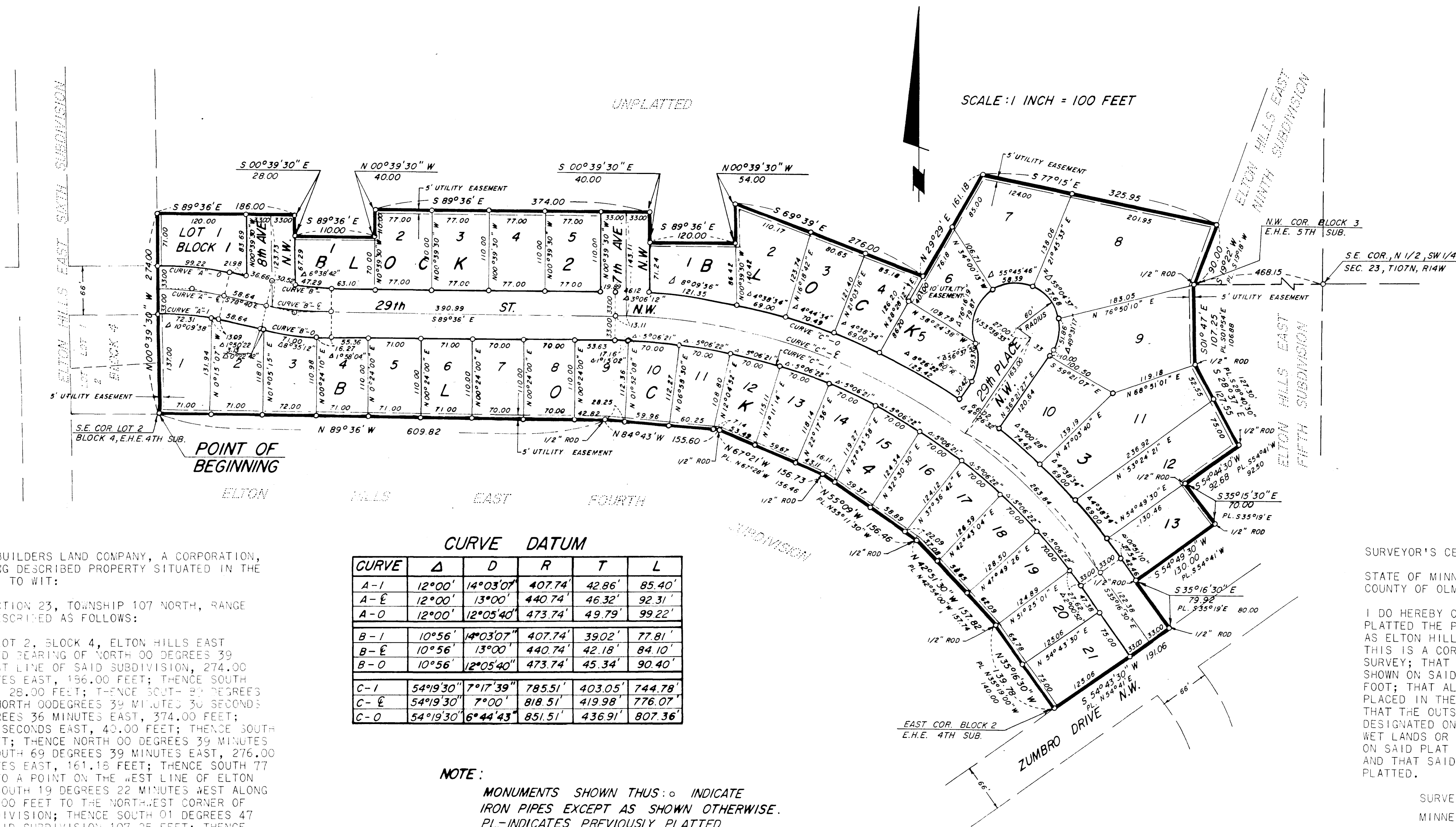


# ELTON HILLS EAST TENTH SUBDIVISION

ROCHESTER, MINNESOTA



**OWNERS DEDICATION:**

KNOW ALL MEN BY THESE PRESENTS: THAT BUILDERS LAND COMPANY, A CORPORATION, OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED PROPERTY SITUATED IN THE CITY OF ROCHESTER, STATE OF MINNESOTA, TO WIT:

A PART OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 107 NORTH, RANGE 14 WEST, OLMS TED COUNTY, MINNESOTA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 2, BLOCK 4, ELTON HILLS EAST SIXTH SUBDIVISION, THENCE ON AN ASSUMED BEARING OF NORTH 00 DEGREES 39 MINUTES 30 SECONDS WEST, ALONG THE EAST LINE OF SAID SUBDIVISION, 274.00 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES EAST, 156.00 FEET; THENCE SOUTH 00 DEGREES 39 MINUTES 30 SECONDS EAST, 28.00 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES EAST, 110.00 FEET; THENCE NORTH 00 DEGREES 39 MINUTES 30 SECONDS WEST, 40.00 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES EAST, 374.00 FEET; THENCE SOUTH 00 DEGREES 39 MINUTES 30 SECONDS EAST, 40.00 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES EAST, 120.00 FEET; THENCE NORTH 00 DEGREES 39 MINUTES 30 SECONDS WEST, 69.82 FEET; THENCE SOUTH 69 DEGREES 39 MINUTES EAST, 276.00 FEET; THENCE NORTH 29 DEGREES 29 MINUTES EAST, 161.18 FEET; THENCE SOUTH 77 DEGREES 15 MINUTES EAST, 325.95 FEET TO A POINT ON THE WEST LINE OF ELTON HILLS EAST NINTH SUBDIVISION; THENCE SOUTH 19 DEGREES 22 MINUTES WEST ALONG THE WEST LINE OF SAID SUBDIVISION, 90.00 FEET TO THE NORTHWEST CORNER OF BLOCK 3 OF ELTON HILLS EAST FIFTH SUBDIVISION; THENCE SOUTH 01 DEGREES 47 MINUTES EAST ALONG THE WEST LINE OF SAID SUBDIVISION 107.25 FEET; THENCE SOUTH 28 DEGREES 37 MINUTES EAST, 127.55 FEET; THENCE SOUTH 34 DEGREES 44 MINUTES 30 SECONDS WEST, 92.68 FEET; THENCE SOUTH 35 DEGREES 15 MINUTES 30 SECONDS EAST, 70.00 FEET; THENCE SOUTH 54 DEGREES 49 MINUTES 30 SECONDS WEST, 130.00 FEET; THENCE SOUTH 35 DEGREES 16 MINUTES 30 SECONDS EAST, 79.92 FEET; THENCE SOUTH 54 DEGREES 43 MINUTES 30 SECONDS WEST, 191.06 FEET TO THE EAST CORNER OF BLOCK 2 OF ELTON HILLS EAST FOURTH SUBDIVISION; THENCE NORTH 35 DEGREES 16 MINUTES 30 SECONDS WEST ALONG THE NORTH LINE OF SAID SUBDIVISION, 139.78 FEET; THENCE NORTH 42 DEGREES 51 MINUTES 30 SECONDS WEST, 157.82 FEET; THENCE NORTH 55 DEGREES 09 MINUTES WEST, 156.46 FEET; THENCE NORTH 67 DEGREES 21 MINUTES WEST, 156.73 FEET; THENCE NORTH 84 DEGREES 43 MINUTES WEST, 155.60 FEET, THENCE NORTH 89 DEGREES 36 MINUTES WEST, 609.82 FEET TO THE POINT OF BEGINNING. CONTAINING 12.08 ACRES.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS ELTON HILLS EAST TENTH SUBDIVISION AND DO HEREBY DONATE AND DEDICATE TO THE PUBLIC, USE FOREVER THE STREETS, AVENUE, AND CUL-DE-SAC AS SHOWN ON THE PLAT, AND GRANT THE EASEMENTS DEFINED THEREON. IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS AND SEAL THIS 30th DAY OF May 1972 A.D. IN THE PRESENCE OF:

George Blecha  
G. W. Bechner  
George Blecha  
G. W. Bechner

Stanley Guth  
 PRESIDENT OF BUILDERS LAND COMPANY  
 STANLEY GUTH  
Robert J. Simonsen  
 SECRETARY OF BUILDERS LAND COMPANY  
 ROBERT J. SIMONSEN

Richard C. Elsberry  
 NOTARY PUBLIC, HENNEPIN COUNTY  
 MY COMMISSION EXPIRES \_\_\_\_\_

RICHARD C. ELSBERRY  
 Notary Public, Hennepin County, Minn.  
 My Commission Expires Jan. 9, 1975.

