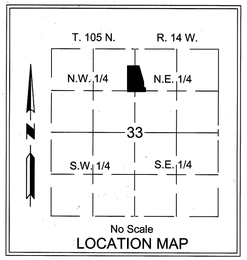
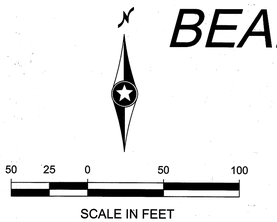
OFFICIAL PLAT

BEAR CAVE ESTATES



LOCATION MAP



BEARINGS ARE ASSUMED AND BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SEC. 33, T. 105 N, R. 14 W. BEARING S 89°42'20" W.

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 5/8 INCH IRON PIPE UNLESS NOTED OTHERWISE
- U.E. DENOTES UTILITY EASEMENT
- D.E. DENOTES DRAINAGE EASEMENT
- D.U.E.E. DENOTES DRAINAGE AND UTILITY EASEMENT

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That Allan J. Chihak, and Peggy L. Chihak, husband and wife, owners of the following described property:

That part of the Northwest Quarter and the Northeast Quarter of Section 33, Township 105 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of the Northwest Quarter of said Section 33; thence South 89 degrees 42 minutes 20 seconds West, assumed bearing, along the north line of said Northwest Quarter, 340.53 feet; thence South 00 degrees 29 minutes 11 seconds East, 370.00 feet; thence North 89 degrees 30 minutes 49 seconds East, 101.46 feet; thence South 00 degrees 29 minutes 11 seconds East, 161.35 feet to the point of beginning; thence continue South 00 degrees 29 minutes 11 seconds East, 815.56 feet; thence North 89 degrees 39 minutes 12 seconds East 570.50 feet to the east line of the West 20 acres of the Northeast Quarter of said Section 33; thence North 00 degrees 29 minutes 11 seconds West, along said east line, 128.53 feet to a point distant 1218.39 feet southerly of the northeast corner of said West 20 acres; thence South 89 degrees 30 minutes 49 seconds West, 53.50 feet; thence North 00 degrees 29 minutes 11 seconds West, 180.00 feet; thence North 16 degrees 48 minutes 52 seconds West, 529.80 feet; thence South 89 degrees 30 minutes 49 seconds West, 368.05 feet to the point of beginning.

Said tract contains 8.98 acres more or less.

Have caused the same to be surveyed and platted as BEAR CAVE ESTATES, 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 Allan J. Chihak and Peggy L. Chihak, husband and wife, have hereunto set their hands this 30 day of June, 2022

Allan J. Chihak

Peggy L. Chihak

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me on the 30 day of June, 2022, by Allan J. Chihak and Peggy L. Chihak, husband and wife.

Cheryl Roeder
Notary printed name

Cheryl Roeder
Notary Public, Olmsted County, Minnesota

My Commission Expires 1-31-2026

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 20 day of JUNE, 2022

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

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me this 20 day of June, 2022, by Mark J. Haselius.

Christina Ann McLaughlin
Notary printed name

Notary Public, Olmsted County, MN

My Commission Expires Jan. 31, 2026

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF STEWARTVILLE

We do hereby certify that on the 14 day of June, 2022, the accompanying plat was duly approved by the Common Council of the City of Stewartville. In testimony whereof, we have hereunto signed our names this 21 day of June, 2022.

Jimmie 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 21 day of JUNE, 2022.

Olmsted County Surveyor

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2022 on the land herein described have been paid, there are no delinquent taxes and transfer entered this 1st day of JULY, 2022

Document Number A- 1568788

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 1st day of JULY, 2022, at 9 ½ o'clock A.m. and was duly recorded in Olmsted County Records.

Mary Blair-Hoyt
Olmsted County Director of Property Records and Licensing

By Wendy von Wald
Deputy

1557A

