

REPLAT OF A PART OF LOT 5 & ALL OF LOT 6, BLOCK 1, HENDRICK'S SUBDIVISION

ROCHESTER, MINNESOTA

I hereby certify that I have surveyed and replatted the property described on this plat as REPLAT OF A PART OF LOT 5 & ALL OF LOT 6, BLOCK 1, HENDRICK'S SUBDIVISION; that this is a correct representation of the survey; that all distances are correctly shown on the plat; that all monuments have been correctly placed in the ground as shown; 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 Lots 5 and 6, Block 1, Hendrick's Subdivision.

Douglas N. Betts
Douglas N. Betts, R.L.S.
Minnesota Registration No. 6980

State of Minnesota
County of Olmsted

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 30 day of October 1978.

Howard E. Hunt
Notary Public, Olmsted County, Minnesota
My commission expires 4/7/85

Filed for record this 23rd day of October 1978 at 10/4 o'clock A. m. in book _____ of plats, on page _____, as instrument number _____.

Nancy Johnson
County Recorder, Olmsted County, Minnesota
By Nancy Johnson, Deputy

No delinquent taxes due and transfer entered this 23rd day of October 1978.

Melissa Nelson
County Auditor

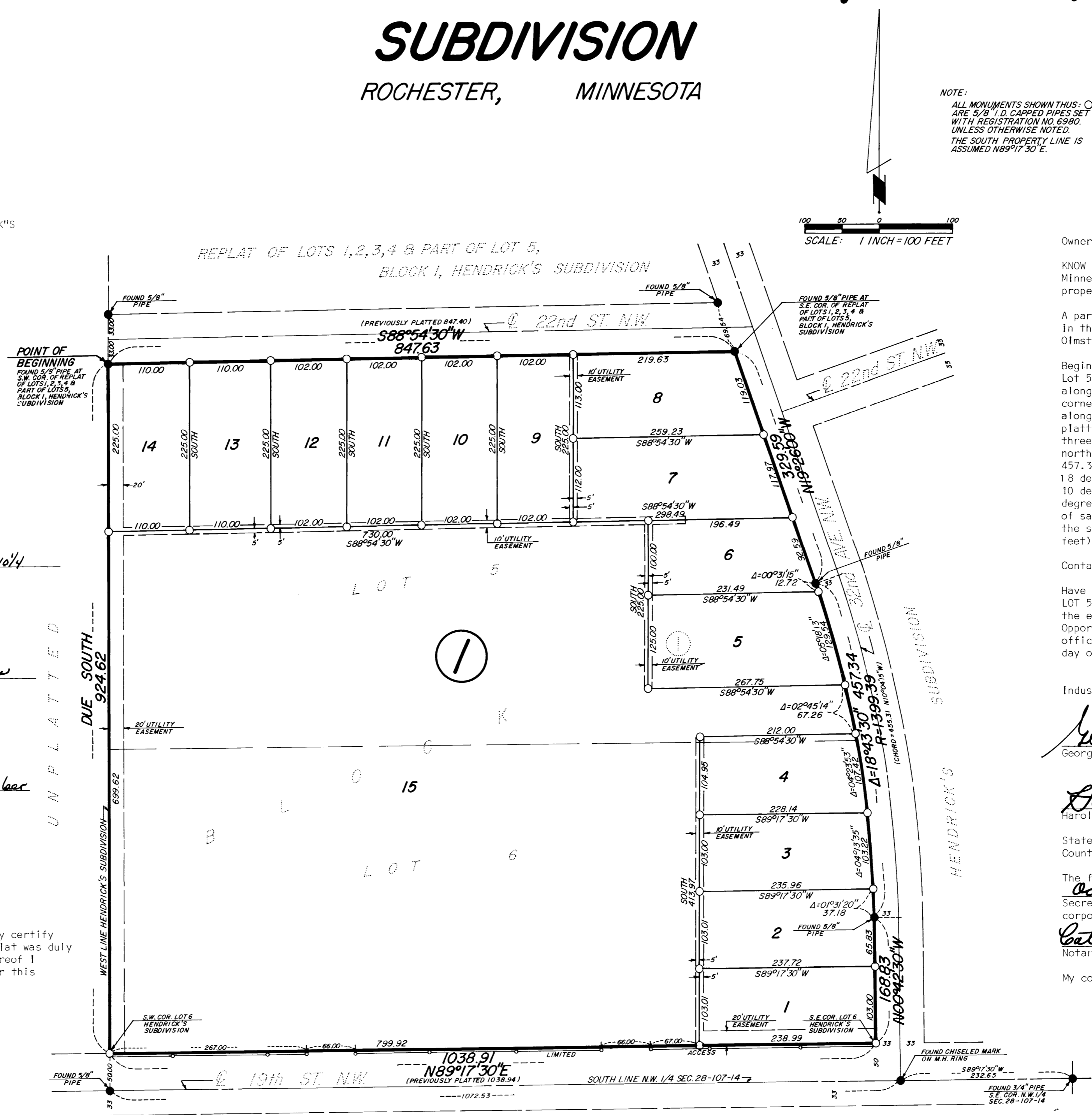
I certify that this plat has been checked mathematically and that the plat conforms to the applicable platting laws, this 30 day of October 1978 A.D.

