

RIVERBEND SUBDIVISION

BOARD OF COUNTY COMMISSIONERS STATE OF MINNESOTA COUNTY OF OLMSTED

I do hereby certify that the accompanying plat was duly approved by the Olmsted County Board of Commissioners at a meeting held on the 23rd day of February, 19 88. In testimony whereof, I have signed my name and affixed the seal of said County this 23rd day of February, 19 88.

Pamela J. Narnister, Deputy
Olmsted County Auditor

OLMSTED COUNTY PLANNING ADVISORY COMMISSION

I hereby certify that the Olmsted County Planning Advisory Commission has examined the accompanying plat and found that it conforms to the provisions of the Subdivision Ordinance of Olmsted County.

James M. Congell
Commission Chairperson

COUNTY RECORDER 54204 Document Number

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 22nd day of February, 19 88 at 1:42 o'clock P.M. and was duly recorded in Olmsted County Records.

Low Jackson
Olmsted County Recorder of Deputy Nancy Johnson

COUNTY AUDITOR

No delinquent taxes due and transfer entered this 23rd day of February 1988.

Pamela J. Narnister, Deputy
Olmsted County Auditor

COUNTY SURVEYOR

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

This 31 day of December, 19 87. Edward Kusile
Olmsted County Surveyor

COUNTY TREASURER

Taxes due and payable for the year 19 88, have been paid as of this 29th day of January, 19 88.

Kevin Cooker, Deputy
Olmsted County Treasurer

COUNTY BOARD OF HEALTH

The Olmsted County Board of Health has approved the plans for water supply and sewage disposal for this plat.

Bernie Kluck
Public Health Engineer

OLMSTED COUNTY HIGHWAY DEPARTMENT

Approved by the Olmsted County Highway Department, pursuant to the roadway design standard variance granted by the Olmsted County Planning Advisory Commission and concurrence by the Township Board of Supervisors.

Michael Sheehan
Olmsted County Engineer

TOWNSHIP BOARD OF SUPERVISORS

The Township Board of Supervisors for Oronoco Township, Olmsted County, do hereby certify that we have approved the accompanying plat. In testimony whereof, we have signed our names this 1st day of February, 19 88.

Bob Keenig
Board Chairperson
Patricia Christenson
Town Clerk

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That J.D. Properties, Inc. a Minnesota Corporation, contract for deed Vendor, and William L. Gilk and Connie L. Gilk, husband and wife, Owners and Proprietors, and United Mortgage Corporation, a Minnesota Corporation, Mortgagee, of the following described property, to wit:

All of Blocks 18, 19, 20, 21 and 22, and all of Lots 1, 2, 3, 4, 5, 7, 8 and 9, Block 4, and Lot 9, Block 3, and the vacated streets adjoining said Lots and Blocks, Norton and Armstrong Subdivision, according to the plat thereof on file at the County Recorder's Office, and that part of the Northeast Quarter of the Southwest Quarter of Section 14, Township 108 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Beginning at the intersection of the south line of Lot 7, Block 4, and the northwesterly right-of-way line of the township road, said point also being the southeast corner of said Lot 7; thence northeasterly on an assumed azimuth from north of 31 degrees 08 minutes 42 seconds along the northwesterly right-of-way line of the Township Road 88.61 feet; thence northeasterly 41 degrees 38 minutes 42 seconds azimuth along said northwesterly right-of-way line 395.94 feet to the northerly right-of-way line of Lover's Lane; thence easterly 91 degrees 33 minutes 44 seconds azimuth along said northerly right-of-way line 128.32 feet to the center line of Center Street; thence southerly 181 degrees 18 minutes 39 seconds azimuth along said center line 20.00 feet to the southwest corner of said Northeast Quarter of the Southwest Quarter; thence easterly 91 degrees 33 minutes 44 seconds azimuth along the south line of said Northeast Quarter of the Southwest Quarter 471.00 feet; thence northerly 01 degrees 33 minutes 44 seconds azimuth 330.00 feet; thence westerly 271 degrees 33 minutes 44 seconds azimuth 130.00 feet; thence northerly 358 degrees 55 minutes 14 seconds azimuth 500 feet more or less to the high water line of the Middle Fork Zumbro River as said high water line is controlled by the Rochester Hydro Electric Power Dam; thence southwesterly along said high water mark 1785 feet more or less to the intersection with a line that bears 271 degrees 33 minutes 44 seconds azimuth from the point of beginning; thence easterly 91 degrees 33 minutes 44 seconds azimuth along the south line of said Lot 7, Block 4, a distance of 255 feet more or less to the point of beginning.

