

HIDDEN CREEK EAST

CITY OF ANDOVER, COUNTY OF ANOKA

KNOW ALL MEN BY THESE PRESENTS: That Good Value Homes, Inc., a Minnesota corporation, owner and proprietor of the following described property situated in the County of Anoka, State of Minnesota, to wit:

That part of the South Half of the Southwest Quarter of Section 34, Township 32, Range 24, described as follows: Beginning at the northwest corner of said South Half of the Southwest Quarter; thence on an assumed bearing of South 89 degrees 06 minutes 37 seconds East, along the north line of said South Half of the Southwest Quarter a distance of 376.99 feet; thence South 27 degrees 52 minutes 26 seconds East 388.74 feet; thence South 18 degrees 54 minutes 49 seconds West 160.74 feet; thence South 47 degrees 15 minutes 20 seconds East 122.00 feet; thence easterly a distance of 32.53 feet, along a tangential curve concave to the north, having a radius of 20.00 feet and a central angle of 93 degrees 12 minutes 18 seconds; thence nontangent South 49 degrees 34 minutes 59 seconds East 60.00 feet; thence southerly a distance of 34.08 feet along a nontangent curve concave to the northeast, having a radius of 20.00 feet and a central angle of 97 degrees, 37 minutes 43 seconds, the chord of said curve bears South 9 degrees 08 minutes 11 seconds East; thence nontangent South 32 degrees 02 minutes 58 seconds West 60.00 feet; thence southeasterly a distance of 93.78 feet, along a nontangent curve concave to the northeast, having a radius of 346.35 feet and a central angle of 15 degrees, 30 minutes, 51 seconds, the chord of said curve bears South 65 degrees 42 minutes 07 seconds East; thence nontangent South 16 degrees 32 minutes 07 seconds West 68.96 feet; thence on a bearing of South 82.00 feet; thence on a bearing of East 95.29 feet; thence South 72 degrees 43 minutes 39 seconds East 172.49 feet; thence South 6 degrees 10 minutes 07 seconds West 139.59 feet; thence South 13 degrees 21 minutes 00 seconds West 213.74 feet; thence South 00 degrees 46 minutes 51 seconds West 40.00 feet to a point on the south line of said South Half of the Southwest Quarter, distant 906.29 feet east from the southwest corner of said South Half of the Southwest Quarter; thence westerly along said south line 906.29 feet to said southwest corner; thence northerly along the west line of said South Half of the Southwest Quarter to said point of beginning.

Has caused the same to be surveyed and platted as HIDDEN CREEK EAST and does hereby donate and dedicate to the public for the public use forever the Streets, Avenues, Lane, and the drainage and utility easements as shown on the plat. In witness whereof, said Good Value Homes, Inc. has caused these presents to be signed by its proper officers this 1st day of July, 1988.

Good Value Homes, Inc.:

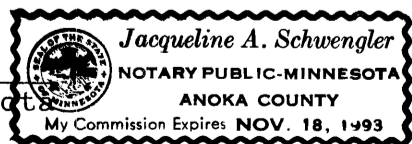
Betty R. Hardle
Betty R. Hardle, Chief Executive Officer

Donald L. Hardle
Donald L. Hardle, President

State of Minnesota
County of Anoka

The foregoing instrument was acknowledged before me this 1st day of July, 1988 by Betty Hardle, Chief Executive Officer, and Donald L. Hardle, President, of Good Value Homes, Inc., a Minnesota corporation, on behalf of the corporation.

Jacqueline A. Schwengler
Notary Public, Anoka County, Minnesota
My commission expires 11/18/1998



"NO DELINQUENT TAXES AND TRANSFER ENTLRED"

August 2nd 1988
Charles Schultz
Auditor, Anoka County
Donna Schultz
Deputy

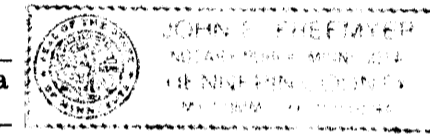
I hereby certify that I have surveyed and platted the property described on this plat as HIDDEN CREEK EAST; that this plat is a correct representation of said survey; that all distances are correctly shown in feet and hundredths of a foot; that all monuments have been placed in the ground as shown; and that the outside boundary lines are correctly designated on said plat, that there are no wetlands or public highways to be designated other than as shown.

