

# RIVER WATERS 2ND ADDITION

KNOW ALL PERSONS BY THESE PRESENTS: That Delano 648-1 Land, LLC, a Minnesota limited liability company, owner of the following described property situated in the County of Wright, State of Minnesota, to wit:

OUTLOT E and OUTLOT D RIVER WATERS, according to the recorded plat thereof, Wright County, Minnesota.

Has caused the same to be surveyed and platted as RIVER WATERS 2ND ADDITION and does hereby dedicate to the public for public use the public ways and the drainage and utility easements as created by this plat.

In witness whereof said Delano 648-1 Land, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Delano 648-1 Land, LLC

Signature

\_\_\_\_ as \_\_\_\_\_  
Printed Name Title

STATE OF MINNESOTA  
COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by \_\_\_\_\_ as \_\_\_\_\_ of Delano 648-1 Land, LLC, a Minnesota limited liability company, on behalf of the company.

Signature

Printed Name

Notary Public, \_\_\_\_\_ County, Minnesota

My Commission Expires \_\_\_\_\_

## SURVEYOR'S CERTIFICATE

I Peter J. Hawkinson 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 \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Peter J. Hawkinson, Licensed Land Surveyor  
Minnesota License No. 42299

STATE OF MINNESOTA  
COUNTY OF \_\_\_\_\_

The foregoing Surveyor's Certificate was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by Peter J. Hawkinson, Licensed Land Surveyor, Minnesota License No. 42299.

Signature

Printed Name

Notary Public, \_\_\_\_\_ County, Minnesota

My Commission Expires \_\_\_\_\_

## CITY OF DELANO PLANNING COMMISSION

Be it known that at a meeting held on this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the Planning Commission of the City of Delano, Minnesota, did hereby review and approve this plat of RIVER WATERS.

Chairperson

## CITY COUNCIL, CITY OF DELANO, MINNESOTA

This plat of RIVER WATERS 2ND ADDITION was approved and accepted by the City Council of the City of Delano, Minnesota at a regular meeting thereof held this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subdivision 2.

Mayor

Clerk

## WRIGHT COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Wright County Surveyor

## WRIGHT COUNTY LAND RECORDS

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable for the year 20\_\_\_\_ on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Wright County Land Records Administrator

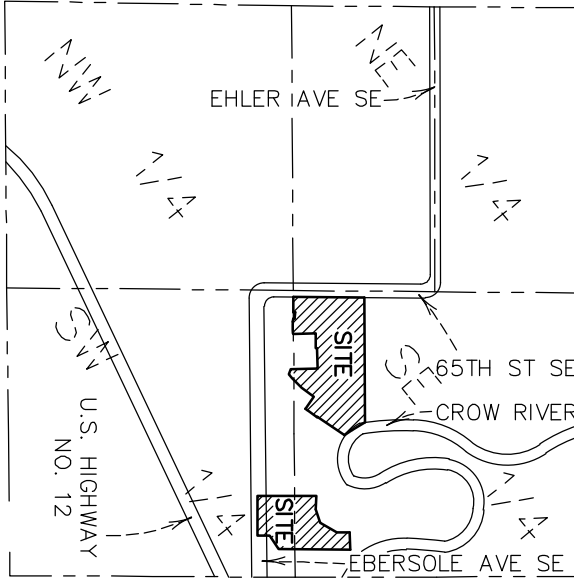
## WRIGHT COUNTY RECORDER

I hereby certify that this instrument was filed in the office of the County Recorder for record on this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_ o'clock \_\_\_\_ .M. and was duly recorded in Cabinet No. \_\_\_\_\_, Sleeve \_\_\_\_\_, as Document No. \_\_\_\_\_.

