SEC. 25, T. 32, R. 22

505.52

S25°28'17"W___

[S89°39'24"E]

N89°55'27"E

شركر 76.53

S89°44'26"E

-- NORTH LINE OF

FOUND

1/2 INCH IRON PIPE

City of Columbus

County of Anoka

Sec. 25, T32, R22

KNOW ALL PERSONS BY THESE PRESENTS: That Mary V. Preiner, a single person, Patricia L. Preiner, a single person, Jesse R.H. Preiner, a single person, owners, and Village Bank, a Minnesota banking corporation, mortgagee, of the following described property:

That part of the Southeast Quarter of the Northwest Quarter and that part of the Southwest Quarter of the Northeast Quarter all in Section 25. Township 32. Range 22, Anoka County, Minnesota, which lies West of the Westerly right-of-way line of County State Aid Highway 21 and being more particularly

Commencing at the Northeast corner of said Southeast Quarter of the Northwest Quarter; thence on an assumed bearing of South 89 degrees 49 minutes 08 seconds East, along the North line of said Southwest Quarter of the Northeast Quarter, a distance of 33.06 feet; thence South 01 degree 07 minutes 19 seconds West a distance of 205.10 feet; thence Southwesterly along a tangential curve concave to the Northwest, having a central angle of 06 degrees 30 minutes 00 seconds, a radius of 1823.15 feet and a distance of 206.83 feet; thence South 07 degrees 37 minutes 19 seconds West, along the tangent of said curve, a distance of 206.47 feet to the point of beginning of the land being described; thence North 89 degrees 38 minutes 42 seconds West a distance of 965.00 feet; thence North 00 degrees 21 minutes 18 seconds East a distance of 583.00 feet, said point being, 33.00 feet Southerly, measured at right angles to the North line of said Southeast Quarter of the Northwest Quarter; thence South 89 degrees 38 minutes 42 seconds East parallel with said North line of the Southeast Quarter of the Northwest Quarter, a distance of 355.29 feet; thence North 00 degrees 21 minutes 18 seconds East a distance of 33.00 feet to said North line of the Southeast Quarter of the Northwest Quarter, said point being 620.00 feet, measured along said North line of the Southeast Quarter of the Northwest Quarter, from said Northeast corner of the Southeast Quarter of the Northwest Quarter; thence North 89 degrees 38 minutes 42 seconds West, alona said North line of the Southeast Quarter of the Northwest Quarter, a distance of 709.76 feet to the Northwest corner of said Southeast Quarter of the Northwest Quarter; thence South 00 degrees 09 minutes 22 seconds West, along the West line of said Southeast Quarter of the Northwest Quarter, a distance of 1299.06 feet to the Southwest corner of said Southeast Quarter of the Northwest Quarter; thence South 89 degrees 32 minutes 52 seconds East, along the South line of said Southeast Quarter of the Northwest Quarter, a distance of 234.33 feet, said point being 1090.00 feet, measured along said South line of the Southeast Quarter of the Northwest Quarter from the Southeast corner of said Southeast Quarter of the Northwest Quarter; thence North 00 degrees 27 minutes 08 seconds East, measured at right angles to said South line of said Southeast Quarter of the Northwest Quarter, a distance of 275.00 feet to the North line of the South 275.00 feet of said Southeast Quarter of the Northwest Quarter: thence South 89 degrees 32 minutes 52 seconds East, along said North line of the South 275.00 feet, a distance of 1065.15 feet to the Westerly right—of way line of County State Aid Highway No. 21, said Westerly right—of—way line is the Westerly line described in Line 2 of Parcel 4 and Line 1 of Parcel 5 of Document Number 694397 on file and of record in the office of the County Recorder, Anoka County, Minnesota; thence North 07 degrees 37 minutes 19 seconds East, along said Westerly right-of-way line, a distance of 413.58 feet to a line that bears South 89 degrees 38 minutes 42 seconds East from the point of beginning; thence North 89 degrees 38 minutes 42 seconds West a distance of 37.30 feet to the point of beginning.

That part of the South 275 feet of the Southeast Quarter of the Northwest Quarter and that part of the North 60 feet of the North Half of the North Half of the Southwest Quarter; all in Section 25, Township 32 North, Range 22 West, Anoka County, Minnesota, lying Easterly of a line drawn perpendicular to the East/West Quarter line of said Section 25 at a point on said East/West Quarter line distance 1090 feet West of the center of said Section 25 and lying Westerly of the Westerly right-of-way line of County State Aid Highway No. 21,

That part of the North Half of the North Half of the Southwest Quarter, Section 25, Township 32 North, Range 22 West, Anoka County, Minnesota, described as

Commencing at the center of said Section 25; thence Westerly, along the North line of said North Half of the North Half of the Southwest Quarter, a distance of 1090 feet to the point of beginning; thence Southerly at a right angle, 60 feet; thence Easterly, at a right angle, to the Westerly right-of-way line of County State Aid Highway No. 21; thence Southwesterly, along said right-of-way line, to the North line of the South 300 feet of said North Half of the North Half of the Southwest Quarter; thence Westerly, along said North line, to the West line of the East 1078.05 feet of the Southwest Quarter; thence Southerly, along said West line, to the South line of said North Half of the North Half of the Southwest Quarter; thence Westerly, along said South line, to the West line of the Southwest Quarter; thence Northerly, along said West line, to the North line of said North Half of the North Half of the Southwest Quarter; thence Easterly, along said

The Southwest Quarter of the Northwest Quarter of Section 25, Township 32, Range 22, Anoka County, Minnesota.

