

RIVERFRONT COMMONS

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

The Southwest Quarter of the Northwest Quarter except the following parcels thereof, in Section 11, Township 106 North, Range 14 West, Olmsted County, Minnesota.

Beginning at the southwest corner of the aforesaid Northwest Quarter; thence easterly along the south line thereof 249.91 feet; thence deflecting left 62 degrees 55 minutes 13 seconds a distance of 209.29 feet; thence deflecting left 33 degrees 41 minutes 45 seconds a distance of 141.42 feet; thence deflecting right 8 degrees 51 minutes 25 seconds a distance of 362.80 feet; thence deflecting left 25 degrees 52 minutes 25 seconds a distance of 96.04 feet; thence deflecting right 52 degrees 20 minutes 45 seconds a distance of 200.28 feet; thence deflecting right 17 degrees 57 minutes 55 seconds a distance of 271.43 feet; thence deflecting right 16 degrees 34 minutes 45 seconds a distance of 272.79 feet; thence deflecting right 22 degrees 18 minutes 50 seconds a distance of 400.88 feet; thence deflecting left 26 degrees 26 minutes 26 seconds a distance of 38.55 feet to the north line of the aforesaid Southwest Quarter of the Northwest Quarter; thence westerly along said north line to the northwest corner of said Southwest Quarter of the Northwest Quarter; and thence southerly along the west line of said Northwest Quarter to the point of beginning;

and

That part of the aforesaid Southwest Quarter of the Northwest Quarter lying east of the Zumbro River and northerly and westerly of a line parallel to and 20 feet southerly and easterly of the following described line: Commencing at a point on the north line of the South Half of the aforesaid Northwest Quarter at its intersection with the extension of the centerline of 6th Avenue Southwest as platted in MAPLE LANE SUBDIVISION; thence West along said north line 226.78 feet; thence southwesterly, deflecting to the left 29 degrees 00 minutes 00 seconds a distance of 326 feet to the point of beginning of the line to be described; thence southwesterly, deflecting to the left 13 degrees 02 minutes 00 seconds a distance of 395.39 feet; thence southwesterly, deflecting to the left 4 degrees 26 minutes 00 seconds a distance of 463.53 feet; thence southerly, deflecting to the left 20 degrees 39 minutes 30 seconds a distance of 600.83 feet to a point on the south line of the aforesaid Northwest Quarter 450 feet east of its southwest corner and there terminating;

Also, all that part of the above described parcel which lies north of a line 443.28 feet south of, measured at right angles to, and parallel with the north line of the aforesaid South Half and southerly and easterly of a line parallel to and 20 feet southerly and easterly of the previously described line.

and

All that part of said Southwest Quarter of the Northwest Quarter platted as THE WATERS ON MAYWOOD, STONE BARN ESTATES and STONE BARN ESTATES SECOND SUBDIVISION.

Has caused the same to be surveyed and platted as RIVERFRONT COMMONS and does hereby dedicate to the public for public use the public way and the drainage and utility easements as created by this plat.

In witness whereof said GK & RJ Properties LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 15th day of April, 2016.

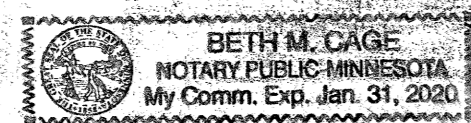
GK & RJ Properties LLC

Georgia K. Toogood, Chief Manager

STATE OF Minnesota
COUNTY OF Olmsted

This instrument was acknowledged before me on April 15, 2016, by Georgia Toogood, Chief Manager of GK & RJ Properties LLC, a Minnesota limited liability company, on behalf of the company.

Beth M. Cage
Notary Printed Name



Beth M. Cage
Notary Public, Minnesota
My Commission Expires January 31, 2020

I, Gary C. Huber 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 within one year; 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 8th day of April, 2016.

Gary C. Huber
Gary C. Huber, Licensed Land Surveyor
Minnesota License No. 22036

STATE OF MINNESOTA
COUNTY OF DAKOTA

This instrument was acknowledged before me on this 8th day of APRIL, 2016, by Gary C. Huber.

GREGORY L. GENTZ
Notary Printed Name

Gregory L. Gentz
Notary Public, Minnesota
My Commission Expires January 31, 2020

OLMSTED COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 13 day of APRIL, 2016.

