

COX ESTATES

Book 74 Page 1
1994130.001

CITY OF LINO LAKES
COUNTY OF ANOKA
SECTION 8, T31, R22

OFFICE OF COUNTY RECORDER
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office for record on the 29 June A.D., 2007 at 12:48 clock P.M., and was duly recorded in book 74 page 1

Maureen J Devine
County Recorder
LBS

KNOW ALL MEN BY THESE PRESENTS: That Brennan J. Cox, a single person, owner, and S & C Bank, a Wisconsin banking corporation, mortgagee, of the following described property situated in the State of Minnesota, County of Anoka to wit:

Lot 15 Block 3, MAR DON ACRES, Anoka County, Minnesota.

Have caused the same to be surveyed and platted as COX ESTATES and do hereby donate and dedicate the easements as shown on this plat for drainage and utility purposes only.

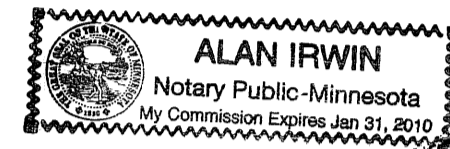
In witness whereof said Brennan J. Cox, a single person, owner, has hereunto set his hand this 29th day of March, 2007

Brennan J. Cox
Brennan J. Cox

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 29th day of March, 2007 by Brennan J. Cox, a single person.

Alan Irwin
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2010



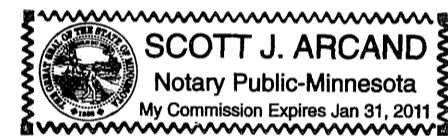
In witness whereof said S & C Bank, a Wisconsin banking corporation, mortgagee, has caused these presents to be signed by its proper officer this 29th day of March, 2007

R. Scott Johnson
R. Scott Johnson, President

STATE OF MN
COUNTY OF Washington

The foregoing instrument was acknowledged before me this 29th day of March, 2007 by Scott Johnson, as President of S & C Bank, a Wisconsin banking corporation, on behalf of the corporation.

Scott J. Arcand
Notary Public, Washington County, MN
My Commission Expires 1-31-2011

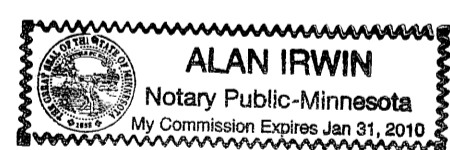


I, Ronald P. Alwin, hereby certify that I have surveyed and platted the property described on this plat as COX ESTATES, that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot, that all monuments will be correctly placed in the ground as shown, that the outside boundary lines are correctly designated on the plat, and that there are no wet lands as defined in Minnesota Statutes Section 505.02 Subd. 1 or public highways to be designated other than as shown on this plat.

Ronald P. Alwin
Ronald P. Alwin, Land Surveyor
Minnesota License Number 17765

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing Surveyor's Certificate was acknowledged before me this 29th day of March, 2007 by Ronald P. Alwin, Land Surveyor.



Alan Irwin
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2010

CITY OF LINO LAKES

This plat of COX ESTATES was approved by the City Council of the City of Lino Lakes, Minnesota this 14th day of MAY, 2007, and 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, Subd. 2.

