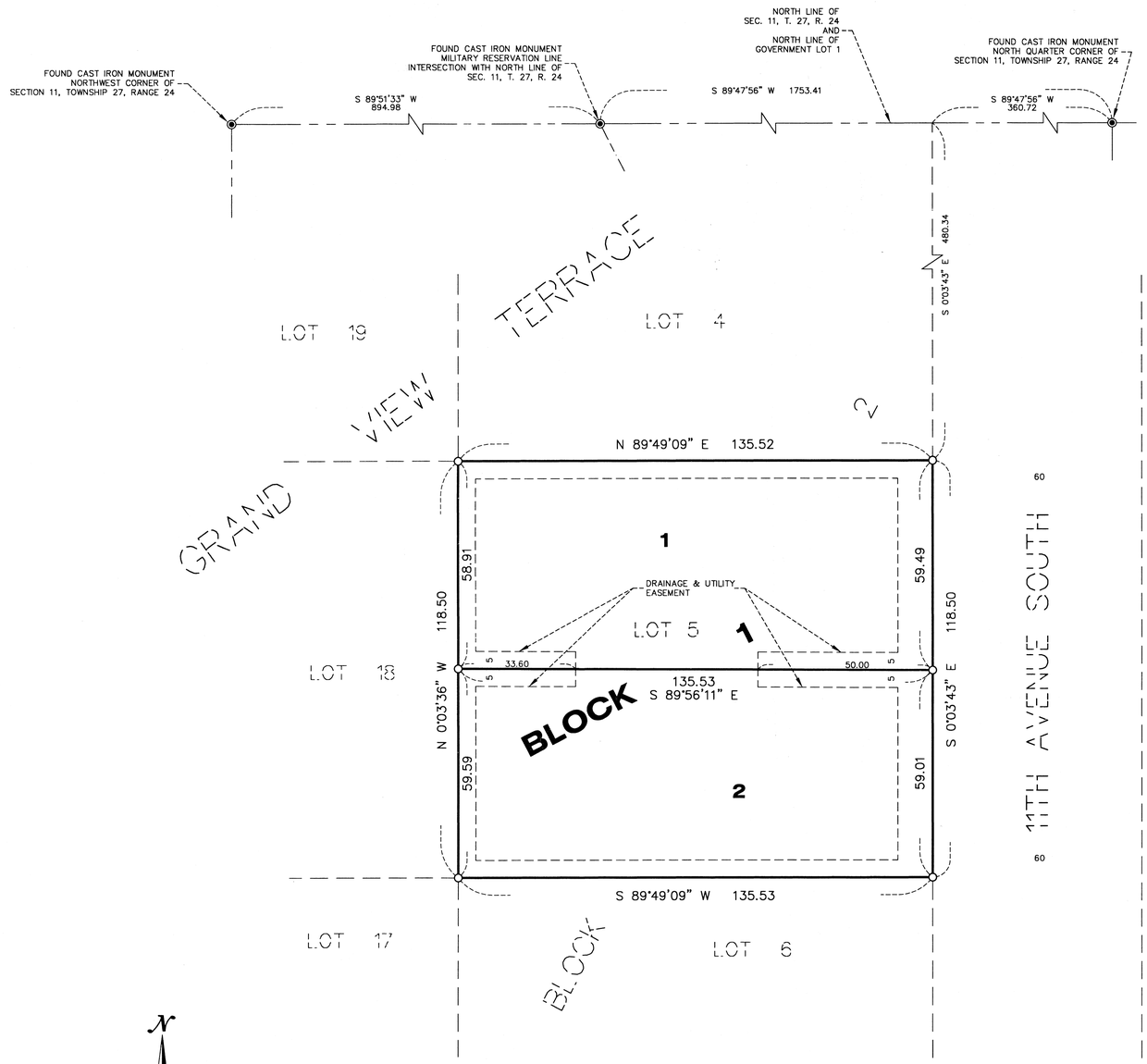
G-73

R.T. DOC. NO.

GOPHER AVENUE ADDITION



KNOW ALL PERSONS BY THESE PRESENTS: That 8640 11th Ave. S., LLC, a Minnesota limited liability company, fee owner, of the following described property situated in the County of Hennepin, State of Minnesota to wit:

Lot 5, Block 2, GRAND VIEW TERRACE

Has caused the same to be surveyed and platted as GOPHER AVENUE ADDITION and does hereby dedicate to the public, for public use, the easements as created by this plat for drainage and utility purposes only.

In witness whereof said 8640 11th Ave. S., LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officer this 16th day of December, 2020.

Signed: 8640 11th Ave. S., LLC

Its Principal

STATE OF MN

COUNTY OF Hennepin

This instrument was acknowledged before me this 16th day of December, 2020, by Stephen Furlong, its Principal of 8640 11th Ave. S., LLC, a Minnesota limited liability company, on behalf of the company.

Notary Public, Hennepin County, Minnesota
My Commission Expires 1-31-2023

Jane Boucher
Printed Name

I, Thomas E. Hodorff, 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 17th day of November, 2020.

Thomas E. Hodorff, Licensed Land Surveyor
Minnesota License No. 23677

STATE OF MINNESOTA

COUNTY OF Hennepin

This instrument was acknowledged before me on this 17th day of November, 2020, by Thomas E. Hodorff.

Notary Public, Hennepin County, Minnesota
My Commission Expires 01/31/2024

Adrian W. Pollock
Printed Name

CITY COUNCIL, CITY OF BLOOMINGTON, MINNESOTA

This plat of GOPHER AVENUE ADDITION was approved and accepted by the City Council of the City of Bloomington, Minnesota at a regular meeting thereof held this 24th day of August, 2020, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF BLOOMINGTON, MINNESOTA

By: _____ Mayor By: _____ City Manager

RESIDENT AND REAL ESTATE SERVICES, Hennepin County, Minnesota

I hereby certify that taxes payable in 20___ and prior years have been paid for land described on this plat, dated this _____ day of _____, 20___.

Mark V. Chapin, County Auditor By: _____ Deputy

SURVEY DIVISION, Hennepin County, Minnesota

Pursuant to MN. STAT. Sec. 383B.565 (1969), this plat has been approved this _____ day of _____, 20___.

Chris F. Mavis, County Surveyor By: _____

REGISTRAR OF TITLES, Hennepin Country, Minnesota

I hereby certify that the within plat of GOPHER AVENUE ADDITION was filed in this office this _____ day of _____, 20_____, at _____ o'clock ___.M.

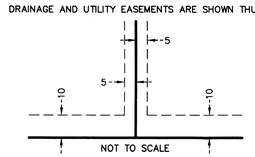
Martin McCormick, Registrar of Titles By: _____ Deputy

N

20 10 0 20 40 60

SCALE IN FEET

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 5 FEET IN WIDTH, ADJOINING LOT LINES, AND 10 FEET IN WIDTH, ADJOINING RIGHT OF WAY LINES, UNLESS OTHERWISE INDICATED.

○ DENOTES SET IRON MONUMENT EVIDENCED BY 1/2 INCH BY 14 INCH IRON PIPE MARKED R.L.S. 23677

◉ DENOTES FOUND HENNEPIN COUNTY CAST IRON MONUMENT

THE NORTH LINE OF SEC. 11, T. 27, R. 24 IS ASSUMED TO HAVE A BEARING OF S 89°47'56" W.

HARRY S. JOHNSON LAND SURVEYORS