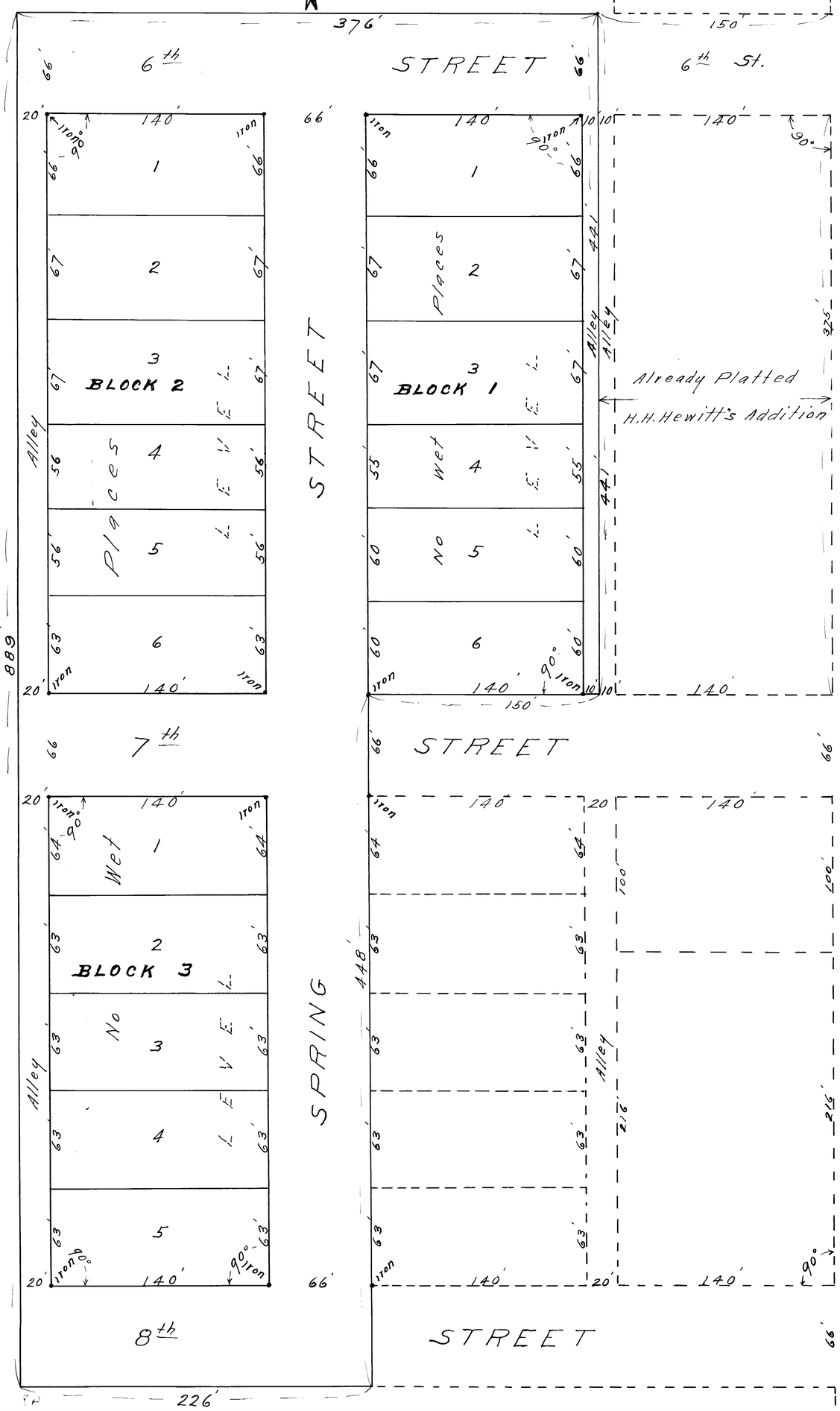
NORTH

Plat Showing
HINDERAKER SOUTH SIDE ADDITION
to the
VILLAGE OF KENYON
Goodhue County, Minnesota
Scale 1 inch = 40 Feet
April 28th 1950 John Reichert
County Surveyor



Instrument of Dedication

State of Minnesota } ss.
County of Goodhue }

Know all men by these presents that we Ida Mae Hinderaker, a widow; Victor Hinderaker and Doris Hinderaker, his wife; Maxine Hinderaker, single; De Florence Jacobson and Clarence Jacobson, her husband; W.D. Lagervall and Gladys Lagervall, his wife; Agnes H. Cole and O.C. Cole, her husband; B.G. Berg and Selma Berg, his wife; the owners in fee-simple of the following described real estate situated in the West half of the northeast quarter of section 9, Township 109 North, Range 18 West in the Village of Kenyon in County of Goodhue, State of Minnesota, to wit: Beginning on the north line of 6th Street distant 150 feet West of its intersection with the west line of Forest Street in said Village of Kenyon according to the plat thereof now on file and of record in the office of the Register of Deeds in and for said County; Thence run south parallel to the west line of Forest Street for 441 feet to the north line of 7th Street; Thence west on the west extension of the north line of 7th Street for 150 feet; Thence run south parallel to the west line of Forest Street for 448 feet to the south line of the west extension of 8th Street; Thence run west along the west extension of the south line of 8th Street for 226 feet; Thence north parallel to the west line of Forest Street for 889 feet to the north line of the west extension of 6th Street; Thence east along the west extension of the north line of 6th Street 376 feet to the Place of Beginning;

