## KELSEY ESTATES

City of Andover, Anoka County, Mn.

Sheet 1 of 2

KNOW ALL MEN BY THESE PRESENTS: That New Generation Properties, Inc., a Minnesota Corporation, fee owner; and Gerald G. Windschitl and Carol A. Windschitl, husband and wife, contract purchasers of the following described property situated in the State of Minnesota, County of Anoka, to-wit:

That part of the East Half of the Southeast Quarter of Section 19, Township 32, Range 24, Anoka County, Minnesota which lies North of the South 660.00 feet, East of the East line of ANDOVER WEST, Anoka County, Minnesota, and South of the following described line: Commencing at the Northeast corner of said Southeast Quarter of Section 19; thence North 89 degrees 51 minutes 51 seconds East, along the North line of the Southwest Quarter of Section 20 in said Township 32, Range 24, a distance of 240.00 feet to the Point of Beginning of the line to be described; thence South 71 degrees 39 minutes 42 seconds West a distance of 622.76 feet; thence South 89 degrees 06 minutes 35 seconds West a distance of 343.11 feet, more or less to an intersection with a line extended North, parallel with the East line of said Southeast Quarter, from the Northeast corner of Lot 1, Block 3, ANDOVER WEST, in said Anoka County; thence South 0 degrees 07 minutes 28 seconds West, parallel with said East line of the Southeast Quarter, a distance of 694.00 feet to said Northeast corner of Lot 1, Block 3, and there terminating.

AND that part of the Northwest Quarter of the Southwest Quarter of said Section 20, Township 32, Range 24 described as follows: Commencing at the Northwest corner of said Northwest Quarter of the Southwest Quarter; thence North 89 degrees 51 minutes 51 seconds East, along the North line of said Northwest Quarter of the Southwest Quarter, a distance of 240.00 feet to the Point of Beginning of the land to be described; thence South 71 degrees 39 minutes 42 seconds West to an intersection with the West line of said Northwest Quarter of the Southwest Quarter; thence South 0 degrees 07 minutes 28 seconds West, along said West line of the Northwest Quarter of the Southwest Quarter, to the Southwest corner of said Northwest Quarter of the Southwest Quarter; thence North 89 degrees 49 minutes 24 seconds East, along the South line of said Northwest Quarter of the Southwest Quarter, a distance of 310.00 feet; thence North 0 degrees 07 minutes 28 seconds East a distance of 875.00 feet; thence North 89 degrees 51 minutes 50 seconds East a distance of 395.00 feet; thence North 0 degrees 07 minutes 28 seconds East a distance of 447.02 feet to said North line of the Northwest Quarter of the Southwest Quarter; thence South 89 degrees 51 minutes 51 seconds West, along said North line of the Northwest Quarter of the Southwest Quarter, a distance of 465.00 feet to the point of beginning.

EXCEPT that part of said Northwest Quarter of the Southwest Quarter described as follows: Commencing at said Southwest corner of the Northwest Quarter of the Southwest Quarter; thence North 89 degrees 49 minutes 24 seconds East, along said South line of said Northwest Quarter of the Southwest Quarter, a distance of 310.00 feet; thence North 0 degrees 07 minutes 28 seconds East a distance of 465.75 feet to the Point of Beginning; thence North 89 degrees 52 minutes 32 seconds West a distance of 310.00 feet to the West line of said Northwest Quarter of the Southwest Quarter; thence North 0 degrees 07 minutes 28 seconds East, along said West line of the Northwest Quarter of the Southwest Quarter, a distance of 350.00 feet; thence North 74 degrees 16 minutes 00 seconds East a distance of 300.78 feet; thence northeasterly a distance of 23.33 feet along a tangential curve concave to the northwest, central angle of 22 degrees 16 minutes 59 seconds, and radius of 60.00 feet, to an intersection with a line which bears North 0 degrees 07 minutes 28 seconds East and passes through said Point of Beginning; thence South 0 degrees 07 minutes 28 seconds West a distance of 442.72 feet to said Point of Beginning.

Have caused the same to be surveyed and platted as KELSEY ESTATES, and do hereby donate and dedicate to the public for the public use forever the thoroughfares, cul-de-sacs, and parks as shown on this plat. Also dedicating to the public, the easements as shown on this plat for drainage and utility purposes only. In witness whereof said New Generation Properties, Inc., has caused these presents to be signed by its proper officer this 26th day of December, 1991.

NEW GENERATION PROPERTIES, INC.

