

OFFICIAL PLAT

BOULDER CREEK

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as BOULDER CREEK; 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 will be correctly placed in the ground as designated; 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, L.S.
Minnesota License Number 11622

State of Minnesota
County of Dodge Olmsted

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 11 day of June 2003.

Beth A. Davis
Notary Public, Dodge County, Minnesota



My commission expires 1-31-2005

COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 16 day of June 2003.

Edward P. Koide
County Surveyor

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 day 8th of August 2003.

DOCUMENT NUMBER A-983049

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record this 8th day of August 2003, at 12 o'clock P.M., and was duly recorded in the Olmsted County records.

Daniel J. Hall
Director of Property Records & Licensing

Wendy von Wald
Deputy

TOWNSHIP BOARD

The Township Board of Supervisors of Rochester Township, Olmsted County, do hereby certify that we have approved the accompanying plat. In testimony thereof, we have signed our names this day of 2003.

Brenda Dickson
Township Board Chairman

Larry Swenson
Township Board Clerk

ENVIRONMENTAL COMMISSION

The Olmsted County Environmental Commission has approved the plans for water supply and sewage disposal systems for this plat.

Neil Almas
Olmsted County Environmental Specialist

COUNTY ENGINEER

Approved this 16th day of June 2003, by Olmsted County Engineer.

Michael Sheehan
County Engineer

COUNTY APPROVAL

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 10th day of June 2003.

Matt P. [Signature]
Olmsted County Board Chairman

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Boulder Creek LLC, a Minnesota Limited Liability Company, owner and proprietor of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

That part of the North Half of the Northwest Quarter of Section 7, Township 106 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southeast corner of the North Half of the Northwest Quarter of said Section 7; thence North 89 degrees 42 minutes 35 seconds West, assumed bearing, along the south line of said North Half, 236.99 feet for the point of beginning; thence continue North 89 degrees 42 minutes 35 seconds West, along said south line, 666.03 feet; thence North 00 degrees 17 minutes 25 seconds East, 186.49 feet; thence South 73 degrees 53 minutes 58 seconds West, 234.06 feet; thence westerly 376.09 feet along a tangential curve, concave northerly, central angle of 44 degrees 36 minutes 49 seconds and radius of 483.00 feet; thence North 61 degrees 29 minutes 13 seconds West, tangent to said curve, 146.09 feet; thence westerly 176.00 feet along a tangential curve, concave southerly, central angle of 60 degrees 23 minutes 06 seconds and radius of 167.00 feet; thence South 58 degrees 07 minutes 41 seconds West, tangent to said curve, 139.27 feet; thence westerly 279.10 feet along a tangential curve, concave northerly, central angle of 68 degrees 37 minutes 58 seconds and radius of 233.00 feet; thence North 53 degrees 14 minutes 21 seconds West, tangent to said curve, 105.88 feet; thence westerly 107.49 feet along a tangential curve, concave southerly, central angle of 36 degrees 52 minutes 45 seconds and radius of 167.00 feet; thence South 89 degrees 52 minutes 54 seconds West, tangent to said curve, 48.90 feet to the easterly line of OLMSTED COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 53; thence North 02 degrees 12 minutes 01 second East, along said easterly line, 53.14 feet; thence North 05 degrees 23 minutes 02 seconds West, along said easterly line, 12.96 feet; thence North 89 degrees 52 minutes 54 seconds East, 47.94 feet; thence easterly 149.97 feet along a tangential curve, concave southerly, central angle of 36 degrees 52 minutes 45 seconds and radius of 233.00 feet; thence South 53 degrees 14 minutes 21 seconds East, tangent to said curve, 105.88 feet; thence easterly 200.04 feet along a tangential curve, concave northerly, central angle of 68 degrees 37 minutes 58 seconds and radius of 167.00 feet; thence North 58 degrees 07 minutes 41 seconds East, tangent to said curve, 139.27 feet; thence easterly 178.54 feet along a tangential curve, concave southerly, central angle of 43 degrees 54 minutes 13 seconds, radius of 233.00 feet, and the chord of said curve bears North 80 degrees 04 minutes 47 seconds East, 174.20 feet; thence North 42 degrees 15 minutes 11 seconds East, 289.61 feet; thence South 48 degrees 18 minutes 13 seconds East, 678.61 feet; thence North 88 degrees 34 minutes 14 seconds East, 296.55 feet; thence South 01 degree 25 minutes 46 seconds East, 218.90 feet; thence southerly 101.14 feet along a tangential curve, concave easterly, central angle of 15 degrees 47 minutes 22 seconds and radius of 367.00 feet; thence South 17 degrees 13 minutes 08 seconds East, tangent to said curve, 105.51 feet; thence southerly 91.77 feet along a tangential curve, concave westerly, central angle of 15 degrees 47 minutes 22 seconds and radius of 333.00 feet; thence South 01 degree 25 minutes 46 seconds East, tangent to said curve, 28.19 feet to the point of beginning.

