

OFFICIAL PLAT  
**BOULDER RIDGE**

SURVEYOR'S CERTIFICATE

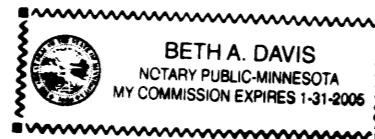
I hereby certify that I have surveyed and platted the property described on this plat as BOULDER RIDGE; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in MS 505.02, Subd. 1, or public highways to be designated other than as shown.

James E. Swanson  
James E. Swanson, L.S.  
Minnesota License No. 11622

State of Minnesota  
County of Dodge

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 19 day of November, 2001.

Beth A. Davis  
Notary Public, Dodge County, Minnesota



My commission expires: 1-31-2005

COUNTY SURVEYOR

I certify that this plat has been checked mathematically, and that the plat conforms to the applicable laws, this 19 day of November, 2001.

Edward P. Kivela  
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 18th day of NOVEMBER, 2001, 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 18th day of DECEMBER, 2001.

Judy K. Scherr  
Judy K. Scherr, City Clerk

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 19th day of December, 2001.

DOCUMENT NUMBER A-897723

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 19th day of December, 2001, at 3 o'clock P.M., and was duly recorded in the Olmsted County records.

Daniel J. Hall  
Director of Property Records & Licensing

Wendy von Wald Deputy

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Arcon Development, Inc., a Minnesota Corporation, owner and proprietor of the following described property situated in the City of Rochester, State of Minnesota, to wit:

A part of the South Half of the Northeast Quarter of Section 9, Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southwest corner of said Northeast Quarter; thence North 88 degrees 19 minutes 26 seconds East, assumed bearing, along the south line of said Northeast Quarter, 653.40 feet; thence North 01 degree 02 minutes 17 seconds West, parallel with the west line of said Northeast Quarter, 393.66 feet for the point of beginning; thence continue North 01 degree 02 minutes 17 seconds West, parallel with said west line, 95.00 feet; thence South 88 degrees 19 minutes 26 seconds West, parallel with the south line of said Northeast Quarter, 653.40 feet to the west line of said Northeast Quarter; thence North 01 degree 02 minutes 17 seconds West, 819.61 feet to the northwest corner of the South Half of said Northeast Quarter; thence North 88 degrees 30 minutes 17 seconds East along the north line of said South Half a distance of 1555.54 feet; thence South 07 degrees 27 minutes 52 seconds West, 213.47 feet; thence easterly 12.88 feet along a nontangential curve, concave northerly, central angle of 02 degrees 44 minutes 03 seconds, radius of 270.00 feet, and the chord of said curve bears South 84 degrees 39 minutes 30 seconds East, 12.88 feet; thence South 03 degrees 58 minutes 28 seconds West, 60.00 feet; thence South 02 degrees 45 minutes 35 seconds East, 149.82 feet; thence South 87 degrees 14 minutes 25 seconds West, 123.14 feet; thence South 54 degrees 29 minutes 13 seconds West, 86.29 feet; thence South 38 degrees 34 minutes 07 seconds East, 57.38 feet; thence South 51 degrees 25 minutes 53 seconds West, 30.00 feet; thence South 29 degrees 37 minutes 17 seconds West, 110.00 feet; thence South 25 degrees 53 minutes 02 seconds West, 130.00 feet; thence South 61 degrees 26 minutes 32 seconds West, 331.30 feet; thence South 76 degrees 58 minutes 16 seconds West, 75.00 feet; thence South 88 degrees 23 minutes 49 seconds West, 217.46 feet to the point of beginning.

Containing 27.41 acres more or less.

has caused the same to be surveyed and platted as BOULDER RIDGE and does hereby donate and dedicate to the public for the public use forever, the thoroughfares, and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Arcon Development, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officer this 9<sup>th</sup> day of NOVEMBER, 2001.

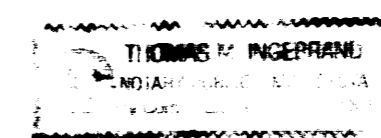
Arcon Development, Inc.  
By Scott Johnson

State of Minnesota  
County of Hennepin

The foregoing instrument was acknowledged before me this 9<sup>th</sup> day of November, 2001 by SCOTT JOHNSON, PRESIDENT, of Arcon Development, Inc., a Minnesota Corporation, on behalf of the corporation.