Roger N. Brand
Olmsted County Surveyor

State of Minnesota
County of Olmsted
City of Rochester

I, Carole A. Grimm, City Clerk, in and for the City of Rochester, do hereby certify that on the 16 day of October 1978 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 17 day of October 1978 A.D.

Carole A. Grimm
City Clerk, City of Rochester



NOTE:
ALL MONUMENTS SHOWN THUS: ○
ARE 5/8" I.D. CHAPPED PIPES SET
WITH REGISTRATION NO. 6980.
UNLESS OTHERWISE NOTED.
THE SOUTH PROPERTY LINE IS
ASSUMED N89°17'30" E.

SCALE: 1 INCH = 100 FEET

Owner's Dedication:

KNOW ALL MEN BY THESE PRESENTS: That Industrial Opportunities, 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 Lot 5 and all of Lot 6, Block 1, Hendrick's Subdivision located in the Northwest Quarter of Section 28, Township 107 North, Range 14 West, Olmsted County, Minnesota, described by metes and bounds as follows:

Beginning at the Southwest corner of Replat of Lots 1,2,3,4, and Part of Lot 5, Block 1, Hendrick's Subdivision; thence due South, assumed bearing, along the west line of Hendricks Subdivision, 924.62 feet to the Southwest corner of said Lot 6; thence north 89 degrees 17 minutes 30 seconds East along the south line of said Lot 6, a distance of 1038.91 feet (previously platted 1038.94 feet) to the Southeast corner of said Lot 6, and the next three courses are along the easterly line of said Lot 6 and Lot 5; thence north 00 degrees 42 minutes 30 seconds West, 168.83 feet; thence northerly 457.34 feet along a tangential curve concave to the west, central angle 18 degrees 43 minutes 30 seconds and the chord of said curve bears north 10 degrees 04 minutes 15 seconds west, 455.31 feet; thence north 19 degrees 26 minutes 00 seconds West, 329.59 feet to the Southeast corner of said Replat; thence south 88 degrees 54 minutes 30 seconds West along the south line of said Replat, 847.63 feet (previously platted 847.40 feet) to the point of beginning.

Containing 20.85 acres.

Have caused the same to be surveyed and replatted as REPLAT OF A PART OF LOT 5 & ALL OF LOT 6, BLOCK 1, HENDRICK'S SUBDIVISION and do hereby grant the easements as shown on this plat. In witness whereof said Industrial Opportunities, Inc., has caused these presents to be signed by its proper officers and its corporate seal to be hereunto affixed this 5th day of October 1978.

Industrial Opportunities, Inc.

George F. Waters
George F. Waters, President

Harold Payne
Harold Payne, Secretary

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 5th day of October 1978, by George F. Waters, President and Harold Payne, Secretary, officers of Industrial Opportunities, Inc., on behalf of the corporation.

Catherine L. Manshan
Notary Public, Olmsted County, Minnesota
My commission expires March 21, 1985

Limited Access Defined:

Egress and Ingress by vehicular travel will not be permitted over and across the right-of-way line of 19th Street N.W. except as shown on the accompanying plat.

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.

OFFICIAL PLAT

PREPARED BY:
MCGHIE & BETTS, INC.
CONSULTING ENGINEER'S
ROCHESTER, MINNESOTA