

604595.002

# RADISSON HILLS

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 9, TWP. 31, RGE. 23

KNOW ALL PERSONS BY THESE PRESENTS: That Radisson Estates LLC, a Minnesota limited liability company, owner of the following described property:

That part of Lot Eleven (11), AUDITOR'S SUBDIVISION NO. 81 described as follows:

Commencing on the South line of said Lot 11, at a point 467 feet East of the Southwest corner thereof, thence North and parallel with the West line of said Lot 11 to a point which is 300 feet North of the South line of said Lot 11, thence East and parallel to said South line for a distance of 233 feet to the actual point of beginning; thence Northerly and parallel with the West line of said Lot 11 and its Northerly extension thereof for a distance of 758 feet; thence East and parallel to the South line of said Lot 11 to the center line of Radisson Road as the same is now laid out and traveled; thence southeasterly along the center line of said Radisson Road to the intersection of the most Easterly line of said Lot 11 and the Center line of Radisson Road; thence South along said East line to a point which is 300 feet North of the Southeast corner of said Lot 11, as measured along said East line; thence West and parallel with the South line of said Lot 11 to the point of beginning, according to the map or plat thereof on file and of record in the office of the Register of Deeds in and for Anoka County, Minnesota.

Has caused the same to be surveyed and platted as RADISSON HILLS and does hereby dedicate to the public for public use the public ways and the drainage and utility easements as shown on this plat.

In witness whereof said Radisson Estates LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 1<sup>st</sup> day of September 2022.

RADISSON ESTATES LLC

Nathan Raich  
Nathan Raich, Manager

STATE OF Minnesota  
COUNTY OF Anoka

This instrument was acknowledged before me on September 1<sup>st</sup>, 2022 by Nathan Raich, Manager of Radisson Estates LLC, a Minnesota limited liability company, on behalf of the company.

Robert J. Mitchell (Signed)  
Robert J. Mitchell (Printed)  
Notary Public, Anoka County Minnesota  
My commission expires January 31, 2025

I, Thomas R. Balluff 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 1<sup>st</sup> day of SEPTEMBER, 2022.

Thomas R. Balluff  
Thomas R. Balluff, Licensed Land Surveyor  
Minnesota License No. 40361

STATE OF Minnesota  
COUNTY OF Anoka

This instrument was acknowledged before me on September 1<sup>st</sup>, 2022 by Thomas R. Balluff.

Cynthia J. Morsica (Signed)  
Cynthia J. Morsica (Printed)  
Notary Public, Hennepin County, Minnesota  
My commission expires January 31, 2025

CITY COUNCIL, CITY OF BLAINE, MINNESOTA

This plat of RADISSON HILLS was approved and accepted by the City Council of the City of Blaine, Minnesota at a regular meeting thereof held this 15<sup>th</sup> day of August 2022 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 September 2022.

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 2022 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<sup>th</sup> day of September 2022.

Patricia J. LeBlanc  
Patricia J. LeBlanc  
Deputy

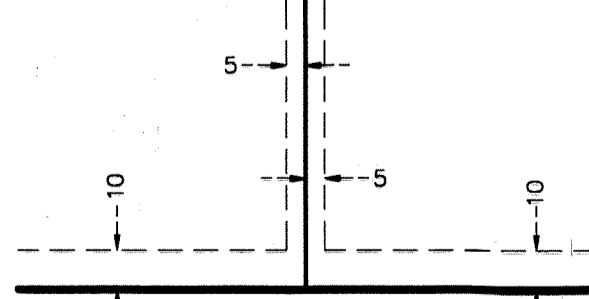
COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

I hereby certify that this plat of RADISSON HILLS was filed in the office of the County Recorder/Registrar of Titles for public record on this 8<sup>th</sup> day of September 2022 at 11:01 o'clock A.M. and was duly recorded as Document Number 604595.002.

Patricia J. LeBlanc  
Patricia J. LeBlanc  
Deputy

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



being 5 feet in width, and adjoining side lot lines, and 10 feet in width and adjoining right of way lines and rear lot lines unless otherwise shown on this plat.

For the purposes of this plat, the most easterly line of Lot 11, AUDITOR'S SUBDIVISION NO. 81 is assumed to have a bearing of South 00 degrees 43 minutes 27 seconds West.

- Denotes 5/8 inch by 14 inch Rebar, set or to be set within one year of recording of this plat and marked with license number 40361
- Denotes Found 1/2 inch Iron Pipe marked with license number 44855 unless otherwise noted
- PK Denotes Set PK Nail

