"OFFICIAL PLAT"

ORCHARD RIDGE FIRST ADDITION

Surveyor's Certificate

I hereby certify that I have surveyed and platted the property described on this plat as ORCHARD RIDGE FIRST ADDITION; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and that there are no wetlands as defined in MS 505.02, Subd 1, or public highways to be designated other than as shown.

Geoffrey G. Griffin, L.S.
Minnesota License Number 21940

State of Minnesota
County of Olmsted
The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 5th day of April, 2000.

Monica G. Griffin
Notary Public, Olmsted County, Minnesota

My commission expires: 1-31-05

MONICA G. GRIFFIN
NOTARY PUBLIC - MINNESOTA
OLMSTED COUNTY
My Commission Expires 1-31-2005

County Surveyor

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 7th day of April, 2000.

Edward P. Kuisle
Olmsted County Surveyor

Tax Statements

Taxes payable in the year 2000 on the land herein described have been paid, there are no deliquent taxes and transfer has been enter this 26th day of April, 2000.

Daniel Hall
Olmsted County Auditor/Treasurer
By Jennifer Thoon Deputy

City Approval

State of Minnesota
County of Olmsted
City of Rochester

I, Judy K. Scherr, in and for the City of Rochester, do hereby certify that on the 4th day of OCTOBER, ~~2000~~ 1999, the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony thereof I have hereunto signed by name and affixed the seal of said City of Rochester this 24th day of APRIL, 2000.

Judy Kay Scherr
Judy K. Scherr, City Clerk

County Recorder

DOCUMENT NUMBER A-840163

I hereby certify that this instrument was filed in the Office of the County Recorder for the record on this 25th day of April, 2000, at 1 o'clock P.M., and was duly recorded in the Olmsted County records.

Daniel Hall
County Recorder
Jennifer Thoon
Deputy

Instrument of Dedication

KNOW ALL MEN BY THESE PRESENTS: That Lowell H. Penz and Sharon M. Penz, husband and wife, and Dennis Kieffer and Maureen Kieffer, husband and wife, and Arnold R. Polesky and Genevieve M. Polesky, husband and wife, owners and proprietors of the following described property in the City of Rochester, State of Minnesota, to wit:

LAND DESCRIPTION
The East Half of the Northeast Quarter of Section 8, Township 107 North, Range 14 West, Olmsted County, Minnesota, EXCEPTING THEREFROM the following described tract:

BEGINNING at the northeast corner of said Northeast Quarter; thence South 410 feet; thence West 637.5 feet; thence North 410 feet; thence East 637.5 feet to the Point of Beginning.

Containing 73.24 acres, more or less.

Have caused the same to be surveyed and platted as ORCHARD RIDGE FIRST ADDITION and do hereby donate and dedicate to the public for the public use forever the thoroughfares, and also dedicate the easements as shown on this plat.

In witness whereof said Lowell H. Penz and Sharon M. Penz, husband and wife, and Dennis Kieffer and Maureen Kieffer, husband and wife, and Arnold R. Polesky and Genevieve M. Polesky, husband and wife, have caused these presents to be signed this 17 day of April, 2000.

Lowell H. Penz

Sharon M. Penz

Dennis Kieffer

Maureen Kieffer

Arnold R. Polesky

Genevieve M. Polesky

State of Minnesota
County of OLMSTED

The foregoing instrument was acknowledged before me this 12 day of APRIL, 2000, by Lowell H. Penz and Sharon M. Penz, husband and wife, and Dennis Kieffer and Maureen Kieffer, husband and wife, and Arnold R. Polesky and Genevieve M. Polesky, husband and wife.

Notary Public, _____ County, Minnesota

My commission expires: _____

DANIEL E. BERNDT
NOTARY PUBLIC - MINNESOTA
My Commission Expires 1/31/2005

218A


SHEET 1 OF 5

GGG Engineering Surveying Planning
Geoffrey G Griffin
14070 Hwy 52 SE Chatfield, Mn. 55923 Ph. 507-867-1666

FILE: 9844FP1

"OFFICIAL PLAT"

