

HIGHLANDS AT RIVER PARK 2ND ADDITION

CITY OF RAMSEY,
ANOKA COUNTY, MN.
SEC. 24, T. 32, R. 25

Book 63 page 48

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

Outlot L, HIGHLANDS AT RIVER PARK, according to the recorded plat thereof, Anoka County, Minnesota.

AND:

That part of Outlot A, HIGHLANDS AT RIVER PARK, according to the recorded plat thereof, Anoka County, Minnesota, lying Southerly and Westerly of a line described as follows:

Beginning at the northeast corner of the Southwest Quarter of the Northeast Quarter of Section 24, Township 32, Range 25, said Anoka County, said point also common with an easterly line of said Outlot A; thence North 75 degrees 22 minutes 18 seconds West, assuming the east line of said Southwest Quarter of the Northeast Quarter bears North 00 degrees 42 minutes 34 seconds West, a distance of 142.97 feet; thence North 06 degrees 18 minutes 33 seconds West, a distance of 164.73 feet; thence North 00 degrees 14 minutes 03 seconds West, a distance of 60.00 feet; thence southwesterly, along a non-tangential curve, concave to the southeast, having a central angle of 09 degrees 58 minutes 18 seconds, a radius of 1077.53 feet, for an arc distance of 187.53 feet, the chord of said curve bears South 84 degrees 46 minutes 48 seconds West; thence South 79 degrees 47 minutes 39 seconds West, tangent to said last described curve, a distance of 125.00 feet; thence North 10 degrees 12 minutes 21 seconds West, a distance of 131.81 feet; thence South 89 degrees 56 minutes 00 seconds West, a distance of 35.39 feet; thence North 03 degrees 30 minutes 22 seconds East, a distance of 443.47 feet to the most southerly corner of Park 2 as dedicated on the plat of REILLEY ESTATES THIRD ADDITION, according to the recorded plat thereof, said Anoka County and said line there terminating.

Has caused the same to be surveyed and platted as HIGHLANDS AT RIVER PARK 2ND ADDITION and does hereby donate and dedicate to the public for public use forever the street, courts, lane, and park, and also dedicates the drainage and utility easements as shown on the plat.

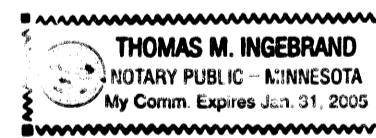
In witness whereof said Arcon Development, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 17th day of October, 2002.

ARCON DEVELOPMENT, INC.

By Dean Scott Johnson
Dean Scott Johnson, President

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 17th day of October, 2002 by Dean Scott Johnson, as President of Arcon Development, Inc., a Minnesota corporation, on behalf of the corporation.



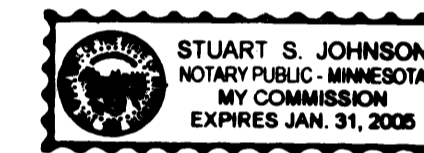
By Thomas M. Ingebrand
Notary Public, Hennepin County, Minnesota
My Commission Expires 1-31-2005

I hereby certify that I have surveyed and platted the property described on this plat as HIGHLANDS AT RIVER PARK 2ND ADDITION; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown or will be placed as required by the local governmental unit as designated on the plat; that the outside boundary lines are correctly designated on the plat; and that there are no wetlands as defined in Minnesota Statutes, Section 505.02, Subd. 1, or public highways to be designated other than as shown on the plat.

Martin J. Weber
Martin J. Weber, Land Surveyor
Minnesota License No. 12043

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 7th day of October, 2002 by Martin J. Weber, Land Surveyor.



By Stuart S. Johnson
Notary Public, Hennepin County, Minnesota
My Commission Expires January 31st, 2005

RAMSEY, MINNESOTA

This plat of HIGHLANDS AT RIVER PARK 2ND ADDITION was approved and accepted by the City Council of Ramsey, Minnesota, at a regular meeting thereof held this 25th day of June, 2002. 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.

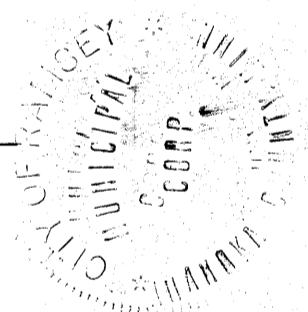
CITY COUNCIL OF RAMSEY, MINNESOTA

By Shm. Johnson
Mayor

By John M. Shickling
Clerk

This plat has been checked and approved this 13th day of NOVEMBER, 2002.

