

# RIVENWICK VILLAGE 3RD ADDITION

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

KNOW ALL PERSONS BY THESE PRESENTS: That Paxmar, LLC, a Minnesota limited liability company, owner of the following described property:

Outlot A, RIVENWICK VILLAGE, according to the recorded plat thereof, Anoka County, Minnesota  
Has caused the same to be surveyed and platted as RIVENWICK VILLAGE 3RD ADDITION and does hereby dedicate to the public for public use the drainage and utility easements as shown on this plat.

In witness whereof said Paxmar, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 21<sup>st</sup> day of August, 2019.

Paxmar, LLC  
*Kent A. Roessler*  
Kent A. Roessler, Chief Manager

STATE OF Minnesota  
COUNTY OF Anoka

This instrument was acknowledged before me on August 21<sup>st</sup>, 2019 by Kent A. Roessler, Chief Manager of Paxmar, LLC, a Minnesota limited liability company, on behalf of the company.

*Jennifer Gotschalk* (Signed)  
Jennifer Gotschalk (Printed)  
Notary Public, Anoka County, Minnesota  
My commission expires January 31<sup>st</sup>, 2021

I, Thomas R. Balluff do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 16<sup>th</sup> day of August, 2019.

*Thomas R. Balluff*  
Thomas R. Balluff, Licensed Land Surveyor  
Minnesota License No. 40361

STATE OF Minnesota  
COUNTY OF Anoka

This instrument was acknowledged before me on August 16, 2019 by Thomas R. Balluff.

*Cynthia J. Morical* (Signed)  
Cynthia J. Morical (Printed)  
Notary Public, Hennepin County, Minnesota  
My commission expires January 31, 2020

CITY COUNCIL, CITY OF RAMSEY, MINNESOTA

This plat of RIVENWICK VILLAGE 3RD ADDITION was approved and accepted by the City Council of the City of Ramsey, Minnesota at a regular meeting thereof held this 9<sup>th</sup> day of July, 2019, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF RAMSEY, MINNESOTA

By: *John L. [Signature]* Mayor

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 6<sup>th</sup> day of September, 2019.

By: *Charles F. Gitzen*  
Charles F. Gitzen  
Anoka County Surveyor

COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2019 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this 6 day of September, 2019.

By: *Jonell M. Sawyer*  
Jonell M. Sawyer  
Property Tax Administrator  
Deputy

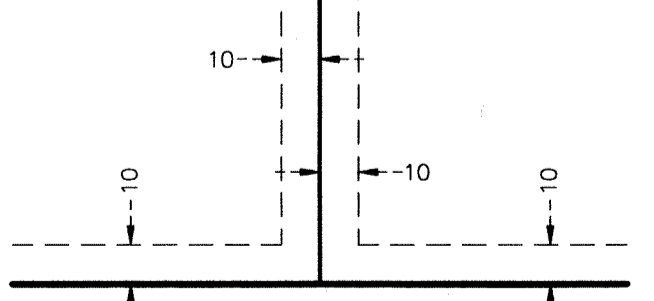
COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

I hereby certify that this plat of RIVENWICK VILLAGE 3RD ADDITION was filed in the office of the County Recorder/Registrar of Titles for public record on this 10 day of September, 2019, at 2:58 o'clock P.M. and was duly recorded as Document Number 2237713.001

