OFFICIAL PLAT

MAYO WOODLANDS

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as MAYO WOODLANDS; 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 wet lands as defined in MS 505.02, Subd. 1, or public highways to be designated other that as shown.

James E. Swanson
James E. Swanson, L.S.
Minnesota License No. 11622

State of Minnesota
County of Dodge

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 18 day of June, 2002.

Beth A. Davis
Notary Public, Dodge County, Minnesota

BETH A. DAVIS
NOTARY PUBLIC-MINNESOTA
MY COMMISSION EXPIRES 1-31-2005

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 24 day of June, 2002.

Edward P. Kunisch
Olmsted County Surveyor

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2002 on the land herein have been paid, there are no delinquent taxes and transfer has been entered this 17th day of September, 2002.

DOCUMENT NUMBER A-932879

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 17th day of September, 2002, at 12 o'clock P M., and was duly recorded in the Olmsted County records.

David J. Hall
Director of Property Records & Licensing

Wendy von Wald Deputy

TOWNSHIP BOARD

The Township Board of Supervisors of Rochester Township, Olmsted County, do hereby certify that we have approved the accompanying plat. In testimony thereof, we have signed our names this 4 day of September, 2002.

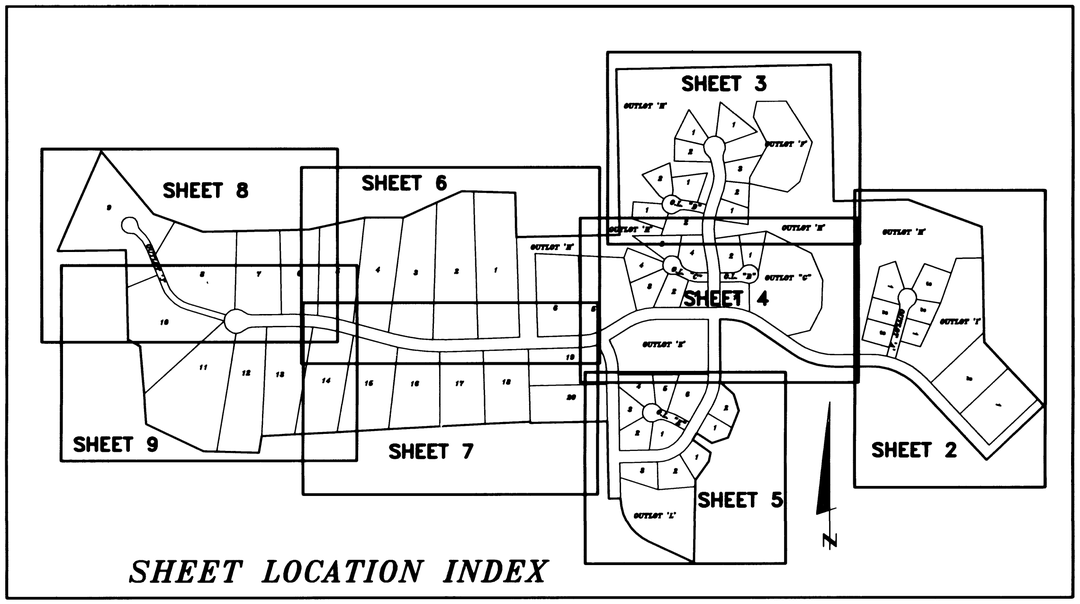
Brenda Dicken
Township Board Chairman

Gary Donovan
Township Board Clerk

ENVIRONMENTAL COMMISSION

The Olmsted County Environmental Commission has approved the plans for water supply and sewage disposal systems for this plat.

Ryan Kopp
Olmsted County Environmental Specialist



SHEET LOCATION INDEX

COUNTY ENGINEER

Approved this 17th day of July, 2002, by Olmsted County Engineer.

Michael Sheehan
Michael Sheehan, County Engineer

COUNTY APPROVAL

State of Minnesota
County of Olmsted

I do hereby that the accompanying plat was duly approved by the Olmsted County Board of 2002 ~~2001~~ Commissioners at a meeting held on the 27 day of August, ~~2001~~.

Olmsted County Board Chairman

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Mayo Woodlands, LLC, a Minnesota Limited Liability, owner and proprietor of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

That part of Section 17, and that part of the Southwest Quarter of Section 16, all in Township 106 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southeast corner of the Southwest Quarter of said Section 17; thence North 01 degree 05 minutes 42 seconds West, assumed bearing, along the east line of said Southwest Quarter a distance of 1651.77 feet for the point of beginning; thence continue North 01 degree 05 minutes 42 seconds West along said east line, 7.97 feet to a point 973.10 feet south of the northeast corner of said Southwest Quarter; thence South 86 degrees 57 minutes 18 seconds West, 1488.00 feet; thence South 09 degrees 12 minutes 18 seconds West, 93.60 feet; thence North 88 degrees 16 minutes 42 seconds West, 305.69 feet; thence North 64 degrees 47 minutes 42 seconds West, 351.50 feet; thence North 04 degrees 27 minutes 42 seconds West, 429.10 feet; thence North 60 degrees 47 minutes 42 seconds West, 76.50 feet; thence North 01 degree 27 minutes 42 seconds West, 490.56 feet to the north line of said Southwest Quarter; thence South 89 degrees 13 minutes 35 seconds West along said north line, 375.74 feet to the northwest corner of said Southwest Quarter; thence North 23 degrees 40 minutes 23 seconds East, 595.27 feet; thence South 40 degrees 10 minutes 21 seconds East, 450.51 feet; thence South 70 degrees 32 minutes 57 seconds East, 288.33 feet; thence North 88 degrees 55 minutes 18 seconds East, 586.91 feet; thence North 78 degrees 02 minutes 01 second East, 316.25 feet; thence North 90 degrees 00 minutes 00 seconds East, 213.28 feet; thence North 65 degrees 53 minutes 33 seconds East, 355.18 feet; thence South 88 degrees 18 minutes 15 seconds East, 293.81 feet; thence South 01 degree 45 minutes 00 seconds East, 242.57 feet; thence North 88 degrees 50 minutes 10 seconds East, 571.18 feet; thence North 01 degree 09 minutes 50 seconds West, 910.13 feet; thence North 88 degrees 50 minutes 10 seconds East, 1189.47 feet to the west line of MAYOWOOD HILLS FOURTH (the next 3 courses are along the west and south lines of said MAYOWOOD HILLS FOURTH); thence South 01 degree 09 minutes 50 seconds East, 750.00 feet; thence North 88 degrees 50 minutes 10 seconds East, 410.00 feet; thence South 69 degrees 55 minutes 47 seconds East, 436.76 feet to the west line of MAYOWOOD HILLS THIRD SUBDIVISION; thence South 01 degree 09 minutes 50 seconds East, along said west line, 632.32 feet; thence South 43 degrees 23 minutes 51 seconds East, along the southwesterly line of said MAYOWOOD HILLS THIRD SUBDIVISION, 480.58 feet to the most northerly corner of MAYOWOOD HILLS SOUTH SECOND; thence South 46 degrees 36 minutes 09 seconds West, along the northwesterly line of said MAYOWOOD HILLS SOUTH SECOND, 434.55 feet; thence North 43 degrees 23 minutes 51 seconds West, 551.66 feet; thence northwesterly 302.73 feet along a tangential curve, concave southwesterly, central angle of 47 degrees 15 minutes 45 seconds, radius of 367.00 feet, and the chord of said curve bears North 67 degrees 01 minute 44 seconds West, 294.22 feet; thence South 89 degrees 20 minutes 24 seconds West, tangent to said curve, 186.03 feet; thence northwesterly 264.67 feet along a tangential curve, concave northeasterly, central angle of 35 degrees 01 minute 17 seconds, radius of 433.00 feet, and the chord of said curve bears North 73 degrees 08 minutes 58 seconds West, 260.57 feet; thence North 55 degrees 38 minutes 19 seconds West, tangent to said curve, 243.73 feet; thence northwesterly 160.61 feet along a tangential curve, concave southwesterly, central angle of 34 degrees 27 minutes 57 seconds, radius of 267.00 feet, and the chord of said curve bears North 72 degrees 52 minutes 18 seconds West, 158.20 feet; thence South 89 degrees 53 minutes 44 seconds West, tangent to said curve, 39.96 feet; thence South 00 degrees 06 minutes 16 seconds East, 310.88 feet; thence southerly 31.87 feet along a tangential curve, concave westerly, central angle of 05 degrees 28 minutes 58 seconds, radius of 333.00 feet, and the chord of said curve bears South 02 degrees 38 minutes 13 seconds West, 31.85 feet; thence South 48 degrees 09 minutes 45 seconds East, 102.56 feet; thence South 17 degrees 36 minutes 50 seconds East, 94.61 feet; thence South 21 degrees 00 minutes 14 seconds West, 160.06 feet; thence South 72 degrees 27 minutes 09 seconds West, 94.88 feet; thence North 57 degrees 17 minutes 50 seconds West, 101.36 feet; thence South 30 degrees 05 minutes 48 seconds West, 43.62 feet; thence South 54 degrees 20 minutes 52 seconds East, 122.93 feet; thence South 11 degrees 07 minutes 11 seconds West, 48.08 feet; thence South 35 degrees 47 minutes 12 seconds West, 128.22 feet; thence South 01 degree 14 minutes 46 seconds West, 452.71 feet; thence North 65 degrees 21 minutes 24 seconds West, 274.32 feet; thence northwesterly 299.46 feet along a tangential curve, concave northeasterly, central angle of 64 degrees 15 minutes 42 seconds, radius of 267.00 feet, and the chord of said curve bears North 33 degrees 13 minutes 33 seconds West, 284.01 feet; thence South 88 degrees 54 minutes 18 seconds West, not tangent to said curve, 66.00 feet; thence North 01 degree 05 minutes 42 seconds West, 426.43 feet; thence South 88 degrees 54 minutes 18 seconds West, 426.00 feet to the point of beginning.

