

# CIC NUMBER 247

## A CONDOMINIUM PARKSIDE VILLAGE AT RAMSEY TOWN CENTER SEVENTH SUPPLEMENTAL CIC PLAT

This SEVENTH SUPPLEMENTAL CIC plat is part of the Declaration recorded as Document No. 605356.002 on this 5<sup>th</sup> day of October, 2022.

CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 28, T. 32, R. 25

I, Peter J. Hawkinson, do hereby certify that the work was undertaken by, or reviewed and approved by, me for this SEVENTH SUPPLEMENTAL CIC Plat of Common Interest Community Number 247, A CONDOMINIUM, PARKSIDE VILLAGE AT RAMSEY TOWN CENTER, being located upon:

Lot 3, Block 2, RAMSEY TOWN CENTER 9TH ADDITION, according to the recorded plat thereof, Anoka County, Minnesota,

And the Additional Real Estate described as:

Lots 1 and 4, 5, inclusive, Block 2, said RAMSEY TOWN CENTER 9TH ADDITION

Lots 4, inclusive, Block 4, said RAMSEY TOWN CENTER 9TH ADDITION

Lots 5, 5A, 6 and 6A, Block 4, said RAMSEY TOWN CENTER 9TH ADDITION

Outlot A, said RAMSEY TOWN CENTER 9TH ADDITION

Outlot C, said RAMSEY TOWN CENTER 9TH ADDITION

And fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-1101 (c). Dated this 16<sup>th</sup> day of August, 20 22.

[Signature]  
Peter J. Hawkinson, Land Surveyor  
Minnesota License No. 42299

STATE OF MINNESOTA  
COUNTY OF Dakota

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of August, 20 22, by Peter J. Hawkinson.

[Signature]  
Signature  
Kari Olson  
Printed Name  
Notary Public, Dakota County  
My Commission Expires 01/31/2024

I, Brian Molinaro, pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that the structural components of the structures containing the units and the mechanical systems serving more than one unit, are substantially completed. Dated this 16<sup>th</sup> day of August, 20 22.

[Signature]  
Signature  
Brian Molinaro  
Printed Name  
Licensed Engineer  
Minnesota License No. 47504

STATE OF MINNESOTA  
COUNTY OF Dakota

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of August, 20 22, by Brian Molinaro.

[Signature]  
Signature  
Kari Olson  
Printed Name  
Notary Public, Dakota County  
My Commission Expires 01/31/2024

### COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Section 389.09, Subd. 1, this CIC Plat has been reviewed and approved this 18<sup>th</sup> day of August, 20 22.

By: [Signature]  
David M. Ziegemeier, Anoka County Surveyor

### COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 515B.1-116, taxes payable in the year 20 22 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 5<sup>th</sup> day of October, 20 22.

[Signature]  
Property Tax Administrator  
By: [Signature], Deputy

### COUNTY RECORDER/REGISTRAR OF TITLES, County of Anoka, State of Minnesota

I hereby certify that this plat of SEVENTH SUPPLEMENTAL COMMON INTEREST COMMUNITY NO. 247 was filed in the office of the County Recorder/Registrar of Titles for public record on this 5<sup>th</sup> day of October, 20 22, at 2:40 o'clock P.M. and was duly recorded as Document Number 605356.002.

[Signature]  
County Recorder/Registrar of Titles  
By: [Signature], Deputy

SITE PLAN

CIC NUMBER 247

A CONDOMINIUM  
PARKSIDE VILLAGE AT RAMSEY TOWN CENTER  
SEVENTH SUPPLEMENTAL CIC PLAT

C.R. DOC. NO. 60356-002

CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 28, T. 32, R. 25

PINEVIEW ESTATES 2ND ADDITION TOWN CENTER GARDENS THIRD ADDITION

NE CORNER OF THE NW 1/4 OF SEC. 28, TWP. 32, RGE. 25 (NORTH QUARTER CORNER)

E LINE OF THE NW 1/4 OF SEC. 28, TWP. 32, RGE. 25 (NORTH-SOUTH QUARTER LINE)

GREENLAND HILLS  
S89°42'44"E  
N LINE OF THE NW 1/4 OF SEC. 28, TWP. 32, RGE. 25

149TH AVE. NW

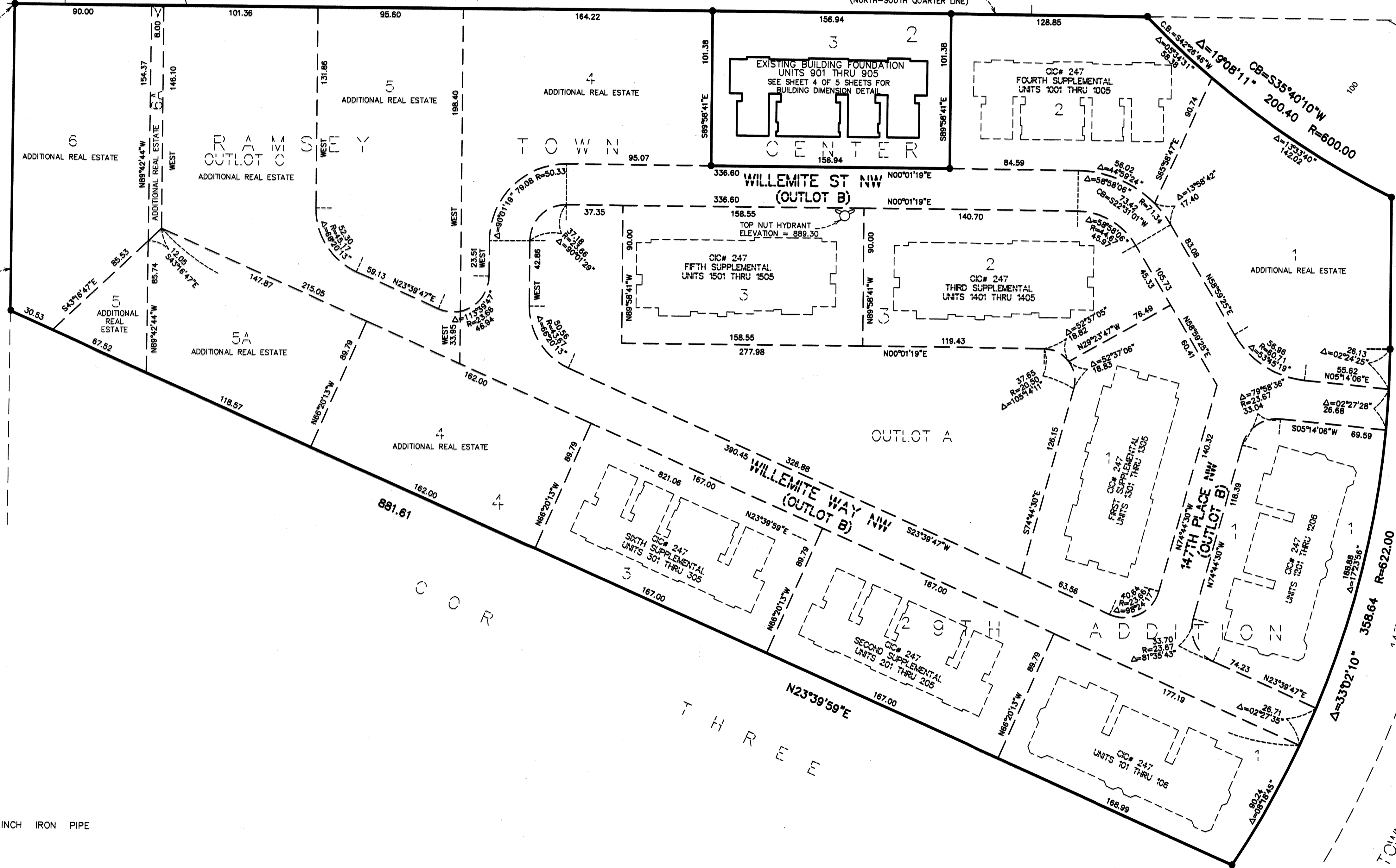
TOWN CENTER DRIVE

VISTAS AT NORTH COMMONS

WILLEMITE ST NW

CORNER  
THREE  
CENTER 8TH ADDITION

RAMSEY TOWN

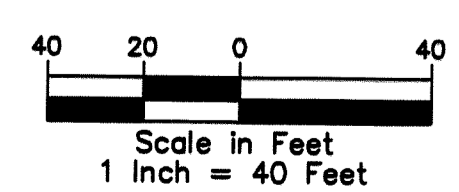
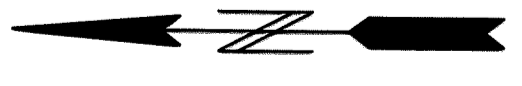


● DENOTES FOUND 1/2 INCH IRON PIPE MONUMENT

BENCH MARK

TOP NUT HYDRANT AT THE SOUTHEAST CORNER OF LOT 3, BLOCK 3, RAMSEY TOWN CENTER 9TH ADDITION, WITH AN ELEVATION OF 889.30 FEET (NAVD 88)

THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF THE NW QUARTER, SECTION 28, TOWNSHIP 32, RANGE 25, WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 00°01'19" WEST.



