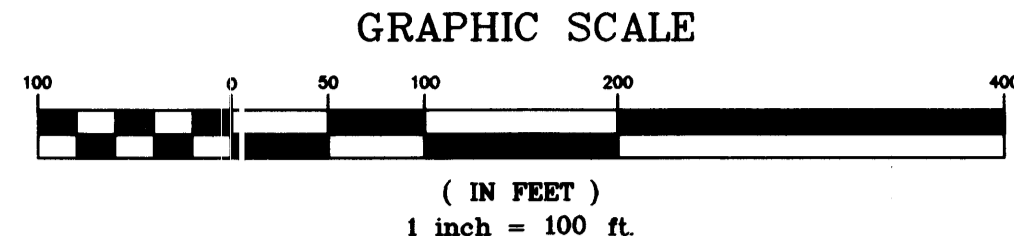
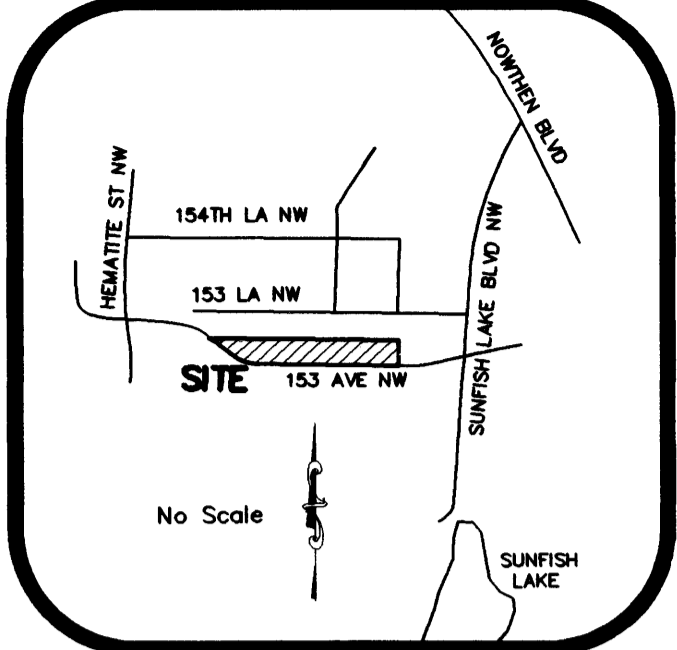


ALPINE ESTATES

City of Ramsey - County of Anoka



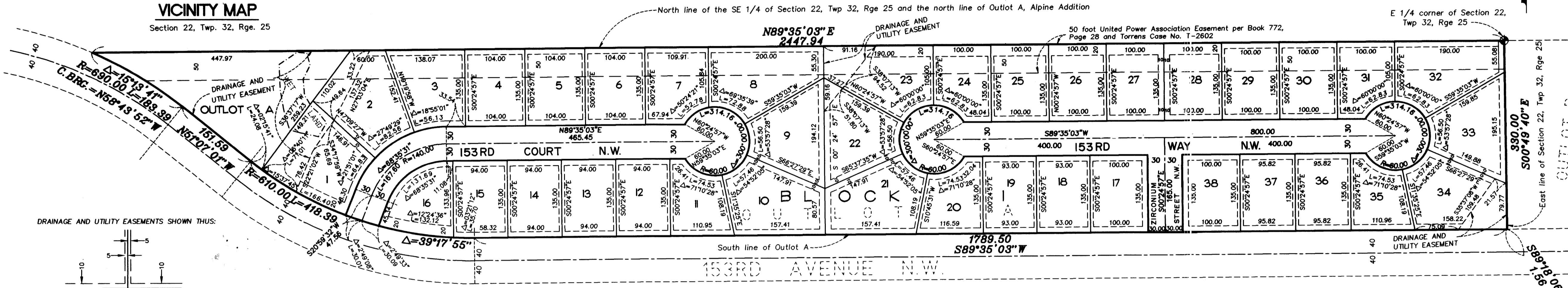
NO MONUMENT SYMBOL SHOWN AT ANY STATUTE REQUIRED LOCATION INDICATES A PLAT MONUMENT THAT WILL BE A 1/2 INCH BY 18 INCH IRON PIPE SET WITHIN ONE YEAR OF THE RECORDING OF THIS PLAT, AND MARKED BY RLS 9808.



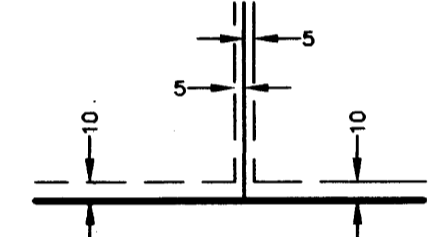
VICINITY MAP

FOR THE PURPOSES OF THIS PLAT, THE NORTH LINE OF OUTLOT A, ALPINE ADDITION IS ASSUMED TO HAVE A BEARING OF N89°35'03"E.