Containing 151.37 acres more or less.

Have caused the same to be surveyed and platted as MAYO WOODLANDS and do hereby donate and dedicate to the public, for the public use forever, the thoroughfares and the cul-de-sacs and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Mayo Woodlands, LLC, a Minnesota Limited Liability Company, has caused these presents to be signed by its chief manager this 19 day of June, 2002.

Bernard L. Donovan
Bernard L. Donovan, Chief Manager

State of Minnesota
County of ~~Olmsted~~ Dodge

The foregoing instrument was acknowledged before me this 19 day of June, 2002, by Bernard L Donovan, Chief Manager of Mayo Woodlands LLC, a Minnesota Limited Liability Company, on behalf of the Company.

Beth A. Davis
Notary Public, ~~Olmsted~~ Dodge County, Minnesota

BETH A. DAVIS
NOTARY PUBLIC-MINNESOTA
MY COMMISSION EXPIRES 1-31-2005

My commission expires 1-31-2005

384A

PREPARED BY:
McGHIE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA

OFFICIAL PLAT

MAYO WOODLANDS

MAYOWOOD HILLS SOUTH SECOND

MAYOWOOD HILLS THIRD SUBDIVISION

MAYOWOOD HILLS SUBDIVISION

MAYOWOOD HILLS SUBDIVISION

MAYOWOOD HILLS SUBDIVISION

MAYOWOOD HILLS SUBDIVISION

MOST NO'LY CORNER MAYOWOOD HILLS SOUTH SECOND

MEADOW CROSSING ROAD S.W.

CONTROLLED ACCESS

HEADLAND COURT S.W.

WEST LINE MAYOWOOD HILLS THIRD SUBDIVISION

SOUTH LINE NE 1/4 SEC 17

S 01°09'50" E 632.32

S 43°23'51" E 480.58

S 46°36'09" W 434.55

N 43°23'51" W 551.66

S 69°55'47" E 436.76

N 88°50'10" E 410.00

S 88°50'19" W 145.47

S 46°55'07" E 347.34

N 25°06'30" E 262.54

S 19°26'31" W 260.69

N 70°33'29" W 155.92

N 26°53'32" E 160.00

N 18°25'38" W 160.00

S 71°34'22" W 93.24

N 13°29'31" E 120.07

N 15°28'46" E 130.00

N 15°28'46" E 120.00

N 74°31'14" W 138.32

N 74°31'14" W 115.27

S 74°31'14" E 160.00

S 74°31'14" E 155.84

N 81°02'38" W 135.39

S 26°55'27" E 359.65

N 45°36'09" E 368.55

N 45°36'09" E 406.15

S 27°46'46" E 210.19

S 12°49'46" W 96.96

S 89°20'24" W 186.03

N 89°20'24" E 186.03

BLOCK 1

BLOCK 2

BLOCK 3

OUTLOT 'A'

OUTLOT 'H'

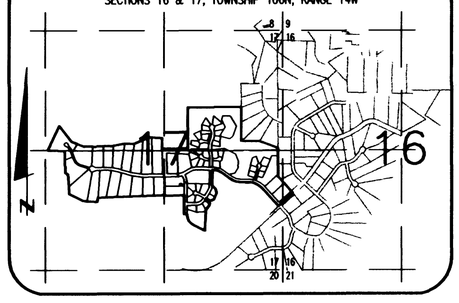
OUTLOT 'I'

MAYO WOODLANDS

MAYO WOODLANDS

50.00 237.00 193.58 406.87 55.95 41.00 10' 20' 40' 36' 57.85 85.39 33.27 40' 69' 175.30 130.69 131.85 64.15 40.34 R=51.00 Δ=72°03'50" Δ=48°34'20" 43.23 36.69 Δ=42°02'56" R=50.00 40.02 16.14 Δ=18°30'01" R=50.00 87.36 Δ=99°08'32" 20.55 Δ=23°32'55" R=50.00 100.02 120.00 50.00 50' 30' 100.00 U.E. 50' 30' 10' UTILITY EASEMENT 10' DRAINAGE EASEMENT 50' DRAINAGE EASEMENT 20' DRAINAGE EASEMENT 40' DRAINAGE EASEMENT 36' DRAINAGE EASEMENT 108' DRAINAGE EASEMENT 53' 150.89 170.88 120.07 155.84 96.96 186.03 33' 33' 60' 237.00 259.66 235.00 33' 33' 50' 60' 302.73 Δ=47°15'45" R=367.00 Ch=N 67°07'44" W 294.22 Δ=47°15'45" R=400.00 369.95

PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



DRAINAGE EASEMENT (D.E.) defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground running over, across, and under said easement.

