

# WILLOW GLEN

## CITY OF CENTERVILLE, ANOKA COUNTY

KNOW ALL MEN BY THESE PRESENTS that R & R Leasing, Inc., a Minnesota Corporation, owner of the following described property situated in Anoka County, Minnesota:

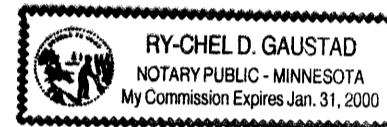
That part of the West Half of the Northwest Quarter of the Northwest Quarter of Section 24, Township 31, Range 22, Anoka County, which lies northerly of the following described line: commencing at the northwest corner of said Northwest Quarter of the Northwest Quarter, thence proceeding South along the West line of said Northwest Quarter of the Northwest Quarter for 766.00 feet to the point of beginning of the line to be described; thence proceeding East and parallel with the North line of said Northwest Quarter of the Northwest Quarter to the East line of said West Half of the Northwest Quarter of the Northwest Quarter and said line there terminating; EXCEPT that part of said Northwest Quarter of the Northwest Quarter lying within the land acquired by the County of Anoka in fee simple absolute for county highway purposes, as set forth in final certificate dated August 21, 1973, filed August 21, 1973 and recorded in Book 1051 at page 375.

Have caused the same to be surveyed, platted and known as WILLOW GLEN and do hereby dedicate to the public for the public use forever the avenue and the drainage and utility easements as shown on the plat.

In witness whereof said R & R Leasing, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 23 day of January, 1997.

R & R LEASING, INC.

By Ronald P. Rehbein  
Gerald Rehbein, Vice President



STATE OF MINNESOTA  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 23 day of January, 1997, by Gerald Rehbein, as Vice President of R & R Leasing, Inc., a Minnesota corporation, on behalf of the corporation.

By Ry-Chel Gaustad  
Notary Public, Anoka County, Minnesota  
My Commission Expires Jan 31, 2000

I, Ronald P. Alwin hereby certify that I have surveyed and platted the property described in the dedication of this plat as WILLOW GLEN; that this plat is a correct representation of said survey; that all distance are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat or will be placed as required by the local governmental unit as designated on the plat; and there are no wet lands or public highways other than as shown thereon.

Ronald P. Alwin  
Ronald P. Alwin, Land Surveyor  
Minnesota License No. 17765

STATE OF MINNESOTA  
COUNTY OF ANOKA

The surveyor's certificate was acknowledged before me this 28th day of January, 1997, by Ronald P. Alwin, Registered Land Surveyor.

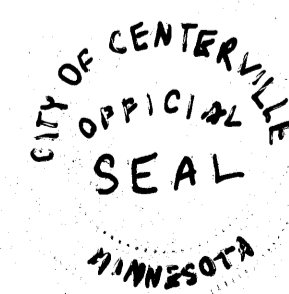
By John A. Renko  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2000.



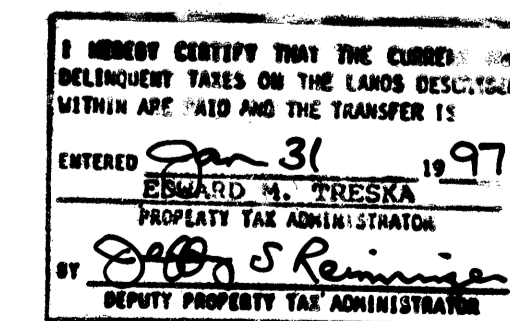
This plat of WILLOW GLEN was approved and accepted by the City Council of the City of Centerville, Minnesota, at a regular meeting thereof held this 11 day of December, 1996. If applicable the written comments and recommendation of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes Section 505.03, Subdivision No. 2.

