

# COMMON INTEREST COMMUNITY NUMBER 48

This CIC plat is part of the Declaration recorded as Document No. 316141 on this 21st day of July, 1998

## A CONDOMINIUM WOODRIDGE LODGES

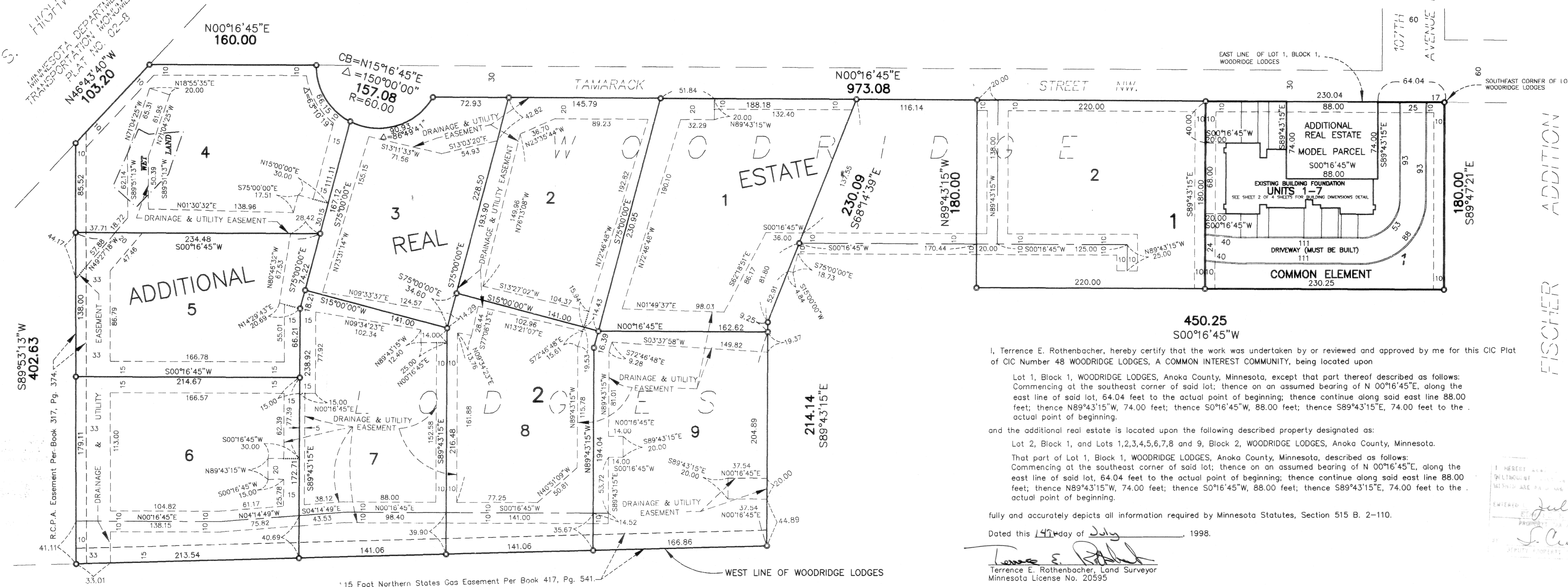
SITE PLAN

CARLA DE 3RD ADDITION

316141

Office of REGISTRAR OF TITLES  
STATE OF MINNESOTA  
COUNTY OF ANOKA  
I hereby certify that the within instrument was filed in the public records of this office at 10:30 o'clock A.M.  
Edward M. Treese, Registrar of Titles  
By Hatterson Deputy Registrar of Titles

