SUMMIT POINTE SEVENTH

KNOW ALL PERSONS BY THESE PRESENTS: That Arcon Land III, LLC, a Minnesota limited liability company, owner of the following described property:

That part of the Northwest Quarter of Section 8, Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northwest corner of said Northwest Quarter; thence South 00 degrees 57 minutes 22 seconds West, assumed bearing, along the west line of said Northwest Quarter, 1291.03 feet; thence South 89 degrees 02 minutes 38 seconds East, 596.05 feet to the southwest corner of Lot 2, Block 2, SUMMIT POINTE SIXTH, according to the recorded plat thereof (the next 7 courses are along the southerly and westerly lines of said SUMMIT POINTE SIXTH); thence continue South 89 degrees 02 minutes 38 seconds East, 90.95 feet; thence South 00 degrees 57 minutes 22 seconds West, 23.99 feet for the point of beginning; thence South 76 degrees 44 minutes 39 seconds East, 582.59 feet; thence South 13 degrees 15 minutes 21 seconds West, 55.00 feet; thence South 76 degrees 44 minutes 39 seconds East, 228.00 feet; thence South 29 degrees 50 minutes 14 seconds West, 170.65 feet; thence South 43 degrees 56 minutes 06 seconds West, 179.09 feet to the northerly line of SUMMIT POINTE SECOND, according to the recorded plat thereof (the next 6 courses are along said northerly line); thence South 87 degrees 57 minutes 22 seconds West, 142.13 feet; thence North 74 degrees 02 minutes 38 seconds West, 264.49 feet; thence South 15 degrees 57 minutes 22 seconds West, 123.62 feet; thence North 71 degrees 59 minutes 00 seconds West, 13.13 feet; thence northwesterly 127.43 feet along a tangential curve, concave southwesterly, central angle of 17 degrees 03 minutes 33 seconds, and a radius of 428.00 feet; thence North 89 degrees 02 minutes 33 seconds West, tangent to said curve, 8.23 feet to the east line of the West 660 feet of said Northwest Quarter; thence North 00 degrees 57 minutes 22 seconds East, along said east line, 542.57 feet to the point of beginning.

Containing 6.70 acres, more or less.

Has caused the same to be surveyed and platted as SUMMIT POINTE SEVENTH and does 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 Arcon Land III, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 21ST day of July, 2021.

SIGNED: Arcon Land III, LLC

Dean Scott Johnson

Dean Scott Johnson, Chief Manager

STATE OF MINNESOTA
COUNTY OF HENNEPIN

This instrument was acknowledged before me on July 21st 2021 by Dean Scott Johnson, Chief Manager of Arcon Land III, LLC, a Minnesota limited liability company.

Larry D. Frank

Notary Public, DAKOTA County, Minnesota — Larry D. Frank, Notary Printed Name

My commission expires Jan. 31, 2022

SURVEYOR'S CERTIFICATE

I Jeffrey J. Rolfson 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 20TH day of JULY, 2021.

Jeffrey J. Rolfson, Professional Surveyor
Minnesota License No. 49003

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me on July 20, 2021 by Jeffrey J. Rolfson.

Tabitha Walsh

Notary Public, Olmsted County, Minnesota — Tabitha Walsh, Notary Printed Name

My commission expires Jan 31, 2024

OLMSTED COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 20 day of July, 2021.

Mark E. Leverton

Olmsted County Surveyor

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

This plat was approved by the City Council of Rochester, Minnesota, on the 19th day of July, 2021, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 2.

Kelly Geistler, City Clerk Deputy City Clerk

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2021 on the land described herein have been paid, there are no delinquent taxes and transfer entered this 9th day of September, 2021.

