

PHEASANT HILLS EAST

KNOW ALL MEN BY THESE PRESENTS: That Contractor Property Developers Company, a Minnesota corporation, and Randy C. Rehbein and Patricia L. Rehbein, 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 Northeast Quarter of Section 27, Township 31 North, Range 22 West, Anoka County, Minnesota, described as follows:

Beginning at a point on the south line of said Northeast Quarter 174.75 feet West of the southeast corner thereof; thence North parallel with the east line of said Northeast Quarter for 333.00 feet; thence East parallel with said south line of the Northeast Quarter for 150.00 feet; thence North parallel with said east line of the Northeast Quarter for 100.00 feet; thence West parallel with said south line of the Northeast Quarter for 450.00 feet; thence South parallel with said east line of the Northeast Quarter for 433.00 feet to said south line of the Northeast Quarter; thence East along said south line for 300.00 feet to the point of beginning.

which lies north of the northerly right-of-way line of ANOKA COUNTY HIGHWAY RIGHT-OF-WAY PLAT NO. 11,

together with that part of vacated Sherman Lake Road as shown on PHEASANT HILLS PRESERVE 4TH ADDITION, Anoka County, Minnesota, described as follows:

Commencing at the southwest corner of Outlot C, said PHEASANT HILLS PRESERVE 4TH ADDITION; thence easterly, along the south line of said Outlot C, 14.69 feet to the point of beginning of the parcel to be described; thence easterly, along said south line, 10.00 feet to the corner of said PHEASANT HILLS PRESERVE 4TH ADDITION; thence southerly, 378.42 feet to the corner of said PHEASANT HILLS PRESERVE 4TH ADDITION; thence westerly, along the south line of said PHEASANT HILLS PRESERVE 4TH ADDITION, 10.00 feet; thence northerly to the point of beginning and there terminating.

Have caused the same to be surveyed and platted as PHEASANT HILLS EAST, and do hereby donate and dedicate to the public for public use forever the park, and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Contractor Property Developers Company, a Minnesota corporation has caused these presents to be signed by its proper officer this 17th day of SEPTEMBER, 1996.

CONTRACTOR PROPERTY DEVELOPERS COMPANY

Peter L. Scherer, President
Peter L. Scherer, President

In witness whereof said Randy C. Rehbein and Patricia L. Rehbein, husband and wife, have hereunto set their hands this 29th day of October, 1996.

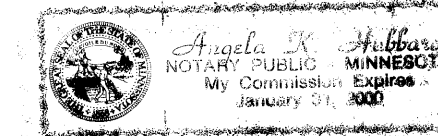
Randy C. Rehbein
Randy C. Rehbein

Patricia L. Rehbein
Patricia L. Rehbein

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 17th day of SEPTEMBER, 1996, by Peter L. Scherer, president of Contractor Property Developers Company, a Minnesota corporation, on behalf of the corporation.

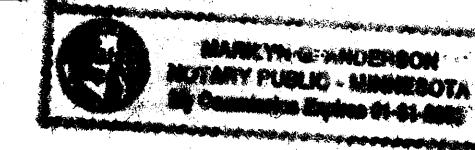
Angela B. Hubbard
Notary Public ANOKA County, Minnesota
My Commission Expires 1-31-2000 JANUARY 31, 2000



STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 29th day of October, 1996, by Randy C. Rehbein and Patricia L. Rehbein, husband and wife.

Marilyn S. Anderson
Notary Public Anoka County, Minnesota
My Commission Expires 01-31-2000



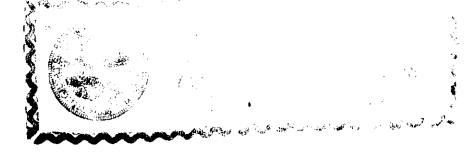
I hereby certify that I have surveyed and platted the property described on this plat as PHEASANT HILLS EAST; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and that there are no wetlands as defined by Minnesota Statutes, Section 505.02, Subd. 1 or public highways to be designated other than as shown.

Paul J. McGinley
Paul J. McGinley, Land Surveyor
Minnesota Registration No. 16099

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing Surveyor's Certificate was acknowledged before me this 10th day of September, 1996, by Paul J. McGinley, Registered Land Surveyor.

Charvany W. Schuch
Notary Public Sherman County, Minnesota
My Commission Expires January 31, 2000

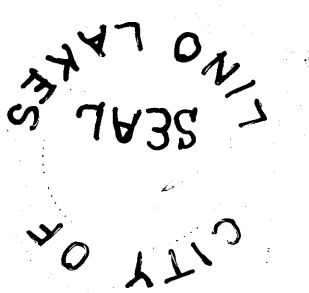


LINO LAKES, MINNESOTA

This plat of PHEASANT HILLS EAST was approved by the City Council of Lino Lakes, Minnesota at a regular meeting thereof held this 22nd day of July, 1996. 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, Subdivision 2.

