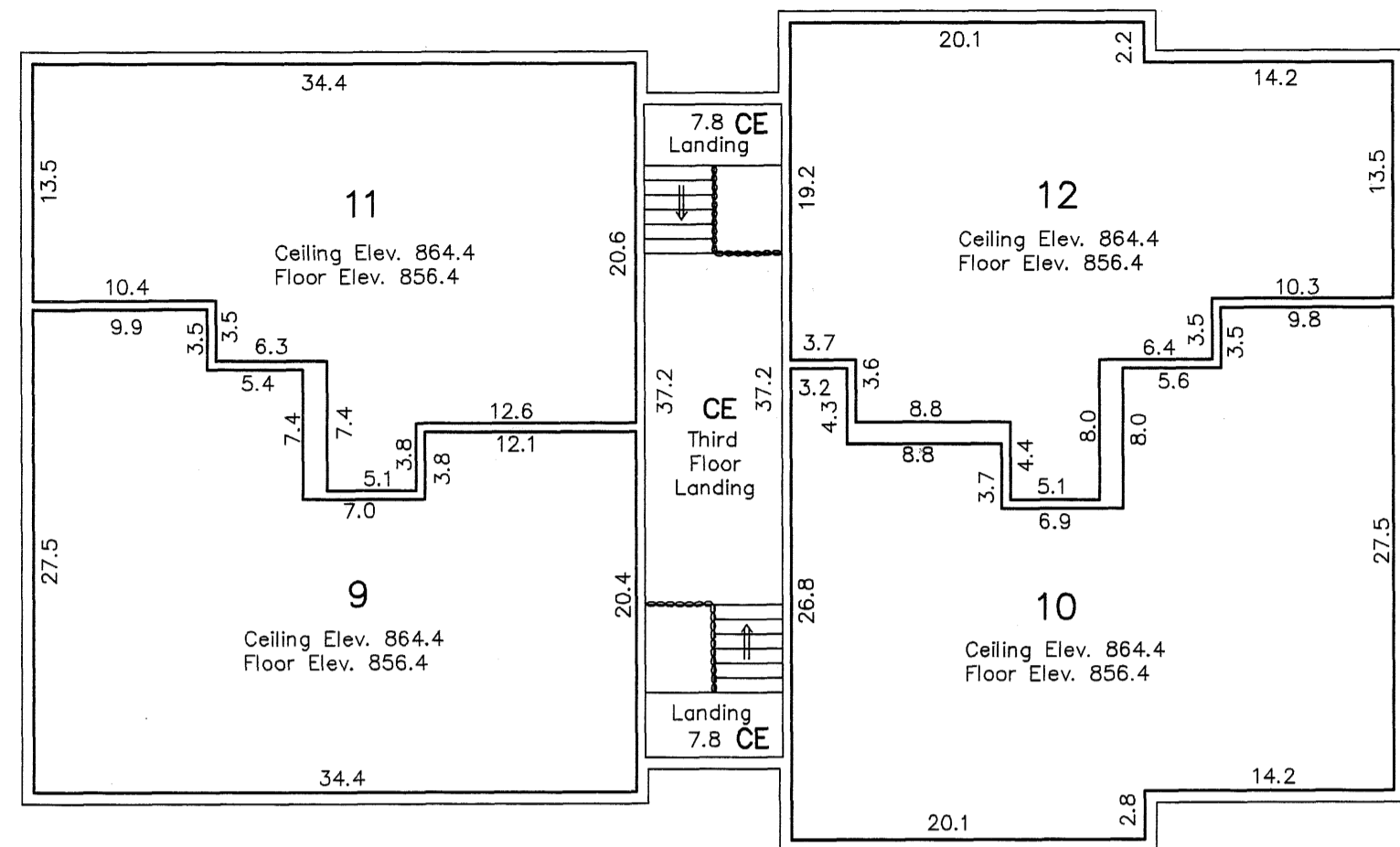


This CIC Plat is part of the Declaration recorded as Document No. 1986483.002 on this 2nd day of August, 2006. Maureen J. Devine County Recorder

