

# HAVEN ESTATES OF OAK GROVE

KNOW ALL PERSONS BY THESE PRESENTS: That Jill C. Lurye, a single person, fee owner of the following described property situated in the City of Oak Grove, County of Anoka, State of Minnesota:

The North 350 feet of the South 558 feet of the Northwest Quarter of the Southwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota

AND

The South 208.00 feet of the West 460.00 feet of the Northwest Quarter of the Southwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota

AND

That part of the Southwest Quarter of the Southwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota, described as follows:

Beginning at the northwest corner of said Southwest Quarter of the Southwest Quarter; thence on an assumed bearing of North 89 degrees 45 minutes 20 seconds East, along the north line of said Southwest Quarter of the Southwest Quarter, a distance of 460.00 feet to a line 460.00 feet east of and parallel with the west line of said Southwest Quarter of the Southwest Quarter; thence South 00 degrees 09 minutes 19 seconds West, along said line 460.00 feet east of and parallel with the west line of said Southwest Quarter of the Southwest Quarter, a distance of 34.08 feet; thence South 89 degrees 42 minutes 22 seconds West, a distance of 460.00 feet to the west line of said Southwest Quarter; thence North 00 degrees 09 minutes 19 seconds East, along said west line, a distance of 34.48 feet to the point of beginning.

AND That Haven Homes, LLC, a Minnesota limited liability company, owner of the following described property situated in the City of Oak Grove, County of Anoka, State of Minnesota:

Southwest Quarter of the Southwest Quarter; and the South 208 feet of the Northwest Quarter of the Southwest Quarter of Section 35, Township 33 North, Range 24 West, Anoka County, Minnesota

EXCEPT: The South 208.00 feet of the West 460.00 feet of the Northwest Quarter of the Southwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota

ALSO EXCEPT: That part of the Southwest Quarter of the Southwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota, described as follows:

Beginning at the northwest corner of said Southwest Quarter of the Southwest Quarter; thence on an assumed bearing of North 89 degrees 45 minutes 20 seconds East, along the north line of said Southwest Quarter of the Southwest Quarter, a distance of 460.00 feet to a line 460.00 feet east of and parallel with the west line of said Southwest Quarter of the Southwest Quarter; thence South 00 degrees 09 minutes 19 seconds West, along said line 460.00 feet east of and parallel with the west line of said Southwest Quarter of the Southwest Quarter, a distance of 34.08 feet; thence South 89 degrees 42 minutes 22 seconds West, a distance of 460.00 feet to the west line of said Southwest Quarter; thence North 00 degrees 09 minutes 19 seconds East, along said west line, a distance of 34.48 feet to the point of beginning.

AND

Southeast Quarter of the Southwest Quarter of Section 35, Township 33 North, Range 24 West, Anoka County, Minnesota;

EXCEPT: The East 350 feet of the South 622.29 feet of the Southeast Quarter of the Southwest Quarter.

ALSO EXCEPT: That part of the Southeast Quarter of the Southwest Quarter, Section 35, Township 33, North, Range 24 West described as follows: Beginning at the point of intersection of the South line of said Southeast Quarter of the Southwest Quarter and at a line drawn parallel with and distant 350 feet West of, as measured at a right angle to, the East line of said Southeast Quarter of the Southwest Quarter; thence West assumed bearing, along the South line of said Southeast Quarter of the Southwest Quarter, a distance of 660 feet; thence North 00° 12' 25" East and parallel with the East line of said Southeast Quarter of the Southwest Quarter a distance of 170 feet; thence North 69° 27' 44" East a distance of 456.07 feet; thence North 38° 44' 47" East a distance of 374.76 feet to the point of intersection with a line bearing North 00° 12' 25" East from the point of beginning, said line being parallel with the East line of said Southeast Quarter of the Southwest Quarter; thence South 00° 12' 25" West along said parallel line a distance of 622.29 feet to the point of beginning.

