

# CIC NUMBER 109 CLAREMONT PINES, A CONDOMINIUM TENTH SUPPLEMENTAL CIC PLAT

This TENTH SUPPLEMENTAL CIC PLAT is part of the Declaration filed as Document No. 474060 on this 12<sup>th</sup> day of August, 2004.  
Mary George  
ANOKA COUNTY RECORDER

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23

I, Terrence E. Rothenbacher, hereby certify that the work was undertaken by or reviewed and approved by me for this TENTH SUPPLEMENTAL CIC Plat of CIC Number 109, CLAREMONT PINES, A COMMON INTEREST COMMUNITY, being located upon

Lots 5 and 6, Block 1, CLUB WEST THIRD ADDITION, Anoka County, Minnesota,

and the additional real estate is located upon the following described property designated as:

Lot 2, Block 3, CLUB WEST, Anoka County, Minnesota.

the CIC Plat fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-110.

Dated this 6<sup>th</sup> day of July, 2004.

Terrence E. Rothenbacher  
Terrence E. Rothenbacher, Land Surveyor  
Minnesota License No. 20595

STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing certificate was acknowledged before me this 6<sup>th</sup> day of July, 2004, by Terrence E. Rothenbacher, a Licensed Professional Land Surveyor.

Christopher E. Sharp  
CHRISTOPHER E SHARP  
NOTARY PUBLIC  
MY COMM. EXP. 01/31/2005

Christopher E. Sharp  
Notary Public, Anoka County, Minnesota  
My Commission Expires Jan. 31, 2005

I, Brian F. Kallio pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that all the units and all structural components and mechanical systems of all buildings containing or comprising any units hereby created, are substantially completed.

Dated this 6<sup>th</sup> day of July, 2004.

Brian F. Kallio  
Registered Professional Engineer  
Minnesota Registration No. 25817

STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing certificate was acknowledged before me this 6<sup>th</sup> day of July, 2004, by Brian F. Kallio a Registered Professional Engineer.

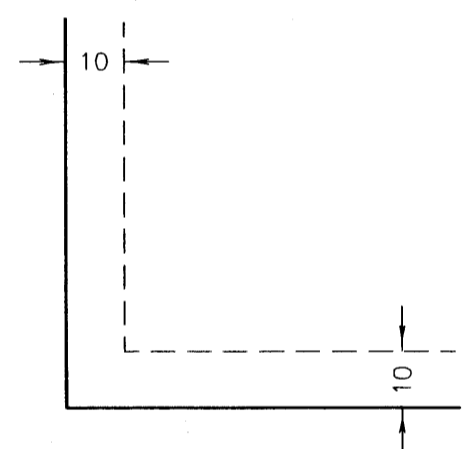
Christopher E. Sharp  
CHRISTOPHER E SHARP  
NOTARY PUBLIC  
MY COMM. EXP. 01/31/2005

Christopher E. Sharp  
Notary Public, Anoka County, Minnesota  
My Commission Expires Jan. 31, 2005

Checked and approved this 9<sup>th</sup> day of JULY, 2004.

Mary D. ...  
Anoka County Surveyor

DRAINAGE AND UTILITY EASEMENTS ARE PER PLAT OF CLUB WEST AND ARE SHOWN AS THIS: (NOT TO SCALE)



Being 10 feet in width and adjoining right-of-way lines unless otherwise shown.

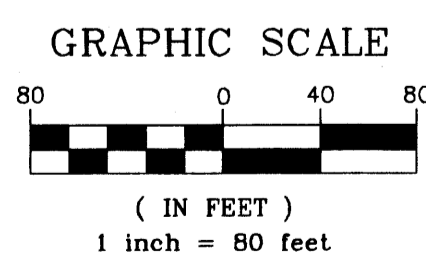
BENCH MARK

Top nut hydrant ± 400' (FT.) West of Intersection of 113th Avenue NE. & Arnold Palmer Drive on North side of Street.  
Elevation= 905.59 (NGVD 1929)

