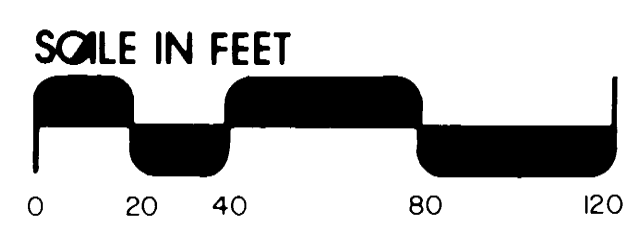
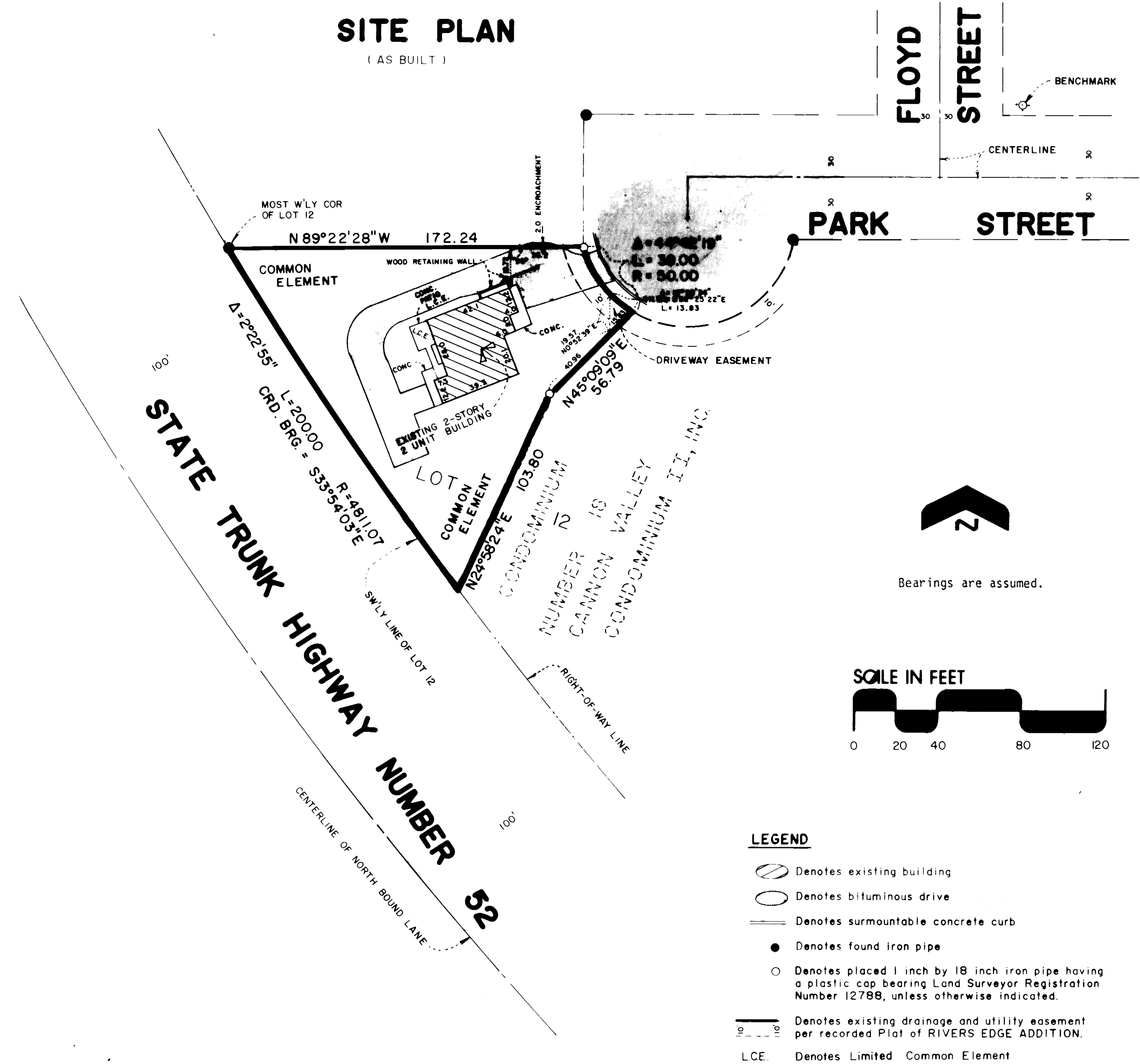


# CONDOMINIUM NUMBER 21 CANNON VALLEY CONDOMINIUMS III

This Condominium Plat has been recorded as part of the Declaration filed as Document No. 31472 on the 28 day of August A.D., 1987. Goodhue County Recorder.

