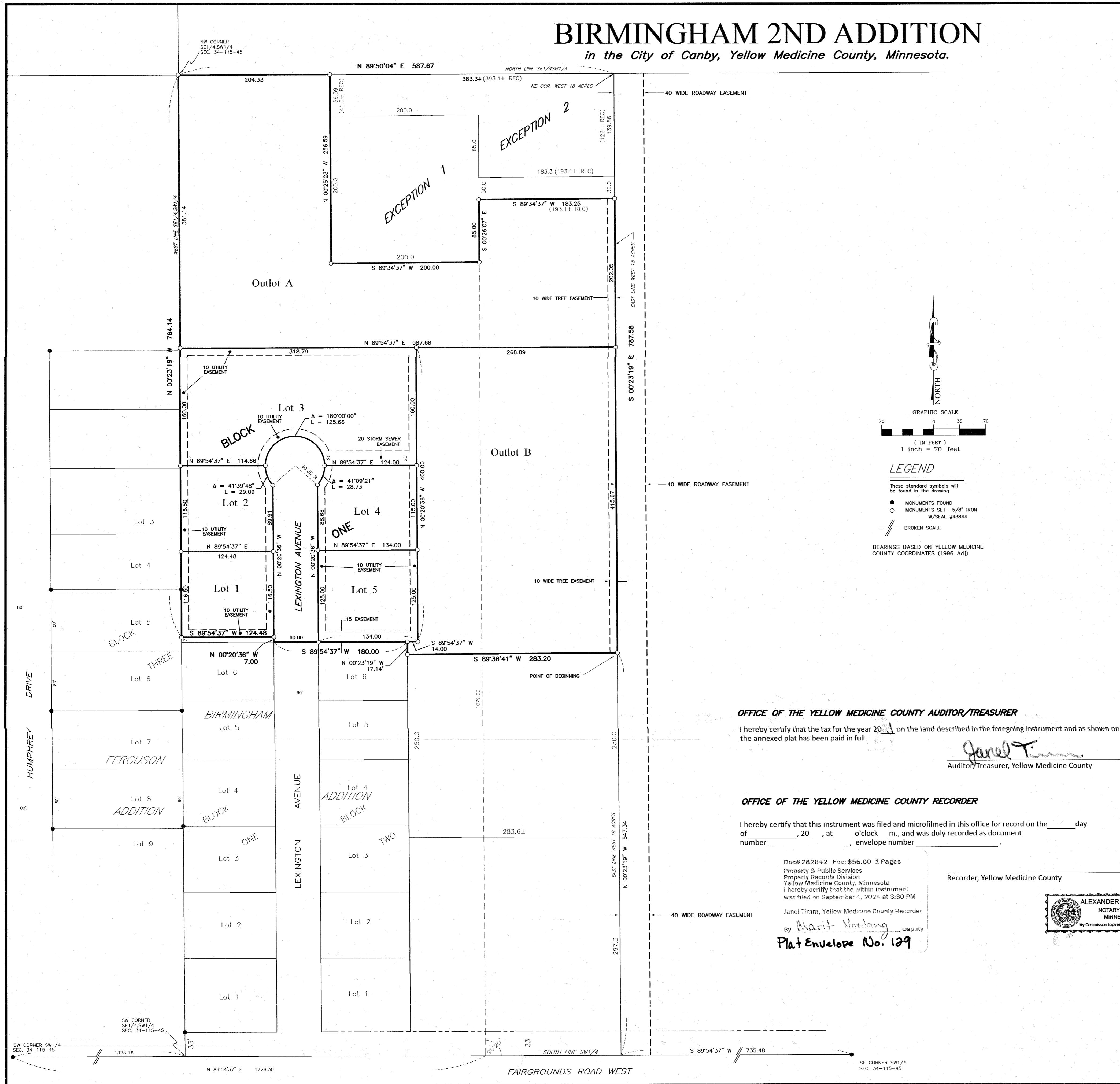


BIRMINGHAM 2ND ADDITION

in the City of Canby, Yellow Medicine County, Minnesota.



