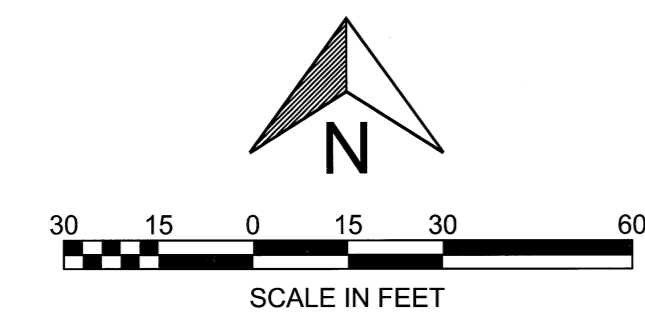
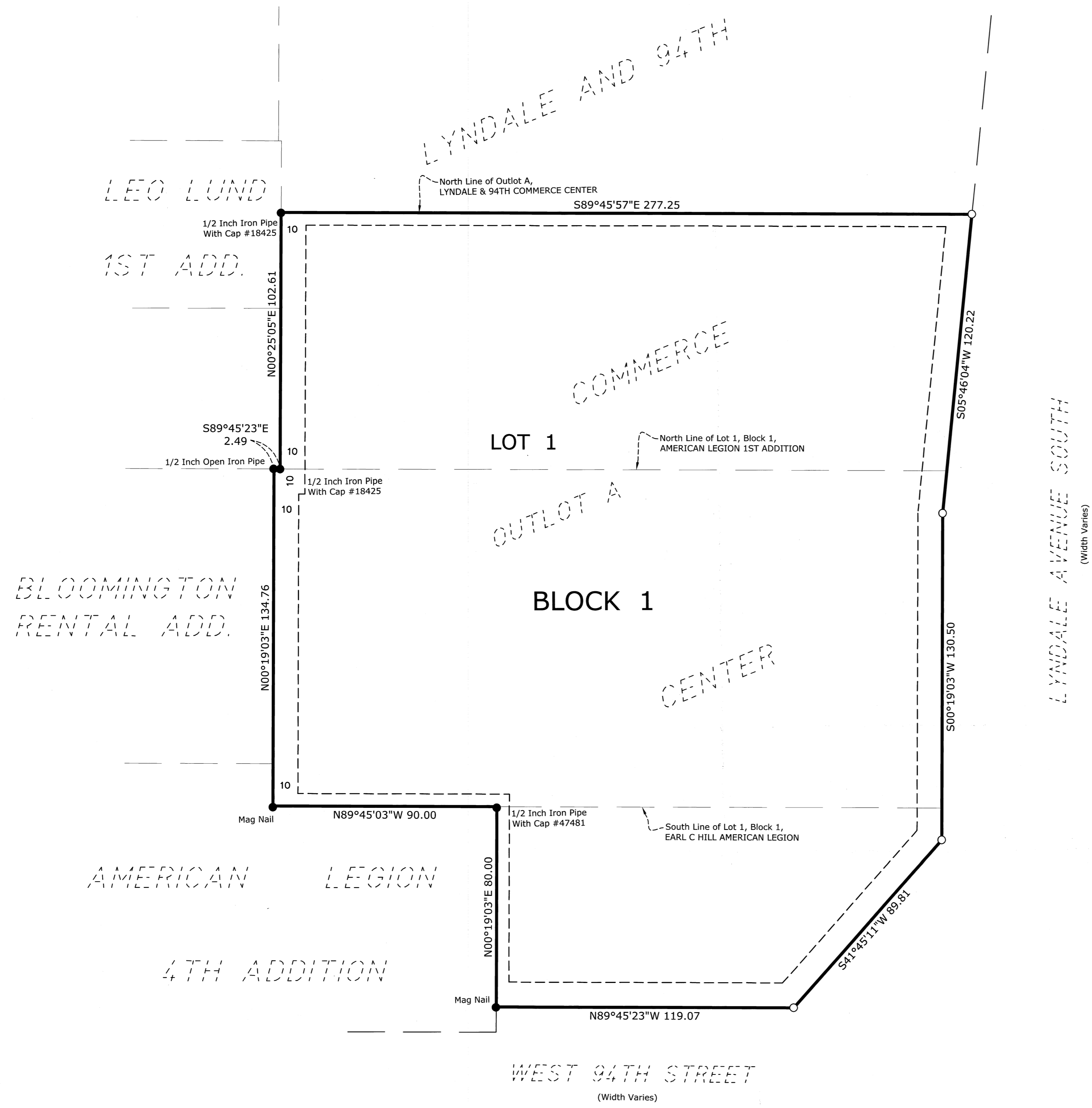