By Jerry D. Olson
Anoka County Surveyor



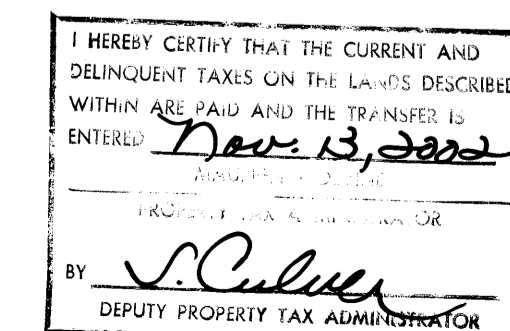
#1730133

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 13 day of Nov A.D., 2002 at 10:05 o'clock A.M., and was duly recorded in book 63 page 48.

MAUREEN J. DEVINS
County Recorder

KHJ
Deputy

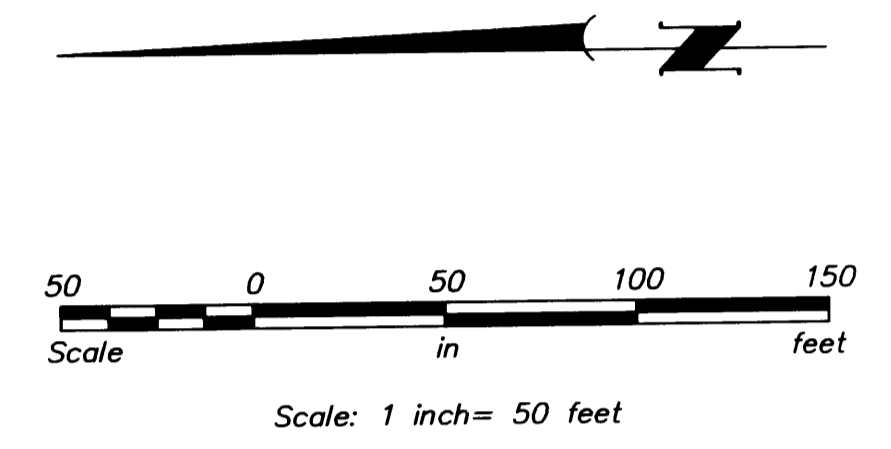
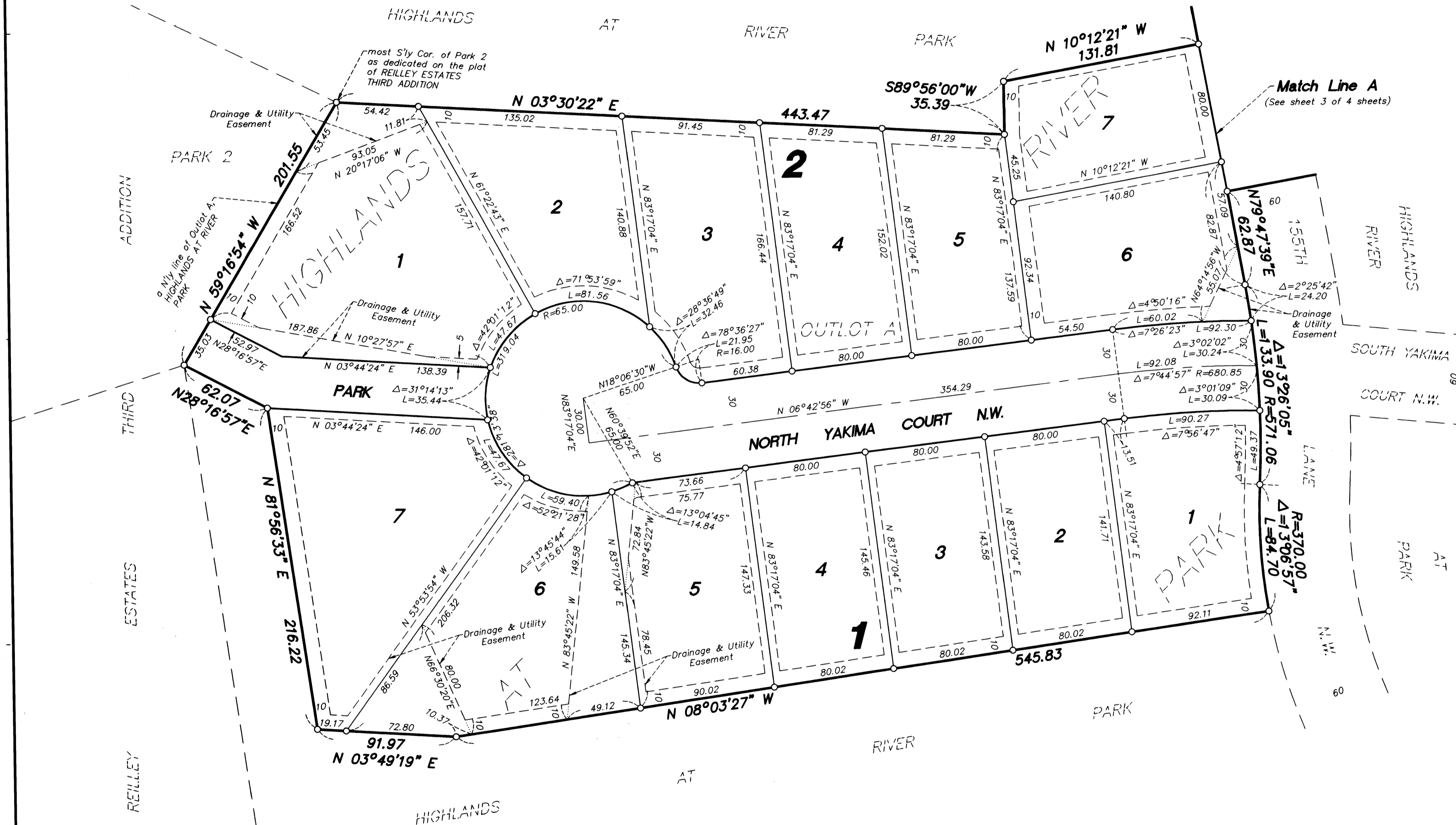


