



Jeffrey Ekblad, LS County Surveyor  
Surveyor – GIS Departments 651-385-3231  
Recorder 651-385-3148  
509 West 5<sup>th</sup> Street, Red Wing, MN 55066

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TO: County Board of Commissioners  
FROM: Jeffrey Ekblad, County Surveyor/County Recorder  
DATE: August 20, 2024 County Board Meeting  
RE: Lake Byllesby West Third Plat Update

**Background:**

The County Board passed a resolution on November 2, 2021, based upon Special Legislation, allowing the County to sell portions of land along Lake Byllesby to adjacent landowners. The Board approved extending the final date for homeowners to get their mortgage companies to sign Consent to Plat forms at their November 21, 2023 meeting to postpone the plat recording until May 15, 2024.

On May 17<sup>th</sup> 2024 sheet two of the plat was revised to include the final participants. Staff continued to work with landowners and their banks to try to acquire the necessary consents to plat. We have now received all consent to plat documents. The landowners that were refinancing have now completed that process.

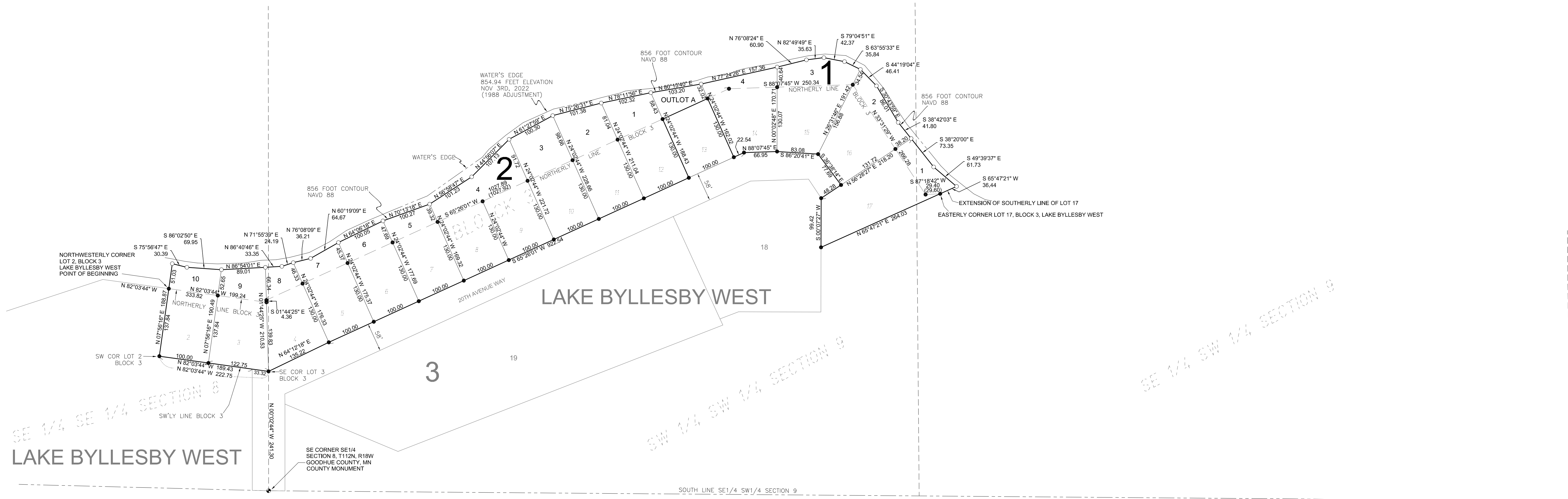
All property taxes are paid and the last consent to plat documents are recorded.

All the landowners in this plat have paid the County for the land. After all documents are in, the plat will get recorded and staff will prepare deeds to transfer the Counties interests to the landowners.

**Recommendation:**

We recommend the County Board approve the plat of **Lake Byllesby West Third**, and direct the Chair and staff to execute the plat and deeds for recording.

# LAKE BYLLESBY WEST THIRD



LAKE BYLLESBY WEST

**KNOW ALL PERSONS BY THESE PRESENTS:**

- Brandon M. McDonnell, Jasmine R. Scholefield, as joint tenants, First Farmers & Merchants Bank;
- Michael Bunde, Mary Bunde, as joint tenants;
- Wayne A. Garner, Jr., Mary J. Garner, as joint tenants, Associated Bank, NA;
- Susan C. Stachowski, Robert L. Stachowski, as joint tenants, Merchants Bank, NA;
- Arden L. McNally, Sherianne McNally, as joint tenants;
- Leslie J. Davies, a single person;
- Ann C. Knutson, William O. Knutson, as joint tenants, Bell Bank;
- Thomas A. Meyers, a single person, Lend Smart Mortgage, LLC, Firefly Federal Credit Union;
- Roger D. Pasek, Peggy J. Pasek, as joint tenants, Flagstar Bank, FSB;
- David L. McNamara, a single person, Merchants Bank, NA;
- Kelly Robertson, Jeremy Robertson, as joint tenants, Guaranteed Rate, Inc.;
- LouAnn Groth, a single person;
- Duane Marek, Karen Marek, as joint tenants, New Market Bank;
- Patrick B. Johnston and Ivana N. Micallef Joint Revocable Trust dated March 4, 2021, Patrick B. Johnston and Ivana N. Micallef, as Trustees;
- Andrea P. Tatge, Justin J. Tatge, as joint tenants, Mortgages Unlimited Inc., Technology Credit Union;
- Goodhue County, a municipal corporation;

