

**RESOLUTION OF THE CITY OF MANKATO APPROVING ANNEXATION OF
PROPERTY IN ACCORDANCE WITH THE ORDERLY ANNEXATION AGREEMENT
WITH MANKATO TOWNSHIP**

WHEREAS, a petition has been submitted by the owner of property described That part of the West Half of the Southwest Quarter of Section 15; that part of the Southeast Quarter of the Southwest Quarter of Section 15; that part of the East Half of the Northeast Quarter of Section 21; and that part of the West Half of the Northwest Quarter of Section 22, all in Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Beginning at a stone monument designating the East Quarter corner of said Section 21, the same being the southeasterly corner of Minnesota Department Of Transportation Right Of Way Plat No. 07-69, on file and of record with the Blue Earth County Recorder; thence North 01 degrees 06 minutes 37 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - HARN NAD83 - 1996), along the east line of the Northeast Quarter of said Section 21, the same being the east line of said Right Of Way Plat, 190.59 feet to monument B6906 according to said Right Of Way Plat, said point being on a circular curve which enter of radius bears North 08 degrees 57 minutes 04 seconds East; thence northwesterly, along the northerly line of said Right Of Way Plat, along a 7564.44 foot radius curve, central angle = 4 degrees 40 minutes 23 seconds, an arc distance 616.96 feet; thence North 00 degrees 08 minutes 06 seconds East, not radially to said curve, 440.54 feet; thence North 85 degrees 52 minutes 41 seconds West, 438.75 feet to the easterly line of said Right Of Way Plat; thence North 29 degrees 02 minutes 34 seconds East, along said east line, and along the easterly line of Highway 22 Subdivision, according to the plat thereof on file and of record with the Blue Earth County Recorder, 1092.26 feet; thence North 60 degrees 57 minutes 26 seconds West, along the easterly line of said Highway 22 Subdivision, 20.00 feet; thence North 29 degrees 02 minutes 34 seconds East, along the easterly line of said Highway 22 Subdivision, 738.00 feet to the point of curvature of a circular curve to the left; thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2277.48 foot radius curve, central angle = 6 degrees 45 minutes 20 seconds, an arc distance 268.53 feet to the point of intersection with the north line of the Northeast Quarter of said Section 21; thence South 89 degrees 44 minutes 48 seconds East, along said north line, the same being the easterly line of said Highway 22 Subdivision, 7.19 feet to a stone monument designating the northeast corner of said Section 21; thence North 00 degrees 02 minutes 41 seconds West, along the west line of the Southwest Quarter of said Section 15, the same being the easterly line of said Highway 22 Subdivision, 44.99 feet to a point on a circular curve which center of radius bears North 68 degrees 49 minutes 36 seconds West; thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2267.48 foot radius curve, central angle = 9 degrees 37 minutes 57 seconds, an arc distance 381.21 feet; thence North 78 degrees 27 minutes 33 seconds West, radially to said curve, along the easterly line of said Highway 22 Subdivision, 10.00 feet to a point on a circular curve which center of radius bears North 78 degrees 27 minutes 33 seconds West; thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2257.48 foot foot radius curve, central angle = 11 degrees 33 minutes 11 seconds, an arc distance 455.20 feet to the point of tangency of said curve; thence North 00 degrees 00 minutes 44 seconds West, along the tangent of said curve, along the easterly line of said Highway 22 Subdivision, 444.30 feet to the

point of intersection with the south line of Hoffman Road according to said Highway 22 Subdivision; thence North 89 degrees 40 minutes 26 seconds East, along the south line of said Hoffman Road, 313.38 feet to the southeasterly corner of Hoffman Road according said Highway 22 Subdivision; thence North 00 degrees 19 minutes 34 seconds West, along the easterly line of Hoffman Road according said Highway 22 Subdivision, 97.20 feet to a point on the north line of the South 80.00 feet of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 548.11 feet; thence North 44 degrees 30 minutes 11 seconds East, 142.27 feet; thence North 89 degrees 09 minutes 34 seconds East, 60.00 feet; thence South 45 degrees 29 minutes 49 seconds East, 140.57 feet to a point on the north line of the South 80.00 feet of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 60.01 feet to a point on the east line of the Northwest Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 09 minutes 13 seconds East, along said east line, 80.01 feet to the southeast corner of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along the north line of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 233.19 feet; thence South 00 degrees 50 minutes 26 seconds East, 200.00 feet; thence North 89 degrees 09 minutes 34 seconds East, 105.00 feet; thence South 00 degrees 50 minutes 26 seconds East, 126.00 feet; thence North 89 degrees 09 minutes 34 seconds East, 270.00 feet; thence North 00 degrees 50 minutes 26 seconds West, 326.00 feet to a point on the north line of the Southeast Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 717.00 feet to the northeast corner of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 15 minutes 44 seconds East, along the North – South center line of said Section 15, a distance of 872.88 feet to the northeast corner of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the north line of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 485.02 feet to the northwest corner of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 15 minutes 44 seconds East, along the west line of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 450.02 feet to the southwest corner of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the south line of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 842.67 feet to the southwest corner of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the south line of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 331.92 feet to the northeast corner of the West 3/4 of the West Half of the Northwest Quarter of said Section 22; thence South 00 degrees 59 minutes 53 seconds East, along the east line of the West 3/4 of the West Half of the Northwest Quarter of said Section 22, a distance of 2632.95 feet to the southeast corner of the West 3/4 of the West Half of the Northwest Quarter of said Section 22; thence South 89 degrees 02 minutes 28 seconds West, along the East – West center line of said Section 22, a distance of 990.60 feet to the point of beginning. Containing 160.75 acres.

