

BYRON WEST INDUSTRIAL PARK

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That the City of Byron, Minnesota and Byron Economic Development Authority, County of Olmsted, State of Minnesota being owners and proprietors of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

That part of the Northwest Quarter and the Southwest Quarter of Section 31, Township 107 North, Range 15 West, Olmsted County, described as follows:

BEGINNING at the southwest corner of the Northwest Quarter of said Section 31; thence North 00 degrees 26 minutes 26 seconds West (Note: All bearings are in relationship with the west line of said Northwest Quarter, which is assumed) along the west line of said Northwest Quarter a distance of 1094.90 feet to the southerly Right-of-Way of the Chicago and Northwestern Railroad; thence South 88 degrees 41 minutes 50 seconds East along said southerly Right-of-Way a distance of 2568.69 feet to the east line of said Northwest Quarter; thence South 00 degrees 30 minutes 32 seconds East along said east line a distance of 1024.12 feet to the southeast corner of said Northwest Quarter; thence South 00 degrees 30 minutes 32 seconds East along the east line of the Southwest Quarter of said Section 31 a distance of 50.58 feet; thence South 89 degrees 40 minutes 14 seconds West a distance of 2568.95 feet to the west line of said Southwest Quarter; thence North 00 degrees 16 minutes 38 seconds West along said west line a distance of 52.96 feet to the POINT OF BEGINNING.

Said Parcel contains 65.52 acres, more or less.

Said Parcel is subject to Township Road Right-of-Way over the westerly 33.00 feet.

Said Parcel is subject to any other easements or encumbrances of record.

Have caused the same to be surveyed and platted as BYRON WEST INDUSTRIAL PARK 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 City of Byron has caused these presents to be signed

by its proper Officers this 19th day of February, 2003.

Gregory H. Brandt Mayor
Gerald A. Hennicks City Administrator

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 19th day of February

2003, by Gregory H Brandt, Mayor and

Gerald A Hennicks, City Administrator.



Mary K. Blair-Hoeft
Notary Public, Olmsted County, MN
My Commission Expires 1-31-05

In witness whereof, said Byron Economic Development Authority of the City of Byron, County of Olmsted, State of Minnesota has caused these presents to be signed

by its proper Officer this 26 day of February, 2003.

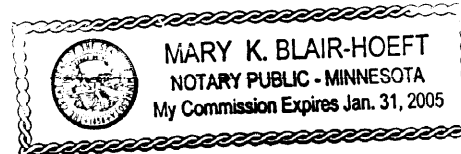
Charles J Skarie
Chairperson

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing instrument was acknowledged before me this 26 day of February

2003, by Charles J Skarie, Chairperson, Byron

Economic Development Authority, County of Olmsted, City of Byron.



Mary K. Blair-Hoeft
Notary Public, Olmsted County, MN
My Commission Expires 1-31-03

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2003 on the land herein described have been paid, there

are no delinquent taxes and transfer has been entered this 30th

day of APRIL, 2003.

DOCUMENT NUMBER A-965859

I hereby certify that this instrument was filed in the Office of Property Records and

Licensing for the record on this 30th day of APRIL, 2003.

at 12 o'clock P.M., and was duly recorded in the Olmsted County records.

Daniel A. Hall
Director of Property Records & Licensing

Wendy von Wald
Deputy

COUNTY SURVEYOR

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

This 13 day of March, 2003.

Edward P. Kuisle
Edward P. Kuisle
Olmsted County Surveyor

CITY APPROVAL

STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF BYRON

We do hereby certify that on the 26th day of April, 2001, the accompanying plat was duly approved by the Common Council of the City of Byron. In testimony whereof, we have hereunto signed our names this

19th day of February, 2003.