UTILITY EASEMENT (U.E.) defined:
An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

CONTROLLED ACCESS defined:
Ingress or egress to, from, or across the abutting roadway is restricted by the road authority pursuant to Minnesota State Statute 160.08.

NOTE:
ALL MONUMENTS SHOWN THUS: ○
ARE 5/8" I.D. CAPPED PIPES SET WITH REGISTRATION NO. 11622.

ALL MONUMENTS SHOWN THUS: ●
ARE FOUND 5/8" ID PIPE UNLESS OTHERWISE NOTED.

BASIS OF BEARING SYSTEM :
ALL BEARINGS ARE IN RELATIONSHIP WITH THE EAST LINE S.W. 1/4, SEC 17-106-14 WHICH IS ASSUMED TO BE N 01°05'42" E.

N

60 0 60 120

SCALE 1" = 60'

384B

PREPARED BY:
McGHIE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA

SEE SHEET 4 OF 9

OFFICIAL PLAT

MAYO WOODLANDS

UNPLATTED

N 88°50'10" E
1189.47

494.29

WEST LINE MAYOWOOD HILLS FOURTH

60' DRAINAGE EASEMENT

30'

244.35
N 16°31'46" E

164.30
S 73°28'14" E

111.80
N 26°35'46" E

DRAINAGE EASEMENT

63.29

103.29

191.00
N 07°36'13" E

97.61
N 64°27'16" E

DRAINAGE EASEMENT

261.89
N 50°58'37" W

163.71
S 89°33'34" W

88.87
N 12°16'19" E

268.46
N 32°16'10" W

172.60
S 27°51'11" E

191.00
N 70°26'34" E

OUTLOT 'H'

OUTLOT 'F'

OUTLOT 'H'

UNPLATTED

N 01°09'50" W
910.13

326.06

DRAINAGE EASEMENT

128.30
S 26°35'46" W

191.00
N 34°19'23" W

166.47
N 77°48'00" W

124.85
S 00°18'55" W

BLOCK 8

1

2

BLOCK 7

1

Δ=41°55'36"
43.91

Δ=43°28'32"
45.53

Δ=67°50'21"
65.87

R=60.00

Δ=6°10'47"
6.47

41.04
Δ=39°11'42"
R=60.00

205.19
S 88°53'30" E

49.24
Δ=47°01'03"

41.04
Δ=39°11'42"
R=60.00

125.29
N 11°44'05" W

S.W.

10' UTILITY EASEMENT

63.64

217.26
S 78°15'55" W

19.10

29.26

205.15
S 29°24'59" W

141.51

226.47
N 17°30'32" E

167.04
S 66°31'11" W

131.11
S 89°50'10" W

198.47
N 82°54'39" E

81.37

N 07°05'21" W
150.00

68.83

150.00
N 39°49'25" W

30.00
N 07°18'30" E

32.97
Δ=37°02'26"
R=50.00

30.00
N 54°07'07" W

Δ=61°06'38"
54.40

34.92
Δ=40°01'11"
R=50.00

Δ=08°38'05"
79.12
R=525.00

28.16
Δ=31°38'21"
R=51.00

160.84
N 85°45'28" W

10' UTILITY EASEMENT

93.39
S 04°14'32" W

67.68
Δ=76°07'25"

51.77
Δ=58°09'55"

38.99
Δ=44°40'26"
R=50.00

R=475.00
84.48
Δ=10°11'24"

29.47
N 75°05'56" W

BLOCK 9

1

2

BLOCK 10

1

2

OUTLOT 'D'

OUTLOT 'H'

183.05
S 71°47'51" E

90.74

127.15
S 18°12'09" W

20' DRAINAGE EASEMENT

36.41

DRAINAGE EASEMENT

DRAINAGE EASEMENT

10' UTILITY EASEMENT

Δ=15°36'45"
117.99

Δ=05°52'49"
44.44

Δ=28°14'25"
R=400.00
197.15

170.34
S 18°20'19" W

Δ=30°04'24"
87.65

104.61

Δ=00°07'39"
0.96

29.47

Δ=06°37'12"
50.01

104.61
N 18°20'19" E

104.98

R=200.00

Δ=30°04'24"