That part of the Northwest Quarter of the Northwest Quarter of Section 25, Township 32, Range 22, Anoka County, Minnesota lying Southwesterly of 147th Avenue and lying Southerly and Southeasterly of the following described line: Beginning at the northwest corner of said Section 25; thence South 89 degrees 39 minutes 24 seconds East, bearing assumed, along the north line of said Northwest Quarter of the Northwest Quarter, 505.52 feet; thence South 25 degrees 33 minutes 19 seconds West 68.29 feet; thence southwesterly, southerly and southeasterly, along a tangential curve concave to the east, having a radius of 450.00 feet, a central angle of 67 degrees 39 minutes 27 seconds, a distance of 531.38 feet to the beginning of the line to be described; thence South 47 degrees 53 minutes 52 seconds West 33.00 feet; thence South 45 degrees 00 minutes 00 seconds West 51.63 feet; thence North 81 degrees 54 minutes 20 seconds West 26.48 feet; thence South 86 degrees 34 minutes 18 seconds West 49.98 feet; thence South 89 degrees 15 minutes 19 seconds West 411.06 feet to the West line of said Northwest Quarter of the Northwest Quarter, being 623.70 feet South of the Northwest corner and said line there terminating.

The Northeast Quarter of the Northwest Quarter of Section 25, Township 32, Range 22, Anoka County, Minnesota, Except PREINERS PRESERVE.

That part of the Northwest Quarter of the Northeast Quarter of Section 25, Township 32 , Range 22 lying West of the right-of-way line of Interstate Highway No. 35, Anoka County, Minnesota. Abstract Property

That part of the south 300 feet of the east 1078.05 feet of the North Half of the North Half of the Southwest Quarter of Section 25, Township 32, Range 22 lying westerly of the west right—of—way line of County State Aid Highway No. 21, subject to easements of record.

Have caused the same to be surveyed and platted as PREINER FAMILY ADDITION and do hereby dedicate to the public for public use the public ways and the drainage and utility easements as shown on this plat. Also dedicating to the County of Anoka the right of access onto County State Aid Highway No. 54 as shown on this plat.

In witness whereof said Mary V. Preiner, a single person, Patricia L Preiner, a single person, Jesse R.H. Preiner, a single person have hereunto set their hands this 22 ND day of

Patricia L. Prein

PREINER FAMILY ADDITION STATE OF Minnesota COUNTY OF ANCKA This instrument was acknowledged before me this 22md day of August 20 17 by Mary V. Preiner, Patricia L. Preiner and Jesse R.H. Preiner. Nicole A. Johnson ANOKE Notary Public, County, Minnesota My Commission Expires Tawey 31, 2020 In witness whereof said Village Bank, a Minnesota banking corporation, has caused these presents to be signed by its proper officer this 22 day of August 2017. VILLAGE BANK STATE OF Minne Sota COUNTY OF ANOKA This instrument was acknowledged before me this 22 day FOUND ANOKA _____ 20<u>17</u> by Randy L. Diers, President of Village Bank, a Minnesota banking corporation, on behalf of the corporation. COUNTY MONUMENT Seldeca & Haisuth County, Minnesota My Commission Expires // 31/2018 I Jason E. Rud do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey, that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat. Dated this 22^{M2}day of AUGUST, 2017 Jason E. Rud, Licensed Land Surveyor Minnesoto/License No. 41578 STATE OF MINNESOTA COUNTY OF ANDRE This instrument was acknowledged before me this 20nd day August 20 17 by Jason E. Rud. Notary Public, Aroka County, M My Commission Expires January, 31, 2020 County, Minnesota CITY COUNCIL, CITY OF COLUMBUS, MINNESOTA This plat of PREINER FAMILY ADDITION was approved and accepted by the City Council of the City of Columbus, Minnesota at a regular meeting thereof held this 24 day of July 2017, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, ₽55. Ā Eldeth Mush WEST OF ANOKA COUNTY SURVEYOR I hereby certify that in accordance with Minnesota Statutes, FOUND Anoka County Surveyor **ALUMINUM** MONUMENT COUNTY AUDITOR/TREASURER Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2017 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this ______ day of September_. (/) Jonell M. Samyer (_) COUNTY RECORDER/REGISTRAR OF TITLES

