

CUMMINGS RIVERVIEW 1ST ADDITION

"OFFICIAL PLAT"

IN PRESENCE OF:

Witness <u>Elsie Cummings</u>	Witness <u>Morrell B. Rude</u>	SIGNED <u>Dorothy Cummings</u> Dorothy Cummings
Witness <u>Mildred Cummings</u>	Witness <u>Morrell B. Rude</u>	<u>Mildred Cummings</u> Mildred Cummings
Witness <u>Marian Cummings</u>	Witness <u>Morrell B. Rude</u>	<u>Marian Cummings</u> Marian Cummings
Witness <u>Leonard Cummings</u>	Witness <u>Morrell B. Rude</u>	<u>Leonard Cummings</u> Leonard Cummings, Administrator

State of Minnesota
County of Pine
On this 27th day of July A.D., 1973, before me, a Notary Public, within and for said County and State, personally appeared Dorothy Cummings, Mildred Cummings, and Marian Cummings, all single women, to me personally known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their own free act and deed.

Rosemarie Rude
Notary Public, Pine County, Minnesota
My Commission Expires September 22, 1979

State of Minnesota
County of Pine
On this 27th day of July A.D., 1973, before me, a Notary Public, within and for said County and State, personally appeared Leonard Cummings, Administrator for the estate of Elsie Cummings, a single woman, to me personally known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his own free act and deed.

Rosemarie Rude
Notary Public, Pine County, Minnesota
My Commission Expires September 22, 1979

I hereby certify that I have surveyed the property described on this plat as CUMMINGS RIVERVIEW 1ST ADDITION; That this plat is a correct representation of said survey; That all distances are correctly shown in feet and decimals of a foot; That all monuments have been correctly placed in the ground as shown; That the outside boundary lines are correctly designated; That there are no wet lands or public highways to be designated on the plat other than as shown thereon.

Morrell B. Rude
Morrell B. Rude
Land Surveyor Minnesota Registration No. 8195

State of Minnesota
County of Pine
This Surveyors Certificate was subscribed and sworn to before me, a Notary Public, this 11th day of July A.D., 1973.

Rosemarie Rude
Notary Public, Pine County, Minnesota
My Commission Expires September 22, 1979

The plat of CUMMINGS RIVERVIEW 1ST ADDITION was accepted and approved by the Village Council of Pine City at a regular meeting thereof held this 11th day of July A.D., 1973.

PINE CITY VILLAGE

By: _____ Mayor By: Keith R. Zeebe Clerk

The plat of CUMMINGS RIVERVIEW 1ST ADDITION was accepted and approved by the County Board of Pine County, Minnesota, at a regular meeting thereof held this 8th day of August A.D., 1973.

COUNTY BOARD OF PINE COUNTY

By: Norman Nelson Chairman By: Raymond H. Adelt Auditor

This plat was approved as to form and execution on this 8th day of August A.D., 1973
Howard M. Zedler
County Attorney, Pine County, Minnesota

I hereby certify that the taxes for the year 1973 on the property described herein are paid.

Raymond H. Adelt
County Treasurer, Pine County, Minnesota

I hereby certify that the taxes for the year 1972 and all prior years on the property described herein are paid.

Raymond H. Adelt
County Auditor, Pine County, Minnesota

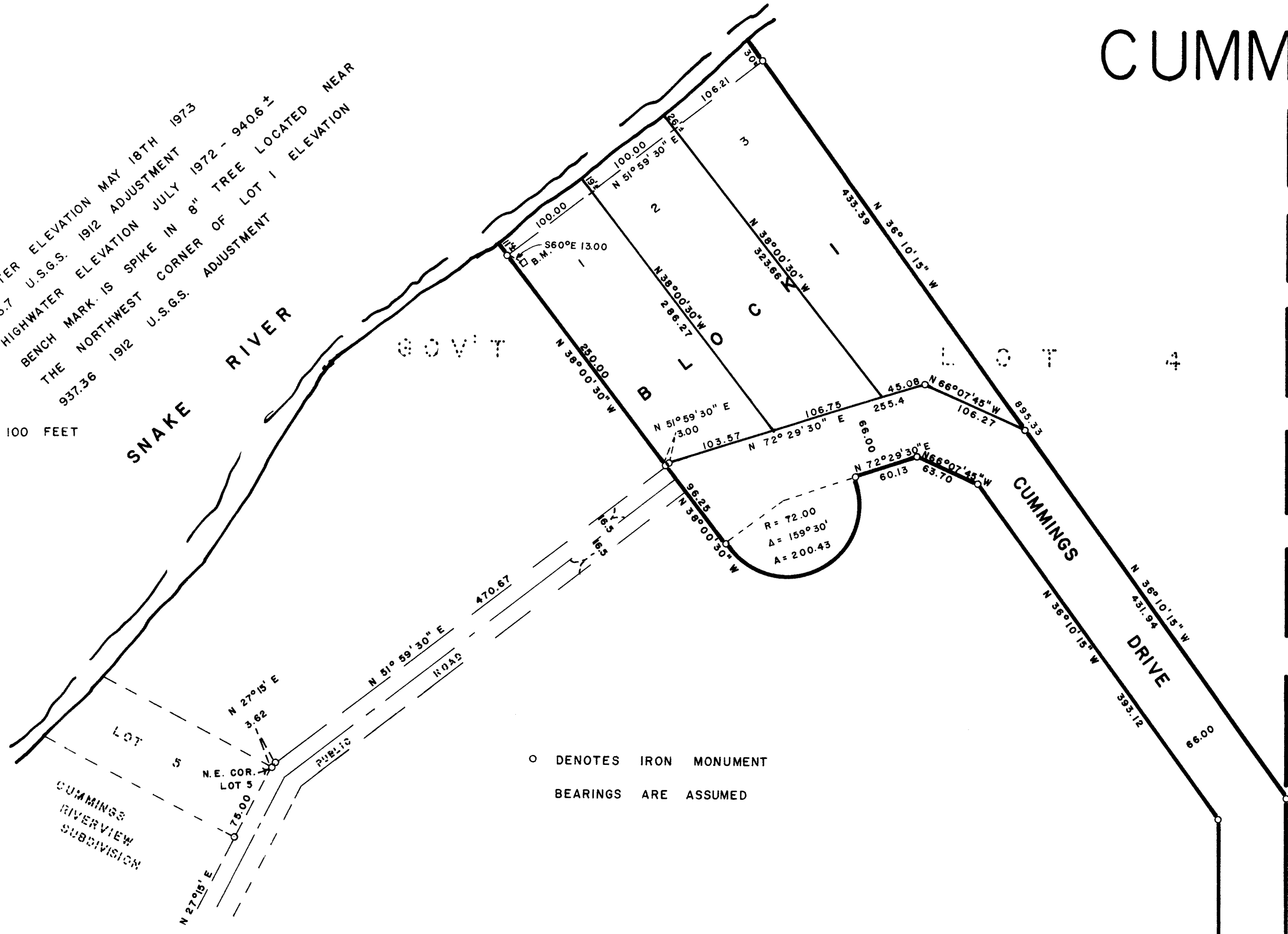
I hereby certify that the plat of CUMMINGS RIVERVIEW 1ST ADDITION was filed in this office on the 7 day of September A.D., 1973, at 2 o'clock P.M., Micro Number 234664.

