

# RIVER PINES 2ND ADDITION

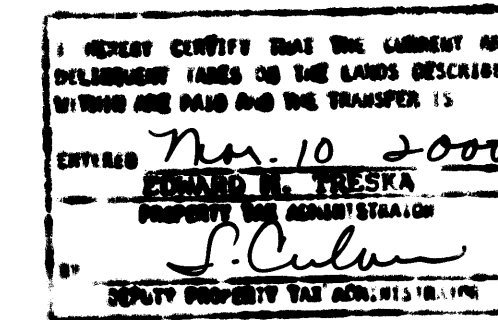
BOOK 58 PAGE 26

## CITY OF RAMSEY COUNTY OF ANOKA SEC. 14, T. 32, R. 25

Doc. No. 1489596

STATE OF MINNESOTA, COUNTY OF ANOKA  
I hereby certify that the within instrument was filed in this office for record on the 10<sup>th</sup> March, A.D., 2000 at 11:30 o'clock P.M., and was duly recorded in book 58 page 26

Edward M Treska  
County Recorder  
By Dean Degroot  
Deputy



KNOW ALL PERSONS BY THESE PRESENTS: That U.S. Home Corporation, a Delaware Corporation, owner, of the following described property situated in the South Half of the Southeast Quarter of Section 14, Township 32, Range 25, Anoka County, Minnesota, to wit:

Outlot A, River Pines 1st Addition, Anoka County, Minnesota.

Has caused the same to be surveyed, platted and known as RIVER PINES 2ND ADDITION and does hereby donate and dedicate to the public, for public use forever the street, avenue and lane and dedicate the drainage and utility easements as shown on the plat.

In witness whereof, said U.S. Home Corporation, a Delaware corporation, has caused these presents to be signed by its proper officer this 15<sup>th</sup> day of November, 1999.

U.S. HOME CORPORATION

By William Pritchard  
Div. Sales Vice President

State of Minnesota  
County of Hennepin

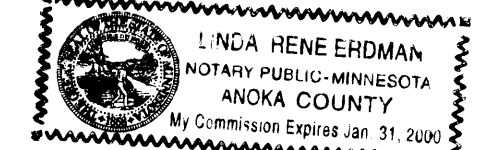
The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of November, 1999 by William Pritchard, as Div. Sales V.P. of U.S. Home Corporation, a Delaware Corporation, on behalf of the corporation.

John D. Harper  
Notary Public, Wright County, Minnesota  
My commission expires 1-31-2000

I, Mark F. Maistrovich, hereby certify that I have surveyed and platted the property described on this plat as RIVER PINES 2ND ADDITION, that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot, that all monuments have been correctly placed in the ground as shown or will be correctly placed in the ground as designated; that the outside boundary lines are correctly designated on the plat and that there are no wet lands or public highways to be designated other than as shown.

Mark F. Maistrovich  
Mark F. Maistrovich, Land Surveyor  
Minnesota License Number 25287

State of Minnesota  
County of Anoka



The foregoing Surveyor's Certificate was acknowledged before me this 15<sup>th</sup> day of October, 1999 by Mark F. Maistrovich, Minnesota License No. 25287

Linda Rene Erdman  
Notary Public, Anoka County, Minnesota  
My commission expires Jan 31, 2000