RECEIPT # 2002136937 / # 2077.50

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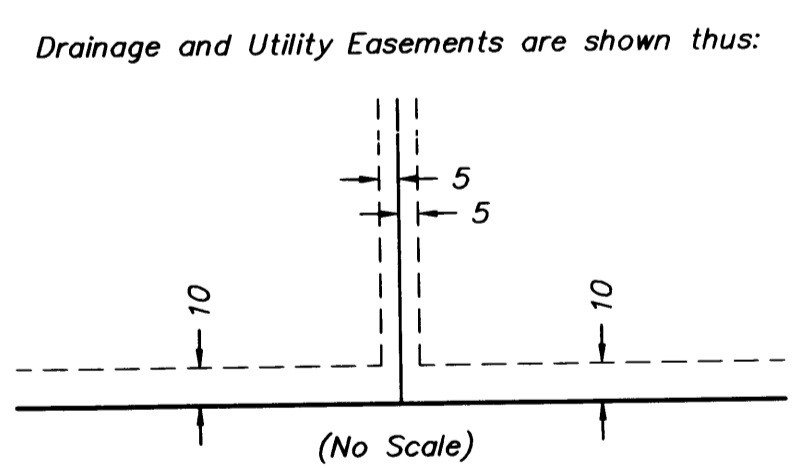
CITY OF RAMSEY,
ANOKA COUNTY, MN.
SEC. 24, T. 32, R. 25

Book 63 PAGE 48



- Denotes iron monument set
- Denotes iron monument found

For the purposes of this plat, the east line of the SW 1/4 of the NE 1/4, Sec. 24, Twp. 32, Rge. 25, is assumed to bear N 00°42'34" W.