Richard H. Cherrier
Richard H. Cherrier, Land Surveyor
Minnesota Registration Number 9064

State of Minnesota
County of Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 2nd day of June, 1988 by Richard H. Cherrier, Land Surveyor.

John E. Franzen
Notary Public, Hennepin County, Minnesota
My Commission expires March 10, 1994



ANDOVER, MINNESOTA

This plat was approved and accepted by the City Council of the City of Andover, Minnesota at a regular meeting thereof held this 21st day of June, 1988. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the city or township 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.

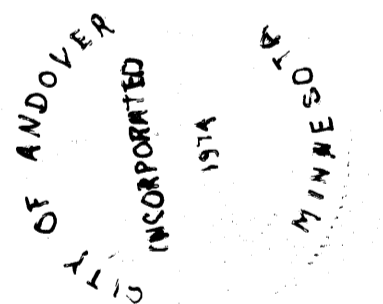
CITY COUNCIL OF THE CITY OF ANDOVER, MINNESOTA

Jay W. Smith, Mayor Victoria Volk, Clerk

ANOKA COUNTY SURVEYOR

This plat was checked and approved on this 2nd day of Aug., 1988.

Marjorie D. Anderson
County Surveyor, Anoka County



817124

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 AUG 2 A.D., 1988

I HEREBY CERTIFY THAT THE TAXES PAYABLE IN THE YEAR 1988 ON THE LANDS DESCRIBED WITHIN ARE PAID in book 89 of Plats, page 27 at 2:20 o'clock P.M., and was duly recorded

Donald C. Bailey
Anoka County Treasurer
J. Henry Deputy
Red J. Randall
County Recorder
By Derek Kay Ege

CHERRIER-WINTER & ASSOCIATES INC

REGISTERED PROFESSIONAL LAND SURVEYORS

HIDDEN CREEK EAST

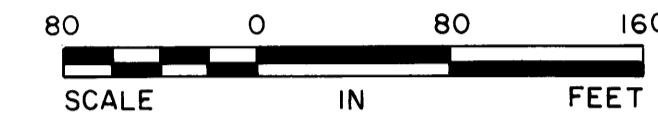
CITY OF ANDOVER, COUNTY OF ANOKA

NW Corner, S1/2, SW1/4,
Section 34, T.32, R.24

North line of the S1/2, SW1/4,
Section 34, T.32, R.24

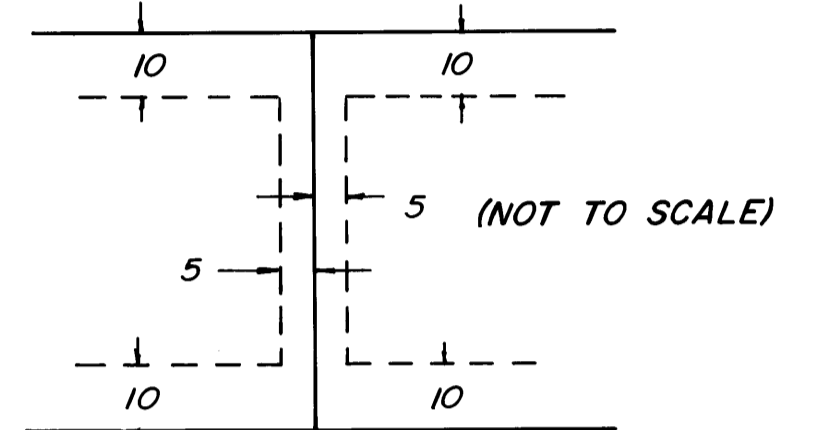
For the purposes of this plat,
the West line of the S1/2, SW1/4,
Section 34, T.32, R.24 is assumed
to have a bearing of N00°04'25"E