By [Signature], Mayor By Ry-Chel Gaustad, Clerk

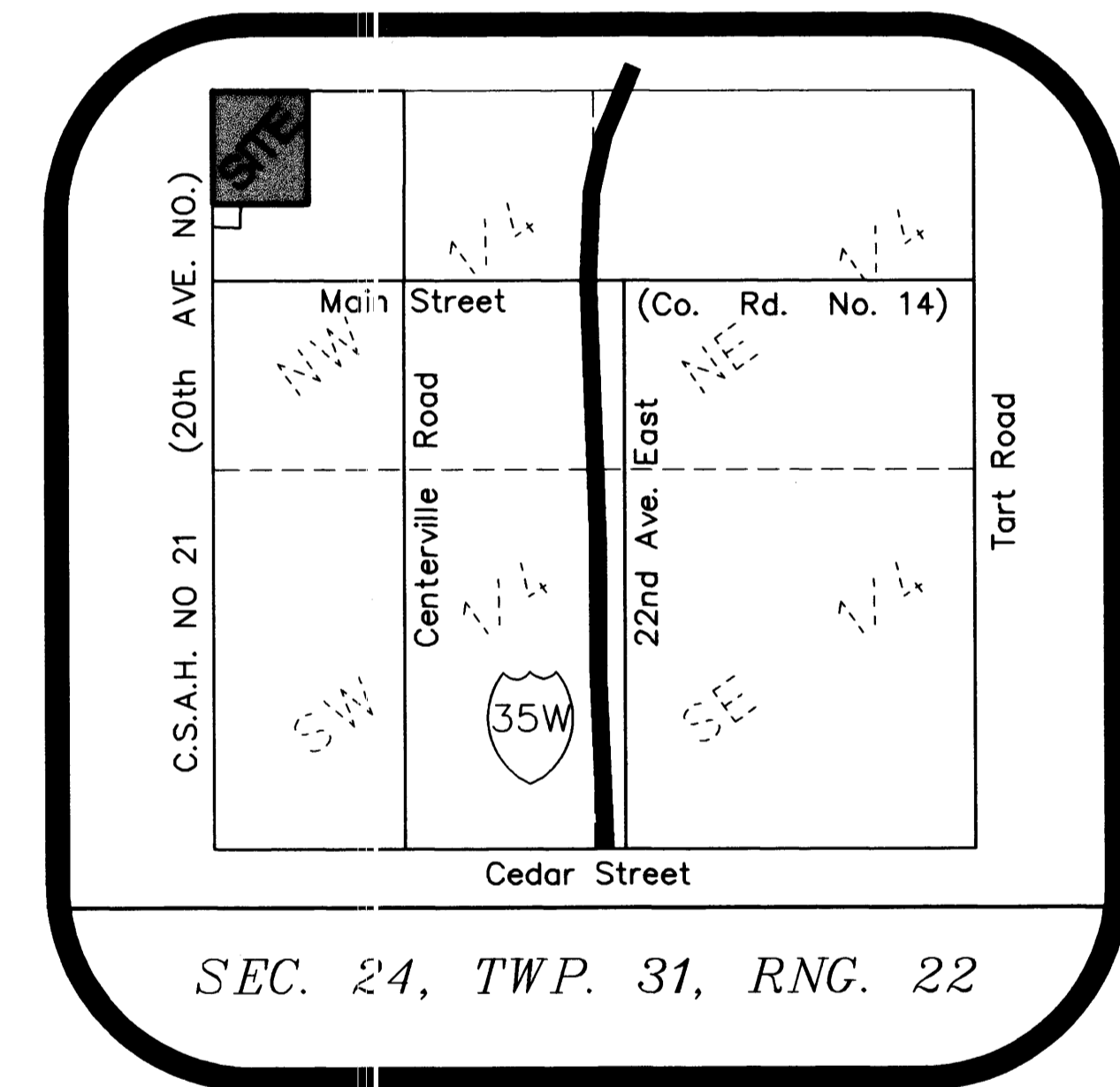
This plat has been checked and approved this 31st day of JANUARY, 1997.



