OLMSTED COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 271

COUNTY STATE AID HIGHWAY NO. 34 AND COUNTY STATE AID HIGHWAY NO. 44

NOTES:

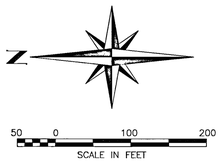
1. Distances are shown in U.S. Survey Feet.
2. Boundary monuments will be set following substantial completion of the project.
3. Owners' names are for reference only and are subject to change.
4. All parcels shown on this plat may or may not have been acquired by the County of Olmsted. Check pertinent documents for each parcel to verify.

The Board of County Commissioners for Olmsted County, Minnesota, pursuant to County Board Resolution Number 24–159, dated November 19, 2024, is hereby designating the definite location of County State Aid Highway No. 34 and County State Aid Highway No. 44 in Section 31, Township 107 North, Range 14 West and Section 36, Township 107 North, Range 15 West, Olmsted County, Minnesota.

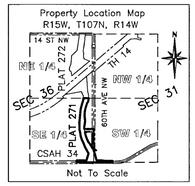
LEGEND

- ○ – SET 1/2" ROD W/CAP #57072
- ⦿ – PUBLIC LAND SURVEY CORNER
- ● – DENOTES FOUND 1/2" PIPE UNLESS NOTED OTHERWISE
- Δ = CENTRAL ANGLE
- R = RADIUS DISTANCE
- L = ARC DISTANCE
- CB = CHORD BEARING
- C = CHORD DISTANCE
- R/W = RIGHT OF WAY
- B1 = OLMSTED COUNTY R/W BOUNDARY CORNER
- (B2) = MnDOT R/W BOUNDARY CORNER
- SECTION LINE
- SIXTEENTH LINE
- PROPERTY LINE
- RIGHT OF WAY BOUNDARY
- EXISTING ROAD RIGHT OF WAY
- EXISTING ROAD CENTERLINE
- EXISTING EASEMENT LINE
- PARCEL 1 – PARCEL IDENTIFICATION
- T-L-2 – PARCEL BOUNDARY LIMITS
- 103 – NEW CENTERLINE/ACQUISITION LINE
- CONTROLLED ACCESS
- 30 – CONTROLLED ACCESS OPENING
- TE – TEMPORARY EASEMENT LINE