CITY COUNCIL OF LINO LAKES, MINNESOTA

John S. Hubbard Mayor
Marilyn S. Anderson Clerk

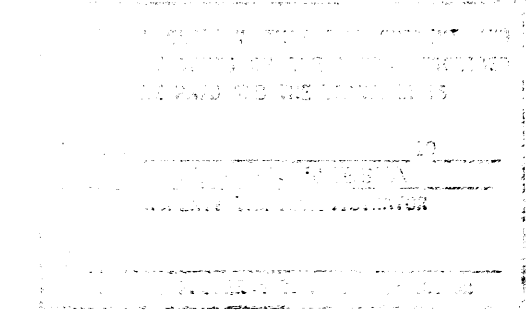
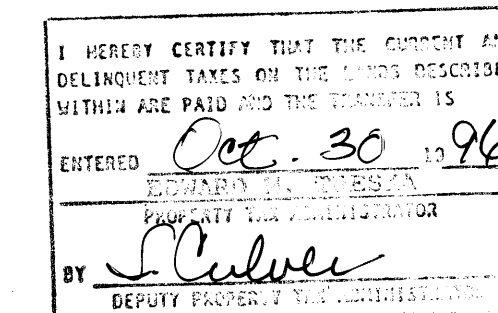


ANOKA COUNTY SURVEYOR

Checked and approved this 30th day of Oct, 1996.

W. J. D. Anderson
Anoka County Surveyor

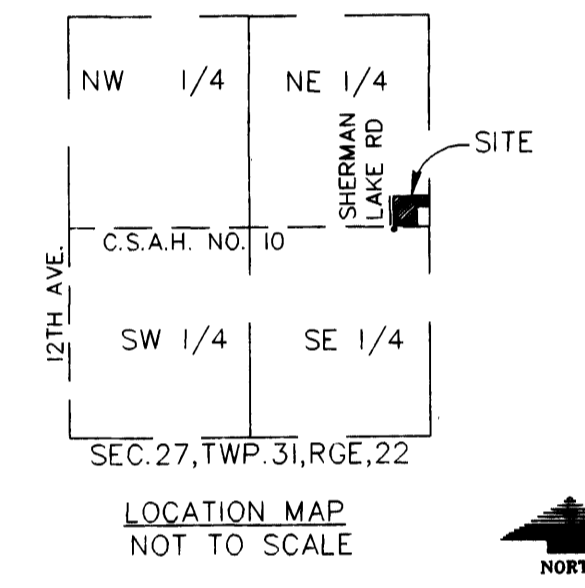
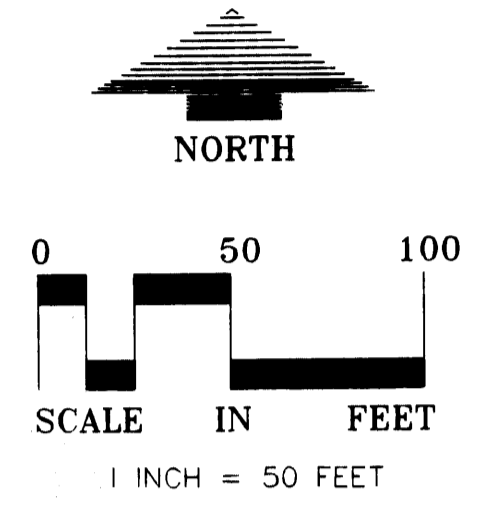
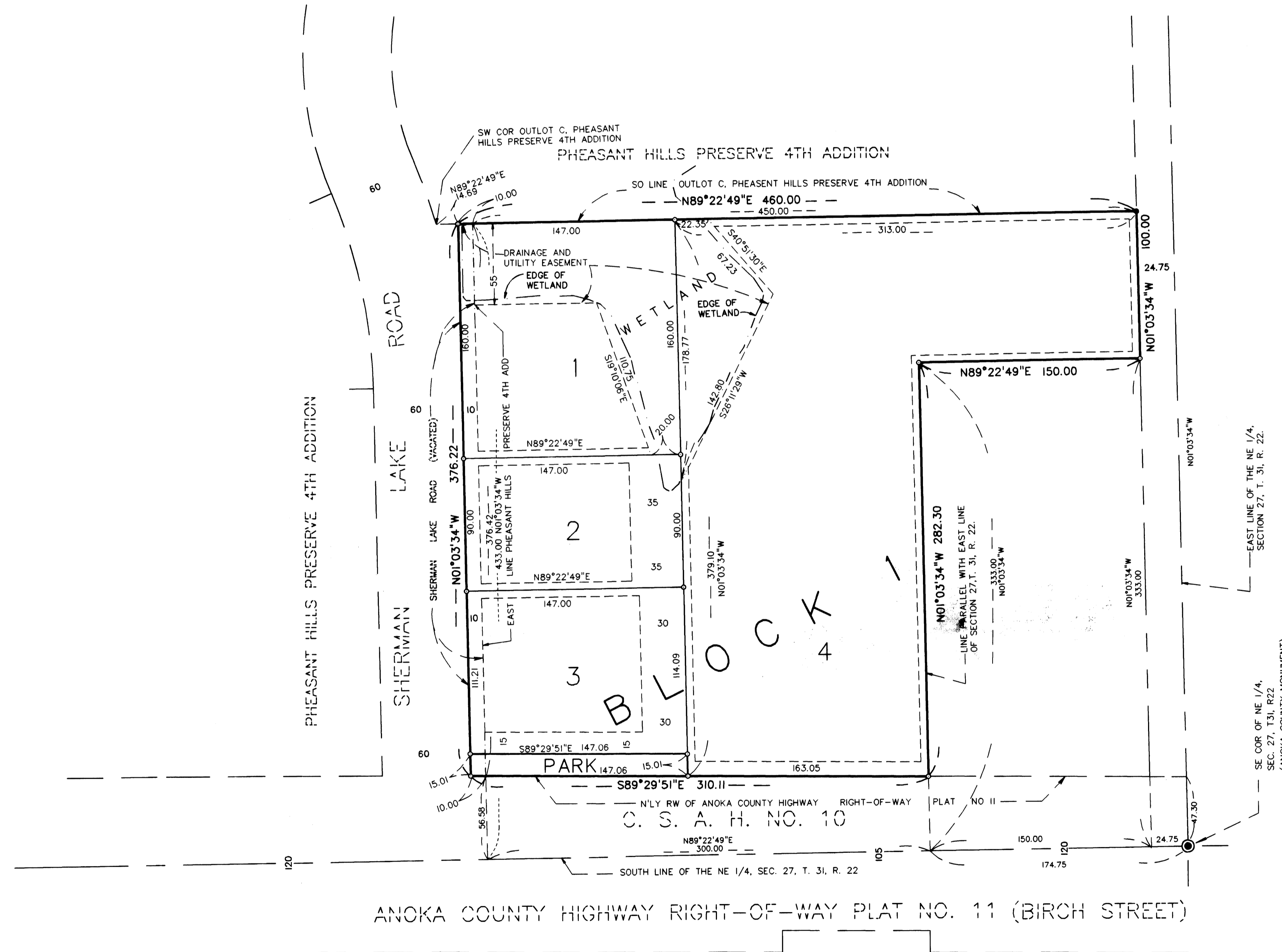
1248838
OFFICE OF COUNTY RECORDER
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office for record on the 30th of Oct., A.D., 1996 at 1:17 o'clock P.M., and was duly recorded in book 53 page 40
Edmond M. Trezka
County Recorder
By NMA Deputy



