

OFFICIAL PLAT

FIFTH STREET TOWNHOMES

BOOK # 48 Abst pg. 2

CITY OF FRIDLEY
COUNTY OF ANOKA
SECTION 23, T. 30, R. 24

KNOW ALL PERSONS BY THESE PRESENTS: That Tradition Homes, Inc., a Minnesota corporation, fee owner of the following described property situated in the County of Anoka, State of Minnesota, to wit:

Lots 27, 28 and 29, Block 7, HAMILTON'S ADDITION TO MECHANICSVILLE, Anoka County, Minnesota.

That part of Lots 25 and 26, Block 7, HAMILTON'S ADDITION TO MECHANICSVILLE, Anoka County, Minnesota, lying Northerly of the following described line:

Commencing at the Northeast corner of said Lot 26; Thence southerly along the east line of said Lot 26, a distance of 46.50 feet to the point of beginning of the line to be described; thence Northwesterly to a point on the westerly line lying 5.50 feet southerly of the Northwest corner of Lot 26 and said line there terminating.

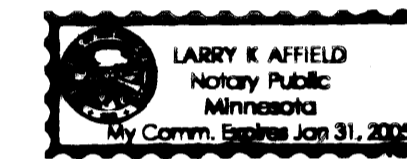
Has caused the same to be surveyed and platted as FIFTH STREET TOWNHOMES and does hereby donate and dedicate to the public for public use forever the drainage and utility easements as shown on this plat. In witness whereof said Tradition Homes, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officer this 28th day of July, 2004.

TRADITION HOMES, INC.

Gerald G. Windschitt
Gerald G. Windschitt, as president

STATE OF MINNESOTA
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 28th day of July, 2004 by Gerald G. Windschitt, as president of Tradition Homes, Inc., a Minnesota Corporation, on behalf of the corporation.



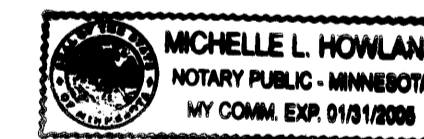
Larry K. Affield
Notary Public, Minnesota
My Commission Expires January 31, 2005

I hereby certify that I have surveyed and platted the property on this plat as FIFTH STREET TOWNHOMES; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat or will be placed as required by the local governmental unit as designated on said plat; that the outside boundary lines are correctly designated on said plat; and that there are no wetlands as defined in MS 505.02, subd. 1, or public highways to be designated other than as shown.

Charles R. Christopherson
Charles R. Christopherson, Land Surveyor
Minnesota License No. 18420

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 7th day of July, 2004 by Charles R. Christopherson, Land Surveyor.



Michelle L. Howland
Notary Public, Minnesota
My Commission Expires January 31, 2005

FRIDLEY, MINNESOTA

This plat of FIFTH STREET TOWNHOMES was approved and accepted by the City Council of Fridley, Minnesota, at a regular meeting thereof held this 28th day of July, 2004. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minn. Statutes Section 505.03, Subd. 2.

