

**Marshall County Planning & Zoning**  
**STAFF REPORT**  
**June 30, 2020**

**Issue #1 Variance for Building Setback**

**OWNER/APPLICANT:** Timothy J. and Kathleen A. Tracy

**PROPERTY DESCRIPTION:** Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W

**CURRENT ZONING:** Agricultural (Ag)

**SURROUNDING ZONING:** Agricultural (Ag) and Residential (R-1)

**REQUEST:** Timothy J. and Kathleen A. Tracy have requested a variance to build a garage 20ft from the access road right-of-way instead of the 60ft requirement, per the Marshall County Zoning Ordinance.

**HISTORY/ISSUE(S):**

1. The parcel of land which would contain the proposed garage is Zoned as Agricultural and contains 19.25 acres. The applicant's home sits on Lots 2 and 3 on the South side of the access road and is Zoned as Residential.
2. The road is a span of 30ft.
3. There is a Grant of Easement for Waterfowl Habitat Protection on the land in question, which states you cannot build on this grassland easement, "unless prior approval in writing is granted by the U.S. Fish and Wildlife Service." This easement is recorded in Book HHM, page 359-364 in the Register of Deeds Office. The applicant has been granted written permission from a Wildlife Refuge Manager. (see file)
4. Marshall County Ordinance requires new structures to be placed a minimum of 60ft from other public road right-of-way's.
5. No written comments or objections were received prior to the hearing.
6. Staff Recommendation – 40' variance to the right-of-way line setback. The Board could table, deny or approve the request. If the Board chooses to approve the variance, it could use the following findings, similar to those used in previous approvals of setback requirements in the Ag District.
  - a. The Board has granted similar road variances in the past, when the neighbors had no objections. Similar road variances allowed – 18' for J. Carlson 4/2020, 20' for K. Duerre 5/12, 18' for P. Nelson 10/12 \*Note: this example is given due to the lot being directly East of the applicant's property in Sigaty's First Addition\* and 20' for J. Cooper 8/11.
  - b. The Board would consider approving other similar requests meeting the unique circumstances.

If the Board chooses to deny the variance, it could use the following findings, similar to those used in previous denials of setback variances.

- a. The lot and situation are not so unique to necessitate the relaxation for the setback requirement.
- b. The granting of this variance would confer upon the applicant special privilege denied to others in the Ag District.

**Action Item – 40' variance to the right-of-way line setback.**

## NOTICE OF HEARING - APPLICATION FOR VARIANCE

Notice is hereby given that the Marshall County Planning & Zoning Board will meet on June 30, 2020 at 9:10 a.m. at the Marshall County Courthouse Commissioners Chambers, concerning the following application for variance from the Marshall County Zoning Ordinance.

Timothy J. and Kathleen A. Tracy have requested a variance to build a garage on the property described as Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W. The petitioner is asking to build the garage 20ft from the access road right-of-way instead of the 60ft requirement, per the Marshall County Zoning Ordinance.

Erin Collins-Miles  
Planning & Zoning Administrator

Published once at the approximate cost of

*For publication: June 10, 2020*

1T(June 10)  
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Erin Collins-Miles, Planning & Zoning Administrator  
Published once at the approximate cost of \$9.29.

MARSHALL COUNTY PLANNING & ZONING BOARD  
P.O.BOX 9  
BRITTON, SOUTH DAKOTA 57430  
Office | 605.448.7540  
Cell | 605.824.8014

June 10, 2020

Dear Property Owner,

Timothy J. and Kathleen A. Tracy have requested a variance to build a garage on the property described as Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W. The petitioner is asking to build the garage 20ft from the access road right-of-way instead of the 60ft requirement, per the Marshall County Zoning Ordinance.

A hearing will be held at the Marshall County Courthouse, Commissioners Chambers on June 30, 2020 at 9:10 a.m., to approve or disapprove the variance application.

As an adjacent landowner, you are being notified of the hearing. If you have any questions, please contact my office. Any comments or concerns should be stated in writing and forwarded to my office or expressed at the scheduled hearing.

Sincerely,

Erin Collins-Miles  
Planning and Zoning Administrator

**Sent to the following adjacent landowners on 6/10/2020:**

Gary and Scott Gangle – 11624 SD HWY 25 Lake City, SD 57247

Sherry Buss and Dawn Nicholson – 43776 Northside Drive Lake City, SD

Pauline Nelson - 6120 South 34<sup>th</sup> Street Lincoln, NE 68516

Patrick and Jennifer Timm – 704 Stewart Dr Aberdeen, SD 57401

Waubay National Wildlife Refuge c/o Bradley Johnson – 44401 134A Street Waubay, SD 57237

GF&P Habitat Sec. – 523 E Capitol Ave Pierre, SD 57501

## MARSHALL COUNTY APPLICATION FOR VARIANCE

DATE: June 8, 2020

To: Marshall County Planning and Zoning Commission  
PO Box 9  
Britton, SD 57430

The undersigned do hereby request a variance from the Marshall County Zoning Ordinance to build (or set) Garage within 45 <sup>20</sup> feet of a (circle applicable): Twp Rd, County Rd, Federal or State Hwy, Other Rd, Lot Line or High Water Mark.

Structure would be located on (legal description): Section 20, Lake Township 126N, Range 55W  
District 25454 Block 2 in SE1/4 NE1/4 (19.25 acres)

Reason: I would like to build a 32X48 garage. I will be making this property my permanent home next year. The property to the south is a private road that has 2 permanent and 2 seasonal homes to the south. The property to the north is an ag property and to the east is GFP. I am asking for a variance to the private road. Several other properties along this road do not meet the setback requirements.

