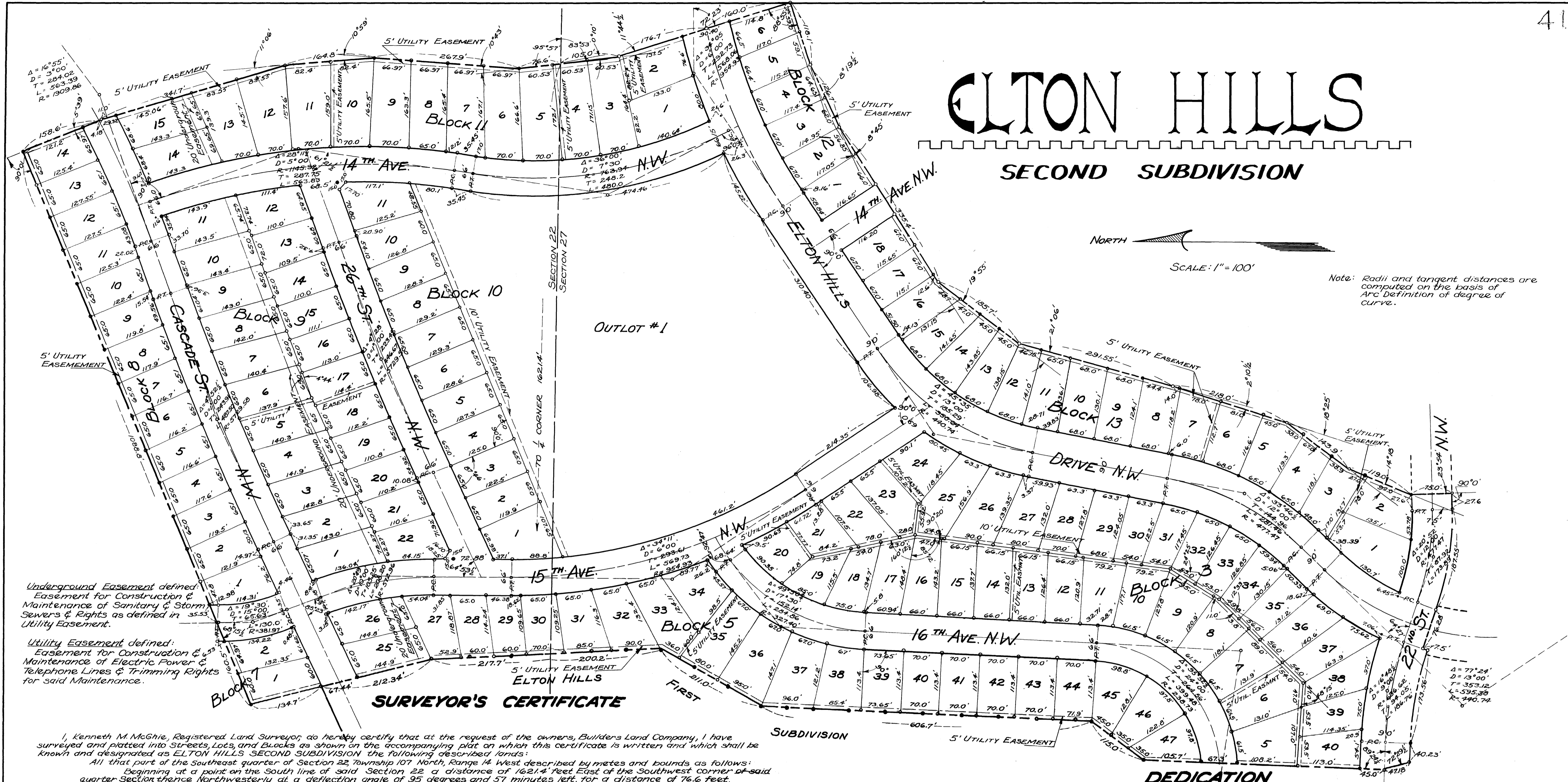


# ELTON HILLS

## SECOND SUBDIVISION



**Underground Easement defined:**  
Easement for Construction & Maintenance of Sanitary & Storm Sewers & Rights as defined in Utility Easement.

**Utility Easement defined:**  
Easement for Construction & Maintenance of Electric Power & Telephone Lines & Trimming Rights for said Maintenance.

### SURVEYOR'S CERTIFICATE

I, Kenneth M. McGhie, Registered Land Surveyor do hereby certify that at the request of the owners, Builders Land Company, I have surveyed and platted into Streets, Lots, and Blocks as shown on the accompanying plat on which this certificate is written and which shall be known and designated as ELTON HILLS SECOND SUBDIVISION the following described lands:

All that part of the Southeast quarter of Section 22, Township 107 North, Range 14 West described by metes and bounds as follows:  
Beginning at a point on the South line of said Section 22 a distance of 1621.4 feet East of the Southwest corner of said quarter Section thence Northwesterly at a deflection angle of 95 degrees and 57 minutes left for a distance of 76.6 feet, thence Northwesterly at a deflection angle of 10 degrees and 43 minutes right for a distance of 267.9 feet, thence Northwesterly at a deflection angle of 10 degrees and 59 minutes left for a distance of 164.8 feet, thence Northwesterly at a deflection angle of 11 degrees and 06 minutes left for a distance of 34.17 feet, thence Northwesterly at a deflection angle of 5 degrees and 39 minutes left for a distance of 158.6 feet, thence Southwesterly at a deflection angle of 90 degrees and 01 minutes left for a distance of 1088.8 feet, thence southeasterly a distance of 134.7 feet to the Northeast corner of ELTON HILLS FIRST SUBDIVISION thence Southerly along the East line of said subdivision to its intersection with the South line of Section 22, thence East along the Section line to the point of beginning.

