

# ASHLEY OAKS

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

Lots 22, 23, 24 and 25, AUDITOR'S SUBDIVISION NO. 145, Anoka County, Minnesota.

Has caused the same to be surveyed and platted as ASHLEY OAKS and does hereby donate and dedicate to the public for the public use forever the highway street and lane, easements for drainage and utility purposes only, as shown on this plat. Also dedicating to the State of Minnesota the right of access onto State Trunk Highway No. 242 as shown on this plat.

In witness whereof said Shamrock Development, Inc. has caused these presents to be signed by its proper officer this 12<sup>th</sup> day of July, 2004.

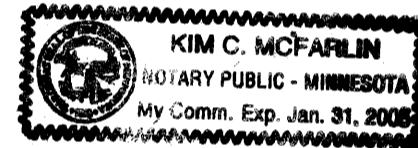
SHAMROCK DEVELOPMENT, INC.

By: [Signature]  
James M. Stanton, President

State of Minnesota, County of Anoka

The foregoing instrument was acknowledged before me this 12<sup>th</sup> day of July, 2004 by James M. Stanton, as President of Shamrock Development, Inc., a Minnesota corporation, on behalf of the corporation.

[Signature] Notary Public  
Anoka County, Minnesota  
My Commission expires: 1/31/05



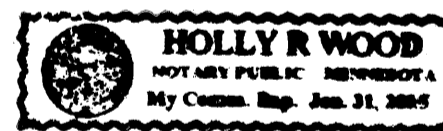
I hereby certify that I have surveyed and platted the property described in this plat as ASHLEY OAKS and that this plat is a correct representation of said survey; that all monuments have been correctly placed in the ground as shown on the plat; that all distances are correctly shown on the plat in feet and hundredths of a foot; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in Minnesota Statutes 505.02, Subdivision 1, or public highways to be designated on the plat other than as shown thereon.

[Signature]  
Lynn P. Caswell, Land Surveyor  
Minnesota Registration No. 13057

State of Minnesota, County of Sherburne

The foregoing instrument was acknowledged before me this 2nd day of July, 2004 by Lynn P. Caswell, Land Surveyor, Minnesota Registration No. 13057.

[Signature] Notary Public  
Sherburne County, Minnesota  
My Commission expires: January 31, 2005



Annexed plat of ASHLEY OAKS was approved by the Planning Commission of the City of Coon Rapids, Minnesota this 18<sup>th</sup> day of March, 2004.

By: [Signature] Chairman

Annexed plat of ASHLEY OAKS was approved by the City Council of Coon Rapids, Minnesota at a regular meeting thereof held this 16<sup>th</sup> day of April, 2004. 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  
Attest: [Signature] Clerk

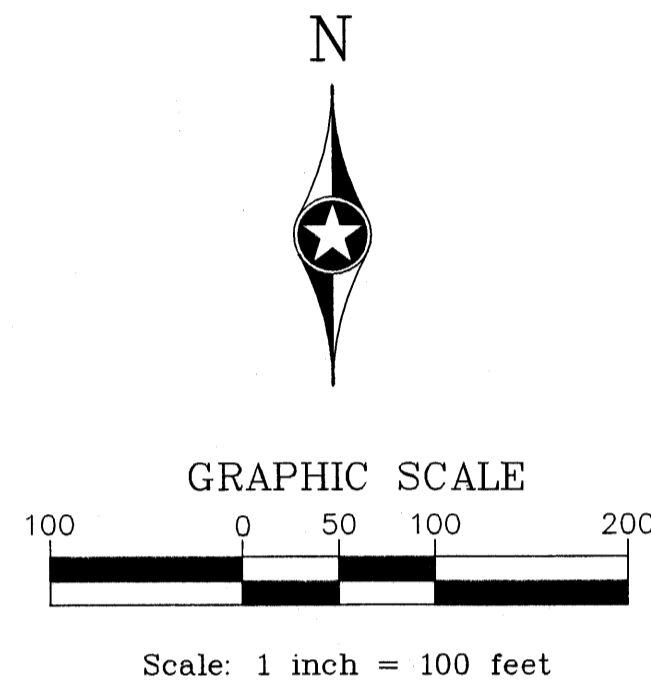


This plat has been checked and approved this 19<sup>th</sup> day of July, 2004.

