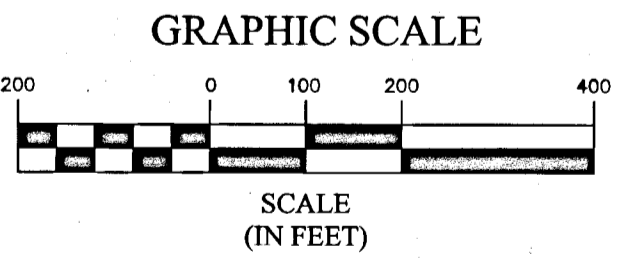
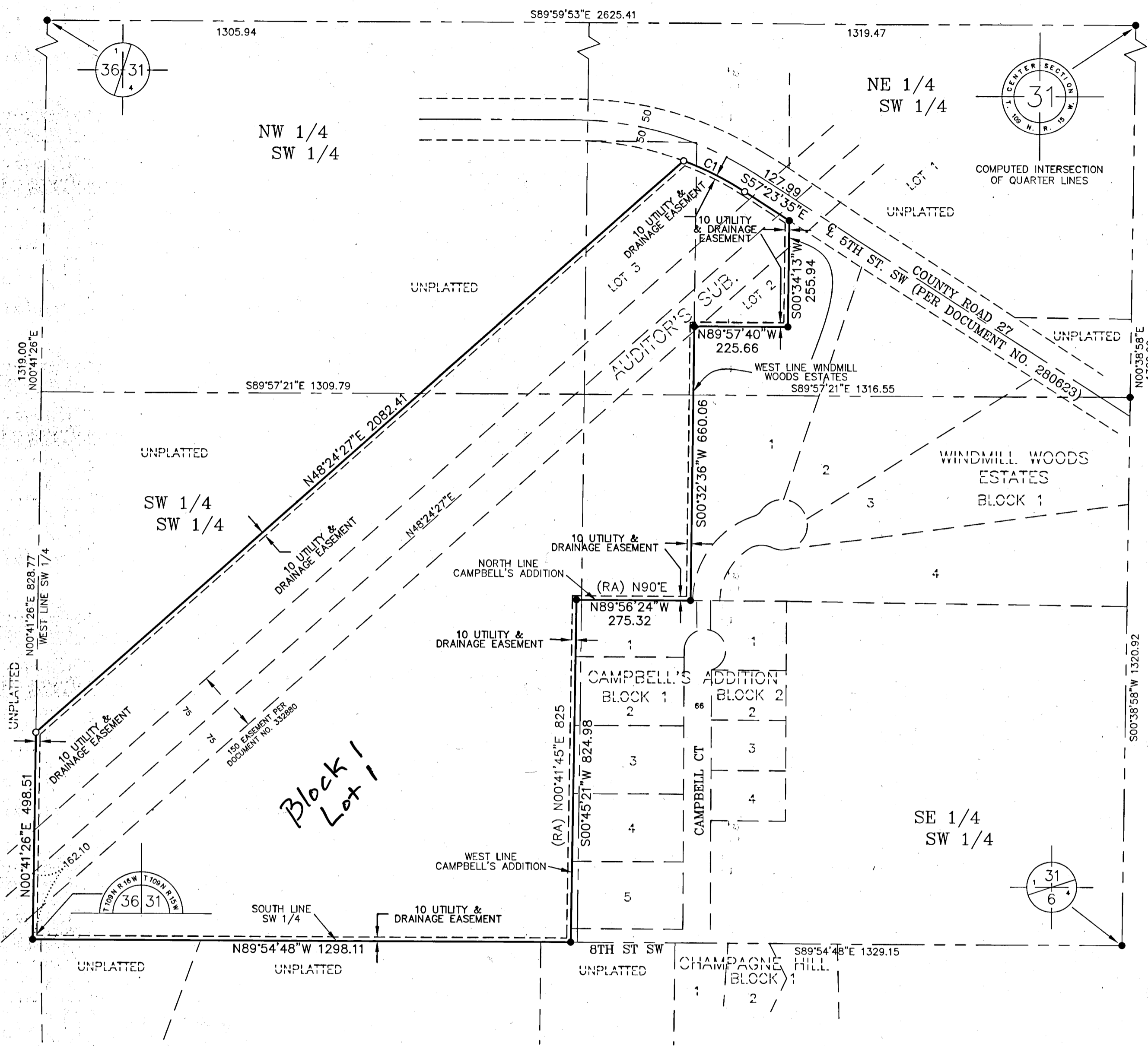


