

OWNERS DEDICATION:

KNOW ALL MEN BY THESE PRESENTS: THAT HUTCHINSON-SAUER COMPANY, A CORPORATION, AND NORTHWESTERN NATIONAL BANK OF ROCHESTER, MINNESOTA, A CORPORATION, AND CHARLES R. HUTCHINSON, AN INDIVIDUAL, OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED PROPERTY SITUATED IN THE CITY OF ROCHESTER, STATE OF MINNESOTA, TO WIT:

LOT 2 LESS THE NORTHERLY 5.0 FEET THEREOF, ALL OF LOTS 3,4,10, 11,12,13,14,15 AND 16 AND PARTS OF LOTS 5,6,7,8, AND 9 ALL IN BLOCK 3 OF NORTHGATE THIRD ADDITION TO THE CITY OF ROCHESTER, MINNESOTA, BEING LOCATED IN THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 107 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID QUARTER SECTION; THENCE WEST ALONG THE SOUTH LINE OF SAID QUARTER SECTION A DISTANCE OF 252.90 FEET; THENCE NORTH AT A DEFLECTION ANGLE OF 90 DEGREES 06 MINUTES TO THE RIGHT A DISTANCE OF 547.20 FEET TO THE SOUTHEAST CORNER OF LOT 16 OF SAID BLOCK 3 FOR A POINT OF BEGINNING; THENCE WESTERLY AT A DEFLECTION ANGLE OF 56 DEGREES 14 MINUTES 15 SECONDS TO THE LEFT ALONG THE SOUTH LINE OF SAID LOT 16 A DISTANCE OF 157.73 FEET, PREVIOUSLY PLATTED AS 157.10 FEET, TO THE SOUTHWEST CORNER OF SAID LOT 16, AND SAID CORNER BEING THE BEGINNING OF A CURVE WHOSE RADIUS IS 514.965 FEET, DELTA ANGLE IS 20 DEGREES 56 MINUTES 25 SECONDS, AND WHOSE TANGENT IS AT A DEFLECTION ANGLE OF 89 DEGREES 26 MINUTES 50 SECONDS TO THE RIGHT FROM THE PREVIOUS DESCRIBED COURSE; THENCE NORTHERLY ALONG THE WESTERLY LINE OF SAID BLOCK 3 AND DEFLECTING TO THE LEFT ALONG SAID CURVE A DISTANCE OF 188.21 FEET TO THE POINT OF TANGENT OF SAID CURVE; THENCE NORTHWESTERLY TANGENT TO SAID CURVE A DISTANCE OF 229.81 FEET TO THE NORTHWEST CORNER OF SAID BLOCK 3; THENCE NORTHEASTERLY AT RIGHT ANGLES ALONG THE NORTHERLY LINE OF SAID BLOCK 3 A DISTANCE OF 140.00 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES A DISTANCE OF 65.00 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES A DISTANCE OF 178.40 FEET TO A POINT IN THE EASTERLY LINE OF SAID BLOCK 3; THENCE SOUTHEASTERLY AT A DEFLECTION ANGLE OF 90 DEGREES 05 MINUTES TO THE RIGHT A DISTANCE OF 187.75 FEET TO THE BEGINNING OF A CURVE WHOSE RADIUS IS 5,679.65 FEET, DELTA ANGLE IS 2 DEGREES 33 MINUTES 50 SECONDS, AND WHOSE TANGENT IS AT A DEFLECTION ANGLE OF 6 DEGREES 18 MINUTES TO THE RIGHT FROM THE PREVIOUS DESCRIBED COURSE; THENCE SOUTHEASTERLY, DEFLECTING TO THE RIGHT ALONG SAID CURVE, A DISTANCE OF 254.15 FEET TO A POINT IN THE SOUTH LINE OF LOT 9 OF SAID BLOCK 3; THENCE WESTERLY AT A DEFLECTION ANGLE OF 97 DEGREES 36 MINUTES TO THE RIGHT A DISTANCE OF 170.36 FEET TO THE SOUTHWEST CORNER OF SAID LOT 9; THENCE SOUTH AT A DEFLECTION ANGLE OF 78 DEGREES 59 MINUTES TO THE LEFT A DISTANCE OF 17.80 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 3.12 ACRES.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS "NORTHGATE FIRST REPLAT" AND DO HEREBY GRANT THE EASEMENTS DEFINED THEREON. IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS AND SEAL THIS 6<sup>th</sup> DAY OF November 1972 A.D.

