

COMMON INTEREST COMMUNITY NUMBER 320  
A CONDOMINIUM  
GARAGE SOLUTION CONDOMINIUMS II  
FOURTH SUPPLEMENTAL CIC PLAT

THIS FOURTH SUPPLEMENTAL COMMON INTEREST COMMUNITY PLAT IS PART OF THE DECLARATION RECORDED AS DOCUMENT NO.

241421.001 ON THIS 21<sup>st</sup> DAY OF

May, 2024

CITY OF COLUMBUS  
COUNTY OF ANOKA  
SEC. 33, T. 32, R. 22

I, Kyle J. Roddy, do hereby certify that the work was undertaken by, or reviewed and approved by, me for this FOURTH SUPPLEMENTAL CIC PLAT of COMMON INTEREST COMMUNITY NUMBER 320, A CONDOMINIUM, GARAGE SOLUTION CONDOMINIUMS II, being located upon:

That part of Lot 2, Block 1, HUMBER ESTATES, Anoka County, Minnesota, described as follows:  
Commencing at the southwest corner of said Lot 2, Block 1; thence North 00 degrees 17 minutes 09 seconds East, assumed bearing, along the west line of said Lot 2, Block 1, a distance of 260.68 feet to the point of beginning of the area to be described; thence South 00 degrees 17 minutes 09 seconds West, retracing the last described line, a distance of 51.00 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 1307.10 feet to the east line of said Lot 2, Block 1; thence North 0 degrees 16 minutes 01 second East, along said east line, a distance of 51.00 feet, more or less, to its intersection with a line bearing South 89 degrees 58 minutes 33 seconds East from said point of beginning; thence North 89 degrees 58 minutes 33 seconds West, a distance of 1307.09 feet, more or less, to said point of beginning and there terminating.

And the Additional Real Estate described as follows:

That part of Lot 2, Block 1, HUMBER ESTATES, Anoka County, Minnesota, lying south of the following described line:  
Commencing at the southwest corner of said Lot 2, Block 1; thence North 00 degrees 17 minutes 09 seconds East, assumed bearing, along the west line of said Lot 2, Block 1, a distance of 209.68 feet to the point of beginning of the line to be described; thence South 89 degrees 58 minutes 33 seconds East, a distance of 1307.10 feet to the east line of said Lot 2, Block 1 and said line there terminating.

AND

That part of the South 255.00 feet of the Southeast Quarter of the Southwest Quarter of Section 33, Township 32, Range 22, Anoka County, Minnesota, as measured at right angles to the south line of said Southeast Quarter of the Southwest Quarter, according to the United States government survey thereof, lying easterly of the easterly right-of-way line of ANOKA COUNTY RIGHT-OF-WAY PLAT NO. 17.

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

Dated this 13<sup>th</sup> day of May, 2024.

Kyle J. Roddy  
Kyle J. Roddy, Land Surveyor  
Minnesota License No. 42627

State of Minnesota  
County of Sherburne

The foregoing instrument was acknowledged before me this 13<sup>th</sup> day of May, 2024, by Kyle J. Roddy.

Dean Holm (Signature)

Dean Holm (Print Name)

Notary Public, Sherburne County, Minnesota

My commission expires 1/31/2029

Theodore S. Helmink  
I, Theodore S. Helmink, pursuant to Minnesota Statutes, Section 515B.2-1101 (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 May, 2024.

Theodore S. Helmink  
Licensed Engineer  
Minnesota License No. 45718

State of Minnesota  
County of McLeod

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of May, 2024, by Theodore S. Helmink

Melanie L. Hoof (Signature)

Melanie L. Hoof (Print Name)

Notary Public, McLeod County, Minnesota

My commission expires 1/31/2029

COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Section 389.09, Subd. 1, this CIC Plat has been reviewed and approved this 21<sup>st</sup> day of May, 2024.

By: David M. Ziegemeier  
David M. Ziegemeier  
Anoka County Surveyor

COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 515B.1-116, taxes payable in the year 2024 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 21 day of May, 2024.

Pamela J. LeBlanc  
Property Tax Administrator  
By: Carroll Schuch, Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

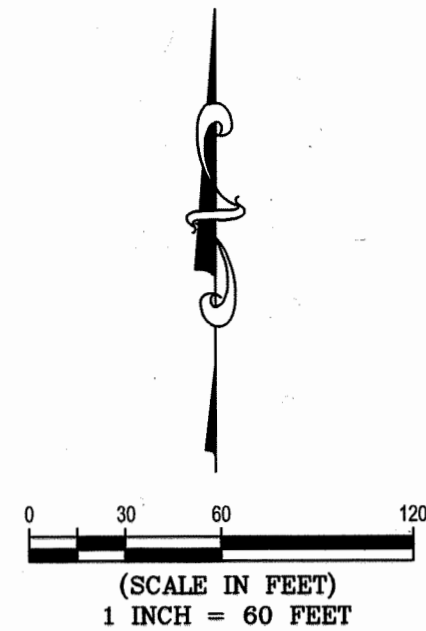
I hereby certify that this plat of FOURTH SUPPLEMENTAL COMMON INTEREST COMMUNITY NUMBER 320 was filed in the office of the County Recorder/Registrar of Titles for public record on this 21 day of May, 2024, at 9:39 o'clock A.M. and was duly recorded as Document Number 241421.001

