

REPLAT OF OUTLOTS A, B, C, OF WOODGATE FIRST SUBDIVISION

CITY OF ROCHESTER, OLMTED COUNTY, MINNESOTA

CERTIFICATE OF DEDICATION

This is to certify that we, Warren T. Arnold and Helen L. Arnold, owners and Arnold-Hexum Properties, Inc., a Minnesota Corporation, as vendees of a contract for deed, relative to the following three described parcels of land:

- Parcel 1: Outlot A in Woodgate First Subdivision, subject to an unrecorded slope easement for roadway purposes which expires September 1, 1977;
- Parcel 2: Outlot B, Woodgate First Subdivision;
- Parcel 3: Outlot C, Woodgate First Subdivision except for the following described parcel of land; beginning at a point in the southeasterly line of said Outlot C at the most westerly corner of Lot 2, Block 2, in said Woodgate First Subdivision; thence North 44°33'50" East along said southeasterly line of Outlot C and the northwesterly line of said Lot 2, a distance of 116.17 feet to the most easterly corner of said Outlot C, and the most northerly corner of said Lot 3; thence North 40°38'10" West along the northeasterly line of said Outlot C and the southwesterly line of Lot 2, in said Block 2, a distance of 102.92 feet to a point in the North line of said Woodgate First Subdivision and the most northwesterly corner of said Block 3; thence South 5°08'52" West, 161.52 feet to said point of beginning.

have caused said tracts of land to be surveyed and to be hereafter known as REPLAT OF OUTLOTS A, B, C OF WOODGATE FIRST SUBDIVISION; and we do hereby dedicate to the public for public use, the court as shown thereon; and we do hereby GRANT the easements as shown and described hereon. Witness our hand this 13th day of June, 1977.

Warren T. Arnold
Warren T. Arnold

Helen L. Arnold
Helen L. Arnold

Arnold-Hexum Properties, Inc.

Richard L. Hexum, Sr.
Richard L. Hexum, Sr., President

Richard L. Hexum, Jr.
Richard L. Hexum, Jr., Treasurer

STATE OF MINNESOTA]
COUNTY OF OLMTED] SS

On this 13 day of June, 1977, before me, a Notary Public within and for said county, personally appeared Warren T. Arnold and Helen L. Arnold, known by me to be the persons who did execute the above instrument and who being by me duly sworn did say that they executed the same as their own free act and deed.

STATE OF MINNESOTA]
COUNTY OF OLMTED] SS

Leon Shapiro
Notary Public

On this 13 day of June, 1977, before me a Notary Public in and for said County, personally appeared Richard L. Hexum, Sr. and Richard L. Hexum, Jr., to me personally known who being each by me duly sworn did say that they are respectively the President and Treasurer of Arnold-Hexum Properties, Inc., a Minnesota Corporation, and that the seal affixed to said instrument is the Corporation seal of said corporation and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors and Richard L. Hexum, Sr. and Richard L. Hexum, Jr., acknowledge said instrument to be the free act and deed of said Corporation.

Leon Shapiro
Notary Public

This is to certify that I, Thomas Taylor, have made a boundary survey and have subdivided the above described property; that the adjoining plat is a correct representation of this survey; that monuments for the guidance of future surveys 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 or public highways to be designated except as shown.

STATE OF MINNESOTA]
COUNTY OF OLMTED] SS

Thomas Taylor
Thomas Taylor
Registered on No. 6507

On this 13 day of June, 1977, before me a Notary Public within and for said county personally appeared Thomas Taylor, known by me to be the person who did execute the above instrument and who being by me duly sworn did say that he executed the same as his own free act and deed.

Leon Shapiro
Notary Public

I certify that this plat has been checked mathematically and that the plat conforms to the applicable platting laws, this 28th day of June, 1977.

STATE OF MINNESOTA]
COUNTY OF OLMTED] SS
CITY OF ROCHESTER]

Roger W. Brand
Olmsted County Surveyor

I, Carole Grimm, City Clerk in and for said City of Rochester, do hereby certify that on the 6th day of July, 1977, the accompanying and annexed 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 13th day of July, 1977.

