

# PRIME NORTH

CITY OF BLAINE  
COUNTY OF ANOKA  
SECTION 31, TOWNSHIP 31, RANGE 23

KNOW ALL PERSONS BY THESE PRESENTS: That WPG Northtown Venture LLC, a Delaware limited liability company, owner of the following described property:  
 Lots 1 and 2, Block 1, and Outlot A, GLIMCHER NORTHTOWN MALL SECOND ADDITION, according to the recorded plat thereof, Anoka County, Minnesota.  
 AND  
 Lot 3, Block 2, MUIR'S NORTHTOWN ADDITION, according to the recorded plat thereof, Anoka County, Minnesota.  
 AND  
 Together with that part of vacated University Avenue NE which accrues to any of the above described lots, pursuant to City of Blaine Ordinance No. 95-1566, recorded March 1, 1996, as Document No. 1206692.

And that Metropolitan Council, a public corporation and Political subdivision of the State of Minnesota, owner of the following described property:  
 Lot 1, Block 3, MUIR'S NORTHTOWN ADDITION, Anoka County, Minnesota, together with the southwesterly and westerly one-half of the vacated portion of University Avenue Northeast described in Document 1206692, which document is on file and of record in the office of the Anoka County Recorder.

Have caused the same to be surveyed and platted as PRIME NORTH and do hereby dedicate to the public for public use the drainage and utility easements as created by this plat. Also dedicating to the County of Anoka the right of access onto County State Aid Highway No.3 as shown on this plat.

In witness whereof said WPG Northtown Venture LLC, a Delaware limited liability company, has caused these presents to be signed by its proper officer this 08 day of August, 2023

signed WPG Northtown Ventures LLC  
*Maria Manley-Dutton*  
 Maria Manley-Dutton, Senior Vice President, Chief Legal Officer and Secretary

STATE OF Ohio  
 COUNTY OF Franklin

This instrument was acknowledged before me on 08 day of August, 2023 by Maria Manley-Dutton, Senior Vice President, Chief Legal Officer and Secretary of WPG Northtown Venture LLC, a Delaware limited liability company.

Notary Public Signature  
*Lisa Gardner*

Notary Printed Name  
 Notary Public, Franklin County, State of Ohio  
 My Commission Expires 01.01.2026

In witness whereof said Metropolitan Council, a public corporation and Political subdivision of the State of Minnesota, has caused these presents to be signed by its proper officer this 08 day of August, 2023.

signed Metropolitan Council  
*Philip Wallgasper* (Signature)  
 Philip Wallgasper, Interim Regional Administrator (Title)

STATE OF Minnesota  
 COUNTY OF Ramsey

This instrument was acknowledged before me on 08 day of August, 2023 by Philip Wallgasper, Interim Regional Administrator of the Metropolitan Council, a public corporation and Political subdivision of the State of Minnesota, on behalf of the corporation.

Notary Public Signature  
*Jean E. Johns*

Notary Printed Name  
 Notary Public, Ramsey County, State of Minnesota  
 My Commission Expires 1.31.2023

I Kaleb J. Kadelbach 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 7<sup>th</sup> day of August, 2023.

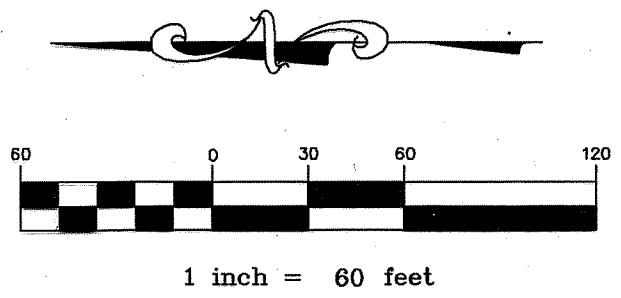
*Kaleb J. Kadelbach*  
 Kaleb J. Kadelbach, Licensed Land Surveyor  
 Minnesota License No. 57070

STATE OF MINNESOTA  
 COUNTY OF Hennepin

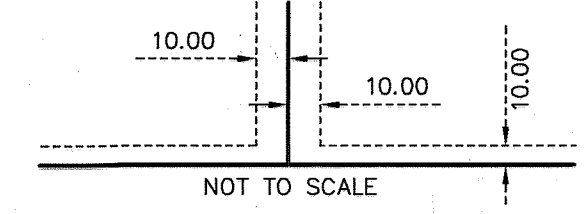
This instrument was acknowledged before me on August 7, 2023 by Kaleb J. Kadelbach.

Notary Public Signature  
*Kristy A. Marleau*

Notary Printed Name  
 Notary Public, Hennepin County, Minnesota  
 My Commission Expires 01/31/2024