[Signature] Anoka County Surveyor  
[Signature] Deputy

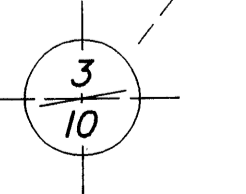
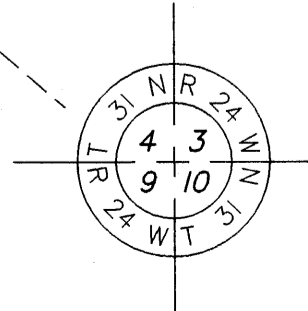
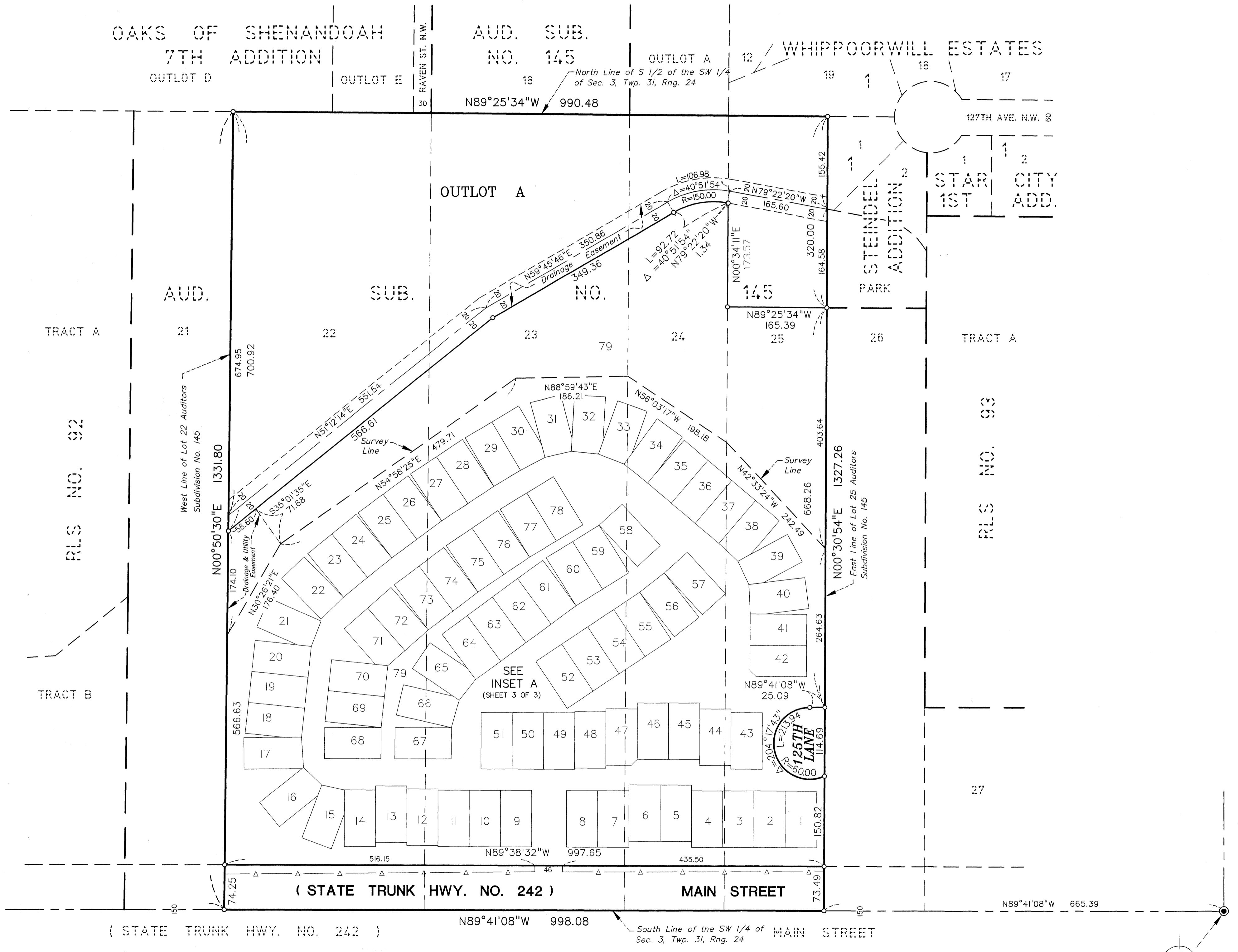
Office of REGISTRAR OF TITLES  
STATE OF MINNESOTA  
COUNTY OF ANOKA 472065  
I hereby certify that the within instrument was filed in this office on July 19, 2004 at 2:55 o'clock P.M.  
Minister J. Devine, Registrar of Titles  
By [Signature]  
Deputy Registrar of Titles

