

PETERSEN SUBDIVISION

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Radcliffe Homes, Inc., a Minnesota Corporation, and Farmers State Bank of Elkton mortgagee, being owners and proprietors of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

That part of the Southwest Quarter of the Northeast Quarter of Section 28, Township 105 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southeast corner of said Northeast Quarter; thence westerly on a Minnesota State Plane Grid Azimuth from north of 269 degrees 33 minutes 55 seconds along the south line of said Northeast Quarter 1315.56 feet to the east line of said Southwest Quarter of the Northeast Quarter and point of beginning; thence northerly 359 degrees 29 minutes 07 seconds azimuth along said east line 562.13 feet; thence southwesterly 240 degrees 42 minutes 36 seconds azimuth 215.02 feet; thence westerly 248 degrees 25 minutes 57 seconds azimuth 66.71 feet; thence southwesterly 239 degrees 18 minutes 37 seconds azimuth 118.64 feet; thence northerly 339 degrees 45 minutes 49 seconds azimuth 34.69 feet; thence westerly 261 degrees 10 minutes 01 seconds azimuth 109.99 feet; thence westerly 278 degrees 10 minutes 21 seconds azimuth 41.18 feet; thence northwesterly 296 degrees 25 minutes 05 seconds azimuth 72.41 feet; thence westerly 269 degrees 33 minutes 55 seconds azimuth 211.03 feet; thence southerly 179 degrees 32 minutes 25 seconds azimuth 429.98 feet to the south line of said Northeast Quarter; thence easterly 89 degrees 33 minutes 55 seconds azimuth along said south line 790.53 feet to the point of beginning.

Said tract contains 7.97 acres, more or less.

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

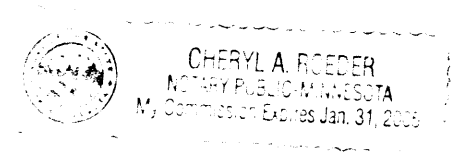
In witness whereof, said Radcliffe Homes, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officers this 13th day of September, 2001.

Leslie J. Radcliffe
Leslie J. Radcliffe
President

Brenda F. K. Radcliffe
Brenda F. K. Radcliffe
Vice President

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 13th day of September, 2001, by Leslie J. Radcliffe, President and Brenda F. K. Radcliffe, Vice President, on behalf of Radcliffe Homes, Inc.



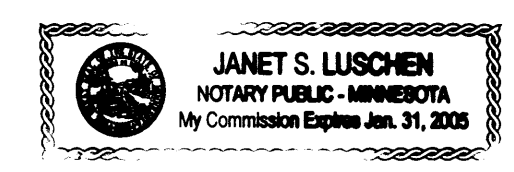
Cheryl A. Reeder
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2005

In witness whereof, said Farmers State Bank of Elkton, has caused these presents to be signed by its proper officer this 13th day of September, 2001.

Michael R. Schneider
Michael R. Schneider
President

STATE OF MINNESOTA
COUNTY OF MOWER

The foregoing instrument was acknowledged before me this 13th day of September, 2001, by Michael R. Schneider on behalf of Farmers State Bank of Elkton.



Janet S. Luschen
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2005

CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF STEWARTVILLE

We do hereby certify that on the 14th day of August, 2001, the accompanying plat was duly approved by the Common Council of the City of Stewartville. In testimony whereof, we have hereunto signed our names this 14 day of September.

Chris Gray
Chris Gray
Mayor
Larry Hansen
Larry Hansen
Clerk-Administrator

COUNTY SURVEYOR

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

This 14 day of September, 2001.

Edward P. Kuisle
Edward P. Kuisle
Olmsted County Surveyor

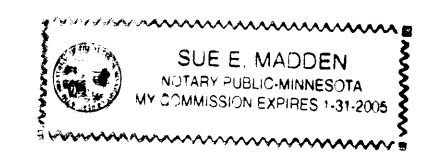
SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed and platted the property described on this plat as PETERSEN 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 as designated by August 6, 2002; 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 14th day of September, 2001, 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 20th day of September, 2001.

Document Number . **A-887108**

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 20th day of September, 2001, at 3 o'clock P.m. and was duly recorded in Olmsted County Records.