Paul A. Thurston
Olmsted County Surveyor

CITY APPROVAL

State of Minnesota
County of Olmsted
City of Rochester

I, Aaron S. Reeves, City Clerk, in and for the City of Rochester, do hereby certify that on the 21 day of March, 2016, the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony thereof, I have hereunto signed my name and affixed the seal of said City of Rochester this 21 day of April, 2016.

Aaron S. Reeves
Aaron S. Reeves, City Clerk

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2016 on the land described herein have been paid, there are no delinquent taxes and transfer has been entered this 21ST day of APRIL, 2016.
DOCUMENT NUMBER A1394752

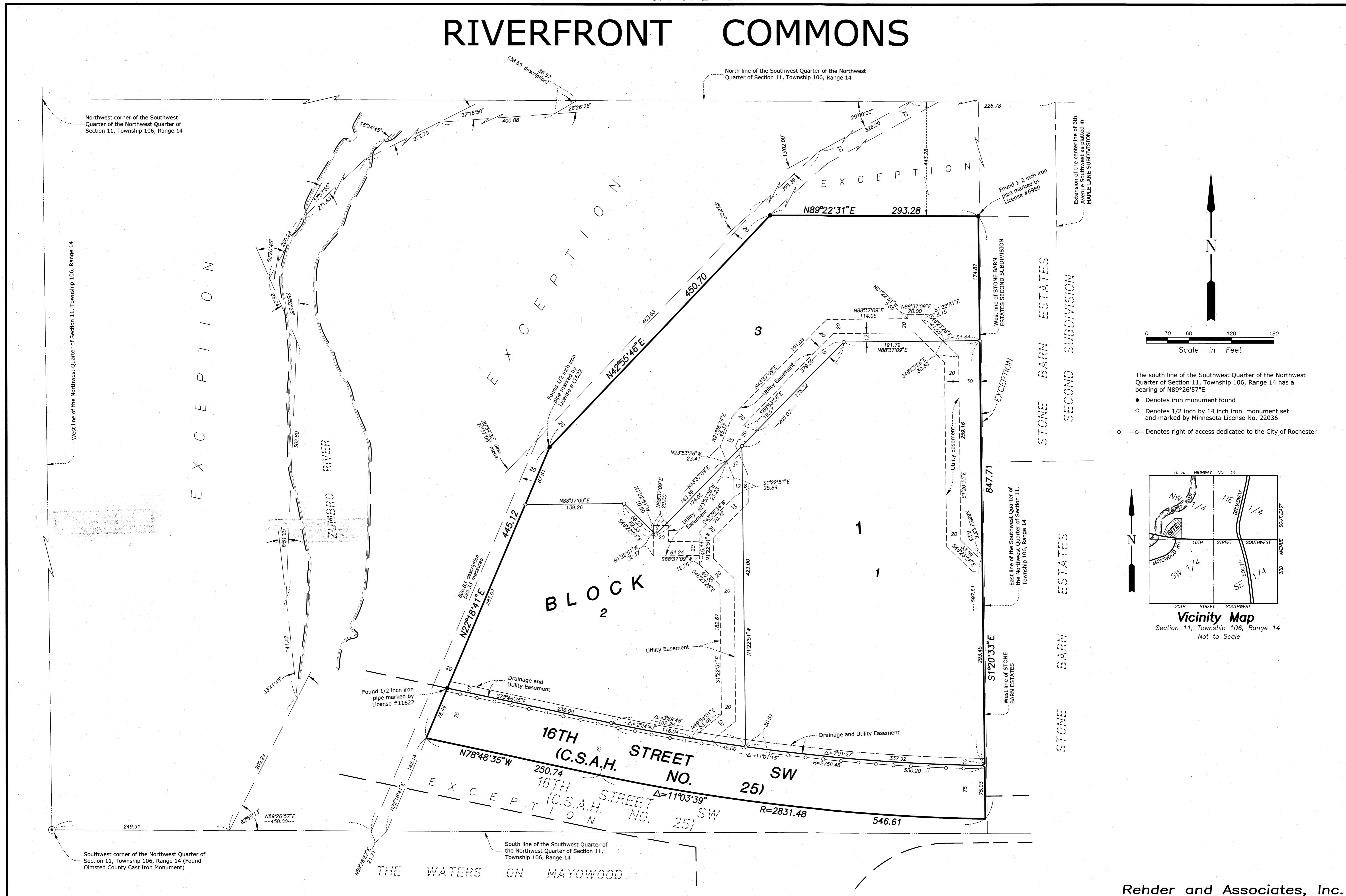
I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 21ST day of APRIL, 2016, at 2 o'clock P.M., and was duly recorded in the Olmsted County records.

