

# KEENAN ACRES SECOND

A REPLAT OF PART OF LOT 6, BLOCK 9, AUSTIN HOMESTEADS  
CITY OF AUSTIN COUNTY OF MOWER STATE OF MINNESOTA

### CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That the City of Austin, a Minnesota Municipal Corporation; and Joel Bigelow & Sons Enterprises Inc., a Minnesota Corporation; owners of the following described property situated in the City of Austin, County of Mower, State of Minnesota, to-wit:

Lot 6, Block 9 in the Plat of Austin Homesteads, as the same is platted and recorded in the office of the County Recorder of Mower County, Minnesota;

less the East 119.00 feet of said Lot 6, said 119.00 feet being measured perpendicular to the east line of said Lot 6;

having caused the above described premises to be surveyed and platted as shown hereon, to be known as KEENAN ACRES SECOND, 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 our hands and seals this 30th day of June, 2004.

CITY OF AUSTIN  
A Minnesota Municipal Corporation

Bonnie Besse Rietz  
Bonnie Besse Rietz  
Mayor

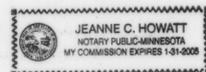
Tom Dankert  
Tom Dankert  
City Recorder

JOEL BIGELOW & SONS ENTERPRISES INC.  
A Minnesota Corporation

Joel O. Bigelow  
Joel O. Bigelow, CEO

STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF MOWER )

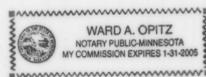
The foregoing instrument was acknowledged before me this 30th day of June, 2004, by Bonnie Besse Rietz and Tom Dankert, Mayor and City Recorder, respectively for the City of Austin, a Minnesota Municipal Corporation, on behalf of the corporation.



Jeanne C. Howatt  
Notary Public

STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF MOWER )

The foregoing instrument was acknowledged before me this 23 day of June, 2004, by Joel O. Bigelow, CEO of Joel Bigelow & Sons Enterprises, Inc., a Minnesota Corporation, on behalf of the corporation.



Ward A. Oritz  
Notary Public

### TITLE OPINION

I, Steven M. Spohn, 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.

Steven M. Spohn

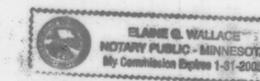
### SURVEYOR'S CERTIFICATE

I, John H. Schulte IV, a duly Licensed Land Surveyor, do this 18 day of June, 2004, 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  
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 18 day of June, 2004 by John H. Schulte IV.



Elaine G. Wallace  
Elaine G. Wallace, Notary Public  
Waseca County, Minnesota  
My Commission Expires 1-31-2005

### 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 June 21, 2004, by Resolution No. 12562, duly passed at said meeting, the said Common Council did duly accept, confirm and approve the attached plat of KEENAN ACRES SECOND, in said County, and that said resolution was duly published in the official newspaper in the City of Austin on June 25, 2004.

Tom Dankert  
City Recorder

### COUNTY TREASURER'S CERTIFICATE

I hereby certify that on this the 13 day of July, 2004, the current taxes have been paid on the land described herein.

Paul E. Groh  
County Treasurer, Mower County, MN

### COUNTY AUDITOR'S CERTIFICATE

No delinquent taxes due, and current taxes are paid, and transfer has been entered this 13 day of July, 2004.