AND

That part of the South Half of the Northeast Quarter of Section 21, Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Commencing at a stone monument designating the East Quarter corner of said Section 21, the same being the southeasterly corner of Minnesota Department Of Transportation Right Of Way Plat No. 07-69, on file and of record with the Blue Earth County Recorder; thence North 89 degrees 53 minutes 27 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - HARN NAD83 - 1996), along the East - West center line of said Section 21, the same being the south line of said Right Of Way Plat, 379.50 feet to monument B7 according to said Right Of Way Plat, said point being the point of beginning; thence continuing North 89 degrees 53 minutes 27 seconds West, along said East - West center line, 1109.18 feet to monument B6912 according to Minnesota Department Of Transportation Right Of Way Plat No. 07-69; thence North 60 degrees 57 minutes 26 seconds West, along the easterly line of said Right Of Way Plat, 11.14 feet to monument B11 according to said Right Of Way Plat; thence North 29 degrees 02 minutes 34 seconds East, along the easterly line of said Right Of Way Plat 330.61 feet to monument B10 according to said Right Of Way Plat; thence South 74 degrees 25 minutes 06 seconds East, along said Right Of Way Plat, 440.41 feet to monument B9 according to said Right Of Way Plat, said point being the point of curvature of a circular curve to the left; thence southeasterly, along said Right Of Way Plat, along a 7769.44 foot radius curve, central angle = 4 degrees 03 minutes 14 seconds, an arc distance of 549.71 feet to monument B8 according to said Right Of Way Plat; thence South 00 degrees 06 minutes 33 seconds West, not radially to said curve, along said Right Of Way Plat, 49.44 feet to the point of beginning. Containing 4.20 acres.; and

WHEREAS, the property is legally described in the attached petition; and

WHEREAS, the annexation of the property is being requested in order for city services to be extended for future development of the area; and

WHEREAS, there are zero (0) people living on the subject property; and

WHEREAS, the Council of the City of Mankato finds that it is in the best interest of the City to support such annexation.


NOW, THEREFORE, BE IT RESOLVED, that the City Council of Mankato, Minnesota, hereby states that the City has no objection to the annexation of the following described property in Exhibit A and the City of Mankato hereby annexes said property per M.S. 414.0325.

Upon receipt of this resolution and an annexation petition approved by each party to the joint resolution, the Municipal Board may review and comment, but shall, within thirty (30) days, order annexation in accordance with the terms of this joint resolution when an annexation petition is presented to the Municipal Board.

REC'D BY
MBA

FEB 12 2015

Passed this 12th day of January, 2015.



Mayor

ATTEST: Renee Kopischke
Executive Secretary

General Location Map



Date: December 2014

Author:

REC'D BY
MBA

FEB 12 2015

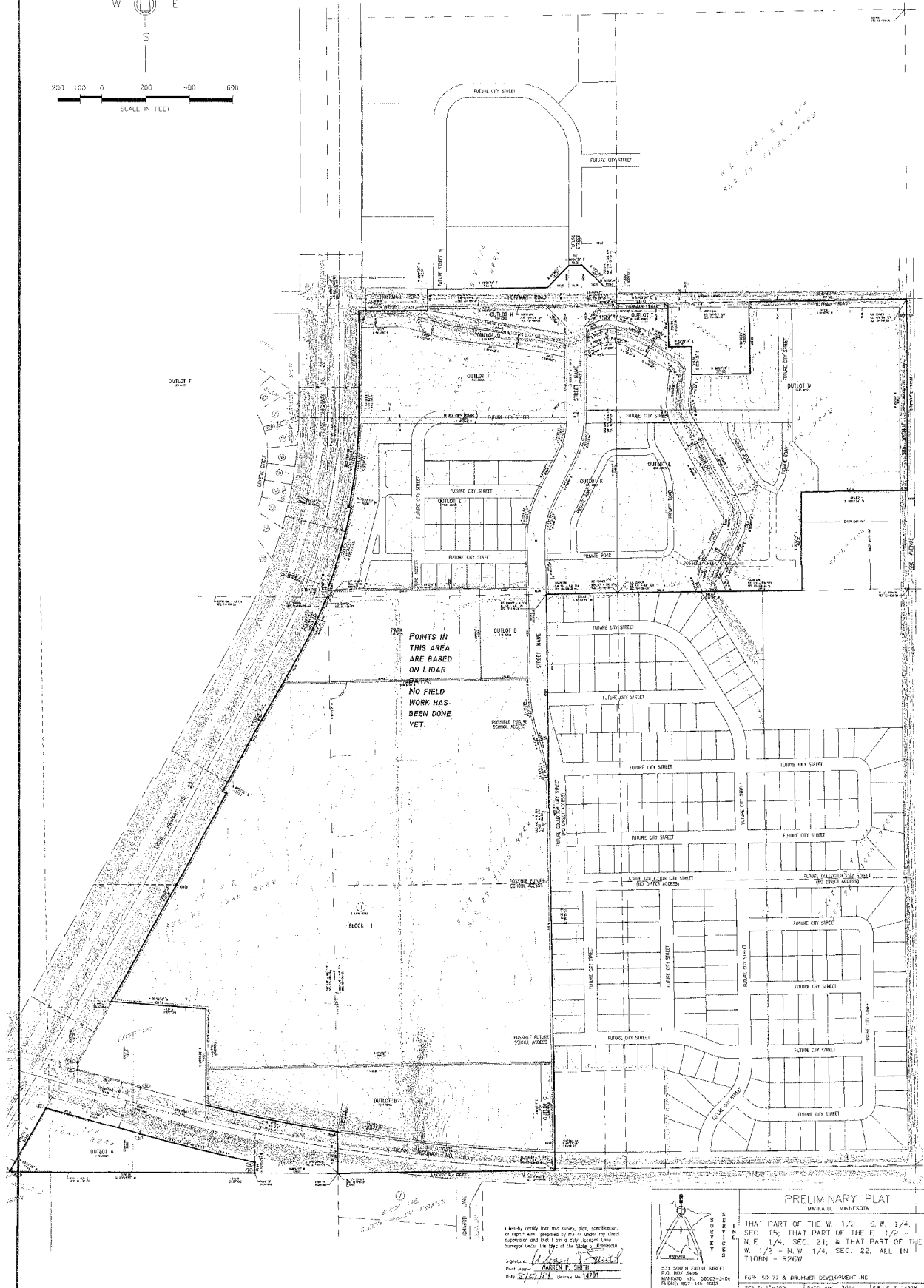
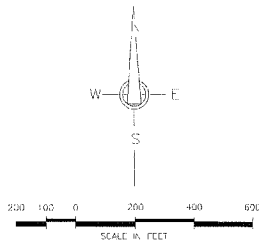


COUGAR EAST

CITY OF MANKATO
BLUE EARTH COUNTY, MINNESOTA

REC'D BY
MBA

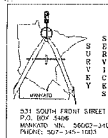
FEB 12 2015



PRELIMINARY PLAT

MANKATO, MINNESOTA

THAT PART OF THE W. 1/2 - S.W. 1/4, SEC. 15; THAT PART OF THE E. 1/2 - N.E. 1/4, SEC. 21; & THAT PART OF THE W. 1/2 - N.W. 1/4, SEC. 22, ALL IN T10N - R10W



I hereby certify that this survey, plan, specification, or report 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.
Surveyor: Matthew P. Smith
Date: 2/12/14 License No. 14701