Applicant Name: Timothy J & Kathleen A Tracy Phone: 605-202-0678  
Address: 204 S. Walker Street Vermillion, SD 57069  
Applicant Signature: Timothy J. Tracy  
Owner Signature (if different than applicant): \_\_\_\_\_

### For Internal Office Use Only:

Date Received: 6-8-2020 Fees(non-refundable): \$150.00 Paid: YES NO  
Inspection Report: See Staff report

Date of Hearing by Planning and Zoning Commission: June 30, 2020  
Action taken by Planning and Zoning Commission: \_\_\_\_\_

Plat:

of Block 1 in the NE1/4NE1/4 and in the SE1/4NE1/4,  
and of Block 2 in the SE1/4NE1/4 Section 20, T126N,  
R55W of the 5th P.M., Marshall County, SD

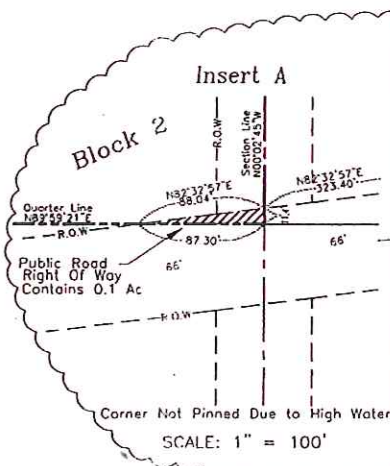
Section 17

Section 16

Section 20

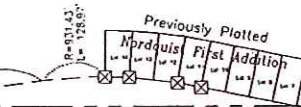
Section 21

Previously Plotted  
Sigaly's First Addition = 2.0 Ac  
Block 1 = 59.0 AC  
Block 1 R.O.W. = 2.45 Ac.  
Block 2 = 19.25 Ac.  
Block 2 R.O.W. = 0.53 Ac.



SCALE: 1" = 300'

○ = CAPPED IRON PIN SET  
⊗ = RECOVERED MONUMENT  
△ = STEEL FENCE POST SET



ROY LAKE

HOLTON ENGINEERING INC.

DRAWN: 3-19-10 FIELD: 3-15-10 512 VETERANS AVE. SISSETON, SD PH. 1-605-698-3850 2012655-P270

5-35 Slide 138

### OWNERS CERTIFICATE

We the undersigned, hereby certify that we are the absolute and unqualified owners of Block 1 in the NE1/4NE1/4 and in the SE1/4NE1/4, and of Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W of the 5<sup>th</sup> P.M., Marshall County, South Dakota, as indicated on the attached Plat. We further certify that the above described property was Surveyed and Platted at our request and under our direction and that the development of this land shall conform to all existing applicable zoning, subdivision and erosion and sediment control regulations. Said property as Surveyed and Platted shall be hereafter known as Block 1 in the NE1/4NE1/4 and in the SE1/4NE1/4, and of Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W of the 5<sup>th</sup> P.M., Marshall County, South Dakota.

Dated this 25 day of March, 2010.

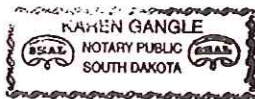
Vincent Sigaty  
Bonita Sigaty

### ACKNOWLEDGMENT

State of SOUTH DAKOTA

County of MARSHALL

On this 25<sup>th</sup> day of March, 2010 personally appeared Vincent Sigaty & Bonita Sigaty aka Bonnie Sigaty satisfactorily proven to be the person whose name is inscribed to the within instrument and acknowledged to me that they executed the same.



Karen Gangle  
My Commission expires: 9-9-11

### SURVEYORS CERTIFICATE

I, Larry J. Holton, a Registered Engineer and Land Surveyor in the State of South Dakota do hereby certify that at the request of the Owner, I have supervised the Surveying and Platting of Block 1 in the NE1/4NE1/4 and in the SE1/4NE1/4, and of Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W of the 5<sup>th</sup> P.M., Marshall County, South Dakota as shown on the attached plat and that I have supervised the setting of iron pins with caps as shown and that said survey and plat are true and correct.

Dated this 24 day of March, 2010.



## RESOLUTION BY THE MARSHALL COUNTY PLAN COMMISSION

On motion made and carried the following was adopted: "Be it resolved by the County Plan Commission of Marshall County, South Dakota in regular session assembled that the Plat of Block 1 in the NE1/4NE1/4 and in the SE1/4NE1/4, and of Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W of the 5<sup>th</sup> P.M., Marshall County, South Dakota be approved this 30 day of March, 2010 in accordance with the provisions of SDCL, Chapter 11-22-2 and all acts amendatory thereto." I, Keith Hupke, Chairman Marshall County Plan Commission certify that the fore going is a true copy of the resolution adopted by the Board of Marshall County Plan Commission at a meeting of the Board held on this 30 day of March, 2009.

Keith Hupke  
Chairman Marshall County Plan Commission

## RESOLUTION BY THE BOARD OF COUNTY COMMISSION MARSHALL COUNTY SOUTH DAKOTA

On motion made and carried the following resolution was adopted: "Be it resolved by the Board of County Commissioners of Marshall County, South Dakota in regular meeting assembled that the Plat of Block 1 in the NE1/4NE1/4 and in the SE1/4NE1/4, and of Block 2 in the SE1/4NE1/4 Section 20, T126N, R55W 4, Section 21, T125N, R56W of the 5<sup>th</sup> P.M., Marshall County, South Dakota be approved this 30 day of March, 2010. "In accordance with the provisions of SDCL 11-3 and all acts amendatory thereto. I, Julie Hagen, County Auditor of Marshall County, South Dakota, certify that this is a true copy of the resolution adopted by the Board of Commissioners of Marshall County, South Dakota.

Dated this 30 day of March, 2010.

