

THE GARDENS NORTH DEVELOPMENT THIRD

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD AZ
C1	43.88	133.00	18°54'15"	43.68	79°50'33"
C2	149.51	133.00	64°24'31"	141.76	38°11'11"

DRAINAGE EASEMENT DEFINED

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

D.E. = DRAINAGE EASEMENT

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.

U.E. = 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.

—○—○— = CONTROLLED ACCESS

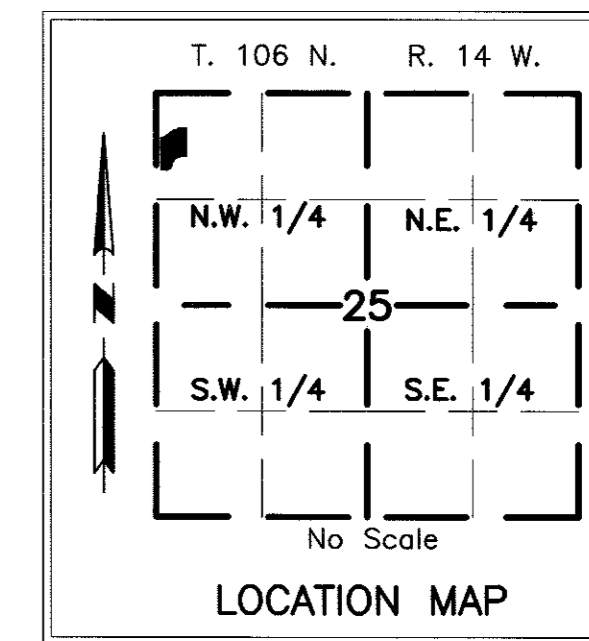
BEARINGS

Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from grid north. NAD 83-86

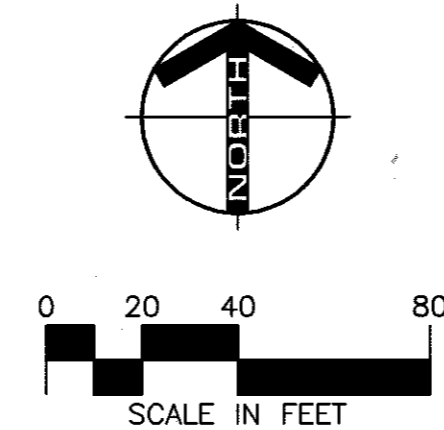
MONUMENTS

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

All monuments set have a plastic cap stamped P.L.S. 47034.



YAGGY COLBY ASSOCIATES
ENGINEERS • SURVEYORS
LANDSCAPE ARCHITECTS
PLANNERS
717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
307-288-6464
FAX 307-288-5058
EMAIL INFO@YAGGY.COM



INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That The Gardens Manufactured Home Community LLC, a Minnesota limited liability company, owner and mortgagor, and Home Federal Savings Bank, a federally chartered stock savings bank organized under the laws of the United States, mortgagee of the following described property:

Lot 1, Block 1, THE GARDENS NORTH DEVELOPMENT, according to the recorded plat thereof on file at the County Recorder's Office, Olmsted County, Minnesota.

Said tract contains 2.62 acres, more or less.

Have caused the same to be surveyed and platted as THE GARDENS NORTH DEVELOPMENT THIRD, and do hereby donate and dedicate the easement as shown on this plat for drainage and utility purposes only.

In witness whereof said The Gardens Manufactured Home Community, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 19 day of December, 2013.

The Gardens Manufactured Home Community LLC
Thomas Hexum
Thomas Hexum

STATE OF MINNESOTA
COUNTY OF OLMDSTED

This instrument was acknowledged before me this 19 day of December, 2013 by Thomas Hexum, Vice President of The Gardens Manufactured Home Community LLC, a Minnesota limited liability company, on behalf of the company.

Douglas G. Rude
DOUGLAS G. RUDE
Notary Public - Minnesota
My Commission Expires Jan 31, 2016

Douglas D. Ruse
Douglas D. Ruse
Notary Public, Olmsted County, MN
My Commission Expires 1-31-16

In witness whereof said Home Federal Savings Bank, a federally chartered stock savings bank organized under the laws of the United States, has caused these presents to be signed by its proper officer this 20 day of December, 2013.

Home Federal Savings Bank
Carla Kilpatrick
Carla Kilpatrick
Senior Vice President

STATE OF MINNESOTA
COUNTY OF OLMDSTED

This instrument was acknowledged before me this 20 day of Dec., 2013, by Carla Kilpatrick, Senior Vice President of Home Federal Savings Bank, on behalf of the bank.

Amanda Kaiser
AMANDA KAISER
NOTARY PUBLIC - MINNESOTA
My Comm. Exp. Jan. 31, 2016

Amanda Kaiser
Amanda Kaiser
Notary Public, Olmsted County, MN
My Commission Expires 1/31/16

STATE OF MINNESOTA
COUNTY OF OLMDSTED
CITY OF ROCHESTER

I, Judy K. Scherr, City Clerk in and for the City of Rochester, do hereby certify that on the 20th day of DECEMBER, 2013, 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 23rd day of DECEMBER, 2013.