U.S. HIGHWAY NO. 10  
MINNESOTA DEPARTMENT OF TRANSPORTATION MONUMENTATION PLAT NO. 02-3



R.C.P.A. Easement Per Book 317, Pg. 374  
S89°53'13"W 402.63

BURLINGTON NORTHERN RAILROAD COMPANY  
662.52  
S01°26'18"E

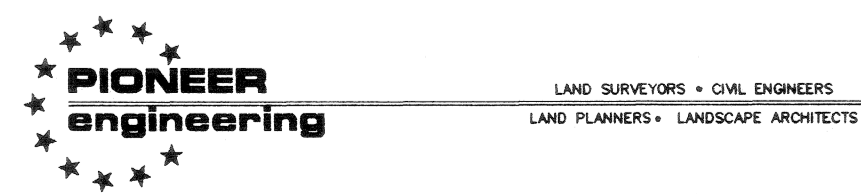
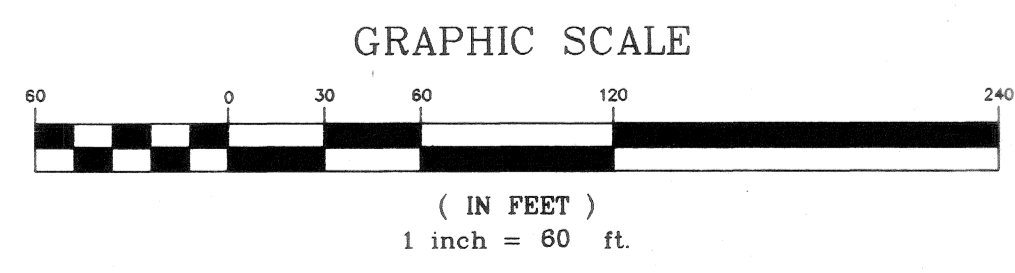
BENCHMARK

Top nut of the hydrant located in the northeast quadrant of 107th Avenue NW and Tamarack Street NW.  
Elevation = 864.24 feet (NGVD 1929)

All drainage and utility easements shown were dedicated in the plat of Woodridge Lodges.

○ Denotes 1/2 inch by 14 inch iron monument set and marked with license number 14891.

For the purposes of this plat, the west line of of WOODRIDGE LODGES has an assumed bearing of S 01°26'18"E.



2422 Enterprise Drive  
Mendota Heights, MN 55120  
(612) 681-1914 FAX: 681-9488  
625 Highway 10 N.E.  
Blaine, MN 55434  
(612) 783-1880 FAX: 783-1883

450.25  
S00°16'45"W  
I, Terrence E. Rothenbacher, hereby certify that the work was undertaken by or reviewed and approved by me for this CIC Plat of CIC Number 48 WOODRIDGE LODGES, A COMMON INTEREST COMMUNITY, being located upon

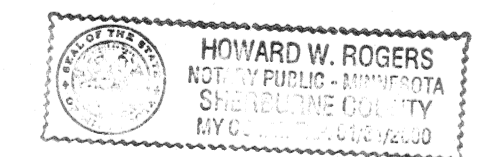
Lot 1, Block 1, WOODRIDGE LODGES, Anoka County, Minnesota, except that part thereof described as follows:  
Commencing at the southeast corner of said lot; thence on an assumed bearing of N 00°16'45"E, along the east line of said lot, 64.04 feet to the actual point of beginning; thence continue along said east line 88.00 feet; thence N89°43'15"W, 74.00 feet; thence S0°16'45"W, 88.00 feet; thence S89°43'15"E, 74.00 feet to the actual point of beginning.

and the additional real estate is located upon the following described property designated as:  
Lot 2, Block 1, and Lots 1,2,3,4,5,6,7,8 and 9, Block 2, WOODRIDGE LODGES, Anoka County, Minnesota.  
That part of Lot 1, Block 1, WOODRIDGE LODGES, Anoka County, Minnesota, described as follows:  
Commencing at the southeast corner of said lot; thence on an assumed bearing of N 00°16'45"E, along the east line of said lot, 64.04 feet to the actual point of beginning; thence continue along said east line 88.00 feet; thence N89°43'15"W, 74.00 feet; thence S0°16'45"W, 88.00 feet; thence S89°43'15"E, 74.00 feet to the actual point of beginning.

fully and accurately depicts all information required by Minnesota Statutes, Section 515 B. 2-110.  
Dated this 14th day of July, 1998.

Terrence E. Rothenbacher  
Terrence E. Rothenbacher, Land Surveyor  
Minnesota License No. 20595

STATE OF MINNESOTA  
COUNTY OF ANOKA  
The foregoing certificate was acknowledged before me this 14th day of JULY, 1998, by Terrence E. Rothenbacher, a Licensed Professional Land Surveyor.

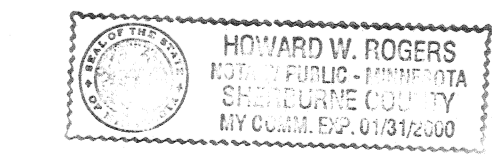


Howard W. Rogers  
Notary Public, Sherburne County, Minnesota  
My Commission Expires Jan. 31, 2000

I, Leon P. Opatz pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that all the units and all structural components and mechanical systems of all buildings containing or comprising any units hereby created, are substantially completed.  
Dated this 14 day of JULY, 1998.

Leon P. Opatz  
Registered Professional Engineer  
Minnesota Registration No. 21810

STATE OF MINNESOTA  
COUNTY OF ANOKA  
The foregoing certificate was acknowledged before me this 14th day of JULY, 1998, by Leon P. Opatz, a Registered Professional Engineer.



Howard W. Rogers  
Notary Public, Sherburne County, Minnesota  
My Commission Expires January 31, 2000

Checked and approved this 15th day of JULY, 1998.  
Larry D. Hain  
Anoka County Surveyor

FILED  
July 21 98  
J. Culver  
DEPUTY REGISTRAR OF TITLES

FISCHER ADDITION

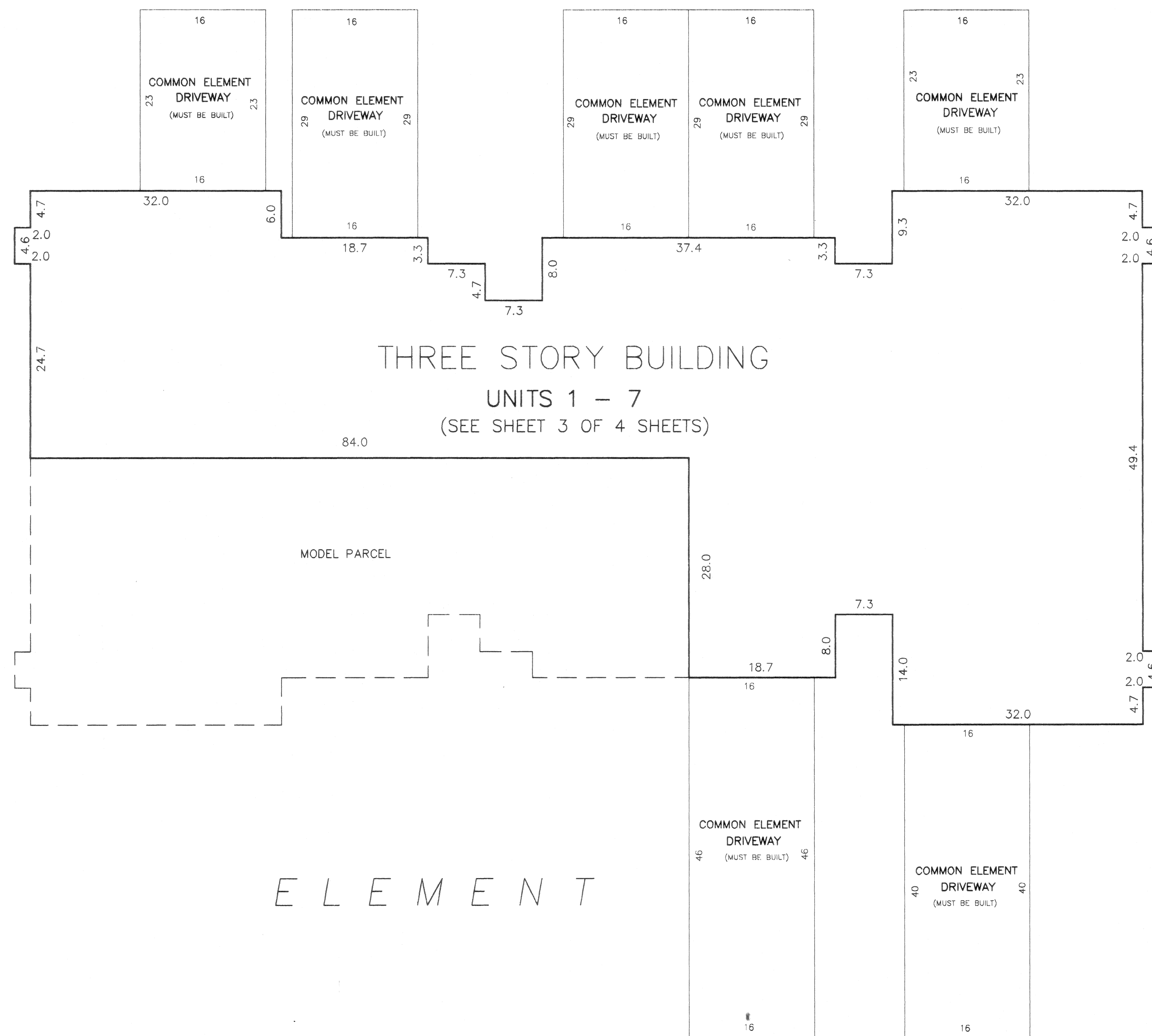
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A CONDOMINIUM

## WOODRIDGE LODGES

FOUNDATION DETAIL

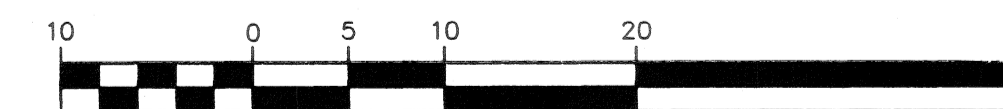
C O M M O N



E L E M E N T



GRAPHIC SCALE IN FEET



Scale: 1 inch = 10 feet



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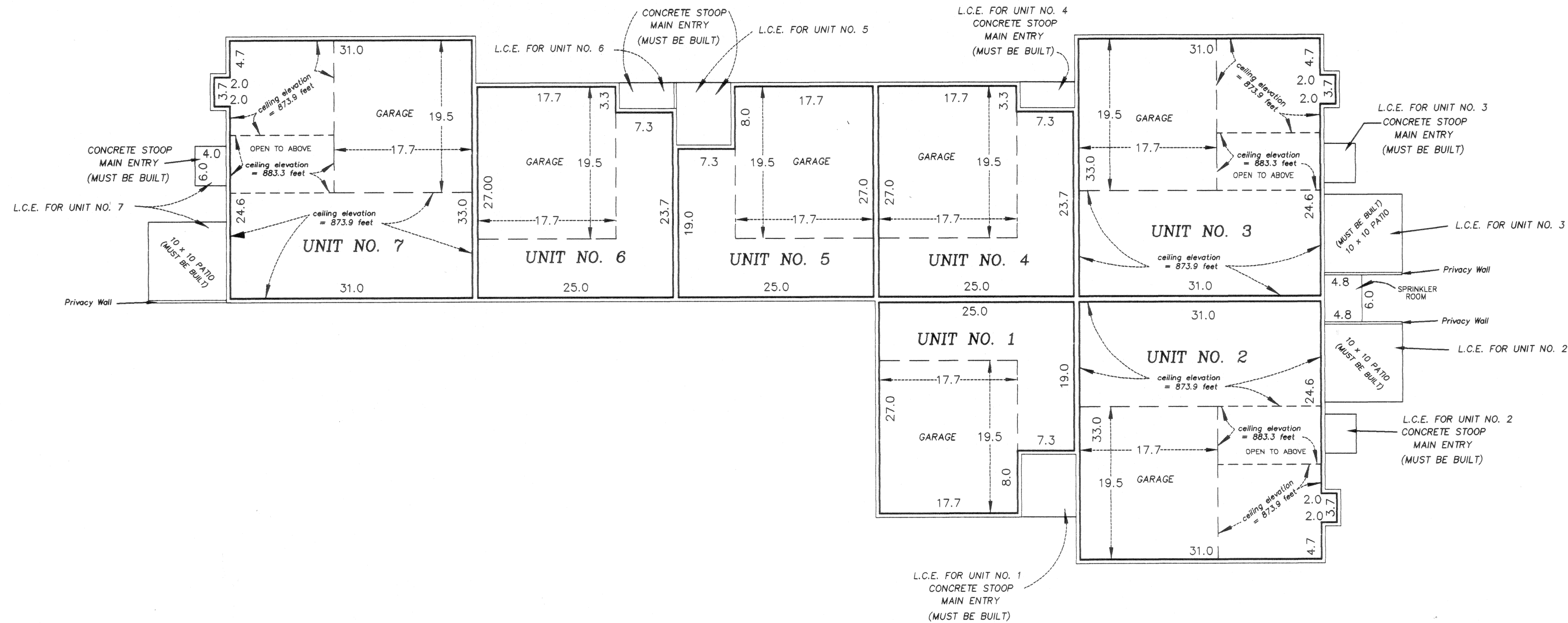
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# COMMON INTEREST COMMUNITY NUMBER 48