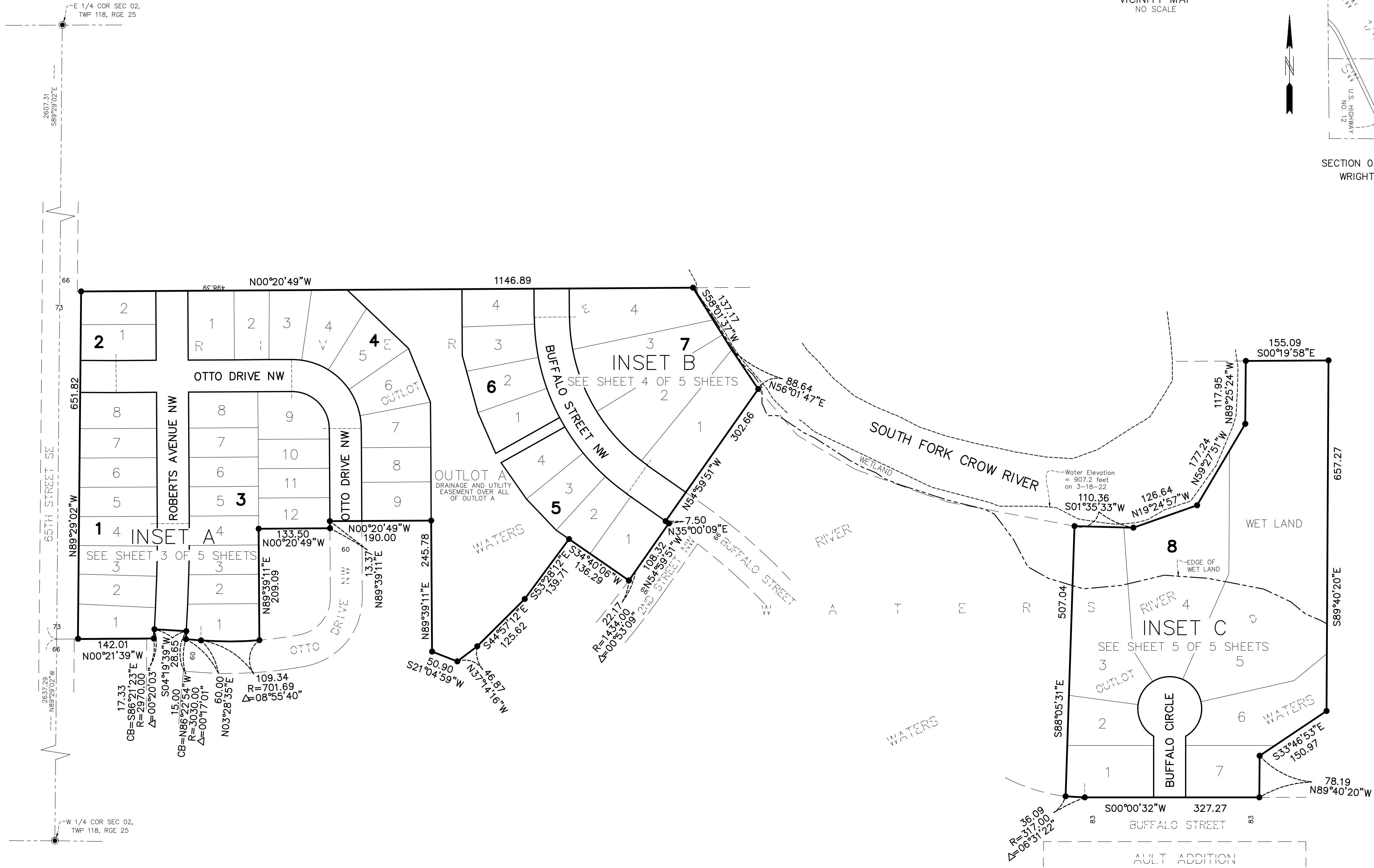
Wright County Recorder

# RIVER WATERS 2ND ADDITION

VICINITY MAP  
NO SCALE



SECTION 02, TWP. 118, RGE. 25  
WRIGHT COUNTY, MINNESOTA



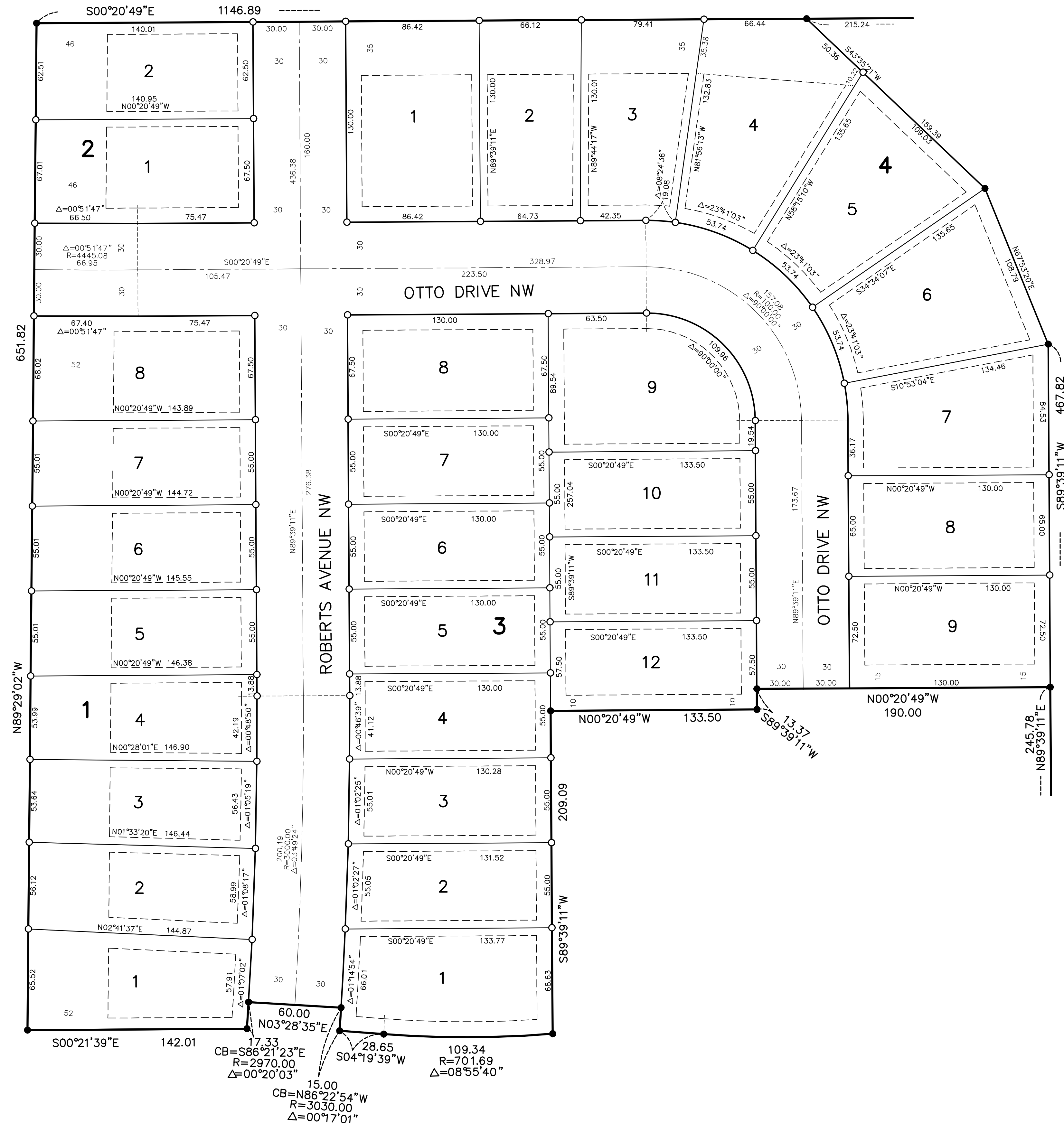
THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF AULT ADDITION, WRIGHT COUNTY MINNESOTA, WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 00°00'45" EAST.

- DENOTES FOUND WRIGHT COUNTY CAST IRON MONUMENT
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET AND MARKED BY LICENSE NUMBER 42299, OR WILL BE SET IN ACCORDANCE WITH MINNESOTA STATUTES SECTION 505.021, SUBD. 10.
- DENOTES FOUND 1/2 INCH IRON MONUMENT.

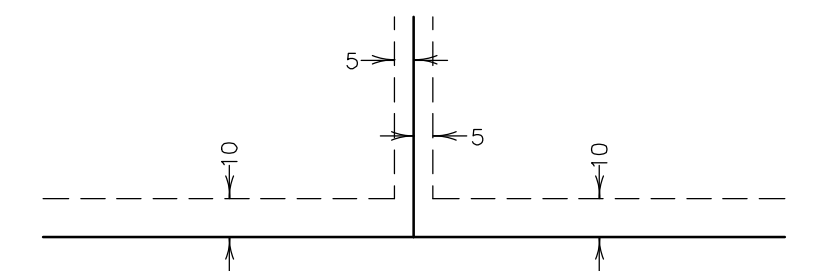
BENCHMARK: MNDOT MONUMENT "ZABEL MNDT" WITH AN ELEVATION OF 957.46 FEET (NAVD 88).

