OFFICIAL

230713

INTERSTATE 35 INDUSTRIAL PARK

KNOW ALL PERSONS BY THESE PRESENTS: *That F & Z Properties, LLP, a Minnesota limited liability partnership, owner of the following described property situated in the County of Scott, State of Minnesota, to wit:*

The Southeast Quarter of the Northwest Quarter; The West Half of the West Half of the Southwest Quarter of the Northeast Quarter and all that part of the West Half of the Northwest Quarter of the Northeast Quarter lying southerly of New Market Road (now known as County Road No.2 - Deuce Road); all in Section 25, Township 113 North, Range 21 West, according to the United States Government Survey thereof and situate in Scott County, Minnesota.

KNOW ALL PERSONS BY THESE PRESENTS: *That Zwiers Properties, LLC, a Minnesota limited liability company, owner of the following described property situated in the County of Scott, State of Minnesota, to wit:*

The Southwest Quarter of the Northwest Quarter (SW 1/4 of NW 1/4) and the North Half of the Northwest Quarter (N 1/2 of NW 1/4) of Section 25, Township 113 North, Range 21 West, Scott County, Minnesota, lying Southerly of County Road No. 2 (Deuce Road), EXCEPTING THEREFROM the following described parcels:

That part of the East 725.00 feet of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-five (25), Township One Hundred Thirteen North (113N), Range Twenty-One West (21W), Scott County, Minnesota, lying southerly of County Road No. 2.

AND

A tract of land, being a part of the Southwest Quarter of the Southwest Quarter (SW 1/4 of SW 1/4) of Section Twenty-four (24), and the Northwest Quarter (NW 1/4) of Section Twenty-five (25), Township One Hundred Thirteen (113), Range Twenty-one (21), Scott County, Minnesota, described as follows: Beginning at the intersection of the easterly boundary of Interstate Highway No. 35, and the North line of the Northwest Quarter (NW 1/4) of Section Twenty-five (25); thence South 20 degrees, 00 minutes west, along said highway boundary, 257.13 feet; thence South 70 degrees, 00 minutes east, 1008.0 feet; thence North 28 degrees, 11 minutes east, 226.0 feet to the centerline of Scott County Road, No. 2; thence North 51 degrees, 23 minutes, 22 seconds west, along the centerline of said County Road, 500.0 feet; thence on a tangential curve to the left, having a central angle of 20 degrees, 40 minutes, 245.98 feet; thence on a curve to the left having a radius of 1145.92 feet; compound to the last described curve, 54.21 feet; thence South 15 degrees, 14 minutes west, radial to the last described curve, 55.26 feet; thence South 89 degrees, 33 minutes, 15 seconds west, along the north line of said Section Twenty-five (25), 84.50 feet; thence westerly on a curve to the left (having a radius of 1070.92 feet and whose long chord bears North 84 degrees, 32 minutes, 03 seconds west), 202.27 feet; thence South 20 degrees, 00 minutes west, 22.87 feet to the point of beginning, according to the United States Government Survey thereof and situate in Scott County, Minnesota.

AND

And specifically excepting the real estate condemned by the State of Minnesota for trunk highway purposes as evidenced by Final Certificate filed March 18, 1968 as Document No. 116372.

Have caused the same to be surveyed and platted as ***INTERSTATE 35 INDUSTRIAL PARK*** *and do hereby donate and dedicate to the public for public use forever the public ways and also dedicates the easements as shown on this plat for drainage and utility purposes only.*

In witness whereof said F & Z Properties, LLP, a Minnesota limited liability partnership, has caused these presents to be signed by its proper officers this 14th *day of* June, 20 24.

F & Z PROPERTIES, LLP

By Jol Floyd

Its General Partner

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 14th *day of* June, 20 24, *by* John Floyd, *its* General partner *of F & Z Properties, LLP, a Minnesota limited liability partnership, on behalf of the partnership.*

(Signature) Kilay Michelle Cirmak Runion (Name Printed)

Notary Public, Hennepin *County, Minnesota*

My Commission Expires Jan. 31 2026

In witness whereof said Zwiers Properties, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officers this 26th *day of* June, 2024.

