

# PARKSIDE VILLAGE 2ND ADDITION

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CITY OF COLUMBIA HEIGHTS,  
COUNTY OF ANOKA  
SEC. 26, T. 30, R. 24.

KNOWN ALL MEN BY THESE PRESENTS: That Osborne Builders, Inc., a Minnesota corporation, fee owner, Parkside Village Townhomes Association, Inc., a Minnesota corporation, fee owner and Lakeland Construction Finance, LLC, a Minnesota limited liability company, mortgagee of the following described property situated in the County of Anoka, State of Minnesota, to wit:

Lots 1-5, Block 1, Lots 1-7, Block 2, Lots 1-7, Block 4 and all of Outlot A, PARKSIDE VILLAGE, Anoka County, Minnesota

Has caused the same to be surveyed and platted as PARKSIDE VILLAGE 2ND ADDITION, and do hereby donate and dedicate to the public for public use forever the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Osborne Builders, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 17<sup>th</sup> day of August, 2004.

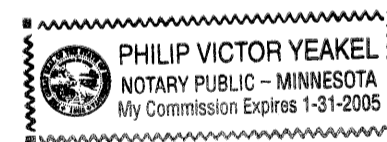
OSBORNE BUILDERS, INC.

By: John Osborne, President  
John Osborne

STATE OF MINNESOTA  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 17<sup>th</sup> day of August, 2004, by John Osborne, as President of Osborne Builders, Inc., a Minnesota corporation, on behalf of the corporation.

Philip Yeakel  
Notary Public, Anoka County, Minnesota  
My Commission Expires 1-31-05



1949453.0 Abstract  
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 17 Aug. A.D., 2004 at 2:30 o'clock P.M., and was duly recorded in book 68 page 8  
Maureen J. Devine  
County Recorder  
By MLE

In witness whereof said Parkside Village Townhomes Association, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 16<sup>th</sup> day of August, 2004.

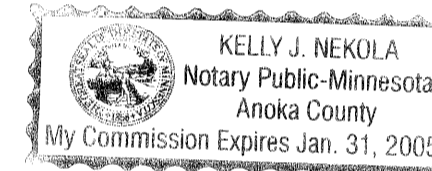
PARKSIDE VILLAGE TOWNHOMES ASSOCIATION, INC.

By: Bruce A. Nedegaard, President  
Bruce A. Nedegaard

STATE OF MINNESOTA  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of August, 2004, by Bruce A. Nedegaard, as President of Parkside Village Townhomes Association, Inc., a Minnesota corporation, on behalf of the corporation.

Kelly J. Nekola  
Notary Public, Anoka County, Minnesota  
My Commission Expires Jan. 31, 2005



In witness whereof said Lakeland Construction Finance, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 13<sup>th</sup> day of August, 2004.

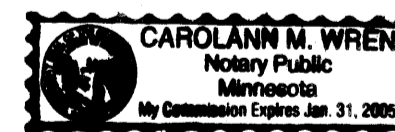
LAKELAND CONSTRUCTION FINANCE, LLC.

By: Tracy A. Poppler, Chief Manager  
Tracy A. Poppler

STATE OF MINNESOTA  
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 13<sup>th</sup> day of August, 2004, by Tracy A. Poppler, as Chief Manager of Lakeland Construction Finance, LLC, a Minnesota limited liability company, on behalf of the company.

Carolann M. Wren  
Notary Public, Hennepin County, Minnesota  
My Commission Expires 1-31-05



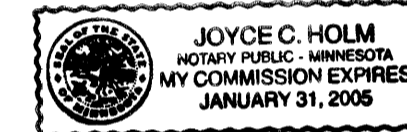
I, Peter M. Wagenaar, hereby certify that I have surveyed and platted the property described on this plat as PARKSIDE VILLAGE 2ND ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat or will be placed as required by the local governmental unit in accordance with the policy of the City of Columbia Heights; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in Minnesota Statutes 505.02, Subdivision 1, to be designated other than as shown.

Peter M. Wagenaar  
Peter M. Wagenaar, Land Surveyor  
Minnesota License No. 12282

STATE OF MINNESOTA  
COUNTY OF Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 13<sup>th</sup> day of August, 2004, by Peter M. Wagenaar, Land Surveyor.

Joyce C. Holm  
Notary Public, Hennepin County, Minnesota  
My Commission Expires Jan. 31, 2005



COLUMBIA HEIGHTS, MINNESOTA

This plat has been reviewed and is recommended for approval this 17<sup>th</sup> day of August, 2004.

By: Reinhold Hansen, City Engineer

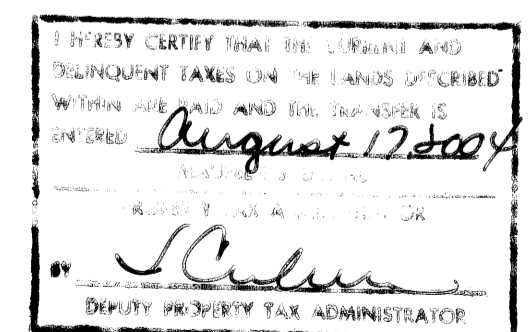
I hereby certify that the City Council of the City of Columbia Heights, Anoka County, Minnesota, duly accepted and approved the plat of PARKSIDE VILLAGE 2ND ADDITION at a regular meeting held this 17 day of August, 2004. If applicable, the written comments and recommendations of the Commissioner of Transportation 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, Subd. 2.

By: William Elert, City Clerk

SURVEY DIVISION, ANOKA COUNTY, MINNESOTA

Checked and approved this 17<sup>th</sup> day of August, 2004.

By: Larry O. Hoium, Anoka County Surveyor  
Larry Hoium  
by Charles F. Butgen Deputy



Receipt # 2004105105 \$605.00

John Oliver & Associates, Inc.  
Brooklyn Center Office

