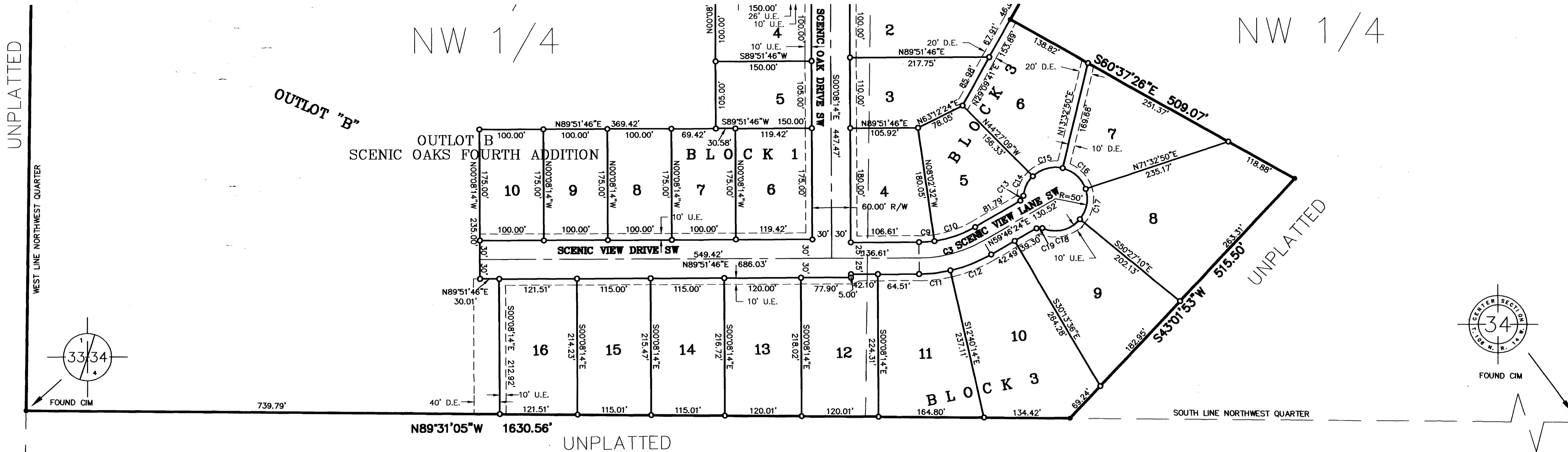


SCENIC OAKS FIFTH ADDITION



Instrument of Dedication

KNOW ALL MEN BY THESE PRESENTS: That HANSON AND YOUNGE LLC., a Minnesota Limited Liability Company, owners and proprietors; and R & M Development, a Minnesota Corporation, a contract for deed vendee of the following described property in the City of Rochester, State of Minnesota, to wit:

OUTLOT B, SCENIC OAKS FOURTH ADDITION, according to the recorded plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota, containing 58.10 acres.

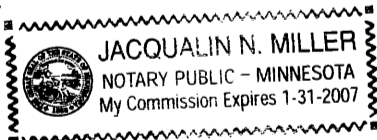
Have caused the same to be surveyed and platted as SCENIC OAKS FIFTH ADDITION and do hereby donate and dedicate to the public for the public use forever the thoroughfares, cul-de-sacs, and also dedicate the easements as shown on this plat.

In witness whereof said HANSON AND YOUNGE LLC., a Minnesota Limited Liability Company, have caused these presents to be signed by its proper officers this 29 day of December, 2024

Mark D. Hanson, President

Rodney A. Younge, Vice-President

State of Minnesota
County of Olmsted



The foregoing instrument was acknowledged before me this day of Dec 29, 2024, by Mark D. Hanson, President of HANSON AND YOUNGE LLC, a Minnesota Limited Liability Company, on behalf of the company.

Jacquelin N. Miller
Notary Public, Olmsted County, Minnesota

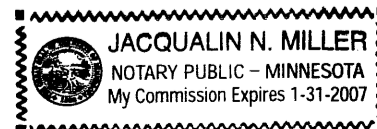
My commission expires: 1-31-07

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this day of Dec 29, 2024, by Rodney A. Younge, Vice-President of HANSON AND YOUNGE LLC, a Minnesota Limited Liability Company, on behalf of the company.

