OFFICIAL PLAT

CIC NUMBER 115

BK 6 of CIC Pg 5

This TENTH SUPPLEMENTAL CIC PLAT is part of the Declaration filed as Document No. 44/49/.0 on this 15 day of August, 2003.

Missibulus Deputy

WALLINGTON-BERKELE	Y CONDOMINIUM, A CONDO	ANOKA COUNTY RECORDER
TENTH SUPPI	EMENTAL CIC PLAT	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 TEI CIC Plat of CIC Number 115, WALLINGTON—BERKELEY CONDOMINIUM, A CONDOMINIUM, being located upon Lot 12, Block 4; CLUB WEST, Anoka County, Minnesota, and Lot 5, Block 1; CLUB WEST SECOND ADDITION, Anoka County, Minnesota, and the CIC Plat fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2—110.	COUNTI OF ANOKA	CHRISTOPHER E SHARP NOTARY PUBLIC MY COMM. EXP. 01/91/8005 DESCRIPTION OF TOLY , 2003, by Terrence E. Rothenbacher, 2003, by Terrence E. Rothenbacher, Notary Public, Anoka County, Minnesota My Commission Expires Jan. 31, 2005
Dated this 2157 day of, 2003. Terrence E. Rothenbacher, Land Surveyor	I, Paul J Cherne purs all structural components and mechanical sy completed. Dated this 21 st day of	suant to Minnesota Statutes, Section 515B.2—101(c), do hereby certify that all the units and ystems of all buildings containing or comprising any units hereby created, are substantially
Minnesota License No. 20595	STATE OF MINNESOTA COUNTY OF ANOKA The foregoing certificate was acknowledged	Registered Professional Engineer Minnesota Registration No
S00°58'56"E 12 12 148.99 122'42"W 148.99 251,685"E	a Registered Professional Engineer.	CHRISTOPHER E SHARP NOTARY PUBLIC MY COMM. EXP. 01/31/2005 Notary Public, Anoka County, Minnesota My Commission Expires Jan. 31, 2005
S18°06'15'15 S15°05'07"E S18°06'15'39'E	Checked and approved this 29 7 day of S25 36 33 E	of JULY, 2003. Anoka County Surveyor
268 61 9 W	EAST LINE OF LOT 4, CLUB WEST 83.76 S11°08'34"E S11°08'34"E S11°08'34"E S1286.49	Office of REGISTRAR OF HITES STATE OF MINNESOTA 44/491.0 COUNTY OF ANOKA I hereby certify that the within instrusted within are paid and the transfer is entered within a paid and the transfer is entered within
256.02 NOS 77 56 E NOS 77 56 E NOS 70 35	SOUTH SUPPLEMENTAL UNITS 401 thru 406 81.52 SOUTH SUPPLEMENTAL UNITS 401 thru 406 SOUTH SUPPLEMENTAL UNITS 201 thru 206 UNITS 201 thru 206 UNITS 201 thru 206 UNITS 201 thru 206	DRAINAGE AND UTILITY EASEMENTS ARE PER PLAT OF CLUB WEST AND ARE SHOWN AS THUS: (NOT TO SCALE)
253.74 R=865.00 R=865.00 Δ=1648'26" V/C S T V/C S T	8 107.42 S00°12'53"E PARICULATA Y	
\$88°21'10"W set and marked w 257.60 R=960.00 BENCH MARK	by 14 inch iron monument ith license number 20595 ument 60 400' (FT.) West of Intersection of 113th	Being 10 feet in width and adjoining right—of—way lines unless otherwise shown.
GRAPHIC SCALE 80 0 40 80 For the purposes	of this plat, the east line of ub West, is assumed to have	PIONEER LAND SURVEYORS • CIVIL ENGINEERS Engineering LAND PLANNERS • LANDSCAPE ARCHITECTS # # 2003/12386 #555-9

OFFICIAL PLAT

SITE PLAN (AS-BUILT)