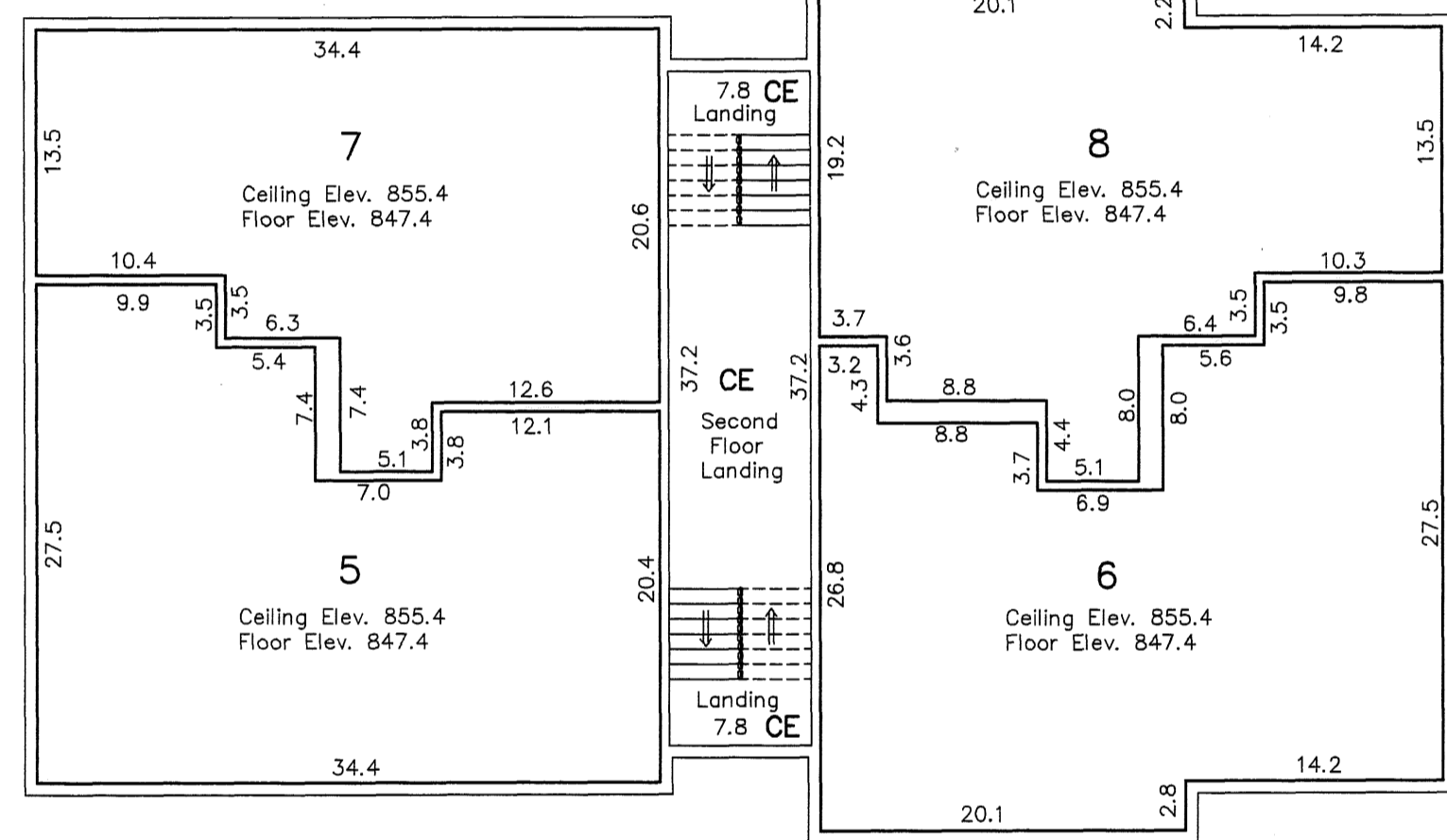
City of Fridley County of Anoka Section 22, T30, R24

