

# PINE RIDGE ESTATES

CITY OF EAST BETHEL COUNTY OF ANOKA

KNOW ALL PERSONS BY THESE PRESENTS: That Ronald W. Swanson and Rosa M. Swanson, husband and wife, owners and proprietors, and Virgil T. Anderson and Mary Lou Anderson, husband and wife, and Clifford G. Olsen and Ellen A. Olsen, husband and wife, contract purchasers of the following described property situated in the County of Anoka, State of Minnesota, to-wit:

The East Half of the East Half of the Northeast Quarter of the Northeast Quarter of Section 28, Township 33, Range 23, Anoka County, Minnesota.

AND

That part of the North Half of the Northwest Quarter of Section 27, Township 33, Range 23, Anoka County, Minnesota, lying westerly of the center line of East Bethel Boulevard (also known as County State Aid Highway No. 15), except that part described as follows:

Beginning at the intersection of said center line of County State Aid Highway No. 15 with a line parallel with and 280 feet south of the north line of said North Half of the Northwest Quarter (as measured perpendicular to said north line); thence westerly, parallel with said north line, a distance of 475 feet; thence southerly parallel with the west line of the Northeast Quarter of said Northwest Quarter, a distance of 180 feet; thence easterly, parallel with said north line a distance of 264 feet, more or less, to the intersection with the following described line:

Beginning at a point on the center line of said County State Aid Highway No. 15 distant 550 feet southerly of (as measured along

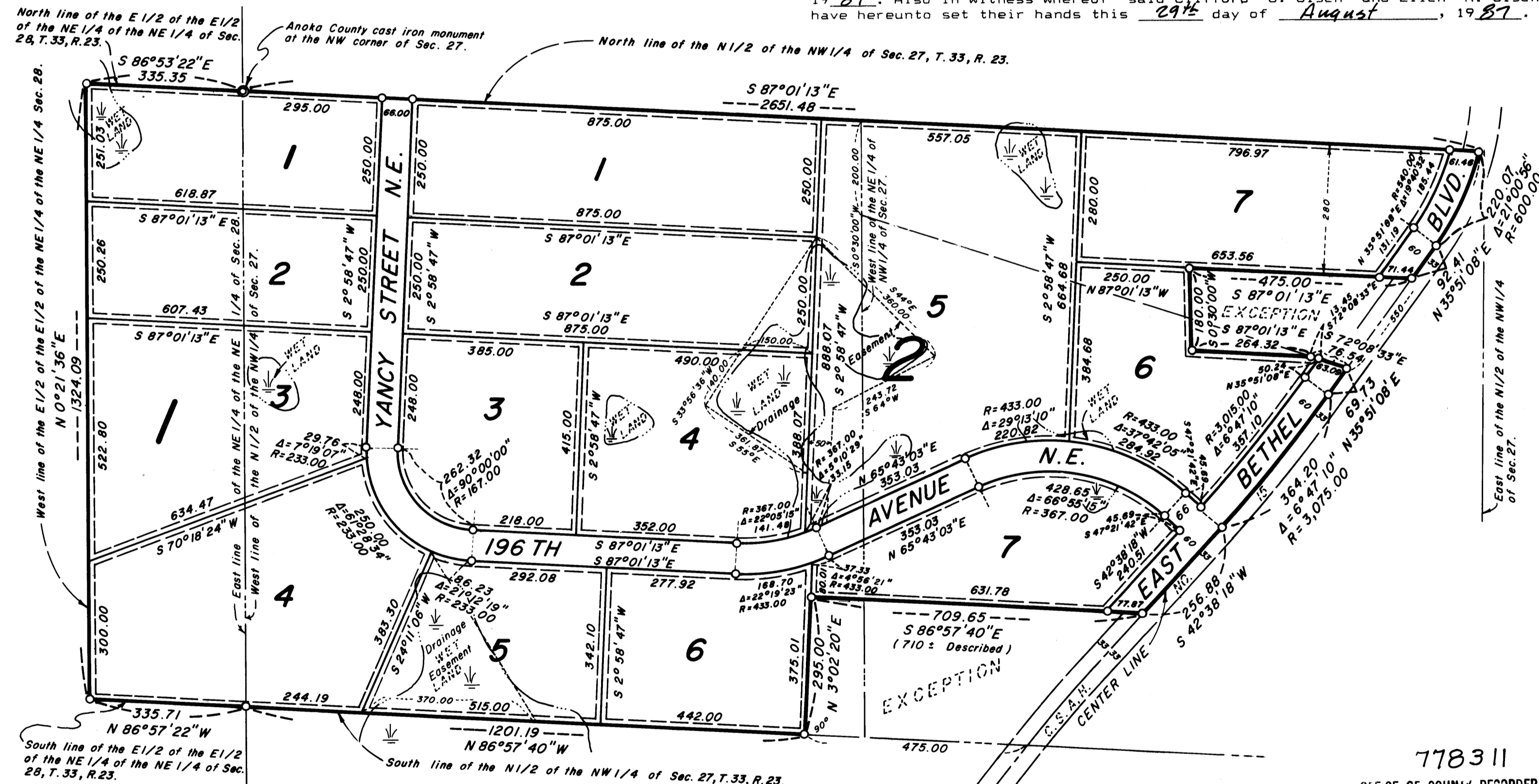
said center line) the north line of said North Half of the Northwest Quarter; thence northwesterly to a point on the west line of the Northeast Quarter of said Northwest Quarter distant 200 feet southerly of the northwest corner thereof and said line there terminating;