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED  
July 19, 2004  
MAURICE J. DEVINE  
REGISTRAR OF TITLES  
BY [Signature]  
DEPUTY PROPERTY TAX ADMINISTRATOR



For the purposes of this plat,  
the South line of the S.W. 1/4  
of Sec. 3, Twp. 31, Rng. 24, is  
assumed to bear N 89°41'08" W.

- Denotes iron pipe set with a plastic  
plug stamped R.L.S. 13057.
- Denotes iron monument found.
- △—△—△—△—△—△—  
Denotes Access Dedicated to the  
State of Minnesota.

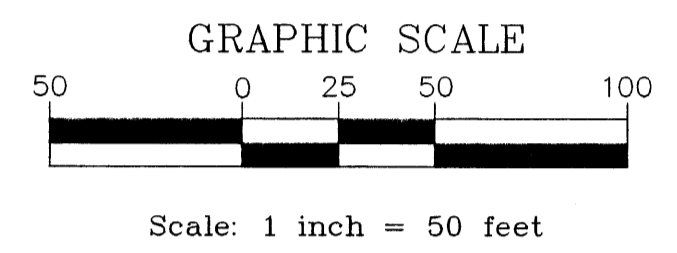
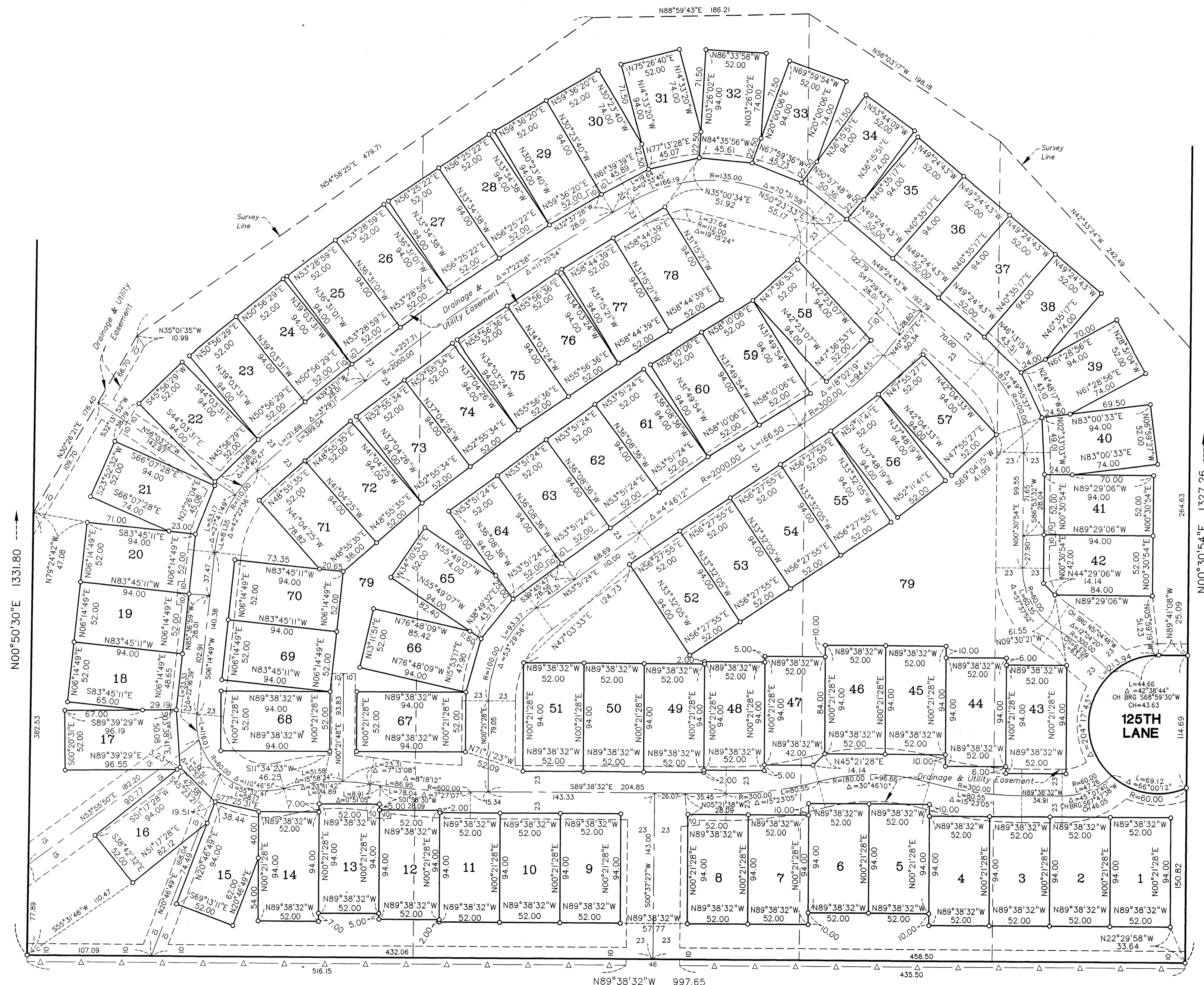


