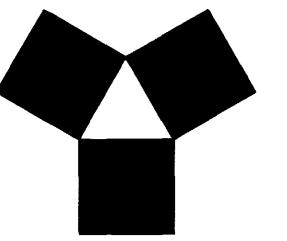


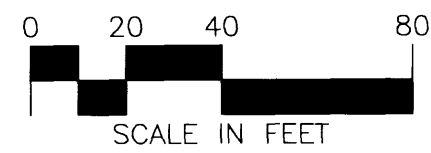
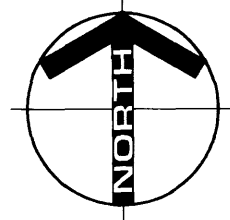
# NORTHERN HEIGHTS EAST TWELFTH SUBDIVISION



**YAGGY COLBY ASSOCIATES**

ENGINEERS • ARCHITECTS  
SURVEYORS • PLANNERS  
LANDSCAPE ARCHITECTS

717 THIRD AVENUE SOUTHEAST  
ROCHESTER, MINNESOTA 55904  
507-288-6464  
FAX 507-288-5058



### BEARINGS

Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from Grid North.

### 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.

### DRAINAGE EASEMENT DEFINED

An unobstructed easement for the construction and maintenance of underground and surface drainage facilities and utility easement.

U.E. = UTILITY EASEMENT

D.E. = DRAINAGE EASEMENT

A utility easement is granted over all of Lots 9 and 10, Block 1, and all of Lots 9 and 10, Block 2

### 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 L.S. 20703.

STATE OF MINNESOTA  
COUNTY OF OLMTSTED  
CITY OF ROCHESTER

I, JUDY KAY STEEN, City Clerk, in and for the City of Rochester, do hereby certify that on the 27th day of MAY, 1996, the accompanying 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 30th day of SEPTEMBER, 1996.

Judy Kay Steen  
City Clerk

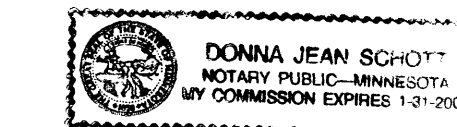
In witness whereof, said City of Rochester has caused these presents to be signed by its proper Officers this 30th day of SEPTEMBER, 1996

Charles Canfield  
Charles Canfield, Mayor

Judy Kay Steen  
City Clerk

STATE OF MINNESOTA  
COUNTY OF OLMTSTED

The foregoing instrument was acknowledged before me this 30th day of SEPTEMBER, 1996, by Charles Canfield and JUDY KAY STEEN, Mayor and City Clerk respectively, of the City of Rochester, a Minnesota Municipal Corporation on behalf of the Corporation.



Donna J. Schott  
Notary Public, Olmsted County, MN  
My Commission Expires 01/31/2000

### COUNTY AUDITOR/TREASURER

Taxes payable in the year 1996 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 7th day of SEPTEMBER, 1996.

Donna J. Schott  
Olmsted County Auditor/Treasurer  
By Jan Locker Deputy

### COUNTY RECORDER

Document Number 735576

I hereby certify that this instrument was filed in the Office of the County Recorder for record on this 7th day of Sept, 1996, at 11:12 o'clock A.m. and was duly recorded in Olmsted County Records.

Mary Callier  
Olmsted County Recorder  
By Nancy Johnson, Deputy

### COUNTY SURVEYOR

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

This 10 day of June, 1996

Edward P. Kinale  
Olmsted County Surveyor

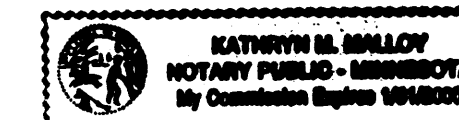
### SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed and platted the property described on this plat as NORTHERN HEIGHTS EAST TWELFTH SUBDIVISION, that this 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 or will be correctly placed in the ground by August 1, 1996; that the outside boundary lines are correctly designated; and that there are no wetlands as defined in MS 505.02, Subd. 1, or public highways to be designated on said plat other than as shown.

