

RIVERVIEW SUB-DIVISION

SURVEYOR'S CERTIFICATE

I, K. M. Mc Ghee, Registered Civil Engineer and Land Surveyor, do hereby certify that at the request of **HENRY J. CHRISTENSEN**, I have surveyed and platted into lots, blocks, streets and easements as shown on the accompanying plat on which this certificate is written, and shall be known and designated as **RIVERVIEW SUB-DIVISION**, the following described tracts of land:

A part of the Northeast quarter of the Southeast quarter and that part of the Southeast quarter of the Southeast quarter of Section 23, Township 107 North, Range 14 West which lies east of the center line of the Zumbro River and west of the centerline of the Township Road described by metes and bounds as follows:

Commencing at the southeast corner of said quarter section, thence west along the south line of said quarter section a distance of 226.0 feet to a point on the center line of the Township Road for a place of beginning, thence west along the south line of said quarter section for a distance of 638.29 feet to the center line of the Zumbro River, thence northwesterly at a deflection angle of 66 degrees 40 minutes to the right for a distance of 153.50 feet along the centerline of said river, thence northwesterly at a deflection angle of 29 degrees 28 1/2 minutes to the left for a distance of 240.18 feet, thence northwesterly at a deflection angle of 10 degrees 2 1/2 minutes to the right for a distance of 192.44 feet, thence northeasterly at a deflection angle of 69 degrees 24 1/2 minutes to the right for a distance of 185.21 feet, thence northeasterly at a deflection angle of 32 degrees 51 minutes to the right for a distance of 144.90 feet, thence northwesterly at a deflection angle of 36 degrees 17 minutes to the left for a distance of 428.77 feet, thence northwesterly at a deflection angle of 3 degrees 17 minutes to the left for a distance of 35.98 feet along the centerline of said river, thence north at a deflection angle of 39 degrees 22 1/2 minutes to the right for a distance of 269.77 feet along the west line of the east half of said quarter section to the northwest corner of the southeast quarter of said quarter section, thence north along the west line of the east half of the said quarter section for a distance of 132.15 feet, thence northeasterly at a deflection angle of 56 degrees 27 minutes to the right for a distance of 390.3 feet, thence southeasterly at a deflection angle of 56 degrees 12 minutes to the right for a distance of 491.8 feet, thence easterly at a deflection angle of 17 degrees 7 1/2 minutes to the left for a distance of 167.75 feet, thence easterly at a deflection angle of 1 degree 12 minutes to the left for a distance of 364.75 feet to a point on the east line of said quarter section, thence south along the said east line at a deflection angle of 85 degrees 54 minutes to the right for a distance of 133.78 feet to the northeast corner of the southeast quarter of the said quarter section, thence south along the east line of the said quarter section for a distance of 1000.93 feet, thence southwesterly along a curve to the right of 260.44 foot radius for a distance of 240.45 feet, thence southwesterly on a tangent to the curve for a distance of 153.9 feet to the place of beginning.

And I further certify that the said plat is a true and correct record of the survey and that all distances are correctly shown in feet and decimals of feet, that monuments (iron pins) for the guidance of future surveys have been placed on the ground as shown thus (o), that the outside boundaries are correctly shown on the plat, that there are no wet lands thereon except as shown on the said plat, and that said plat has not been previously platted.

Dated this 13th day of July 1959 A.D.

K. M. Mc Ghee
K. M. Mc Ghee, Registered Civil Engineer & Land Surveyor, Registration # 1613

Subscribed and sworn before me a notary public this 13th day of July 1959 A.D.

Ronald Oliphant
Notary Public, Olmsted County, Minnesota

My commission expires August 27, 1964

DEDICATION

We, the undersigned: **HENRY J. CHRISTENSEN** and **BETTY K. CHRISTENSEN**, his wife, and **LAWRENCE P. LARSEN** and **ELAINE I. LARSEN**, his wife, certify that we are the sole interested parties in the land described in the foregoing Surveyor's Certificate and we further certify that we have caused the same to be surveyed and platted into lots, blocks, streets, and easements under the name of **RIVERVIEW SUB-DIVISION** as shown on the accompanying plat on which this instrument is written, that we hereby dedicate to the public for public use forever the public streets shown thereon. We, also as a part of this dedication to the public, covenant and agree for ourselves, our heirs, executors, administrators and assigns, that the original adequate construction, grading and drainage of all roads to be hereafter constructed or laid out on the property described in this plat shall be done by the respective owners of said property described in this plat adjoining any such roads, and expense thereof shall be borne by said such adjoining property owners; that neither the township of Cascade nor the county of Olmsted shall be chargeable with such said construction, grading and drainage expense.

In the presence of:

Signed:

Henry J. Christensen
Betty K. Christensen
Lawrence P. Larsen

Henry J. Christensen
Betty K. Christensen
Lawrence P. Larsen
Elaine I. Larsen

State of Minnesota } s.s.
County of Olmsted }

On this 13th day of July 1959 A.D. before me a notary public in and for said county, personally appeared **HENRY J. CHRISTENSEN** and **BETTY K. CHRISTENSEN**, his wife, and **LAWRENCE P. LARSEN** and **ELAINE I. LARSEN**, his wife, to me known to be the persons and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

