

# CHESTNUT HILL 5TH ADDITION

CITY OF RAMSEY, COUNTY OF ANOKA

1179601  
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 23rd August A.D., 1995 at 9 o'clock A.M., and was duly recorded in book 517 page 21  
County Recorder  
Deputy

KNOW ALL PERSONS BY THESE PRESENTS: That Good Value Homes, Inc., a Minnesota Corporation, owner and proprietor, Builders Mortgage Corporation Mortgagee of the following described property situated in the County of Anoka, State of Minnesota, to wit:

That part of the South 330.00 feet of Government Lot 3, Section 26, Township 32, Range 25, Anoka County, Minnesota, lying East of the West 984.60 feet thereof and the East 100.00 feet of the West 1084.60 feet of that part of said Government Lot 3 lying North of the South 330.00 feet thereof and South of Sunfish Lake Drive as now laid out and established.

Except that portion of the East 100.00 feet of the West 1084.60 feet of that part of said Government Lot 3 lying North and East of a line drawn at right angles from a point which lies 100.00 feet from the Northwest corner of said East 100.00 feet of the West 1084.60 feet of that part of Government Lot 3 as measured along the South and East right of way of Sunfish Lake Drive as now laid out.

And except that part of said South 330.00 feet of Government Lot 3, platted as CHESTNUT HILL 4TH ADDITION, according to the recorded plat thereof, and situate in Anoka County, Minnesota.

And also that part of the West 984.60 feet of Government Lot 3, Section 26, Township 32, Range 25, Anoka County, Minnesota, described as follows:

Commencing at the Southeast corner of said West 984.60 feet of Government Lot 3, thence North 00 degrees 13 minutes 32 seconds West, assumed basis for bearings, 57.86 feet along the East line of said West 984.60 feet of Government Lot 3, to the point of beginning of the parcel to be described, thence continuing along said East line, North 00 degrees 13 minutes 32 seconds West 326.67 feet; thence South 64 degrees 23 minutes 52 seconds West 103.61 feet; thence Southwesterly 36.44 feet along a tangential curve concave to the Northwest, central angle 04 degrees 56 minutes 48 seconds, radius 422.02 feet; thence South 25 degrees 36 minutes 08 seconds East 296.72 feet to the point of beginning.

Have caused the same to be surveyed, platted and known as CHESTNUT HILL 5TH ADDITION and does hereby donate and dedicate to the public, for public use forever the Lane, Park, and dedicate the drainage and utility easements as shown on the plat.

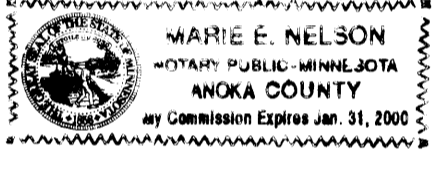
In witness whereof, said Good Value Homes, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officers this 27 day of July, 1995.

GOOD VALUE HOMES, INC.  
By Betty R. Hardle  
Betty R. Hardle, Chief Executive Officer

By John R. Peterson  
John R. Peterson, President

State of Minnesota Anoka  
County of Anoka

The foregoing instrument was acknowledged before me this 27 day of July, 1995 by Betty R. Hardle, Chief Executive Officer, and by John R. Peterson, President of Good Value Homes, Inc., a Minnesota Corporation, on behalf of the corporation.

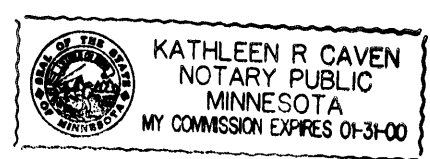
Notary Public, Anoka County, Minnesota  
My commission expires July 31, 2000  


Also in witness whereof, said Builders Mortgage Corporation, a Minnesota Corporation, mortgagee, has caused these presents to be signed by its proper officers this 27 day of July, 1995.

BUILDERS MORTGAGE CORPORATION  
By Ronald G. Stratton  
Ronald G. Stratton, President

State of Minnesota Anoka  
County of Anoka

The foregoing instrument was acknowledged before me this 27 day of July, 1995 by Ronald G. Stratton, President of Builders Mortgage Corporation a Minnesota Corporation on behalf of the corporation.


Notary Public, Ramsey County, Minnesota  
My commission expires 01-31-2000  


I, Donald E. Sigety, hereby certify that I have surveyed and platted the property described on this plat as CHESTNUT HILL 5TH ADDITION, that this plat is a correct representation of the 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 or will be correctly placed in the ground as designated; that the outside boundary lines are correctly designated on the plat and that there are no wet lands or public highways to be designated other than as shown.