331 SOUTH FRONT STREET
P.O. BOX 3406
MANKATO, MN 56002-3406
PHONE: 507-447-1225

FOR: ISO 77 & DRUMMER DEVELOPMENT INC.
SCALE: 1"=200' DATE: AUG. 2014 F.B. PLS 432N

COUGAR EAST

CITY OF MANKATO

BLUE EARTH COUNTY, MINNESOTA

INSTRUMENT OF DEDICATION

Know all men by these presents that we, the Independent School District No. 77, a School District under the Laws of Minnesota; Drummer Development Inc., a Minnesota corporation; and Nourie Properties, Inc. a Minnesota corporation, fee owners of the following described property to wit:

That part of the West Half of the Southwest Quarter of Section 15; that part of the Southwest Quarter of the Southwest Quarter of Section 15; that part of the East Half of the Northeast Quarter of Section 21; and that part of the West Half of the Northwest Quarter of Section 22, all in Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Beginning at a stone monument designating the East Quarter corner of said Section 21, the same being the southeasterly corner of Minnesota Department Of Transportation Right Of Way Plat No. 07-69, on file and of record with the Blue Earth County Recorder; thence North 51 degrees 06 minutes 37 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - NADN NAD83 - 1998), along the east line of the Northeast Quarter of said Section 21, the same being the east line of said Right Of Way Plat, 190.59 feet to monument 86909 according to said Right Of Way Plat, said point being on a circular curve which center of radius bears North 08 degrees 57 minutes 04 seconds East, thence northeasterly, along the northerly line of said Right Of Way Plat, along a 7554.44 foot radius curve, central angle = 4 degrees 40 minutes 23 seconds, an arc distance 616.96 feet, thence North 00 degrees 08 minutes 05 seconds East, not radially to said curve, 440.54 feet, thence North 85 degrees 52 minutes 41 seconds West, 438.75 feet to the easterly line of said Right Of Way Plat, thence North 29 degrees 02 minutes 34 seconds East, along said east line, and along the easterly line of Highway 22 Subdivision, according to the plat thereon on file and of record with the Blue Earth County Recorder, 1082.26 feet, thence North 50 degrees 57 minutes 26 seconds West, along the easterly line of said Highway 22 Subdivision, 20.00 feet; thence North 29 degrees 02 minutes 34 seconds East, along the easterly line of said Highway 22 Subdivision, 738.00 feet to the point of curvature of a circular curve to the left, thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2277.48 foot radius curve, central angle = 6 degrees 45 minutes 02 seconds, an arc distance 288.33 feet to the point of intersection with the north line of the Northeast Quarter of said Section 21; thence South 89 degrees 44 minutes 48 seconds East, along said north line, the same being the easterly line of said Highway 22 Subdivision, 7.19 feet to a stone monument designating the northeast corner of said Section 21; thence North 00 degrees 02 minutes 41 seconds West, along the west line of the Southwest Quarter of said Section 15, the same being the easterly line of said Highway 22 Subdivision, 44.99 feet to a point on a circular curve which center of radius bears North 08 degrees 48 minutes 36 seconds West, thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2267.48 foot radius curve, central angle = 9 degrees 37 minutes 57 seconds, an arc distance 381.21 feet; thence North 78 degrees 27 minutes 33 seconds West, radially to said curve, along the easterly line of said Highway 22 Subdivision, 10.00 feet to a point on a circular curve which center of radius bears North 78 degrees 27 minutes 33 seconds West, thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2267.48 foot radius curve, central angle = 11 degrees 33 minutes 11 seconds, an arc distance 455.20 feet to the point of tangency of said curve; thence North 00 degrees 00 minutes 44 seconds West, along the longest of said curve, along the easterly line of said Highway 22 Subdivision, 444.30 feet to the point of intersection with the south line of Hoffman Road according to said Highway 22 Subdivision; thence North 89 degrees 04 minutes 26 seconds East, along the south line of said Hoffman Road, 313.38 feet to the southeasterly corner of Hoffman Road according to said Highway 22 Subdivision; thence North 00 degrees 19 minutes 34 seconds West, along the easterly line of Hoffman Road according to said Highway 22 Subdivision, 97.20 feet to a point on the north line of the South 80.00 feet of the Northwest Quarter of the Southwest Quarter of said Section 15, thence North 89 degrees 09 minutes 34 seconds East, along said north line, 548.11 feet; thence North 44 degrees 30 minutes 11 seconds East, 142.27 feet; thence North 89 degrees 09 minutes 34 seconds East, 60.00 feet; thence South 45 degrees 29 minutes 48 seconds East, 140.57 feet to a line of the South 80.00 feet of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 80.01 feet to a point on the east line of the Northwest Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 09 minutes 13 seconds East, along said east line, 80.01 feet to the southeast corner of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along the north line of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 233.19 feet, thence South 00 degrees 50 minutes 26 seconds East, 200.00 feet; thence North 89 degrees 09 minutes 34 seconds East, 105.00 feet; thence South 00 degrees 50 minutes 26 seconds East, 128.00 feet, thence North 89 degrees 09 minutes 34 seconds East, 270.00 feet; thence North 00 degrees 50 minutes 26 seconds East, 328.00 feet to a point on the north line of the Southwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 717.00 feet to the northeast corner of the Southwest Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 15 minutes 44 seconds East, along the North - South center line of said Section 15, a distance of 812.88 feet to the northeast corner of the South 450.00 feet of the East 485.00 feet of the Southwest Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the north line of the South 450.00 feet of the East 485.00 feet of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 485.02 feet to the northeast corner of the South 450.00 feet of the East 485.00 feet of the Southwest Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 15 minutes 44 seconds East, along the west line of the South 450.00 feet of the East 485.00 feet of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 450.02 feet to the southwest corner of the South 450.00 feet of the East 485.00 feet of the Southwest Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the south line of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 842.67 feet to the southwest corner of the Southwest Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the south line of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 331.92 feet to the northeast corner of the West 3/4 of the West Half of the Northwest Quarter of said Section 22, thence South 00 degrees 58 minutes 53 seconds East, along the east line of the West 3/4 of the West Half of the Northwest Quarter of said Section 22, a distance of 2632.95 feet to the southeast corner of the West 3/4 of the West Half of the Northwest Quarter of said Section 22; thence South 89 degrees 02 minutes 28 seconds West, along the East - West center line of said Section 22, a distance of 990.60 feet to the point of beginning. Containing 162.75 acres.