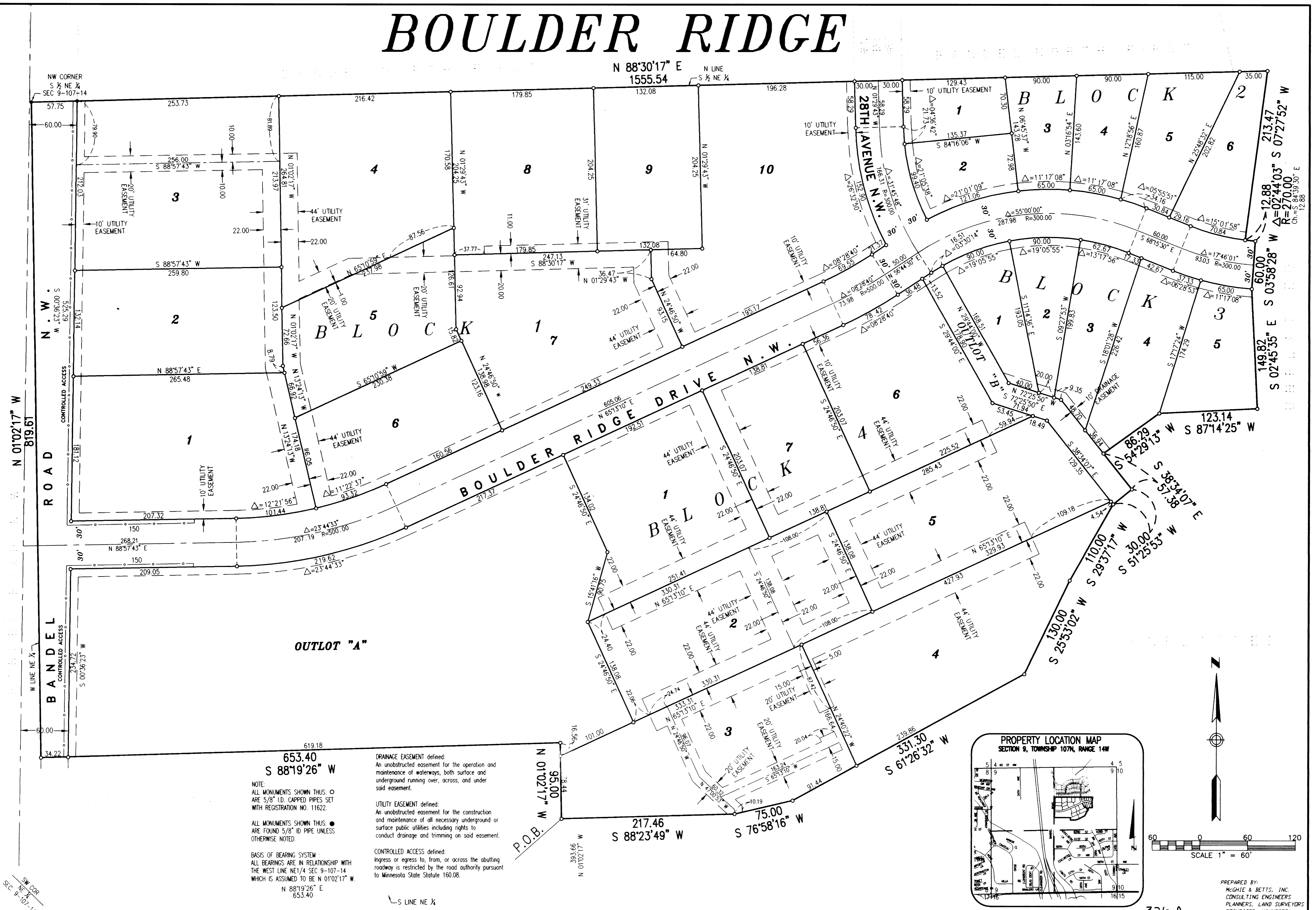
Thomas M. Ingemann  
Notary Public, Hennepin County, Minnesota

My commission expires JANUARY 31, 2005



OFFICIAL PLAT

# BOULDER RIDGE



NW CORNER  
S 1/4 NE 1/4  
SEC 9-107-14

N 01°02'17" W  
819.61

W LINE NE 1/4  
S 00°36'23" W

CONTROLLED ACCESS

W LINE NE 1/4  
S 00°36'23" W

SW COR  
SEC 9-107-14

N 88°30'17" E  
1555.54

N LINE  
S 1/2 NE 1/4

**653.40**  
S 88°19'26" W

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" I.D. PIPE UNLESS  
OTHERWISE NOTED.