Julie Hagen  
County Auditor, Marshall County

## TREASURERS CERTIFICATE

I, Ruby Hagen, Treasurer of Marshall County, South Dakota certify that all taxes which are liens upon the land included in the attached plat are shown by my records to be fully paid.

Dated this 30 day of March, 2010.

Ruby Hagen  
Treasurer, Marshall County



## DIRECTOR OF EQUALIZATION CERTIFICATE

I, Jeanne Goleman, Director of Equalization, Marshall County, South Dakota certify that I have received a copy of the attached plat as to be filed.

Dated this 30 day of March, 2010.

Jeanne Goleman  
Director of Equalization, Marshall County

58068

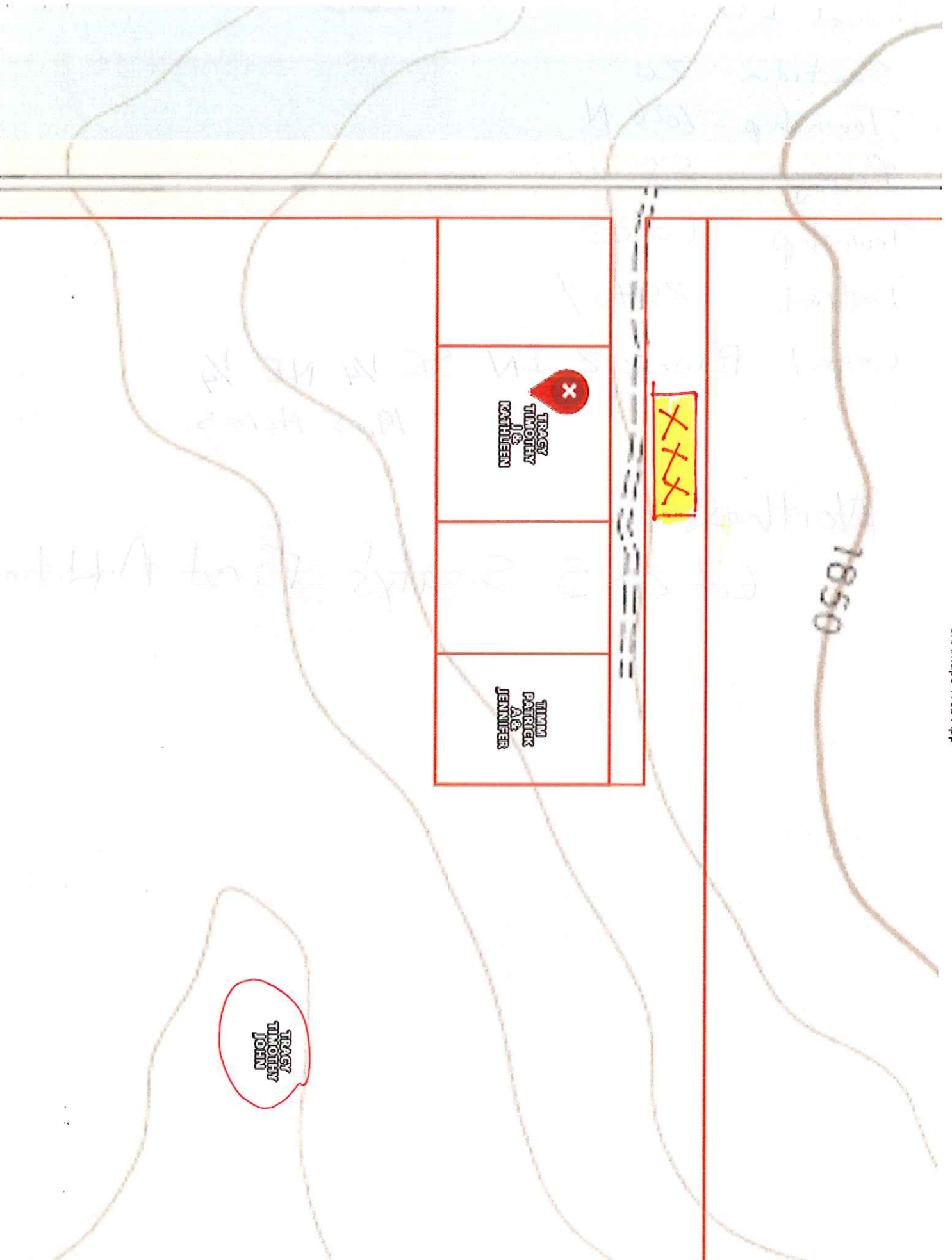
## REGISTER OF DEEDS CERTIFICATE

I, Marlene Sime, Register of Deeds, Marshall County, South Dakota certify that I have received the original copy of the attached plat on this 30 day of March, 2010 at 9:50 o'clock A.M., recorded in Book 5, Page 35.

Fees - \$20.00

Marlene Sime  
Register of Deeds, Marshall County







WATERTOWN, 2100 9TH AVE SE, WATERTOWN, SD, 605-886-0280

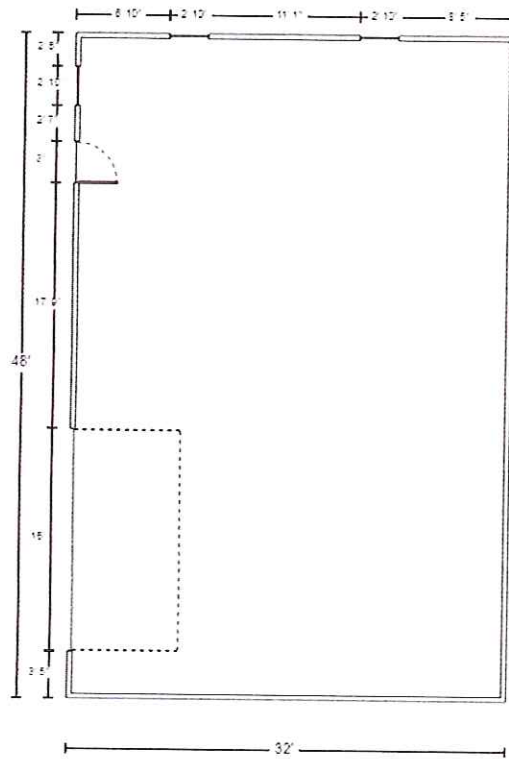
## Garage Floor Plan

\*\*Illustration may not depict all selections.

