

PINE BEND

INSTRUMENT OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS: That Seth Friese Construction L.L.C., a Minnesota Limited Liability Company, owner of the following described property:

That part of the Southwest Quarter of the Southwest Quarter of Section 29, Township 109 North, Range 15 West, Goodhue County, Minnesota described as follows:

Commencing at the southwest corner of the of the Southwest Quarter of said Section 29; thence on an assumed bearing of North 00 degrees 51 minutes 58 seconds East along the west line of said Southwest Quarter 405.26 feet to the northwest corner of PINE ISLAND INDUSTRIAL PARK NORTHWEST, according to the plat thereof on file at the County Recorder's Office, said Goodhue County; thence easterly 14.67 feet along the north line of said PINE ISLAND INDUSTRIAL PARK NORTHWEST on a non-tangential curve concave to the north, having a radius of 1399.39 feet, a central angle of 00 degrees 36 minutes 03 seconds and a chord which bears South 71 degrees 51 minutes 38 seconds East, 14.67 feet, to the point of beginning; thence North 00 degrees 51 minutes 58 seconds East 561.09 feet; thence South 89 degrees 08 minutes 02 seconds East 336.00 feet; thence South 00 degrees 51 minutes 58 seconds West 620.17 feet to the northerly line of said PINE ISLAND INDUSTRIAL PARK NORTHWEST; thence westerly 342.00 feet along said northerly line on a non-tangential curve concave to the north, having a radius of 1399.39 feet, a central angle of 14 degrees 00 minutes 10 seconds and a chord which bears North 79 degrees 09 minutes 45 seconds West 341.15 feet, to the point of beginning.

Has caused the same to be surveyed and platted as PINE BEND and hereby dedicate to the public for public use, the public way and the drainage and utility easements as created by this plat.

In witness whereof, said Seth Friese Construction L.L.C., a Minnesota Limited Liability Company, has caused these presents to be signed by its proper officer this 25th day of November, 2024

Signed: Seth Friese Construction L.L.C.

Seth Friese
Seth Friese, Chief Manager

STATE OF MINNESOTA
COUNTY OF GOODHUE

This instrument was acknowledged before me this 15th day of November, 2024, by Seth Friese, Chief Manager of Seth Friese Construction L.L.C., a Minnesota Limited Liability Company.

Rebecca Ziemann
Notary Public Name
Rebecca Ziemann
Notary Public, Minnesota, MN
My Commission Expires Jan. 31, 2026

SURVEYOR'S CERTIFICATE

I Reinhold W. Ziemann do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 21st day of November, 2024.

RWZ
Reinhold W. Ziemann, Licensed Land Surveyor
Minnesota License No. 59823

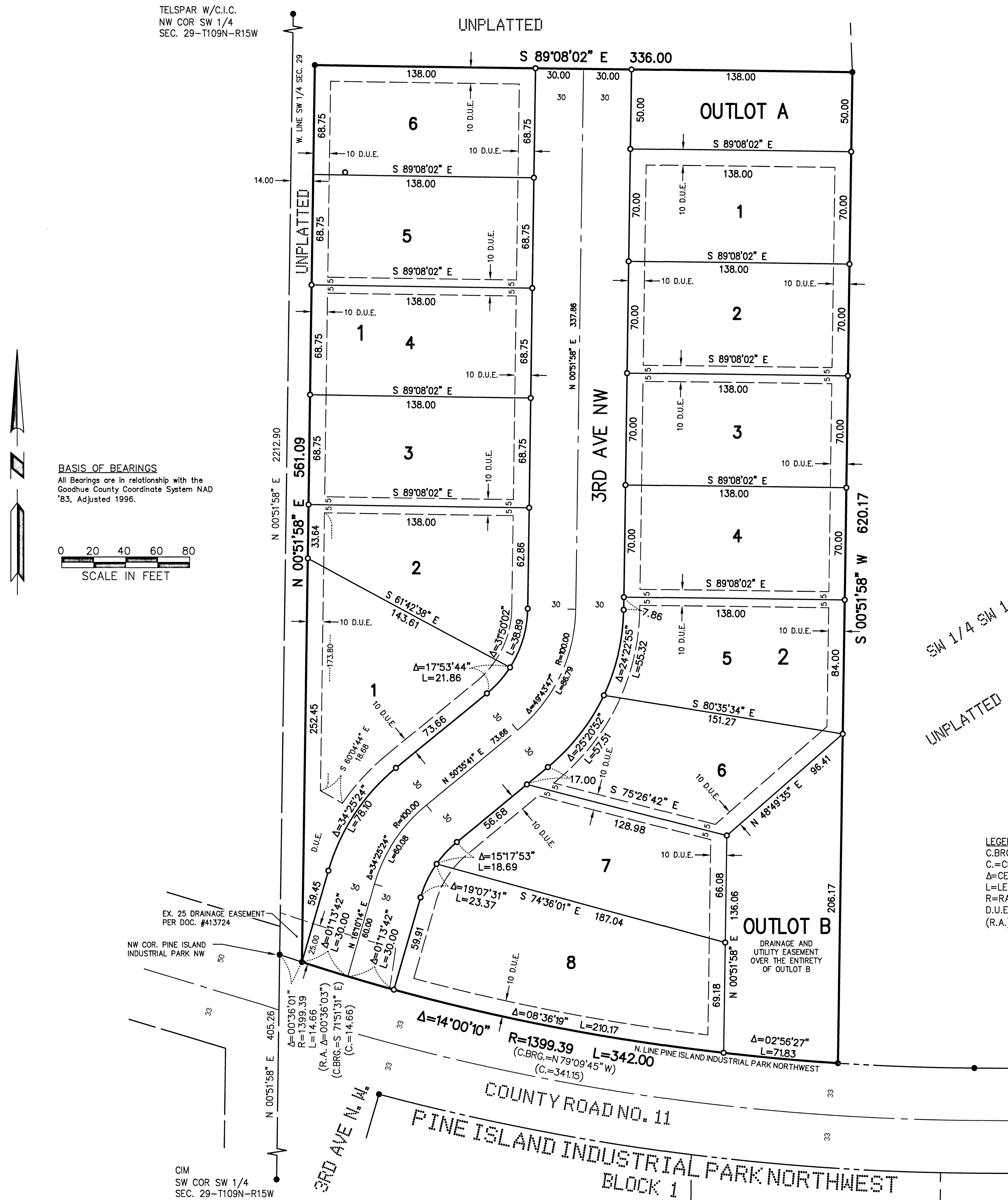
STATE OF MINNESOTA
COUNTY OF DODGE

This instrument was acknowledged before me on this 21st day of November, 2024, by Reinhold W. Ziemann.

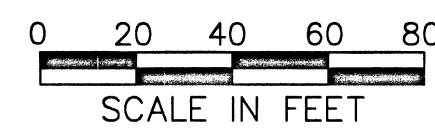
Rebecca Ziemann
Notary Public, Dodge County, MN
My Commission Expires Jan. 31, 2026

TELSPAR W/C.I.C.
NW COR SW 1/4
SEC. 29-1109N-R15W

UNPLATTED



BASIS OF BEARINGS
All Bearings are in relationship with the Goodhue County Coordinate System NAD '83, Adjusted 1996.



CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF GOODHUE
CITY OF PINE ISLAND

This plat was approved by the City Council of Pine Island, Minnesota, on the 17 day of September, 2024 and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 2.

Seth Friese
Mayor

Eric R. ...
City Administrator

GOODHUE COUNTY BOARD OF COMMISSIONERS

We do hereby certify that on the 3 day of Dec, 2024 the Board of Commissioners for the Goodhue County, Minnesota, approved this plat of PINE BEND.

Jeffrey Ekblad
County Administrator

GOODHUE COUNTY AUDITOR/TREASURER

I hereby certify that the taxes for the year 2024 on real land described on this plat as PINE BEND have been paid and that no delinquent taxes due and transfer entered this 12th day of December, 2024.

Wendy Dahmy
Goodhue County Auditor/Treasurer

COUNTY SURVEYOR

I certify that pursuant to Chapter 389.09, laws of Minnesota, this plat has been approved this 17 day of Dec, 2024.

Jeffrey Ekblad
Jeffrey Ekblad, Goodhue County Surveyor

GOODHUE COUNTY RECORDER

County Recorder, County of Goodhue, State of Minnesota I hereby certify that this plat of PINE BEND was filed in the office of the County Recorder for public record on this 17 day of Dec, 2024 at 10:49 o'clock a.m. and was duly recorded as Document Number 708048.

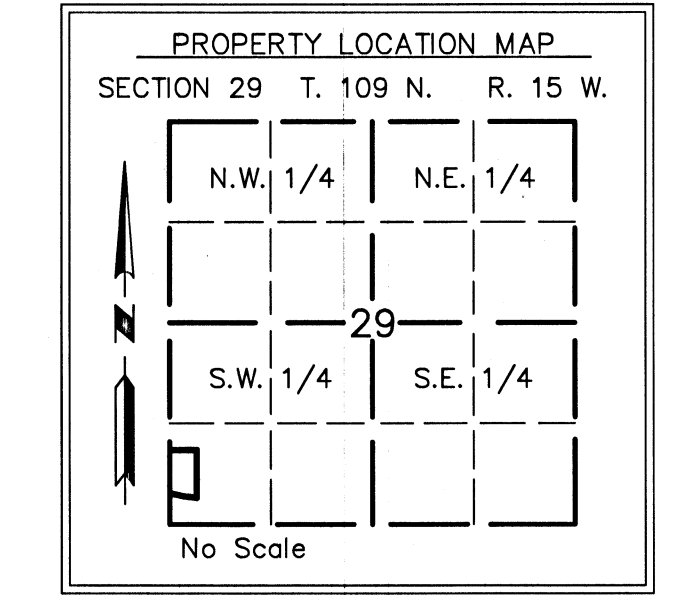
Jeffrey Ekblad
Goodhue County Recorder

UNPLATTED
SW 1/4 SW 1/4

LEGEND
C.BRG.=CHORD BEARING
C.=CHORD OF CURVE
Δ=CENTRAL ANGLE
L=LENGTH OF CURVE
R=RADIUS OF CURVE
D.U.E.=DRAINAGE AND UTILITY EASEMENT
(R.A.)=RECORDED AS

All monuments set will have a plastic cap stamped L.S. 59823 and will be set within one year of the plat recording date.

- MONUMENTS**
- SET (5/8" PIPE WITH CAP 59823 UNLESS NOTED OTHERWISE)
 - Found Monuments (5/8" PIPE UNLESS NOTED OTHERWISE)



COMPUTER FILE: 47185F02
PROJECT NUMBER: 4718

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PINE BEND