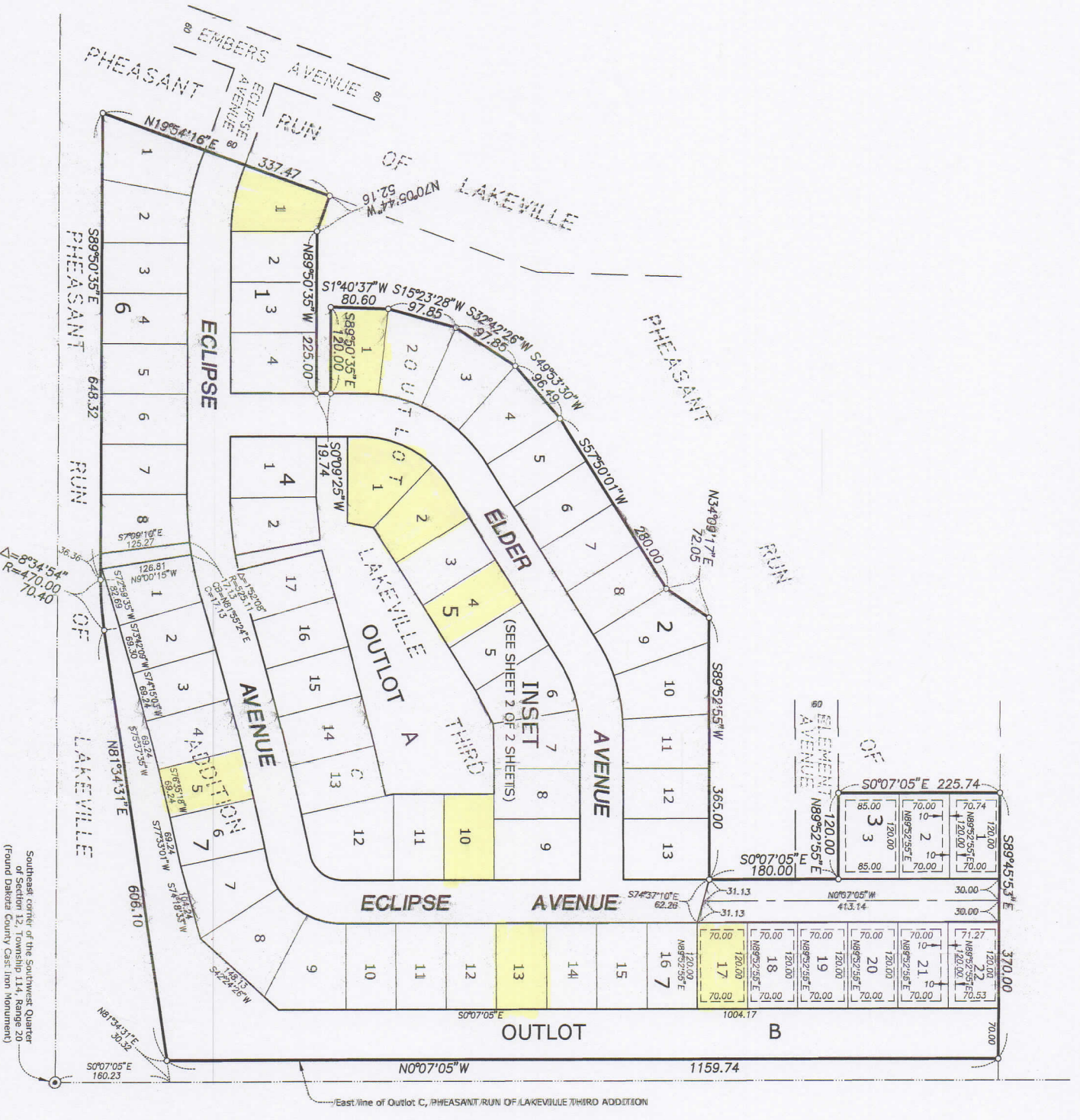


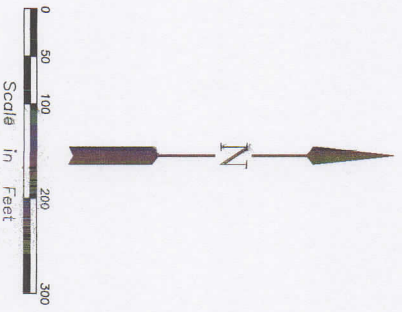
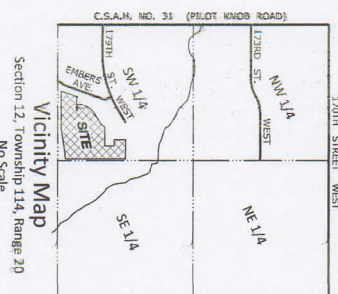
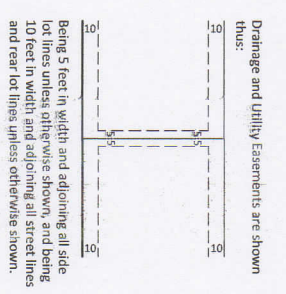
PHEASANT RUN OF LAKEVILLE FIFTH ADDITION



Bearings are based on the East line of Outlot C, PHEASANT RUN OF LAKEVILLE THIRD ADDITION, having a bearing of N0°07'05"W.

o Dangles 1/2 inch by 14 inch iron monument set and marked by Minnesota License No. 22036.

No monument symbols shown at any stake/required location indicates a that monument that will be set, and which shall be in place within one year of recording date of this plat. Said monuments shall be 1/2 inch by 14 inch iron pipe marked by License No. 22036.



KNOW ALL PERSONS BY THESE PRESENTS: That KJ Walk, Inc., a Florida corporation, owner of the following described property situated in the County of Dakota, State of Minnesota, to wit:

Outlot C, PHEASANT RUN OF LAKEVILLE THIRD ADDITION, according to the recorded plat thereof, Dakota County, Minnesota.

has caused the same to be surveyed and platted as PHEASANT RUN OF LAKEVILLE FIFTH 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 KJ Walk, Inc., a Florida corporation, has caused these presents to be signed by its officer this ____ day of _____, 2020.

By: Warren J. Israelson, its Chief Executive Officer

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on _____, 2020, by Warren J. Israelson, Chief Executive Officer of KJ Walk, Inc., on behalf of the corporation.

Signature _____
Printed _____ County, Minnesota
Notary Public _____
My Commission Expires _____

I, Gary C. Huber 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 _____, 2020.

Signature _____
Printed _____
Notary Public _____ County, Minnesota
My Commission Expires _____

STATE OF MINNESOTA
COUNTY OF DAKOTA

This instrument was acknowledged before me on _____, 2020, by Gary C. Huber.

CITY COUNCIL, CITY OF LAKEVILLE, MINNESOTA

This plat was approved by the City Council of Lakeville, Minnesota, this ____ day of _____, 2020, and hereby certifies compliance with all requirements as set forth in Minnesota Statutes, Section 505.03, Subd. 2.

By: _____, Mayor
By: _____, Clerk

COUNTY SURVEYOR, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this ____ day of _____, 2020.

Signature _____
Printed _____
Notary Public _____ County, Minnesota
My Commission Expires _____

DEPARTMENT OF PROPERTY TAXATION AND RECORDS, COUNTY OF DAKOTA, STATE OF MINNESOTA

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2020 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 _____, 2020.

