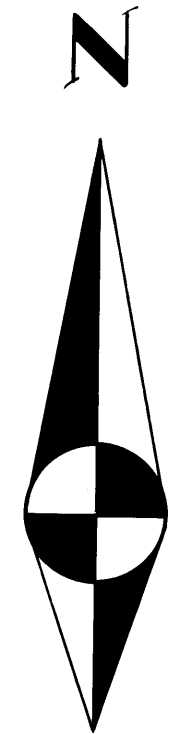
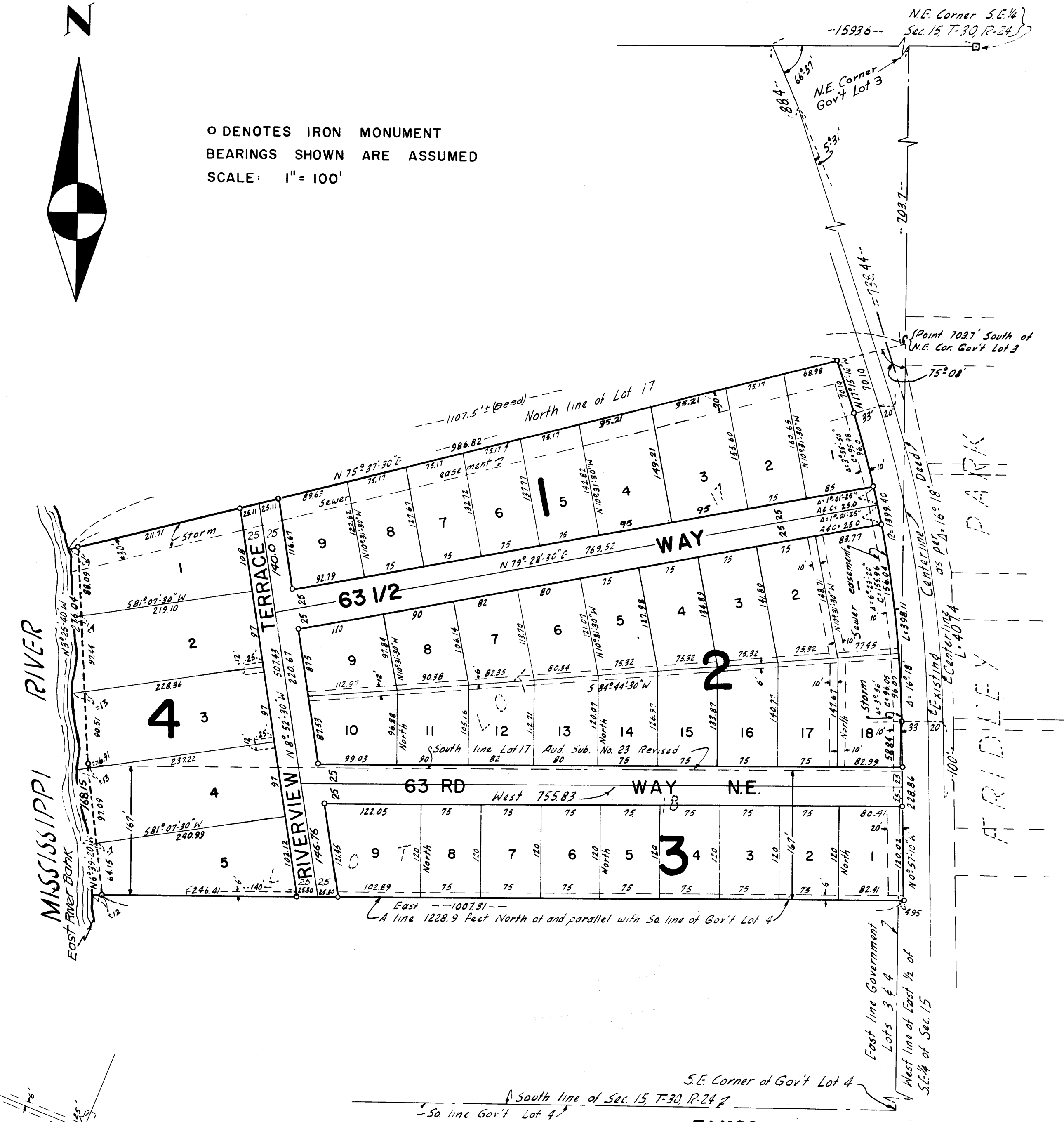


EVA ERICKSON RIVER MANOR

ANOKA COUNTY, MINNESOTA



○ DENOTES IRON MONUMENT
BEARINGS SHOWN ARE ASSUMED
SCALE: 1" = 100'