By Merlyn D. Anderson  
Merlyn D. Anderson  
Anoka County Surveyor



### VICINITY MAP



SEC. 24, TWP. 31, RNG. 22

292417  
Katherine Buis

**E. G. RUD & SONS, INC.**  
Land Surveyors

# WILLOW GLEN

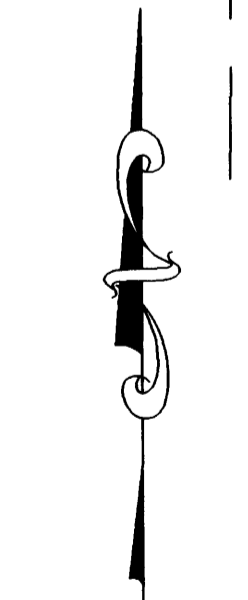
CITY OF CENTERVILLE, ANOKA COUNTY

CENTER HILLS  
1ST ADD.

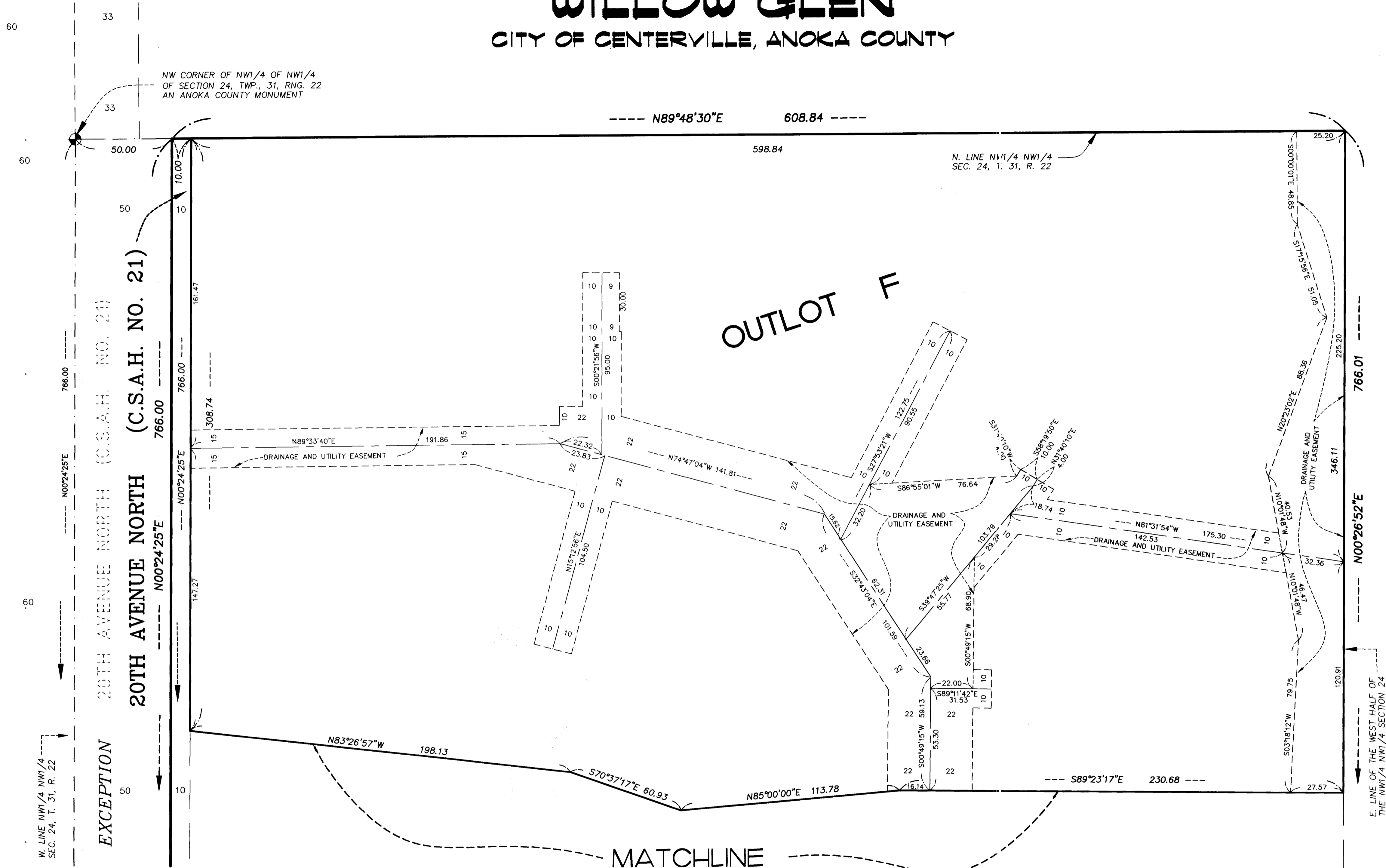
MEADOWS

M. ROBIN  
LANE

ROYAL



NORTH



NW CORNER OF NW1/4 OF NW1/4  
OF SECTION 24, TWP., 31, RNG. 22  
AN ANOKA COUNTY MONUMENT

--- N89°48'30"E 608.84 ---