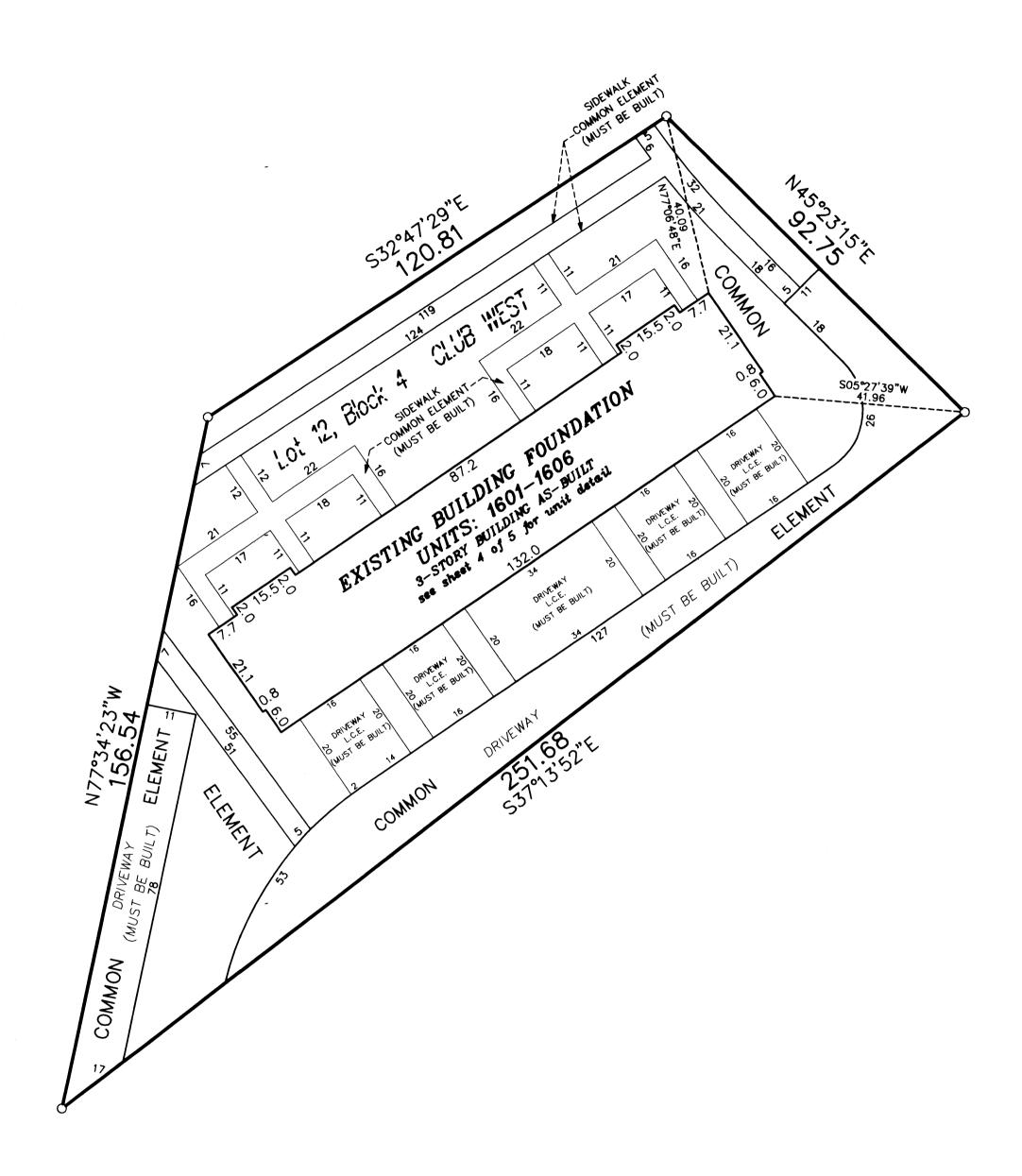
CIC NUMBER 115

WALLINGTON-BERKELEY, A CONDOMINIUM TENTH SUPPLEMENTAL CIC PLAT

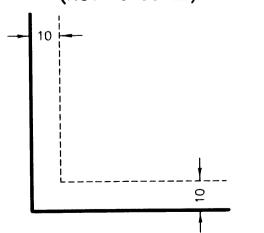
BK 4 OF CIC Pg 5

C.R. DOC. NO. 441491.0

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



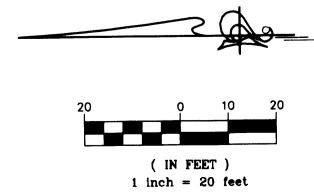
DRAINAGE AND UTILITY EASEMENTS
ARE PER PLAT OF CLUB WEST
AND ARE SHOWN AS THUS:
(NOT TO SCALE)



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

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

For the purposes of this plat, the east line of Lot 4, BLock 4, Club West, is assumed to have a bearing of South 11°08'34" East.





LAND SURVEYORS • CIVIL ENGINEERS

LAND PLANNERS • LANDSCAPE ARCHITECTS

#2003/12284. \$555°

SITE PLAN (AS-BUILT)

