

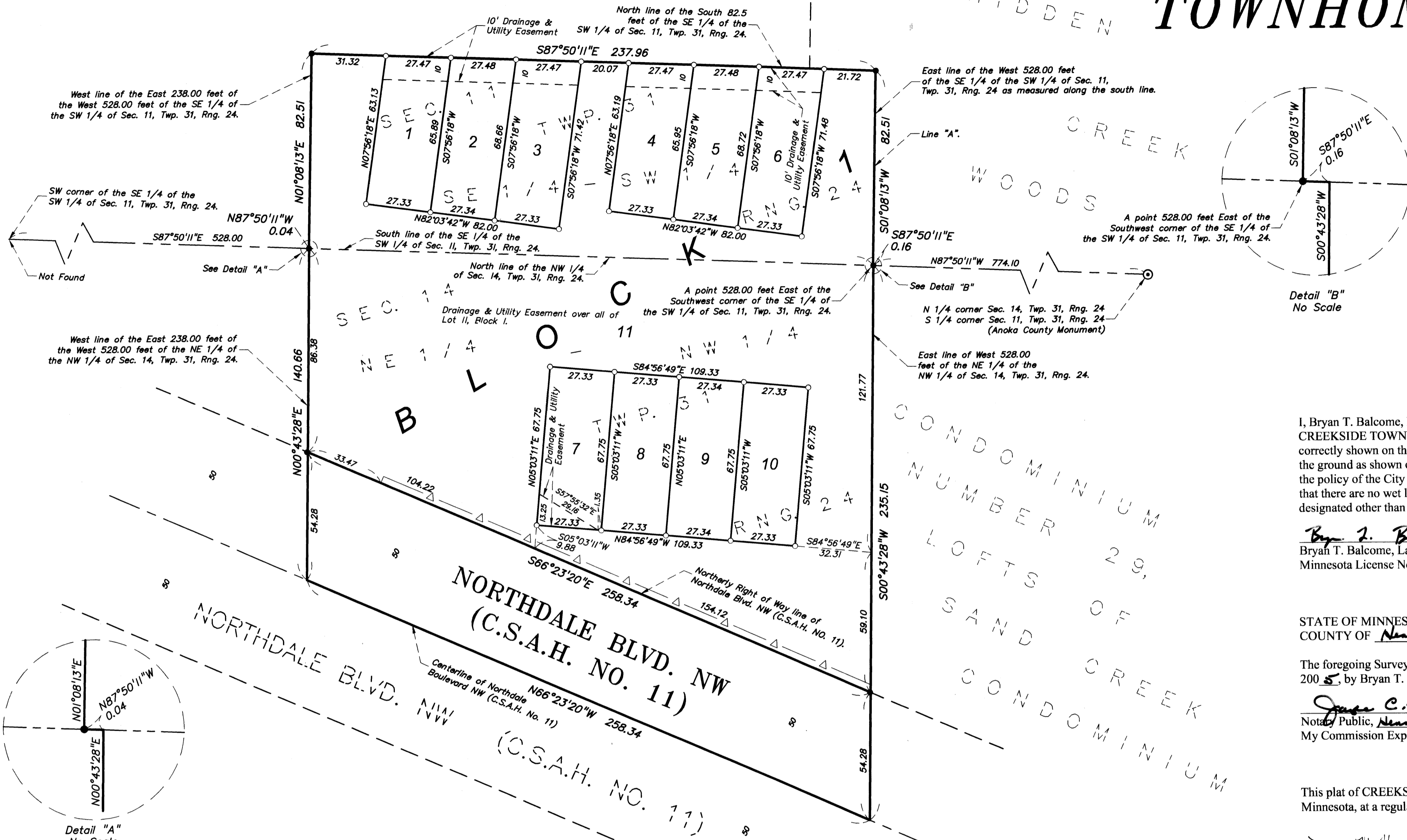
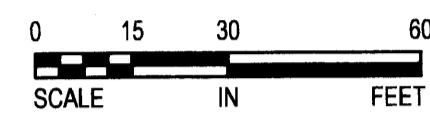
OFFICIAL PLAT

CREEKSIDE TOWNHOMES

CITY OF COON RAPIDS
COUNTY OF ANOKA
SEC. 11 & 14, T. 31, R. 24.

