

BAIHLY HEIGHTS EIGHTH SUBDIVISION

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Younge Development Co., a Minnesota Corporation, Owner and Proprietor of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

That part of the Southwest Quarter of the Southwest Quarter of Section 3, Township 106 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Beginning at the southwest corner of said Southwest Quarter of the Southwest Quarter; thence easterly on a Minnesota State Plane Grid Azimuth from north of 88 degrees 37 minutes 49 seconds along the south line of said Southwest Quarter of the Southwest Quarter 858.82 feet to the westerly line of Baihly Heights Seventh Subdivision, according to the plat thereof on file at the County Recorder's office, Olmsted County, Minnesota; thence northerly 337 degrees 52 minutes 41 seconds azimuth 292.86 feet along said westerly line; thence northwesterly 322 degrees 04 minutes 32 seconds azimuth 110.16 feet along said westerly line; thence northerly 359 degrees 10 minutes 38 seconds azimuth 170.00 feet along said westerly line; thence westerly 269 degrees 10 minutes 38 seconds azimuth 33.91 feet along said westerly line; thence northerly 359 degrees 10 minutes 38 seconds azimuth 210.00 feet along said westerly line; thence westerly 269 degrees 10 minutes 38 seconds azimuth 20.76 feet along said westerly line; thence northerly 359 degrees 10 minutes 38 seconds azimuth 20.05 feet along said westerly line to the southeasterly corner of Baihly Heights Sixth Subdivision, according to the plat thereof on file at the County Recorder's office, Olmsted County, Minnesota; thence westerly 269 degrees 10 minutes 38 seconds azimuth along the southerly line of said Baihly Heights Sixth Subdivision 301.49 feet; thence southerly 178 degrees 24 minutes 50 seconds azimuth along said southerly line 28.15 feet; thence westerly 268 degrees 24 minutes 50 seconds azimuth along said southerly line 140.00 feet; thence southerly 178 degrees 24 minutes 50 seconds azimuth along said southerly line 20.04 feet; thence westerly 268 degrees 24 minutes 50 seconds azimuth along said southerly line 200.00 feet to the west line of said Southwest Quarter of the Southwest Quarter; thence southerly 178 degrees 24 minutes 50 seconds azimuth along said west line 716.33 feet to the point of beginning.

Said tract contains 12.45 acres more or less.

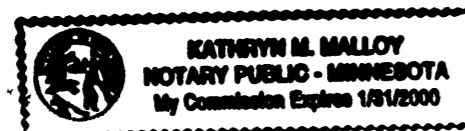
Have caused the same to be surveyed and platted as BAIHLY HEIGHTS EIGHTH SUBDIVISION and do hereby donate and dedicate to the public for public use forever the thoroughfares and grant the easements as shown on this plat.

In witness whereof, said Younge Development Co., have hereunto set their hands this 3rd day of June, 1997.

Rodney A. Younge
Rodney A. Younge, President

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 3rd day of June, 1997, by Rodney A. Younge, President of Younge Development Co., a Minnesota Corporation on behalf of the Corporation.



Kathryn M. Malloy
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2000

COUNTY AUDITOR/TREASURER

Taxes payable in the year 1997 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 6th day of June, 1997.

Bob Ryan
Olmsted County Auditor/Treasurer
By Laura Manthey Deputy

COUNTY RECORDER

Document Number 752929

I hereby certify that this instrument was filed in the Office of the County Recorder for record on this 6th day of June, 1997, at 11 o'clock A.m. and was duly recorded in Olmsted County Records.

David J. Hall
Olmsted County Recorder
By Nancy Johnson, deputy

COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to applicable platting laws.

This 3rd day of June, 1997.

Edward P. Kuisle
Edward P. Kuisle
Olmsted County Surveyor

CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

I, Judy Kay Scherr, City Clerk, in and for the City of Rochester, do hereby certify that on the 4th day of April, 1999, the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony whereof, I have hereunto signed my name and affixed the seal of said City of Rochester this 6th day of June, 1997.

Judy Kay Scherr
City Clerk

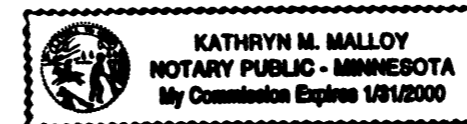
SURVEYOR'S CERTIFICATE

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

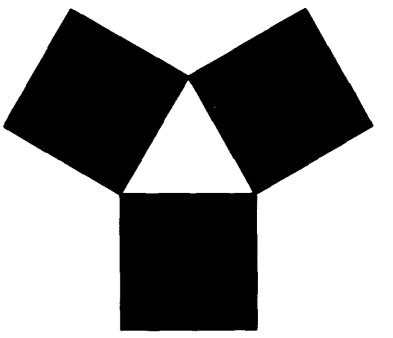
Michael J. Fritz
Michael J. Fritz
Minnesota R.L.S. No. 20703

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Surveyor's Certificate was acknowledged before me this 1st day of June, 1997, by Michael J. Fritz, R.L.S. No. 20703.



