

University of Jamestown Fine Arts Addition

A Replat of Portion of Block 6 of Jamestown College Subdivision

Within the NE1/4 of Section 25, T140N, R64W

Jamestown, North Dakota

DECLARATION

The party set forth hereon as Owner and Proprietor of the land hereinafter described, together with Daren Peterka, Interstate Engineering, Inc., a Registered Land Surveyor in the State of North Dakota, hereby declare and make known that said Owner and Proprietor recently caused to be platted a tract of land within Block 6 of Jamestown College Subdivision within the northeast quarter of Section 25, T140N, R64W of the Fifth Principal Meridian, being within the City of Jamestown, Midway Township, Stutsman County, North Dakota, hereinafter known as "University of Jamestown Fine Arts Addition". The plat thereof which is hereby shown was made by said Daren Peterka, in accordance with the statutes of the State of North Dakota and the ordinances of the City of Jamestown, North Dakota, in such case, made and provided a description of the situation and boundaries of said plat being as follows:

EXISTING PLAT BOUNDARY DESCRIPTION

A tract of land located within Block 6 of Jamestown College Subdivision within the northeast quarter of Section 25, T140N, R64W of the Fifth Principal Meridian, being within Midway Township, Stutsman County, North Dakota more particularly described as follows:

Commencing at the center of section of said Section 25; thence N89°51'21"E along the quarter line of said Section 25 a distance of 54.82 feet to the Point Of Beginning (POB); thence N00°14'36"W along the east boundary of a Dedication of Land for Highway Purposes (Document Number 167068, recorded April 14, 1939) a distance of 472.40 feet; thence N10°22'36"E a distance of 337.63 feet; thence S33°21'27"E a distance of 327.44 feet; thence S42°09'42"E a distance of 350.00 feet; thence S40°25'05"W a distance of 355.91 feet to a point on the quarter line of said Section 25; thence S89°51'21"W along the quarter line of said Section 25 a distance of 243.13 feet to the point of beginning.

Said tract of land contains 5.08 acres or 221,393 square feet, more or less.

ACCESS EASEMENT DESCRIPTION

A tract of land located within Block 6 of Jamestown College Subdivision, being 33.00 feet in width lying northerly and northeasterly of the following described line, within the northeast quarter of Section 25, T140N, R64W of the Fifth Principal Meridian, being within Midway Township, Stutsman County, North Dakota more particularly described as follows:

Commencing at the center of section of said Section 25; thence N00°14'36"W along the quarter line of said Section 25 a distance of 892.19 feet to the Point Of Beginning (POB - Easement); thence N89°45'25"E a distance of 59.72 feet; thence S33°21'27"E a distance of 105.10 feet to the north corner of Lot 1, Block 1 of University of Jamestown Fine Arts Addition; thence continuing S33°21'27"E along the northeasterly boundary of Lot 1, Block 1 of University of Jamestown Fine Arts Addition a distance of 213.03 feet to the Point Of Ending (POE - Easement).

Said tract of land contains 0.30 acres or 13,059 square feet, more or less.

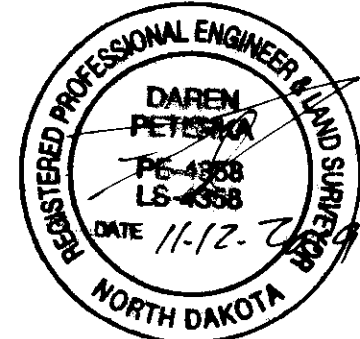
NEW DESCRIPTION

Lot 1, Block 1 of University of Jamestown Fine Arts Addition, being within the City of Jamestown, Midway Township, Stutsman County, North Dakota.

SURVEYOR'S CERTIFICATE

I, Daren Peterka, Interstate Engineering, Inc., Jamestown, North Dakota, a Registered Land Surveyor in the State of North Dakota, do hereby certify that this plat is a true and correct representation of the survey of "University of Jamestown Fine Arts Addition", being within the City of Jamestown, Midway Township, Stutsman County, North Dakota as surveyed by me or under my direct supervision and that all distances are correct, the monuments are in place as shown on the plat and the outside boundary lines are correctly designated as shown on the plat in accordance with the statutes of the State of North Dakota and the ordinances of the City of Jamestown to the best of my knowledge and belief.

In witness whereof I have hereunto set my hand this 12th day of November, 2019, A.D.

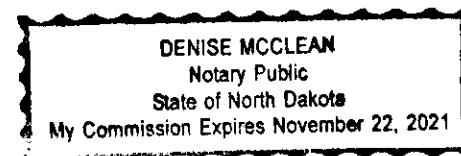


State of North Dakota)

County of Stutsman)

On this 12th day of November, 2019, A.D. before me, a Notary Public in said County and State, personally appeared Daren Peterka, known to me to be the same person described herein and who executed the within and foregoing instrument and he acknowledged to me that he executed the same.

Daren Peterka
Notary Public
State of North Dakota



ZONING CERTIFICATE OF APPROVAL

State of North Dakota)

City of Jamestown)

By a resolution duly passed by the City Planning and Zoning Commission of Jamestown, North Dakota on the 14th day of October, 2019, A.D., the shown plat of "University of Jamestown Fine Arts Addition", being within the City of Jamestown, Midway Township, Stutsman County, North Dakota was duly approved and accepted.

