

OFFICIAL PLAT

ESSEX ESTATES FOURTH

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as ESSEX ESTATES FOURTH; 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 No. 11622

State of Minnesota
County of Olmsted

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 22nd day of July, 1998.

Notary Public, Olmsted County, Minnesota
My commission expires 1-31-2000



COUNTY SURVEYOR

I certify that this plat has been checked mathematically, and that the plat conforms to the applicable laws, this 26th day of October, 1998.

Edward J. Dumele
County Surveyor

TAX STATEMENTS

Taxes due and payable in the year 1998 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 9th day of Nov, 1998.

Bob Ryan
Olmsted County Auditor/Treasurer

By Susan Sampson Deputy

CITY APPROVAL

State of Minnesota
County of Olmsted
City of Rochester

I, Judy K. Scherr, City Clerk, in and for the City of Rochester, do hereby certify that on the 26th day of July, 1998, 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 27th day of November, 1998.

Judy K. Scherr, City Clerk

COUNTY RECORDER

DOCUMENT NUMBER 795864

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 9th day of November, 1998, at 2:12 o'clock P.M., and was duly recorded in the Olmsted County records.

Daniel G. Hill
County Recorder

Deputy

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: that North American Realty, Inc., a Minnesota Corporation, owner and proprietor, and Security Bank Minnesota, a Minnesota corporation, mortgagee of the following described property situated in the City of Rochester, State of Minnesota, to wit:

That part of the West Half of Section 14, Township 107 North, Range 14 West, Olmsted County, Minnesota described as follows:

Commencing at the southwest corner of the Southwest Quarter of said Section 14; thence North 00 degrees 12 minutes 56 seconds West, assumed bearing, along the west line of said Southwest Quarter a distance of 2263.94 feet to the Southerly line of ESSEX ESTATES THIRD (the next 13 courses are along the southerly, westerly and northerly lines thereof), for the point of beginning; thence North 76 degrees 18 minutes 00 seconds East, 27.22 feet; thence North 83 degrees 35 minutes 17 seconds East, 162.06 feet; thence North 79 degrees 34 minutes 14 second East, 96.93 feet; thence North 72 degrees 43 minutes 25 seconds East, 91.38 feet; thence southerly 60.17 feet along a nontangential curve concave northeasterly, central angle of 07 degrees 08 minutes 18 seconds, radius of 482.95 feet, and the chord of said curve bears South 24 degrees 56 minutes 05 seconds East, 60.13 feet; thence South 28 degrees 30 minutes 00 seconds East, 50.00 feet; thence southerly 120.11 feet along a tangential curve concave westerly, central angle of 18 degrees 30 minutes 00 seconds, and radius of 372.00 feet; thence South 10 degrees 00 minutes 00 seconds East, 167.00 feet; thence southerly 42.37 feet along a tangential curve concave westerly, central angle of 03 degrees 08 minutes 39 seconds, and radius of 772.00 feet; thence South 85 degrees 00 minutes 00 seconds West, not tangent to said curve, 82.00 feet; thence South 05 degrees 00 minutes 00 seconds East, 165.64 feet; thence South 90 degrees 00 minutes 00 seconds West, 26.79 feet; thence South 61 degrees 00 minutes 00 seconds West, 386.48 feet to the northerly line of Essex Parkway NW (the next 2 courses are along said northerly line); thence North 24 degrees 32 minutes 45 seconds West, 90.21 feet; thence northwesterly 50.19 feet along a tangential curve concave southwesterly, central angle of 03 degrees 19 minutes 27 seconds, and radius of 865.00 feet to the west line of said Section 14; thence North 00 degrees 12 minutes 56 seconds West along said west line, 580.86 feet to the point of beginning.