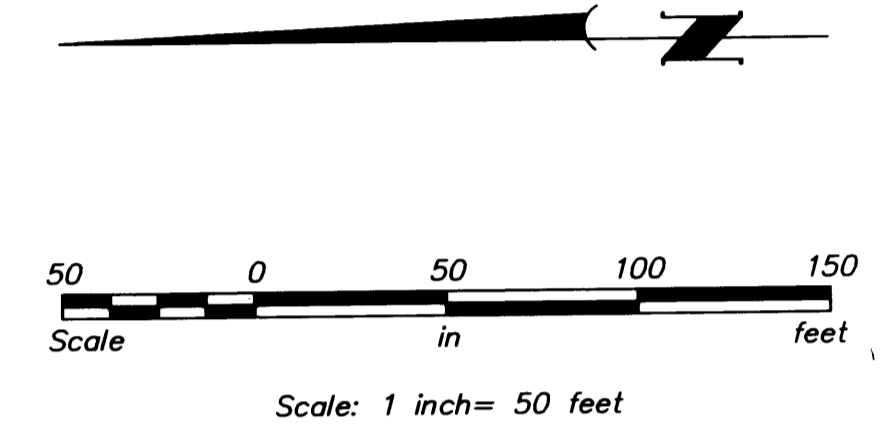
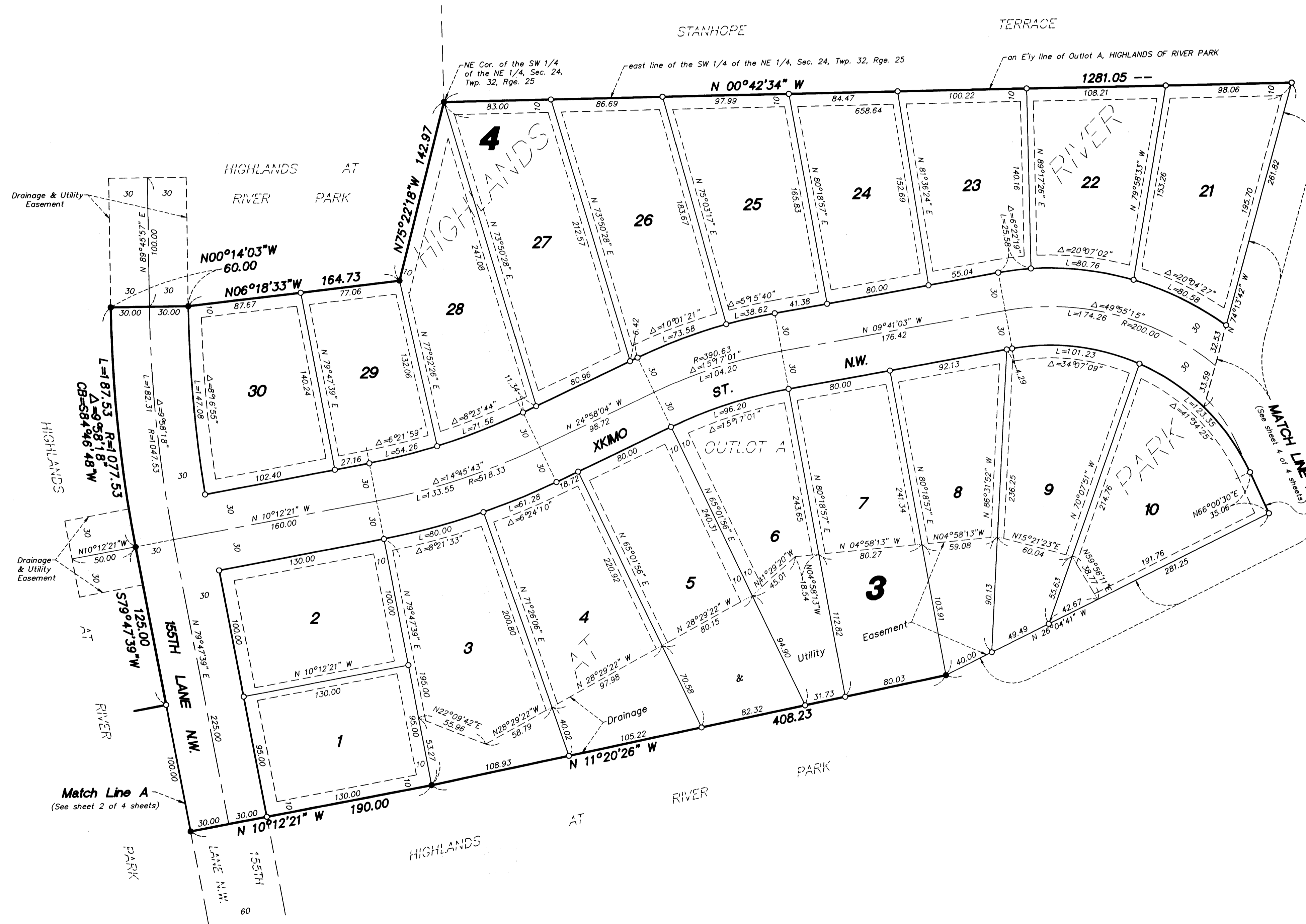


