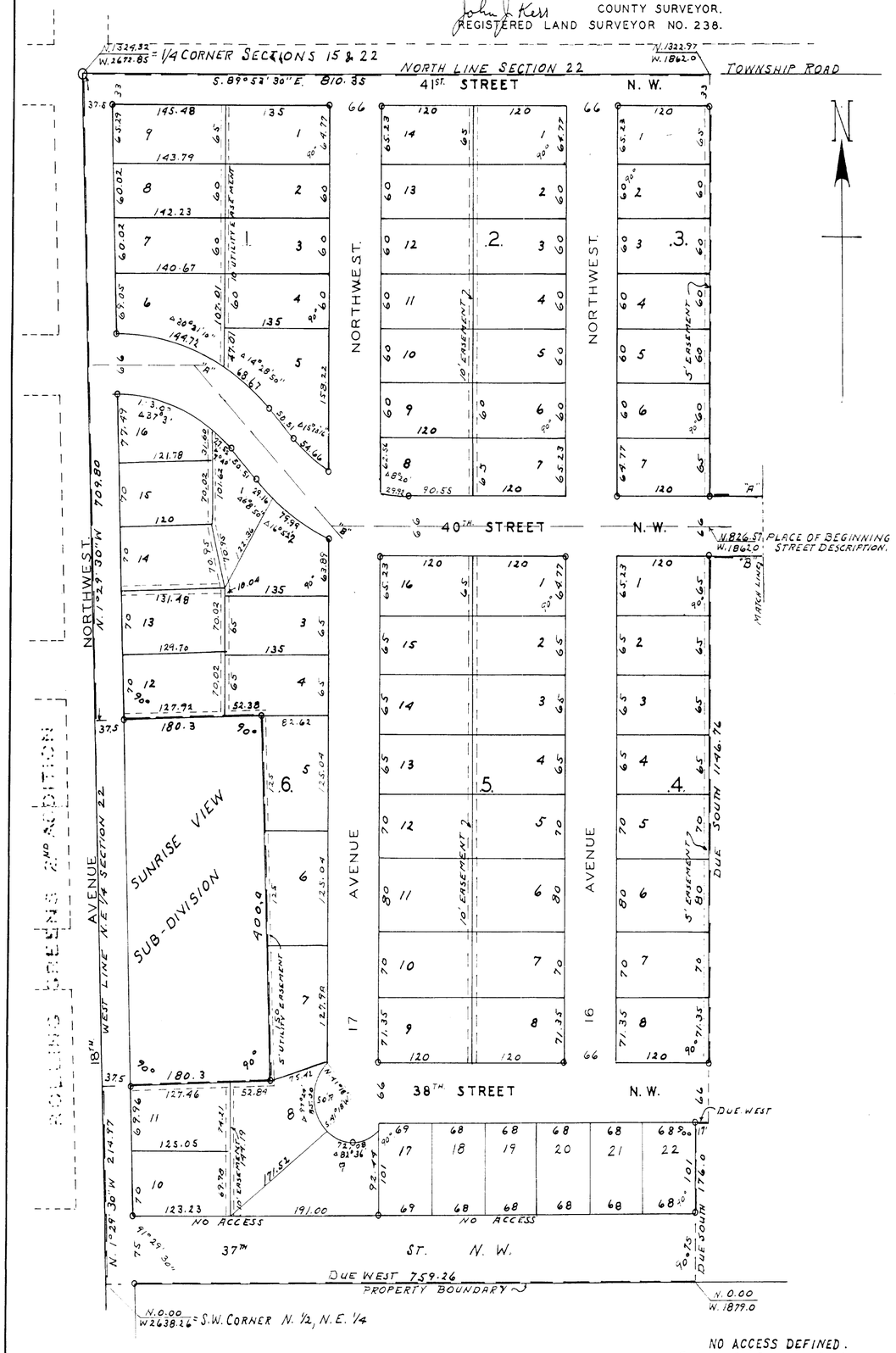
SUNRISE ESTATES FIRST SUBDIVISION.
ROCHESTER, MINNESOTA.

