

OFFICIAL PLAT PHEASANT RUN THIRD

Surveyor's Certificate

I hereby certify that I have surveyed and platted the property described on this plat as PHEASANT RUN THIRD; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in MS 505.02, Subd. 1, or public highways to be designated other than as shown.

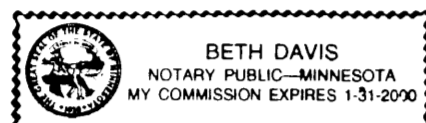
James E. Swanson, L.S.
Minnesota License Number 11622

State of Minnesota
County of Olmsted Dodge

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 31st day of July, 1998.

Notary Public, Olmsted County, Minnesota

My commission expires: 12/31/2000



County Surveyor

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 31st day of August, 1998.

Edward J. Smith
Olmsted County Surveyor

Tax Statements

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 11th day of September, 1998.

Bob Ryan
Olmsted County Auditor/Treasurer

By Jason Champion Deputy

County Recorder

DOCUMENT NUMBER 790580

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 11th day of September, 1998, at 2:30 o'clock P.M., and was duly recorded in the Olmsted County records.

By Daniel J. Hall
County Recorder

Nancy Sattler
Deputy

City Approval

State of Minnesota
County of Olmsted
City of Stewartville

Leigh J. Murphy Mayor, and Larry D. Hansen, City Administrator, in and for the City of Stewartville, do hereby certify that on the 8th day of September, 1998, the accompanying plat was duly approved by the Common Council of the City of Stewartville. In testimony thereof we have hereunto signed our names and affixed the seal of said City of Stewartville this 10th day of September, 1998.

Leigh J. Murphy
Mayor

Larry D. Hansen
City Administrator

Instrument of Dedication

KNOW ALL MEN BY THESE PRESENTS: That Leo Ciani and Marlene Ciani, husband and wife, owners and proprietors, and Kasson State Bank, a Minnesota Corporation, mortgagee of the following described property situated in the City of Stewartville, State of Minnesota to wit:

That part of the Northeast Quarter of the Northwest Quarter of Section 35, Township 105 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of the Northwest Quarter of said Section 35; thence South 00 degrees 49 minutes 27 seconds West, assumed bearing, along the east line of said Northwest Quarter, 389.04 feet for the point of beginning; thence continue South 00 degrees 49 minutes 27 seconds West, along said east line, 341.00 feet; thence North 88 degrees 59 minutes 08 seconds West, 235.97 feet; thence South 57 degrees 42 minutes 59 seconds West, 226.64 feet to the northeasterly corner of PHEASANT RUN SECOND (the next three courses are along the northeasterly line of said PHEASANT RUN SECOND); thence North 43 degrees 00 minutes 49 seconds West, 97.40 feet; thence North 46 degrees 59 minutes 11 seconds East, 11.85 feet; thence North 43 degrees 00 minutes 49 seconds West, 215.87 feet to the most northerly corner of Lot 5, Block 4 in said PHEASANT RUN SECOND; thence North 57 degrees 42 minutes 59 seconds East, 420.80 feet; thence South 89 degrees 10 minutes 33 seconds East, 281.77 feet to the point of beginning.

Containing 4.31 acres more or less.

have caused the same to be surveyed and platted as PHEASANT RUN THIRD and do hereby donate and dedicate to the public for the public use forever the thoroughfare and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Leo Ciani and Marlene Ciani, husband and wife, have caused these presents to be signed this 27th day of August, 1998.

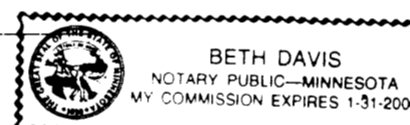
Leo Ciani Marlene Ciani

State of Minnesota
County of Olmsted Dodge

The foregoing instrument was acknowledged before me this 27th day of August, 1998, by Leo Ciani and Marlene Ciani, husband and wife.

Beth Davis
Notary Public, Olmsted County, Minnesota

My commission expires 1-31-2000



In witness whereof said Kasson State Bank, a Minnesota Corporation, has caused these presents to be signed by its proper officers this 31st day of August, 1998.

