

ROSEWOOD ADDITION

City of Ham Lake
County of Anoka
Section 5, T.32, R.23
Book 64 Page 39

KNOW ALL MEN BY THESE PRESENTS: That Jerome J. Berczyk and Heidi J. Berczyk, husband and wife, owners, and Franklin National Bank of Minneapolis, a National Banking Association, Mortgagee of the following described property situated in the State of Minnesota, County of Anoka to wit:

The East 200 feet of the Northwest Quarter of the Northwest Quarter of Section 5, Township 32, Range 23, Anoka County, Minnesota.

AND

All of the Northeast Quarter of the Northwest Quarter of Section 5, Township 32, Range 23, Anoka County, Minnesota, EXCEPT All that part of the Northeast Quarter of the Northwest Quarter of Section 5, Township 32, Range 23, Anoka County, Minnesota lying Southerly and Easterly of the following described line: Beginning at a point on the South line of said Northeast Quarter of the Northwest Quarter distant 493.80 feet Westerly of the Southeast corner thereof, for the purposes of this description said South line is assumed to bear South 89 degrees 09 minutes 45 seconds West; then North 00 degrees 20 minutes 08 seconds West a distance of 169.39 feet; thence Northeasterly a distance of 41.45 feet along a tangential curve concave to the Southeast having a radius of 40.00 feet and a central angle of 59 degrees 22 minutes 00 seconds; thence North 59 degrees 01 minutes 52 seconds East, tangent to said curve, a distance of 568.49 feet to the East line of said Northeast Quarter of the Northwest Quarter and said line there terminating. Subject to State Trunk Highway 65.

ALSO EXCEPT that part taken for State Highway No. 65 lying northerly of the above described exception.

ALSO EXCEPT All that part of the Northeast Quarter of the Northwest Quarter of Section 5, Township 32, Range 23, Anoka County, Minnesota, described as follows:

Commencing at the northeast corner of said Northeast Quarter of the Northwest Quarter; thence South along the East line of said Northeast Quarter of the Northwest Quarter, said East line having an assumed bearing of due North and South, for a distance of 340 feet; thence due West a distance of 480 feet; thence South 73 degrees 00 minutes West a distance of 220 feet to the actual point of beginning of the tract to be hereby described; thence continuing South 73 degrees 00 minutes West a distance of 170 feet; thence deflecting to the left on a tangential curve concave to the Southeast having a radius of 456.59 feet, a central angle of 10 degrees 05 minutes 25 seconds and a distance of 80.41 feet; thence North 17 degrees 00 minutes West a distance of 469.26 feet, more or less, to the North line of said Northeast Quarter of the Northwest Quarter; thence North 88 degrees 14 minutes 09 seconds East along said North line a distance of 259.11 feet; thence South 17 degrees 00 minutes East a distance of 394.11 feet to the actual point of beginning.

AND

That Michael M. Rowe and Christine A. Rowe, husband and wife, owners of the following described property situated in the State of Minnesota, County of Anoka to wit:

All that part of the Northeast Quarter of the Northwest Quarter of Section 5, Township 32, Range 23, Anoka County, Minnesota, described as follows: Commencing at the northeast corner of said Northeast Quarter of the Northwest Quarter; thence South along the east line of said Northeast Quarter of the Northwest Quarter, said east line having an assumed bearing of due North and South, for a distance of 340 feet; thence due West a distance of 480 feet; thence South 73 degrees 00 minutes West a distance of 220 feet to the actual point of beginning of the tract to be hereby described; thence continuing South 73 degrees 00 minutes West a distance of 170 feet; thence deflecting to the left on a tangential curve concave to the Southeast having a radius of 456.59 feet, a central angle of 10 degrees 05 minutes 25 seconds, a distance of 80.41 feet; thence North 17 degrees 00 minutes West a distance of 26.89 feet; thence North 72 degrees 01 minutes 28 seconds East a distance of 250.08 feet to a point on a line that bears North 17 degrees 00 minutes West from said point of beginning; thence South 17 degrees 00 minutes East along said line a distance of 24.08 feet to the actual point of beginning.

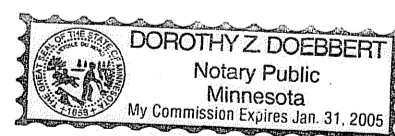
Have caused the same to be surveyed and platted as ROSEWOOD ADDITION and do hereby dedicate to the public for public use forever the Avenue, Street and Lane, and the drainage and utility easements as shown on this plat.

In witness whereof said Jerome J. Berczyk and Heidi J. Berczyk, husband and wife, have hereunto set their hands this 10th day of MARCH, 2003.

Jerome J. Berczyk Heidi J. Berczyk
Jerome J. Berczyk Heidi J. Berczyk

STATE OF MINNESOTA
COUNTY OF ANOKA
The foregoing instrument was acknowledged before me this 10th day of MARCH, 2003, by Jerome J. Berczyk and Heidi J. Berczyk, husband and wife.

Dorothy Z. Doebbert
Notary Public, Anoka County, Minnesota
My commission Expires 1-31-05



In witness whereof said Franklin National Bank of Minneapolis, a National Banking Association has caused these presents to be signed by its proper officer this 16 day of March, 2003.