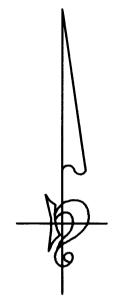
CIC NUMBER 115

WALLINGTON-BERKELEY CONDOMINIUM, A CONDOMINIUM TENTH SUPPLEMENTAL CIC PLAT

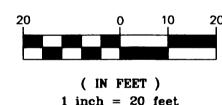
BK 6 of CIC Ag 5

C.R. DOC. NO. 441491.D

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



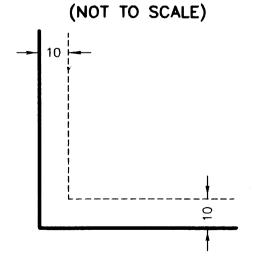
GRAPHIC SCALE



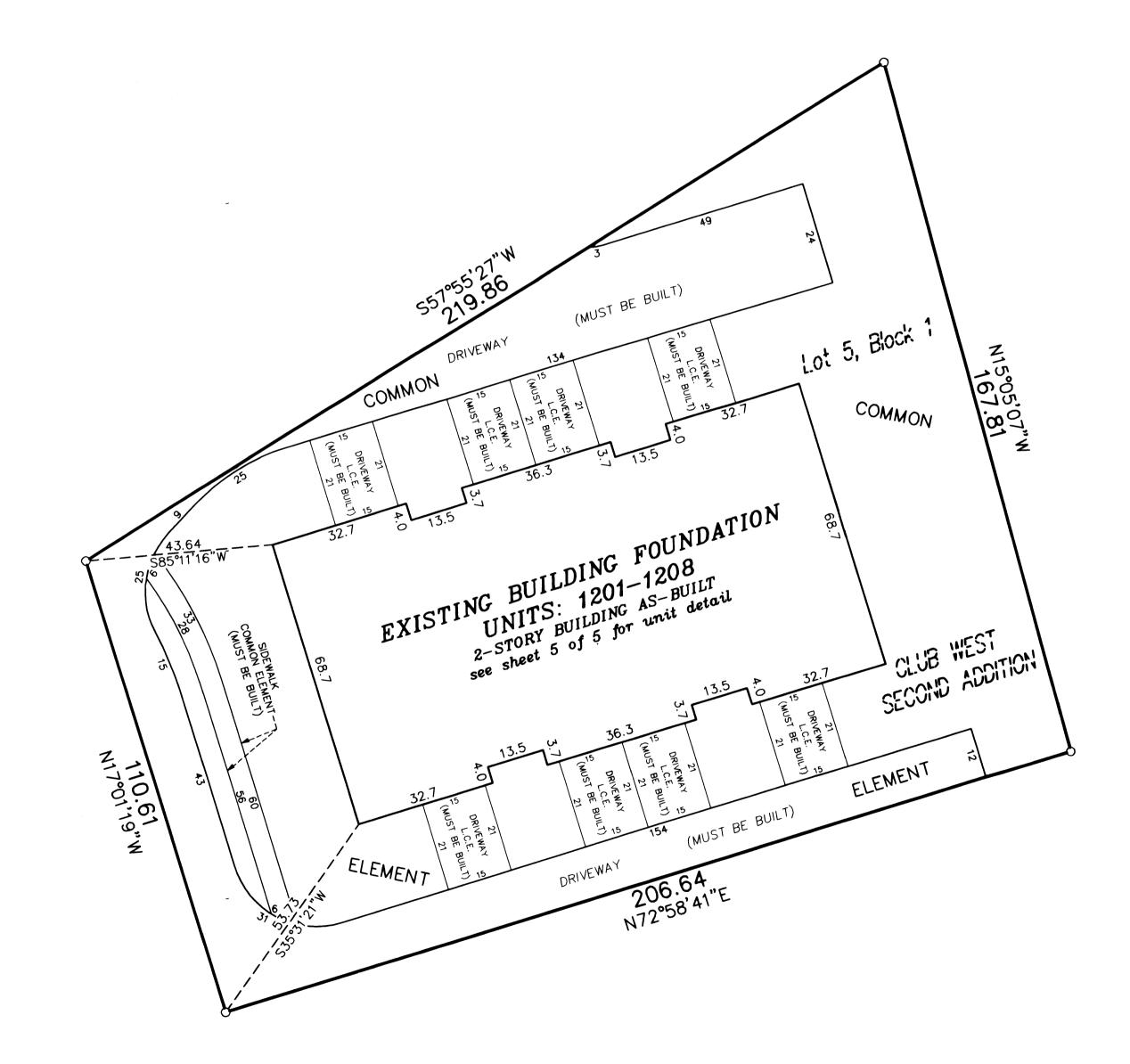
O Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595.