A CONDOMINIUM

## WOODRIDGE LODGES

MAIN LEVEL



All units garage floor elevation = 864.1 feet  
 Units 1,4,5, and 6 garage ceiling elevation = 872.5 feet  
 Units 2,3, and 7 garage ceiling elevation = 873.5 feet  
 All units main level floor elevations = 864.8 feet  
 Units 2,3 and 7 main level ceiling elevations vary from 873.9 feet to 883.3 feet  
 Units 1,4,5, and 6 main level ceiling elevations = 872.9 feet

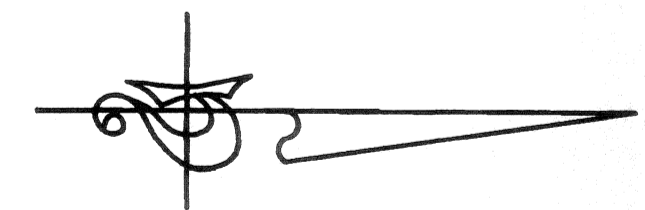
Interior Dimensions shown are measured to the unfinished surface of the walls, floors and ceilings

L.C.E. Denotes Limited Common Element

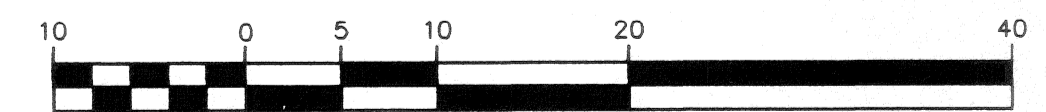
Elevations are referred to Benchmark as noted on site plan and are shown in feet and tenths of a foot

The privacy walls are a Common Element and must be built.

The sprinkler room is a Common Element and must be built.