KNOW ALL MEN BY THESE PRESENTS: That Paro Development Company, a Minnesota Corporation, owners and proprietors of the following described property situate in the County of Anoka, State of Minnesota to wit: Lots 17 and 18, Auditor's Subdivision No. 23, Revised, also described as: All that part of Government Lots 3 and 4 in Section 15, Township 30, Range 24, described as follows: Commencing at the Southeast corner of said Government Lot 4; thence North along the East line of said Government Lots 3 and 4 to a point 703.7 feet South of the Northeast corner of said Government Lot 3, said point being the actual point of beginning of the tract of land to be described; thence Southwesterly at an angle of 75 degrees and 8 minutes as measured from South to West from the East line of said Government Lot 3 a distance of 1107.5 feet, more or less, to the East bank of the Mississippi River; thence Southerly along said East bank to an intersection with a line drawn parallel with and 1228.9 feet North of the South line of said Government Lot 4; thence Easterly along the last described parallel line to the East line of said Government Lot 4; thence North along the East line of said Government Lots 3 and 4 to the actual point of beginning, together with all that part of the East one-half of the Southeast one-quarter of said Section 15 lying West of the Westerly right-of-way line of said East River Road and lying between the North and South lines of the foregoing tract of land extended East to said East River Road, excepting therefrom all that part of the above described property lying East of the West line of said East River Road. Have caused the same to be surveyed and platted as EVA ERICKSON RIVER MANOR and do hereby donate and dedicate to the public for public use forever the Terrace and ways as shown on the annexed plat. Also subject to the utility and drainage easements as shown on the annexed plat. In witness whereof Paro Development Company has caused these presents to be signed by its proper officers and its corporate seal to be hereunto affixed this 4th day of June A.D. 1961.

In Presence of:
Ed M. Erickson
Donald S. Muddley
Signed: Paro Development Company
President *Harry N. Field*
Secretary *Paul J. Schwartz*

State of Minnesota
County of Hennepin On this 4th day of June A. D. 1961, before me, a notary public with and for said County and State, personally appeared Harry N. Field and Paul J. Schwartz to me personally known, who being by me each duly sworn did say that they are respectively president and secretary of Paro Development Company the corporation named in the foregoing instrument, that the seal affixed to said instrument is the corporate seal of said corporation, that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors, and said Harry N. Field and Paul J. Schwartz acknowledge said instrument to be free act and deed of said corporation.

Ed M. Erickson
Notary Public, Hennepin County, Minnesota
My Commission Expires: 1/4/62

I hereby certify that I have surveyed and platted the property described on this plat as EVA ERICKSON RIVER MANOR; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and decimals of a foot; that the monuments for the guidance of future surveys have been correctly placed in the ground as shown on said plat; that the outside boundary lines are correctly designated on said plat; that the topography of the land is correctly shown on the plat and there are no wet lands or public highways to be designated on said plat other than are shown thereon.

Harry S. Johnson
Registered Land Surveyor, Minnesota Reg. No. 5065

State of Minnesota
County of Hennepin The above certificate was subscribed and sworn to before me on this 4th day of June 1961
A. D. 1961.

Ed M. Erickson
Notary Public, Hennepin County, Minnesota
My Commission Expires: 1/4/62

The annexed plat of EVA ERICKSON RIVER MANOR was approved and accepted by the City Council of Fridley, Minnesota, at a regular meeting thereof held this 6 day of June A. D. 1961.

City Council, Fridley, Minnesota

by *T. E. Ding* its Mayor
by *Earl P. Wagner* its Manager

The boundaries of this plat and the boundaries of the blocks therein have been mathematically checked and approved. No determination has been made to determine that the legal description agrees with said plat. R.M.A.

Dated this 29th day of June A. D. 1961.

By *Robert W. Anderson*, Anoka County Surveyor

TAXES PAID

OFFICE OF REGISTER OF DEEDS
STATE OF MINNESOTA, COUNTY OF ANOKA

I hereby certify that the within instrument was filed in this office for record on the 29th day of June A.D. 1961 at 2 o'clock P.M., and was duly recorded in book 117 of Plat Page 12.

Margaret Russell
Register of Deeds
Deputy

This 29th day of June 1961
Walter D. Bowers
Auditor, Anoka County, Minn.
Robert W. Anderson Deputy

Deed tax hereon due \$1.10
Harry N. Field
Vendor or Grantor

HEREBY CERTIFY THAT TAXES FOR THE YEAR 1960 ON THE LANDS DESCRIBED WITHIN ARE PAID

Walter D. Bowers
County Treasurer
My A. Larson Deputy

Deed Tax Paid \$ 1.10
Receipt No. 124475
WALTER D. BOWERS
Anoka County Treasurer
By *A. Larson* Deputy

Drainage and Utility easements are shown thus being 6 feet on both sides of lot lines unless otherwise shown.