Unit Detail

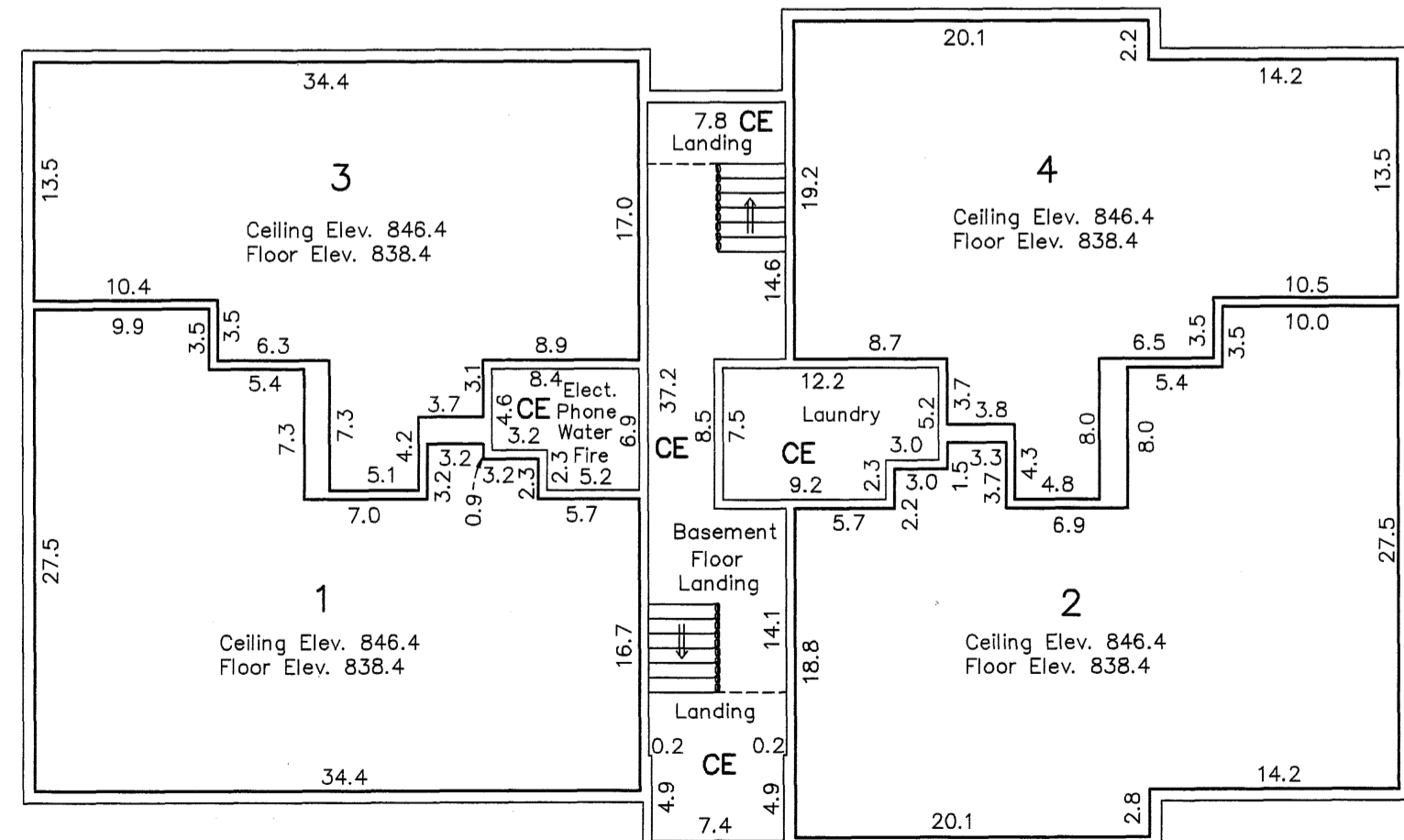
CIC NUMBER 245 A Condominium ISLANDS OF PEACE 151 CIC PLAT



Third Floor Scale: 1"=10'

