



Davison County Planning & Zoning
200 E. 4th Ave.
Mitchell, SD 57301-2631
Phone (605) 995-8615



PLANNING COMMISSION AGENDA
Tuesday, April 7, 2026

1. Call to order at 7:00 P.M. by Chairperson Haines.
2. Roll call.
3. Approve the agenda.
4. Declare conflicts of interest.
5. Approve February 3, 2026, Minutes.
6. Consider a Plat requested by Gregory & Charlene Sonne of Tract 1 of Sonne's Addition in Gov. Lots 2, 3 and 4 of Section 4, T 104 N, R 62, West of the 5th P.M., Davison County, South Dakota.
7. Consider a Plat requested by Doris Schneider of Lot 1 of Schneider's Addition in the NW1/4 of Section 35 T 102 N, R 61, West of the 5th P.M., Davison County, South Dakota.
8. Consider a Plat requested by Railroad Pines, LLC & Daniel & Diane DesLauriers, trustees of the Daniel R. DesLauriers Revocable Living Trust Agreement of Lot 1 of DesLauriers Addition, in the NE1/4 of Section 23, T 103 N, R 60, West of the 5th P.M., Davison County, South Dakota.
9. Consider a Plat requested by Jean & Scott Stewart of Tract A of Stewart's Addition, in the N1/2 of the SE1/4 of the NE1/4 of the SE1/4 of Section 3, T 102 N, R 60, West of the 5th P.M., Davison County, South Dakota.
10. Consider a Plat requested by the City of Mitchell of Roundabout Tracts 1 and 2, in the SE1/4 of Section 8; Roundabout Tract 3, in the SW1/4 of Section 9; and Roundabout Tract 4, in the NW1/4 of Section 16; all in T 103 N, R 60, West of the 5th P.M., portions of which lie within the City of Mitchell, Davison County, South Dakota.
11. Additional comments from the group.
12. Public input for items not on the agenda, no action will be taken.
13. Set date and time for next meeting – May 5, 2026 @ 7:00 P.M.
14. Adjournment.

Karen Wegleitner

Karen Wegleitner
Acting Director of Planning & Zoning

PLANNING COMMISSION MINUTES

February 3, 2026

1. Acting Administrator Wegleitner called the meeting to order at 1:15 P.M.
2. Election of 2026 Planning Commission Officers.
 - Acting Administrator Wegleitner called for nominations for Chairperson. Motion by Anderson to nominate Bruce Haines, seconded by Gosmire. Thiesse called to cease nominations and cast a unanimous vote, seconded by Nebelsick. Hearing no other nominations, Bruce Haines was unanimously voted as Chairperson.
 - Acting Administrator Wegleitner called for nominations for Vice Chairperson. Motion by Nebelsick to nominate Steve Thiesse, seconded by Anderson. Bainbridge called to cease nominations and cast a unanimous vote, seconded by Nebelsick. Hearing no other nominations, Steve Thiesse was unanimously voted as Vice Chairperson.
 - Acting Administrator Wegleitner turned the meeting over to the Chairperson.
3. Roll call-quorum is met, a simple majority vote is required for all items.
 - Present: Steve Thiesse, Lewis Bainbridge, Dave Anderson, Ray Gosmire, Mike Blaalid, Chris Nebelsick, & Karen Wegleitner.
 - Absent: Bruce Haines.
 - Guests: None.
4. Consider the amended agenda. Added the election of 2026 Planning Commission Officers.
 - Motion by Dave Anderson, seconded by Lewis Bainbridge, to approve the amended agenda. All members voted aye, motion carried.
5. Declare conflicts of interest. None.
6. Consider the previous minutes. Motion by Chris Nebelsick, seconded by Mike Blaalid, to approve the December 2, 2025 proposed minutes. All members voted aye, motion carried.
7. Consider a variance application requested by Shannon & Michelle Klumb of:
 - +/- 21.999 acres, creating Tract 1 with a lot size of +/- 3.001 acres, where the minimum lot size is 25 acres for a residence in the Agricultural District.
 - +/- 21.995 acres, creating Tract 2 with a lot size of +/- 3.005 acres, where the minimum lot size is 25 acres for a residence in the Agricultural District.
 - +/- 26', creating a setback of +/- 24' from the west property line to the house on Tract 2, where the minimum rear yard setback is 50' in the Agricultural District.
 - +/- 33', creating a setback of +/- 17' from the east property line to the garage on Tract 3, where the minimum side yard setback is 50' in the Agricultural District.

This request is located in the N.1300' of the E1/2 of Section 4, T 101 N, R 61, W of the 5th P.M., Davison County, South Dakota. Acting Administrator Wegleitner gave an explanation of the Variance application . The applicant was not present to answer questions.

Discussion: The Klumb family platted their property into three tracts. Tract 1 contains their new shouse, Tract 2 contains their former residence, which was conveyed to their daughter, and Tract 3 consists of the remaining farmland. The applicants are requesting a variance in lot size for Tracts 1 and 2. Acting Administrator Wegleitner worked with the surveyor to minimize setback variances to the greatest extent possible. One setback variance exists on Tract 2 for the daughter's residence, and a second setback variance

exists on the garage located on Tract 3. All other proposed property lines meet the required setback distances. The property was platted to allow the daughter to obtain financing and the property was described by measurements. Each tract contains a dwelling, allowing for potential future sale; however, the applicants indicated they have no intention of selling, as the property remains a family-owned farm. The Board expressed no issues or concerns with the variance application.

- Motion by Chris Nebelsick, seconded by Ray Gosmire, to recommend approval of the Variance Permit to the Board of Adjustment.

Roll call vote:

Haines – absent, Thiesse – aye, Gosmire – aye, Bainbridge – aye, Nebelsick – aye, Blaaid – aye, Anderson – aye, motion carried.

8. Consider a Plat requested by Shannon & Michelle Klumb of Tract 1, Tract 2 and Tract 3 of Shannon's Addition, in the North 1300' of the E1/2 of Section 4, T 101 N, R 61, West of the 5th P.M., Davison County, South Dakota.

This request is located in the N.1300' of the E1/2 of Section 3, T 101 N, R 61, W of the 5th P.M., Davison County, South Dakota. Acting Administrator Wegleitner gave an explanation of the Plat proposal. The applicant was not present to answer questions.

Discussion: There were no issues or concerns with the Plat. There is access to all three Tracts.

- Motion by Dave Anderson, seconded by Mike Blaaid, to recommend approval of the Plat to the County Commissioners.

Roll call vote:

Haines – absent, Thiesse – aye, Gosmire – aye, Bainbridge – aye, Nebelsick – aye, Blaaid – aye, Anderson – aye, motion carried.

9. Additional Comments from the Group

- None

10. Public input for items not on the agenda. Hearing none, the meeting continued.

11. Set date and time for next meeting – Tuesday, March 3, 2026 @ 1:15 PM.

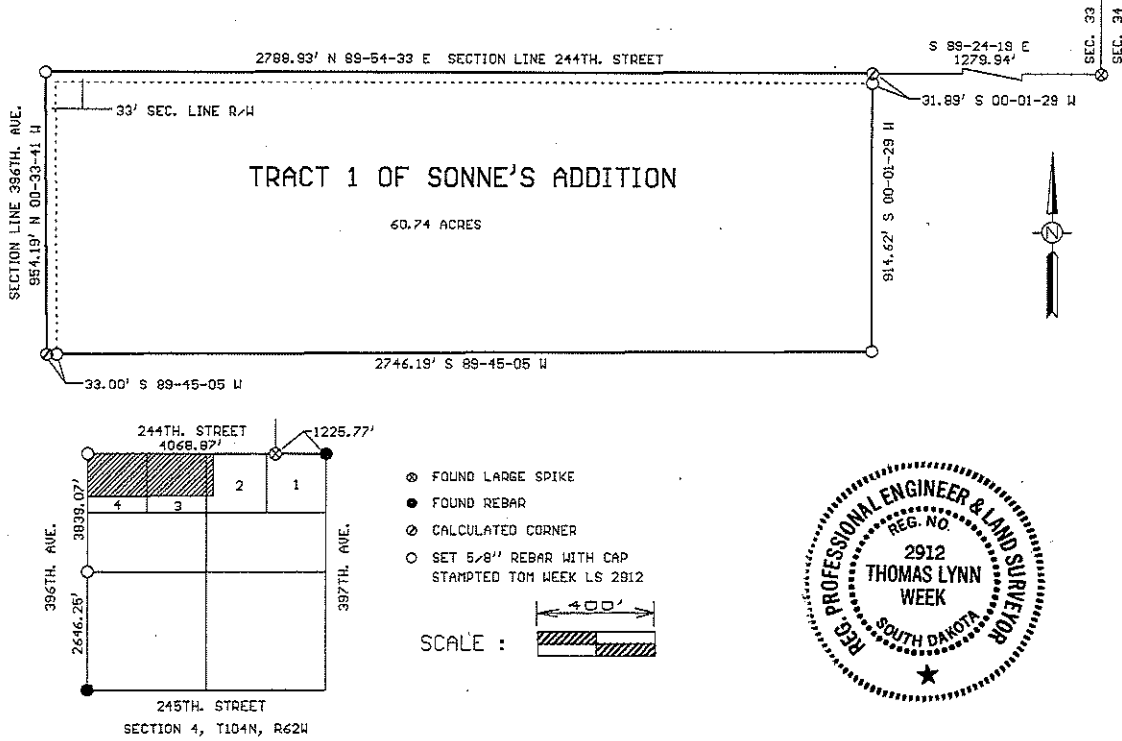
12. At 1:30 PM, a motion was made by Mike Blaaid, seconded by Dave Anderson, to adjourn the meeting. All members voted aye, motion carried.

Bruce Haines/Steve Thiesse
Planning Commission Chairperson/Vice-Chairperson

Karen Wegleitner

Karen Wegleitner
Acting Director of Planning & Zoning

PLAT OF TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.



SURVEYORS CERTIFICATE

I, THOMAS LYNN WEEK, REGISTERED LAND SURVEYOR IN YANKTON, SOUTH DAKOTA, HAVE AT THE DIRECTION OF THE OWNERS, MADE A SURVEY OF TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA. SAID SURVEY AND PLAT ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED THIS 8TH. DAY OF FEBRUARY, 2026.