AND

That part of the South Half of the Northwest Quarter of Section 21, Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Commencing at a stone monument designating the East Quarter corner of said Section 21, the same being the southeasterly corner of Minnesota Department Of Transportation Right Of Way Plat No. 07-69, on file and of record with the Blue Earth County Recorder; thence North 89 degrees 53 minutes 27 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - NADN NAD83 - 1998), along the East - West center line of said Section 21, the same being the south line of said Right Of Way Plat, 375.50 feet to monument 87 according to said Right Of Way Plat, said point being the point of beginning; thence continuing North 89 degrees 53 minutes 27 seconds West, along said East - West center line, 1109.18 feet to monument 86912 according to Minnesota Department Of Transportation Right Of Way Plat, 07-69, thence North 50 degrees 57 minutes 26 seconds West, along the easterly line of said Right Of Way Plat, 11.14 feet to monument 811 according to said Right Of Way Plat; thence North 29 degrees 02 minutes 34 seconds East, along the easterly line of said Right Of Way Plat, 330.61 feet to monument 810 according to said Right Of Way Plat; thence South 74 degrees 25 minutes 08 seconds East, along said Right Of Way Plat, 440.41 feet to monument 88 according to said Right Of Way Plat, said point being the point of intersection with the easterly line of said Highway 22 Subdivision, 20.00 feet; thence North 89 degrees 02 minutes 28 seconds West, along the easterly line of said Highway 22 Subdivision, 738.00 feet to the point of curvature of a circular curve to the left, thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2267.48 foot radius curve, central angle = 4 degrees 03 minutes 14 seconds, an arc distance of 549.71 feet to monument 88 according to said Right Of Way Plat; thence South 00 degrees 05 minutes 33 seconds West, not radially to said curve, along said Right Of Way Plat, 49.44 feet to the point of beginning. Containing 4.20 acres.

do hereby declare that we have caused the above described property to be surveyed and plotted and monuments to be set, that we have named said plotted area COUGAR EAST, and that we dedicate to the public use the public ways and easements as shown herein, and that we further dedicate to the City of Mankato, Outlets B, G, H, J, K, M and N for drainage and utility purposes.

Dated this _____ day of _____, 2014 by the Independent School District No. 77.

Shari Allen, Superintendent

Dated this _____ day of _____, 2014 by Michael A. Drummer, President of Drummer Development Inc.

By: Michael A. Drummer, President

Dated this _____ day of _____, 2014 by Daniel A. Nourie, President of Nourie Properties, Inc.

By: Daniel A. Nourie, President

State of Minnesota
County of Blue Earth

On this the _____ day of _____, 2014, before me a Notary Public within and for said County, personally appeared Shari Allen, who being duly sworn did say that she is the Superintendent for the Independent School District No. 77, the School District named in the foregoing instrument, and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors, and said Shari Allen acknowledged said instrument to be the free act and deed of said commission.

Notary Public

State of Minnesota
County of Blue Earth

On this the _____ day of _____, 2014, before me a Notary Public within and for said County, personally appeared Michael A. Drummer, who being duly sworn did say that he is the President of Drummer Development Inc., the corporation named in the foregoing instrument, and that said instrument was signed in behalf of said corporation by authority of its board of directors, and said Michael A. Drummer acknowledged said instrument to be the free act and deed of said corporation.

State of Minnesota
County of Blue Earth

On this the _____ day of _____, 2014, before me a Notary Public within and for said County, personally appeared Daniel A. Nourie, who being duly sworn did say that he is the President of Nourie Properties, Inc., the corporation named in the foregoing instrument, and that said instrument was signed in behalf of said corporation by authority of its board of directors, and said Daniel A. Nourie acknowledged said instrument to be the free act and deed of said corporation.

Notary Public

SURVEYOR CERTIFICATE

I, Warren P. Smith, Licensed Land Surveyor, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; prepared this plat or directly supervised the preparation of this plat of COUGAR EAST; 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 indicated 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 550.01, Subd. 3, as of the date of the survey's certification are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this _____ day of _____, 2014.

Warren P. Smith, Licensed Land Surveyor
Minnesota License No. 14701

State of Minnesota
County of Blue Earth

The foregoing Surveyor's Certificate was acknowledged before me this _____ day of _____, 2014, by Warren P. Smith, a Licensed Land Surveyor.

Notary Public

APPROVALS

Be it known that on this the _____ day of _____, 2014, the Planning Commission of the City of Mankato did duly review this plat of COUGAR EAST

Chair person:

Secretary:

Be it known that on this the _____ day of _____, 2014, the City Council of the City of Mankato did duly approve this plat of COUGAR EAST, and that, as per MS 508.03, Subd. 2, this plat has been submitted to and written comments and recommendations have been received from the Commissioner of Transportation.

Mayor:

Clerk:

TITLE OPINION

I, Justin P. Weinberg, Licensed Attorney, State of Minnesota, do hereby certify that the owners as indicated hereon represents all ownership interest in the land encompassed by this plat.

Justin P. Weinberg, Licensed Attorney

TAXPAYER SERVICES DEPARTMENT

I hereby certify that there are no delinquent taxes and/or delinquent special assessments, that the current taxes have been paid and that the transfer has been entered on the land described herein on the _____ day of _____, 2014.

Taxpayer Services Director

COUNTY RECORDER

I hereby certify that this instrument was filed in my office for record on this, the _____ day of _____, 2014, at _____ o'clock, _____ m., and that it was duly recorded on _____ Plats, Number _____

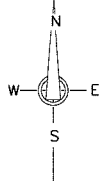
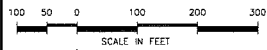
County Recorder

REC'D BY
MBA

FEB 12 2015

SHARIAL PLAT
REVIEW
SHEET 1 OF 4 SHEETS
ENDING 2/12/2015

THIS PLAT WAS PREPARED BY SURVEY SERVICES, INC.