Pamela J. LeBlanc  
County Recorder/Registrar of Titles  
By: Carroll Schuch, Deputy

\$ 510



COMMON INTEREST COMMUNITY NUMBER 320  
A CONDOMINIUM  
GARAGE SOLUTION CONDOMINIUMS II  
FOURTH SUPPLEMENTAL CIC PLAT  
SITE PLAN



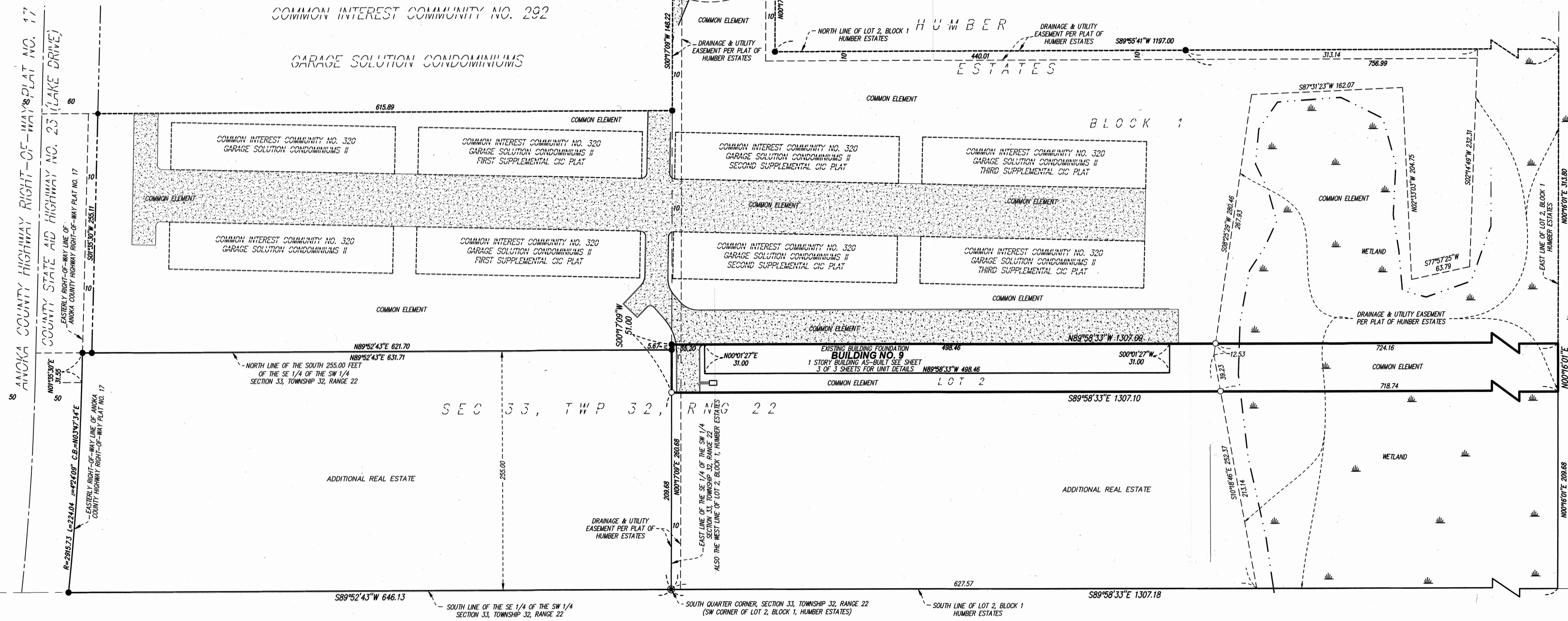
ALL IMPROVEMENTS EXTERIOR TO THE BUILDING  
ARE COMMON ELEMENTS UNLESS OTHERWISE SHOWN.

LEGEND

- DENOTES SET 1/2 INCH BY 14 INCH IRON PIPE WITH CAP MARKED R.L.S. 42627
- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND.
- ⊙ DENOTES ANOKA COUNTY LAND CORNER MONUMENT.
- ▨ DENOTES AREA OF CONCRETE
- ▧ DENOTES WETLAND DELINEATED BY LHB, INC. ON 5/29/2019

BEARING NOTE: FOR THE PURPOSES OF THIS PLAT, THE SOUTH LINE OF THE SE 1/4 OF THE SW 1/4 OF SECTION 33, TOWNSHIP 32 RANGE 22 HAS AN ASSUMED BEARING OF SOUTH 89 DEGREES 52 MINUTES 43 SECONDS WEST.

