

# HERITAGE ESTATES

CITY OF COON RAPIDS COUNTY OF ANOKA

KNOW ALL PERSONS BY THESE PRESENTS That Fischer & LaVine Investment, a Minnesota Partnership, owner and proprietor of the following described property situated in the County of Anoka, State of Minnesota, to-wit

That part of the Southeast Quarter of the Northwest Quarter of Section 3, Township 31, Range 24, described as follows:

Commencing at the northwest corner of said Southeast Quarter of the Northwest Quarter and proceeding thence southerly on the west line thereof for a distance of 41 rods; and proceeding thence easterly and parallel with the north line of said Southeast Quarter of the Northwest Quarter for a distance of 2 rods to the point of beginning of the land being described; and proceeding thence southerly and parallel with said west line to a point that is 20 rods north of the south line of said Southeast Quarter of the Northwest Quarter; and proceeding thence easterly and parallel with said south line for a distance of 8 rods. and proceeding thence northerly and parallel with said west line to a point that is 41 rods south of the north line of said Southeast Quarter of the Northwest Quarter; and proceeding thence westerly and parallel with said north line to the point of beginning.

AND The south 16.50 feet of the north 676.50 feet of the west 165.00 feet of the Southeast Quarter of the Northwest Quarter of Section 3, Township 31, Range 24. As measured along the west and north lines of said Southeast Quarter of the Northwest Quarter.

AND That part of the east 3.00 feet of the west 33.00 feet, as measured parallel with the north line, of the Southeast Quarter of the Northwest Quarter of Section 3, Township 31, Range 24, lying south of the north 660.00 feet thereof, as measured parallel with the west line of said Southeast Quarter of the Northwest Quarter and lying north of the south 330.00 feet thereof, as measured at a right angle to the south line of said Southeast Quarter of the Northwest Quarter.

Have caused the same to be surveyed and platted as HERITAGE ESTATES and do hereby donate and dedicate to the public for public use forever the Street and the drainage and utility easements as shown on this plat. In witness whereof said Fischer & LaVine Investment, a Minnesota Partnership, has caused these presents to be signed by its proper partners this 11 day of March, 1986

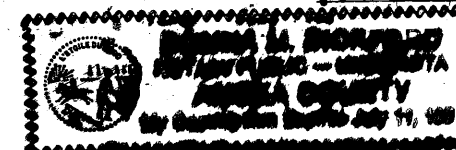
FISCHER & LAVINE INVESTMENT

*Michael D. Fischer*  
Michael D. Fischer, PARTNER

*Mark K. LaVine*  
Mark K. LaVine, PARTNER

STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 11 day of March, 1986, by Michael D. Fischer, and Mark K. LaVine, of Fischer and LaVine Investment, a Minnesota Partnership, on behalf of the partnership.



*Donna M. Bickford*  
Notary Public, Anoka County, Minnesota

My Commission expires July 11, 1991

I hereby certify that I have surveyed and platted the land described in the dedication on this plat as HERITAGE ESTATES; that the 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 the monuments have been correctly placed in the ground as shown; that the outside boundaries are correctly designated on said plat; and that there are no wet lands or public highways to be designated on said plat other than as shown thereon.

*Jeffrey N. Caine*  
Registered Land Surveyor, Minn. Reg. No. 12251

STATE OF MINNESOTA  
COUNTY OF ANOKA

The surveyors certificate was acknowledged before me, a Notary Public, this 10 day of March, 1986, by Jeffrey N. Caine, Land Surveyor.

*Nancy A. Caine*  
Notary Public, Anoka County, Minnesota

My Commission expires July 23, 1986

The annexed plat of HERITAGE ESTATES was approved by the Planning Commission of the City of Coon Rapids, Minnesota at a regular meeting thereof held this 20 day of February, 1986.