BASIS OF BEARING SYSTEM:  
ALL BEARINGS ARE IN RELATIONSHIP WITH  
THE WEST LINE NE 1/4 SEC 9-107-14  
WHICH IS ASSUMED TO BE N 01°02'17" W  
N 88°19'26" E  
653.40

DRAINAGE EASEMENT defined:  
An unobstructed easement for the operation and  
maintenance of waterways, both surface and  
underground running over, across, and under  
said easement.

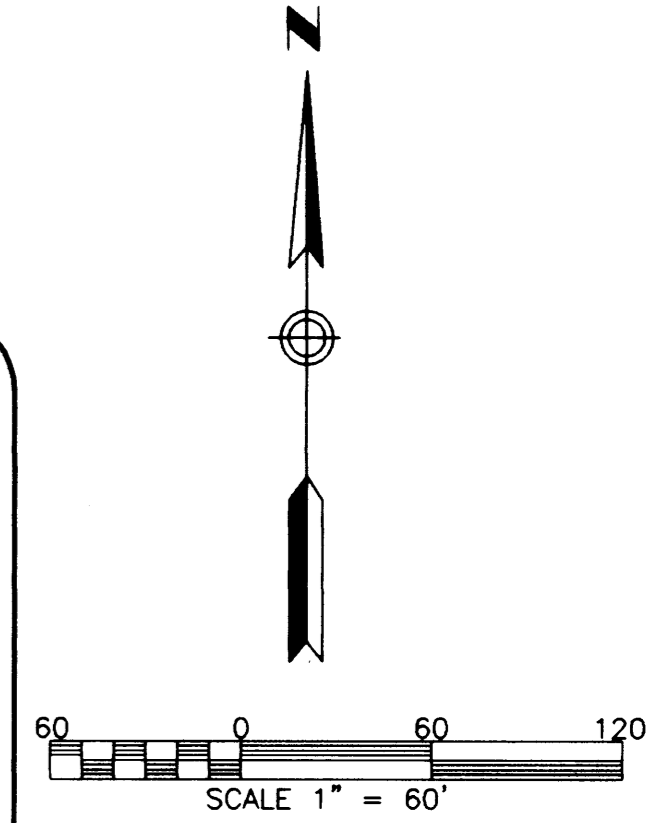
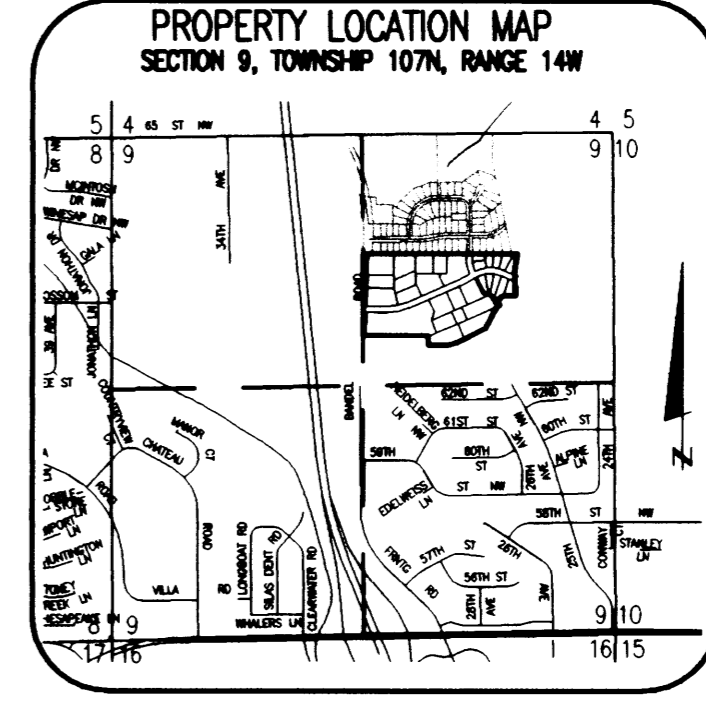
UTILITY EASEMENT defined:  
An unobstructed easement for the construction  
and maintenance of all necessary underground or  
surface public utilities including rights to  
conduct drainage and trimming on said easement.

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

P.O.B.  
N 01°02'17" W  
95.00

393.66  
1120.10  
N

S LINE NE 1/4



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