

OFFICIAL PLAT

Office of REGISTRAR OF TITLES
STATE OF MINNESOTA
COUNTY OF ANOKA
470890.0
I hereby certify that the within instrument was
filed in this office on July 2, 2004
at 9:01 o'clock A.M.
Maureen J. Devine, Registrar of Titles
By GKE
Deputy Registrar of Titles

**CIC NUMBER 165
A CONDOMINIUM
EDGE OF EGRET CONDOMINIUM
CIC PLAT
SITE PLAN**

Bk 7 of C10, pg 12

I HEREBY CERTIFY THAT THE CURRENT AND
DELINQUENT TAXES ON THE LANDS DESCRIBED
HEREIN ARE PAID AND THE TRANSFER IS
ENTERED
July 2, 2004
MAUREEN J. DEVINE
PROPERTY TAX ADMINISTRATOR
BY S. Culver
DEPUTY PROPERTY TAX ADMINISTRATOR

This CIC Plat is part of the declaration filed as

Document No. 470890
Signed on this 2nd day of July, 2004
Anoka County Recorder-Registrar of Titles

City of Coon Rapids
County of Anoka
Sec 24, T31, R24

I, Richard L. Licht, do hereby certify that the work was undertaken by or reviewed and approved by me for
this CIC PLAT of CIC NUMBER 165, A CONDOMINIUM, EDGE OF EGRET CONDOMINIUM, being located upon:

Tracts A and E, Registered Land Survey No. 83, files of the Registrar of Titles, Anoka County,
Minnesota.

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

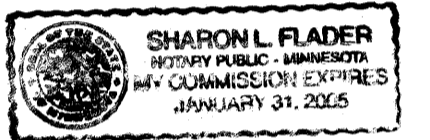
Dated this 19th day of May, 2004

Richard L. Licht
Richard L. Licht, Licensed Land Surveyor
Minnesota License No. 26724

State of Minnesota
County of HENNEPIN

The foregoing instrument was acknowledged before me this 19th day of MAY
2004 by Richard L. Licht, a Licensed Land Surveyor.

Sharon R. Glader
Notary Public, SHERBURNE County, Minnesota
My Commission Expires January 31, 2005.



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

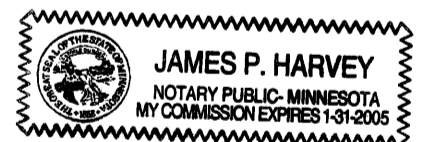
Dated this 26th day of MAY, 2004

Thomas Obermeyer
Thomas OBERMEYER, Licensed Architect
Minnesota License No. 11733

State of Minnesota
County of Hennepin

The foregoing instrument was acknowledged before me this 26th day of May
2004, by Thomas OBERMEYER, a Licensed Architect.

James P. Harvey
Notary Public, Hennepin County, Minnesota
My Commission Expires Jan. 31, 2005



SURVEY DIVISION, Anoka County, Minnesota

This CIC PLAT has been reviewed and is approved this 6th day of JULY, 2004.