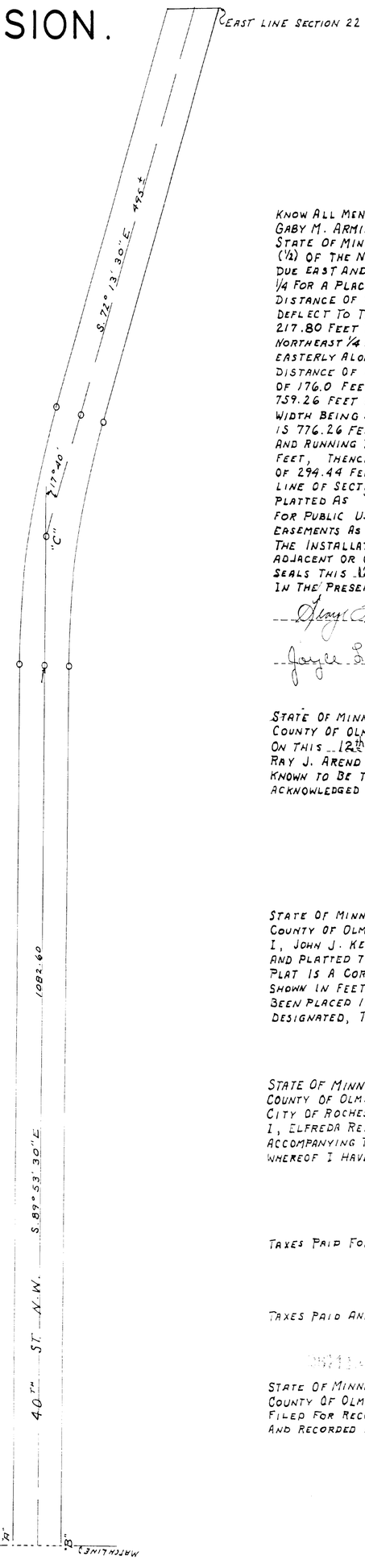
BOUNDARIES SHOWN THUS ——

MONUMENTS SHOWN THUS o

SCALE 1 INCH = 100 FEET.

John J. Kerr COUNTY SURVEYOR.
REGISTERED LAND SURVEYOR NO. 238.





CURVE DATA.

CURVE	∆ ANGLE	DEGREE	RADIUS	TANGENT	LENGTH
"A"	45°	24°	238.73	98.885	187.50
"B"	45°	24°	238.73	98.885	187.50
"C"	17°40'	6°	954.93	148.40	294.44

NO ACCESS DEFINED.
EGRESS OR INGRESS BY VEHICULAR TRAVEL IS NOT PERMITTED OVER AND ACROSS THE FOLLOWING DESCRIBED LINES: THE SOUTHERLY LINES OF LOTS 9, 10, 17, 18, 19, 20, 21 AND 22 OF BLOCK 6.

DEDICATION.

KNOW ALL MEN BY THESE PRESENTS THAT RAY J. AREND AND MARY T. AREND (HIS WIFE) E. J. ARMIT AND GABY M. ARMIT (HIS WIFE) OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED LANDS SITUATE IN THE STATE OF MINNESOTA AND COUNTY OF OLMSTED TO-WIT: ASSUMING THE SOUTH LINE OF THE NORTH ONE HALF (1/2) OF THE NORTHEAST QUARTER (1/4) OF SECTION 22, TOWNSHIP 107, NORTH OF RANGE 14 WEST TO BE A DUE EAST AND WEST LINE AND COMMENCING AT THE SOUTHWEST CORNER OF THE NORTH 1/2 OF THE NORTHEAST 1/4 FOR A PLACE OF BEGINNING AND RUNNING THENCE NORTH ALONG THE WEST LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 214.97 FEET, THENCE DEFLECT TO THE RIGHT 90° A DISTANCE OF 217.80 FEET, THENCE DEFLECT TO THE LEFT 90° A DISTANCE OF 400 FEET, THENCE DEFLECT TO THE LEFT 90° A DISTANCE OF 217.80 FEET TO THE WEST LINE OF SAID NORTHEAST 1/4, THENCE NORTHERLY ALONG THE WEST LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 709.80 FEET TO THE NORTHWEST CORNER OF SAID NORTHEAST 1/4, THENCE EASTERLY ALONG THE NORTH LINE OF SAID SECTION A DISTANCE OF 810.35 FEET, THENCE DUE SOUTH A DISTANCE OF 1146.76 FEET, THENCE DUE WEST A DISTANCE OF 17.0 FEET, THENCE DUE SOUTH A DISTANCE OF 176.0 FEET TO THE SOUTH LINE OF SAID NORTH 1/2 OF THE NORTHEAST 1/4, THENCE DUE WEST A DISTANCE OF 759.26 FEET TO THE PLACE OF BEGINNING, AND ALSO A STRIP OF LAND FOR STREET PURPOSES 66 FEET IN WIDTH BEING 33 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED LINE; COMMENCING AT A POINT WHICH IS 776.26 FEET EAST AND 826.57 FEET NORTH OF THE SOUTHWEST CORNER OF THE ABOVE DESCRIBED TRACT AND RUNNING THENCE EASTERLY PARALLEL WITH THE NORTH LINE OF SAID SECTION A DISTANCE OF 1082.60 FEET, THENCE DEFLECT TO THE RIGHT ON A 6° CURVE, DELTA ANGLE 17°40', RADIUS 954.93 FEET A DISTANCE OF 294.44 FEET, THENCE TANGENT TO SAID CURVE A DISTANCE OF 495 FEET MORE OR LESS TO THE EAST LINE OF SECTION 22 AND THERE TERMINATING., THAT WE HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS "SUNRISE ESTATES FIRST SUBDIVISION" AND DO HEREBY DONATE AND DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AND AVENUES AS SHOWN ON THE ANNEXED PLAT AND ALSO GRANT THE UTILITY EASEMENTS AS SHOWN ON SAID PLAT FOR THE USE OF THE MUNICIPALITY OR OTHER PUBLIC UTILITIES FOR THE INSTALLATION AND MAINTENANCE OF FACILITIES INSTALLED IN AND OVER SAID EASEMENTS TO SERVE ADJACENT OR OTHER PREMISES IN THE VICINITY. IN WITNESS WE HAVE HERE-UN-TO SET OUR HANDS AND SEALS THIS 12th DAY OF May A.D. 1962.

