

CIRCLE DRIVE CORPORATE PARK



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 or surface public utilities, including rights to conduct drainage and trimming on said easement.

DRAINAGE EASEMENT DEFINED

An unobstructed easement for the construction and maintenance of underground and surface drainage facilities and utility easement.

CONTROLLED ACCESS DEFINED

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

U.E. = UTILITY EASEMENT
D.E. = DRAINAGE EASEMENT

COUNTY RECORDER

Document Number **776010**

I hereby certify that this instrument was filed in the Office of the County Register of Titles for record on this 7th day of April, 1998, at 8 o'clock A.m. and was duly recorded in Olmsted County Records.

Daniel J. Hall
Olmsted County Recorder
Duane Murray Deputy

COUNTY AUDITOR/TREASURER

Taxes payable in the year 1998 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 6th day of April, 1998.

Bob Ryan
Olmsted County Auditor/Treasurer
By *Annika Tibison* Deputy

COUNTY SURVEYOR

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

This 25 day of MARCH, 1998.

Edward P. Kinale
Olmsted County Surveyor

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMTSTED
CITY OF ROCHESTER

I, JUDY KAY SCHER, City Clerk, in and for the City of Rochester, do hereby certify that on the 16th day of MARCH, 1998, 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 3rd day of APRIL, 1998.

Judy Kay Scher
City Clerk

SURVEYOR'S CERTIFICATE

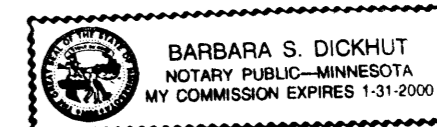
I do hereby certify that I have surveyed and platted the property described on this plat as CIRCLE DRIVE CORPORATE PARK, that this plat is a correct representation of said survey, that all distances are correctly shown on said plat in feet and hundredths of a foot, that all monuments have been correctly placed in the ground as shown or will be correctly placed in the ground by August 1, 1998; 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.

Douglas G. Rude
Douglas G. Rude
Minnesota L.S. No. 22422

STATE OF MINNESOTA COUNTY OF OLMTSTED

The foregoing Surveyor's Certificate was acknowledged before me this 24th day of March, 1998, by Douglas G. Rude, L.S. No. 22422.

Barbara S. Dickhut
Notary Public, Olmsted County, MN



My Commission Expires 1-31-2000

MONUMENTS

- Set 1/2" Rebars
- Set 3/4" Iron Pipes
- Found Monuments (Pipe, Rod, Etc.)

All monuments set have a plastic cap stamped L.S. 22422.

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Circle Drive Corporate Park Limited Partnership, a Minnesota Limited Partnership and to First Security Bank of Byron, Minnesota, a mortgagee, being owners and proprietors of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

That part of the Northeast Quarter of the Southeast Quarter of Section 20, Township 107 North, Range 14 West, Olmsted County, Minnesota described as follows:

Commencing at the northeast corner of said Southeast Quarter; thence westerly on a Minnesota State Plane Grid Azimuth from north of 267 degrees 31 minutes 25 seconds along the north line of said Southeast Quarter 330.95 feet to a line 330.86 feet westerly of the east line of said Southeast Quarter; thence southerly 178 degrees 50 minutes 53 seconds azimuth along a line parallel with said east line 65.89 feet to the point of beginning; thence continuing southerly 178 degrees 50 minutes 53 seconds azimuth along a line parallel with said east line 829.89 feet; thence westerly 268 degrees 50 minutes 53 seconds azimuth 460.00 feet; thence northerly 358 degrees 50 minutes 53 seconds azimuth 121.09 feet; thence westerly 268 degrees 50 minutes 53 seconds azimuth 360.84 feet to the easterly right-of-way line of West Circle Drive and Parcel 3 as shown on Olmsted County Right-of-Way Plat No. 79 recorded in the office of the Olmsted County Recorder on January 22, 1993 in Book L-5 Miscellaneous Records, Page 183, as Document No. 645750; thence northerly 309.66 feet along said easterly right-of-way line on a nontangential curve concave easterly having a radius of 3312.75 feet, a central angle of 05 degrees 21 minutes 21 seconds and a chord azimuth of 351 degrees 47 minutes 50 seconds; thence northerly 00 degrees 28 minutes 18 seconds azimuth along said easterly right-of-way line 202.43 feet; thence northeasterly 40 degrees 52 minutes 37 seconds azimuth along said right-of-way line 200.74 feet; thence easterly 79 degrees 55 minutes 30 seconds azimuth along said right-of-way line 254.69 feet to the southeasterly corner of said Plat No. 79; thence easterly 87 degrees 32 minutes 45 seconds azimuth 467.22 feet to the point of beginning.

Said tract contains 14.48 acres more or less.

Have caused the same to be surveyed and platted as CIRCLE DRIVE CORPORATE PARK 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 Circle Drive Corporate Park Limited Partnership, a Minnesota Limited Partnership has caused these presents to be signed by its proper Officer this 23rd day of MARCH, 1998.

J. M. Hamilton
J. M. Hamilton, General Partner

STATE OF MINNESOTA COUNTY OF OLMTSTED

The foregoing instrument was acknowledged before me this 23rd day of MARCH, 1998, by J. M. Hamilton, General Partner in Circle Drive Corporate Park Limited Partnership, a Minnesota Limited Partnership, on behalf of said Partnership.

Timothy R. Lawler
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2000

In witness whereof, said First Security Bank of Byron, Minnesota, has caused these presents to be signed by its proper Officers this 23rd day of March, 1998.

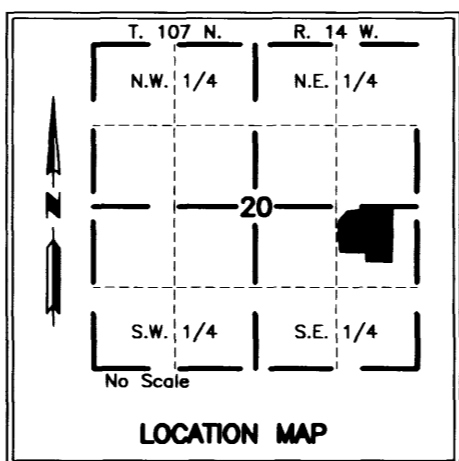
Jeffrey J. Wallevand
Jeffrey J. Wallevand, Vice President

STATE OF MINNESOTA COUNTY OF OLMTSTED

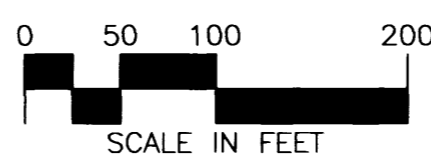
The foregoing instrument was acknowledged before me this 23rd day of MARCH, 1998, by Jeffrey J. Wallevand, Vice President, First Security Bank of Byron, Minnesota.

Timothy R. Lawler
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2000

CURVE	RADIUS	LENGTH	CHORD	DELTA
1	170.00	84.03	83.17	28°19'10"
2	230.00	113.68	112.53	28°19'10"
3	230.00	108.45	107.45	27°01'02"
4	170.00	55.62	55.38	18°44'49"
5	170.00	24.54	24.52	08°16'13"
6	3312.75	67.45	67.45	01°10'00"
7	3312.75	120.81	120.80	02°05'22"
8	3312.75	121.40	121.40	02°05'59"
A	200.00	98.85	97.85	28°19'10"
B	200.00	94.31	93.44	27°01'02"



SE COR. SEC. 20-107-14 C.I.M.



PROJECT NUMBER: 5461-97 COMPUTER FILE: 5461SF03.DWG DATE: 03/10/98 DRAFTSPERSON: R.A.S.