

RIVERSTONE SOUTH FOURTH ADDITION

CITY OF RAMSEY
COUNTY OF ANOKA
SECS. 29 & 30, TWP. 32, RGE. 25

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

Outlot N, RIVERSTONE SOUTH, Anoka County, Minnesota

And that Riverstone Development L.L.C., a Minnesota limited liability company, owner of the following described property:

Outlot A, RIVERSTONE SOUTH THIRD ADDITION, Anoka County, Minnesota

Have caused the same to be surveyed and platted as RIVERSTONE SOUTH FOURTH 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.

In witness whereof said Pearson Properties of Ramsey, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 27th day of December, 20 23.

PEARSON PROPERTIES OF RAMSEY, LLC

Alan R. Pearson
Alan R. Pearson, President

STATE OF Minnesota
COUNTY OF Anoka

This instrument was acknowledged before me on December 27, 2023 by Alan R. Pearson, President of Pearson Properties of Ramsey, LLC, a Minnesota limited liability company.

Sean M. Sullivan (Signed)
Sean M. Sullivan (Printed)
Notary Public, Anoka County, Minnesota
My commission expires January 31, 2025

In witness whereof said Riverstone Development L.L.C., a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 12th day of December, 20 23.

RIVERSTONE DEVELOPMENT L.L.C.

Stephen A. Bona
Stephen A. Bona, Vice President of Land

STATE OF Minnesota
COUNTY OF Anoka

This instrument was acknowledged before me on December 12th, 2023 by Stephen A. Bona, Vice President of Land of Riverstone Development L.L.C., a Minnesota limited liability company.

Matthew Glenn Barker (Signed)
Matthew Glenn Barker (Printed)
Notary Public, Anoka County, Minnesota
My commission expires January 31st, 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 28th day of NOVEMBER, 20 23.

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 November 28th, 2023 by Thomas R. Balluff.

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

CITY COUNCIL, CITY OF RAMSEY, MINNESOTA

This plat of RIVERSTONE SOUTH FOURTH ADDITION was approved and accepted by the City Council of the City of Ramsey, Minnesota at a regular meeting thereof held this 14th day of NOVEMBER, 20 23, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF RAMSEY, MINNESOTA

By: Mark E. Quigley Mayor
By: Kate Lu 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 6th day of February, 20 24.

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 2024 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 6 day of February, 20 24.

Pamela J. LeBlanc
Property Tax Administrator
By: D. Stepan Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

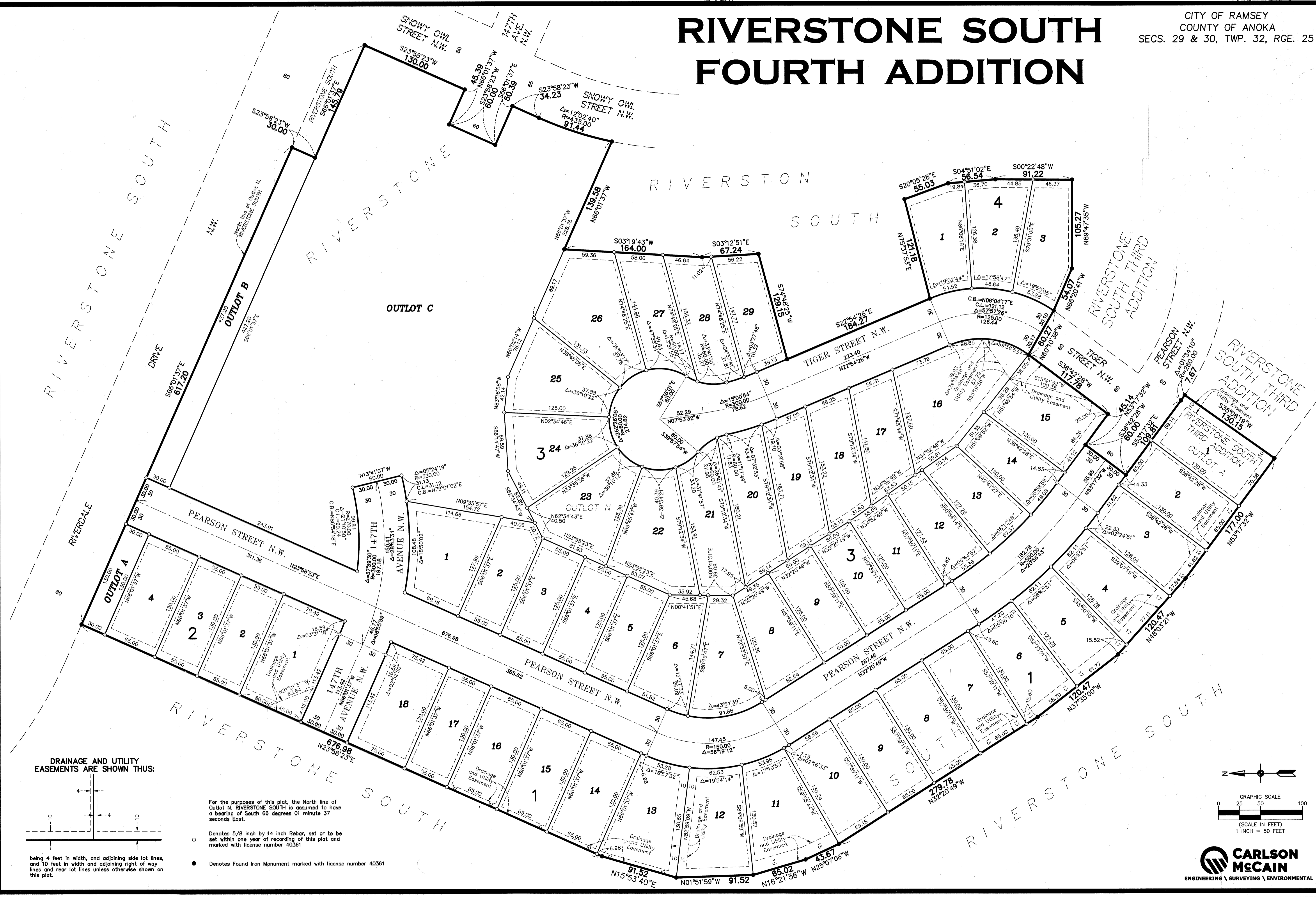
County of Anoka, State of Minnesota

I hereby certify that this plat of RIVERSTONE SOUTH FOURTH ADDITION was filed in the office of the County Recorder/Registrar of Titles for public record on this 6 day of February, 20 24 at 10:01 o'clock A.M. and was duly recorded as Document Number 2407782.001.

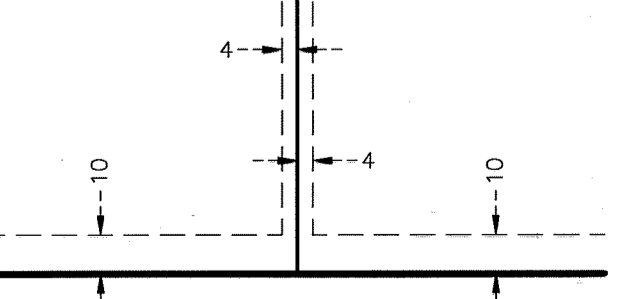
Pamela J. LeBlanc
County Recorder/Registrar of Title
By: D. Stepan Deputy



RIVERSTONE SOUTH FOURTH ADDITION



DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



For the purposes of this plat, the North line of Outlot N, RIVERSTONE SOUTH is assumed to have a bearing of South 66 degrees 01 minute 37 seconds East.

- 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 Iron Monument marked with license number 40361

being 4 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.