Donald E. Sigety  
Donald E. Sigety, Land Surveyor  
Minnesota License Number 23945

State of Minnesota Anoka  
County of Anoka

The foregoing Surveyor's Certificate was acknowledged before me this 30 day of June, 1995 by Donald E. Sigety, Minnesota License No. 23945

Notary Public, Anoka County, Minnesota  
My commission expires Jan. 31, 2000  


RAMSEY, MINNESOTA

This plat of CHESTNUT HILL 5TH ADDITION was approved and accepted by the City Council of the City of Ramsey, Minnesota, at a regular meeting thereof held this 20th day of July, 1995. 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.

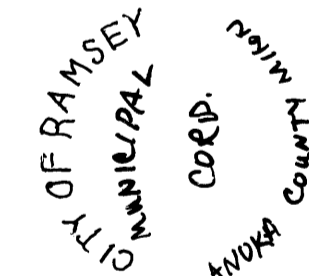
CITY COUNCIL OF THE CITY OF RAMSEY, MINNESOTA  
[Signature] Mayor [Signature] Clerk

ANOKA COUNTY SURVEYOR

I hereby certify that this plat has been checked and approved this 22nd day of August, 1995.

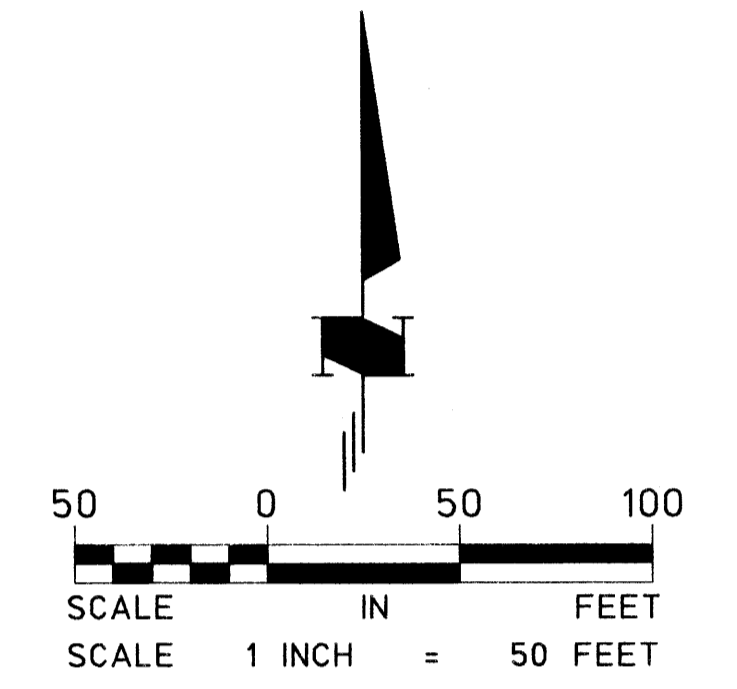
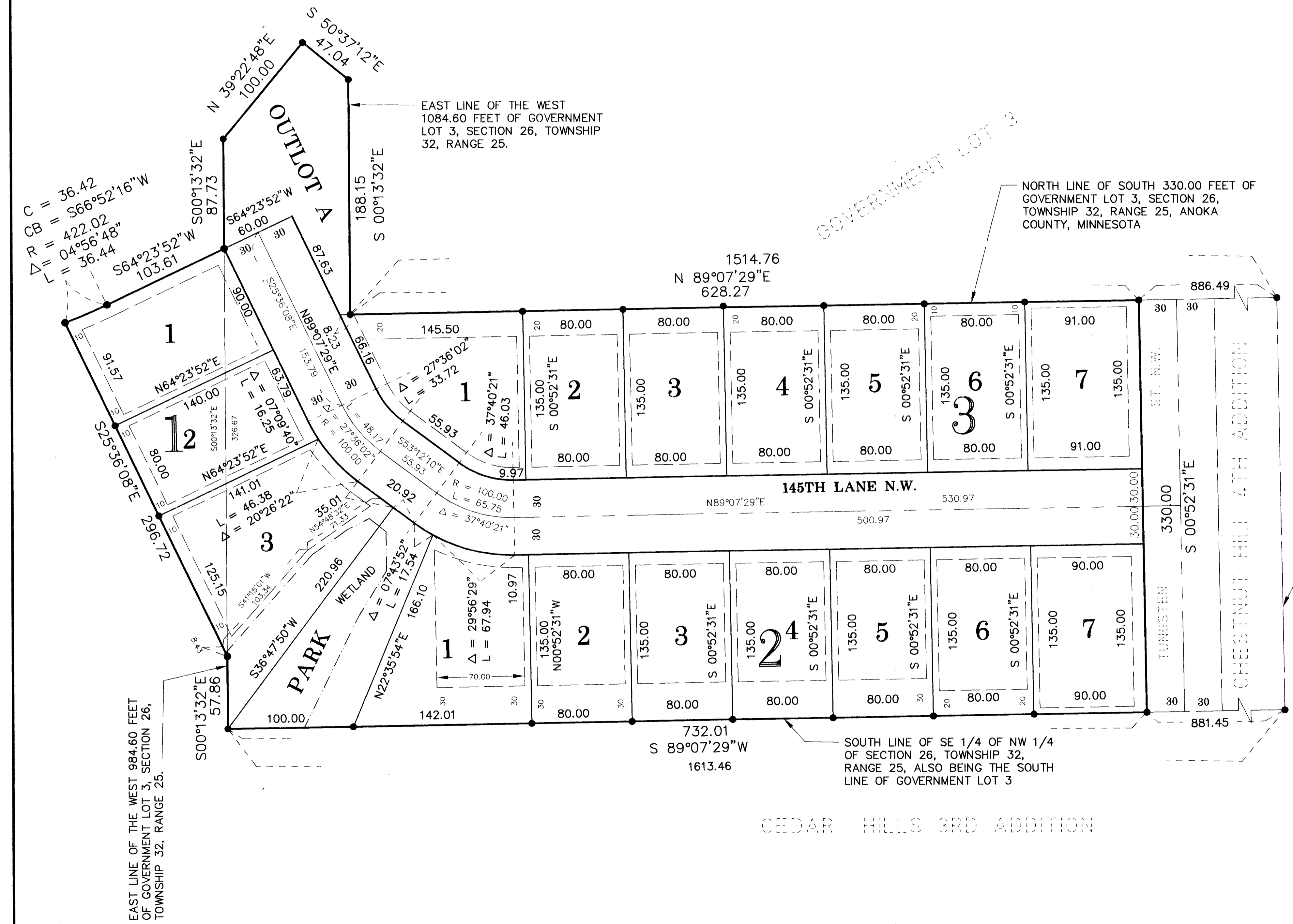
By [Signature]  
Merlyn B. Anderson, Anoka County Surveyor