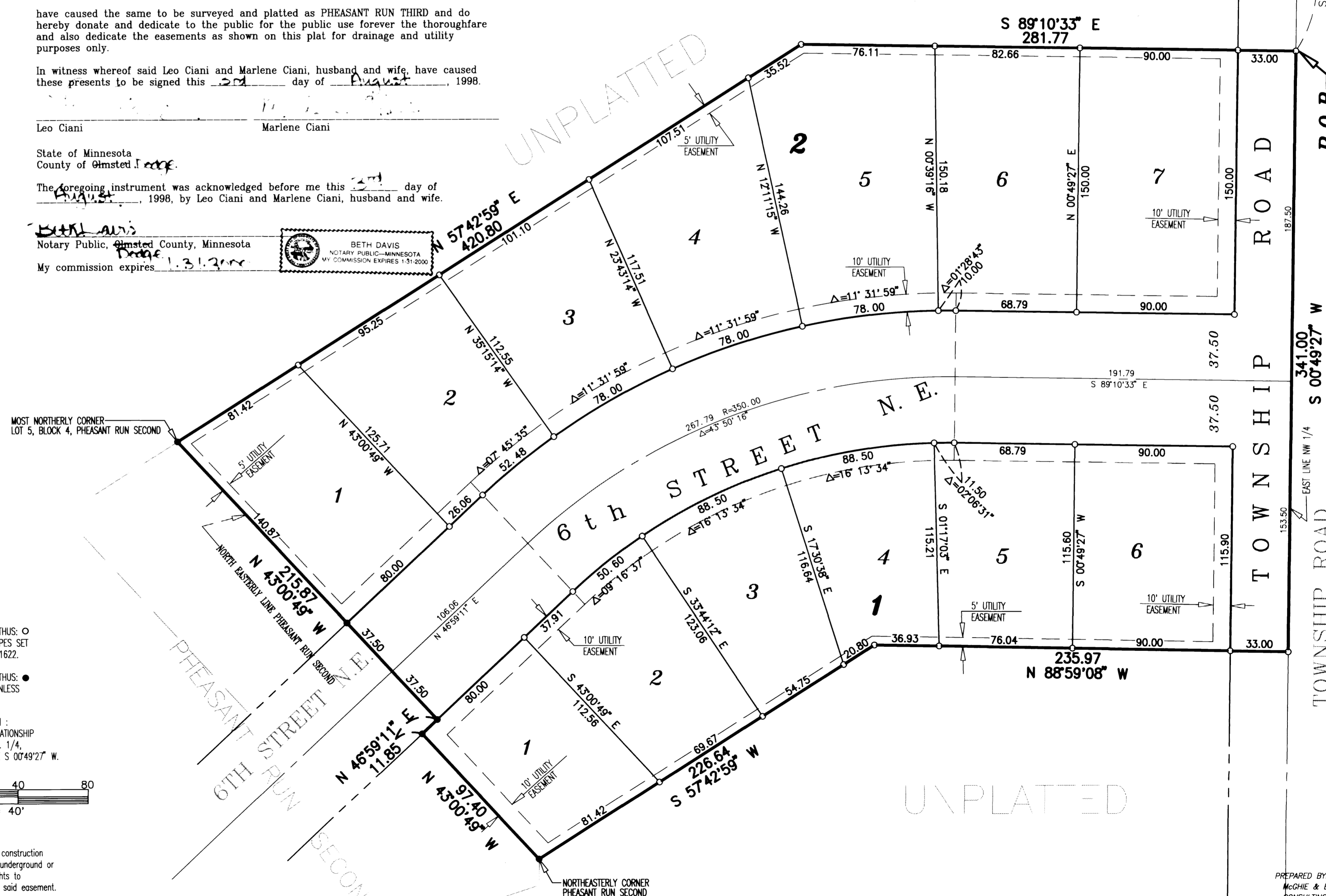
By Charles E. Garner Richard C. Palmer

State of Minnesota
County of Dodge

The foregoing instrument was acknowledged before me this 31st day of August, 1998, by Charles E. Garner its Vice President and Richard C. Palmer its President officers of Kasson State Bank, on behalf of the corporation.

Pamela J. Ranick
Notary Public, Dodge County, Minnesota

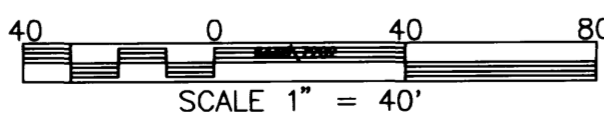
My commission expires _____



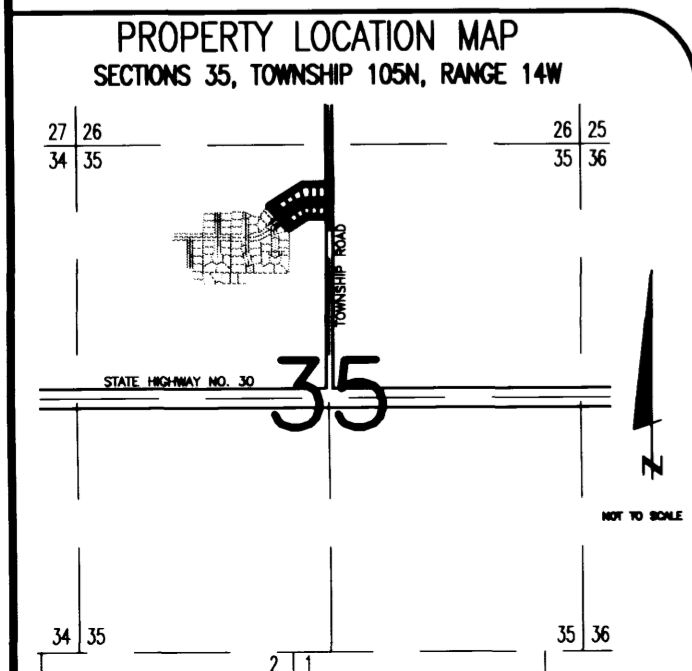
NOTE:
ALL MONUMENTS SHOWN THUS: ○
ARE 5/8" I.D. CAPPED PIPES SET
WITH REGISTRATION NO. 11622.

ALL MONUMENTS SHOWN THUS: ●
ARE FOUND 5/8" PIPE UNLESS
OTHERWISE NOTED.

BASIS OF BEARING SYSTEM:
ALL BEARINGS ARE IN RELATIONSHIP
WITH THE EAST LINE N.W. 1/4,
WHICH IS ASSUMED TO BE S 00°49'27" W.



UTILITY EASEMENT defined:
An unobstructed easement for the construction and maintenance of all necessary underground and surface public utilities including rights to conduct drainage and trimming on said easement.



ROUND C.I.M.
N.E. CORNER NW 1/4
SEC 35-105-14

TOWNSHIP ROAD
EAST LINE NW 1/4
341.00
S 00°49'27" W

PREPARED BY:
McGHEE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS, LAND SURVEYORS
ROCHESTER, MINNESOTA