Being 5 feet in width, and adjoining lot lines, and 10 feet in width and adjoining street right-of-way lines unless otherwise shown on the plat.

OFFICIAL PLAT

HIGHLANDS AT RIVER PARK 2ND ADDITION

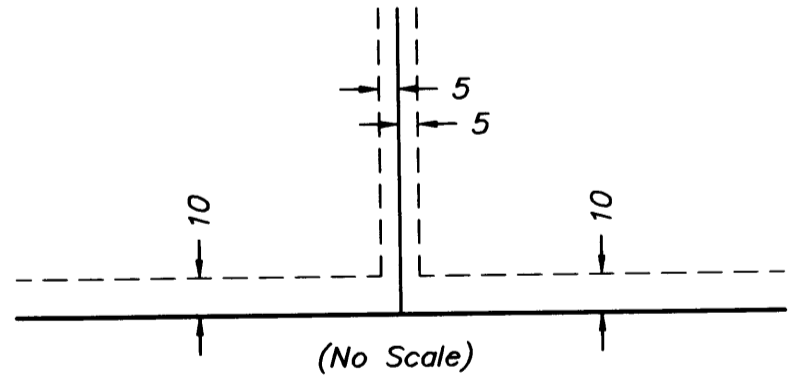
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Drainage and Utility Easements are shown thus:



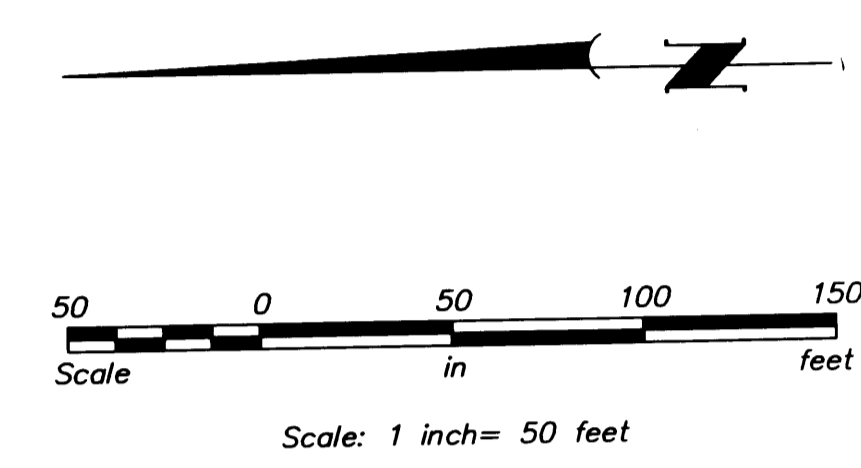
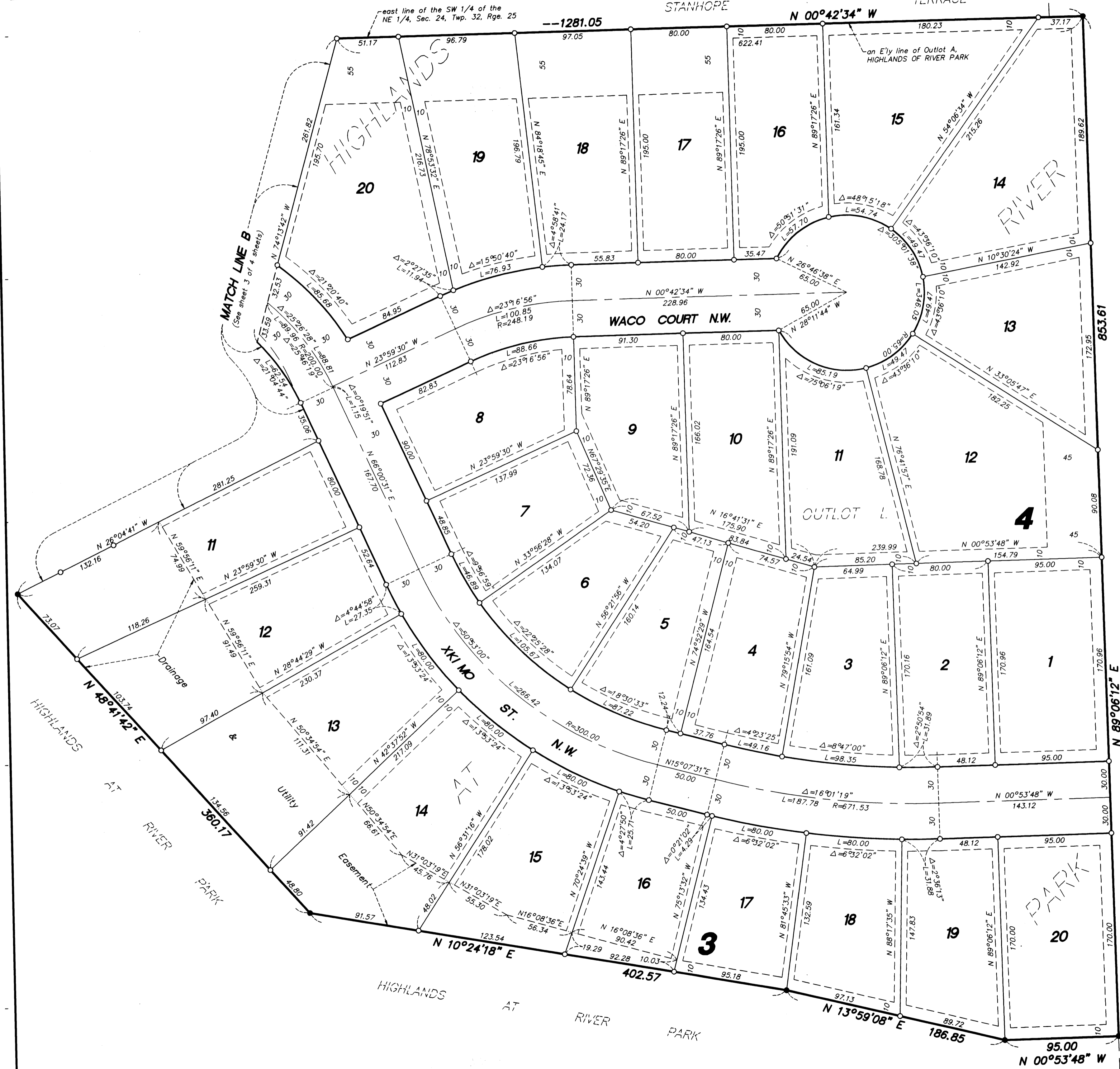
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WESTWOOD
Professional Services, Inc.

OFFICIAL PLAT

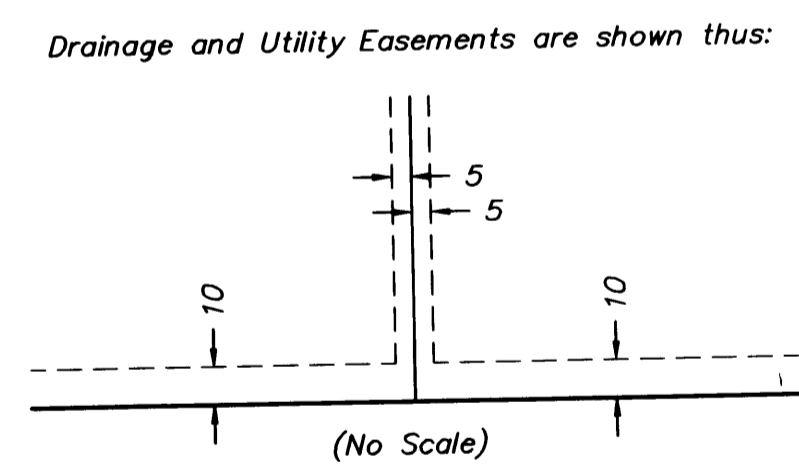
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WESTWOOD
Professional Services, Inc.