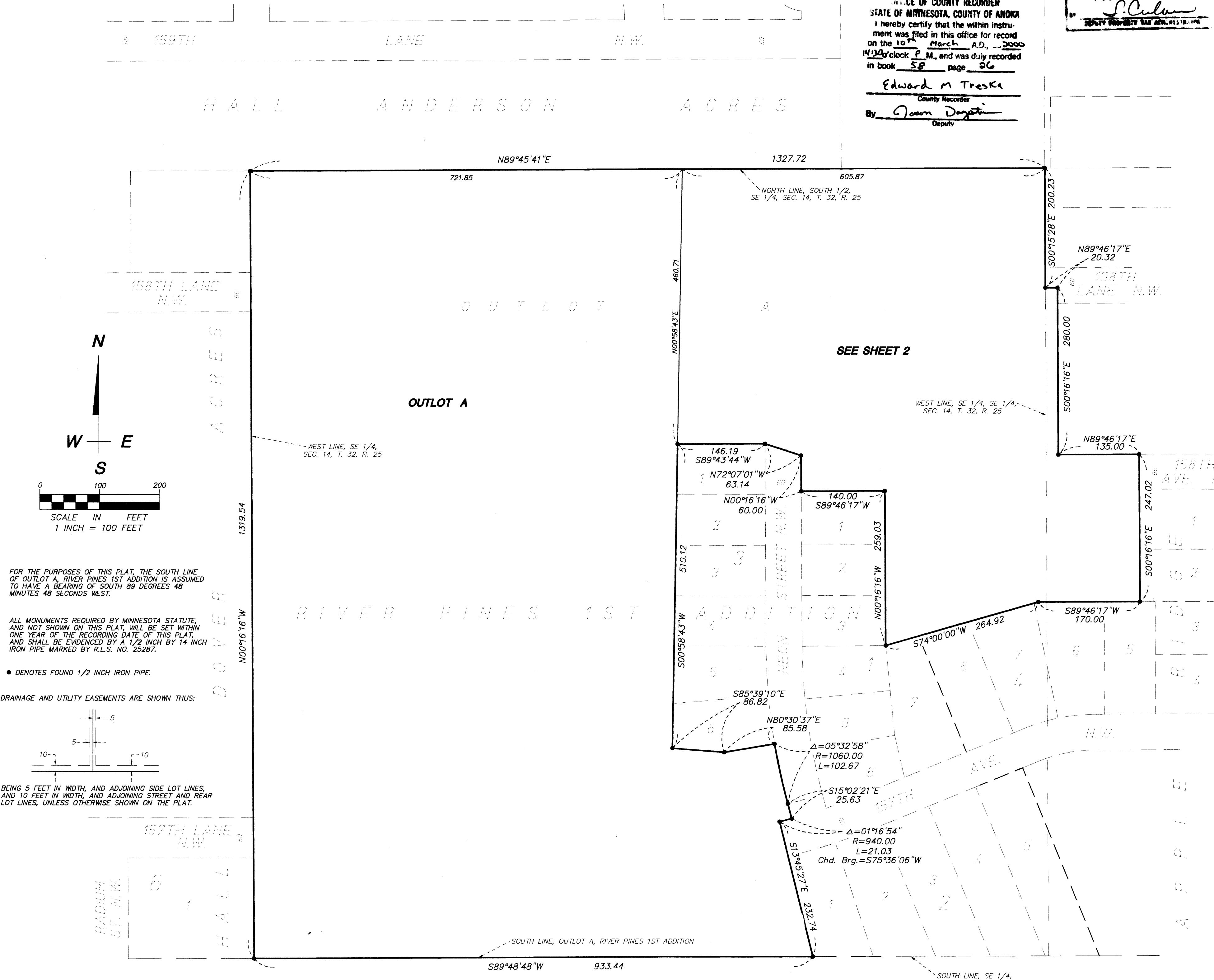
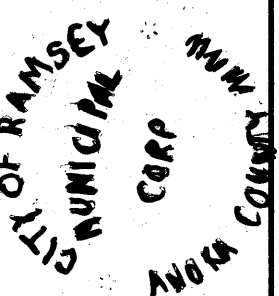
RAMSEY, MINNESOTA

This plat of RIVER PINES 2ND ADDITION was approved and accepted by the City Council of the City of Ramsey, Minnesota, at a regular meeting thereof held this 12<sup>th</sup> day of May, 1998. 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 Minn. Statutes, Section 505.03, Subd. 2.

CITY COUNCIL OF THE CITY OF RAMSEY, MINNESOTA

By James J. Norman Mayor  
James J. Norman City Administrator  
ANOKA COUNTY SURVEYOR

I hereby certify that this plat has been checked and approved this 10<sup>th</sup> day of MARCH, 2000  
By Larry D. Holium  
Larry D. Holium, Anoka County Surveyor

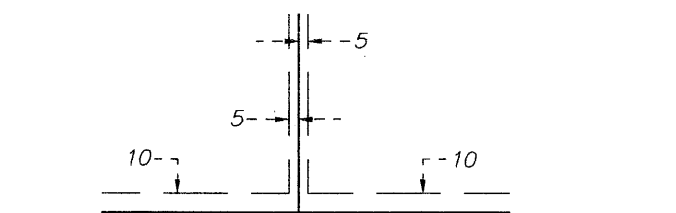


FOR THE PURPOSES OF THIS PLAT, THE SOUTH LINE OF OUTLOT A, RIVER PINES 1ST ADDITION IS ASSUMED TO HAVE A BEARING OF SOUTH 89 DEGREES 48 MINUTES 48 SECONDS WEST.

ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE, AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT, AND SHALL BE EVIDENCED BY A 1/2 INCH BY 1/4 INCH IRON PIPE MARKED BY R.L.S. NO. 25287.

• DENOTES FOUND 1/2 INCH IRON PIPE.

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 5 FEET IN WIDTH, AND ADJOINING SIDE LOT LINES, AND 10 FEET IN WIDTH, AND ADJOINING STREET AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THE PLAT.

