

"OFFICIAL PLAT"
HENRY ESTATES TWELFTH ADDITION

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Monica G. Griffin as Trustee of the Monica G. Griffin Trust, dated March 21, 2011, owner of the following described property situated in the City of Dover, County of Olmsted, State of Minnesota:

That part of Outlot C, HENRY ESTATES ASSESSORS REPLAT, according to the recorded plat thereof, on file and of record at the office of the County Recorder, Olmsted County, Minnesota, described as follows:

Beginning at the northeast corner of said Outlot C, HENRY ESTATES ASSESSORS REPLAT; thence on an assumed bearing of South 01°29'13" East 272.33 feet to the southeast corner of said Outlot C; thence South 88°43'04" West, along the south line of said Outlot C, 347.17 feet; thence North 01°16'56" West 271.09 feet to the most northerly line of said Outlot C; thence North 88°30'47" East, along said most northerly line of Outlot C, a distance of 346.20 feet to the point of beginning, containing 2.16 acres.

Has caused the same to be surveyed and platted as HENRY ESTATES TWELFTH ADDITION and does hereby donate and dedicate to the public for the public use forever the drainage and utility easements as created by this plat.

In witness whereof, said Monica G. Griffin, Trustee of the Monica G. Griffin Trust, dated March 21, 2011, has hereunto set her hand this 16 day of November, 2017.

Monica G. Griffin, Trustee
 Monica G. Griffin, Trustee of the
 Monica G. Griffin Trust, dated March 21, 2011

STATE OF MINNESOTA
 COUNTY OF Olmsted
 The foregoing instrument was acknowledged before me this 16 day of November, 2017 by
 Monica G. Griffin, Trustee of the Monica G. Griffin Trust, dated March 21, 2011.

Michelle Hanson
 Notary Public, Olmsted County, Minnesota

Michelle Hanson
 Printed Name

My commission expires: Jan 31, 2022

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as HENRY ESTATES TWELFTH ADDITION; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on the plat; that all monuments depicted on the plat have been set, or will be correctly set within one year; that all water boundaries and wetlands as defined in MS 505.01, Subd. 3 existing as of the date of this certification are shown and labeled on the plat; and that all public ways are shown and labeled on the plat.

Geoffrey G. Griffin
 Geoffrey G. Griffin, Land Surveyor
 Minnesota Registration No. 21940

STATE OF MINNESOTA
 COUNTY OF Olmsted
 The foregoing Surveyor's Certificate was acknowledged before me this 16 day of November, 2017, by Geoffrey G. Griffin, Minnesota Registration No. 21940

Michelle Hanson
 Notary Public, Olmsted County, Minnesota

Michelle Hanson
 Printed Name

My commission expires: Jan 31, 2022

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 28 day of November, 2017.

Mad E. Larson
 Olmsted County Surveyor

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2019 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 28th day of June, 2019.

DOCUMENT NUMBER A-1475192

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 28th day of June, 2019, at 11 o'clock A. M., and was duly recorded in the Olmsted County records.

