

OFFICIAL PLAT

CIC NUMBER 109
CLAREMONT PINES, A CONDOMINIUM
THIRD SUPPLEMENTAL CIC PLAT

Bk 5 of Cic, pg 23

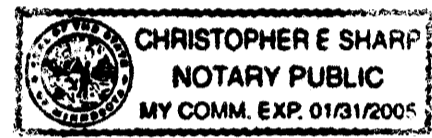
This THIRD SUPPLEMENTAL CIC PLAT is part of the Declaration filed as Document No. 412312 on this 14th day of November, 2002. E.M. Wald, Deputy ANOKA COUNTY RECORDER

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 THIRD SUPPLEMENTAL CIC Plat of CIC Number 109, CLAREMONT PINES, A COMMON INTEREST COMMUNITY, being located upon Lots 3 and 4, Block 3, CLUB WEST, 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; and Lots 1 through 12, inclusive, Block 1, CLUB WEST THIRD ADDITION, Anoka County, Minnesota. the CIC Plat fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-110. Dated this 28th day of October, 2002.

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

STATE OF MINNESOTA COUNTY OF ANOKA The foregoing certificate was acknowledged before me this 28th day of OCTOBER, 2002, by Terrence E. Rothenbacher, a Licensed Professional Land Surveyor.



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

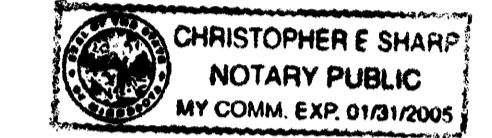
I, Brian Krystofiak pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that all the units and all structural components and mechanical systems of all buildings containing or comprising any units hereby created, are substantially completed.

Dated this 28th day of OCTOBER, 2002.

Brian Krystofiak, Registered Professional Engineer Minnesota Registration No. 25063

STATE OF MINNESOTA COUNTY OF ANOKA

The foregoing certificate was acknowledged before me this 28th day of OCTOBER, 2002, by BRIAN J. KRYSIOFIK, a Registered Professional Engineer.

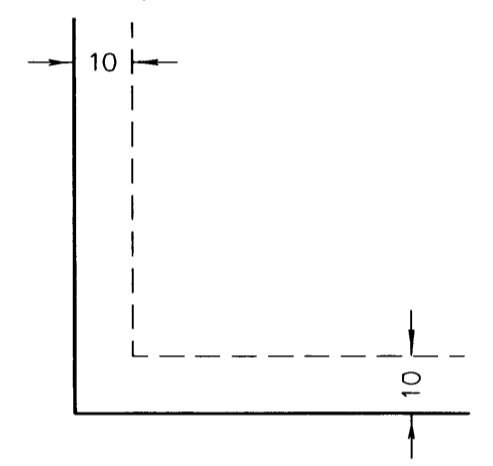


Christopher E. Sharp, Notary Public, Anoka County, Minnesota My Commission Expires Jan. 31, 2005

Checked and approved this 1st day of NOVEMBER, 2002.

Harry D. Rubin, Anoka County Surveyor

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



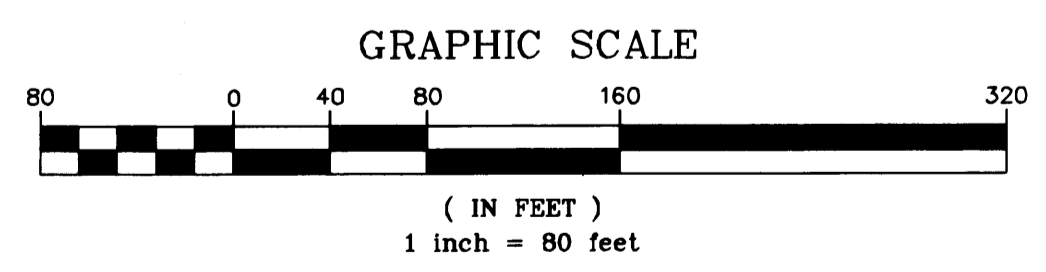
Being 10 feet in width and adjoining right-of-way lines unless otherwise shown.