THOMAS LYNN WEEK
REGISTERED LAND SURVEYOR
REG. NO. 2912

CERTIFICATE OF STREET AUTHORITY

THERE IS ACCESS TO TRACT 1 OF SONNE'S ADDITION FROM 396TH. AVE.

THIS _____ DAY OF _____, _____.

TOWNSHIP / COUNTY AUTHORITY

TREASURER CERTIFICATE

THE UNDERSIGNED, COUNTY TREASURER/DEPUTY TREASURER OF DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT ALL TAXES WHICH ARE LIENS UPON ANY LAND INCLUDED IN THE ABOVE PLAT, AS SHOWN BY THE RECORDS OF THIS OFFICE, HAVE BEEN PAID. DATED THIS _____ DAY OF _____.

PLAT OF TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

OWNER'S CERTIFICATE AND AGREEMENT OF PROTECTION OF WATER

WE, GREGORY D. SONNE AND CHARLENE F. SONNE, DO HEREBY CERTIFY THAT WE ARE THE ABSOLUTE AND UNQUALIFIED OWNERS OF THE ABOVE DESCRIBED REAL PROPERTY: TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

THAT THE ABOVE SURVEY AND PLAT WERE MADE AT OUR REQUEST AND UNDER OUR DIRECTION FOR THE PURPOSE OF LOCATING, MARKING AND PLATTING THE SAME, AND THAT SAID PROPERTY IS FREE FROM ALL ENCUMBRANCES. THE DEVELOPMENT OF THIS LAND INCLUDED IN THE BOUNDARIES OF TRACT 1 OF SONNE'S ADDITION, SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING SUBDIVISION AND EROSION AND SEDIMENT CONTROL REGULATIONS. THERE DOES EXIST HIGHWAY RIGHT OF WAY ALONG THE WEST AND NORTH SIDE OF TRACT 1. PURSUANT TO SDCL 11-3-8.1 AND 11-3-8.2 THE DEVELOPER OF THIS PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE RESPONSIBLE FOR PROTECTING ANY WATERS OF THE STATE LOCATED ADJACENT TO OR WITHIN SUCH PLATTED AREA FROM POLLUTION FROM SEWAGE FROM SUCH ADDITION, AND SHALL IN PROSECUTION OF SUCH PROTECTION CONFORM TO AND FOLLOW ALL REGULATIONS OF THE SOUTH DAKOTA DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES RELATING TO THE SAME. ADDITIONALLY THE DEVELOPER OF THIS PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE LIABLE FOR ANY POLLUTION THAT OCCURS FROM FAILURE TO EXECUTE SUCH PROTECTIONS OR FOLLOW SUCH REGULATIONS, EXCEPTION BEING THOSE LOTS IN SUBDIVISIONS THAT SHOW DOCUMENTATIONS THAT WASTE WATER DRAINAGE SHALL BE CONNECTED TO A MUNICIPAL SYSTEM.

DATED THIS _____ DAY OF _____, _____, _____
GREGORY D. SONNE CHARLENE F. SONNE

STATE OF _____
COUNTY OF _____
ON THIS _____ DAY OF _____, _____, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY APPEARED GREGORY D. SONNE AND CHARLENE F. SONNE, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND WHO ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED. IN WITNESS WHEREOF I HERETO SET MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES _____
NOTARY PUBLIC

RESOLUTION OF COUNTY PLANNING COMMISSION

BE IT RESOLVED BY THE DAVISON COUNTY, SOUTH DAKOTA, PLANNING COMMISSION THAT THE ABOVE PLAT REPRESENTING TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, AND FINDS AS A FACT THAT SAID PLAT IS IN CONFORMITY AND DOES NOT CONFLICT WITH THE MASTER PLAN FOR DAVISON COUNTY, AND THE SAME IS HEREBY APPROVED AND ITS ADOPTION BY THE BOARD OF COMMISSIONERS OF DAVISON COUNTY, SOUTH DAKOTA IS RECOMMENDED.

THE FOREGOING RESOLUTION WAS PASSED BY THE COUNTY PLANNING COMMISSION OF DAVISON COUNTY, SOUTH DAKOTA, AT A MEETING THEREOF HELD ON THE _____ DAY OF _____, _____.

CHAIRMAN, PLANNING COMMISSION

RESOLUTION OF APPROVAL

WHEREAS, IT APPEARS THAT THE OWNERS THEREOF HAVE CAUSED A PLAT TO BE MADE OF THE FOLLOWING REAL PROPERTY: TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA AND HAVE SUBMITTED SUCH PLAT TO THE COUNTY COMMISSION OF DAVISON COUNTY, SOUTH DAKOTA FOR APPROVAL. NOW THEREFORE BE IT RESOLVED, THAT SUCH PLAT HAS BEEN EXECUTED ACCORDING TO THE LAW AND SAME IS HEREBY APPROVED. THE COUNTY AUDITOR/DEPUTY AUDITOR IS HEREBY AUTHORIZED AND DIRECTED TO ENDORSE ON SUCH PLAT A COPY OF THIS RESOLUTION AND CERTIFY THE SAME.

I, _____, COUNTY AUDITOR/DEPUTY AUDITOR OF DAVISON COUNTY, SOUTH DAKOTA, DO HEREBY CERTIFY THAT THE WITHIN AND FOREGOING IS A TRUE COPY OF THE RESOLUTION PASSED BY THE BOARD OF COUNTY COMMISSIONERS OF DAVISON COUNTY, SOUTH DAKOTA, ON THIS _____ DAY OF _____, _____.

COUNTY AUDITOR/DEPUTY AUDITOR

CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

SHEET 3 OF 3

PLAT OF TRACT 1 OF SONNE'S ADDITION IN GOV. LOTS 2, 3 AND 4 OF SECTION 4, T104N, R62W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

DIRECTOR OF EQUALIZATION CERTIFICATE

THE UNDERSIGNED, COUNTY DIRECTOR OF EQUALIZATION/DEPUTY DIRECTOR OF EQUALIZATION OF DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT HE/SHE HAS RECEIVED A COPY OF THE FOREGOING PLAT. DATED THIS ____ DAY OF _____, _____.

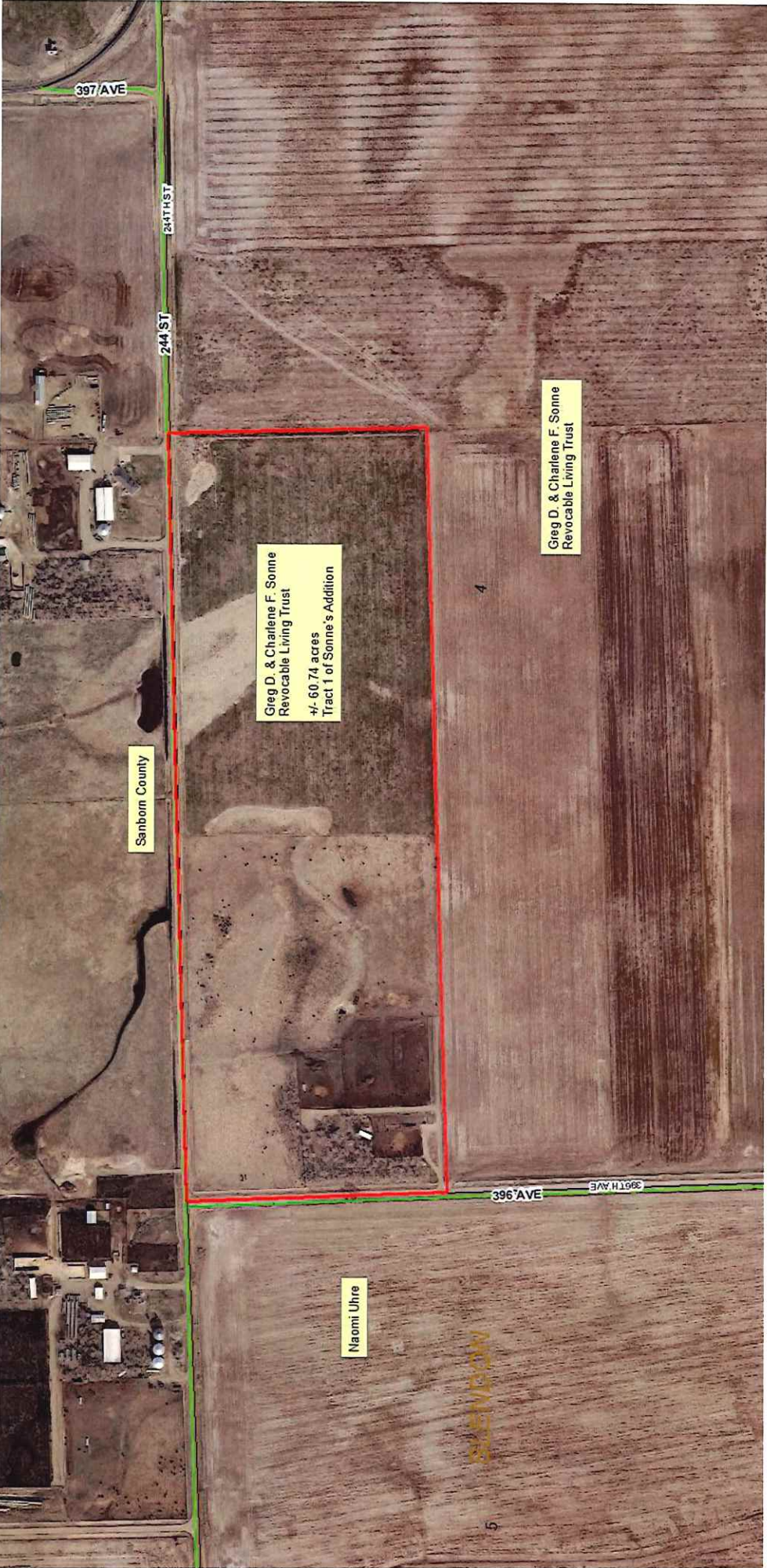
DIRECTOR OF EQUALIZATION/DEPUTY DIRECTOR OF
EQUALIZATION, DAVISON COUNTY, S.D.

REGISTER OF DEEDS CERTIFICATE

THE UNDERSIGNED, REGISTER OF DEEDS/DEPUTY REGISTER OF DEEDS, DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT THE ORIGINAL PLAT WAS FILED FOR RECORD THIS ____ DAY OF _____, _____, _____ O'CLOCK ____ M., AND DULY RECORDED IN BOOK _____, PAGE _____.