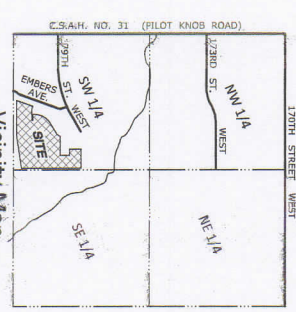
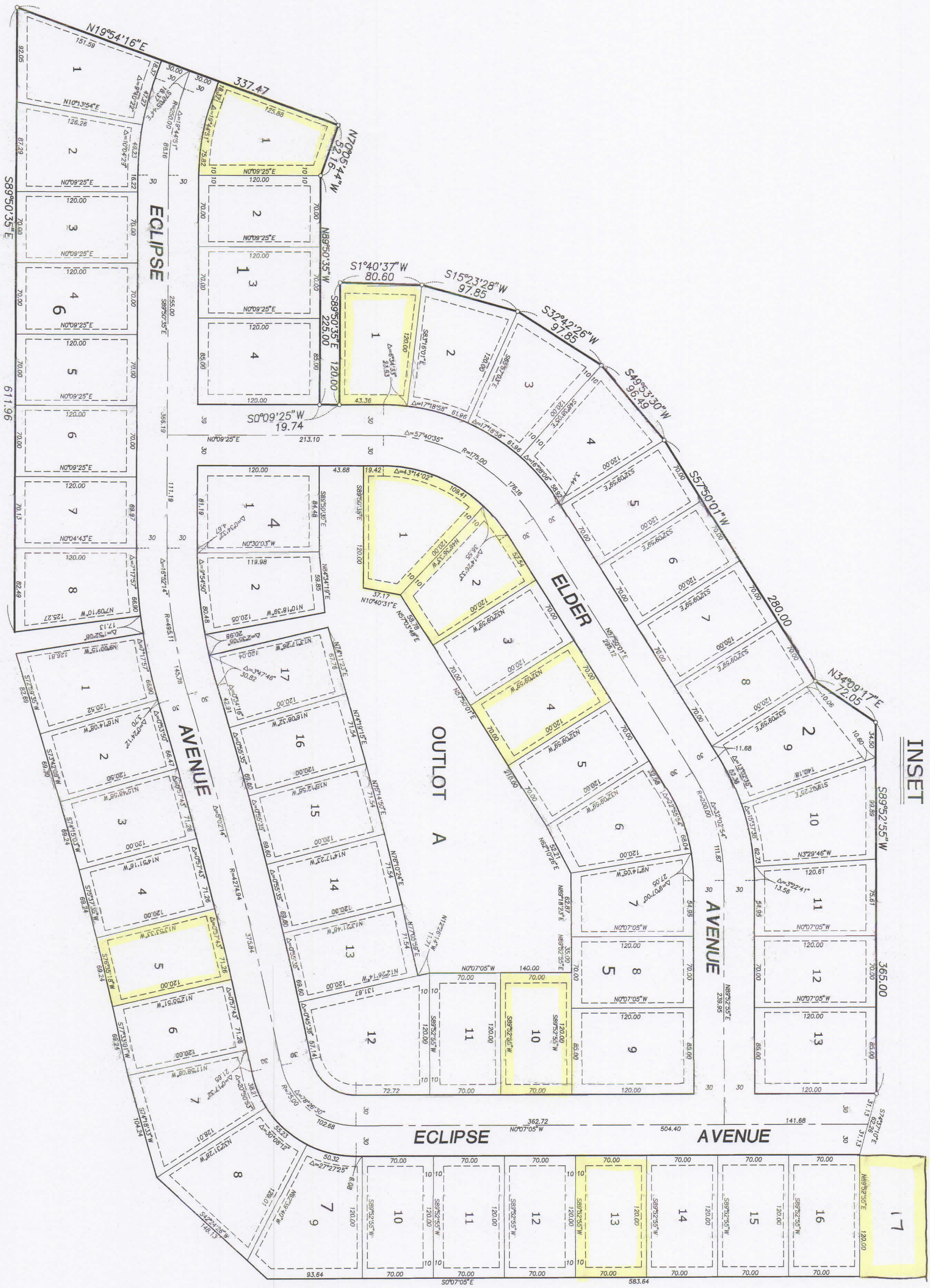
Signature _____
Printed _____
Notary Public _____ County, Minnesota
My Commission Expires _____

COUNTY RECORDER, COUNTY OF DAKOTA, STATE OF MINNESOTA

I hereby certify that this plat of PHEASANT RUN OF LAKEVILLE FIFTH ADDITION was filed in the office of the County Recorder for public record on this ____ day of _____, 2020 at ____ o'clock ____ M., and was duly filed in Book _____ of Plats, Page _____, as Document Number _____.

