

# CROOKED BROOK ESTATES

## CITY OF EAST BETHEL, COUNTY OF ANOKA

KNOW ALL MEN BY THESE PRESENTS: That John W. Lee, a single man, fee owner, and Joseph J. Egan and Virginia M. Egan, husband and wife, contract for deed purchaser of the following described property situated in the State of Minnesota, County of Anoka to wit:

The South Half of the Southwest Quarter, Section 19, Township 33, Range 23 West of the Fourth Principal Meridian except that part described as follows; Commencing at the southwest corner of said South Half of the Southwest Quarter; thence northerly along the west line of said South Half of the Southwest Quarter a distance of 208.73 feet to the point of beginning of the property to be described; thence easterly, parallel with the south line of said South Half of the Southwest Quarter a distance of 417.27 feet; thence northerly, parallel with said west line a distance of 243.73 feet; thence westerly, parallel with said south line, a distance of 1.27 feet, to the intersection with a line drawn southerly, parallel with said west line, from a point on the north line of said South Half of the Southwest Quarter that is 416.00 feet easterly, as measured along said north line, of the northwest corner of said South Half of the Southwest Quarter; thence northerly, parallel with said west line, a distance of 865.99 feet to said north line; thence westerly, along said north line, a distance of 416.00 feet to said northwest corner; thence southerly along said west line, a distance of 1109.43 feet to said point of beginning.

ALSO EXCEPTING that part of said South Half of the Southwest Quarter lying northerly and easterly of the centerline of County Ditch No. 67, also know as Crooked Brook.

Subject to any easements, restrictions and reservations of record, if any.

Have caused the same to be surveyed and platted as CROOKED BROOK ESTATES and do hereby donate and dedicate to the public for public use forever the thoroughfares and cul-de-sac and also dedicating the easements as shown on this plat for drainage and/or utility purposes only.

In witness whereof said John W. Lee has hereunto set his hand this 14th day of December, 1989.

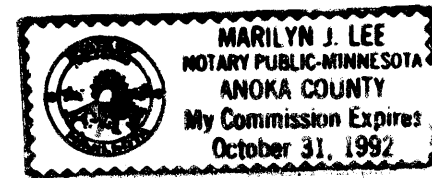
John W. Lee  
John W. Lee

In witness whereof said Joseph J. Egan and Virginia M. Egan have hereunto set their hands this 14th day of December, 1989.

Joseph J. Egan      Virginia M. Egan  
Joseph J. Egan      Virginia M. Egan

STATE OF MINNESOTA  
COUNTY OF Anoka

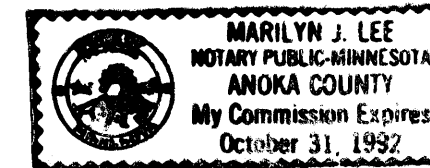
The foregoing instrument was acknowledged before me this 14th day of December, 1989 by John W. Lee, a single man.



Marilyn J. Lee  
Notary Public, Anoka County, Minnesota  
My commission expires 10-31-92

STATE OF MINNESOTA  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 14th day of December, 1989 by Joseph J. Egan and Virginia M. Egan, husband and wife



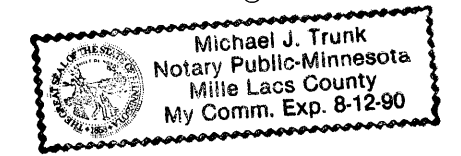
Marilyn J. Lee  
Notary Public, Anoka County, Minnesota  
My commission expires 10-31-92

I hereby certify that I have surveyed and platted the property described on this plat as CROOKED BROOK ESTATES: that this plat is a correct representation of said survey; that all distances are correctly shown in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat; that the outside boundary lines are correctly designated on said plat; and that there are no wetlands to be designated on said plat.

Dale B. Anderson  
Dale B. Anderson, Land Surveyor  
Minnesota Registration No. 16091

STATE OF MINNESOTA  
COUNTY OF ISANTI

The foregoing Surveyor's Certificate was acknowledged before me this 12th day of SEPTEMBER, 1989 by Dale B. Anderson, Land Surveyor.

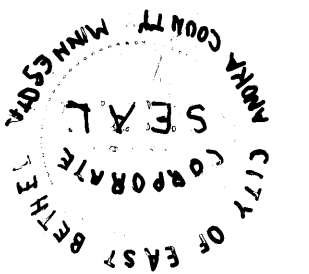


Michael J. Trunk  
Notary Public, MILE LACS County, Minnesota  
My commission expires: 8-12-90

Approved by the City of East Bethel, Minnesota this 30th day of November 1989 and if applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City of East Bethel or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes, Section 505.03, Subdivision 2.

Signed: Roger Stram  
Mayor

Attest: Sharon Anderson  
City Clerk



Checked and approved this 15th day of Dec, 1989.

Merlyn B. Anderson  
Merlyn B. Anderson, County Surveyor,  
Anoka County, Minnesota.