AND:

A part of the Southwest Quarter of said Section 14 and a part of Lot 1, Block 4, ESSEX ESTATES, all being described as follows:

Commencing at the most northerly corner of Lot 5, Block 4, ESSEX ESTATES THIRD; thence South 38 degrees 52 minutes 43 seconds East, assumed bearing, along the northeasterly line of said Lot 5 a distance of 125.04 feet to the most easterly corner thereof; thence North 48 degrees 09 minutes 42 seconds East, 77.30 feet; thence North 34 degrees 17 minutes 32 seconds East, 53.57 feet; thence South 89 degrees 58 minutes 22 seconds East, 29.33 feet; thence North, 322.51 feet; thence North 10 degrees 00 minutes 00 seconds West, 348.00 feet; thence North 20 degrees 42 minutes 26 seconds West, 209.62 feet; thence North 31 degrees 59 minutes 56 seconds West, 143.90 feet; thence westerly 112.90 feet along a nontangential curve concave northerly, central angle of 09 degrees 55 minutes 18 seconds, radius of 652.00 feet, and the chord of said curve bears South 62 degrees 57 minutes 42 seconds West, 112.76 feet to the easterly line of Cornwall Drive NW, as dedicated on the plat of ESSEX ESTATES THIRD (the next 8 courses are along said easterly line); thence South 19 degrees 37 minutes 00 seconds East, 159.29 feet; thence southerly 66.20 feet along a tangential curve concave easterly, central angle of 08 degrees 53 minutes 00 seconds, and radius of 428.95 feet; thence South 28 degrees 30 minutes 00 seconds East, 50.00 feet; thence southerly 138.20 feet along a tangential curve concave westerly, central angle of 18 degrees 30 minutes 00 seconds and radius of 428.00 feet; thence South 10 degrees 00 minutes 00 seconds East, 167.00 feet; thence southerly 144.51 feet along a tangential curve concave westerly, central angle of 10 degrees 00 minutes 00 seconds, and radius of 828.00 feet; thence South, 80.00 feet; thence southwesterly 181.12 feet along a tangential curve concave northwesterly, central angle of 51 degrees 07 minutes 17 seconds, and radius of 203.00 feet to the point of beginning.

ALSO:

That part of the east 120 acres of Section 15, Township 107 North, Range 14 West, Olmsted County, Minnesota described as follows:

Commencing at the southeast corner of said Section 15; thence North 00 degrees 12 minutes 56 seconds West, assumed bearing, along the east line of said Section 15 a distance of 2263.94 feet to the southerly line of ESSEX ESTATES THIRD (the next 2 courses are along the southerly line thereof), for the point of beginning; thence South 76 degrees 18 minutes 00 seconds West, 162.73 feet; thence South 72 degrees 24 minutes 50 seconds West, 169.16 feet to the easterly line of Essex Parkway NW (the next 3 courses are along said easterly line); thence southeasterly 209.95 feet along a nontangential curve concave northeasterly, central angle of 37 degrees 35 minutes 25 seconds, radius of 320.00 feet, and the chord of said curve bears South 23 degrees 39 minutes 19 seconds East, 206.20 feet; thence South 42 degrees 27 minutes 02 seconds East, 166.51 feet; thence southeasterly 220.12 feet along a tangential curve concave southwesterly, central angle of 14 degrees 34 minutes 50 seconds, radius of 865.00 feet and the chord of said curve bears South 35 degrees 09 minutes 37 seconds East, 219.53 feet to the east line of said Section 15; thence North 00 degrees 12 minutes 56 seconds West, along said east line, 580.86 feet to the point of beginning.

Containing 11.98 acres more or less.

have caused the same to be surveyed and platted as ESSEX ESTATES FOURTH and do hereby donate and dedicate to the public for the public use forever, the thoroughfares and cul-de-sacs, and also dedicate the easements as shown on this plat for drainage and utility purposes only.

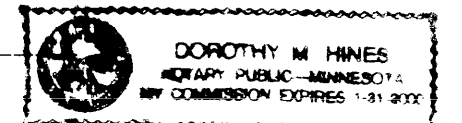
In witness whereof said North American Realty, a Minnesota Corporation, has caused these presents to be signed by its proper officer this 27th day of July, 1998.

Franklin P. Kottschade, President

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 27th day of July, 1998, by Franklin P. Kottschade, President of North American Realty, Inc., on behalf of the Corporation.

Notary Public, Olmsted County, Minnesota
My commission expires 1-31-2000



In witness whereof said Security Bank Minnesota, a Minnesota Corporation, has caused these presents to be signed by its proper officers this 27th day of July, 1998.

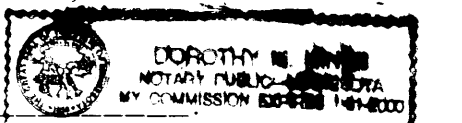
David A. Nauman, Sr. Vice President

Carla J. Kilpatrick, Assistant Vice President

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 27th day of July, 1998, by David A. Nauman, Senior Vice President and Carla J. Kilpatrick, Assistant Vice President, officers of Security Bank Minnesota, on behalf of the corporation.