IN THE PRESENCE OF:  
 Gay F. Krofchalk  
 Nancy Brooks  
 Gay F. Krofchalk  
 Nancy Brooks

HUTCHINSON-SAUER COMPANY  
 Charles R. Hutchinson  
 CHARLES R. HUTCHINSON, PRESIDENT  
 Franklin Michaels  
 FRANKLIN MICHAELS, SECRETARY

STATE OF MINNESOTA } S.S.  
 COUNTY OF OLMSTED }

ON THIS 6<sup>th</sup> DAY OF November 1972 A.D. BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED CHARLES R. HUTCHINSON AND FRANKLIN MICHAELS TO ME PERSONALLY KNOWN, WHO BEING BY ME, EACH DULY SWORN, DID SAY THAT THEY ARE, RESPECTIVELY, THE PRESIDENT AND SECRETARY OF HUTCHINSON-SAUER 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 CHARLES R. HUTCHINSON AND FRANKLIN MICHAELS ACKNOWLEDGE SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION.

Gary F. Krofchalk  
 NOTARY PUBLIC, OLMSTED COUNTY

MY COMMISSION EXPIRES Oct 18 1977 A.D.

IN THE PRESENCE OF: GARY F. KROFCHALK  
 Notary Public, Olmsted County, Minn.  
 My Commission Expires Oct. 18, 1977

James W. Blanka  
 James W. Blanka  
 James W. Blanka

Donald H. Grina  
 DONALD H. GRINA, SENIOR VICE-PRES.  
 Charles E. Glarner  
 CHARLES E. GLARNER, VICE-PRES.

STATE OF MINNESOTA } S.S.  
 COUNTY OF OLMSTED }

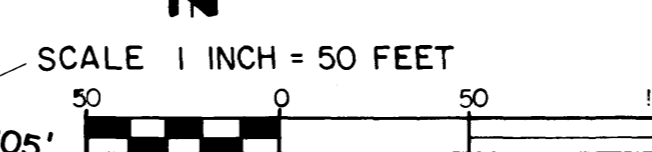
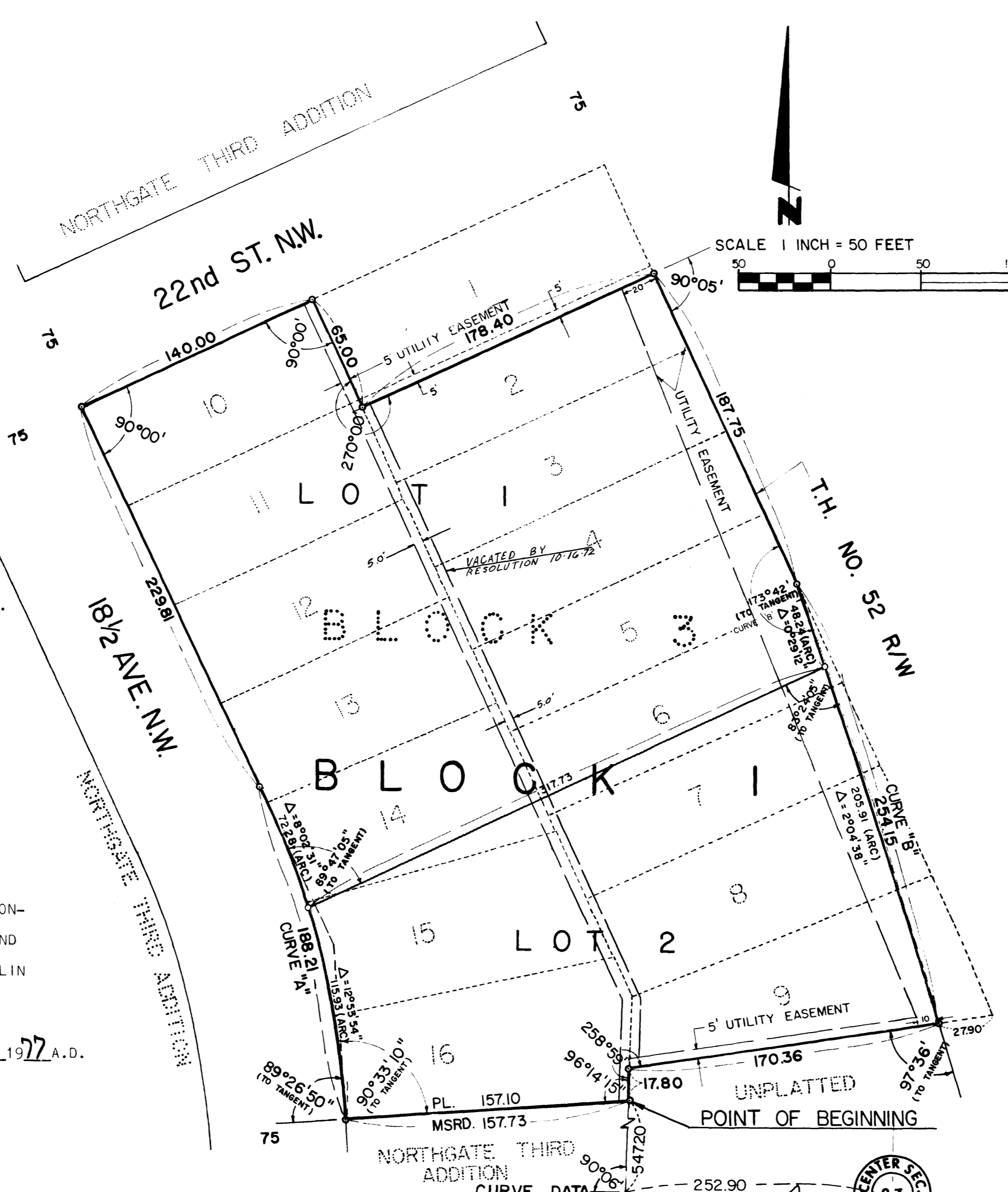
ON THIS 6 DAY OF Nov 1972 A.D. BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DONALD H. GRINA AND CHARLES E. GLARNER TO ME PERSONALLY KNOWN, WHO BEING BY ME, EACH DULY SWORN, DID SAY THAT THEY ARE, RESPECTIVELY, THE SENIOR VICE-PRESIDENT AND VICE-PRESIDENT OF NORTHWESTERN NATIONAL BANK AND THAT THE SEAL AFFIXED TO THIS INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION, AND THAT SAID INSTRUMENT WAS SIGNED IN ITS BEHALF BY AUTHORITY OF ITS MEMBERS, AND SAID DONALD H. GRINA AND CHARLES E. GLARNER ACKNOWLEDGED SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID CORPORATION.