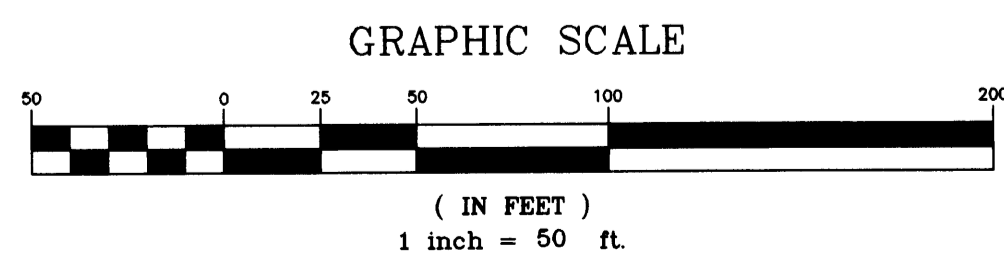
N. LINE NW1/4 NW1/4  
SEC. 24, T. 31, R. 22

EXCEPTION 20TH AVENUE NORTH (C.S.A.H. NO. 20)  
20TH AVENUE NORTH (C.S.A.H. NO. 21)

MATCHLINE  
(SEE SHEET 3 OF 3 SHEETS)

For the purpose of this plat the N. line of the NW1/4 of the NW1/4 of Sec. 24, Twp. 31, Rng. 22, has an assumed bearing of N89°48'30"E.

As required by statute, a 1/2 inch by 14" iron pipe will be set on each lot and block corner and shall be in place on or before one year of the recording of this plat.