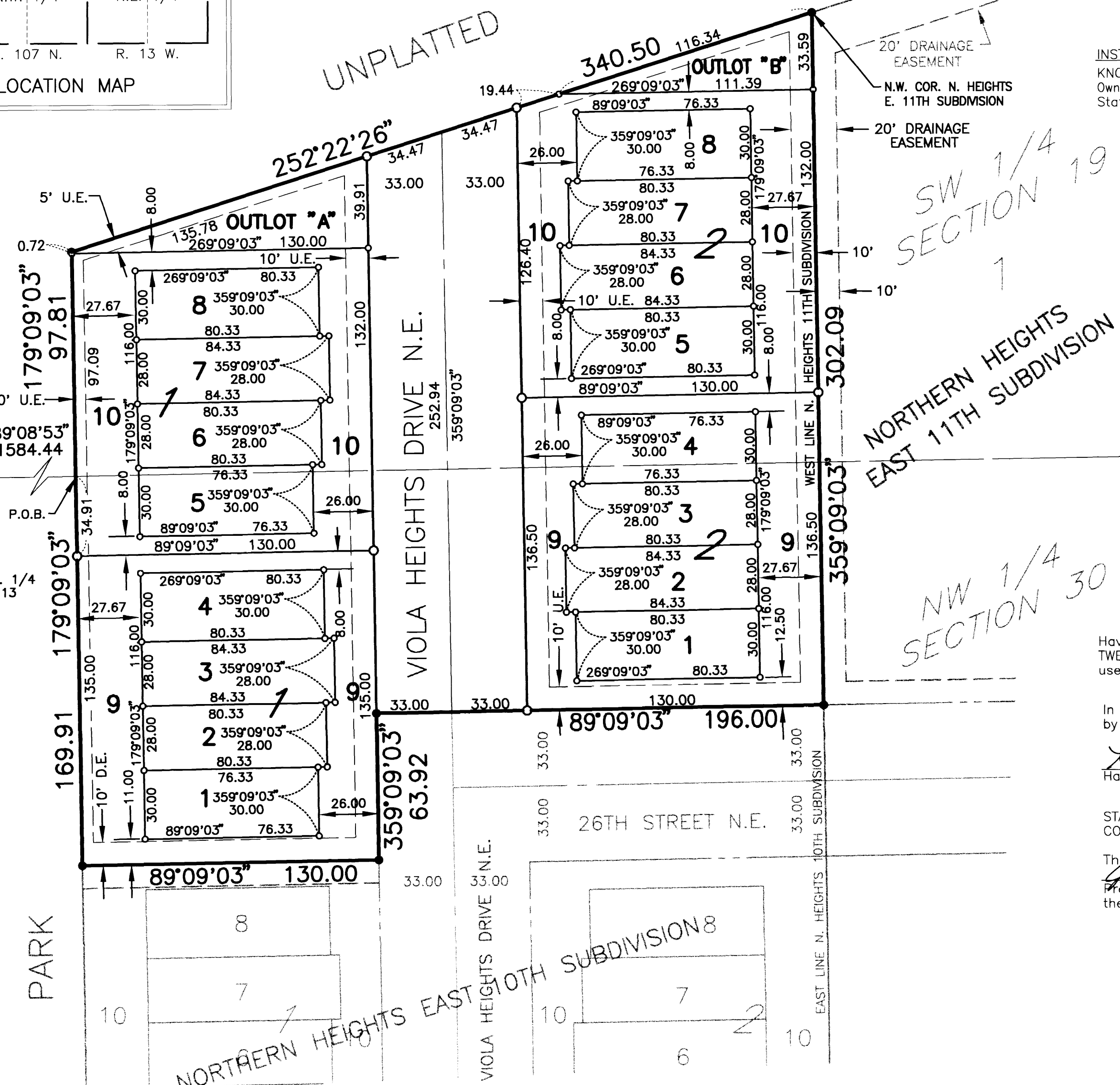
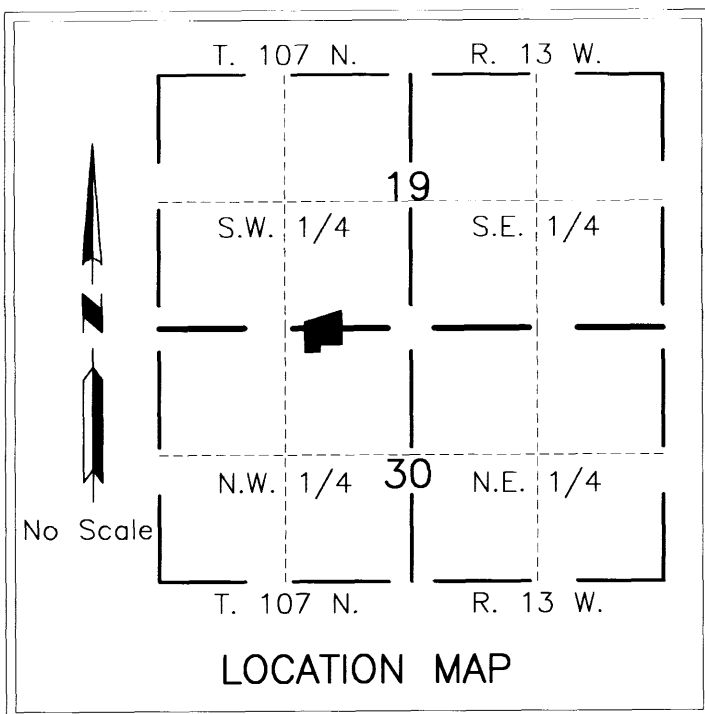
STATE OF MINNESOTA  
COUNTY OF OLMTSTED