GLENWOOD LANE

48.72

51.54
Δ=17°40'26"

70.76
Δ=17°23'56"

33'

33'

33'

33'

33.58

133.08
S 84°20'07" E

215.34
S 77°13'04" E

89.85
N 50°04'14" E

134.65
N 01°43'49" E

BLOCK 6

2

3

1

162.65
S 71°39'41" E

64.31
Δ=10°02'24"

91.26

185.96
S 81°42'04" E

102.89
Δ=16°01'57"

287.28
S 82°15'59" W

151.00

136.28

13.89
Δ=02°10'04"

277.20
N 64°14'06" W

NORTH LINE SE 1/4 SEC 17

N 15°15'19" W
531.79

10'

20' DRAINAGE EASEMENT

30' DRAINAGE EASEMENT

60' DRAINAGE EASEMENT

30'

25'

177.65
N 49°59'12" E

N 88°50'10" E
410.00

133.75

178.86
N 32°41'16" E

50' DRAINAGE EASEMENT

25'

11.40

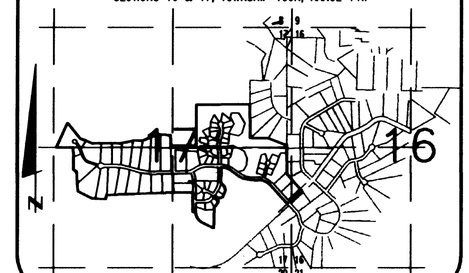
136.09
N 79°28'59" E

30' DRAINAGE EASEMENT

750.00
S 01°09'50" E

MAYOWOOD HILLS FOURTH

PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



NOTE:
ALL MONUMENTS SHOWN THUS: ○
ARE 5/8" I.D. CAPPED PIPES SET
WITH REGISTRATION NO. 11622.

ALL MONUMENTS SHOWN THUS: ●
ARE FOUND 5/8" ID PIPE UNLESS
OTHERWISE NOTED.

BASIS OF BEARING SYSTEM :
ALL BEARINGS ARE IN RELATIONSHIP
WITH THE EAST LINE S.W. 1/4, SEC 17-106-14
WHICH IS ASSUMED TO BE N 01°05'42" E.

DRAINAGE EASEMENT (D.E.) defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground running over, across, and under said easement.

UTILITY EASEMENT (U.E.) defined:
An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

60 0 60 120
SCALE 1" = 60'

SEE SHEET 2 OF 9

SEE SHEET 4 OF 9

385A

PREPARED BY:
McGHIE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA

OFFICIAL PLAT

MAYO WOODLANDS

BLOCK 10 SEE SHEET 3 OF 9

OUTLOT 'H'

N 88°50'10" E 571.18

DRAINAGE EASEMENT

SOUTH LINE NE 1/4 SEC 17

NORTH LINE SE 1/4 SEC 17

BLOCK 10

BLOCK 5

BLOCK 11

BLOCK 4

OUTLOT 'C'

OUTLOT "B"

OUTLOT "C"

OUTLOT 'E'

GLENWOOD LANE S.W.

GLENWOOD ROAD S.W.

GALENA PLACE S.W.

MAYO WOODLANDS ROAD S.W.

UNPLATTED

SEE SHEET 6 OF 9

SEE SHEET 2 OF 9

SEE SHEET 5 OF 9

DRAINAGE EASEMENT (D.E.) defined:
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An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

SCALE 1" = 60'

NOTE:
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BASIS OF BEARING SYSTEM :
ALL BEARINGS ARE IN RELATIONSHIP WITH THE EAST LINE S.W. 1/4, SEC 17-106-14 WHICH IS ASSUMED TO BE N 01°05'42" E.

PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W

385B

PREPARED BY:
McGHIE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA

OFFICIAL PLAT

MAYO WOODLANDS

SEE SHEET 4 OF 9

SEE SHEET 7 OF 9

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

BLOCK 12

BLOCK 13

BLOCK 14

BLOCK 15

OUTLOT 'K'

OUTLOT 'L'

GALENA PLACE S.W.

GLENWOOD ROAD S.W.