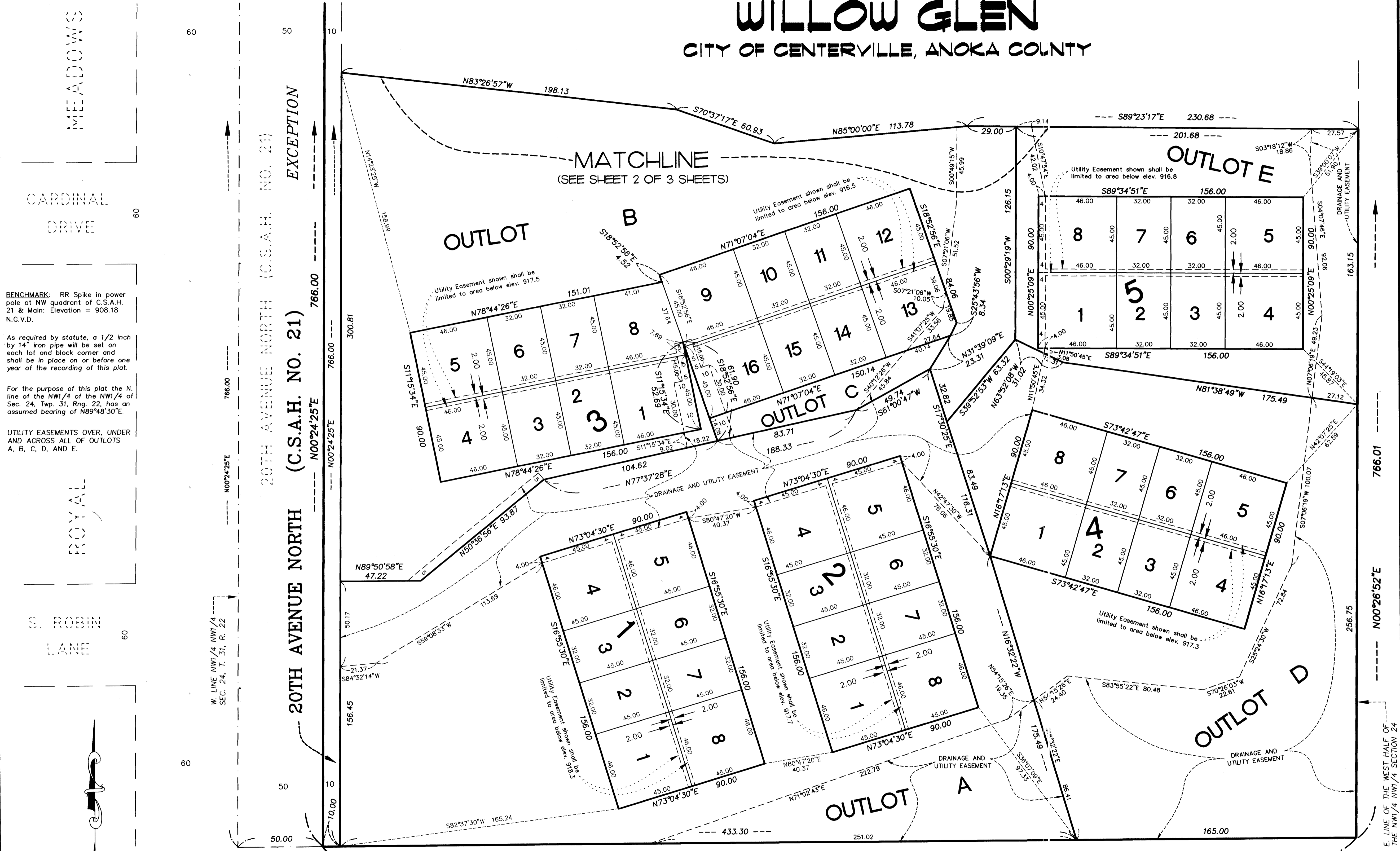


**G. RUD & SONS, INC.**  
Land Surveyors



# WILLOW GLEN

CITY OF CENTERVILLE, ANOKA COUNTY

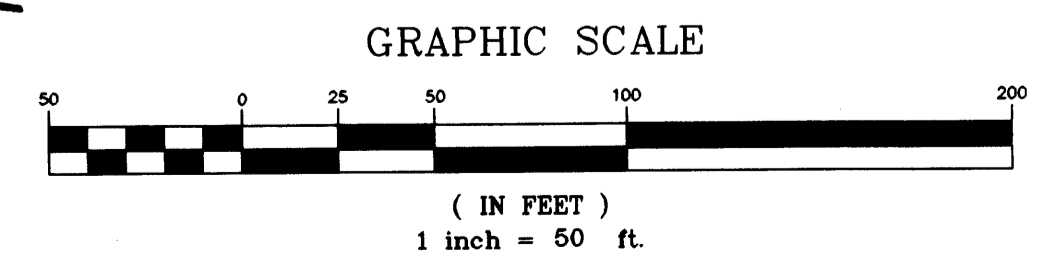


**BENCHMARK:** RR Spike in power pole at NW quadrant of C.S.A.H. 21 & Main: Elevation = 908.18 N.G.V.D.

As required by statute, a 1/2 inch by 14" iron pipe will be set on each lot and block corner and shall be in place on or before one year of the recording of this plat.

