

NICHOLAS FIRST

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That PTA Properties, LLC, a Minnesota limited liability company, owner of the following described property:

The west 38 feet of the north 169 feet of Lot 3, and the east 25 feet of the north 169 feet of Lot 4, all in Block 13, WILLIAM McCULLOUGH'S ADDITION to the City of Rochester.

And

The west 41 feet of Lot 4, except the south 78 feet thereof and all of Lot 5 except the west 50 feet and except the south 78 feet thereof, all in Block 13, WILLIAM McCULLOUGH'S ADDITION, to the town (now City) of Rochester, according to the plat thereof on file at the County Recorder's Office, Olmsted County, Minnesota;

And

The west 50 feet of Lot 5, except the south 47 3/4 feet thereof, in Block 13, WILLIAM McCULLOUGH'S ADDITION, to the town (now City) of Rochester;

And

Commencing for a place of beginning at a point twenty-three (23) feet north of the northeast corner of Outlot 8 in CUMMING'S ADDITION to the town, now City, of Rochester, as laid out on the south side of Center Street, formerly Fifth Street, as now laid out and used since said street was widened and straightened by the City in 1872; thence west on the present south line of said street seventy-two (72) feet; thence south, parallel with the east line of said Outlot, one hundred forty (140) feet; thence east, parallel with said street, seventy-two (72) feet to the east line of said Outlot; thence north one hundred forty (140) feet to the place of beginning.

And

Commencing at a point in the south line of Center Street West where the east line of Outlot 8, CUMMING'S ADDITION TO THE CITY OF ROCHESTER, if extended northward would intersect said south line of Center Street West; running thence west on said south line of Center Street West, 72 feet for a place of beginning; thence South, parallel with the east line of said Outlot 8, a distance of 140 feet; thence West 58 feet; thence North 140 feet to the south line of Center Street West; thence East on said south line of Center Street West 58 feet to the place of beginning;

Said tract contains 1.05 acres, more or less.

Have caused the same to be platted as NICHOLAS FIRST, and do hereby donate and dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said PTA Properties, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 14 day of October, 2014.

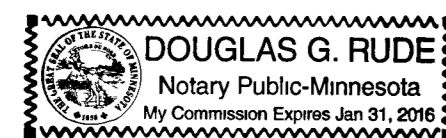
PTA Properties, LLC

Pat Adams

Patrick Adams
Chief Manager

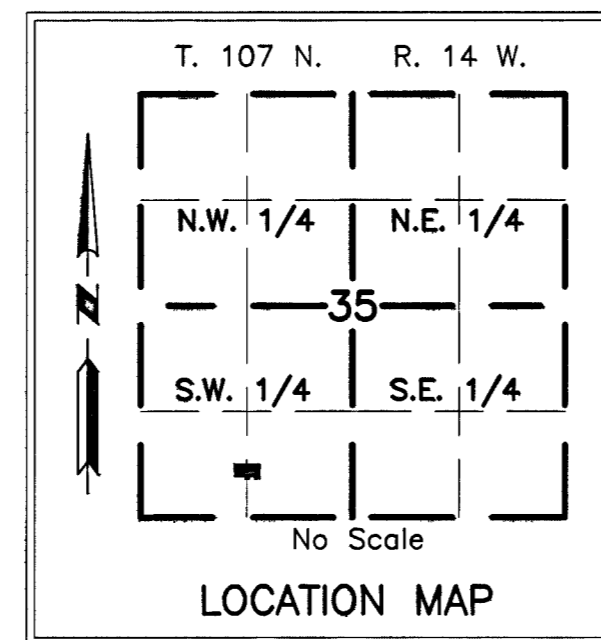
STATE OF MINNESOTA
COUNTY OF OLMTED

This instrument was acknowledged before me this 14 day of October, 2014, by Pat Adams, Chief Manager of PTA Properties, LLC, a Minnesota limited liability company, on behalf of the company.

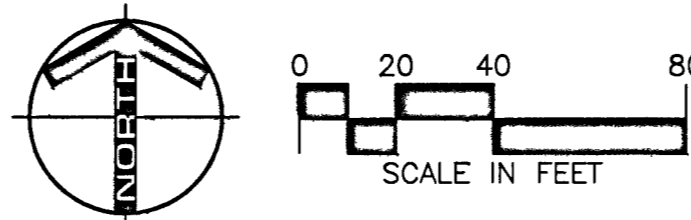


Douglas G. Rude
Notary Public, Olmsted County, MN

My Commission Expires 1-31-2016



MONUMENTS
○ Set 3/4" Iron Pipes (unless otherwise noted)
● Found Monuments (Pipe, Rod, Etc.)
All monuments set have a plastic cap stamped P.L.S. 47034.



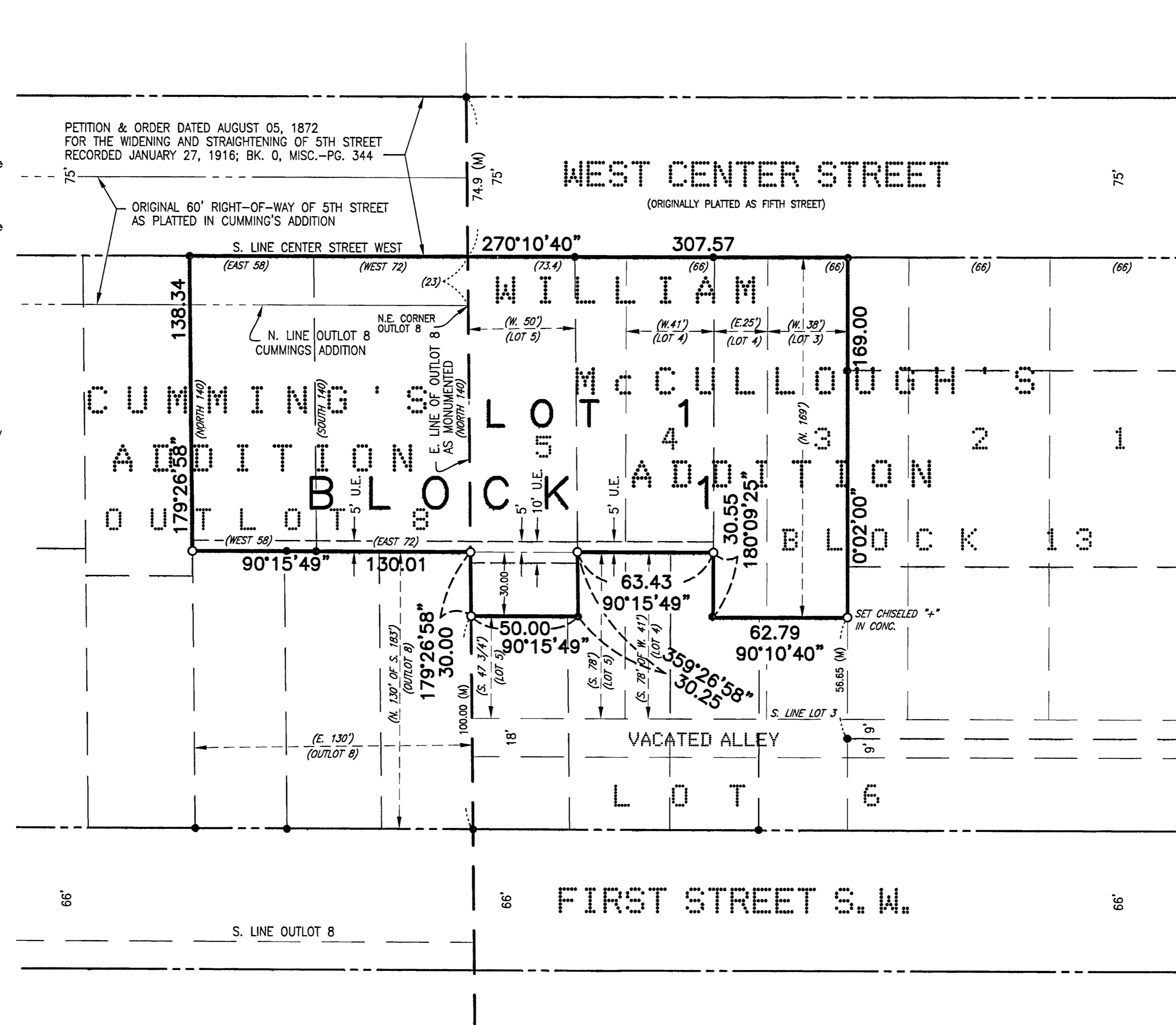
BEARINGS
Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from grid north. (NAD 83-96)

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

() DENOTES RECORD DESCRIPTION

(M) DENOTES MEASURED DISTANCE



STATE OF MINNESOTA
COUNTY OF OLMTED
CITY OF ROCHESTER

I, Aaron S. Reeves, City Clerk in and for the City of Rochester, do hereby certify that on the 14 day of October, 2014, 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 21 day of October, 2014.

Aaron S. Reeves
Aaron S. Reeves
City Clerk
City of Rochester

COUNTY SURVEYOR

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

This 16 day of OCT., 2014.

Paul J. Thoreson
Paul J. Thoreson
Olmsted County Surveyor

SURVEYOR'S CERTIFICATE

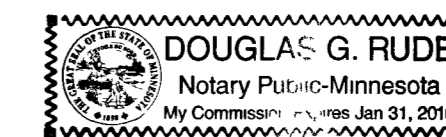
I, Mark J. Haselius, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set by August 18, 2015; 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 14 day of October, 2014.

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

STATE OF MINNESOTA
COUNTY OF OLMTED

This instrument was acknowledged before me this 14 day of October, 2014, by Mark J. Haselius.



Douglas G. Rude
Notary Public, Olmsted County, MN

My Commission Expires 1-31-2016

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2014 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 21st day of OCTOBER, 2014.

Document Number A1357500

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 21st day of OCTOBER, 2014, at 4:15 o'clock P.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

1294A