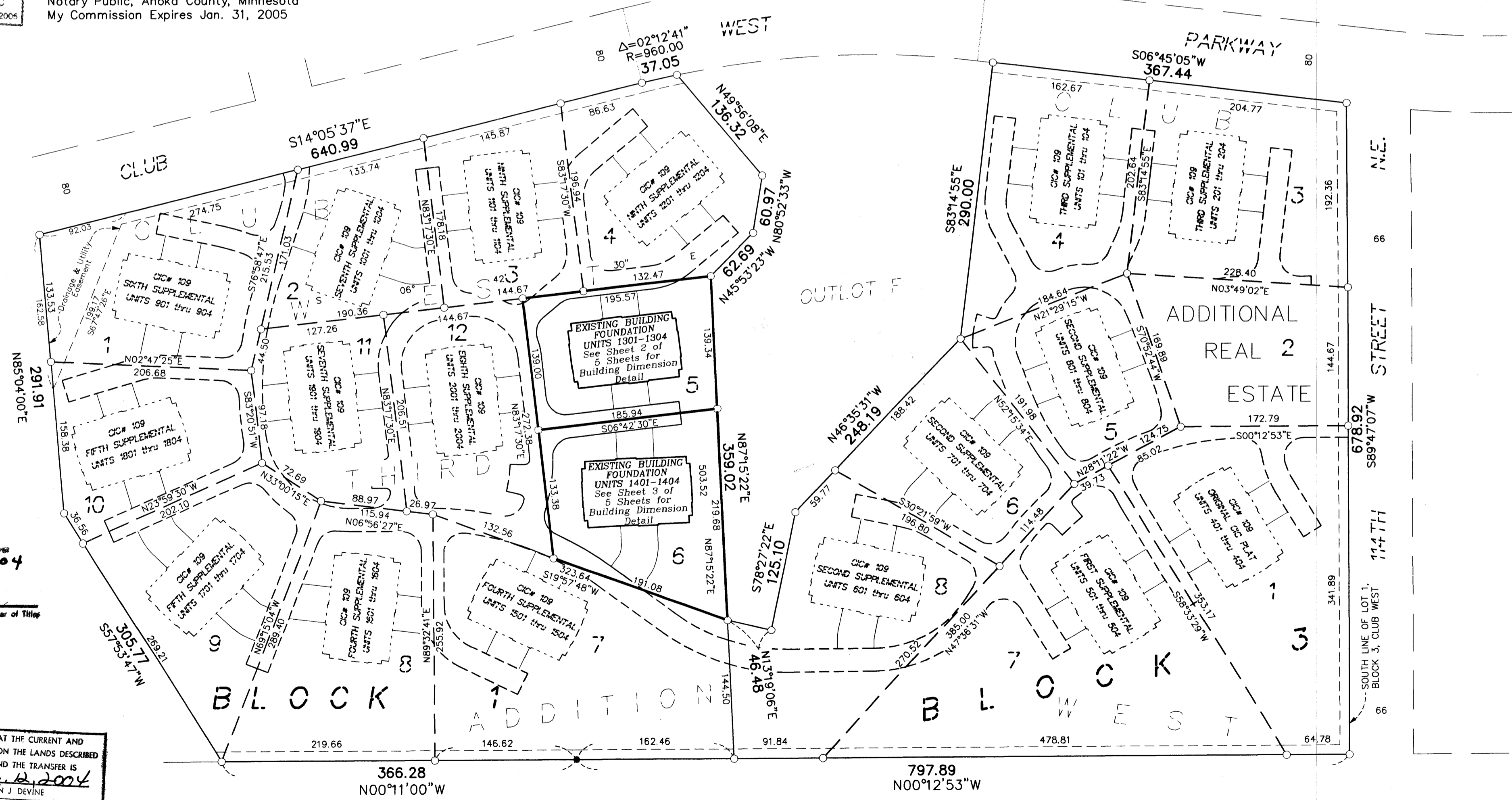
- Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595
- Denotes found monument

For the purposes of this plat, the south line of Lot 1, Block 3, CLUB WEST, is assumed to have a bearing of South 89°47'07" West.