DISTANCES SHOWN IN FEET (33, 50, ETC.) ARE EXACT VALUES

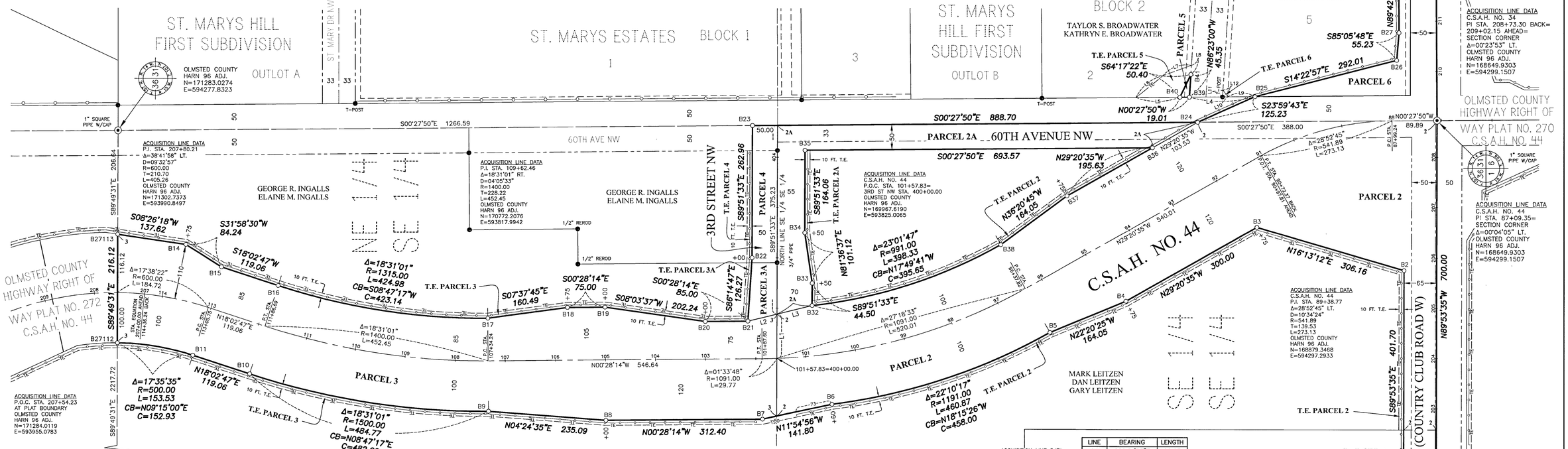


ORIENTATION OF THIS BEARING SYSTEM IS BASED ON HARN 96 OLMSTED COUNTY COORDINATE SYSTEM



PARCEL NUMBER	OWNER	LOCATION	RECORD DEED DOC. NO.	EXISTING R/W	NEW R/W	TOTAL R/W	R/W INTEREST	TEMPORARY EASEMENT
1	RICHARD TANNY CHRISTOPHER TANNY	SE 1/4, SE 1/4 SEC. 36, T107N, R15W	A–1536598 A–1606411	0.09 AC.	0.03 AC.	0.12 AC.	FEE	--
2	MARK LEITZEN DAN LEITZEN GARY LEITZEN	S 1/2, SE 1/4 SEC. 36, T107N, R15W	A–1558309	1.06 AC.	6.73 AC.	7.79 AC.	FEE	0.55 AC.
2A	MARK LEITZEN DAN LEITZEN GARY LEITZEN	S 1/2, SE 1/4 SEC. 36, T107N, R15W	A–1558309	0.61 AC.	0.73 AC.	1.34 AC.	FEE	0.07 AC.
3	GEORGE R. INGALLS ELAINE M. INGALLS	N 1/2, SE 1/4 SEC. 36, T107N, R15W	A–841534	--	6.04 AC.	6.04 AC.	FEE	0.60 AC.
3A	GEORGE R. INGALLS ELAINE M. INGALLS	N 1/2, SE 1/4 SEC. 36, T107N, R15W	A–841534	--	0.14 AC.	0.14 AC.	FEE	0.02 AC.
4	GEORGE R. INGALLS ELAINE M. INGALLS	NE 1/4, SE 1/4 SEC. 36, T107N, R15W	A–841534	0.06 AC.	0.26 AC.	0.32 AC.	FEE	0.05 AC.
5	TAYLOR S. BROADWATER KATHRYN E. BROADWATER	LOT 2, BLOCK 2 REPLAT OF OUTLOT C AND A PORTION OF OUTLOT D, ST. MARYS HILL FIRST SUBDIVISION	A–1460031	--	430 SQ. FT.	430 SQ. FT.	FEE	3643 SQ. FT.
6	ZACHARY S. ERLANDSON ERIKA ERLANDSON	LOT 5, BLOCK 1 REPLAT OF OUTLOT C AND A PORTION OF OUTLOT D, ST. MARYS HILL FIRST SUBDIVISION	A–1434397	--	17,482 SQ. FT.	17,482 SQ. FT.	FEE	73 SQ. FT.
7	JAMES M. COOK REBECCA A. COOK	LOT 4, BLOCK 1 REPLAT OF OUTLOT C AND A PORTION OF OUTLOT D, ST. MARYS HILL FIRST SUBDIVISION	A–394741	--	4201 SQ. FT.	4201 SQ. FT.	FEE	--
8	MICHAEL P. FAUTSCH JULIE B. FAUTSCH	LOT 3, BLOCK 1 REPLAT OF OUTLOT C AND A PORTION OF OUTLOT D, ST. MARYS HILL FIRST SUBDIVISION	A–993258	--	1084 SQ. FT.	1084 SQ. FT.	FEE	--

NOTE: TEMPORARY EASEMENT WILL EXPIRE ON DECEMBER 31, 2027



LINE	BEARING	LENGTH
L1	S89°51'33"E	88.25
L2	S13°41'44"E	59.69
L3	S13°41'44"E	72.09
L4	N00°27'50"W	130.88
L5	N00°27'50"W	87.69
L6	S39°01'22"E	69.82
L7	S19°50'56"E	60.03
L8	N86°23'00"W	18.26
L9	N00°27'50"W	54.02
L10	N00°27'50"W	10.70
L11	S86°23'00"E	13.64
L12	S53°58'33"W	16.72

COUNTY ENGINEER

I hereby certify that this plat prepared by the Olmsted County Public Works Department is a true and correct representation of the highway location and that the right–of–way is correctly designated on the plat.

Benjamin T. Johnson, Olmsted County Engineer
Minnesota License No. 44588
Date 1/10/2025

COUNTY SURVEYOR

I hereby certify that this plat was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Minnesota; that the monuments for the guidance of future surveys will be correctly placed in the ground as shown after completion of construction; that all measurements are correctly shown on this plat; and the proposed right–of–way boundary lines are correctly designated on this plat.

Eric C. Stennes, Olmsted County Surveyor
Minnesota License No. 57072
Date 1/10/2025

PROPERTY RECORDS AND LICENSING

DOCUMENT NUMBER **A1617683**

I hereby certify that this instrument was filed in the Office of the Property Records and Licensing for the record on this 13th day of January, 2025, at 8½ o'clock A.M. and was duly recorded in the Olmsted County Records.

Olmsted County Director of Property Records and Licensing

By Wendy von Wald Deputy

K:\PW\Highway\Engineering\Projects\CSAH 44\055-644-001 (CR 104 Interchange)\Right of Way\Plats\Plat 271.dwg