

KNOLL CREEK NORTH

OFFICIAL PLAT

CITY OF BLAINE
COUNTY OF ANOKA
SEC. 18, T. 31, R. 23
BK 18 of TOLNS, pg 26

KNOW ALL MEN BY THESE PRESENTS: That Pilot Land Development Company, 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 Southeast Quarter of the Southeast Quarter, Section 18, Township 31, Range 23 lying west of the East 387.00 feet of said Southeast Quarter of the Southeast Quarter.

and
The South 130 feet of the East Four (4) Acres of Lot Twenty-three (23) of CENTRAL AVENUE ACRES, according to the plat thereof on file in the office of the Registrar of Titles of Anoka County, Minnesota.

and
That part of the East Half of Lot 24 of CENTRAL AVENUE ACRES, according to the plat thereof on file and of record in the office of the Registrar of Titles of said Anoka County, Minnesota, THAT LIES SOUTHERLY of a line drawn from a point on the West line of said East Half of Lot 24 distant 265 feet North of the Southwest corner thereof to a point on the East line of said Lot 24 distant 185 feet North of the Southeast corner thereof.

and
That part of the West Half of Lot 24 of CENTRAL AVENUE ACRES, according to the plat thereof on file and of record in the office of the Registrar of Titles of said Anoka County, Minnesota that lies southerly of a line drawn from a point on the West line of said Lot 24, distant 400 feet North of the Southwest corner thereof to a point on the East line of said West Half of Lot 24 distant 265 feet North of the Southeast corner thereof.

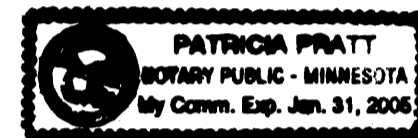
and
That part of Lot 23, except the East four acres, of CENTRAL AVENUE ACRES, according to the plat thereof on file in the office of the Registrar of Titles of Anoka County, Minnesota, that lies southerly of a line drawn from a point on the West line of said Lot 23 distant 185 feet North of the Southwest corner thereof to a point on the East line of said Lot 23, except the East four acres thereof, distant 130 feet North of the Southeast corner thereof.

and
Has caused the same to be surveyed and platted as KNOLL CREEK NORTH and does hereby donate and dedicate to the public for public use forever the streets, avenue and easements for drainage and utility purposes only. Also dedicating to the County of Anoka the right of access onto County State Aid Highway No. 12 as designated on this plat. In witness whereof said Pilot Land Development Company, a Minnesota Corporation, has caused these presents to be signed by its proper officer this 5th day of June, 2002.

PILOT LAND DEVELOPMENT COMPANY

Ken Kessler
as President

STATE OF MINNESOTA
COUNTY OF Anoka
The foregoing instrument was acknowledged before me this 5th day of June, 2002, by Ken Kessler as President of Pilot Land Development Company, a Minnesota Corporation on behalf of the corporation.

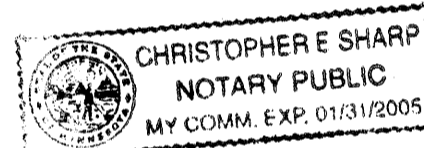


Patricia Pratt
Notary Public, Anoka, County, Minnesota
My Commission Expires January 31, 2005

I hereby certify that I have surveyed and platted the property described on this plat as KNOLL CREEK NORTH, 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 correctly placed as required by the local governmental unit; that the outside boundary lines are correctly designated on the plat, and that there are no wetlands, in accordance with section 505.02 Subdivision 1, or public highways to be designated other than as shown.

Terrence E. Rothenbacher
Terrence E. Rothenbacher, Land Surveyor
Minnesota License No. 20595

STATE OF MINNESOTA
COUNTY OF Anoka
The foregoing Surveyor's Certificate was acknowledged before me this 4th day of June, 2002 by Terrence E. Rothenbacher, Land Surveyor, Minnesota License No. 20595.



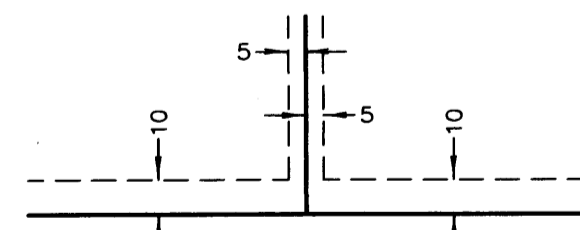
Christopher E. Sharp
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2005

BLAINE, MINNESOTA
The plat of KNOLL CREEK NORTH was approved and accepted by the City Council of the City of Blaine, Minnesota, at a regular meeting thereof held this 11th 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, Section 2.

By: Tom Ryan Mayor
By: Colly Seaman City Clerk
Checked and approved this 21st day of November, 2002.
By: Larry D. Smith Anoka County Sheriff



DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



being 5 feet in width, and adjoining lot lines, and 10 feet in width and adjoining right-of-way lines and rear lot lines unless otherwise shown on the plat.
(NOT TO SCALE)

Office of REGISTRAR OF TITLES
STATE OF MINNESOTA
COUNTY OF ANOKA
413033.0
I hereby certify that the within instrument was filed in the office on Nov 21 2002
at 9:50 a'clock A.M.
Michael J. Devine, Registrar of Titles.
By: GLS Deputy Registrar

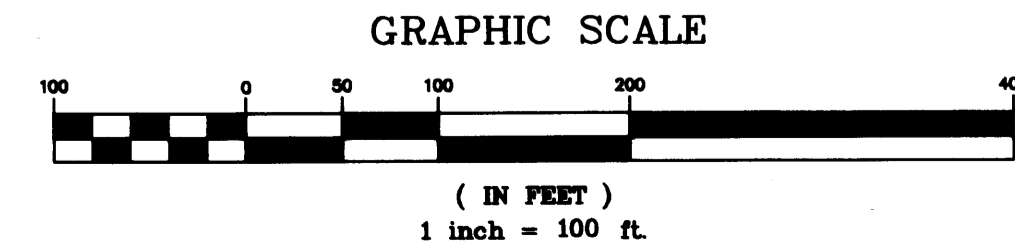
HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED
Nov 21 2002
S. Culver
DEPUTY PROPERTY TAX

- Denotes iron monument found
- Denotes 1/2 inch by 14 inch iron monument set and marked with license number 20595
- Denotes Anoka County Monument

—△— Denotes right of way access dedicated to Anoka County

For the purposes of this plat, the South line of Sec. 18, Twp. 31, Rge. 23 is assumed to have a bearing of S88°39'13"W.

All monuments required by Minnesota Statute, and not shown on this plat, will be set within one year of the recording date of this plat, and shall be evidenced by a 1/2 inch by 14 inch iron pipe marked by RLS 20595.



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