

**OFFICIAL PLAT**

**PINEWOOD MANOR**

EXISTING 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.

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.

NOTE:  
ALL MONUMENTS SHOWN THIS: ○  
ARE 5/8" I.D. CAPPED PIPES SET WITH REGISTRATION NO. 11622.  
ALL MONUMENTS SHOWN THIS: ●  
ARE FOUND 5/8" PIPES, UNLESS OTHERWISE NOTED.

BASIS OF BEARING SYSTEM:  
ALL BEARINGS ARE IN RELATIONSHIP WITH THE EAST LINE OF C.S.A.H. NO. 1, WHICH IS ASSUMED TO BE N07°35'14"W.



Surveyor's Certificate  
I hereby certify that I have surveyed and platted the property described on this plat as PINEWOOD MANOR; 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 wetlands or public highways to be designated on said plat.

*James E. Swanson*  
James E. Swanson, R.L.S.  
Minnesota Registration Number 11622

State of Minnesota  
County of Olmsted  
The surveyor's certificate was subscribed and sworn to me, a Notary Public, this 13<sup>th</sup> day of November, 1991.

*William E. Tointon*  
Notary Public, Olmsted County, Minnesota  
My commission expires:

County Surveyor  
I certify that this plat has been checked mathematically and that the plat conforms to the applicable platting laws, this 13<sup>th</sup> day of November 1991.

*Edward P. Kusile*  
Olmsted County Surveyor

Tax Statements  
Taxes payable in the year 1993 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 8<sup>th</sup> day of June, 1991. 1993

*Bob Ryan*  
Olmsted County Auditor/Treasurer  
*Karen Cocker* Deputy

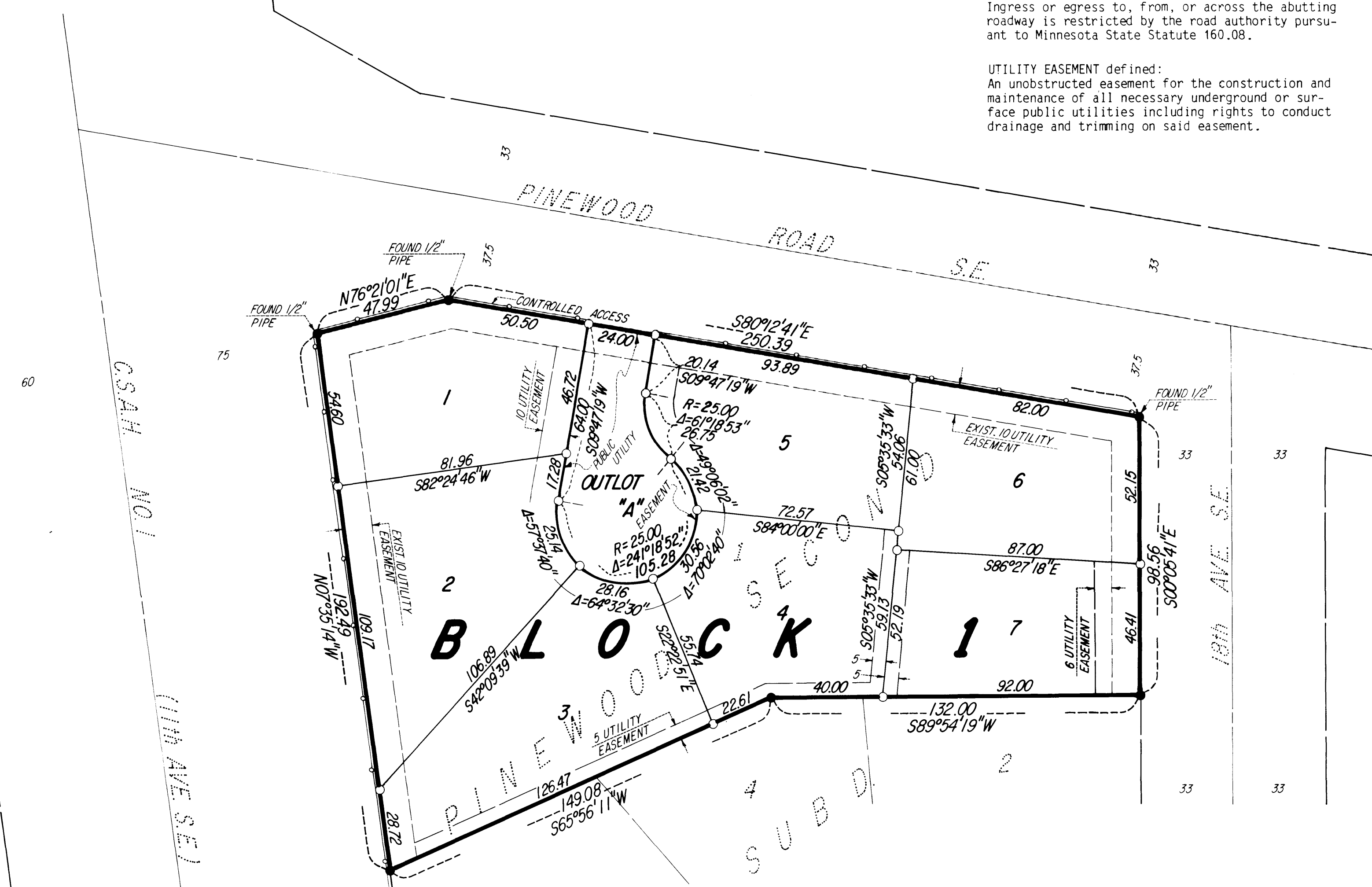
City Approval  
State of Minnesota  
County of Olmsted  
City of Rochester  
I, Carole A. Grimm, City Clerk in and for the City of Rochester, do hereby certify that on the 21<sup>st</sup> day of October, 1991, the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony thereof I have hereunto signed my name and affixed the seal of said City of Rochester this 8 day of June, 1993.

*Carole A. Grimm*  
City Clerk

County Recorder  
DOCUMENT NUMBER 655700 655700

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 8 day of June, 1993, at 12 o'clock P.M., and was duly recorded in the Olmsted County records.

By  
County Recorder  
*Carole M. Ferris*  
Deputy



Instrument of Dedication  
KNOW ALL MEN BY THESE PRESENTS: That N.A. Realty, Inc., a Minnesota Corporation, Owners and Proprietor of the following described property situated in the City of Rochester, State of Minnesota, to wit:

Lot 1, Block 1, PINEWOOD SECOND SUBDIVISION, Rochester, Minnesota  
have caused the same to be surveyed and platted as PINEWOOD MANOR and do hereby donate and dedicate to the public use forever the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said N.A. Realty, Inc., a Minnesota Corporation, has caused these presents to be signed this 15<sup>th</sup> day of November, 1991.

*Franklin P. Kottschade*  
Franklin P. Kottschade, President

State of Minnesota  
County of Olmsted  
The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of November, 1991, by Franklin P. Kottschade, President of N.A. Realty, Inc., on behalf of the Corporation.

*William E. Tointon*  
Notary Public, Olmsted County, Minnesota  
My commission expires:

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