

ORRIN THOMPSON'S RIVERVIEW TERRACE 6th ADDITION

CITY OF COON RAPIDS - COUNTY OF ANOKA

KNOW ALL MEN BY THESE PRESENTS: That Orrin E. Thompson Construction Corporation, a Minnesota corporation, owner and proprietor of the following described property situate in the County of Anoka, State of Minnesota to wit: That part of the Northeast quarter of the Southeast quarter, the Northeast quarter of the Northeast quarter and of the North 166 feet of the Southeast quarter of the Northeast quarter and John A. Smith and Gladys L. Smith, his wife, owners and proprietors and said Orrin E. Thompson Construction Corporation contract purchaser of that part of the Southeast quarter of the Northeast quarter except the North 166 feet thereof all in Section 21, Township 31, Range 24, County of Anoka, State of Minnesota and described as beginning at the point of intersection of the Southerly right of way line of U. S. Highway No. 10 (also known as State Trunk Highway No. 47 and Coon Rapids Boulevard) and a line parallel with and 247.5 feet West of the East line of said Section 21; thence Northwesterly along the Southerly right of way line of said Highway 280 feet; thence South 35° 32' 15" West, and at right angles to said right of way line, 30 feet; thence North 54° 27' 45" West 151.42 feet; thence South 35° 32' 15" West 545.94 feet; thence on a tangential curve to the left, the radius of which is 249.88 feet, a distance of 31.55 feet; thence South 61° 41' 50" East 132.19 feet; thence South 3° 38' 43" East 122.84 feet; thence South 19° 19' 18" East 180.04 feet; thence South 6° 30' East 1293.04 feet more or less to a point on the South line of said Southeast quarter of Northeast quarter distant 629.27 feet West of the Southeast corner thereof; thence continuing South 6° 30' East 18.6 feet; thence North 84° 11' 40" East 236.02 feet more or less to a point on the South line of said Southeast quarter of Northeast quarter distant 382.28 feet West of the Southeast corner thereof; thence continuing North 84° 11' 40" East 244.02 feet; thence North 6° 30' West 332 feet; thence South 83° 30' West 40 feet; thence North 6° 30' West 135 feet; thence North 83° 30' East 40 feet; thence North 6° 30' West 765 feet; thence North 20° 23' 10" West 41.25 feet; thence North 1° 30' 34" East 110.43 feet; thence Southwesterly along a curve to the left, the radius of which is 156.74 feet, chord bearing South 87° 55' 28" West a distance of 30.95 feet; thence North 7° 43' 57" West 170.69 feet; thence North 46° 21' 19" East 134.24 feet more or less to a point on the West line of the East 247.5 feet of said Northeast quarter distant 180 feet, measured at right angles, from the Southerly right of way line of U. S. Highway No. 10; thence Northerly to the point of beginning, excepting therefrom that part described as beginning at the point of intersection of the Southerly right of way line of U. S. Highway No. 10 and a line parallel with and 247.5 feet West of the East line of said Section 21; thence Northwesterly along the Southerly right of way line of said Highway 280 feet; thence South 35° 32' 15" West, and at right angles to said right of way line 30 feet; thence North 54° 27' 45" West 151.42 feet; thence South 35° 32' 15" West 205 feet; thence South 54° 27' 45" East 50 feet; thence on a tangential curve to the right, the radius of which is 236.35 feet a distance of 80 feet; thence North 54° 04' 19" East a distance of 72.16 feet to a point distant 180 feet Southwesterly, measured at right angles, from the Southerly right of way line of U. S. Highway No. 10; thence South-easterly, parallel with said Southerly right of way line of U. S. Highway No. 10 to the West line of said East 247.5 feet of the Northeast quarter of Section 21; thence North to the point of beginning; have caused the same to be surveyed and platted as ORRIN THOMPSON'S RIVERVIEW TERRACE 6th ADDITION and do hereby donate and dedicate to the public for the public use forever the Streets and Avenue as shown on the annexed plat, also subject to drainage and utility easements as shown on the annexed plat. In witness whereof said Orrin E. Thompson Construction Corporation has caused these presents to be signed by its proper officers and its corporate seal to be hereunto affixed this 23rd day of September A.D. 1965. In witness whereof said John A. Smith and Gladys L. Smith, his wife, have hereunto set their hands and seals this 23rd day of September A.D. 1965.