LYNDALE FLATS

R.T. DOC. NO _____

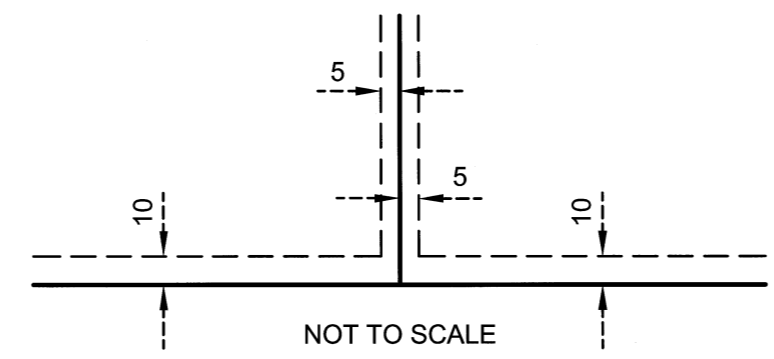
C.R. DOC. NO _____



Bearings are based on the North line of Outlot A, LYNDALE AND 94TH COMMERCE CENTER, having an assumed bearing of N89°45'57\"/>

- Found Iron Monument (see map for type)
- 1/2 inch by 14 Iron Monument Set Marked "RLS 44565"

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



Being 5 feet in width and adjoining lot lines, unless otherwise indicated, and 10 feet in width and adjoining right of way lines unless otherwise indicated, as shown on the plat.

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

Outlot A, LYNDALE AND 94TH COMMERCE CENTER.
 AND
 The Torrens portion described as:
 That part of Outlot A, LYNDALE AND 94TH COMMERCE CENTER, lying Southerly of the North line of Lot 1, Block 1, AMERICAN LEGION 1ST ADDITION, and lying Northerly of the South line of Lot 1, Block 1, EARL C HILL AMERICAN LEGION.

Has caused the same to be surveyed and platted as LYNDALE FLATS and does hereby dedicate to the public for public use the drainage and utility easements as created by this plat.
 In witness whereof said MWF Properties, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 29th day of SEPTEMBER, 2020.

SIGNED: MWF Properties, LLC
 By: [Signature] Its: Vice President

STATE OF MINNESOTA, COUNTY OF HENNEPIN
 This instrument was acknowledged before me this 29th day of SEPTEMBER, 2020, by CHRISTOPHER J. STOKER
 its VICE PRESIDENT of MWF Properties, LLC, a Minnesota limited liability company, on behalf of the company.
[Signature] Sonja Gella My Commission Expires: 1/31/22
 Notary Public, Signature Notary Printed Name
 Notary Public Hennepin County, Minnesota

SURVEYORS CERTIFICATE
 I, Rory L. Synstallen 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 the plat; that all monuments depicted on the plat have been or will be 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 29th day of SEPTEMBER, 2020.
[Signature]
 Rory L. Synstallen, Licensed Land Surveyor
 Minnesota License No. 44565

STATE OF MINNESOTA, COUNTY OF Ramsey
 This instrument was acknowledged before me this 21st day of September, 2020, by Rory L. Synstallen
[Signature] Michael Pawlings My Commission Expires: January 21, 2023
 Notary Public, Signature Notary Printed Name
 Notary Public Ramsey County, Minnesota

CITY OF BLOOMINGTON, MINNESOTA
 This plat of LYNDALE FLATS was approved and accepted by the City Council of Bloomington, Minnesota at a regular meeting thereof held this 16th day of October, 2019, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

City Council, City of Bloomington, Minnesota
 By: [Signature], Mayor By: [Signature], 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, Hennepin County Auditor
 By: , Deputy

SURVEY DIVISION, Hennepin County, Minnesota
 Pursuant to Minnesota Statutes Section 383B.565 (1969), this plat has been approved this day of , 20 .
 Chris F. Navis, Hennepin County Surveyor
 By:

REGISTRAR OF TITLES, Hennepin County, Minnesota
 I hereby certify that the within plat of LYNDALE FLATS was filed in this office this day of , 20 , at O'Clock M.
 Martin McCormick, Registrar of Titles
 By: , Deputy

COUNTY RECORDER, Hennepin County, Minnesota
 I hereby certify that the within plat of LYNDALE FLATS was recorded in this office this day of , 20 , at O'Clock M.
 Martin McCormick, County Recorder
 By: , Deputy