Daniel G. Hall
Olmsted County Director
of Property Records and Licensing
By Wendy von Wald Deputy



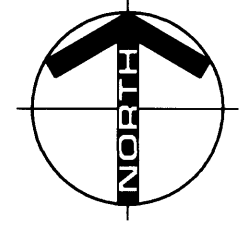
ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS
717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
507-288-6464
FAX 507-288-5058
EMAIL INFO@YAGGY.COM

DRAFTSPERSON: F.J.S.
DATE: 11/15/00
COMPUTER FILE: 6878FNPL01.DWG
PROJECT NUMBER: 6878

PETERSEN SUBDIVISION



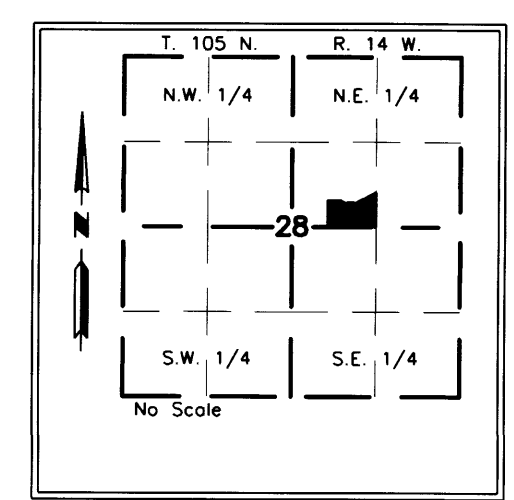
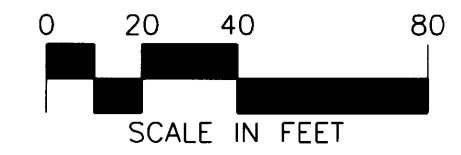
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- MONUMENTS**
- Set 1/2" Rebars
 - Set 3/4" Iron Pipes
 - Found Monuments (Pipe, Rod, Etc.)

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.



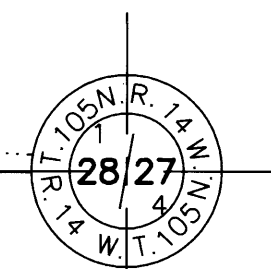
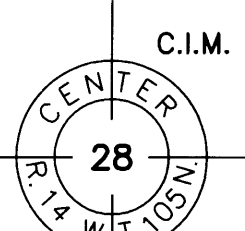
UTILITY EASEMENT DEFINED
An unobstructed easement for the construction and maintenance of all necessary overhead, underground or surface public utilities, including rights to conduct drainage and trimming on said easement.
U.E. = UTILITY EASEMENT

CURVE	LENGTH	DELTA	RADIUS	CHORD	CHORD AZ.
1	44.23	05°04'02"	500.12	44.22	356°57'01"
2	65.57	07°30'43"	500.12	65.52	350°39'39"
3	66.22	07°35'12"	500.12	66.17	343°06'41"
4	66.17	08°45'07"	433.18	66.10	335°05'10"
5	126.97	19°49'20"	367.00	126.34	339°13'18"
6	120.00	18°47'10"	366.00	119.47	259°09'24"
7	98.76	18°51'43"	300.00	98.32	259°11'41"
8	57.21	09°10'53"	357.00	57.15	74°21'16"
9	64.95	10°25'25"	357.00	64.86	84°09'24"
10	64.95	10°25'25"	357.00	64.86	94°34'49"
11	8.93	01°26'02"	357.00	8.93	100°30'33"
12	8.96	01°45'50"	291.00	8.96	250°38'44"
13	78.04	15°21'59"	291.00	77.81	79°12'38"
14	52.01	10°14'26"	291.00	51.94	92°00'51"
15	25.82	24°39'25"	60.00	25.62	109°27'46"
16	24.27	23°10'42"	60.00	24.11	133°22'49"
17	47.64	45°29'21"	60.00	46.39	302°13'30"
18	48.27	46°05'39"	60.00	46.98	256°25'59"
19	48.24	46°03'59"	60.00	46.95	210°21'10"
20	48.22	46°02'41"	60.00	46.93	164°17'51"
21	54.64	52°10'33"	60.00	52.77	115°11'14"
22	22.54	21°31'14"	60.00	22.40	78°20'21"
23	35.24	33°38'50"	60.00	34.73	264°24'09"
A	33.04	04°43'56"	400.00	33.03	357°07'09"
B	172.33	24°41'03"	400.00	171.00	342°24'39"
C	114.62	19°43'17"	333.00	114.06	259°37'28"
D	244.88	43°18'16"	324.00	239.09	271°24'57"

UNPLATTED

UNPLATTED

UNPLATTED



SE COR, NE 1/4, SEC. 28, C.I.M.

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