# HANDS OF COMPASSION

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That Hands of Compassion Ministry, a Minnesota nonprofit corporation, owner of the following described property in Olmsted County, Minnesota:

The West 4 feet of the East 15 feet of the North 150 feet of Outlot 7, Cummings Addition to the City of Rochester, according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota, and a strip of land 4 feet in length East and West, and 23 feet in width North and South, lying immediately to the North thereof and contiguous thereto, being that part of Fifth Street lying immediately north of said tract, which has been heretofore vacated pursuant to that certain petition for the widening and straightening of Fifth Street, as resolved at a regular meeting of the Rochester City Council July 1st, 1872, and recorded January 27, 1916 in Book O of Misc. Page 344, in the office of the Olmsted County Recorder;

EXCEPT that part of the East 15 feet of the North 150 feet of Outlot 7, said Cummins Addition to the City of Rochester, lying south of the following described line:

Beginning at a point in the East line of Outlot 7, Cummings Addition to Rochester, Minnesota, 168.00 feet South of the South line of Center Street West, thence West, parallel with the South line of said Outlot 50 feet and said line there terminating.

And

The West 50 feet of the East 65 feet of the North 145 feet of Outlot 7, Cummings Addition to the City of Rochester, Olmsted County, Minnesota, and commencing at a point on the North line of said Outlot 7, 15 feet West of the northeast corner thereof; thence West 50 feet; thence North 23 feet to the South line of Center Street West as now located; thence East 50 feet; thence South 23 feet to place of beginning.

And

The West 50 feet of the East 115 feet of the North 150 feet of Outlot 7, Cummings Addition to the City of Rochester, Olmsted County, Minnesota, and a strip of land 50 feet in length East and West, and 23 feet in width North and South, lying immediately to the North thereof and contiguous thereto, being that part of Fifth Street lying immediately north of said tract, which has been heretofore vacated pursuant to that certain petition for the widening and straightening of Fifth Street, as resolved at a regular meeting of the Rochester City Council July 1st, 1872, and recorded January 27, 1916 in Book O of Misc. Page 344, in the office of the Olmsted County Recorder;

EXCEPT all that part of the West 50 feet of the East 115 feet of the North 150 feet of Outlot 7, Cummings Addition to the City of Rochester, Olmsted County, Minnesota, according to the plat thereof, lying south of Line B, described below:

Beginning at a point in the East line of Outlot 7, Cummings Addition to Rochester, Minnesota, 168.00 feet South of the South line of Center Street West; thence West, parallel with the South line of said Outlot, a distance of 115 feet, more or less, to the west line of the West 50 feet of the East 115 feet of the North 150 feet of said Outlot 7, and said line there terminating.

Said tract contains 0.40 Acres, more or less.

Has caused the same to be surveyed and platted as HANDS OF COMPASSION and does hereby dedicate to the public for public use the utility easements as created by this plat.

In witness whereof said Hands of Compassion Ministry, a Minnesota nonprofit corporation, has caused these presents to be signed by its proper officer this 7th day of May, 2025.

HANDS OF COMPASSION MINISTRY

Gary B. Byram
President

STATE OF MINNESOTA ~~Illinois~~
COUNTY OF ~~OLMSTED~~ DuPage

The foregoing instrument was acknowledged before me this 7th day of May, 2025, by, Gary B. Byram, President of Hands of Compassion Ministry, a Minnesota nonprofit corporation on behalf of the corporation.

Jason Hipp
Notary printed name

Notary Public,
Olmsted County, Minnesota
DuPage Illinois
My Commission Expires 2/24/2027

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 5 day of May, 2025.

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

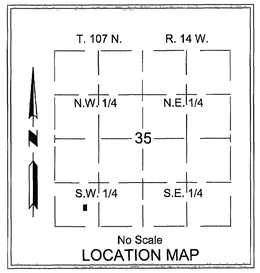
STATE OF MINNESOTA
COUNTY OF OLMSTED

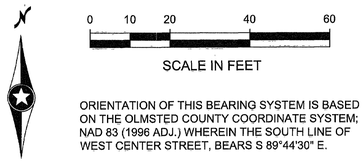
This instrument was acknowledged before me this 5th day of May, 2025 by Mark J. Haselius.

Christina A. McLaughlin
Notary Printed Name

Notary Public, Olmsted County, MN

My Commission Expires Jan. 31, 2026




ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE OLMSTED COUNTY COORDINATE SYSTEM; NAD 83 (1996 ADJ.) WHEREIN THE SOUTH LINE OF WEST CENTER STREET, BEARS S 89°44'30" E.