Except that part of the Blocks 20 and 22, and of the vacated streets adjoining said Blocks, Norton and Armstrong Subdivision, according to the plat thereof on file at the County Recorder's Office, and that part of the Northeast Quarter of the Southwest Quarter of Section 14, Township 108 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southwest corner of said Northeast Quarter of the Southwest Quarter; thence northerly on an assumed azimuth from north of 01 degrees 18 minutes 39 seconds along the west line of said Northeast Quarter of the Southwest Quarter 300.00 feet; thence northwesterly 331 degrees 43 minutes 12 seconds azimuth 60.00 feet to the point of beginning; thence easterly 80.47 feet along a nontangential curve concave southerly having a central angle of 76 degrees 50 minutes 32 seconds a radius of 60.00 feet and a chord azimuth 100 degrees 08 minutes 28 seconds; thence northeasterly 48 degrees 33 minutes 44 seconds azimuth 160.91 feet; thence northerly 358 degrees 55 minutes 14 seconds azimuth 330 feet more or less to the high water mark of the Middle Fork Zumbro River, as said high water mark is controlled by the top of the Rochester Hydro Electric Power Dam; thence southwesterly 375 feet more or less along said high water mark to the intersection with a line that bears 331 degrees 43 minutes 12 seconds azimuth from the point of beginning; thence southeasterly 151 degrees 43 minutes 12 seconds azimuth 323 feet more or less to the point of beginning.

Said tract contains 16 acres more or less.

KNOW ALL MEN BY THESE PRESENTS: That William L. Gilk and Connie L. Gilk, husband and wife, Owners and Proprietors, and United Mortgage Corporation, a Minnesota Corporation, Mortgagee, and Marquette Bank Rochester, Mortgagee, of the following described property, to wit:

That part of the Blocks 20 and 22, and of the vacated streets adjoining said Blocks, Norton and Armstrong Subdivision, according to the plat thereof on file at the County Recorder's Office, and that part of the Northeast Quarter of the Southwest Quarter of Section 14, Township 108 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southwest corner of said Northeast Quarter of the Southwest Quarter; thence northerly on an assumed azimuth from north of 01 degrees 18 minutes 39 seconds along the west line of said Northeast Quarter of the Southwest Quarter 300.00 feet; thence northwesterly 331 degrees 43 minutes 12 seconds azimuth 60.00 feet to the point of beginning; thence easterly 80.47 feet along a nontangential curve concave southerly having a central angle of 76 degrees 50 minutes 32 seconds, a radius of 60.00 feet and a chord azimuth 100 degrees 08 minutes 28 seconds; thence northeasterly 48 degrees 33 minutes 44 seconds azimuth 160.91 feet; thence northerly 358 degrees 55 minutes 14 seconds azimuth 330 feet more or less to the high water mark of the Middle Fork Zumbro River, as said high water mark is controlled by the top of the Rochester Hydro Electric Power Dam; thence southwesterly 375 feet more or less along said high water mark to the intersection with a line that bears 331 degrees 43 minutes 12 seconds azimuth from the point of beginning; thence southeasterly 151 degrees 43 minutes 12 seconds azimuth 323 feet more or less to the point of beginning.

Said tract contains 2.3 acres more or less.

Have caused the same to be surveyed, platted and replatted as RIVERBEND SUBDIVISION and do hereby donate and dedicate to the public for public use forever the thoroughfares and grant the easements as shown on this plat.

In witness whereof, said J.D. Properties, Inc. has caused these presents to be signed by its proper Officers this 18th day of February, 19 88.

