

CRESCENT PONDS FOURTH ADDITION

Bk 75 Page 12

CITY OF COON RAPIDS
COUNTY OF ANOKA
SEC. 12, T. 31, R. 24

KNOW ALL MEN BY THESE PRESENTS: That Signature Ventures, LLC, a Minnesota limited liability company, owner of the following described property situated in the County of Anoka, State of Minnesota, to wit:

Outlot A, CRESCENT PONDS THIRD ADDITION, according to the recorded plat thereof, Anoka County, Minnesota

Has caused the same to be surveyed and plotted as CRESCENT PONDS FOURTH ADDITION and does hereby donate and dedicate to the public for public use forever the public way and drainage and utility easements as shown on this plat.

In witness whereof said Signature Ventures, LLC, a Minnesota limited liability company has caused these presents to be signed by its proper officer this 10th day of August, 2009.

SIGNATURE VENTURES, LLC

Tom J. Berg
as Chief Manager

STATE OF MINNESOTA
COUNTY OF HENNING

The foregoing instrument was acknowledged before me this 10th day of August, 2009 by Tom J. Berg as Chief Manager of Signature Ventures, LLC, a Minnesota limited liability company, on behalf of said company.

Joann K. Berg
Joann K. Berg
Notary Public, Hennepin County, Minnesota
My Commission Expires January 31, 2010

I, Peter J. Hawkinson, a duly Licensed Land Surveyor under the laws of the State of Minnesota, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; prepared this plat or directly supervised the preparation of this plat of CRESCENT PONDS FOURTH ADDITION; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year as indicated on this plat; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Peter J. Hawkinson
Peter J. Hawkinson, Professional Land Surveyor
Minnesota License Number 42299

STATE OF MINNESOTA
COUNTY OF DAKOTA

The foregoing Surveyor's Certificate was acknowledged before me this 9 day of July, 2009 by Peter J. Hawkinson, a Professional Land Surveyor, Minnesota License No. 42299.

Richard J. Kelsrud
Richard J. Kelsrud
Notary Public, Dakota County, Minnesota
My Commission Expires 1-31-2010

CITY OF COON RAPIDS: PLANNING COMMISSION

Be it known that on this 17 day of January, 2009, the Planning Commission of the City of Coon Rapids, Minnesota, did hereby review and approve this plat of CRESCENT PONDS FOURTH ADDITION.

Planning Commission, City of Coon Rapids, Minnesota

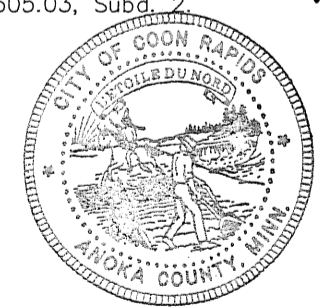
By: *Doreen M. Naess*
Chairman

By: _____
Secretary

CITY OF COON RAPIDS, MINNESOTA

This plat of CRESCENT PONDS FOURTH ADDITION was approved and accepted by the City Council of the City of Coon Rapids, Minnesota, at a regular meeting thereof held this 7 day of July, 2009, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

John A. Anderson
Mayor

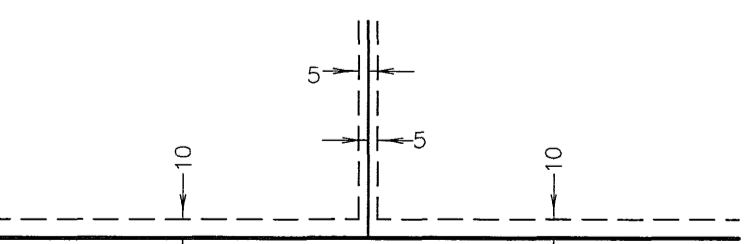


By: *Jon A. Anderson*

Checked and approved this 5th day of October, 2009.

By: *Larry D. Holium*
Larry D. Holium, Anoka County Surveyor
by *Charles F. Setzer*, Deputy

