

ADM MANKATO FIRST ADDITION

INSTRUMENT OF DEDICATION

Know all men by these presents that we, Archer-Daniels-Midland Company, a Delaware corporation, fee owner of the following described property situated in the County of Blue Earth, State of Minnesota:

The Land referred to herein below is situated in the County of Blue Earth, State Minnesota, and is described as follows:

T107029 (TORRENS)
Lot 1, Block 4, of Mankato Industrial Acres, a subdivision of part of the South Half of the Northeast Quarter (S 1/2 NE 1/4) and the North Half of the Southeast Quarter (N 1/4 SE 1/4) of Section 6, Township 108, Range 26, and the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 5, Township 108, Range 26, situated in the City of Mankato, Blue Earth County, Minnesota AND The vacated Easterly 25 feet of Third Avenue adjacent to said Lot 1, Block 4, of Mankato Industrial Acres.

T26412 (TORRENS)
Lots 2, 3 and 4, Block 4, all in Mankato Industrial Acres, a Subdivision of part of the S 1/2 NE 1/4 & N 1/2 SE 1/4 Sec. 6-108-26 & SW 1/4 NW 1/4, Sec. 5-108-26 Mankato, Blue Earth County, Minnesota, subject to easements, if any, of record.

T31019 (TORRENS)
Tracts A, B & C, Registered Land Survey No. 105, City of Mankato, Blue Earth County, Minnesota.

T26413 (TORRENS)
Lots 5, 6, 7, of Block 4, and that portion of Block 7 easterly of and of the same depth as the East line of Lot 7, Block 4, all in Mankato Industrial Acres Subdivision, a subdivision of part of the S 1/2 NE 1/4 & N 1/2 SE 1/4, Sec. 6-108-26 & SW 1/4 NW 1/4, Sec. 5-108-26, Mankato, Blue Earth County, Minnesota.

DOCUMENT BOOK 227 PAGE 462 (ABSTRACT)
That part of Block 7, Mankato Industrial Acres, a Subdivision of Part of the S 1/2 NE 1/4 & N 1/2 SE 1/4, Sec. 6-108-26 and SW 1/4 NW 1/4, Sec. 5-108-26, Mankato, Blue Earth County, Minnesota, which lies between the northerly and southerly boundaries of Lind Street extended easterly to the east line of said Block 7, also known as that portion of Block Seven lying Southerly of the South line of Block Three of said Mankato Industrial Acres as extended Easterly to a point where it intersects the East line of said Block Seven, EXCEPT that portion of Block Seven (7) easterly of and of the same depth as the East line of Lot 7, Block 4 all in Mankato Industrial Acres Subdivision, a subdivision of part of the S 1/2 NE 1/4 & N 1/2 SE 1/4, Sec. 6-108-26 & SW 1/4 NW 1/4, Sec. 5-108-26, Mankato, Blue Earth County, Minnesota.

DOCUMENT 611CR149 (ABSTRACT)
That part of the Northwest Quarter of the Southwest Quarter of Section 5 and that part of the North Half of the Southeast Quarter of Section 6, all in Township 108 North Range 26 West, Blue Earth County, Minnesota, described as:

Beginning at the southeasterly corner of Tract B, Registered Land Survey No. 105, on file and of record with the Blue Earth County Registrar of Titles; thence South 88 degrees 39 minutes 45 seconds West, (Minnesota County Coordinate System - Blue Earth County Zone - NAD83 - 2011), along the exterior boundary line of said Registered Land Survey No. 105, a distance of 772.40 feet; thence South 00 degrees 59 minutes 35 seconds East, along said exterior boundary line and along the exterior boundary line of Mankato Industrial Acres, according to the plat thereof on file and of record with the Blue Earth County Recorder, a distance of 348.80 feet; thence South 87 degrees 45 minutes 42 seconds West, along the exterior boundary line of said Mankato Industrial Acres, a distance of 1029.40 feet to the southwesterly corner of Lot 1, Block Four, Mankato Industrial Acres; thence continuing South 87 degrees 45 minutes 42 seconds West, along said exterior boundary line and its westerly extension, a distance of 58.23 feet; thence South 08 degrees 24 minutes 07 seconds East, a distance of 707.09 feet to a point on the northerly line of Mankato City, according to the plat thereof on file and of record with the Blue Earth County Recorder; thence North 89 degrees 56 minutes 24 seconds East, along said northerly line, a distance of 33.35 feet to the southwesterly corner of Lot 1, Block One, Hubbard North Addition, according to the plat thereof on file and of record with the Blue Earth County Recorder; thence North 08 degrees 24 minutes 07 seconds West, along the westerly line of said Lot 1, a distance of 340.48 feet to the northwesterly corner of said Lot 1; thence South 85 degrees 06 minutes 48 seconds East, along the northerly line of said Lot 1, a distance of 1091.12 feet; thence South 26 degrees 21 minutes 48 seconds East, along the easterly line of said Lot 1, a distance of 114.29 feet; thence South 63 degrees 32 minutes 12 seconds West, along the easterly line of said Lot 1, a distance of 69.53 feet; thence South 26 degrees 21 minutes 48 seconds East, along the easterly line of said Lot 1, a distance of 72.68 feet; thence South 87 degrees 48 minutes 34 seconds West, along the easterly line of said Lot 1, a distance of 24.40 feet; thence South 24 degrees 11 minutes 36 seconds East, along the easterly line of said Lot 1, a distance of 47.51 feet to the southeasterly corner of said Lot 1, said point being on the northerly line of said Mankato City; thence North 89 degrees 56 minutes 24 seconds East, along said northerly line, a distance of 4.56 feet to the northeast corner of Block Seven of said Mankato City; thence South 00 degrees 32 minutes 16 seconds West, along the easterly line of said Block Seven, a distance of 46.06 feet; thence North 63 degrees 54 minutes 57 seconds East, a distance of 266.41 feet; thence northeasterly a distance of 677.52 feet, along a tangential curve to the left, having a radius of 666.00 feet and a central angle of 58 degrees 17 minutes 12 seconds; thence North 05 degrees 37 minutes 45 seconds East, along the tangent of said curve, a distance of 506.13 feet to the point of beginning.

EXCEPTING therefrom Outlot "A", Hubbard North Addition, according to the plat thereof on file and of record with the Blue Earth County Recorder.

Contains 26.27 acres.

do hereby declare that we have caused the above described property to be surveyed and platted and monuments to be set, that we have named said platted area ADM MANKATO FIRST ADDITION, and that we dedicate to the public use the public ways and easements as shown hereon.

In witness whereof, said Archer-Daniels-Midland Company, a Delaware corporation, has caused these presents to be signed by its proper officer this _____ day of _____, 2025.

_____, _____

NOTARY CERTIFICATE
State of _____
County of _____

The foregoing instrument was acknowledged before me, this _____ day of _____, 2025 by _____, _____ of Archer-Daniels-Midland Company, a Delaware corporation, on behalf of the corporation.

_____, Notary Public,
State of _____
My Commission Expires _____

SURVEYOR'S CERTIFICATE

I, Janele Fowlds, 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 _____, 2025.

Janele Fowlds, Land Surveyor
Minnesota License Number 26748

NOTARY'S CERTIFICATE
State of Minnesota)
County of Blue Earth) ss

This instrument was acknowledged before me on ____ day of _____, 2025, by Janele Fowlds, Land Surveyor, Minnesota License No. 26748.

Nathan P Myhra, Notary Public
Notary Public-Minnesota
My Commission Expires Jan. 31, 2028

APPROVALS

Be it known that on this the ____ day of _____, 2025, the Planning Commission of the City of Mankato did duly review this plat of ADM MANKATO FIRST ADDITION.

Chair person: Secretary:

Be it known that on this the ____ day of _____, 2025, the City Council of the City of Mankato did duly approve this plat of ADM MANKATO FIRST ADDITION.

Mayor: Clerk:

TITLE OPINION
I, XXXXXXX, Licensed Attorney, State of Minnesota, do hereby certify that the owner as indicated hereon represents all ownership interest in the land encompassed by this plat.

XXXXXXXX, Licensed Attorney

BLUE EARTH COUNTY PROPERTY AND ENVIRONMENTAL RESOURCES

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 _____, 2025.

