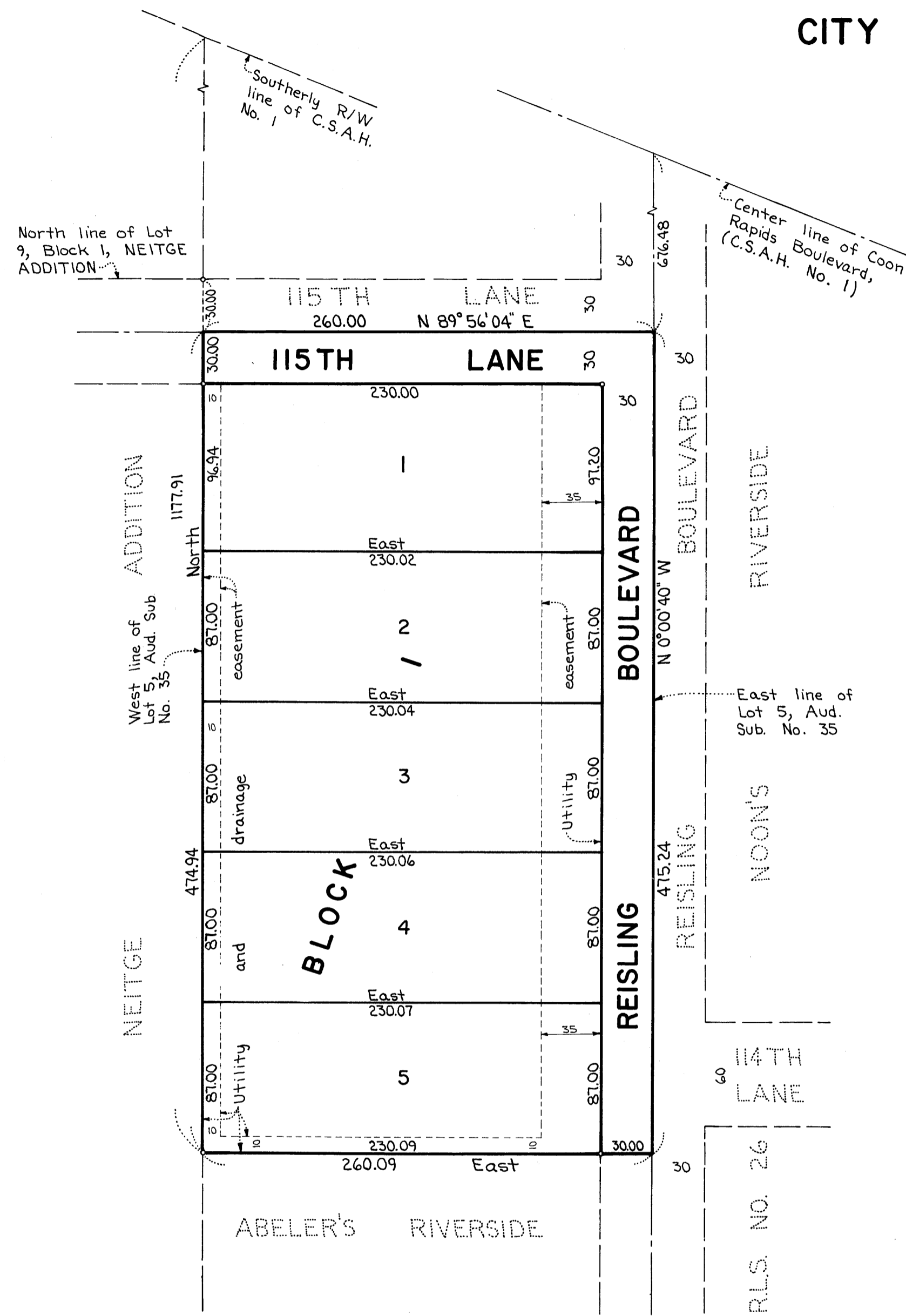


ABELER'S RIVERSIDE SECOND ADDITION

CITY OF COON RAPIDS, ANOKA COUNTY, MINNESOTA



KNOW ALL MEN BY THESE PRESENTS: That Tiger Construction, Inc., a Minnesota corporation, fee owner of the following described property situated in the County of Anoka, State of Minnesota, to wit:

All that part of Lot 5, Auditor's Subdivision No. 35, according to the recorded plat thereof on file and of record in the office of the Register of Deeds, Anoka County, Minnesota, lying north of the following described line:

Beginning at a point on the west line of said Lot 5 a distance of 1177.91 feet south of the intersection of said west line with the southerly right-of-way line of C. S. A. H. No. 1 (formerly State Trunk Highway No. 10); thence east at right angles to said west line to the east line of said Lot 5, and said line there terminating.

