

ORCHARD HILLS SOUTH SECOND SUBDIVISION

INSTRUMENT OF DEDICATION

KNOWN BY ALL MEN BY THESE PRESENTS: That Michael Younge Development, Inc., a Minnesota Corporation, and Michael J. Younge, unmarried, owners and proprietors of the following described property situated in the County of Olmsted, Minnesota, to wit:

That part of the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 4, Township 106 North, Range 14 West and that part of Lot 37 of HILLCREST SUBDIVISION, according to the plat thereof on file at the County Recorder's office, all in Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of the Southeast Quarter of said Section 4; thence westerly on a Minnesota State Plane Grid Azimuth from north of 270 degrees 30 minutes 20 seconds along the north line of said Southeast Quarter 432.91 feet to the point of beginning; thence northerly 359 degrees 13 minutes 21 seconds azimuth 267.35 feet; thence southwesterly 234 degrees 08 minutes 19 seconds azimuth 76.83 feet; thence southwesterly 238 degrees 32 minutes 12 seconds azimuth 242.72 feet; thence westerly 269 degrees 21 minutes 20 seconds azimuth 411.32 feet to the southeast corner of Lot 3, Block 2 of ORCHARD HILLS NORTH SUBDIVISION, according to the plat thereof on file at the County Recorder's office, Olmsted County, Minnesota; thence southwesterly 245 degrees 21 minutes 08 seconds azimuth along the southwesterly line of said Lot 3, a distance of 199.87 feet to the northeast corner of FOXCROFT NORTH FOURTH, according to the plat thereof on file at the County Recorder's office, Olmsted County, Minnesota; thence southerly 179 degrees 18 minutes 41 seconds azimuth along the east line of said FOXCROFT NORTH FOURTH 89.72 feet to the northwest corner of the ORCHARD HILLS SOUTH FIRST SUBDIVISION, according to the plat thereof on file at the County Recorder's office, Olmsted County, Minnesota; thence easterly 110 degrees 24 minutes 26 seconds azimuth along the north line of said ORCHARD HILLS SOUTH FIRST SUBDIVISION 225.81 feet; thence southerly 26.45 feet along said north line on a nontangential curve concave easterly, having a radius of 72.00 feet, a central angle of 21 degrees 03 minutes 06 seconds, and a chord azimuth of 189 degrees 52 minutes 53 seconds; thence southerly 179 degrees 21 minutes 20 seconds azimuth along said north line 68.00 feet; thence easterly 89 degrees 21 minutes 20 seconds azimuth along said north line and its extension thereof 660.31 feet; thence northerly 359 degrees 13 minutes 21 seconds azimuth 247.31 feet to the point of beginning.

Said tract contains 6.58 acres more or less.

Have caused the same to be surveyed and platted as ORCHARD HILLS SOUTH SECOND SUBDIVISION and do hereby donate and dedicate to the public for public use forever the thoroughfares and dedicate the easements as shown on this plat for utility and drainage purposes only.

In witness whereof, said Michael Younge Development, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper Officer this 6th day of March, 2001.

Michael J. Younge
Michael J. Younge, President

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Instrument was acknowledged before me this 6th day of March, 2001, by Michael J. Younge, President of Michael Younge Development Inc., a Minnesota Corporation.

Sue E. Madden
Notary Public, Olmsted County, MN
My Commission Expires 1/31/2005

In witness whereof, said Michael J. Younge has hereunto set his hand this 6th day of March, 2001.

Michael J. Younge
Michael J. Younge

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 6th day of March, 2001, by Michael J. Younge.

Sue E. Madden
Notary Public, Olmsted County, MN
My Commission Expires 1/31/2005

CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

Valori Langseth, Deputy
I, Judy Scherr, City Clerk, in and for the City of Rochester, do hereby certify that on the 20th day of November, 2000, 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 11th day of May, 2001.

Valori Langseth
Judy Scherr Valori Langseth
City Clerk, Deputy
City of Rochester

COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to applicable platting laws.

This 8 day of May, 2001.