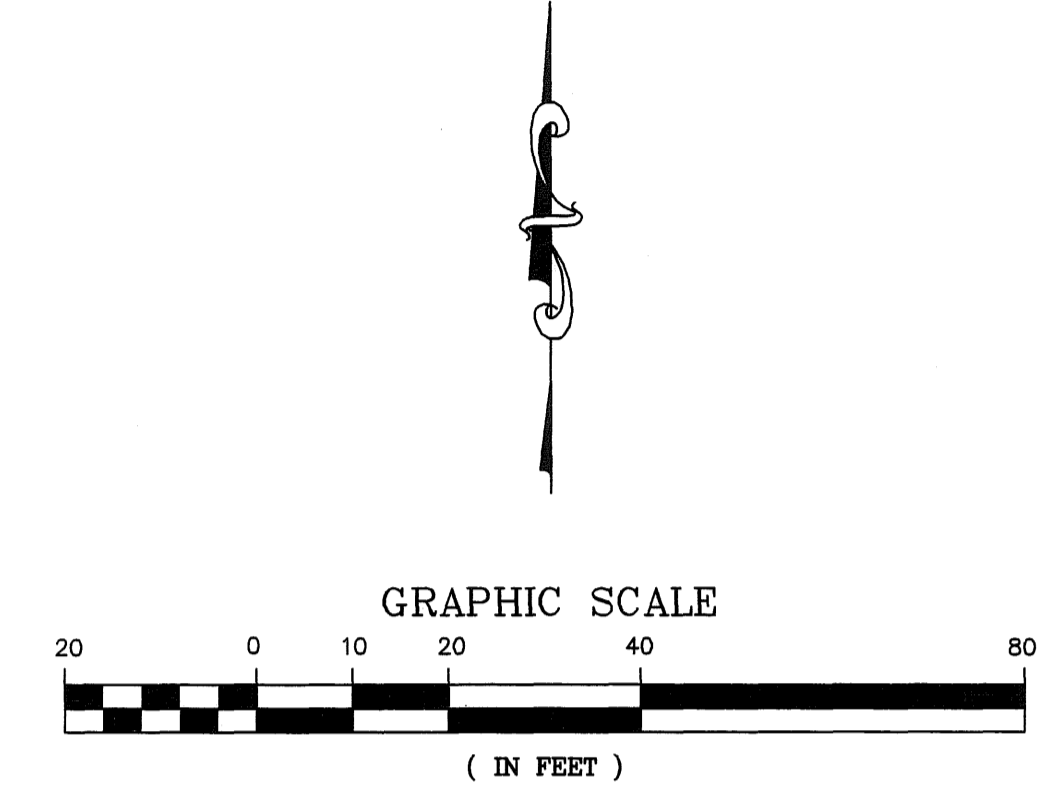
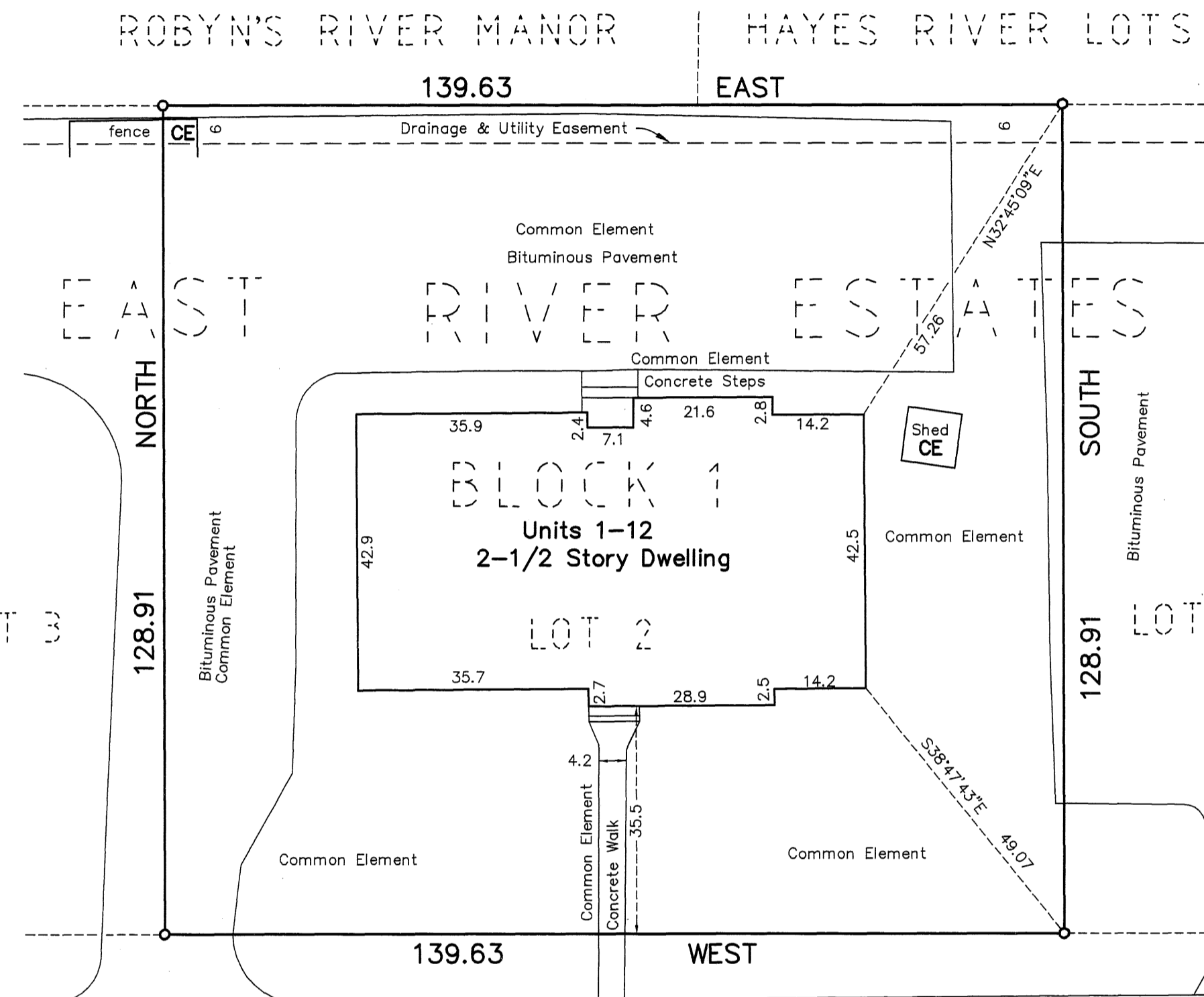


Second Floor Scale: 1"=10'



Basement Floor Scale: 1"=10'

Elevations are referred to a Benchmark as noted on the Site Plan, and are shown in feet and tenths of a foot. Interior dimensions shown are measured to the finished surface of walls, floors, and ceilings.



FOR THE PURPOSES OF THIS CIC PLAT, THE SOUTH LINE OF LOT 2, BLOCK 1, EAST RIVER ESTATES IS ASSUMED TO HAVE A BEARING OF WEST.

- DENOTES FOUND IRON MONUMENT
○ DENOTES 1/2" IRON PIPE SET AND MARKED BY MINNESOTA LICENSE NO. 15612.
CE DENOTES COMMON ELEMENT
← DENOTES DIRECTION TO HIGHER ELEVATION

BENCHMARK: Top Nut Hydrant in NW corner of East River Road and Island Park Drive NE Elevation = 845.58 (NGVD 1929.)

Distances are shown in feet and hundredths of a foot.

1986483.002

OFFICE OF COUNTY RECORDER STATE OF MINNESOTA, COUNTY OF ANOKA I hereby certify that the within instrument was filed in this office to record on the 2nd day of August, 2006 at 1:40 o'clock P.M., and was duly recorded in book 9 of CIC page 33 Maureen J. Devine County Recorder

By Ted W. Mattke Surveyor

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED Aug 2, 2006 MAUREEN J. DEVINE DEPUTY PROPERTY TAX ADMINISTRATOR

ISLAND PARK DRIVE NE

Site Plan

I, Tedd W. Mattke, do hereby certify that the work was undertaken by or reviewed and approved by me for this CIC Plat of CIC NUMBER 245, A Condominium, ISLANDS OF PEACE 151, being located upon:

Lot 2, Block 1, EAST RIVER ESTATES, according to the recorded plat thereof, Anoka County, Minnesota

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

Dated this 28th day of July, 2006.

Tedd W. Mattke Tedd W. Mattke, Land Surveyor Minnesota License No. 15612

STATE OF MINNESOTA) The foregoing instrument was acknowledged before me this COUNTY OF Anoka) 28th day of July, 2006 by Tedd W. Mattke, Land Surveyor.

CATHERINE R. THATCHER Notary Public, Anoka County, Minnesota My Commission expires January 31, 2010 Catherine R. Thatcher

I, Tedd W. Mattke, pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that all structural components and mechanical systems serving more than one unit in all buildings containing the units thereby created are substantially completed.

Dated this 28th day of July, 2006.

Tedd W. Mattke Tedd W. Mattke, Professional Engineer Minnesota License No. 15612

STATE OF MINNESOTA) The foregoing instrument was acknowledged before me this COUNTY OF Anoka) 28th day of July, 2006 by Tedd W. Mattke, Professional Engineer.

CATHERINE R. THATCHER Notary Public, Anoka County, Minnesota My Commission expires January 31, 2010 Catherine R. Thatcher

SURVEY DIVISION, Anoka County, Minnesota This CIC Plat has been reviewed and is approved this 28th day of July, 2006.

Anoka County Surveyor by: Larry O. Heium by Charles F. Seigen, Deputy

Mattke Surveying & Engineering, Inc.

\$56.00