#2004093205 #2499.50

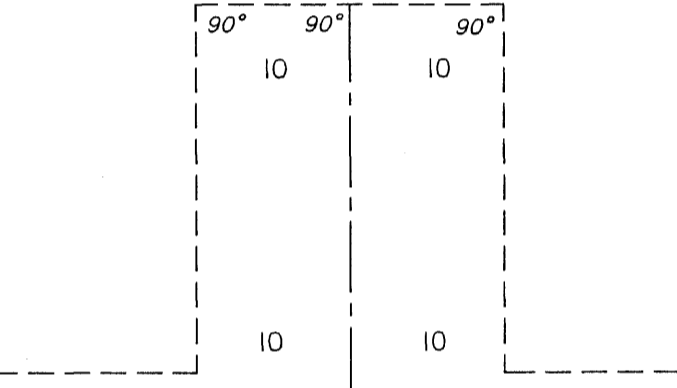
John Oliver & Associates

# ASHLEY OAKS

## INSET A



TYPICAL EASEMENT STUB DETAIL  
NO SCALE

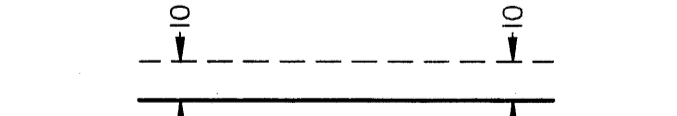


For the purposes of this plat, the South line of the S.W. 1/4 of Sec. 3, Twp. 31, Rng. 24, is assumed to bear N 89°41'08\" W.

- Denotes iron pipe set with a plastic plug stamped R.L.S. 13057.
- Denotes iron monument found.

△ Denotes Access Dedicated to the State of Minnesota.

Drainage and Utility Easements are shown thus:



Being 10 feet in width, unless otherwise shown on the plat.

( STATE TRUNK HWY. NO. 242 ) MAIN STREET

# 2004093205 42499.50

John Oliver & Associates