

OFFICIAL PLAT

SOUTH PARK THREE

Surveyor's Certificate

I hereby certify that I have surveyed and platted the property described on this plat as SOUTH PARK THREE; 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 other than shown thereon.

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, a Notary Public, this 20th day of May, 1992.

William E. Tointon, Notary Public, Olmsted County, Minnesota

My commission expires 8/4/95

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 21st day of May, 1992.

Edward P. Knille, Olmsted County Surveyor

Tax Statements

Taxes payable in the year 1992 on the land herein described have been paid; there are no delinquent taxes and transfer has been entered this day of July, 1992.

Bob Ryan, Olmsted County Auditor/Treasurer

By Pamela J. Jamieson, 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 4th day of May, 1992, 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 15th day of July, 1992.

Carole A. Grimm, City Clerk

County Recorder

DOCUMENT NUMBER 631708

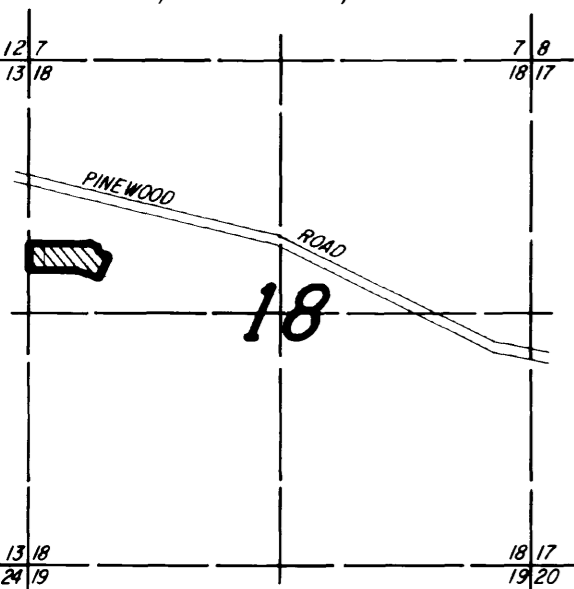
I hereby certify that this instrument was filed in the Office of the County Recorder for record on this 16th day of July, 1992, at 8:42 o'clock A.M., and was duly recorded in the Olmsted County records.