Office of REGISTRAR OF TITLES  
STATE OF MINNESOTA  
COUNTY OF ANOKA 474060  
I hereby certify that the within instrument was filed in this office on AUG 12 2004 at 4:15 o'clock P. M.  
Maurin J. Devine, Registrar of Titles  
By TAP 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 Aug 12 2004  
MAURIN J. DEVINE  
PROPERTY TAX ADMINISTRATOR  
BY S. Culver  
DEPUTY PROPERTY TAX ADMINISTRATOR



**PIONEER engineering**  
LAND SURVEYORS • CIVIL ENGINEERS  
LAND PLANNERS • LANDSCAPE ARCHITECTS

STATE TRUNK HIGHWAY NO. 65 MINNESOTA DEPARTMENT OF TRANSPORTATION MONUMENTATION PLAT 02-M17

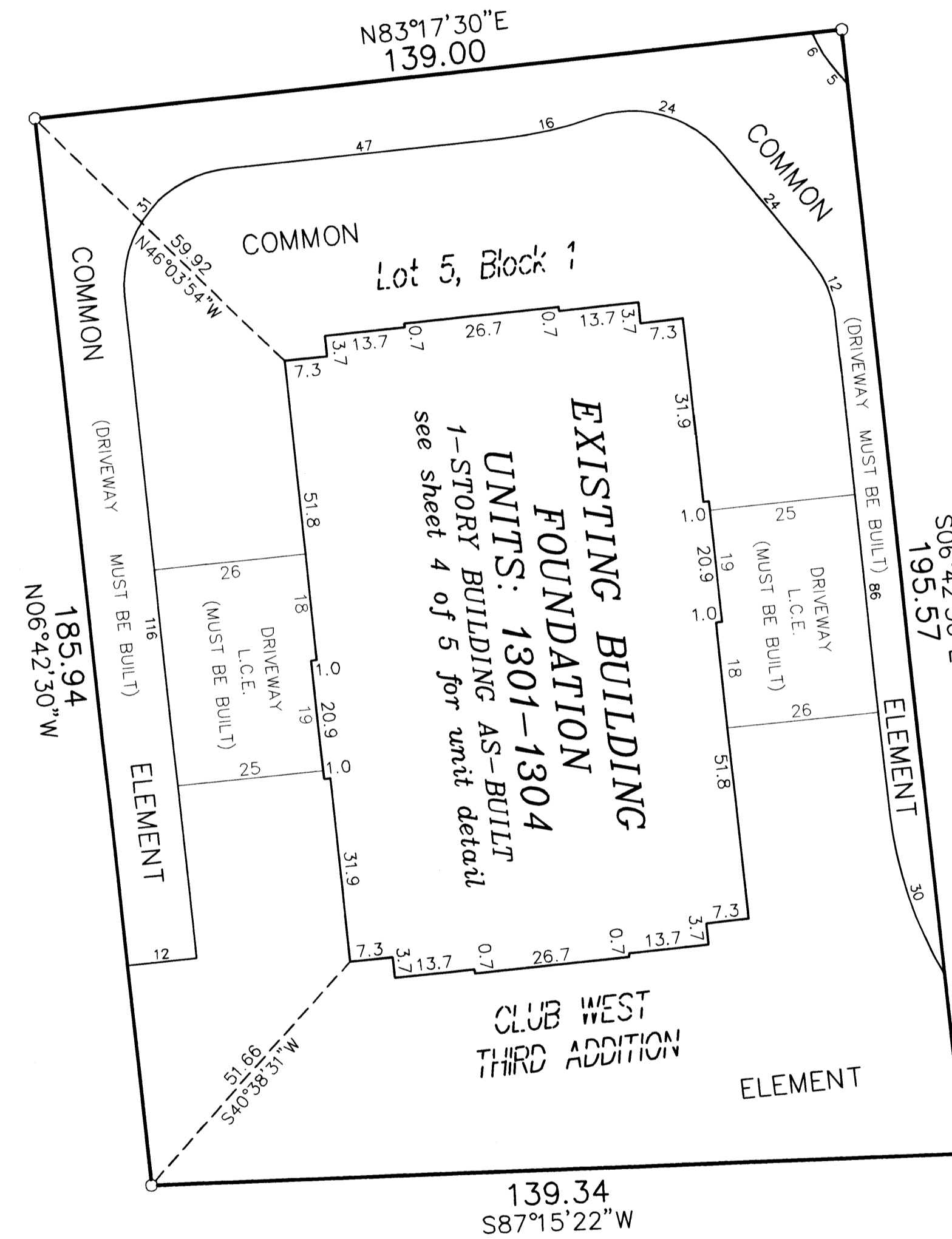
2004106057 4357.00

SITE PLAN (AS-BUILT)