Sherronda Weide  
County Auditor, Mower County, MN

### COUNTY RECORDER'S CERTIFICATE

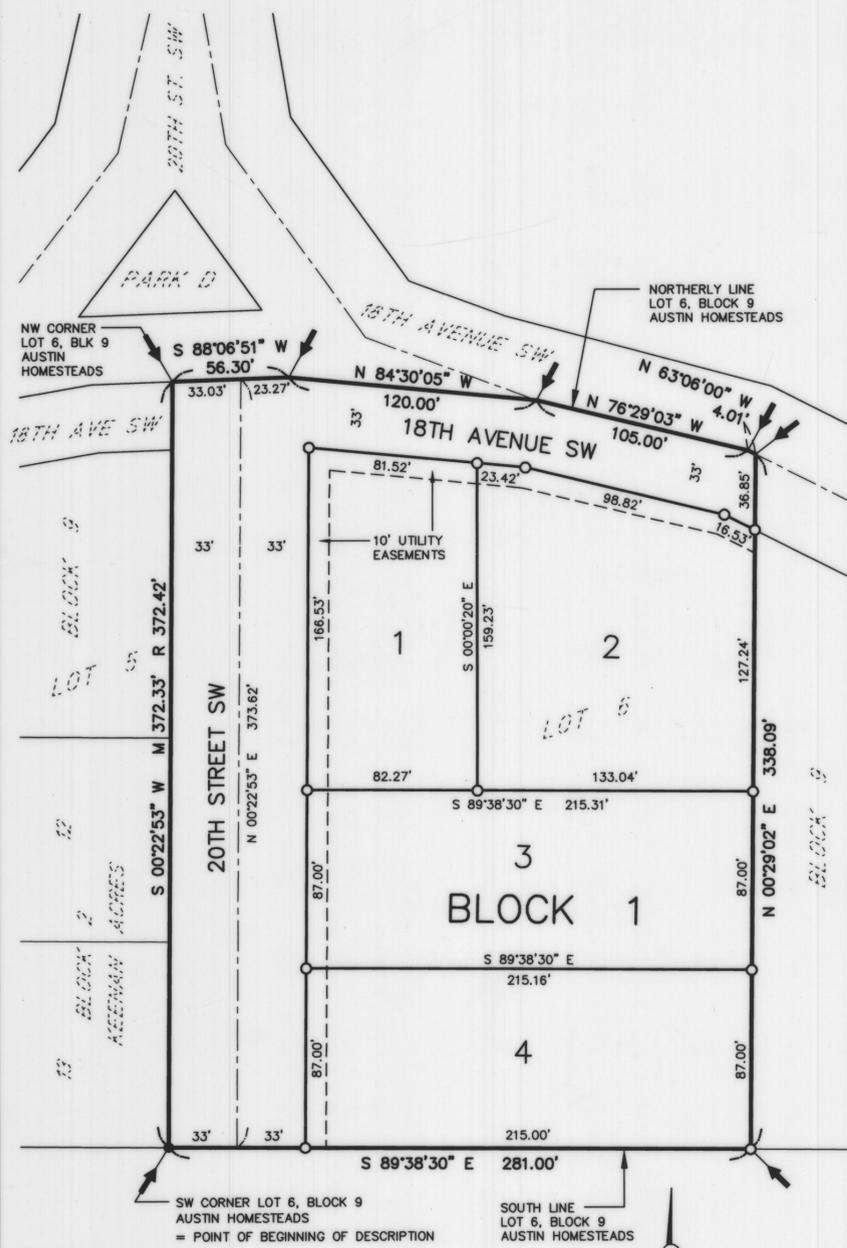
STATE OF MINNESOTA )  
                                  ) ss  
COUNTY OF MOWER )

INSTRUMENT NUMBER 531317

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 16th day of July, 2004, at 9 o'clock A.M., and was duly recorded in the Mower County records as Instrument Number 531317.

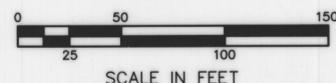
Susan M. Davis  
County Recorder, Mower County, MN

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

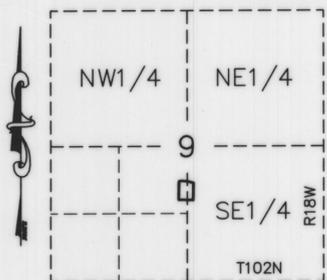


### LEGEND

- = 5/8" x 16" iron stake monument (capped RLS 13807) - Placed
- = Iron stake monument - Found
- ↖ = Subdivision Plat Corner
- M = Measured Distance
- R = Recorded Plat Distance



### INDEX MAP



AREA OF REPLAT = 2.35 ACRES ±

BASIS OF BEARING SYSTEM :  
BEARINGS ARE BASED UPON THE BEARING OF THE SOUTH LINE OF BLOCK 9, AUSTIN HOMESTEADS, WHICH IS ASSUMED TO BE SOUTH 89°38'30" EAST.

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

JUNE 2004

DRAWN BY GENE BUHR  
04-029FP.DWG