REGISTER OF DEEDS/DEPUTY REGISTER OF DEEDS, DAVISON COUNTY, S.D.

PREPARED BY: TOM WEEK
407 REGAL DRIVE
YANKTON, SOUTH DAKOTA 57078
1-605-665-8333



397 AVE

241 ST

244 ST

Sanborn County

Greg D. & Charlene F. Sonne
Revocable Living Trust
+/- 60.74 acres
Tract 1 of Sonne's Addition

Greg D. & Charlene F. Sonne
Revocable Living Trust

4

396 TH AVE

395 TH AVE

Naomi Uhr

SUNSHINE

5



1 Inch = 300 Feet

LEGEND

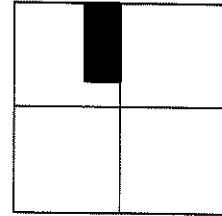
- = FOUND IRON MONUMENT
- = SET 3/8" X 18" REBAR WITH PLASTIC CAP NO. 13714
- 100' (P) = PLATTED BEARING OR DISTANCE
- 100' = MEASURED BEARING OR DISTANCE
- = SET NAIL
- △ = SET SURVEY SPIKE
- 4.00 CH (P) = PLATTED DISTANCE IN CHAINS
- = FOUND NAIL
- ◇ = SET 3/8" X 12" SPIKE W/WASHER JAW-13714
- WM = WITNESS MONUMENT

PREPARED BY: JEREMY A. WOLBRINK, R.L.S.
2100 NORTH SANBORN BLVD. - P.O. BOX 398
MITCHELL, SOUTH DAKOTA 57301
PHONE: (605) 996-7761

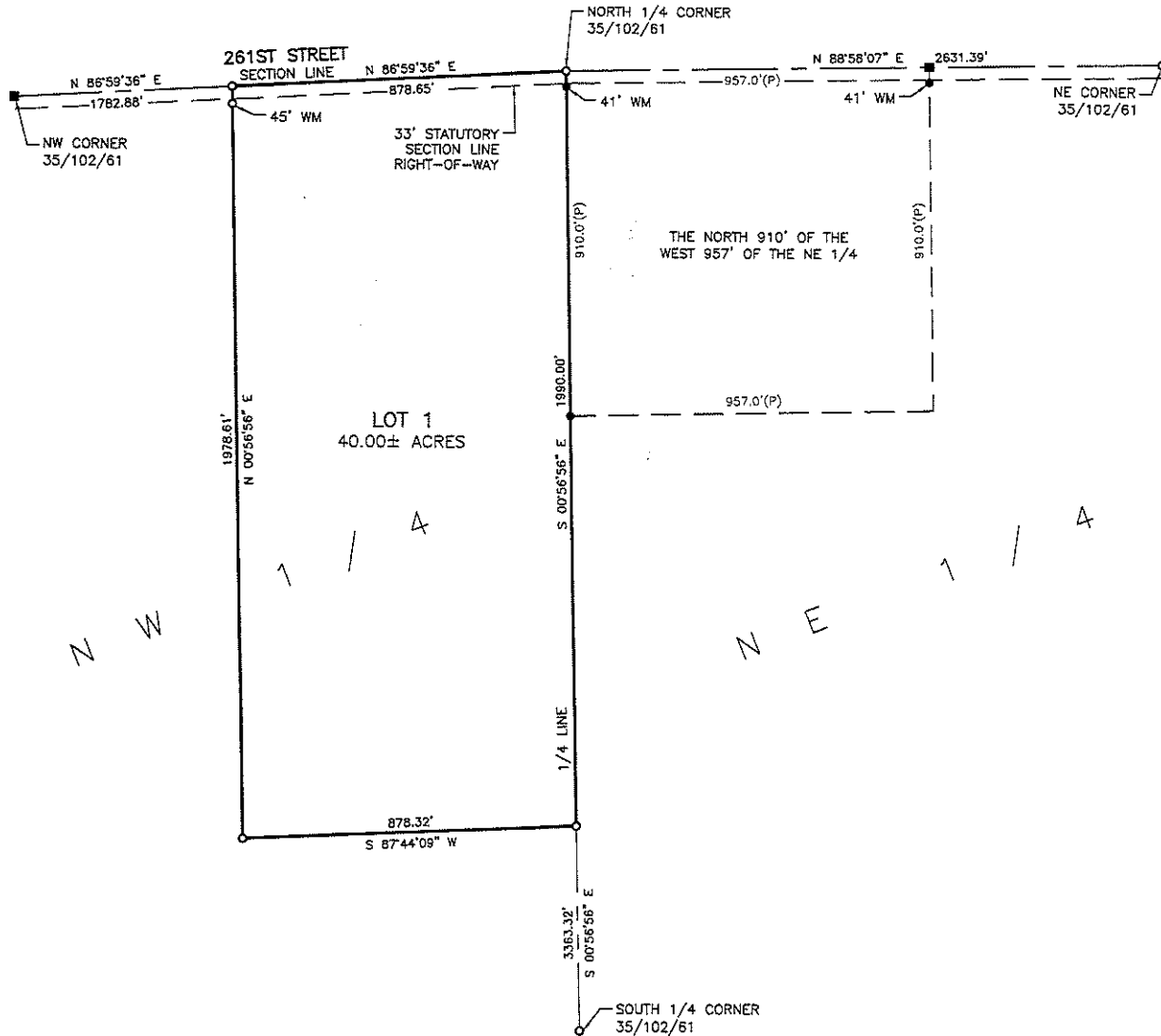
COORDINATE SYSTEM IS SOUTH DAKOTA SOUTH ZONE,
STATE PLANE - NORTH AMERICAN
DATUM 1983 - GRID 18.
GRID BEARINGS AND GRID DISTANCES ARE SHOWN.

NOTE:
THIS SURVEY WAS PERFORMED WITHOUT
THE BENEFIT OF A TITLE REPORT OR TITLE
COMMITMENT. EASEMENTS OF RECORD WERE
NOT RESEARCHED AND ARE NOT SHOWN
UNLESS OTHERWISE NOTED.

SEC. 35, T 102 N, R 61 W



LOCATION MAP
SCALE: 1" = 3000'



A PLAT OF LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5th P.M., DAVISON COUNTY, SOUTH DAKOTA

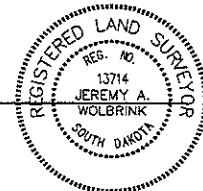
SURVEYOR'S CERTIFICATE

I, Jeremy A. Wolbrink, the undersigned, do hereby certify that I am a Registered Land Surveyor in the State of South Dakota. At the request of Doris M. Schneider, as the owner, and under her direction for purposes indicated therein, I did on or prior to March 4, 2026, survey those parcels of land described as follows: LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA.

In my professional opinion and to the best of my knowledge, information and belief, the within and foregoing plat is true and correct.

Dated this _____ day of March, 2026.

Registered Land Surveyor #SD13714



SPN

& Associates

Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015

A PLAT OF LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5th P.M., DAVISON COUNTY, SOUTH DAKOTA

OWNER'S CERTIFICATE, DEDICATION AND AGREEMENT OF PROTECTION OF WATER

KNOW ALL MEN BY THESE PRESENTS that I, the undersigned, hereby certify that I am the absolute and unqualified owner of all of the land included in the within and foregoing plat; the plat is of a parcel of ground located in THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA; that the plat has been made at my request and under my direction for the purposes indicated therein; which said property as so surveyed and platted shall hereafter be known as LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, as shown by this plat; and I hereby dedicate to the public, for public use forever as such, the streets and alleys, if any, as shown and marked on said plat; and that development of the land included within the boundaries of said Lot 1 shall conform to all existing applicable zoning, subdivision, erosion, sediment control and drainage regulations and ordinances; further that there now exists 261st Street. Pursuant to SDCL 11-3-8.1 and 11-3-8.2 the developer of the property described within this plat shall be responsible for protecting any waters of the state located adjacent to or within such platted area from pollution from sewage from such subdivision and shall, in prosecution of such protections conform to and follow all regulations of the South Dakota Department of Agriculture and Natural Resources relating to the same. Additionally, the developer of the property described within this plat shall be liable for any pollution that occurs from failure to execute such protections or follow such regulations, exception being those lots in subdivisions that show documentation that wastewater drainage shall be connected to a municipal system.

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____, 2026.

Doris M. Schneider

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

On this, the _____ day of _____, 2026, before me, _____, the undersigned officer, personally appeared Doris M. Schneider, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public, South Dakota
My Commission Expires: _____

RESOLUTION OF COUNTY PLANNING COMMISSION

WHEREAS, the plat of LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the County Auditor of Davison County, South Dakota, has been submitted to the County Planning Commission of the said County of Davison, South Dakota; and

WHEREAS, the County Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the County of Davison, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the County Planning Commission of Davison County, South Dakota, that the plat of LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, a Land Surveyor, be and the same is hereby approved and its adoption by the Board of Commissioners of the County of Davison, South Dakota, is hereby recommended.

The undersigned does hereby certify that the foregoing resolution was passed by the County Planning Commission of Davison County, South Dakota, at a meeting thereof held on the _____ day of _____, 2026.