ORCHARD RIDGE FIRST ADDITION



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	36°10'22"	330.00'	208.34'	S17°50'44"W	204.90'
C2	19°10'26"	270.00'	90.35'	S09°20'46"W	89.93'
C3	29°32'04"	270.00'	139.18'	S33°42'01"W	137.64'
C4	09°14'09"	270.00'	43.52'	S53°05'08"W	43.48'
C5	12°02'12"	330.00'	69.33'	S51°41'06"W	69.20'
C6	12°55'41"	203.00'	45.80'	S55°39'53"E	45.71'
C7	19°34'35"	203.00'	69.36'	S71°55'01"E	69.02'
C8	08°30'14"	203.00'	30.13'	S85°57'25"E	30.10'
C9	41°00'30"	147.00'	105.21'	S69°42'17"E	102.98'
C10	08°41'38"	428.00'	64.94'	S85°51'43"E	64.88'
C11	00°52'36"	428.00'	6.55'	S81°04'36"E	6.55'
C12	08°36'08"	372.00'	55.85'	S84°56'22"E	55.80'
C13	00°58'06"	372.00'	6.29'	S89°43'29"E	6.29'
C14	02°37'18"	328.00'	15.01'	N89°06'44"W	15.01'
C15	11°25'13"	328.00'	65.38'	N82°05'29"W	65.27'
C16	12°25'41"	328.00'	71.15'	N70°10'02"W	71.01'
C17	12°08'18"	328.00'	69.49'	N57°53'02"W	69.36'
C18	10°23'17"	328.00'	59.47'	N46°37'15"W	59.39'
C19	09°07'49"	328.00'	52.27'	N36°51'42"W	52.21'
C20	06°50'29"	272.00'	32.48'	N87°00'09"W	32.46'
C21	18°21'10"	272.00'	87.13'	N74°24'19"W	86.75'
C22	17°40'15"	272.00'	83.89'	N56°23'36"W	83.56'
C23	15°15'41"	272.00'	72.45'	N39°55'39"W	72.24'
C24	11°58'34"	325.00'	67.93'	S51°42'55"W	67.81'

BEARINGS
ALL BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 107 NORTH, RANGE 14 WEST WHICH IS ASSUMED TO BEAR N89°30'57"E.

CONTROLLED ACCESS DEFINED
INGRESS TO, FROM, OR ACROSS THE ABBUTTING ROADWAY IS RESTRICTED BY THE ROAD AUTHORITY PURSUANT TO MINNESOTA STATE STATUTE 160.08.

UTILITY EASEMENT DEFINED
AN UNOBSTRUCTED EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY UNDERGROUND OR SURFACE PUBLIC UTILITIES INCLUDING THE RIGHTS TO CONDUCT DRAINAGE AND TRIMMING ON SAID EASEMENT.

DRAINAGE EASEMENT DEFINED
AN UNOBSTRUCTED EASEMENT FOR THE OPERATION AND MAINTENANCE OF ALL WATERWAYS, BOTH SURFACE AND UNDERGROUND, RUNNING OVER, UNDER, AND ACROSS SAID EASEMENT

UTILITY EASEMENTS ARE 10 FEET IN WIDTH ADJACENT TO STREET LINES AND 5 FEET ADJACENT TO LOT LINES UNLESS OTHERWISE SHOWN.

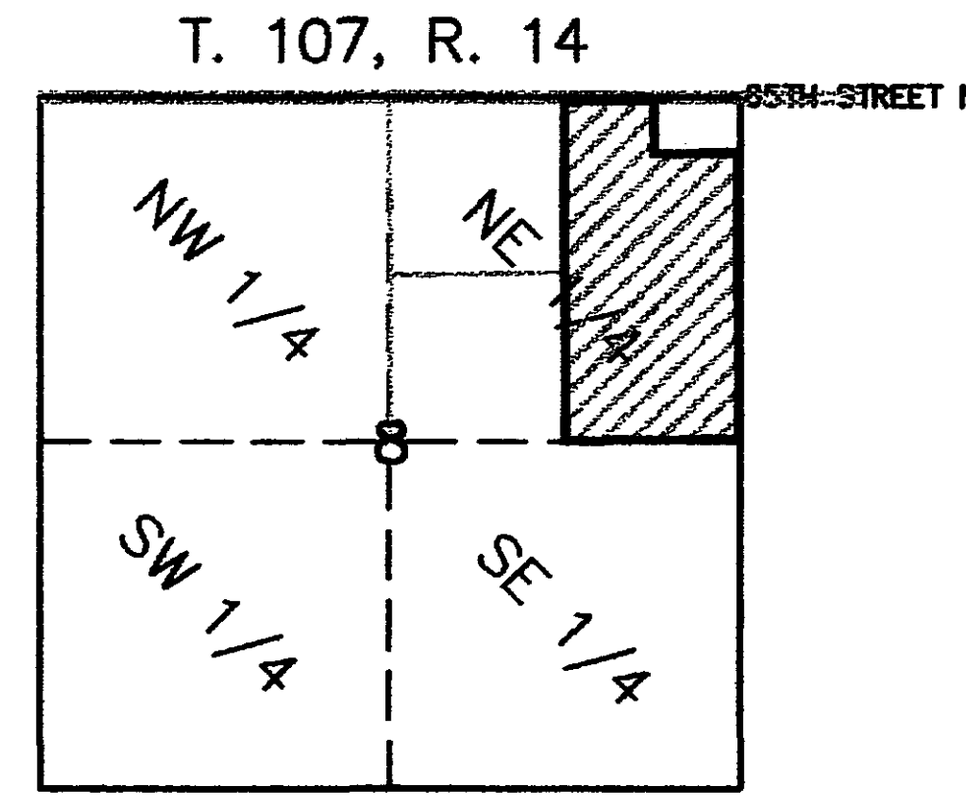
GRAPHIC SCALE
60 0 30 60 120
(IN FEET)
1 IN = 60 FT