ZWIERS PROPERTIES, LLC

By

Its Managing Member

STATE OF MINNESOTA
COUNTY OF Scott

The foregoing instrument was acknowledged before me this 26th *day of* June, 2024, *by* Daniel Zwiers, *its* Managing Member *of Zwiers Properties, LLC, a Minnesota limited liability company, on behalf of the company.*

(Signature) James P Dotts (Name Printed)

Notary Public, Ramsey *County, Minnesota*

My Commission Expires 01/31/25

I Chris Ambourn hereby certify that this plat ***INTERSTATE 35 INDUSTRIAL PARK*** *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 12TH *day of* JUNE, 20 24

Chris Ambourn, Licensed Land Surveyor
Minnesota License No. 43055

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing Surveyor's Certificate was acknowledged before me this 12th *day of* June, 20 24, *by Chris Ambourn, Land Surveyor, Minnesota License No. 43055.*

(Signature) Shannon Meyer (Name Printed)

Notary Public, Hennepin *County, Minnesota*

My Commission Expires January 31, 2028

CITY OF ELKO NEW MARKET

We do hereby certify that on the 27th *day of* June, 20 24, *the City Council of the City of Elko New Market, Minnesota, approved this plat and is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.*

Mayor *Clerk*

CITY ATTORNEY

I hereby certify that I have examined this plat of ***INTERSTATE 35 INDUSTRIAL PARK*** *and do hereby recommend this plat for approval as to form this* 27th *day of* June, 20 24.

City Attorney

COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Chapter 389.09, Subd. 1, as amended, this plat has been reviewed and approved this 1st *day of* July, 20 24.

Scott County Surveyor

COUNTY TREASURER-AUDITOR

I hereby certify that the current and delinquent taxes on the lands described within are paid and the transfer is entered this 1st *day of* July, 20 24.

Janice From, Dpty

County Treasurer-Auditor
Scott County, Minnesota

COUNTY RECORDER

I hereby certify that this plat was recorded in the office of the County Recorder for record on this 1st *day of* July, 20 24, *at* 1:42 *o'clock* P *M., as Document No.* A 1191733.

