

BOWER'S MISSISSIPPI ACRES 3RD ADDITION

RAMSEY TOWNSHIP

ANOKA COUNTY, MINNESOTA

KNOW ALL MEN BY THESE PRESENTS: That Leo I. Valke as Guardian of the Estate of Mildred Nina Bowers, also known as Mildred N. Bowers, Ward, And Warren C. Bowers, also known as Charles Warren Bowers, and Elizabeth A. Bowers, his wife, And James A. Hedlund and Dorothy E. Hedlund, his wife, owners and proprietors, And Edward L. Thurston, and Lola J. Thurston, his wife, And James W. Farrier, and Donna R. Farrier, his wife, contract purchasers, of the following described property situated in the State of Minnesota, County of Anoka, to-wit:

All that part of Government Lot 2, Section 29, Township 32, Range 25 which lies West of the Southerly extension of the East line of Government Lot 1, said Section 29, as extended to the Mississippi River. Together with Government Lot 1, said Section 29, except that part thereof lying Northerly and Easterly of the following described line: Beginning at a point on the West line of said Government Lot 1 a distance of 362.5 feet South of the Northwest corner thereof; thence at an angle of 139 degrees, 7 minutes as measured from North to East for a distance of 339.0 feet; thence deflect to the left on a 1232.6 foot radius curve, delta angle 15 degrees 21 minutes, for 330.2 feet; thence on tangent to said curve for 200.0 feet; thence deflect to the right on a 1483.48 foot radius curve, delta angle 18 degrees 26 minutes, for 477.3 feet; thence on tangent to said curve for 57.1 feet to a point on the South line of said Government Lot 1; said point being 311.9 feet West of the Southeast corner thereof and there terminating. Also excepting therefrom that part of said Government Lot 1 platted as BOWER'S MISSISSIPPI ACRES 2ND ADDITION, according to the map or plat thereof on file and of record in the Office of the Register of Deeds in and for said Anoka County.

Have caused the same to be surveyed and platted as BOWER'S MISSISSIPPI ACRES 3RD ADDITION, and do hereby donate and dedicate to the public for the public use forever the Drive and the drainage and utility easements as shown on this plat.

In witness whereof said Leo I. Valke as Guardian of the Estate of Mildred Nina Bowers, also known as Mildred N. Bowers, Ward has hereunto set his hand and seal this 8th day of May, 1973, A.D.

In Presence Of: Edward E. Coleman and Michael H. Vick Signed: Leo I. Valke Leo I. Valke as Guardian of the Estate of Mildred Nina Bowers, also known as Mildred N. Bowers, Ward.

Also in witness whereof, said Warren C. Bowers, also known as, Charles Warren Bowers, and Elizabeth A. Bowers have hereunto set their hands and seals this 8th day of MAY, 1973, A.D.

In Presence Of: Edward E. Coleman and Michael H. Vick Signed: Warren C. Bowers Warren C. Bowers, also known as Charles Warren Bowers
Edward E. Coleman and Michael H. Vick Signed: Elizabeth A. Bowers Elizabeth A. Bowers

Also in witness whereof, said James A. Hedlund and Dorothy E. Hedlund have hereunto set their hands and seals this 25th day of MAY, 1973, A.D.

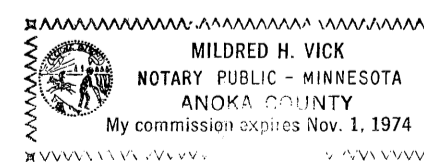
In Presence Of: Bryant W. Purnell and Leo C. Smith Signed: James A. Hedlund James A. Hedlund
Bryant W. Purnell and Leo C. Smith Signed: Dorothy E. Hedlund Dorothy E. Hedlund

Also in witness whereof said Edward L. Thurston and Lola J. Thurston, and James W. Farrier and Donna R. Farrier have hereunto set their hands and seals this 14th day of MAY, 1973, A.D.

In Presence Of: Edward E. Coleman and Michael H. Vick By: Edward L. Thurston Edward L. Thurston
Michael H. Vick and Edward E. Coleman By: Lola J. Thurston Lola J. Thurston
Edward E. Coleman and Michael H. Vick By: James W. Farrier James W. Farrier
Michael H. Vick and Edward E. Coleman By: Donna R. Farrier Donna R. Farrier

State of Minnesota On this 8th day of May, 1973, A.D., before me a Notary Public within and for said County and State personally appeared Leo I. Valke as Guardian of the Estate of Mildred Nina Bowers, also known as Mildred N. Bowers, Ward, to me personally known to be the person described in and who executed the foregoing instrument and acknowledged the same as his own free act and deed.

Michael H. Vick
Notary Public, _____ County, Minnesota
My Commission expires: _____



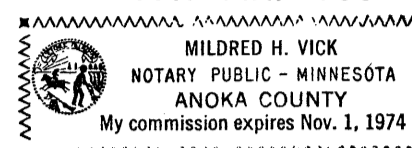
408591
OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA, COUNTY OF ANOKA

I hereby certify that the within instrument was filed in this office for record on the _____ day of MAY, 1974, A.D., 195-- at 2:42 o'clock P.M., and was duly recorded in book 15 of Plats - page 17.