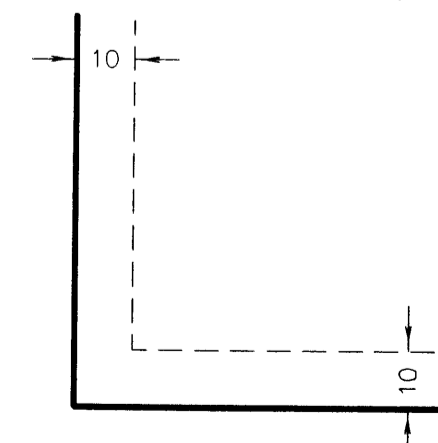
# CIC NUMBER 109 CLAREMONT PINES, A CONDOMINIUM TENTH SUPPLEMENTAL CIC PLAT

C.R. DOC. NO. \_\_\_\_\_

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23



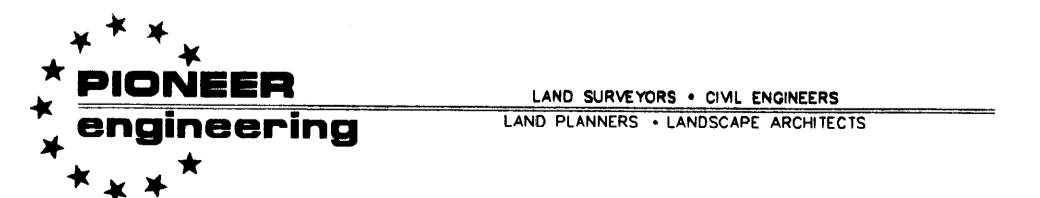
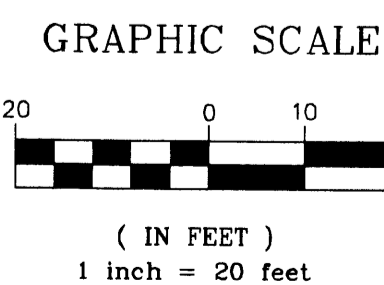
DRAINAGE AND UTILITY EASEMENTS  
ARE PER PLAT OF CLUB WEST  
AND ARE SHOWN AS THUS:  
(NOT TO SCALE)



Being 10 feet in width and adjoining right-of-way lines  
unless otherwise shown.

For the purposes of this plat, the south line of  
Lot 1, Block 3, CLUB WEST, is assumed to have  
a bearing of South 89°47'07" West.

○ Denotes 1/2 inch by 14 inch iron monument  
set and marked with license number 20595.



