

BK7 of CIC pg 34

CIC NUMBER 142 THE COVE AT MISSISSIPPI WEST COURT HOMES A CONDOMINIUM FOURTEENTH SUPPLEMENTAL CIC PLAT

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

- Denotes found monument

DRIVE

S6303464

S6303.81 56303.46°E

BENCH MARK

Judicial Land Mark located at the most Northeast corner of Outlot A. RIVENWICK THIRD ADDITION Elevation= 859.04 (NGVD 1929)

For the purposes of this plat, the most southerly line of Lot 11, Block 2, RIVENWICK THIRD ADDITION, is assumed to have a bearing of North 89°19'12" East.

DRAINAGE & UTILI

 $\Delta = 59^{\circ}02'3'$

R=100.00 4=59°02'3

EASEMENT

366.32 R=760.00 $\Delta=273702$

I, Terrence E. Rothenbacher, hereby certify that the work was undertaken by or reviewed and approved by me for this FOURTEENTH SUPPLEMENTAL CIC Plat of CIC Number 142, THE COVE AT MISSISSIPPI WEST COURT HOMES, A CONDOMINIUM, being located upon:

Lot 1, Block 2, RIVENWICK THIRD ADDITION, Anoka County, Minnesota,

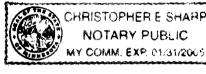
and that the CIC Plat fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-110.

Dated this <u>9th</u> day of <u>normber</u>, 200<u>4</u>.

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

STATE OF MINNESOTA COUNTY OF ANOKA

a Licensed Professional Land Surveyor.



1. BRIAN F. KALLIO

completed.

Dated this <u>9</u>^{+h} day of <u>norm</u> 200<u>4</u>.

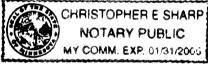
STATE OF MINNESOTA COUNTY OF ANOKA

a Registered Professional Engineer.

DRAINAGE & UTILITY EASEMENT OVER ALL OF LOT 11

107.23 N89°19'12"E

 $R \mid V \in N$



This FOURTEENTH SUPPLEMENTAL CIC plat is part of the Declaration recorded as Document No. 1970615.002 on this 15 day of November, 2004. CITY OF RAMSEY COUNTY OF ANOKA SEC. 34, TWP. 32, RGE. 25 X.3Y CERTER THAT THE COPKERT AND PLIND JANE TAXES ON THE LANUS DESCRIB WITHIN ARE KALL AND THE TRANSFER IS The foregoing certificate was acknowledged before me this <u>9</u>^m day of <u>november</u>, 200<u>4</u>, by Terrence E. Rothenbacher, - - / CHRISTOPHER E SHAPP NOTARY PUBLIC Notary Public, Anoka County, Minnesota My Commission Expires Jan. 31, 2005 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 bin ! Kalle Registered Professional Engineer Minnesota Registration No. 25817 The foregoing certificate was acknowledged before me this _____ day of ______ by BRIAN F. KALLIO Notary Public, Ánoka County, Minnesota My Commission Expires Jan. 31, 2005 Checked and approved this <u>15 TH</u> day of <u>November</u>, 200<u>4</u>. Larry D. Hoium by Charles F. Getzen, " Anoka County Surveyor 16.37 - 513°07'59'' PARK 3 IT'L'UM THE MOST SOUTHERLY LINE OF LOT 11, BLOCK 2, RIVENWICK THIRD ADDITION GRAPHIC SCALE X 66 (IN FEET) 1 Inch = 80 Feet WICK \$296.50 SHEET 1 OF 3 SHEETS

OFFICIAL PLAT

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SITE PLAN (AS-BUILT)

