

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

THIS SIXTH SUPPLEMENTAL COMMON INTEREST COMMUNITY PLAT IS PART OF THE
DECLARATION RECORDED AS DOCUMENT NO. 2463569.001
ON THIS 7 DAY OF April, 2026

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 SIXTH 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 147.68 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 45.72 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 50.00 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 210.21 feet to the point of beginning of the parcel to be described; thence continuing South 89 degrees 58 minutes 33 seconds East, a distance of 80.27 feet; thence South 00 degrees 01 minute 27 seconds West, a distance of 50.00 feet; thence North 89 degrees 58 minutes 33 seconds West, a distance of 80.27 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 50.00 feet 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, 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 147.68 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 45.72 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 50.00 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 290.48 feet to the point of beginning of the parcel to be described; thence continuing South 89 degrees 58 minutes 33 seconds East, a distance of 189.52 feet; thence South 00 degrees 01 minute 27 seconds West, a distance of 50.00 feet; thence North 89 degrees 58 minutes 33 seconds West, a distance of 189.52 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 50.00 feet to said point of beginning and there terminating.

AND

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 101.68 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 19.96 feet; thence continuing South 89 degrees 58 minutes 33 seconds East, a distance of 60.00 feet; thence South 00 degrees 01 minute 27 seconds West, a distance of 10.00 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 140.23 feet; thence South 00 degrees 01 minute 27 seconds West, a distance of 25.00 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 29.54 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 25.00 feet; thence South 89 degrees 58 minutes 33 seconds East, a distance of 100.44 feet to the point of beginning of the parcel to be described; thence continuing South 89 degrees 58 minutes 33 seconds East, a distance of 149.79 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 10.00 feet; thence South 89 degrees 58 minutes 33 seconds West, a distance of 60.00 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 10.00 feet; thence North 89 degrees 58 minutes 33 seconds West, a distance of 149.79 feet; thence North 00 degrees 01 minute 27 seconds East, a distance of 60.00 feet to said point of beginning and 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 30th day of March, 2026.

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

State of Minnesota
County of Isanti

The foregoing instrument was acknowledged before me this 30th day of March, 2026, by Kyle J. Roddy.

Dean Helen
Dean Helen (Signature)
Dean Helen (Print Name)

Notary Public, Sherburne County, Minnesota

My commission expires 1/31/2029

I, Brian T. Spors, 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 6th day of April, 2026.

Brian T. Spors
BRIAN T. SPORS, Licensed Engineer
Minnesota License No. 433609

State of Minnesota
County of DAKOTA

The foregoing instrument was acknowledged before me this 6th day of April, 2026, by Brian T. SPORS

Tristan Tucker
Tristan Tucker (Signature)
Tristan Tucker (Print Name)

Notary Public, Steele County, Minnesota

My commission expires JAN. 31, 2030

COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Section 389.09, Subd. 1, this CIC Plat has been reviewed and approved this 7th day of April, 2026.

David M. Ziegmeier
David M. Ziegmeier
Anoka County Surveyor

COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 515B.1-116, taxes payable in the year 2026 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 7th day of April, 2026.

Pamela J. LeBlanc
Pamela J. LeBlanc
Property Tax Administrator

Quattroff Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

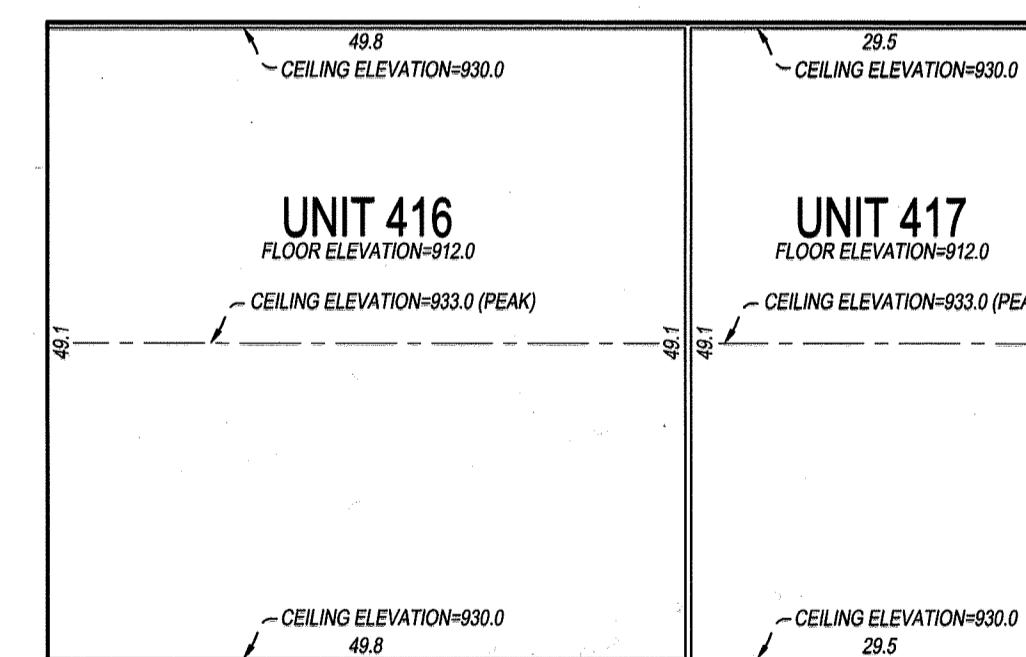
I hereby certify that this plat of SIXTH SUPPLEMENTAL COMMON INTEREST COMMUNITY NUMBER 320 was filed in the office of the County Recorder/Registrar of Titles for public record on this 7th day of April, 2026, at 9:51 o'clock A.M. and was duly recorded as Document Number 2463569.001

Pamela J. LeBlanc
Pamela J. LeBlanc
County Recorder/Registrar of Titles

Quattroff Deputy

~ UNIT DETAILS ~

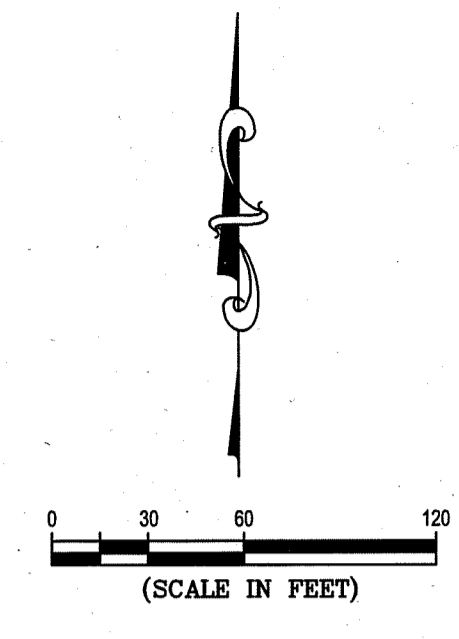
FIRST LEVEL FLOOR PLAN - BUILDING 10B



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

SITE PLAN



- ALL IMPROVEMENTS EXTERIOR TO THE BUILDING ARE COMMON ELEMENTS UNLESS OTHERWISE SHOWN.
- LEGEND**
- DENOTES SET 1/2 INCH BY 1/4 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 OR PERMEABLE PAVERS
 - ▧ 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)