PINE ISLAND HEIGHTS

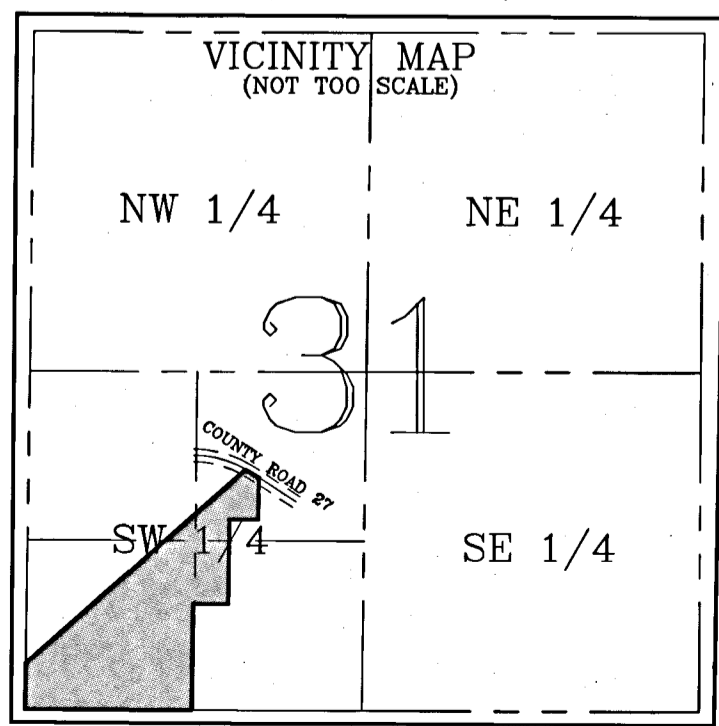


- LEGEND**
- EASEMENT LINE
 - o IRON PIPE WITH PLASTIC CAP STAMPED LS 21940 SET
 - FOUND MONUMENT
 - (RA) RECORDED AS

BEARINGS
ALL BEARINGS ARE BASED ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 31, WHICH IS ASSUMED TO BEAR NORTH 00°41'26" EAST.

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	165.12	768.51	121°8'36"	S63°32'53"E	164.80

SECTION 31, T. 109 N., R. 15 W.



INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That KWB Pine Island LLC, a Minnesota limited liability company, owner of the following described property in the County of Goodhue, State of Minnesota, to wit:

That part of the Southwest Quarter of Section 31, Township 109 North, Range 15 West, Goodhue County, Minnesota, described as follows:
Beginning at the southwest corner of said Southwest Quarter; thence on an assumed bearing of North 00°41'26" East, along the west line of said Southwest Quarter, 498.51 feet; thence North 48°24'27" East 2082.41 feet to the right of way line of County Road 27 per Document No. 280623; thence southeasterly 165.12 feet, along said right of way line and along a non-tangential curve, concave to the southwest, said curve has a radius of 768.51 feet, a central angle of 121°8'36" and chord of said curve bears South 63°32'53" East 164.80 feet; thence South 57°23'35" East, tangent to said curve and along said right of way line, 127.99 feet to the west line of WINDMILL WOODS ESTATES, according to the recorded plat thereof, on file at the office of the Goodhue County Recorder (the next three calls are along the west and north lines of said WINDMILL WOODS ESTATES); thence South 00°34'13" West 255.94 feet; thence North 89°57'40" West 225.66 feet; thence South 00°32'36" West 660.06 feet to the north line of CAMPBELL'S ADDITION, according to the recorded plat thereof, on file at the office of the Goodhue County Recorder (the next two calls are along the north and west lines of said CAMPBELL'S ADDITION); thence North 89°56'24" West 275.32 feet; thence South 00°45'21" West 824.98 feet to the south line of said Southwest Quarter; thence North 89°54'48" West, along said south line, 1298.11 feet to the point of beginning.

Containing 40.00 acres.

Has caused the same to be surveyed and platted as PINE ISLAND HEIGHTS and does hereby dedicate to the public for the public use of the drainage and utility easements as created by this plat.

In witness whereof said KWB Pine Island LLC, a Minnesota Limited Liability Company, has caused these presents to be signed by its proper officer: this 22 day of October, 2021

Kent Billman
Kent Billman, Chief Manager

STATE OF MINNESOTA
COUNTY OF Goodhue
The foregoing instrument was acknowledged before me this 22nd day of October, 2021 by Kent Billman, President of KWB Pine Island LLC, a Minnesota Limited Liability Company, on behalf of the Company.

Notary Public, Goodhue County, Minnesota
My Commission expires: 11/3/2024

Stephanie Pocklington
Printed Name

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as PINE ISLAND HEIGHTS; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on the plat; that all monuments depicted on the plat have been or will be correctly set within one year as indicated on the plat; that all water boundaries and wet lands, as defined in MS 505.01, Subd. 3 existing as of the date of this certification are shown and labeled on this plat; and that all public ways are shown and labeled on the plat.

Geoffrey G Griffin
Geoffrey G Griffin, L.S.
Minnesota License Number 21940

State of Minnesota
County of Goodhue

The foregoing Surveyor's Certificate was acknowledged before me, a Notary Public, this 22 day of OCTOBER, 2021.

Notary Public, Fillmore County, Minnesota

Michelle Hanson
Printed Name

My commission expires: Jan 31, 2027

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 25th day of October, 2021.

Ellen
Goodhue County Surveyor

CITY COUNCIL

This plat was approved by the City Council of the City of Pine Island, Minnesota, on the 21st day of September, 2021, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 2.

John
City Clerk

County Auditor/Treasurer

Taxes payable in the year 2021 on the land herein described have been paid, there are no delinquent taxes and has been entered this 25 day of October, 2021.

BT Anderson
Goodhue County Auditor/Treasurer

County Recorder

County Recorder, County of Goodhue, State of Minnesota

I hereby certify that this Plat of PINE ISLAND HEIGHTS was filed in this office for record this 25th day of October, 2021, at 1:15 o'clock P.M., and was duly recorded as document number 600173

Lisa M. Hanni
Goodhue County Recorder

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