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)

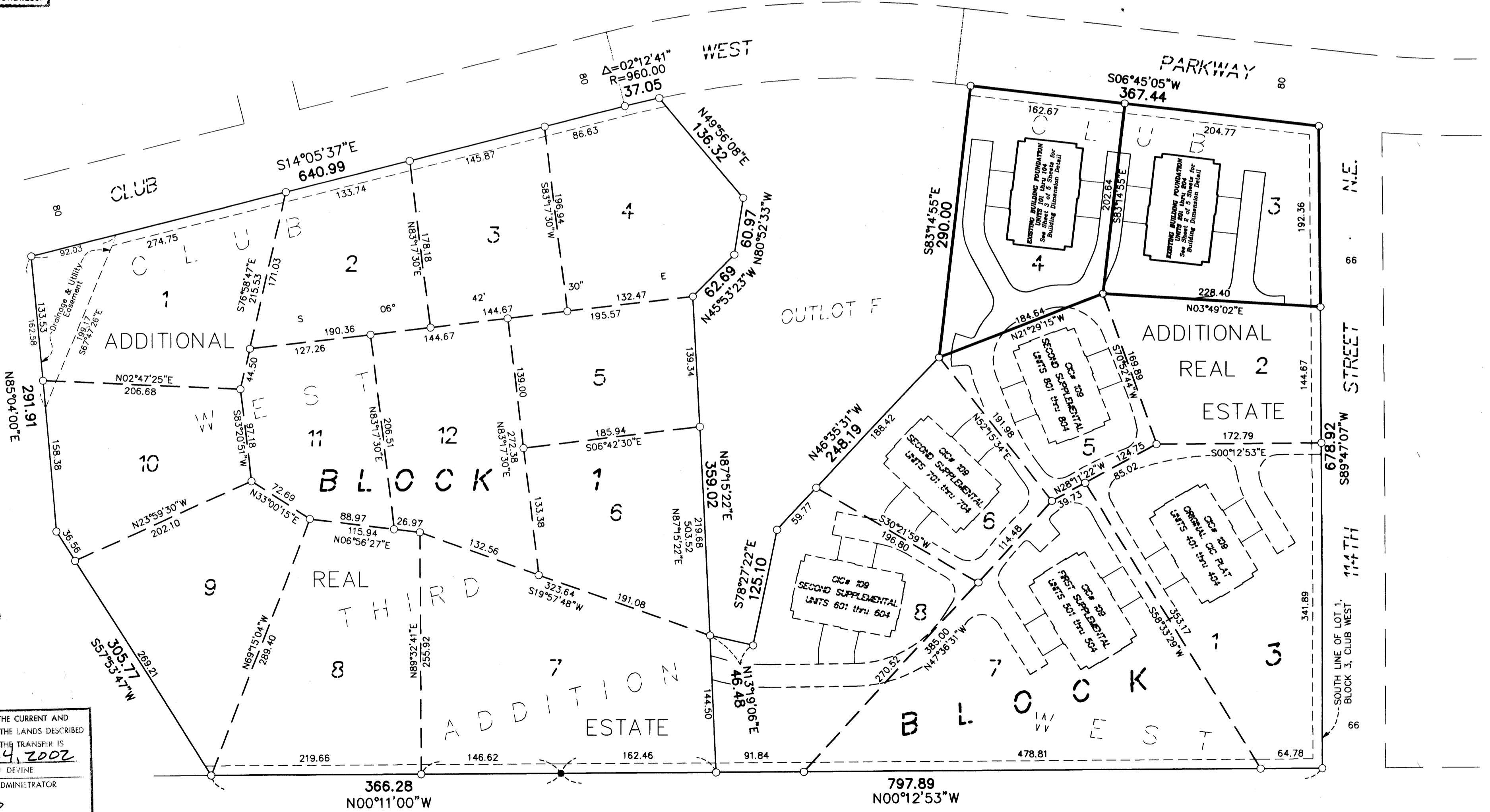
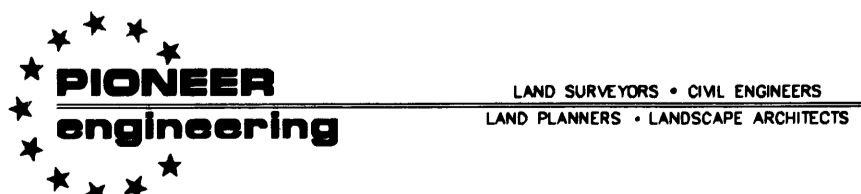
- Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595
● Denotes found monument