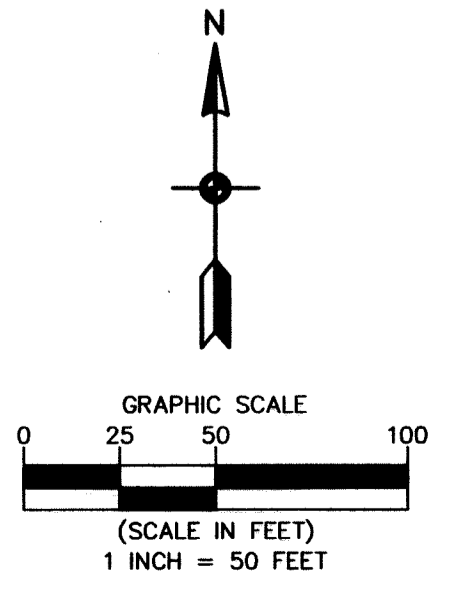
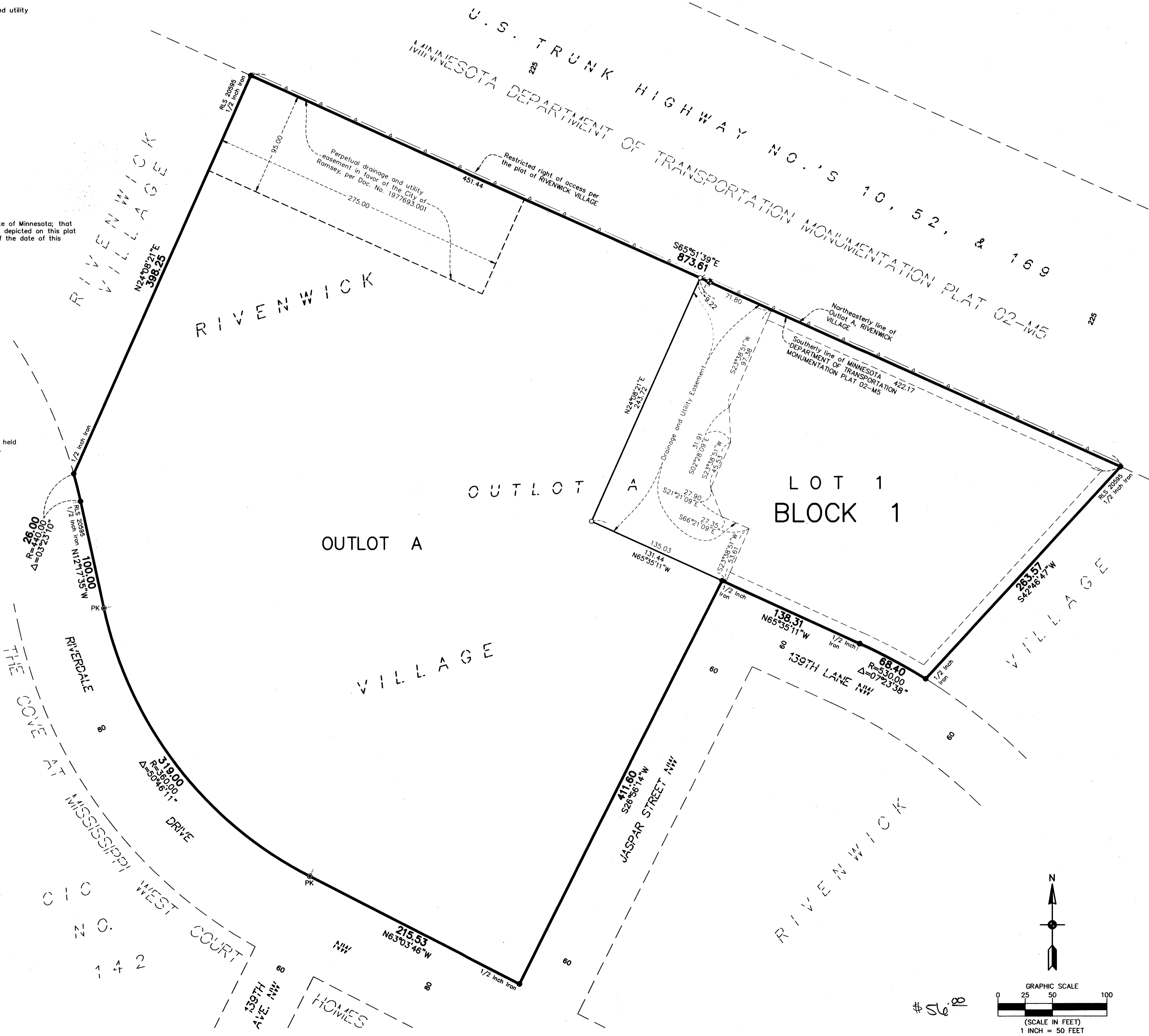
By: *Jonell M. Sawyer*  
Jonell M. Sawyer  
County Recorder/Registrar of Titles  
Deputy

### DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



being 10 feet in width, and adjoining side lot lines, and 10 feet in width and adjoining right of way lines and rear lot lines unless otherwise shown on this plat.

- ◆ Denotes Found Right of Way Disk
- Denotes 5/8 inch by 14 inch Rebar, set or to be set within one year of recording of this plat and marked with license number 40361
- Denotes Found Iron Monument unless otherwise noted
- PK Denotes Found PK Nail
- △ Denotes Restricted Right of Access, per the plat of RIVENWICK VILLAGE





Record  
Accom.

Record ID 4232140

**THIS DOCUMENT NUMBER REPRESENTS A PLAT**  
This page has been added for recording purposes only. It is not part of the document.

MUNICIPALITY: RAMSEY CERTIFIED BY: [Signature] ON: 9-6-19'

MAP # 4492

**2237713.001**

DOC. DATE: 8/21/19' NO OF PAGES: 1

PLAT  
SHORT NAME: RIVENWICK VILLAGE 3RD ADDITION  
LONG NAME: RIVENWICK VILLAGE 3RD ADDITION

A/T	PARENT PINS & TCA CODES	RES	GRANTORS (Fees, C/Ps, Mortgagees)
A	34-32-25-22-0045 630111	N	PAXMAR LLC

FILED BY: Customhome Builders PHONE: \_\_\_\_\_

TAXPAYER NAME: PAXMAR LLC

ADDRESS: 2850 CUTTERS GROVE AVE STE 207, ANOKA, MN 55303

**NEW PARCELS**

LOT	BLOCK	LOT	BLOCK	LOT	BLOCK
1	1				
O/LA					

DELQ & CURRENT TAXES ARE PAID: \_\_\_\_\_

INITIALS: [Signature] DATE: 9-6-19'

DIV. NO.: \_\_\_\_\_

ANOKA COUNTY MINNESOTA

Document No.: 2237713.001 ABSTRACT

I hereby certify that the within instrument was filed in  
this office for record on: 09/06/2019 2:39:00 PM

Fees/Taxes In the Amount of \$56.00

JONELL M. SAWYER

Anoka County Property Tax

Administrator/Recorder/Registrar of Titles

TDD, Deputy

Record ID: 4232140