⁵²⁶ 92.66 W

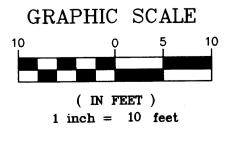
COMMON

15:18-5"W

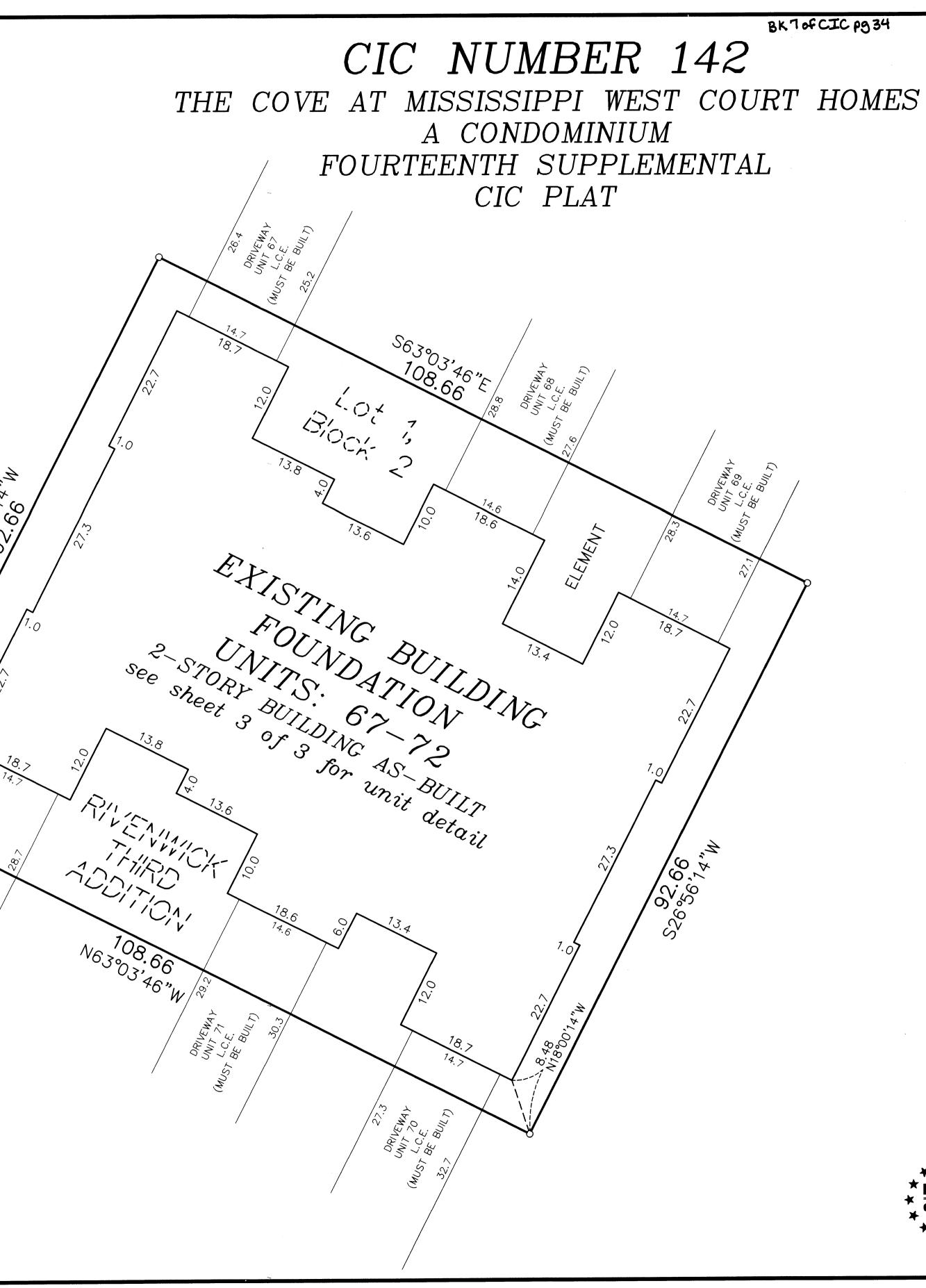
DRIVEWAY

(MUST

N



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C.R. DOC. NO.