Michael J. Fritz  
Michael J. Fritz  
Minnesota L.S. No. 20703

The foregoing Surveyor's Certificate was acknowledged before me this 23rd day of May, 1996 by Michael J. Fritz, L.S. No. 20703.



Kathryn M. Malloy  
Notary Public, Olmsted County, MN  
My Commission Expires 1-31-2000



### INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Payne Company, a Minnesota Corporation, Owners and Proprietors of the following described property, situated in the County of Olmsted, State of Minnesota, to wit:

That part of the Southeast Quarter of the Southwest Quarter of Section 19, and the Northeast Quarter of the Northwest Quarter of Section 30, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Commencing at the northwest corner of said Northwest Quarter; thence easterly on a Minnesota State Plane Grid Azimuth from north 89 degrees 08 minutes 53 seconds azimuth 1584.44 feet to the east line of Outlot "A", Northern Heights East Tenth Subdivision, according to the plat thereof on file in the County Recorder's office, Olmsted County, Minnesota, and the point of beginning; thence southerly 179 degrees 09 minutes 03 seconds azimuth 169.91 feet to the northwest corner of Lot 10, Block 1, said Northern Heights East Tenth Subdivision; thence easterly 89 degrees 09 minutes 03 seconds along the north line of said Lot 10 a distance of 130.00 feet to the westerly right of way line of Viola Heights Drive N.E.; thence northerly 359 degrees 09 minutes 03 seconds azimuth along said right of way line 63.92 feet to the northerly right of way line of 26th Street N.E.; thence easterly 89 degrees 09 minutes 03 seconds azimuth 196.00 feet to the westerly line of Northern Heights East Eleventh Subdivision, according to the plat thereof on file in the County Recorder's Office, Olmsted County, Minnesota; thence northerly 359 degrees 09 minutes 03 seconds azimuth along said westerly line to the northwest corner of said Northern Heights East Eleventh Subdivision 302.09 feet; thence westerly 252 degrees 22 minutes 26 seconds azimuth 340.50 feet to the northeast corner of said Outlot "A"; thence southerly 179 degrees 09 minutes 03 seconds azimuth 97.81 feet to the point of beginning.

Said tract contains 2.08 acres more or less.

Have caused the same to be surveyed and platted as NORTHERN HEIGHTS EAST TWELFTH 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.

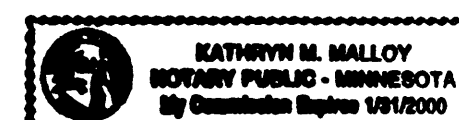
In witness whereof, said Payne Company has caused these presents to be signed by its proper Officers this 10th day of June, 1996

Harold E. Payne  
Harold E. Payne, Chairman

Roger H. Payne  
Roger H. Payne, President

STATE OF MINNESOTA  
COUNTY OF OLMTSTED

The foregoing instrument was acknowledged before me this 10th day of June, 1996 by Harold E. Payne and Roger H. Payne, Chairman and President respectively, of Payne Company, a Minnesota Corporation on behalf of the Corporation.



Kathryn M. Malloy  
Notary Public, Olmsted County, MN  
My Commission Expires 1-31-2000

PROJECT NUMBER: 4894  
COMPUTER FILE: 4894SF01.DWG  
DATE: 04/16/96  
DRAFTERPERSON: R.A.S.