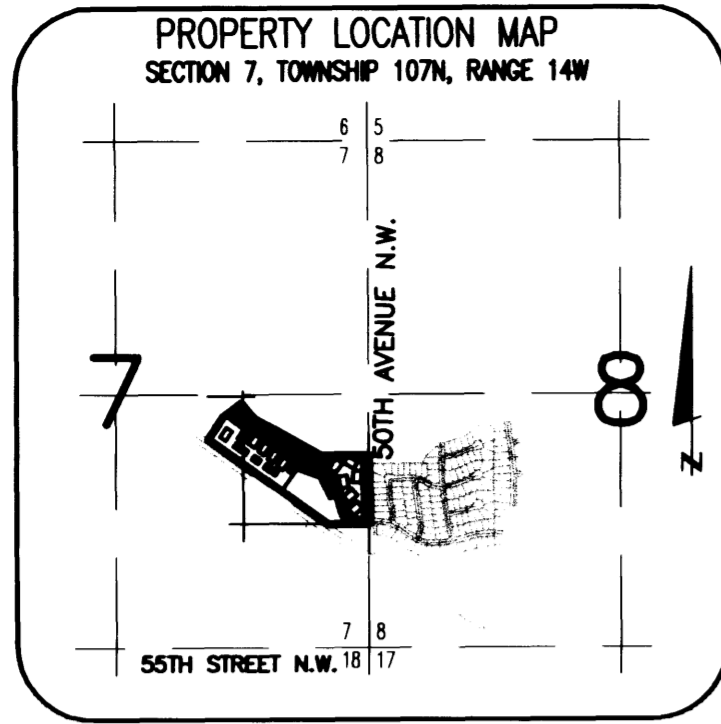


OFFICIAL PLAT

# WEATHERSTONE COMMON INTEREST COMMUNITY NUMBER 166



**SURVEYOR'S CERTIFICATE**

I hereby certify that I have surveyed and platted the property described on the plat as WEATHERSTONE COMMON INTEREST COMMUNITY NUMBER 166; 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 thereon.

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

State of Minnesota  
County of Dodge

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 25 day of September, 2000.

Beth A. Davis  
Notary Public, Dodge County, Minnesota

My commission expires: 1-31-2005



**COUNTY SURVEYOR**

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 26 day of September, 2000.

Edward P. Kuisle  
Olmsted County Surveyor

**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 25<sup>th</sup> day of AUGUST, 2000, 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 2ND day of OCTOBER, 2000.

Judy K. Scherr  
City Clerk

**TAX STATEMENTS**

Taxes payable in the year 2000 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 4th day of October, 2000.

