

# OFFICIAL PLAT

# ARLINGTON SUBDIVISION

**County Surveyor**

I certify that this plat has been checked mathematically, and that the plat conforms to the applicable laws, this 22 day of August, 1996.

Edward P. Kivela  
County Surveyor

**Tax Statements**

Taxes due and payable in the year 1996 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 22 day of September, 1996.

Bob Ryan  
Olmsted County Auditor/Treasurer

By Tom Coates Deputy

**City Approval**

State of Minnesota  
County of Olmsted  
City of Rochester

I, Judy K. Scherr, Acting City Clerk, in and for the City of Rochester, do hereby certify that on the 27th day of August, 1996, 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 27 day of SEPTEMBER, 1996.

Judy Kay Scherr  
Acting City Clerk

**County Recorder**

DOCUMENT NUMBER 735236

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 24th day of September, 1996, at 12 o'clock P.M., and was duly recorded in the Olmsted County records.

By Mary F. Collins  
County Recorder

Remond G. Nemister  
Deputy

**Instrument of Dedication**

KNOW ALL MEN BY THESE PRESENTS: That Marc F. Carpenter and Helen P. Carpenter, co-trustees of the Marc F. Carpenter Trust dated November 13, 1992, and co-trustees of the Helen P. Carpenter Trust dated November 13, 1992, owners and proprietors of the following described property situated in the City of Rochester, State of Minnesota, to wit:

That part of the Northeast Quarter of Section 28, Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northwest corner of said Northeast Quarter; thence SOUTH, assumed bearing, along the west line thereof, 488.95 feet; thence South 38 degrees 43 minutes 55 seconds East, 501.21 feet; thence North 51 degrees 15 minutes 12 seconds East, 75.00 feet to the most westerly corner of LIBERTY MANOR TOWNHOMES THIRD SUBDIVISION for the point of beginning; thence continue North 51 degrees 15 minutes 12 seconds East, along the northwesterly line of said SUBDIVISION a distance of 456.60 feet; thence North 38 degrees 44 minutes 48 seconds West, 204.95 feet; thence South 89 degrees 03 minutes 25 seconds West, 402.86 feet; thence South 00 degrees 56 minutes 35 seconds East, 106.81 feet; thence southerly 88.19 feet along a tangential curve concave northwesterly, central angle of 38 degrees 52 minutes 07 seconds, and radius of 130.00 feet to the northeasterly right way line of C.S.A.H. No. 4; thence South 38 degrees 43 minutes 55 seconds East along said right of way line, 320.68 feet to the point of beginning.

Containing 3.58 acres, more or less.

have caused the same to be surveyed and platted as ARLINGTON SUBDIVISION 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 Marc F. Carpenter, co-trustee and Helen P. Carpenter, co-trustee, have caused these presents to be signed this 22 day of August, 1996.

