

OFFICIAL PLAT

CLUB WEST THIRTEENTH ADDITION

BK 19 of TDRNS, Pg 7

CITY OF BLAINE
COUNTY OF ANOKA
SEC. 17, TWP. 31, RGE. 23

KNOW ALL MEN BY THESE PRESENTS: That H. C. Development, LLC, a Minnesota limited liability company, owner and proprietor of the following described property situated in the County of Anoka, State of Minnesota, to wit:

Outlot A, CLUB WEST ELEVENTH ADDITION, Anoka County, Minnesota.

Has caused the same to be surveyed and platted as CLUB WEST THIRTEENTH ADDITION and does hereby donate and dedicate to the public use forever the easements for drainage and utility purposes only. In witness whereof said H. C. Development, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 23rd day of February, 2004.

H. C. DEVELOPMENT, LLC

Hollis Caver
Hollis Caver as General Manager

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 23rd day of FEBRUARY, 2004, by Hollis Caver as General Manager of H. C. Development, LLC, a Minnesota limited liability company, on behalf of said company.

CHRISTOPHER E SHARP
NOTARY PUBLIC
MY COMM. EXP. 01/31/2005

Christopher E. Sharp
Notary Public, ANOKA County, Minnesota
My Commission Expires January 31, 2005

I hereby certify that I have surveyed and platted the property described on this plat as CLUB WEST THIRTEENTH ADDITION; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown or will be placed as required by the local governmental unit; that the outside boundary lines are correctly designated on the plat; and that there are no wetlands, in accordance with section 505.02 Subdivision 1, or public highways to be designated other than as shown.

Terrence E. Rothenbacher
Terrence E. Rothenbacher, Land Surveyor
Minnesota License Number 20595

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 23rd day of FEBRUARY, 2004, by Terrence E. Rothenbacher, Land Surveyor, Minnesota License No. 20595.

CHRISTOPHER E SHARP
NOTARY PUBLIC
MY COMM. EXP. 01/31/2005

Christopher E. Sharp
Notary Public, ANOKA County, Minnesota
My Commission Expires January 31, 2005

BLAINE, MINNESOTA

This plat of CLUB WEST THIRTEENTH ADDITION was approved and accepted by the City Council of the City of Blaine, Minnesota, at a regular meeting thereof held this 5th day of February, 2004. If applicable, the written comments and recommendations 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, Section 2.

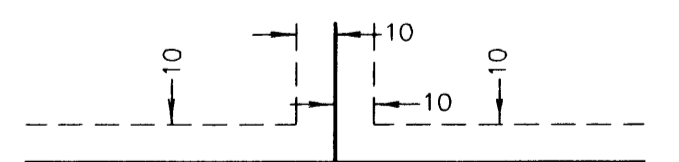
By: *Tom Cross* Mayor By: *James Cross* Clerk

Checked and approved this 2ND day of MARCH, 2004.

By: *Harry J. ...*
Anoka County Surveyor

Office of REGISTRAR OF TITLES
460277.0
March 2, 2004
2:00 P.M.
JMB

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:
(NOT TO SCALE)



being 10 feet in width, and adjoining lot lines, and 10 feet in width and adjoining right-of-way lines unless otherwise shown on this plat.

△ Denotes Restricted Right of Access as shown on the plat of CLUB WEST.

○ Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595.