"NO DELINQUENT TAXES AND TRANSFER ENTRIES"  
December 19th 1989  
Charles A. Peterson  
Auditor, Anoka County  
BY Demetrius Schultz  
Deputy

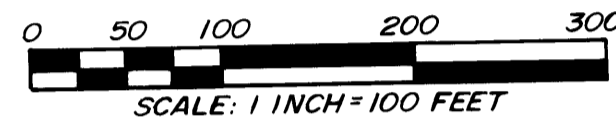
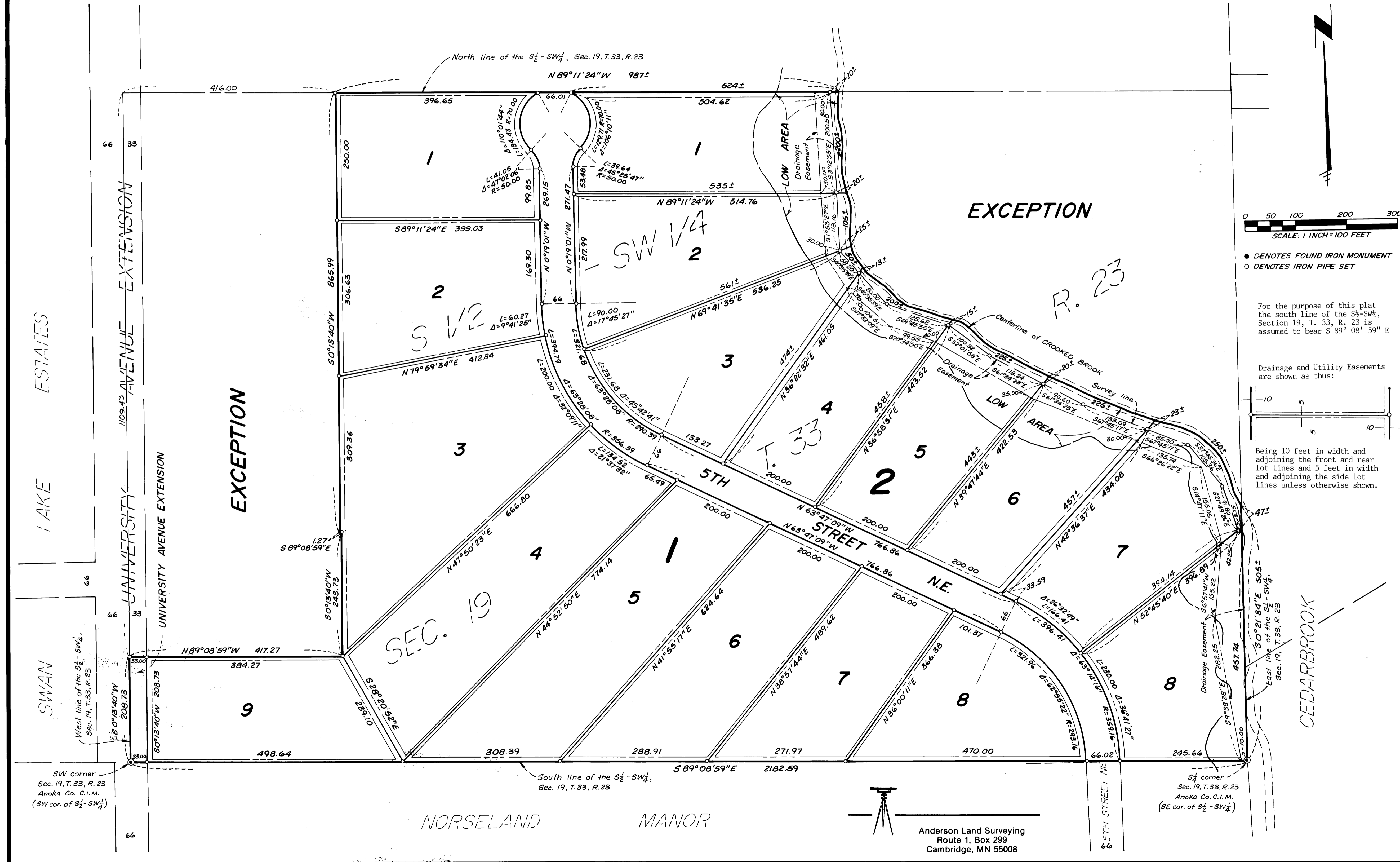
HEREBY CERTIFY THAT THE TAXES PAYABLE IN THIS CITY IN 1989 ON THE LANDS DESCRIBED HEREIN HAVE BEEN PAID  
Donald C. Bailey  
Anoka County Treasurer  
D. Henry - Deputy

875795  
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 Dec 19 A.D. 1989 at 9 o'clock A.M., and was duly recorded in book 41 of Plats page 40  
Red O'Donnell  
County Recorder  
BY Debra Kay Gja  
Deputy

Anderson Land Surveying  
Route 1, Box 299  
Cambridge, MN 55008

# CROOKED BROOK ESTATES

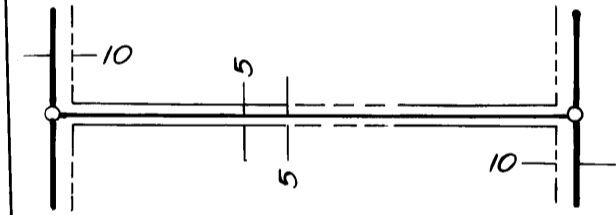
CITY OF EAST BETHEL, COUNTY OF ANOKA



- DENOTES FOUND IRON MONUMENT
- DENOTES IRON PIPE SET

For the purpose of this plat the south line of the S<sub>1/2</sub>-SW<sub>4</sub>, Section 19, T. 33, R. 23 is assumed to bear S 89° 08' 59" E

Drainage and Utility Easements are shown as thus:



SW corner Sec. 19, T. 33, R. 23 Anoka Co. C.I.M. (SW cor. of S<sub>1/2</sub>-SW<sub>4</sub>)

South line of the S<sub>1/2</sub>-SW<sub>4</sub>, Sec. 19, T. 33, R. 23

S<sub>1/4</sub> corner Sec. 19, T. 33, R. 23 Anoka Co. C.I.M. (SE cor. of S<sub>1/2</sub>-SW<sub>4</sub>)

Anderson Land Surveying  
Route 1, Box 299  
Cambridge, MN 55008