W. Mark Krupski
 Director of Property Records & Licensing

Susan Kueker
 Deputy

CITY APPROVAL

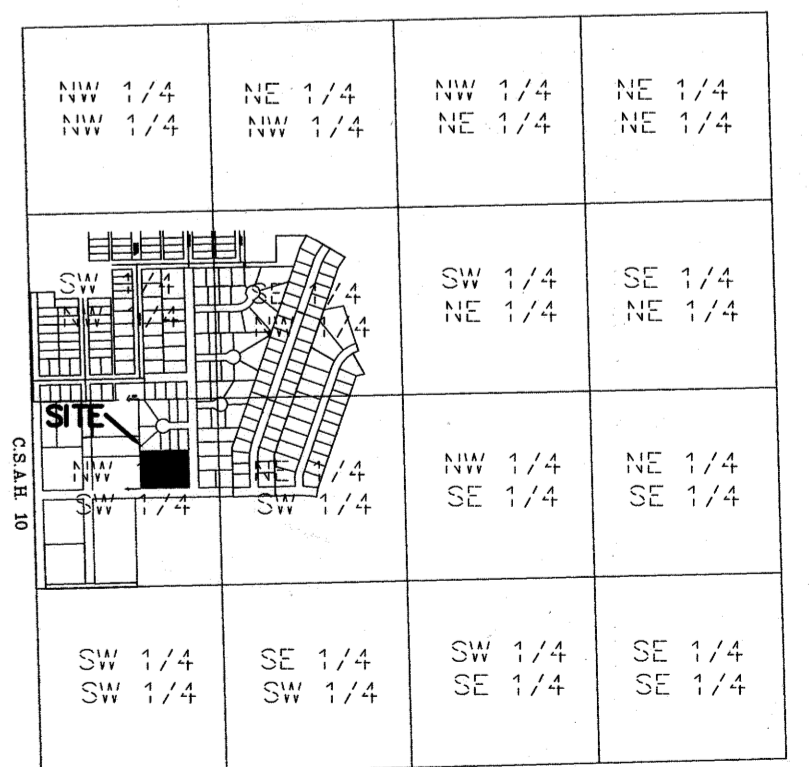
State of Minnesota
 County of Olmsted
 City of Dover

We, Roger Ihrke, Mayor, and Karen Henry, City Clerk in and for the City of Dover, do hereby certify that on the 28th day of October, 2017, the accompanying plat was duly approved by the Common Council of the City of Dover. In testimony thereof we have hereunto signed our names and affixed the seal of said City of Dover this 28th day of October, 2017.

