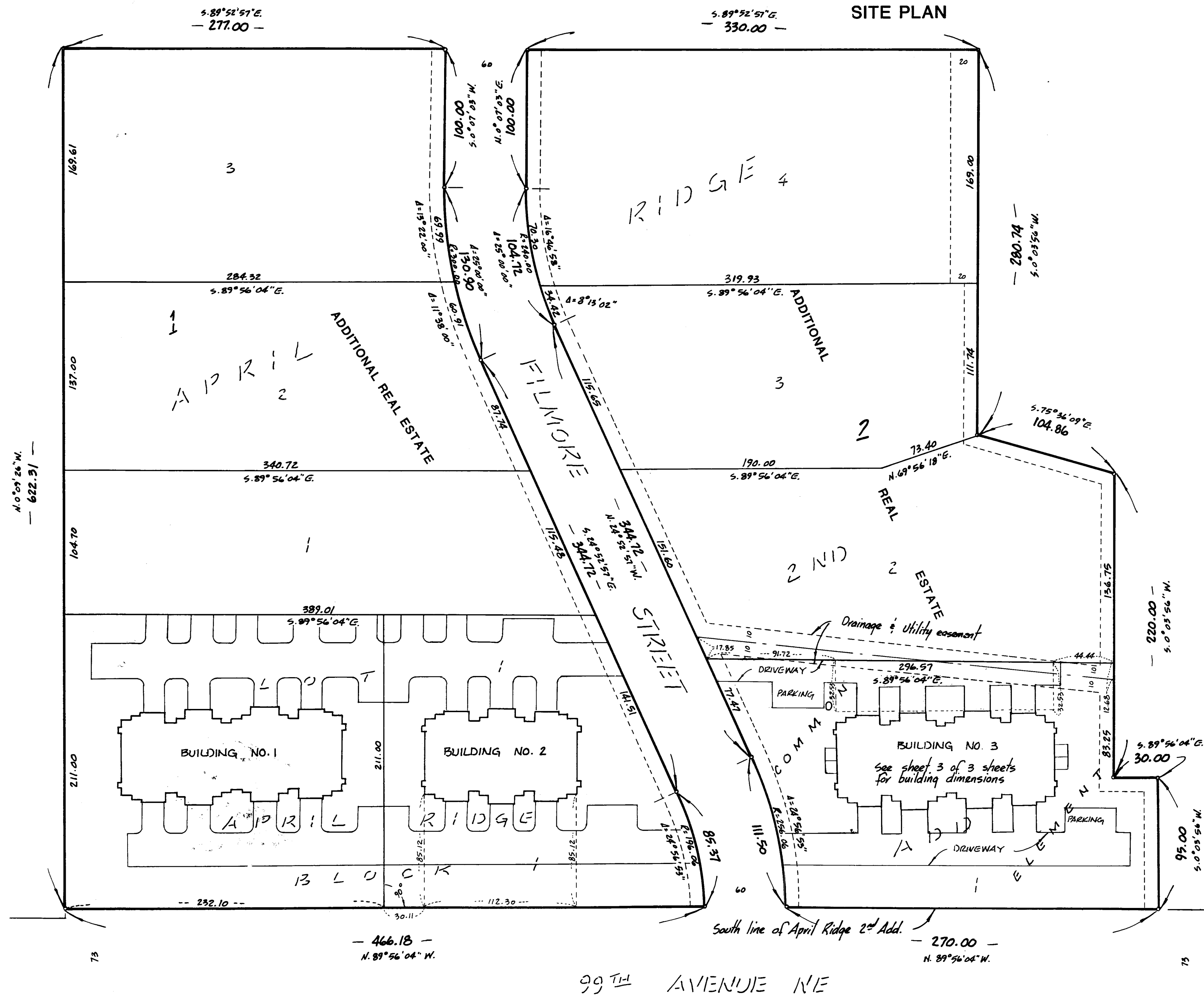


# CONDOMINIUM NUMBER 53 APRIL RIDGE, A CONDOMINIUM

## SECOND SUPPLEMENTAL CONDOMINIUM PLAT

C. R. DECLARATION  
DOC. NO. 890610 filed APR 26, 1990

### SITE PLAN



The undersigned, being first duly sworn under oath, certifies and deposes that this Second Supplemental of CONDOMINIUM NUMBER 53, APRIL RIDGE, A CONDOMINIUM being located upon

Lot 1, Block 2, APRIL RIDGE 2ND ADDITION

And the additional real estate described as follows:

Lots 1, 2, and 3, Block 1, and Lots 2, 3, and 4, Block 2, APRIL RIDGE 2ND ADDITION, according to the plat thereof on file and of record in the office of the County Recorder in and for Anoka County, Minnesota.

fully and accurately depicts all information required by Minnesota Statutes, Section 515 A. 2-110, as amended.