Kathryn M. Malloy
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2000



YAGGY COLBY ASSOCIATES

ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS

717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
507-288-6464
FAX 507-288-5058

FINAL PLAT
BAIHLY HEIGHTS EIGHTH SUBDIVISION
ROCHESTER, MINNESOTA

PROJECT NUMBER 4053

COMPUTER FILE 4053SF01.DWG

DATE 03/14/94

DRAWN BY D.R.C.

CHECKED BY

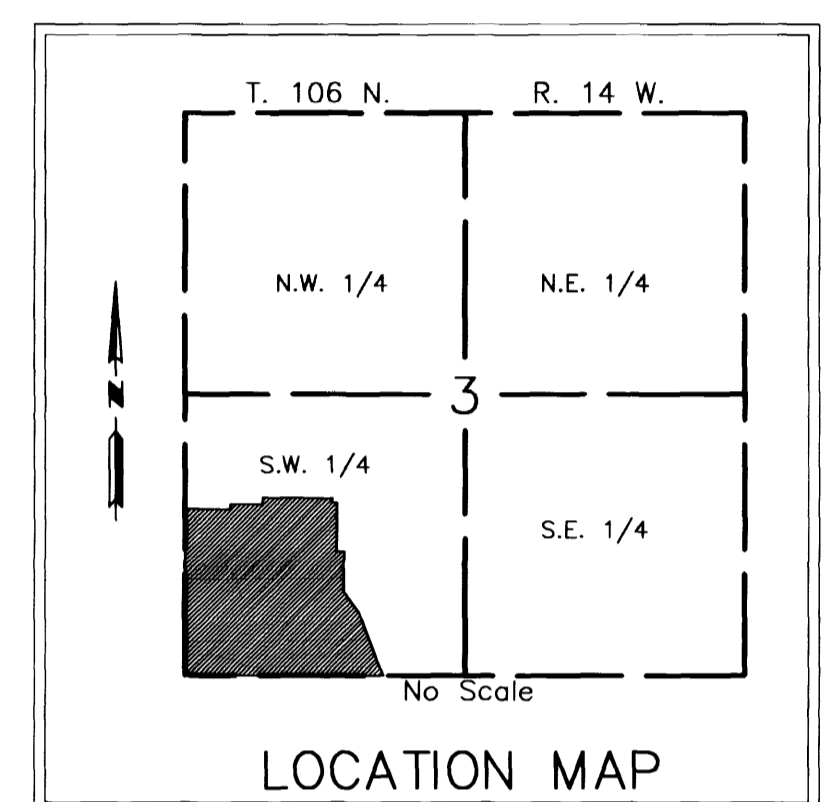
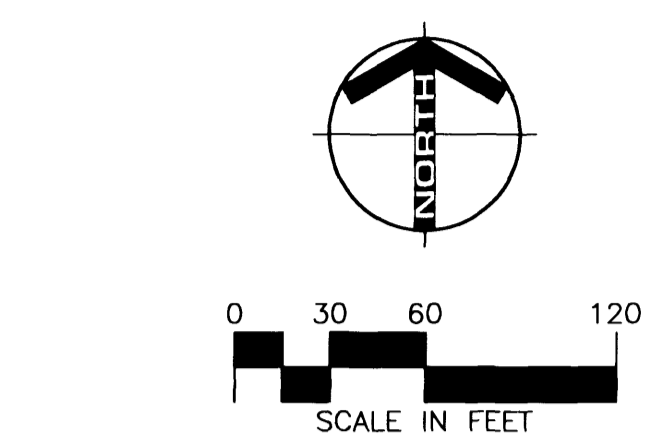
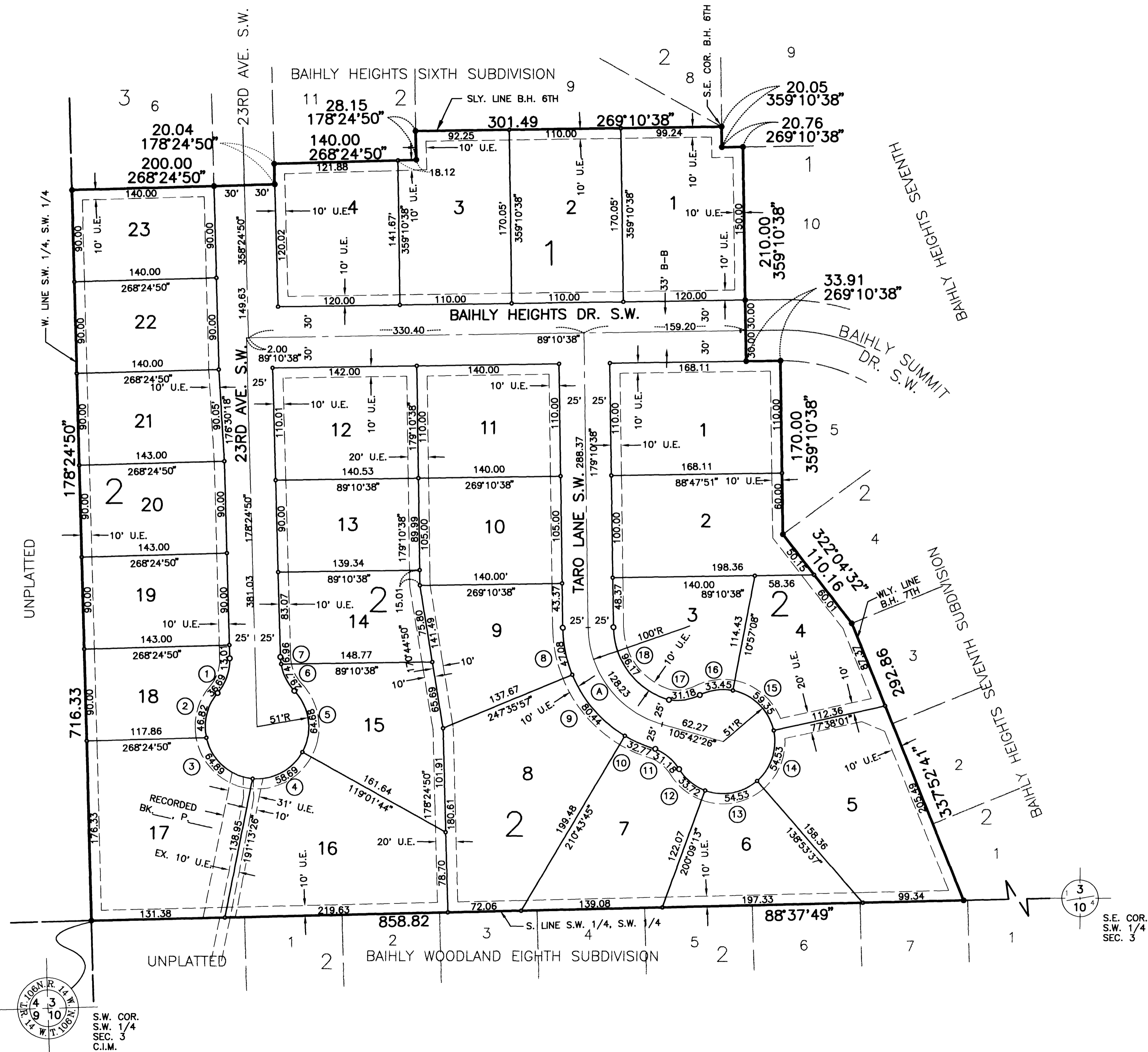
REVISIONS