KAHMSIN'S ACRES

Line parallel with the South line of Lot 11, AUDITOR'S SUBDIVISION NO. 81

233.00

300.00

South line of Lot 11, AUDITOR'S SUBDIVISION NO. 81

467.00

Southwest corner of Lot 11, AUDITOR'S SUBDIVISION NO. 81

300.00

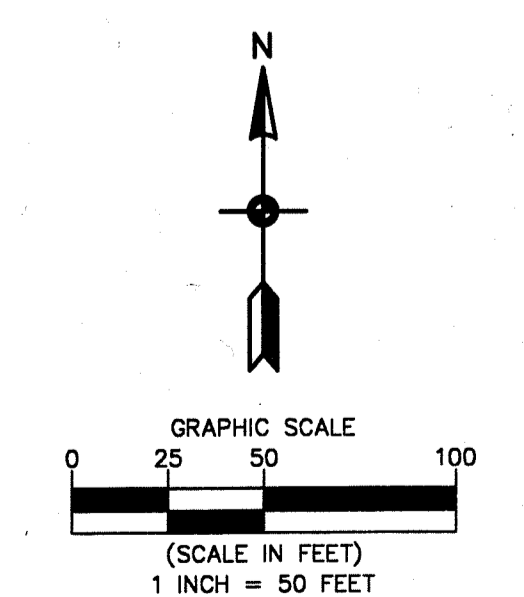
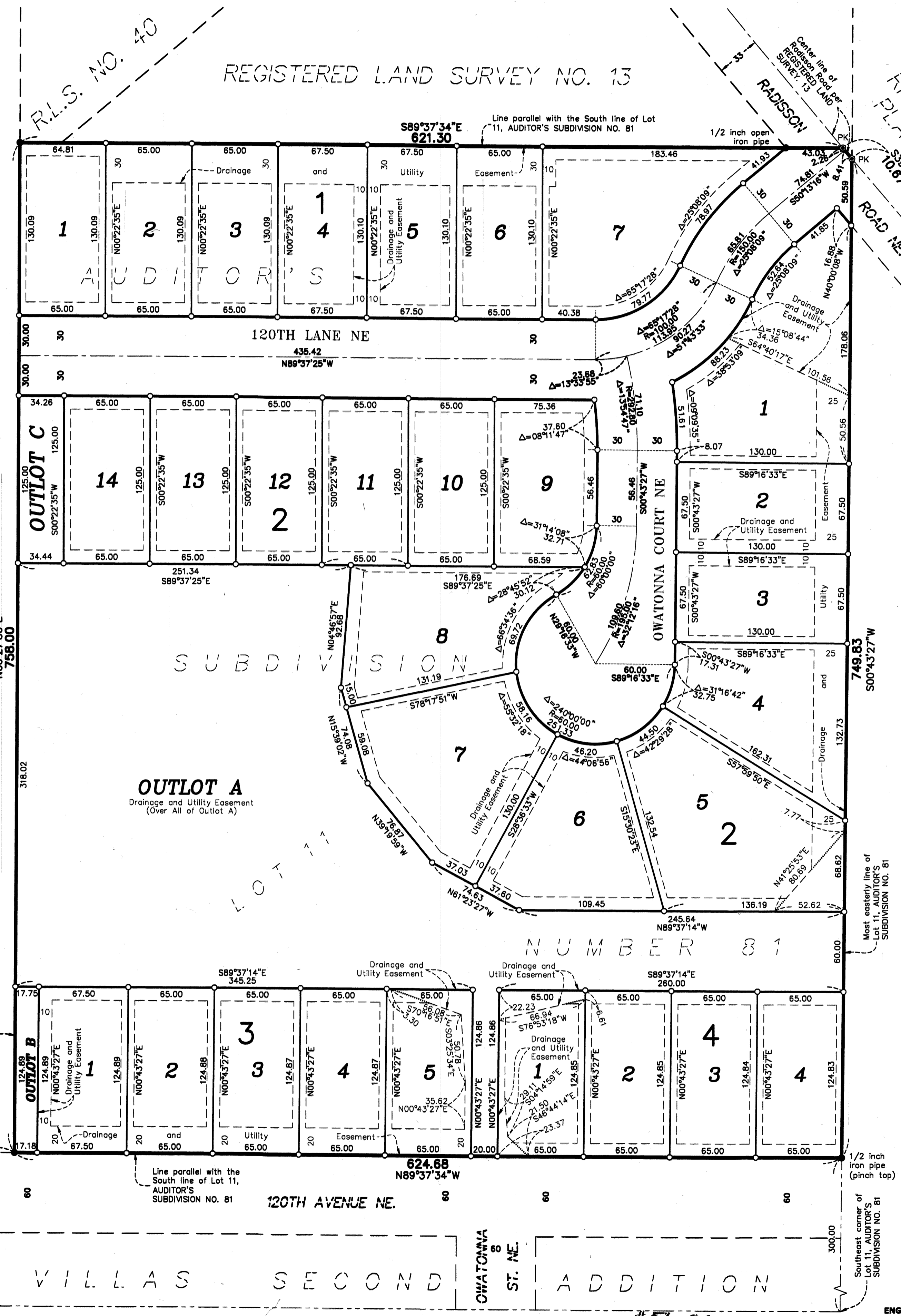
Line parallel with the West line of Lot 11, AUDITOR'S SUBDIVISION NO. 81

300.00

Line parallel with the South line of Lot 11, AUDITOR'S SUBDIVISION NO. 81

300.00

GRANVILLE VILLAS SECOND ADDITION



CARLSON MCCAIN  
ENGINEERING \ SURVEYING \ ENVIRONMENTAL