BK80 of Abst pg 7 **CITY OF ANOKA** KNOW ALL PERSONS BY THESE PRESENTS: That City of Anoka, a Minnesota Municipal Corporation, owner of the following described property EASTVIEW MEADOWS FIRST ADDITION That part of the West Half of the Northwest Quarter of Section 5, Township 31, Range 24, Anoka County, Minnesota, except that part described as **COUNTY OF ANOKA** Commencing at the Northeast corner of said West Half of the Northwest Quarter; thence Southerly, along the Easterly line of said West Half, 400.00 feet to the point of beginning of the land to be described; thence deflect to the right at an angle of 45 degrees 00 minutes 00 seconds to the intersection with a line parallel with and 750.00 feet Easterly of the Westerly line of said West Half; thence Southerly, along said parallel line, 1000.00 feet; thence deflect to the right at an angle of 45 degrees 00 minutes 00 seconds to the intersection with the East line of the West Half; thence Southerly, along the the East line of the West Half, to the intersection with the South line of said Northwest Quarter; thence Easterly, along said South line, to the Southeast corner of said West Half of the Northwest Quarter; thence Northerly, along the Easterly line of SEC. 5, T31N, R24W said West Half, to the point of beginning. SUNNY ACRES MEADOWS Except that part taken for Trunk Highway No. 47 as shown on Anoka County Surveyors Half Section Map and as evidenced by Final Certificate recorded 3RD ADDITION - NE CORNER OF W1/2-NW1/4 W1/2-NW1/4 SEC.5-T31N-R24W 60 SEC.5-T31N-R24W Has caused the same to be surveyed and platted as EASTMEW MEADOWS FIRST ADDITION and does hereby dedicate to the public for public use the public S89°39'20"E way and the drainage and utility easements as shown by this plat. -NORTH LINE OF THE W1/2-NW1/4 SEC.5-T31N-R24W ΓŢ] CITY OF ANOKA ([) /-/ <------Phil Rice, as Mayor This instrument was acknowledged before me this ______ day of ______ of Anoka, a Minnesota Municipal Corporation, on behalf of the Municipal Corporation. , 20 $\frac{12}{12}$ by Phil Rice, as Mayor, and Amy Oehlers, as City Clerk of the City Pamc Bowman --> (Y) --> (Y) Notary Public, Anoka County, Minnesota My Commission Expires (20). 31, 2020 I James E. Napier do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; 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 **OUTLOT B** monuments depicted on this plat have been, or will be correctly set within one year; 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. DRAINAGE AND UTILITY EASEMENT OVER ALL OF OUTLOT B Napier, Licensed Land Surveyor STATE OF MINNESOTA SE CORNER OF THE W1/2-NW1/4 SEC.5-T31N-R24W -Nicole A. Johnson Notary Public, Avola County, Minnesota My Commission Expires January 31, 2020 **TANGENT** City Council, City of Anoka, Minnesota 8 4 X City Council, City of Anoka, Minnesota ()) (/) [1] Anoka Planning Commission Be it known that at a meeting held on this _______ day of _______, 20_17_, the Planning Commission of the City of Anoka, Minnesota, did hereby review and approve this plat of EASTVIEW MEADOWS FIRST ADDITION. **NORTH** Planning Commission, City of Anoka, Minnesota (SCALE IN FEET) GRANT 1 inch = 100 feetSTREET OUTLOT MORNINGSIDE DENOTES FOUND ANOKA COUNTY MONUMENT ESTATES WATER ELEVATION DENOTES SET 1/2 INCH BY 14 INCH IRON PIPE = 863.2 FEET AS OF 03-08-2017 **Anoka County Surveyor** MARKED BY RLS NO. 25343. DENOTES FOUND IRON MONUMENT, UNLESS OTHERWISE SHOWN. County Auditor/Treasurer DENOTES WETLAND DELINEATION BY HAKANSON Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 20<u>17</u> on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this <u>16</u> day of <u>May</u>, 20<u>17</u>. ANDERSON IN JULY OF 2016. ----- DENOTES WET LAND (NOT DELINEATED). Jonell M. Gawyer FOR THE PURPOSES OF THIS PLAT THE WESTERLY LINE OF WEST HALF OF THE NORTHWEST QUARTER OF By Will . J. SECTION 5, TOWNSHIP 31 NORTH, RANGE 24 WEST, IS ASSUMED TO HAVE A BEARING OF SOUTH 01 DEGREES 29 MINUTES 32 SECONDS WEST. -----County Recorder/Registrar of Titles County of Anoka, State of Minnesota N87°45'31"E 194.03 lonell M. Sowyer County Recorder/Registrar of Titles Professional Land Surveyors (SEE SHEET 2 OF 2 SHEETS)

