

# FOLEY COMMERCIAL PARK

3K 69 of Abs+pg 49

CITY OF COON RAPIDS,  
COUNTY OF ANOKA  
SEC. 24, T. 31, R. 24.

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

That part of the Southwest Quarter of the Southeast Quarter of Section 24, Township 31, Range 24, Anoka County, Minnesota lying westerly of SHARON ACRES, according to the recorded plat thereof, and lying northeasterly of MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 02-12; EXCEPT the East 190.98 feet of that part of the Southwest Quarter of the Southeast Quarter Section 24, Township 31, Range 24, lying West of that part platted as SHARON ACRES and lying North of the Westerly extension of the South line of Lot 5, Block 2, said SHARON ACRES, and lying South of the North 30 feet thereof.

AND

That part of the Southeast Quarter of the Southwest Quarter of Section 24, Township 31, Range 24, Anoka County, Minnesota, lying Northeasterly of MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 02-12.

AND

That part of the West 250.00 feet of Lot 6, Block 2, SHARON ACRES, City of Coon Rapids, according to the plat thereof on file and of record in the office of the County Recorder in and for Anoka County, Minnesota, lying south of the north 66.00 feet thereof.

AND

Lot 7, Block 2, SHARON ACRES, shown as Parcel 53L on MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 02-12 as the same is on file and of record in the office of the County Recorder in and for Anoka County, Minnesota.

AND

Lot 8, Block 2, SHARON ACRES, according to the recorded plat thereof, Anoka County, Minnesota.

AND

Lot 9, Block 2, Sharon Acres, according to the plat thereof on file and of record in the office of the County Recorder in and for Anoka County, Minnesota; which lies northerly and westerly of Line 1 described below:

Line 1: Commencing at the Right of Way Boundary Corner BB as shown on Minnesota Department of Transportation Right of Way Plat No. 02-12 as the same is on file and of record in the office of the County Recorder in and for said county; thence run southeasterly along the boundary of said plat on an azimuth of 118 degrees 34 minutes 12 seconds for 284.26 feet to Right of Way Boundary Corner B9 and the point of beginning of Line 1 to be described; thence on an azimuth of 109 degrees 28 minutes 17 seconds for 529.34 feet to Right of Way Corner B63; thence on an azimuth of 09 degrees 45 minutes 12 seconds for 87.62 feet to Right of Way Boundary Corner B64; thence on an azimuth of 05 degrees 47 minutes 57 seconds for 98.10 feet to Right of Way Boundary Corner B45 and there terminating.

AND

Lot 10, Block 2, SHARON ACRES, except the Southeasterly 27 feet thereof, according to the recorded plat thereof.

Has caused the same to be surveyed and platted as FOLEY COMMERCIAL PARK and does hereby donate and dedicate to the public for public use forever the avenue, lane, highway, boulevard and street and also dedicating the easements, as shown on this plat, for drainage and utility purposes only. Also dedicating to the State of Minnesota the right to restrict access onto U.S. Highway No. 10 and State Trunk Highway No. 47, as shown on this plat. Also dedicating to the County of Anoka the right to restrict access onto C.S.A.H. No. 11, as shown on this plat.

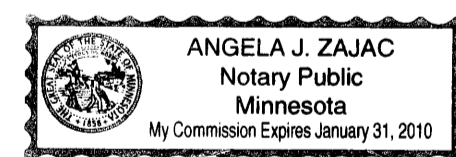
In witness whereof said Shamrock Development, Inc. has caused these presents to be signed by its proper officer this 24th day of June, 2005.

SHAMROCK DEVELOPMENT, INC.

By: Michael J. Krating  
Michael J. Krating, Vice President

State of Minnesota, County of Anoka

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of June, 2005, by Michael J. Krating, as Vice President of Shamrock Development, Inc., a Minnesota corporation, on behalf of the corporation.



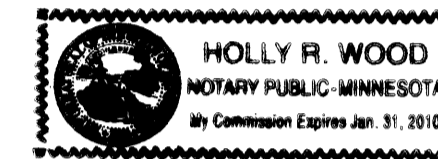
Angela J. Zajac Notary Public  
Anoka County, Minnesota  
My Commission expires: January 31, 2010

I hereby certify that I have surveyed and platted the property described in this plat as FOLEY COMMERCIAL PARK and that this plat is a correct representation of said survey; that all monuments have been correctly placed in the ground as shown on the plat; that all distances are correctly shown on the plat in feet and hundredths of a foot; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in Minnesota Statutes 505.02, Subdivision 1, or public highways to be designated on the plat other than as shown thereon.