Gregory H. Brandt Mayor
Mary K. Blair-Hoeft City Clerk / Treasurer

SURVEYOR'S CERTIFICATE

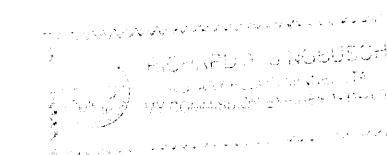
I do hereby certify that I have surveyed and platted the property described on this plat as BYRON WEST INDUSTRIAL PARK, that this plat is a correct representation of said survey, that all distances are correctly shown on said plat in feet and hundredths of a foot, that all monuments have been correctly placed in the ground as shown; 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.

Richard J. Massey
Richard J. Massey
Minnesota L.S. No. 41814

STATE OF MINNESOTA
COUNTY OF OLMSTED

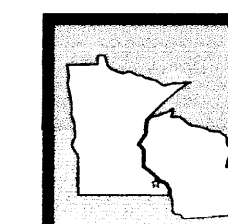
The foregoing Surveyor's Certificate was acknowledged before me this 19th

day of FEBRUARY, 2003, by Richard J. Massey, L.S. No. 41814.



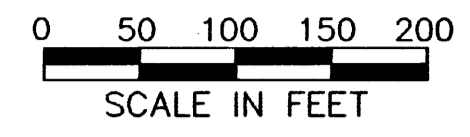
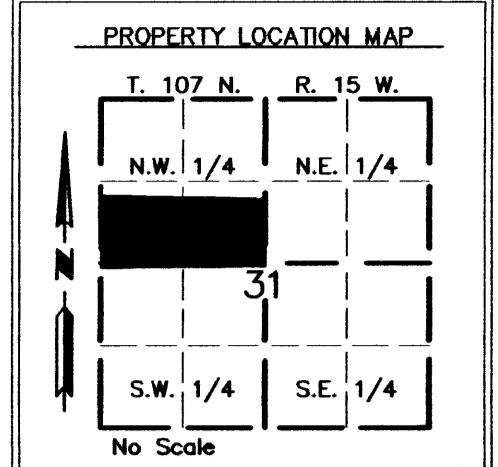
Daniel A. Hall
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2005

856A



BRAND & MASSEY SURVEYING, INC.
1009 WHITEWATER AVENUE
ST. CHARLES, MN. 55972
PH. NO. 507-932-3895

BYRON WEST INDUSTRIAL PARK



BASIS OF BEARINGS

All Bearings are in relationship with the west line of the NW 1/4 Sec. 31-107-15 which is assumed to be N 00°26'26" W.

CONTROLLED ACCESS DEFINED

Ingress and egress to, from or across the abutting roadway is restricted by the road authority pursuant to Minnesota State Statute 160.08.