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 412312.0 I hereby certify that the plat described herein was filed in this office on Nov 14 2002 at 10:00 o'clock A.M. by GKE 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 7:00 14, 2002 MAUREEN J. DEWINE PROPERTY TAX ADMINISTRATOR



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

2002140684 \$ 356.00

OFFICIAL PLAT

SITE PLAN (AS BUILT)

CIC NUMBER 109

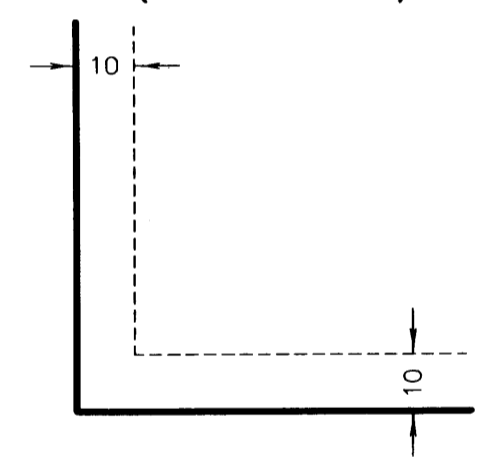
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THIRD SUPPLEMENTAL CIC PLAT

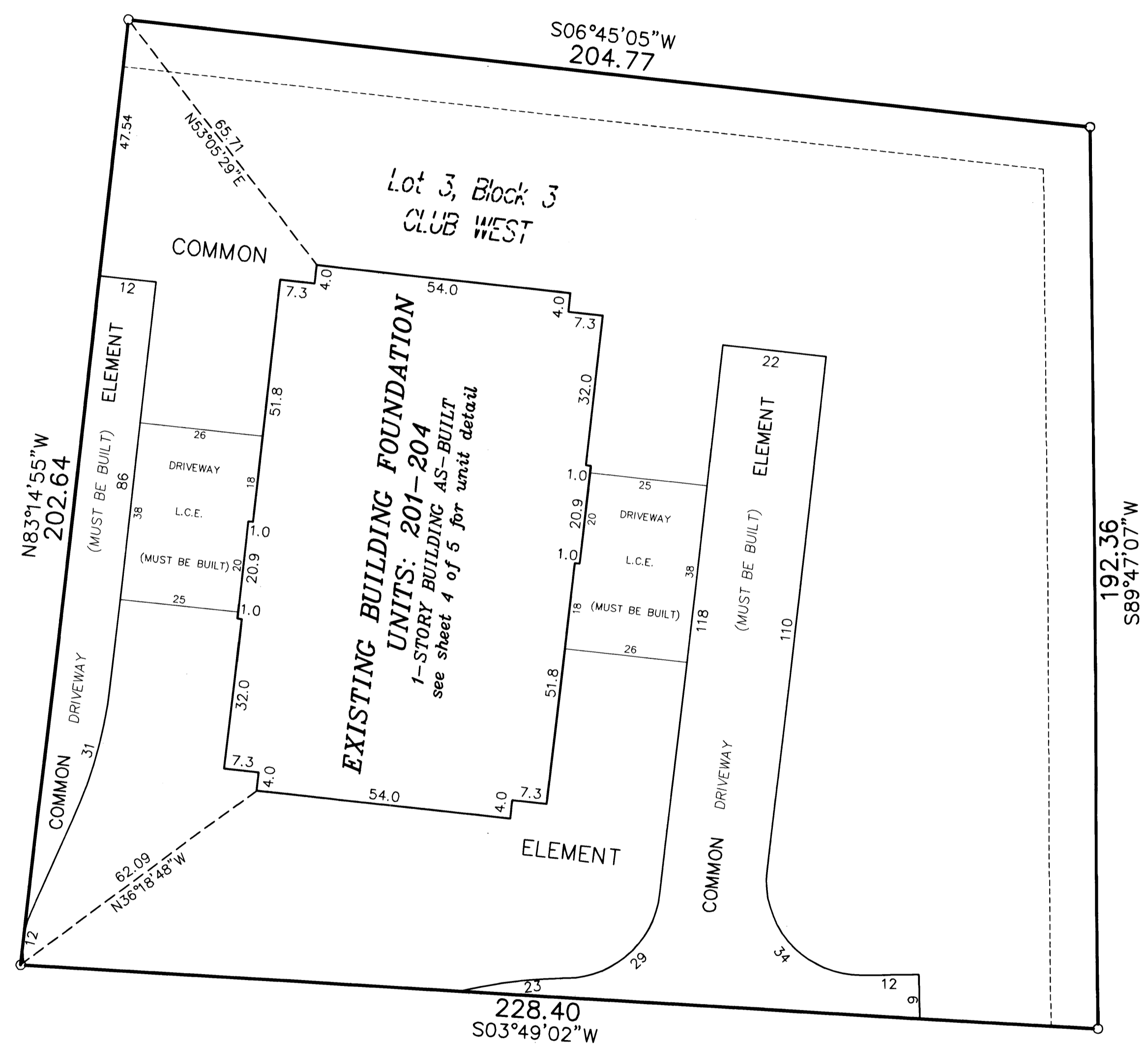