Notary Public, Olmsted County, Minnesota
My commission expires 1-31-2000

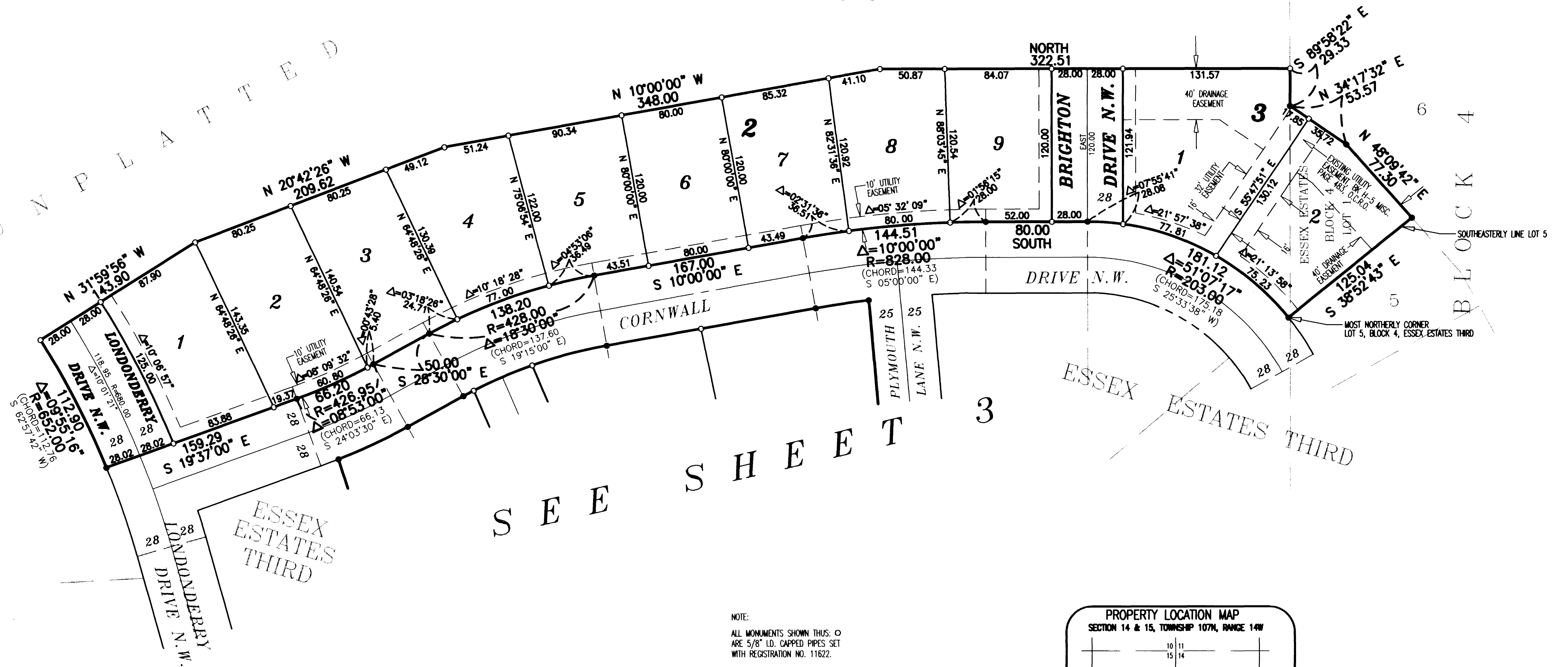


OFFICIAL PLAT

ESSEX ESTATES FOURTH

UNPLATTED

UNPLATTED



ESSEX ESTATES THIRD

SEE SHEET 3

ESSEX ESTATES THIRD

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

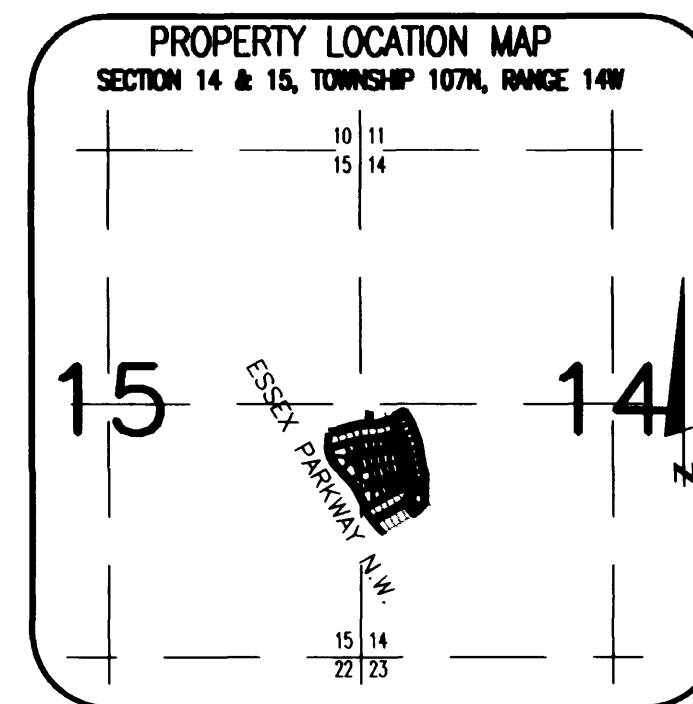
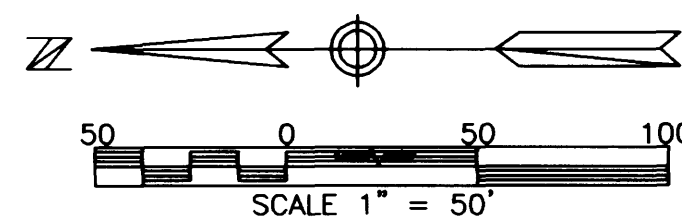
DRAINAGE EASEMENT defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground, running over, across, and under said easement.

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.

BASIS OF BEARING SYSTEM :
ALL BEARINGS ARE IN RELATIONSHIP
WITH THE WEST LINE SEC 14-107-14
WHICH IS ASSUMED TO BE N 00°12'56" W.



