

NORTHERN HEIGHTS NORTH TOWNHOMES FOURTH SUBDIVISION



ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS
717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
507-288-6464
FAX 507-288-5038
EMAIL INFO@YAGGY.COM

KNOW ALL MEN BY THESE PRESENTS: That Arnold J. Bomgaars and Rebecca A. Bomgaars, husband and wife, being Owners and Propretors of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

Lots 1,2,3,4,5,6,7,8,9,10,11,12,13,14,15,16,17,18 and 19, Block 1, Lots 1, 2,3,4,5,6,7,8,9,10,11,12,13,14 and 15 Block 2 of NORTHERN HEIGHTS NORTH TOWNHOMES THIRD SUBDIVISION, according to the plat thereof on file at the County Recorder's office, Olmsted County, Minnesota.

Have caused the same to be surveyed and platted as NORTHERN HEIGHTS NORTH TOWNHOMES FOURTH SUBDIVISION and do hereby donate and dedicate to the public for public use forever the easements shown on this plat

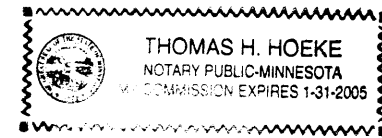
In witness whereof, said Arnold J. Bomgaars and Rebecca A. Bomgaars, husband and wife, have hereunto set their hands this 24 day of September 2001.

Arnold J. Bomgaars
Arnold J. Bomgaars

Rebecca A. Bomgaars
Rebecca A. Bomgaars

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 24 day of September, 2001 by Arnold J. Bomgaars and Rebecca A. Bomgaars, husband and wife.



Thomas H. Hoeke
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 K. Scherr, City Clerk, in and for the City of Rochester, do hereby certify that on the 5th day of September, 2001, 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 5th day of October, 2001.

Valori Langseth
Judy K. Scherr Valori Langseth
City Clerk, Deputy

COUNTY SURVEYOR

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

This 6th day of September, 2001.

Edward P. Kuisle
Edward P. Kuisle
Olmsted County Surveyor

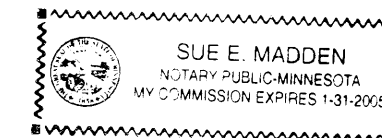
SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed and replatted the property described on this plat as NORTHERN HEIGHTS NORTH TOWNHOMES FOURTH 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 July 15, 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 6th 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 5th day of October, 2001.

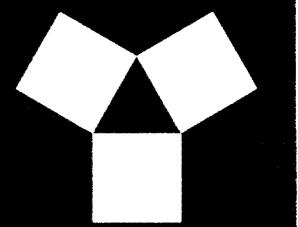
Document Number **A-889064**

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 5th day of October, 2001, at 3 o'clock PM and was duly recorded in Olmsted County Records.