C.R. DOC. NO. 412312

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

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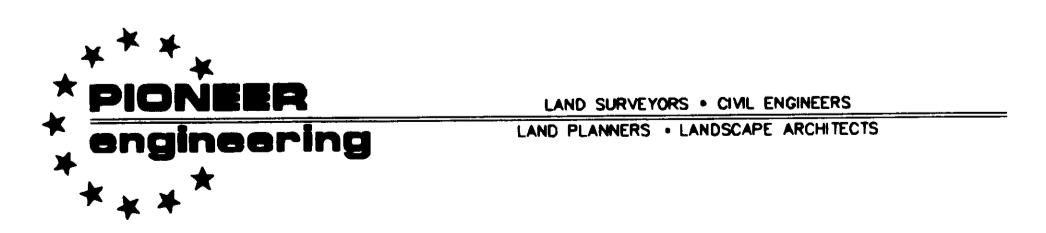
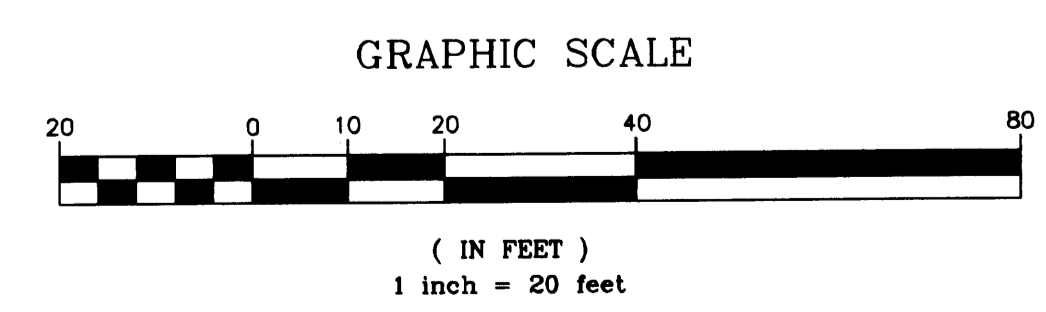
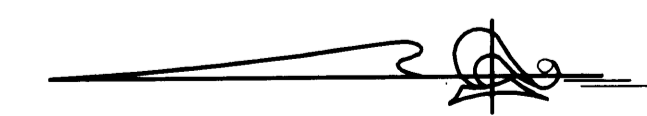


Being 10 feet in width and adjoining right-of-way lines
unless otherwise shown.



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Lot 1, Block 3, Club West, is assumed to have
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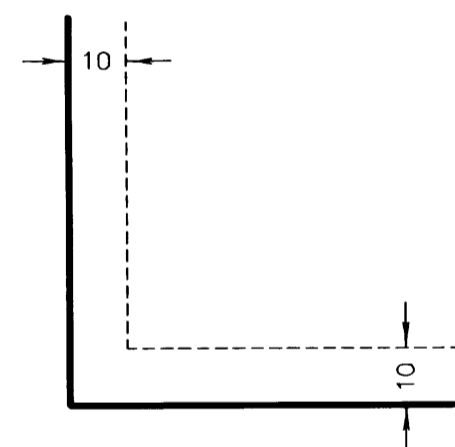
SITE PLAN (AS BUILT)