Dated this 7th day of March, 19 90.

Robert B. Sikich  
Robert B. Sikich, Land Surveyor  
Minnesota Registration No. 14891

STATE OF MINNESOTA  
COUNTY OF DAKOTA ss.

The foregoing instrument was acknowledged before me this 7th day of March, 19 90, by Robert B. Sikich, a Registered Professional Land Surveyor.

Katherine A. Dols  
KATHERINE A. DOLS  
NOTARY PUBLIC - MINNESOTA  
HENNEPIN COUNTY  
My Commission Expires Apr. 25, 1991

Katherine A. Dols  
Notary Public, Hennepin County, Minnesota  
My Commission Expires 4-25-91

I, Timothy Whitten, Registered Professional Architect for the State of Minnesota pursuant to Minnesota Statutes, Section 515 A. 2-101 (b), do hereby certify that all structural components and mechanical systems serving more than one unit of all buildings containing or comprising any units here by created, are substantially completed consistent with this Second Supplemental Condominium Plat, CONDOMINIUM NUMBER 53, APRIL RIDGE, A CONDOMINIUM.

Dated this 8th day of March, 19 90.

Timothy Whitten  
Registered Professional Architect  
Minnesota Registration No. 16367

STATE OF MINNESOTA  
COUNTY OF HENNEPIN ss.

The foregoing instrument was acknowledged before me this 8th day of March, 19 90, by Timothy Whitten, a Registered Professional Architect.

Katherine A. Dols  
KATHERINE A. DOLS  
NOTARY PUBLIC - MINNESOTA  
HENNEPIN COUNTY  
My Commission Expires Apr. 25, 1991

Katherine A. Dols  
Notary Public, Hennepin County, Minnesota  
My Commission Expires 4-25-91

Checked and approved this 14th day of MARCH, 19 90.

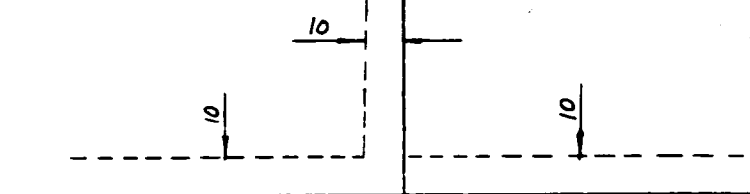
MERLYN D. ANDERSON  
Anoka County Surveyor  
by Larry D. Stein deputy

"NO DELINQUENT TAXES AND TRANSFER ENTLRED"

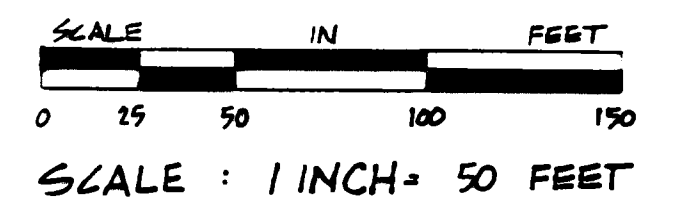
April 26th 1990  
Charles R. Stebbins  
Auditor, Anoka County  
BY Dwight Schultz Deputy

890610  
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 APR 26 A.D., 1990 at 2:25 o'clock P.M., and was duly recorded in book 4 of Cook's page 17  
Ted J. Lundahl  
County Recorder  
By Debra Kay Ege Deputy

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



being 10 feet in width, unless otherwise indicated and adjoining lot lines, and 15 feet in width and adjoining street lines unless otherwise indicated on the plat.



**PIONEER engineering**  
LAND SURVEYORS • CIVIL ENGINEERS  
LAND PLANNERS • LANDSCAPE ARCHITECTS

BENCH MAIZK  
Top of hydrant North of 99th Ave. at Buchanan St.  
Elevation = 906.51 feet (N.G.V.D. 1929)

