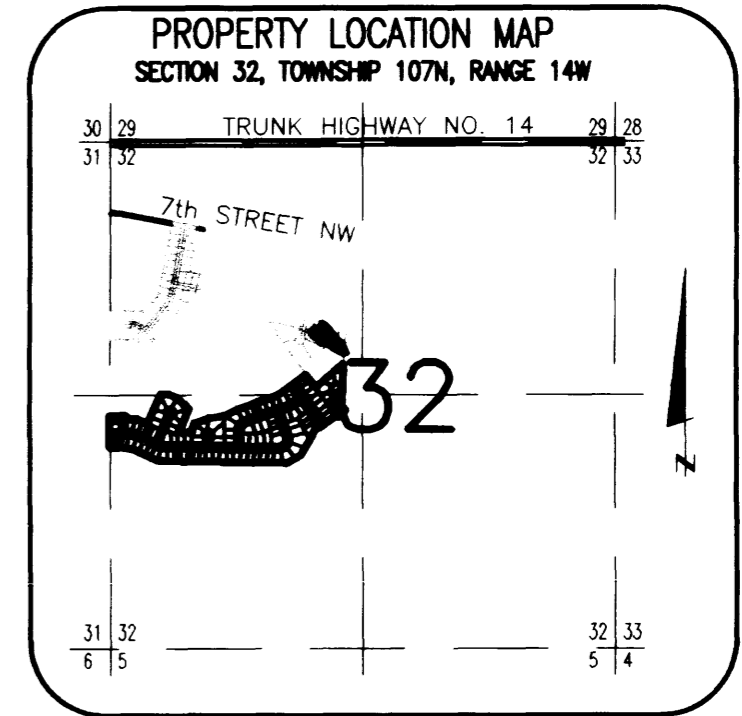


OFFICIAL PLAT

MANOR WOODS WEST  
ELEVENTH  
SUBDIVISION



SURVEYOR'S CERTIFICATE

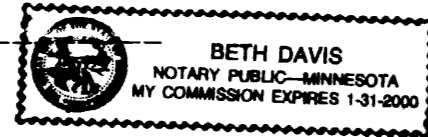
I hereby certify that I have surveyed and platted the property described on this plat as MANOR WOODS WEST ELEVENTH SUBDIVISION; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and that there are no wetlands as defined in MS 505.02, other than as shown thereon.

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

State of Minnesota  
County of ~~Olmsted~~ Dodge

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 21 day of May, 1999.

Beth Davis  
Notary Public, ~~Olmsted~~ County, Minnesota  
Dodge  
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 24 day of May, 1999.

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 3RD day of MAY, 1999, 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 City of Rochester this 22nd day of SEPTEMBER, 1999.

Judy Kay Scherr  
City Clerk

TAX STATEMENTS

Taxes payable in the year 1999 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 22nd day of Sept, 1999.

Daniel Hall  
Olmsted County Auditor/Treasurer

By Laura Sampson Deputy

COUNTY REGISTRAR OF TITLES

DOCUMENT NUMBER 84646

I hereby certify that this instrument was filed in the office of the Registrar of Titles for record on this 23rd day of September, 1999, at 3:12 PM o'clock P.M., and was duly recorded in the Olmsted County records.

By Daniel J. Hall  
Registrar of Titles, Olmsted County

Carolyn Bicknese  
Deputy

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Forbrook-Bigelow Development, a Minnesota Partnership, owner and proprietor, and Kasson State Bank, mortgagee of the following described property situated in the City of Rochester, Olmsted County, State of Minnesota, to wit:

That part of the West Half of Section 32 Township 107 North, Range 14 West, Olmsted County, Minnesota described as follows:

Commencing at the northwest corner of the Southwest Quarter of said Section 32; thence South 01 degree 15 minutes 57 seconds East, assumed bearing, along the west line thereof, 561.97 feet to the northwest corner of Block 3, MANOR WOODS WEST SIXTH SUBDIVISION for the point of beginning; thence North 01 degree 15 minutes 57 seconds West along the west line of said Southwest Quarter, 331.97 feet; thence North 88 degrees 44 minutes 03 seconds East, 180.00 feet; thence South 01 degree 15 minutes 57 seconds East, 30.00 feet; thence North 88 degrees 44 minutes 03 seconds East, 120.00 feet; thence South 68 degrees 06 minutes 27 seconds East, 110.93 feet; thence North 21 degrees 35 minutes 47 seconds East, 333.98 feet; thence North 88 degrees 17 minutes 26 seconds East, 96.53 feet; thence South 69 degrees 14 minutes 34 seconds East, 83.36 feet; thence South 49 degrees 13 minutes 41 seconds East, 172.64 feet; thence South 21 degrees 35 minutes 47 seconds West, 268.00 feet; thence North 88 degrees 29 minutes 47 seconds East, 136.53 feet; thence North 14 degrees 15 minutes 22 seconds East, 101.08 feet; thence North 68 degrees 10 minutes 22 seconds East, 153.03 feet; thence North 77 degrees 18 minutes 17 seconds East, 174.16 feet; thence North 61 degrees 12 minutes 33 seconds East, 145.49 feet; thence North 68 degrees 10 minutes 22 seconds East, 448.95 feet; thence North 54 degrees 15 minutes 37 seconds East, 74.11 feet; thence North 50 degrees 34 minutes 46 seconds East, 288.50 feet; thence South 39 degrees 23 minutes 50 seconds East, 170.08 feet; thence North 47 degrees 31 minutes 51 seconds East, 382.90 feet to the westerly line of MANOR WOODS WEST FOURTH SUBDIVISION; thence South 00 degree 32 minutes 28 seconds East along said westerly line, 432.83 feet to the northwesterly line of MANOR WOODS WEST THIRD SUBDIVISION (the next 3 courses are along said northwesterly line); thence South 39 degrees 25 minutes 14 seconds East, 49.33 feet; thence southeasterly 18.97 feet along a tangential curve concave northeasterly, central angle of 03 degrees 23 minutes 46 seconds, radius of 320.00 feet, and the chord of said curve bears South 41 degrees 07 minutes 07 seconds East, 18.96 feet; thence South 47 degrees 11 minutes 02 seconds West, 115.60 feet to the northeasterly line of MANOR WOODS WEST FIRST SUBDIVISION (the next 6 courses are along the northerly boundary thereof); thence North 50 degrees 44 minutes 52 seconds West, 26.32 feet; thence South 50 degrees 34 minutes 46 seconds West, 200.00 feet; thence North 39 degrees 25 minutes 14 seconds West, 37.59 feet; thence South 27 degrees 55 minutes 30 seconds West, 369.61 feet; thence South 58 degrees 31 minutes 27 seconds West, 164.24 feet; thence South 88 degrees 29 minutes 47 seconds West, 692.09 feet to the northeast corner of MANOR WOODS WEST SIXTH SUBDIVISION (the next 5 courses are along the northerly line of said SUBDIVISION); thence South 88 degrees 29 minutes 47 seconds West, 609.74 feet; thence North 87 degrees 43 minutes 24 seconds West, 47.75 feet; thence North 68 degrees 24 minutes 13 seconds West, 294.05 feet; thence North 85 degrees 16 minutes 16 seconds West, 105.75 feet; thence South 88 degrees 29 minutes 47 seconds West, 140.00 feet to the point of beginning.

Containing 29.87 acres more or less.

have caused the same to be surveyed and platted as MANOR WOODS WEST ELEVENTH SUBDIVISION and do hereby donate and dedicate to the public for the public use forever the thoroughfares and cul-de-sac and also grant the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Forbrook-Bigelow Development, a Minnesota Partnership, has caused these presents to be signed by its partners this 24th day of May, 1999.

By E. J. Forbrook  
E.L. Forbrook, a partner

Joel Bigelow  
Joel Bigelow, a partner

State of Minnesota  
County of Olmsted

The foregoing instrument was acknowledged before me this 24th day of May, 1999, by E.L. Forbrook, a partner of Forbrook-Bigelow Development, a Minnesota Partnership, on behalf of the partnership.

Sandra Lochmauer  
Notary Public, Olmsted County, Minnesota

My commission expires 1-31-2000

The foregoing instrument was acknowledged before me this 24th day of May, 1999, by Joel Bigelow, a partner of Forbrook-Bigelow Development, a Minnesota Partnership, on behalf of the partnership.

Sandra Lochmauer  
Notary Public, Olmsted County, Minnesota

My commission expires 1-31-2000

In witness whereof said Kasson State Bank has caused these presents to be signed by its proper officers this 24th day of May, 1999.

By Richard T. Weann

Mark Stiefel

State of Minnesota  
County of Dodge

The foregoing instrument was acknowledge before me this 24th day of May, 1999, by Richard T. Weann, its President and Mark Stiefel, its Customer Service Officer, officers of Kasson State Bank on behalf of the corporation.

