

BLUEBERRY HILL 2ND ADDITION

CITY OF EAST BETHEL
COUNTY OF ANOKA

KNOW ALL PERSONS BY THESE PRESENTS: That Wayne E. Anderson and Lorraine A. Anderson, husband and wife, owners and proprietors of the following described property situated in the County of Anoka, State of Minnesota, to-wit:

That part of the Southeast Quarter of Section 28, Township 33, Range 23, Anoka County, Minnesota, described as follows:

Commencing at the southwest corner of said Southeast Quarter; thence South 86 degrees 42 minutes 14 seconds East, assumed bearing along the south line of said Southeast Quarter, a distance of 534.42 feet to the center line of County Road No. 68; thence North 5 degrees 36 minutes 26 seconds West, along said center line, a distance of 55.12 feet; thence northeasterly along said center line and along a tangential curve concave to the southeast, having a radius of 480.00 feet and a central angle of 74 degrees 07 minutes 38 seconds, a distance of 621.01 feet; thence North 68 degrees 31 minutes 12 seconds East, tangent to said curve and along said center line a distance of 752.26 feet to the point of beginning of the land to be described; thence North 31 degrees 55 minutes 00 seconds West a distance of 137.00 feet; thence North 89 degrees 48 minutes 53 seconds West a distance of 967.23 feet, to the intersection with a line parallel with and distant 483.00 feet east of the west line of said Southeast Quarter, as measured along the north line thereof; thence North 00 degrees 29 minutes 41 seconds East, along said parallel line, a distance of 687.00 feet; thence North 66 degrees 20 minutes 32 seconds East, a distance of 218.98 feet to the intersection with a line parallel with and distant 683.00 feet east of the west line of said Southeast Quarter, as measured along the north line thereof; thence North 0 degrees 29 minutes 41 seconds East, along said parallel line, a distance of 910.93 feet to the intersection with the north line thereof; thence South 87 degrees 00 minutes 49 seconds East, along said north line, a distance of 972.75 feet to a point distant 1033.51 feet west of the northeast corner of said Southeast Quarter; thence South 2 degrees 59 minutes 11 seconds West, a distance of 401.91 feet; thence South 67 degrees 47 minutes 00 seconds East, a distance of 455.41 feet; thence North 60 degrees 57 minutes 07 seconds East, a distance of 355.70 feet; thence South 63 degrees 26 minutes 37 seconds East, a distance of 328.44 feet; thence South 63 degrees 26 minutes 37 seconds East, a distance of 328.44 feet to the intersection with the center line of said County Road No. 68, said center line is described as follows:

Beginning at the northeast corner of said Southeast Quarter; thence on an assumed bearing of South, along the east line of said Southeast Quarter and along the center line of said County Road No. 68 a distance of 369.12 feet; thence southwesterly along said centerline and on a tangential curve concave to the northwest, having a radius of 439.61 feet and a central angle of 37 degrees 40 minutes 50 seconds a distance of 289.11 feet; thence South 37 degrees 40 minutes 50 seconds West tangent to said curve and along said center line a distance of 998.60 feet; thence southwesterly along said center line on a tangential curve concave to the northwest, having a radius of 748.03 feet and a central angle of 29 degrees 56 minutes 17 seconds, 390.86 feet to the point of terminus of the line being described.

Thence southwesterly along said last described line to its point of terminus; thence southwesterly, along said center line, a distance of 151.11 feet to the point of beginning.

Have caused the same to be surveyed and platted as BLUEBERRY HILL 2ND ADDITION and do hereby donate and dedicate to the public for public use forever the boulevard, drive and street as shown on the plat. Also dedicating the drainage and/or utility easements as shown on the plat. Also dedicating to the County of Anoka the right of access onto County State Aid Highway No. 22 and County Road No. 68 as designated on the plat. In witness whereof said Wayne E. Anderson and Lorraine A. Anderson have hereunto set their hands this 22 day of July, 1994.