For the purpose of this plat the N. line of the NW1/4 of the NW1/4 of Sec. 24, Twp. 31, Rng. 22, has an assumed bearing of N89°48'30"E.

UTILITY EASEMENTS OVER, UNDER AND ACROSS ALL OF OUTLOTS A, B, C, D, AND E.



**E. G. RUD & SONS, INC.**  
Land Surveyors

THIS DOCUMENT NUMBER REPRESENTS A PLAT

292417 (3)

ALL PLATS ARE MAINTAINED ON A SEPARATE MICROFICHE IN A SEPARATE SECTION RESERVED FOR PLATS. FULL SIZE COPIES OF PLATS ARE STILL AVAILABLE FOR VIEWING.

MUNICIPALITY: Centerville CERTIFIED BY: [Signature] ON 1-31-97

MAP # 1833 PLAT BOOK: 14 OF Jacobs PAGE 28

DOC. DATE: 12-31-96 NO. OF PAGES: 3 TRACT BOOK: 12 PAGE 78

PLAT SHORT NAME: Willow Glen

LONG NAME: Willow Glen

A/T	PARENT PINS	KEY	RES?	GRANTORS (Fees, C/Ps, Mortgagees)	Marital Status
T	24-31-22-22-0001	220790	X	R&R Leasing Co Inc.	Fee

FILED BY: Rapid Recordings PHONE: 805-9016

TAXPAYER NAME: Park Grove Dev. Corp.

ADDRESS: 1809 Northwestern Ave

CITY: Stillwater STATE: Mn ZIP: 55082

NEW PARCELS

LOT	BLOCK	LOT	BLOCK	LOT	BLOCK
1-8	1	1-8	5	D	O/L
1-8	2	A	O/L	E	O/L
1-16	3	B	O/L	F	O/L
1-8	4	C	O/L		

DELT & CURRENT TAXES ARE PAID: INITIALS: AA DATE: 1-8-97

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

DIV. FEE: \$1,690.00

TORRENS

Receipt #	9247	<input type="checkbox"/> Certified Copy
Date/Time	1/31/97, 14:15	<input type="checkbox"/> Tax Lien/Release
Dist. Order	3 of 5	<input type="checkbox"/> Lien Sale/Co. Sec. Tax Sale
Dist. Fee	599	<input type="checkbox"/> Transfer
Dist. Fee	599	<input checked="" type="checkbox"/> Withdraw
Dist. Fee		<input type="checkbox"/> Status
Dist. Fee	82095 A	
# of New Certs.	0	Typed
Comp. Entry		Comp. Entry
Comp. Entry		Comp. Entry

EX 259 PD 15 NO 82095

Original with certificate per bond

DOCUMENT NO. 292417.0 TORRENS

**ANOKA COUNTY MINNESOTA**

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS FILED IN THIS OFFICE  
 FOR RECORD ON **JAN 31 97**  
 AT **2:15 PM** AND WAS DULY RECORDED.  
 FEES AND TAXES IN THE AMOUNT OF **\$1749.50** PAID.

RECEIPT NO. 97009247

EDWARD M. TRESKA

ANOKA COUNTY PROPERTY TAX ADMINISTRATOR/RECORDER/REGISTRAR OF TITLES

BY BLP  
 DEPUTY PROPERTY TAX ADMINISTRATOR/RECORDER/REGISTRAR OF TITLES

292417.0 TORRENS  
 RAPID RECORDINGS  
 10873 MISSISSIPPI BLVD  
 COON RAPIDS, MN 55433