By: Wayne A. Bachman, Vice President

Also in witness whereof said Gerald G. Windschitl and Carol A. Windschitl, have hereunto set their hands and seals this 30 day of December, 1991.

Send S. Windschitl Card A. Windschitl , Carol A. Windschitl

Annexed plat of KELSEY ESTATES was approved by the City Council of Andover, Minnesota at a regular meeting thereof held this 5th day of My commission expires: June 25, 1927  Annexed plat of KELSEY ESTATES was approved by the City Council of Andover, Minnesota at a regular meeting thereof held this 5th day of My commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day been dealed by without receipt of such comments and recommendations, as provided by Minnesota Statutes Section period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes Section 25.  By:  Mayor Attest: Lutary Surveyor  Anoka County Surveyor  I MARE CORNEY WE WE COMMIN THURSDER IN COUNTY WE WE COMMIN THURSDER IN COUNT	tate of Minnesota, County of _	<u> </u>		
the foregoing instrument was acknowledged before me this 30th day of December . 1991, b, Geraid C. Indeckit and Corol A. Predachiti, busbood one wate.    Notery Public   County Minnesota   Ny commission expires:   1-994	he foregoing instrument was ac achman, Vice President of New	knowledged before me this Generation Properties, Inc., a M	day of <b>DECEMBER</b> innesota Corporation, on behalf of	the corporation.
the foregoing instrument was acknowledged before me this 30th day of December . 1991, b, Geraid C. Indeckit and Corol A. Predachiti, busbood one wate.    Notery Public   County Minnesota   Ny commission expires:   1-994		Both L. Piecke	Notary Public, <b>Qnohe</b>	County, Minnesota
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hereby corriety that I have surveyed and platted the property described in this plat as RELSEY ESTATES and that this lat is a correct representation of said survey; that all monumental have been correctly placed in the ground as shown in the plat; that all distances are correctly shown on the plat in feet and headredths of a foot; that the outside outdary lines are correctly designated on the plat; and that there are no we lands or yublic highways to be estimated on the plat other than as shown thereon.	he foregoing instrument was ac indschitl and Carol A. Windsch	cknowledged before me this <b>3</b> 0	day of <u>December</u>	, 19 <u><b>9\</b></u> by Gerald G.
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Minnesota Registration No. 13057  Shakous Shakous Shakous  Notary Public, Shakuus  County, Minnesota  My commission expires: June 25, 1727  Notary Public, Shakuus  County, Minnesota  My commission expires: June 25, 1727  Numeroad plar of KELSEY ESTATES was approved by the City Council of Andover, Minnesota at a regular meeting thereof held that shake a superiod has a class of those of the County Highway Engineer have been received by the City or the prescribed 30 day of commissioner of Trensportation and the County Highway Engineer have been received by the City or the prescribed 30 day of commissioner of Trensportation and the County Highway Engineer have been received by Minnesota Stage as Section period has allowed thout receipt of such comments and recommendations, as provided by Minnesota Stage as Section 20, Mayor Attest: Letters Office of the County Surveyor  Phys. J.	lat is a correct representation the plat; that all distances oundary lines are correctly	on of said survey; that all mors s are correctly shown on the plat y designated on the plat; ar	numents have been correctly placed in feet and hundredths of a f	oot; that the outside
the foregoing instrument was acknowledged before me this 9th day of Surnature, 1991, by Lynn P. aswell, Land Surveyor.  SHARONL SHENWOOD  SHARONL SHENWOOD  SHERONL SHENWOOD  My commission expires: June 25, 1927   Annexed plat of KELSLY ESTATES was approved by the City Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of Tournament, 1991. If applicable, the written comments and recommendations of the Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of Tournament, 1991. If applicable, the written comments and recommendations of the District of the prescribed 30 day day and the state of the Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of Tournament and recommendations, as provided by Minnesota Statewes Section period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statewes Section 105.03, Subdivision 2.  By:  What is the council of the Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of the written comments and recommendations of the State of the Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of the written comments and recommendations of the State of the Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of the William State of the Council of Andover, Minnesota at a regular meeting thereof beld this 5th day of the William State of the Council of Andover, Minnesota at a regular meeting thereof beld the written comments and recommendations of the Council of Andover, Minnesota at a regular meeting thereof beld the written comments and recommendations of the Council of Andover, Minnesota at a regular meeting thereof the Council of Andover, Minnesota at a regular meeting thereof the Council of Andover, Minnesota at a regular meeting thereof the Council of Andover, Minnesota at a regul				
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This plat has been checked and approved this \$151 day of	My Comm. Exp. June 25, 1997	My commission expires:	25, 177	
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