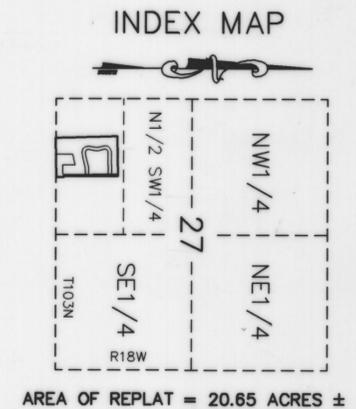
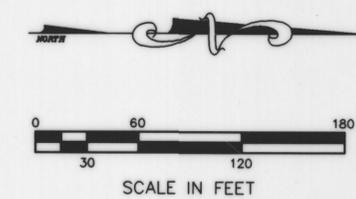
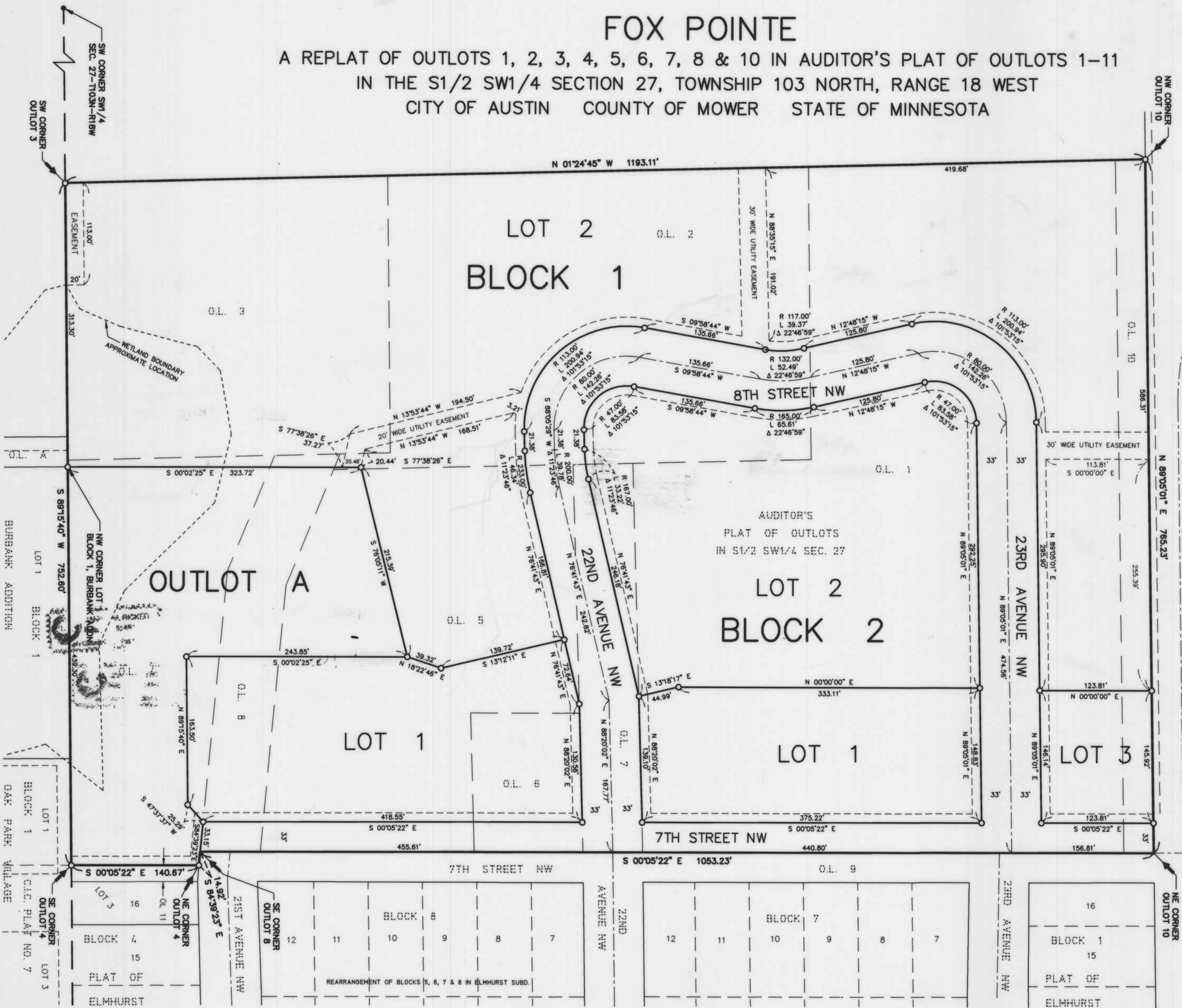


# FOX POINTE

A REPLAT OF OUTLOTS 1, 2, 3, 4, 5, 6, 7, 8 & 10 IN AUDITOR'S PLAT OF OUTLOTS 1-11  
IN THE S1/2 SW1/4 SECTION 27, TOWNSHIP 103 NORTH, RANGE 18 WEST  
CITY OF AUSTIN COUNTY OF MOWER STATE OF MINNESOTA



AREA OF REPLAT = 20.65 ACRES ±

### LEGEND

- = 5/8" ø x 16" iron stake monument (capped RLS 13807) - Placed
- = Iron stake monument - Found
- ➔ = Subdivision Plat Corner

**BASIS OF BEARING SYSTEM :**  
ALL BEARINGS ARE BASED UPON THE BEARING OF THE NORTH LINE OF BLOCK 1, BURBANK ADDITION, WHICH IS ASSUMED TO BE NORTH 89°15'40" EAST.