Fred J. Sundahl
Register of Deeds
By Margaret Russell
Deputy

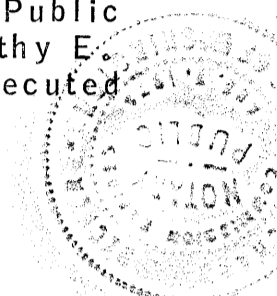
State of Minnesota On this 8th day of May, 1973, A.D., before me a Notary Public within and for said County and State personally appeared Warren C. Bowers, also known as Charles Warren Bowers, and Elizabeth A. Bowers, his wife, to me personally known to be the persons described in and who executed the foregoing instrument and acknowledged the same as their own free act and deed.

Michael H. Vick
Notary Public, Anoka County, Minnesota
My Commission expires: _____



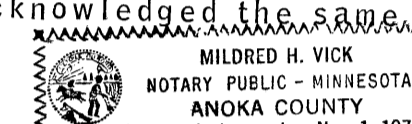
State of Washington On this 25th day of May, 1973, A.D., before me a Notary Public within and for said County and State personally appeared James A. Hedlund and Dorothy E. Hedlund, his wife, to me personally known to be the persons described in and who executed the foregoing instrument and acknowledged the same as their own free act and deed.

Richard P. Decker
Notary Public, King County, Washington
My Commission expires: Aug. 3, 1974



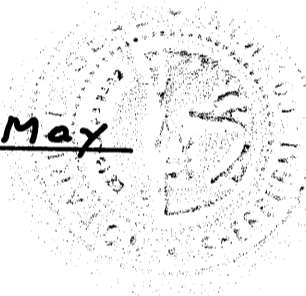
State of Minnesota On this 14th day of May, 1973, A.D., before me a Notary Public within and for said County and State personally appeared Edward L. Thurston and Lola J. Thurston, his wife, and James W. Farrier, and Donna R. Farrier, his wife, to me personally known to be the persons described in and who executed the foregoing instrument and acknowledged the same as their own free act and deed.

Michael H. Vick
Notary Public, Anoka County, Minnesota
My Commission expires: _____



I hereby certify that I have surveyed and platted the property described in this plat as BOWER'S MISSISSIPPI ACRES 3RD ADDITION 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 decimals of a foot; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands or public highways to be designated on the plat other than as shown thereon.

John O. Oliver
John O. Oliver, Land Surveyor
Minnesota Registration No. 8194



State of Minnesota The above certificate was subscribed and sworn to before me this 2nd day of May, 1973, A.D.

Betty A. Mulcare
Notary Public, Sherburne County, Minnesota
My Commission expires: _____

Notary Public, Sherburne County, Minn. My Commission Expires May 28, 1977

The annexed plat of BOWER'S MISSISSIPPI ACRES 3RD ADDITION, was approved by the Planning Commission of the Township of Ramsey at a regular meeting this 18th day of March, 1974, A.D.

Signed: Ray R. Reimann Chairman

The annexed plat of BOWER'S MISSISSIPPI ACRES 3RD ADDITION was approved and accepted by the Town Board of the Township of Ramsey at a regular meeting held this 18th day of March, 1974, A.D.

Signed: Arnold L. Cox Chairman

Attest: James M. Peterson Clerk

Checked and approved this 26th day of March, 1974, A.D.

Roland W. Anderson
Anoka County Surveyor

Recommended for approval this 26th day of March, 1974, A.D.

B. J. Lundheim
Anoka County Highway Engineer

This plat was approved as to form and execution this 2nd day of MAY, 1974, A.D.

Robert W. Hart
Anoka County Attorney

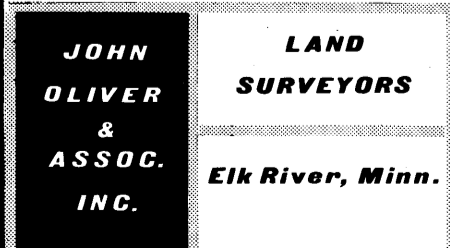
This plat was approved and accepted by the Board of County Commissioners of the County of Anoka, State of Minnesota, at a regular meeting held this 26 day of March, 1974, A.D.