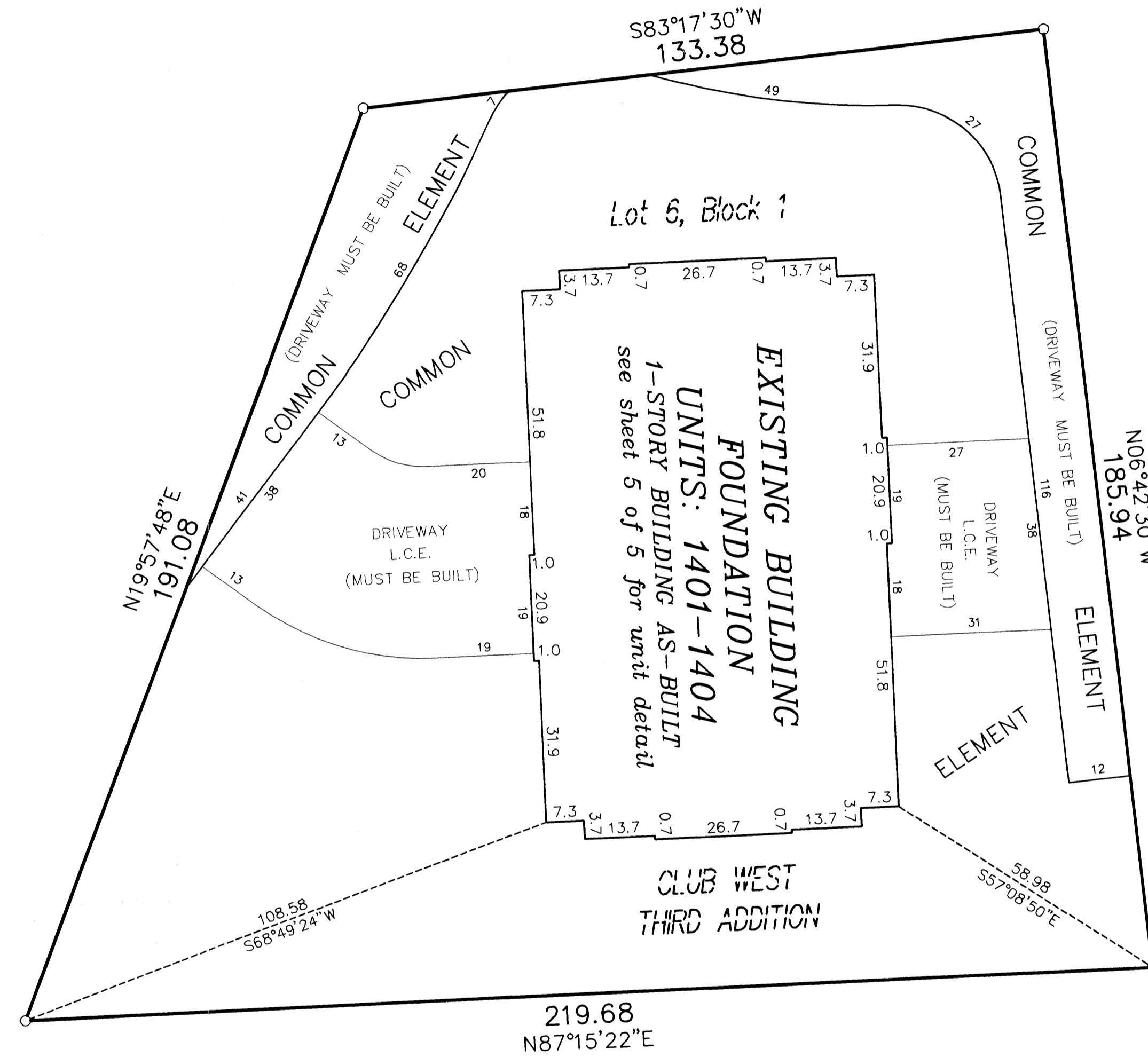
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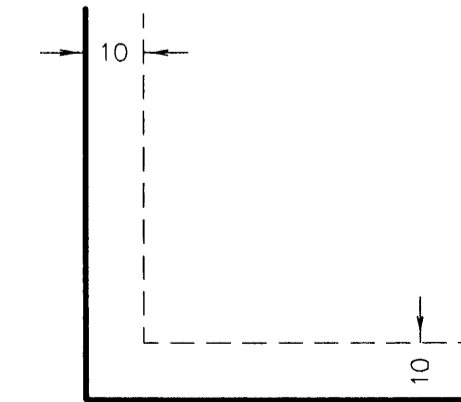
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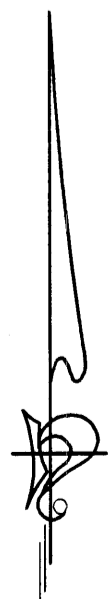
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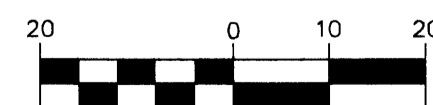
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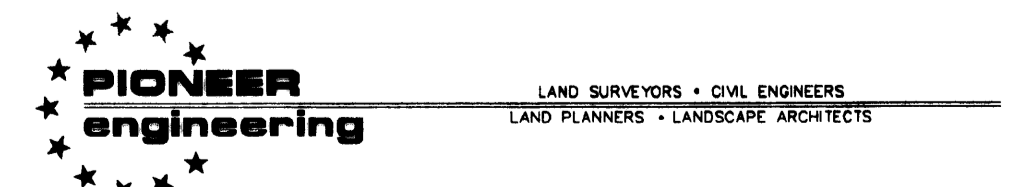
○ Denotes 1/2 inch by 14 inch iron monument  
set and marked with license number 20595.