218B

LEGEND

U.E. UTILITY EASEMENT
D.E. DRAINAGE EASEMENT
CONTROLLED ACCESS
WETLAND BOUNDARY
UTILITY EASEMENT
QUARTER LINES
SIXTEENTH LINES
○ IRON PIPE WITH PLASTIC CAP STAMPED R.L.S.#21940 SET
● FOUND MONUMENTS ARE IRON PIPES UNLESS OTHERWISE NOTED

SITE MAP
T. 107, R. 14



GGG Geoffrey G Griffin
14070 Hwy 52 SE Chatfield, Mn. 55923
Engineering Surveying Planning
Ph. 507-867-1666

FILE: 9844FP1

"OFFICIAL PLAT"

ORCHARD RIDGE FIRST ADDITION

UNF

BLOCK 4

BLOCK 3

BLOCK 6

BLOCK B

OUTLOT B

OUTLOT B

WEST LINE OF E1/2 NE1/4 SEC 8-107-14

EAST LINE OF E1/2 NE1/4 SEC 8-107-14

EAST LINE OF E1/2 NE1/4 SEC 8-107-14

WINESAP DRIVE NW

FREEDOM DRIVE NW

FREEDOM LANE NW

JONATHAN DRIVE NW

GALA LANE NW

HILLSBORO DRIVE NW

WINESAP DRIVE NW

S80°38'18"E 315.41'

S80°38'18"E 360.00'

N80°38'18"W 183.54'

N80°38'18"W 533.26'

S80°38'18"E 196.29'

N89°47'28"E 211.60' McINTOSH R=400.00' L=66.82' Δ=09°34'14"

R=175.00' L=125.25' Δ=41°00'30"

R=300.00' Δ=49°14'50" L=257.86'

R=175.00' Δ=36°06'50" L=110.30'

R=300.00' L=64.02' Δ=12°13'40"

R=200.00' L=178.33' Δ=51°05'15"

R=100.00' Δ=90°27'21" L=157.88'

R=350.00' L=291.12' Δ=09°32'43"

R=350.00' L=12.40' Δ=1°51'09"

S89°21'30"E 448.76' EXISTING WETLAND BOUNDARY

EXISTING WETLAND BOUNDARY

SOUTH LINE OF NE1/4 NE1/4

CASCADE TOWNSHIP BOUNDARY
ROCHESTER CORPORATE BOUNDARY 2624.46

UTILITY EASEMENT

30' UTILITY EASEMENT

20' U.E.

10' 15' D.E.

5' D.E.

7.5' D.E.

