

# BEAR CREEK COURT REPLAT

**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.

**NOTE:**  
 ALL MONUMENTS SHOWN THIS: ○  
 ARE 5/8" I.D. CAPPED PIPES SET  
 WITH REGISTRATION NO. 11622.  
**BASIS OF BEARING SYSTEM:**  
 ALL BEARINGS ARE IN RELATIONSHIP  
 WITH THE WEST R/W LINE OF 15TH AVE.  
 S.E., WHICH IS ASSUMED TO BE S19°53'25"E.



**Surveyor's Certificate**

I hereby certify that I have surveyed and platted the property described on this plat as BEAR CREEK COURT REPLAT, that this 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; 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 Outlot 1, Replat Of South Home Second Addition, Rochester, Minnesota.

*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 before me, Notary Public, this 14<sup>th</sup> day of July, 1983.

*William E. Tontin*  
 Notary Public, Olmsted County, Minnesota

My commission expires July 1983.  
 I certify that this plat has been checked mathematically and that the plat conforms to the applicable platting laws, this 15<sup>th</sup> day of July, 1983.

*Roger W. Brand*  
 Olmsted County Surveyor

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 18 day of July, 1983, 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 19 day of July, 1983.

*Carole A. Grimm*  
 City Clerk

**Tax Statement**

No delinquent taxes due and transfer entered this day of July, 1983.

*Ross Branning*  
 County Auditor  
*Melvin Nelson*, Deputy

Taxes due and payable for the year 1983 have been paid.

*Bob Ryan*  
*Loren Coker* deputy  
 Olmsted County Treasurer

Date July 23<sup>rd</sup> 1983

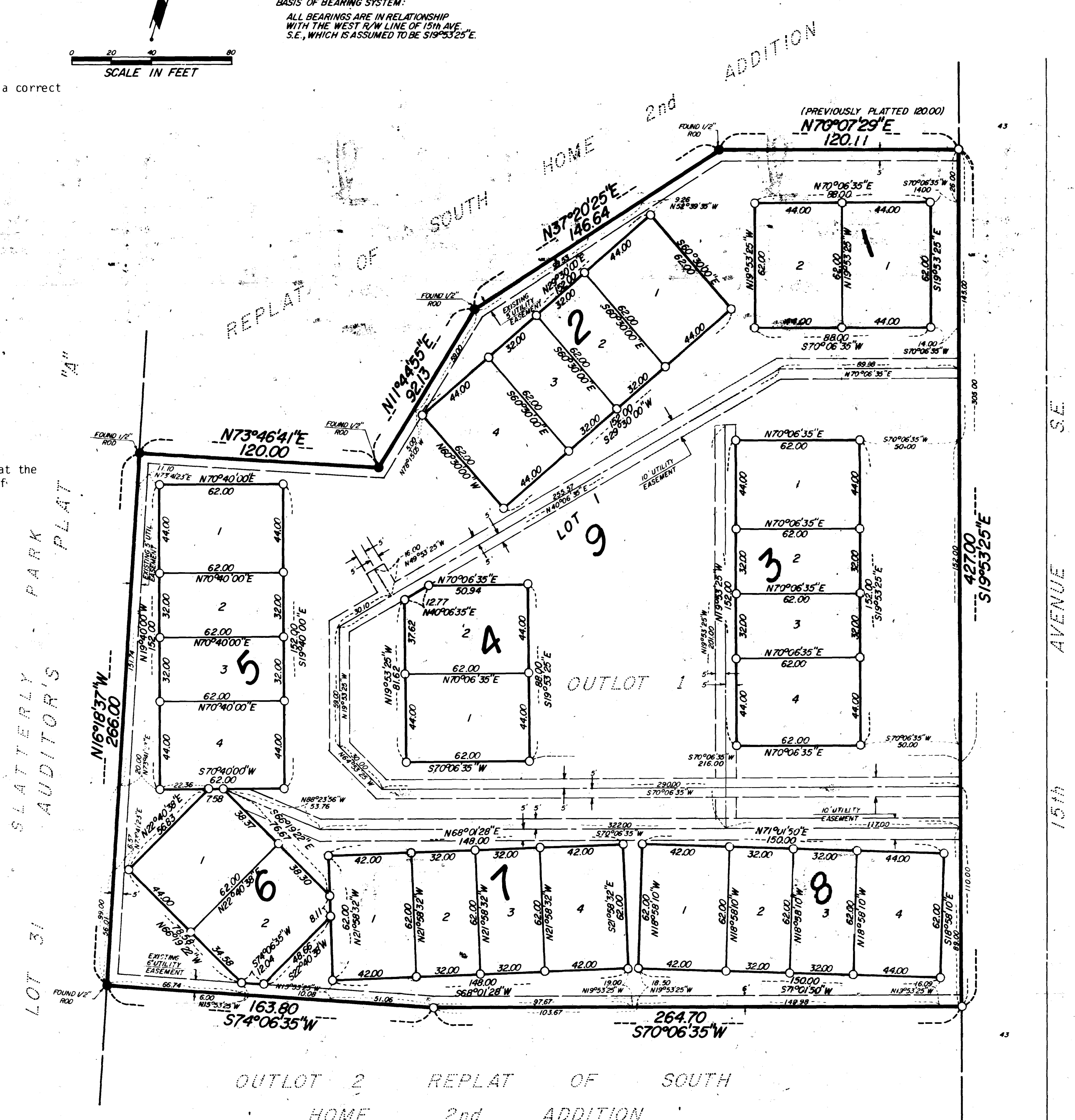
County Recorder

DOCUMENT NUMBER 457132

I hereby certify that this instrument was filed in the Office of the County Recorder for record on this 26 day of July, 1983, at 8:20 o'clock P.M., and was duly recorded in the Olmsted County records.

By County Recorder

*Catherine E. Evans*  
 Deputy



**Instrument of Dedication**

KNOW ALL MEN BY THESE PRESENTS: That Quadco Development, a Minnesota partnership, owner and proprietor, and Norwest Bank Rochester, N.A., mortgagee of the following described property situated in the City of Rochester, State of Minnesota, to wit:

Outlot 1, Replat of South Home Second Addition

have caused the same to be surveyed and platted as BEAR CREEK COURT REPLAT and do hereby donate and dedicate to the public for the public use forever the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Quadco Development, a Minnesota partnership, have caused these presents to be signed this 15 day of July, 1983.

*Gary Larson*  
 Gary Larson, Partner

State of Minnesota  
 County of Olmsted

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of July, 1983, by Gary Larson, a partner of Quadco Development a Minnesota General partnership.

*William E. Tontin*  
 Notary Public, Olmsted County, Minnesota

My commission expires July 1983.

In witness whereof said Norwest Bank Rochester, N.A., has caused these presents to be signed by its proper officers this 15<sup>th</sup> day of July, 1983.

*Stephen R. Coleman* *Mark D. Knutson*

State of Minnesota  
 County of Olmsted

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of July, 1983, by Stephen R. Coleman, its Sr. Vice President and Mark D. Knutson, its Commercial P.E. Officer officers of Norwest Bank Rochester, N.A., on behalf of the corporation.

*Orde L. Bower*  
 Notary Public, Olmsted County, Minnesota

My commission expires 4/4/90

**OFFICIAL PLAT**

PREPARED BY:  
 MCGHEE & BETTS, INC.  
 CONSULTING ENGINEER'S  
 LAND SURVEYOR'S  
 ROCHESTER, MINNESOTA

BEAR CREEK COURT REPLAT