Chairperson/Vice Chairperson of the Davison County Planning Commission

RESOLUTION BY BOARD OF COUNTY COMMISSIONERS

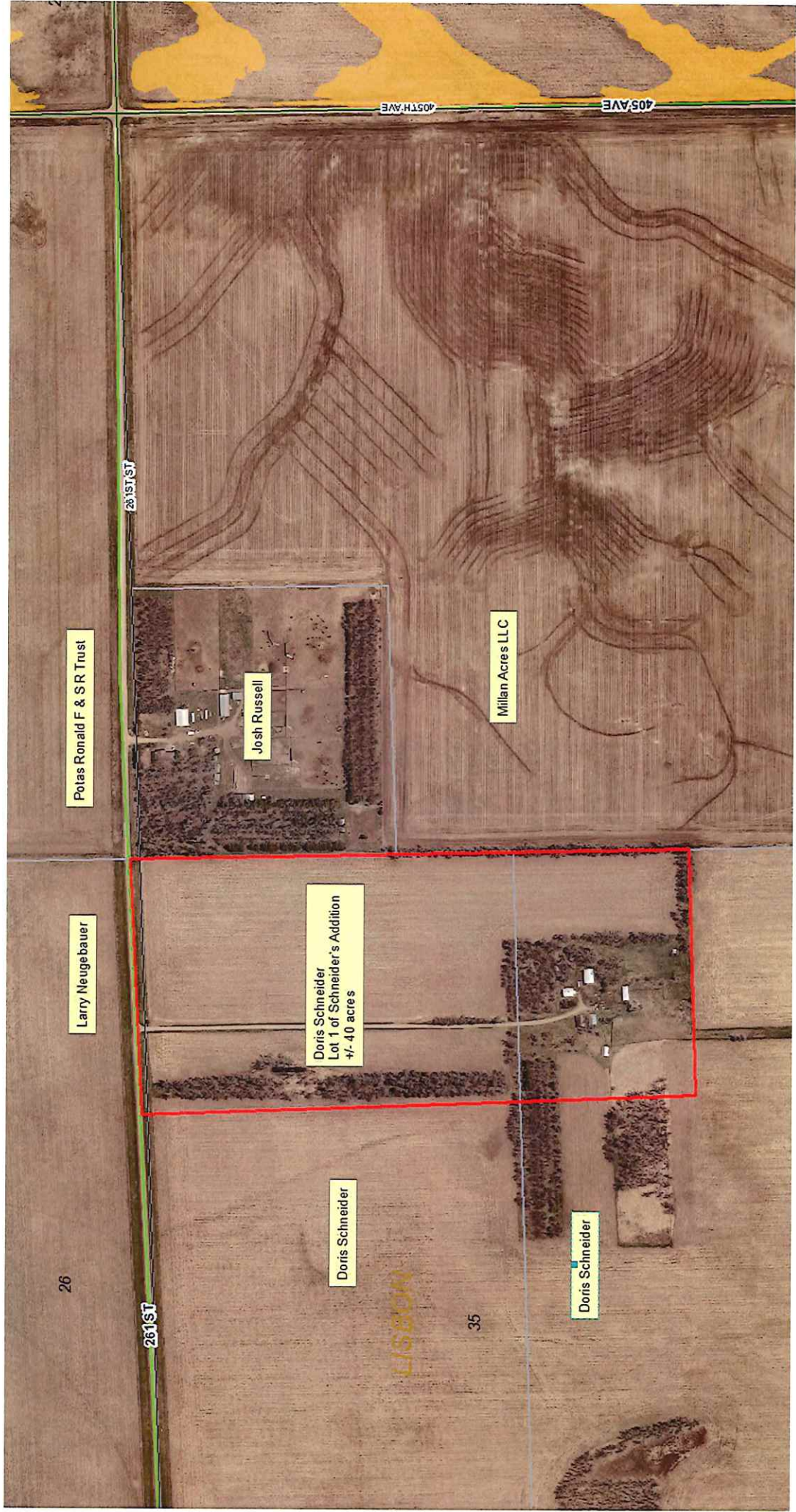
Be it resolved by the Board of County Commissioners of Davison County, South Dakota, that the plat of LOT 1 OF SCHNEIDER'S ADDITION IN THE NW 1/4 OF SECTION 35, T 102 N, R 61 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, which has been submitted for examination pursuant to law, is hereby approved and the County Auditor is hereby authorized and directed to endorse on such plat a copy of this Resolution and certify the same.

Dated this _____ day of _____, 2026.

Chairperson/Vice Chairperson of the Board of County Commissioners of Davison County



& Associates
Engineers, Planners and Surveyors
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



Potas Ronald F & S R Trust

Larry Neugebauer

281ST ST

281ST ST

Josh Russell

Doris Schneider
Lot 1 of Schneider's Addition
+/- 40 acres

Doris Schneider

US 80 W

35

Millan Acres LLC

Doris Schneider

405TH AVE

405TH AVE

26



1 Inch = 200 Feet

LEGEND

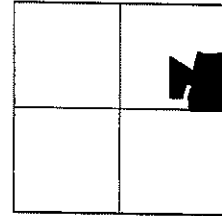
- FOUND IRON MONUMENT
- SET 5/8" X 18" REBAR WITH PLASTIC CAP NO. 13714
- 100' (P) PLATTED BEARING OR DISTANCE
- 100' MEASURED BEARING OR DISTANCE
- SET NAIL
- △ SET SURVEY SPIKE
- 4.00 CH (P) PLATTED DISTANCE IN CHAINS
- ⊠ FOUND NAIL
- ◇ SET 3/8" X 12" SPIKE W/WASHER JAW-13714
- WM - WITNESS MONUMENT

PREPARED BY: JEREMY A. WOLBRINK, R.L.S.
2100 NORTH SANBORN BLVD. - P.O. BOX 398
MITCHELL, SOUTH DAKOTA 57301
PHONE: (605) 996-7761

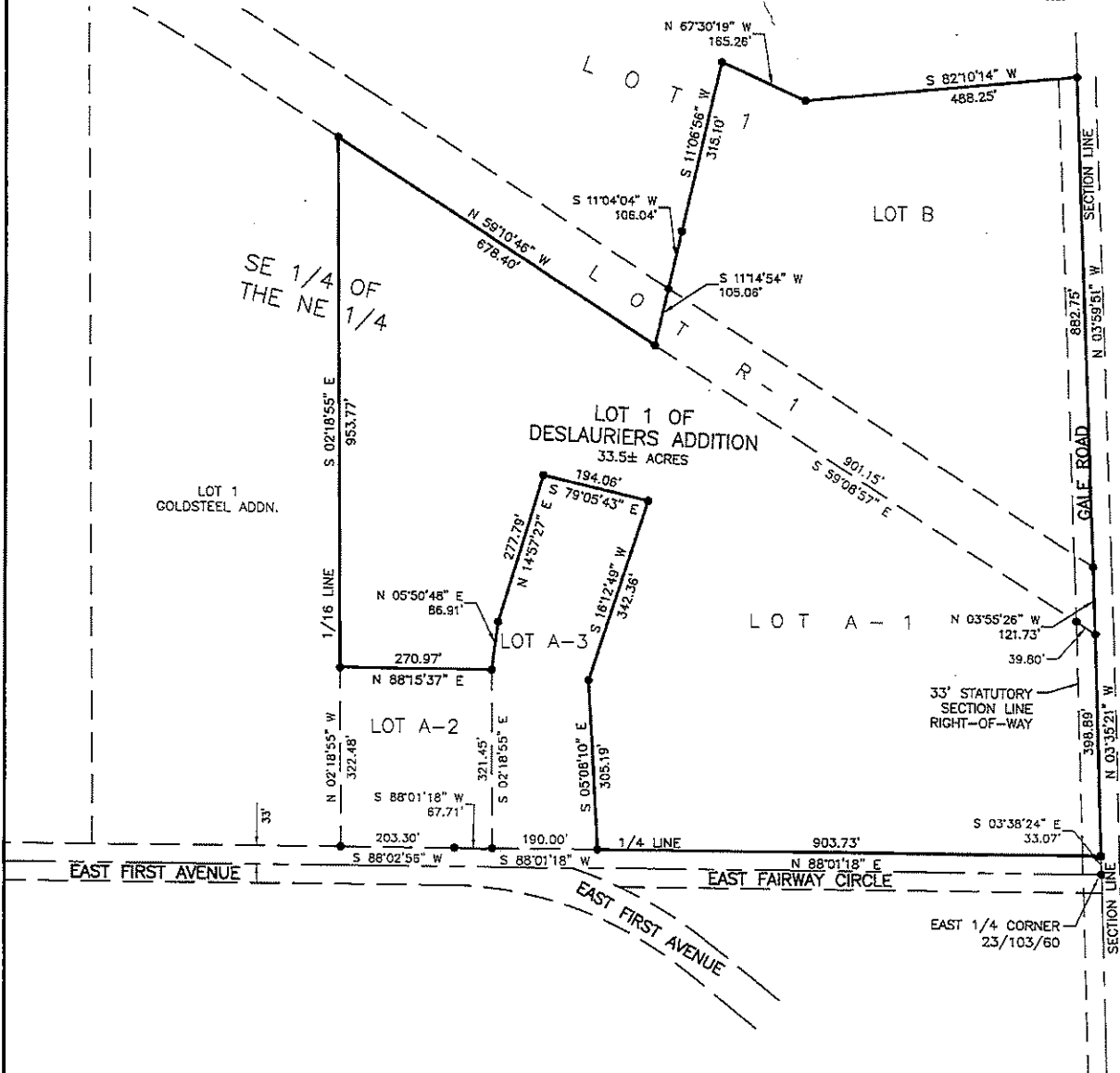
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STATE PLANE - NORTH AMERICAN
DATUM 1983 - ZONE 18.
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NOTE:
THIS SURVEY WAS PERFORMED WITHOUT
THE BENEFIT OF A TITLE REPORT OR TITLE
COMMITMENT. EASEMENTS OF RECORD WERE
NOT RESEARCHED AND ARE NOT SHOWN
UNLESS OTHERWISE NOTED.

SEC. 23, T 103 N, R 60 W



LOCATION MAP
SCALE: 1" = 3000'

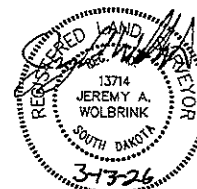


A PLAT OF LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

SPN

& Associates
Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



A PLAT OF LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

SURVEYOR'S CERTIFICATE

I, Jeremy A. Wolbrink, the undersigned, do hereby certify that I am a Registered Land Surveyor in the State of South Dakota. At the request of the owners as listed in the Owner's Certificate, Dedication and Agreement of Protection of Water, and under their direction for purposes indicated therein, I did on or prior to November 24, 2025, survey the parcel of land described as follows: LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA. This plat does hereby vacate A PORTION OF LOT A-1 OF N. BOYDEN ADDITION, A SUBDIVISION OF THE SE 1/4 OF THE NE 1/4 LYING SOUTH OF THE ABANDONED CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RAILWAY, NOW KNOW AS LOT R-1, IN SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 25 ON PAGE 8; LOT B IN LOT 1 OF COLELLA'S SUBDIVISION AND IN A PORTION OF LOT R-1, ALL IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 16 ON PAGE 54; A PORTION OF LOT 1 OF COLELLA'S SUBDIVISION IN THE SE 1/4 OF SECTION 14, T 103 N, R 60 W OF THE 5TH P.M. AND IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 13 ON PAGE 83; AND A PORTION OF LOT R-1 IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 14 ON PAGE 27.