DRAINAGE EASEMENT DEFINED

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

D.E. = DRAINAGE EASEMENT

UTILITY EASEMENT DEFINED

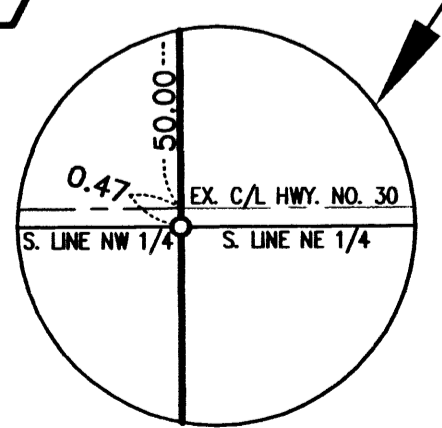
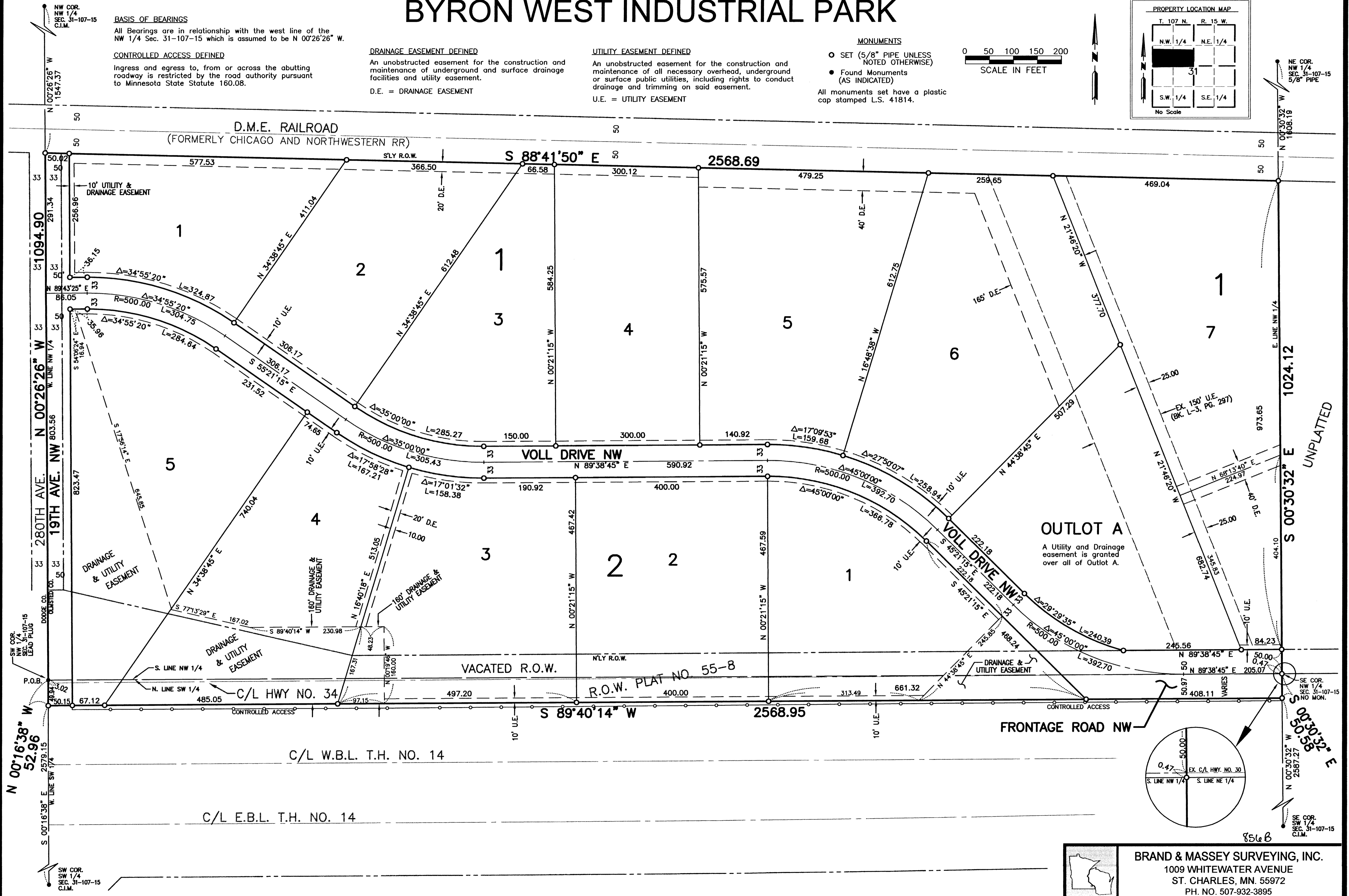
An unobstructed easement for the construction and maintenance of all necessary overhead, underground or surface public utilities, including rights to conduct drainage and trimming on said easement.

U.E. = UTILITY EASEMENT

MONUMENTS

- SET (5/8" PIPE UNLESS NOTED OTHERWISE)
- Found Monuments (AS INDICATED)

All monuments set have a plastic cap stamped L.S. 41814.



BRAND & MASSEY SURVEYING, INC.
 1009 WHITEWATER AVENUE
 ST. CHARLES, MN. 55972
 PH. NO. 507-932-3895

PROJECT NUMBER: 143
COMPUTER FILE: 0143SPR1.DWG