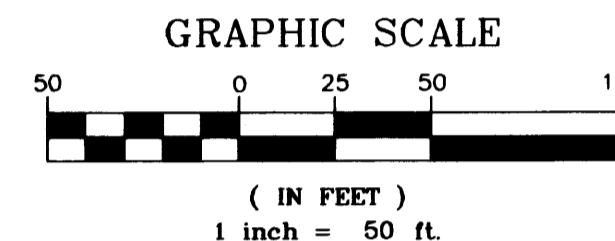
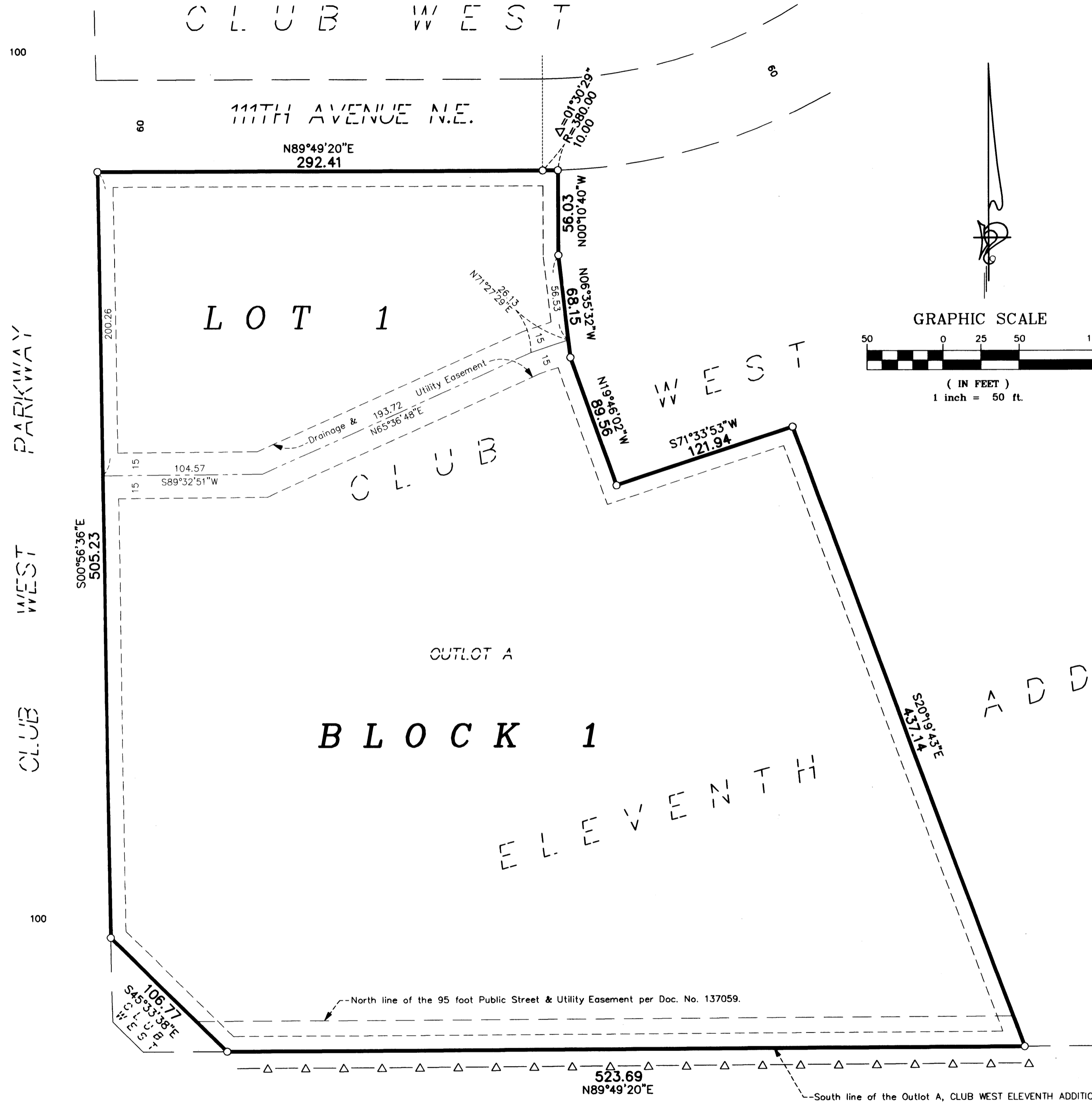
For the purposes of this plat, the south line of Outlot A, CLUB WEST ELEVENTH ADDITION is assumed to have a bearing of North 89°49'20" East.

All monuments required by Minnesota Statute, whether shown on this plat or not, will be set within one year of the recording date of this plat, and shall be evidenced by a 1/2 inch by 14 inch iron pipe marked by RLS 20595.

CLUB WEST
NINTH ADDITION

111TH
AVENUE
N.E.

ROSELAND INDUSTRIAL PARK



I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTIRELY TAX FREE
BY: *L. Culver*
DEPUTY PROPERTY TAX ADMINISTRATOR

109TH AVENUE N.E.

(C.S.A.H. 12)

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