James Donlinger, President

Diane Donlinger, Sec. Treas
Diane Donlinger, Secretary/Treasurer

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 18th day of February, 19 88 by James Donlinger and Diane Donlinger, President and Secretary/Treasurer, respectively, of J.D. Properties, Inc., a Minnesota Corporation, on behalf of the Corporation.

Brenda S. Udenberg
Notary Public, Olmsted County, MN
My Commission Expires 8-15-91

In witness whereof said United Mortgage Corporation, a Minnesota Corporation, has caused these presents to be signed by its proper Officer this 18th day of February, 19 88.

Alan S. Holtan
Alan S. Holtan, Vice President

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 18th day of FEBRUARY, 19 88 by Alan S. Holtan of, United Mortgage Corporation, a Minnesota Corporation, on behalf of said Corporation.

Katherine A. Holtan
Notary Public, Olmsted County, MN

In witness whereof said William L. Gilk and Connie L. Gilk have hereunto set their hands this 27 day of January, 19 88.

William L. Gilk
William L. Gilk
Connie L. Gilk
Connie L. Gilk

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 21 day of Jan, 1988 by William L. Gilk and Connie L. Gilk.

Sharon J. Thomas
Notary Public, Olmsted County, MN
My Commission Expires 6-27-89

In witness whereof said, Marquette Bank Rochester, a Minnesota Corporation, has caused these presents to be signed by its proper Officer this 16 day of Feb, 19 88.

Gary O. Kitzman
Gary O. Kitzman, Branch Manager

STATE OF MINNESOTA
COUNTY OF Olmsted

The foregoing instrument was acknowledged before me this 18 day of February, 19 88 by Gary O. Kitzman of, Marquette Bank Rochester, a Minnesota Corporation, on behalf of said Corporation.

D.S. Sellen
Notary Public, Olmsted County, MN

SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed, platted and replatted the property described on this plat as RIVERBEND SUBDIVISION, that the plat is a correct representation of said survey, that all distances are correctly shown on said 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 wetlands or public highways to be designated on said plat other than as shown.

Donald R. Borcharding
DONALD R. BORCHARDING
Minnesota R.L.S. 10162

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Surveyor's Certificate was acknowledged before me this 19th day of February, 19 88 by Donald R. Borcharding, Minnesota R.L.S. 10162.

Kathryn M. Malloy
NOTARY PUBLIC, MINNESOTA
OLMSTED COUNTY
My Commission Expires 6/17/91

Kathryn M. Malloy
Notary Public, Olmsted County, MN
My Commission Expires 6-17-91



FINAL PLAT
RIVERBEND SUBDIVISION

PROJECT NUMBER 1896-87
DATE 11/13/87
DRAWN BY M. Fritz
REVISIONS

SHEET NUMBER
1
OF TWO SHEETS

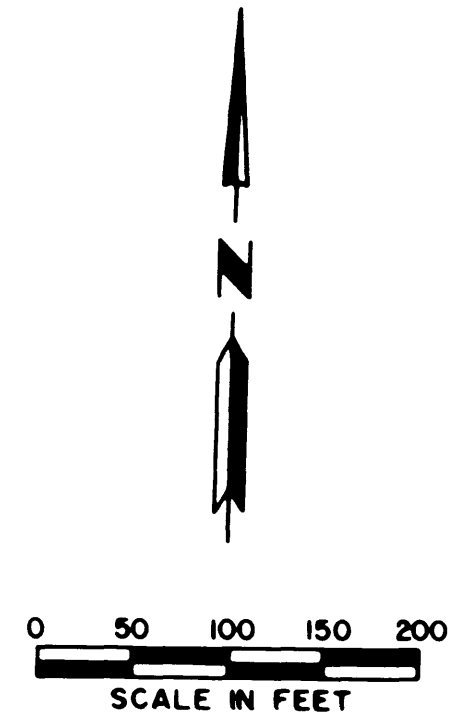
RIVERBEND SUBDIVISION



VERTICAL CONTROL
THE ELEVATIONS ON THIS PLAN ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929.

