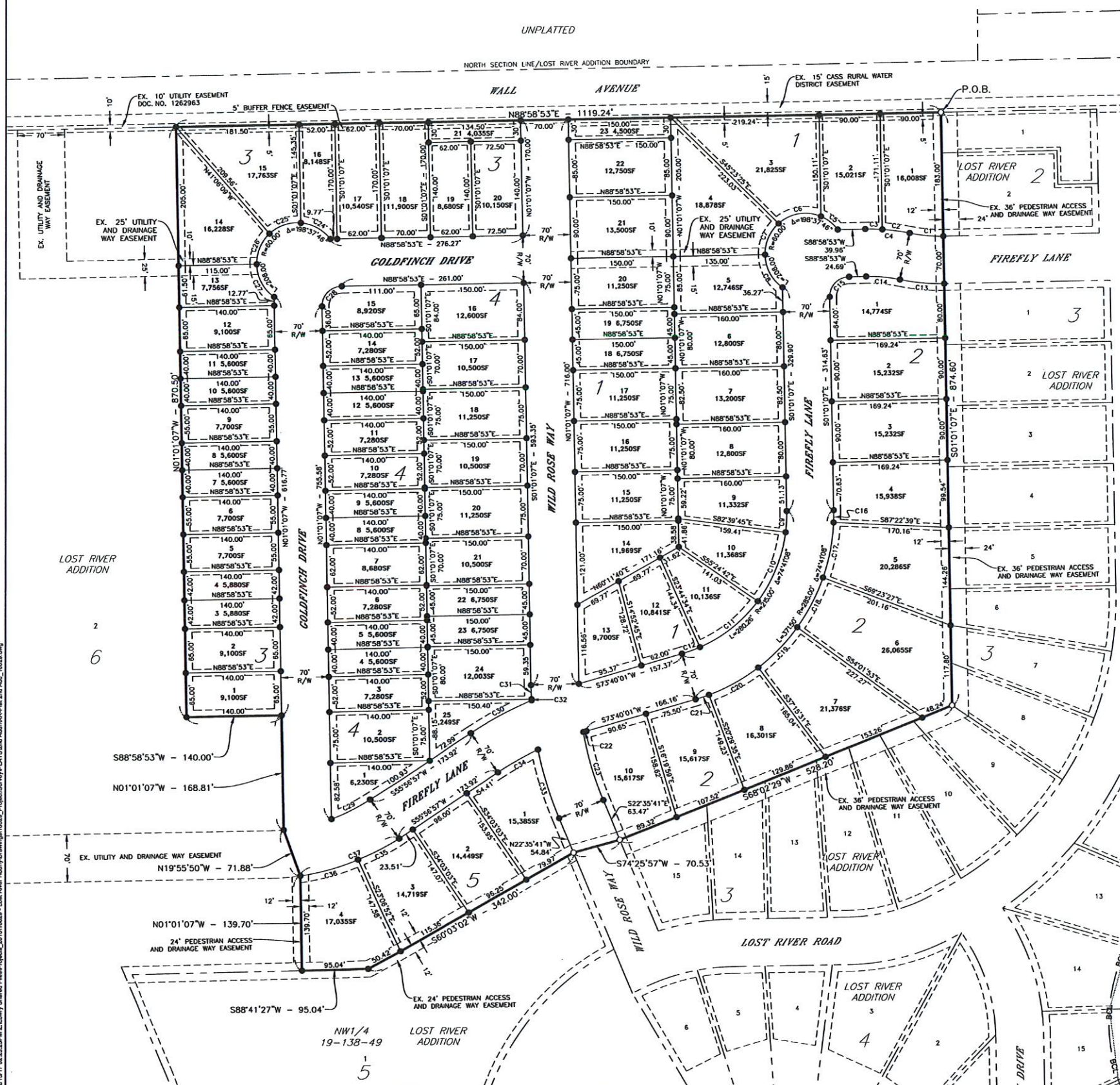


LOST RIVER SECOND ADDITION

A REPLAT OF A PART OF LOT 2, BLOCK 6, LOST RIVER ADDITION
TO THE CITY OF HORACE, CASS COUNTY, NORTH DAKOTA

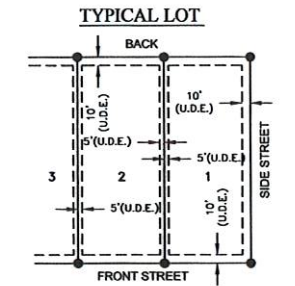


CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA
C1	50.42'	225.00'	12°50'19"
C2	40.52'	295.00'	7°52'14"
C3	25.58'	295.00'	4°58'05"
C4	66.10'	295.00'	12°50'19"
C5	31.93'	60.00'	30°29'10"
C6	67.45'	60.00'	64°24'26"
C7	51.75'	60.00'	49°25'17"
C8	56.87'	60.00'	54°18'53"
C9	31.37'	215.00'	8°21'32"
C10	110.84'	215.00'	29°32'12"
C11	110.25'	215.00'	29°22'54"
C12	27.80'	215.00'	7°24'29"
C13	66.10'	295.00'	12°50'19"
C14	50.42'	225.00'	12°50'19"
C15	45.55'	29.00'	90°00'00"
C16	18.11'	285.00'	3°38'28"
C17	83.02'	285.00'	16°41'28"
C18	82.85'	285.00'	16°39'18"
C19	83.43'	285.00'	16°46'22"

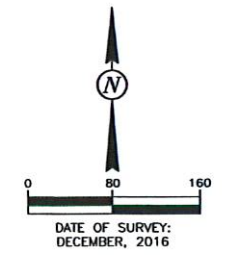
CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA
C20	83.40'	285.00'	16°45'56"
C21	20.69'	285.00'	4°09'35"
C22	4.84'	465.00'	0°35'47"
C23	104.49'	465.00'	12°52'28"
C24	50.36'	60.00'	48°05'44"
C25	50.38'	60.00'	49°09'39"
C26	50.38'	60.00'	47°03'30"