For the purposes of this plat, the east line of Lot 4, BLock 4, Club West, is assumed to have a bearing of South 11°08'34" East.

DRAINAGE AND UTILITY EASEMENTS ARE PER PLAT OF CLUB WEST AND ARE SHOWN AS THUS:



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



* PIONEER

* engineering

LAND SURVEYORS • CIVIL ENGINEERS

LAND PLANNERS • LANDSCAPE ARCHITECTS

#2003112286 #555°

OFFICIAL PLAT

BK 6 of CIC Pg 5

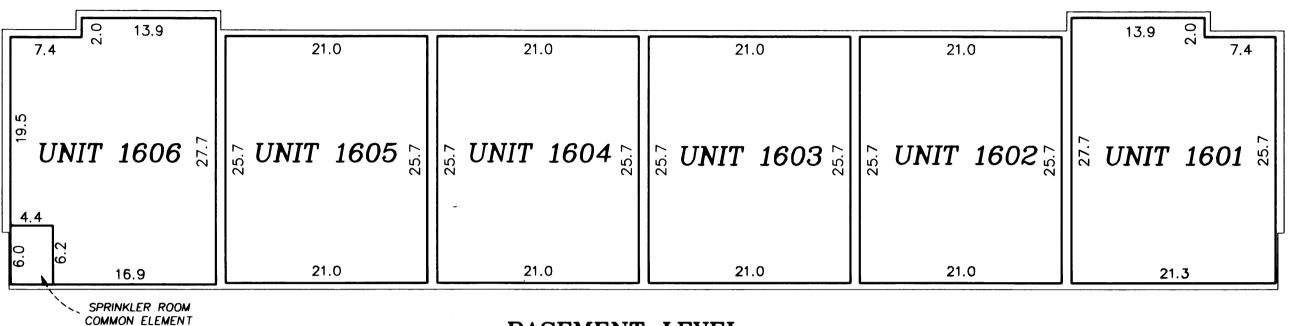
UNIT DETAIL (AS-BUILT)