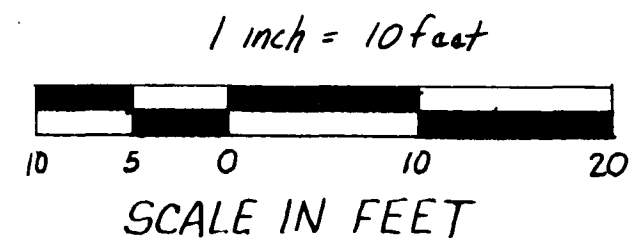
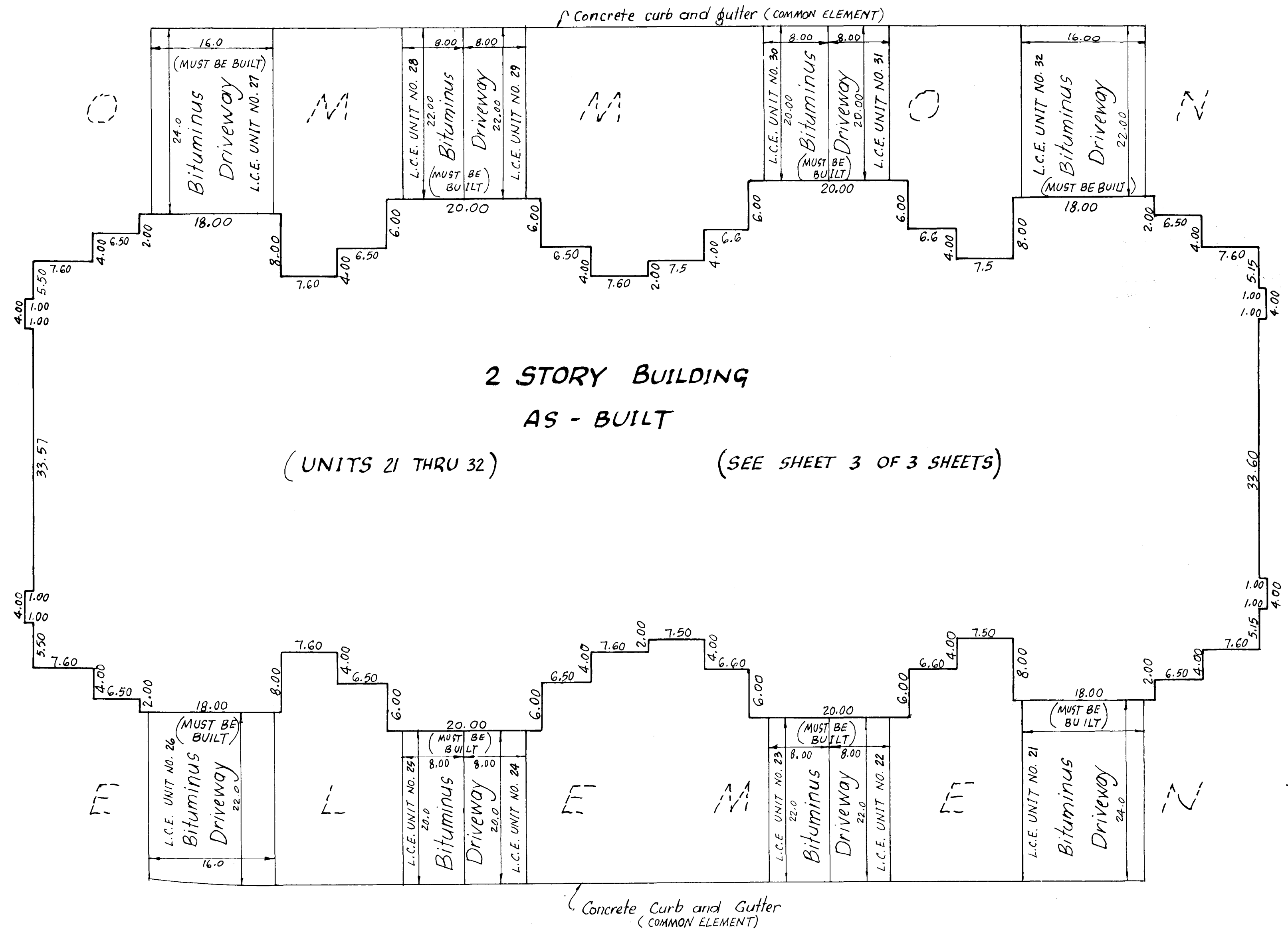
• Denotes 1/2 inch by 14 inches iron pipe set and marked with R.L.S. number 14891, unless otherwise noted  
For purposes of this plat the south line of the plat of April Ridge 2nd Addition is assumed to bear N.89°56'04"W.