In my professional opinion and to the best of my knowledge, information and belief, the within and foregoing plat is true and correct.

Dated this 13th day of March, 2026.

Jeremy A. Wolbrink
Registered Land Surveyor #SD13714



OWNER'S CERTIFICATE, DEDICATION AND AGREEMENT OF PROTECTION OF WATER

KNOW ALL MEN BY THESE PRESENTS that Daniel R. DesLauriers, the undersigned, hereby certifies that Railroad Pines, LLC, a South Dakota Limited Liability Company, is the absolute and unqualified owner of LOT A-1, EXCEPT LOTS A-2 AND A-3 PLATTED THEREIN, OF N. BOYDEN ADDITION, EAST FIRST AVENUE AND EAST FAIRWAY CIRCLE, A SUBDIVISION OF THE SE 1/4 OF THE NE 1/4 LYING SOUTH OF THE ABANDONED CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RAILWAY, NOW KNOW AS LOT R-1, IN SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA; and that Daniel R. DesLauriers and Diane L. DesLauriers, the undersigned, hereby certify that we are the Trustees of the Daniel R. DesLauriers Revocable Living Trust Agreement dated the 27th day of October, 2016, and that said Trust is the absolute and unqualified owner of LOT B IN LOT 1 OF COLELLA'S SUBDIVISION AND IN A PORTION OF LOT R-1, ALL IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA; that the plat has been made at our request, and under our direction for the purposes indicated therein; which said property as so surveyed and platted shall hereafter be known as LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, as shown by this plat; and that we hereby dedicate to the public, for public use forever as such, the streets and alleys, if any, as shown and marked on said plat; and that development of the land included within the boundaries of said Lot 1 shall conform to all existing applicable zoning, subdivision, and erosion and sediment control regulations; further that there now exists Gale Road and East Fairway Circle.

Pursuant to SDCL 11-3-8.1 and 11-3-8.2 the developer of the property described within this plat shall be responsible for protecting any waters of the state located adjacent to or within such platted area from pollution from sewage from such subdivision and shall, in prosecution of such protections, conform to and follow all regulations of the South Dakota Department of Agriculture and Natural Resources relating to the same. Additionally, the developer of the property described within this plat shall be liable for any pollution that occurs from failure to execute such protections or follow such regulations, exception being those lots in subdivisions that show documentation that wastewater drainage shall be connected to a municipal system.

This plat does hereby vacate A PORTION OF LOT A-1 OF N. BOYDEN ADDITION, A SUBDIVISION OF THE SE 1/4 OF THE NE 1/4 LYING SOUTH OF THE ABANDONED CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RAILWAY, NOW KNOW AS LOT R-1, IN SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 25 ON PAGE 8; LOT B IN LOT 1 OF COLELLA'S SUBDIVISION AND IN A PORTION OF LOT R-1, ALL IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 16 ON PAGE 54; A PORTION OF LOT 1 OF COLELLA'S SUBDIVISION IN THE SE 1/4 OF SECTION 14, T 103 N, R 60 W OF THE 5TH P.M. AND IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 13 ON PAGE 83; AND A PORTION OF LOT R-1 IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, AS RECORDED IN PLAT BOOK 14 ON PAGE 27.

IN WITNESS WHEREOF, I have hereunto set my hand this 16 day of March, 2026.

Daniel R. DesLauriers
Daniel R. DesLauriers, member of Railroad Pines, LLC,
a South Dakota limited liability company

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

On this, the 16 day of March, 2026, before me, Cornie R. Warnke, the undersigned officer, personally appeared Daniel R. DesLauriers, who acknowledged himself to be a member of Railroad Pines, LLC, a South Dakota limited liability company, and that he, as such member, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as a member.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Cornie R. Warnke
Notary Public, South Dakota
My Commission Expires: 6-15-2031



& Associates
Engineers, Planners and Surveyors
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-8015

A PLAT OF LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

IN WITNESS WHEREOF, we have hereunto set our hands this 16 day of March, 2026.

Daniel R. DesLauriers
Daniel R. DesLauriers, Trustee of the Daniel R. DesLauriers Revocable Living Trust Agreement dated the 27th day of October, 2016

Diane L. DesLauriers
Diane L. DesLauriers, Trustee of the Daniel R. DesLauriers Revocable Living Trust Agreement dated the 27th day of October, 2016

STATE OF SOUTH DAKOTA)
COUNTY OF DAVISON)SS

On this, the 16 day of March, 2026, before me, Connie R. Warnke, the undersigned officer, personally appeared Daniel R. DesLauriers and Diane L. DesLauriers, Trustees of the Daniel R. DesLauriers Revocable Living Trust Agreement dated the 27th day of October, 2016, known to me or satisfactorily proven to be the persons described in the foregoing instrument, and acknowledged to me that they executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Connie R. Warnke
Notary Public, South Dakota
My Commission Expires: 6-15-2031

RESOLUTION OF CITY PLANNING COMMISSION

WHEREAS, the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the City Finance Officer of Mitchell, South Dakota, has been submitted to the City Planning Commission of the said City of Mitchell, South Dakota; and

WHEREAS, the City Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the City of Mitchell, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the City Planning Commission of Mitchell, South Dakota, that the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, a Land Surveyor, be and the same is hereby approved and its adoption by the City Council of the City of Mitchell, South Dakota, is hereby recommended.

The undersigned does hereby certify that the foregoing resolution was passed by the City Planning Commission of Mitchell, South Dakota, at a meeting thereof held on the _____ day of _____, 2026.

Chairperson/Vice Chairperson of the City of Mitchell
Planning Commission

RESOLUTION OF CITY COUNCIL

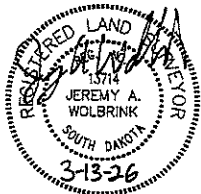
WHEREAS, it appears that the City Planning Commission of the City of Mitchell, South Dakota, did duly consider and did recommend the approval and adoption of the hereinafter described plat, at its meeting held on the _____ day of _____, 2026; and

WHEREAS, it appears from an examination of the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, as prepared by Jeremy A. Wolbrink, a duly licensed Land Surveyor in and for the State of South Dakota, that said plat is in accordance with the system of streets and alleys set forth in the Master Plan adopted by the City Planning Commission of the City of Mitchell, South Dakota, and that such plat has been prepared according to law;

THEREFORE, be it resolved by the City Council of Mitchell, South Dakota, that the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, be and the same is hereby approved and the description set forth therein and the accompanying surveyor's certificate shall prevail.

The undersigned does hereby certify that the foregoing resolution was passed by the City of Mitchell, South Dakota, at a meeting held on the _____ day of _____, 2026.

Finance Officer/Deputy Finance Officer of the City of Mitchell



SPN

& Associates

Engineers, Planners and Surveyors

2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015

A PLAT OF LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

RESOLUTION OF COUNTY PLANNING COMMISSION

WHEREAS, the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the County Auditor of Davison County, South Dakota, has been submitted to the County Planning Commission of the said County of Davison, South Dakota; and

WHEREAS, the County Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the County of Davison, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the County Planning Commission of Davison County, South Dakota, that the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, a Land Surveyor, be and the same is hereby approved and its adoption by the Board of Commissioners of the County of Davison, South Dakota, is hereby recommended.

The undersigned hereby certifies that the foregoing resolution was passed by the County Planning Commission of Davison County, South Dakota, at a meeting thereof held on the _____ day of _____, 2026.

Chairperson/Vice-Chairperson of Davison County Planning Commission

RESOLUTION BY BOARD OF COUNTY COMMISSIONERS

Be it resolved by the Board of County Commissioners of Davison County, South Dakota, that the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA which has been submitted for examination pursuant to law, is hereby approved and the County Auditor is hereby authorized and directed to endorse on such plat a copy of this Resolution and certify the same.

Dated this _____ day of _____, 2026.

Chairperson/Vice-Chairperson, Board of County Commissioners of Davison County

AUDITOR'S CERTIFICATE

The undersigned does hereby certify that the above resolution was adopted by the Board of County Commissioners of Davison County, South Dakota, at a regular meeting held on _____, 2026, approving the above-named plat.

Auditor/Deputy Auditor, Davison County

CERTIFICATE OF HIGHWAY AUTHORITY

The location of the existing/proposed approaches is hereby approved. Any change in the location of the existing/proposed approaches shall require additional approval.

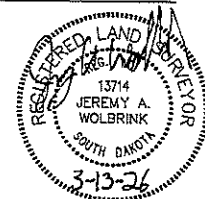
By: _____
Highway Authority

Title: _____

Date: _____



& Associates
Engineers, Planners and Surveyors
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



A PLAT OF LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA

CERTIFICATE OF COUNTY TREASURER

The undersigned hereby certifies that all taxes which would, if not paid, be liens upon any of the land included in the within and foregoing plat, as shown by the records of this office, have been fully paid.

Treasurer/Deputy Treasurer of Davison County

Date

DIRECTOR OF EQUALIZATION

The undersigned does hereby certify that a copy of the plat of LOT 1 OF DESLAURIERS ADDITION, IN THE NE 1/4 OF SECTION 23, T 103 N, R 60 W OF THE 5TH P.M., DAVISON COUNTY, SOUTH DAKOTA, has been received by me and is filed in this office.

Director of Equalization/Deputy Director of Equalization of Davison County

Date

REGISTER OF DEEDS

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

FILED for record this _____ day of _____, 2026, at _____, and recorded in Book _____ of Plats on Page(s) _____ therein.