And lying south of the following described line:

Beginning at a point on the east line of NEITGE ADDITION, according to the recorded plat thereof on file and of record in the office of the Register of Deeds, Anoka County, Minnesota, 30 feet south of the north line of Lot 9, Block 1, NEITGE ADDITION; thence in an easterly direction to a point on the east line of said Lot 5, Auditor's Subdivision No. 35, distant 676.48 feet south of the center line of Coon Rapids Boulevard (C. S. A. H. No. 1), as measured along said east line of said Lot 5, and said line there terminating.

Has caused the same to be surveyed and platted as ABELER'S RIVERSIDE SECOND ADDITION, and does hereby donate and dedicate to the public for public use forever the lane, the boulevard, and the utility and drainage easements as shown on this plat.

In witness whereof said Tiger Construction, Inc., has caused these presents to be signed by its proper officer and its corporate seal to be hereunto affixed this 30 day of October, A.D. 1974.

Tiger Construction, Inc.

By Delmar L. Balfany Its President
Delmar L. Balfany

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 30 day of October, A.D. 1974, by Delmar L. Balfany, President of Tiger Construction, Inc., a Minnesota corporation, on behalf of the corporation.

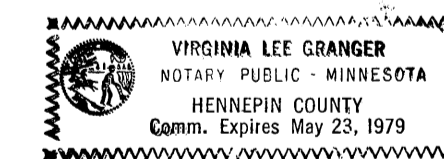
Harold J. Van Davelde
Notary Public, Anoka County, Minnesota
My commission expires DECEMBER 3, 1975
12-3-75

I hereby certify that I have surveyed and platted the land described on this plat as ABELER'S RIVERSIDE SECOND ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat; that the outside boundary lines are correctly designated on said plat; and that there are no wetlands or public highways to be designated on said plat other than as shown thereon.

Francis G. DeMars
Francis G. DeMars, Land Surveyor
Minnesota Registration No. 10944

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 9 day of October, A.D. 1974 by Francis G. DeMars, Land Surveyor.



Virginia Lee Granger
Notary Public, Hennepin County, Minnesota
My commission expires _____

We hereby certify that the City Council of the City of Coon Rapids, Minnesota, duly accepted and approved the plat of ABELER'S RIVERSIDE SECOND ADDITION at a regular meeting thereof held this 8th day of October, A.D. 1974.

City Council of Coon Rapids, Minnesota
Donald W. Erlanson Mayor
Betty Bell Clerk

The plat of ABELER'S RIVERSIDE SECOND ADDITION was approved by the Planning and Zoning Commission of the City of Coon Rapids, Minnesota, at a regular meeting held this 18th day of April, A.D. 1974.

Planning and Zoning Commission of the City of Coon Rapids, Minnesota
Ronald H. Barber Chairman
William J. McLean Jr. Clerk

Scale: 1 inch = 60 feet

° Denotes iron monument

Bearings shown are assumed

This plat of ABELER'S RIVERSIDE SECOND ADDITION was checked and approved by me this 30th day of October, A.D. 1974.

Roland W. Anderson
Roland Anderson
Anoka County Surveyor

"NO DELINQUENT TAXES AND TRANSFER ENTERED"

Nov. 6 1974
Charles R. Hoffman
Auditor, Anoka County
By Yang C. Hanson Deputy

TOWN & COUNTRY SURVEYORS

418641

OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA, COUNTY OF ANOKA

I hereby certify that the within instrument was filed in this office for record on the 6 day of NOV., 1974, A.D., 1974, at 11:00 o'clock A.M., and was duly recorded in book 17 of Plats, page 11.

Frank J. Conard
Register of Deeds
By Margaret Russell Deputy