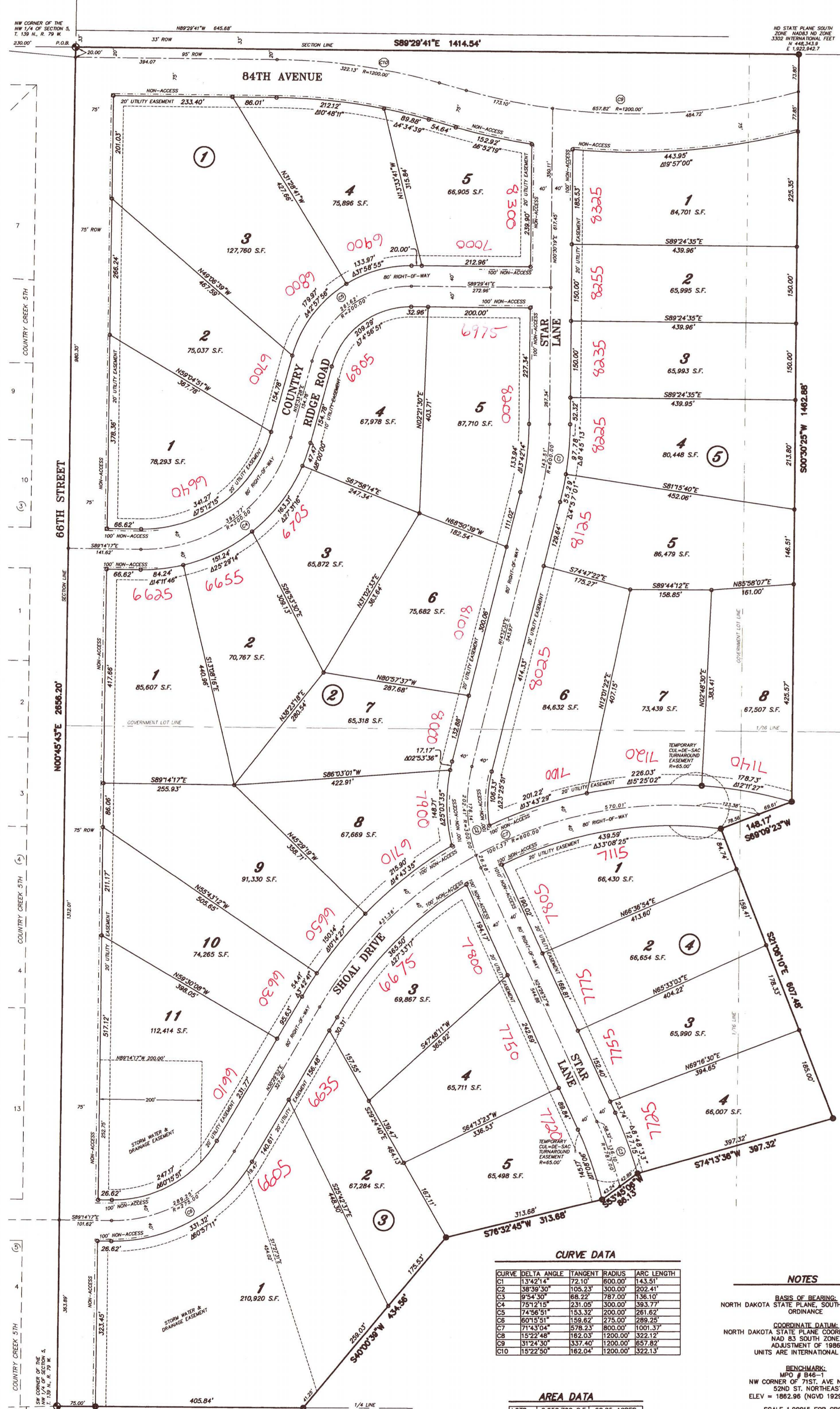
CURVE DATA

CURVE	DELTA ANGLE	TANGENT	RADIUS	ARC LENGTH
C1	13°42'14"	72.10	600.00'	143.51'
C2	38°39'30"	105.23	300.00'	202.41'
C3	9°54'30"	66.22	787.00'	136.10'
C4	75°12'15"	231.05	300.00'	193.77'
C5	74°56'51"	153.32	200.00'	281.62'
C6	60°15'51"	159.62	275.00'	289.26'
C7	71°43'04"	578.23	800.00'	1001.37'
C8	15°22'48"	162.03	1200.00'	322.12'
C9	31°24'30"	337.40	1200.00'	657.82'
C10	15°22'50"	162.04	1200.00'	322.13'

AREA DATA

LOTS	2,650,760 S.F.	60.85 ACRES
STREET	764,360 S.F.	17.55 ACRES
TOTAL	3,415,120 S.F.	78.40 ACRES

NW 1/4 NW 1/4	40.20 ACRES
SW 1/4 NW 1/4	13.71 ACRES
NE 1/4 NW 1/4	1.00 ACRES
SE 1/4 NW 1/4	1.49 ACRES



NW CORNER OF THE NW 1/4 OF SECTION 5, T. 139 N., R. 79 W. 230.00' P.O.B.
 H89°28'41"W 645.68'
 SECTION LINE S89°29'41"E 1414.54'
 NW STATE PLANE SOUTH ZONE NAD83 NO ZONE 3302 INTERNATIONAL FEET N 445,849.9 E 1,923,442.7

