

# BLUEGRASS ESTATES

KNOW ALL MEN BY THESE PRESENTS: That Gary L. and Luana M. Houle, husband and wife, owners of the following described property situated in the State of Minnesota, County of Anoka, to wit:

That part of the South 741.51 feet of the Northwest Quarter of the Southeast Quarter of Section 1, Township 32, Range 23, Anoka County, Minnesota which lies westerly of the following described line:

Commencing at the southwest corner of said Northwest Quarter of the Southeast Quarter of Section 1; thence on an assumed bearing of South 85 degrees 10 minutes 02 seconds East along the south line of said Northwest Quarter of the Southeast Quarter 906.74 feet to the point of beginning of the line to be described; thence northwesterly 238.46 feet along a non-tangential curve concave to the northeast with a radius of 283.00 feet, a central angle of 48 degrees 16 minutes 40 seconds and a chord bearing of North 61 degrees 01 minute 42 seconds West; thence North 36 degrees 53 minutes 23 seconds West, tangent to the last described curve, 110.04 feet; thence northwesterly 112.40 feet along a tangential curve concave to the northeast with a radius of 283.00 feet and a central angle of 22 degrees 45 minutes 24 seconds; thence North 14 degrees 07 minutes 59 seconds West, tangent to the last described curve, 251.84 feet; thence northwesterly 106.12 feet along a tangential curve concave to the southwest with a radius of 217.00 feet and a central angle of 28 degrees 01 minutes 15 seconds; thence North 42 degrees 09 minutes 14 seconds West, tangent to the last described curve, 38.41 feet; thence northwesterly 139.34 feet along a tangential curve concave to the northeast with a radius of 283.00 feet and a central angle of 28 degrees 12 minutes 38 seconds to the intersection with the north line of said south 741.51 feet of said Northwest Quarter of the Southeast Quarter of Section 1 and said line there terminating.

Have caused the same to be surveyed and platted as BLUEGRASS ESTATES and do hereby donate and dedicate to the public for public use forever the drainage and utility easements as shown on this plat.

In witness whereof said Gary L. and Luana M. Houle, husband and wife, have hereunto set their hands this 13 day of April, 2005.

SIGNED:

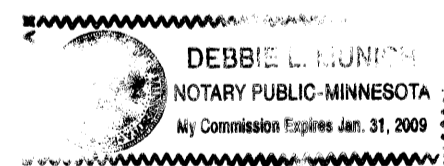
G. L. Houle  
Gary L. Houle, husband

Luana M. Houle  
Luana M. Houle, wife

STATE OF MINNESOTA  
COUNTY OF RANSOM

The foregoing instrument was acknowledged before me this 13 day of APRIL, 2005, by Gary L. and Luana M. Houle, husband and wife.

Debbie L. Munich  
Notary Public, Ransom County, Minnesota  
My Commission Expires Jan 31, 2009



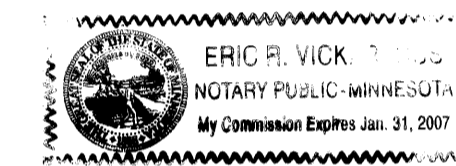
I hereby certify that I have surveyed and platted the property described on this plat as BLUEGRASS ESTATES; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the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

Jason E. Rud  
Jason E. Rud, Land Surveyor  
Minnesota Registration No. 41578

STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing Surveyor's Certificate was acknowledged before me this 11th day of April, 2005, by Jason E. Rud, Land Surveyor.

Eric R. Vick  
Notary Public, Anoka County, Minnesota  
My Commission Expires Jan 31, 2007

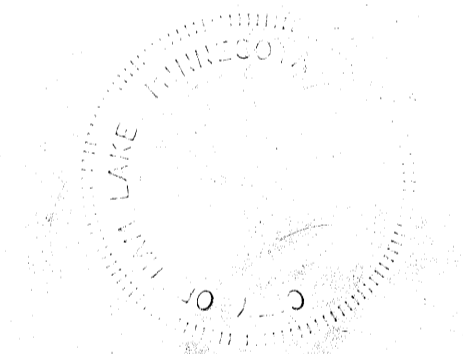


This plat of BLUEGRASS ESTATES was approved by the City Council of Ham Lake, Minnesota at a regular meeting thereof held this 21 day of March, 2005, and if applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by 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, Subd. 2.

By [Signature] Mayor By Heena A. Nwala Clerk

This plat has been checked and approved this 29th day of APRIL, 2005.