BENCH MARK
R.R. SPIKE IN 18" OAK TREE
120' ± N.E. OF LOVER'S LANE
AND RIVERBEND LANE.
ELEV. 954.05

HIGH WATER MARK
AS CONTROLLED BY
THE TOP OF THE
ROCHESTER HYDRO
ELECTRIC DAM
WATER ELEV.
11-24-87 913.4

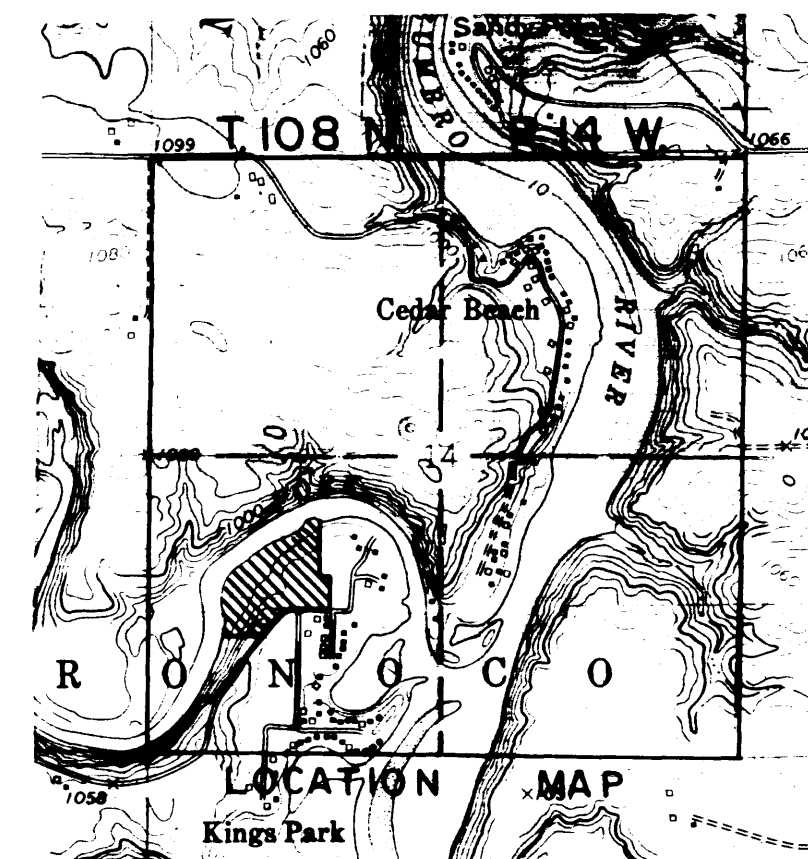


BEARINGS
Plat Bearings are azimuths measured
to the right from an assumed North.