CIC NUMBER 115

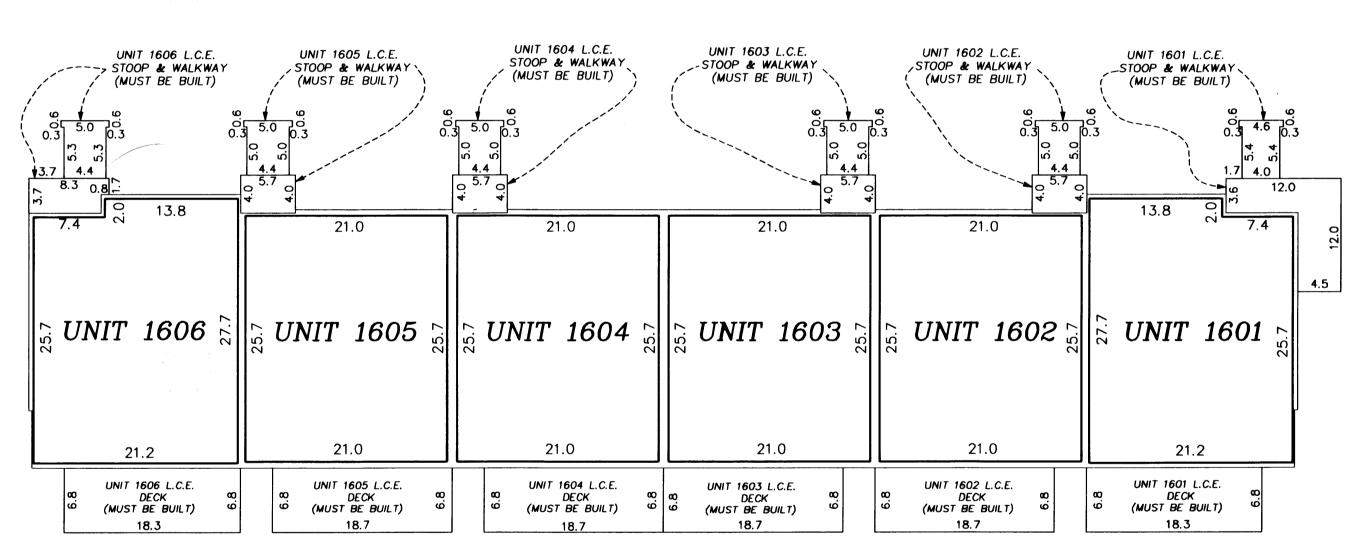
WALLINGTON-BERKELEY CONDOMINIUM, A CONDOMINIUM TENTH SUPPLEMENTAL CIC PLAT

CR DOC. NO. 441491.0

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



BASEMENT LEVEL



MAIN LEVEL

7.6 O 13.8	21.0	21.0	21.0	21.0	13.8 ° 7.6
UNIT 1606 %	¹ / ₂₅ UNIT 1605 ¹ / ₂₅	² UNIT 1604 ² 27	² UNIT 1603 ² 25	² UNIT 1602 ²	
0.4 O 6 21.0	21.0	21.0	21.0	21.0	0.4 0.9 21.0

UPPER LEVEL

Basement Level Elevations

All units garage floor elevation at garage door = 897.1 feet
All units garage floor elevation in rear of garage = 897.5 feet
All units garage ceiling elevations = 905.9 feet

Main Level Elevations

All units main level floor elevations = 907.1 feet
All units main level ceiling elevation = 916.3 feet