Owners and Proprietors of the following described property to wit:  
 Lots 2,3,4,5,6,7,8,9,10,11,12,14,15,16,17, Block 3, LAKE BYLLESBY WEST, on file and of record in the Goodhue County Recorder's Office;  
 AND

That part of the Southeast Quarter of the Southeast Quarter of Section 8, and that part of the South Half of the Southwest Quarter of Section 9, all in Township 112 North, Range 18 West, Goodhue County, Minnesota, lying northerly of Block 3, LAKE BYLLESBY WEST, on file and of record in the Goodhue County Recorder's Office, and southerly of the 856 foot contour line (NAVD88) described as follows:

Commencing at the Southeast corner of the Southeast Quarter of said Section 8; thence North 00 degrees 02 minutes 44 seconds East 241.30 feet to the southeast corner of Lot 3, Block 3, of said LAKE BYLLESBY WEST, according to the plat thereof on file at the County Recorder's Office, Goodhue County, Minnesota; thence North 82 degrees 03 minutes 04 seconds West along the southwesterly line of said Block 3, 222.75 feet to the southwesterly corner of Lot 2, of said Block 3; thence North 07 degrees 56 minutes 16 seconds East, 137.84 feet along the westerly line of Lot 2, of said Block 3 to the northwesterly corner of said Lot 2 and the point of beginning; thence North 07 degrees 56 minutes 16 seconds East 51.03 feet to the 856 foot contour line; (The next 25 courses are along said 856 foot contour line) thence South 75 degrees 56 minutes 47 seconds East 30.39 feet; thence South 38 degrees 02 minutes 50 seconds East 69.95 feet; thence North 86 degrees 54 minutes 01 seconds East 89.01 feet; thence North 86 degrees 40 minutes 46 seconds East 33.35 feet; thence North 71 degrees 55 minutes 39 seconds East 24.19 feet; thence North 76 degrees 08 minutes 09 seconds East 36.21 feet; thence North 60 degrees 19 minutes 09 seconds East 64.67 feet; thence North 64 degrees 06 minutes 18 seconds East 100.05 feet; thence North 70 degrees 13 minutes 18 seconds East 100.27 feet; thence North 56 degrees 58 minutes 47 seconds East 101.23 feet; thence North 44 degrees 56 minutes 07 seconds East 107.13 feet; thence North 61 degrees 27 minutes 59 seconds East 100.30 feet; thence North 75 degrees 26 minutes 31 seconds East 101.38 feet; thence North 78 degrees 11 minutes 56 seconds East 102.32 feet; thence North 80 degrees 15 minutes 40 seconds East 103.20 feet; thence North 77 degrees 24 minutes 26 seconds East 157.36 feet; thence North 76 degrees 08 minutes 24 seconds East 60.90 feet; thence North 82 degrees 49 minutes 49 seconds East 35.63 feet; thence South 79 degrees 04 minutes 51 seconds East 42.37 feet; thence South 63 degrees 55 minutes 33 seconds East 35.84 feet; thence South 44 degrees 19 minutes 04 seconds East 46.41 feet; thence South 30 degrees 43 minutes 59 seconds East 86.01 feet; thence South 38 degrees 42 minutes 03 seconds East 41.80 feet; thence South 38 degrees 20 minutes 00 seconds East 72.35 feet; thence South 49 degrees 39 minutes 37 seconds East 61.73 feet to the northeasterly extension of the southerly line of Lot 17 of said Block 3; thence South 65 degrees 47 minutes 21 seconds West, along said southerly extension, 36.44 feet to the easterly corner of said Lot 17; thence South 87 degrees 18 minutes 42 seconds West, along the northerly line of said Block 3, 29.40 feet (the next 5 courses are along said northerly line of said Block 3); thence North 33 degrees 31 minutes 29 seconds West 266.28 feet; thence South 88 degrees 07 minutes 45 seconds West 250.34 feet; thence South 65 degrees 26 minutes 01 seconds West 1,027.89 feet; thence South 01 degrees 44 minutes 25 seconds East 4.36 feet; thence North 82 degrees 03 minutes 44 seconds West 199.24 feet to the point of beginning.

**SURVEYOR CERTIFICATE AND ACKNOWLEDGEMENT**

I hereby certify,  
 That I have surveyed or directly supervised the survey of the property described on this plat; that I prepared or directly supervised the preparation of this plat as LAKE BYLLESBY WEST THIRD; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on the plat; that all outside boundary monuments of the plat have been correctly set and that all other required monuments will be correctly set within one year of the recording of the plat; that as of the date of this certificate, all water boundaries and wetlands, as defined in Minnesota Statutes 505.01, Subd. 3, are shown and labeled on the plat; and that all public ways are shown and labeled on the plat.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Chad J. Nolte, Licensed Land Surveyor  
 Minnesota License No. 48632

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

This instrument was acknowledged before me on \_\_\_\_\_ by Chad J. Nolte.

Notary Public, \_\_\_\_\_ County, Minnesota  
 My commission expires \_\_\_\_\_

**BOARD OF COUNTY COMMISSIONERS**

Approved by the Goodhue County Board of Commissioners at their County Board meeting on \_\_\_\_\_, 2024.  
 Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Chairperson, Goodhue County Board of Commissioners

Attest: County Administrator

**STANTON TOWNSHIP**

Approved by Stanton Township at their Board Meeting on \_\_\_\_\_, 2024.

CHAIRPERSON, STANTON TOWNSHIP

**COUNTY RECORDER**

DOCUMENT NUMBER \_\_\_\_\_  
 I HEREBY CERTIFY THIS INSTRUMENT WAS FILED IN THE OFFICE OF THE COUNTY RECORDER ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ A.D. AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M., AND WAS DULY RECORDED AS DOCUMENT # \_\_\_\_\_.

COUNTY RECORDER, GOODHUE COUNTY

**COUNTY SURVEYOR**

Pursuant to Chapter 389.09, laws of Minnesota, and Goodhue County Ordinance 2-78, this plat has been approved this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

GOODHUE COUNTY SURVEYOR

**COUNTY AUDITOR/TREASURER**

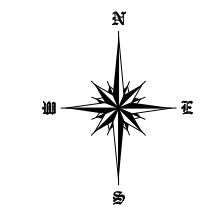
Taxes payable in the year \_\_\_\_\_ on the land herein described have been paid, and there are no delinquent taxes entered this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

BY: \_\_\_\_\_

**COUNTY ATTORNEY**

I hereby approve this plat as to form.

GOODHUE COUNTY ATTORNEY DATE \_\_\_\_\_

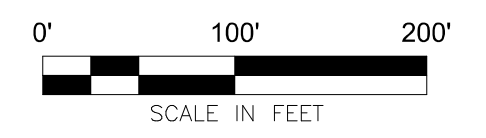
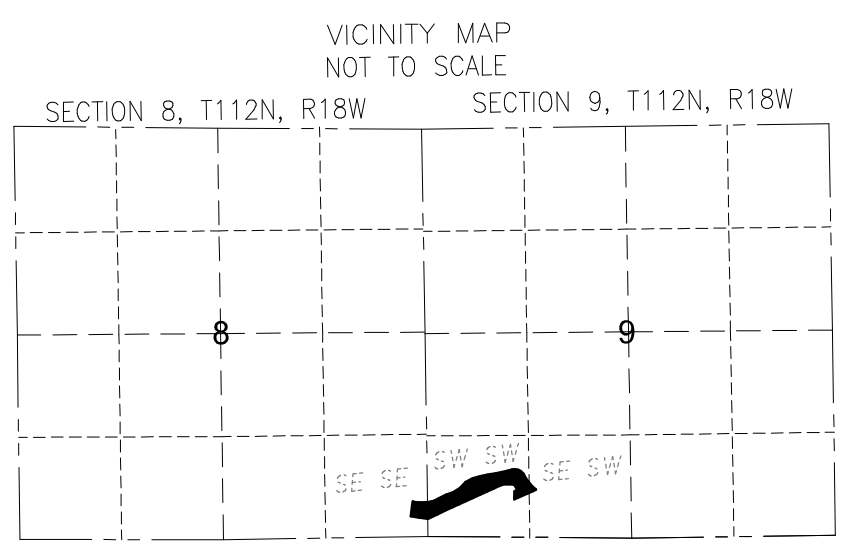


**BENCHMARK:**  
 MnDOT Station name: DOLPH MNDT  
 Elev = 879.513  
 NAVD88

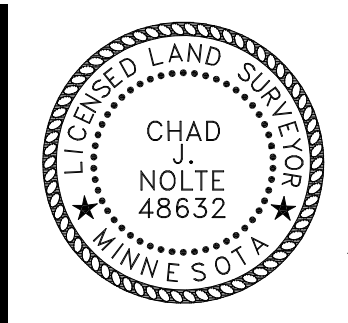
**BEARINGS**

ALL BEARINGS ARE BASED ON LAKE BYLLESBY WEST SUBDIVISION.

- 1/2"x18" Iron Pipe set w/ Plastic Cap #48632
- Found 1/2" Iron Pipe
- ⊙ County Monument
- ⊙ Record Information



DATE: 02/16/23 REV 05/21/24  
 PROJECT NO.: LAKE BYLLESBY  
 SURVEYOR: CHAD NOLTE  
 DRAFTSMAN: CJN  
 SURVEYED FOR: LAKE BYLLESBY ASSOCIATION



**NOLTE'S SURVEYING**  
 10488 COUNTY 139 SE, CHATFIELD, MN 55923  
 507-421-5427  
 CIVIL/CONV/SUB/ENR/PLAT/SURVEYING