Franklin National Bank of Minneapolis

Bruce W. Norton Jr. V.P.
Bruce W. Norton Jr., Vice President

STATE OF MINNESOTA
COUNTY OF ANOKA
The foregoing instrument was acknowledged before me this 10th day of MARCH, 2003, by Bruce W. Norton Jr., as Vice President of Franklin National Bank of Minneapolis, a National Banking Association, on behalf of the Association.

Dorothy Z. Doebbert
Notary Public, Anoka County, Minnesota
My commission Expires 1-31-05

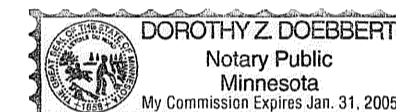


In witness whereof said Michael M. Rowe and Christine A. Rowe, husband and wife, have hereunto set their hands this 11th day of March, 2003.

Michael M. Rowe Christine A. Rowe
Michael M. Rowe Christine A. Rowe

STATE OF MINNESOTA
COUNTY OF ANOKA
The foregoing instrument was acknowledged before me this 11th day of March, 2003, by Michael M. Rowe and Christine A. Rowe, husband and wife.

Dorothy Z. Doebbert
Notary Public, Anoka County, Minnesota
My commission Expires 1-31-05



I hereby certify that I have surveyed and platted the property described on this plat as ROSEWOOD ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground as shown; that the outside boundary lines are correctly designated on said plat and that there are no wet lands as defined in Minnesota Statutes, Sec.505.02, Subd. 1 or public highways to be designated other than as shown on said plat.

Jason E. Rud
Jason E. Rud
Minnesota Registration No. 41578

STATE OF MINNESOTA
COUNTY OF ANOKA
The foregoing Surveyors Certificate was acknowledged before me this 7th day of March, 2003, by Jason E. Rud, Land Surveyor

Cathleen R. Bruno
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2005



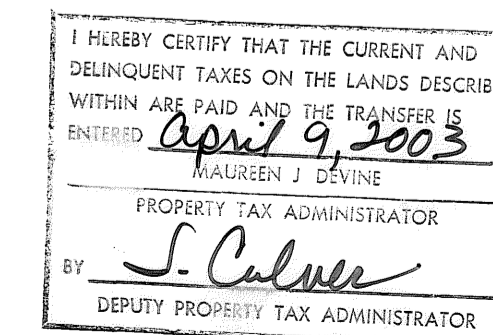
This plat of ROSEWOOD ADDITION was approved by the City Council of Ham Lake, Minnesota at a regular meeting thereof held this 21 day of October, 2002, and if applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes, Section 505.03, Subd. 2.

By Blaine A. Niska Mayor

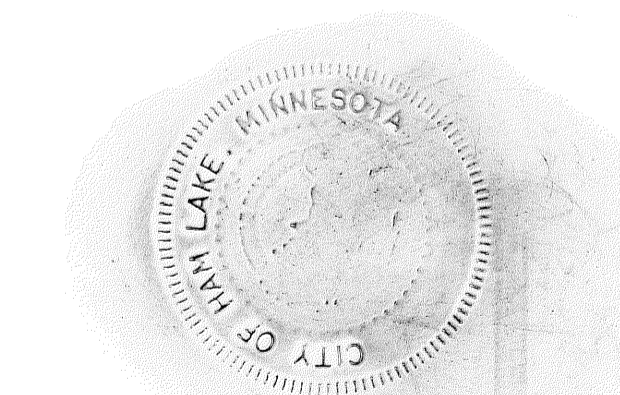
By Blaine A. Niska Clerk

This plat has been checked and approved this 9th day of April, 2003.

Larry D. Holm
Larry D. Holm
Anoka County Surveyor



1785525
OFFICE OF COUNTY RECORDER
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office for record on the 9 APR A.D., 2003
12:52 o'clock P.M., and was duly recorded in book 64 page 39
MAUREEN J. DEVINE
County Recorder
By BMC
Deputy