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C23	15°15'41"	272.00'	72.45'	N39°55'39"W	72.24'
C24	11°58'34"	325.00'	67.93'	S51°42'55"W	67.81'
C25	11°38'26"	325.00'	66.03'	S39°54'25"W	65.92'
C26	09°41'43"	325.00'	55.00'	S29°14'21"W	54.93'
C27	09°41'43"	325.00'	55.00'	S19°32'37"W	54.93'
C28	06°14'24"	325.00'	35.40'	S11°34'34"W	35.38'
C29	20°54'18"	50.00'	18.24'	S01°59'47"E	18.14'
C30	43°30'43"	50.00'	37.97'	S34°12'18"E	37.07'
C31	66°42'49"	50.00'	58.22'	S89°19'04"E	54.99'
C32	44°30'04"	50.00'	38.83'	S35°04'30"W	37.87'
C33	78°32'30"	50.00'	68.54'	S26°26'47"E	63.30'
C34	86°45'18"	10.00'	15.14'	S22°20'23"E	13.74'
C35	05°57'27"	275.00'	28.59'	S24°01'00"W	28.58'
C36	21°54'21"	275.00'	105.14'	S37°56'54"W	104.50'
C37	08°48'08"	275.00'	42.25'	S53°18'08"W	42.21'
C38	19°08'14"	205.00'	68.47'	N41°51'56"W	68.15'
C39	16°58'36"	205.00'	60.74'	N59°55'21"W	60.52'
C40	12°13'40"	330.00'	70.43'	N74°31'28"W	70.29'
C41	13°55'35"	145.00'	35.24'	N39°15'36"W	35.16'
C42	22°11'15"	145.00'	56.15'	N57°19'01"W	55.80'
C43	12°13'40"	270.00'	57.62'	N74°31'28"W	57.51'

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C44	21°48'48"	172.00'	65.48'	S01°32'42"E	65.09'
C45	29°16'27"	172.00'	87.88'	S27°05'20"E	86.93'
C46	22°17'18"	228.00'	88.69'	S01°46'57"E	88.13'
C47	15°43'41"	228.00'	62.59'	S20°47'27"E	62.39'
C48	13°04'16"	228.00'	52.01'	S35°11'26"E	51.90'
C49	17°40'20"	128.00'	39.48'	S81°49'43"E	39.32'
C50	36°32'08"	128.00'	81.62'	S54°43'29"E	80.25'
C51	29°12'35"	128.00'	65.26'	S21°51'07"E	64.55'
C52	07°02'18"	128.00'	15.72'	S03°43'41"E	15.71'
C53	90°27'21"	72.00'	113.67'	S45°26'13"E	102.23'
C54	05°53'11"	378.00'	38.83'	S38°46'58"E	38.82'
C55	48°11'23"	25.00'	21.03'	N33°51'28"E	20.41'
C56	44°17'31"	50.00'	38.65'	N31°54'32"E	37.70'
C57	52°46'32"	50.00'	46.06'	N80°26'33"E	44.44'
C58	52°46'32"	50.00'	46.06'	S46°46'54"E	44.44'
C59	53°34'32"	50.00'	46.75'	N06°23'38"E	45.07'
C60	49°18'37"	50.00'	43.03'	N57°50'12"E	41.72'
C61	23°39'02"	50.00'	20.64'	S85°40'58"E	20.49'
C62	48°11'23"	25.00'	21.03'	N82°02'51"E	20.41'
C63	08°03'38"	378.00'	53.18'	S24°13'30"E	53.13'
C64	00°27'37"	322.00'	2.59'	S41°29'45"E	2.59'
C65	19°01'43"	322.00'	106.94'	S31°45'05"E	106.45'

5' / 10' — UTILITY EASEMENTS ARE 10 FEET IN WIDTH ADJACENT TO STREET LINES AND 5 FEET ADJACENT TO LOT LINES UNLESS OTHERWISE SHOWN.

GRAPHIC SCALE

60 0 30 60 120

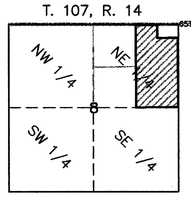
(IN FEET)
1 IN = 60 FT

219A

LEGEND

- U.E. UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- CONTROLLED ACCESS
- WETLAND BOUNDARY
- UTILITY EASEMENT
- QUARTER LINES
- SIXTEENTH LINES
- IRON PIPE WITH PLASTIC CAP STAMPED R.L.S.#21940 SET
- FOUND MONUMENTS ARE IRON PIPES UNLESS OTHERWISE NOTED

SITE MAP
T. 107, R. 14



SHEET 3 OF 5

GGG
Geoffrey G Griffin
14070 Hwy 52 SE Chatfield, Mn. 55923
Engineering
Surveying
Planning
Ph. 507-867-1666

FILE: 9844P1

"OFFICIAL PLAT"

ORCHARD RIDGE FIRST ADDITION

CASCADE TOWNSHIP BOUNDARY
ROCHESTER CORPORATE BOUNDARY

N89°20'07"E 39.21' R=100.00' Δ=90°27'21" L=57.86'

N00°12'32"W 2624.46'

EAST LINE OF E1/2 NE1/4 SEC 8-107-14

WEST LINE OF E1/2 NE1/4 SEC 8-107-14

SOUTH LINE OF NE1/4 NE1/4

S00°14'27"E 2206.15'