thence southeasterly along said line to the center line of County State Aid Highway No. 15; thence northeasterly, along said center line, to the point of beginning.

Also excepting that part described as follows:

Beginning at the intersection of the south line of said North Half of the Northwest Quarter with the center line of said County State Aid Highway No. 15; thence westerly, along said south line, a distance of 475 feet; thence northerly, at right angles, a distance of 295 feet; thence easterly, parallel with said south line, a distance of 710 feet, more or less, to said center line; thence southwesterly, along said center line to the point of beginning.

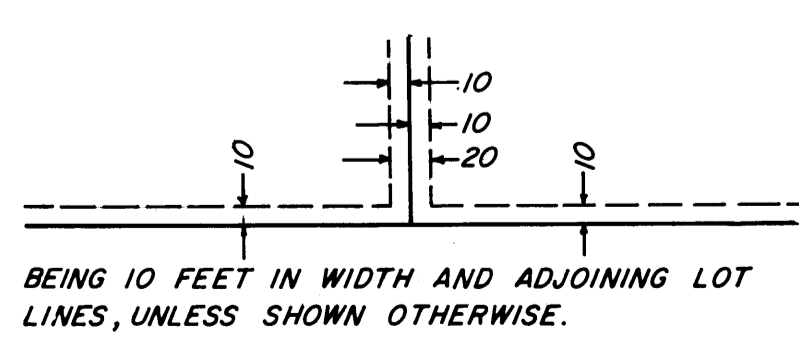
Have caused the same to be surveyed and platted as PINE RIDGE ESTATES and do hereby donate and dedicate to the public for public use forever the Street, Avenue, and Boulevard as shown on the plat. Also dedicating the drainage and/or utility easements as shown on the plat. Also dedicating to the County of Anoka the right of access from Lot 7, Block 1 and Lot 6, Block 2 onto East Bethel Boulevard. In witness whereof said Ronald W. Swanson and Rosa M. Swanson have hereunto set their hands this 27th day of August, 1987. Also in witness whereof said Virgil T. Anderson and Mary Lou Anderson have hereunto set their hands this 29th day of August, 1987. Also in witness whereof said Clifford G. Olsen and Ellen A. Olsen have hereunto set their hands this 29th day of August, 1987.



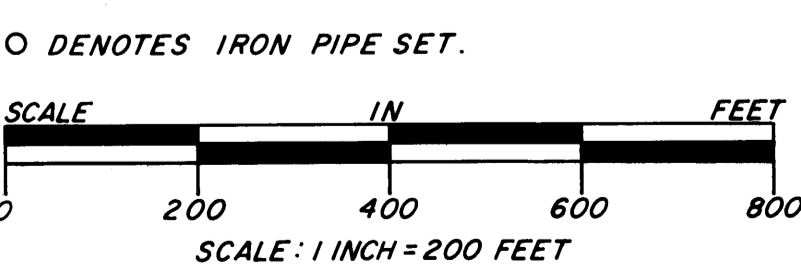
West line of the E1/2 of the NE1/4 of the NE1/4 of Sec. 28, T.33, R.23. N 0°21'36" E 1324.09

North line of the N1/2 of the NW1/4 of Sec. 27, T.33, R.23. S 87°01'13" E 2651.48

DRAINAGE AND UTILITY EASEMENTS SHOWN THUS:



NOTE: For the purposes of this plat, the North line of the N1/2 of the NW1/4 of Sec. 27, T.33, R.23, is assumed to bear S 87°01'13" E.