C27	56.88'	60.00'	54°18'53"
C28	45.55'	29.00'	90°00'00"
C29	61.94'	265.00'	13°23'34"
C30	100.91'	535.00'	10°48'24"
C31	20.65'	535.00'	2°12'42"
C32	1.64'	535.00'	0°10'31"
C33	105.88'	535.00'	11°20'21"
C34	67.62'	465.00'	8°19'53"
C35	63.94'	335.00'	10°56'11"
C36	86.71'	335.00'	14°49'51"
C37	150.65'	335.00'	25°46'02"



ALL UTILITY AND DRAINAGE WAY EASEMENTS ARE 10' IN WIDTH ALONG STREET FRONTAGE AND REAR LOT LINES, EXCEPT ALONG WALL AVE. RIGHT OF WAY, AND 5' ON EACH SIDE OF SIDE LOT LINES, UNLESS OTHERWISE NOTED.

PEDESTRIAN ACCESS EASEMENTS ARE 24' IN WIDTH UNLESS OTHERWISE NOTED.



- LEGEND**
- MONUMENT SET
 - MONUMENT FOUND
 - - - EX. EASEMENT
 - - - EX. PROPERTY LINE
 - - - SECTION LINE
 - - - PROPERTY BOUNDARY LINE
 - - - NEW LOT LINE
 - - - NEW EASEMENT LINE
 - 2 LOT NUMBER
 - 6 BLOCK NUMBER
 - R/W RIGHT OF WAY
 - U.D.E. UTILITY & DRAINAGE EASEMENT
 - P.A.E. PEDESTRIAN ACCESS EASEMENT
 - P.O.B. POINT OF BEGINNING

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Page: 1 of 2
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PLAT \$50.00
Christad Twechtel, P.C.