S 89°53'44" W 497.63

426.00 S 88°54'18" W

N 01°05'42" W 426.43

66.00 S 88°54'18" W

N 88°54'18" E 235.69

S 01°05'42" E 471.36

S 01°05'42" E 231.00

N 01°05'42" E 152.72

N 01°18'37" E 156.61

S 17°44'18" W 213.82

N 05°34'44" W 164.49

N 51°53'26" W 182.49

S 60°04'57" W 153.62

N 59°54'12" W 151.81

N 59°54'12" W 51.81

S 30°05'48" W 43.62

S 21°00'14" W 160.06

S 72°27'09" W 94.88

N 54°20'53" E 129.93

S 11°07'11" W 48.08

S 35°47'12" W 128.22

N 31°01'55" W 167.80

S 01°14'46" W 452.71

N 65°21'24" W 274.32

S 72°18'41" E 220.81

N 85°29'52" E 206.53

S 49°09'45" E 102.58

S 17°36'50" E 94.61

Δ=29°18'57" 26.09

Δ=38°34'42" R=51.00 34.34

Δ=16°24'17" 68.01 R=51.00

Δ=64°06'30" 57.06

Δ=72°03'50" 64.15

Δ=21°28'43" 19.12

Δ=13°42'20" 77.14 R=325.00

Δ=46°31'12" 41.41 R=51.00

Δ=02°41'33" 17.62

Δ=12°44'25" 83.36 R=375.00

Δ=58°48'30" 171.41

Δ=58°48'30" 205.28 R=200.00

Δ=24°46'05" 100.86

Δ=32°26'57" 131.94

Δ=01°33'48" 6.36

Δ=30°12'04" 140.74

Δ=30°12'04" 158.13 R=300.00

Δ=24°43'06" 143.66

Δ=05°28'58" R=333.00 Ch=S 02°38'13" W 31.85

299.46 Δ=64°15'42" R=267.00 CH=N 53°53'53" W 284.01

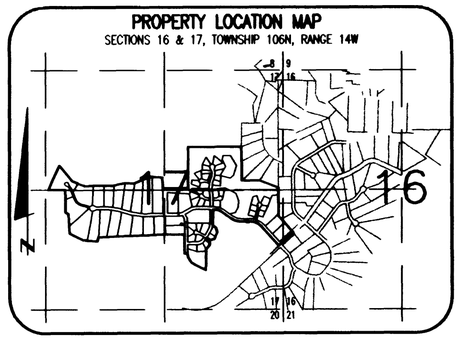
10' UTILITY EASEMENT

10' U.E.

33'

PROPERTY LOCATION MAP

SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



DRAINAGE EASEMENT (D.E.) defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground running over, across, and under said easement.

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An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

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BASIS OF BEARING SYSTEM :
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N

60 0 60 120

SCALE 1" = 60'

386 A

PREPARED BY:
McGHIE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA

OFFICIAL PLAT

MAYO WOODLANDS

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An unobstructed easement for the operation and maintenance of waterways, both surface and underground running over, across, and under said easement.

UTILITY EASEMENT (U.E.) defined:
An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

NOTE:
ALL MONUMENTS SHOWN THUS: ○
ARE 5/8" I.D. CAPPED PIPES SET
WITH REGISTRATION NO. 11622.

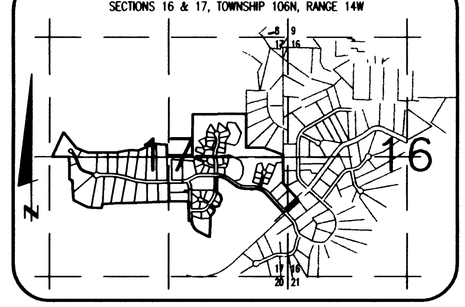
ALL MONUMENTS SHOWN THUS: ●
ARE FOUND 5/8" ID PIPE UNLESS
OTHERWISE NOTED.

BASIS OF BEARING SYSTEM :
ALL BEARINGS ARE IN RELATIONSHIP
WITH THE EAST LINE S.W. 1/4, SEC 17-106-14
WHICH IS ASSUMED TO BE N 01°05'42" E.

N

60 0 60 120
SCALE 1" = 60'

PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



SHEET 8 OF 9

UNPLATTED

N 78°02'01" E
316.25
255.13
61.12

N 90°00'00" E
213.28

N 65°53'33" E
355.18
203.35
151.63
63.40

S 88°18'15" E
293.81
230.41

242.57
S 01°45'00" E.

EAST LINE NW 1/4 SEC 17

UNPLATTED

N 88°50'10" E
571.18

FD CONCRETE MONUMENT
NE COR
SW 1/4, SEC. 17

DRAINAGE EASEMENT

SOUTH LINE NE 1/4 SEC 17

NORTH LINE SW 1/4 SEC 17

SOUTH LINE NW 1/4 SEC 17

OUTLOT 'H'

N 00°00'00" W
194.98

N 87°21'24" W
492.92

240.71

338.00
S 87°21'24" E

90' DRAINAGE EASEMENT

482.50
N 01°21'10" E

580.19
N 06°22'32" E

633.94
N 07°30'04" E

752.07
N 01°46'13" E

806.59
N 01°45'00" W

550.18
N 01°45'00" W

455.98
S 01°45'00" E

437.54
S 01°45'00" E

EAST LINE SW 1/4 SEC 17

5 4 3 2 1

BLOCK 12

BLOCK 11

OUTLOT 'H'