**JONES, HAUGH & SMITH INC**  
CONSULTING ENGINEERS & LAND SURVEYORS  
515 SOUTH WASHINGTON AVENUE  
ALBERT LEA, MINNESOTA 56007

**JUNE 2005**  
DRAWN BY GENE BUHR

# FOX POINTE

A REPLAT OF OUTLOTS 1, 2, 3, 4, 5, 6, 7, 8 & 10 IN AUDITOR'S PLAT OF OUTLOTS 1-11  
IN THE S1/2 SW1/4 SECTION 27, TOWNSHIP 103 NORTH, RANGE 18 WEST  
CITY OF AUSTIN COUNTY OF MOWER STATE OF MINNESOTA

### CERTIFICATE OF DEDICATION

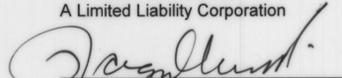
KNOW ALL MEN BY THESE PRESENTS: That Cottage Homesteads at Fox Pointe, LLC, a Limited Liability Corporation; owners of the following described property situated in the City of Austin, County of Mower, State of Minnesota, to-wit:

Outlots 1, 2, 3, 4, 5, 6, 7, 8 & 10 in Auditor's Plat of Outlots 1 - 11 in the S $\frac{1}{2}$  SW $\frac{1}{4}$  Section 27-T103N-R18W, as the same is platted and recorded in the office of the County Recorder of Mower County, Minnesota;

having caused the above described premises to be surveyed and platted as shown hereon, to be known as FOX POINTE, do by these presents dedicate to the public use forever and for the use of the public utilities, the thoroughfares appearing hereon, and also the utility easements appearing hereon, for the installation and maintenance of facilities installed in and over said easements to serve adjacent or other premises in the vicinity.

Witness my hand and seal this 21<sup>st</sup> day of July, 2005.

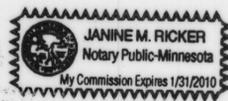
COTTAGE HOMESTEADS  
AT FOX POINTE, LLC  
A Limited Liability Corporation

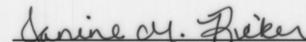
  
Roger D. Derrick, Treasurer

### NOTARY

STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF MOWER )

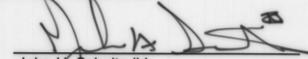
The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of July, 2005, by Roger D. Derrick, Treasurer of Cottage Homesteads at Fox Pointe, LLC, a Limited Liability Corporation, on behalf of the corporation.



  
Janine M. Ricker  
Notary Public

### SURVEYOR'S CERTIFICATE

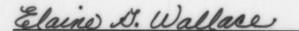
I, John H. Schulte IV, a duly Licensed Land Surveyor, do this 20 day of July, 2005, by these presents, certify that the plat hereon is a correct representation of the survey thereof, that all distances are correctly shown on said plat, that all monuments have been correctly placed in the ground as shown, that the outside boundary lines are correctly designated on the plat, that all public highways located before the platting are correctly located and designated hereon, 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.

  
John H. Schulte IV  
Licensed Land Surveyor  
Minnesota LS No. 13807

STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF FREEBORN )

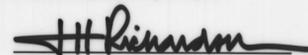
The foregoing instrument was acknowledged before me this 20 day of July, 2005 by John H. Schulte IV.



  
Elaine G. Wallace, Notary Public  
My Commission Expires 1-31-2010

### TITLE OPINION

I, Scott Richardson, licensed attorney, State of Minnesota, do hereby certify that the Owner, as indicated hereon, represents all ownership interests in the land encompassed by this plat.



### CITY RECORDER'S CERTIFICATE

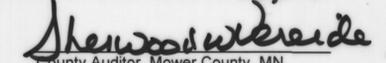
STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF MOWER )

I, the duly appointed, qualified and acting City Recorder of the City of Austin, Mower County, Minnesota, and the person having official charge of all the minutes, resolution and ordinance books of said City, do hereby certify that a regular meeting of the Common Council of the City of Austin, on May 17, 2005 by Resolution No. 12547, duly passed at said meeting, the said Common Council did duly accept, confirm and approve the attached plat of FOX POINTE, in said County, and that said resolution was duly published in the official newspaper in the City of Austin on May 21, 2005.

  
Tom Dalt  
City Recorder

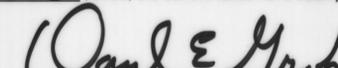
### COUNTY AUDITOR'S CERTIFICATE

No delinquent taxes due, and current taxes are paid, and transfer has been entered this 14 day of Nov, 2005.

  
Sherwood W. Kereide,  
County Auditor, Mower County, MN

### COUNTY TREASURER'S CERTIFICATE

I hereby certify that on this the 14 day of Nov, 2005, the current taxes have been paid on the land described herein.

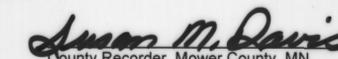
  
Wayne E. Mueh  
County Treasurer, Mower County, MN

### COUNTY RECORDER'S CERTIFICATE

STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF MOWER )

INSTRUMENT NUMBER A000544871

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 14 day of Nov, 2005, at 11:08 o'clock A.M., and was duly recorded in the Mower County records as Instrument Number A000544871.

  
Susan M. Davis  
County Recorder, Mower County, MN

By: \_\_\_\_\_  
Deputy