CIC NUMBER 109 CLAREMONT PINES, A CONDOMINIUM THIRD SUPPLEMENTAL CIC PLAT

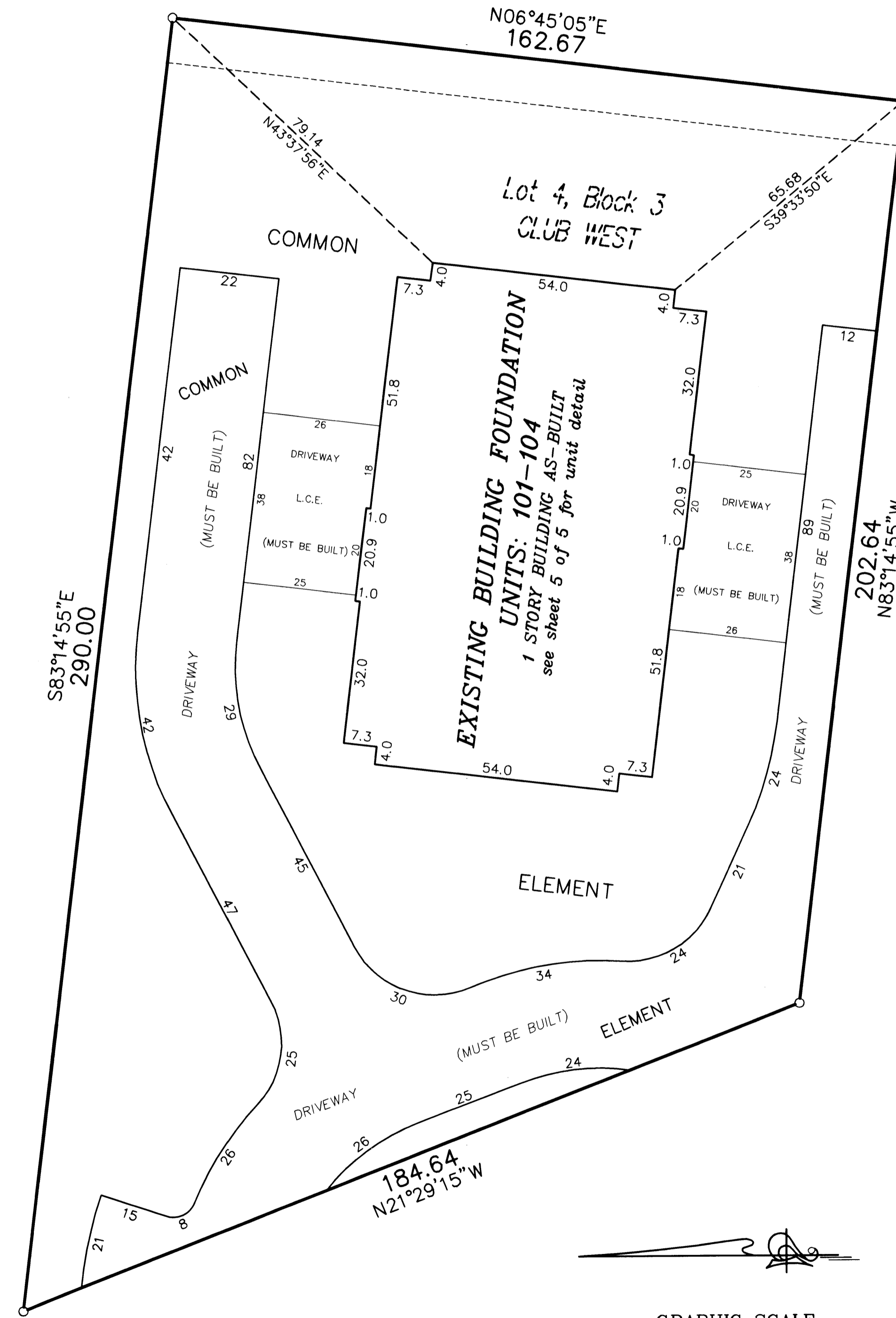
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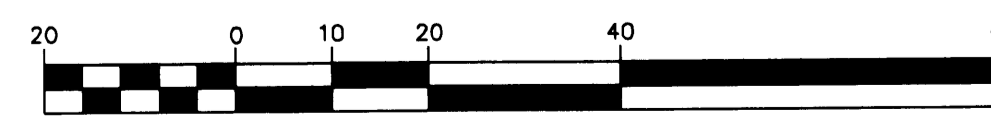
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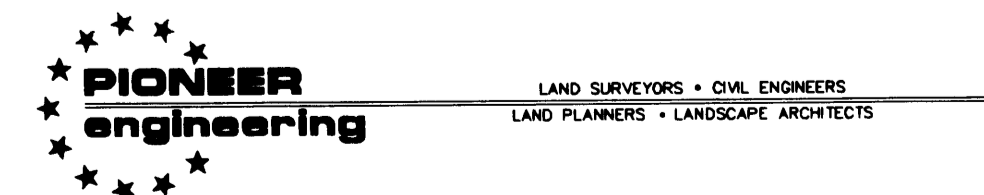
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GRAPHIC SCALE



