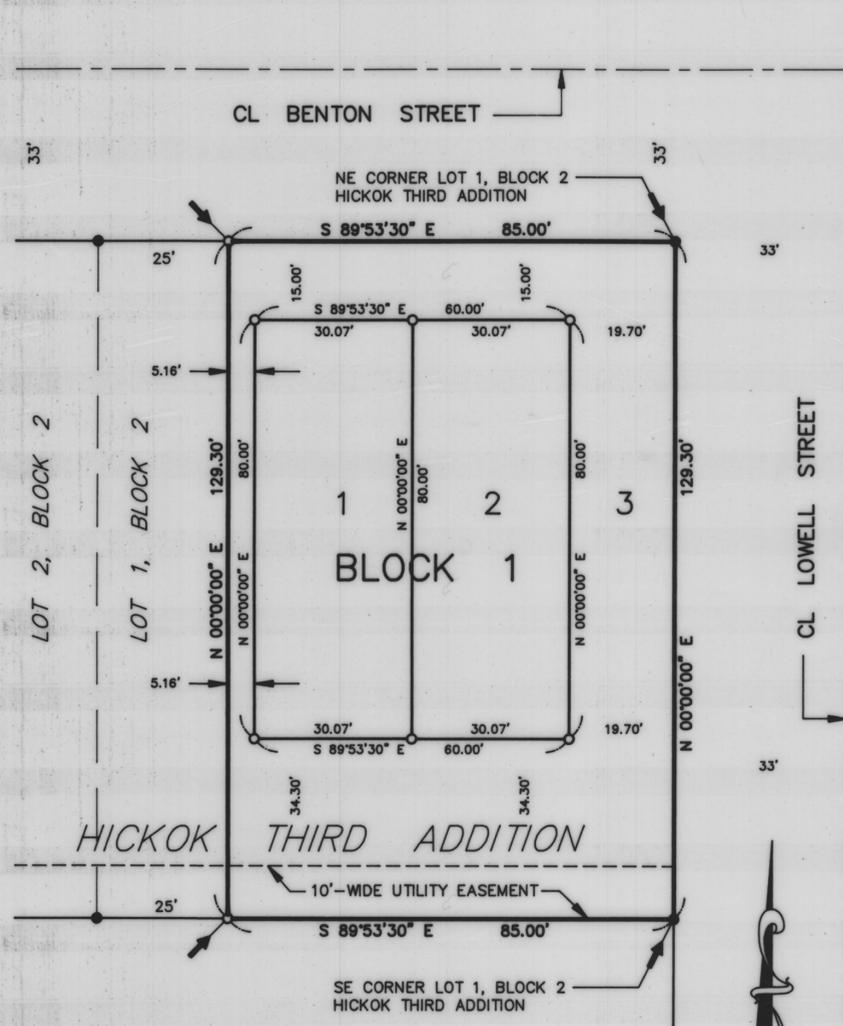


# LEROY ESTATES

## A REPLAT OF PART OF LOT 1, BLOCK 2, HICKOK THIRD ADDITION CITY OF LEROY COUNTY OF MOWER STATE OF MINNESOTA



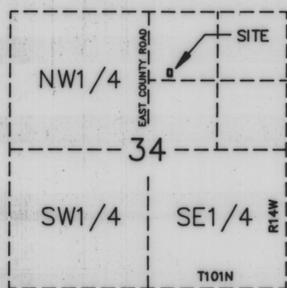
### LEGEND

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



### INDEX MAP

Scale: 1"=2000'



AREA OF REPLAT = 0.25 ACRES ±

### BASIS OF BEARING SYSTEM :

ALL BEARINGS ARE BASED UPON THE BEARING OF THE EAST LINE OF LOT 1, BLOCK 2, HICKOK THIRD ADDITION, WHICH IS ASSUMED TO BE NORTH 00°00'00" EAST.

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

SEPTEMBER 1995

DRAWN BY GENE E. BUHR, EIT

### CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Meadow Developers, a partnership consisting of Randy Queensland and Audrey Queensland, and First State Bank of LeRoy, a Minnesota corporation, owners and proprietors of the following described property situated in the City of LeRoy, County of Mower, State of Minnesota, to-wit:

The East 85.00 feet of Lot 1, Block 2, Hickok Third Addition, 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 LEROY ESTATES.

Witness our hands and seals this 27 day of October, 1995.

MEADOW DEVELOPERS,  
a partnership

Randy Queensland  
Randy Queensland, Partner

Audrey Queensland  
Audrey Queensland, Partner

FIRST STATE BANK OF LEROY,  
a Minnesota corporation

Polly L. Glynn  
Polly L. Glynn  
Assistant Vice President

STATE OF MINNESOTA )  
COUNTY OF MOWER ) ss

The foregoing instrument was acknowledged before me this 27 day of October, 1995 by Randy Queensland and Audrey Queensland, as partners of Meadow Developers.

Carol J. Milburn  
Notary Public  
Mower County, Minnesota  
My Commission Expires 1-31-2000

STATE OF MINNESOTA )  
COUNTY OF MOWER ) ss

The foregoing instrument was acknowledged before me this 27 day of October, 1995 by Polly L. Glynn, Assistant Vice President of First State Bank of LeRoy, a Minnesota corporation, on behalf of said corporation.

Judy M. Jacobsen  
Notary Public  
Mower County, Minnesota  
My Commission Expires 1-31-2000

### TITLE OPINION

I, J. Michael Enger, 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.

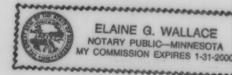
### SURVEYOR'S CERTIFICATE

I, John H. Schulte IV, a duly registered land surveyor, do this 25 day of Oct., 1995, 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  
Registered Land Surveyor  
Minnesota Reg. No. 13807

STATE OF MINNESOTA )  
COUNTY OF FREEBORN ) ss

The foregoing instrument was acknowledged before me this 25 day of Oct., 1995 by John H. Schulte IV.



Elaine G. Wallace  
Elaine G. Wallace, Notary Public  
Waseca County, Minnesota  
My Commission Expires 1-31-2000

### CITY APPROVAL

We do hereby certify that the within Plat of LEROY ESTATES was duly accepted and approved by the City Council of the City of LeRoy, on the 27 day of Oct., 1995.

Edwin N. Keffner Mayor Attest: Douglas C. Marker City Clerk

### COUNTY AUDITOR'S CERTIFICATE

No delinquent taxes due, and current taxes are paid, and transfer has been entered this 31 day of October, 1995.

Sherwood Weiside  
County Auditor, Mower County, MN  
V. H. Janson, Dep

### COUNTY RECORDER'S CERTIFICATE

STATE OF MINNESOTA )  
COUNTY OF MOWER ) ss

INSTRUMENT NUMBER 440430

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 31 day of Oct., 1995, at 3 o'clock P.M., and was duly recorded in the Mower County records as Instrument Number 440430. Book 15 Plats Page 13

Charles Enger  
County Recorder

By: Aaron M. Davis  
Deputy

### COUNTY TREASURER'S CERTIFICATE

I hereby certify that, on this the 31 day of October, 1995, the current taxes have been paid on the land described herein.

Ruth E. Harris  
County Treasurer, Mower County, MN