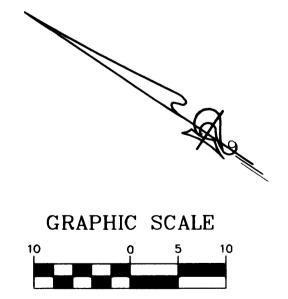
Upper Level Elevations

All units upper level floor elevations = 917.8 feet
All units upper level ceiling elevation = 926.0 feet

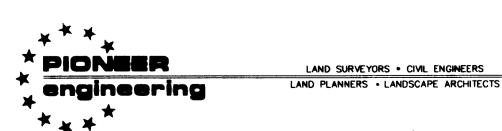
Elevations are referenced to a benchmark as noted on the site plan on Sheet 1 of 5 Sheets and are shown in feet and tenths of a foot.

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

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



(IN FEET)
1 inch = 10 feet



OFFICIAL PLAT BK6 of CK Pg5 CIC NUMBER 115 WALLINGTON-BERKELEY CONDOMINIUM, A CONDOMINIUM CR DOC. NO. 441491.0 UNIT DETAIL (AS-BUILT) TENTH SUPPLEMENTAL CIC PLAT CITY OF BLAINE COUNTY OF ANOKA SEC. 17, TWP. 31, RGE. 23 SECOND LEVEL 31.3 UNIT 1202 UNIT 1201 UNIT 1203 UNIT 1204 31.3 31.3 <u>Main Level Elevations</u> All units garage floor elevation = 896.6 feet All units garage ceiling elevations = 906.4 feet UNIT 1208 UNIT 1205 UNIT 1207 UNIT 1206 All Units main level floor elevations = 897.3 feet Units 1201, 1204, 1205, and 1208 main level ceiling elevation varies from 906.4 feet to 916.0 feet Units 1202, 1203, 1206, and 1207 main level ceiling elevations = 906.4 feet Second Level Elevations All units upper level floor elevation = 907.9 feet All units upper level ceiling elevations = 916.0 feet 31.3 31.3 - 1 -1 4.1 -- > 1.4 O MAIN LEVEL Elevations are referred to a benchmark as noted on the site plan 16.5 on Sheet 1 of 5 Sheets and are shown in feet and tenths of a foot. WENNERY BE L.C.E. = Limited Common Element UNIT 1202 L.C.E. UNIT 1203 L.C.E. STOOP (MUST BE BUILT) STOOP (MUST BE BUILT) C.E. = Common Element Interior dimensions shown are measured to the unfinished surface 14.0 14.0 of the walls, floors and ceiling. GARAGE 5 GARAGE GARAGE GARAGE 2.0 17.0 17.0 17.4 6.0 UNIT 1201 UNIT 1202 UNIT 1203 UNIT 1204 UNIT 1201 L.C.E. STOOP, PATIO, SIDEWALK < UNIT 1204 L.C.E. (MUST BE BUILT) > STOOP, PATIO, SIDEWALK

WATER ROOM

(MUST BE BUILT)

COMMON ELEMENT

STOOP, PATIO, SIDEWALK (MUST BE BUILT)

UNIT 1208 L.C.E.

31.2

31.2

UNIT 1208

GARAGE

31.0

31.0

UNIT 1207

14.0

UNIT 1207 L.C.E.

STOOP (MUST BE BUILT) 1.3 17.0

GARAGE

31.0

31.0

UNIT 1206

14.0

13.9

UNIT 1206 L.C.E.

(MUST BE BUILT)

17.0

GARAGE

6.0

5.2 6.0

6.0

31.2

31.2

UNIT 1205

31.2|

16.5

17.4

GARAGE

5.2 =-0.3

ELECTRIC ROOM

COMMON ELEMENT

UNIT 1205 L.C.E.

>> STOOP, PATIO, SIDEWALK (MUST BE BUILT) GRAPHIC SCALE

O 5 10

(IN FEET)
1 inch = 10 feet

LAND PLANNERS . LANDSCAPE ARCHITECTS

LAND SURVEYORS . CIVIL ENGINEERS

SHEET 5 OF 5 SHEETS