(IN FEET)
1 inch = 20 feet



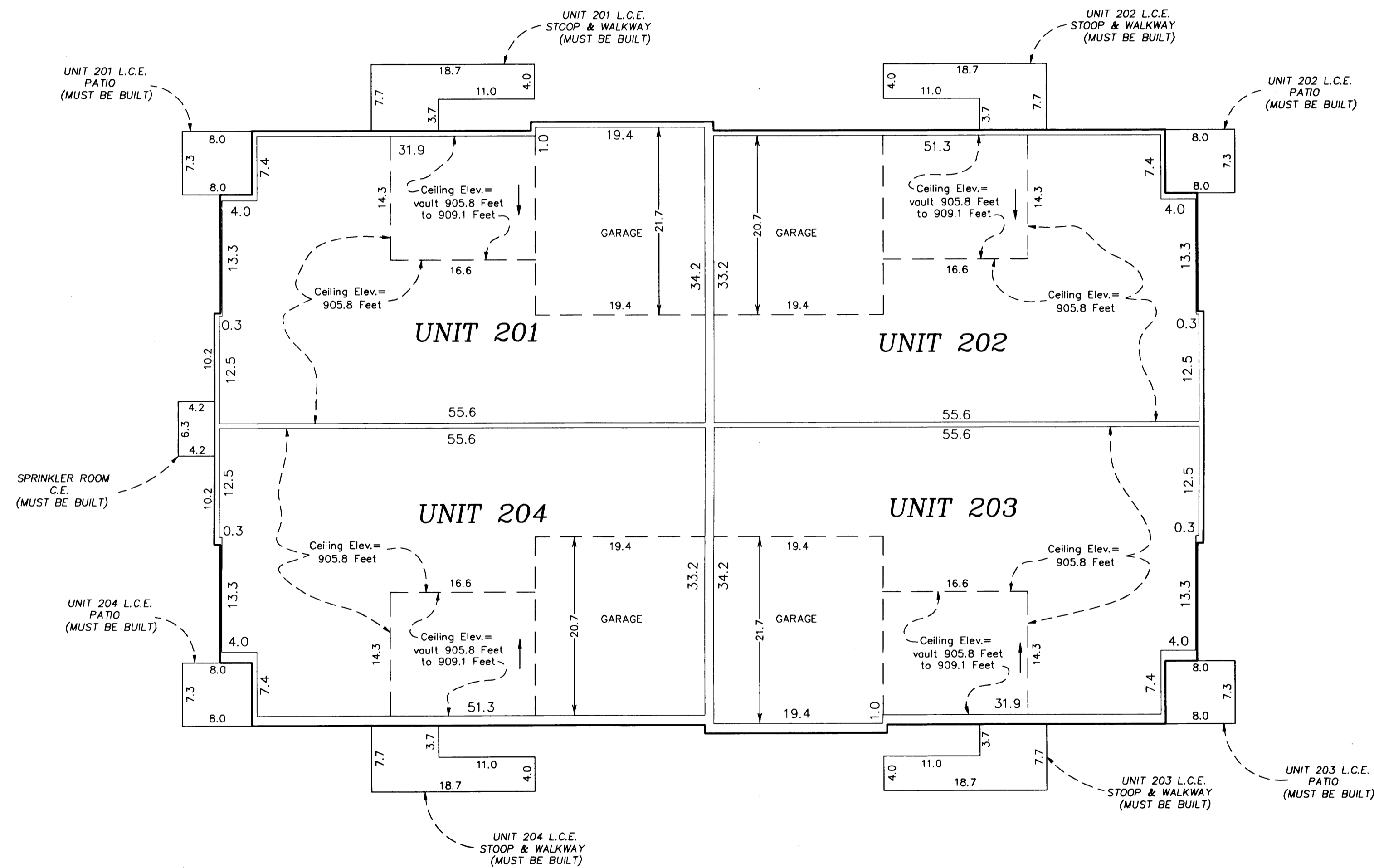
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UNIT DETAIL
(AS-BUILT)