Dated 11-15-19

Tom R. Blackburn
Planning and Zoning Commission Secretary

David S. Skleund
Planning and Zoning Commission Chairman

ENGINEER'S CERTIFICATE OF APPROVAL

I have examined the attached plat of "University of Jamestown Fine Arts Addition", being within the City of Jamestown, Midway Township, Stutsman County, North Dakota and hereby give my approval.

Dated 11/15/19

Travis Dillman
Travis Dillman, City Engineer

OWNER'S CERTIFICATE OF APPROVAL AND DEDICATION

University of Jamestown, formerly known as Jamestown College, being the Owner and Proprietor of the above described tract of land has caused said tract of land to be platted as "University of Jamestown Fine Arts Addition" shown on the plat and do hereby agree to said platting and the dedication of easements as shown.

Polly Peterson
Dr. Polly Peterson, President

State of North Dakota)

County of Stutsman)

On this 12th day of November, 2019, A.D. before me, a Notary Public in said County and State, personally appeared Dr. Polly Peterson, President, known to me to be the same person described herein and who executed the within and foregoing instrument and acknowledged to me that she executed the same.

Andy Schultze
Notary Public
State of North Dakota



CITY OF JAMESTOWN'S CERTIFICATE OF APPROVAL

State of North Dakota)

City of Jamestown)

By a resolution duly passed by the City Council of Jamestown, North Dakota on the 4th day of November, 2019, A.D., the shown plat of the "University of Jamestown Fine Arts Addition", being within the City of Jamestown, Midway Township, Stutsman County, North Dakota was duly approved and accepted and the plat thereof ordered to be filed in the office of the County Recorder of Stutsman County and a copy of the same to be filed in the office of the City Auditor and the office of the City Engineer.

Dated 11/15/19

Sarah Hellekson
Sarah Hellekson, City Administrator

Dwaine Heinrich
Dwaine Heinrich, Mayor

All delinquent & current taxes
& special assessments are paid
and TRANSFER ACCEPTED this 25th
day of November, 2019
Michelle McLean
Stutsman County Auditor
By Denise McLean Deputy

CITY OF JAMESTOWN'S CERTIFICATE OF APPROVAL

State of North Dakota)

City of Jamestown)

By a resolution duly passed by the City Council of Jamestown, North Dakota on the 4th day of November, 2019, A.D., the shown plat of the "University of Jamestown Fine Arts Addition", being within the City of Jamestown, Midway Township, Stutsman County, North Dakota was duly approved and accepted and the plat thereof ordered to be filed in the office of the County Recorder of Stutsman County and a copy of the same to be filed in the office of the City Auditor and the office of the City Engineer.

Dated 11-15-19

Sarah Hellekson
Sarah Hellekson, City Administrator

Dwaine Heinrich
Dwaine Heinrich, Mayor

Table of Easements - Not Shown on Plat

Type	Grantee	Date	Document Number	Comments
Easement Agreement	The City of Jamestown, a corp.	March 22, 1999	X141043	Described easement is north of the parcel being platted.
Easement Agreement	The City of Jamestown, a corp.	May 27, 1999	X141948	Described easement is north of the parcel being platted.
Easement Agreement	Maple Acres Condominium Association	March 19, 2008	X182185	Described easement is north of the parcel being platted.
Electric Line Easement	Otter Tail Company, a MN corp.	March 27, 2013	X203489	Described easement is north of the parcel being platted.
City of Jamestown Stormwater Easement	City of Jamestown, ND	April 7, 2017	220547	Described easement is east of the parcel being platted.
Grant of Easement	City of Jamestown, State of North Dakota	January 17, 1961	244742	Described easement is east of the parcel being platted.
Grant of Easement	City of Jamestown, N. D.	January 17, 1961	244743	Described easement is north of the parcel being platted.
Grant and convey a right of way	City of Jamestown, North Dakota	May 4, 1961	245638	Described easement is east of the parcel being platted.
Grant of Easement	City of Jamestown, State of North Dakota	August 24, 1961	246503	Described easement is north of the parcel being platted.
Easement	City of Jamestown	June 27, 1978	X61668	Described easement is east of the parcel being platted.
Right of Way Easement	Otter Tail Company, a Minn. corp.	October 12, 1979	X66023	Described easement is east of the parcel being platted.
Easement	Jamestown College Pooled Income Fund (a Trust)	April 2, 1980	X66468	Easement terminated in 2000.
Easement	Jamestown College Pooled Income Fund (a Trust)	April 2, 1980	X66469	Easement terminated in 2000.
Easement	Jamestown College Pooled Income Fund (a Trust)	April 2, 1980	X66470	Easement terminated in 2000.
Right of Way Easement	Otter Tail Power Company, a Minn. Corp.	May 12, 1980	X66915	Described easement is north of the parcel being platted.
				Easement includes all of the parcel being platted as it includes the S1/2NE1/4 of Section 25.
Utility Easement	Montana Dakota Utilities Co., a corp	November 16, 1988	X99778	
Easement	John A. Schoeler and F. Maurine Schoeler	August 5, 1992	X113624	Described easement is north of the parcel being platted.

Revision No.	Date	By	Description

University of Jamestown Fine Arts Addition
 Within the NE1/4 of Section 25, T140N, R64W
 Jamestown, North Dakota
 Addition Plat
 Project No.: 19-07-008
 Date: November 4, 2019
 Drawn By: Daren Peterka
 Checked By: Daren Peterka

Interstate Engineering, Inc.
 P.O. Box 2035
 1903 12th Ave. S.W.
 Jamestown, N.D., 58402-2035
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 Fax (701) 252-0203
 www.interstateeng.com
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 Professionals you need, people you trust