CITY OF RAMSEY COUNTY OF ANOKA SEC. 34, TWP. 32, RGE. 25

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

For the purposes of this plat, the most Southerly line of Lot 11, Block 2, RIVENWICK THIRD ADDITION, is assumed to have a bearing of North 89°19'12" East.

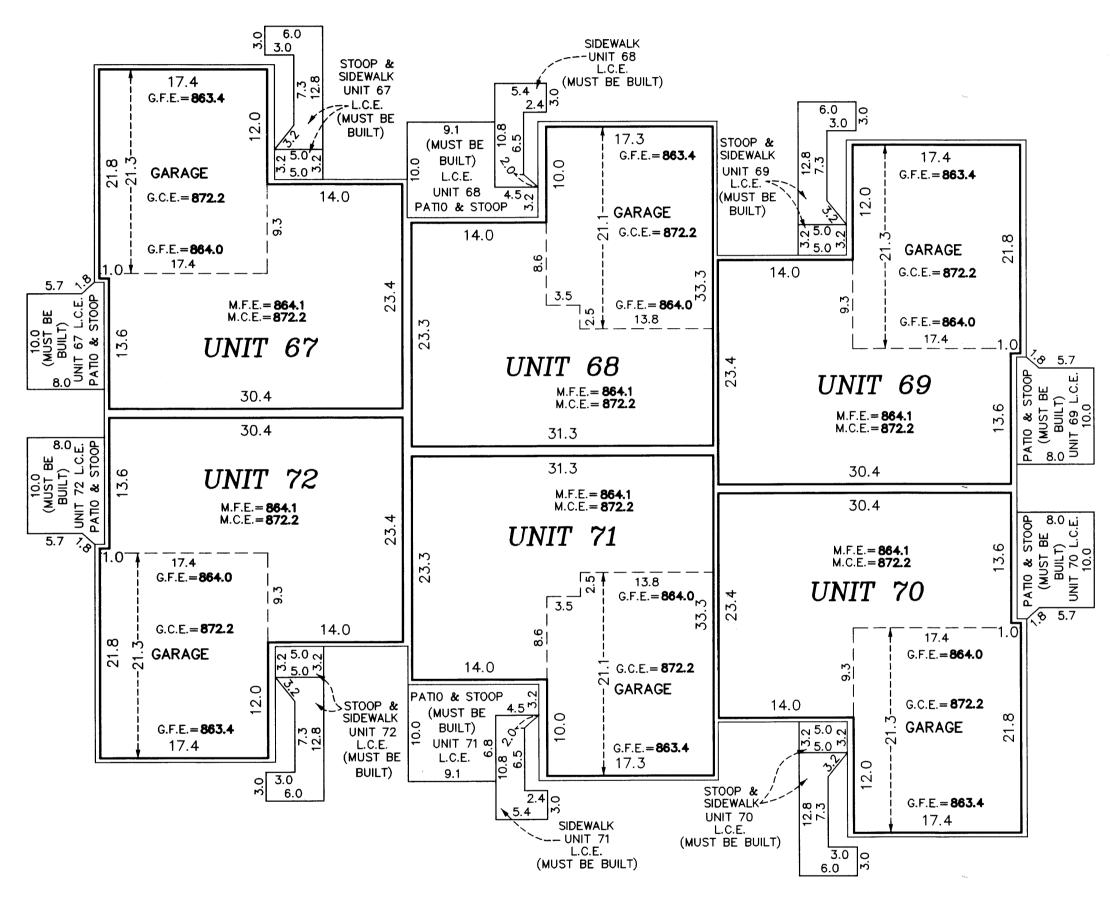
* PIONEER engineering ***

LAND SURVEYORS . CIVIL ENGINEERS LAND PLANNERS . LANDSCAPE ARCHITECTS

OFFICIAL PLAT

UNIT DETAIL (AS-BUILT)