5269-24-25-29

1975290-001 Absr
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 14th day of May A.D., 2005 at 3:00 o'clock P.M., and was duly recorded in book 94 page 39
Maureen J. Deane
County Recorder
By J m ti



For the purposes of this plat, the centerline of Northdale Boulevard NW (County State Aid Highway Number 11) is assumed to bear North 66 degrees 23 minutes 20 seconds West.
Denotes 1/2 inch by 14 inch iron monument set or to be set within 1 year after the date of recording of CREEKSIDE TOWNHOMES and marked by R.L.S. No. 42594.
Denotes 1/2" iron pipe found.
Denotes rights of access dedicated to Anoka County

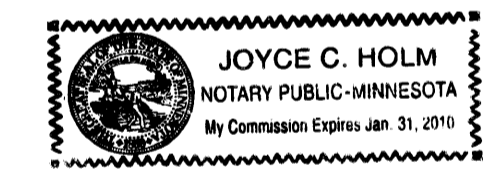
I, Bryan T. Balcome, hereby certify that I have surveyed and platted the property described on this plat as CREEKSIDE TOWNHOMES; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat or will be placed as required by the local governmental unit in accordance with the policy of the City of Coon Rapids; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in Minnesota Statutes 505.02, Subdivision 1, or public highways to be designated other than as shown.

Bryan T. Balcome
Bryan T. Balcome, Land Surveyor
Minnesota License No. 42594

STATE OF MINNESOTA
COUNTY OF Minnesota

The foregoing Surveyor's Certificate was acknowledged before me this 12th day of May, 2005, by Bryan T. Balcome, Land Surveyor.

Joyce C. Holm
Notary Public, Minnesota County, Minnesota
My Commission Expires Jan. 31, 2010



This plat of CREEKSIDE TOWNHOMES was approved by the Planning Commission of Coon Rapids, Minnesota, at a regular meeting thereof held this 16th day of September, 2004.

Donna M. Madec, Chairperson

I hereby certify that the City Council of the City of Coon Rapids, Anoka County, Minnesota, duly accepted and approved the plat of CREEKSIDE TOWNHOMES at a regular meeting held this 5th day of October, 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, Subd. 2.

By: [Signature], Mayor Attest: John A. Anderson, City Clerk

SURVEY DIVISION, ANOKA COUNTY, MINNESOTA

Checked and approved this 18th day of May, 2005.

By: Larry O. Hoium, Anoka County Surveyor
Larry Hoium
by Charles F. Reizen, Deputy John Oliver & Associates, Inc.
Brooklyn Center Office

KNOWN ALL MEN BY THESE PRESENTS: That Cross Country Holdings, LLC, a Minnesota limited liability company, fee owner of the following described property situated in the County of Anoka, State of Minnesota, to wit:

That part of the South 82.5 feet of the Southeast Quarter of the Southwest Quarter of Section 11, Township 31, Range 24, Anoka County, Minnesota which lies East of the West line of the East 238.00 feet of the West 528.00 feet of said Southeast Quarter of the Southwest Quarter and Westerly of the following described Line A:

Beginning at a point on the South line of said Southeast Quarter of the Southwest Quarter 528.00 feet East of the southwest corner thereof; thence Northerly parallel with the West line of said Southeast Quarter of the Southwest Quarter, a distance of 82.51 feet to the North line of said South 82.5 feet of the Southeast Quarter of the Southwest Quarter and said Line A there terminating.

And

The East 238.00 feet of the West 528.00 feet of the Northeast Quarter of the Northwest Quarter of Section 14, Township 31, Range 24, lying North of Northdale Boulevard Anoka County, Minnesota.

Has caused the same to be surveyed and platted as CREEKSIDE TOWNHOMES, and does hereby donate and dedicate to the public for public use forever the Boulevard and does also dedicate the easements as shown on this plat for drainage and utility purposes only. Also dedicating to the County of Anoka the right of access onto County State Aid Highway Number 11 as shown on this plat.

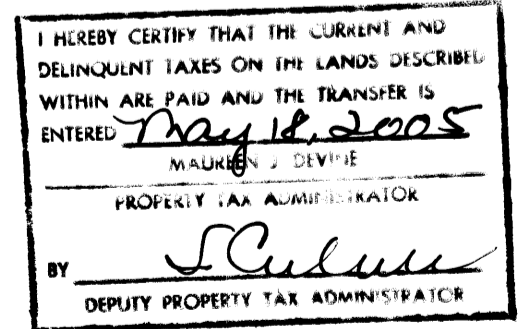
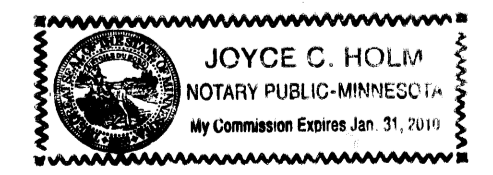
In witness whereof said Cross Country Holdings, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 12th day of May, 2005.

Cross Country Holdings, LLC
[Signature]
Michael B. Nightingale
Chief Executive Officer

STATE OF MINNESOTA
COUNTY OF Minnesota

The foregoing instrument was acknowledged before me this 12th day of May, 2005, by Michael B. Nightingale, as Chief Executive Officer of Cross Country Holdings, LLC, a Minnesota limited liability company, on behalf of the company.

Joyce C. Holm
Notary Public, Minnesota County, Minnesota
My Commission Expires Jan. 31, 2010



\$ 425.00