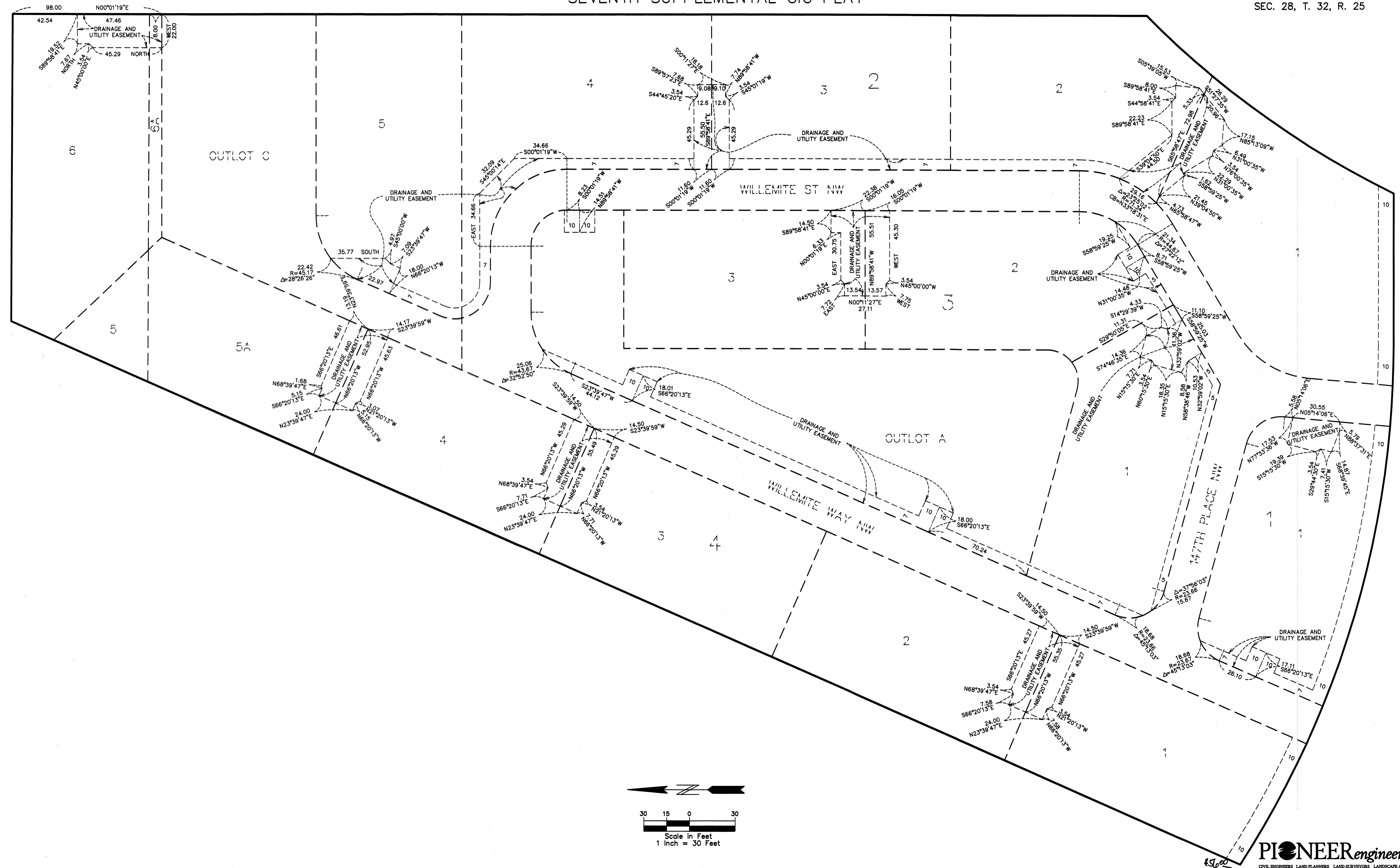
EASEMENT DETAIL  
(EASEMENTS PER THE PLAT OF  
RAMSEY TOWN CENTER 9TH ADDITION)

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CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 28, T. 32, R. 25