Judy K. Scherr
Judy K. Scherr
City Clerk
City of Rochester

COUNTY SURVEYOR

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

This 20 day of DECEMBER, 2013.

Paul Anderson
Paul Anderson
Olmsted County Surveyor

SURVEYOR'S CERTIFICATE

I, Mark J. Haselius, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set by December 23, 2014; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 19th day of December, 2013.

Mark J. Haselius
Mark J. Haselius, Licensed Land Surveyor
Minnesota License No. 47034

STATE OF MINNESOTA
COUNTY OF OLMDSTED

This instrument was acknowledged before me this 19th day of December, 2013, by Mark J. Haselius.

Douglas G. Rude
DOUGLAS G. RUDE
Notary Public - Minnesota
My Commission Expires Jan 31, 2016

Douglas D. Ruse
Douglas D. Ruse
Notary Public, Olmsted County, MN
My Commission Expires 1-31-16

PROPERTY RECORDS AND LICENSING

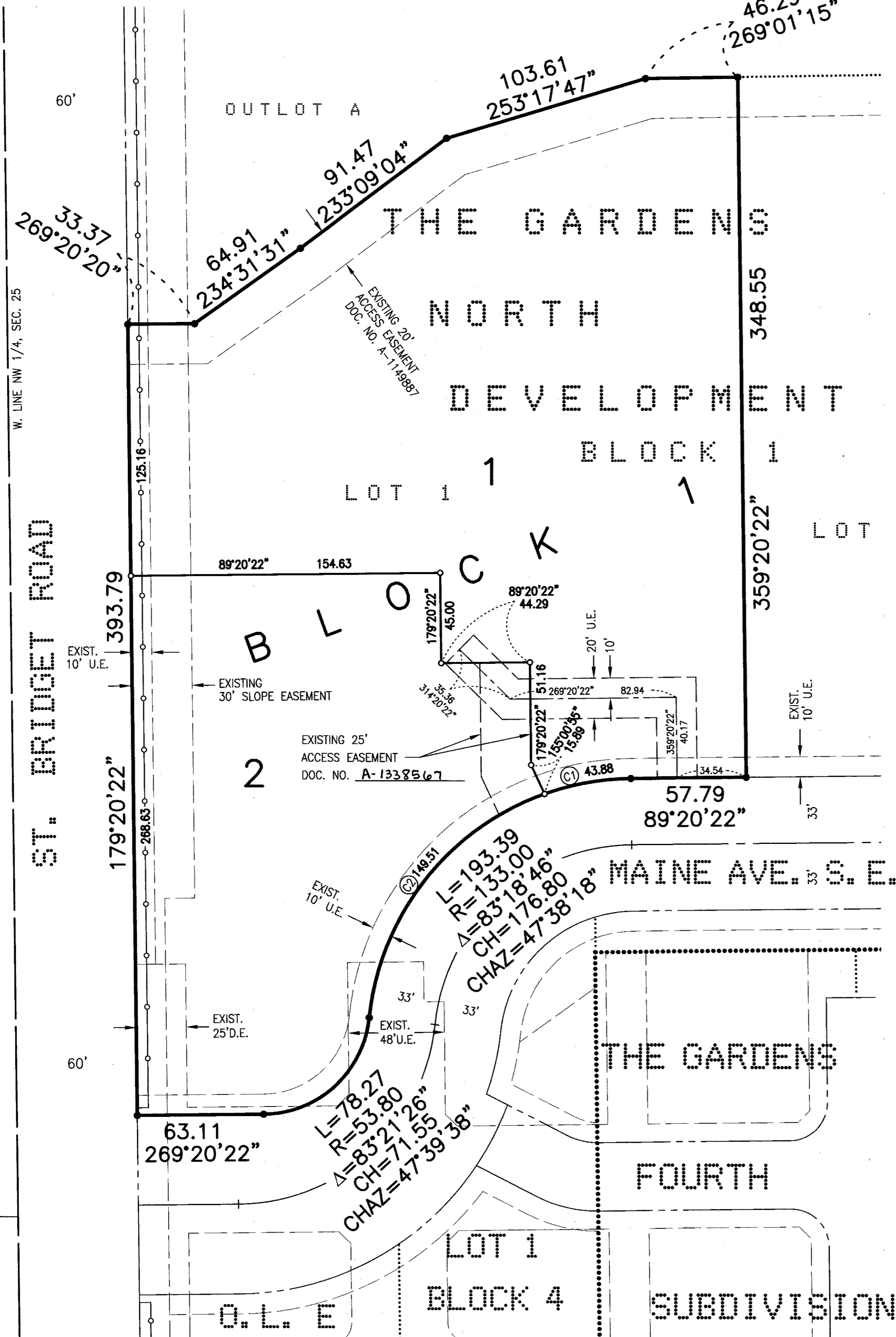
Taxes payable in the year 2013 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 24th day of DECEMBER, 2013.

Document Number **A-1338568**

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 24th day of DECEMBER, 2013, at 9:20 o'clock A.M. and was duly recorded in Olmsted County Records.

W. Mark Krupski
Olmsted County Director of Property
Records and Licensing
By *Wendy von Wald* Deputy

MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 55-46



1270A