RECEIPT # 2003044534 / \$365.00

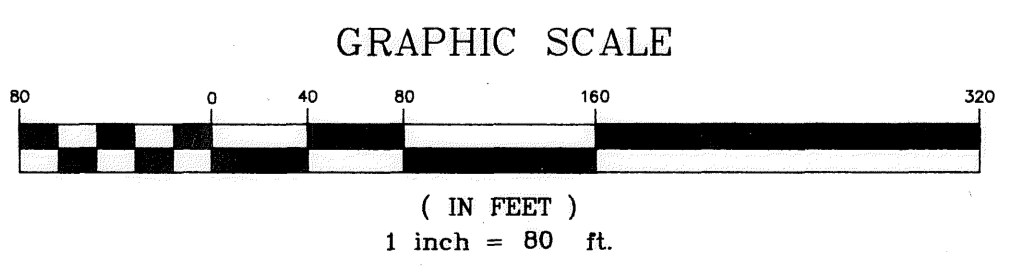
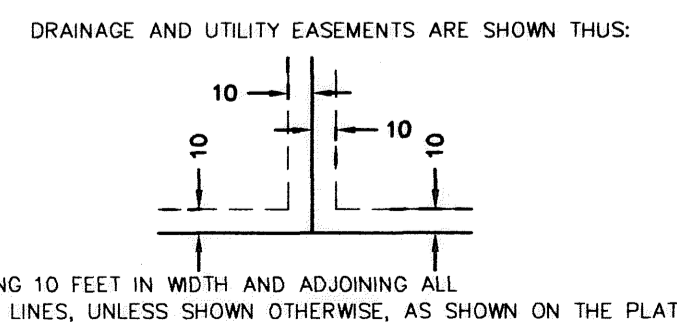
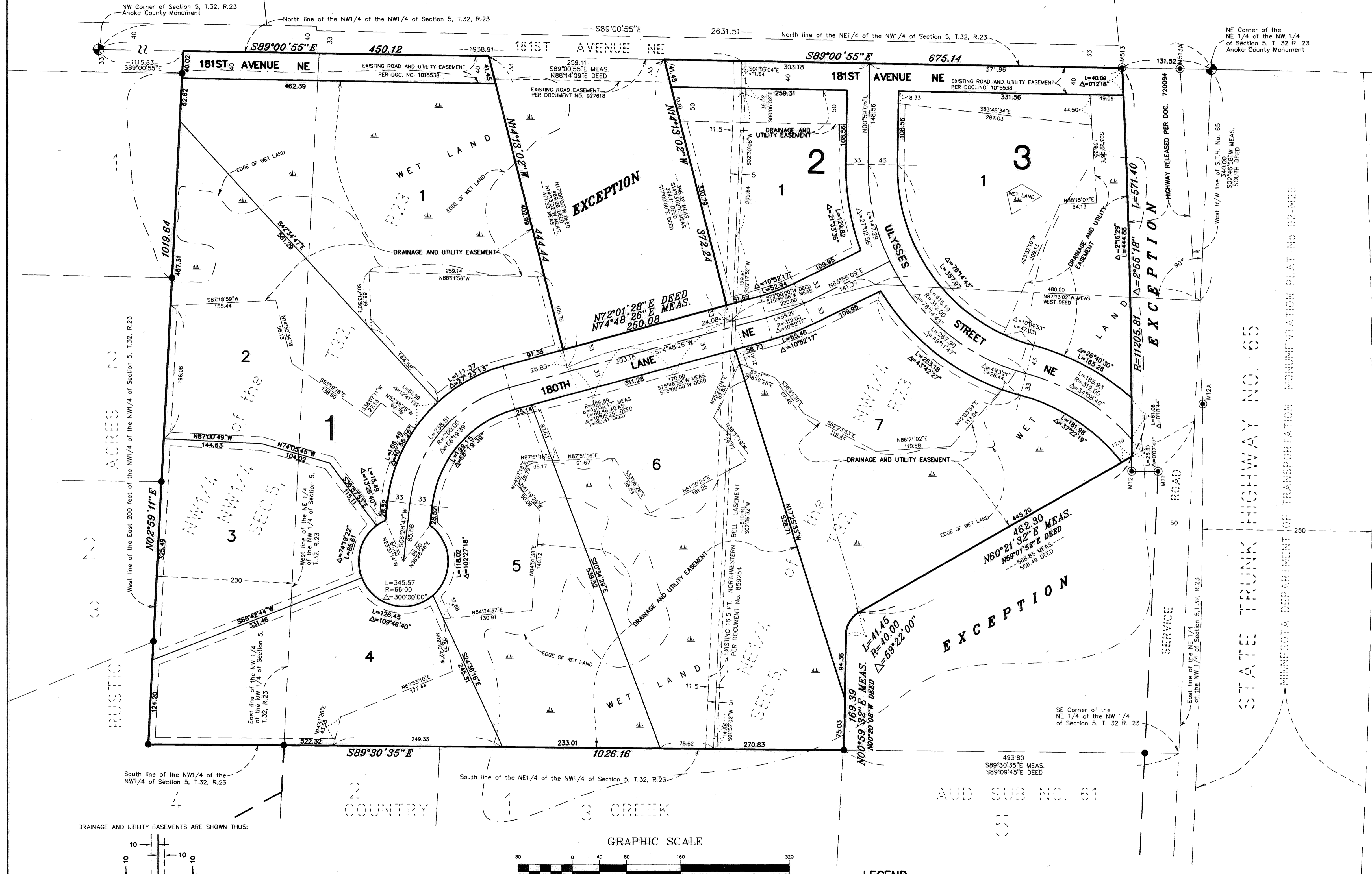
E. G. RUD & SONS, INC.
LAND SURVEYORS



ROSEWOOD ADDITION

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 18 inch iron pipe marked by RLS 41578.

For the purposes of this plat the North line of the Northeast Quarter of the Northwest Quarter of Section 5, Township 32, Range 23, Anoka County, Minnesota is assumed to have a bearing of S 89°00'55" E.



- LEGEND**
- Denotes iron monument found
 - ⊙ Denotes found MNDOT monument
 - Wet land delineation completed by Kjolhaug Environmental

E. G. RUD & SONS, INC.
LAND SURVEYORS