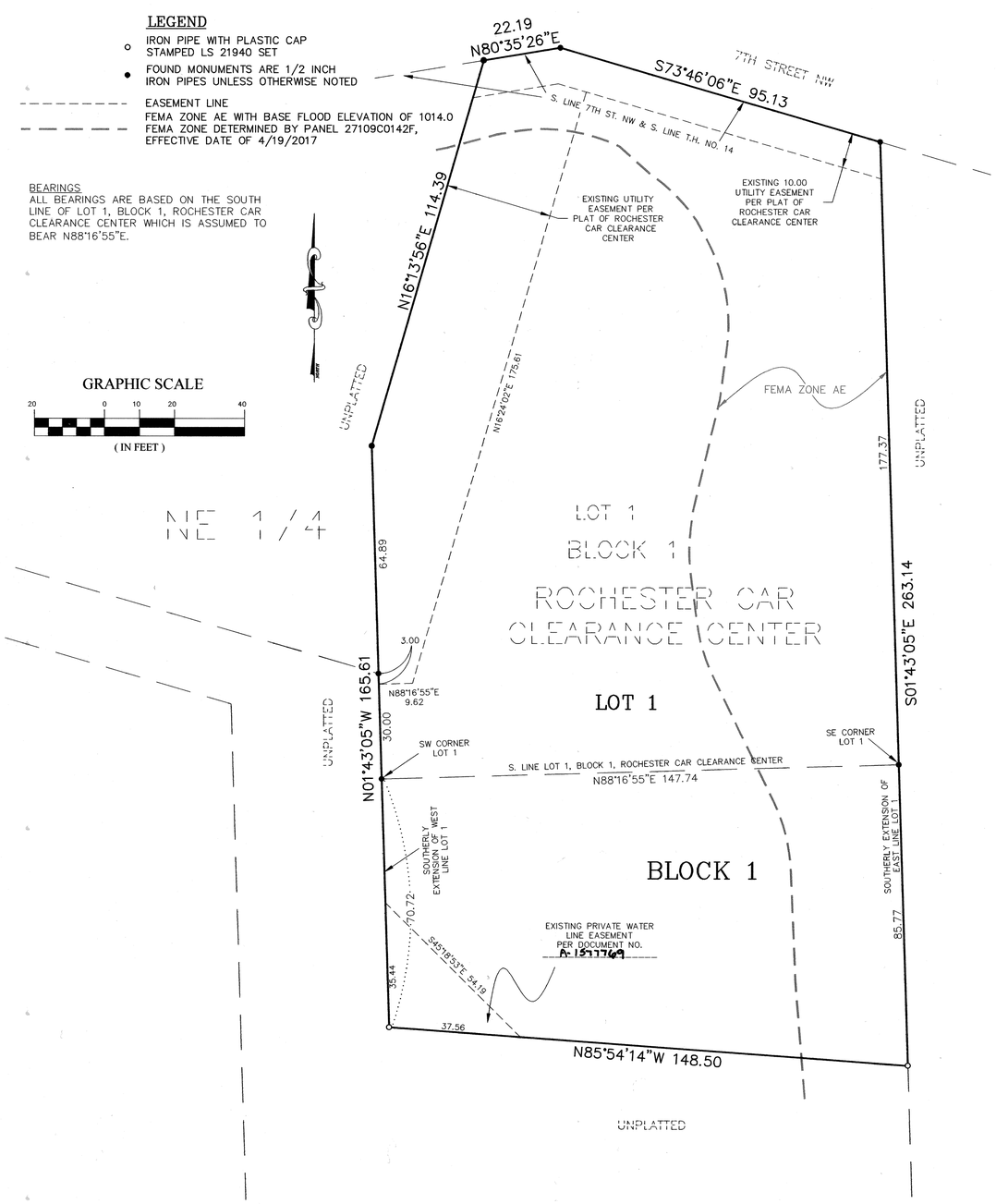
"OFFICIAL PLAT"

ROCHESTER CAR CLEARANCE CENTER SECOND



INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That 2980 Hwy 14 W LLC, a Minnesota limited liability company, owner, of the following described property in the City of Rochester, County of Olmsted, State of Minnesota:

Lot 1, Block 1, ROCHESTER CAR CLEARANCE CENTER, according to the recorded plat thereof on file at the office of the County Recorder, Olmsted County, Minnesota.

