OFFICIAL PLAT

SCHUMANNS ROLLING RIDGE FOURTH SUBDIVISION

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That Henry A. Schumann Family Trust, owner; MS, LLC, a Minnesota limited liability company, owner, and ONB Bank, a bank chartered under the laws of the State of Minnesota, mortgagee, of the following described property:

That part of the South Half of the North Half of the Northeast Quarter and part of the North Half of the South Half of the Northeast Quarter, all in Section 27, Township 105 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southeast corner of the Northeast Quarter of said Section 27; thence northerly on an assumed azimuth from north of 359 degrees 35 minutes 01 second along the east line of said Northeast Quarter a distance of 660.74 feet to the south line of the North Half of the South Half of said Northeast Quarter; thence westerly 269 degrees 50 minutes 37 seconds azimuth along the south line of said North Half a distance of 231.52 feet to the westerly right of way line of the abandoned Chicago and Northwestern Transportation Company railroad and the point of beginning; thence northerly 09 degrees 01 minute 28 seconds azimuth along said westerly right of way line 723.06 feet; thence southwesterly 224 degrees 50 minutes 37 seconds azimuth 112.46 feet; thence northwesterly 304 degrees 00 minutes 30 seconds azimuth 219.22 feet; thence northwesterly 314 degrees 50 minutes 37 seconds azimuth 101.78 feet; thence northerly 359 degrees 53 minutes 07 seconds azimuth 23.99 feet; thence westerly 258 degrees 31 minutes 06 seconds azimuth 454.20 feet to the northeasterly line of Block 2, said northeasterly line being the plat boundary of SCHUMANNS ROLLING RIDGE SECOND SUBDIVISION, according to the plat thereof, on file and of record in the office of the County Recorder, Olmsted County, Minnesota; thence southeasterly 134 degrees 50 minutes 37 seconds azimuth along said plat boundary 209.90 feet; thence southwesterly 224 degrees 50 minutes 37 seconds azimuth along said plat boundary 165.00 feet; thence southeasterly 134 degrees 50 minutes 37 seconds azimuth along said plat boundary 45.41 feet; thence southwesterly 224 degrees 50 minutes 37 seconds azimuth along said plat boundary 66.00 feet; thence southwesterly 213 degrees 56 minutes 36 seconds azimuth along said plat boundary 119.33 feet; thence southwesterly 205 degrees 18 minutes 30 seconds azimuth along said plat boundary 86.41 feet; thence southerly 200 degrees 23 minutes 19 seconds azimuth along said plat boundary 37.60 feet; thence southerly 189 degrees 48 minutes 12 seconds azimuth along said plat boundary 182.99 feet; thence southerly 182 degrees 09 minutes 57 seconds azimuth along said plat boundary 28.03 feet to the southeast corner of Lot 3, Block 1 of said SCHUMANNS ROLLING RIDGE SECOND SUBDIVISION; thence easterly 89 degrees 50 minutes 37 seconds azimuth along the easterly extension of the south line of said SCHUMANNS ROLLING RIDGE SECOND SUBDIVISION, said line also being the south line of said North Half of the South Half of the Northeast Quarter, 795.70 feet to the point of beginning.

Said tract contains 12.99 acres, more or less.

Have caused the same to be surveyed and platted as SCHUMANNS ROLLING RIDGE FOURTH SUBDIVISION, and do hereby dedicate to the public for public use the public ways and the drainage and utility easements as created by this plat.

In witness whereof said Henry A. Schumann Family Trust, a family trust, created under the laws of the State of Minnesota, has caused these presents to be signed by its proper officer this 25 day of August, 2021.

Henry A. Schumann Family Trust

Marvin H. Schumann, Trustee of the
Henry A. Schumann Family Trust

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me on the 25 day of August, 2021, by Marvin H. Schumann, Trustee of the Henry A. Schumann Family Trust, on behalf of the trust.

Jamie Wodele
Notary printed name

Jamie Wodele
Notary Public, Olmsted County, Minnesota

My Commission Expires 1-31-23

In witness whereof said MS, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officer this 25 day of August, 2021.

