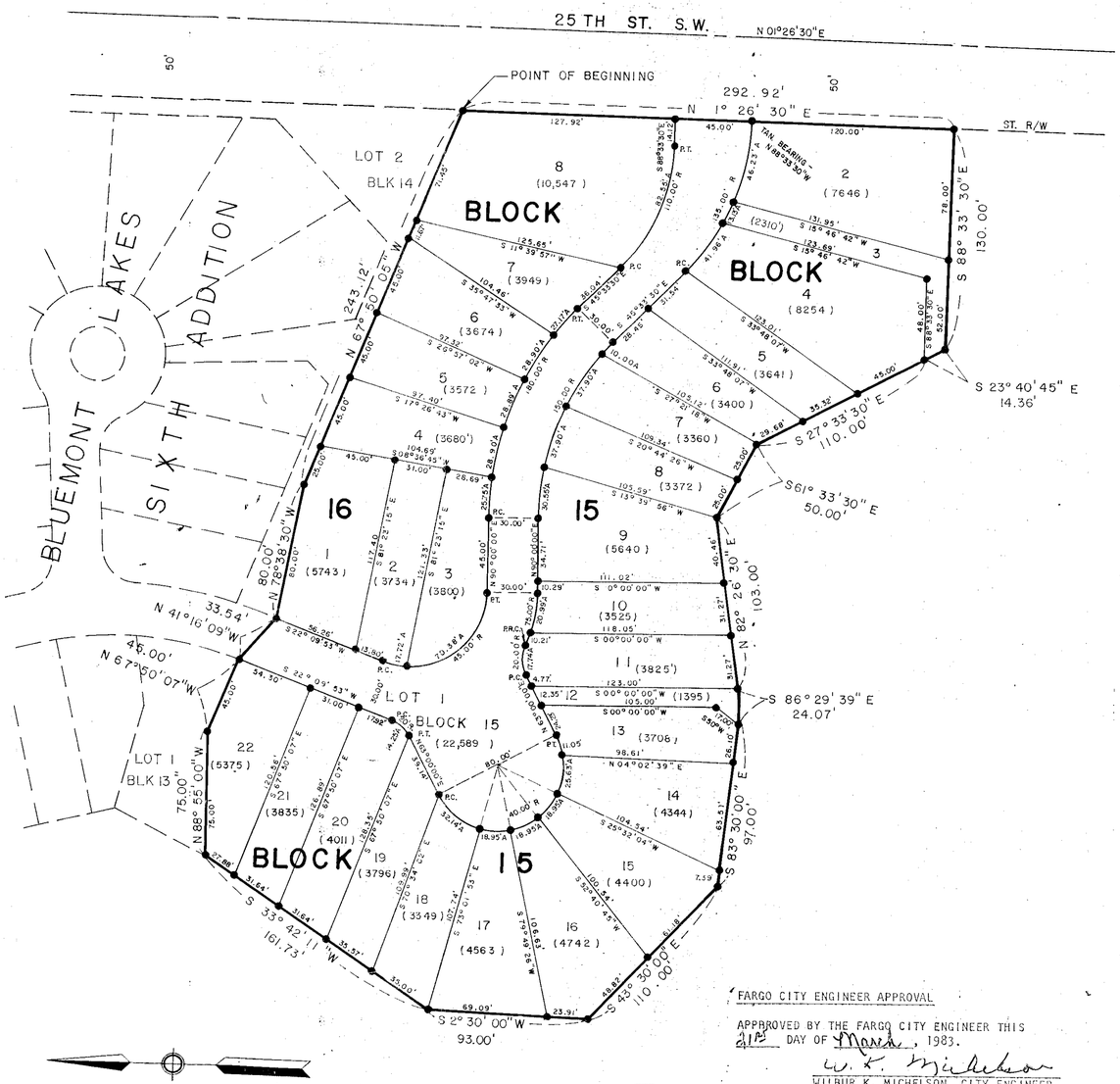


- ○ IRON MONUMENT FOUND
- ● IRON MONUMENT PLACED
- "A" – DENOTES ARC LENGTH
- "R" – DENOTES RADIUS LENGTH
- (3835) – LOT AREA IN SQUARE FEET

NSP AND BELL TELEPHONE UTILITY EASEMENTS DESCRIBED AS FOLLOWS:
ALL OF LOTS TWO (2) AND TWELVE (12), BLOCK FIFTEEN (15), AND THE FRONT AND SIDE TEN (10.00) FEET OF ALL LOTS ADJACENT TO LOT ONE (1), BLOCK FIFTEEN (15) AND TWENTY FIFTH STREET SOUTHWEST.

W. K. MICHELSON
REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR
472
NORTH DAKOTA

CAROL J. KRAFT
NOTARY PUBLIC
STATE OF NORTH DAKOTA

# PLAT OF
# BLUEMONT LAKES SEVENTH ADDITION
## TO THE CITY OF FARGO, PART OF THE SOUTHEAST QUARTER (S.E. 1/4) OF SECTION 23, TOWNSHIP 139 NORTH, RANGE 49 WEST, CASS COUNTY, NORTH DAKOTA.