## SITE PLAN (AS BUILT)



- LEGEND**
- Denotes existing building
  - Denotes bituminous drive
  - Denotes surmountable concrete curb
  - Denotes found iron pipe
  - Denotes placed 1 inch by 18 inch iron pipe having a plastic cap bearing Land Surveyor Registration Number 12788, unless otherwise indicated.
  - Denotes existing drainage and utility easement per recorded Plat of RIVERS EDGE ADDITION.
  - LCE Denotes Limited Common Element

BENCHMARK: Top nut hydrant corner of Floyd Street and Park Street. Elevation = 835.78

The undersigned, being first duly sworn under oath, certifies and deposes that this Condominium Plat of CONDOMINIUM NO. 21, CANNON VALLEY CONDOMINIUMS III, being located upon;

That part of Lot 12, Block 2 of RIVERS EDGE ADDITION, according to the recorded plat thereof, which lies north-westerly of the following described line:

Beginning at a point on the southwesterly line of said Lot 12 distant 200.00 feet southeasterly of the most westerly corner of said Lot 12; thence North 24 degrees 58 minutes 24 seconds East, a distance of 103.80 feet; thence North 45 degrees 09 minutes 09 seconds East, a distance of 56.79 feet to the northerly line of said Lot 12 and there terminating.

Subject to a driveway easement over, under and across that part of the above described property, described as follows:

Beginning at a point on the southwesterly line of said Lot 12 distant 200.00 feet southeasterly of the most westerly corner of said Lot 12; thence North 24 degrees 58 minutes 24 seconds East, a distance of 103.80 feet; thence North 45 degrees 09 minutes 09 seconds East a distance of 40.96 feet to the point of beginning of the easement to be described; thence North 00 degrees 52 minutes 39 seconds East, a distance of 19.57 feet to the northerly line of said Lot 12; thence southeasterly, along said northerly line, being a nontangential curve concave to the northeast, having a radius of 50.00 feet, a central angle of 15 degrees 50 minutes 36 seconds, and the chord of said curve bears South 52 degrees 25 minutes 22 seconds East, a distance of 13.83 feet to the intersection with a line bearing North 45 degrees 09 minutes 09 seconds East from the point of beginning; thence South 45 degrees 09 minutes 09 seconds West, a distance of 15.83 feet to the point of beginning.

The bearings recited above are based on the same basis as those bearings shown on said RIVERS EDGE ADDITION.

fully and accurately depict all information required by Minnesota Statutes Section 515A. 2-110, as amended.

Dated this 19 day of August, 1987.

David A. Johnson  
David A. Johnson, Registered Land Surveyor  
Minn. Reg. No. 12788

State of Minnesota)  
County of Goodhue )ss.

The foregoing instrument was acknowledged before me this 19 day of August, 1987 by David A. Johnson, a registered professional land surveyor.



Debra S. Scofield  
Notary Public Goodhue County, Minnesota  
My Commission Expires 7/2/92

Steven J. Schuller, a registered professional architect for the State of Minnesota pursuant to Minnesota Statutes Section 515A. 2-101 (b) does hereby certify that all structural components and mechanical systems serving more than one unit of all buildings containing or comprising any units hereby created are substantially completed consistent with the Condominium Plat for CONDOMINIUM NO. 21, CANNON VALLEY CONDOMINIUMS, III.

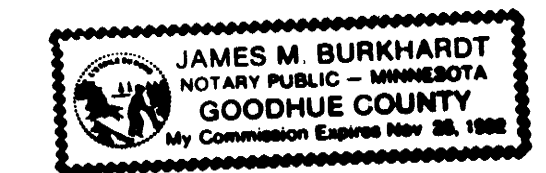
Dated this 24 day of August, 1987.

Steven J. Schuller  
Steven J. Schuller, Registered Architect  
Minn. Reg. No. 13026

State of Minnesota)  
County of Goodhue )ss.

The foregoing instrument was acknowledged before me this 24 day of August, 1987 by Steven J. Schuller, a registered professional architect.