Rick M. Blom  
Rick M. Blom, Land Surveyor  
Minnesota License No. 21729

State of Minnesota, County of Sherburne

The foregoing instrument was acknowledged before me this 23rd day of June, 2005 by Rick M. Blom, Land Surveyor, Minnesota License No. 21729.



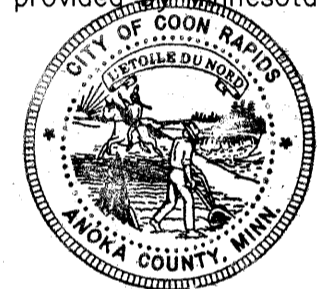
Holly R. Wood Notary Public  
Sherburne County, Minnesota  
My Commission expires: January 31, 2010

Annexed plat of FOLEY COMMERCIAL PARK was approved by the Planning Commission of the City of Coon Rapids, Minnesota this 17 day of June, 2005.

By: [Signature] Chairman

Annexed plat of FOLEY COMMERCIAL PARK was approved by the City Council of Coon Rapids, Minnesota at a regular meeting thereof held this 17 day of June, 2005. 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 Minnesota Statutes Section 505.03, Subdivision 2.

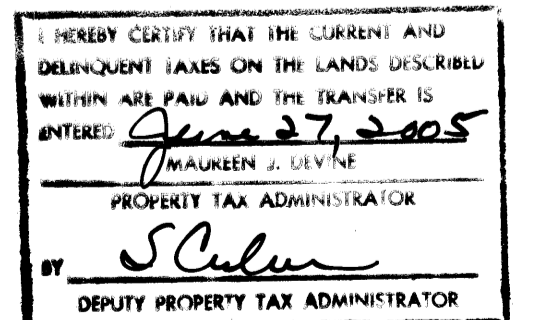
By: [Signature] Mayor  
Attest: Jon R. Anderson Clerk



This plat has been checked and approved this 27th day of June, 2005.