Edward P. Kuisle
Edward P. Kuisle
Olmsted County Surveyor

SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed and platted the property described on this plat as ORCHARD HILLS SOUTH SECOND SUBDIVISION; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown or will be correctly placed in the ground by December 1, 2001; that the outside boundary lines are correctly designated; and that there are no wetlands as defined in MS 505.02, Subd. 1, or public highways to be designated on said plat other than as shown.

Douglas G. Rude
Douglas G. Rude
Minnesota L.S. No. 22422

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Surveyor's Certificate was acknowledged before me this 24th day of January, 2000, by Douglas G. Rude, L.S. No. 22422.

Sue E. Madden
Notary Public, Olmsted County, MN
My Commission Expires 1/31/2005

COUNTY PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2001 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 24th day of May, 2001.

Document Number A-873901

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for record on this 24th day of May, 2001, at 4 o'clock P.m. and was duly recorded in Olmsted County Records.

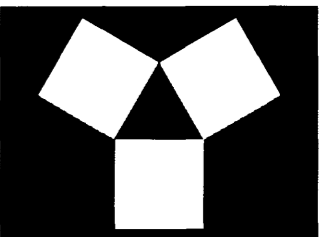
Janet J. Hall
Olmsted County Director of
Property Records and Licensing
By Wendy von Wald Deputy



ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
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EMAIL INFO@YAGGY.COM

PROJECT NUMBER: 7086
COMPUTER FILE: 7086SF01.DWG
DATE: 8/9/00
DRAFTSPERSON: F.J.G.

ORCHARD HILLS SOUTH SECOND SUBDIVISION



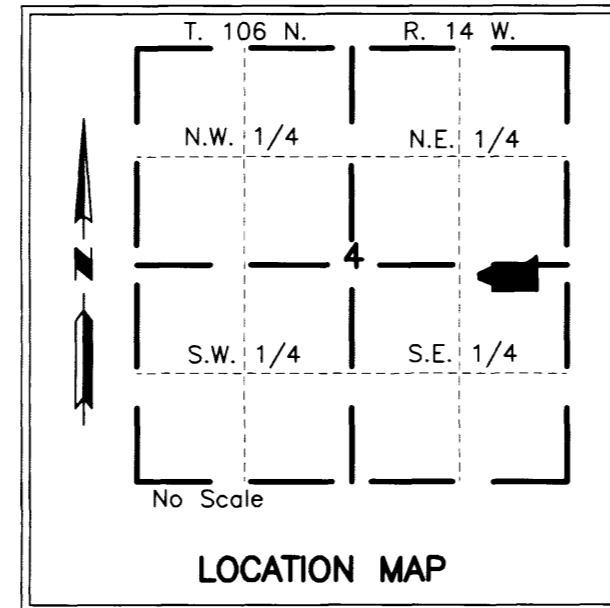
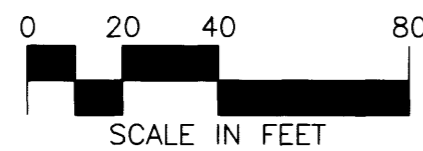
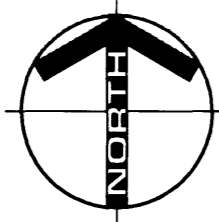
YAGGY COLBY ASSOCIATES