Jacquelin N. Miller
Notary Public, Olmsted County, Minnesota

My commission expires: 1-31-07



In witness whereof said R & M DEVELOPMENT COMPANY, a Minnesota Corporation, have caused these presents to be signed by its proper officer this 29 day of December, 2024

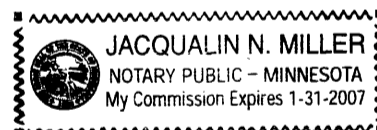
Mark D. Hanson
Mark D. Hanson, Chief Executive Officer

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this day of Dec 29, 2024, by Mark D. Hanson, Chief Executive Officer of R & M DEVELOPMENT COMPANY, a Minnesota Corporation, on behalf of the corporation.

Jacquelin N. Miller
Notary Public, Olmsted County, Minnesota

My commission expires: 1-31-07



SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as SCENIC OAKS FIFTH 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
Geoffrey G. Griffin, L.S.
Minnesota License Number 21940

State of Minnesota
County of Hill

The foregoing Surveyor's Certificate was acknowledged before me, a Notary Public, this 15 day of Dec, 2024

Bridget L. Meyer
Notary Public, Hill County, Minnesota

My commission expires: 1-31-09



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 29th day of December, 2024, 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 29th day of December, 2024.

Judy K. Scherr
Judy K. Scherr, City Clerk

COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 15 day of Dec, 2024

Edward P. Kincaid
Olmsted County Surveyor

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2024 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 30th day of DECEMBER, 2024.

DOCUMENT NUMBER A-1049320

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 30th day of DECEMBER, 2024, at 9 o'clock A. M., and was duly recorded in the Olmsted County records.

Daniel G. Hall
Director of Property Records & Licensing

Wendy von Wald
Deputy

LEGEND

- IRON PIPE WITH PLASTIC CAP STAMPED R.L.S.#21940 SET
- FOUND MONUMENTS ARE IRON PIPES UNLESS OTHERWISE NOTED
- D.E. DRAINAGE EASEMENT
- U.E. UTILITY EASEMENT
- EASEMENT LINE

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

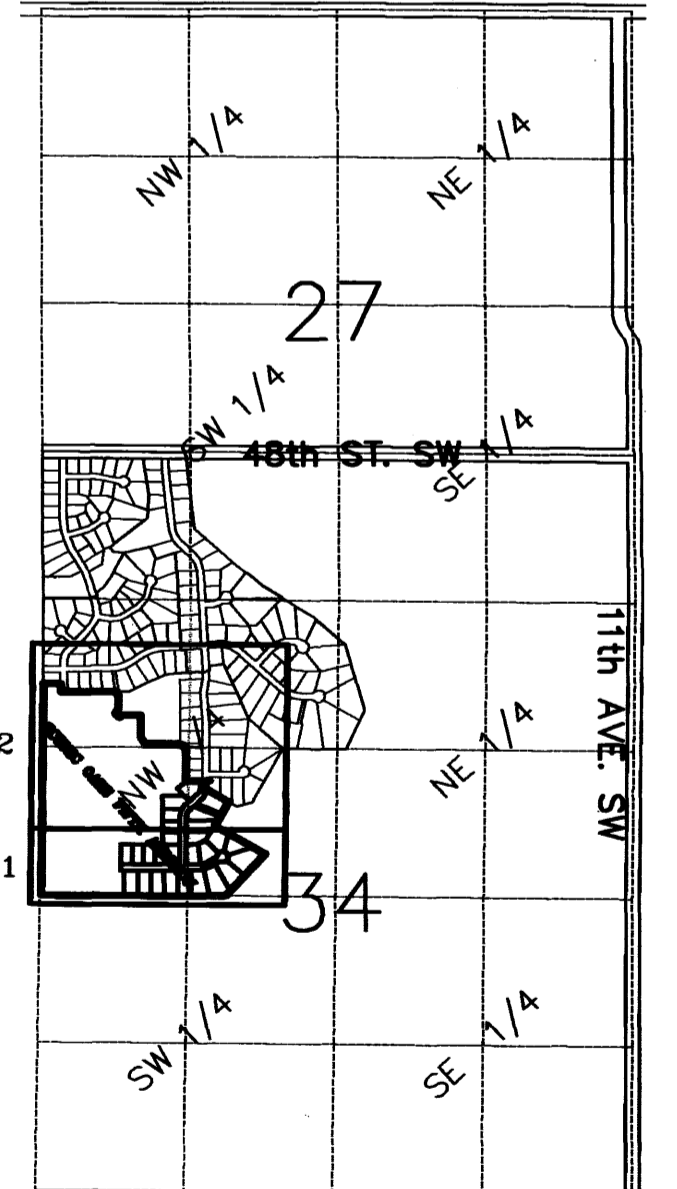
BEARINGS
ALL BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 34-T106N-R14W WHICH IS ASSUMED TO BEAR N00°46'47"E.