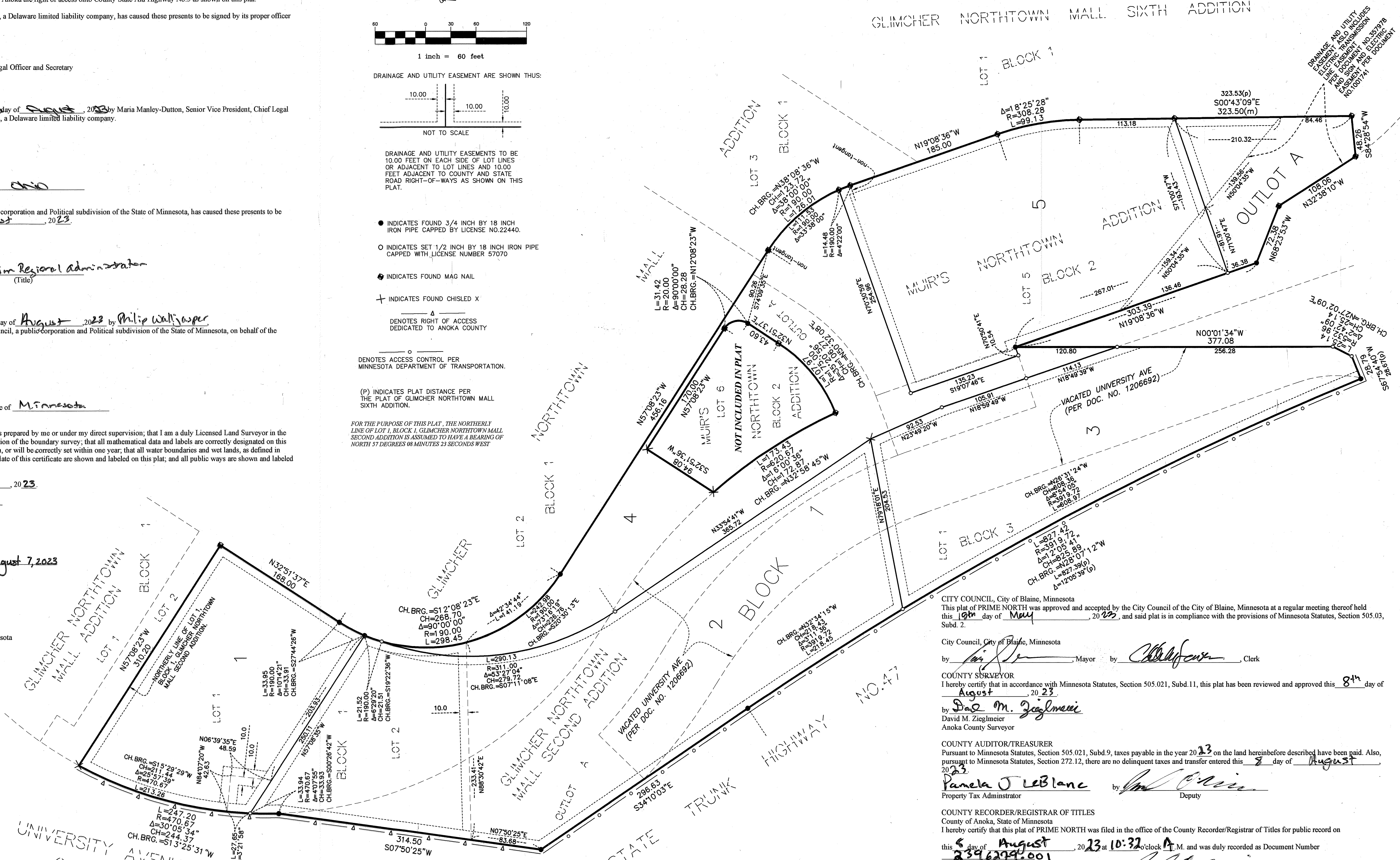
DRAINAGE AND UTILITY EASEMENT ARE SHOWN THUS:



DRAINAGE AND UTILITY EASEMENTS TO BE 10.00 FEET ON EACH SIDE OF LOT LINES OR ADJACENT TO LOT LINES AND 10.00 FEET ADJACENT TO COUNTY AND STATE ROAD RIGHT-OF-WAYS AS SHOWN ON THIS PLAT.

- INDICATES FOUND 3/4 INCH BY 18 INCH IRON PIPE CAPPED BY LICENSE NO.22440.
- INDICATES SET 1/2 INCH BY 18 INCH IRON PIPE CAPPED WITH LICENSE NUMBER 57070
- ◆ INDICATES FOUND MAG NAIL
- ✦ INDICATES FOUND CHISLED X
- +— DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY
- DENOTES ACCESS CONTROL PER MINNESOTA DEPARTMENT OF TRANSPORTATION.
- (P) INDICATES PLAT DISTANCE PER THE PLAT OF GLIMCHER NORTHTOWN MALL SIXTH ADDITION.

FOR THE PURPOSE OF THIS PLAT, THE NORTHERLY LINE OF LOT 1, BLOCK 1, GLIMCHER NORTHTOWN MALL SECOND ADDITION IS ASSUMED TO HAVE A BEARING OF NORTH 57 DEGREES 00 MINUTES 23 SECONDS WEST



**NORTHWESTERN SURVEYING & ENGINEERING, INC.**

UNIVERSITY AVENUE NE, C.S.A.H. NO.3

CITY COUNCIL, City of Blaine, Minnesota  
 This plat of PRIME NORTH was approved and accepted by the City Council of the City of Blaine, Minnesota at a regular meeting thereof held this 19<sup>th</sup> day of May, 2023, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

City Council, City of Blaine, Minnesota  
 by *[Signature]* Mayor by *[Signature]* Clerk

COUNTY SURVEYOR  
 I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd.11, this plat has been reviewed and approved this 8<sup>th</sup> day of August, 2023.

by *David M. Ziegler*  
 David M. Ziegler  
 Anoka County Surveyor

COUNTY AUDITOR/TREASURER  
 Pursuant to Minnesota Statutes, Section 505.021, Subd.9, taxes payable in the year 2023 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 8 day of August, 2023.

by *Pamela J LeBlanc*  
 Pamela J LeBlanc  
 Property Tax Administrator

COUNTY RECORDER/REGISTRAR OF TITLES  
 County of Anoka, State of Minnesota  
 I hereby certify that this plat of PRIME NORTH was filed in the office of the County Recorder/Registrar of Titles for public record on this 6 day of August, 2023 at 10:32 o'clock A.M. and was duly recorded as Document Number 2396279.001

by *Pamela J LeBlanc*  
 Pamela J LeBlanc  
 County Recorder/Registrar of Titles