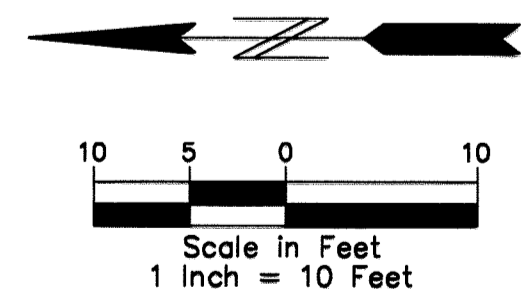
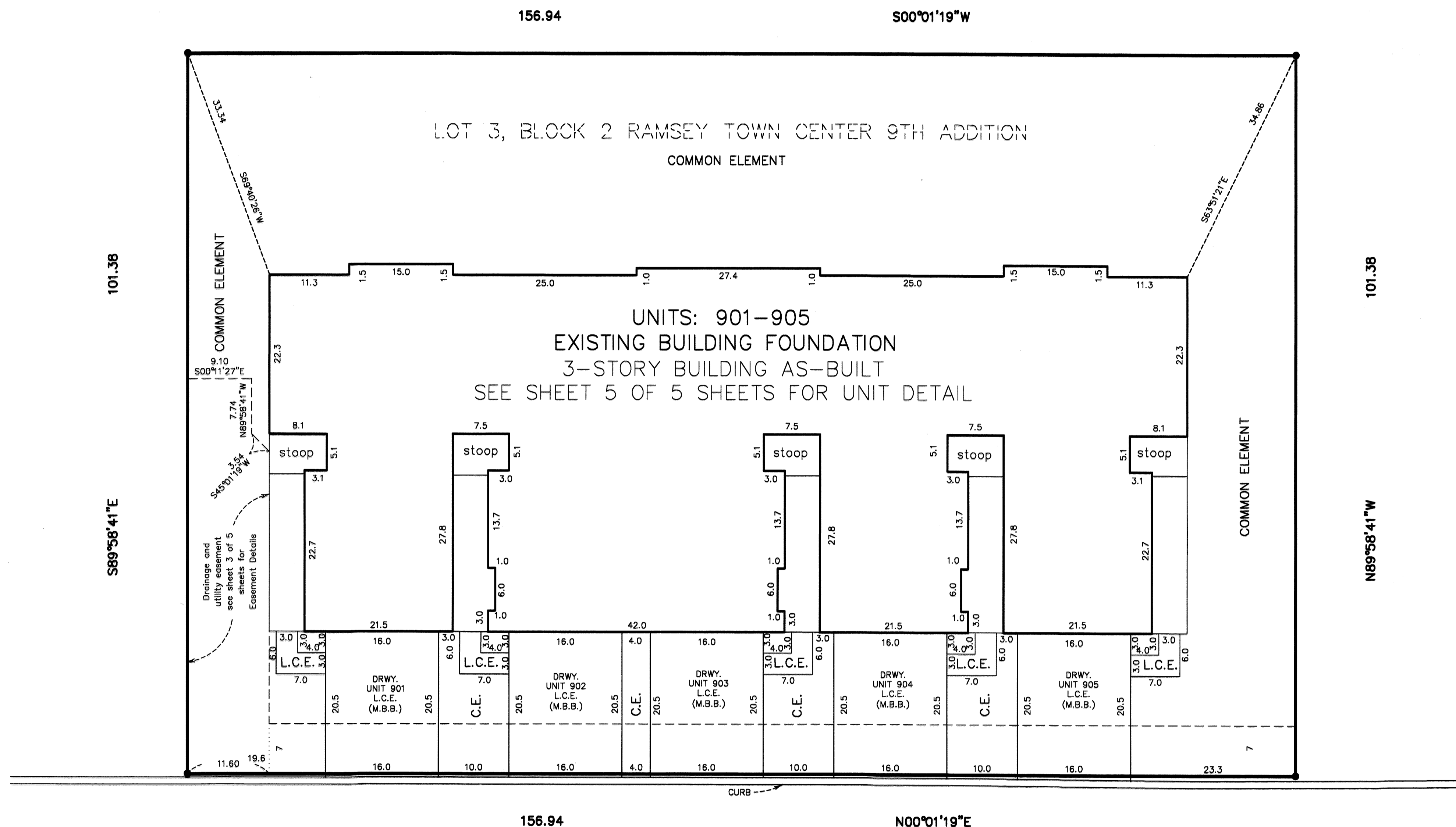
# BUILDING DIMENSION DETAIL (AS-BUILT)

## CIC NUMBER 247

### A CONDOMINIUM PARKSIDE VILLAGE AT RAMSEY TOWN CENTER SEVENTH SUPPLEMENTAL CIC PLAT

C.R. DOC. NO. 605326.002

CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 28, T. 32, R. 25



● DENOTES FOUND 1/2 INCH IRON PIPE MONUMENT

- C.E. = Common Element
- L.C.E. = Limited Common Element
- DRWY. = Driveway
- M.B.B. = Must Be Built

THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF THE NW QUARTER, SECTION 28, TOWNSHIP 32, RANGE 25, WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 00°01'19\" WEST.

UNIT DETAIL  
(AS-BUILT)

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Elevations are referenced to a benchmark as noted on the site plan on Sheet 2 of 5 Sheets and are shown in feet and tenths of a foot.

F.E. = Floor elevation  
C.E. = Ceiling elevation  
L.C.E. = Limited Common Element

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

