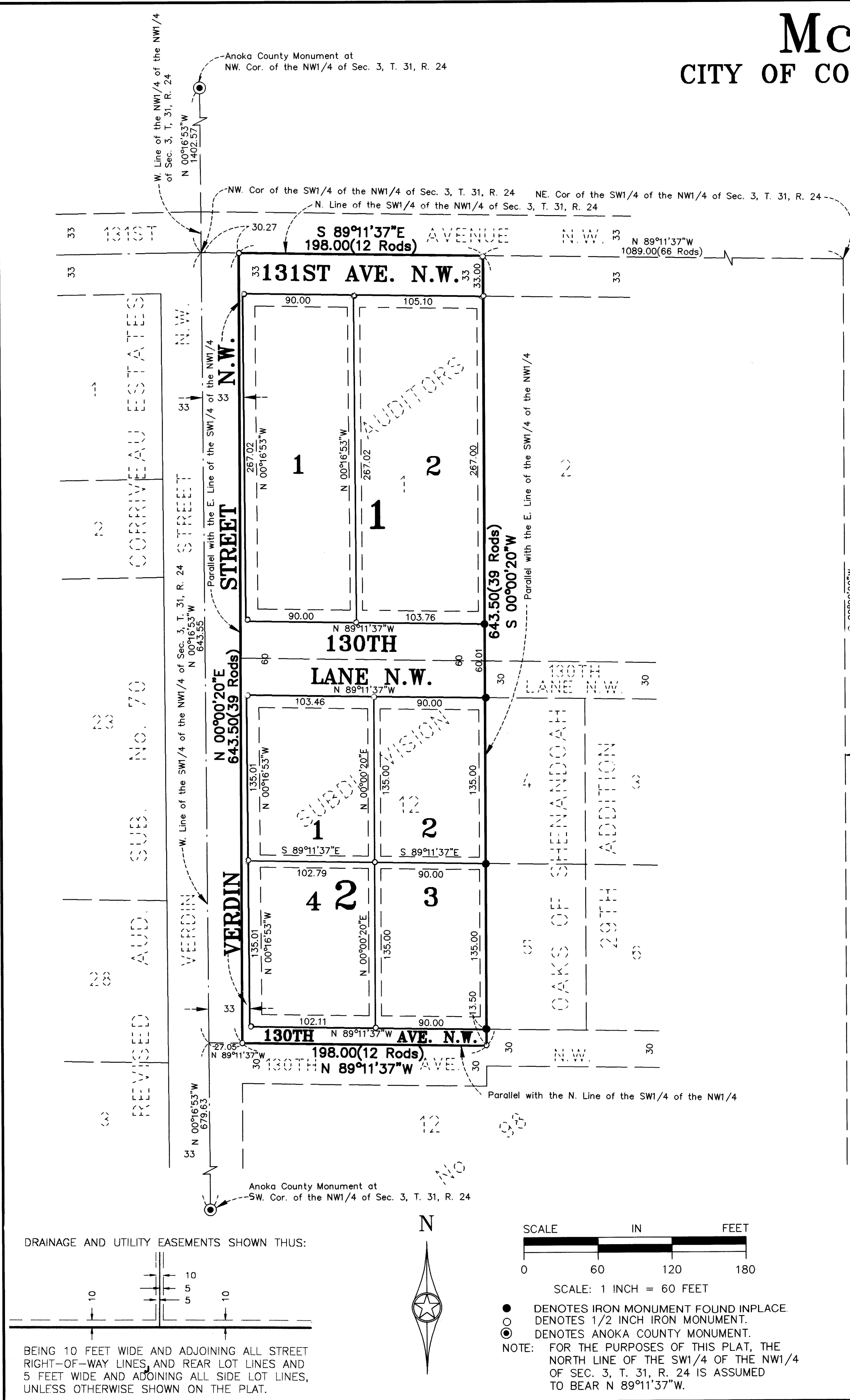


McKAY ESTATES

CITY OF COON RAPIDS COUNTY OF ANOKA



KNOW ALL PERSONS BY THESE PRESENTS: That James E. Croteau and Joyce Ann Croteau, husband and wife, owners and proprietors of the following described property situated in the County of Anoka, State of Minnesota, to-wit:

That part of the SW1/4 of the NW1/4 of Section 3, Township 31, Range 24, Anoka County, Minnesota, that is described as follows:

Commencing at the Northeast corner of the said SW1/4 of the NW1/4 and proceeding thence West on the North line of the said SW1/4 of the NW1/4 for a distance of 66 rods to the point of commencement herein; and proceeding thence West on the said North line for a distance of 12 rods; and proceeding thence South and parallel to the East line of the said SW1/4 of the NW1/4 for a distance of 39 rods; and proceeding thence East and parallel to the first described course herein for a distance of 12 rods; proceeding thence North and parallel to the said East line of the SW1/4 of the NW1/4 for a distance of 39 rods to the point of beginning; being all of Lot 1, and part of Lot 12, Auditor's Subdivision No. 98.