Register of Deeds, Davison County

By _____

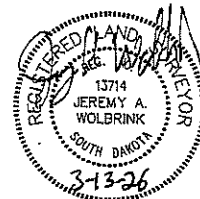
Deputy



& Associates

Engineers, Planners and Surveyors

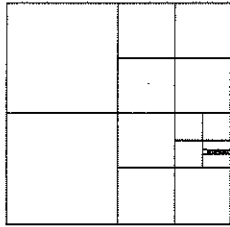
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015



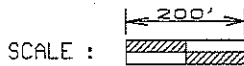


PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

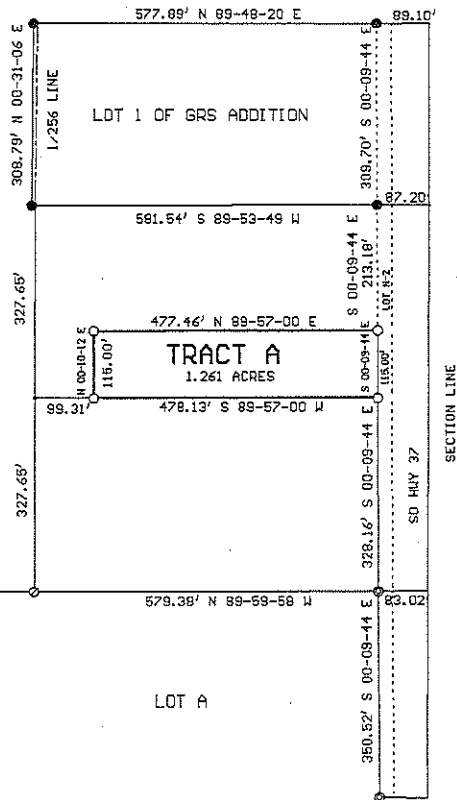
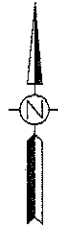
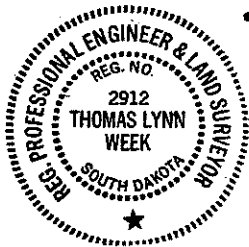
THIS WAS PREVIOUSLY DESCRIBED AS THE SOUTH 115 FEET OF THE NE1/4 SE1/4 NE1/4 SE1/4 LYING WEST OF LOT H-2; AND THE EAST 232 FEET OF THE SOUTH 115 FEET OF THE NW1/4 SE1/4 NE1/4 SE1/4, ALL IN SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SD.



SECTION 3, T102N, R60W



- ⊙ CALCULATED CORNER
- ⊙ FOUND PIPE
- FOUND REBAR WITH CAP
- SET 5/8" REBAR WITH CAP STAMPED TOM WEEK LS 2912



SURVEYORS CERTIFICATE

I, THOMAS LYNN WEEK, REGISTERED LAND SURVEYOR IN YANKTON, SOUTH DAKOTA, HAVE AT THE DIRECTION OF THE OWNERS, MADE A SURVEY OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA. SAID SURVEY AND PLAT ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED THIS 20TH. DAY OF MARCH, 2026.

THOMAS LYNN WEEK
REGISTERED LAND SURVEYOR
REG. NO. 2912

CERTIFICATE OF STREET AUTHORITY

ACCESS TO SD HWY 37 IS APPROVED. THIS ACCESS APPROVAL DOES NOT REPLACE THE NEED FOR ANY PERMITS REQUIRED BY LAW TO ESTABLISH THE PRECISE ACCESS LOCATION, INCLUDING PERMIT REQUIREMENTS SET FORTH IN ADMINISTRATIVE RULE OF SOUTH DAKOTA 70:09:01:02.

DATED THIS _____ DAY OF _____, _____.

STATE HIGHWAY AUTHORITY

DIRECTOR OF EQUALIZATION CERTIFICATE

THE UNDERSIGNED, COUNTY DIRECTOR OF EQUALIZATION/DEPUTY DIRECTOR OF DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT HE/SHE HAS RECEIVED A COPY OF THE FOREGOING PLAT. DATED THIS _____ DAY OF _____, 2026.

DIRECTOR OF EQUALIZATION/DEPUTY DIRECTOR OF
EQUALIZATION, DAVISON COUNTY, S.D.

PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

OWNER'S CERTIFICATE AND AGREEMENT OF PROTECTION OF WATER

WE, JEAN I. STEWART AND SCOTT McCOY STEWART, DO HEREBY CERTIFY, THAT WE ARE THE ABSOLUTE AND UNQUALIFIED OWNERS OF THE ABOVE DESCRIBED REAL PROPERTY: TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA. THAT THE ABOVE SURVEY AND PLAT WERE MADE AT OUR REQUEST AND UNDER OUR DIRECTION FOR THE PURPOSE OF LOCATING, MARKING AND PLATTING THE SAME, AND THAT SAID PROPERTY IS FREE FROM ALL ENCUMBRANCES. THE DEVELOPMENT OF THIS LAND INCLUDED IN THE BOUNDARIES OF TRACT A, SHALL CONFORM TO ALL EXISTING APPLICABLE ZONING SUBDIVISION AND EROSION AND SEDIMENT CONTROL REGULATIONS. PURSUANT TO SDCL 11-3-8.1 AND 11-3-8.2 THE DEVELOPER OF THIS PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE RESPONSIBLE FOR PROTECTING ANY WATERS OF THE STATE LOCATED ADJACENT TO OR WITHIN SUCH PLATTED AREA FROM POLLUTION FROM SEWAGE FROM SUCH ADDITION, AND SHALL IN PROSECUTION OF SUCH PROTECTION CONFORM TO AND FOLLOW ALL REGULATIONS OF THE SOUTH DAKOTA DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES RELATING TO THE SAME. ADDITIONALLY THE DEVELOPER OF THIS PROPERTY DESCRIBED WITHIN THIS PLAT SHALL BE LIABLE FOR ANY POLLUTION THAT OCCURS FROM FAILURE TO EXECUTE SUCH PROTECTIONS OR FOLLOW SUCH REGULATIONS, EXCEPTION BEING THOSE LOTS IN SUBDIVISIONS THAT SHOW DOCUMENTATIONS THAT WASTE WATER DRAINAGE SHALL BE CONNECTED TO A MUNICIPAL SYSTEM.

DATED THIS _____ DAY OF _____, 2026.

JEAN I. STEWART

SCOTT McCOY STEWART

STATE OF _____

COUNTY OF _____

ON THIS _____ DAY OF _____, 2026, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY APPEARED JEAN I. STEWART AND SCOTT McCOY STEWART, KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND WHO ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED. IN WITNESS WHEREOF I HEREBY SET MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

RESOLUTION OF COUNTY PLANNING COMMISSION

BE IT RESOLVED BY THE DAVISON COUNTY, SOUTH DAKOTA, PLANNING COMMISSION THAT THE ABOVE PLAT REPRESENTING TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, AND FINDS AS A FACT THAT SAID PLAT IS IN CONFORMITY AND DOES NOT CONFLICT WITH THE MASTER PLAN FOR DAVISON COUNTY, AND THE SAME IS HEREBY APPROVED AND ITS ADOPTION BY THE BOARD OF COMMISSIONERS OF DAVISON COUNTY, SOUTH DAKOTA IS RECOMMENDED.

THE FOREGOING RESOLUTION WAS PASSED BY THE COUNTY PLANNING COMMISSION OF DAVISON COUNTY, SOUTH DAKOTA, AT A MEETING THEREOF HELD ON THE _____ DAY OF _____, 2026.

CHAIRMAN/VICE CHAIRMAN, PLANNING COMMISSION

RESOLUTION OF APPROVAL

WHEREAS, IT APPEARS THAT THE OWNERS THEREOF HAVE CAUSED A PLAT TO BE MADE OF THE FOLLOWING REAL PROPERTY: TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA AND HAVE SUBMITTED SUCH PLAT TO THE COUNTY COMMISSION OF DAVISON COUNTY, SOUTH DAKOTA FOR APPROVAL. NOW THEREFORE BE IT RESOLVED, THAT SUCH PLAT HAS BEEN EXECUTED ACCORDING TO THE LAW AND SAME IS HEREBY APPROVED. THE COUNTY AUDITOR IS HEREBY AUTHORIZED AND DIRECTED TO ENDORSE ON SUCH PLAT A COPY OF THIS RESOLUTION AND CERTIFY THE SAME.

I, _____, COUNTY AUDITOR/DEPUTY AUDITOR OF DAVISON COUNTY, SOUTH DAKOTA, DO HEREBY CERTIFY THAT THE WITHIN AND FOREGOING IS A TRUE COPY OF THE RESOLUTION PASSED BY THE BOARD OF COUNTY COMMISSIONERS OF DAVISON COUNTY, SOUTH DAKOTA, ON THIS _____ DAY OF _____, 2026.

COUNTY AUDITOR/DEPUTY AUDITOR

CHAIRMAN/VICE CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS

PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

RESOLUTION OF CITY PLANNING COMMISSION

WHEREAS, THE PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, PREPARED BY THOMAS LYNN WEEK, DULY LICENSED LAND SURVEYOR IN AND FOR THE STATE OF SOUTH DAKOTA, HERETOFORE FILED IN THE OFFICE OF CITY FINANCE OFFICER OF MITCHELL, SOUTH DAKOTA, HAS BEEN SUBMITTED TO THE CITY PLANNING COMMISSION OF THE SAID CITY OF MITCHELL, SOUTH DAKOTA; AND

WHEREAS, THE CITY PLANNING COMMISSION, IN REGULAR MEETING ASSEMBLED, HAD DULY CONSIDERED SAID PLAT AND FINDS AS A FACT THAT SAID PLAT IS IN CONFORMITY AND DOES NOT CONFLICT WITH THE MASTER PLAN FOR THE CITY OF MITCHELL, SOUTH DAKOTA, HERETOFORE ADOPTED BY THIS COMMISSION;

NOW THEREFORE, BE IT RESOLVED BY THE CITY PLANNING COMMISSION OF MITCHELL, SOUTH DAKOTA, THAT THE PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, PREPARED BY THOMAS LYNN WEEK, A LAND SURVEYOR, BE AND THE SAME IS HEREBY APPROVED AND ITS ADOPTION BY THE CITY COUNCIL OF THE CITY OF MITCHELL, SOUTH DAKOTA, IS HEREBY RECOMMENDED.

I, _____, CHAIRMAN OF THE CITY PLANNING COMMISSION FOR THE CITY OF MITCHELL, SOUTH DAKOTA, DO HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS PASSED BY THE CITY PLANNING COMMISSION OF MITCHELL, SOUTH DAKOTA, AT A MEETING THEREOF HELD ON THE _____ DAY OF _____, 2026.