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.

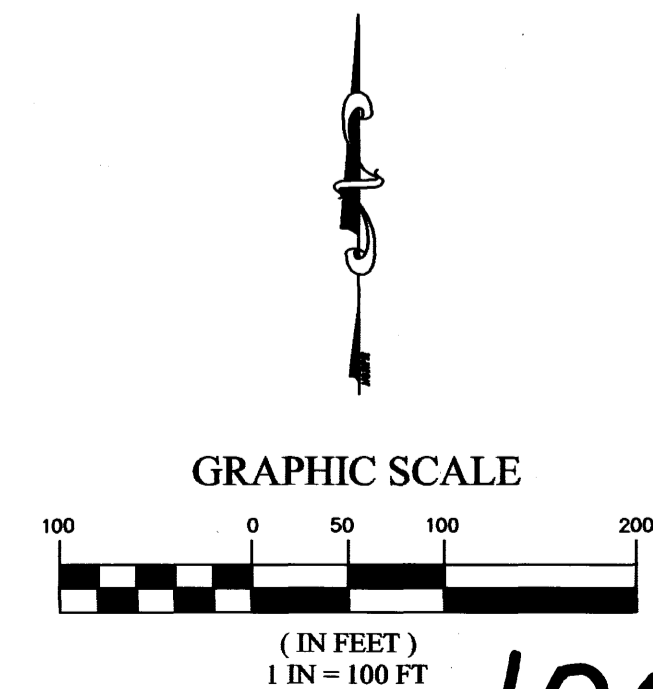
UTILITY EASEMENT DEFINED
AN UNOBSTRUCTED EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY UNDERGROUND OR SURFACE PUBLIC UTILITIES INCLUDING THE RIGHT TO CONDUCT DRAINAGE AND TRIMMING ON SAID EASEMENT.

VICINITY MAP

SECTION 34, TOWNSHIP 106 NORTH, RANGE 14 WEST



"NOT TO SCALE"

