

DATE: 4/3/06

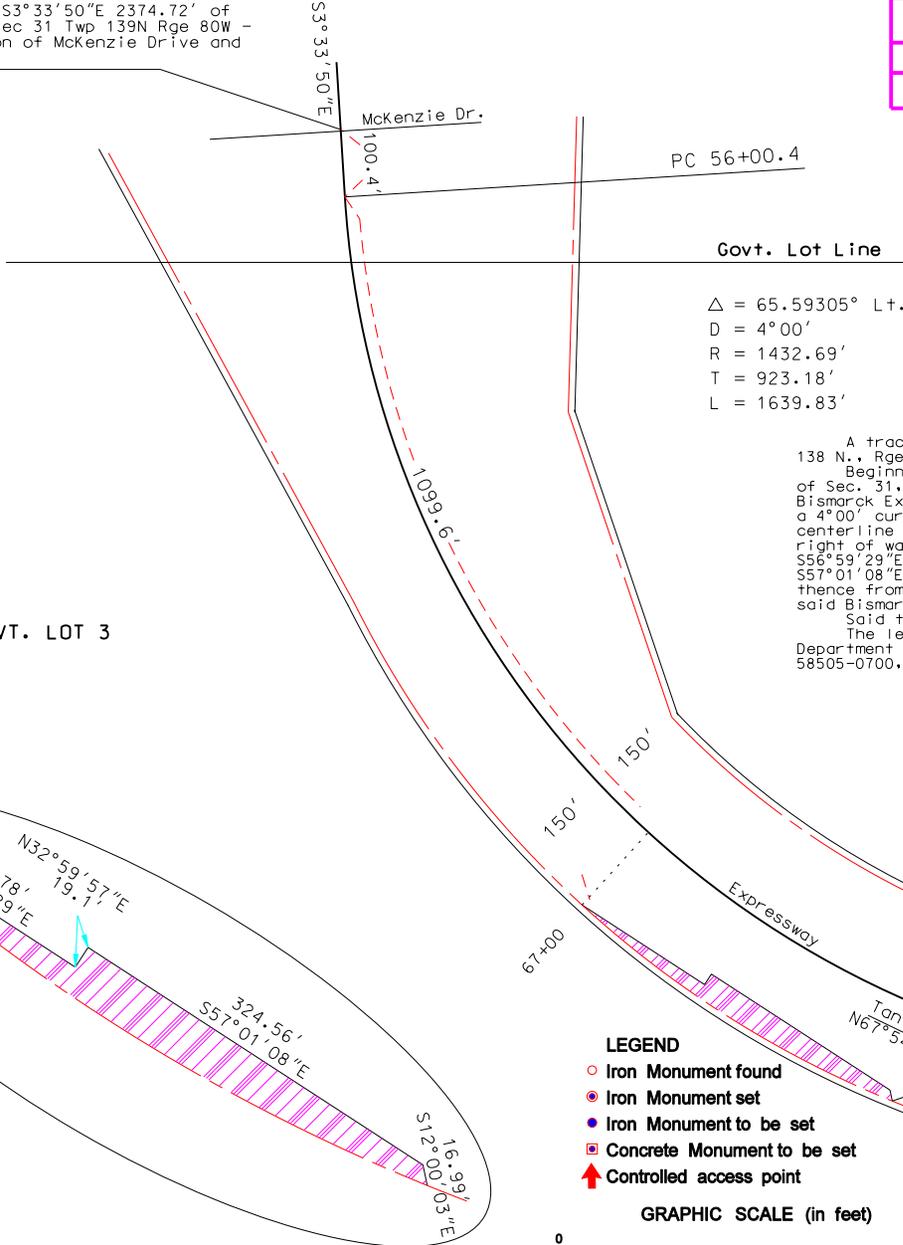
CHECKED BY L.S.: Lou Ann Adams

DATE: 11-22-03

PLAT MADE BY: Dwight Monger

DATE SURVEY WAS COMPLETED:

A point 231.5' east and S3°33'50"E 2374.72' of the south 1/4 corner of Sec 31 Twp 139N Rge 80W - Which is the intersection of McKenzie Drive and Bismarck Expressway



PROJECT NO.	PCN	PARCEL	PLAT NO.	SUPPLEMENTS
I-194-4(035)	00000	3B-1	3B of 13	NONE
MILE 001				

Broken Oar

$\Delta = 65.59305^\circ$  Lt.  
 $D = 4^\circ 00'$   
 $R = 1432.69'$   
 $T = 923.18'$   
 $L = 1639.83'$

Parcel No. 3B-1

A tract of land lying in Lot 2 of Government Lot 3 in the SE1/4 of Sec. 6, Twp. 138 N., Rge. 80 W., 5th P.M., said tract being described as follows:  
 Beginning at a point 231.5 ft. east and 2,374.72 ft. S3°33'50"E of the S1/4 corner of Sec. 31, Twp. 139 N., Rge. 80 W., which is the intersection of McKenzie Drive and Bismarck Expressway (I-194), thence S3°33'50"E a distance of 100.4 ft., thence along a 4°00' curve to the left a distance of 1,099.6 ft., thence 90° southwesterly from the centerline of Bismarck Expressway a distance of 150.0 ft. to a point on the southwest right of way of Bismarck Expressway which is the point of beginning; thence running S56°59'29"E a distance of 222.78 ft., thence N32°59'57"E a distance of 19.1 ft., thence S57°01'08"E a distance of 324.56 ft., thence S12°00'03"E a distance of 16.99 ft., thence from a tangent bearing of N67°54'44"W along the southwest right of way line of said Bismarck Expressway to the point of beginning.  
 Said tract is shown on the plat as Parcel No. 3B-1 and contains 0.32 acres.  
 The legal description was prepared by Dwight Monger, North Dakota Department of Transportation, 608 East Boulevard Avenue, Bismarck, North Dakota, 58505-0700, or obtained from a previously recorded instrument.

LOT 2 OF GOVT. LOT 3

**LOT 2 OF GOVT. LOT 3**  
**of the SE 1/4 6-138-80**  
**PARCEL NO. 3B-1** **13,939 SF**  
**0.32 ACRES**

Lease to:  
**B & B INC., dba Broken Oar**  
 Marina bay  
 Mandan, ND 58554  
 8/1/05

NORTH DAKOTA  
 DEPARTMENT OF TRANSPORTATION

**RIGHT OF WAY PLAT**

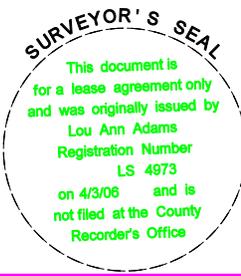
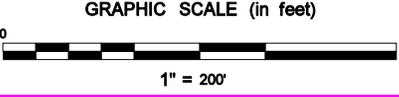
PROJECT NO. I-194-4(035)001

MORTON COUNTY

APPROVED

DATE \_\_\_\_\_

- LEGEND**
- Iron Monument found
  - Iron Monument set
  - Iron Monument to be set
  - Concrete Monument to be set
  - Controlled access point



Basis of bearing is:

All coordinates on this sheet are They are derived from the

Assumed Coordinates