Larry D. Hoium
LARRY D. HOIUM, Anoka County Surveyor

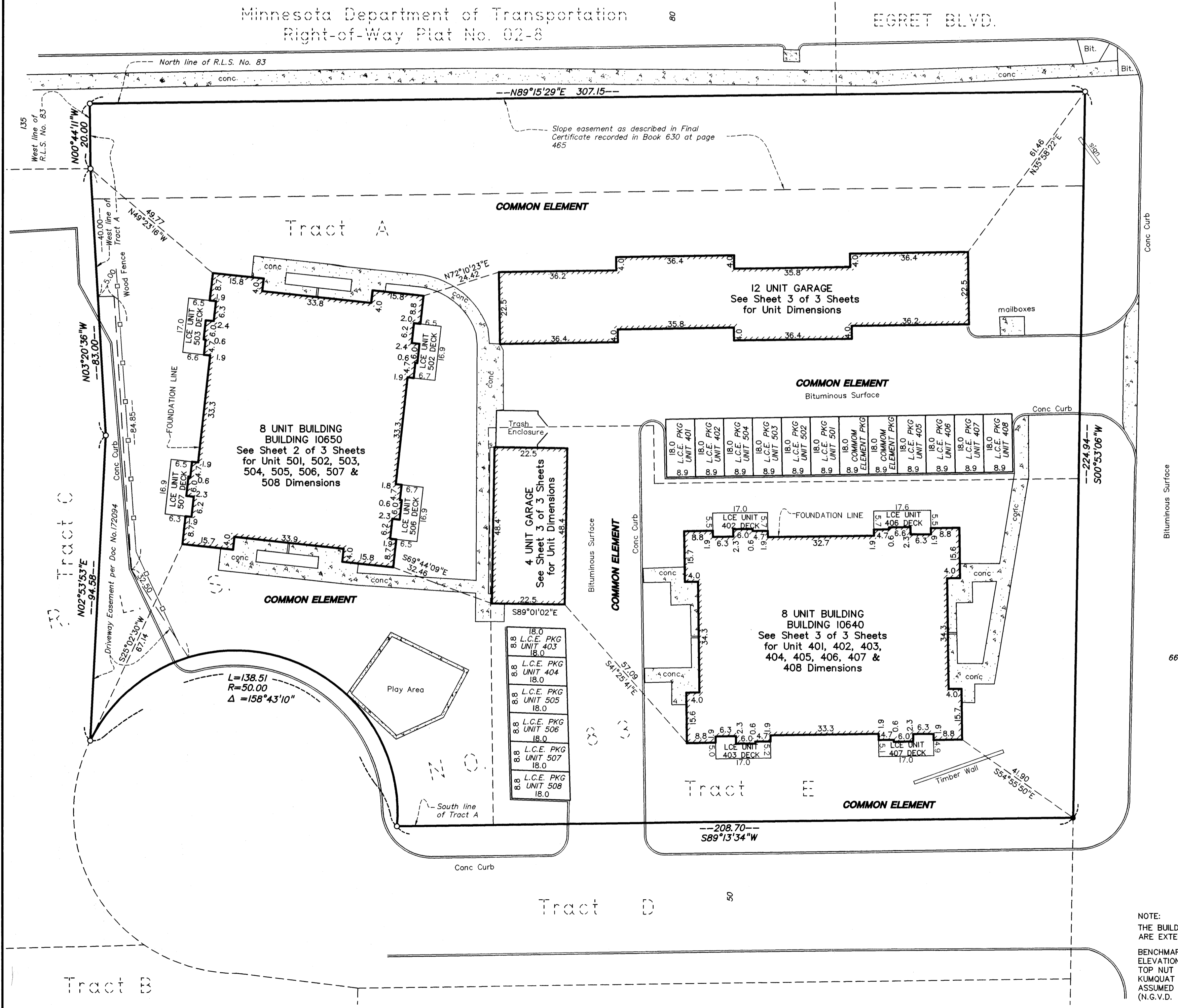
● DENOTES IRON MONUMENT FOUND
○ DENOTES 1/2 INCH X 1/4 INCH IRON
MONUMENT SET AND MARKED "RLS 26724"

