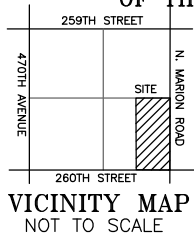


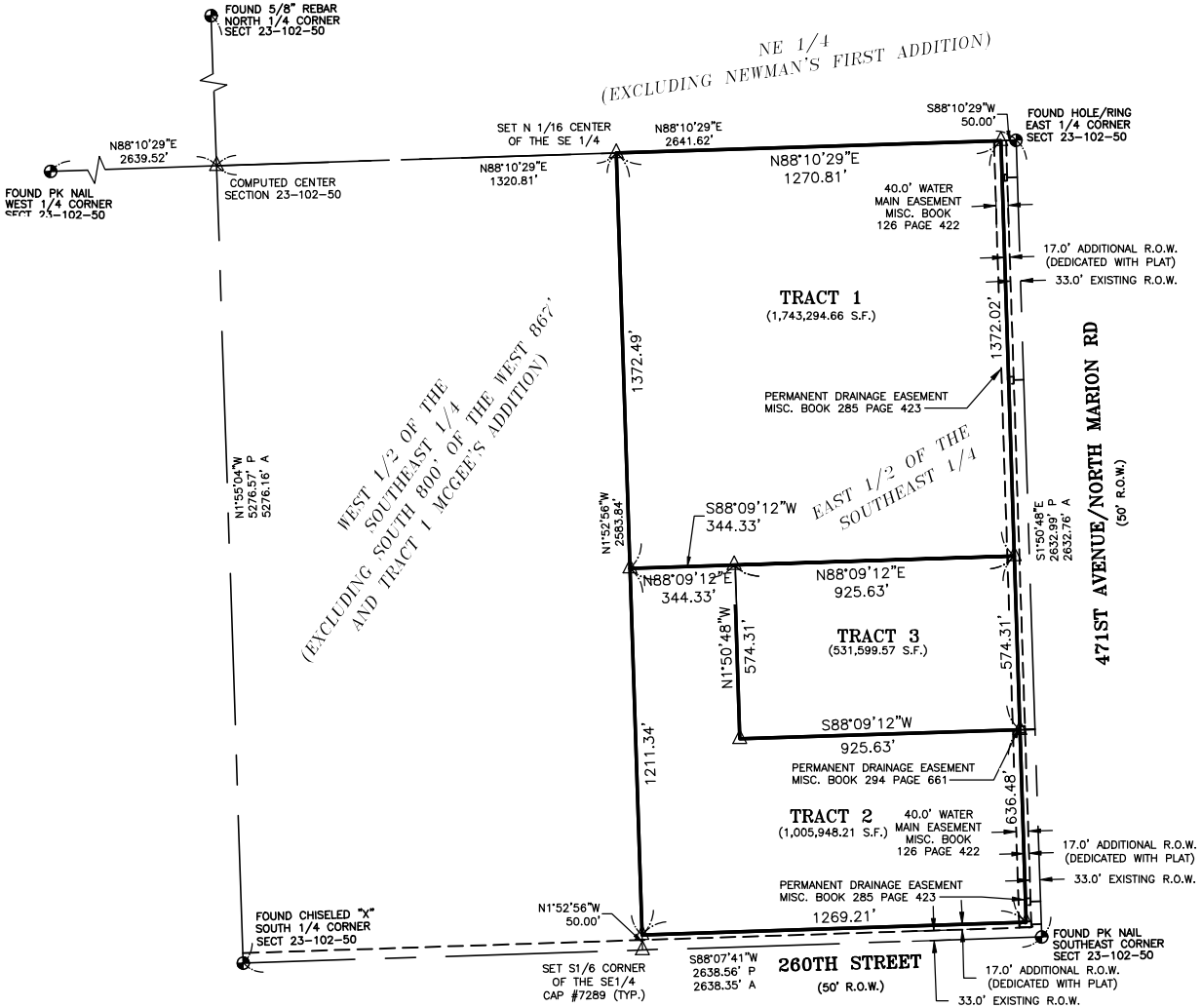
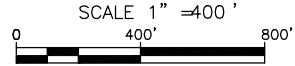
# MINOR PLAT OF TRACTS 1, 2, AND 3, ARNOTT ADDITION

IN THE EAST 1/2 OF THE SOUTHEAST 1/4  
OF SECTION 23, TOWNSHIP 102 NORTH, RANGE 50 WEST  
OF THE FIFTH PRINCIPAL MERIDIAN, MINNEHAHA COUNTY, SOUTH DAKOTA



### LEGEND

- |                                |   |
|--------------------------------|---|
| P - PLAT DISTANCE              | △ - SET SURVEY POINT, 5/8" X 24" REBAR WITH CAP #7289 |
| A - SURVEYED DISTANCE          | U.E. - UTILITY EASEMENT                               |
| C.T.P. - CRIMPED TOP PIPE      | D.E. - DRAINAGE EASEMENT                              |
| O.T.P. - OPEN TOP PIPE         | S.S.E. - SANITARY SEWER EASEMENT                      |
| S.D.H. - STAR DRILL HOLE       | S.A.E. - SUMP ACCESS EASEMENT                         |
| "X" - CHISELED "X" IN CONCRETE | ○ - ARC LENGTH  |
| ● - FOUND SURVEY POINT         |   |



### SURVEYOR'S CERTIFICATE

I, Nicholas J. Johannsen, a Registered Land Surveyor of the State of South Dakota, do hereby certify that I did on or before April 27th 2023, survey a parcel of land described as "THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 102 NORTH, RANGE 50 WEST OF THE 5TH PRINCIPAL MERIDIAN, MINNEHAHA COUNTY, SOUTH DAKOTA.", and replatted the above into "TRACTS 1, 2, AND 3, ARNOTT ADDITION IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 102 NORTH, RANGE 50 WEST OF THE 5TH PRINCIPAL MERIDIAN, MINNEHAHA COUNTY, SOUTH DAKOTA.", containing 75.318 acres more or less.

The same hereafter shall be known and described as "TRACTS 1, 2, AND 3, ARNOTT ADDITION IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 102 NORTH, RANGE 50 WEST OF THE 5TH PRINCIPAL MERIDIAN, MINNEHAHA COUNTY, SOUTH DAKOTA."

I further certify that the above parcel was surveyed by me or under my direct personal supervision and that the plat as shown is a true and accurate representation of that survey.

NICHOLAS J. JOHANNSEN, L.S. 7289

### NOTES:

- FLOOD ZONE: NO PORTIONS OF THIS PLAT LIE WITHIN THE 100-YEAR FLOOD, AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP, MINNEHAHA COUNTY, SOUTH DAKOTA (UNINCORPORATED AREAS), COMMUNITY PANEL NUMBER 46099C0467D EFFECTIVE SEPTEMBER 2ND, 2009, MAP NOT PRINTED AND HAS NO FLOOD HAZARD AREAS.
- ALL DIMENSIONS ON CURVES ARE ARC DISTANCES.
- THE AREA OF THE PLAT IS 3,280,842.433 S.F. OR 75.318 ACRES ±.
- THE BEARING SYSTEM IS AN ASSUMED LOCAL BEARING SYSTEM.
- ALL PROPERTY CORNERS AND CURVE POINTS ARE SET WITH 5/8" x 24" REBAR WITH CAP #7289.



Project No. SD231017 PAGE 1 OF 2  
ENGINEERING PLANNING LAND SURVEYING

601 N. Minnesota Ave. • Sioux Falls, South Dakota 57104 • 605/339-7215