## LEGEND

- O 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
- (R) DENOTES RECORD DISTANCE
- (PLAT) DENOTES RECORDED PLAT OF CUMMINGS ADDITION TO ROCHESTER

| DRAINAGE & UTILITY EASEMENTS | | |
|---|---|---|
| LINE | LENGTH | DIRECTION |
| L1 | 7.43 | N 00°22'45 W |
| L2 | 5.13 | S 00°22'45 E |
| L3 | 10.03 | S 86°48'51 E |
| L4 | 14.02 | S 86°48'51 E |

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

This plat of HANDS OF COMPASSION was approved by the Community Development Department of Rochester, Minnesota on this 27th day of May, 2025, and hereby certifies compliance with all requirements as set forth in in Minnesota Statutes, Section 505.03, Subd. 1.

Community Development Director

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 12 day of MAY, 2025.

Olmsted County Surveyor

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2025 on the land herein described have been paid, there are no delinquent taxes and transfer entered this 28th day of May, 2025.

Document Number A1624793

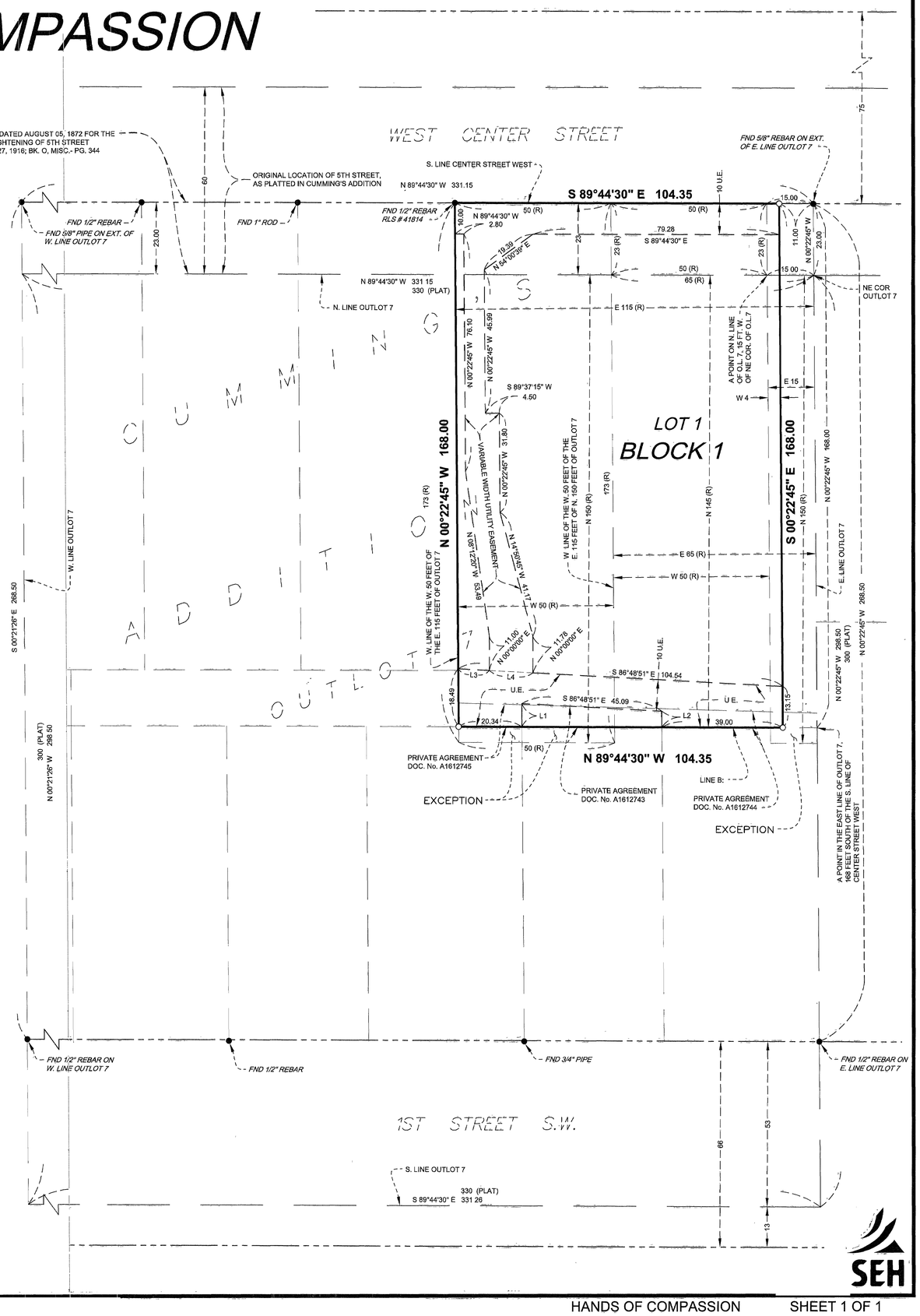
I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 28th day of May, 2025, at 3 o'clock P.m. and was duly recorded in Olmsted County Records.

~~Document Number~~

Olmsted County Director of Property Records and Licensing

By Wendy von Wald
Deputy

1643A






Mark Haselius X:\F\VA\HANOC\178508\9-survey\92-CAD\15-dwg\VA 178508 F-Plat.dwg Friday, May 02, 2025