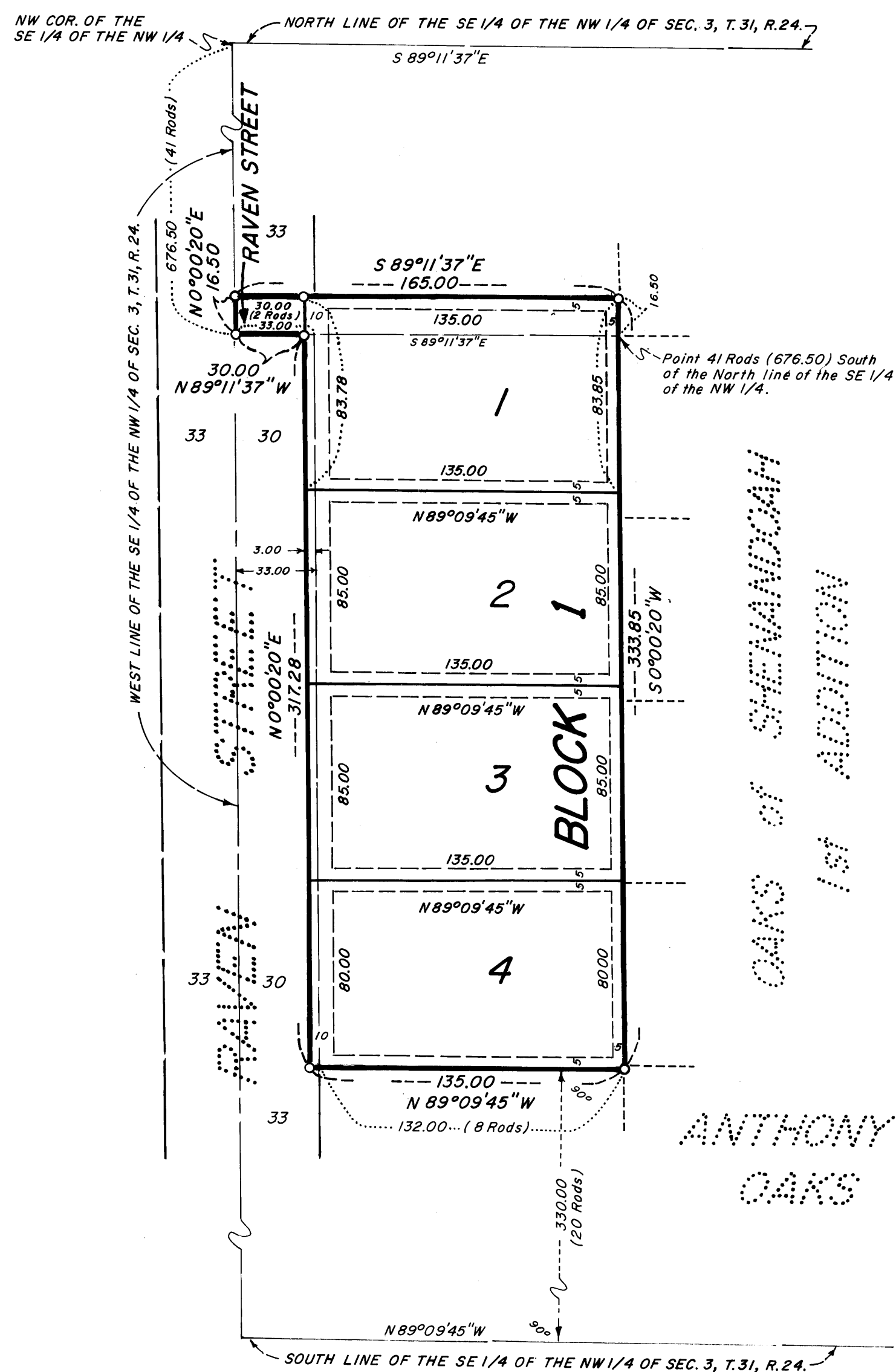
By *Donna M. Nelson*, Chairman By *Shirley J. Hoff*, Secretary

The annexed plat of HERITAGE ESTATES was approved by the City Council of Coon Rapids, Minnesota at a regular meeting thereof held this 11 day of March, 1986.

By *Robert B. Lewis*, Mayor By *Francine M. Menzies*, Clerk, Deputy

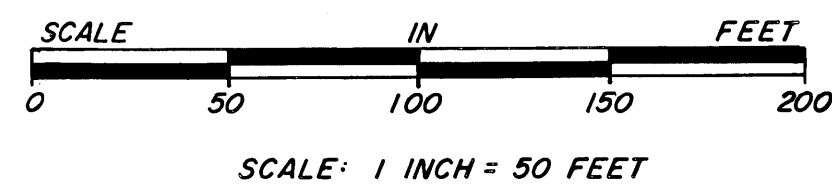
Checked and approved this 25 day of June, 1986.

By *Blond W. Anderson*  
Anoka County Surveyor



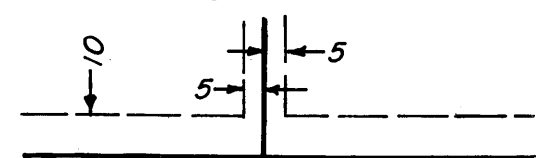
OAKS OF SHEMANSOAH  
1st ADDITION

ANTHONY  
OAKS



○ DENOTES 1/2 INCH IRON PIPE.  
FOR THE PURPOSES OF THIS PLAT, THE SOUTH LINE OF SAID PLAT IS ASSUMED TO BEAR N89°09'45"W.

DRAINAGE AND UTILITY EASEMENTS, BEING 10 FEET IN WIDTH AND ADJOINING FRONT LOT LINES AND 5 FEET IN WIDTH AND ADJOINING SIDE AND REAR LOT LINES, ARE SHOWN THUS:



OFFICE OF COUNTY RECORDER  
STATE OF MINNESOTA, COUNTY OF ANOKA  
I hereby certify that the above instrument was filed in the public records on the 11 day of March, 1986, at 11:25 o'clock A.M., and was duly recorded in book 36 of Plat page 23.  
*Red J. Orndahl*  
County Recorder  
By *Dore Kay Ege*  
Deputy

HEREBY CERTIFY THAT THE TAXES PAYABLE IN THE YEAR 1986 ON LANDS DESCRIBED WITHIN ARE PAID.  
*Donald C. Bradley*  
Anoka County Treasurer

"NO DELINQUENT TAXES AND TRANSFER ENTERED"

*June 25 1986*  
*Charles R. Defore*  
Auditor, Anoka County  
By *Jonell M. Sawyer*  
Deputy

CANE & ASSOCIATES  
LAND SURVEYORS, INC.