CITY PLANNING COMMISSION BY: _____

RESOLUTION OF CITY COUNCIL

WHEREAS, IT APPEARS THAT THE CITY PLANNING COMMISSION OF THE CITY OF MITCHELL, SOUTH DAKOTA, DID DULY CONSIDER AND DID RECOMMEND THE APPROVAL AND ADOPTION OF THE HEREINAFTER DESCRIBED PLAT, AT ITS MEETING HELD ON THE _____ DAY OF _____, 2026; AND WHEREAS, IT APPEARS FROM AN EXAMINATION OF THE PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, AS PREPARED BY THOMAS LYNN WEEK, A DULY LICENSED LAND SURVEYOR IN AND FOR THE STATE OF SOUTH DAKOTA, THAT SAID PLAT IS IN ACCORDANCE WITH THE SYSTEM OF STREETS AND ALLEYS SET FORTH IN THE MASTER PLAN ADOPTED BY THE CITY PLANNING COMMISSION OF THE CITY OF MITCHELL, SOUTH DAKOTA, AND THAT SUCH PLAT HAS BEEN PREPARED ACCORDING TO LAW;

THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF MITCHELL, SOUTH DAKOTA, THAT THE PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA, PREPARED BY THOMAS LYNN WEEK, A LAND SURVEYOR, BE AND THE SAME IS HEREBY APPROVED AND THE DESCRIPTION SET FORTH HEREIN AND THE ACCOMPANYING SURVEYOR'S CERTIFICATE SHALL PREVAIL.

I, _____, FINANCE OFFICER OF THE CITY OF MITCHELL, SOUTH DAKOTA, HEREBY CERTIFY THAT THE FOREGOING RESOLUTION WAS PASSED BY THE CITY OF MITCHELL, SOUTH DAKOTA, AT A MEETING HELD ON THE _____ DAY OF _____, 2026.

FINANCE OFFICER BY: _____

PLAT OF TRACT A OF STEWART'S ADDITION, IN THE N1/2 OF THE SE1/4 OF THE NE1/4 OF THE SE1/4 OF SECTION 3, T102N, R60W OF THE 5TH. P.M., DAVISON COUNTY, SOUTH DAKOTA.

TREASURER CERTIFICATE

THE UNDERSIGNED, COUNTY TREASURER\DEPUTY TREASURER OF DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT ALL TAXES WHICH ARE LIENS UPON ANY LAND INCLUDED IN THE ABOVE PLAT, AS SHOWN BY THE RECORDS OF THIS OFFICE, HAVE BEEN PAID. DATED THIS ___ DAY OF _____, 2026.

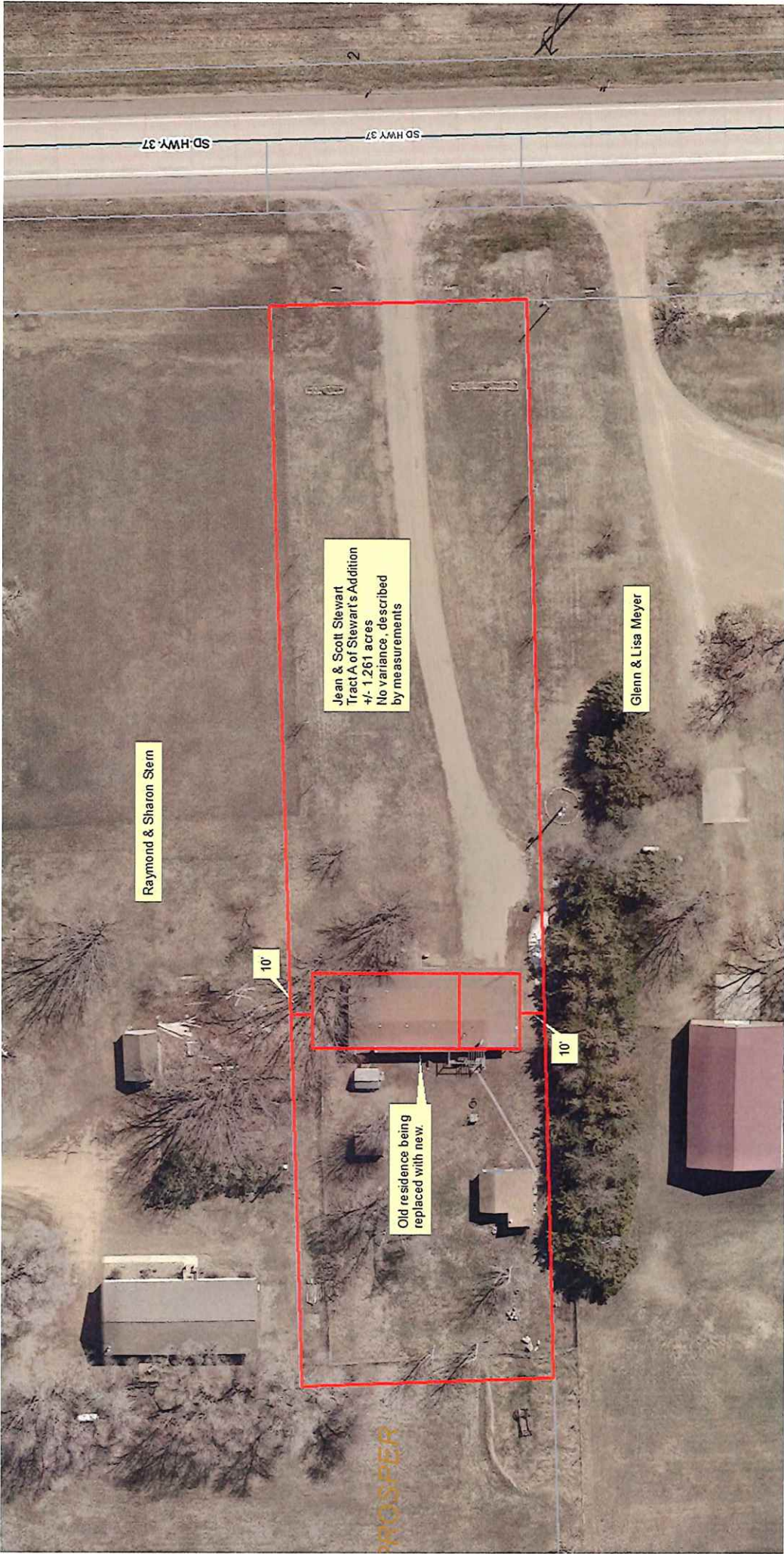
TREASURER/DEPUTY TREASURER DAVISON COUNTY, S.D.

REGISTER OF DEEDS CERTIFICATE

THE UNDERSIGNED, REGISTER OF DEEDS\DEPUTY REGISTER OF DEEDS, DAVISON COUNTY, SOUTH DAKOTA, HEREBY CERTIFIES THAT THE ORIGINAL PLAT WAS FILED FOR RECORD THIS ___ DAY OF _____, 2026, _____ O'CLOCK ___ M., AND DULY RECORDED IN BOOK _____, PAGE _____.

REGISTER OF DEEDS/DEPUTY REGISTER OF DEEDS, DAVISON COUNTY, S.D.

PREPARED BY TOM WEEK
407 REGAL DRIVE
YANKTON, SOUTH DAKOTA 57078
605-665-8333



Raymond & Sharon Stern

Jean & Scott Stewart
Tract A of Stewart's Addition
+/- 1.261 acres
No variance, described
by measurements

Glenn & Lisa Meyer

SD HWY 37

WOSPER

10'

10'

Old residence being
replaced with new.



1 Inch = 100 Feet

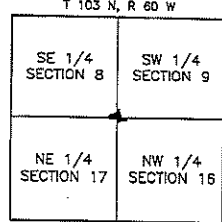
LEGEND

- - FOUND IRON MONUMENT
- - SET 5/8" X 18" REBAR WITH PLASTIC CAP NO. 1374
- 100' (P) - PLATTED BEARING OR DISTANCE
- 100' - MEASURED BEARING OR DISTANCE
- - SET NAIL
- ▲ - SET SURVEY SPIKE
- ▲ - FOUND SURVEY SPIKE
- 4.00 CH (P) - PLATTED DISTANCE IN CHAINS
- - FOUND NAIL
- - SET 3/8" X 12" SPIKE W/WASHER LAW-13714
- WM - WITNESS MONUMENT
- X - CALCULATED CORNER

PREPARED BY: JEREMY A. WOLBRINK, P.L.S.
2100 NORTH SANBORN BLVD., - P.O. BOX 398
MITCHELL, SOUTH DAKOTA 57301
PHONE: (605) 996-7761

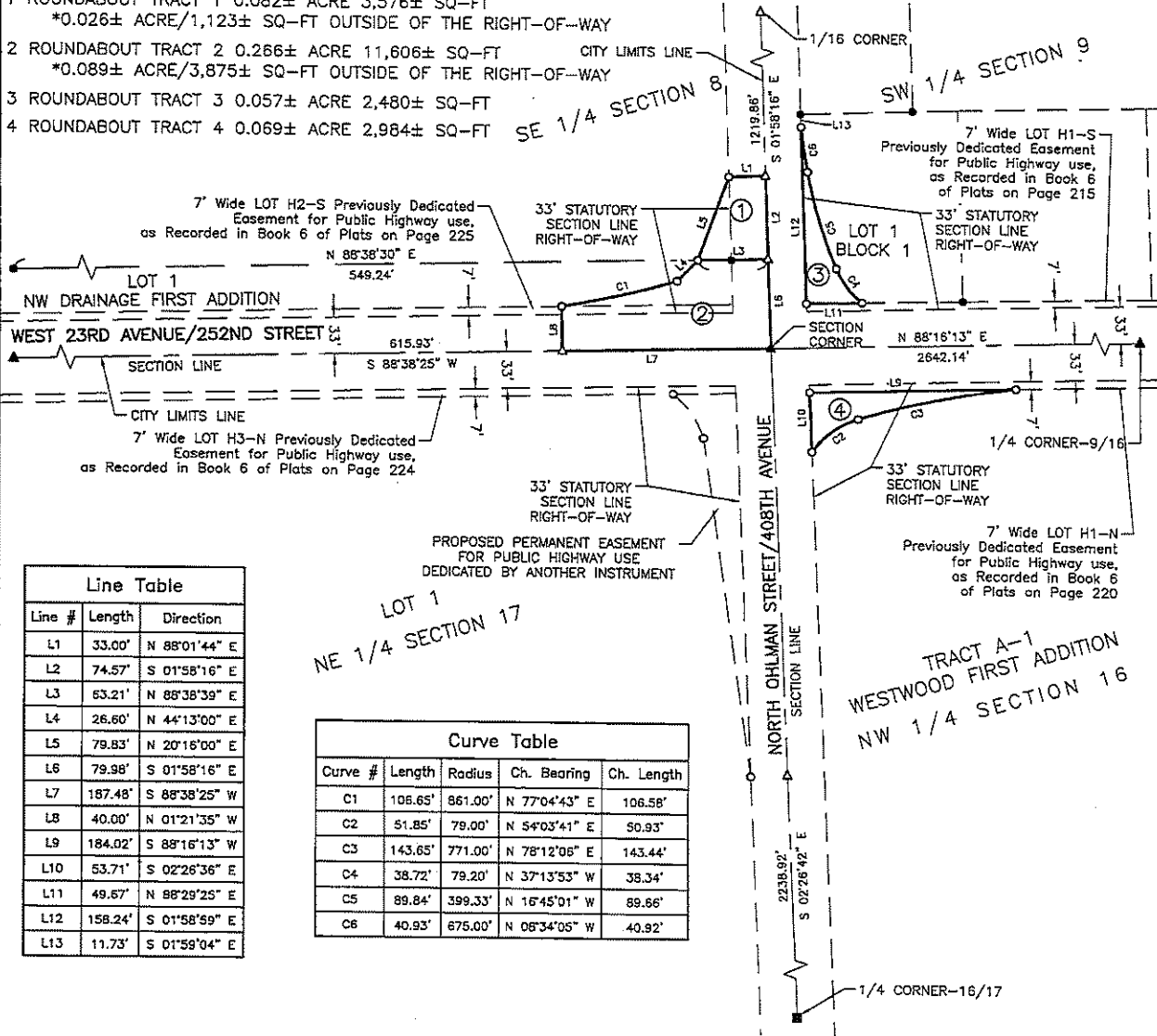
COORDINATE SYSTEM IS SOUTH DAKOTA SOUTH ZONE,
STATE PLANE - NORTH AMERICAN
DATUM 1983 - EPOCH 18.
GRID BEARINGS AND GRID DISTANCES ARE SHOWN.