**PIONEER**engineering  
CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS

RIVER WATERS 2ND ADDITION  
INSET A



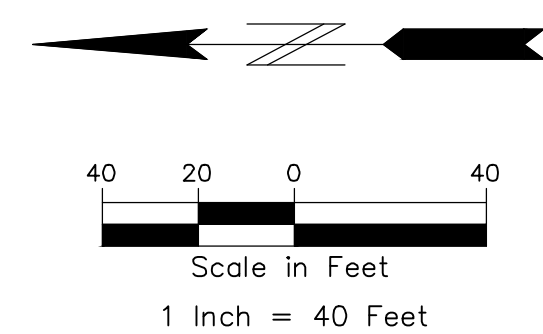
DRAINAGE AND UTILITY  
EASEMENTS ARE SHOWN THUS:



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

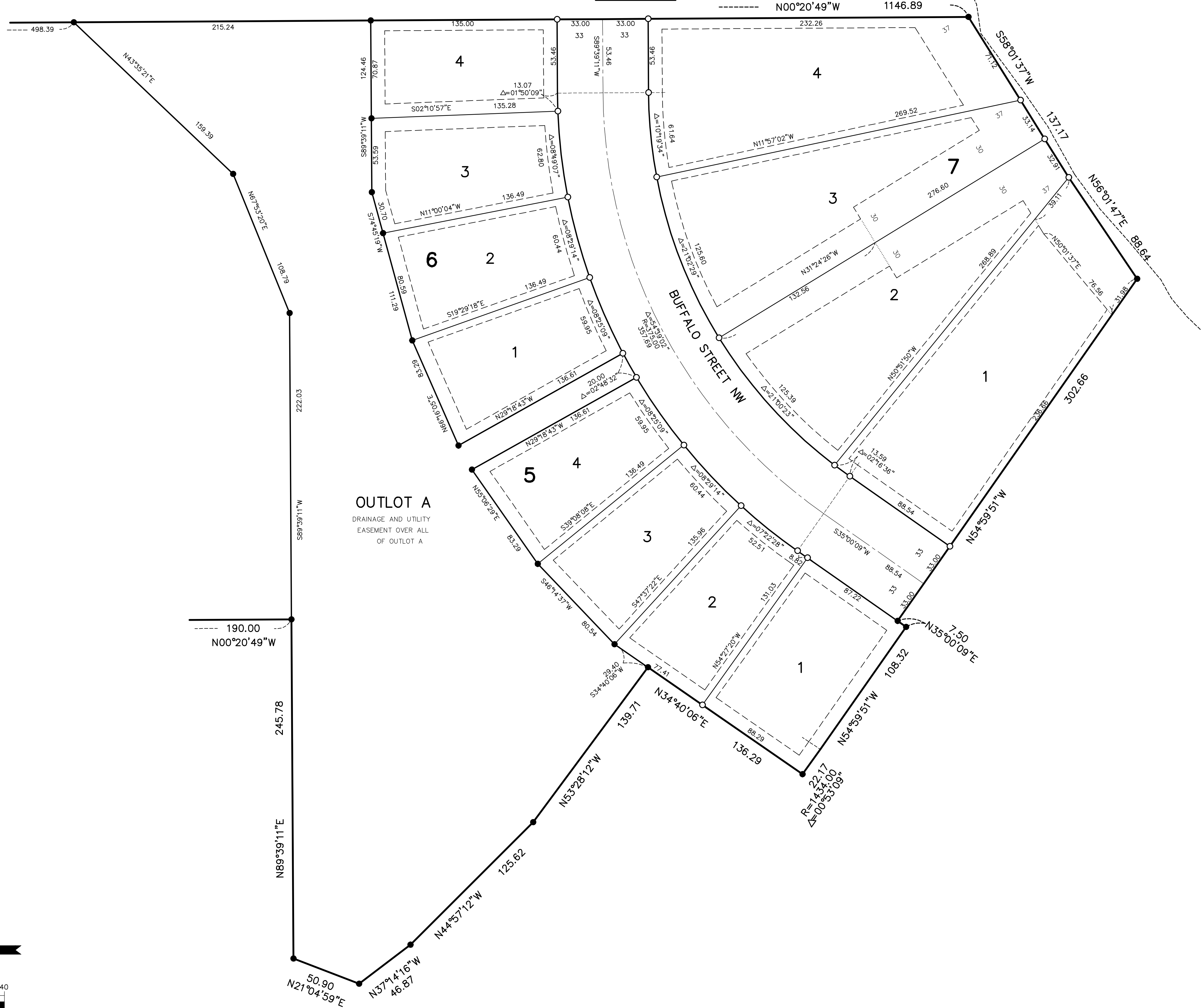
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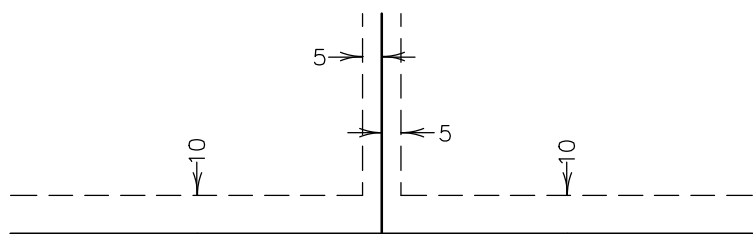