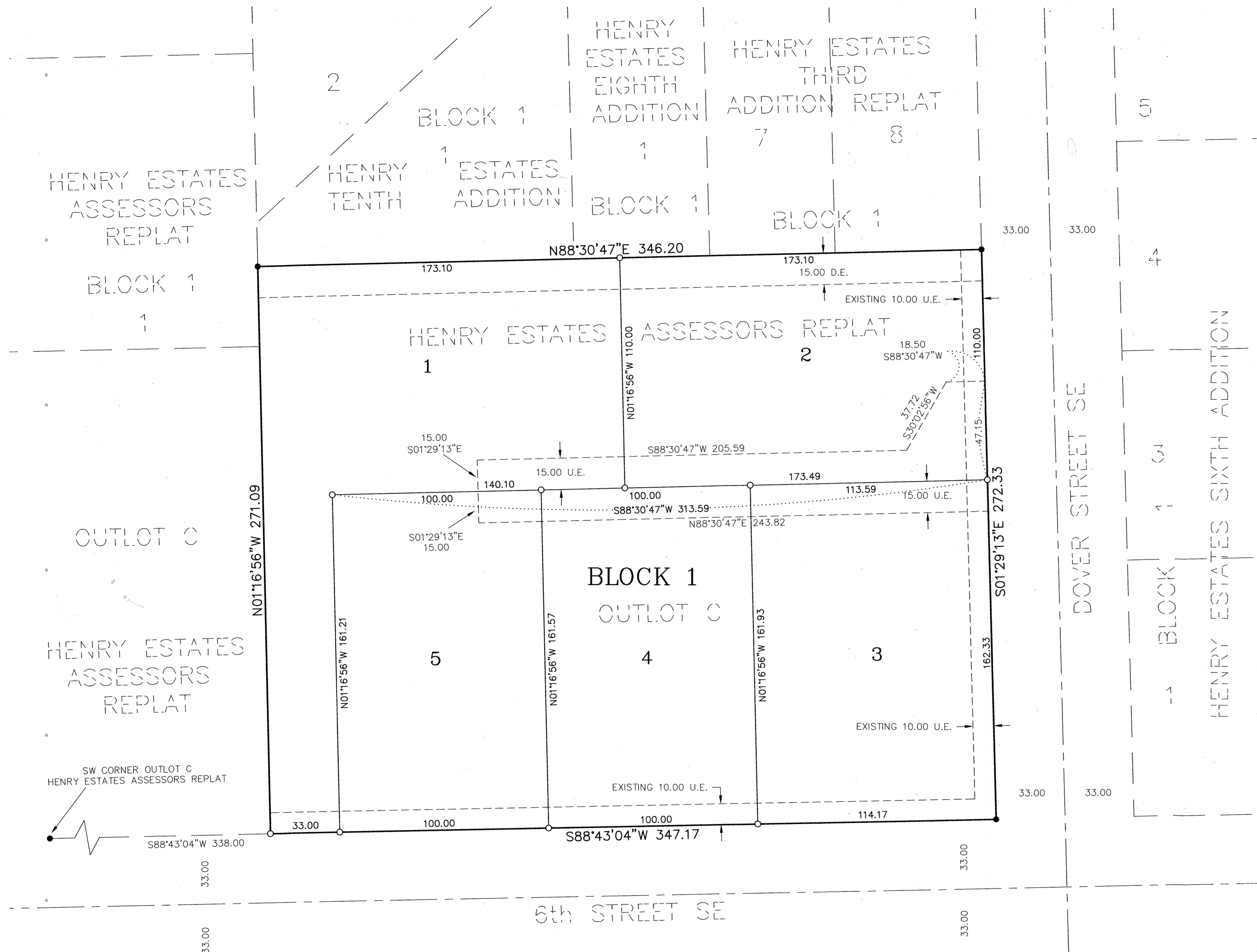
Roger Ihrke
 Mayor, Roger Ihrke

Karen Henry
 City Clerk, Karen Henry

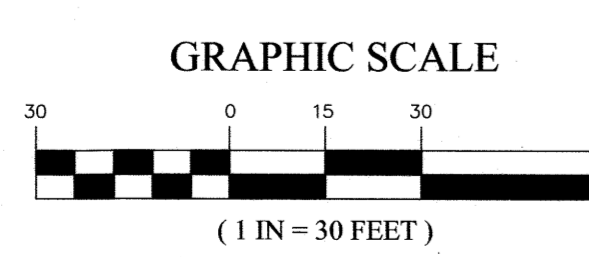
SECTION 22
 TOWNSHIP 106 N, RANGE 11W



VICINITY MAP
 (not to scale)



HENRY ESTATES
 SECOND
 COMMERCIAL
 CENTER
 BLOCK 3
 1



UNPLATTED

- U.E. UTILITY EASEMENT
- 1/2 INCH IRON PIPE WITH PLASTIC CAP STAMPED LS 21940 SET
- FOUND MONUMENTS ARE 1/2 INCH IRON PIPES UNLESS OTHERWISE NOTED
- ┌───┐ UTILITY EASEMENTS ARE 10 FEET IN WIDTH ADJACENT TO STREET LINES UNLESS OTHERWISE SHOWN.

BEARINGS
 ALL BEARINGS ARE BASED ON THE EAST LINE OF OUTLOT C, HENRY ESTATES ASSESSORS REPLAT WHICH IS ASSUMED TO BEAR SOUTH 01°29'13" EAST.

UTILITY EASEMENT DEFINED
 AN UNOBSTRUCTED EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF ALL NECESSARY UNDERGROUND OR SURFACE PUBLIC UTILITIES INCLUDING THE RIGHTS TO CONDUCT DRAINAGE AND TRIMMING ON SAID EASEMENT.

DRAINAGE EASEMENT DEFINED
 AN UNOBSTRUCTED EASEMENT FOR THE OPERATION AND MAINTENANCE OF ALL WATERWAYS, BOTH SURFACE AND UNDERGROUND RUNNING, UNDER, AND ACROSS SAID EASEMENT

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