Marilyn J. Thomas  
Notary Public, Dodge County, Minnesota

My commission expires Jan 31, 2000

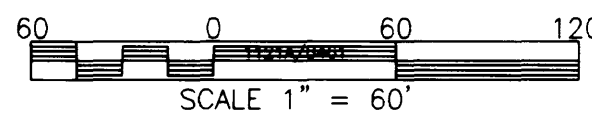
OFFICIAL PLAT

# MANOR WOODS WEST ELEVENTH SUBDIVISION

NOTE:  
ALL MONUMENTS SHOWN THUS ○  
ARE 5/8" I.D. CAPPED PIPES SET  
WITH REGISTRATION NO. 11622.

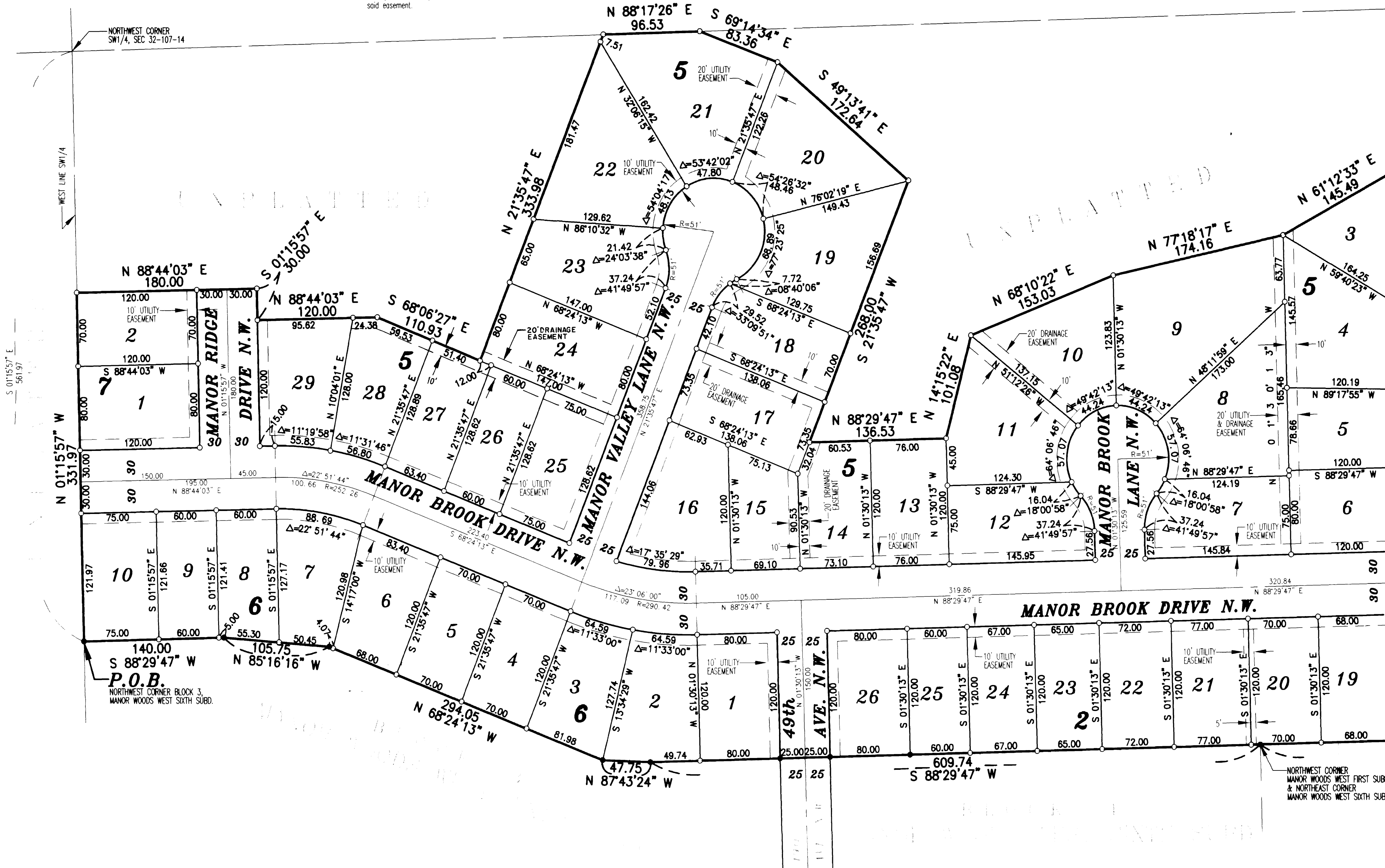
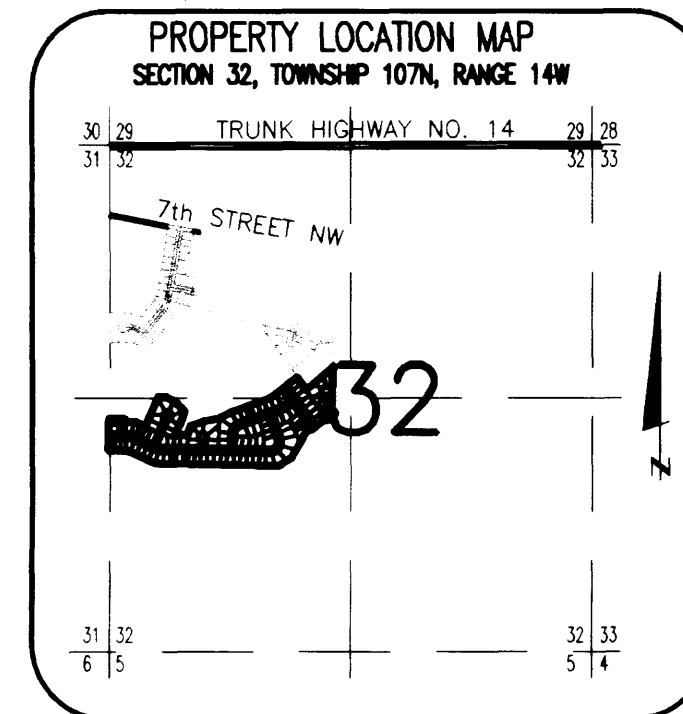
ALL MONUMENTS SHOWN THUS ●  
ARE FOUND 5/8" PIPE UNLESS  
OTHERWISE NOTED.

BASIS OF BEARING SYSTEM:  
ALL BEARINGS ARE IN RELATIONSHIP  
WITH THE WEST LINE SW 1/4, SEC 32-107-14  
WHICH IS ASSUMED TO BE S 01°11'48" E.



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.



SEE SHEET 3 OF 3 SHEETS

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

OFFICIAL PLAT

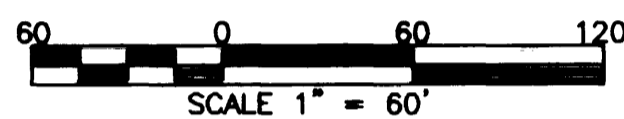
# MANOR WOODS WEST ELEVENTH SUBDIVISION



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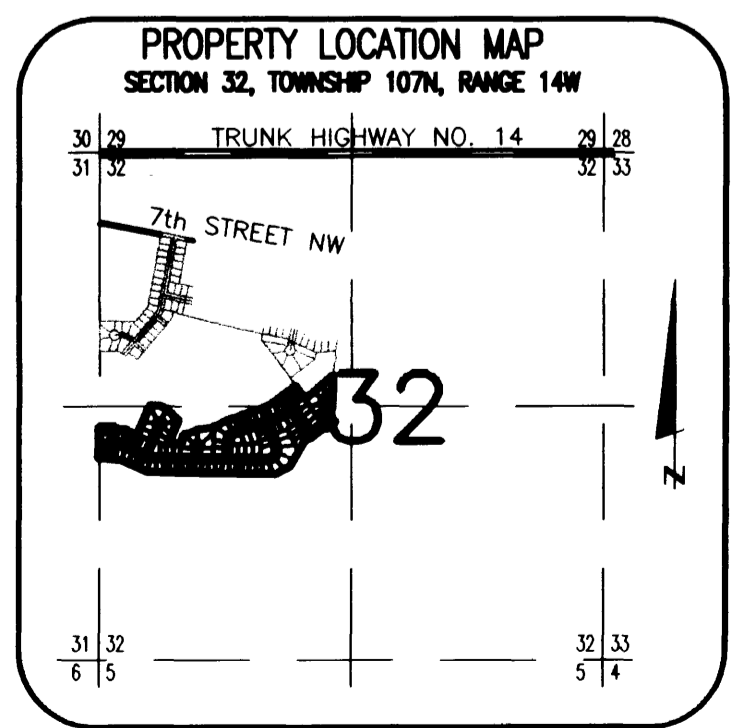
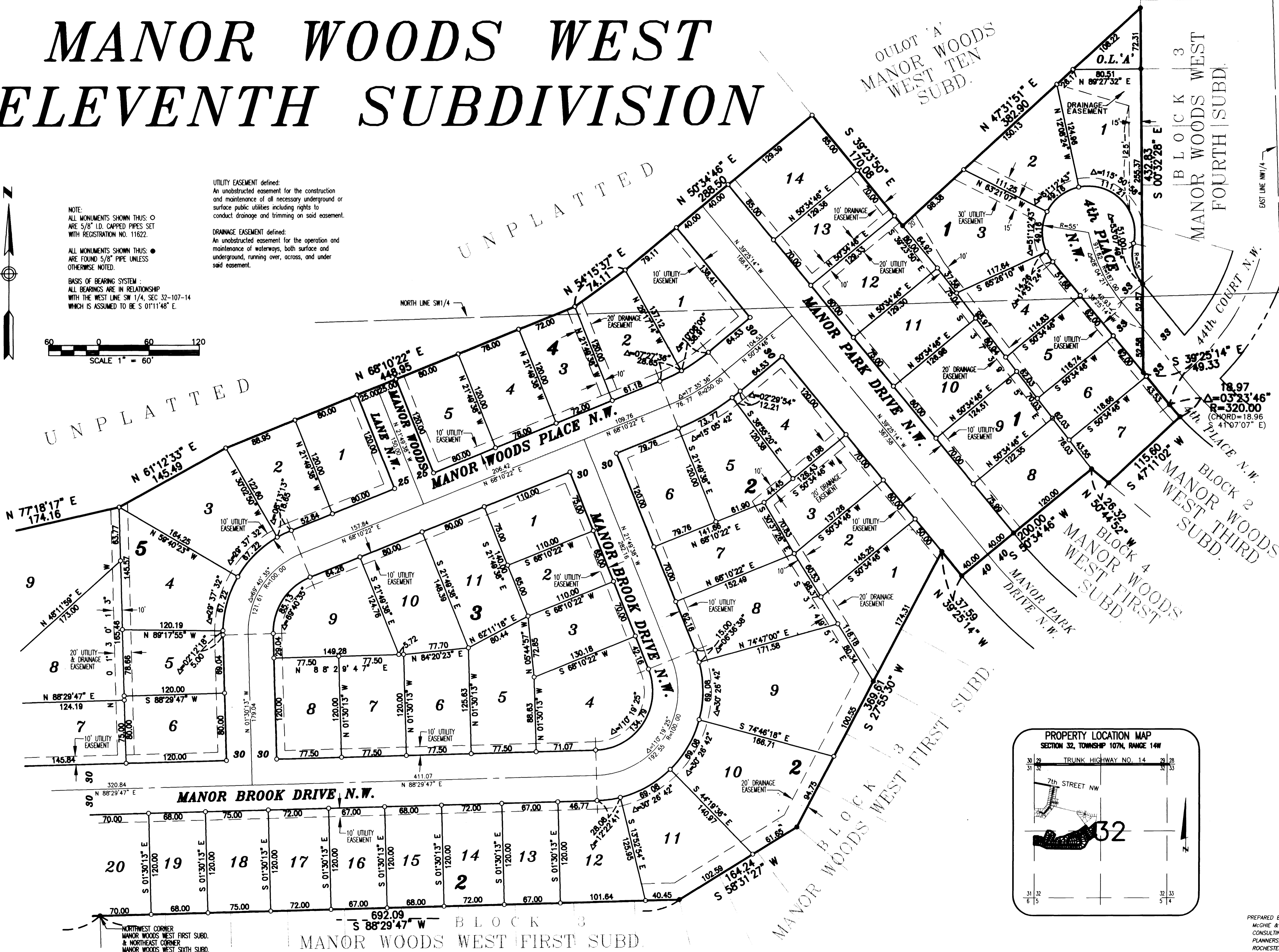
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UNPLATTED

UNPLATTED

SEE SHEET 2 OF 3 SHEETS



NORTHWEST CORNER  
MANOR WOODS WEST FIRST SUBD.  
& NORTHEAST CORNER  
MANOR WOODS WEST SIXTH SUBD.

BLOCK 3  
MANOR WOODS WEST FIRST SUBD.

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