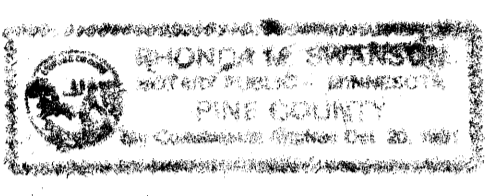
778311  
OFFICE OF COUNTY RECORDER  
STATE OF MINNESOTA, COUNTY OF ANOKA  
I hereby certify that the within instrument was filed in this office for record on the SEP 10 AD, 1987 at 3 o'clock P.M., a.d. was duly recorded in Book 38 of Plats page 21  
By Debra Kay Ege  
County Recorder

"NO DELINQUENT TAXES AND TRANSFER ENTLRED"  
I HEREBY CERTIFY THAT THE TAXES PAYABLE IN THE YEAR 1987 ON THE LANDS DESCRIBED WITHIN ARE PAID  
By Donald C. Bailey, M. D. Ayala  
Anoka County Treasurer

SIGNED:

Ronald W. Swanson Ronald W. Swanson  
Rosa M. Swanson Rosa M. Swanson  
Virgil T. Anderson Virgil T. Anderson  
Mary Lou Anderson Mary Lou Anderson  
Clifford G. Olsen Clifford G. Olsen  
Ellen A. Olsen Ellen A. Olsen

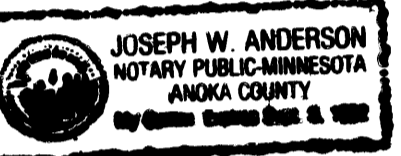
STATE OF MINNESOTA  
COUNTY OF PINE



The foregoing instrument was acknowledged before me this 27th day of August, 1987, by Ronald W. Swanson and Rosa M. Swanson, husband and wife.

Rhonda M. Swanson  
Notary Public, Pine County, Minnesota  
My commission expires Oct. 20, 1991

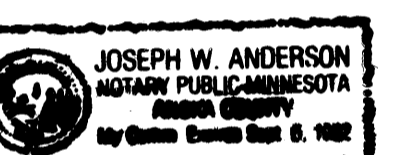
STATE OF MINNESOTA  
COUNTY OF Anoka



The foregoing instrument was acknowledged before me this 29 day of August, 1987, by Virgil T. Anderson and Mary Lou Anderson, husband and wife.

Joseph W. Anderson  
Notary Public, Anoka County, Minnesota  
My commission expires sep 6, 1992

STATE OF MINNESOTA  
COUNTY OF Anoka



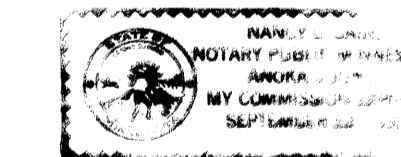
The foregoing instrument was acknowledged before me this 29 day of August, 1987, by Clifford G. Olsen and Ellen A. Olsen, husband and wife.

Joseph W. Anderson  
Notary Public, Anoka County, Minnesota  
My commission expires sep 6, 1992

I hereby certify that I have surveyed and platted the land described in the dedication on this plat as PINE RIDGE ESTATES; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths thereof; that all monuments have been correctly placed in the ground as shown on the plat; that the outside boundary lines are correctly designated on said plat; and that there are no wet lands or public highways to be designated on said plat other than as shown thereon.

Jeffrey N. Caine  
Jeffrey N. Caine, Land Surveyor, Minn. Reg. No. 12251

STATE OF MINNESOTA  
COUNTY OF ANOKA



The surveyors certificate was acknowledged before me, a Notary Public, this 10th day of August, 1987, by Jeffrey N. Caine, Registered Land Surveyor.

Nancy L. Caine  
Notary Public, Anoka County, Minnesota  
My commission expires 9-22-92

CITY OF EAST BETHEL

We hereby certify that the City Council of the City of East Bethel, Anoka County, Minnesota, duly accepted and approved the plat of PINE RIDGE ESTATES at a regular meeting held this 6th day of August, 1987. 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 James J. Pelt Mayor  
Sharon Anderson Clerk

Checked and approved this 10th day of Sept., 1987.

By Marj D. Aul  
Anoka County Surveyor

**CANE & ASSOCIATES  
LAND SURVEYORS, INC.**