MAIN LEVEL



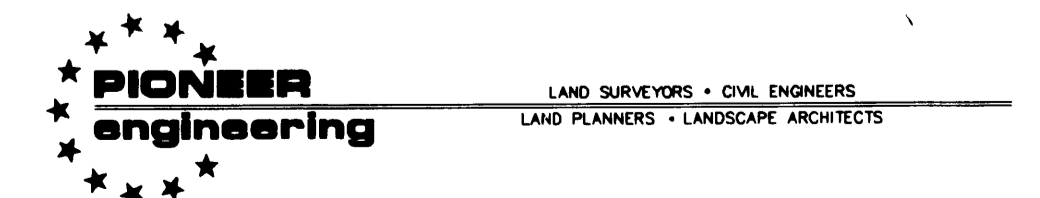
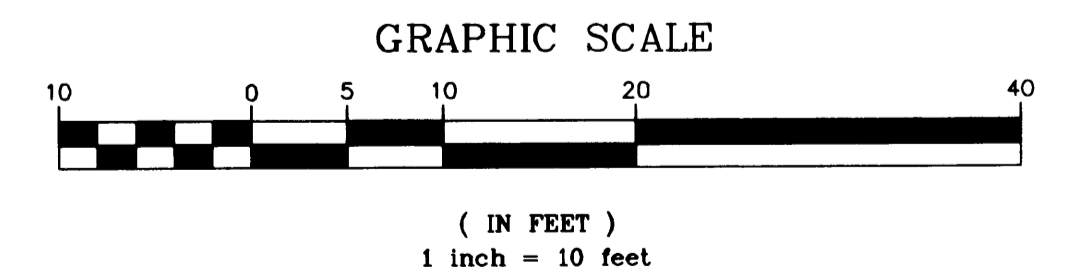
Main Level Elevations

All units garage floor elevation at garage door = 896.0 feet
 All units garage floor elevations at rear of garage = 896.3 feet
 All units garage ceiling elevations = 905.8 feet
 All units main level floor elevations = 896.6 feet
 All units main level ceiling elevation varies from = 905.8 feet to 909.1 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.