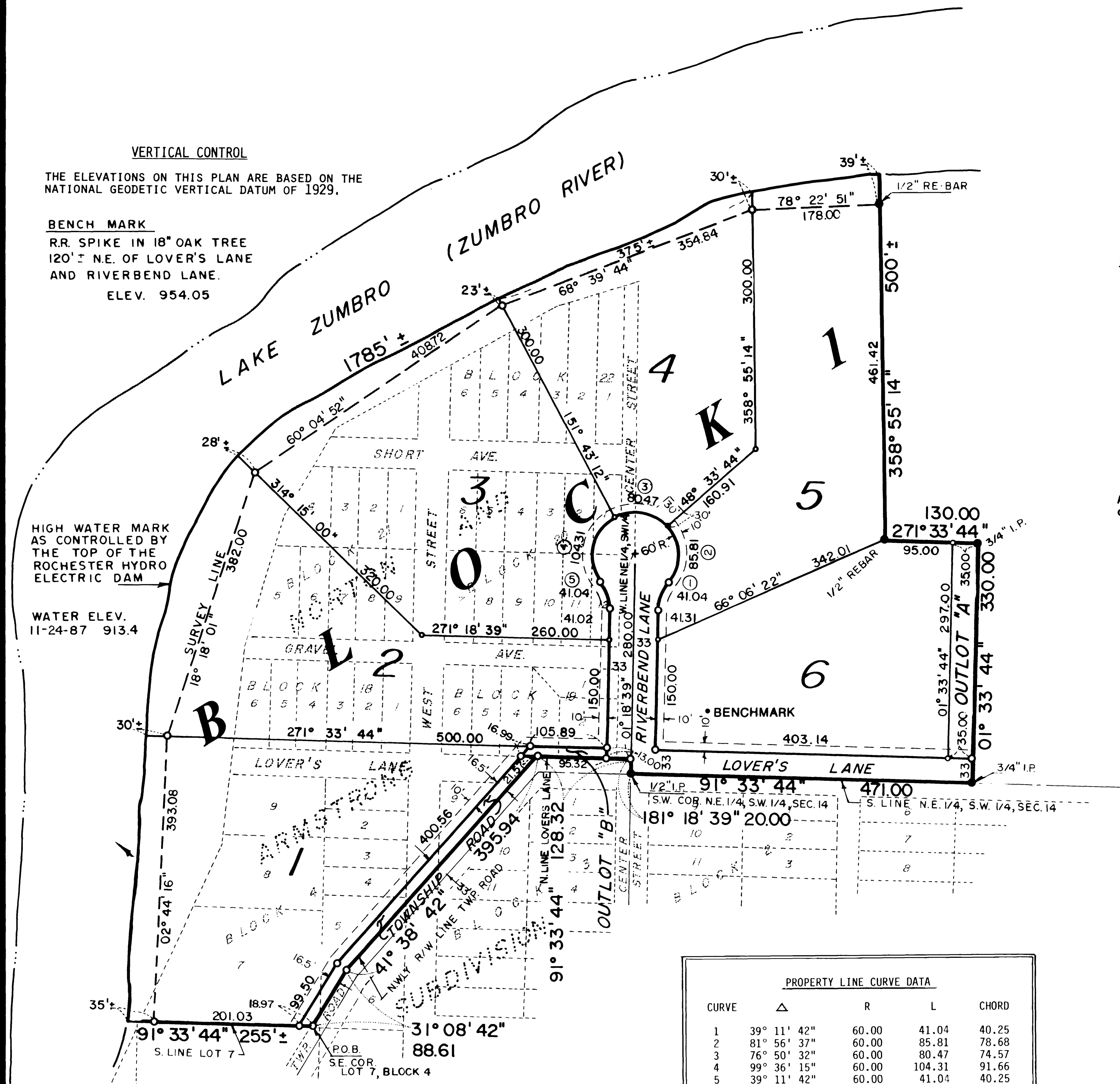
MONUMENTS

- 1/2" Rebars
- 3/4" Iron Pipes
- Found Monuments (Pipe, Rod, Etc.)
- ⊙ No Monuments Found or Set

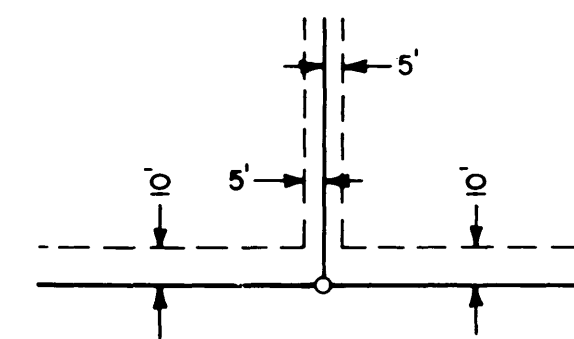
All monuments set have a plastic cap stamped R.L.S. 10162.



FINAL PLAT
RIVERBEND SUBDIVISION



Utility Easements are shown thus:



Being 5-feet in width, unless otherwise indicated, and adjoining lot lines, and 10-feet in width and adjoining street lines, as shown on the plat.

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.

PROPERTY LINE CURVE DATA				
CURVE	Δ	R	L	CHORD
1	39° 11' 42"	60.00	41.04	40.25
2	81° 56' 37"	60.00	85.81	78.68
3	76° 50' 32"	60.00	80.47	74.57
4	99° 36' 15"	60.00	104.31	91.66
5	39° 11' 42"	60.00	41.04	40.25

ⓐ CURVE REFERENCE

PROJECT NUMBER 1896-87
DATE 11/13/87
DRAWN BY m. fritz

SHEET NUMBER

2

TWO SHEETS