commission expires August 27, 1964

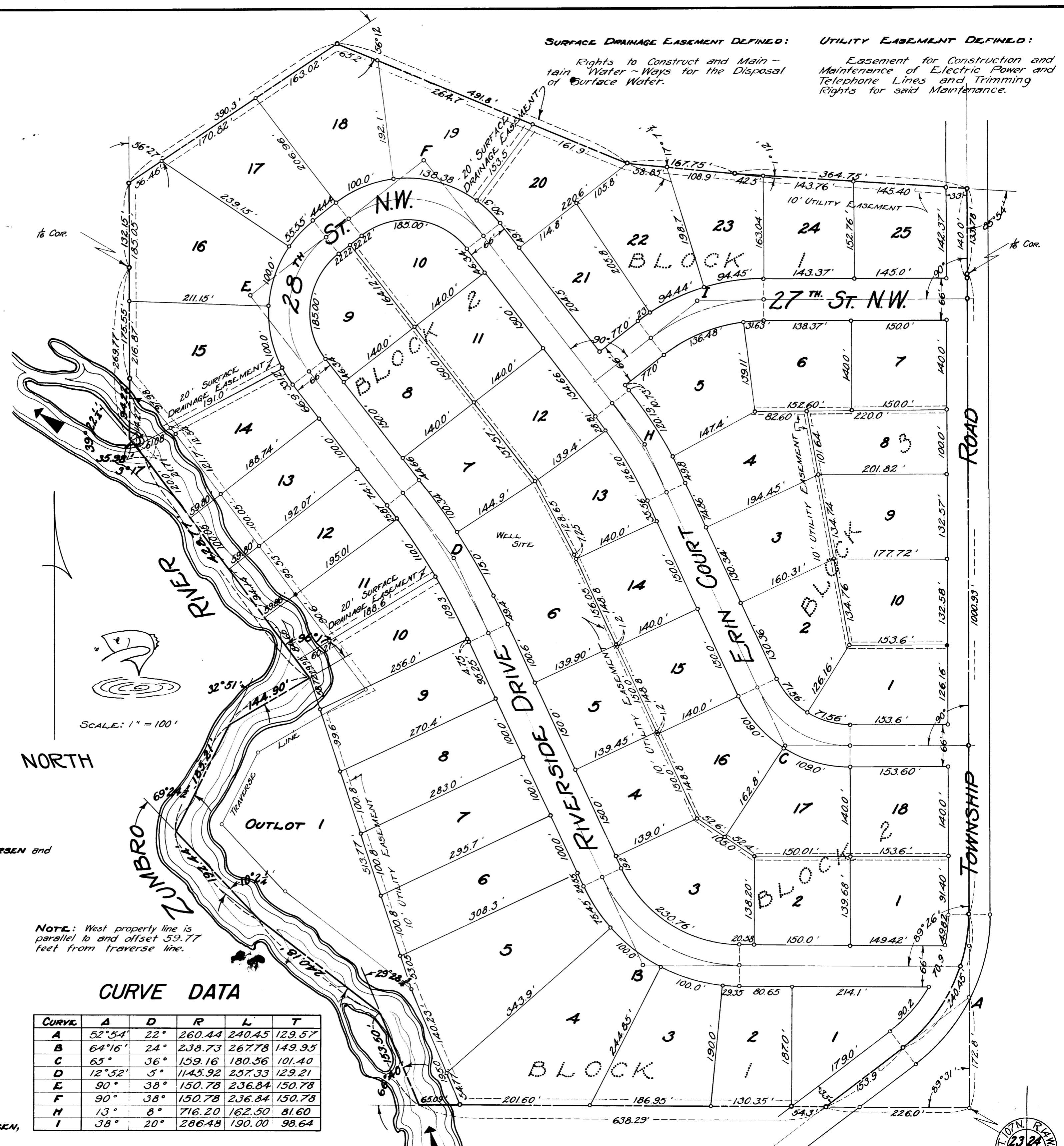
Ronald Oliphant
Notary Public, Olmsted County, Minnesota

State of Minnesota } s.s.
County of Olmsted }

I, Ross E. Browning, County Auditor in and for said county, do hereby certify that the annexed plat was duly approved by the Board of County Commissioners at a meeting held on the ___ day of ___ A.D., in testimony whereof I have signed my name and affixed the seal of said County this ___ day of ___ A.D.

Approved this 12th day of July 1959 A.D. for sewage disposal and water supply.

Ross E. Browning
Ross E. Browning, County Auditor
Olmsted County, Minnesota
Engineer's Reg. No. _____



NOTE: West property line is parallel to and offset 59.77 feet from traverse line.

CURVE DATA

CURVE	Δ	D	R	L	T
A	52°54'	22'	260.44	240.45	129.57
B	64°16'	24'	238.73	267.78	149.95
C	65°	36'	159.16	180.56	101.40
D	12°52'	5'	1145.92	257.33	129.21
E	90°	38'	150.78	236.84	150.78
F	90°	38'	150.78	236.84	150.78
H	13°	8'	716.20	162.50	81.60
I	38°	20'	286.48	190.00	98.64

We the members of the Township Board of Supervisors for Cascade Township, Olmsted County, Minnesota, do hereby certify that we have approved the accompanying plat in testimony whereof we have signed our names this 13th day of July 1959 A.D.

Clarence Postier Chairman
James Dodge Supervisor
Carl Weisberg Supervisor

We the members of the Executive Committee of the Olmsted County Planning Commission do hereby certify that we have examined the attached plat and find that it conforms to the provisions of the Zoning Ordinance of the County of Olmsted.

Ed. A. Meland
Commission Chairman

SURFACE DRAINAGE EASEMENT DEFINED: Rights to Construct and Maintain Water Ways for the Disposal of Surface Water.
UTILITY EASEMENT DEFINED: Easement for Construction and Maintenance of Electric Power and Telephone Lines and Trimming Rights for said Maintenance.

Taxes paid and transfer entered this ___ day of ___ 19___ A.D.

Taxes for the year 1958 on the lands described within are paid.

247455
State of Minnesota } s.s.
County of Olmsted }

Filed for record this 14th day of July 1959 A.D. at 11:12 o'clock A.M., in book ___ of plats on page ___
Ronald Oliphant
Register of Deeds