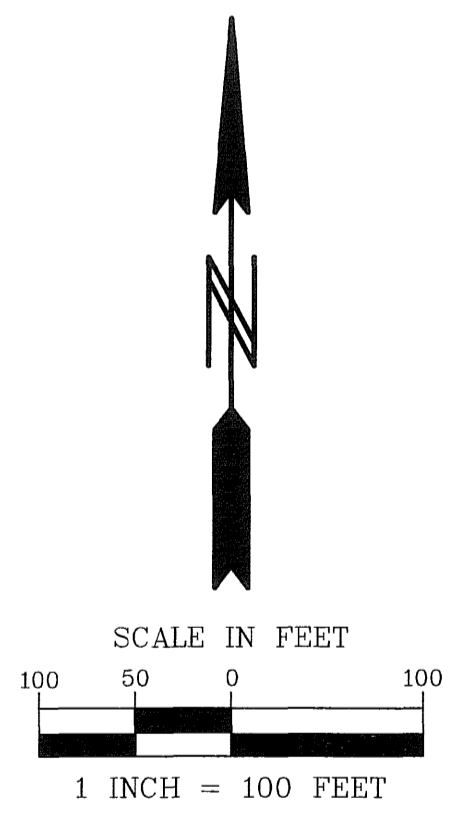
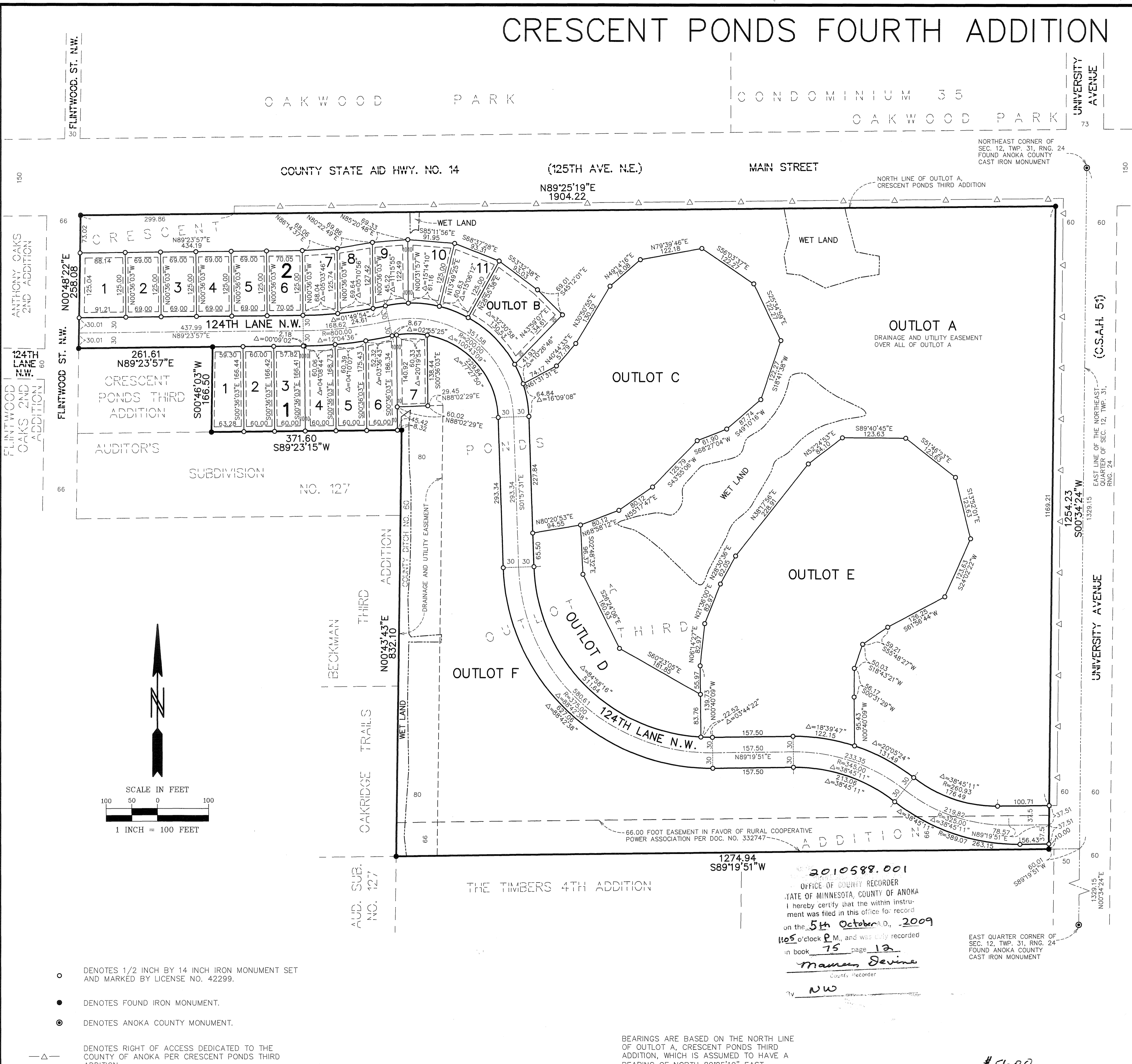
DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 5 FEET IN WIDTH, AND ADJOINING SIDE LOT LINES UNLESS OTHERWISE INDICATED, AND 10 FEET IN WIDTH AND ADJOINING RIGHT OF WAY LINES AND REAR LOT LINES UNLESS OTHERWISE INDICATED ON THE PLAT.

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THIS TRANSFER IS ENTIRELY TAX FREE.
October 5, 2009
WALSH J. DAVIS
PROPERTY TAX ADMINISTRATOR
By: *S. Culver*
DEPUTY PROPERTY TAX ADMINISTRATOR

PIONEERengineering
CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS



- DENOTES 1/2 INCH BY 14 INCH IRON MONUMENT SET AND MARKED BY LICENSE NO. 42299.
- DENOTES FOUND IRON MONUMENT.
- ⊙ DENOTES ANOKA COUNTY MONUMENT.
- △— DENOTES RIGHT OF ACCESS DEDICATED TO THE COUNTY OF ANOKA PER CRESCENT PONDS THIRD ADDITION.

BEARINGS ARE BASED ON THE NORTH LINE OF OUTLOT A, CRESCENT PONDS THIRD ADDITION, WHICH IS ASSUMED TO HAVE A BEARING OF NORTH 89°25'19" EAST.

2010588.001
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 5th day of October, 2009 at 11:05 o'clock P.M., and was duly recorded in book 75 page 12
Mareen Sevins
County Recorder
NW

EAST QUARTER CORNER OF SEC. 12, TWP. 31, RING. 24 FOUND ANOKA COUNTY CAST IRON MONUMENT

#56.00