Containing 20.54 acres, more or less.

has caused the same to be surveyed and platted as BOULDER CREEK and does hereby donate and dedicate to the public for the public use forever the thoroughfares and cul-de-sac, and also dedicate the easements as shown on this plat for drainage and utility purposes only.

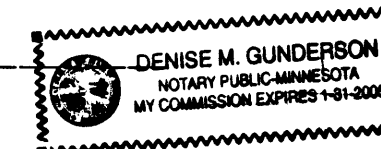
In witness whereof said Boulder Creek LLC, a Minnesota Limited Liability Company, has caused these presents to be signed by its Chief Manager this 6 day of August 2003.

Boulder Creek LLC
By Steve Holtegaard, Chief Manager

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 6 day of August 2003, by Steve Holtegaard, Chief Manager of Boulder Creek LLC, a Minnesota Limited Liability Company, on behalf of the company.

Denise M. Gunderson
Notary Public, Olmsted County, Minnesota



My commission expires 1-31-05

BOULDER CREEK

UNPLATTED

60TH AVENUE S. W.
(COUNTY ROAD NO. 104)

NOTE:

BASIS OF BEARING SYSTEM:
ALL BEARINGS ARE IN RELATIONSHIP
WITH THE NORTH LINE NW 1/4, SEC 7-106-14
WHICH IS ASSUMED TO BE S 89°15'04" E.

NOTE:

ALL MONUMENTS SHOWN THUS:
○
ARE 5/8" I.D. CAPPED PIPES WHICH
WILL BE SET WITH REGISTRATION NO. 11622
WITHIN 1 YEAR AFTER RECORDING OF THIS PLAT