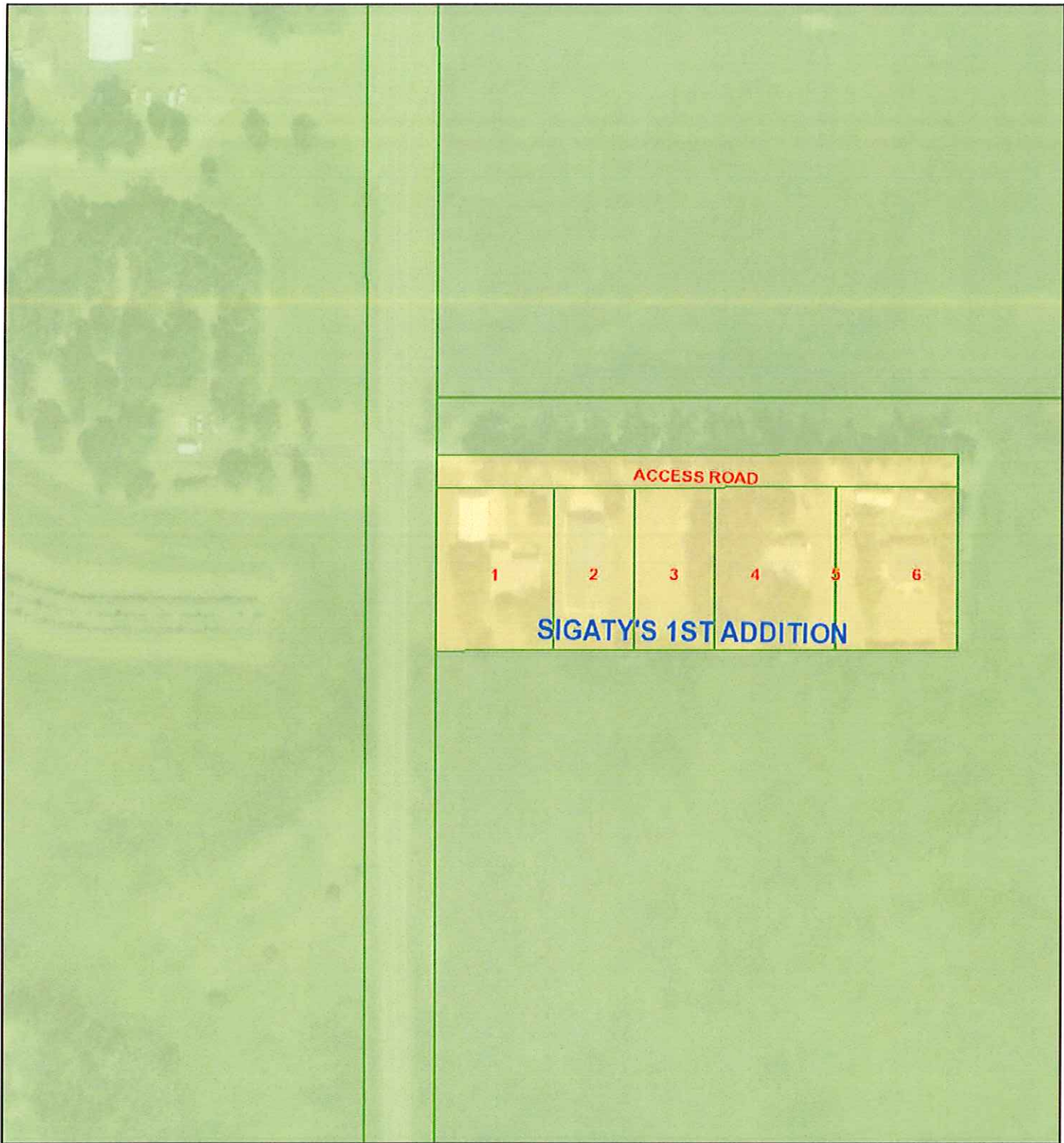
Endwall A

Sidewall  
C

Sidewall  
D



# Web AppBuilder for ArcGIS



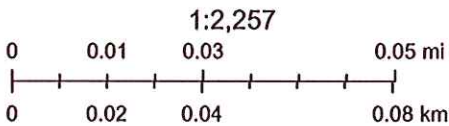
June 22, 2020

- PARCELS
- CITY\_LIMIT
- TOWNSHIPS

## ZONING

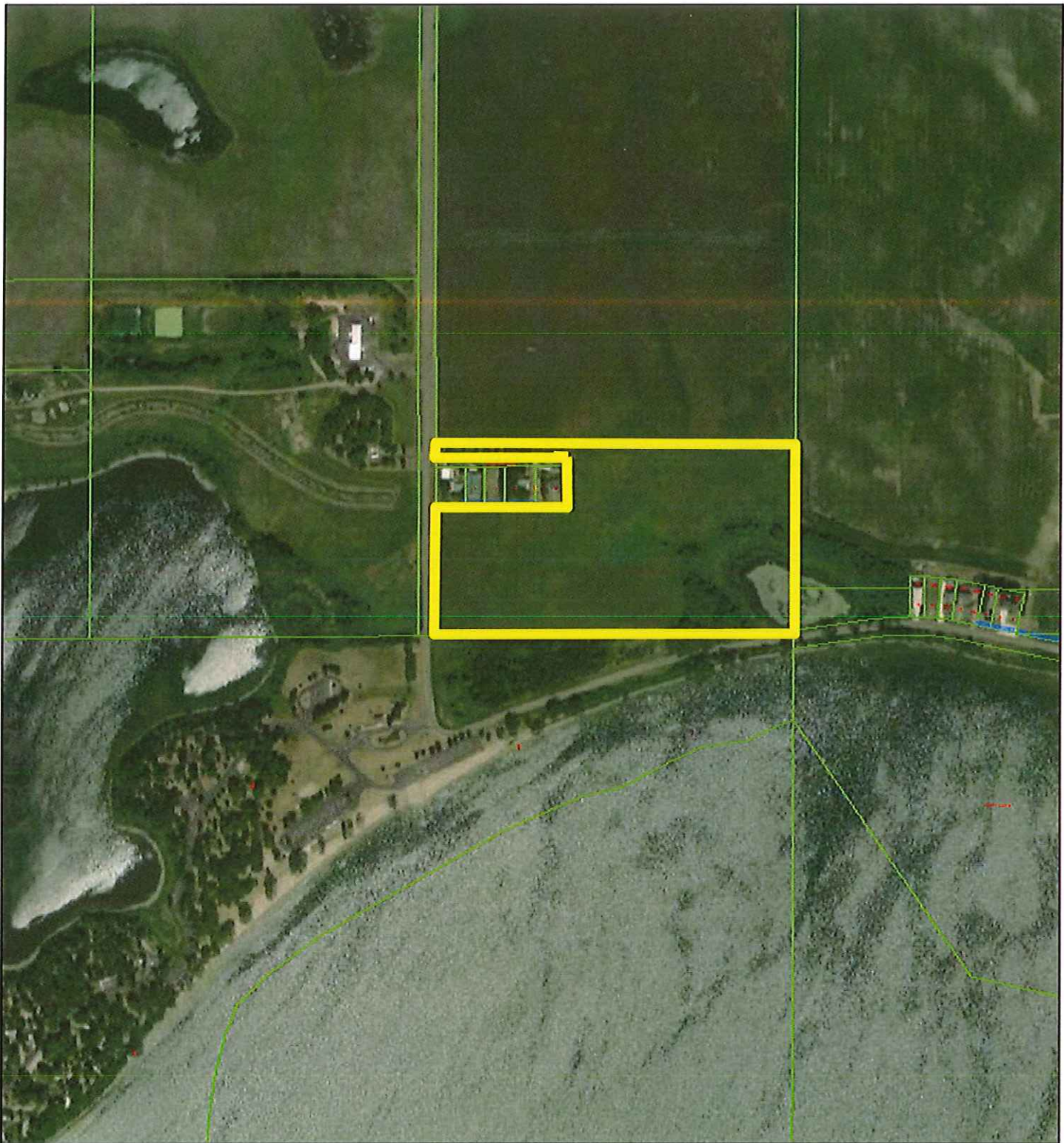
- Agricultural District
- Agricultural Fringe Protection District

- Commercial District
- General Industrial District
- Highway Commercial District
- Lake Front Residential District
- Residential District



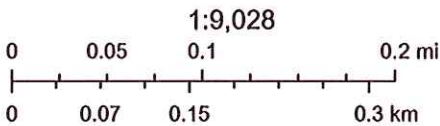
Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

# Web AppBuilder for ArcGIS



June 22, 2020

- PARCELS
- CITY\_LIMIT
- TOWNSHIPS



Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Variance – Tim and Kathleen Tracy







Deacon Timothy Tracy <dcntimothytracy@sfcatholic.org>

## Re: [EXTERNAL] Plat of Land by Roy Lake

Johnson, Brad <brad\_johnson@fws.gov>

Thu, May 28, 2020 at 1:52 PM

To: Deacon Timothy Tracy <dcntimothytracy@sfcatholic.org>

