

SHEPHERD MEADOWS FIRST ADDITION

BEING A PLAT OF PART OF THE NW 1/4, SECTION 27,
T. 139 N., R. 48 W., 5th P.M.

CITY OF MOORHEAD,
CLAY COUNTY, MINNESOTA

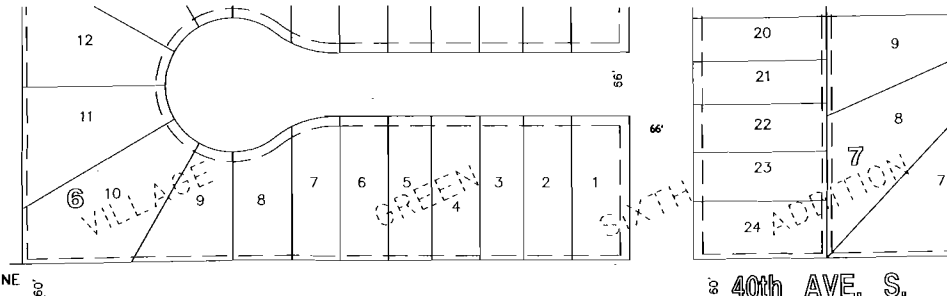
OWNERS' CERTIFICATE, DEDICATION, AND ACKNOWLEDGEMENT:

KNOW ALL MEN BY THESE PRESENTS: THAT THE CITY OF MOORHEAD, MINNESOTA, A MINNESOTA MUNICIPAL CORPORATION, AND GUST JOHANSEN, A SINGLE PERSON, ARE THE OWNERS AND PROPRIETORS, AND SHEPHERD MEADOWS, LLC, A MINNESOTA LIMITED LIABILITY COMPANY, IS THE CONTRACT VENDEE, OF THAT PART OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 139 NORTH, RANGE 48 WEST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF MOORHEAD, CLAY COUNTY, MINNESOTA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF GOOD SHEPHERD FIRST ADDITION AS PLATTED IN THE SAID CITY OF MOORHEAD, SAID NORTHEAST CORNER BEING ON THE NORTHERLY LINE OF THE NORTHWEST QUARTER OF SAID SECTION 27; THENCE NORTH 89°36'57" EAST (ASSUMED BEARING), ALONG THE NORTHERLY LINE OF THE NORTHWEST QUARTER OF SAID SECTION 27, FOR A DISTANCE OF 758.82 FEET; THENCE SOUTH 00°31'04" EAST, PARALLEL WITH THE EASTERLY LINE OF SAID GOOD SHEPHERD FIRST ADDITION, FOR A DISTANCE OF 965.46 FEET; THENCE SOUTH 89°38'57" WEST, PARALLEL WITH THE NORTHERLY LINE OF THE NORTHWEST QUARTER OF SAID SECTION 27, FOR A DISTANCE OF 758.82 FEET; THENCE NORTH 00°31'04" WEST, ALONG THE EASTERLY LINE AS EXTENDED SOUTH OF SAID GOOD SHEPHERD FIRST ADDITION, FOR A DISTANCE OF 185.48 FEET TO THE SOUTHEAST CORNER OF SAID GOOD SHEPHERD FIRST ADDITION; THENCE CONTINUE NORTH 00°31'04" WEST, ALONG THE EASTERLY LINE OF SAID GOOD SHEPHERD FIRST ADDITION, FOR A DISTANCE OF 770.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINS 16.818 ACRES, MORE OR LESS.

AND THAT THE OWNERS HAVE CAUSED THE ABOVE DESCRIBED TRACT OF LAND TO BE SURVEYED AND PLATTED AS **SHEPHERD MEADOWS FIRST ADDITION** TO THE CITY OF MOORHEAD, MINNESOTA, AND DO HEREBY DEDICATE AND CONVEY TO THE SAID CITY OF MOORHEAD, AND TO THE PUBLIC, FOR PUBLIC USE, THE PUBLIC WAYS AND UTILITY EASEMENTS SHOWN ON THE PLAT.



OWNER - LOT 14, BLOCK 1:
CITY OF MOORHEAD
CLAY COUNTY, MINNESOTA

Mark Voxland
MARK VOXLAND, MAYOR

Michael J. Redlinger
MICHAEL J. REDLINGER, ACTING CITY MANAGER

OWNER - ENTIRE PLAT EXCEPT LOT 14, BLOCK 1:
GUST JOHANSEN

Gust Johansen
GUST JOHANSEN

CONTRACT FOR DEED VENDEE - ENTIRE PLAT EXCEPT LOT 14:
SHEPHERD MEADOWS, LLC

Paul Grinde
PAUL GRINDE, CHIEF MANAGER

SURVEYOR'S CERTIFICATE AND ACKNOWLEDGEMENT:

I HEREBY CERTIFY THAT THIS PLAT OF SHEPHERD MEADOWS FIRST ADDITION 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 CORRECTLY SET WITHIN ONE YEAR AS INDICATED ON THE PLAT; THAT ALL WATER BOUNDARIES AND WET LANDS AS OF THE DATE OF THE SURVEYOR'S CERTIFICATION ARE SHOWN AND LABELED ON THE PLAT; AND THAT ALL PUBLIC WAYS ARE SHOWN AND LABELED ON THE PLAT. I FURTHER CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Curtis A. Skarphol
CURTIS A. SKARPHOL, LICENSED LAND SURVEYOR
MINNESOTA LICENSE NO. 42303

CITY ENGINEER'S APPROVAL:

Robert A. Zimmerman
ROBERT A. ZIMMERMAN, CITY ENGINEER
CITY OF MOORHEAD, MINNESOTA

CITY ATTORNEY'S APPROVAL:

Brian D. Neugebauer
BRIAN D. NEUGEBAUER, CITY ATTORNEY
CITY OF MOORHEAD, MINNESOTA

CLAY COUNTY AUDITOR-TREASURER'S CERTIFICATE:

TAXES PAID AND TRANSFER ENTERED THIS 20th DAY OF December 2007.
Lori J. Johnson
LORI J. JOHNSON, COUNTY AUDITOR-TREASURER
CLAY COUNTY, MINNESOTA

STATE OF MINNESOTA)
)SS
COUNTY OF CLAY)

ON THIS 20th DAY OF December, 2007, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MARK VOXLAND, MAYOR, AND MICHAEL J. REDLINGER, ACTING CITY MANAGER, TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED SAME IN THE NAME OF THE CITY OF MOORHEAD, MINNESOTA.

NOTARY PUBLIC: *Leann L. Wallin*
LEANN L. WALLIN
NOTARY PUBLIC - MINNESOTA
My Commission Expires JAN 31, 2010

STATE OF NORTH DAKOTA)
)SS
COUNTY OF CASS)

ON THIS 13th DAY OF Dec., 2007, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED GUST JOHANSEN, A SINGLE PERSON, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME AS HIS FREE ACT AND DEED.

NOTARY PUBLIC: *Jayne Olson*
JAYNE OLSON
Notary Public
State of North Dakota
My Commission Expires May 28, 2009

ON THIS 13 DAY OF Dec., 2007, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED PAUL GRINDE, CHIEF MANAGER OF SHEPHERD MEADOWS, LLC, A MINNESOTA LIMITED LIABILITY COMPANY, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF SHEPHERD MEADOWS, LLC.

NOTARY PUBLIC: *Stacy Maepel-Drees*
STACY MAEPEL-DREES
Notary Public
State of North Dakota
My Commission Expires Mar. 19, 2010

ON THIS 13 DAY OF Dec., 2007, BEFORE ME, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED PAUL GRINDE, CHIEF MANAGER OF SHEPHERD MEADOWS, LLC, A MINNESOTA LIMITED LIABILITY COMPANY, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT HE EXECUTED SAME ON BEHALF OF SHEPHERD MEADOWS, LLC.

NOTARY PUBLIC: *Jayne Olson*
JAYNE OLSON
Notary Public
State of North Dakota
My Commission Expires May 28, 2009

CITY PLANNER/PLANNING COMMISSION'S RECOMMENDATION:
AT A REGULAR MEETING OF THE PLANNING COMMISSION OF THE CITY OF MOORHEAD, MINNESOTA, ON THIS ____ DAY OF _____, 20____, THE PLAT OF SHEPHERD MEADOWS FIRST ADDITION TO THE CITY OF MOORHEAD, MINNESOTA, WAS DULY RECOMMENDED FOR APPROVAL TO THE CITY COUNCIL.

Debra Martzahn
DEBRA MARTZAHN, CITY PLANNER
CITY OF MOORHEAD, MINNESOTA

CITY COUNCIL'S CERTIFICATE:
AT A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF MOORHEAD, MINNESOTA, ON THIS ____ DAY OF _____, 20____, THE PLAT OF SHEPHERD MEADOWS FIRST ADDITION TO THE CITY OF MOORHEAD, MINNESOTA, WAS DULY APPROVED.

Kaye E. Buchholz
KAYE E. BUCHHOLZ, CITY CLERK
CITY OF MOORHEAD, MINNESOTA

CLAY COUNTY RECORDER'S CERTIFICATE:
STATE OF MINNESOTA)
)SS
COUNTY OF CLAY)

FILED FOR RECORD THIS 28 DAY OF Dec., 2007 AT

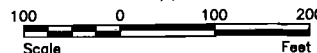
4:29 O'CLOCK P.M., C.T.
DOCUMENT NO: 650946

J. Bonnie Rehder
J. BONNIE REHDER, COUNTY RECORDER
CLAY COUNTY, MINNESOTA

928

CURVE DATA

① Δ= 16°54'48" R= 60.00 C= 17.65 L= 17.71	④ Δ= 50°05'26" R= 60.00 C= 50.80 L= 52.45	⑦ Δ= 21°15'09" R= 116.00 C= 42.78 L= 43.03	⑩ Δ= 19°58'29" R= 50.00 C= 17.34 L= 17.43	⑬ Δ= 21°13'41" R= 116.00 C= 42.73 L= 42.98
② Δ= 50°57'09" R= 60.00 C= 51.62 L= 53.36	⑤ Δ= 46°31'55" R= 60.00 C= 47.40 L= 48.73	⑧ Δ= 30°54'27" R= 116.00 C= 61.82 L= 62.58	⑪ Δ= 17°43'54" R= 50.00 C= 15.41 L= 15.47	
③ Δ= 50°39'18" R= 60.00 C= 51.34 L= 53.05	⑥ Δ= 78°07'21" R= 60.00 C= 75.62 L= 81.81	⑨ Δ= 52°09'36" R= 50.00 C= 43.96 L= 45.52	⑫ Δ= 16°28'42" R= 116.00 C= 33.25 L= 33.36	



LEGEND

- IRON MONUMENT FOUND •
- 1/2" I.D. IRON PIPE SET ○
- BEARINGS SHOWN ARE BASED ON MOORHEAD GIS HORIZONTAL DATUM.
- ALL LOT CORNER MONUMENTS WILL BE SET WITHIN ONE YEAR OF RECORDING.

UNPLATTED

GOOD

SHEPHERD
FIRST
ADDITION

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED