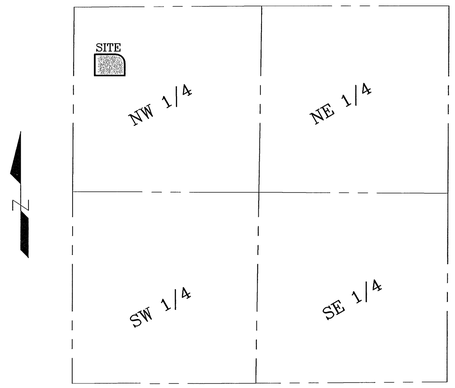
"OFFICIAL PLAT"

NORTHWEST COMMERCIAL CENTER TENTH



VICINITY MAP
SECTION 28 T. 107 N., R. 14 W.
(NOT TO SCALE)

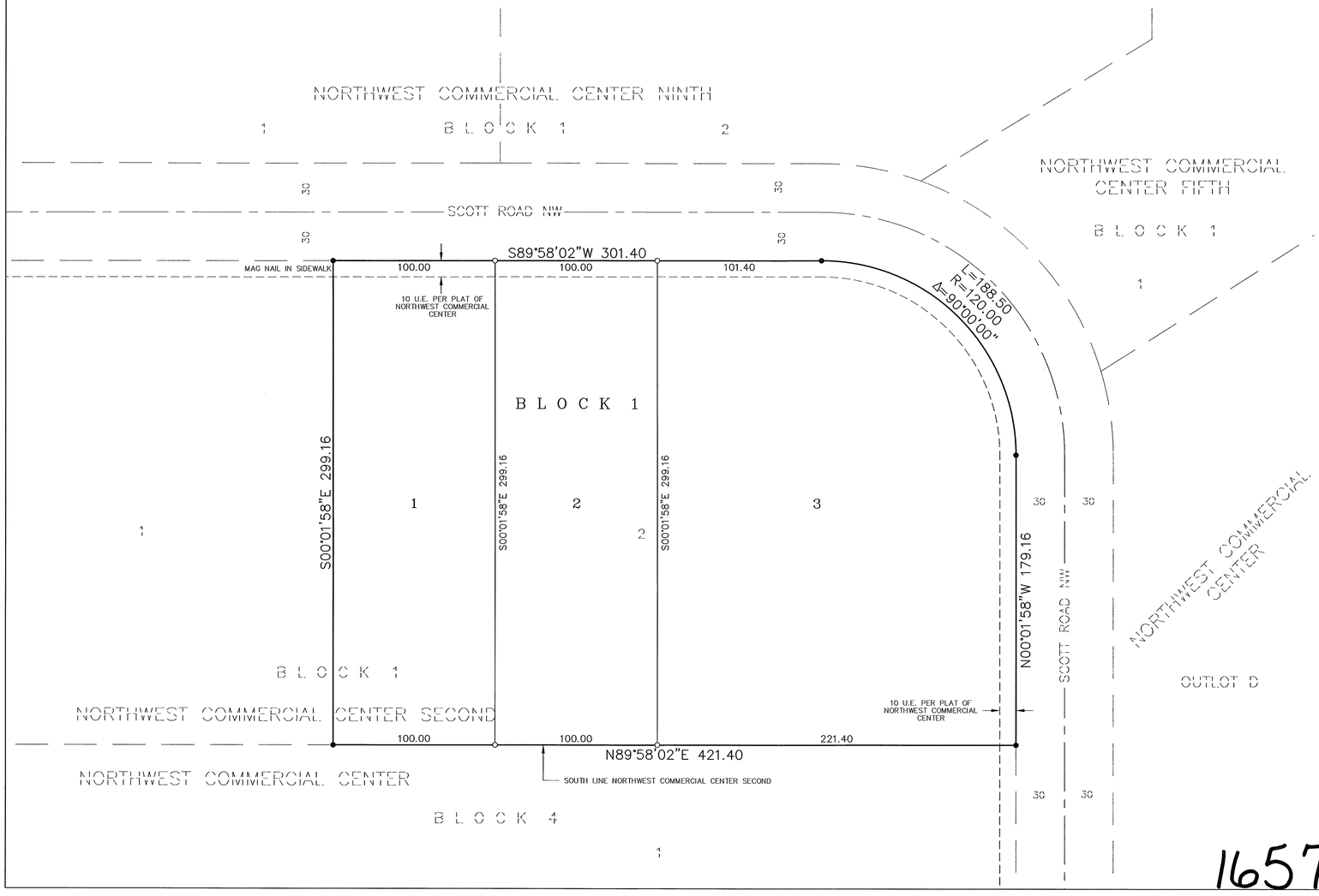
LEGEND

- 1/2 INCH IRON PIPE WITH PLASTIC CAP STAMPED LS 21940 SET
- FOUND MONUMENTS ARE 5/8 INCH I.D. IRON PIPES UNLESS OTHERWISE NOTED
- EXISTING EASEMENT LINE
- ADJACENT/UNDERLYING PLAT LINE
- CENTERLINE ROAD

GRAPHIC SCALE

40 0 20 40 80

(IN FEET)



INSTRUMENT OF DEDICATION

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

Lot 2, Block 1, NORTHWEST COMMERCIAL CENTER SECOND, according to the recorded plat thereof on file at the office of the County Recorder, Olmsted County, Minnesota.

Containing 2.82 acres more or less.

Has caused the same to be surveyed and platted as NORTHWEST COMMERCIAL CENTER TENTH.

In witness whereof said Arnett Enterprises, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 5 day of September, 2025.

Arnett Enterprises, LLC

David Arnett – Manager

STATE OF MINNESOTA,
COUNTY OF Olmsted

This instrument was acknowledged before me on this 5 day of September, 2025 by David Arnett, Manager of Arnett Enterprises, LLC, a Minnesota limited liability company.

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 5 day of SEPTEMBER, 2025

Geoffrey G Griffin, Land Surveyor
Minnesota Registration No. 21940

STATE OF MINNESOTA
COUNTY OF Olmsted

This instrument was acknowledged before me on this 5 day of Sept, 2025 by Geoffrey G Griffin, Minnesota Registration No. 21940.

Notary Public, Fillmore County, Minnesota
My Commission expires: Jan 31, 2027

Michelle Hanson
Notary Printed Name

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 8 day of SEPTEMBER, 2025.

Eric C. Stenman
Olmsted County Surveyor

CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

This plat of NORTHWEST COMMERCIAL CENTER TENTH was approved by the Community Development Department of Rochester, Minnesota, on this 9th day of September, 2025, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 1.

Community Development Director

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 15th day of September, 2025.

DOCUMENT NUMBER A1631466

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 15th day of September, 2025 at 9 o'clock A M., and was duly recorded in the Olmsted County Records.

Mary Blair-Hoelt
Director of Property Records & Licensing

by Wendy von Wald
Deputy

1657A

BEARINGS
ALL BEARINGS ARE BASED ON THE SOUTH LINE OF NORTHWEST COMMERCIAL CENTER SECOND, WHICH IS ASSUMED TO BEAR SOUTH 89°58'02" WEST / NORTH 89°58'02" EAST

FILE NO: 25-002 FP

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