Larry D. Hoiunt  
Larry D. Hoiunt  
Anoka County Surveyor



**E. G. RUD & SONS, INC.**  
Land Surveyors

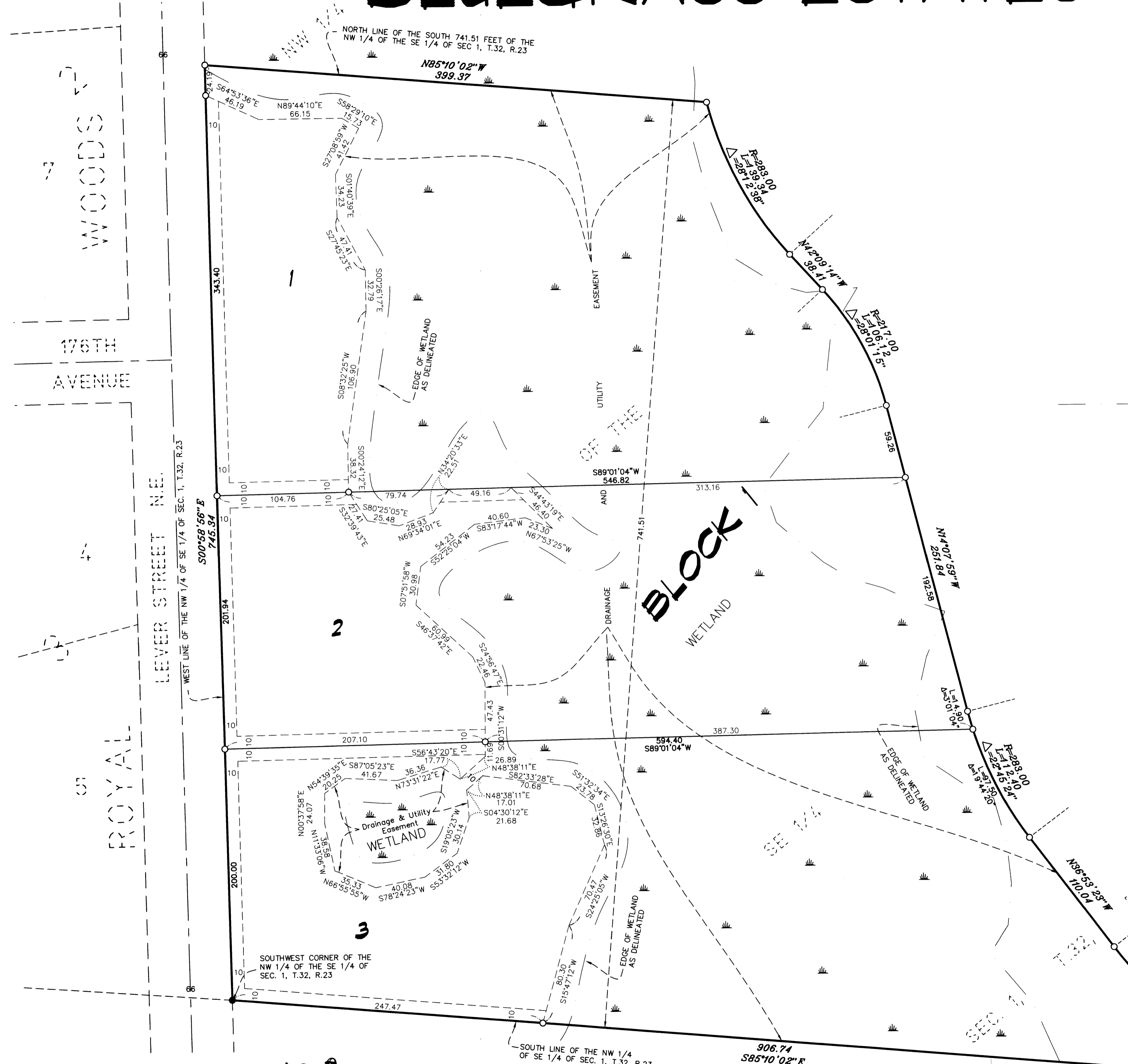


1974796.001 Abstract  
OFFICE OF COUNTY RECORDER  
STATE OF MINNESOTA, COUNTY OF ANOKA  
I hereby certify that the within instrument was filed in this office for record on the 29 APRIL A.D., 2005  
9:01 o'clock A.M., and was duly recorded in book 69 Abstract page 27  
Maureen J. Devine  
County Recorder  
By BMC  
Deputy

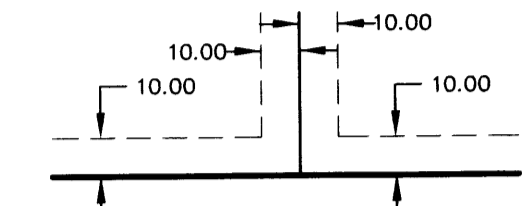
I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED  
April 29, 2005  
MAUREEN J. DEVINE  
DEPUTY PROPERTY TAX ADMINISTRATOR  
BY [Signature]

\$ 215.00

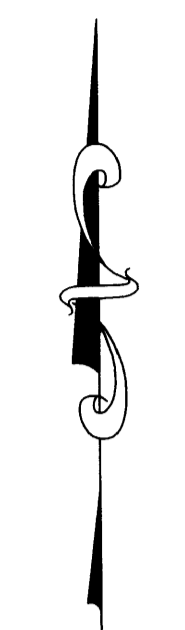
# BLUEGRASS ESTATES



DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 10 FEET IN WIDTH AND ADJOINING ALL LOT LINES UNLESS OTHERWISE SHOWN ON THIS PLAT.



NORTH

- DENOTES 1/2 INCH FOUND IRON MONUMENT MARKED R.L.S. NO. 9808
- DENOTES A 1/2 INCH BY 18 INCH IRON PIPE, MARKED R.L.S. NO. 41578, WHICH HAS BEEN OR WILL BE SET WITHIN ONE YEAR AFTER THE RECORDING DATE OF THIS PLAT.
- DENOTES WET LAND LINE

For the purposes of this plat the West line of the Northwest Quarter of the Southeast Quarter of Section 1, Twp. 32, Rng. 23, Anoka County, Minnesota is assumed to have a bearing of S00°58'56"E.

GRAPHIC SCALE



( IN FEET )  
1 Inch = 50 Feet

**E. G. RUD & SONS, INC.**  
Land Surveyors