Wes Bible
Register of Deeds, Pine County, Minnesota



SCALE 1 INCH = 100 FEET

WATER ELEVATION MAY 19TH 1973
9337 U.S.G.S. 1912 ADJUSTMENT
BENCH MARK IS SPIKE IN 8" TREE LOCATED NEAR
THE NORTHWEST CORNER OF LOT 1 ELEVATION
957.36 1912 U.S.G.S. ADJUSTMENT



○ DENOTES IRON MONUMENT
BEARINGS ARE ASSUMED

KNOW ALL MEN BY THESE PRESENTS: That Dorothy Cummings, Mildred Cummings, Marian Cummings, each a single woman, and Leonard Cummings, administrator for the estate of Elsie Cummings, a single woman, owners and proprietors of the following described property situate in the County of Pine, State of Minnesota to wit:

That part of Government Lot 4, the Southwest quarter of the Southeast quarter and the Southeast quarter of the Southeast quarter of Section 31, Township 39, Range 21, Pine County, Minnesota, described as commencing at an iron monument located at the Northeast corner of Lot 5 CUMMINGS RIVERVIEW SUBDIVISION according to the recorded plat thereof, on file in the office of the Register of Deeds, Pine County, Minnesota; Thence on an assumed bearing of North 27° 15' East along the Northwestern line of the public road as dedicated in said plat a distance of 3.62 feet to the angle point in said public road; Thence North 51° 59' 30" East along the Northwestern line of said public road a distance of 470.67 feet to the point of beginning of the property to be described; Thence South 38° 00' 30" East 96.25 feet; Thence Southerly, Easterly and Northerly 200.43 feet along a tangent curve concave to the North having a radius of 72.00 feet and a central angle of 159° 30'; Thence North 72° 29' 30" East not tangent to said curve 60.13 feet; Thence South 66° 07' 45" East 63.70 feet; Thence South 36° 10' 15" East 393.12 feet to a point distant 66.00 feet West of the East line of Government Lot 4; Thence South 0° 37' 30" East parallel with the East line of Government Lot 4 a distance of 661.72 feet; Thence Southeasterly 76.86 feet along a tangent curve concave to the East having a radius of 129.52 feet and a central angle of 34°; Thence Southeasterly 37.69 feet along a reverse curve concave to the West having a radius of 63.52 feet and a central angle of 34° to a point distant 33.00 feet West of the East line of the Southwest quarter of the Southeast quarter of said Section 31; Thence South 0° 37' 30" East parallel with the East line of said Southwest quarter of the Southeast quarter of said Section 31 a distance of 1206.5 feet to the South line of said Section 31; Thence South 89° 56' 30" East along the South line of said Section 31 a distance of 66.00 feet; Thence North 0° 37' 30" West parallel with the West line of the Southeast quarter of the Southeast quarter a distance of 1207.28 feet; Thence Northwesterly 76.86 feet along a tangent curve concave to the West having a radius of 129.52 feet and a central angle of 34°; Thence Northwesterly 37.69 feet along a reverse curve concave to the East having a radius of 63.52 feet and a central angle of 34° to the Southeast corner of Government Lot 4; Thence North 0° 37' 30" West along the East line of Government Lot 4 a distance of 682.88 feet; Thence North 36° 10' 15" West 895.33 feet more or less to the shore of Snake River; Thence Southwest-erly along the shore of Snake River to the intersection with a line that bears North 38° 00' 30" West from the point of beginning; Thence South 38° 00' 30" East 261.00 feet more or less to the point of beginning.

Have caused the same to be surveyed and platted as CUMMINGS RIVERVIEW 1ST ADDITION, and do hereby donate and dedicate to the public for public use forever, the drive as shown on this plat.

In witness whereof Dorothy Cummings, Mildred Cummings, Marian Cummings, all single women, and Leonard Cummings, administrator for the estate of Elsie Cummings, a single woman, have hereunto set their hands and affixed their seals this 27th day of July A.D., 1973.

EAST LINE OF GOVT LOT 4 SEC 31 T 39 R 21
S.E. 1/4 OF SE 1/4
S.E. 1/4 OF SE 1/4
CENTER LINE OF COUNTY HIGHWAY NO. 7
SOUTH LINE OF SEC 31 T 39 R 21