James W. Blanka  
 NOTARY PUBLIC, OLMSTED COUNTY

MY COMMISSION EXPIRES 6-11 1979 A.D.

# NORTHGATE FIRST REPLAT

ROCHESTER, MINNESOTA



CURVE DATA

CURVE	Δ	D	R	T	L
A	20° 56' 25"	11° 07' 34"	514.965	95.17	188.21
B	2° 33' 50"	1° 00' 32"	5679.65	127.24	254.15

NOTE:  
 MONUMENTS SHOWN THUS: ○  
 INDICATE 1/2" IRON PIPES  
 EXCEPT AS SHOWN OTHERWISE.

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.

OWNERS DEDICATION CONTINUED:

IN THE PRESENCE OF:

Conrad H. Fossum AND Dennis G. Christopher Charles R. Hutchinson  
 CHARLES R. HUTCHINSON

STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMSTED )  
 ON THIS 8 DAY OF November 1972 A.D., BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED CHARLES R. HUTCHINSON TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.

HOWARD E. HUNT  
 Notary Public, Olmsted County, Minn.  
 My Commission Expires Dec. 9, 1978

MY COMMISSION EXPIRES \_\_\_\_\_ A.D.  
 Howard E. Hunt  
 NOTARY PUBLIC, OLMSTED COUNTY, MINNESOTA

STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMSTED )

I DO HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS "NORTHGATE FIRST REPLAT"; 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 BEEN PREVIOUSLY PLATTED AS A PART OF BLOCK 3, NORTHGATE THIRD ADDITION.

SURVEYOR K.M. McThee  
 MINNESOTA REGISTRATION NO. 1613

STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMSTED )

THE ABOVE SURVEYOR'S CERTIFICATE WAS SUBSCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE ON THIS 6 DAY OF November 1972 A.D.

Howard E. Hunt  
 NOTARY PUBLIC, OLMSTED COUNTY, MINNESOTA  
 My Commission Expires Dec. 9, 1978

STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMSTED )

I, ELFREDA REITER, CITY CLERK IN AND FOR THE CITY OF ROCHESTER, DO HEREBY CERTIFY THAT ON THE 20<sup>th</sup> DAY OF November 1972 A.D. 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 21<sup>st</sup> DAY OF November 1972 A.D.

Elfreda Reiter  
 CITY CLERK

NO DELINQUENT TAXES DUE AND TRANSFER ENTERED THIS 27 DAY OF November 1972 A.D.

Ross Beuning  
 COUNTY AUDITOR  
 Ruth Evans, Deputy

STATE OF MINNESOTA ) S.S.  
 COUNTY OF OLMSTED ) 343118

FILED FOR RECORD THIS 22<sup>nd</sup> DAY OF November 1972 A.D. AT 3 O'CLOCK P. M. IN BOOK \_\_\_\_\_ OF PLATS ON PAGE \_\_\_\_\_ INSTRUMENT NUMBER \_\_\_\_\_

Harry W. Evans  
 REGISTER OF DEEDS

## OFFICIAL PLAT