OFFICIAL PLAT

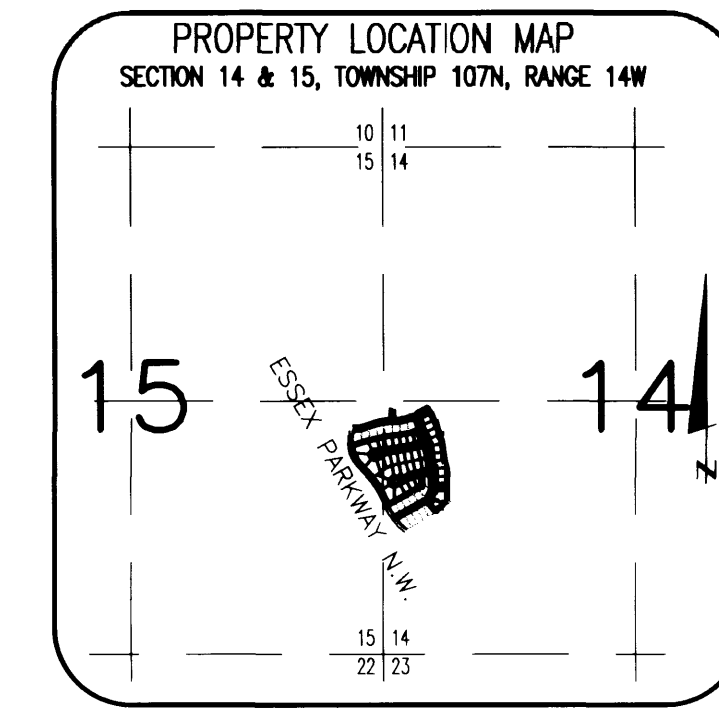
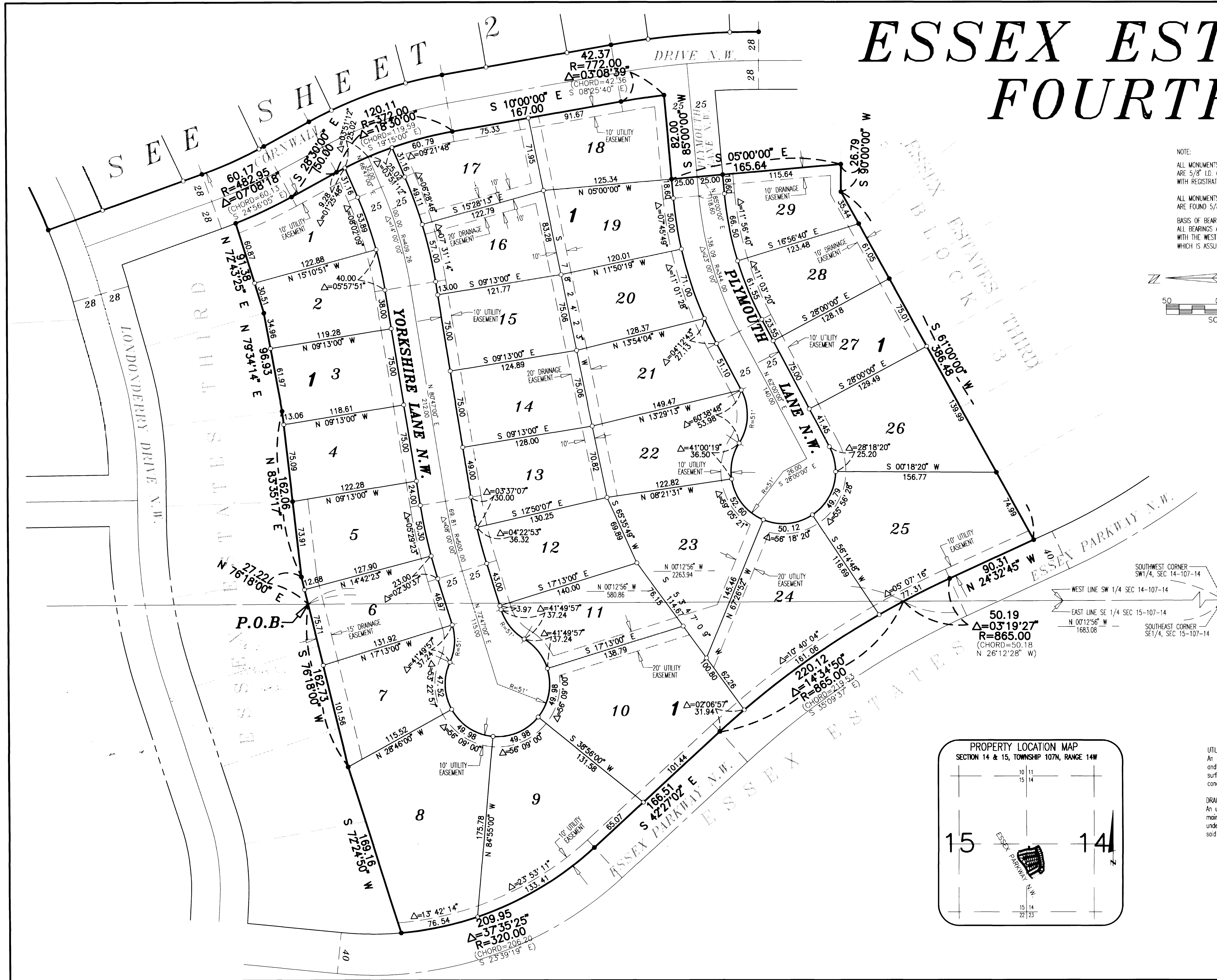
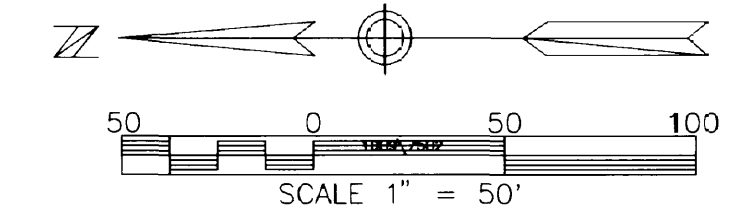
ESSEX ESTATES FOURTH

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BASIS OF BEARING SYSTEM:
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An unobstructed easement for the construction and maintenance of all necessary underground and surface public utilities including rights to conduct drainage and trimming or said easement.

DRAINAGE EASEMENT defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground, running over, across, and under said easement.

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