AND

That part of the Northeast Quarter (NE 1\4) of Section Thirty Three (33), Township One Hundred Seven (107) North, Range Fourteen (14) West, Olmsted County, Minnesota, described as follows: Beginning at the southwest corner of Lot 1, Block 1, ROCHESTER CAR CLEARANCE CENTER, according to the recorded plat thereof on file at the office of the Olmsted County Recorder; thence on an assumed bearing of North 88°16'55" East, along the south line of said Lot 1, a distance of 147.74 feet to the southeast corner of said Lot 1; thence South 01°43'05 East, along a line that is the southerly extension of the east line of said Lot 1, a distance of 85.77 feet; thence North 85°54'14" West 148.50 feet to a line that is the southerly extension of the west line of said Lot 1; thence North 01°43'05" West, along said southerly extension of the west line of Lot 1, a distance of 70.72 feet to the point of beginning.

Containing 0.89 acres, more or less.

~~Have~~ HAS caused the same to be surveyed and platted as ROCHESTER CAR CLEARANCE CENTER SECOND.

In witness whereof said 2980 Hwy 14 W LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 7 day of November, 20~~22~~

2980 Hwy 14 W LLC

Dave Hagre

Dave Hagre – Chief Manager

STATE OF MINNESOTA
COUNTY OF Olmsted
This instrument was acknowledged before me this 7 day of November, 2022 by Dave Hagre, Chief Manager of 2980 Hwy 14 W LLC, a Minnesota limited liability company.

Andrew Buck
Notary Public, Olmsted County, Minnesota
My Commission expires: 01/31/2028

Andrew Buck
Notary Printed Name

SURVEYOR'S CERTIFICATE

I Geoffrey G Griffin 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 7 day of November, 2022

Geoffrey G Griffin, Land Surveyor
Minnesota Registration No. 21940

State of Minnesota
County of Olmsted

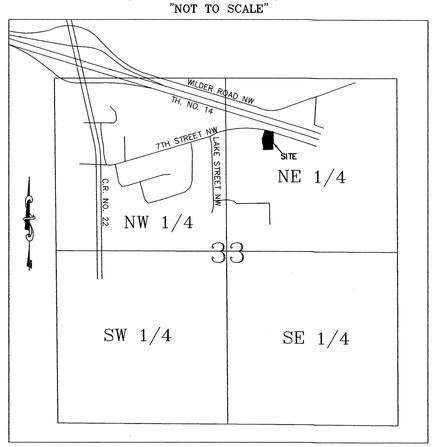
This instrument was acknowledged before me, a Notary Public, this 7 day of November 2022 by Geoffrey G Griffin, Minnesota Registration No. 21940.

Andrew Buck Notary Public, Olmsted County, Minnesota

My Commission expires: 01/31/2028

Andrew Buck
Notary Printed Name

VICINITY MAP
SECTION 33, TOWNSHIP 107 NORTH, RANGE 14 WEST
"NOT TO SCALE"



COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 7 day of NOVEMBER, 2022

Eric C. Stanson
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 1st day of September, 2022 and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 2.

Kimberly Grisrach
City Clerk
(Deputy)

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 28th day of November, 2022

DOCUMENT NUMBER A-1577770

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 28th day of November 2022 at 4:00 o'clock P M., and was duly recorded in the Olmsted County records.

Mary Blair-Hoeft
Director of Property Records & Licensing
by Wendy von Wald
Deputy

1576A

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