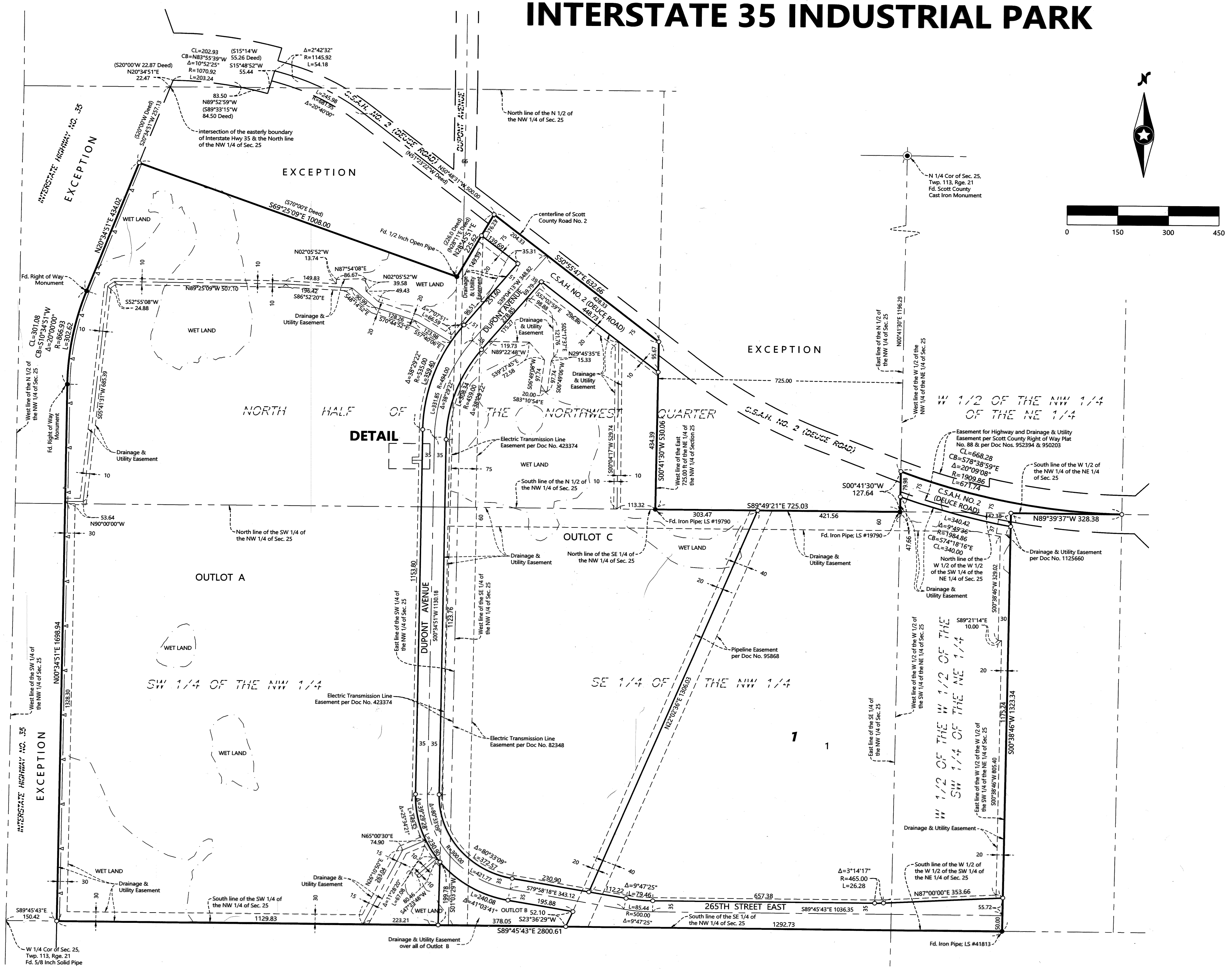
Julie K. Hanson, by Janice From, Dpty

County Recorder
Scott County, Minnesota

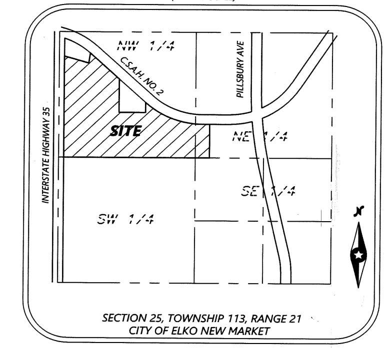
22605

Westwood
Professional Services, Inc.

INTERSTATE 35 INDUSTRIAL PARK



VICINITY MAP
(NOT TO SCALE)



SECTION 25, TOWNSHIP 113, RANGE 21
CITY OF ELKO NEW MARKET

○ SET 1/2" BY 14" IRON PIPE WITH CAP #43055

● FOUND AND MARKED AS SHOWN

—— Δ —— DENOTES RESTRICTED ACCESS TO INTERSTATE HIGHWAY NO. 35 PER DOCUMENT NO. 116372

— — — — EDGE OF WETLAND

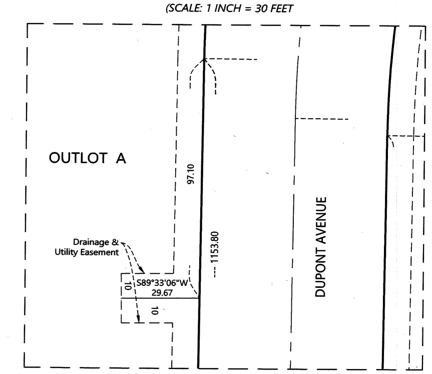
THE SOUTH LINE OF NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 113, RANGE 21 IS ASSUMED TO BEAR S89°45'43"E

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:

(NOT TO SCALE)

BEING 10 FEET IN WIDTH AND ADJOINING RIGHT-OF-WAY LINES AS SHOWN ON THE PLAT, UNLESS OTHERWISE NOTED

DETAIL
(SCALE: 1 INCH = 30 FEET)



Westwood
Professional Services, Inc.