together with:  
That part of the Northeast quarter of Section 27, Township 107 North, Range 14 West, described by metes and bounds as follows:  
Beginning at a point on the North line of said Section 27 a distance of 1621.4 feet East of the Northwest corner of said quarter section thence Southwesterly at a deflection angle of 83 degrees and 59 minutes right for a distance of 105.0 feet, thence Southwesterly at a deflection angle of 41 degrees and 44 1/2 minutes left for a distance of 336.7 feet, thence Southwesterly at a deflection angle of 91 degrees and 04 1/2 minutes right for a distance of 118.1 feet, thence Southwesterly at a deflection angle of 8 degrees and 19 1/2 minutes left for a distance of 126.7 feet, thence Southwesterly at a deflection angle of 5 degrees and 45 minutes left for a distance of 335.4 feet, thence Southwesterly at a deflection angle of 19 degrees and 55 minutes left for a distance of 185.7 feet, thence Southerly at a deflection angle of 21 degrees and 06 minutes left for a distance of 291.55 feet, thence Southerly at a deflection angle of 2 degrees and 10 1/2 minutes right for a distance of 218.0 feet, thence Southwesterly at a deflection angle of 18 degrees and 25 minutes right for a distance of 143.9 feet, thence Southwesterly at a deflection angle of 23 degrees and 54 minutes left for a distance of 75.0 feet, thence Westerly at a deflection angle of 90 degrees right for a distance of 27.6 feet, thence Westerly along a curve to the right of radius 514.97 feet for a distance of 107.55 feet, thence Westerly on a tangent to the curve for a distance of 76.28 feet, thence Southerly at right angles a distance of 75 feet, thence Westerly along a curve to the left of radius 591.62 feet for a distance of 173.56 feet, thence Westerly on a tangent to the curve for a distance of 40.23 feet to the Northeast corner of Block #2, ELTON HILLS FIRST SUBDIVISION, thence Northerly and Northeasterly along the Easterly line of said Subdivision to its intersection with the North line of Section 27, thence East along the Section line to the point of beginning.

And I further certify that the accompanying plat is a correct representation of the survey, that all distances are correctly shown in feet and decimals of feet, that monuments for the guidance of future surveys have been placed on the ground as shown thereon, that the outside boundaries are correctly designated on the plat, that there are no wet lands to be designated thereon, and that said tract has not been heretofore platted.

Dated this 29<sup>th</sup> day of NOVEMBER 1956 A.D.

*K.M. McGhie*  
K.M. McGhie, Registered Civil Engineer & Land Surveyor #1613

Subscribed and sworn to before me a notary Public this 29<sup>th</sup> day of Nov. 1956 A.D. *Vivian Ashcroft*  
My commission expires 4-7 1957  
Notary Public - Olmsted County - Minnesota

Taxes paid and transfer entered this 31<sup>st</sup> day of Dec. 1956 A.D. *James C. Underberg*  
County Auditor

### DEDICATION

We the undersigned certify that we are the sole interested parties in 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 streets, lots & blocks under the name of ELTON HILLS SECOND SUBDIVISION - as shown by said plat, and that we do hereby dedicate to the public for public use forever the streets and avenues as shown thereon, and grant easements as shown thereon.

In the Presence Of  
*Alvin M. Nelson* *Edwin G. Sicksman* *Stanley Guth* *James G. Butler*  
*George J. Spangnick* *Madeline K. Carver* *Theodore Theel* Secretary

State of Minnesota) ss On this 30<sup>th</sup> day of Nov. 1956 A.D. before me, a Notary Public in and for said County, personally appeared, Theodore Theel, County of Olmsted, as on this 30<sup>th</sup> day of Nov. 1956 A.D. before me, a Notary Public in and for said County, personally appeared, Theodore Theel, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.  
My commission expires April 10, 1957  
State of Minnesota) ss On this 27<sup>th</sup> day of Nov. 1956 A.D. before me, a Notary Public in and for said County, personally appeared Stanley Guth, President and Secretary of the Builders Land Co. and that the seal affixed to this instrument is the Corporate Seal of said Corporation and that said instrument was signed and sealed in its behalf by authority of its members, and said Stanley Guth and James G. Butler acknowledge said instrument to be the free act & deed of said Corporation.

My commission expires Oct. 16 1963

*Robert A. Ryan*  
Notary Public, Olmsted County, Minnesota

State of Minnesota) ss  
County of Olmsted  
City of Rochester

I, *Elfreda Reiter*, City Clerk in and for said City of Rochester do hereby certify that on the 3<sup>rd</sup> day of Dec. 1956 A.D. the accompanying and annexed plat was duly approved by the Common Council of the City of Rochester. In testimony whereof, I have hereunto signed my name and affixed the seal of said City of Rochester this 4<sup>th</sup> day of Dec. 1956 A.D.

*Elfreda Reiter*  
City Clerk

Taxes for the year 55 on the lands described within have been paid.

State of Minnesota  
County of Olmsted

Filed for record this 31<sup>st</sup> day of December, 1956 A.D. At 2 O'clock PM  
No. 2873

Instrument No.

*Tom Dancy*  
Register of Deeds  
by M.B. Smyth, deputy