2000014419 \$ 845.00

PASSE ENGINEERING, INC.  
REGISTERED PROFESSIONAL ENGINEERS  
LICENSED LAND SURVEYORS

# RIVER PINES 2ND ADDITION

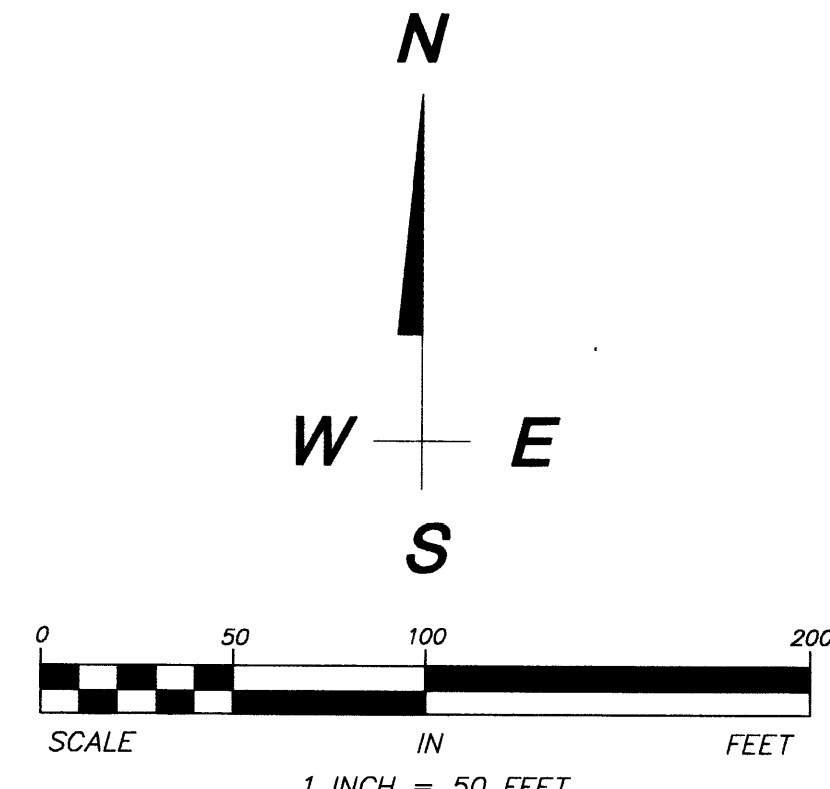
CITY OF RAMSEY  
COUNTY OF ANOKA  
SEC. 14, T. 32, R. 25



OUTLOT

OUTLOT A

RIVER PINES

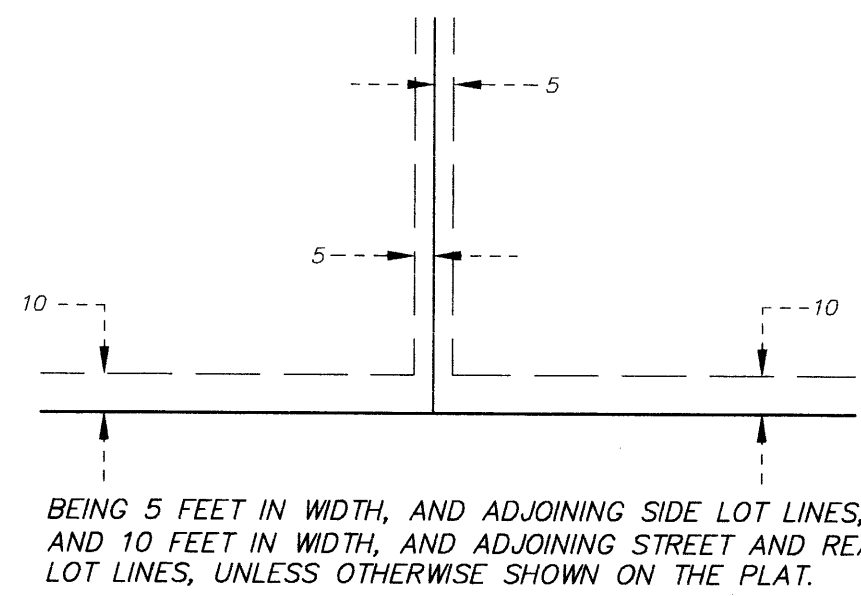


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ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE, AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT, AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY R.L.S. NO. 25287.

● DENOTES FOUND 1/2 INCH IRON PIPE.

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 5 FEET IN WIDTH, AND ADJOINING SIDE LOT LINES, AND 10 FEET IN WIDTH, AND ADJOINING STREET AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THE PLAT.

**PASSE ENGINEERING, INC.**  
REGISTERED PROFESSIONAL ENGINEERS  
LICENSED LAND SURVEYORS