IN THE PRESENCE OF:

Joyce L. Armit WITNESS. — Ray J. Arend RAY J. AREND — Mary T. Arend MARY T. AREND

Joyce L. Armit WITNESS. — E. J. Armit E. J. ARMIT — Gaby M. Armit GABY M. ARMIT

ACKNOWLEDGEMENT.

STATE OF MINNESOTA,
COUNTY OF OLMSTED, S. S.
ON THIS 12th DAY OF May A.D. 1962, BEFORE ME A NOTARY PUBLIC PERSONALLY APPEARED RAY J. AREND AND MARY T. AREND (HIS WIFE) E. J. ARMIT AND GABY M. ARMIT (HIS WIFE) TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND THEY ACKNOWLEDGED THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED.

Gloria J. Pongiales NOTARY PUBLIC, OLMSTED COUNTY, MINNESOTA.
MY COMMISSION EXPIRES April 16, 1965

SURVEYORS CERTIFICATE.

STATE OF MINNESOTA,
COUNTY OF OLMSTED, S. S.
I, JOHN J. KERR COUNTY SURVEYOR IN AND FOR SAID COUNTY DO HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS SUNRISE ESTATES FIRST SUBDIVISION, THAT THE PLAT IS A CORRECT REPRESENTATION OF SAID SURVEY AS MADE, THAT ALL DISTANCES ARE CORRECTLY SHOWN IN FEET AND DECIMALS OF A FOOT, THAT MONUMENTS FOR THE GUIDANCE OF FUTURE SURVEYS HAVE BEEN PLACED IN THE GROUND AS SHOWN ON SAID PLAT, THAT THE OUTSIDE BOUNDARIES ARE CORRECTLY DESIGNATED, THAT THERE ARE NO WET LANDS OR PUBLIC HIGHWAYS TO BE DESIGNATED OTHER THAN AS SHOWN.

John J. Kerr COUNTY SURVEYOR.
REGISTERED LAND SURVEYOR NO. 238.

STATE OF MINNESOTA,
COUNTY OF OLMSTED,
CITY OF ROCHESTER, S. S.
I, ELFREDA REITER CITY CLERK IN AND FOR SAID CITY OF ROCHESTER DO HEREBY CERTIFY THAT THE ACCOMPANYING PLAT WAS DULY APPROVED BY THE COMMON COUNCIL OF THE CITY OF ROCHESTER, IN TESTIMONY WHEREOF I HAVE SET MY HAND AND AFFIXED THE SEAL OF SAID CITY THIS 19 DAY OF June 1962.

Elfreda Reiter CITY CLERK.

TAXES PAID FOR THE YEAR OF 1961.

Karl H. Rodriss COUNTY TREASURER.
Fancy Nelson, Deputy

TAXES PAID AND TRANSFER ENTERED THIS 26th DAY OF June 1962

Ron Manning COUNTY AUDITOR.
Ruth Evans, Deputy

STATE OF MINNESOTA,
COUNTY OF OLMSTED, S. S.
FILED FOR RECORD THIS 26 DAY OF June A.D. 1962 AT 2 O-CLOCK P.M.
AND RECORDED IN BOOK OF PLATS ____ PAGE ____

Harry H. Evans REGISTER OF DEEDS.
Lois Fortier, Deputy