MAIN LEVEL



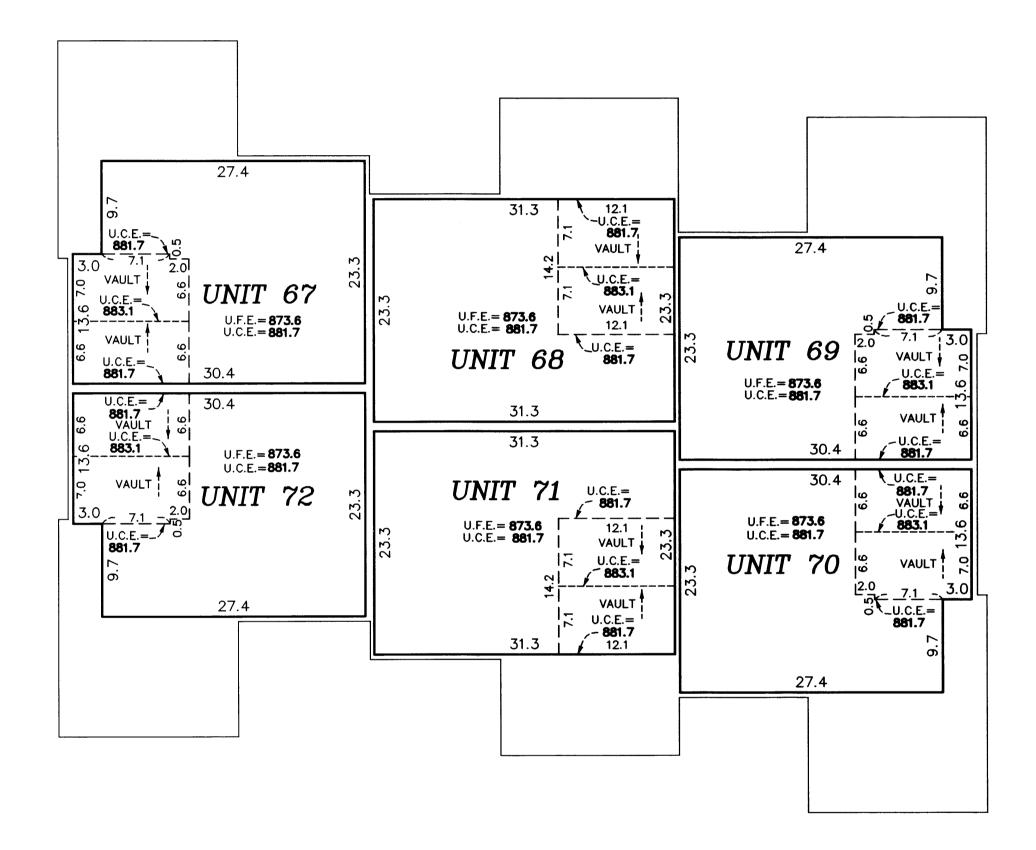
Garage Floor Elevation = G.F.E. Garage Ceiling Elevation = G.C.E.Main Level Floor Elevation =M.F.E. Main Level Ceiling Elevation = M.C.E.Upper Level Floor Elevation = U.F.E. Upper Level Ceiling Elevation = U.C.E. L.C.E. = Limited Common Element C.E. = Common Element

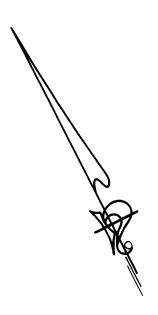
Interior dimensions shown are measured to the unfinished surface of the walls, floors and ceiling.

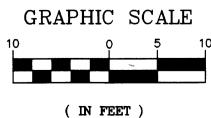
Elevations are referred to a benchmark as noted on the site plan on Sheet 1 of 3 Sheets and are shown in feet and tenths of a foot.

CIC NUMBER 142 THE COVE AT MISSISSIPPI WEST COURT HOMES A CONDOMINIUM FOURTEENTH SUPPLEMENTAL CIC PLAT

UPPER LEVEL







1 inch = 10 feet

CR DOC. NO.

CITY OF RAMSEY COUNTY OF ANOKA SEC. 34, TWP. 32, RGE. 25



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