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED  
Aug. 23, 1995  
EDWARD M. TRESKA  
PROPERTY TAX ADMINISTRATOR  
BY [Signature]  
DEPUTY PROPERTY TAX ADMINISTRATOR



# CHESTNUT HILL 5TH ADDITION

CITY OF RAMSEY, COUNTY OF ANOKA

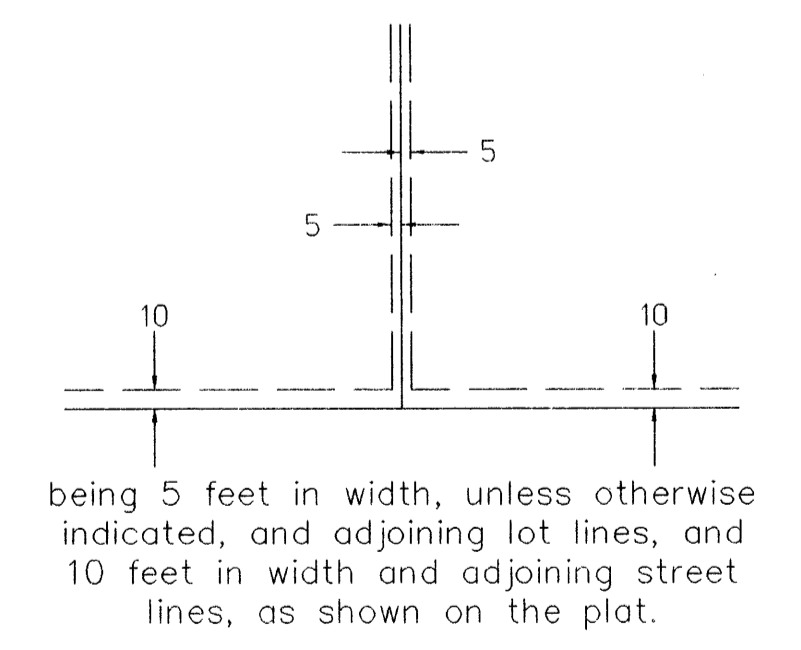


**BEARING NOTE:**  
 FOR PURPOSES OF THIS PLAT, THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 32, RANGE 25, IS ASSUMED TO BEAR  $N89^{\circ}07'29''E$

NO MONUMENT SYMBOL SHOWN AT ANY STATUTE REQUIRED LOCATION INDICATES A PLAT MONUMENT THAT WILL BE SET, AND WHICH SHALL BE IN PLACE ON OR BEFORE THE 1ST DAY OF AUGUST, 1995.

- denotes 1/2 inch by 14 inch monument set and capped with a plastic cap stamped land corner 23945
- denotes iron monument found #17259

**DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:**



PASSE ENGINEERING, INC.  
 REGISTERED PROFESSIONAL • LAND SURVEYORS