S00°12'32"E 436.32'

S00°12'32"E 321.23'

S00°12'32"E 39TH AVENUE NW

S00°12'32"E BRANCH AVENUE NW

S00°12'32"E HILLSBORO DRIVE NW

OUTLOT B

EXISTING WETLAND BOUNDARY

BLOCK 5

BLOCK 6

BLOCK 7

BLOCK 9

BLOCK 10

BLOCK 11

BLOCK 12

GALA LANE NW

JONATHAN LANE NW

DRIVE NW

BLOSSOM STREET NW

UNPLATTED

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C50	36°32'08"	128.00'	81.62'	S54°43'29"E	80.25'
C51	29°12'35"	128.00'	65.26'	S21°51'07"E	64.55'
C52	07°02'18"	128.00'	15.72'	S03°43'41"E	15.71'
C53	90°27'21"	72.00'	113.67'	S45°26'13"E	102.23'
C54	05°53'11"	378.00'	38.83'	S38°46'58"E	38.82'
C55	48°11'23"	25.00'	21.03'	N33°51'28"E	20.41'
C56	44°17'31"	50.00'	38.65'	N31°54'32"E	37.70'
C57	52°46'32"	50.00'	46.06'	N80°26'33"E	44.44'
C58	52°46'32"	50.00'	46.06'	S46°46'54"E	44.44'
C59	53°34'32"	50.00'	46.75'	N06°23'38"E	45.07'
C60	49°18'37"	50.00'	43.03'	N57°50'12"E	41.72'
C61	23°39'02"	50.00'	20.64'	S85°40'58"E	20.49'
C62	48°11'23"	25.00'	21.03'	N82°02'51"E	20.41'
C63	08°03'38"	378.00'	53.18'	S24°13'30"E	53.13'
C64	00°27'37"	322.00'	2.59'	S41°29'45"E	2.59'

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C65	19°01'43"	322.00'	106.94'	S31°45'05"E	106.45'
C66	02°02'32"	322.00'	11.48'	N21°12'57"W	11.48'
C67	12°08'36"	278.00'	58.92'	S26°15'59"E	58.81'
C68	04°00'43"	278.00'	19.47'	S34°20'39"E	19.46'
C69	36°06'33"	72.00'	45.38'	S18°17'44"E	44.63'
C70	14°04'12"	222.00'	54.52'	S27°13'47"E	54.38'
C71	02°05'07"	222.00'	8.08'	S35°16'27"E	8.08'
C72	16°20'38"	128.00'	36.51'	N28°10'41"W	36.39'
C73	19°45'55"	128.00'	44.16'	N10°07'25"W	43.94'
C74	48°11'23"	25.00'	21.03'	N24°18'14"W	20.41'
C75	57°02'11"	50.00'	49.77'	S19°52'50"E	47.74'
C76	60°20'29"	50.00'	52.66'	S38°48'30"W	50.26'
C77	53°42'15"	50.00'	46.87'	N84°10'08"W	45.17'
C78	50°57'14"	50.00'	44.47'	N31°50'23"W	43.01'
C79	54°20'37"	50.00'	47.42'	N20°48'32"E	45.67'
C80	48°11'23"	25.00'	21.03'	S23°53'09"W	20.41'

UTILITY EASEMENTS ARE 10 FEET IN WIDTH ADJACENT TO STREET LINES AND 5 FEET ADJACENT TO LOT LINES UNLESS OTHERWISE SHOWN.

GRAPHIC SCALE

60 0 30 60 120

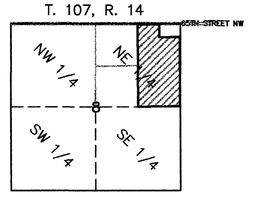
(IN FEET)
1 IN = 60 FT

LEGEND

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219B

SITE MAP
T. 107, R. 14



SHEET 4 OF 5

GGG Engineering Surveying Planning
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"OFFICIAL PLAT"

ORCHARD RIDGE FIRST ADDITION

UNPLATTED

HILLSBORO DRIVE NW

BRANCH AVENUE NW

39TH AVENUE NW

JONATHAN LANE NW

JONAFREE STREET NW

BLOCK 12

BLOCK 11

BLOCK 10

BLOCK 8

BLOCK 7

BLOCK 6

BLOCK 5

BLOCK 4

BLOCK 3

BLOCK 2

OUTLOT C

UNPLATTED

55TH STREET ESTATES
FIRST SUBDIVISION

EAST LINE OF E1/2 NE1/4 SEC 8-107-14

WEST LINE OF E1/2 NE1/4 SEC 8-107-14

SOUTH LINE OF E1/2 NE1/4 SEC 8-107-14

CENTER SECTION 8 T. 107 N. R. 14 W.