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MONUMENTS

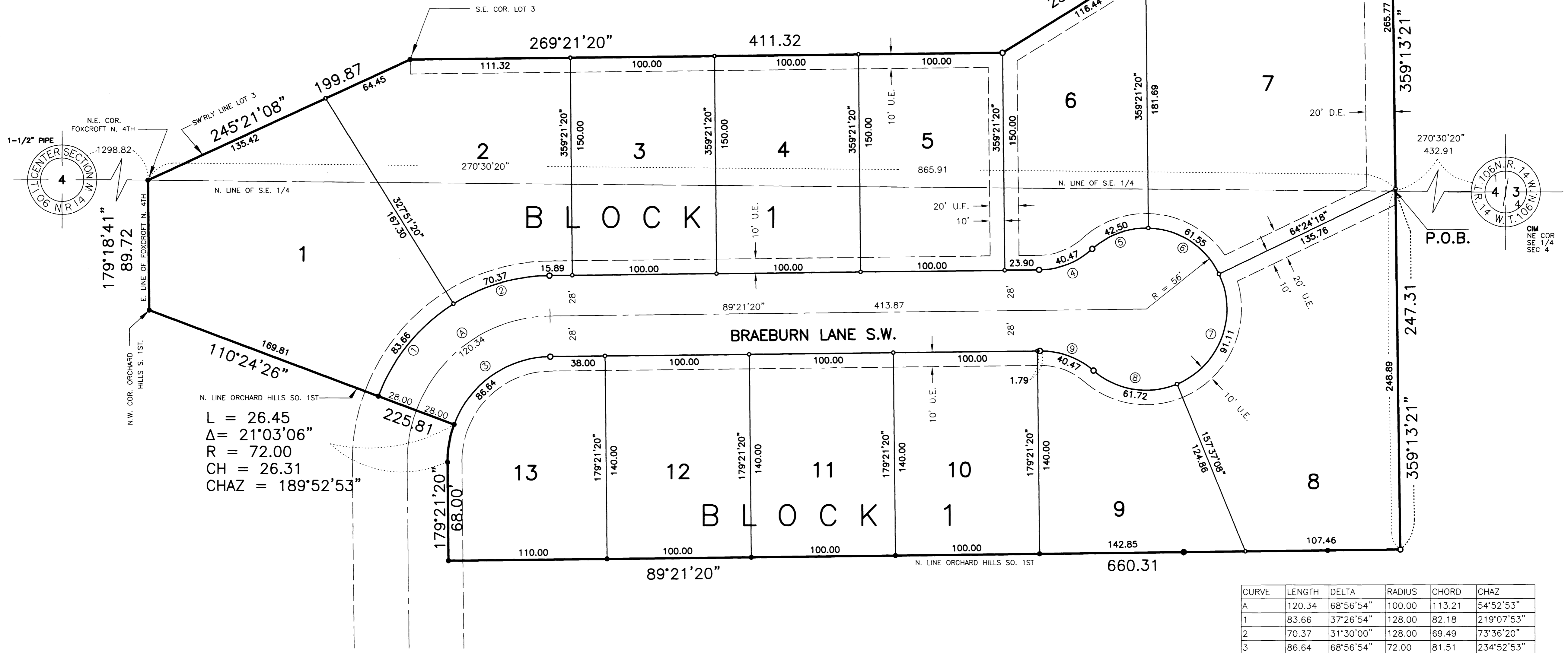
- Set 1/2" Rebars
- Set 3/4" Iron Pipes
- Found Monuments (Pipe, Rod, Etc.)

All monuments set have a plastic cap stamped L.S. 22422.



BEARINGS

Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from grid north.



$L = 26.45$
 $\Delta = 21^{\circ}03'06''$
 $R = 72.00$
 $CH = 26.31$
 $CHAZ = 189^{\circ}52'53''$

DRAINAGE EASEMENT DEFINED

An unobstructed easement for the construction and maintenance of underground and surface drainage facilities and utility easement.

D.E. = DRAINAGE EASEMENT

UTILITY EASEMENT DEFINED

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

U.E. = UTILITY EASEMENT

CURVE	LENGTH	DELTA	RADIUS	CHORD	CHAZ
A	120.34	68°56'54"	100.00	113.21	54°52'53"
1	83.66	37°26'54"	128.00	82.18	219°07'53"
2	70.37	31°30'00"	128.00	69.49	73°36'20"
3	86.64	68°56'54"	72.00	81.51	234°52'53"
4	40.47	41°24'35"	56.00	39.60	248°39'03"
5	42.50	43°28'51"	56.00	41.49	249°41'11"
6	61.55	62°58'42"	56.00	58.50	302°54'57"
7	91.11	93°12'50"	56.00	81.39	201°00'43"
8	61.72	63°08'47"	56.00	58.64	279°11'31"
9	40.47	41°24'35"	56.00	39.60	290°03'37"

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