By Marc F. Carpenter  
Marc F. Carpenter, Co-trustee

By Helen P. Carpenter  
Helen P. Carpenter, Co-trustee

State of Minnesota  
County of Olmsted

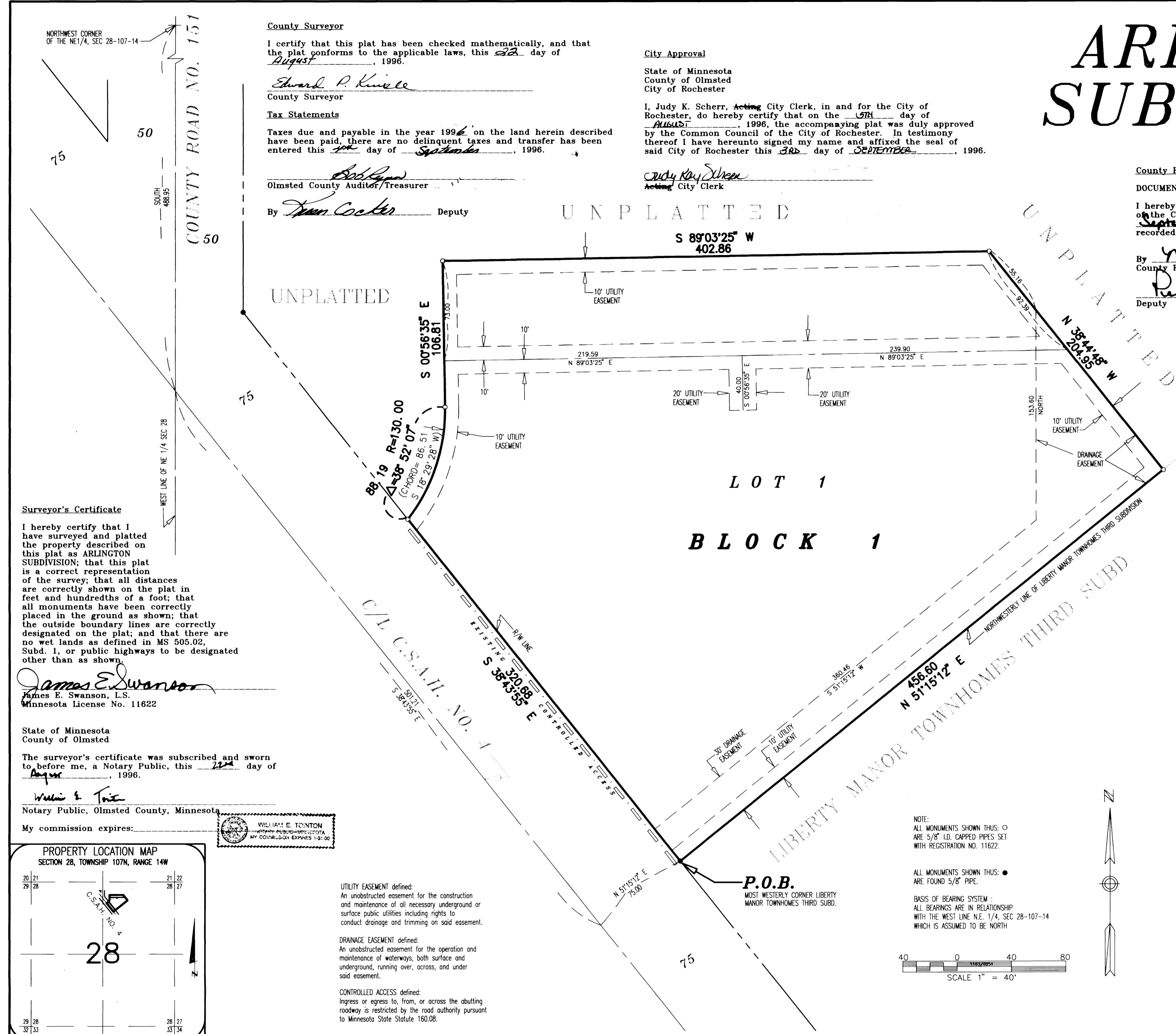
The foregoing instrument was acknowledged before me this 22nd day of August, 1996, by Marc F. Carpenter, as co-trustee, and Helen P. Carpenter, as co-trustee of the Marc F. Carpenter Trust dated November 13, 1992, and of the Helen P. Carpenter Trust, dated November 13, 1992.

Jennifer A. White  
Notary Public, Olmsted County, Minnesota

My commission expires January 31, 2000

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

ARLINGTON SUBDIVISION



**Surveyor's Certificate**

I hereby certify that I have surveyed and platted the property described on this plat as ARLINGTON SUBDIVISION; 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 wet lands as defined in MS 505.02, Subd. 1, or public highways to be designated other than as shown.

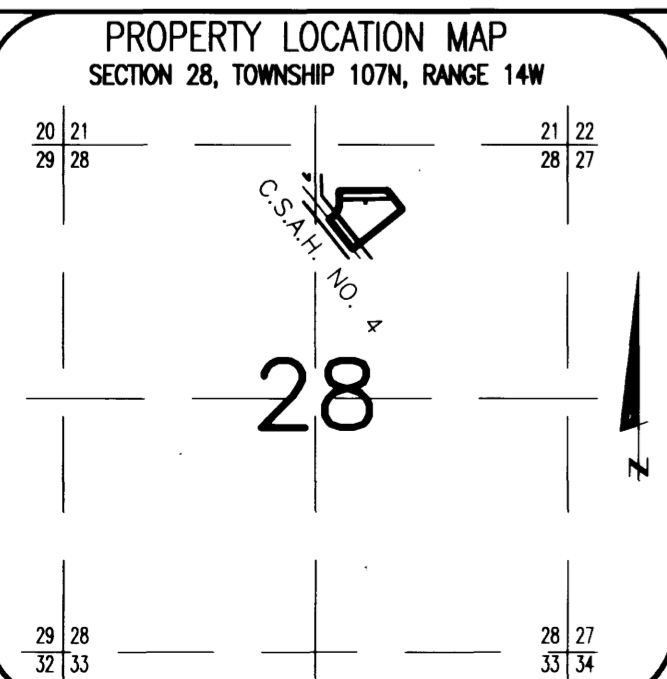
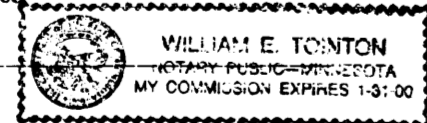
James E. Swanson  
James E. Swanson, L.S.  
Minnesota License No. 11622

State of Minnesota  
County of Olmsted

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 22nd day of August, 1996.

William E. Tonton  
Notary Public, Olmsted County, Minnesota

My commission expires:



**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.

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

**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.

NOTE:  
ALL MONUMENTS SHOWN THUS: ○  
ARE 5/8" I.D. CAPPED PIPES SET WITH REGISTRATION NO. 11622.

ALL MONUMENTS SHOWN THUS: ●  
ARE FOUND 5/8" PIPE.

BASIS OF BEARING SYSTEM:  
ALL BEARINGS ARE IN RELATIONSHIP WITH THE WEST LINE N.E. 1/4, SEC 28-107-14 WHICH IS ASSUMED TO BE NORTH