AND

The Northeast Quarter of the Southwest Quarter of Section 35, Township 33 North, Range 24 West, Anoka County, Minnesota

AND

The Southeast Quarter of the Northwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota

AND

The West Half of the Northeast Quarter of the Northwest Quarter of Section 35, Township 33, Range 24, Anoka County, Minnesota; Reserving an easement for roadway purposes over the North 33 feet thereof.

Has caused the same to be surveyed and platted as HAVEN ESTATES OF OAK GROVE and does hereby dedicate to the public for public use the public ways and the drainage and utility easements as created by this plat. Also dedicating to the County of Anoka the right of access onto County State Aid Highway No. 58 and 78 as shown on this plat.

In witness whereof said Jill C. Lurye, a single person, has hereunto set her hand this 24<sup>th</sup> day of April, 2026

*Jill C. Lurye*  
Jill C. Lurye

STATE OF MINN  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of April, 2026, by Jill C. Lurye.

*Paul J. Holt*  
(Notary Signature)

Notary Public Anoka County, Minnesota

Paul J. Holt  
(Notary Printed Name)

My Commission Expires 1/31/30

In witness whereof said Haven Homes, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 24<sup>th</sup> day of April, 2026

Haven Homes, LLC

*Regina Oles*  
Regina Oles, President

Brandon Derks

STATE OF MN  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 24<sup>th</sup> day of April, 2026, by Brandon Derks, President of Haven Homes, LLC, a Minnesota limited liability company.

*Paul J. Holt*  
(Notary Signature)

Notary Public Anoka County, Minnesota

Paul J. Holt  
(Notary Printed Name)

My Commission Expires 1/31/30

### SURVEYORS CERTIFICATION

I Andrew L. Hill 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 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.

Dated this 23<sup>rd</sup> day of April, 2026.

*Andrew L. Hill*  
Andrew L. Hill, Licensed Land Surveyor  
Minnesota License No. 57632

STATE OF MINNESOTA

COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of April, 2026, by Andrew L. Hill, a Licensed Land Surveyor, Minnesota License No. 57632.

*Paul J. Holt*  
(Notary Signature)

Notary Public Anoka County, Minnesota

Paul J. Holt  
(Notary Printed Name)

My Commission Expires 1/31/30

### CITY COUNCIL, City of Oak Grove, Minnesota

This plat of HAVEN ESTATES OF OAK GROVE was approved and accepted by the City Council of the City of Oak Grove, Minnesota at a regular meeting thereof held the 15<sup>th</sup> day of April, 2026 and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

City Council, City of Oak Grove, Minnesota  
By: *[Signature]*, Mayor

*[Signature]*, Clerk

### COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved

this 12<sup>th</sup> day of May, 2026

*David M. Ziegler*  
David M. Ziegler  
Anoka County Surveyor

### COUNTY AUDITOR/ TREASURER

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2026 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 12<sup>th</sup> day of

May, 2026.

*Pamela J. LeBlanc*  
Pamela J. LeBlanc  
Property Tax Administrator

By: *[Signature]*, Deputy

### COUNTY RECORDER/ REGISTRAR OF TITLES

County of Anoka, State of Minnesota

I hereby certify that this plat of HAVEN ESTATES OF OAK GROVE was filed in the office of the County Recorder/Registrar of Titles for public record on this 12<sup>th</sup> day of May, 2026, at 11:23 o'clock A.M. and was duly recorded as Document Number 2466326.012