CURVE	Δ	D	R	T	L
A-1	12°00'	14°03'07"	407.74'	42.86'	85.40'
A-E	12°00'	13°00'	440.74'	46.32'	92.31'
A-O	12°00'	12°05'40"	473.74'	49.79'	99.22'
B-1	10°56'	14°03'07"	407.74'	39.02'	77.81'
B-E	10°56'	13°00'	440.74'	42.18'	84.10'
B-O	10°56'	12°05'40"	473.74'	45.34'	90.40'
C-1	54°19'30"	7°17'39"	785.51'	403.05'	744.78'
C-E	54°19'30"	7°00'	818.51'	419.98'	776.07'
C-O	54°19'30"	6°44'43"	851.51'	436.91'	807.36'

**NOTE:**  
 MONUMENTS SHOWN THUS: ○ INDICATE IRON PIPES EXCEPT AS SHOWN OTHERWISE. PL-INDICATES PREVIOUSLY PLATTED

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

STATE OF MINNESOTA ) S.S.  
 COUNTY OF HENNEPIN )  
 ON THIS 30th DAY OF May 1972 A.D. BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED STANLEY GUTH AND ROBERT J. SIMONSEN TO ME PERSONALLY KNOWN, WHO BEING BY ME, EACH DULY SWORN, DID SAY THAT THEY ARE, RESPECTIVELY, THE PRESIDENT AND SECRETARY OF THE BUILDERS LAND COMPANY, THE CORPORATION NAMED IN THE FOREGOING INSTRUMENT; THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION; AND THAT SAID INSTRUMENT WAS SIGNED AND SEALED IN BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BOARD OF DIRECTORS AND SAID STANLEY GUTH AND ROBERT J. SIMONSEN ACKNOWLEDGE SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION.

NO DELINQUENT TAXES DUE AND TRANSFER ENTERED THIS 26th DAY OF June 1972 A.D.  
Ross Banning  
 COUNTY AUDITOR  
Ruth Evans, Deputy  
 STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMS TED )  
 CITY OF ROCHESTER )  
 FILED FOR RECORD THIS 28 DAY OF June 1972 A.D. AT 2 O'CLOCK P.M. IN BOOK \_\_\_\_\_ OF PLATS ON PAGE \_\_\_\_\_ INSTRUMENT NUMBER \_\_\_\_\_  
Harry H. Evans  
 REGISTER OF DEEDS  
Carol M. Bahr  
 Deputy

**OFFICIAL PLAT**

**SURVEYOR'S CERTIFICATE**  
 STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMS TED )  
 I DO HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS ELTON HILLS EAST TENTH SUBDIVISION; THAT THIS IS A CORRECT REPRESENTATION OF SAID SURVEY; THAT ALL DISTANCES ARE CORRECTLY SHOWN ON SAID PLAT IN FEET AND DECIMALS OF A FOOT; THAT ALL MONUMENTS HAVE BEEN CORRECTLY PLACED IN THE GROUND AS SHOWN ON THE PLAT; THAT THE OUTSIDE BOUNDARY LINES ARE CORRECTLY DESIGNATED ON THE PLAT; THAT THERE ARE NO WET LANDS OR PUBLIC HIGHWAYS TO BE DESIGNATED ON SAID PLAT OTHER THAN AS SHOWN THEREON; AND THAT SAID PLAT HAS NOT BEEN PREVIOUSLY PLATTED.  
 SURVEYOR K. M. McPherson  
 MINNESOTA REGISTRATION NO. 1613  
 STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMS TED )  
 THE ABOVE SURVEYOR'S CERTIFICATE WAS SUBSCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE ON THIS 22 DAY OF May 1972 A.D.  
Howard E. Hunt  
 NOTARY PUBLIC, OLMS TED COUNTY, MINNESOTA  
 MY COMMISSION EXPIRES Dec. 9 1978 A.D.  
 STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMS TED )  
 CITY OF ROCHESTER )  
 I, ELFREDA REITER, CITY CLERK IN AND FOR THE CITY OF ROCHESTER, DO HEREBY CERTIFY THAT ON THE 22 DAY OF June 1972 A.D. THE ACCOMPANYING PLAT WAS DULY APPROVED BY THE COMMON COUNCIL OF THE CITY OF ROCHESTER. IN TESTIMONY WHEREOF I HAVE HEREUNTO SIGNED MY NAME AND AFFIXED THE SEAL OF SAID CITY OF ROCHESTER THIS 22nd DAY OF June 1972 A.D.  
Elfreda Reiter  
 CITY CLERK