Do hereby declare that we have caused said premises to be surveyed and platted and monuments fixed as designated on plat by John Reichert, County Surveyor of Goodhue County, in the manner shown on the within plat, and we do hereby designate and name the same as "HINDERAKER SOUTH SIDE ADDITION" to the Village of Kenyon, and do further declare that we are the owners in fee simple of said real estate and that the said premises are free from all incumbrances; and we hereby dedicate to the Public use forever, the streets and alleys hereon designated to be used, occupied and enjoyed as such streets and Alleys.

In witness where of we have hereunto set our hands and seals. this 10th day of May A.D. 1950

Signed, sealed and delivered in presence of ?

Ida Mae Hinderaker
Victor Hinderaker
W.D. Lagervall
Gladys Lagervall
Agnes H. Cole
O.C. Cole

State of Minnesota } ss.
County of Goodhue }

On this 10th day of May A.D. 1950, before me personally appeared Ida Mae Hinderaker a widow; W.D. Lagervall and Gladys Lagervall, his wife; Agnes H. Cole and O.C. Cole, her husband; B.G. Berg and Selma Berg, his wife; Victor Hinderaker and Doris Hinderaker, his wife; Maxine Hinderaker, single, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free acts and deeds.

Notary Public, County of Goodhue, State of Minnesota
My commission expires

Surveyor's Certificate

State of Minnesota } ss.
County of Goodhue }

This is to certify that I surveyed and platted the premises herein described in the manner shown on this plat, the same to be known as "HINDERAKER South SIDE ADDITION" to the Village of Kenyon, Minnesota. That this plat is a correct representation of the survey; that all distances are correctly shown on this plat, that the monuments for guidance of future surveys have been correctly placed in the ground as shown by said plat; that the outside boundaries, are correctly designated on said plat; that the topography of the land is correctly shown on said plat; that the Public Highways are correctly shown on said plat and that there are no wet places to be designated on said plat.

John Reichert
County Surveyor Goodhue County, Minnesota

State of Minnesota } ss.
County of Goodhue }

On this 8th day of May A.D. 1950, before me personally appeared John Reichert, County Surveyor, to me known to be the person described in and who executed the foregoing certificate and acknowledged that he executed the same as his free act and deed.

Marguerite A. Tripp
Deputy County Auditor, Goodhue County, Minnesota
My commission expires Jan. 1951.

Village of Kenyon
County of Goodhue
State of Minnesota

I hereby certify that the following resolution was duly passed and adopted by the Village Council of the Village of Kenyon, State of Minnesota, at a meeting thereof duly called for the purpose of approving the plat of "HINDERAKER SOUTH SIDE ADDITION" to the Village of Kenyon and held in the Council rooms in the Village hall on the 5th day of June A.D. 1950 pursuant to said call.

"Be it resolved by the Village Council of the Village of Kenyon in the County of Goodhue, State of Minnesota, that the within plat of "HINDERAKER SOUTH SIDE ADDITION" to the Village of Kenyon and the same having this day been duly presented, together with an abstract and certificate of title and which said plat was acknowledged, by the Surveyor on the 8th day of May A.D. 1950, and by the Grantors on the 10th day of May A.D. 1950, be and the same is by the Village Council approved.

Dated this 5th day of June A.D. 1950.

Village Clerk of said Village of Kenyon

State of Montana } ss.
County of Liberty }

On this day of A.D. 1950 before me person and appeared De Florence Jacobson and Clarence Jacobson her husband to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free acts and deeds.

Notary Public ___ County, Montana

No lot shall be used except for residential purposes. No building shall be erected, altered, placed or permitted to remain on any lot other than one detached single family dwelling not to exceed two and one-half stories in height and a private garage for not more than two cars.

No dwelling shall be permitted on any lot with a ground floor area of the main structure, exclusive of one-story open porches and garages, of less than 700 square feet for a one-story dwelling.

No noxious or offensive activity shall be carried on upon any lot, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.

No structure of a temporary character, trailer, basement, tent, shack, garage, barn, or other outbuilding shall be used on any lot at any time as a residence either temporarily or permanently.

These covenants are to run with the land and shall be binding on all parties and all persons claiming under them for a period of thirty years from the date these covenants are recorded, after which time said covenants shall be automatically extended for successive periods of ten years unless an instrument signed by a majority of the then owners of the lots has been recorded, agreeing to change said covenants in whole or in part

Taxes paid by tax sales or otherwise and transfer entered on this day of A.D. 1950
C.P. Ekholm
County Auditor

Taxes for the year 1949 on the land described within are paid.
Velma
County Treasurer

Office of Register of Deeds,
Goodhue County, Minnesota,

I hereby certify that the within instrument was filed in this office for record on the 14th day of June A.D. 1950 at 9 o'clock A.M. and was duly recorded in Book H of Plats on page 21

Register of Deeds.