# RIVER WATERS 2ND ADDITION

## INSET B



### DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:

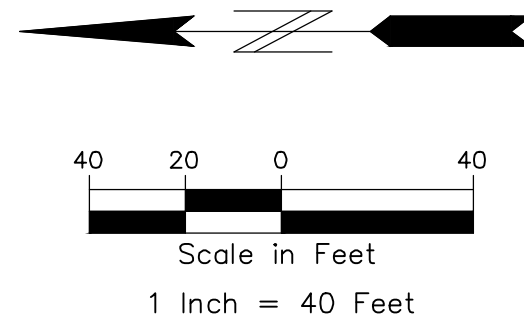


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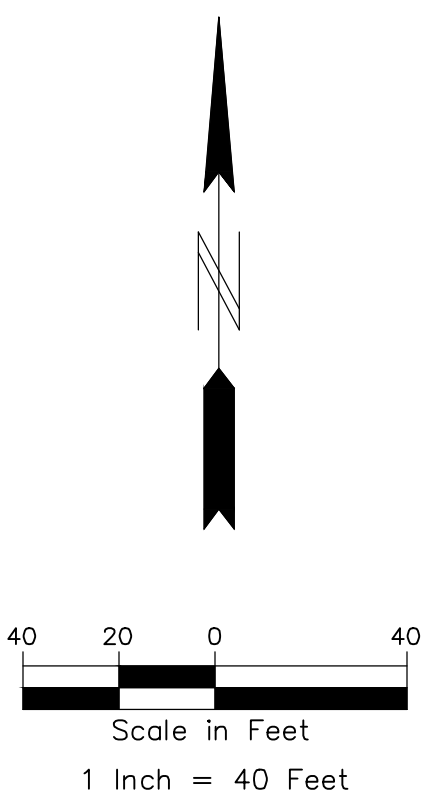
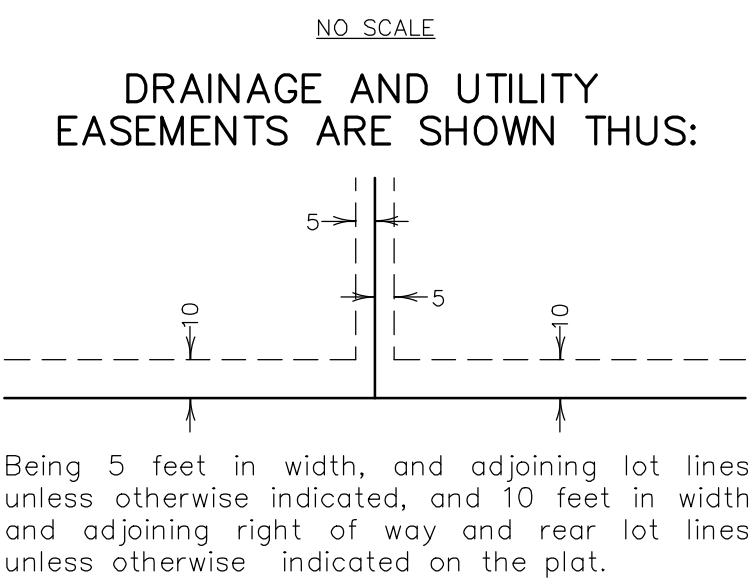
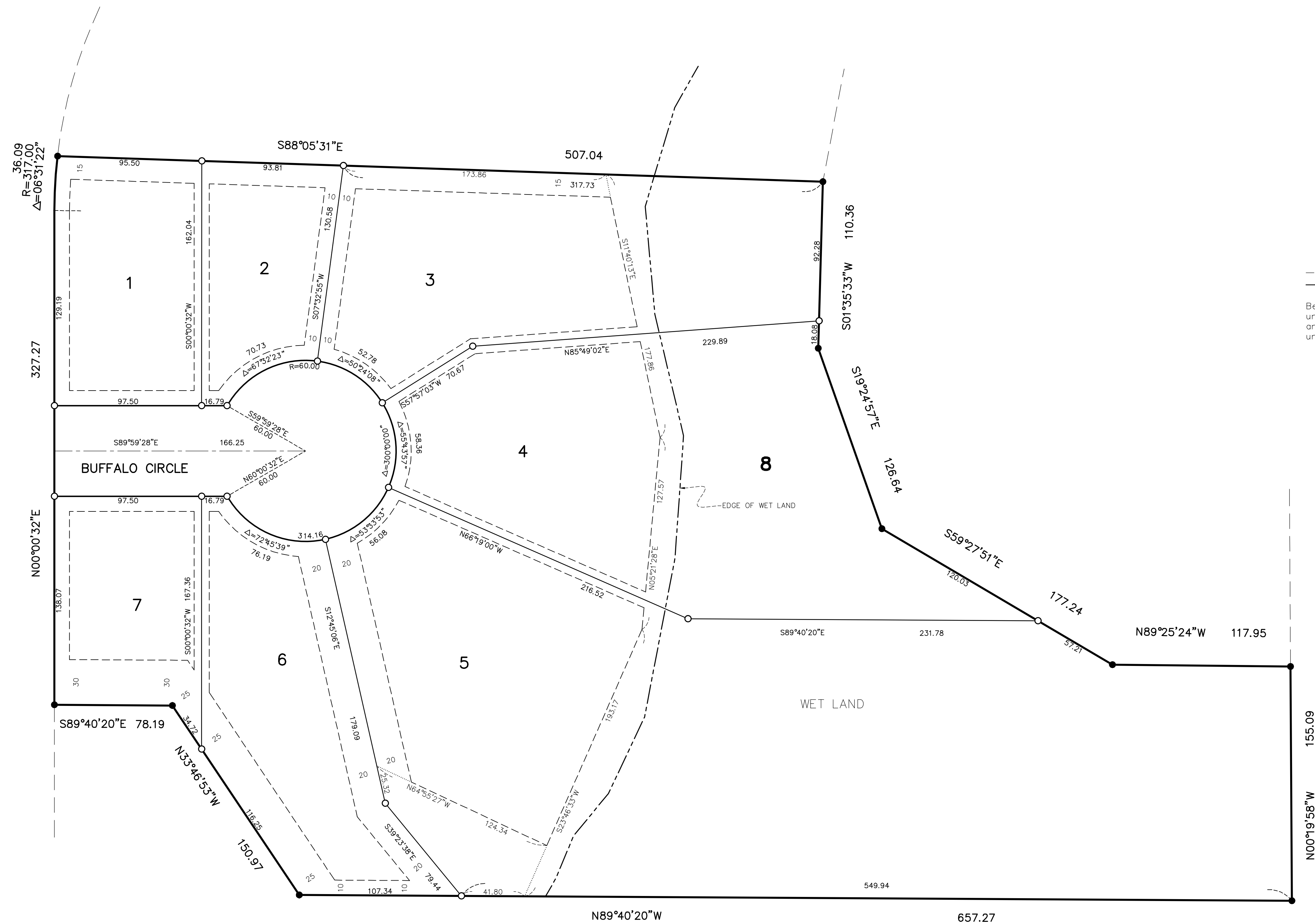
OUTLOT A  
DRAINAGE AND UTILITY  
EASEMENT OVER ALL  
OF OUTLOT A

THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF AULT ADDITION, WRIGHT COUNTY MINNESOTA, WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 00°00'45" EAST.

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- DENOTES FOUND 1/2 INCH IRON MONUMENT.



RIVER WATERS 2ND ADDITION  
INSET C

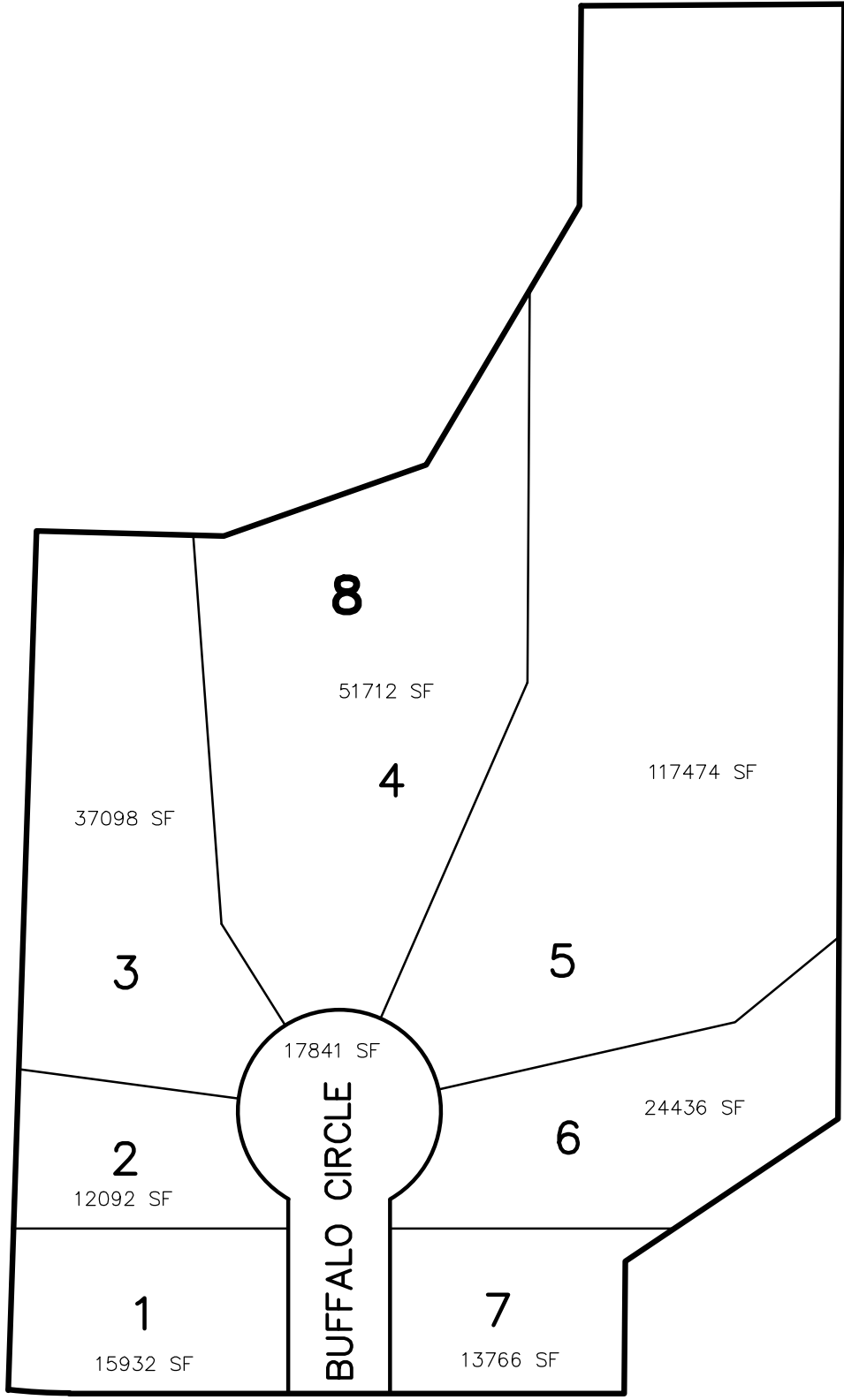
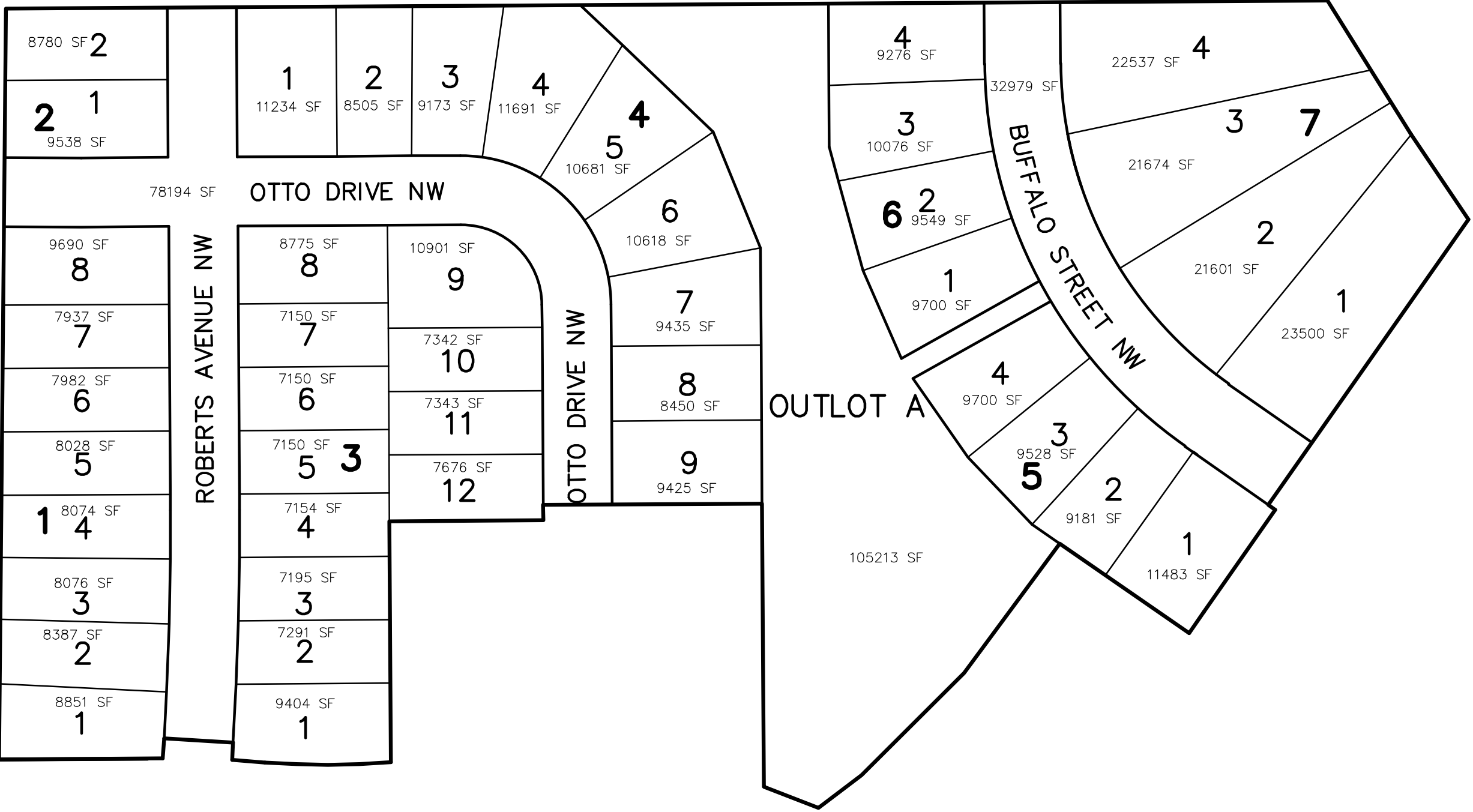


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MONUMENT SET AND MARKED BY LICENSE NUMBER  
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MINNESOTA STATUTE SECTION 505.021, SUBD. 10.  
● DENOTES FOUND 1/2 INCH IRON MONUMENT.

# RIVER WATERS 2ND ADDITION

AREA SKETCH



## AREA SUMMARY

BLOCK 1 =	67,025 SF.	1.5387 AC.
BLOCK 2 =	18,318 SF.	0.4205 AC.
BLOCK 3 =	94,531 SF.	2.1701 AC.
BLOCK 4 =	89,212 SF.	2.0480 AC.
BLOCK 5 =	39,892 SF.	0.9158 AC.
BLOCK 6 =	38,601 SF.	0.9158 AC.
BLOCK 7 =	89,312 SF.	2.0503 AC.
BLOCK 8 =	272,510 SF.	6.2560 AC.
TOTAL LOT AREA =	709,401 SF.	16.2856 AC.
TOTAL OUTLOT AREA =	105,213 SF.	2.4154 AC.
TOTAL R/W AREA =	111,173 SF.	2.5522 AC.
TOTAL AREA =	2,133,070 SF.	48.9685 AC.