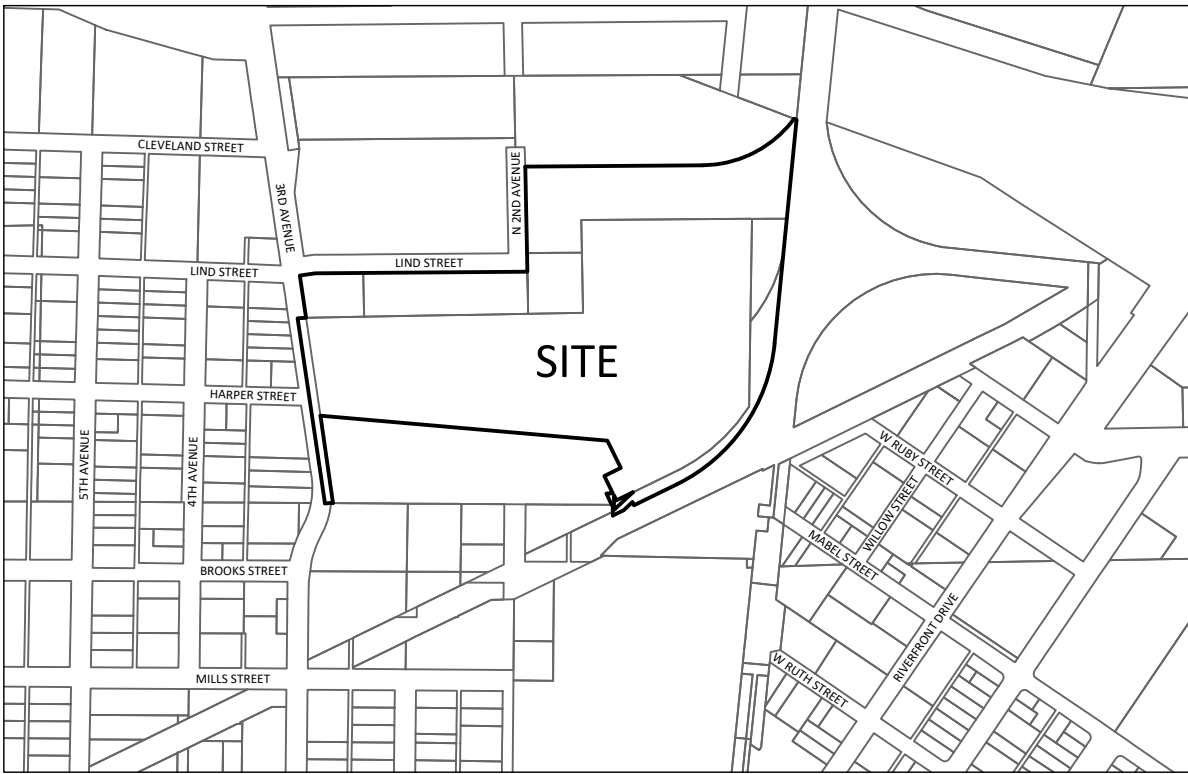
Blue Earth County Property and Environmental Resources Director

COUNTY RECORDER
I hereby certify that this instrument Document Number _____ was filed in my office for record on this, the ____ day of _____, 2025, at ____ o'clock, __m., and that it was duly recorded on _____ Plats, Number _____.