I have received verbal confirmation that the paperwork I submitted has been approved. I have not received signed copies, but I am willing to provide you with this email as permission to proceed with your project.

Bradley Johnson  
Wildlife Refuge Manager  
Waubesa NW  
605/947-4521 office  
605/880-3792 cell

From: Johnson, Brad <brad\_johnson@fws.gov>

Sent: Tuesday, April 28, 2020 10:26 AM

To: Deacon Timothy Tracy <dcntimothytracy@sfcatholic.org>

[Quoted text hidden]

[Quoted text hidden]

Grassland Easement  
November 1989

UNITED STATES DEPARTMENT OF THE INTERIOR  
U.S. FISH AND WILDLIFE SERVICE  
GRANT OF EASEMENT FOR WATERFOWL HABITAT PROTECTION

THIS INDENTURE, by and between Vincent Sigaty also known as Vincent T. Sigaty and Bonita Sigaty also known as Bonita F. Sigaty, his wife, of Lake City, SD

36111 STATE OF SOUTH DAKOTA, COUNTY OF MARSHALL - SS  
FILED THIS 11 DAY OF MAY 1994 AT 1:05 P.M. BOOK HHM PAGE 364  
FEE \$15.00  
REGISTER OF DEEDS DEPUTY

hereinafter referred to as Grantors, and the UNITED STATES OF AMERICA, acting by and through the Secretary of the Interior or his authorized representative.