GRAPHIC SCALE



( IN FEET )  
1 inch = 20 feet



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OFFICIAL PLAT

UNIT DETAIL  
(AS-BUILT)

# CIC NUMBER 109

## CLAREMONT PINES, A CONDOMINIUM

### TENTH SUPPLEMENTAL

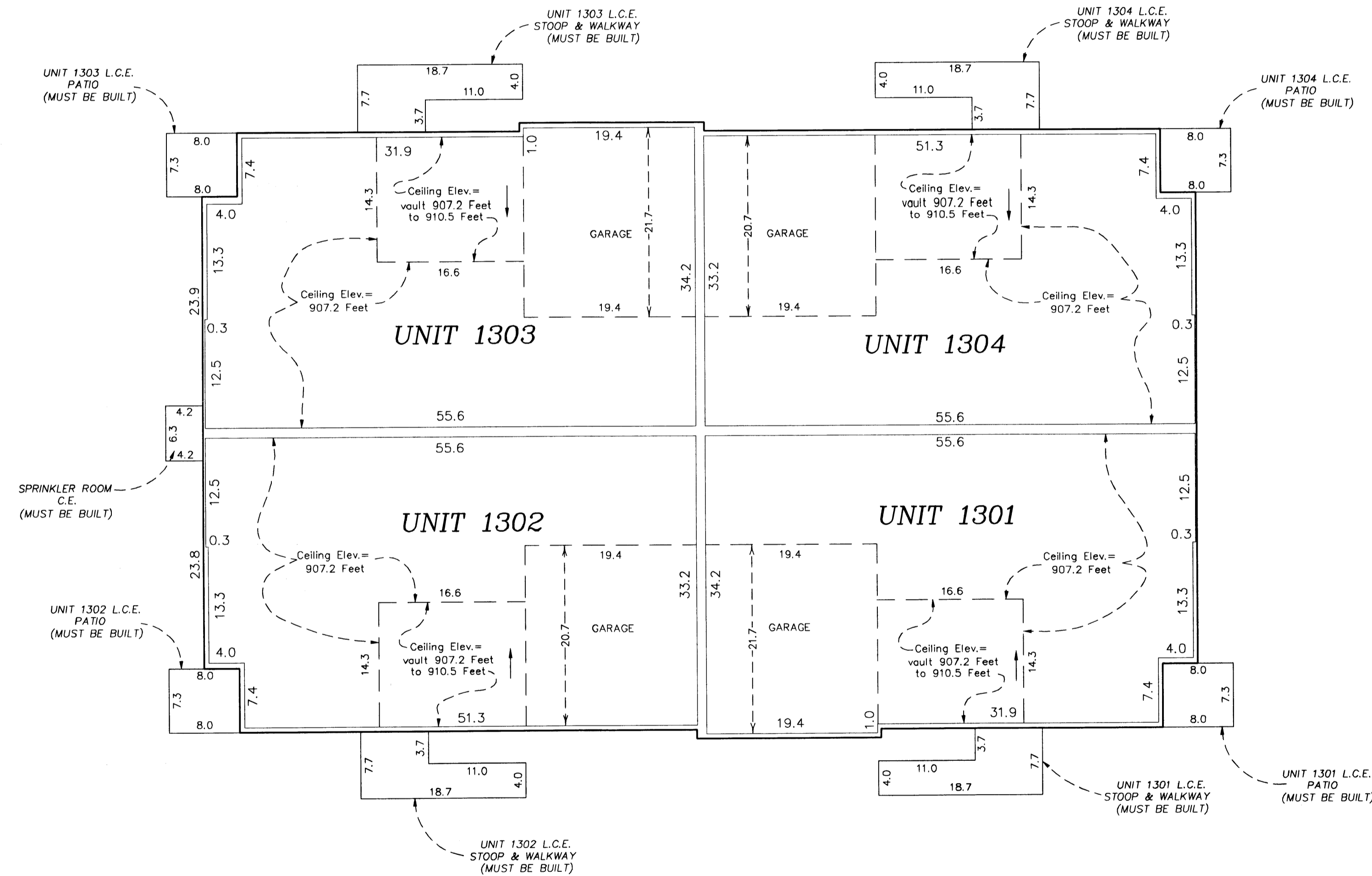
### CIC PLAT

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CR DOC. NO. \_\_\_\_\_

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, TWP. 31, RGE. 23

#### MAIN LEVEL



#### Main Level Elevations

All units garage floor elevation at garage door = 897.4 feet  
 All units garage floor elevations at rear of garage = 897.7 feet  
 All units garage ceiling elevations = 907.2 feet  
 All units main level floor elevations = 898.0 feet  
 All units main level ceiling elevation varies from = 907.2 feet to 910.5 feet

Elevations are referenced to a benchmark as noted on the site plan on Sheet 1 of 5 Sheets and are shown in feet and tenths of a foot.

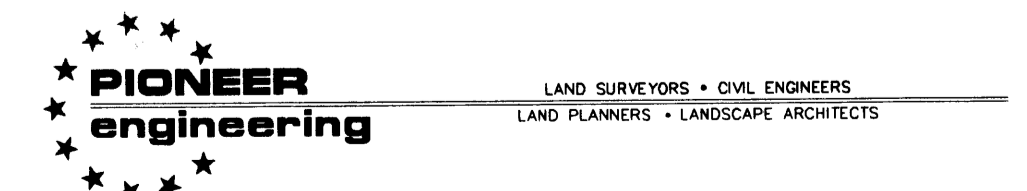
L.C.E. = Limited Common Element  
 C.E. = Common Element

Interior dimensions shown are measured to the unfinished surface of the walls, floors and ceiling.

