



1 Inch = 200 Feet

**LEGEND**

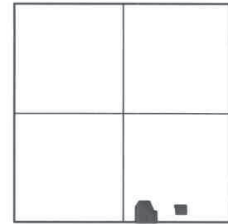
- = FOUND IRON MONUMENT
- = SET 5/8" x 18" REBAR WITH PLASTIC CAP NO. 6702
- 100' (P) = PLATTED BEARING OR DISTANCE
- 100' = MEASURED BEARING OR DISTANCE
- = SET NAIL
- ▲ = SET SURVEY SPIKE
- 4.00 CH (P) = PLATTED DISTANCE IN CHAINS
- = FOUND NAIL
- ◇ = SET 3/8" x 12" SPIKE W/WASHER P#R-6702
- WM = WITNESS MONUMENT

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

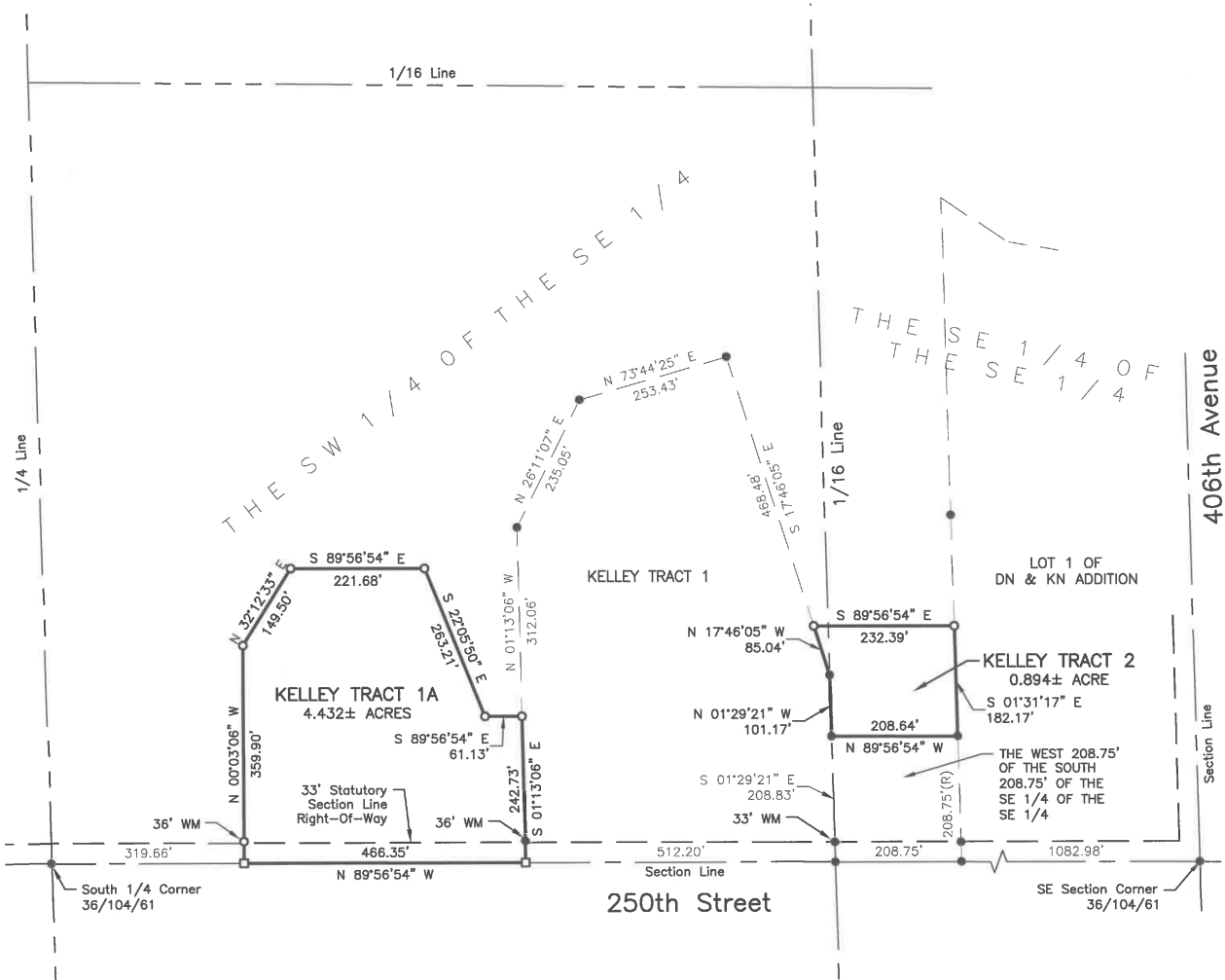
COORDINATE SYSTEM IS SOUTH DAKOTA SOUTH ZONE,  
STATE PLANE - NORTH AMERICAN  
DATUM 1983 - GEOD 12B.  
GRID BEARINGS AND GROUND DISTANCES ARE SHOWN.

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. 36, T 104 N, R 61 W



LOCATION MAP  
SCALE: 1" = 3000'



**A PLAT OF KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA**

**SURVEYOR'S CERTIFICATE**

I, Paul J. Reiland, the undersigned, do hereby certify that I am a Registered Land Surveyor in and for the State of South Dakota. At the request of the City of Mitchell, South Dakota, a South Dakota municipal corporation, as owner, and under its direction for purposes indicated therein, I did on or prior to July 7, 2022, survey those parcels of land described as follows: KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA.

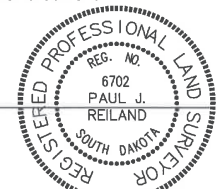
In my professional opinion and to the best of my knowledge, information and belief, the within and foregoing plat is true and correct.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

Registered Land Surveyor #SD6702



**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 KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA**

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

KNOW ALL MEN BY THESE PRESENTS that the City of Mitchell, South Dakota, a South Dakota municipal corporation, does hereby certify that it is the absolute and unqualified owner of the land included in the within and foregoing plat; the plat is of a parcel of ground located in THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA; that the plat has been made at its request and its direction for the purposes indicated therein; which said property as so surveyed and platted shall hereafter be known as KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, as shown by this plat; and The City of Mitchell hereby dedicates 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 Kelley Tracts 1A and 2 shall conform to all existing applicable zoning, subdivision, erosion, sediment control and drainage regulations and ordinances; further that there now exists 250<sup>th</sup> Street and that this plat shall dedicate a 20 foot wide access easement for ingress and egress to Kelley Tract 2 within the east 20 feet of the west 208.75 feet of the south 208.75 feet of the SE 1/4 of the SE 1/4 . 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 \_\_\_\_\_, 2022.

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

\_\_\_\_\_  
Robert B. Everson, Jr., Mayor

**CORPORATION ACKNOWLEDGMENT**

STATE OF SOUTH DAKOTA)  
  )SS  
COUNTY OF DAVISON)

On this, the \_\_\_\_\_ day of \_\_\_\_\_, 2022, before me, \_\_\_\_\_, the undersigned officer, personally appeared Robert B. Everson, Jr., 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 KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, 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 KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, 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 hereby certifies that the foregoing resolution was passed by the City Planning Commission of Mitchell, South Dakota, at a meeting thereof held on the \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Chairman/Vice-Chairman of Mitchell City Planning Commission



**& 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 KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA

## 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 \_\_\_\_\_, 2022; and

WHEREAS, it appears from an examination of the plat of KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, as prepared by Paul J. Reiland, 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 KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, prepared by Paul J. Reiland, be and the same is hereby approved and the description set forth therein and the accompanying surveyor's certificate shall prevail.

The undersigned hereby certifies that the foregoing resolution was passed by the City of Mitchell, South Dakota, at a meeting held on the \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Finance Officer/Deputy Finance Officer of the City of Mitchell

## DIRECTOR OF EQUALIZATION

I hereby certify that a copy of the plat of KELLEY TRACTS 1A AND 2, A SUBDIVISION OF THE SOUTH 1/2 OF THE SE 1/4 OF SECTION 36, T 104 N, R 61 W OF THE 5TH P.M., CITY OF MITCHELL, DAVISON COUNTY, SOUTH DAKOTA, has been received by me and is filed in my office.

\_\_\_\_\_  
Director of Equalization/Deputy Director  
of Equalization, Davison County

\_\_\_\_\_  
Date

## REGISTER OF DEEDS

STATE OF SOUTH DAKOTA)  
  )SS  
COUNTY OF DAVISON)

FILED for record this \_\_\_\_\_ day of \_\_\_\_\_, 2022, at \_\_\_\_\_, and recorded in Book \_\_\_\_\_ of Plats on Page \_\_\_\_\_ therein and recorded on Microfilm Number \_\_\_\_\_.

\_\_\_\_\_  
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