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

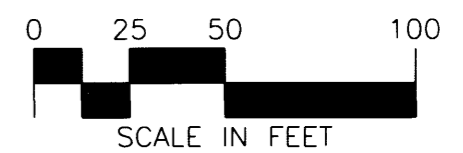
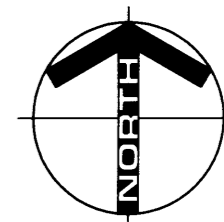
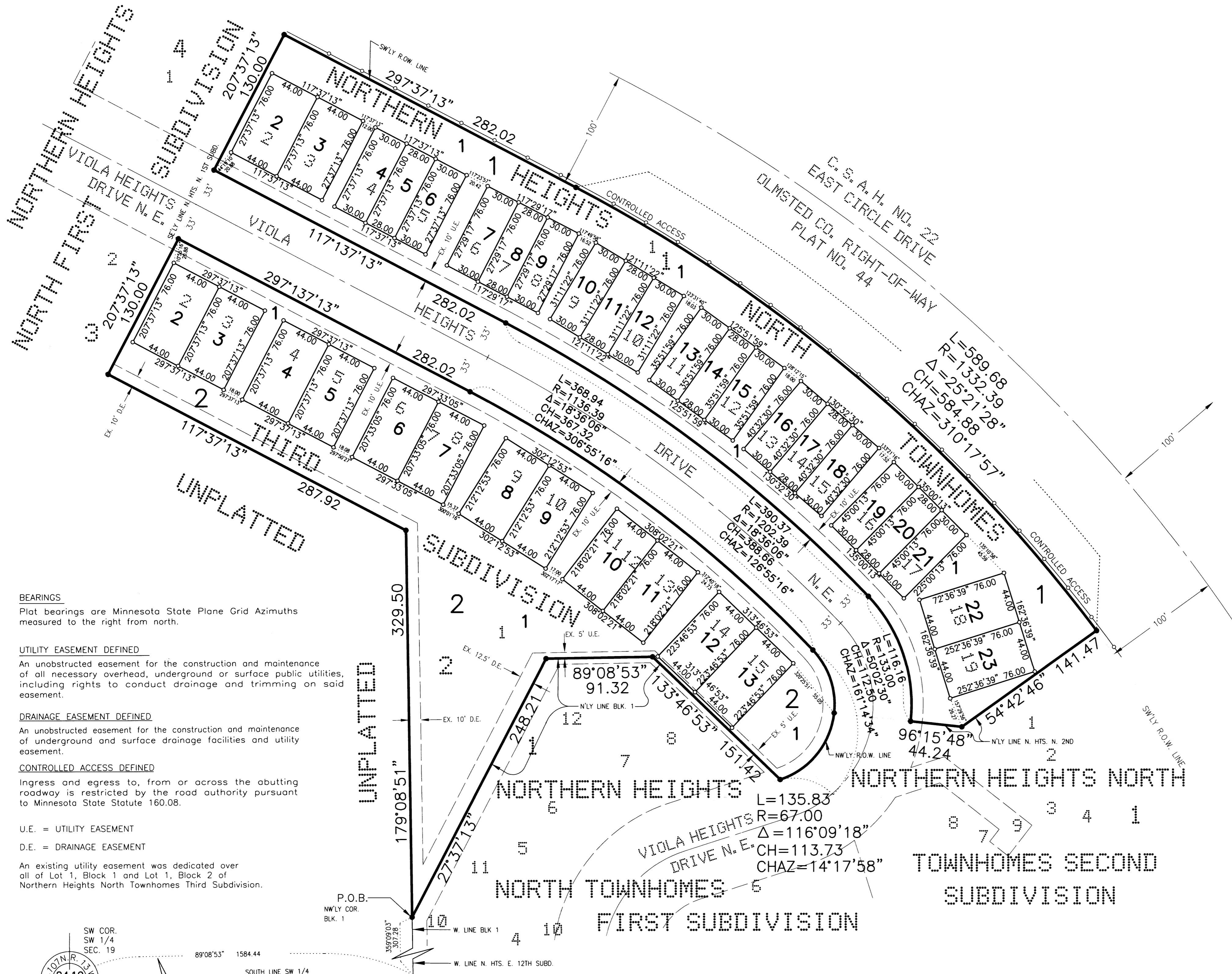
PROJECT NUMBER: 7588 COMPUTER FILE: 7588 S FNPL 01.dwg DATE: 9-6-01 DRAFTSPERSON: E.J., F.J.C.

NORTHERN HEIGHTS NORTH TOWNHOMES FOURTH SUBDIVISION



**YAGGY
COLBY
ASSOCIATES**

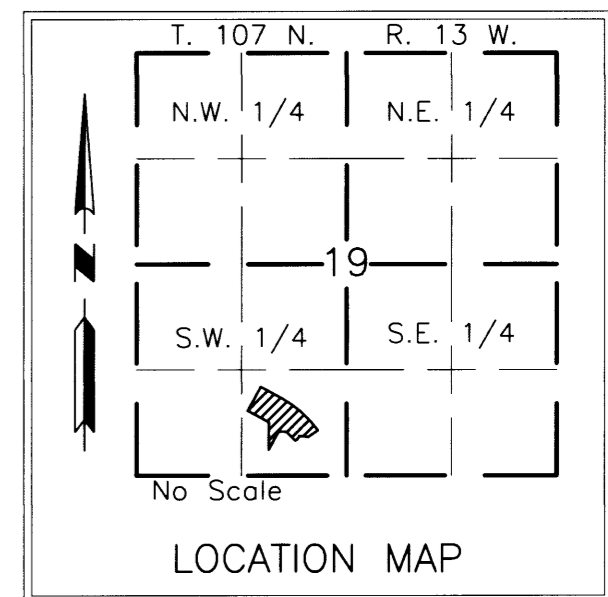
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MONUMENTS

- 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 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.

DRAINAGE EASEMENT DEFINED

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

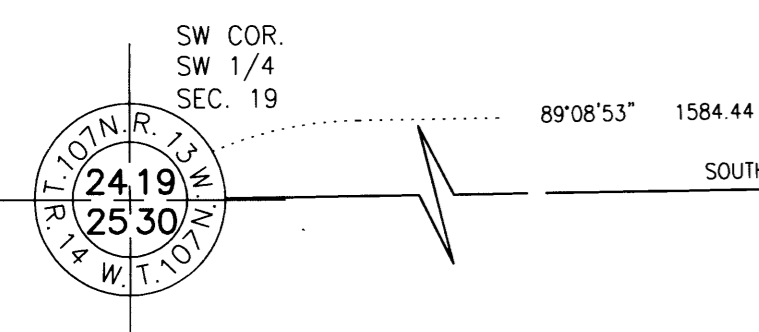
CONTROLLED ACCESS DEFINED

Ingress and egress to, from or across the abutting roadway is restricted by the road authority pursuant to Minnesota State Statute 160.08.

U.E. = UTILITY EASEMENT

D.E. = DRAINAGE EASEMENT

An existing utility easement was dedicated over all of Lot 1, Block 1 and Lot 1, Block 2 of Northern Heights North Townhomes Third Subdivision.



311 B

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