MS, LLC

Marvin H. Schumann

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me on the 25 day of August, 2021, by Marvin H. Schumann, President of MS, LLC, a Minnesota limited liability company, on behalf of the company.

Jamie Wodele
Notary printed name

Jamie Wodele
Notary Public, Olmsted County, Minnesota

My Commission Expires 1-31-23

In witness whereof said ONB Bank, a bank chartered under the laws of the State of Minnesota, has caused these presents to be signed by its proper officer this 25 day of August, 2021.

ONB Bank

Joshua Buckmeier
Vice President

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me on the 25 day of August, 2021, by Joshua Buckmeier, Vice President of ONB Bank, a bank chartered under the laws of the State of Minnesota, on behalf of the bank.

Jamie Wodele
Notary printed name

Jamie Wodele
Notary Public, Olmsted County, Minnesota

My Commission Expires 1-31-23

SURVEYOR'S CERTIFICATE

I, Mark J. Haselius, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 26 day of August, 2021.

Mark J. Haselius, Licensed Land Surveyor
Minnesota License No. 47034

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me this 26 day of August, 2021, by Mark J. Haselius.

Mandy Oeltjen
Notary printed name

Notary Public, Olmsted County, MN

My Commission Expires 1-31-2022

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF STEWARTVILLE

We do hereby certify that on the 10 day of August, 2021, the accompanying plat was duly approved by the Common Council of the City of Stewartville, Minnesota. In testimony whereof, we have hereunto signed our names this 8 day of September, 2021.

Jimmy-John King - Mayor

Bill Schimmel Jr. - City Administrator

COUNTY SURVEYOR

I certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 25 day of August, 2021.

Mark E. Severtson
Olmsted County Surveyor

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2021 on the land herein described have been paid, there are no delinquent taxes and transfer entered this 8th day of September, 2021.

Document Number A- 1545925

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 8th day of September, 2021, at 4 o'clock P.m. and was duly recorded in Olmsted County Records.

W. Mark Krupski
Olmsted County Director of Property
Records and Licensing

By Wendy von Wald
Deputy

1526A

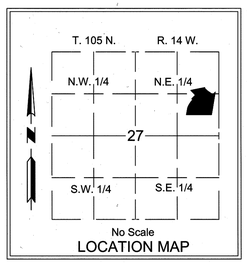
SCHUMANNS ROLLING RIDGE FOURTH SUBDIVISION

SHEET 1 OF 2

SEH

Mark Haselius X:\PT\S\SCHMX\157334\9-survey\(HARN Coords)\92-CAD\15-dwg\SC157334 F-PLAT.dwg Wednesday, August 18, 2021

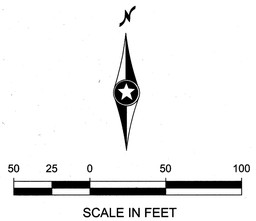
SCHUMANNS ROLLING RIDGE FOURTH SUBDIVISION



LOCATION MAP

LEGEND

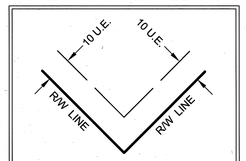
- ○ DENOTES 1/2 INCH BY 18 INCH REBAR SET AND MARKED BY LICENSE NO. 47034
- ○ DENOTES 3/4 INCH BY 18 INCH IRON PIPE SET AND MARKED BY LICENSE NO. 47034
- ● DENOTES FOUND 3/4 INCH IRON PIPE UNLESS NOTED OTHERWISE
- U.E. DENOTES UTILITY EASEMENT
- D.E. DENOTES DRAINAGE EASEMENT