NOTE:
THIS SURVEY WAS PERFORMED WITHOUT
THE BENEFIT OF A TITLE REPORT OR TITLE
COMMITMENT. EASEMENTS OF RECORD WERE
NOT RESEARCHED AND ARE NOT SHOWN
UNLESS OTHERWISE NOTED.



LOCATION MAP
SCALE: 1" = 3000'

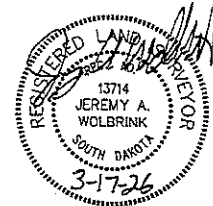
- 1 ROUNDABOUT TRACT 1 0.082± ACRE 3,576± SQ-FT
*0.026± ACRE/1,123± SQ-FT OUTSIDE OF THE RIGHT-OF-WAY
- 2 ROUNDABOUT TRACT 2 0.266± ACRE 11,606± SQ-FT
*0.089± ACRE/3,875± SQ-FT OUTSIDE OF THE RIGHT-OF-WAY
- 3 ROUNDABOUT TRACT 3 0.057± ACRE 2,480± SQ-FT
- 4 ROUNDABOUT TRACT 4 0.069± ACRE 2,984± SQ-FT



Line #	Length	Direction
L1	33.00'	N 88°01'44" E
L2	74.57'	S 01°58'16" E
L3	63.21'	N 88°38'39" E
L4	26.60'	N 44°13'00" E
L5	79.83'	N 20°16'00" E
L6	79.98'	S 01°58'16" E
L7	187.48'	S 88°38'25" W
L8	40.00'	N 01°21'35" W
L9	184.02'	S 88°16'13" W
L10	53.71'	S 02°26'36" E
L11	49.67'	N 88°29'25" E
L12	158.24'	S 01°58'59" E
L13	11.73'	S 01°59'04" E

Curve #	Length	Radius	Ch. Bearing	Ch. Length
C1	106.65'	861.00'	N 77°04'43" E	106.58'
C2	51.85'	79.00'	N 54°03'41" E	50.93'
C3	143.65'	771.00'	N 78°12'06" E	143.44'
C4	38.72'	79.20'	N 37°13'53" W	38.34'
C5	89.84'	399.33'	N 16°45'01" W	89.66'
C6	40.93'	675.00'	N 06°34'05" W	40.92'

A PLAT OF ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA



A PLAT OF ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____, 2026.

The City of Mitchell, South Dakota, a South Dakota municipal corporation

Jordan Hanson, Mayor

CORPORATION ACKNOWLEDGMENT

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

On this, the _____ day of _____, 2026, before me, _____, the undersigned officer, personally appeared Jordan Hanson, of the City of Mitchell, South Dakota, a South Dakota municipal corporation, and that he, as such Mayor, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the municipal corporation by himself as Mayor.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public, South Dakota
My Commission Expires: _____

RESOLUTION OF CITY PLANNING COMMISSION

WHEREAS, the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the City Finance Officer of Mitchell, South Dakota, has been submitted to the City Planning Commission of the said City of Mitchell, South Dakota; and

WHEREAS, the City Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the City of Mitchell, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the City Planning Commission of Mitchell, South Dakota, that the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, a Land Surveyor, be and the same is hereby approved and its adoption by the City Council of the City of Mitchell, South Dakota, is hereby recommended.

The undersigned does hereby certify that the foregoing resolution was passed by the City Planning Commission of Mitchell, South Dakota, at a meeting thereof held on the _____ day of _____, 2026.

Chairperson/Vice Chairperson of the City of Mitchell
Planning Commission

RESOLUTION OF CITY COUNCIL

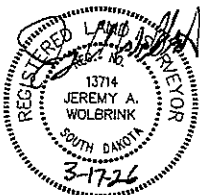
WHEREAS, it appears that the City Planning Commission of the City of Mitchell, South Dakota, did duly consider and did recommend the approval and adoption of the hereinafter described plat, at its meeting held on the _____ day of _____, 2026; and

WHEREAS, it appears from an examination of the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, as prepared by Jeremy A. Wolbrink, a duly licensed Land Surveyor in and for the State of South Dakota, that said plat is in accordance with the system of streets and alleys set forth in the Master Plan adopted by the City Planning Commission of the City of Mitchell, South Dakota, and that such plat has been prepared according to law;

THEREFORE, be it resolved by the City Council of Mitchell, South Dakota, that the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, be and the same is hereby approved and the description set forth therein and the accompanying surveyor's certificate shall prevail.

The undersigned does hereby certify that the foregoing resolution was passed by the City of Mitchell, South Dakota, at a meeting held on the _____ day of _____, 2026.

Finance Officer/Deputy Finance Officer of the City of Mitchell



SPN

& Associates

Engineers, Planners and Surveyors
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015

A PLAT OF ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

RESOLUTION OF COUNTY PLANNING COMMISSION

WHEREAS, the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, duly licensed Land Surveyor in and for the State of South Dakota, heretofore filed in the office of the County Auditor of Davison County, South Dakota, has been submitted to the County Planning Commission of the said County of Davison, South Dakota; and

WHEREAS, the County Planning Commission, in regular meeting assembled, had duly considered said plat and finds as a fact that said plat is in conformity and does not conflict with the Master Plan for the County of Davison, South Dakota, heretofore adopted by this Commission;

NOW THEREFORE, be it resolved by the County Planning Commission of Davison County, South Dakota, that the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Jeremy A. Wolbrink, a Land Surveyor, be and the same is hereby approved and its adoption by the Board of Commissioners of the County of Davison, South Dakota, is hereby recommended.

The undersigned hereby certifies that the foregoing resolution was passed by the County Planning Commission of Davison County, South Dakota, at a meeting thereof held on the _____ day of _____, 2026.

Chairperson/Vice-Chairperson of Davison County Planning Commission

RESOLUTION BY BOARD OF COUNTY COMMISSIONERS

Be it resolved by the Board of County Commissioners of Davison County, South Dakota, that the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA which has been submitted for examination pursuant to law, is hereby approved and the County Auditor is hereby authorized and directed to endorse on such plat a copy of this Resolution and certify the same.

Dated this _____ day of _____, 2026.

Chairperson/Vice-Chairperson, Board of County Commissioners of Davison County

AUDITOR'S CERTIFICATE

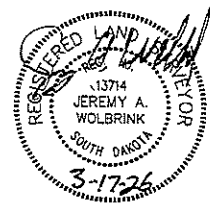
The undersigned does hereby certify that the above resolution was adopted by the Board of County Commissioners of Davison County, South Dakota, at a regular meeting held on _____, 2026, approving the above-named plat.

Auditor/Deputy Auditor, Davison County

CERTIFICATE OF HIGHWAY AUTHORITY

The location of the existing/proposed approaches is hereby approved. Any change in the location of the existing/proposed approaches shall require additional approval.

By: _____ Title: _____ Date: _____
Highway Authority



SPN & Associates
Engineers, Planners and Surveyors
2100 North Sanborn Blvd. - P.O. Box 398 Mitchell, South Dakota 57301
Phone: (605) 996-7761 Fax: (605) 996-0015

A PLAT OF ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

CERTIFICATE OF COUNTY TREASURER

The undersigned hereby certifies that all taxes which would, if not paid, be liens upon any of the land included in the within and foregoing plat, as shown by the records of this office, have been fully paid.

Treasurer/Deputy Treasurer of Davison County

Date

DIRECTOR OF EQUALIZATION

The undersigned does hereby certify that a copy of the plat of ROUNDABOUT TRACTS 1 AND 2, IN THE SE 1/4 OF SECTION 8; ROUNDABOUT TRACT 3, IN THE SW 1/4 OF SECTION 9; AND ROUNDABOUT TRACT 4, IN THE NW 1/4 OF SECTION 16; ALL IN T 103 N, R 60 W OF THE 5TH P.M., PORTIONS OF WHICH LIE WITHIN THE CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, has been received by me and is filed in this office.

Director of Equalization/Deputy Director of Equalization of Davison County

Date

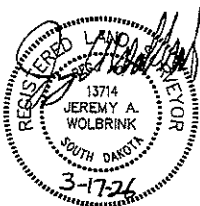
REGISTER OF DEEDS

STATE OF SOUTH DAKOTA)
)SS
COUNTY OF DAVISON)

FILED for record this ___ day of ___, 2026, at ___, and recorded in Book ___ of Plats on Page(s) ___ therein.

Register of Deeds, Davison County

By ___ Deputy



SPN

& Associates

Engineers, Planners and Surveyors

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Phone: (605) 996-7761 Fax: (605) 996-0015