SHEET 1 OF 2

LOWRY
ENGINEERING

1111 WESTRAC DRIVE - SUITE 108
FARGO, NORTH DAKOTA 58103

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LOST RIVER SECOND ADDITION

A REPLAT OF A PART OF LOT 2, BLOCK 6, LOST RIVER ADDITION TO THE CITY OF HORACE, CASS COUNTY, NORTH DAKOTA


OWNERS' CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT WINNIE DEVELOPMENT II, INC. AND WINNIE DEVELOPMENT, LLLP ARE THE OWNER'S OF THAT PART OF LOT 2, BLOCK 6, LOST RIVER ADDITION TO THE CITY OF HORACE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 2, LOST RIVER ADDITION TO THE CITY OF HORACE, SAID PLAT BEING ON RECORD AT THE CASS COUNTY RECORDER'S OFFICE; THENCE S1°01'07"E A DISTANCE OF 874.60 FEET; THENCE S68°02'29"W A DISTANCE OF 528.20 FEET; THENCE S74°25'57"W A DISTANCE OF 70.53 FEET; THENCE S60°03'02"W A DISTANCE OF 342.00 FEET; THENCE S88°41'27"W A DISTANCE OF 95.04 FEET; THENCE N01°01'07"W A DISTANCE OF 139.70 FEET; THENCE N19°55'50"W A DISTANCE OF 71.88 FEET; THENCE N1°01'07"W A DISTANCE OF 168.81 FEET; THENCE S88°58'53"W A DISTANCE OF 140.00 FEET; THENCE N1°01'07"W A DISTANCE OF 870.50 FEET TO THE NORTH PROPERTY LINE OF LOT 2, BLOCK 6 OF SAID LOST RIVER ADDITION; THENCE N88°58'53"E A DISTANCE OF 1,119.24 FEET ALONG SAID NORTH PROPERTY LINE OF LOT 2, BLOCK 6 LOST RIVER ADDITION, TO THE POINT OF BEGINNING.

SAID OWNERS HAVE CAUSED THE ABOVE DESCRIBED TRACT OF LAND SHOWN ON THIS PLAT TO BE SURVEYED AND RE-PLATTED AS LOST RIVER SECOND ADDITION TO THE CITY OF HORACE, CASS COUNTY, NORTH DAKOTA. SAID OWNERS ALSO HEREBY DEDICATE AND CONVEY TO THE PUBLIC, FOR PUBLIC USE, ALL STREETS, AVENUES, UTILITY EASEMENTS, DRAINAGE WAY EASEMENTS, PEDESTRIAN ACCESS EASEMENTS, AND BUFFER FENCE EASEMENTS AS SHOWN ON SAID PLAT. SAID LOST RIVER SECOND ADDITION CONSISTS OF 83 LOTS, 5 BLOCKS AND CONTAINS 26.74 ACRES, MORE OR LESS TOGETHER WITH EASEMENTS AND RIGHTS OF WAY OF RECORD.

WINNIE DEVELOPMENT II, INC. CONTRACT FOR DEED VENDEE OWNER OF ALL LOTS AND BLOCKS


WINNIE DEVELOPMENT II, INC.
BY: THOMAS J. SAMUELSON
ITS: PRESIDENT


STATE OF North Dakota)
COUNTY OF CASS)SS

ON THIS 22nd DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THOMAS J. SAMUELSON, TO ME KNOWN TO BE THE PRESIDENT OF WINNIE DEVELOPMENT II, INC. DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF WINNIE DEVELOPMENT II, INC.

NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____



WINNIE DEVELOPMENT, LLLP CONTRACT FOR DEED VENDOR OWNER OF ALL LOTS AND BLOCKS


WINNIE DEVELOPMENT, LLLP
BY: THOMAS J. SAMUELSON
ITS: GENERAL PARTNER


STATE OF North Dakota)
COUNTY OF CASS)SS

ON THIS 22nd DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THOMAS J. SAMUELSON, TO ME KNOWN TO BE A GENERAL PARTNER OF WINNIE DEVELOPMENT, LLLP, THAT IS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF WINNIE DEVELOPMENT, LLLP.

NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____



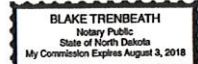
VISION BANK MORTGAGEE OF ALL LOTS AND BLOCKS


VISION BANK
BY: DANIEL CAREY
ITS: PRESIDENT

STATE OF North Dakota)
COUNTY OF CASS)SS


ON THIS 22nd DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DANIEL CAREY, TO ME KNOWN TO BE THE PRESIDENT OF VISION BANK THAT IS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF VISION BANK.