SIGNED:
Wayne E. Anderson
Wayne E. Anderson
Lorraine A. Anderson
Lorraine A. Anderson

STATE OF MINNESOTA) The foregoing instrument was acknowledged before me this 22 day of July, 1994
COUNTY OF ANOKA) by Wayne E. Anderson and Lorraine A. Anderson, husband and wife.

Janet M. Nevala
JANET M. NEVALA
NOTARY PUBLIC - MINNESOTA
ANOKA COUNTY
My Comm. Expires 5-28-99
Notary Public, Anoka County, Minnesota
My Commission expires 5-28-99

I hereby certify that I have surveyed and platted the land described in the dedication on this plat as BLUEBERRY HILL 2ND ADDITION; that the 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 the monuments have been correctly placed in the ground as shown; that the outside boundaries are correctly designated on said plat; and that there are no wet lands or public highways to be designated on said plat other than as shown thereon.

Jeffrey N. Caine
Jeffrey N. Caine, Registered Land Surveyor
Minnesota Registration No. 12251

STATE OF MINNESOTA) The surveyors certificate was acknowledged before me, a Notary Public, this 21st day of COUNTY OF ANOKA) July, 1994, by Jeffrey N. Caine, Land Surveyor.

Molly W. Caine
MOLLY W. CAINE
Notary Public Minnesota
Anoka County
My Comm. Expires 6-18-96
Notary Public, Anoka County, Minnesota
My Commission expires 6-18-96

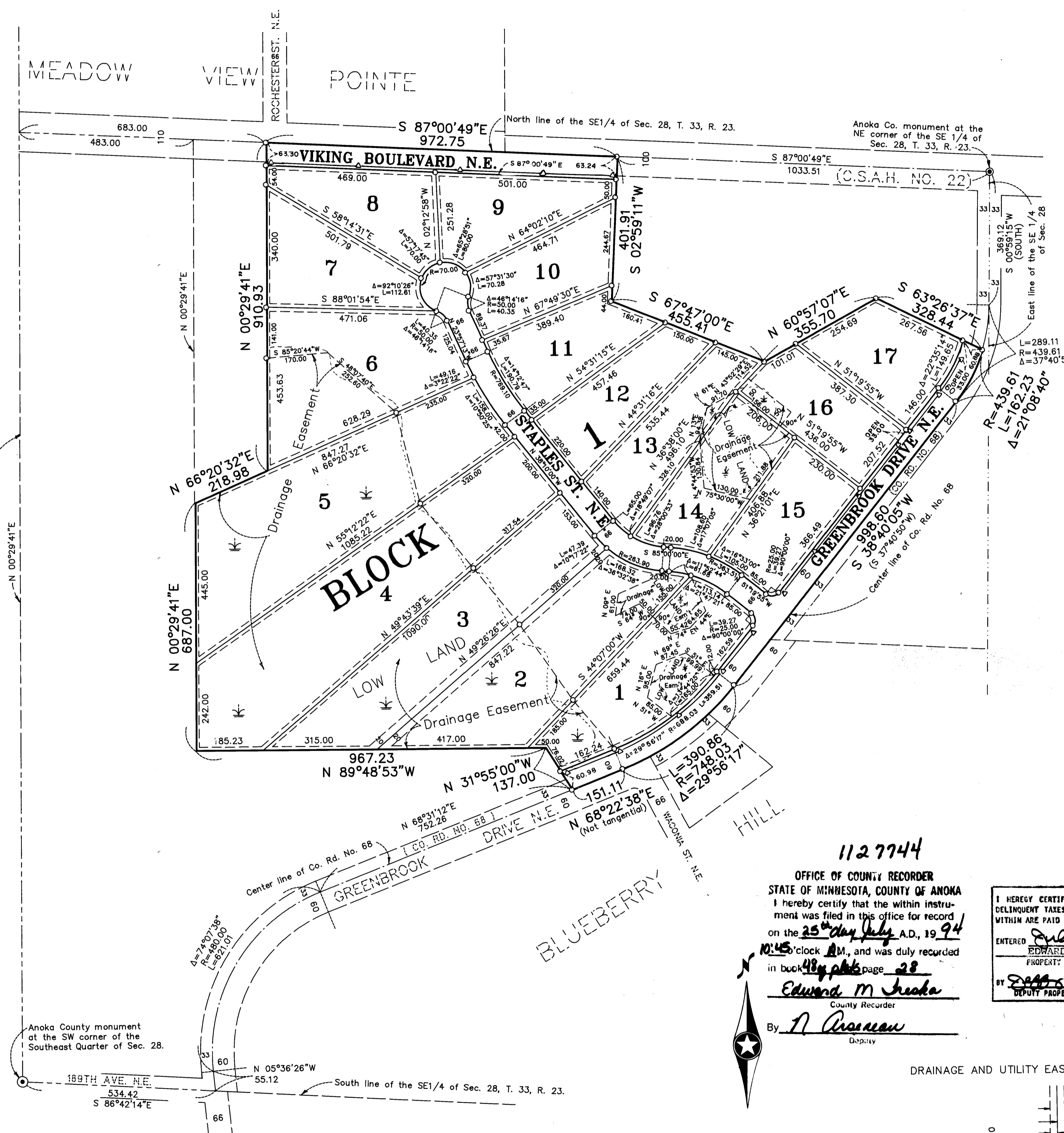
CITY OF EAST BETHEL
We hereby certify that the City Council of the City of East Bethel, Anoka County, Minnesota, duly accepted and approved the plat of BLUEBERRY HILL 2ND ADDITION at a regular meeting held this 24 day of July, 1994. If applicable, the written comments and recommendations of the Commissioner 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 Minn. Statutes, Section 505.03, Subd. 2