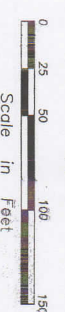
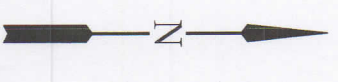
Signature _____
Printed _____
Notary Public _____ County, Minnesota
My Commission Expires _____

PHEASANT RUN OF LAKEVILLE FIFTH ADDITION INSET



Drainage and Utility Easements are shown thus:

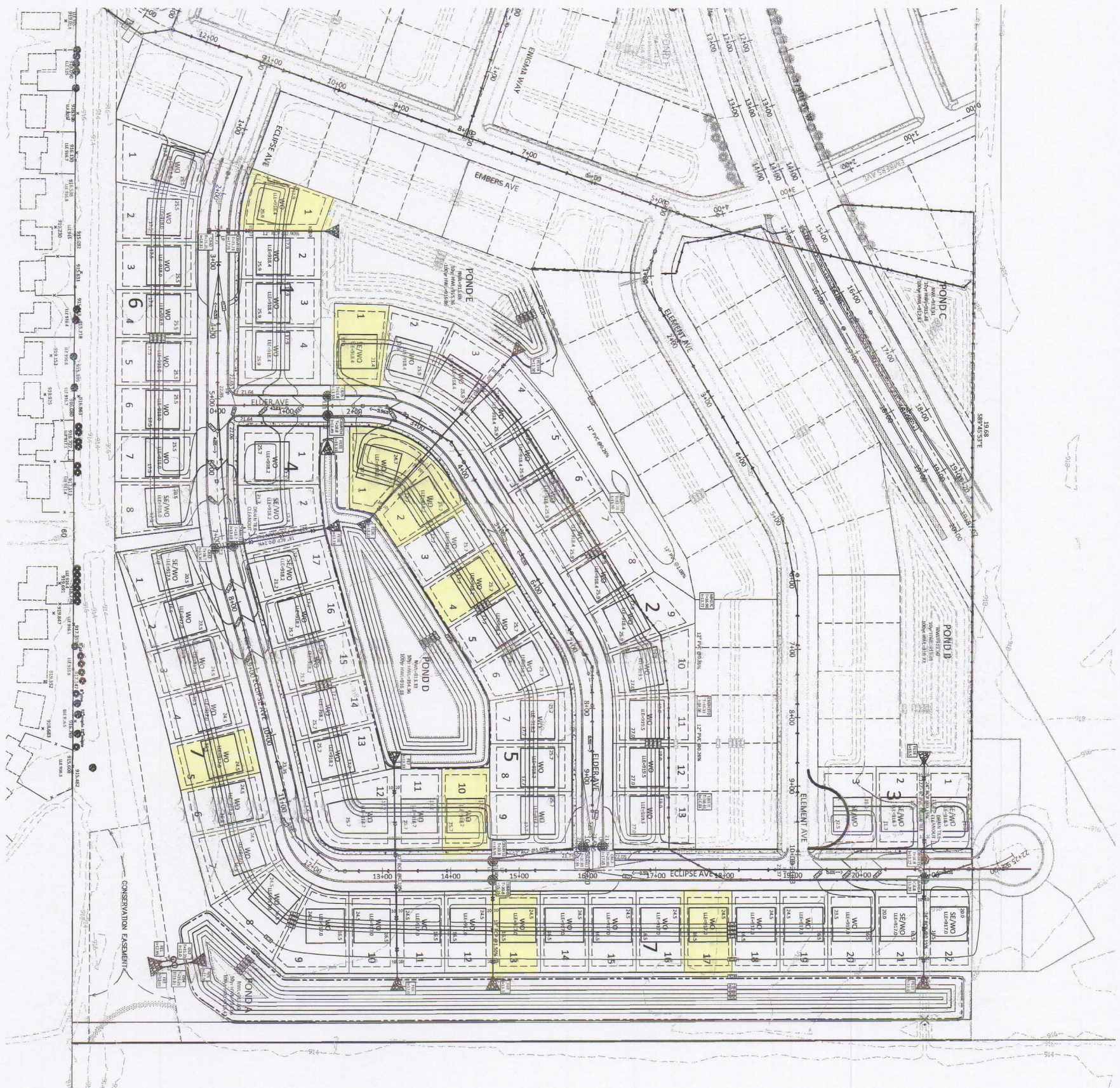
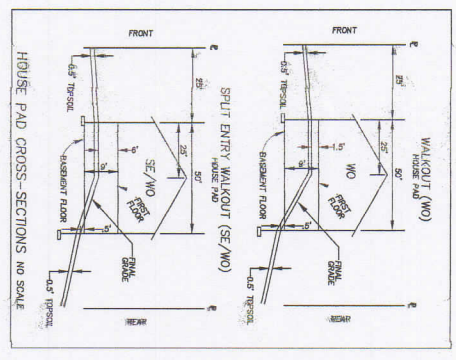
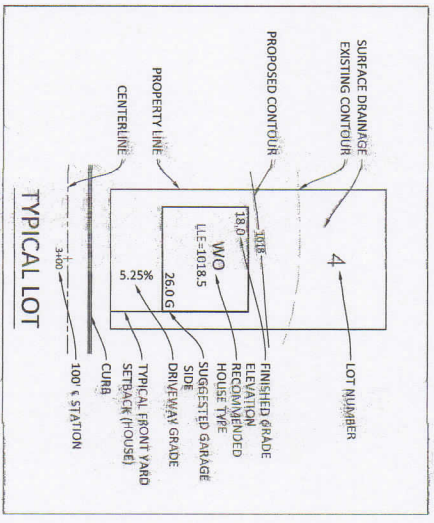
Being 5 feet in width and adjoining all side lot lines unless otherwise shown, and being 10 feet in width and adjoining all street lines and rear lot lines unless otherwise shown.



Bearings are based on the East line of Outlot C, PHEASANT RUN OF LAKEVILLE THIRD ADDITION having a bearing of N0°07'05\"/>

○ Denotes 1/2 inch by 1/4 inch iron monument set and marked by Minnesota License No. 22036.

No monument symbols shown at any statute required location indicates a plat monument that will be set, and which shall be in place within one year of the recording date of the plat. Said monuments shall be 1/2 inch by 1/4 inch iron pipe marked by License No. 22036.



LEGEND

- CB & DROP IN INLET PROTECTORS
- SEED & BLANKET
- RIP RAP
- SILT FENCE

NOTES:

MAXIMUM ALLOWABLE SLOPE 3:1

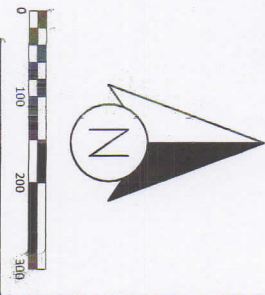
PONDS MAY BE USED AS TEMPORARY SEDIMENTATION BASINS DURING CONSTRUCTION. IF A POND IS USED AS A TEMP. SED. BASIN IT MUST BE CLEANED OUT PRIOR TO BEING PUT INTO SERVICE.

DRAINAGE TO THE TEMPORARY SEDIMENTATION BASINS MUST BE MAINTAINED THROUGHOUT THE CONSTRUCTION PROCESS.

SEED MIXES AS SHOWN IN LEGEND, WHERE NOT SPECIFIED USE MN DOT MIX 250 AS GENERAL SITE STABILIZATION.

STOCKPILES TO BE STABILIZED IF NOT UTILIZED FOR MORE THAN 7 DAYS.

SILT FENCE TO BE INSTALLED ALONG PERMETER OF CONSTRUCTION AREA PRIOR TO THE START OF WORK



KJWalk
6001 Egart Drive, Ste 100, Swages, MN 55378
Phone: 952.226.3300 Web: www.kjwalk.com

I hereby certify that this plan was prepared by me, or under my direct supervision, and that I am a State of Minnesota

WLL

Walter W. Leason
Registration #: 51392 Date: 1/16/2020

Date	Revision
07/14/17	Original
07/14/17	Rev and
01/17/2020	Rev and

PHEASANT RUN
OF LAKEVILLE
FIFTH ADDITION
LAKEVILLE, MN

PHEASANT RUN

For Review
January 28, 2020
Grading and Erosion Control

SHEET 2 of 10