KNOW ALL PEOPLE BY THESE PRESENTS: That Housing and Redevelopment Authority, Canby, Minnesota, a public body corporate under the laws of the State of Minnesota, fee owners of the following described property:

All that part of the west 18 acres of the Southeast Quarter of the Southwest Quarter of Section 34, Township 115 North, Range 45 West, in the City of Canby, Yellow Medicine County, Minnesota, being more particularly described as follows:

Commencing at the southeast corner of said Southwest Quarter; thence South 89 degrees 54 minutes 37 seconds West, bearing based on Yellow Medicine County Coordinate System (NAD83 1996 Adj.), along the south line of said Southwest Quarter, a distance of 735.48 feet to the southeast corner of the west 18 acres of the Southeast Quarter of said Southwest Quarter; thence North 00 degrees 23 minutes 19 seconds West, along the east line of said west 18 acres, a distance of 547.34 feet to the point of beginning; thence South 89 degrees 36 minutes 41 seconds West, at right angles to last described line, a distance of 283.64 feet, to a point on the east line of Birmingham Addition as filed and recorded in the office of the County Recorder, in and for said Yellow Medicine County; thence North 00 degrees 23 minutes 19 seconds West, along said east line, a distance of 17.14 feet, to the northeast corner of said Birmingham Addition; thence South 89 degrees 54 minutes 37 seconds West, along the north line of said Birmingham Addition, a distance of 179.56 feet to the northeast corner of Lot 6, Block 1 of said Birmingham Addition; thence North 00 degrees 20 minutes 36 seconds West, along the northerly extension of the east line of said Lot 6, a distance of 7.00 feet; thence South 89 degrees 54 minutes 37 seconds West, parallel to the north line of said Lot 6, a distance of 124.48 feet to the west line of the Southeast Quarter of said Southwest Quarter; thence North 00 degrees 23 minutes 19 seconds West, along said west line, a distance of 764.14 feet to the northwest corner of the Southeast Quarter of said Southwest Quarter; thence North 89 degrees 50 minutes 04 seconds East, along the north line of the Southeast Quarter of said Southwest Quarter, a distance of 587.67 feet, to the northeast corner of the west 18 acres of the Southeast Quarter of said Southwest Quarter; thence South 00 degrees 23 minutes 19 seconds East, along the east line of said west 18 acres, a distance of 787.58 feet to the point of beginning; TOGETHER WITH a 40 foot wide roadway easement lying 40 feet east of and adjacent to the east line of the west 18 acres of the Southeast Quarter of the Southwest Quarter of Section 34, Township 115 North, Range 45 West, Yellow Medicine County, Minnesota EXCEPTING THEREFROM the following two tracts:

Commencing at the Southwest corner of said Section 34, thence Easterly on the South line of said Section for 1,728.30 feet; thence deflecting left at an angle of 90° 20' for 1,079.00 feet; thence deflecting left at an angle of 90° 00' for 200.00 feet; thence deflecting right at an angle of 90° 00' for 200.00 feet; thence deflecting right at an angle of 90° 00' for 200.00 feet; thence deflecting right at an angle of 90° 00' for 85.00 feet; thence deflecting left at an angle of 90° 00' for 193.1 feet, more or less, to the West line of a certain tract of land deeded to the County of Yellow Medicine, a governmental subdivision, as recorded in Book 80 of Deeds, page 407, thence Southerly on the West line of said tract for 30.00 feet; thence deflecting right at an angle of 90° 00' for 193.1 feet, more or less; thence deflecting left at an angle of 90° 00' for 85.00 feet to the true point of beginning, containing an area of 1.05 acres, more or less.

AND

A tract of land in the Southeast Quarter of the Southwest Quarter (SE1/4 of SW1/4) of Section Thirty-four (34), Township 115, North, Range 45 West of the Fifth Principal Meridian, Yellow Medicine County, Minnesota, said tract being more particularly described as follows: Commencing at the Southwest Corner of said Section 34; thence Easterly on the South line of said Section for 1,728.30 feet; thence deflecting left at an angle of 90° 20' for 1,079.00 feet to the point of beginning; thence deflecting left at an angle of 90° 00' for 200.00 feet; thence deflecting right at an angle of 90° 00' for 200.00 feet; thence deflecting right at an angle of 90° 00' for 200.00 feet; thence deflecting right at an angle of 90° 00' for 85.00 feet; thence deflecting left at an angle of 90° 00' for 193.1 feet, more or less, to the North line of the southeast Quarter of the southwest Quarter (SE1/4 of SW1/4) of said section 34; thence Easterly along said North line for 393.1 feet, more or less, to the West line of a certain tract of land deeded to the County of Yellow Medicine, a Governmental subdivision, as recorded in Book 80 of Deeds, Page 407; thence southerly on the West line of said tract for 126 feet more or less; thence deflecting right at 90° 00' for 193.1 feet more or less; thence deflecting right at 90° 00' for 85.00 feet to the point of beginning.

Have caused the same to be surveyed and platted as BIRMINGHAM 2ND ADDITION, and do hereby donate and dedicate to the public for public use forever the street, avenue and easements as shown on this plat.

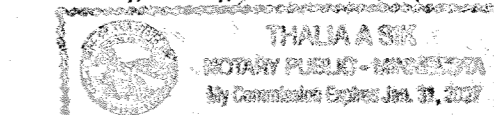
Housing and Redevelopment Authority, Canby, Minnesota

by Bonnie G. Merritt
Bonnie G. Merritt, Its Executive Director

by Mark A. Whitter
Mark A. Whitter, Its Board Chairman

**STATE OF MINNESOTA
COUNTY OF YELLOW MEDICINE**

The foregoing instrument was acknowledged before me on this 30th day of August, 2024, by Bonnie G. Merritt, Executive Director, and Mark A. Whitter, Its Board Chairman, on behalf of Housing and Redevelopment Authority, Canby, Minnesota, a public body corporate under the laws of the State of Minnesota.



by Tamara S. Sorensen
Notary Public,
My Commission Expires January 31, 2027

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as BIRMINGHAM 2ND ADDITION, that this plat is a correct representation of said survey; that all distances are correctly shown on the plat; that all monuments have been correctly placed in the ground as shown on the plat; that the outside boundary lines are correctly designated on the plat and that there are no wetlands or public highways to be designated on this plat other than as shown.

by Daniel L. Bueltel
Daniel L. Bueltel
Minnesota License Number 43844

**STATE OF MINNESOTA
COUNTY OF LYON**

The Surveyor's Certificate was acknowledged before me on this 15th day of July, 2024, by Daniel L. Bueltel, a licensed land surveyor.

by Alexander Bueltel
Notary Public,
My Commission Expires January 31, 2027

CITY COUNCIL

This plat of BIRMINGHAM 2ND ADDITION was approved and accepted, by resolution, at a meeting of the City Council of Canby, Minnesota, held this 19 day of June, 2024.

by Nancy Boorman
Mayor

by Bonnie Merritt
City Clerk

OFFICE OF THE YELLOW MEDICINE COUNTY AUDITOR/TREASURER

I hereby certify that the tax for the year 2024 on the land described in the foregoing instrument and as shown on the annexed plat has been paid in full.

by Janel Timm
Auditor/Treasurer, Yellow Medicine County

OFFICE OF THE YELLOW MEDICINE COUNTY RECORDER

I hereby certify that this instrument was filed and microfilmed in this office for record on the _____ day of _____, 20____, at _____ o'clock _____ m., and was duly recorded as document number _____, envelope number _____.

Recorder, Yellow Medicine County

Doc# 282842 Fee: \$56.00 1 Pages
Property & Public Services
Property Records Division
Yellow Medicine County, Minnesota
I hereby certify that the within instrument was filed on September 4, 2024 at 3:30 PM
Janel Timm, Yellow Medicine County Recorder
By Marit Norberg Deputy
Plat Envelope No. 129