SHEET NUMBER

1

OF TWO SHEETS

BAIHLY HEIGHTS EIGHTH SUBDIVISION



- MONUMENTS**
- 1/2" Rebars
 - 3/4" Iron Pipes
 - Found Monuments (Pipe, Rod, Etc.)
 - ⊙ No Monuments Found or Set
- All monuments set have a plastic cap stamped R.L.S. 20703.
Found monuments are 3/4" iron pipes unless otherwise noted.

BEARINGS
Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from Grid North

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

U.E. = UTILITY EASEMENT

CURVE	RADIUS	LENGTH	CHORD	Δ
1	50.00'	36.69'	35.87'	42°02'56"
2	51.00'	46.82'	45.19'	52°35'59"
3	51.00'	64.89'	60.60'	72°53'55"
4	51.00'	58.69'	55.50'	65°56'06"
5	51.00'	64.68'	60.43'	72°39'52"
6	50.00'	29.74'	29.30'	34°04'46"
7	50.00'	6.95'	6.95'	07°58'10"
8	125.00'	47.08'	46.80'	21°34'41"
9	125.00'	80.44'	79.06'	36°52'12"
10	125.00'	32.77'	32.68'	15°01'19"
11	50.00'	31.18'	30.68'	35°43'47"
12	51.00'	33.72'	33.11'	37°52'57"
13	51.00'	54.53'	51.97'	61°15'42"
14	51.00'	54.53'	51.97'	61°15'42"
15	51.00'	59.35'	56.06'	66°40'36"
16	51.00'	33.45'	32.85'	37°34'45"
17	50.00'	31.18'	30.68'	35°43'47"
18	75.00'	96.17'	89.72'	73°28'12"
A	100.00'	128.23'	119.62'	73°28'12"

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507-288-6464
FAX 507-288-5058

FINAL PLAT
BAIHLY HEIGHTS EIGHTH SUBDIVISION
ROCHESTER, MINNESOTA

PROJECT NUMBER	4053
COMPUTER FILE	4053SF02.DWG
DATE	03/14/94
DRAWN BY	D.R.C.
CHECKED BY	
REVISIONS	
SHEET NUMBER	2
OF TWO SHEETS	