LEGEND
A=100.00' INDICATES ARC DISTANCE
R=100.00' INDICATES RADIUS LENGTH
C=90.00° INDICATES CENTRAL ANGLE
PT INDICATES POINT OF CURVATURE
PT INDICATES POINT OF TANGENCY
PT INDICATES CONTROLLED ACCESS

BASIS OF BEARINGS
(MINNESOTA COUNTY COORDINATE SYSTEM -
BLUE EARTH COUNTY ZONE - 1983 NAD83 - 1994)

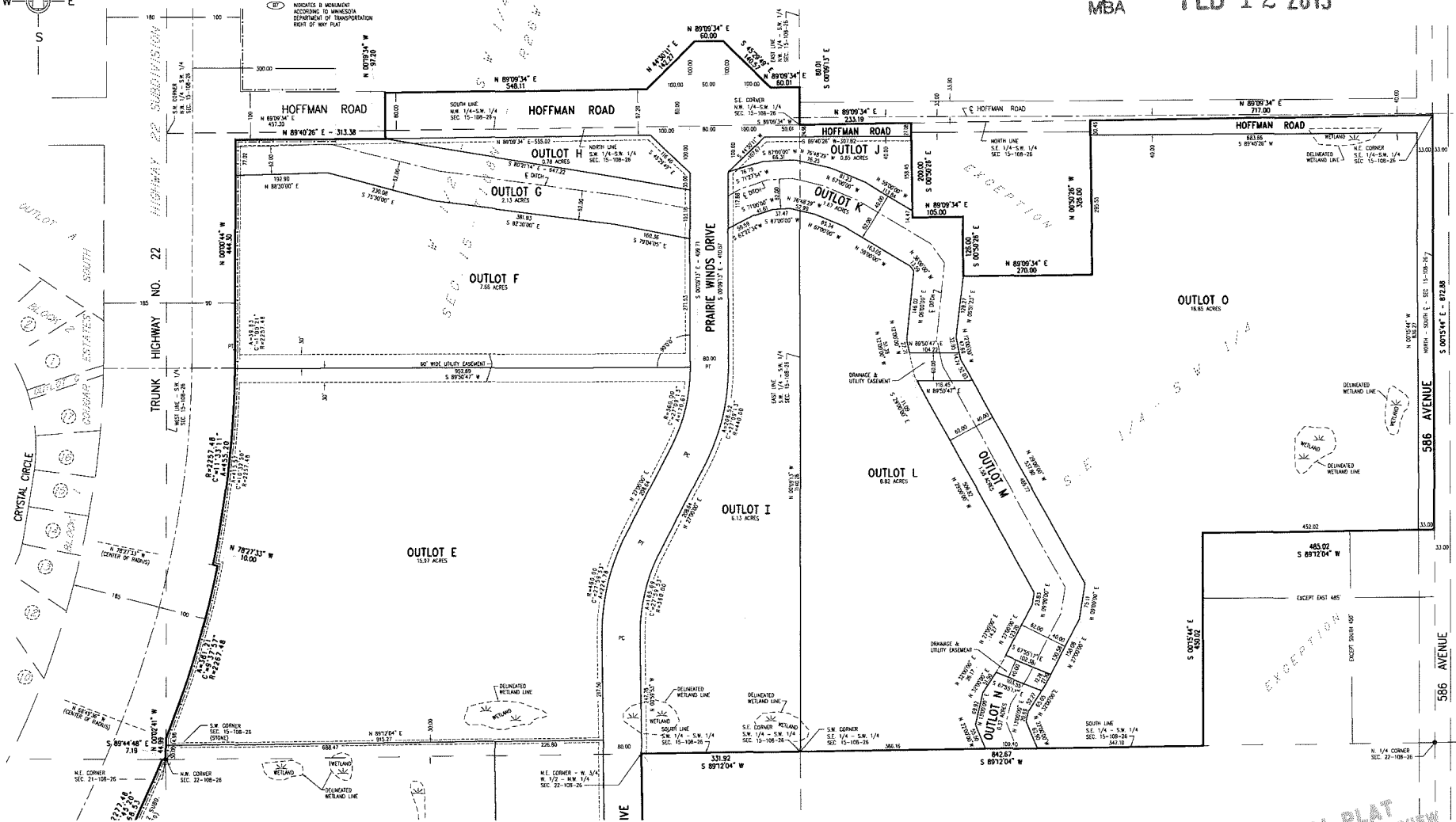
INDICATES 1/2" DIA. X 20' LONG IRON PILE SET WITH PLASTIC CAP MARKED BY LICENSE NO. 14721
INDICATES IRON PILE WORKINGS FOUND
INDICATES B MONUMENT ACCORDING TO MINNESOTA DEPARTMENT OF TRANSPORTATION REPORT OF 90' PLAT

LOT LINES
UTILITY EASEMENT LINES
RIGHT-OF-WAY LINE
BEING 5 FEET IN WIDTH AND ADJOINING LOT LINES AND BEING 10 FEET IN WIDTH AND ADJOINING RIGHT-OF-WAY LINES, UNLESS OTHERWISE INDICATED ON THE PLAT.

