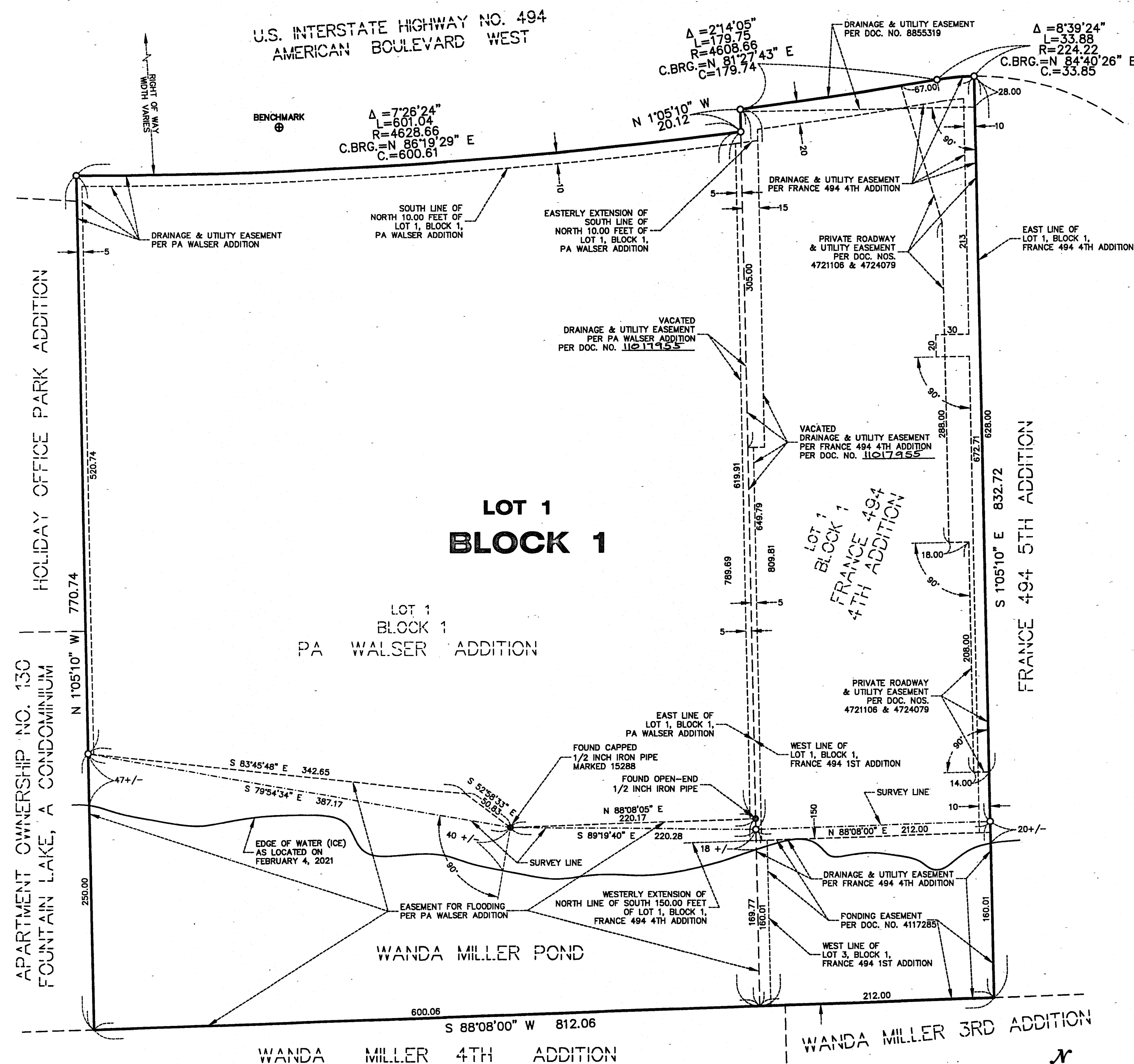


PA WALSER 2ND ADDITION

C.R. DOC. NO. 11017956

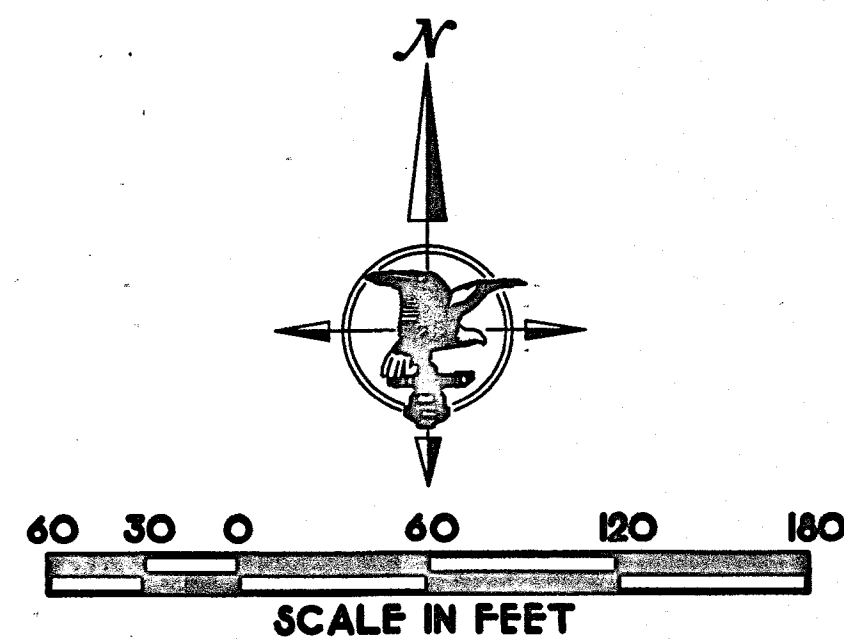
PL202100042



EAST LINE OF LOT 1, BLOCK 1, FRANCE 494 4TH ADDITION IS ASSUMED TO HAVE A BEARING OF S 1°05'10" E.

WATER ELEVATION (ICE) ON FEBRUARY 4, 2021
ELEVATION = 820.00 FEET (NAVD 88)

- DENOTES SET IRON MONUMENT EVIDENCED BY 1/2 INCH BY 14 INCH IRON PIPE MARKED R.L.S. 23677
- DENOTES FOUND IRON MONUMENT
- ⊕ BENCHMARK: TOP NUT HYDRANT (AS SHOWN ON PLAT)
ELEVATION = 827.44 FEET (NAVD 88)



KNOW ALL PERSONS BY THESE PRESENTS: That Walser Real Estate IV, 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 1, Block 1, FRANCE 494 4TH ADDITION
Lot 1, Block 1, PA WALSER ADDITION

Have caused the same to be surveyed and platted as PA WALSER 2ND ADDITION.

In witness whereof said Walser Real Estate IV, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officer this 18 day of August, 2021

Signed: Walser Real Estate IV, LLC

By: [Signature]

Its: CEO/WALSER ADD

STATE OF MINNESOTA

COUNTY OF HENNEPIN

This instrument was acknowledged before me this 18 day of August, 2021, by Andrew Walser its CEO/OWNER of Walser Real Estate IV, LLC, a Minnesota limited liability company, on behalf of the company.

[Signature]
Notary Public, Hennepin County, Minnesota
My Commission Expires 1-31-2025

[Signature]
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 17 day of August, 2021