Daniel A. Hall by Wendy von Wald  
Olmsted County Auditor/Treasurer

By Wendy von Wald Deputy

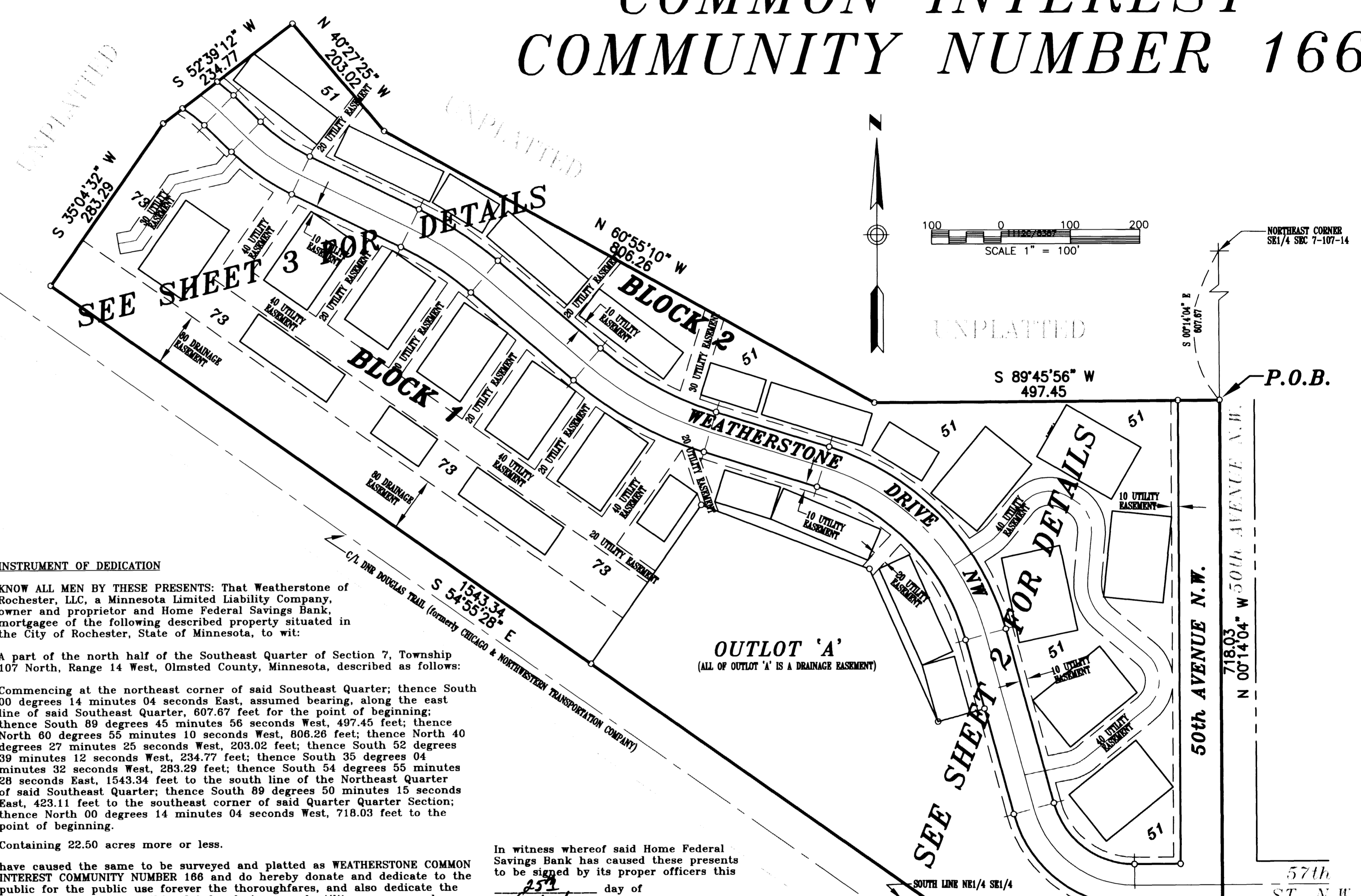
**COUNTY RECORDER**

DOCUMENT NUMBER A-853914

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 4th day of October, 2000, at 2:00 o'clock P.M., and was duly recorded in the Olmsted County records.

By Daniel A. Hall  
County Recorder

Deputy Wendy von Wald



**INSTRUMENT OF DEDICATION**

KNOW ALL MEN BY THESE PRESENTS: That Weatherstone of Rochester, LLC, a Minnesota Limited Liability Company, owner and proprietor and Home Federal Savings Bank, mortgagee of the following described property situated in the City of Rochester, State of Minnesota, to wit:

A part of the north half of the Southeast Quarter of Section 7, Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of said Southeast Quarter; thence South 00 degrees 14 minutes 04 seconds East, assumed bearing, along the east line of said Southeast Quarter, 607.67 feet for the point of beginning; thence South 89 degrees 45 minutes 56 seconds West, 497.45 feet; thence North 60 degrees 55 minutes 10 seconds West, 806.26 feet; thence North 40 degrees 27 minutes 25 seconds West, 203.02 feet; thence South 52 degrees 39 minutes 12 seconds West, 234.77 feet; thence South 35 degrees 04 minutes 32 seconds West, 283.29 feet; thence South 54 degrees 55 minutes 28 seconds East, 1543.34 feet to the south line of the Northeast Quarter of said Southeast Quarter; thence South 89 degrees 50 minutes 15 seconds East, 423.11 feet to the southeast corner of said Quarter Section; thence North 00 degrees 14 minutes 04 seconds West, 718.03 feet to the point of beginning.

Containing 22.50 acres more or less.

have caused the same to be surveyed and platted as WEATHERSTONE COMMON INTEREST COMMUNITY NUMBER 166 and do hereby donate and dedicate to the public for the public use forever the thoroughfares, and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Weatherstone of Rochester, LLC, has caused these presents to be signed by its proper officers this 26th day of September, 2000.