— WOOD FENCE
— CONCRETE CURB
— CONCRETE SURFACE

PKG = PARKING SPACE
CE = COMMON ELEMENT
LCE = LIMITED COMMON ELEMENT

0 20 40
SCALE IN FEET

NORTH



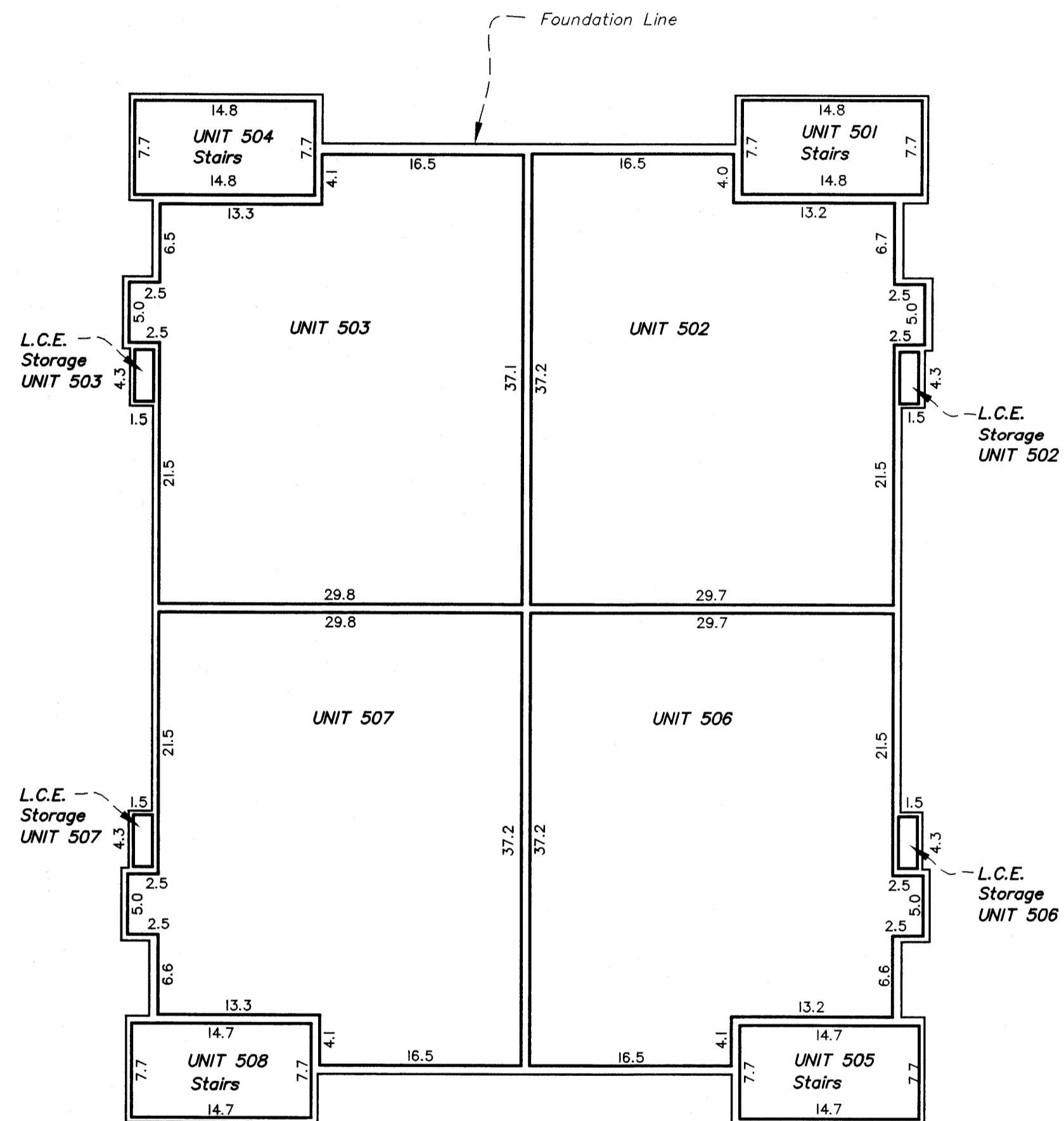
NOTE:
THE BUILDING DIMENSIONS SHOWN
ARE EXTERIOR DIMENSIONS

BENCHMARK:
ELEVATIONS SHOWN HEREON ARE BASED ON
TOP NUT HYDRANT, AT THE SE QUADRANT
KUMQUAT AND EGRET, AS HAVING AN
ASSUMED ELEVATION OF 886.14 FEET
(N.G.V.D. 1929)