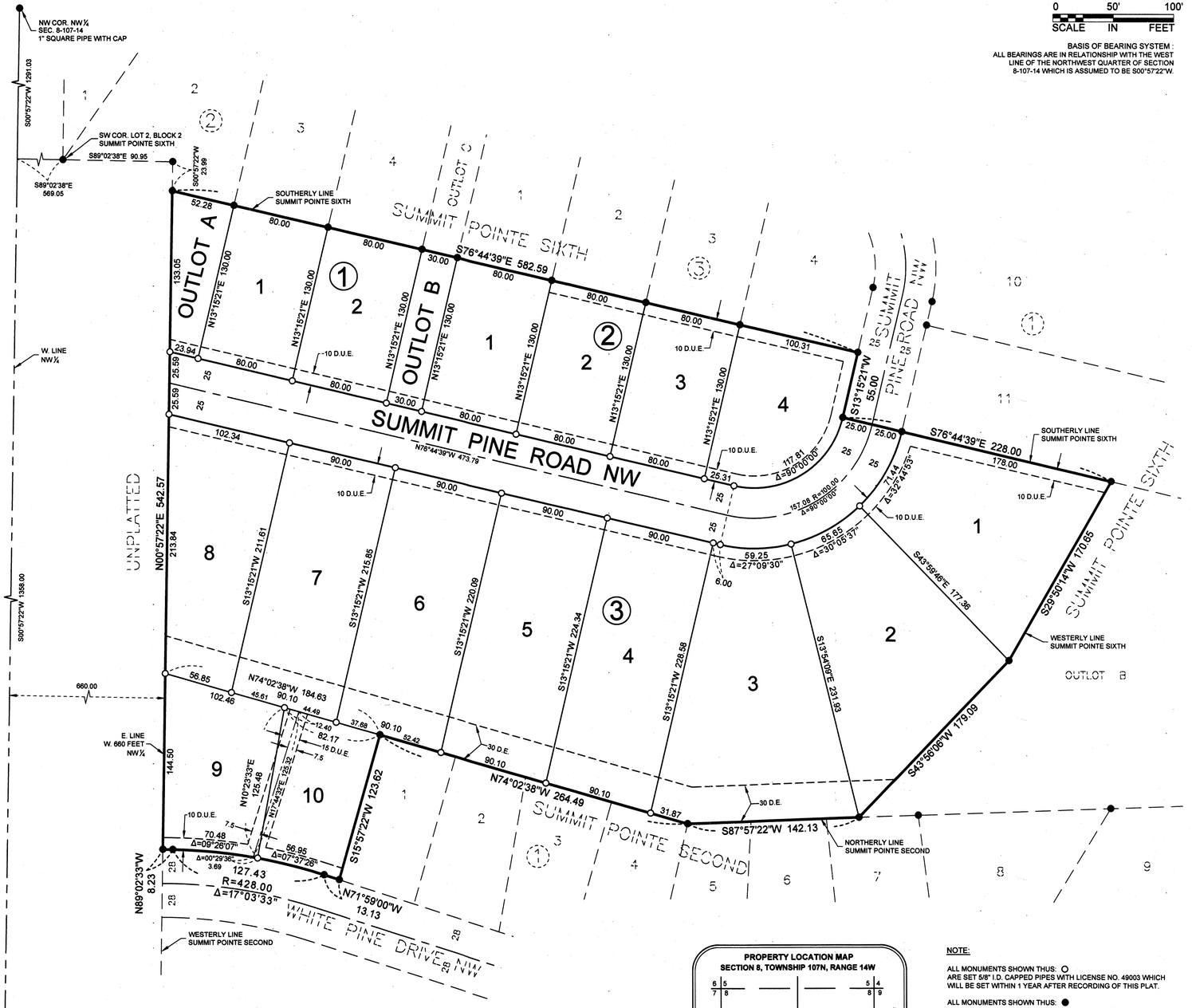
DOCUMENT NUMBER A- 1546028

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 9th day of September, 2021, at 1½ o'clock P.M., and was duly recorded in the Olmsted County records.

W. Mark Krupski
Director of Property Records & Licensing

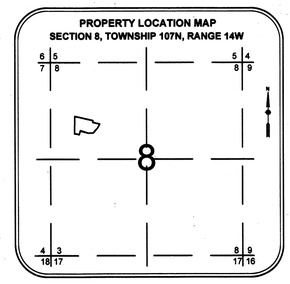
by Wendy von Wald
Deputy

017639



BASIS OF BEARING SYSTEM:
ALL BEARINGS ARE IN RELATIONSHIP WITH THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 8-107-14 WHICH IS ASSUMED TO BE S00°57'22"W.

PROPERTY LOCATION MAP
SECTION 8, TOWNSHIP 107N, RANGE 14W



NOTE:

ALL MONUMENTS SHOWN THUS: ○
ARE SET 5/8" I.D. CAPPED PIPES WITH LICENSE NO. 49003 WHICH WILL BE SET WITHIN 1 YEAR AFTER RECORDING OF THIS PLAT.

ALL MONUMENTS SHOWN THUS: ●
ARE FOUND 5/8" PIPES UNLESS OTHERWISE NOTED.

D.U.E. = DRAINAGE AND UTILITY EASEMENT

D.E. = DRAINAGE EASEMENT

3701 40th Avenue NW
Rochester, MN 55901
wsb
507-218-3745
www.wsbeng.com

1527A