In Presence Of:

Stafford P. Erickson
Robert L. Teal
 As to Orrin E. Thompson and Idore S. Pedersen

Stafford P. Erickson
Robert L. Teal
 As to John A. Smith and Gladys L. Smith

ORRIN E. THOMPSON CONSTRUCTION CORPORATION

Orrin E. Thompson
 ORRIN E. THOMPSON - President

Idore S. Pedersen
 IDORE S. PEDERSEN - Secretary

SIGNED BY:
John A. Smith
 JOHN A. SMITH

Gladys L. Smith
 GLADYS L. SMITH

State of Minnesota

County of Hennepin On this 23rd day of September A.D. 1965, before me a Notary Public, within and for said County and State personally appeared Orrin E. Thompson and Idore S. Pedersen, who being each by me duly sworn did say that they are respectively President and Secretary of Orrin E. Thompson Construction Corporation, the corporation named in the foregoing instrument; that the corporate seal affixed to said instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors and said Orrin E. Thompson and Idore S. Pedersen acknowledged said instrument to be the free act and deed of said corporation.

STAFFORD P. ERICKSON
 Notary Public, Hennepin County, Minnesota
 My Commission Expires September 10, 1971

Stafford P. Erickson
 Notary Public, Hennepin County, Minnesota
 My Commission Expires 9-10-71

State of Minnesota

County of Hennepin On this 23rd day of September A.D. 1965, before me a Notary Public, within and for said County and State personally appeared John A. Smith and Gladys L. Smith, his wife, to me personally known to be the persons described in and who executed the foregoing instrument and they acknowledged that they executed the same as their own free act and deed.

STAFFORD P. ERICKSON
 Notary Public, Hennepin County, Minnesota
 My Commission Expires September 10, 1971

Stafford P. Erickson
 Notary Public, Hennepin County, Minnesota
 My Commission Expires 9-10-71

I hereby certify that I have surveyed and platted the property described on this plat as ORRIN THOMPSON'S RIVERVIEW TERRACE 6th ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and decimals of a foot; that the monuments for guidance of future surveys have been correctly placed in the ground as shown on said plat; that the outside boundary lines 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.

Charles D. Winder
 Surveyor - Minnesota Registration No. 7726

State of Minnesota

County of Hennepin Above certificate subscribed and sworn to before me, a Notary Public, within and for said County and State this 20th day of September A.D. 1965

STAFFORD P. ERICKSON
 Notary Public, Hennepin County, Minnesota
 My Commission Expires September 10, 1971

Stafford P. Erickson
 Notary Public, Hennepin County, Minnesota
 My Commission Expires 9-10-71

We hereby certify that the City Council of Coon Rapids, Anoka County, Minnesota, duly accepted and approved the annexed plat of ORRIN THOMPSON'S RIVERVIEW TERRACE 6th ADDITION, at a regular meeting thereof held this 5th day of Oct. A.D. 1965.

CITY OF COON RAPIDS, ANOKA COUNTY, MINNESOTA

by Joseph A. Craig Its Mayor
 by Norman J. Steiner Its Clerk

The Annexed plat of ORRIN THOMPSON'S RIVERVIEW TERRACE 6th ADDITION was approved by the Planning and Zoning Commission of the City of Coon Rapids at a regular meeting thereof held this 20th day of MAY A.D. 1965.

CITY OF COON RAPIDS, ANOKA COUNTY, MINNESOTA

by Rich E. Pease Its Chairman
 by W. J. McLean Jr. Its Clerk

Checked and approved this 24th day of November A.D. 1965.

Robert W. Anderson
 Anoka County Surveyor

281603
 OFFICE OF REGISTER OF DEEDS
 STATE OF MINNESOTA, COUNTY OF ANOKA } ss

I hereby certify that the within instrument was filed in this office for record on the 24th day of Nov A.D. 1965 as U. S. State Plat, and was duly recorded in book 1 of Plats page 22

Neander Skinner
 Register of Deeds
 By Margaret Russell Deputy

TAXES PAID
 This 24th day of Nov 1965
Kenneth W. Campbell
 Auditor, Anoka County, Minn.
Wayne A. Hildebrand Deputy

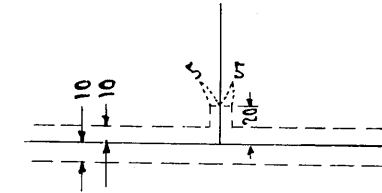
I HEREBY CERTIFY THAT THE TAXES PAYABLE IN THE YEAR 1965 ON THE LANDS DESCRIBED HEREIN HAVE BEEN PAID
Robert A. Johnson
 Anoka County Treasurer



Land Surveying Section
 TOMCO EXCAVATING CORP.

ORRIN THOMPSON'S RIVERVIEW TERRACE 6th ADDITION

CITY OF COON RAPIDS - COUNTY OF ANOKA

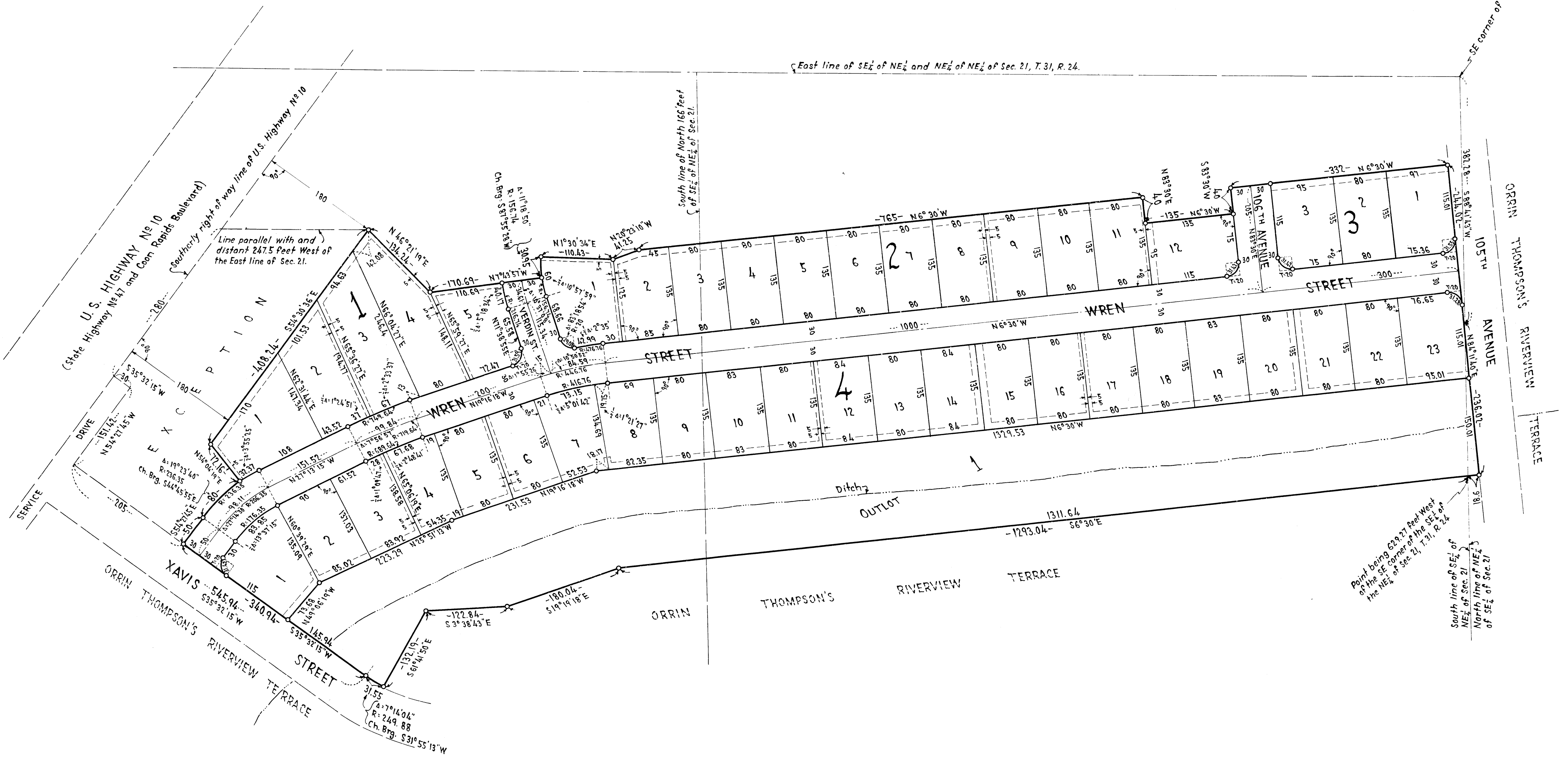


Dashed lines denote drainage and utility easement being 10 feet on each side of Lot line unless otherwise shown.



Scale: 1"=100'

o Denotes Iron Monument
SEPTEMBER 1965



Land Surveying Section
TOMCO EXCAVATING CORP.