COUGAR EAST

CITY OF MANKATO
BLUE EARTH COUNTY, MINNESOTA

REC'D BY
MBA
FEB 12 2015



RECORD PLAT
SHEET 2 OF 4 SHEETS
ENDING 15-108-26

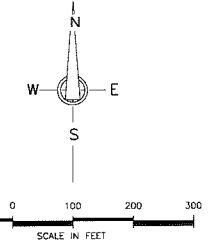
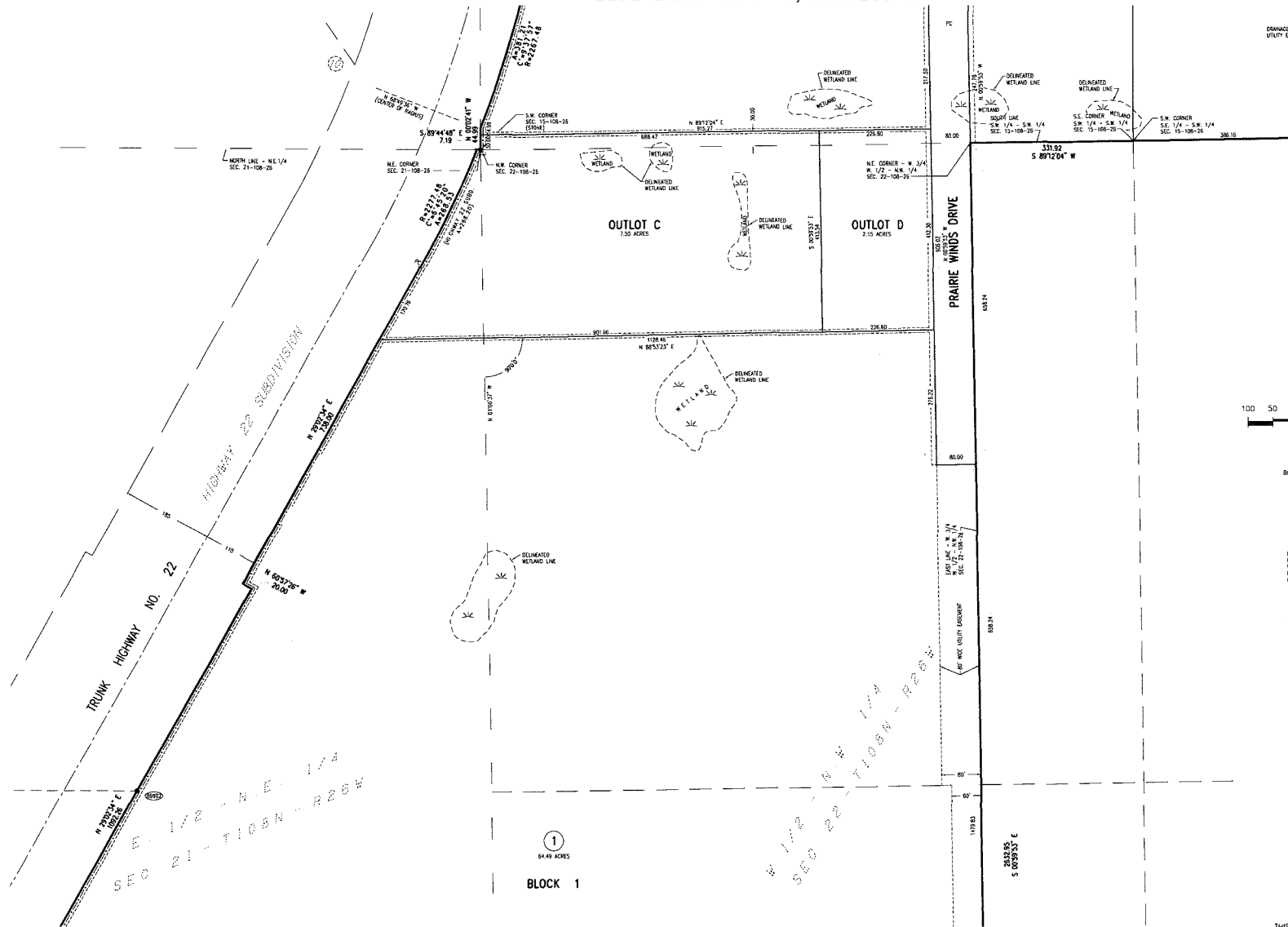
THIS PLAT WAS PREPARED BY SURVEY SERVICES, INC.

COUGAR EAST

CITY OF MANKATO
BLUE EARTH COUNTY, MINNESOTA

REC'D BY
MBA
FEB 12 2015

DRAINAGE &
UTILITY BASE



BASE OF BEARINGS
MINNESOTA COUNTY COORDINATE SYSTEM -
BLUE EARTH COUNTY ZONE - NAD 83 (1983)

LOT LINES
TO
UTILITY
LINES
RIGHT-OF-WAY LINE
BEING 5 FEET IN WIDTH AND ADJOINING
LOT LINES AND BEING 10 FEET IN
WIDTH AND ADJOINING RIGHT-OF-WAY
LINES, UNLESS OTHERWISE INDICATED
ON THE PLAT.

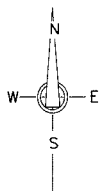
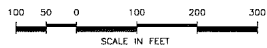
LEGEND
A=100.00' INDICATES ARC DISTANCE
R=100.00' INDICATES RADIUS LENGTH
C=90°00'00" INDICATES CENTRAL ANGLE
PC INDICATES POINT OF CURVATURE
PT INDICATES POINT OF TANGENCY
--- INDICATES CONTROLLED ACCESS

INDICATES 1/2" DIA. X 20"
LONG IRON PIPE SET WITH
PLASTIC CAP MARKED BY
LICENSE NO. 14701.
INDICATES IRON PIPE
MONUMENTS FOUND.

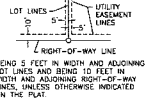
INDICATES 8 MONUMENT
ACCORDING TO MINNESOTA
DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY PLAT

FINAL PLAT
SHEET 3 OF 4 SHEETS
RENDERING DATE: 02-19-2015

THIS PLAT WAS PREPARED BY SURVEY SERVICES, INC.



LEGEND
A=100.00' INDICATES ARC DISTANCE
R=100.00' INDICATES RADIUS LENGTH
C=90.0000° INDICATES CENTRAL ANGLE
PT INDICATES POINT OF CURVATURE
PT INDICATES POINT OF TANGENCY
PT INDICATES CONTROLLED ACCESS



BASIS OF BEARINGS
MINNESOTA COUNTY COORDINATE SYSTEM -
BLUE EARTH COUNTY ZONE - HARN 1983 - 1995

- INDICATES 1/2" ON X 20" LONG IRON PIPE SET WITH PLACES OR MARKED BY LICENSE NO. 14701
- INDICATES IRON PIPE MONUMENTS FOUND
- INDICATES MONUMENT ACCORDING TO MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT

COUGAR EAST

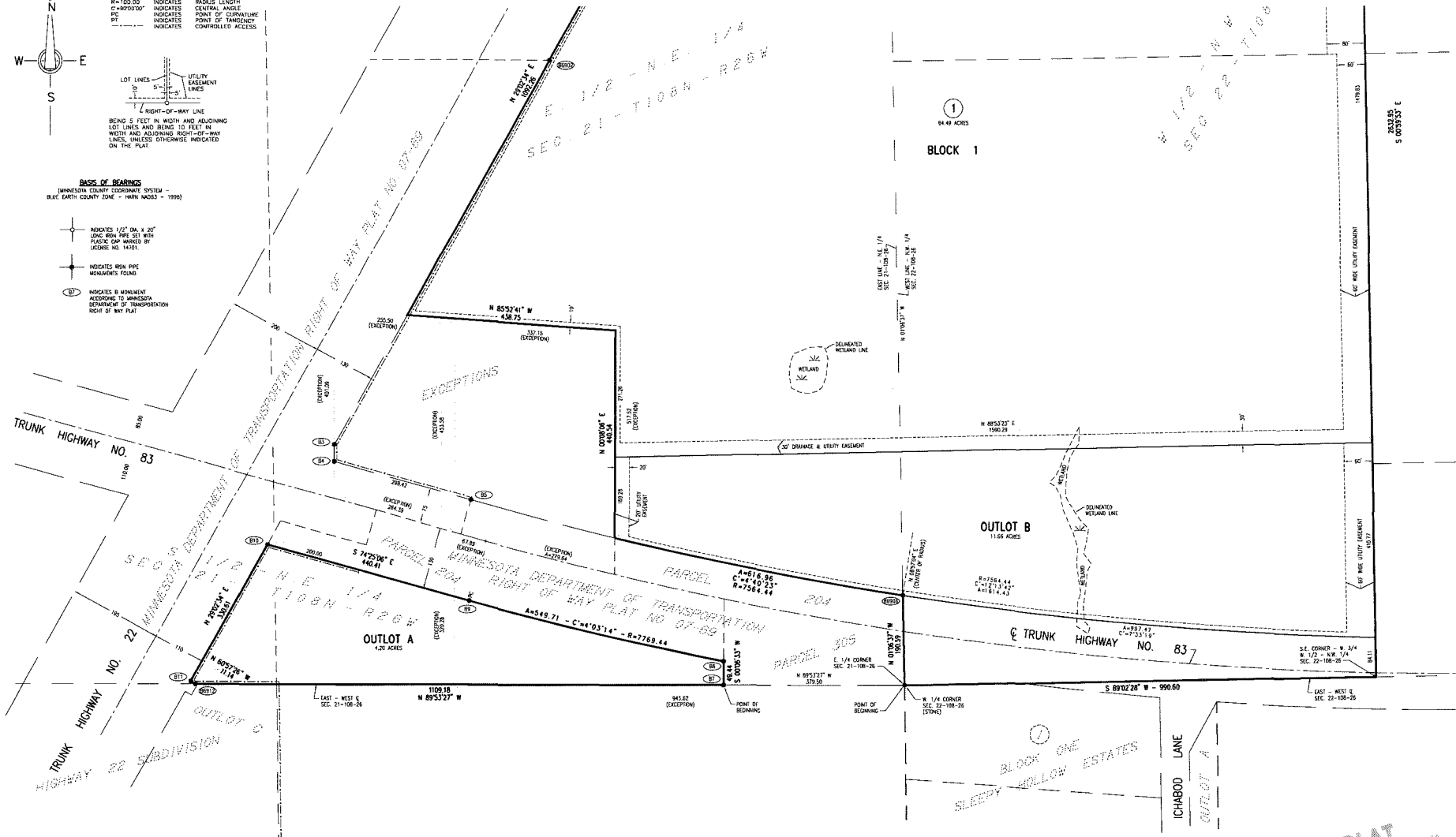
CITY OF MANKATO
BLUE EARTH COUNTY, MINNESOTA

REC'D BY
MBA

FEB 12 2015

①
64.40 ACRES
BLOCK 1

W 1/2 - NW 1/4
SEC 22-1106



FINAL PLAT
SHEET 4 OF 4 SHEETS

THIS PLAT WAS PREPARED BY SURVEY SERVICES, INC.

EXHIBIT A**COUNTY OF BLUE EARTH
STATE OF MINNESOTA**REC'D BY
MBA**FEB 12 2015**

TO: THE HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL OF
MANKATO, MINNESOTA;

BOARD OF SUPERVISORS, MANKATO TOWNSHIP

The petitioner hereby states:

That the petitioner is the fee owner of the following described property situated in the City of Mankato, Blue Earth County, Minnesota, to wit:

That part of the West Half of the Southwest Quarter of Section 15; that part of the Southeast Quarter of the Southwest Quarter of Section 15; that part of the East Half of the Northeast Quarter of Section 21; and that part of the West Half of the Northwest Quarter of Section 22, all in Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Beginning at a stone monument designating the East Quarter corner of said Section 21, the same being the southeasterly corner of Minnesota Department Of Transportation Right Of Way Plat No. 07-69, on file and of record with the Blue Earth County Recorder; thence North 01 degrees 06 minutes 37 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - HARN NAD83 - 1996), along the east line of the Northeast Quarter of said Section 21, the same being the east line of said Right Of Way Plat, 190.59 feet to monument B6906 according to said Right Of Way Plat, said point being on a circular curve which enter of radius bears North 08 degrees 57 minutes 04 seconds East; thence northwesterly, along the northerly line of said Right Of Way Plat, along a 7564.44 foot radius curve, central angle = 4 degrees 40 minutes 23 seconds, an arc distance 616.96 feet; thence North 00 degrees 08 minutes 06 seconds East, not radially to said curve, 440.54 feet; thence North 85 degrees 52 minutes 41 seconds West, 438.75 feet to the easterly line of said Right Of Way Plat; thence North 29 degrees 02 minutes 34 seconds East, along said east line, and along the easterly line of Highway 22 Subdivision, according to the plat thereof on file and of record with the Blue Earth County Recorder, 1092.26 feet; thence North 60 degrees 57 minutes 26 seconds West, along the easterly line of said Highway 22 Subdivision, 20.00 feet; thence North 29 degrees 02 minutes 34 seconds East, along the easterly line of said Highway 22 Subdivision, 738.00 feet to the point of curvature of a circular curve to the left; thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2277.48 foot radius curve, central angle = 6 degrees 45 minutes 20 seconds, an arc distance 268.53 feet to the point of intersection with the north line of the Northeast Quarter of said Section 21; thence South 89 degrees 44 minutes 48 seconds East, along said north line, the same being the easterly line of said Highway 22 Subdivision, 7.19 feet to a stone monument designating the northeast corner of said Section 21; thence North 00 degrees 02 minutes 41 seconds West, along the west line of the Southwest Quarter of said Section 15, the same being the easterly line of said Highway 22 Subdivision, 44.99 feet to a point on a circular curve which center of radius bears North 68 degrees 49 minutes 36 seconds West; thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2267.48 foot radius curve, central angle = 9 degrees 37 minutes 57 seconds, an arc distance 381.21 feet; thence North 78 degrees 27 minutes 33 seconds West, radially to said curve, along the easterly line of said Highway 22 Subdivision, 10.00 feet to a point on a circular curve which center of radius bears North 78 degrees 27 minutes 33 seconds West; thence northeasterly, along the easterly line of said Highway 22 Subdivision, along a 2257.48 feet foot radius curve, central angle = 11 degrees 33 minutes 11 seconds, an arc distance 455.20 feet to the point of tangency of said curve; thence North 00 degrees 00 minutes 44 seconds West, along the tangent of said curve, along the easterly line of said Highway 22 Subdivision, 444.30 feet to the point of intersection with the south line of Hoffman Road according to said Highway 22 Subdivision; thence North 89 degrees 40 minutes 26 seconds East, along the south line of said Hoffman Road, 313.38 feet to the southeasterly corner of Hoffman Road according said Highway 22 Subdivision; thence North 00 degrees 19 minutes 34 seconds West, along the easterly line of Hoffman Road according said Highway 22 Subdivision, 97.20 feet to a point on the north line of