CERTIFICATE

LEE SPRAGUE, BEING DULY SWORN, DEPOSES AND SAYS THAT HE IS THE REGISTERED PROFESSIONAL LAND SURVEYOR WHO PREPARED AND MADE THE ATTACHED PLAT OF "BLUEMONT LAKES SEVENTH ADDITION", THAT THE PROPERTY REPRESENTED ON THIS PLAT IS A PART OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION TWENTY THREE (23), TOWNSHIP ONE HUNDRED THIRTY NINE (139) NORTH, RANGE FORTY NINE (49) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CASS COUNTY, NORTH DAKOTA, THAT SAID ATTACHED PLAT IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY, THAT ALL DISTANCES ARE CORRECTLY SHOWN ON SAID PLAT, THAT MONUMENTS HAVE BEEN PLACED IN THE GROUND AS INDICATED FOR THE GUIDANCE OF FUTURE SURVEYS AND THAT THE EXTERIOR BOUNDARY LINES OF SAID ADDITION ARE DESCRIBED AS FOLLOWS, TO-WIT:
BEGINNING AT THE SOUTHEAST CORNER OF LOT TWO (2), BLOCK FOURTEEN (14), BLUEMONT LAKES SIXTH ADDITION; THENCE N 67°50'05" W ALONG THE SOUTH LINE OF SAID BLOCK FOURTEEN (14) FOR A DISTANCE OF TWO HUNDRED FORTY THREE AND TWELVE HUNDREDTHS (243.12) FEET; THENCE CONTINUE ALONG THE SOUTH LINE OF SAID BLOCK FOURTEEN (14) N 78°38'30"W FOR A DISTANCE OF EIGHTY (80.00) FEET; THENCE CONTINUE ALONG THE SOUTH LINE OF SAID BLOCK FOURTEEN (14) N 41°16'09" W FOR A DISTANCE OF THIRTY THREE AND FIFTY FOUR HUNDREDTHS (33.54) FEET TO THE SOUTHEAST CORNER OF LOT ONE (1), BLOCK THIRTEEN (13) OF BLUEMONT LAKES SIXTH ADDITION; THENCE N 67°50'07" W ALONG THE SOUTH LINE OF SAID BLOCK THIRTEEN (13) FOR A DISTANCE OF FORTY FIVE (45.00) FEET; THENCE CONTINUE ALONG THE SOUTH LINE OF BLOCK THIRTEEN (13) N 88°55'00" W FOR A DISTANCE OF SEVENTY FIVE (75.00) FEET TO THE SOUTHWEST CORNER OF LOT ONE (1) OF SAID BLOCK THIRTEEN (13); THENCE S 33°42'11" W FOR A DISTANCE OF ONE HUNDRED SIXTY ONE AND SEVENTY THREE HUNDREDTHS (161.73) FEET; THENCE S 02°30'00" W FOR A DISTANCE OF NINETY THREE (93.00) FEET; THENCE S 43°30'00" E FOR A DISTANCE OF ONE HUNDRED TEN (110.00) FEET; THENCE S 83°30'00" E FOR A DISTANCE OF NINETY SEVEN (97.00) FEET; THENCE S 86°29'39" E FOR A DISTANCE OF TWENTY FOUR AND SEVEN HUNDREDTHS (24.07) FEET; THENCE N 02°26'30" E FOR A DISTANCE OF ONE HUNDRED THREE (103.00) FEET; THENCE S 61°33'30" E FOR A DISTANCE OF FIFTY (50.00) FEET; THENCE S 27°33'30" E FOR A DISTANCE OF ONE HUNDRED TEN (110.00) FEET; THENCE S 23°40'45" E FOR A DISTANCE OF FOURTEEN AND THIRTY SIX HUNDREDTHS (14.36) FEET; THENCE S 88°33'30" E FOR A DISTANCE OF ONE HUNDRED THIRTY (130.00) FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF TWENTY FIFTH STREET SOUTHWEST IN THE CITY OF FARGO; THENCE N 01°26'30" E ALONG SAID RIGHT-OF-WAY OF TWENTY FIFTH STREET FOR A DISTANCE OF TWO HUNDRED NINETY TWO AND NINETY TWO HUNDREDTHS (292.92) FEET TO THE SOUTHEAST CORNER OF LOT TWO (2), BLOCK FOURTEEN (14), BLUEMONT LAKES SIXTH ADDITION, THE POINT OF BEGINNING.
SAID TRACT CONTAINS 3.44 ACRES, MORE OR LESS.

LEE SPRAGUE
REGISTERED PROFESSIONAL LAND SURVEYOR
ND REG. NO. 2383

STATE OF NORTH DAKOTA )
COUNTY OF CASS ) SS

ON THIS 9th DAY OF March, 1983, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED LEE SPRAGUE, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING CERTIFICATE AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.

Joleen Markey
NOTARY PUBLIC, CASS COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES _____
JOLEEN MARKEY
Notary Public, CASS COUNTY, N. DAK.
My Commission Expires JULY 24, 1986

DEDICATION

WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE LAND DESCRIBED IN THE "PLAT OF BLUEMONT LAKES SEVENTH ADDITION" TO THE CITY OF FARGO, A PART OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION TWENTY THREE (23), TOWNSHIP ONE HUNDRED THIRTY NINE (139) NORTH, RANGE FORTY NINE (49) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CASS COUNTY, NORTH DAKOTA, AND WE HAVE CAUSED IT TO BE SURVEYED AND PLATTED INTO LOTS AND BLOCKS AS SHOWN BY SAID PLAT AND CERTIFICATE OF LEE SPRAGUE, REGISTERED PROFESSIONAL LAND SURVEYOR, AND THAT THE DESCRIPTION AS SHOWN IN THE CERTIFICATE OF THE REGISTERED PROFESSIONAL LAND SURVEYOR IS CORRECT AND SAID ADDITION SHALL BE KNOWN AS THE "PLAT OF BLUEMONT LAKES SEVENTH ADDITION" TO THE CITY OF FARGO. WE HEREBY DEDICATE FOREVER ALL EASEMENTS AS SHOWN ON SAID PLAT TO THE USE OF THE PUBLIC.

CENTRAL PRAIRIE INVESTMENT CO.
David S. Paulson
DAVID S. PAULSON, PRESIDENT
VICE

STATE OF NORTH DAKOTA )
COUNTY OF CASS ) SS

ON THIS 9th DAY OF March, 1983, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DAVID S. PAULSON, PRESIDENT OF CENTRAL PRAIRIE INVESTMENT CO., KNOWN TO ME TO BE THE PRESIDENT OF THE CORPORATION THAT IS DESCRIBED IN AND THAT EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

Joleen Markey
NOTARY PUBLIC, CASS COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES _____
JOLEEN MARKEY
Notary Public, CASS COUNTY, N. DAK.
My Commission Expires JULY 24, 1986

FARGO PLANNING COMMISSION APPROVAL

APPROVED BY THE FARGO PLANNING COMMISSION THIS 11 DAY OF March, 1983.

Phyllis Bancroft
PHYLLIS BANCROFT, CHAIRMAN

STATE OF NORTH DAKOTA )
COUNTY OF CASS ) SS

ON THIS 11th DAY OF March, 1983, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED PHYLLIS BANCROFT, CHAIRMAN OF THE FARGO PLANNING COMMISSION, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME IN THE NAME OF THE FARGO PLANNING COMMISSION.

Carol J. Kraft
NOTARY PUBLIC, CASS COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES Sept 11, 1985

CAROL J. KRAFT NOTARY PUBLIC STATE OF NORTH DAKOTA

FARGO CITY ENGINEER APPROVAL

APPROVED BY THE FARGO CITY ENGINEER THIS 21st DAY OF March, 1983.

W. K. Michelson
WILBUR K. MICHELSON, CITY ENGINEER

STATE OF NORTH DAKOTA )
COUNTY OF CASS ) SS

ON THIS 21st DAY OF March, 1983, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED WILBUR K. MICHELSON, CITY ENGINEER, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.

Carol J. Kraft
NOTARY PUBLIC, CASS COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES Sept. 11, 1985

COUNTY AUDITOR'S TAX RECORD

I HEREBY CERTIFY THAT ALL DELIQUENT TAXES AND SPECIAL ASSESSMENTS ON THE ABOVE PLAT ARE PAID AND TRANSFERS ENTERED. April 28, 1983

Duane E. Hoehn, by Brenda Deputy
DUANE HOEHN, CASS COUNTY AUDITOR

FARGO CITY COMMISSION APPROVAL

APPROVED BY THE FARGO CITY COMMISSION THIS 18th DAY OF April, 1983.

F. R. Fahrlander
FRANK R. FAHRLANDER, CITY AUDITOR

Jon G. Lindgren
JON G. LINDGREN, CHAIRMAN OF THE FARGO CITY COMMISSION

STATE OF NORTH DAKOTA )
COUNTY OF CASS ) SS

ON THIS 18th DAY OF April, 1983, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED JON G. LINDGREN, CHAIRMAN OF THE FARGO CITY COMMISSION AND FRANK R. FAHRLANDER, CITY AUDITOR, KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THE NAME OF THE CITY OF FARGO.

Carol J. Kraft
NOTARY PUBLIC, CASS COUNTY, NORTH DAKOTA
MY COMMISSION EXPIRES June 11, 1985

CAROL J. KRAFT NOTARY PUBLIC STATE OF NORTH DAKOTA

DOCUMENT NO. 598933
STATE OF NORTH DAKOTA
COUNTY OF CASS
#8.90

I HEREBY CERTIFY THAT THE ABOVE INSTRUMENT WAS FILED IN THIS OFFICE FOR RECORD ON THIS 28 DAY OF April, A.D. 1983 AT 10:30 O'CLOCK A M AND WAS RECORDED IN BOOK M OF Plats PAGE 3
Deanna Kensrud
REGISTER OF DEEDS
BY _____ DEPUTY

M-3