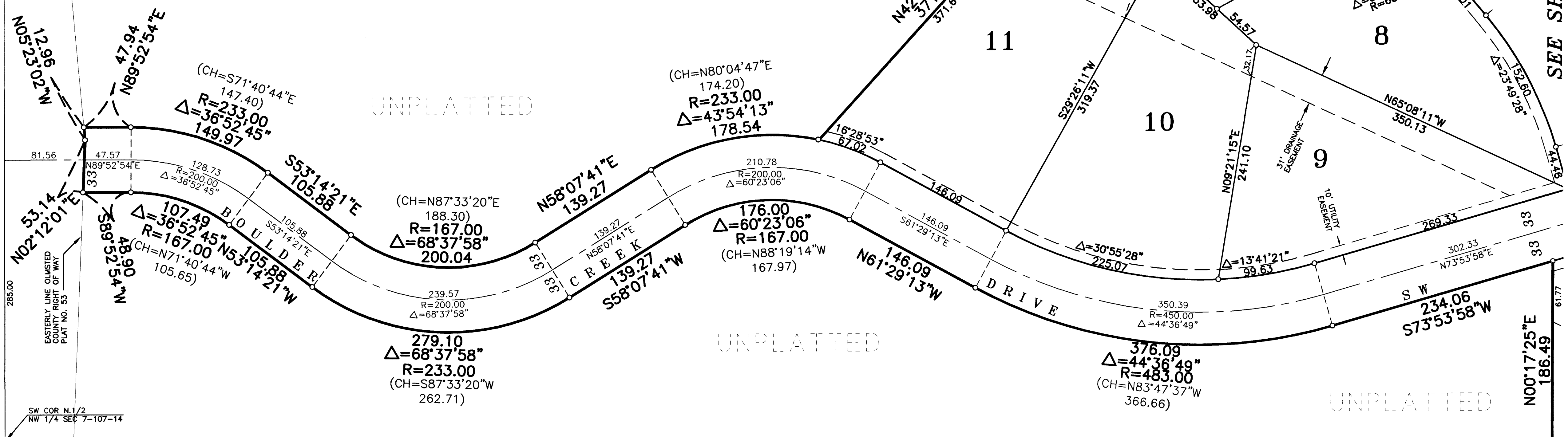
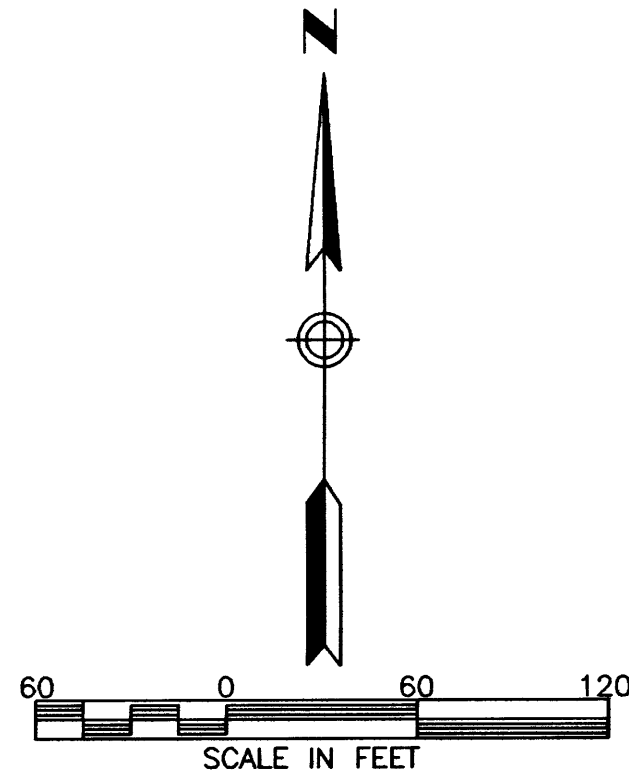
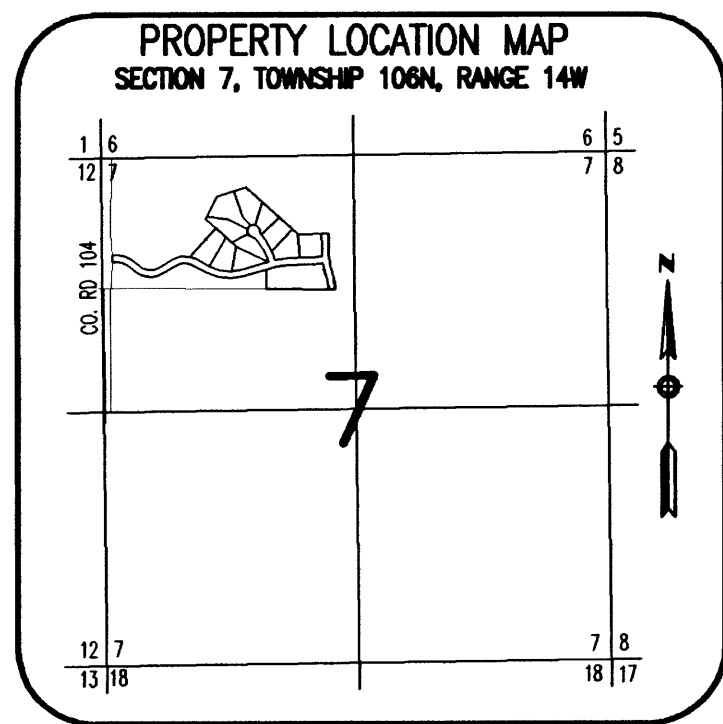
ALL MONUMENTS SHOWN THUS:
●
ARE FOUND 5/8" PIPE UNLESS
OTHERWISE NOTED.

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.



SEE SHEET 3 OF 3 SHEETS

WEATHERWOOD SUBDIVISION

WEATHERWOOD SECOND SUBDIVISION

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