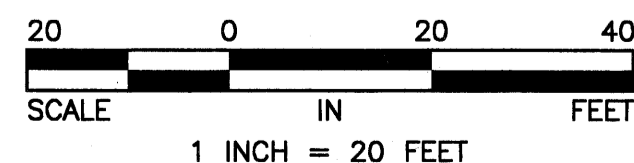
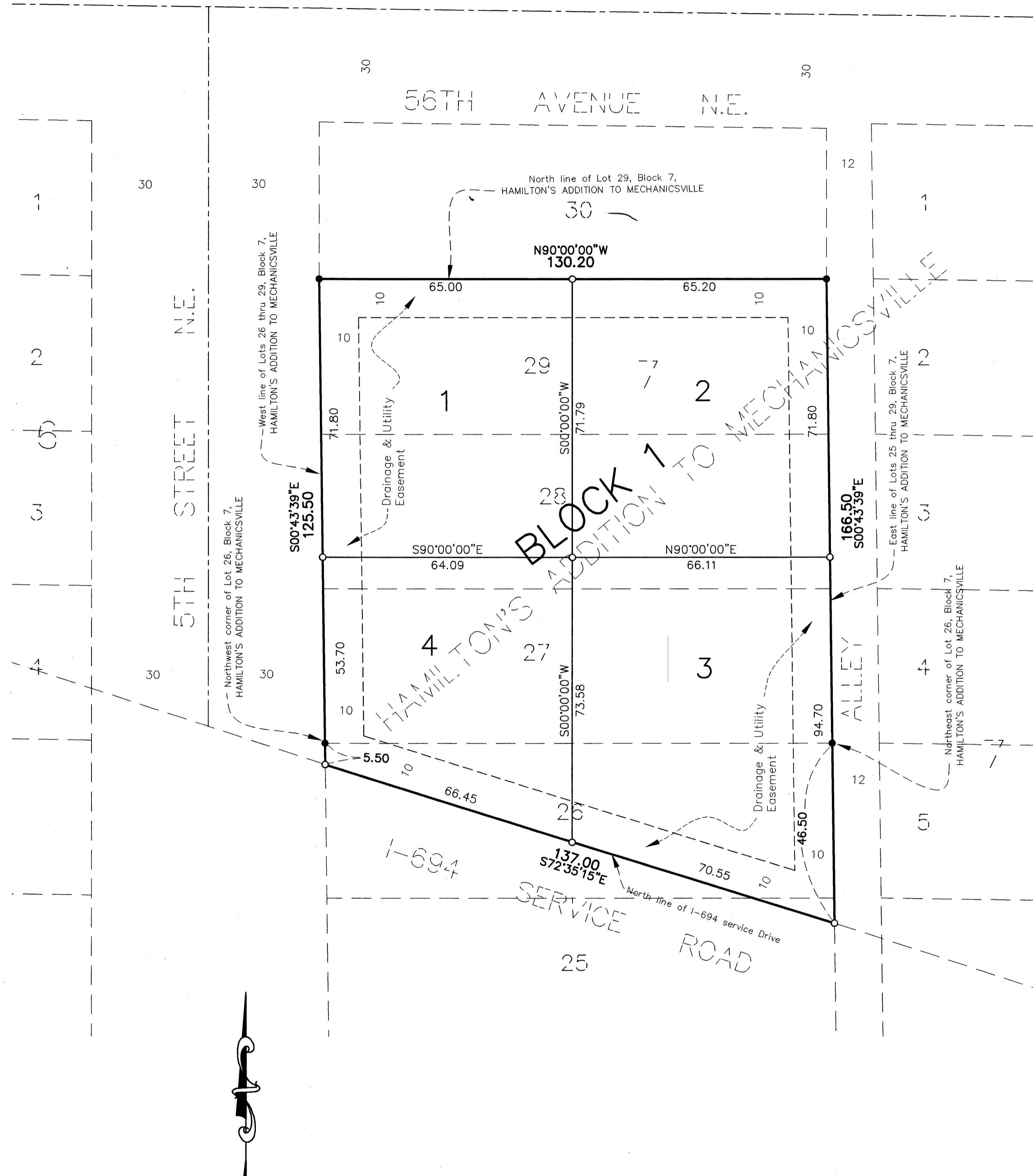
CITY COUNCIL OF THE CITY OF FRIDLEY, MINNESOTA

Scott J. Lund Mayor Debra A. Skogen Clerk

ANOKA COUNTY SURVEYOR

This plat was checked and approved on this 4th day of AUGUST, 2004.

Larry D. Holm
Larry Holm, Anoka County Surveyor

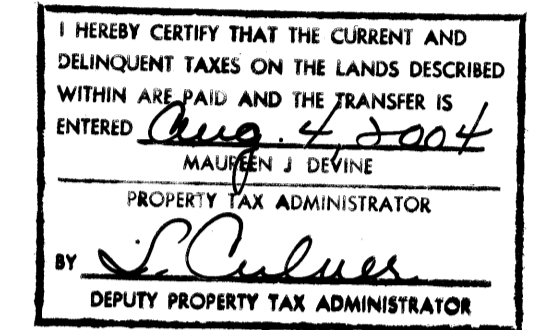


○ Denotes 1/2 inch by 14 inch iron monument set and marked with Minnesota License No. 18420.

● Denotes iron monument found

For the purposes of this plat the north line Lot 29, Block 7, HAMILTON'S ADDITION TO MECHANICSVILLE is assumed to bear N 90°00'00" W

1945129
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 4 Aug A.D., 2004
at 9:21 o'clock A M., and was duly recorded in book 48 Abst page 2
Maureen J. Devine
County Recorder
By JTH



REC# 2004100101 \$ 215.00