Carole A. Grimm
City Clerk

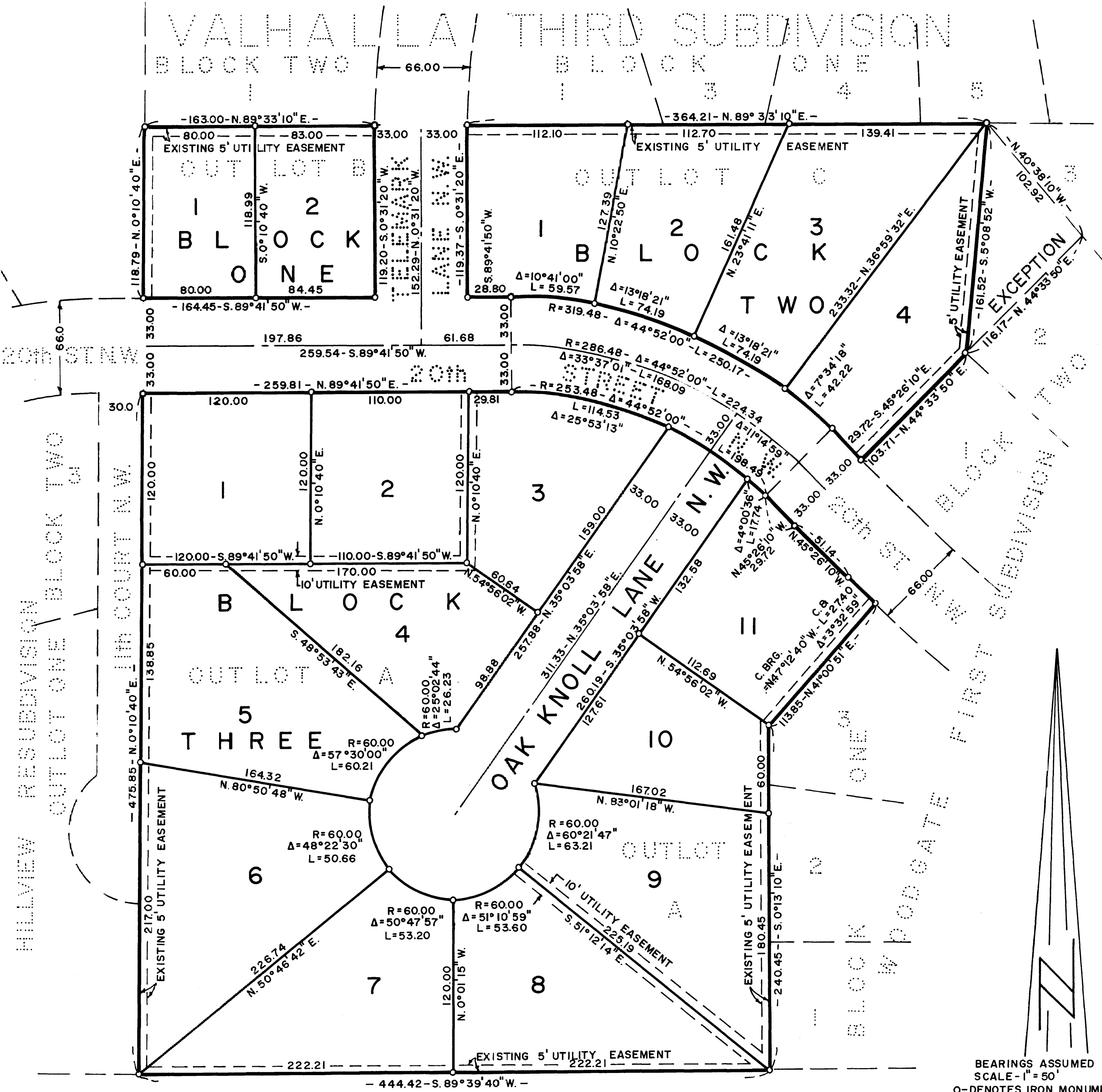
There are no delinquent taxes on the above described property and transfer has been entered this 18th day of July, 1977.

Russ Branning
County Auditor

STATE OF MINNESOTA]
COUNTY OF OLMTED] SS

Filed for record this 19th day of July, 1977 at 9 O'clock A.M. in Book of Plats on page

Luis J. Juntunen
Recorder



BEARINGS ASSUMED
SCALE - 1" = 50'
O-DENOTES IRON MONUMENT

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.

NOT PLATTED