Larry O. Moism by Charles F. Sutz,  
Deputy Anoka County Surveyor

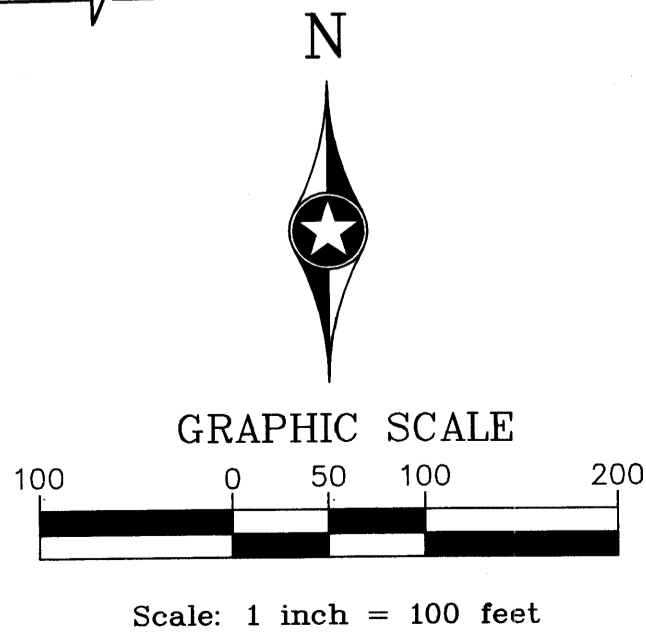
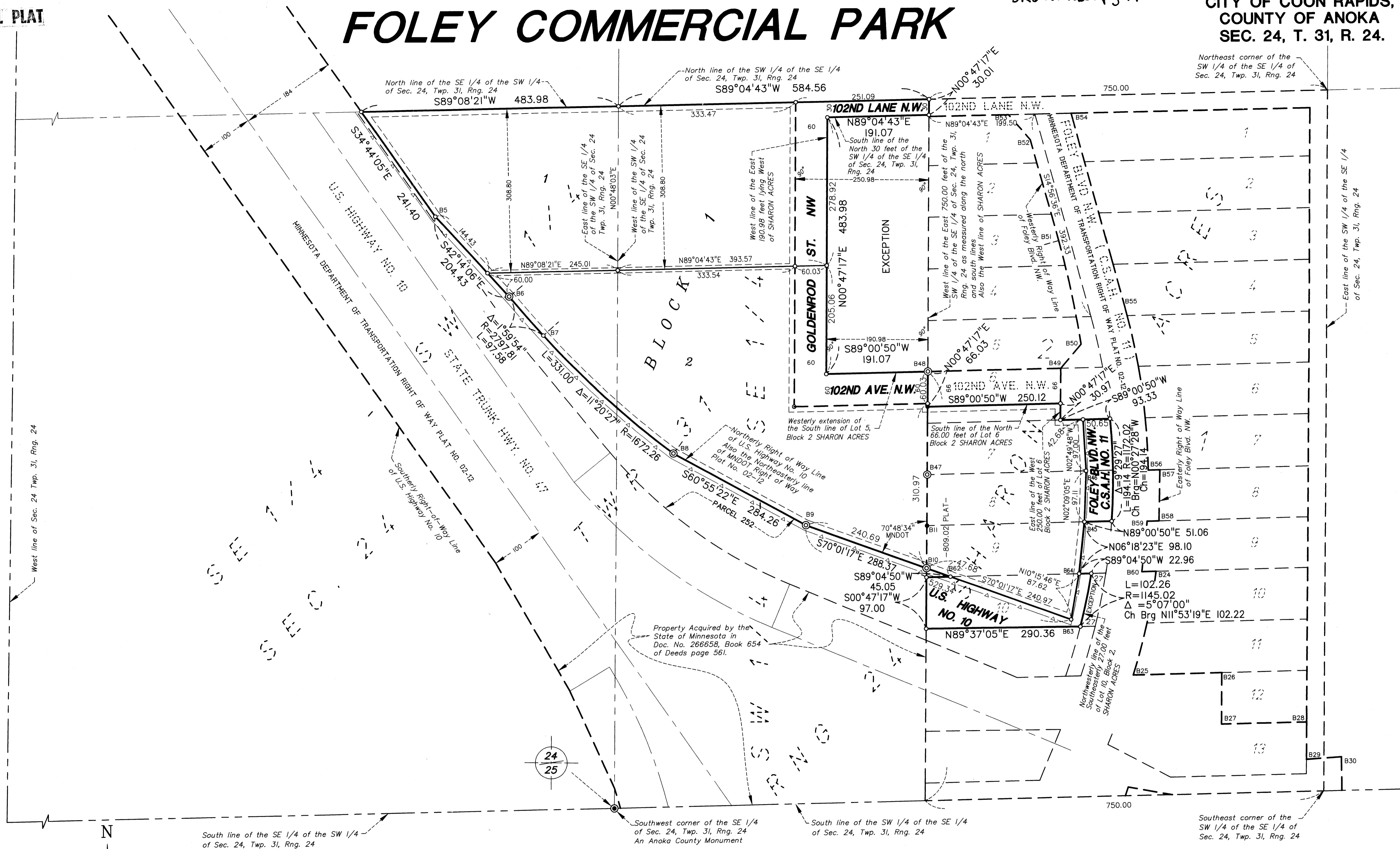
1976244.001 Abstract  
OFFICE OF COUNTY RECORDER  
STATE OF MINNESOTA, COUNTY OF ANOKA  
I hereby certify that the within instru-  
ment was filed in this office for record  
on the 27 June A.D., 2005  
3:25 o'clock P.M., and was duly recorded  
in book LA page 49  
Maureen J. Devine  
County Recorder  
By: GKE



\$155.00

John Oliver & Associates

# FOLEY COMMERCIAL PARK



- For the purposes of this plat, the West line of the S.E. 1/4, Sec. 24, Twp. 31, Rng. 24, is assumed to bear N 88°32'43" W.
- Denotes iron pipe set with a plastic plug stamped R.L.S. 13057.
  - Denotes iron monument found.
  - ⊙ Denotes Found MNDot Right of Way Monument.
  - ⊙ Denotes a Found Cast Iron Monument
  - △— Denotes Right of Acces dedicated to the State of Minnesota and the County of Anoka.