FOR THE PURPOSES OF THIS PLAT THE
SOUTH LINE OF TRACT E IS ASSUMED
TO HAVE A BEARING OF S89°13'34"W
2004091662 \$595.00

**LOUCKS
ASSOCIATES**

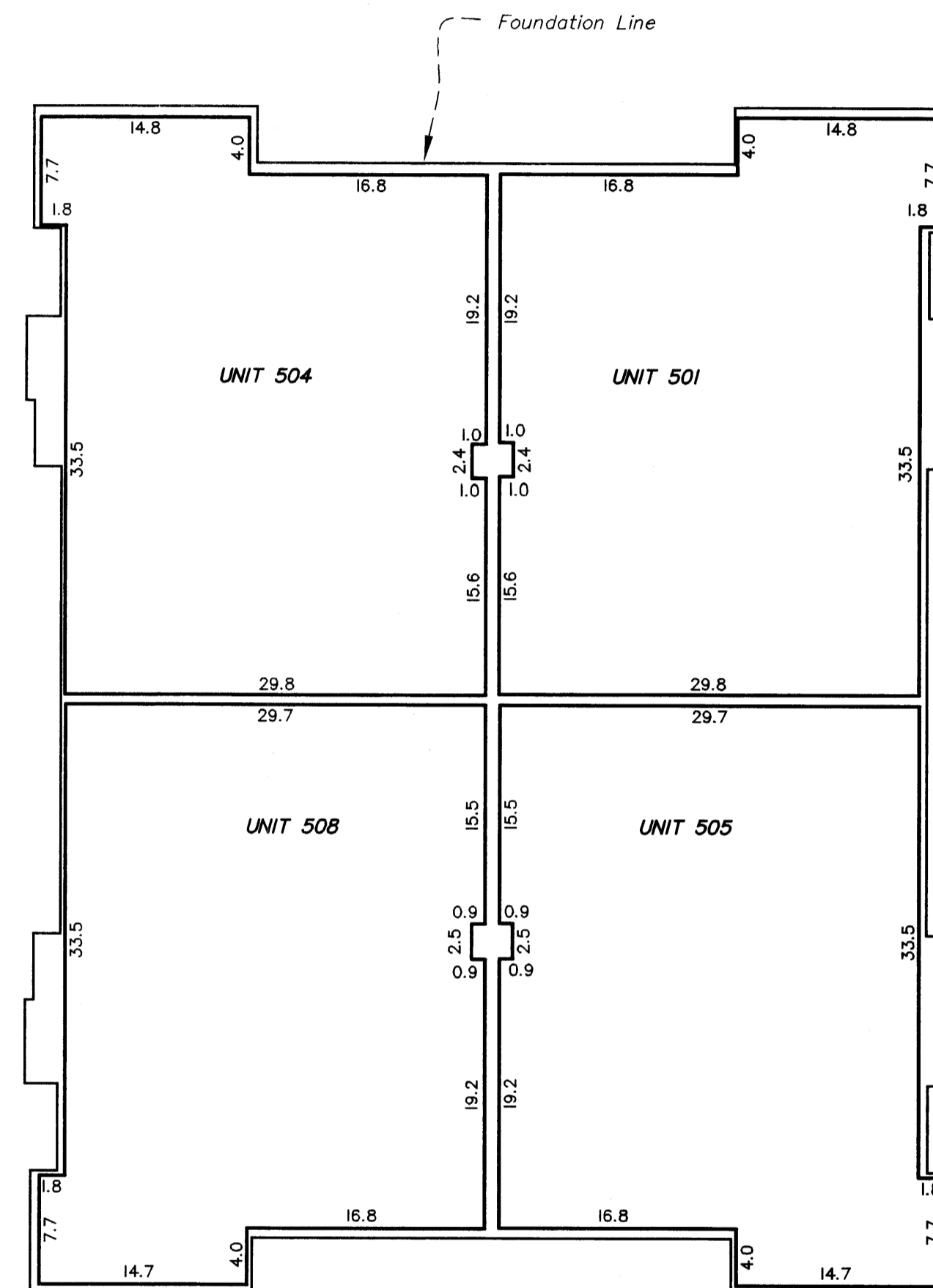
CIC NUMBER 165 A CONDOMINIUM EDGE OF EGRET CONDOMINIUM CIC PLAT FLOOR PLANS



FIRST FLOOR PLAN

FIRST FLOOR ELEVATION 880.9 FEET
FIRST FLOOR CEILING ELEVATION 888.9 FEET
STAIR FLOOR ELEVATION 880.9 FEET
STAIR CEILING ELEVATION 888.9 FEET

