

CHEERY MEADOWS THIRD SUBDIVISION

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That S.R.O.K. Associates, Inc., a Minnesota Corporation and the State Bank of Byron, 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 Northwest Quarter of Section 32, Township 107 North, Range 15 West, Olmsted County, Minnesota described as follows:

Commencing at the Southwest corner of said Northwest Quarter, thence easterly on a Minnesota State Plane Grid Azimuth from North of 89 degrees 24 minutes 30 seconds, along the south line of said Northwest Quarter; 589.24 feet; thence northerly 358 degrees 48 minutes 48 seconds azimuth 73.93 feet to the point of beginning; thence northerly 358 degrees 48 minutes 48 seconds azimuth 98.62 feet; thence easterly 89 degrees 28 minutes 48 seconds azimuth, along the south line of Cheery Meadows Second Subdivision, 521.99 feet; thence northeasterly 38 degrees 05 minutes 48 seconds azimuth, along the southeasterly line of said Subdivision, 104.23 feet; thence northerly 358 degrees 48 minutes 48 seconds azimuth, along the west line of Block 4 of said subdivision, 134.80 feet; thence easterly 89 degrees 28 minutes 48 seconds azimuth, along the north line of said Block 4, 133.72 feet; thence southerly 178 degrees 49 minutes 48 seconds azimuth, along the west line of Baack's Second Addition, 337.89 feet; thence westerly 269 degrees 24 minutes 30 seconds azimuth, along the north line of the State Highway Right of Way, 207.51 feet; thence westerly 272 degrees 26 minutes 56 seconds azimuth, along said Right of Way, 286.37 feet; thence westerly along a tangential curve concave to the south having a radius of 7714.39 feet and a central angle of 01 degrees 41 minutes 51 seconds, along said Right of Way 228.55 feet to the point of beginning.

Said tract includes all of Block 4 of Cheery Meadows Second Subdivision.

Said tract contains 2.59 acres more or less.

Have caused the same to be surveyed and platted and replatted as CHEERY MEADOWS THIRD SUBDIVISION and do hereby donate and dedicate to the public for public use forever the Avenue and grant the easements as shown on this plat.

In witness whereof said S.R.O.K. Associates, Inc., has caused these presents to be signed by its proper officers this 29 day of March, 1979 A.D.

Darwin Olson
Darwin Olson
President

Dale DeBlieck
Dale DeBlieck
Secretary

State of Minnesota SS
County of Olmsted

The foregoing instrument was acknowledged before me this 29 day of March, 1979 A.D. by Darwin Olson and Dale DeBlieck, President and Secretary respectively, of S.R.O.K. Associates, Inc., a Minnesota Corporation, on behalf of the corporation.



Elsie Mae Holm
Elsie Mae Holm
Notary Public, Olmsted Co., MN
My commission expires Nov. 12, 1982

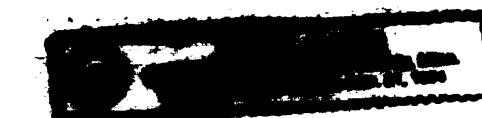
In witness whereof said State Bank of Byron has caused these presents to be signed by its proper officers and its corporate seal to be here unto affixed this _____ day of _____, 19__ A.D.

Raymond C. Schaffer
Executive Vice-President

Richard P. DeMedico
Vice-President & Cashier

State of Minnesota SS
County of Olmsted

The foregoing instrument was acknowledged before me this _____ day of _____, 19__ A.D. by Raymond C. Schaffer and Richard P. DeMedico, Executive Vice-President and Vice-President & Cashier respectively, of the State Bank of Byron, a Minnesota Corporation, on behalf of the corporation.