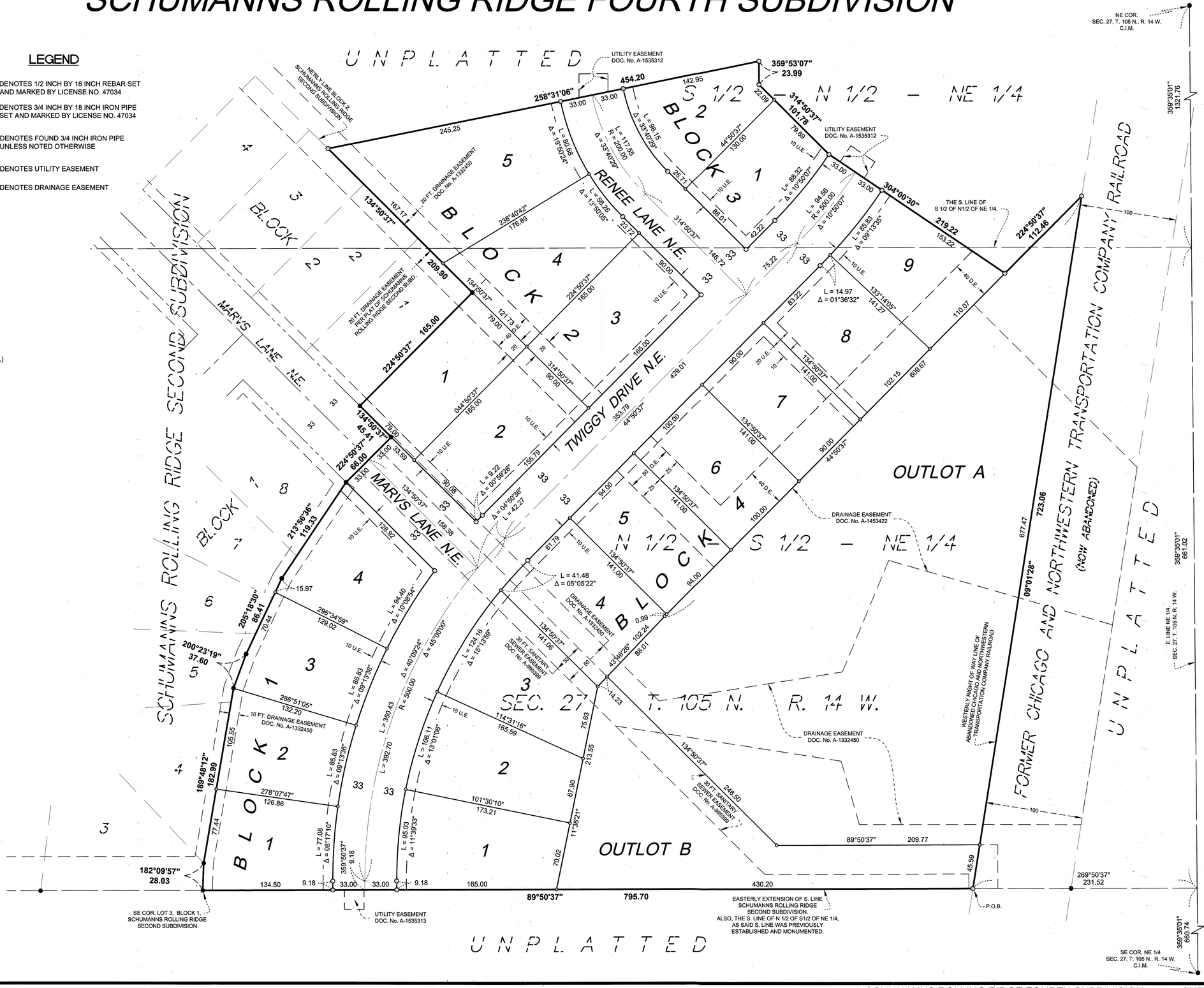
SCALE IN FEET

ORIENTATION OF THIS AZIMUTH SYSTEM IS BASED ON THE OLMSTED COUNTY COORDINATE SYSTEM; NAD 83 (1996 ADJ.) WHEREIN THE EAST LINE OF THE N.E. 1/4 OF SEC. 27, T105N, R14W, HAS AN AZIMUTH OF 359°35'01" MEASURED CLOCKWISE FROM 00°00'00" NORTH.

UTILITY EASEMENT DETAIL



BEING 10 FEET IN WIDTH, ADJOINING STREET LINES AS SHOWN ON THE PLAT, UNLESS OTHERWISE NOTED.



Mark Haselius X:\PT\S\SCHNM\15733A\9-survey\HRN Coords\92-CAD\15-dwg\SC157334_F-PLAT.dwg Wednesday, August 18, 2021