NORTH



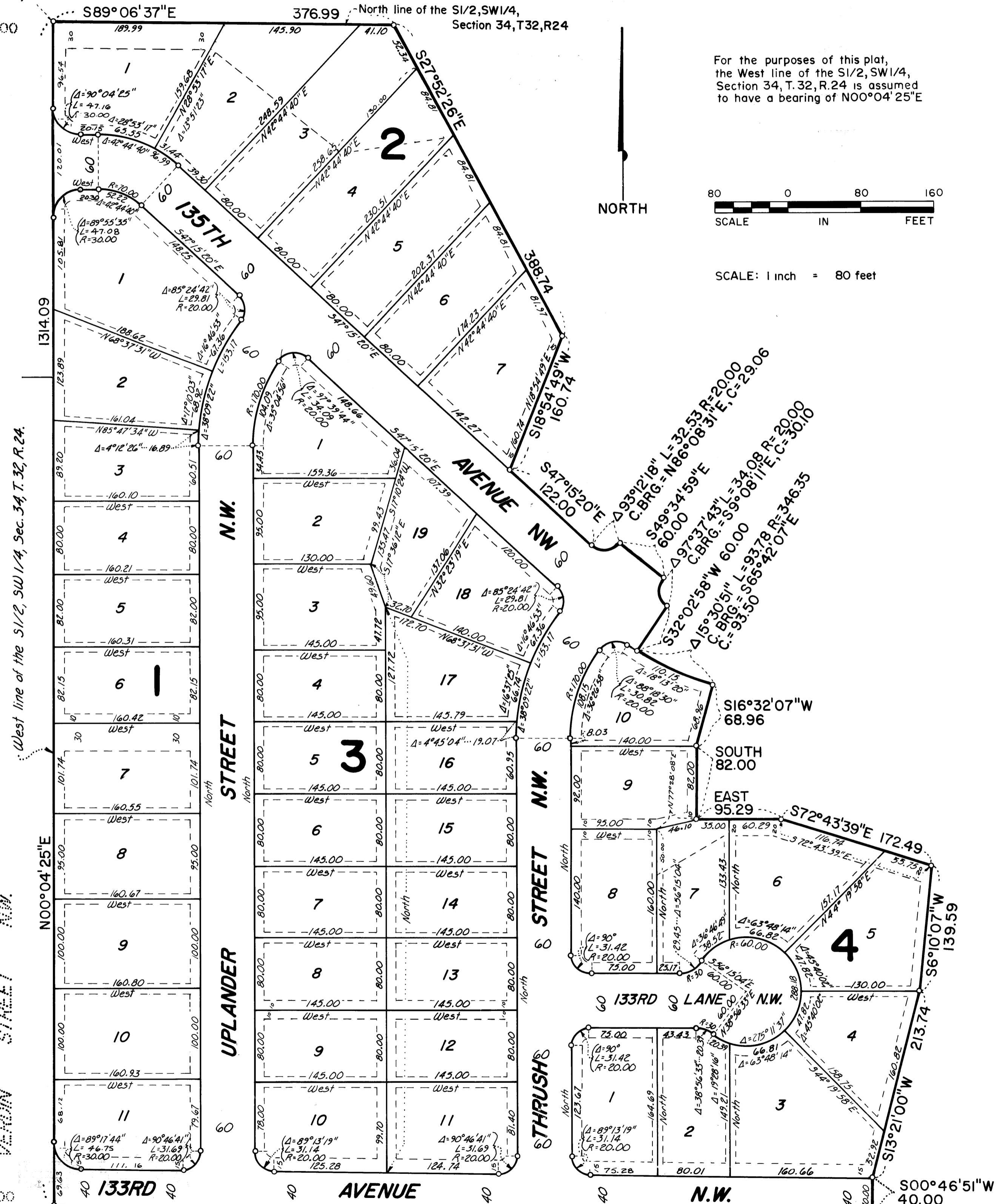
SCALE: 1 inch = 80 feet

DRAINAGE AND UTILITY EASEMENTS ARE
SHOWN THUS:



Being 5 feet in width, unless otherwise indicated,
and adjoining side lot lines, and 10 feet in
width and adjoining block lines, unless other-
wise indicated on the plat.

HIDDEN CREEK ADDITION
HIDDEN CREEK SECOND ADDITION
HIDDEN CREEK THIRD ADDITION



SW Corner, S1/2, SW1/4,
Section 34, T.32, R.24
Anoka County Monument

OAKS

South line of the S1/2, SW1/4, Sec. 34, T.32, R.24

SHENANDOAH

15TH

CHERRIER WINTER & ASSOCIATES INC
REGISTERED PROFESSIONAL LAND SURVEYORS