6 5

10' UTILITY EASEMENT

△=07°43'01"
139.13

△=08°13'25"
148.27

52.81

△=15°56'26"
278.21 R=1000.00

110.69
△=06°33'31"

158.34
△=09°27'55"

44.69

72.15

286.02
S 75°05'27" E

213.87

201.74

31.47

△=12°54'04"
217.74

△=03°45'29"
63.43

186.31

230.00

100.00

973.10
N 01°05'42" W

240.00

4.84

△=29°56'57"
139.56

△=20°22'12"
106.66 R=300.00

33'

33'

761.15
N 88°15'00" E

89.30

△=15°21'56"
21.98

△=16°39'33"
290.76 R=1000.00

△=02°09'56"
39.04

234.13
△=12°59'11"

△=01°30'26"
R=1033.00
27.17

211.96

249.93

299.26

25' DRAINAGE EASEMENT

160.00
N 1°54'33" E

12.5'

50.00 U.E. 50.00

MAYO WOODLANDS ROAD S.W.

SEE SHEET 7 OF 9

SEE SHEET 4 OF 9

386 B

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ROCHESTER, MINNESOTA

OFFICIAL PLAT

MAYO WOODLANDS

SEE SHEET 6 OF 9

BLOCK 1 2

MAYO WOODLANDS ROAD S.W.

OUTLOT 'H'

W LINE SE 1/4 SEC 17

Δ=08°13'25" 148.27 | 52.81 | 201.74 | 31.47 | Δ=12°54'04" 217.74 | Δ=03°45'29" 63.43 | 186.31 | 230.00 | 100.00 | 240.00 | 119.62

158.34 Δ=09°22'55" | 44.69 | 72.15 | 286.02 S 75°05'27" E | 213.87 | Δ=16°39'33" 290.76 R=1000.00 | 39.04 Δ=02°09'56" | 234.13 Δ=12°59'11" | Δ=01°30'26" R=1033.00 27.17 | 211.96 | 249.93 | 761.15 N 88°15'00" E | 299.26 | 89.30 Δ=15°21'56" | 21.96 | 4.84 | Δ=29°56'57" 139.56 | Δ=199°34'45" | 50.16 | 13.99

973.10 N 01°05'42" W

10' UTILITY EASEMENT

25' DRAINAGE EASEMENT

182.01 N 14°54'33" E | 12.5' | 12.5' | 50.00 N 34°16'23" E | 25'

46.67 S 35°51'12" E | 101.83 N 56°32'11" E | 92.92 N 51°52'06" E

U.E. 50.00 | 50.00

Δ=20°22'12" 106.66 R=300.00

N 29°44'47" W 98.57

3.3' | 3.3' | 3.3' | 3.3'

S.W. 160TH ROAD

Δ=28°19'00" R=300.00 | Δ=28°19'00" 133.31

202.00

14 | 15 | 16 | 17 | 18 | 19 | 20

538.51 S 09°39'14" W

454.13 S 06°18'44" W

410.84 S 00°14'34" E

404.69 S 01°45'00" E

S 01°45'00" E 396.04

N 88°54'18" E 428.25

71.01

197.04

205.00

471.35 S 01°05'42" E

285.36 | 284.31 | 250.00 | 250.00

1488.00 S 86°57'18" W

426.00 S 88°54'18" W

P.O.B

7.97 N 01°05'42" W

UNPLATTED

UNPLATTED

UNPLATTED

EAST LINE SW 1/4 SEC 17

1651.77 N 01°05'42" W

SE COR SW 1/4 SEC 17-106-14

N 01°05'42" W 426.43

GLENWOOD ROAD S.W.

231.08 S 01°05'42" E

SEE SHEET 4 OF 9

SEE SHEET 5 OF 9

SEE SHEET 9 OF 9

DRAINAGE EASEMENT (D.E.) defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground running over, across, and under said easement.

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An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

N

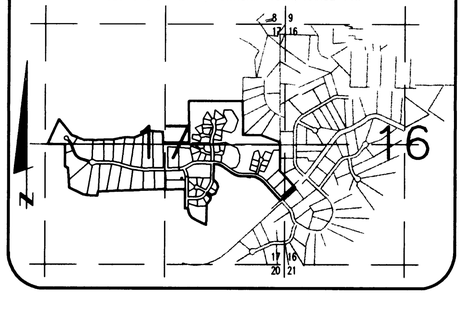
60 0 60 120
SCALE 1" = 60'

NOTE:
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WITH REGISTRATION NO. 11622.