WITNESSETH:

WHEREAS, the Migratory Bird Hunting and Conservation Stamp Act, 16 U.S.C. 718d(c); the Fish and Wildlife Act of 1956, 16 U.S.C. 742a-742j; the Emergency Wetlands Resources Act of 1986, 16 U.S.C. 3901; and the Land and Water Conservation Fund Act, 16 U.S.C. 4601-9(a)(1), authorize the Secretary of the Interior to acquire lands and waters or interests therein for the development, advancement, management, conservation, and protection of fish and wildlife resources. The purpose of this easement is to protect the habitat quality of the lands described on Exhibit A and such lands shall be maintained to provide cover, especially nesting cover, and food for a varied array of aquatic, terrestrial, and avian wildlife, particularly waterfowl, and threatened and endangered species. The lands described on Exhibit A are hereinafter referred to as a wildlife management area, and

WHEREAS, the lands described below contain habitat suitable for use as wildlife management areas.

NOW, THEREFORE, for and in consideration of the sum of Forty Nine Thousand Nine Hundred --- Dollars (\$49,900.00), the Grantors hereby grant to the United States, commencing with the acceptance of this Indenture by the Secretary of the Interior or his authorized representative, an easement which includes a right of use for the maintenance of the lands described on Exhibit A, as wildlife management areas, in perpetuity, including the right of ingress to and egress on, over, across the through any and all lands of the Grantors, as described below, by authorized representatives of the United States. No rights herein are granted to the general public for access to or entry upon the land subject to this grant of easement for any purpose. The lands described on Exhibit A are located within, and the aforementioned right of ingress and egress extends on, over, across and through any and all lands within the following-described legal subdivision(s) in Marshall County, State of South Dakota, to-wit:

T. 126 N., R. 55 W., 5th P.M.

Sec. 17, SE $\frac{1}{4}$ SE $\frac{1}{4}$ , N $\frac{1}{2}$ SE $\frac{1}{4}$ , N $\frac{1}{2}$ SW $\frac{1}{4}$ , N $\frac{1}{2}$ SW $\frac{1}{4}$ , SE $\frac{1}{4}$ SE $\frac{1}{4}$ , E $\frac{1}{2}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ , SW $\frac{1}{4}$ SW $\frac{1}{4}$ , N $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ ,

18, E $\frac{1}{2}$ SE $\frac{1}{4}$ , S $\frac{1}{2}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ , SW $\frac{1}{4}$ SE $\frac{1}{4}$  except that portion lying W & S of the roadway described in the Warranty Deed filed and recorded in Book A-15 page 133 on October 27, 1971, Marshall County Records,

19, NE $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ , NE $\frac{1}{4}$ NE $\frac{1}{4}$  except the SW $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$ , Sec. 20, N $\frac{1}{2}$ NE $\frac{1}{4}$ , N $\frac{1}{2}$ NW $\frac{1}{4}$ , N 20 rods of the S $\frac{1}{2}$ NW $\frac{1}{4}$ , SE $\frac{1}{4}$ NE $\frac{1}{4}$  except lots 1 - 6 of Sigaty's First Addition filed in Plat Book 3 page 113 on 8-28-1979, Marshall County Records.

Subject, however, to all valid existing rights-of-way for highways, roads, railroads, pipelines, canals, laterals, electrical transmission lines, telegraph and telephone lines, cable lines, and all mineral rights.

The conveyance hereunder shall be effective on the date of the execution of this Indenture by the Secretary of the Interior or his authorized representative; provided, however, that such acceptance must be made within 9 calendar months from the date of the execution of this Indenture by the Grantors, or any subsequent date as may be mutually agreed upon in writing by the parties hereto prior to the expiration of such date; and provided further, however, that in the event such acceptance is not made by such date, this Indenture shall be null and void.

The Grantors, for themselves and for their heirs, successors, and assigns, lessees, and any other person claiming under them, covenant and agree that they will cooperate in the maintenance and protection of the habitat areas, delineated on the map(s) attached hereto as Exhibit A, as wildlife management areas for the protection of fish and wildlife resources and to maintain the quality of these lands to provide cover for wildlife, especially nesting cover, and food for a varied array of aquatic, terrestrial, and avian wildlife, particularly waterfowl and threatened and endangered species. To that end and for the purpose of accomplishing the intent of this Indenture, the Grantors, for themselves and for their heirs, successors, assigns, lessees, and any other person claiming under them, covenant and agree as follows:

1. Grantors will cooperate in maintenance of the wildlife management area by maintaining permanent vegetative cover, consisting of grasses, forbs and low-growing shrubs, on said habitat areas, as follows: There shall be no haying or mowing until after July 15 in any calendar year, no alteration of grassland, wildlife habitat or other natural features, and no agricultural crop production upon the habitat areas delineated on Exhibit A, unless prior approval in writing is granted by the U.S. Fish and Wildlife Service; except that grazing the aforesaid lands is permitted at any time throughout the calendar year without approval in writing.
2. Grantors will pay taxes and assessments, if any, which may be levied against the land.
3. Noxious weed control and emergency control of pests necessary to protect the public good are allowed and will be the responsibility of the Grantors, subject to Federal and State Statutes and Regulations.
4. This easement and the covenants and agreements contained herein shall run with the land, shall be binding on all persons and entities who shall come into ownership or possession of the lands subject to this easement. The Grantors, successors and assigns shall notify the Regional Director, U.S. Fish and Wildlife Service in writing of any sale or transfer at least 30 days following the sale or transfer of any portion of the lands subject to this easement.

Copies of the above-referenced map(s), Exhibit A, are on file in the Office of the Regional Director, U.S. Fish and Wildlife Service.

It is understood that this Indenture imposes no other obligations or restrictions upon the Grantors and that neither they nor their successors, assigns, lessees, nor any other person or party claiming under them shall, in any way, be restricted from utilizing all of the subject lands in the customary manner for agricultural purposes except as provided herein.