Signed: Albert A. Rosendahl Chairman

Attest: Charles R. Lippert County Auditor

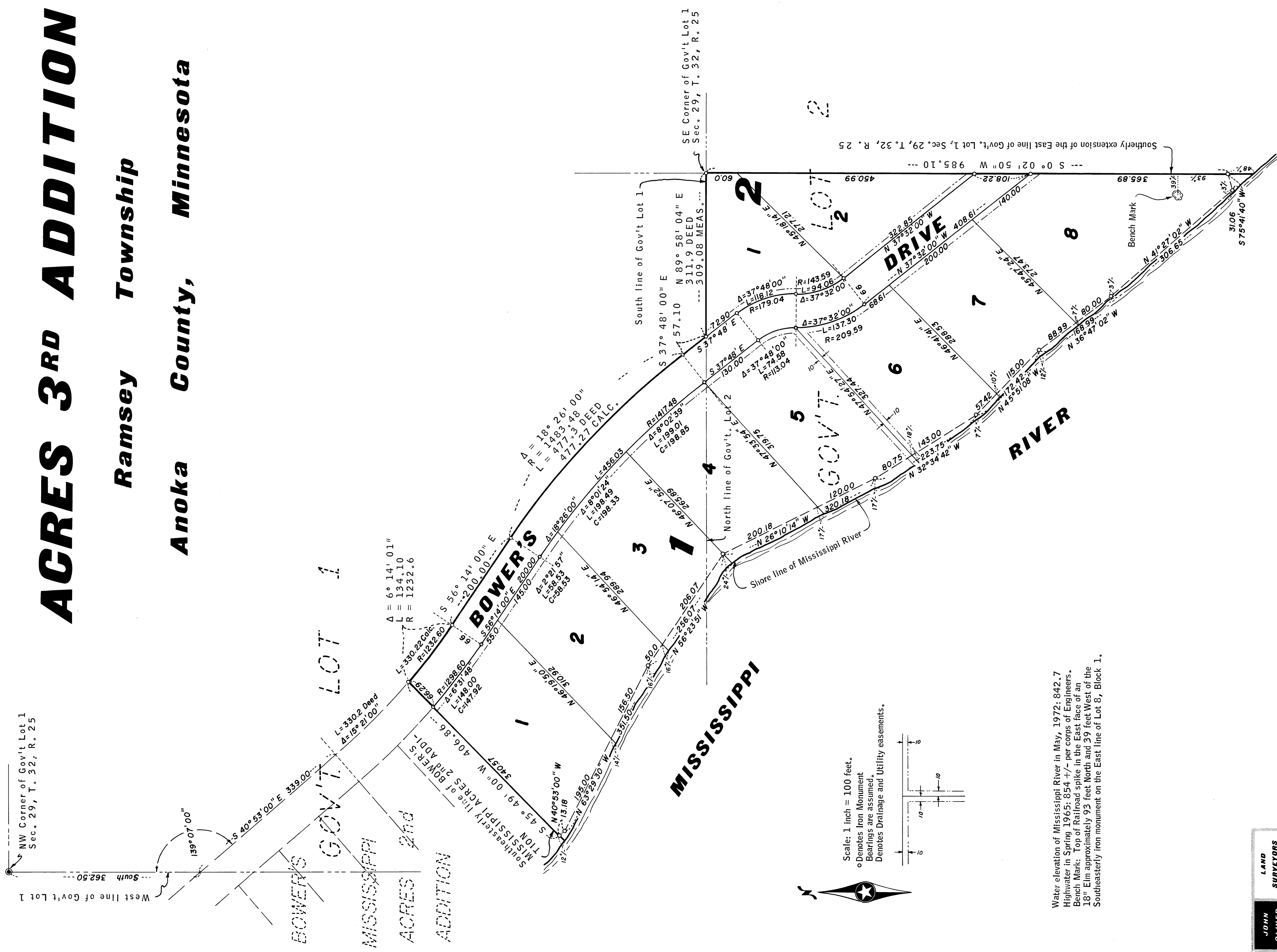
"NO DELINQUENT TAXES AND TRANSFER ENTERED"

May 3 1974
Charles R. Lippert
Auditor, Anoka County
By Nancy C. Campa
Deputy

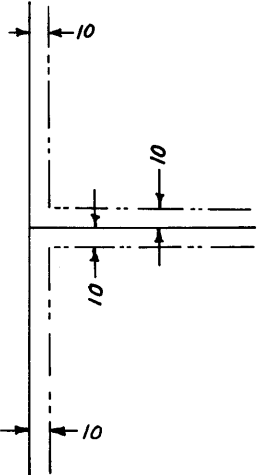
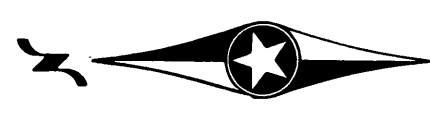


BOWER'S MISSISSIPPI ACRES 3RD ADDITION

Ramsey Township
Anoka County, Minnesota



Scale: 1 Inch = 100 feet.
 o Denotes Iron Monument
 Bearings are assumed.
 Denotes Drainage and Utility easements.



Water elevation of Mississippi River in May, 1972: 842.7
 Highwater in Spring 1965: 854 +/- per corps of Engineers.
 Bench Mark: Top of Railroad spike in the East face of an
 18" Elm approximately 93 feet North and 39 feet West of the
 Southeasterly iron monument on the East line of Lot 8, Block 1.

LAND SURVEYORS
JOHN OLIVER & ASSOC. INC.
 Elk River, Minn.