"OFFICIAL PLAT"

VALLEYHIGH FLATS SECOND

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That Valleyhigh Villas, Limited Partnership, a Minnesota limited partnership, owner of the following described property:

Lot 1, Block 2, BADGER HILLS SUBDIVISION, in the City of Rochester, Olmsted County, Minnesota.

Said parcel contains 7.55 acres more or less.

Has caused the same to be surveyed and platted as VALLEYHIGH FLATS SECOND and does hereby dedicate to the public for public use, the public way and utility easement as created by this plat.

In witness whereof, said Valleyhigh Villas, Limited Partnership, a Minnesota limited partnership, has caused these presents to be signed by its proper partner this 28 day of August, 2023.

Signed: Valleyhigh Villas, Limited Partnership
By: VV Roch LLC, a Minnesota limited liability company, General Partner

Chris Stokka, Chief Manager

STATE OF MINNESOTA
COUNTY OF OLMSTED

This instrument was acknowledged before me this 28th day of August, 2023, by Chris Stokka, Chief Manager of VV Roch LLC, a Minnesota limited liability company, General Partner of Valleyhigh Villas, Limited Partnership, a Minnesota limited partnership, on behalf of the partnership.

Vicki Schaust
Notary Printed Name

Notary Public, Hennepin County, MN
My Commission Expires 1/31/25

SURVEYOR'S CERTIFICATE

I Reinhold W. Zieman 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 8th day of August, 2023.

Reinhold W. Zieman, Licensed Land Surveyor
Minnesota License No. 59823

STATE OF MINNESOTA
COUNTY OF DODGE

This instrument was acknowledged before me on this 8th day of August, 2023 by Reinhold W. Zieman.

Rebecca Zieman
Notary Public, Dodge County, MN
My Commission Expires Jan. 31 2026

Notary Public, Dodge County, MN

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has has been reviewed and approved this 15 day of AUGUST, 2023.

Olmsted County Surveyor

OLMSTED COUNTY HIGHWAY ENGINEER

Recommended for approval this 15 day of August, 2023.

Olmsted County Engineer

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2023 on the land herein described have been paid, there are no delinquent taxes, and transfer entered this 18th day of September 2023.

DOCUMENT NUMBER A1593010

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this, 18th, day of September, 2023, at 12 1/2 o'clock PM., and was duly recorded in the Olmsted County Records.

Mary Blair-Hoelt
Director of Property Records & Licensing

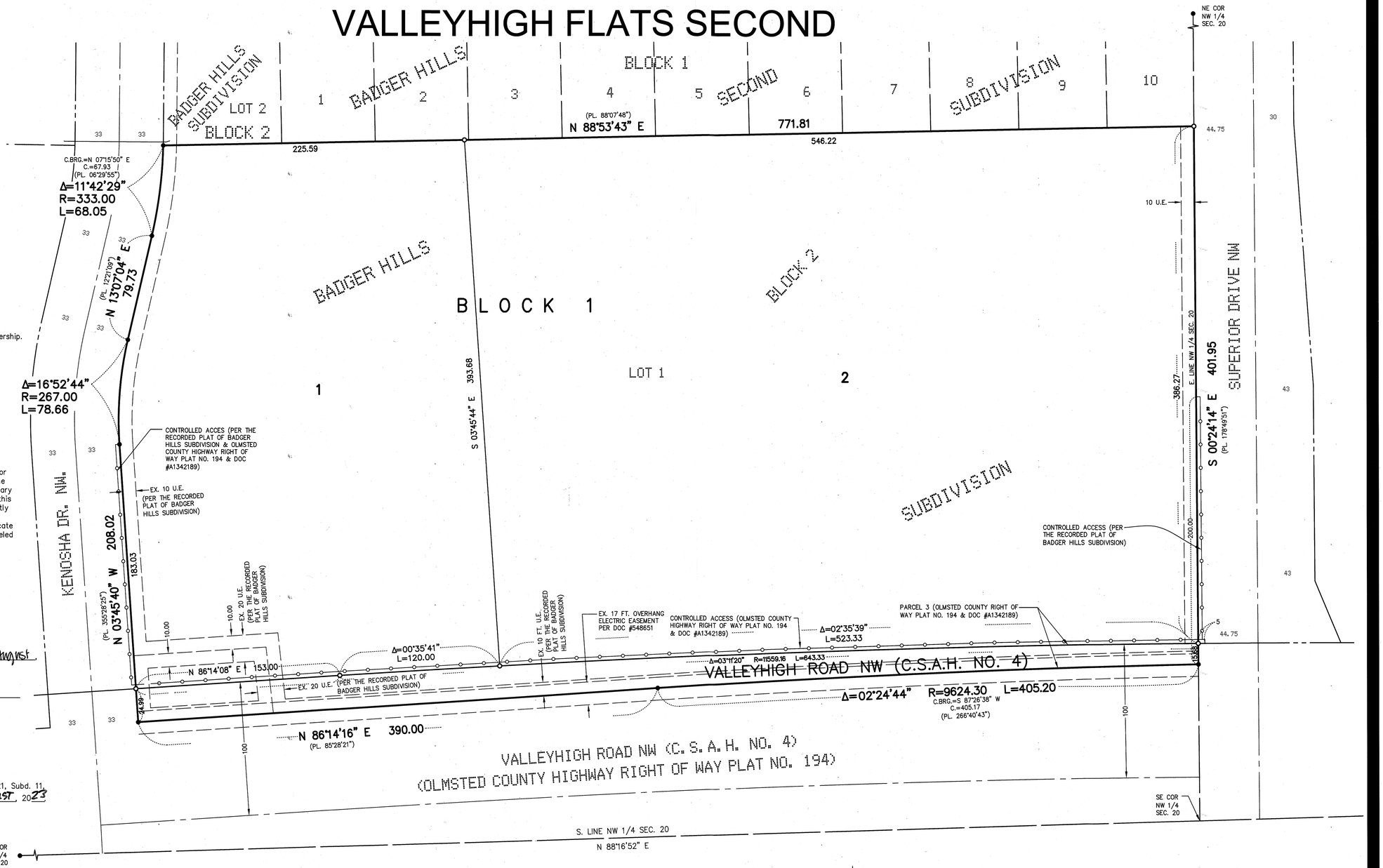
by Wendy von Wald
Deputy

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

This plat of VALLEYHIGH FLATS SECOND was approved by the Community Development Department of Rochester, Minnesota, on this 30th day of August, 2023 and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 1.

Ann Woodward
Community Development Director



NOTE:
PL. = REFERS TO PLATTED DIMENSIONS FROM BADGER HILLS SUBDIVISION.

C.BRG = CHORD BEARING

C. = CHORD OF CURVE

0 20 40 60 80
SCALE IN FEET

MONUMENTS

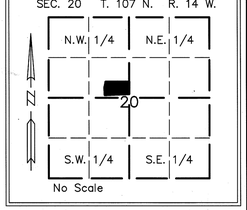
- SET (5/8" PIPE UNLESS NOTED OTHERWISE)
- FOUND MONUMENTS (5/8" PIPE UNLESS NOTED OTHERWISE)

BASIS OF BEARINGS

All Bearings are in relationship with the Olmsted County Coordinate System NAD '83, Adjusted 1996.

PROPERTY LOCATION MAP

SEC. 20 T. 107 N. R. 14 W.



No Scale

WSE MASSEY
ENGINEERING & LAND SURVEYING LTD.
P.O. BOX 100, KASSON, MN 55944
PH. NO. 507-634-4505, EMAIL SURVEY@WSE.ENGINEERING

1595A

VALLEYHIGH FLATS SECOND

COMPUTER FILE: 4283.1SF01.DWG

PROJECT NUMBER: 4283