BUILDING 10650



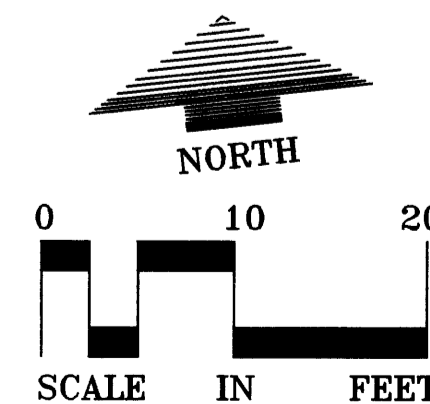
SECOND FLOOR PLAN

SECOND FLOOR ELEVATION 890.9 FEET
SECOND FLOOR CEILING ELEVATION 898.9 FEET

UNIT DIMENSIONS AND ELEVATIONS ARE MEASURED FROM FACE OF INTERIOR WALLS AND CEILINGS.

ELEVATIONS SHOWN ARE REFERENCED TO A BENCHMARK AS NOTED ON SHEET 1 OF 3 SHEETS.

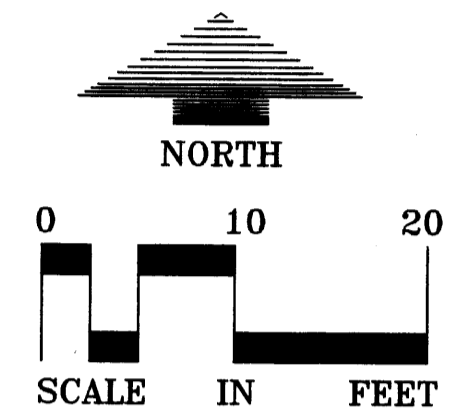
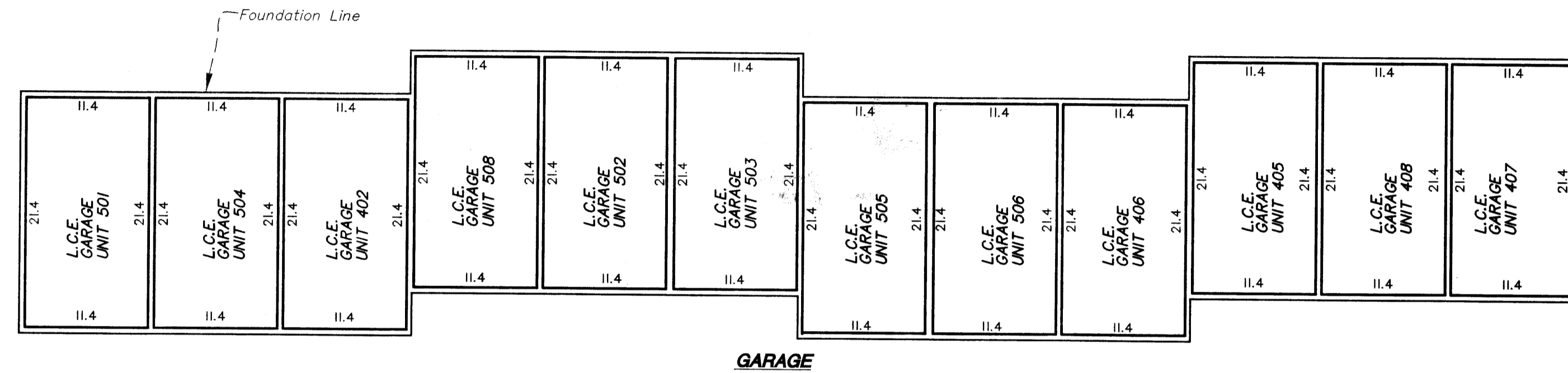
LCE = LIMITED COMMON ELEMENT.