#### GRAPHIC SCALE



( IN FEET )  
1 inch = 10 feet



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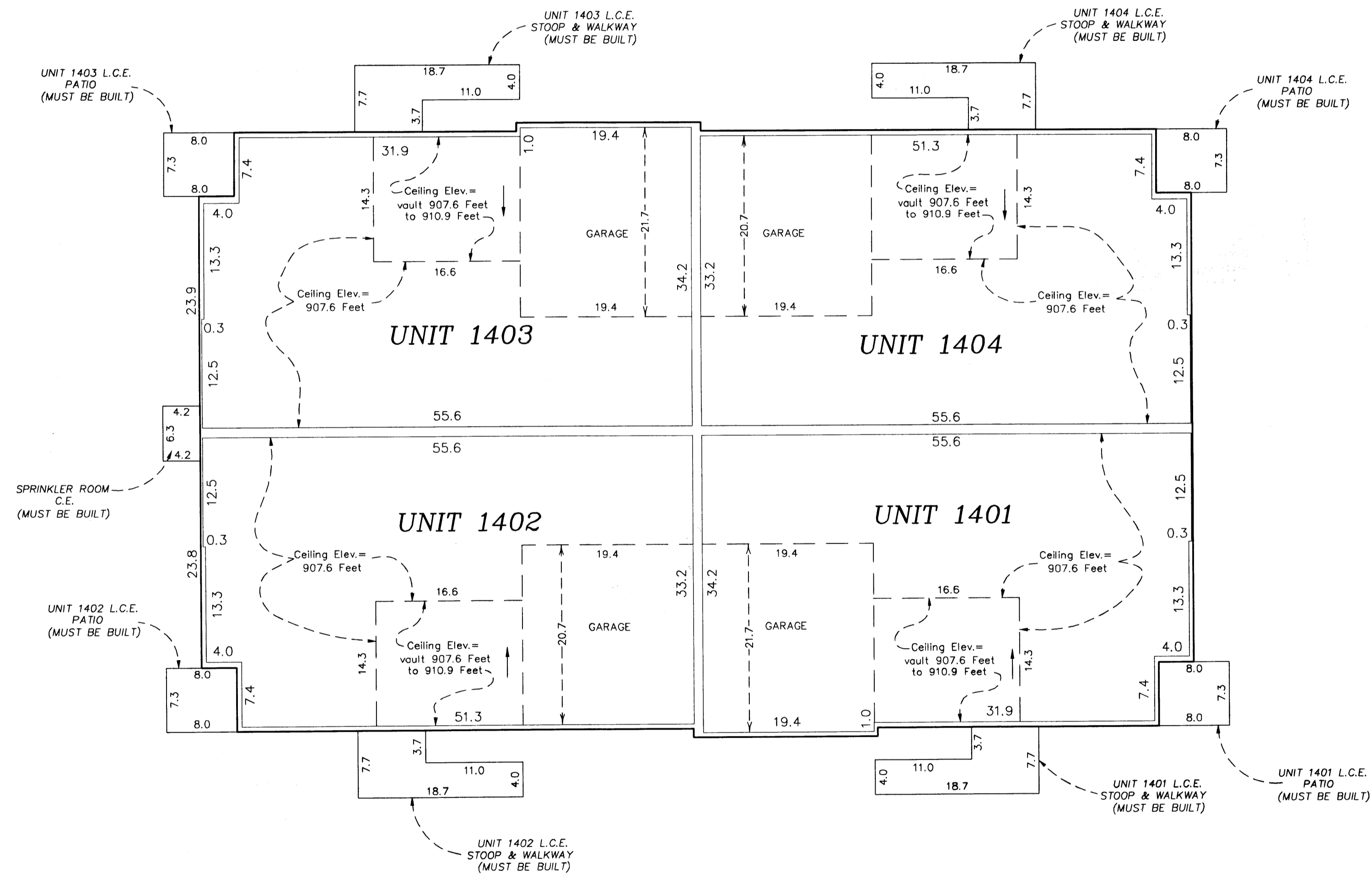
# CIC NUMBER 109

## CLAREMONT PINES, A CONDOMINIUM

### TENTH SUPPLEMENTAL

### CIC PLAT

#### MAIN LEVEL



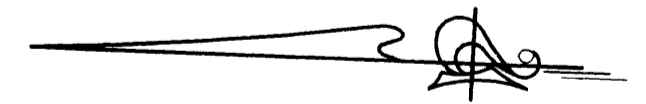
#### Main Level Elevations

All units garage floor elevation at rear of garage = 897.8 feet  
 All units garage floor elevations at rear of garage = 898.1 feet  
 All units garage ceiling elevations = 907.6 feet  
 All units main level floor elevations = 898.4 feet  
 All units main level ceiling elevation varies from = 907.6 feet to 910.9 feet

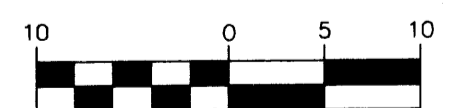
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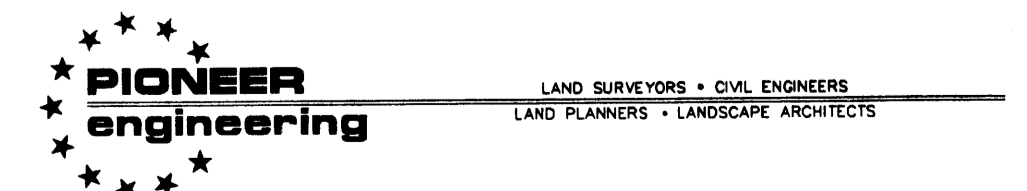
Interior dimensions shown are measured to the unfinished surface of the walls, floors and ceiling.



#### GRAPHIC SCALE



( IN FEET )  
 1 inch = 10 feet



2004106057 A 357.00