W. Mark Krupski
Director of Property Records & Licensing

Wendy von Wald
Deputy

1352A

RIVERFRONT COMMONS



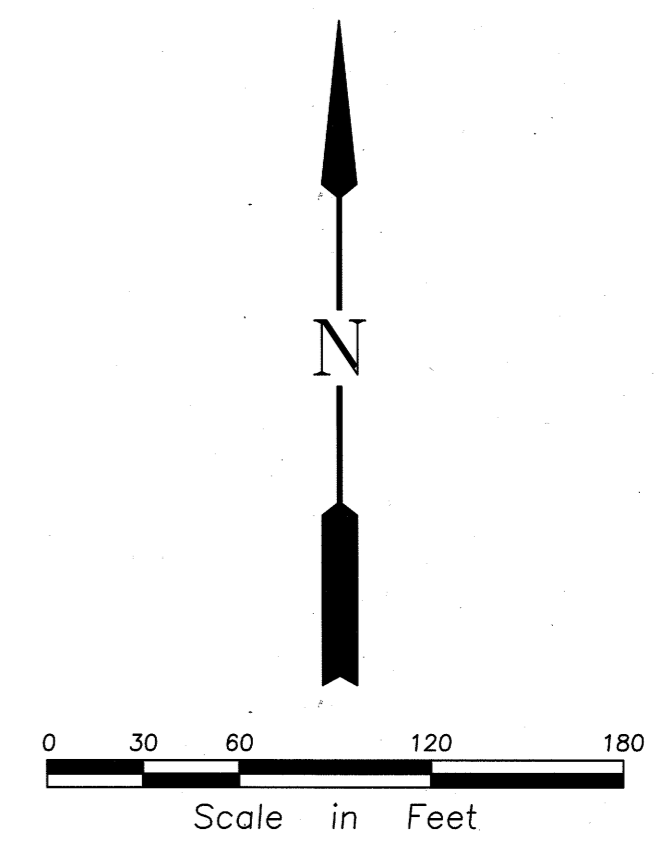
Northwest corner of the Southwest Quarter of the Northwest Quarter of Section 11, Township 106, Range 14

North line of the Southwest Quarter of the Northwest Quarter of Section 11, Township 106, Range 14

West line of the Northwest Quarter of Section 11, Township 106, Range 14

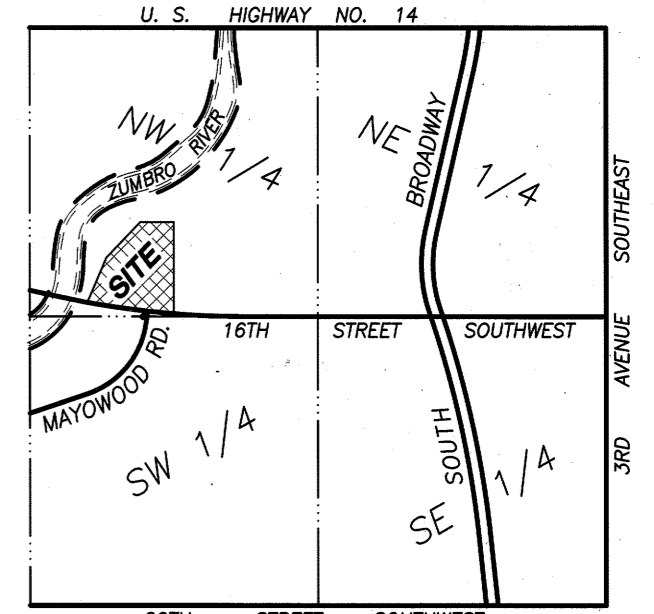
Southwest corner of the Northwest Quarter of Section 11, Township 106, Range 14 (Found Olmsted County Cast Iron Monument)

South line of the Southwest Quarter of the Northwest Quarter of Section 11, Township 106, Range 14



The south line of the Southwest Quarter of the Northwest Quarter of Section 11, Township 106, Range 14 has a bearing of N89°26'57"E

- Denotes iron monument found
- Denotes 1/2 inch by 14 inch iron monument set and marked by Minnesota License No. 22036
- Denotes right of access dedicated to the City of Rochester



Vicinity Map
Section 11, Township 106, Range 14
Not to Scale