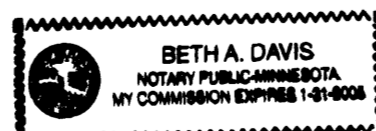
By Roger Carlsen his attorney-in-fact  
Roger Carlsen, President

State of Minnesota  
County of Dodge

The foregoing instrument was acknowledged before me this 26th day of September, 2000, by Roger Carlsen, President and Jerry Nelson, Secretary-Treasurer, officers of Weatherstone of Rochester, LLC, a Limited Liability Company, on behalf of the company.

Beth A. Davis  
Notary Public, Dodge County, Minnesota

My commission expires on 1-31-2005



In witness whereof said Home Federal Savings Bank has caused these presents to be signed by its proper officers this 25th day of September, 2000.

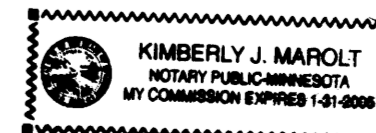
By: Donna M. Brown, AUP  
State of Minnesota  
County of Olmsted

The foregoing instrument was acknowledged before me this 25th day of September, 2000, by David A. Nauman, Donna M. Brown, and

officers of Home Federal Savings Bank, on behalf of the corporation.

Kimberly J. Marolt  
Notary Public, Olmsted County, Minnesota

My commission expires 1-31-2005

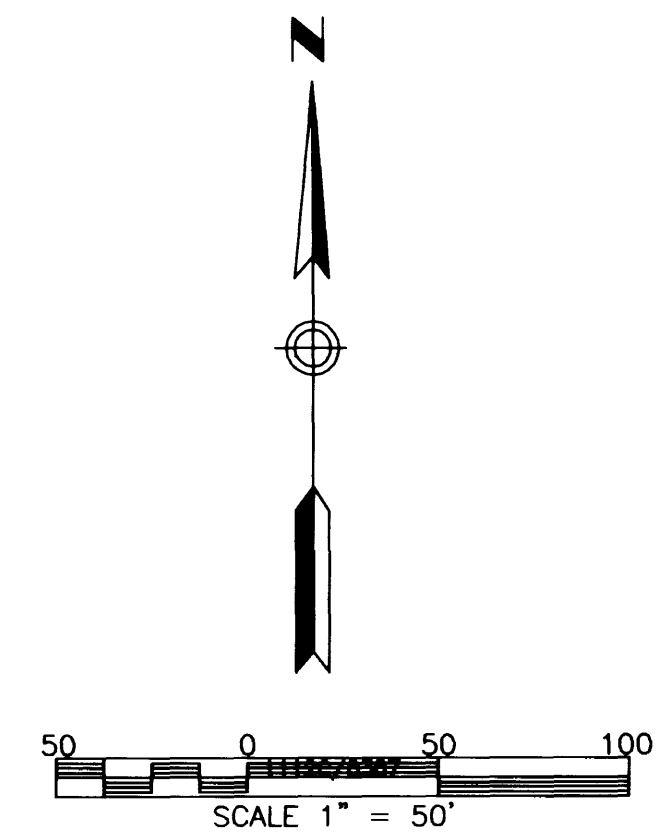


PREPARED BY:  
MCGHEE & BETTS, INC.  
CONSULTING ENGINEERS  
PLANNERS, LAND SURVEYORS  
ROCHESTER, MINNESOTA

OFFICIAL PLAT

# WEATHERSTONE COMMON INTEREST COMMUNITY NUMBER 166

NORTHEAST CORNER  
SE1/4 SEC 7-107-14



P.O.B.

50

50th AVENUE N.W.

718.03  
N 00°14'04" W

50th AVENUE N.W.

60

50

50

50

50

57th

ST. N.W.

50

50

50

50

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.

CONTROLLED ACCESS defined:  
Ingress or egress to, from, or across the abutting roadway is restricted by the road authority pursuant to Minnesota State Statute 160.08.

NOTE:  
ALL MONUMENTS SHOWN THUS: ○  
ARE 5/8" I.D. CAPPED PIPES SET WITH LICENSE 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 SE1/4, SEC 7-107-14 WHICH IS ASSUMED TO BE S 00°14'04" E.

SEE SHEET 3 OF 3 SHEETS

N 60°55'10" W  
806.26 UNPLATTED

S 89°45'56" W  
497.45

437.45

60.00

50th AVENUE N.W.