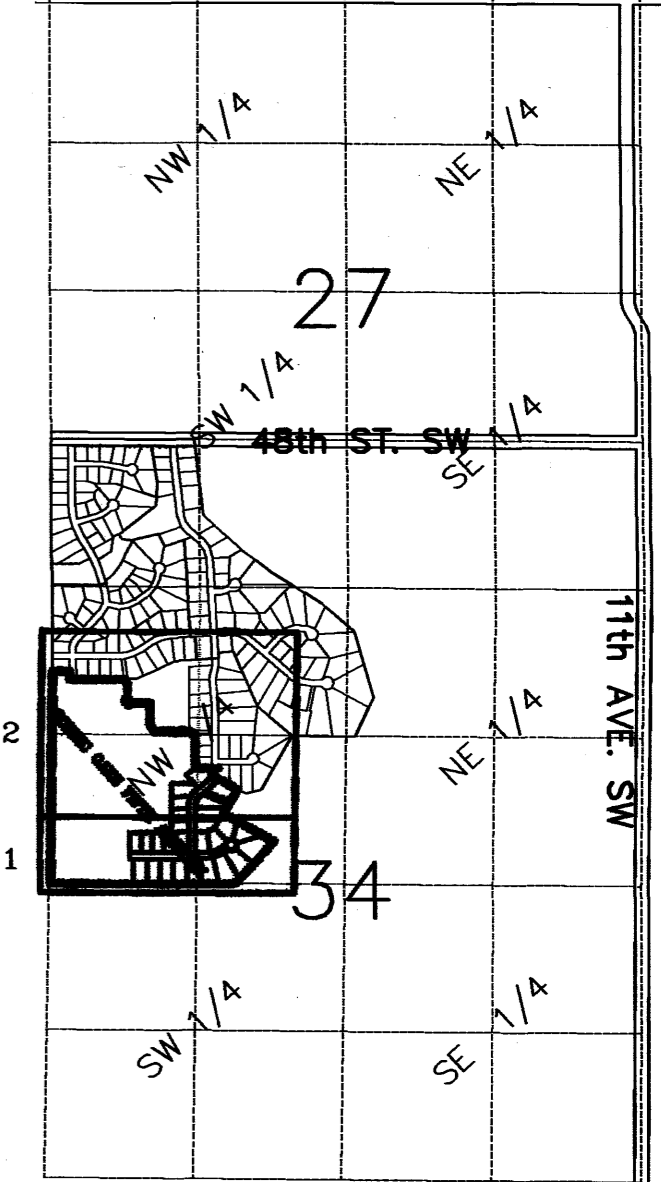


1005A

SCENIC OAKS FIFTH ADDITION

VICINITY MAP

SECTION 34, TOWNSHIP 106 NORTH, RANGE 14 WEST



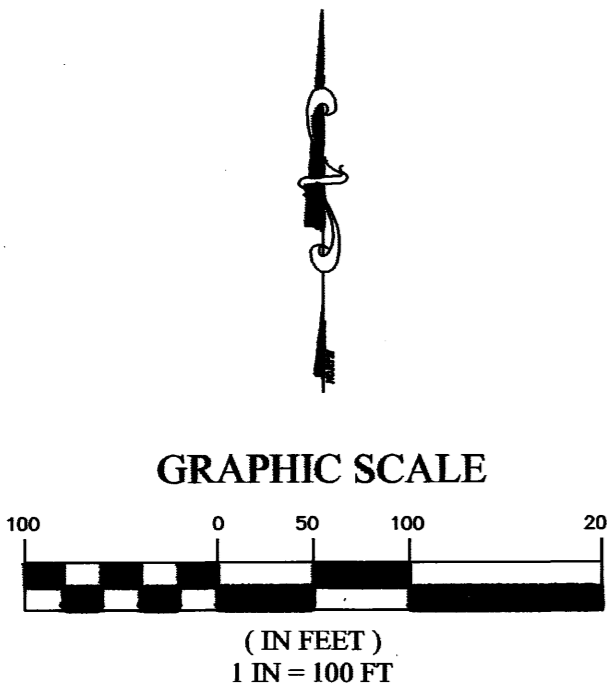
"NOT TO SCALE"

SHEET 2 OF 2

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	57.20	150.00	21°51'00"	56.86	S37°09'47"W
C2	109.42	130.00	48°13'31"	106.22	S23°58'32"W
C3	105.03	200.00	30°05'22"	103.83	N74°49'05"E
C4	45.76	120.00	21°51'00"	45.49	S37°09'47"W
C5	68.64	180.00	21°51'00"	68.23	S37°09'47"W
C6	59.39	160.00	21°16'01"	59.05	S37°27'17"W
C7	75.28	160.00	26°57'30"	74.59	S13°20'31"W
C8	84.17	100.00	48°13'31"	81.71	S23°58'32"W
C9	24.14	175.00	7°54'18"	24.13	N85°54'37"E
C10	67.76	175.00	22°11'04"	67.34	N70°51'56"E
C11	49.22	225.00	12°32'00"	49.12	N83°35'46"E
C12	68.94	225.00	17°33'22"	68.67	N68°33'05"E
C13	9.48	10.00	54°18'53"	9.13	N32°36'55"E
C14	34.98	50.00	40°05'19"	34.27	N25°30'11"E
C15	50.61	50.00	58°00'00"	48.48	N74°32'50"E
C16	50.61	50.00	58°00'00"	48.48	S47°27'10"E
C17	50.61	50.00	58°00'00"	48.48	N10°32'50"E
C18	65.05	50.00	74°32'26"	60.56	N76°49'03"E
C19	9.48	10.00	54°18'53"	9.13	S86°55'51"W

LEGEND

- IRON PIPE WITH PLASTIC CAP STAMPED R.L.S.#21940 SET
- FOUND MONUMENTS ARE IRON PIPES UNLESS OTHERWISE NOTED
- D.E. DRAINAGE EASEMENT
- U.E. UTILITY EASEMENT
- - - EASEMENT LINE