MARY CALLIER

By County Recorder

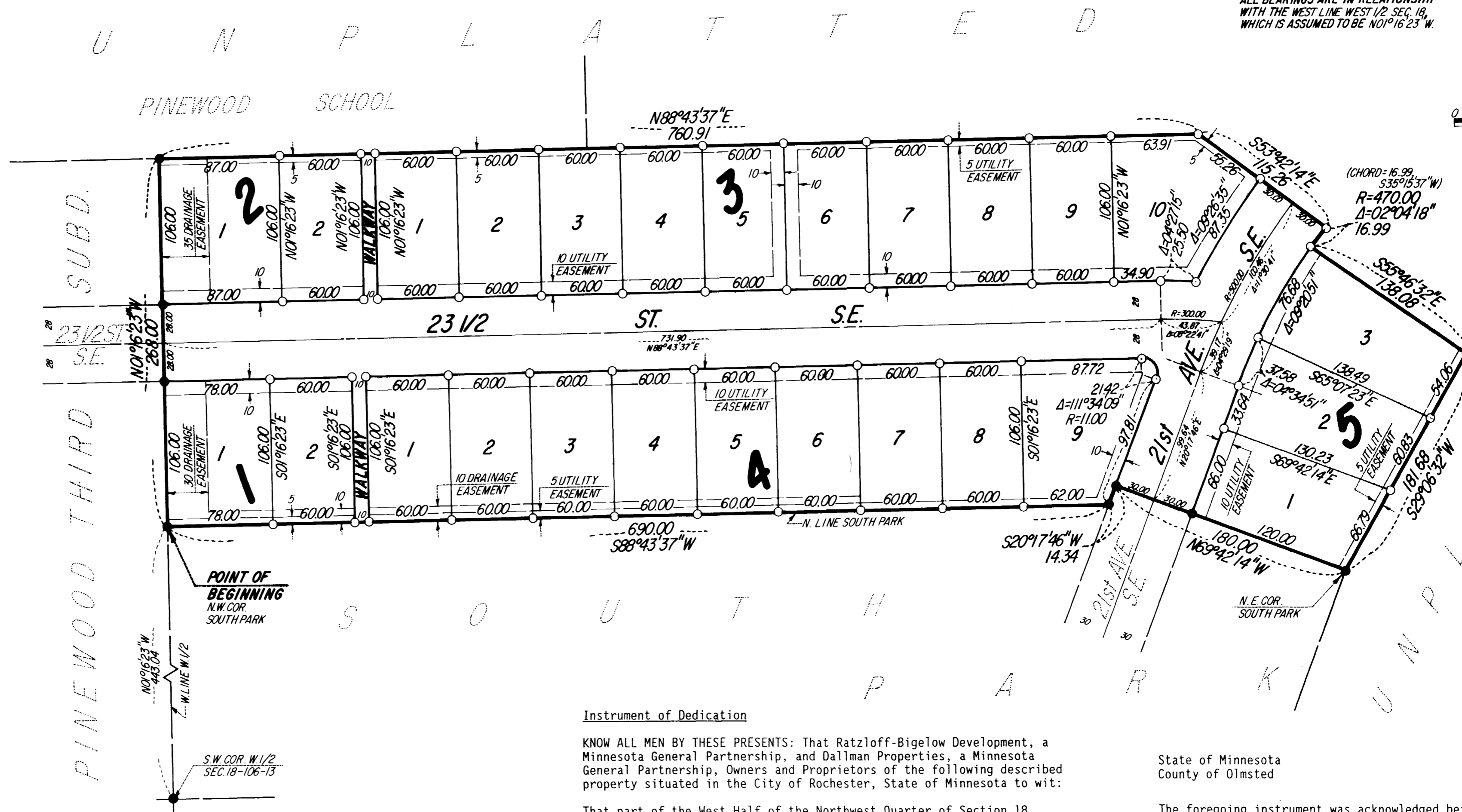
Carole M. Ferris, Deputy

PROPERTY LOCATION MAP



DRAINAGE EASEMENT defined: An unobstructed easement for the operation and maintenance of waterways, both surface and underground, running over, across, and under said easement.

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 THUS: O ARE 5/8" I.D. CAPPED PIPES SET WITH REGISTRATION NO. 11622. ALL MONUMENTS SHOWN THUS: ● ARE FOUND 5/8" PIPES, UNLESS OTHERWISE NOTED. BASIS OF BEARING SYSTEM: ALL BEARINGS ARE IN RELATIONSHIP WITH THE WEST LINE WEST 1/2 SEC. 18, WHICH IS ASSUMED TO BE N01°16'23" W.

Instrument of Dedication

KNOW ALL MEN BY THESE PRESENTS: That Ratzloff-Bigelow Development, a Minnesota General Partnership, and Dallman Properties, a Minnesota General Partnership, Owners and Proprietors of the following described property situated in the City of Rochester, State of Minnesota to wit:

That part of the West Half of the Northwest Quarter of Section 18, Township 106 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Commencing at the southwest corner of said West Half; thence North 01 degree 16 minutes 23 seconds West, assumed bearing, along the west line of said West Half, 443.04 feet to the northwest corner of SOUTH PARK for a point of beginning; thence continue North 01 degree 16 minutes 23 seconds West, along said west line, 268.00 feet; thence North 88 degrees 43 seconds 37 seconds East, 760.91 feet; thence South 53 degrees 42 minutes 14 seconds East, 115.26 feet; thence southwesterly 16.99 feet along a non-tangential curve, concave southeasterly, central angle of 02 degrees 04 minutes 18 seconds, radius of 470.00 feet, and the chord of said curve bears South 35 degrees 15 minutes 37 seconds West, 16.99 feet; thence South 55 degrees 46 minutes 32 seconds East, not tangent to said curve, 138.08 feet; thence South 29 degrees 06 minutes 32 seconds West, 181.68 feet to the northeast corner of SOUTH PARK (the next 3 courses are along the north line of said SOUTH PARK); thence North 69 degrees 42 minutes 14 seconds West, 180.00 feet; thence South 20 degrees 17 minutes 46 seconds West, 14.34 feet; thence South 88 degrees 43 minutes 37 seconds West, 690.00 feet to the point of beginning.

Containing 5.52 acres more or less.

have caused the same to be surveyed and platted as SOUTH PARK THREE and do hereby donate and dedicate to the public use forever the thoroughfares, and walkways and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Ratzloff-Bigelow Development, a Minnesota General Partnership, has caused these presents to be signed this 22nd day of May, 1992.

Harvey R. Ratzloff, A General Partner

Joel O. Bigelow, A General Partner

State of Minnesota County of Olmsted

The foregoing instrument was acknowledged before me this 22nd day of May, 1992, by Harvey R. Ratzloff, and Joel O. Bigelow, partners of Ratzloff-Bigelow Development.

William E. Tointon, Notary Public, Olmsted County, Minnesota

My commission expires 8/4/95

In witness whereof said Dallman Properties, a Minnesota General Partnership, has caused these presents to be signed this 22nd day of May, 1992.

Don P. Dallman, A General Partner

State of Minnesota County of Olmsted

The foregoing instrument was acknowledged before me this 22nd day of May, 1992, by Don P. Dallman, a partner of Dallman Properties, a General Partnership.

William E. Tointon, Notary Public, Olmsted County, Minnesota

My commission expires 8/4/95

PREPARED BY: McGhie & Betts, Inc. Consulting Engineers Planners Land Surveyors Rochester, Minnesota