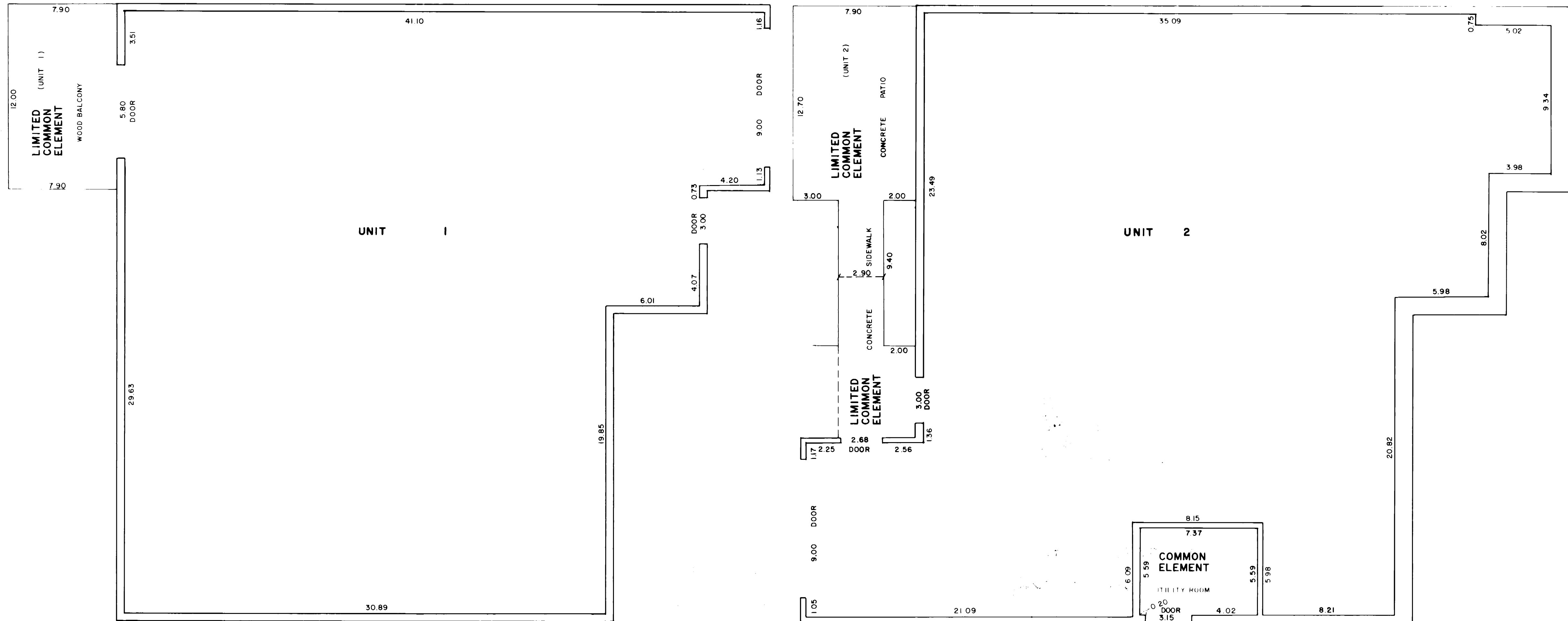
James M. Burkhardt  
Notary Public Goodhue County, Minnesota  
My Commission Expires 11/20/92



**JOHNSON SCOFIELD INC.**  
LAND SURVEYORS  
1203 MAIN STREET · RED WING · MN 55066    612-388-1558  
Wabasha County Surveyors  
Wabasha County Courthouse · Wabasha · MN 55981  
612-565-3244

# CONDOMINIUM NUMBER 21 CANNON VALLEY CONDOMINIUMS III

## RESIDENTIAL UNITS

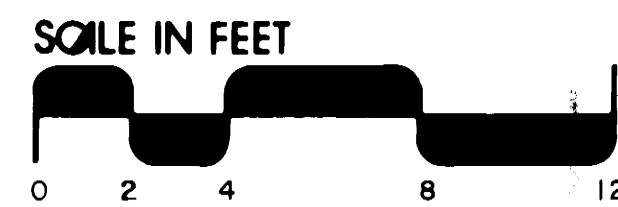


### UPPER LEVEL

(AS BUILT)  
FLOOR ELEVATION = 839.86  
CEILING ELEVATION = 847.94

### LOWER LEVEL

(AS BUILT)  
FLOOR ELEVATION = 830.28  
CEILING ELEVATION = 838.30



BENCHMARK: Top nut hydrant corner of Floyd Street and Park Street.  
Elevation = 835.78

**JOHNSON SCOFIELD INC.**  
LAND SURVEYORS  
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