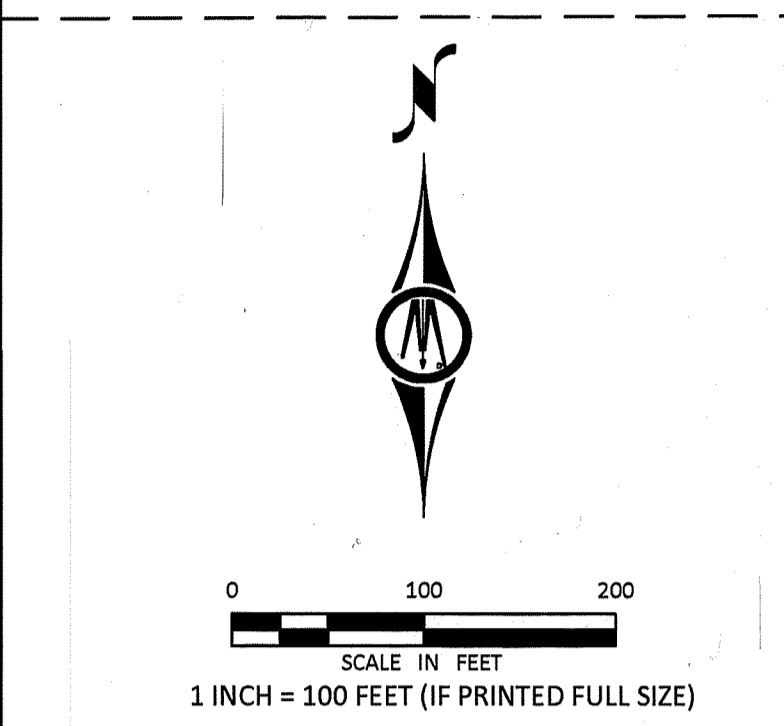
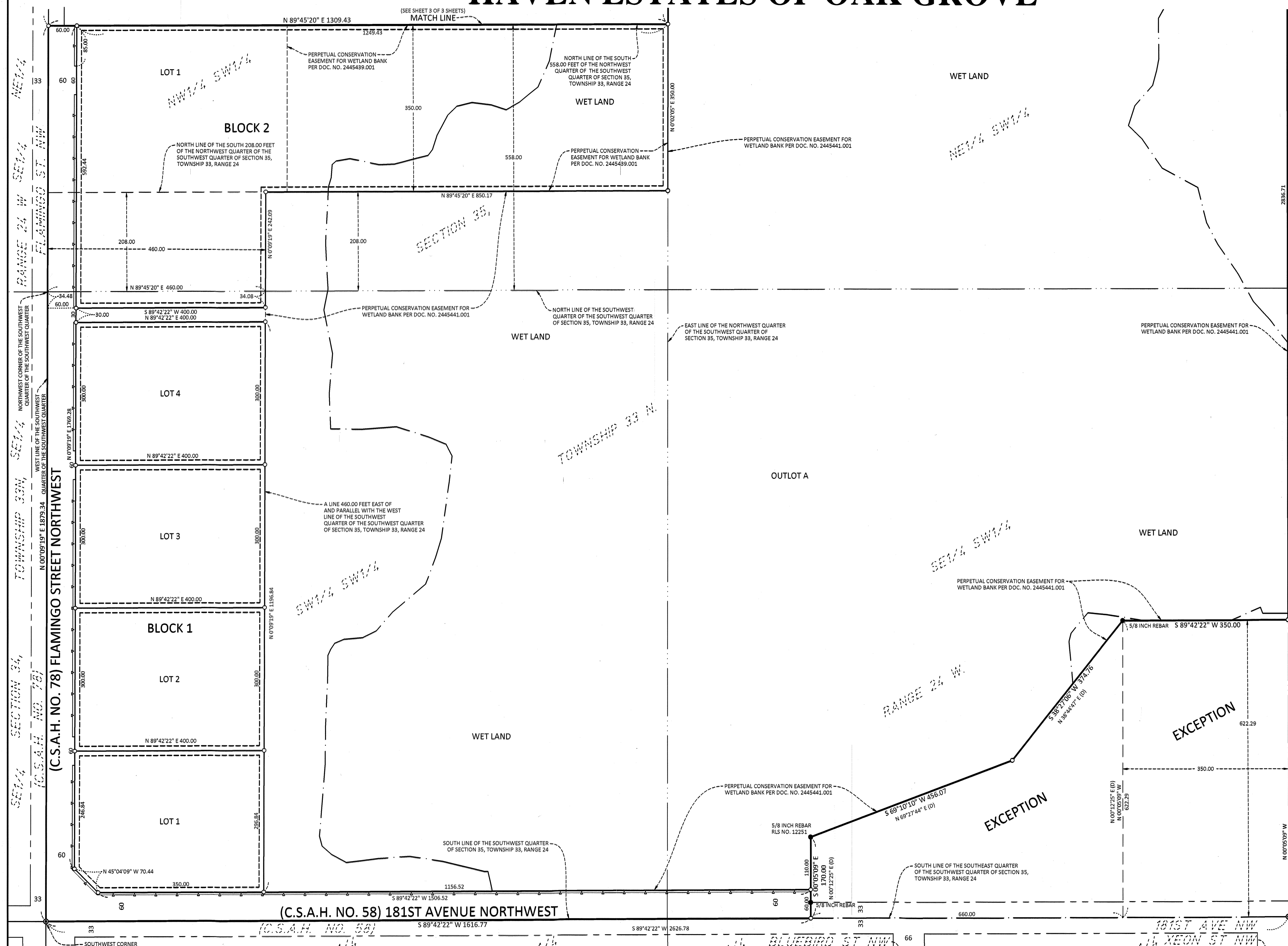
*Pamela J. LeBlanc*  
Pamela J. LeBlanc  
County Recorder / Registrar of Titles