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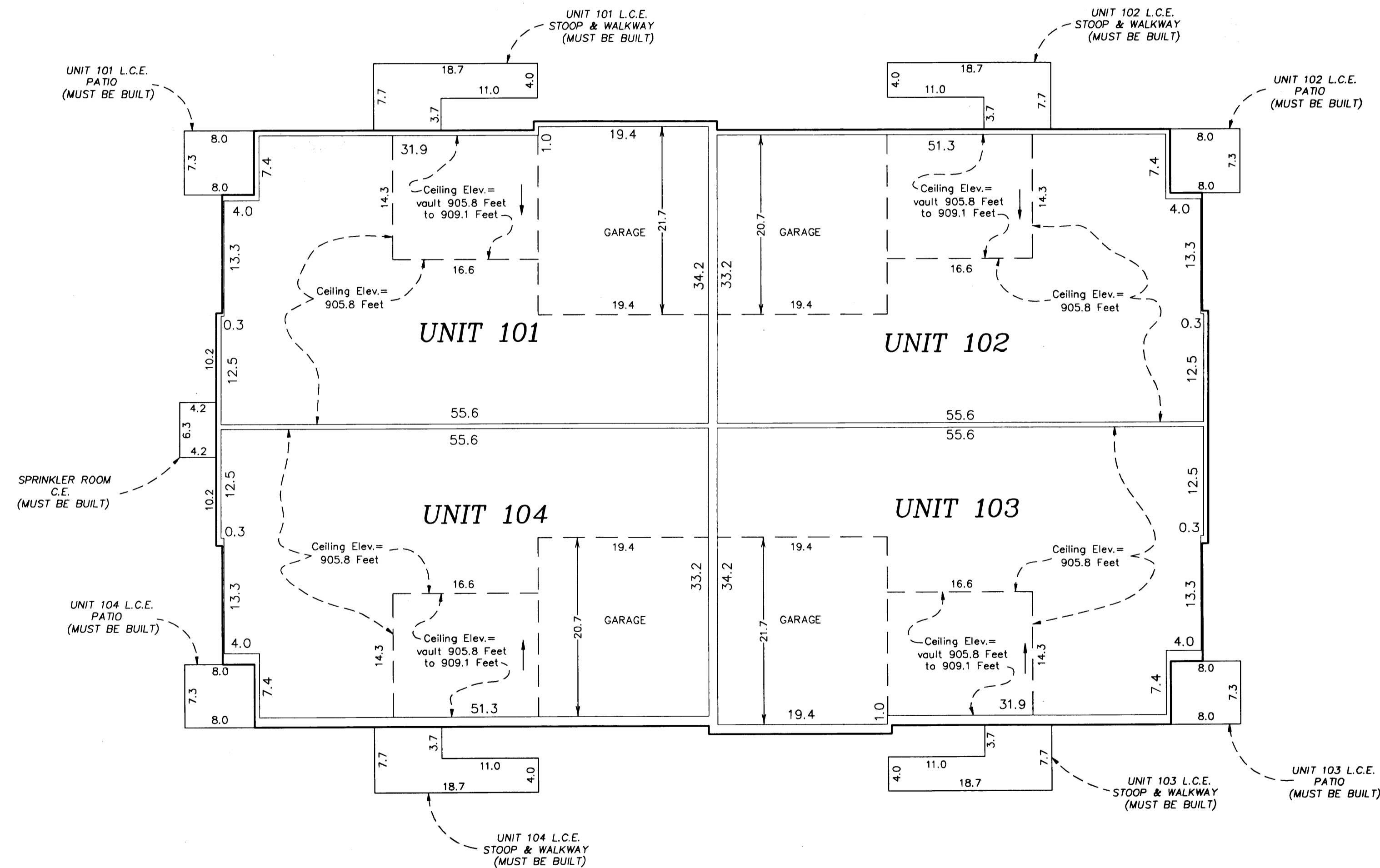
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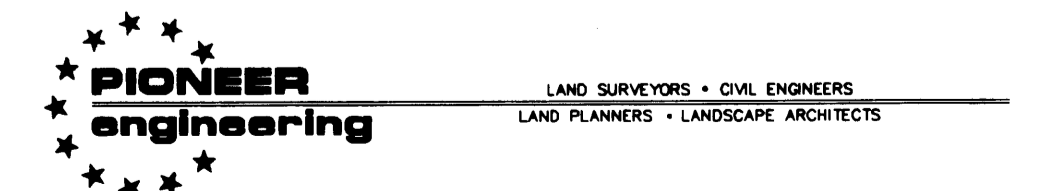
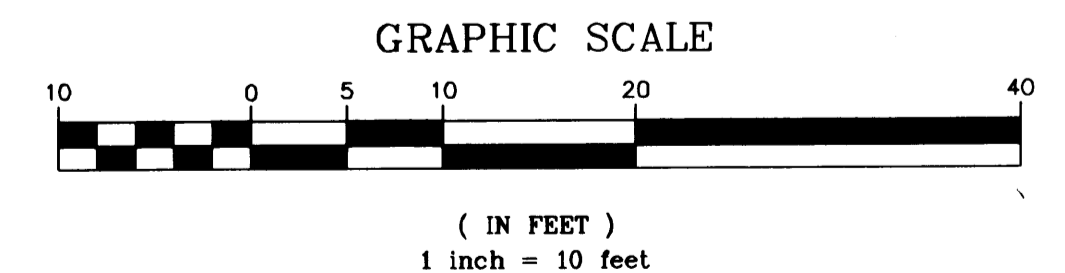
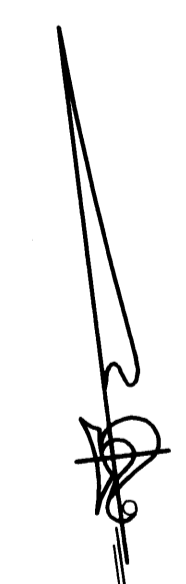
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