It is further understood that the rights and interests granted to the United States of America herein shall become part of the National Wildlife Refuge System and shall be administered by the U.S. Fish and Wildlife Service, pursuant to the National Wildlife Refuge System Administration Act, 16 U.S.C. 668dd. 1108

#### SPECIAL PROVISIONS

1. This Indenture shall not be binding upon the UNITED STATES OF AMERICA until accepted on behalf of the United States by the Secretary of the Interior of his authorized representative, although this Indenture is acknowledged by the Grantors to be presently binding upon them and to remain so until the expiration of said period for acceptance, as hereinabove described, by virtue of the payment to the Grantors, by the UNITED STATES OF AMERICA, of sum of One Dollar, the receipt of which is hereby expressly acknowledged by Grantors.
2. Notice of acceptance of this Indenture shall be given the Grantors by certified mail addressed addressed to Vincent Sigaty, RR 2, Box 116, Lake City, SD 57247 shall be effective upon the date of mailing, and such notice shall be binding upon all Grantors without sending a separate notice to each.
3. Payment of the consideration will be made by a United States Treasury check after acceptance of this Indenture by the Secretary of the Interior or his authorized representative, and after the Attorney General, or in appropriate cases, the Solicitor of the Department of the Interior shall have approved the easement interest thus vested in the United States.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals this 30<sup>th</sup> day of August, 1993.

Vincent T. Sigaty (L.S.) Bonita Sigaty (L.S.)  
 Vincent Sigaty also known as Vincent T. Sigaty Bonita Sigaty also known as Bonita F. Sigaty  
 \_\_\_\_\_ (L.S.) \_\_\_\_\_ (L.S.)  
 \_\_\_\_\_ (L.S.) \_\_\_\_\_ (L.S.)  
 \_\_\_\_\_ (L.S.) \_\_\_\_\_ (L.S.)

#### ACKNOWLEDGMENT

State South Dakota,  
 County of Marshall

On this 30<sup>th</sup> day of August, in the year 1993, before me personally appeared Vincent Sigaty also known as Vincent T. Sigaty and Bonita Sigaty also known as Bonita F. Sigaty, his wife, known to me to be the person(s) described in and who executed the foregoing instrument and acknowledged to me that they (he/she) executed the same as their (his/her) free act and deed.

[Signature]  
 Notary Public

My commission expires 12-6-93

#### ACCEPTANCE

The Secretary of the Interior, acting by and through his authorized representative, has executed this agreement on behalf of the United States this \_\_\_\_\_ day of FEBRUARY 15 1994 1994.

THE UNITED STATES OF AMERICA  
 DEPARTMENT OF THE INTERIOR  
 By: Paul A. Hartmann  
 Title: CHIEF, DIVISION OF REALTY  
U.S. Fish and Wildlife Service

and Easement  
November, 1989

UNITED STATES DEPARTMENT OF THE INTERIOR  
U.S. FISH AND WILDLIFE SERVICE  
EXHIBIT "A"

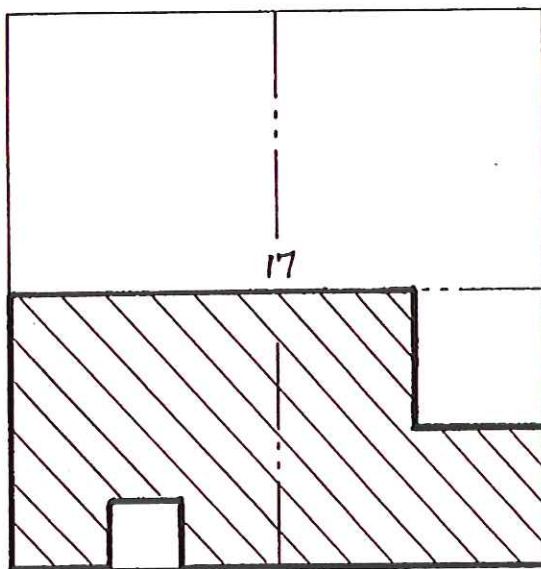
Map 1 Of 4

TRACT 318G

WILDLIFE MANAGEMENT AREA Marshall COUNTY, STATE OF South Dakota

T. 126 N., R. 55 W. 5th PRINCIPAL MERIDIAN

sec. 17, SE $\frac{1}{4}$ SE $\frac{1}{4}$ , W $\frac{1}{2}$ SE $\frac{1}{4}$ , N $\frac{1}{2}$ SW $\frac{1}{4}$ , N $\frac{1}{2}$ S $\frac{1}{2}$ SW $\frac{1}{4}$ , SE $\frac{1}{4}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ , E $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ , SW $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ , W $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$



Scale: 4 Inches = 1 Mile

This map delineates lands referred to in the easement conveyance dated 8-30-93  
which the parties of the first part agree to maintain as a Wildlife Management Area.

LEGEND



Boundary of Easement Description



Lands covered by provisions of the easement

United 7 Security  
Landowner Signature

Prepared by: Robert Severson

Date: 8-30-93

Land Easement  
November, 1989

UNITED STATES DEPARTMENT OF THE INTERIOR  
U.S. FISH AND WILDLIFE SERVICE  
EXHIBIT "A"

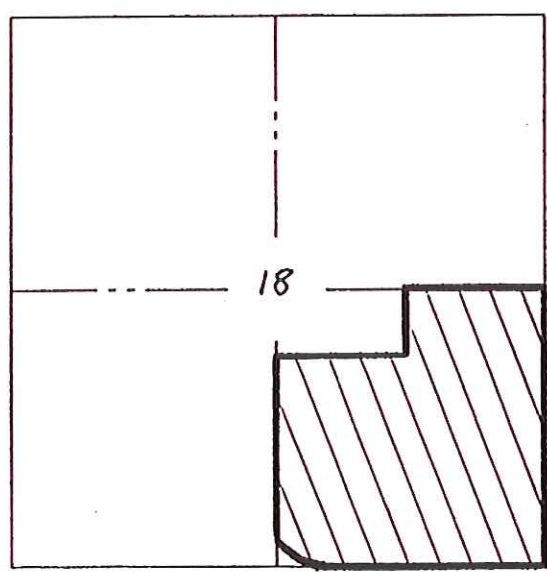
Map 2 of 4

TRACT 318G

WILDLIFE MANAGEMENT AREA Marshall COUNTY, STATE OF South Dakota

T. 126 N., R. 55 W. 5th PRINCIPAL MERIDIAN

sec. 18, E $\frac{1}{2}$ SE $\frac{1}{4}$ , S $\frac{1}{2}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ , SW $\frac{1}{4}$ SE $\frac{1}{4}$  except that portion lying W & S of the Roadway described in Warranty Deed filed and recorded in Book A-15 page 133 on October 27, 1971, Marshall County Records



Scale: 4 Inches = 1 Mile

This map delineates lands referred to in the easement conveyance dated 8-30-93 which the parties of the first part agree to maintain as a Wildlife Management Area.

LEGEND

- Boundary of Easement Description
- Lands covered by provisions of the easement

United Security  
Landowner Signature

Prepared by: Robert Severson Date: 8-30-93

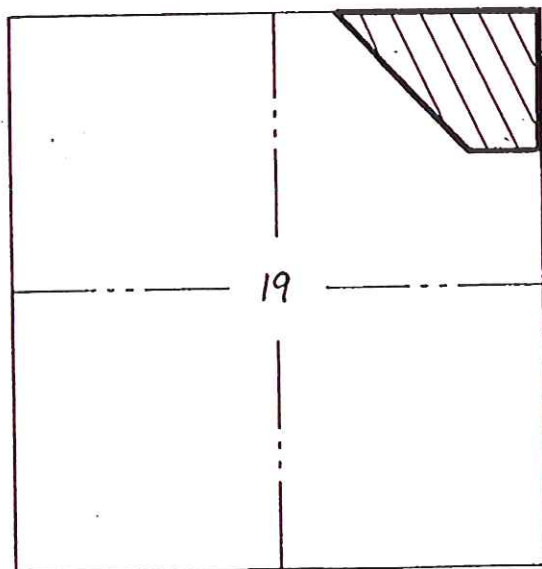
Mop <sup>3</sup> \_\_\_\_\_ of <sup>4</sup> \_\_\_\_\_

TRACT 318G

WILDLIFE MANAGEMENT AREA Marshall COUNTY, STATE OF South Dakota

T. 126 N., R. 55 W. 5th PRINCIPAL MERIDIAN

sec. 19,  $NE_2^1 NE_2^1 NE_2^1$ ,  $NE_2^1 NE_2^1$  except the  $S_2^1 S_2^1 NE_2^1 NE_2^1$



Scale: 4 inches = 1 Mile

This map delineates lands referred to in the easement conveyance dated 8-30-93 which the parties of the first part agree to maintain as a Wildlife Management Area.

### LEGEND

\_\_\_\_\_

### Boundary of Easement Description



Lands covered by provisions of the easement

James T. Snyff  
Landowner Signature

Prepared by: Robert Severson

Date: 8-30-93

Second Easement  
November, 1889

UNITED STATES DEPARTMENT OF THE INTERIOR  
U.S. FISH AND WILDLIFE SERVICE  
EXHIBIT "A"

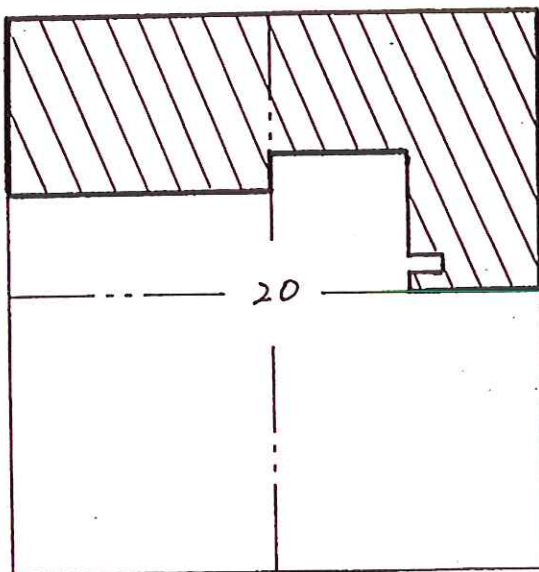
Map 4 Of 4

TRACT 318G

WILDLIFE MANAGEMENT AREA Marshall COUNTY, STATE OF South Dakota

T. 126 N., R. 55 W. 5th PRINCIPAL MERIDIAN

sec. 20, N $\frac{1}{2}$ NE $\frac{1}{4}$ , N $\frac{1}{2}$ SW $\frac{1}{4}$ , N 20 rods of the S $\frac{1}{2}$ NW $\frac{1}{4}$ , SE $\frac{1}{4}$ NE $\frac{1}{4}$  except lots 1 - 6 of Sigaty's  
First Addition filed in Plat Book 3 page 113 on 8-28-1979, Marshall County  
Records.



Scale: 4 Inches = 1 Mile

This map delineates lands referred to in the easement conveyance dated 8-30-93  
which the parties of the first part agree to maintain as a Wildlife Management Area.

LEGEND

\_\_\_\_\_

Boundary of Easement Description



Lands covered by provisions of the easement

Vincent J. Sigaty  
Landowner Signature

Prepared by: Robert Severson

Date: 8-30-93