GRAPHIC SCALE IN FEET



Scale: 1 inch = 10 feet



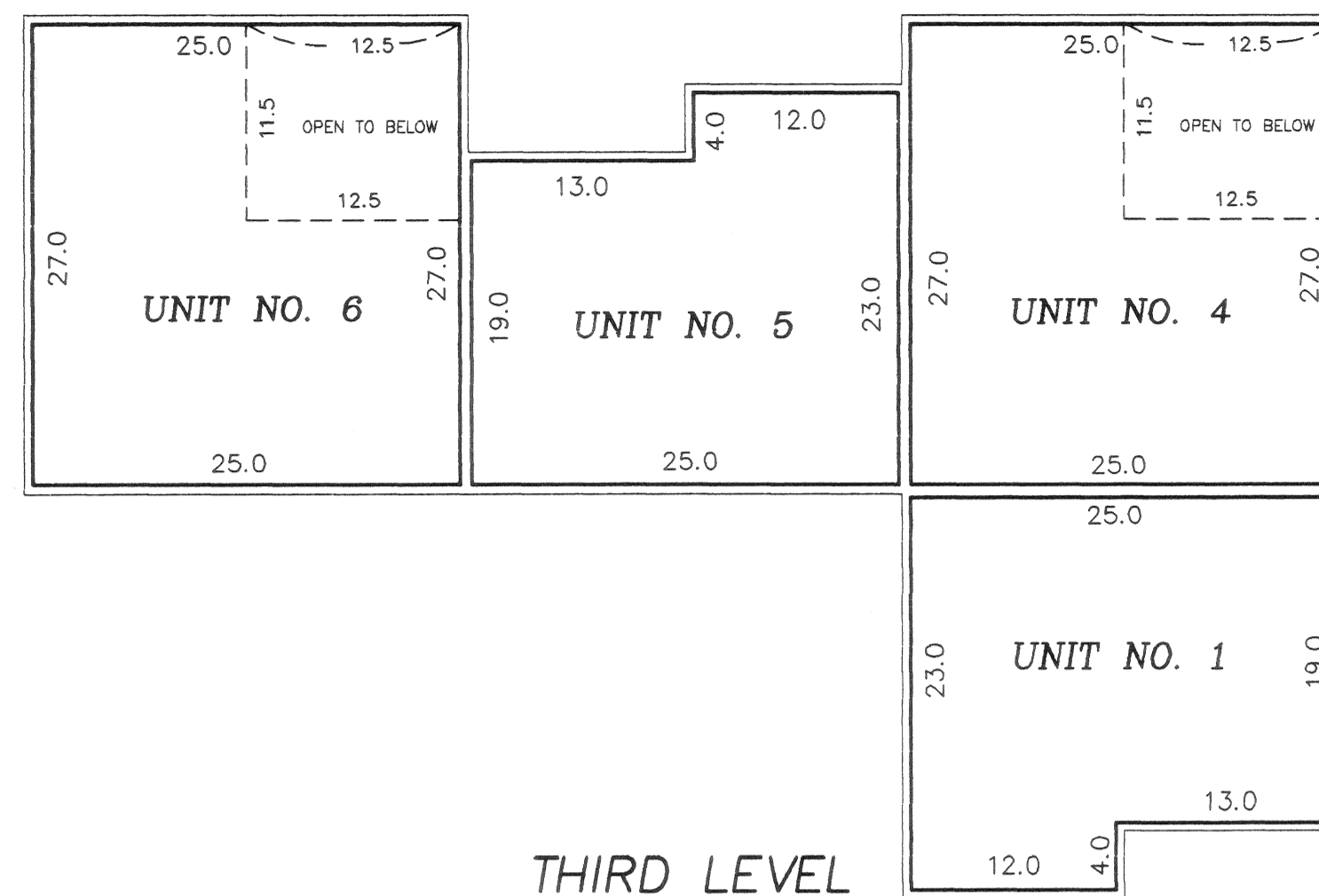
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## WOODRIDGE LODGES



Units 2,3 and 7 second level floor elevations = 875.3 feet  
 Units 1,4,5, and 6 second level floor elevations = 874.3 feet