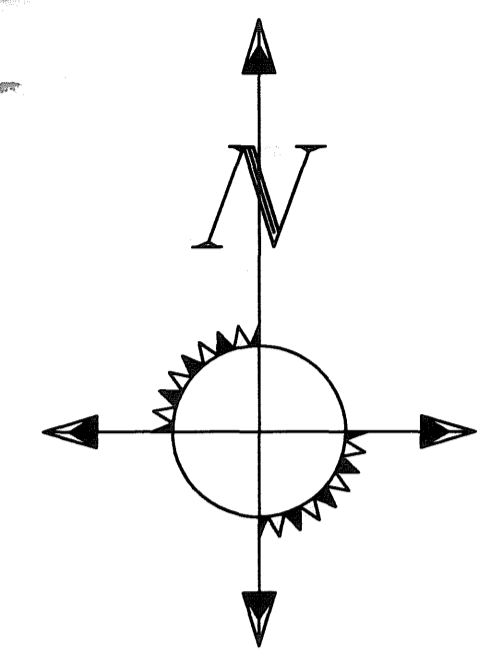
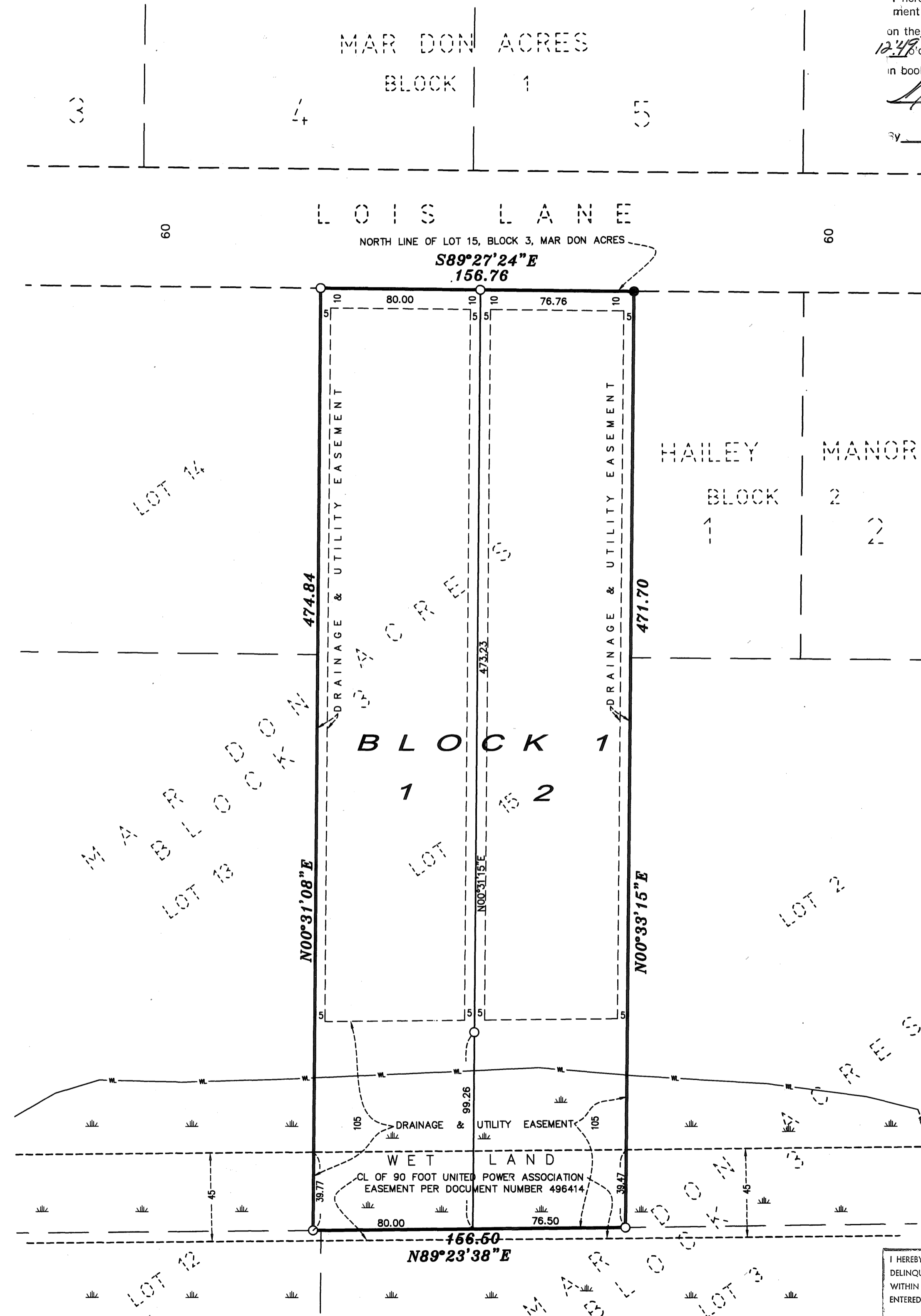
By: John J. B... Mayor

By: Suzanne... Clerk

COUNTY SURVEYOR

This plat has been checked and approved this 29th day of June, 2007.

By: Larry D. Hoium by Charles F. Setzen, Deputy
Larry Hoium
Anoka County Surveyor

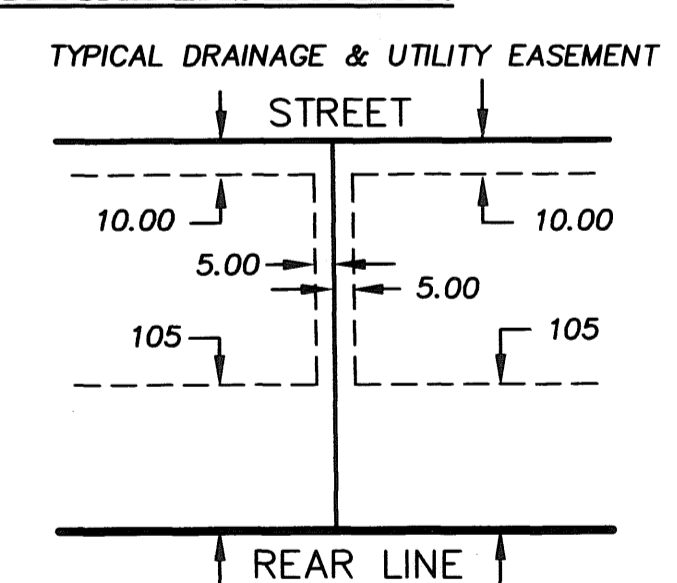


SCALE IN FEET
1 inch = 40 feet

LEGEND

- DENOTES FOUND MONUMENT
 - DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET AND MARKED BY LICENSE NO. 17765.
 - WL DENOTES WET LAND
- FOR THE PURPOSES OF THIS PLAT THE NORTH LINE OF LOT 15, BLOCK 3, MAR DON ACRES IS ASSUMED TO HAVE A BEARING OF S89°27'24"E.

TYPICAL EASEMENTS:



BEING 10 FEET IN WIDTH AND ADJOINING STREET LINES, AND 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES AND 105 FEET IN WIDTH AND ADJOINING REAR LOT LINES AS SHOWN ON THIS PLAT.

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED June 29, 2007
MAUREEN J. DEVINE
PROPERTY TAX ADMINISTRATOR
BY: L. Culver
DEPUTY PROPERTY TAX ADMINISTRATOR



#56.00