EAST LINE OF THE W1/2-NW1/4 SEC.5-T31N-R24W

S1"54'13"W

SOUTH LINE OF THE NW1/4
(EAST-WEST QUARTER LINE)

SEC.5-T31N-R24W

-<u>BENCHMARK</u>

MNDOT MONUMENT STATION NAME: 0215F

ELEVATION = 869.11 FEET (NAVD88)

- SE CORNER OF THE

W1/2-NW1/4 SEC.5-T31N-R24W

MATCH LINE --

OUTLOT C

OUTLOT B

DRAINAGE AND UTILITY EASEMENT
OVER ALL OF OUTLOT B

WATER ELEVATION = 863.1 FEET AS OF 03-08-2017

-- NORTH LINE OF THE RIGHT OF WAY OF TRUNK HIGHWAY NO. 47 AS PER DOC. NO. 389398.

--- 15 FOOT WIDE DRAINAGE AND UTILITY EASEMENT--.

HIGHWAY NO. 47

(SEE SHEET 1 OF 2 SHEETS)

(1)

FOUND PK NAIL--

WLY LINE OF TH W1/2-NW1/4 SEC.5-T31N-R2

134.10 S88*30'28*E

OUTLOT A
DRAINAGE AND UTILITY
EASEMENT OVER ALL
OF OUTLOT A

147.96 R=1323.20 Δ=6°24'24"

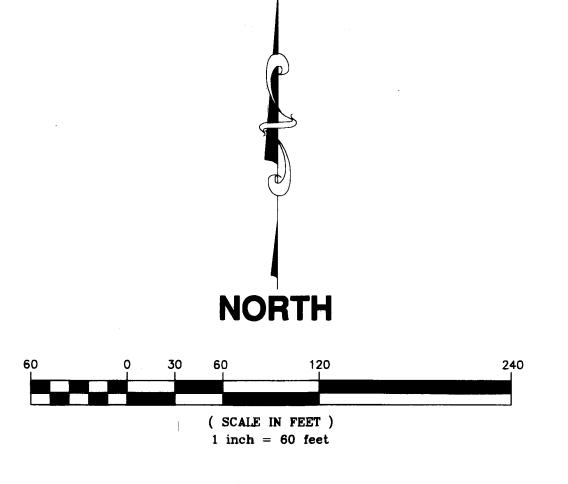
-SW CORNER OF THE

W1/2-NW1/4 (WEST 1/4 CORNER) SEC.5-T31N-R24W

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CITY OF ANOKA **COUNTY OF ANOKA** SEC. 5, T31N, R24W

EASTVIEW MEADOWS FIRST ADDITION



- DENOTES FOUND ANOKA COUNTY MONUMENT
- DENOTES SET 1/2 INCH BY 14 INCH IRON PIPE MARKED BY RLS NO. 25343.
- DENOTES FOUND IRON MONUMENT, UNLESS OTHERWISE SHOWN.
 - DENOTES WETLAND DELINEATION BY HAKANSON ANDERSON IN JULY OF 2016.

FOR THE PURPOSES OF THIS PLAT THE WESTERLY LINE OF WEST HALF OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 31 NORTH, RANGE 24 WEST, IS ASSUMED TO HAVE A BEARING OF SOUTH 01 DEGREES 29 MINUTES 32 SECONDS WEST.