1/2" PIPE W/ CAP
RLS # 14888

CAST IRON MONUMENT

S89°09'18"W 1318.15'

S89°09'18"W 298.02'

S89°09'18"W 197.12'

S00°12'32"E 644.84'

S00°12'32"E 747.03'

S00°12'32"E 687.27'

S00°12'32"E 690.56'

S00°12'32"E 750.33'

S00°12'32"E 172.71'

S00°14'27"E 490.17'

S03°02'38"E 885.15'

S03°02'38"E 627.04'

S03°30'28"E 117.02'

S03°30'28"E 116.28'

370.01'

253.87'

99.93'

134.43'

106.93'

143.16'

99.33'

188.43'

198.25'

122.28'

145.29'

77.24'

30' D.E & U.E.

20' UTILITY EASEMENT

DRAINAGE & UTILITY EASEMENT

9' D.E. & U.E.

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C81	49°59'41"	20.00'	17.45'	S24°45'24"W	16.90'
C82	40°07'14"	50.00'	35.01'	S29°41'38"W	34.30'
C83	47°53'39"	50.00'	41.80'	S14°18'49"E	40.59'
C84	48°37'34"	50.00'	42.43'	S62°34'25"E	41.17'
C85	13°47'04"	50.00'	12.03'	N86°13'16"E	12.00'
C86	57°06'11"	50.00'	49.83'	N50°46'39"E	47.79'
C87	72°27'41"	50.00'	63.23'	N14°00'17"W	59.10'
C88	49°59'41"	20.00'	17.45'	N25°14'17"W	16.90'
C89	89°21'50"	72.00'	112.30'	S44°28'23"W	101.26'
C90	55°03'53"	20.00'	19.22'	S27°44'29"E	18.49'
C91	63°07'13"	50.00'	55.08'	S23°42'49"E	52.34'
C92	43°39'39"	50.00'	38.10'	S29°40'37"W	37.19'
C93	43°56'33"	50.00'	38.35'	S73°28'43"W	37.41'
C94	48°46'11"	50.00'	42.56'	N60°09'55"W	41.29'
C95	55°03'53"	20.00'	19.22'	N63°18'46"W	18.49'

BEARINGS
ALL BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 107 NORTH, RANGE 14 WEST WHICH IS ASSUMED TO BEAR N89°30'57"E.

CONTROLLED ACCESS DEFINED
INGRESS TO, FROM, OR ACROSS THE ABBUTTING ROADWAY IS RESTRICTED BY THE ROAD AUTHORITY PURSUANT TO MINNESOTA STATE STATUTE 160.08.

UTILITY EASEMENT DEFINED
AN UNOBSTRUCTED EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY UNDERGROUND OR SURFACE PUBLIC UTILITIES INCLUDING THE RIGHTS TO CONDUCT DRAINAGE AND TRIMMING ON SAID EASEMENT.

DRAINAGE EASEMENT DEFINED
AN UNOBSTRUCTED EASEMENT FOR THE OPERATION AND MAINTENANCE OF ALL WATERWAYS, BOTH SURFACE AND UNDERGROUND, RUNNING OVER, UNDER, AND ACROSS SAID EASEMENT

5' / 10'

UTILITY EASEMENTS ARE 10 FEET IN WIDTH ADJACENT TO STREET LINES AND 5 FEET ADJACENT TO LOT LINES UNLESS OTHERWISE SHOWN.

GRAPHIC SCALE

60 0 30 60 120

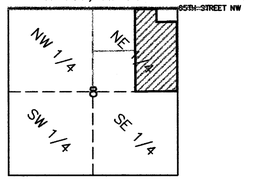
(IN FEET)
1 IN = 60 FT

LEGEND

- U.E. UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- CONTROLLED ACCESS
- WETLAND BOUNDARY
- UTILITY EASEMENT
- QUARTER LINES
- SIXTEENTH LINES
- IRON PIPE WITH PLASTIC CAP STAMPED R.L.S.#21940 SET
- FOUND MONUMENTS ARE IRON PIPES UNLESS OTHERWISE NOTED

220A

SITE MAP
T. 107, R. 14



SHEET 5 OF 5

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FILE: 8844P1