© 2016 Westwood Professional Services, Inc. Call 48 Hours before digging: 811 or call811.com **CASE FILE #PL201700072** Common Ground Alliance

### PROPERTY DESCRIPTION:

Lot 1, Block 1, FRIENDSHIP VILLAGE, according to the recorded plat thereof, Hennepin County, Minnesota, excepting therefrom portions taken per the plats of MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 27—203 & MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 27—195.

Lot 1, Block 1, HIGHWAY PROPERTIES ADDITION, according to the recorded plat thereof, said Hennepin County, Minnesota, excepting therefrom portions taken per the plat of MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 27—195.

NO DEED OR TITLE COMMITMENT HAS BEEN REVIEWED BY THE SURVEYOR

### GENERAL NOTES

- 1.) Subject property contains 1,092,944 Sq.Ft. or 25.091 acres. (Table A Item 4)
- 2.) Bearings are based on 1983NAD (1986ajd) Hennepin County Coordinate System in US Survey Feet
- 3.) Westwood Professional Services, Inc., has not been provided deeds for the adjacent property owners by the Title Company at the time of survey therefore the surveyor has not reviewed the adjacent property deed.
  4.) Surveyor has not reviewed any title work or title commitments for subject property. Property Description shown is per Hennepin County Tax Records only.

# Not to Scale HIGHWAY NO. 494

Section 18, Township 116, Range 21

### LEGEND

SOIL BORING

| <u>LEGEND</u> |                     |                 |                      |            |                       |
|---------------|---------------------|-----------------|----------------------|------------|-----------------------|
| <u></u>       | SANITARY MANHOLE    | Ø               | GAS METER            | $\Diamond$ | BUSH/SHRUB            |
| (0)           | SEWER CLEANOUT      | 8               | STEEL/WOOD POST      | 711        | WETLAND               |
| <b>(37)</b>   | STORM MANHOLE       | <del>-</del> o- | SIGN-TRAFFIC/OTHER   |            | TREE LINE             |
|               | CATCH BASIN         | -0-0            | SIGN-TRAFFIC/OTHER   | CTV        | CABLE TV              |
|               | BEEHIVE CATCH BASIN | MAIL            | MAIL BOX             | GAS        | GAS LINE              |
| <b>₫</b>      | FLARED END SECTION  | £               | HANDICAPPED STALL    | ——РОН-—    | POWER OVERHEAD        |
| ᄉ             | POWER POLE          | •               | PERC TEST            | ——PUG——    | POWER UNDERGROUND     |
|               | GUY WIRE            | (MW)            | MONITORING WELL      | SAN        | SANITARY SEWER        |
| E             | ELECTRIC BOX        | ~               | FIRE HOSE CONNECTION | —— STO——   | STORM SEWER           |
|               | CULVERT             | 4               | FLOOD LIGHT          | ——FOP——    | FIBER OPTIC           |
| XEX           | ELECTRIC METER      |                 |                      | —— ТОН ——  | TELEPHONE OVERHEAD    |
| Q             | ELECTRIC METER      | T               | TELEPHONE BOX        | —— TUG ——  | TELEPHONE UNDERGROUND |
| (E)           | ELECTRIC MANHOLE    |                 | TELEPHONE MANHOLE    | ₩A T       | WATERMAIN             |
|               | ELECTRIC TOWER      | TV              | CABLE TV BOX         | ——×——      | FENCE LINE            |
| $\bowtie$     | GATE VALVE          | $\bowtie$       | TRAFFIC CONTROL BOX  |            | CURB & GUTTER         |
| $\odot$       | HYDRANT             | нн              | HAND HOLE            |            | ACCE88 CONTROL        |
| W             | WATER METER         | -ф-             | TRAFFIC LIGHT        |            |                       |
| S             | CURB STOP BOX       | <del> </del>    | STREET LIGHT         | Δ Δ        | CONCRETE SURFACE      |
| <b>(W)</b>    | WATER MANHOLE       | *               | CONIFEROUS TREE      |            | BITUMINOUS SURFACE    |
| W             | WELL                |                 | DECIDUOUS TREE       |            | GRAVEL SURFACE        |
|               |                     | <b>'</b>        |                      |            |                       |

Denotes Iron Monument Set

© GAS VALVE

- Denotes Iron Monument Found
- Denotes Cast Iron Monument Found

### Westwood

Westwood Professional Services, Inc. 7699 Anagram Drive Eden Prairie, MN 55344

> Phone (952) 937-5150 Fax (952) 937-5822 Toll Free (888) 937-5150

westwoodns com

Designed:

Checked:

Drawn:

Record Drawing by/date:

Revisions:

Craig W. Morse

Craig W. Morse

Date: 12/19/2016 License No. 23021

# Not For Construction

Prepared for:

Lifespace Communities

## Friendship Village

Bloomington, Minnesota

**BOUNDARY SURVEY** 

Date: 12/19/2016

Sheet: 1 OF 1

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