COUNTY OF ANOKA, STATE OF MINNESOTA

NORTH

I hereby certify that this plat of PREINER FAMILY ADDITION was filed in

Jonell M. Sawyer County Recorder Registrar of fittes

By

> (SCALE IN FEET) 1 INCH = 200 FEET

GRAPHIC SCALE

[S25°33'19"W] [S45°00'00"W] NE 1/4 OF NW 1/4 مر10.00 S25°28'17"W SEC. 25, T. 32, R. 22 N44°54'58"E 68.29 PREINERS 51.63 S81°59'22"E **OUTLOT** A [S47°53'52"W] N47°48'50"E N86°29'16"E\ 49.98 411.06 S0°09'19"W WETLAND 110.63 BLOCK 2 SEE "DETAIL B" BENCHMARK: TOP NUT OF HYDRANT SEE "DETAIL A' **ELEVATION: 899.54 (NAVD 88)** SHEET 2 OF 4 BLOCK 1 -- NE CORNER OF SE 1/4 OF NW 1/4 NW CORNER OF SE 1/4 OF NW 1/4 OF SEC. 25, T. 32, R. 22, ANOKA COUNTY, MN [N89°38'42"W SEC. 25, T. 32, R. 22 FOUND 1/2 INCH N89°38'37"W 620.00 <u>IRON PIPE</u> -NORTH LINE OF THE SW 1/4 OF THE NW 1/4 SEC. 25, T. 32, R. 22 N0°21'05"E [S89°49'08"E] S89°38'37"E -33.00 -S89°49'03**"**E [S89°38'42"E] ~NORTH LINE OF [N0°21'18"E] 70.06 SE 1/4 OF NW 1/4 --NORTH LINE OF SEC. 25, T. 32, R. 22 SW 1/4 OF NE 1/4 SEC. 25, T. 32, R. 22 **OUTLOT B** 5p 33 Q LINE N X S. R. N89°38'37"W 1002.32 FOUND 2 INCH IRON PIPE WEST-FREEWAY E S DRIVE SEE "DETAIL C"/ (C.S.A.H. NO 54) SHEET 4 OF 4 NORTH LINE OF SOUTH 275 FEET D-OF SE 1/4 OF NW 1/4 SEC. 25, T. 32, R. 22 -5. ₩WEST 1/4 CORNER 60 SEC. 25, T. 32, R. 22 S89°32'45"E 1065.18 WETLAND -WESTERLY R/W LINE SW CORNER OF -[S89°32'52"E 1065.15] SE 1/4 OF NW 1/4 OF C.S.A.H. NO. 54 BLOCK SOUTH LINE OF THE --(FORMERLY C.S.A.H. NO. 21) SEC. 25, T. 32, R. 22k SOUTH LINE OF THE --. $\Delta = 26^{\circ}32'00"$ SW 1/4 OF THE NW 1/4 SE 1/4 OF THE NW 1/4 SEC. 25, T. 32, R. 22 SEC. 25, T. 32, R. 22 >-R=904.89 N89°32'45"W - 234.24 419.05 S89°32'45"E 1558.48 [S89°32'52<u>"</u>E 234.33] 1090.00 N34°09'17"E N89°32'45"W -NORTH LINE OF THE N0°27'15"E_= N89°32'45"W | 971.91 6.65 N 1/2 OF THE N 1/2 NORTH LINE OF THE-OF THE SW 1/4 SE CORNER OF THE N 1/2 OF THE N 1/2 SEC. 25, T. 32, R. 22 SE 1/4 OF THE NW 1/4 OF THE SW 1/4 SEC. 25, T. 32, R. 22 (CENTER OF SECTION 25) DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS: (NOT TO SCALE) 05. SW. 213.51 S89°32'44"E 813.54 FOUND / SOUTH LINE OF N 1/2---1/2 INCH OF N 1/2 OF SW 1/4 *S29°35'56"* W NORTH LINE OF THE --IRON PIPE OF SEC. 25, T. 32, R. 22, SOUTH 300 FEET OF ANOKA COUNTY, MN THE N 1/2 OF THE N 1/2 OF THE SW 1/4 OF SEC. 25, T. 32, R. 22 N89°32'44"W 1565.72 S89°32'44"E 2231.32 **LEGEND DENOTES ANOKA COUNTY MONUMENT** DENOTES IRON MONUMENT FOUND AS LABELED BEING 20 FEET IN WIDTH ADJOINING RIGHT OF O DENOTES 1/2 INCH BY 14 INCH IRON PIPE SET, MARKED RLS NO. 41578 WAY LINES AND 10 FEET IN WIDTH ADJOINING [S89°39'24"E] DENOTES DEED CALL LOT LINES UNLESS OTHERWISE SHOWN. DENOTES WETLAND EDGE AS DELINEATED BY SVOBODA ECOLOGICAL RESOURCES IN JULY OF 2016. ---- DENOTES DRAINAGE AND UTILITY EASEMENT DENOTES EXISTING EASEMENT ———— DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY For the purposes of this plat, the West line of the Northwest Quarter of Section 25, Township 32, Range 22, Professional Land Surveyors Anoka County, Minnesota is assumed to have a bearing of \$56 South 0 degrees 05 minutes 12 seconds East.

S0°09'19"W

S68°23'38"W

176.92

173.96

---NORTH LINE OF NW 1/4

[S25°33'19"W]

-S25°28'17"W

SEC. 25, T. 32, R. 22

SHEET 1 OF 4 SHEETS