⊕ DENOTES ANOKA COUNTY MONUMENT



DRAINAGE AND UTILITY EASEMENTS SHOWN THUS:



BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES, AND 10 FEET IN WIDTH AND ADJOINING STREET AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THE PLAT.

KNOW ALL MEN BY THESE PRESENTS: That Keith T. Harstad and Diane N. Harstad, husband and wife, owners and Builders Development & Finance, Inc., a Minnesota Corporation, mortgagee of the following described property situated in the State of Minnesota, County of Anoka, to wit:

Outlot A, ALPINE ADDITION, Anoka County, Minnesota

Have caused the same to be surveyed and platted as ALPINE ESTATES and do hereby donate and dedicate to the public for the public use forever the court and way, as shown on this plat. Also dedicating to the public, the easements as shown on this plat for drainage and utility purposes.

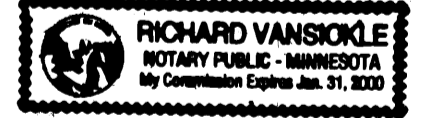
In witness whereof said Keith T. Harstad and Diane N. Harstad, husband and wife, have caused these presents to be signed this 16th day of September, 1997.

Signed: Keith T. Harstad and Diane N. Harstad

Keith T. Harstad
Keith T. Harstad

Diane N. Harstad
Diane N. Harstad

STATE OF MINNESOTA
COUNTY OF Ramsey
The foregoing instrument was acknowledged before me this 16th day of September, 1997, by Keith T. Harstad and Diane N. Harstad, husband and wife.



Richard Vansickle
Notary Public, Ramsey County, Minnesota
My Commission Expires January 31, 2000

In witness whereof said Builders Development & Finance, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officer this 17th day of September, 1997.

Signed: Builders Development & Finance, Inc.

[Signature] Vice President

STATE OF MINNESOTA
COUNTY OF Anoka
The foregoing instrument was acknowledged before me this 17th day of September, 1997, by Tim N. Golie, Vice President of Builders Development & Finance Inc., a Minnesota Corporation, on behalf of said corporation.

E.G. RUD & SONS, INC.
LAND SURVEYORS

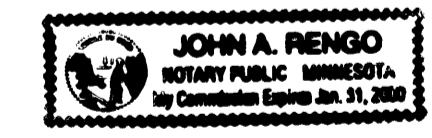
Kathleen L. Jewell
Notary Public, Ramsey County, Minnesota
My Commission Expires Jan 31, 2000



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

Ernest G. Rud
Ernest G. Rud, Land Surveyor
Minnesota License No. 9808

STATE OF MINNESOTA
COUNTY OF ANOKA
The foregoing surveyor's certificate was acknowledged before me this 15th day of September, 1997, by Ernest G. Rud, Licensed Land Surveyor.



John A. Remgo
Notary Public, Ramsey County, Minnesota
My Commission Expires January 31, 2000

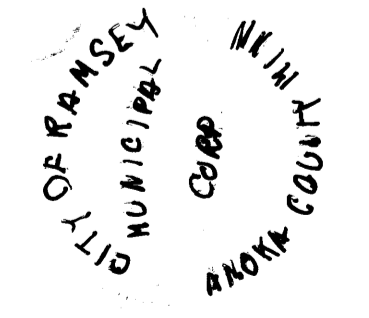
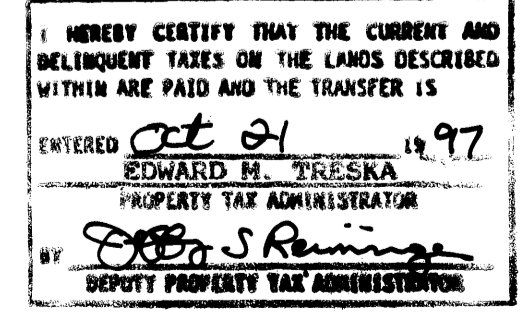
This plat of ALPINE ESTATES was approved and accepted by the City Council of Ramsey, Minnesota, at a regular meeting thereof held this 27 day of May, 1997, and if applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes, Section 505.03, Subdivision 2.

By *[Signature]* Mayor

By *[Signature]* Clerk

This plat has been checked and approved this 21st day of Oct, 1997.

Merlyn D. Anderson
Merlyn D. Anderson
Anoka County Surveyor
[Signature] deputy



ALPINE ADDITION

302547
Office of REGISTRAR OF TITLES
COUNTY OF ANOKA
4:30 P.M.
Katherine Beier
Deputy Registrar of Titles