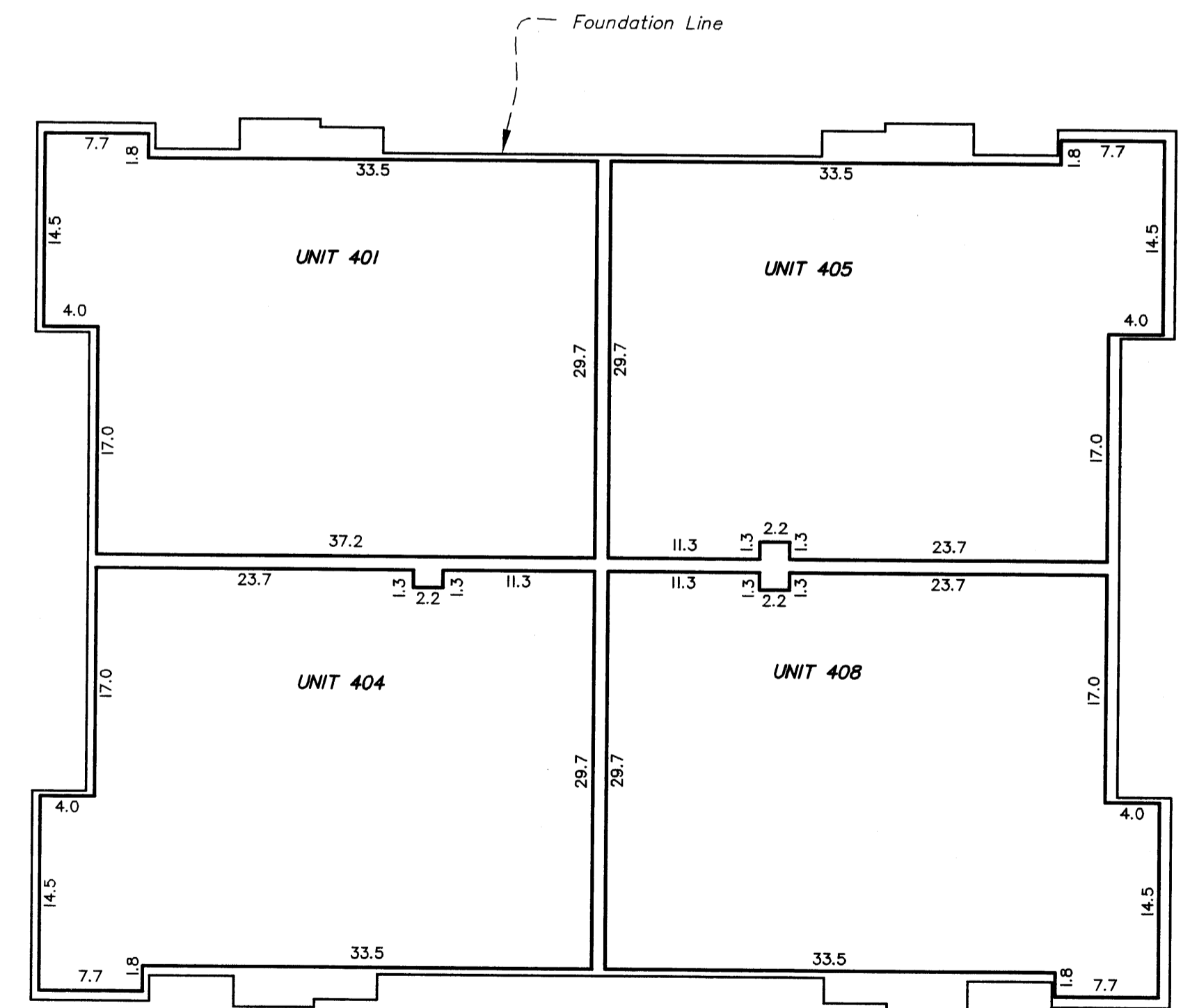
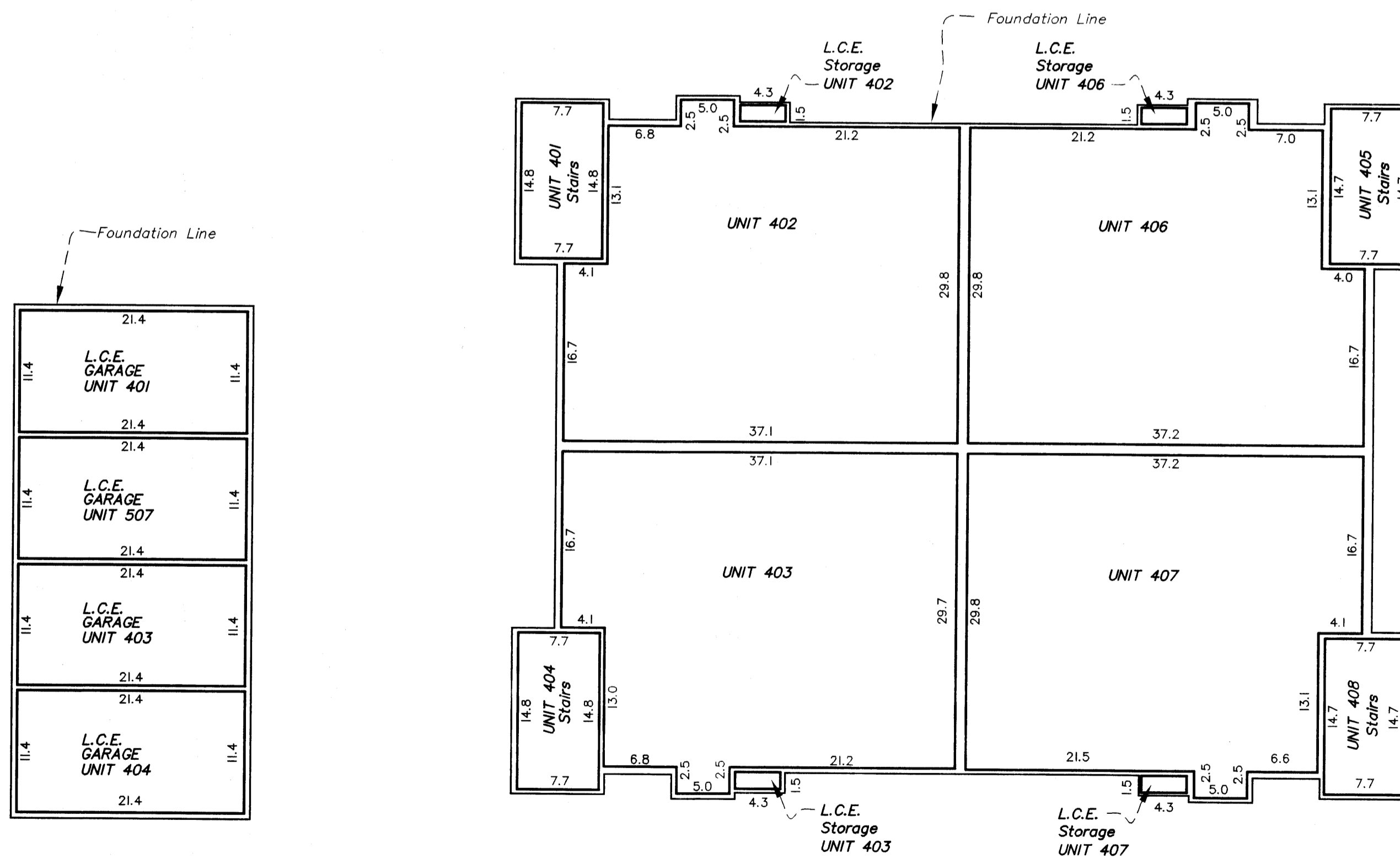
2004091662 \$595.00

**LOUCKS
ASSOCIATES**

CIC NUMBER 165 A CONDOMINIUM EDGE OF EGRET CONDOMINIUM CIC PLAT FLOOR PLANS



UNIT DIMENSIONS AND ELEVATIONS ARE MEASURED FROM FACE OF INTERIOR WALLS AND CEILINGS.
ELEVATIONS SHOWN ARE REFERENCED TO A BENCHMARK AS NOTED ON SHEET 1 OF 3 SHEETS.
LCE = LIMITED COMMON ELEMENT.



GARAGE

FIRST LEVEL

FIRST FLOOR ELEVATION 882.7 FEET
FIRST FLOOR CEILING ELEVATION 890.7 FEET
STAIR FLOOR ELEVATION 882.7 FEET
STAIR CEILING ELEVATION 900.7 FEET

**BUILDING 10640
FLOOR PLANS**

SECOND LEVEL

SECOND FLOOR ELEVATION 892.7 FEET
SECOND FLOOR CEILING ELEVATION 900.7 FEET

2004091662 \$595.00