County Recorder

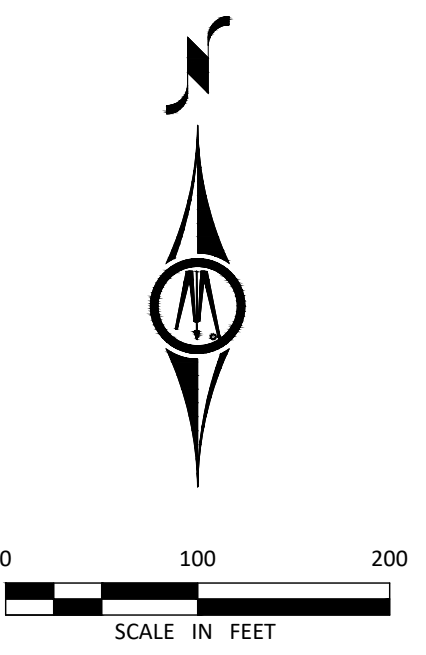
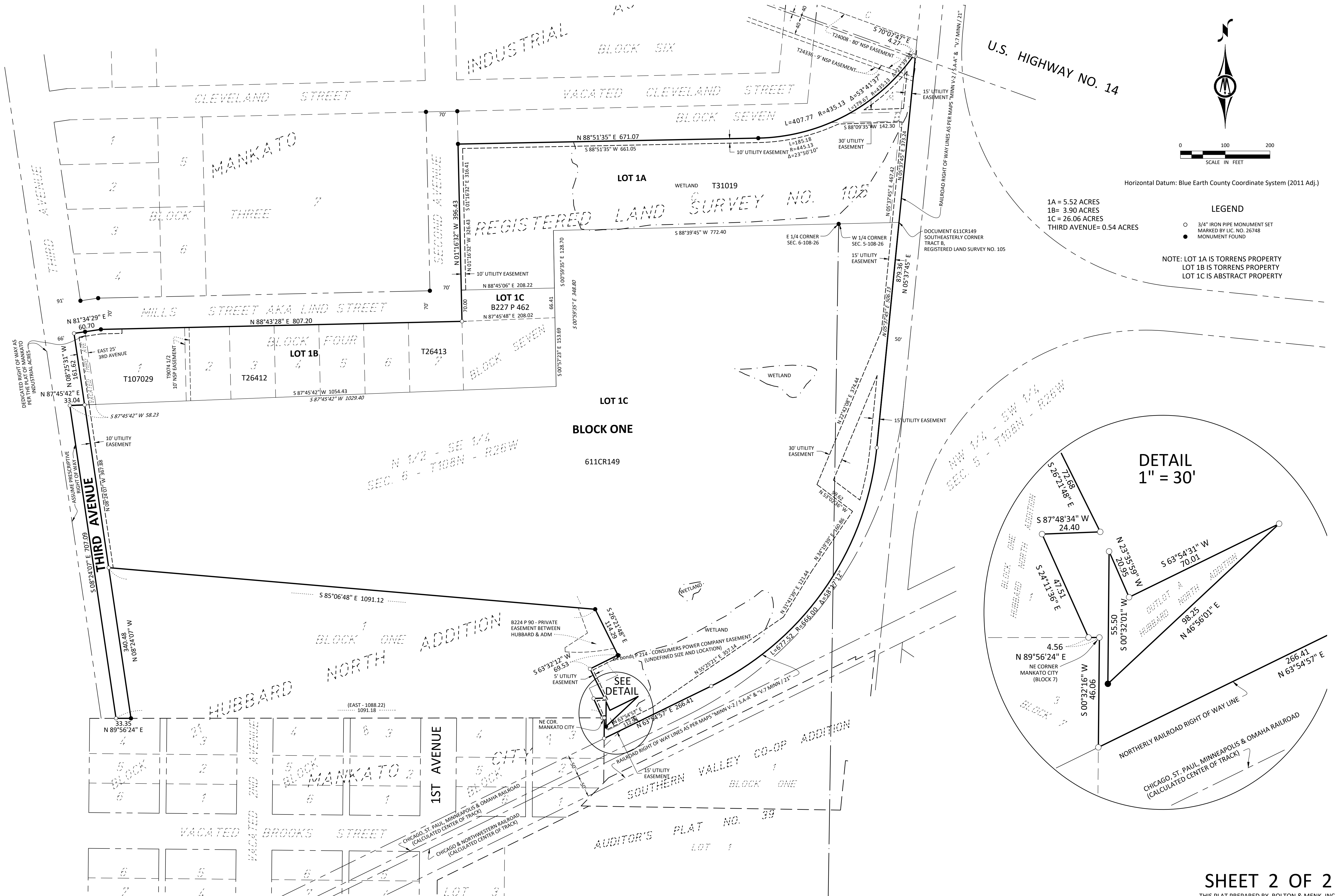
REGISTER OF TITLES
I hereby certify that this plat was filed in the office of the Register of Titles for record on this, the ____ day of _____, 2025, at ____ o'clock, __m., as Document Number _____.

Registrar of Titles



CITY OF MANKATO
VICINITY MAP
NOT TO SCALE

ADM MANKATO FIRST ADDITION



Horizontal Datum: Blue Earth County Coordinate System (2011 Adj.)

1A = 5.52 ACRES
1B = 3.90 ACRES
1C = 26.06 ACRES
THIRD AVENUE = 0.54 ACRES

- LEGEND**
- 3/4" IRON PIPE MONUMENT SET MARKED BY LIC. NO. 26748
 - MONUMENT FOUND

NOTE: LOT 1A IS TORRENS PROPERTY
LOT 1B IS TORRENS PROPERTY
LOT 1C IS ABSTRACT PROPERTY