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PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



387A

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PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA

OFFICIAL PLAT

MAYO WOODLANDS

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CONTROLLED ACCESS defined:
Ingress or egress to, from, or across the abutting roadway is restricted by the road authority pursuant to Minnesota State Statute 160.08.

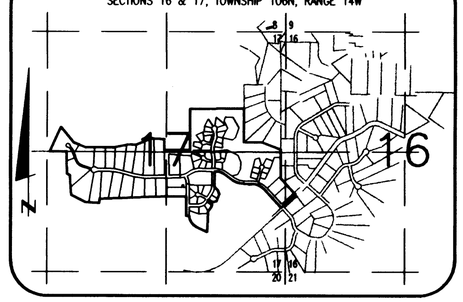
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60 0 60 120
SCALE 1" = 60'

PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



UNPLATTED

N 23°40'23" E
595.27

S 40°10'21" E
450.51

9

UNPLATTED

125.10

S 70°32'57" E
288.33

163.23

187.84

N 88°55'18" E
586.91

239.22

159.85

61.12

N 78°02'01" E
316.25
255.13

SEE SHEET 6 OF 9

10' UTILITY EASEMENT

Δ=272°54'56"
214.38
R=45.00

Δ=46°27'28"
36.49
R=45.00

Δ=46°27'28"
36.49
R=45.00

Δ=271°34'42"
107.95
R=227.15

Δ=271°34'42"
91.79
R=193.15

208.35
N 31°05'33" E

SOUTH LINE NW 1/4 SEC 17

NORTH LINE SW 1/4 SEC 17

NORTHWEST CORNER SW ¼ SEC 17

375.74
S 89°13'35" W

NORTH LINE SW 1/4 SEC 17

10' UTILITY EASEMENT

154.75
N 22°20'44" W

O U T L O T 'J'

S 22°20'44" E
177.40

10' UTILITY EASEMENT

205.52

181.22
S 67°39'16" W

30.04

428.74
N 01°39'47" E

461.01
N 00°53'12" W

482.50
N 01°21'10" E

SEE SHEET

U N P L A T T E D

8

7

6

B L O C K 12

N 01°27'42" W
490.56

R=183.00
Δ=10°08'28"
32.38

183.50
Δ=51°05'29"
R=217.00

N 73°26'13" W
214.38

10' UTILITY EASEMENT

Δ=50°44'57"
58.46

CONTROLLED ACCESS

Δ=48°06'23"
55.45

R=66.00
Δ=41°44'35"
47.70

50' U.E.

163.17

62.24

Δ=07°43'01"
139.13

10' UTILITY EASEMENT

Δ=08°13'25"
148.27

285.04

N 73°26'13" W
214.38

Δ=29°51'09"
34.39

MAYO WOODLANDS ROAD S.W.

33'

33'

S 88°58'07" W
312.72

Δ=15°56'26"
278.21
R=1000.00

10

R=66.00

104.36
Δ=90°15'56"

80.36

47.70
Δ=41°44'35"
R=66.00

145.05

110.69
Δ=06°33'31"

158.34
Δ=09°22'55"

50.09
Δ=43°29'04"

10' UTILITY EASEMENT

B L O C K 12

11

12

126.84

25' DRAINAGE EASEMENT

13

10' UTILITY EASEMENT

14

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ROCHESTER, MINNESOTA

387B

SEE SHEET 9 OF 9

OFFICIAL PLAT

MAYO WOODLANDS

UNPLATTED

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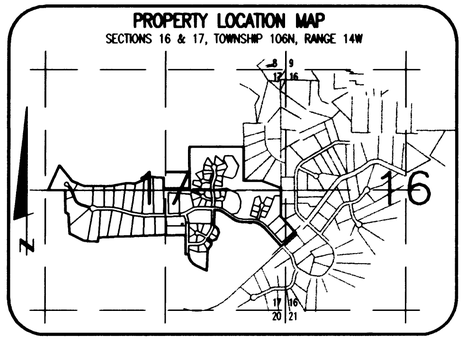
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PROPERTY LOCATION MAP
SECTIONS 16 & 17, TOWNSHIP 106N, RANGE 14W



SEE SHEET 8 OF 9

BLOCK 12

OUTLOT "J"

MAYO WOODLANDS ROAD S.W.

N 01°27'42" W 490.56

N 04°27'42" W 429.10

N 60°47'42" W 76.50

N 64°47'42" W 351.50

N 88°16'42" W 305.69

S 09°12'18" W 93.60

S 86°57'18" W 1488.00

25' DRAINAGE EASEMENT

50' DRAINAGE EASEMENT

10' UTILITY EASEMENT

50' U.E.

CONTROLLED ACCESS

SEE SHEET 7 OF 9

UNPLATTED

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