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

STATE OF MINNESOTA

COUNTY OF HENNEPIN

This instrument was acknowledged before me on this 17 day of August, 2021, by Thomas E. Hodorff.

[Signature]
Notary Public, Hennepin County, Minnesota
My Commission Expires Jan 31 2025

[Signature]
Printed Name

CITY COUNCIL, CITY OF BLOOMINGTON, MINNESOTA

This plat of PA WALSER 2ND ADDITION was approved and accepted by the City Council of the City of Bloomington, Minnesota at a regular meeting thereof held this 7 day of June, 2021, 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 2021 and prior years have been paid for land described on this plat, dated this 28 day of September, 2021

Mark V. Chapin, County Auditor

By: [Signature] Deputy

SURVEY DIVISION, Hennepin County, Minnesota

Pursuant to MN. STAT. Sec. 383B.565 (1969), this plat has been approved this 28 day of September, 2021

Chris F. Mavis, County Surveyor

By: [Signature]

COUNTY RECORDER, Hennepin County, Minnesota

I hereby certify that the within plat of PA WALSER 2ND ADDITION was recorded in this office this 28 day of September, 2021, at 2 o'clock P.M.

Amber Bougie, Acting County Recorder

By: [Signature] Deputy

STATE OF MINNESOTA, COUNTY OF HENNEPIN
Certified to be a true and correct copy of the original on file and of record in my office

AUG 30 2022

[Signature]
Amber Bougie, County Recorder
By: [Signature] Deputy

HARRY S. JOHNSON
LAND SURVEYORS