the South 80.00 feet of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 548.11 feet; thence North 44 degrees 30 minutes 11 seconds East, 142.27 feet; thence North 89 degrees 09 minutes 34 seconds East, 60.00 feet; thence South 45 degrees 29 minutes 49 seconds East, 140.57 feet to a point on the north line of the South 80.00 feet of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 60.01 feet to a point on the east line of the Northwest Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 09 minutes 13 seconds East, along said east line, 80.01 feet to the southeast corner of the Northwest Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along the north line of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 233.19 feet; thence South 00 degrees 50 minutes 26 seconds East, 200.00 feet; thence North 89 degrees 09 minutes 34 seconds East, 105.00 feet; thence South 00 degrees 50 minutes 26 seconds East, 126.00 feet; thence North 89 degrees 09 minutes 34 seconds East, 270.00 feet; thence North 00 degrees 50 minutes 26 seconds West, 326.00 feet to a point on the north line of the Southeast Quarter of the Southwest Quarter of said Section 15; thence North 89 degrees 09 minutes 34 seconds East, along said north line, 717.00 feet to the northeast corner of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 15 minutes 44 seconds East, along the North – South center line of said Section 15, a distance of 872.88 feet to the northeast corner of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the north line of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 485.02 feet to the northwest corner of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 00 degrees 15 minutes 44 seconds East, along the west line of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 450.02 feet to the southwest corner of the South 450.00 feet of the East 485.00 feet of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the south line of the Southeast Quarter of the Southwest Quarter of said Section 15, a distance of 842.67 feet to the southwest corner of the Southeast Quarter of the Southwest Quarter of said Section 15; thence South 89 degrees 12 minutes 04 seconds West, along the south line of the Southwest Quarter of the Southwest Quarter of said Section 15, a distance of 331.92 feet to the northeast corner of the West 3/4 of the West Half of the Northwest Quarter of said Section 22; thence South 00 degrees 59 minutes 53 seconds East, along the east line of the West 3/4 of the West Half of the Northwest Quarter of said Section 22, a distance of 2632.95 feet to the southeast corner of the West 3/4 of the West Half of the Northwest Quarter of said Section 22; thence South 89 degrees 02 minutes 28 seconds West, along the East – West center line of said Section 22, a distance of 990.60 feet to the point of beginning. Containing 160.75 acres.

AND

That part of the South Half of the Northeast Quarter of Section 21, Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Commencing at a stone monument designating the East Quarter corner of said Section 21, the same being the southeasterly corner of Minnesota Department Of Transportation Right Of Way Plat No. 07-69, on file and of record with the Blue Earth County Recorder; thence North 89 degrees 53 minutes 27 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - HARN NAD83 - 1996), along the East – West center line of said Section 21, the same being the south line of said Right Of Way Plat, 379.50 feet to monument B7 according to said Right Of Way Plat, said point being the point of beginning; thence continuing North 89 degrees 53 minutes 27 seconds West, along said East – West center line, 1109.18 feet to monument B6912 according to Minnesota Department Of Transportation Right Of Way Plat No. 07-69; thence North 60 degrees 57 minutes 26 seconds West, along the easterly line of said Right Of Way Plat, 11.14 feet to monument B11 according to said Right Of Way Plat; thence North 29 degrees 02 minutes 34 seconds East, along the easterly line of said Right Of Way Plat 330.61 feet to monument B10 according to said Right Of Way Plat; thence South 74 degrees 25 minutes 06 seconds East, along said Right Of Way Plat, 440.41 feet to monument B9

according to said Right Of Way Plat, said point being the point of curvature of a circular curve to the left; thence southeasterly, along said Right Of Way Plat, along a 7769.44 foot radius curve, central angle = 4 degrees 03 minutes 14 seconds, an arc distance of 549.71 feet to monument B8 according to said Right Of Way Plat; thence South 00 degrees 06 minutes 33 seconds West, not radially to said curve, along said Right Of Way Plat, 49.44 feet to the point of beginning. Containing 4.20 acres.

- A. That the property is unincorporated and is not included within any other municipality.
- B. The total area is approximately 164.95 acres.
- C. That the reason for annexation is that the area wishes to be served by City utilities.
- D. The current estimated population of persons residing on the property is none.

Petitioner hereby requests that pursuant to M.S. 414.0325, said property be annexed to and included within the City of Mankato.

Dated this 3rd day of October, 2014 by the Independent School District No. 77, a public corporation.

Sheri Allen

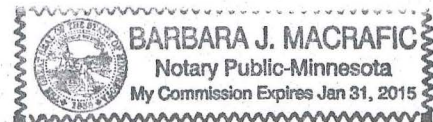
By: Sheri Allen, Superintendent

Subscribed and sworn to by me, a Notary Public, within and for said County, on this 3rd

day of October, 2014.

Barbara J Macrafic

Notary Public



Dated this 18th day of December, 2014 by Drummer Development, Inc., a Minnesota corporation.

Michael A. Drummer

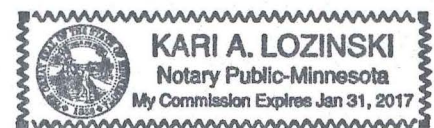
By: Michael A. Drummer, President

Subscribed and sworn to by me, a Notary Public, within and for said County, on this 18th

day of December, 2014.

Kari A. Lozinski

Notary Public



REC'D BY
MB

FEB 12 2015

Dated this 18th day of December, 2014 by Nourie Properties, Inc. a Minnesota corporation

Daniel A. Nourie

By: Daniel A. Nourie, President

Subscribed and sworn to by me, a Notary Public, within and for said County, on this 18th

day of December, 2014.



Kari A. Lozinski Notary Public

FEB 12 2015

TO: Department of Administration
Municipal Boundary Adjustments
300 Centennial Office Building
658 Cedar Street
St. Paul, MN 55155

RE: Orderly Annexation Petition: School Site Annexation

Proposed Annexation to the City of Mankato

Ladies and Gentlemen:

The Town Board of Mankato Township, Blue Earth County, pursuant to a resolution duly adopted by the town board Jan 7, 2015 hereby states that Mankato Township has no objection to the annexation of the following described land to the City of Mankato per M.S. 414.0325 and the Joint Resolution for Orderly Annexation between the City of Mankato and Mankato Township.

WHEREAS, a petition has been submitted by the owner of property described That part of the West Half of the Southwest Quarter of Section 15; that part of the Southeast Quarter of the Southwest Quarter of Section 15; that part of the East Half of the Northeast Quarter of Section 21; and that part of the West Half of the Northwest Quarter of Section 22, all in Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

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REC'D BY
MBA

FEB 12 2015

Date

1-7-15

Signature

David J. J. J.

Clerk