By *Jeffrey N. Caine* Mayor
By *Sharon Anderson* Clerk

Checked and approved this 25th day of July, 1994.

By *W. D. Anderson*
Anoka County Surveyor

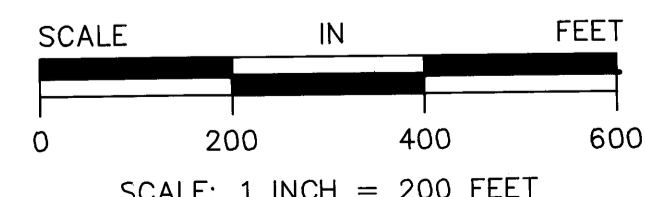
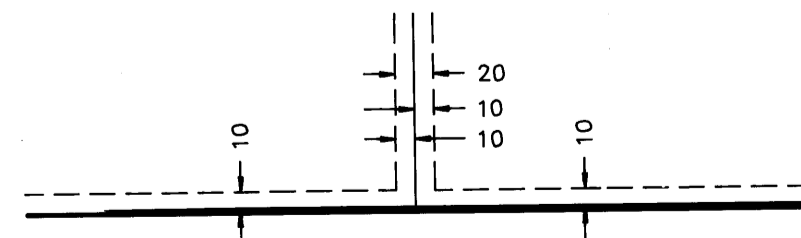
CAINE & ASSOCIATES
LAND SURVEYORS, INC.



1127744
OFFICE OF COUNTY RECORDER
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office for record on the 25th day July, A.D., 1994 at 10:45 o'clock A.M., and was duly recorded in book 489 page 28
Edward M. Treska
County Recorder
By *D. Anderson*
Deputy

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS
ENTERED July 25 1994
EDWARD M. TRESKA
PROPERTY TAX ADMINISTRATOR
BY *Debbie S. Ranning*
DEPUTY PROPERTY TAX ADMINISTRATOR

DRAINAGE AND UTILITY EASEMENTS SHOWN THUS:



○ DENOTES 1/2 INCH IRON PIPE SET.
● DENOTES ANOKA COUNTY MONUMENT.
NOTE: FOR THE PURPOSES OF THIS PLAT, THE SOUTH LINE OF THE SE 1/4 OF SEC. 28, T. 33, R. 23 IS ASSUMED TO BEAR S 86°42'14"E.
(SOUTH) Bearings in parentheses denote bearings from descriptions with assumed bearing of SOUTH on the east line of the SE 1/4 of Sec. 28, T. 33, R. 23.
—△—△— DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY.