

# RAMSEY VILLAS NORTH

CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 25, TWP. 32, RNG. 25

KNOW ALL PERSONS BY THESE PRESENTS: That River's Bend Holdings, LLC, a Minnesota limited liability company, owner of the following described property:  
Outlot E, RIVER'S BEND 3RD ADDITION, Anoka County, Minnesota.  
Has caused the same to be surveyed and platted as RAMSEY VILLAS NORTH and does hereby dedicate to the public for public use the drainage and utility easements as shown on this plat.  
In witness whereof said River's Bend Holdings, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

RIVER'S BEND HOLDINGS, LLC  
*Richard Foster*  
Richard Foster, Manager

STATE OF MINNESOTA  
COUNTY OF Sherburne  
This instrument was acknowledged before me this 14th day of April, 2021 by Richard Foster, Manager of River's Bend Holdings, LLC, a Minnesota limited liability company.

*Mari L. Fosberg*  
Printed Name: MARI L. FOSBERG  
Notary Public, Sherburne County, Minnesota  
My Commission expires: 1-31-2025

I, Craig A. Wenzmann 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 9th day of APRIL, 2021

*Craig A. Wenzmann*  
Craig A. Wenzmann, Licensed Land Surveyor  
Minnesota License No. 47466

STATE OF MINNESOTA  
COUNTY OF Sherburne  
This instrument was acknowledged before me this 09 day of April, 2021 by Craig A. Wenzmann.

*Missie L. Tachag*  
Printed Name: Missie L. Tachag  
Notary Public, Sherburne County, Minnesota  
My Commission expires: JAN 31, 2023

CITY COUNCIL, CITY OF RAMSEY, MINNESOTA  
This plat of RAMSEY VILLAS NORTH was approved and accepted by the City Council of the City of Ramsey, Minnesota at a regular meeting thereof held this 13th day of October, 2020, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF RAMSEY, MINNESOTA  
*Mark E. Kuzner* Mayor  
*Callen Laster* 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 4th day of MAY, 2021

By *Charles F. Gitzen* by *Paul M. Ziegler* Deputy  
Charles F. Gitzen  
Anoka County Surveyor

COUNTY AUDITOR/TREASURER  
Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2021 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 4th day of May, 2021

*Pamela J. LeBlanc* Deputy  
Property Tax Administrator

COUNTY RECORDER/REGISTRAR OF TITLES  
COUNTY OF ANOKA, STATE OF MINNESOTA  
I hereby certify that this plat of RAMSEY VILLAS NORTH was filed in the office of the County Recorder/Registrar of Titles for public record on this 4th day of May, 2021 at 10:59 o'clock A.M. and was duly recorded as Document No. 2316680.001

*Pamela J. LeBlanc* Deputy  
County Recorder/Registrar of Titles

- LEGEND:**
- Denotes 1/2 inch x 14 inch iron pipe set with a plastic plug stamped R.L.S. 47466.
  - Denotes 1/2 inch x 14 inch iron pipe with a plastic plug stamped R.L.S. 47466 to be set within one year of plotting date
  - Denotes iron monument found (iron pipe 1/2 inch 18420, unless otherwise indicated)
  - ▨ Denotes delineated wetland interior
  - ▩ Denotes James M. Winter, LS
  - ▩ Denotes Charles R. Christopherson, LS
  - ▩ Denotes delineated wetland edge by Matthew Biesl, BWSR Cert. No. 5092 of Bogart, Pederson & Associates, Inc. on July 24th, 2020.