By: *[Signature]*, Deputy

# HAVEN ESTATES OF OAK GROVE

CITY OF OAK GROVE  
COUNTY OF ANOKA  
SEC. 35 TWP. 33 N, RGE. 24 W

OUTLOT A



DELONG LOST HOMESTEAD

LOT 2

BLOCK 1

**LEGEND**

- 1/2 INCH IRON PIPE SET MONUMENT MARKED BY LICENSE NO. 57632 FOUND MONUMENT, AS NOTED
- FOUND MONUMENT, AS NOTED
- DRAINAGE AND UTILITY EASEMENT
- DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY
- DENOTES EDGE OF WET LAND

**NOTE:**

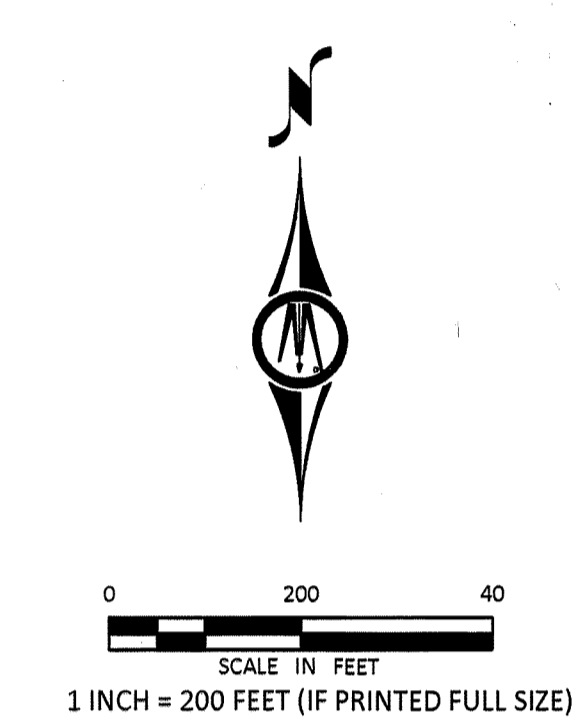
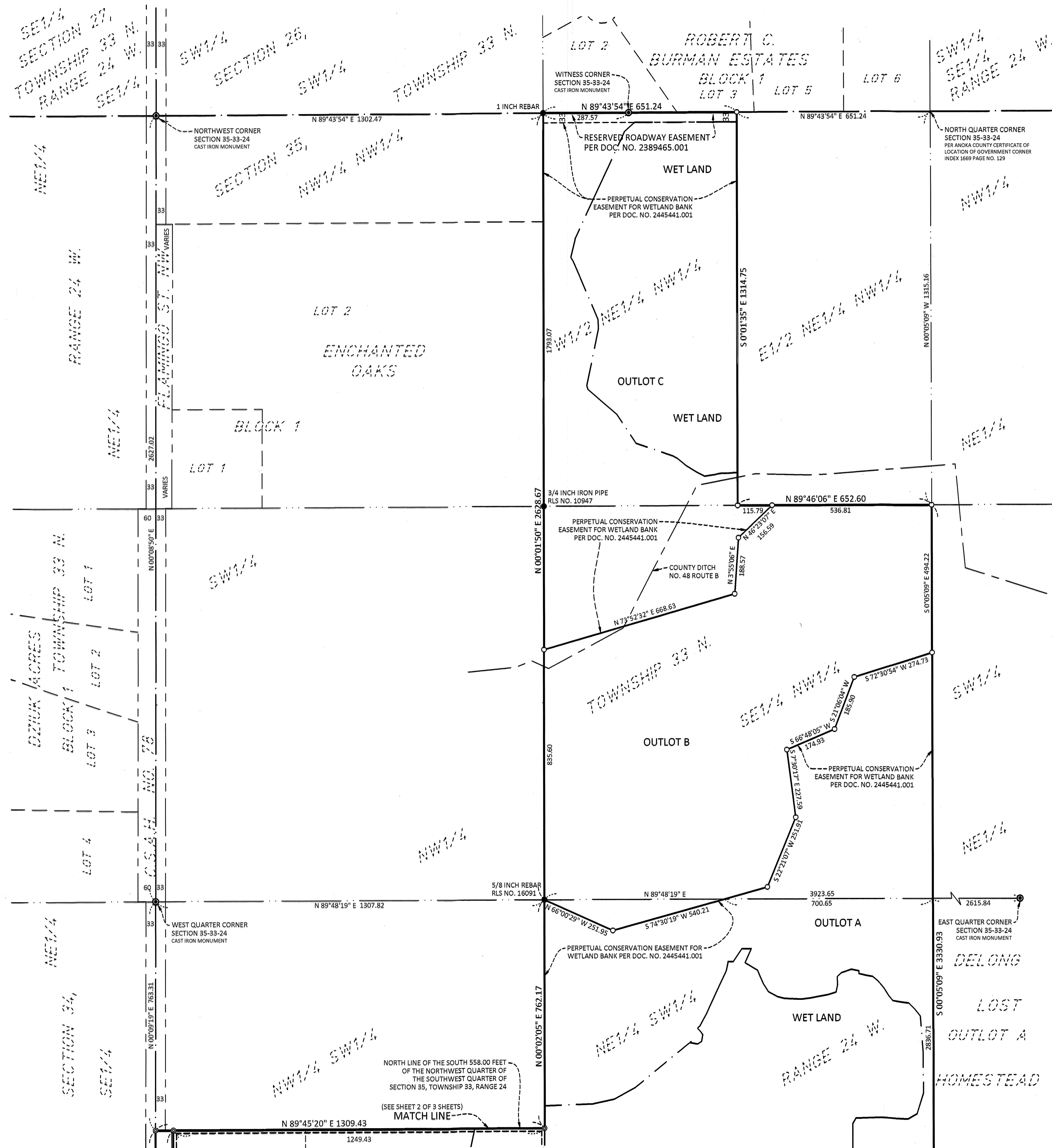
- BEARINGS SHOWN ON THIS SURVEY ASSUME THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 35 BEARS SOUTH 89 DEGREES 42 MINUTES 22 SECONDS WEST

DRAINAGE & UTILITY EASEMENTS ARE SHOWN THUS: (NOT TO SCALE)

BEING 10 FEET IN WIDTH AND ADJOINING SIDE, REAR LOT LINES AND PUBLIC WAYS, UNLESS OTHERWISE INDICATED.

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CITY OF OAK GROVE  
COUNTY OF ANOKA  
SEC. 35 TWP. 33 N, RGE. 24 W



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(NOT TO SCALE)

BEING 10 FEET IN WIDTH AND ADJOINING SIDE, REAR LOT LINES AND PUBLIC WAYS, UNLESS OTHERWISE INDICATED.