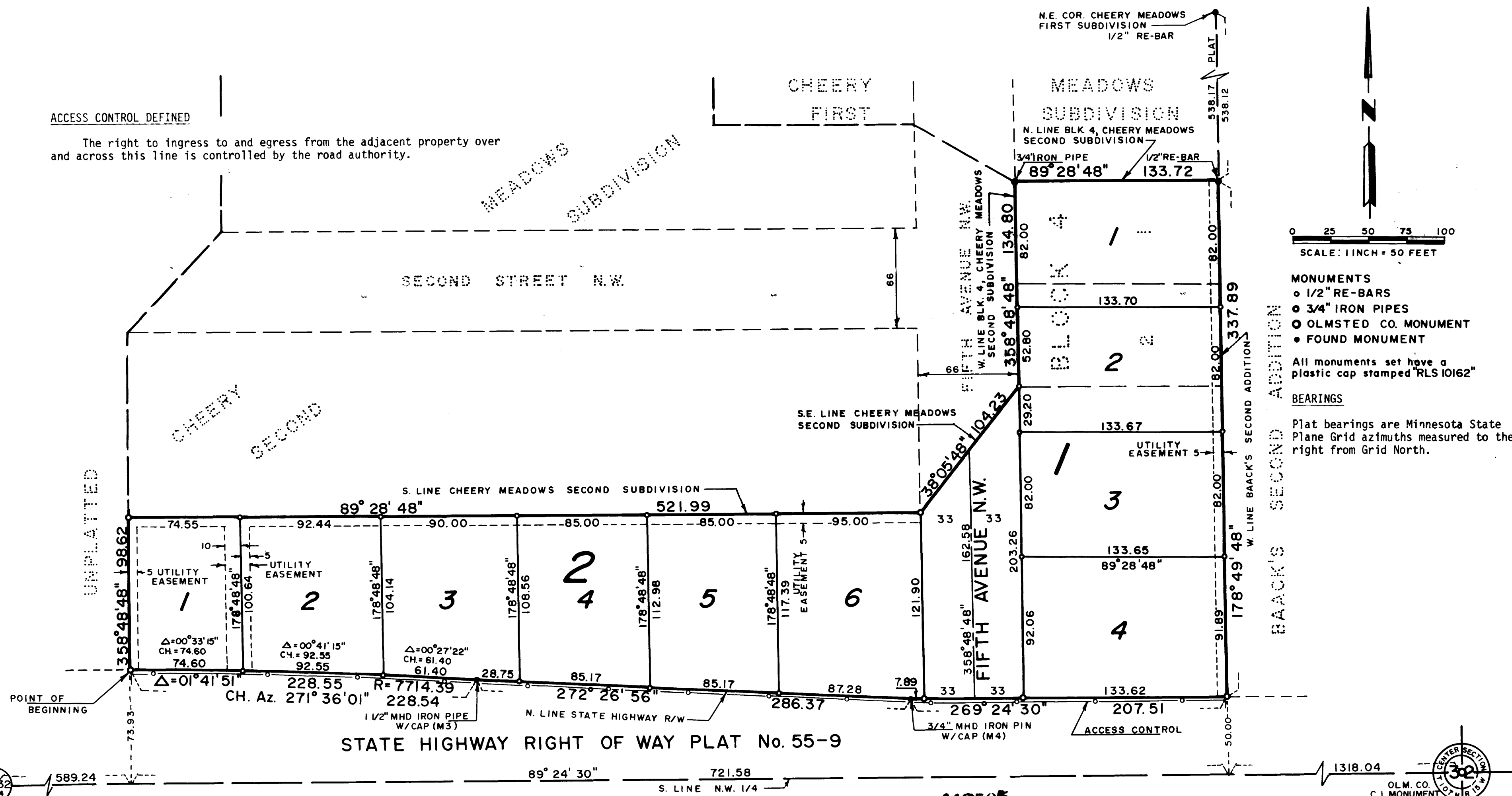
Roger W. Brand
Notary Public, Olmsted Co., MN
My commission expires _____

COUNTY SURVEYOR

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

Approved this 27th day of March, 1979 A.D.

Roger W. Brand
Olmsted County Surveyor



ACCESS CONTROL DEFINED

The right to ingress to and egress from the adjacent property over and across this line is controlled by the road authority.

- MONUMENTS
- 1/2" RE-BARS
 - 3/4" IRON PIPES
 - OLMSTED CO. MONUMENT
 - FOUND MONUMENT
- All monuments set have a plastic cap stamped "RLS 10162"

BEARINGS

Plat bearings are Minnesota State Plane Grid azimuths measured to the right from Grid North.

BEARINGS

RECORDING DATA

Filed for record this 2 day of April, 1979 A.D., at 11:4 O'clock AM in book _____ of plats, on pages _____

TAX STATEMENT

No delinquent taxes due and transfer entered this 2nd day of April, 1979 A.D.

CITY APPROVAL

State of Minnesota
County of Olmsted
City of Byron

We do hereby certify that on the 14 day of February, 1979 A.D. the accompanying plat was duly approved by the Common Council of the City of Byron. In testimony thereof, we have hereunto signed our names this 28 day of March, 1979 A.D.

Wilbert R. Dean
Acting Mayor
Elsie Mae Holm
City Clerk

PREPARED BY
YAGGY ASSOCIATES, INC.
CONSULTING ENGINEERS
ROCHESTER, MINNESOTA

UTILITY EASEMENT DEFINED

An unobstructed easement for the construction and maintenance of all necessary overhead, underground or surface, public and private utilities, including rights to conduct drainage and trimming on said easement.

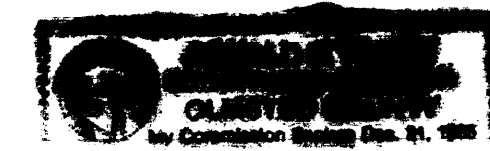
SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted and replatted the property on this plat as CHEERY MEADOWS THIRD SUBDIVISION, 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 and that there are no wet lands to be designated.

Surveyor _____
Minnesota Registration No. _____

State of Minnesota SS
County of Olmsted

The accompanying Surveyor's Certificate was subscribed and sworn to before me, a Notary Public within and for said County and State on this 26 day of Mar, 1979 A.D.



Robert W. Yaggy
Notary Public, Olmsted County, Minn.
My commission expires 12-21-85