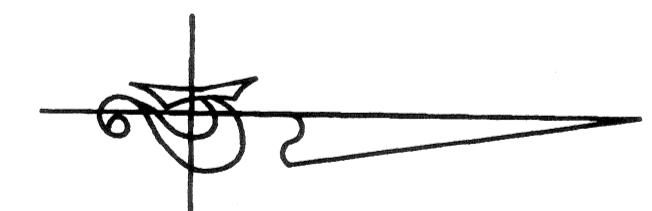
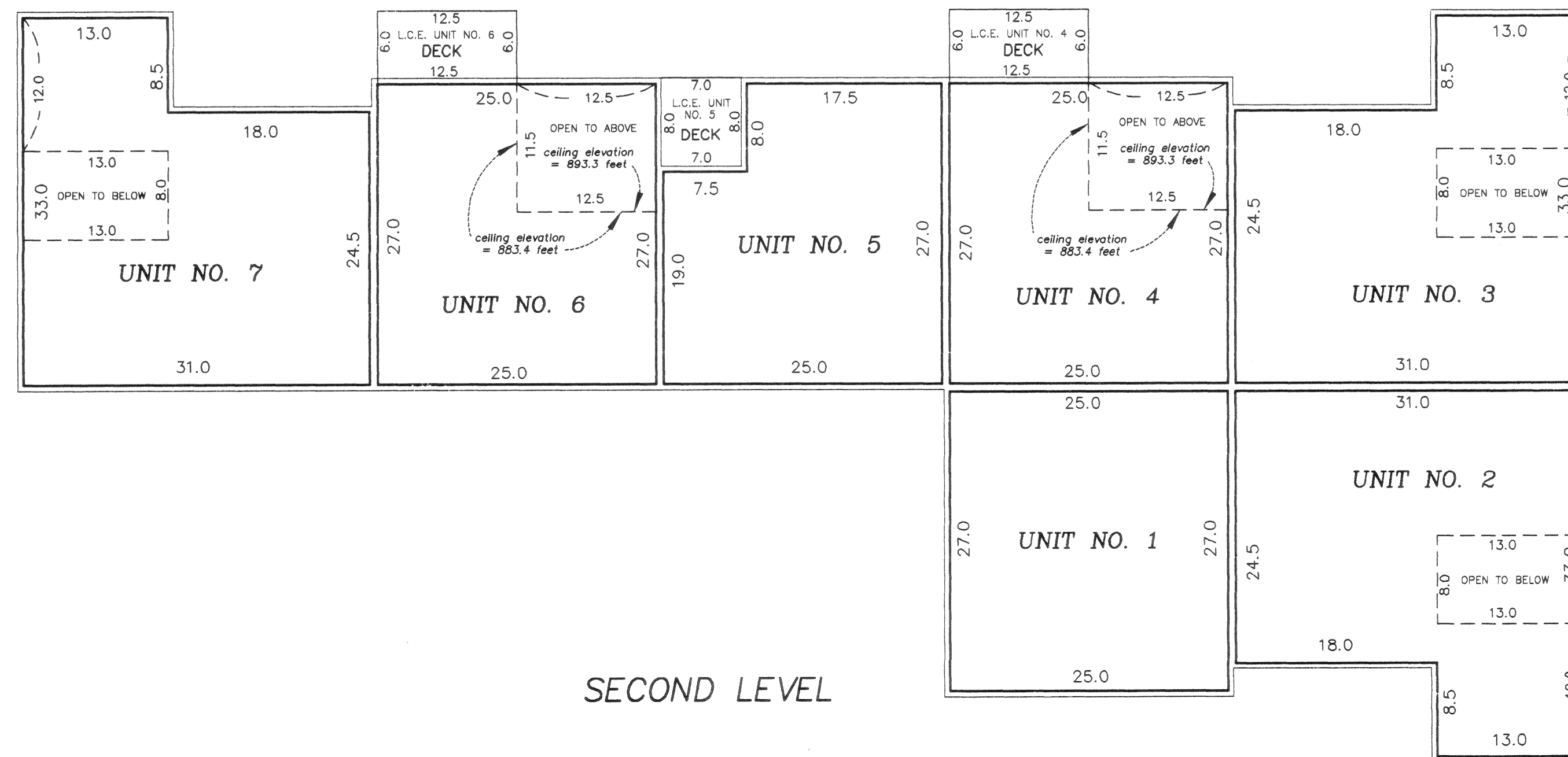
Units 1,2,3,5 and 7 second level ceiling elevation = 883.4 feet  
 Units 4 and 6 second level ceiling elevation varies from 883.4 feet to 893.3 feet

Units 1,4,5 and 6 third level floor elevation = 885.1 feet  
 Units 1,4,5 and 6 third level ceiling elevation = 893.2 feet

Interior Dimensions shown are measured to the unfinished surface of the walls, floors and ceilings

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Elevations are referred to Benchmark as noted on site plan and are shown in feet and tenths of a foot



GRAPHIC SCALE IN FEET



Scale: 1 inch = 10 feet



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