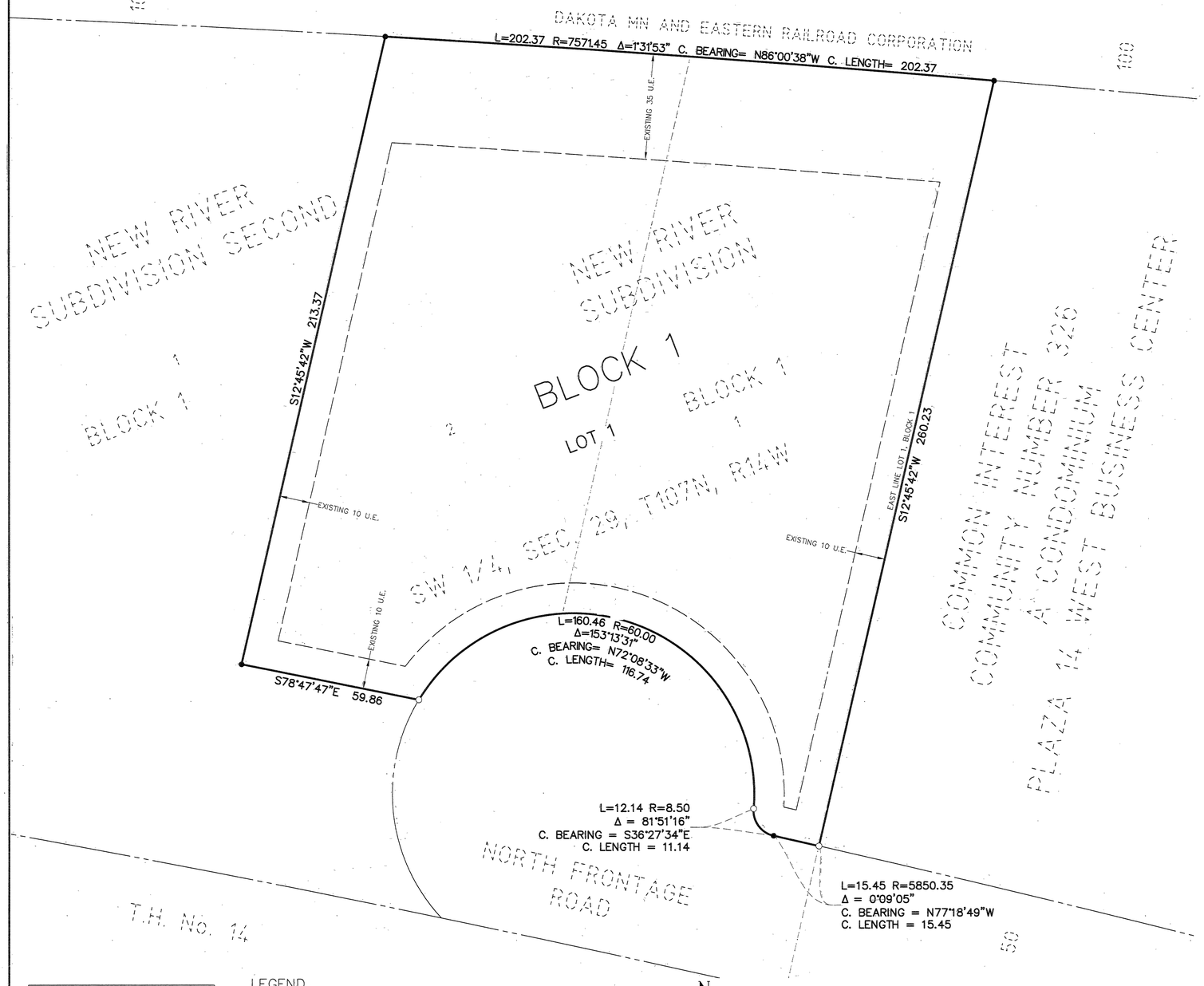
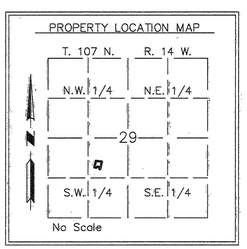
MESENBURG ADDITION



