



# SELLERS SUBDIVISION

A SUBDIVISION OF PART OF LOT 50 IN STATE PLAT OF SCHOOL SECTION 36.  
ROCHESTER, MINNESOTA.

**SURVEYOR'S CERTIFICATE.**  
I, C.A. ARMSTRONG, REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT AT THE REQUEST OF RAY SELLERS AND ALBERT B. CROWN, OWNERS, I HAVE PLATTED INTO LOTS AND STREETS AS SHOWN BY THE PLAT ON WHICH THIS CERTIFICATE IS WRITTEN AND WHICH SHALL BE DESIGNATED AND KNOWN AS **SELLERS SUBDIVISION** THE FOLLOWING DESCRIBED TRACT OF LAND, THE EXTERIOR BOUNDARIES OF WHICH HAVE BEEN ESTABLISHED PREVIOUSLY AND WHICH ARE IN PLACE AT THE TIME OF THIS PLATTING, TO WIT:—  
THAT PART OF LOT No. 50 OF STATE PLAT OF SECTION No. 36 IN TOWNSHIP 107 NORTH, RANGE 14 W DESCRIBED BY METES AND BOUNDS AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF LOT No. 50 AND RUNNING THENCE EAST ALONG THE SOUTH BOUNDARY OF SAID LOT FOR A DISTANCE OF 1008 FEET FOR A PLACE OF BEGINNING; RUNNING THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID LOT A DISTANCE OF 660 FEET; RUNNING THENCE EAST A DISTANCE OF 312 FEET; RUNNING THENCE SOUTH A DISTANCE OF 660 FEET TO THE SOUTH LINE OF SAID LOT; RUNNING THENCE WEST A DISTANCE OF 312 FEET TO THE PLACE OF BEGINNING; CONTAINING 4.732 ACRES MORE OR LESS.

I FURTHER CERTIFY THAT SAID PLAT IS A CORRECT REPRESENTATION OF SAID SUBDIVISION, THAT ALL DISTANCES ARE CORRECTLY SHOWN IN FEET AND DECIMALS OF FEET, THAT THE MONUMENTS FOUND ARE DESIGNATED THUS ■ THAT "ANGLE-IRON MARKERS HAVE BEEN SET IN THE GROUND AT ALL LOT CORNERS AND AT OTHER POINTS DESIGNATED THUS ○, THAT THE OUTSIDE BOUNDARIES ARE CORRECTLY DESIGNATED ON THE PLAT, THAT THERE ARE NO WET LANDS THEREON, AND THE TRACT HAS NOT BEEN HERETOFORE SUBDIVIDED.

*C. A. Armstrong*  
REGISTERED LAND SURVEYOR

SUBSCRIBED AND SWORN TO BEFORE ME THIS 13<sup>TH</sup> DAY OF FEBRUARY, 1946.  
*Theo. A. Schacht*

THEO. A. SCHACHT, NOTARY PUBLIC  
MY COMMISSION EXPIRES JULY 20, 1952.

## DEDICATION

WE THE UNDERSIGNED, RAY SELLERS AND ESTER L. SELLERS HIS WIFE, ALBERT B. CROWN AND LOUISE A. CROWN HIS WIFE DO HEREBY CERTIFY THAT WE ARE RESPECTIVELY PURCHASERS ON CONTRACT FOR DEED, AND RECORDED OWNERS OF THE TRACT OF LAND DESCRIBED IN THE FOREGOING SURVEYOR'S CERTIFICATE WHICH IS WRITTEN ON THE PLAT ON WHICH THIS INSTRUMENT IS WRITTEN, THAT WE HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AND STREETS UNDER THE NAME OF **SELLERS SUBDIVISION** AS SHOWN BY SAID PLAT, AND THAT WE DO FOR OURSELVES, OUR HEIRS, AND ASSIGNS DEDICATE AND GRANT THE STREETS AS SHOWN ON SAID PLAT TO THE PUBLIC FOR PUBLIC USE FOREVER.

IN PRESENCE OF WITNESSES:

\_\_\_\_\_  
RAY SELLERS

\_\_\_\_\_  
ESTER L. SELLERS

\_\_\_\_\_  
ALBERT B. CROWN

\_\_\_\_\_  
LOUISE A. CROWN

State of Minnesota } ss.  
County of Olmsted }

ON THIS 13<sup>TH</sup> DAY OF FEBRUARY 1946, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED RAY SELLERS AND ESTER L. SELLERS HIS WIFE, AND ALBERT B. CROWN AND LOUISE A. CROWN HIS WIFE TO ME PERSONALLY KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED.

\_\_\_\_\_  
NOTARY PUBLIC  
MY COMMISSION EXPIRES \_\_\_\_\_

State of Minnesota } ss.  
County of Olmsted }  
City of Rochester }

I, F.R. FINCH, CITY CLERK IN AND FOR SAID CITY DO HEREBY CERTIFY THAT ON THE 13<sup>TH</sup> DAY OF FEBRUARY 1946 A.D. 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 SEAL OF SAID CITY OF ROCHESTER THIS 13<sup>TH</sup> DAY OF FEBRUARY 1946.

\_\_\_\_\_  
CITY CLERK

TAXES PAID AND TRANSFER ENTERED THIS 13<sup>TH</sup> DAY OF FEBRUARY 1946

\_\_\_\_\_  
COUNTY AUDITOR

TAXES FOR THE YEAR OF 1945 ON LAND DESCRIBED HEREIN ARE PAID.

\_\_\_\_\_  
COUNTY TREASURER

State of Minnesota } ss.  
County of Olmsted }

I, M.F. LITTLE, REGISTER OF DEEDS IN AND FOR SAID COUNTY DO HEREBY CERTIFY THAT THE ACCOMPANYING PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE REGISTER OF DEEDS IN SAID COUNTY ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ 1946 A.D. AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_.

INSTRUMENT No. \_\_\_\_\_

REGISTER OF DEEDS