NOTARY PUBLIC, COUNTY: _____ STATE: _____
MY COMMISSION EXPIRES: _____



SURVEYORS CERTIFICATE

I, COLE A. NESET, REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NORTH DAKOTA, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS LOST RIVER 2ND ADDITION; THAT THIS PLAT IS A CORRECT REPRESENTATION OF SAID SURVEY; THAT ALL DISTANCES ARE SHOWN CORRECTLY ON SAID PLAT IN FEET AND HUNDREDTHS OF A FOOT; THAT MONUMENTS HAVE BEEN PLACED IN THE GROUND AS INDICATED FOR THE GUIDANCE OF FUTURE SURVEYS AND THAT THE EXTERIOR BOUNDARY LINES ARE CORRECTLY DESIGNATED. DATED THIS 26th DAY OF February, 2017.


COLE A. NESET,
REGISTERED LAND SURVEYOR
ND REG. NO. 7513



STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 21 DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED COLE A. NESET, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS HIS FREE ACT AND DEED.

NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA
MY COMMISSION EXPIRES: DEC. 29, 2017



CITY ENGINEER'S APPROVAL

THIS PLAT IN THE CITY OF HORACE, ND IS HEREBY APPROVED THIS 6th DAY OF February, 2017.

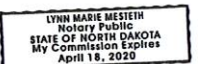

DAMON DEVILLERS
CITY ENGINEER



STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 6th DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DAMON DEVILLERS, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS CITY ENGINEER.

NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA
MY COMMISSION EXPIRES: 4-18-2020



CITY COUNCIL APPROVAL

THIS PLAT IN THE CITY OF HORACE, ND IS HEREBY APPROVED THIS 6 DAY OF February, 2017.

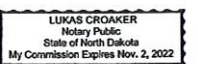

KORY PETERSON
MAYOR


VANCE KEMMER
CITY AUDITOR

STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 23 DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED KORY PETERSON, TO ME KNOWN TO BE THE MAYOR OF THE CITY OF HORACE THAT IS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF THE CITY OF HORACE.

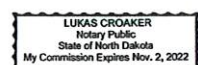
NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA
MY COMMISSION EXPIRES: 11/2/2022



STATE OF NORTH DAKOTA)
COUNTY OF CASS)

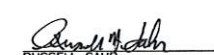
ON THIS 23 DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED VANCE KEMMER, TO ME KNOWN TO BE THE CITY AUDITOR OF THE CITY OF HORACE DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF THE CITY OF HORACE.

NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA
MY COMMISSION EXPIRES: 11/2/2022



CITY PLANNING COMMISSION APPROVAL

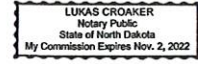
THIS PLAT IN THE CITY OF HORACE, ND IS HEREBY APPROVED THIS 24 DAY OF January, 2017.


RUSSELL SAHRE
CHAIRMAN PLANNING COMMISSION

STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 23 DAY OF February, 2017, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED RUSSELL SAHRE, TO ME KNOWN TO BE THE CHAIRMAN OF THE HORACE PLANNING COMMISSION THAT IS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF THE HORACE PLANNING COMMISSION.

NOTARY PUBLIC, COUNTY: CASS STATE: NORTH DAKOTA
MY COMMISSION EXPIRES: 11/2/2022



AUDITOR'S OFFICE
COUNTY OF CASS, NORTH DAKOTA
4/7/2017
Taxes and Special Assessments paid
and transfer entered.
 AUDITOR
D.L. DEPUTY



1506643
Page: 2 of 2
4/7/2017 8:30 AM
PLAT \$50.00
Onstad Twichell, P.C.

RECORDER'S OFFICE CASS COUNTY, ND
I CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD THIS DATE:
JEWEL A. SPIES, COUNTY RECORDER
by  , Dep. 1506643
Recorded Electronically



SHEET 2 OF 2


LOWRY
ENGINEERING
1111 WESTRAC DRIVE - SUITE 108
FARGO, NORTH DAKOTA 58103

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