Loucks & Associates, Inc.
Planners
Engineers
Surveyors
Designers
Archaeologists
7200 Hemlock Lane, Suite 300, Maple Grove, Minnesota 55369-5692
Telephone: (612)424-5606 Fax: (612)424-5822

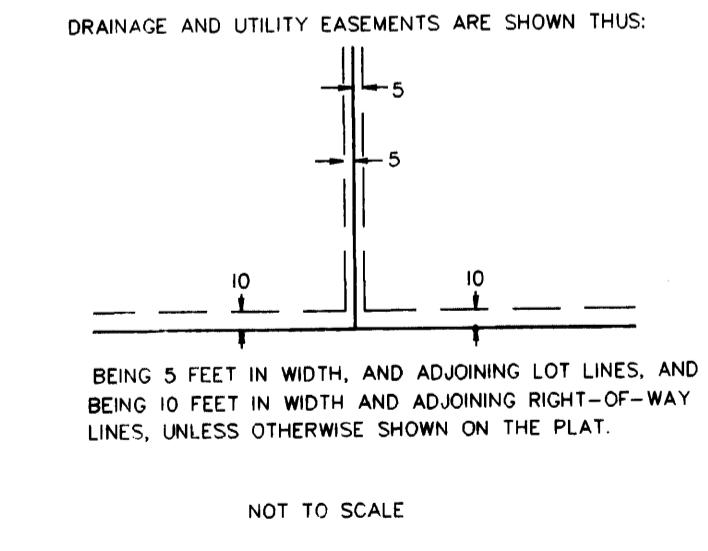
PHEASANT HILLS EAST

CITY OF LIND LAKES
COUNTY OF ANOKA



For the purpose of this plat, the south line of the NE 1/4, Sec. 27, T31, R22 is assumed to bear N 89° 22' 49" E.

- DENOTES 1/2" X 1/4" IRON MONUMENT, MARKED "RLS 16099", TO BE SET ACCORDING TO MINNESOTA STATUTES, WHICH SHALL BE SET WITHIN ONE YEAR OF RECORDING THIS PLAT
- DENOTES IRON MONUMENT FOUND



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