Have caused the same to be surveyed and platted as McKAY ESTATES and do hereby dedicate to the public for public use forever the avenues, lane, street, and drainage and utility easements as shown on the plat. In witness whereof said James E. Croteau and Joyce Ann Croteau have hereunto set their hands this 1 day of March, 1998

SIGNED:

James E. Croteau
James E. Croteau
Joyce Ann Croteau
Joyce Ann Croteau

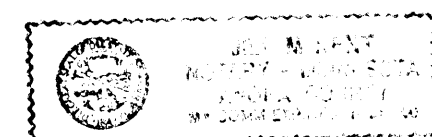
STATE OF MINNESOTA) The foregoing instrument was acknowledged before me this 1st day of March, 1998, by James COUNTY OF Anoka) E. Croteau and Joyce Ann Croteau, husband and wife.

Sam M. Luce
Notary Public, Anoka County, Minnesota
My Commission expires Jan. 31, 2000

I hereby certify that I have surveyed and platted the land described in the dedication on this plat as McKAY 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 all monuments have been correctly placed in the ground as shown; or shall be correctly placed in the ground within one year of the recording of this plat; that the outside boundaries are correctly designated on said plat; and that there are no wetlands or public highways to be designated on said plat other than as shown thereon.

Jeffrey N. Caine
Jeffrey N. Caine, Registered Land Surveyor
Minnesota Registration No. 12251

STATE OF MINNESOTA) The surveyors certificate was acknowledged before me a Notary Public, this 26th day of February, 1998 COUNTY OF ANOKA) by Jeffrey N. Caine.



Phil McKent
Notary Public, Anoka County, Minnesota
My Commission expires 01-31-02

CITY OF COON RAPIDS

The annexed plat of McKAY ESTATES was approved by the Planning Commission of the City of Coon Rapids, Minnesota this 18th day of December, 1997.

By: Joan McNaue, Chairman

The annexed plat of McKAY ESTATES was approved by the City Council of the City of Coon Rapids, Minnesota, at a regular meeting thereof held this 6th day of January, 1998. 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 Minn. Statutes, Section 505.03, Subd. 2.

By William H. Thompson Mayor By Betty Backes, CMC Clerk

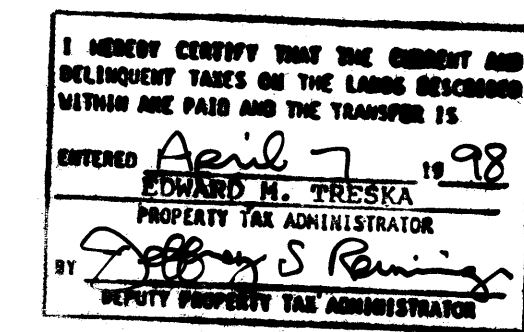
This plat has been checked and approved this 17th day of MARCH, 1998.

By Gary D. Zim
Anoka County Surveyor deputy

1332984.0
OFFICE OF COUNTY RECORDER

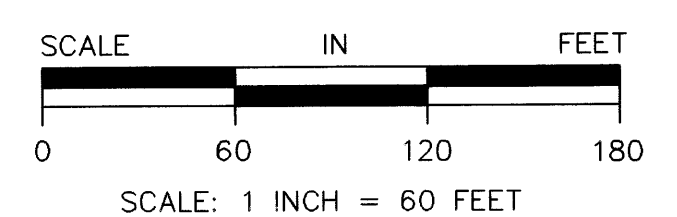
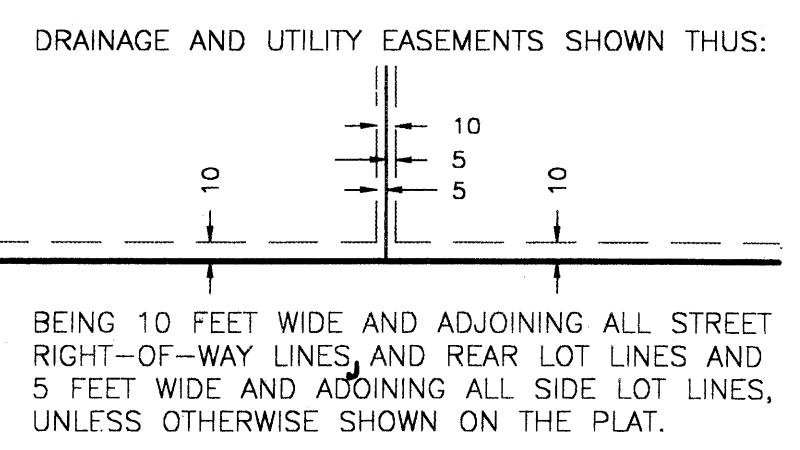
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office for record on the April 7 A.D., 1998 at 11:52 o'clock A.M., and was duly recorded in book 55 page 36

Edward M. Treaska
County Recorder
By MAF Deputy



Receipt No. 98036732
\$ 275.00

CAINE & ASSOCIATES
LAND SURVEYORS, INC.



● DENOTES IRON MONUMENT FOUND IN PLACE
○ DENOTES 1/2 INCH IRON MONUMENT.
⊙ DENOTES ANOKA COUNTY MONUMENT.

NOTE: FOR THE PURPOSES OF THIS PLAT, THE NORTH LINE OF THE SW1/4 OF THE NW1/4 OF SEC. 3, T. 31, R. 24 IS ASSUMED TO BEAR N 89°11'37\"/>