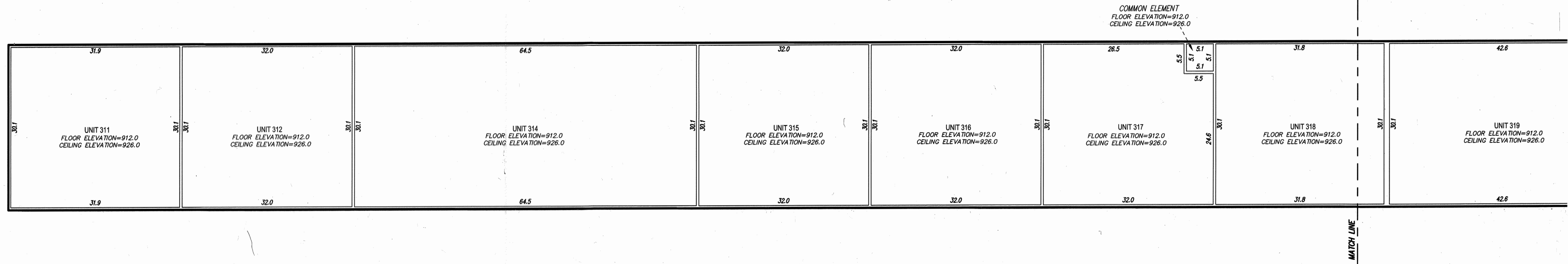
BENCHMARK: SPIKE IN A POWER POLE LOCATED ALONG THE EAST RIGHT-OF-WAY LINE OF COUNTY STATE AID HIGHWAY NO. 23, APPROXIMATELY 744 FEET NORTH OF THE SOUTH LINE OF THE SW 1/4 OF SEC. 33, T. 32, R. 22, AS MEASURED ALONG SAID EAST RIGHT-OF-WAY LINE ELEVATION = 911.53 (N.G.V.D. 1929)



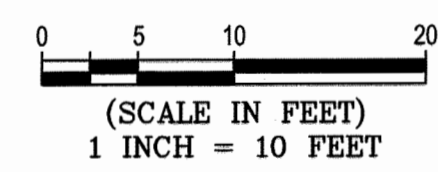
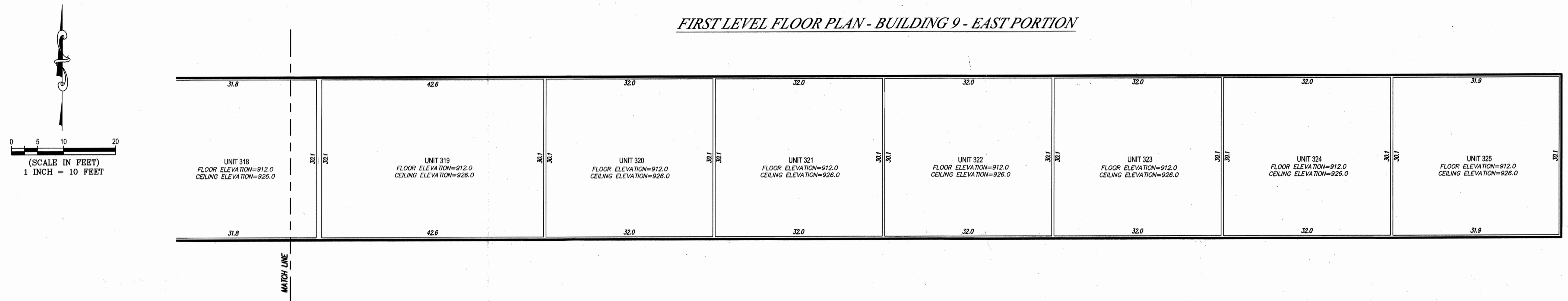
UNIT DETAILS

COMMON INTEREST COMMUNITY NUMBER 320  
A CONDOMINIUM  
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FOURTH SUPPLEMENTAL CIC PLAT

FIRST LEVEL FLOOR PLAN - BUILDING 9 - WEST PORTION



FIRST LEVEL FLOOR PLAN - BUILDING 9 - EAST PORTION



BUILDING FLOOR PLAN (AS-BUILT)

ELEVATIONS SHOWN ARE REFERENCED TO A BENCHMARK AS NOTED ON SHEET 2 OF 3 SHEETS

ALL UNITS OF MEASURE (DIMENSIONS) ARE SHOWN IN FEET AND TENTHS OF A FOOT.

ALL DIMENSIONS AND ELEVATIONS ARE MEASURED TO THE INTERIOR UNFINISHED SURFACES OF THE PERIMETER WALL, FLOOR, AND CEILING UNLESS OTHERWISE NOTED.