PROPERTY LOCATION MAP



LEGEND

- ● – FOUND 1/2" PIPE UNLESS OTHERWISE NOTED
- ○ – DENOTES SET 1/2" IRON PIPE WITH CAP #44930
- PLAT BOUNDARY
- EXISTING RIGHT OF WAY
- EXISTING UTILITY EASEMENT PER PLAT OF NEW RIVER SUBDIVISION
- NEW RIVER SUBDIVISION LOT LINES

BEARING SYSTEM USED:

ALL BEARINGS ARE BASED ON THE EAST LINE OF LOT 1, BLOCK 1, NEW RIVER SUBDIVISION, WHICH IS ASSUMED TO BEAR S 12°45'42" W.

0 10 20 40
SCALE IN FEET

N

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 29th day of December 2025

Document Number A1637488

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 29th day of Dec., 2025, at 11 o'clock A m. and was duly recorded in Olmsted County Records.

Mary Blair-Hoelzel
Director of Property Records and Licensing

By Wendy von Wald
Deputy

1683A

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: Mesenburg Properties LLC, a Minnesota limited liability company, owner, and Olmsted National Bank, a Minnesota corporation, mortgagee, of the following described property situated in the City of Rochester, State of Minnesota, to wit:

Lots 1 and 2, Block 1, NEW RIVER SUBDIVISION, according to the recorded plat thereof on file in the office of the Olmsted County Recorder, Olmsted County, Minnesota.

Containing 0.98 acres, more or less.

Has caused the same to be surveyed and platted as MESENBURG ADDITION.

In witness whereof said Mesenburg Properties LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 17 day of December, 2025.

Mesenburg Properties LLC

Daniel Mesenburg, Board Member

Amy Mesenburg, Board Member

STATE OF MINNESOTA
COUNTY OF OLMSTED.

The foregoing instrument was acknowledged before me this 17 day of December, 2025 by Daniel Mesenburg, Board Member, and Amy Mesenburg, Board Member, of Mesenburg Properties LLC, a Minnesota limited liability company, on behalf of the company.

Notary Public Olmsted County, Minnesota — Kathy A. Schreurs (Printed Notary's Name)

My Commission Expires 1-31-2030

In witness whereof said Olmsted National Bank, a Minnesota corporation, has caused these presents to be signed by its proper officer this 17 day of December, 2025.

Olmsted National Bank, a Minnesota corporation

Brad T. Becker, President & Chief Executive Officer

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 17th day of December, 2025, by Brad T. Becker, President & Chief Executive Officer of Olmsted National Bank, a Minnesota corporation, on behalf of the corporation.

Notary Public _____ County, Minnesota — Kathy A. Schreurs (Printed Notary's Name)

My Commission Expires 1-31-2030

SURVEYOR'S CERTIFICATE

I, Timothy A. Hruska, 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 the plat; that all monuments depicted on the plat have or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statues, Section 505.01, Subd. 3, as of the date of this certification are shown and labeled on this plat; and that all public ways are shown and labeled on this plat.
Dated this 1 day of October, 2025.

Timothy A. Hruska, Licensed Land Surveyor
Minnesota License No. 44930

STATE OF MINNESOTA
COUNTY OF OLMSTED.

The foregoing Surveyor's Certificate was acknowledged before me this 1 day of October, 2025 by Timothy A. Hruska, Minnesota License No. 44930.

Notary Public Olmsted County, Minnesota — Jami M. Riggs (Printed Notary's Name)

My Commission Expires 01/31/2028

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 16 day of DECEMBER 2025.

Olmsted County Surveyor

CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

This plat of MESENBURG ADDITION was approved by the Community Development Department of Rochester, Minnesota, on this 29th day of December, 2025, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 1.

Community Development Director

whks
engineers + planners + land surveyors