SW 1/4
NW 1/4

SE 1/4
NW 1/4

OUTLOT B
SCENIC OAKS FOURTH ADDITION

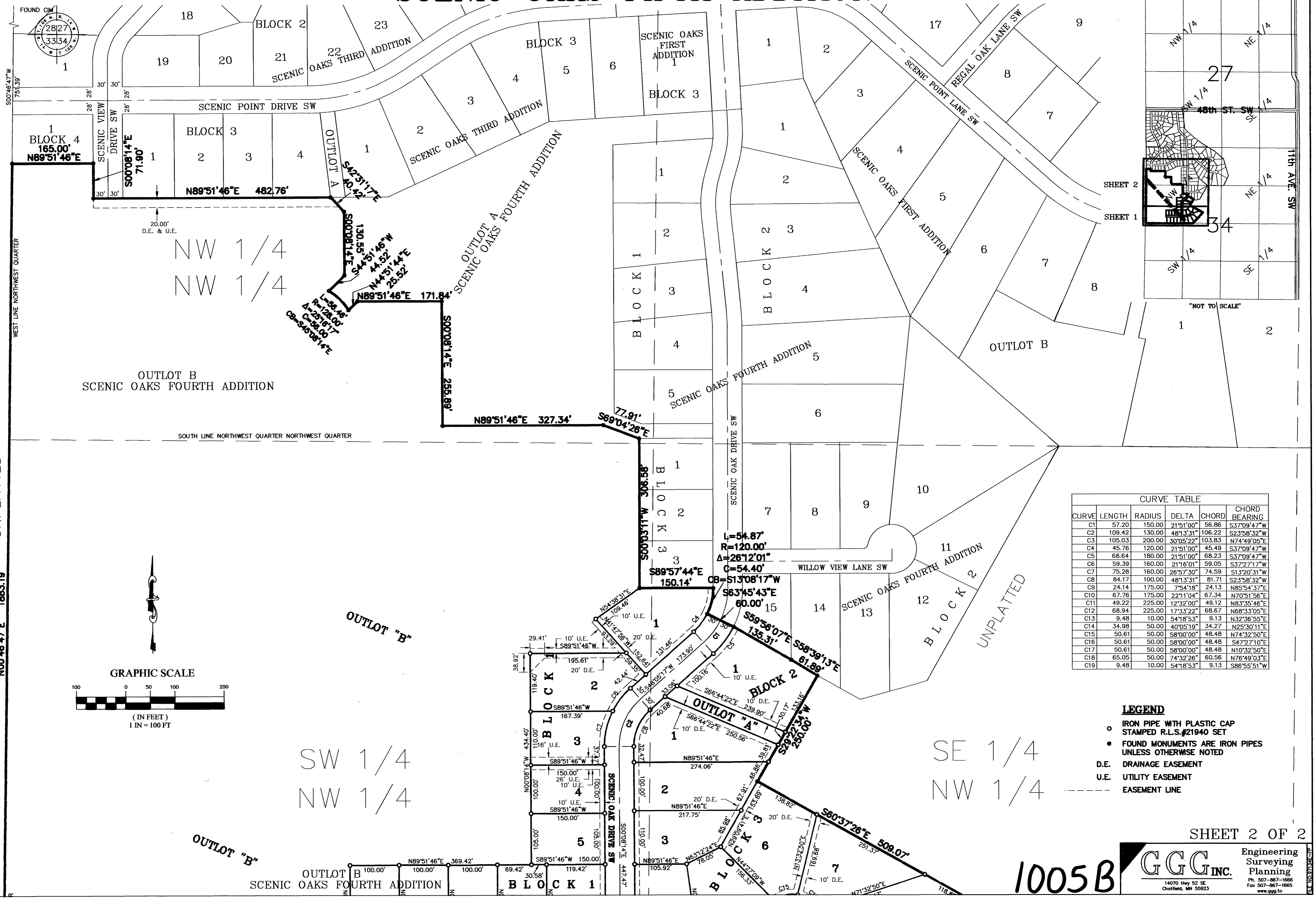
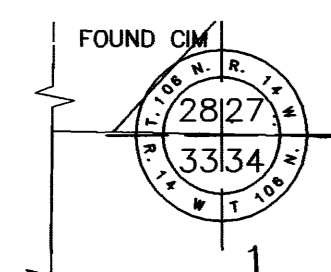
OUTLOT "B"

OUTLOT "B"

OUTLOT B
SCENIC OAKS FOURTH ADDITION

UNPLATTED
N00°46'47"E 1883.19'

UNPLATTED



1005B

GCG INC.
Engineering
Surveying
Planning
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Chatfield, MN 55923
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Fax 507-867-1665
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