# CONDOMINIUM NUMBER 53

## APRIL RIDGE, A CONDOMINIUM

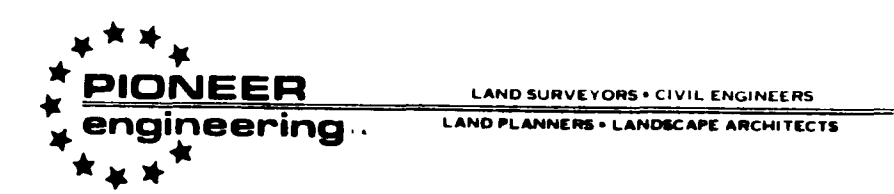
### SECOND SUPPLEMENTAL CONDOMINIUM PLAT

#### BUILDING NO. 3



Blacktop Surfaces and curb and gutter are as built

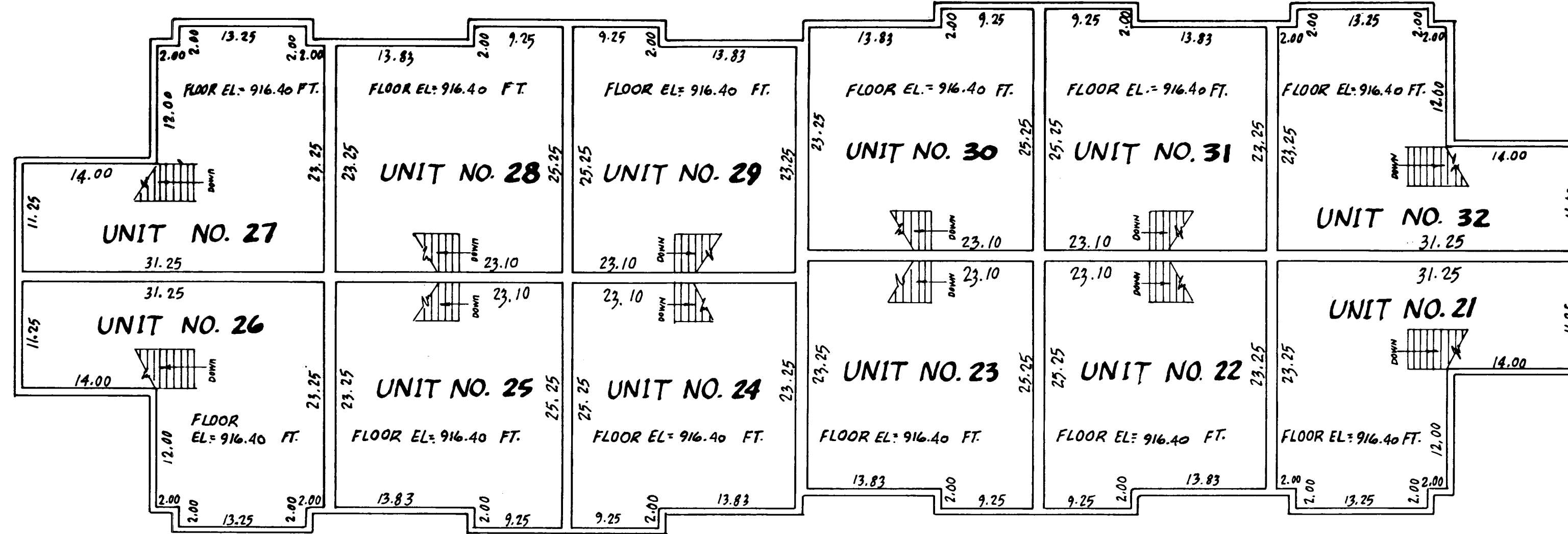
Driveways must be built



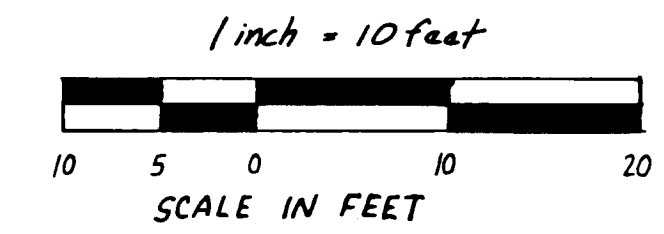
# CONDOMINIUM NUMBER 53

## APRIL RIDGE, A CONDOMINIUM

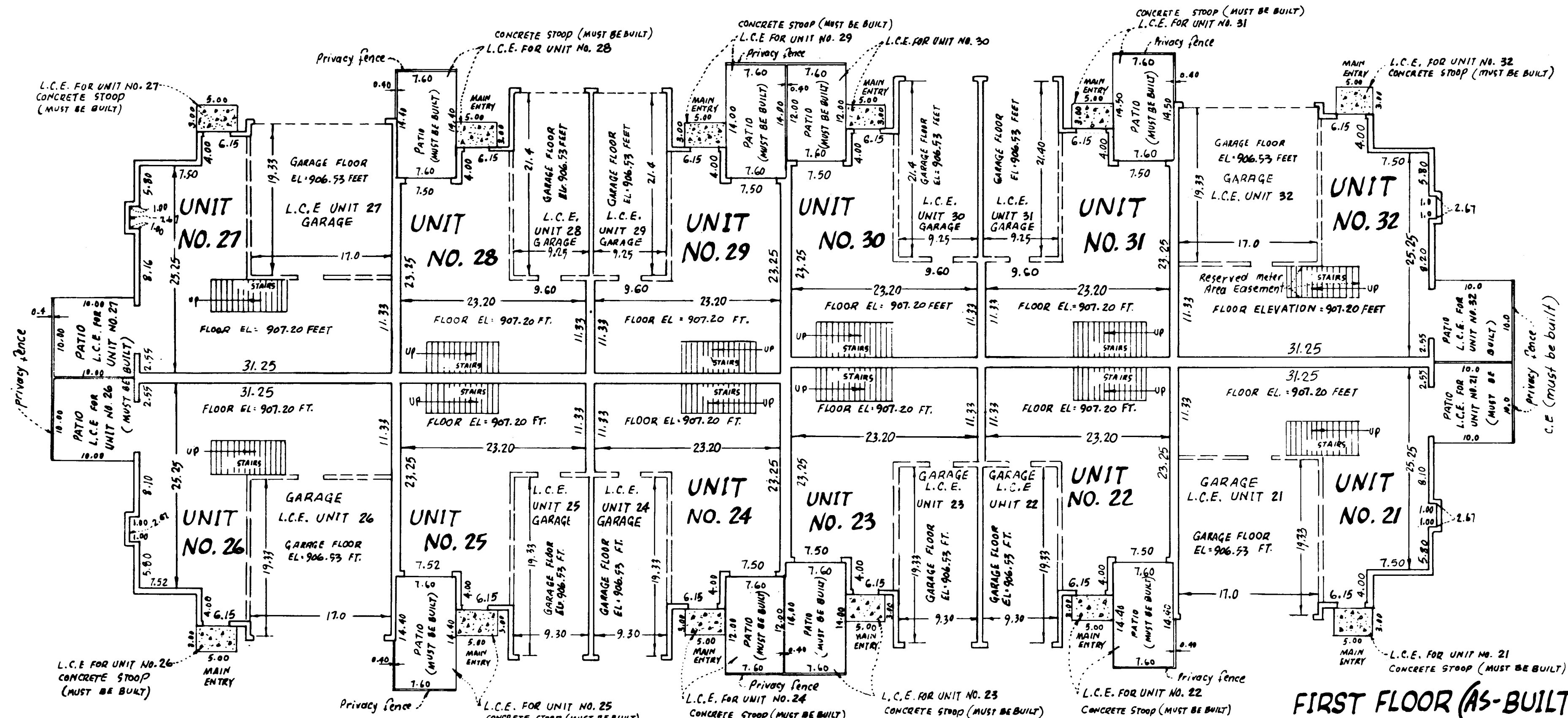
### SECOND SUPPLEMENTAL CONDOMINIUM PLAT



UNIT NO.	UPPER LEVEL	LOWER LEVEL	GARAGE	TOTAL
UNIT NO. 21	585.0 sq. ft.	571.3 sq. ft.	328.6 sq. ft.	1484.9 sq. ft.
UNIT NO. 22	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 23	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 24	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 25	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 26	585.0 sq. ft.	571.3 sq. ft.	328.6 sq. ft.	1484.9 sq. ft.
UNIT NO. 27	585.0 sq. ft.	571.3 sq. ft.	328.6 sq. ft.	1484.9 sq. ft.
UNIT NO. 28	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 29	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 30	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 31	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.
UNIT NO. 32	555.0 sq. ft.	450.15 sq. ft.	198.0 sq. ft.	1203.2 sq. ft.



SECOND FLOOR (AS-BUILT)



FIRST FLOOR (AS-BUILT)

Interior Dimensions shown are measured to inside of sheetrock wall.  
 C.E. Denotes Common Element  
 F.T.C.H Denotes Floor To Ceiling Height  
 L.C.E Denotes Limited Common Element

Elevations are referred to Benchmark as noted on site plan and are shown in feet and hundredths of a foot.

Floor to ceiling height = 8 feet

All privacy fences are Common Element and must be built

An easement on, over and in the void under the stairway of each unit is designated as Reserved Meter Area Easement as shown on Unit No. 32.