40 UTILITY EASEMENT

60

60

60

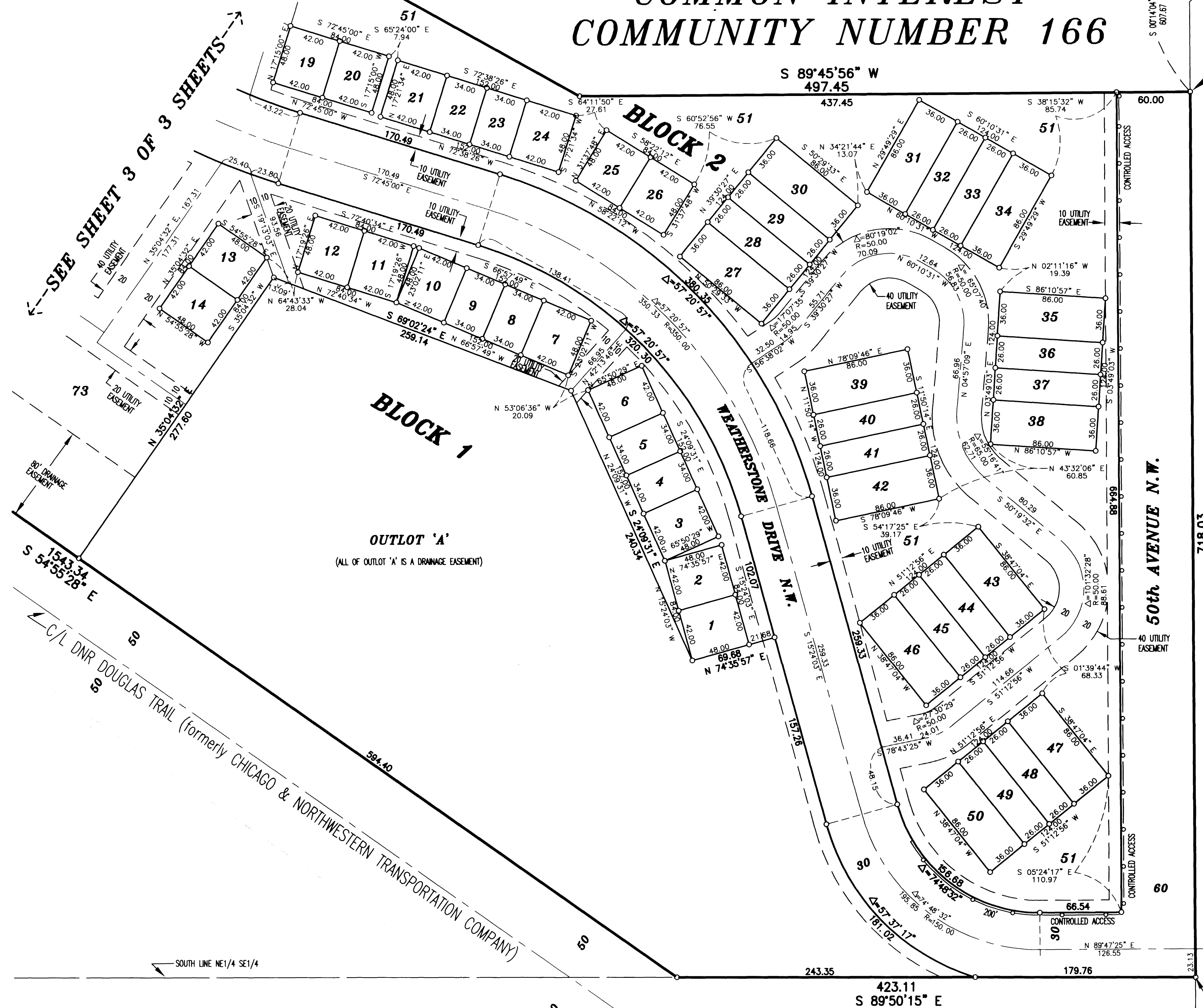
60

60

423.11  
S 89°50'15" E

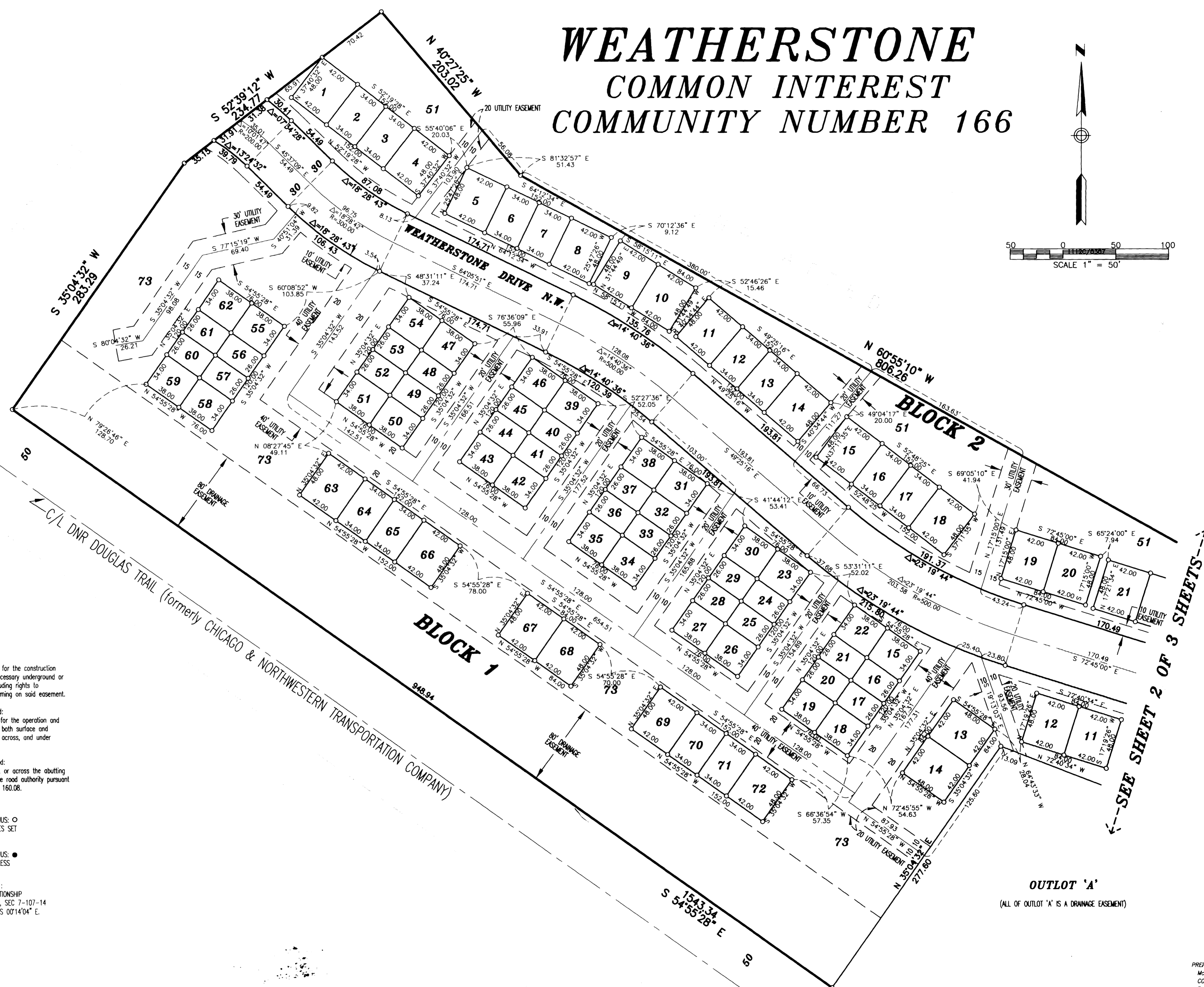
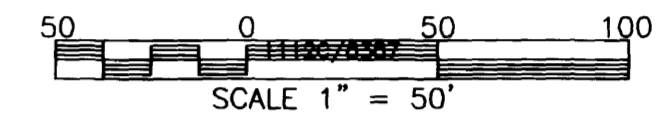
UNPLATTED

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



OFFICIAL PLAT

# WEATHERSTONE COMMON INTEREST COMMUNITY NUMBER 166



**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.

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**NOTE:**  
ALL MONUMENTS SHOWN THUS: ○  
ARE 5/8" I.D. CAPPED PIPES SET  
WITH LICENSE 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 SE1/4, SEC 7-107-14  
WHICH IS ASSUMED TO BE S 00°14'04" E.

SEE SHEET 2 OF 3 SHEETS

**OUTLET 'A'**  
(ALL OF OUTLET 'A' IS A DRAINAGE EASEMENT)

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