

RUM RIVER OAKS 2ND ADDITION

Oak Grove Township,
Anoka County, Mn.

KNOW ALL MEN BY THESE PRESENTS: That Howard W. Triggs and Janice L. Triggs, husband and wife, fee owners, of the following described property situated in the State of Minnesota, County of Anoka, to-wit:

That part of the Northwest Quarter of the Southwest Quarter of Section 17, Township 33, Range 24, Anoka County, Minnesota which lies West of the Westerly line of the plat of RUM RIVER OAKS and South of the following described Line A;

AND that part of the Northeast Quarter of the Southeast Quarter of Section 18 of said Township 33, Range 24 which lies Southerly and Westerly of the following described Line A;

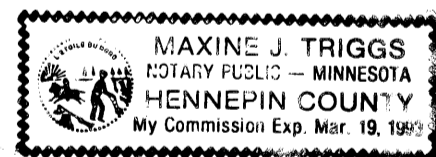
Line A is described as beginning at the most westerly corner of Lot 1, Block 2 of said RUM RIVER OAKS; thence North 51 degrees 09 minutes 00 seconds West a distance of 50.08 feet; thence Northwesterly and Westerly a distance of 325.17 feet along a tangential curve concave to the South, central angle of 64 degrees 09 minutes 15 seconds, and radius of 290.41 feet; thence Southwesterly and Northwesterly a distance of 30.13 feet along a reverse curve concave to the North, central angle of 86 degrees 18 minutes 21 seconds, and radius of 20.00 feet; thence North 28 degrees 59 minutes 54 seconds West, tangent to the last described curve, a distance of 135.78 feet; thence Northerly a distance of 100.72 feet along a tangential curve concave to the East, central angle of 29 degrees 00 minutes 00 seconds, and radius of 199.00 feet; thence North 0 degrees 00 minutes 06 seconds East, tangent to the last described curve, a distance of 221.96 feet to the North line of said Northeast Quarter of the Southeast Quarter and there terminating.

Except that part of the Northeast Quarter of the Southeast Quarter of said Section 18 described as follows: Beginning at the Southwest corner of said Northeast Quarter of the Southeast Quarter; thence Easterly along the South line of said Northeast Quarter of the Southeast Quarter a distance of 443.00 feet; thence Northerly, parallel with the West line of said Northeast Quarter of the Southeast Quarter, a distance of 196.70 feet; thence Westerly, parallel with said South line a distance of 443.00 feet to said West line; thence Southerly along said West line a distance of 196.70 feet to said point of beginning.

Have caused the same to be surveyed and platted as RUM RIVER OAKS 2ND ADDITION, and do hereby donate and dedicate to the public for the public use forever the thoroughfares, cul-de-sac and the easements as shown on this plat for drainage and utility purposes only. Also dedicating to the County of Anoka the right of access onto County Road No. 7 from Lot 1, Block 2 and Lot 4, Block 1. In witness whereof said Howard W. Triggs and Janice L. Triggs has hereunto set their hands and seals this 9 day of July, 1990.

Howard W. Triggs, Howard W. Triggs Janice L. Triggs, Janice L. Triggs

State of Minnesota, County of Anoka
The foregoing instrument was acknowledged before me this 9 day of July, 1990, by Howard W. Triggs and Janice L. Triggs, husband and wife.



Maxine J. Triggs Notary Public, Hennepin County, Minnesota
My commission expires: March 19 1993

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

Lynn P. Caswell
Lynn P. Caswell, Land Surveyor
Minnesota Registration No. 13057

State of Minnesota, County of Sherburne

The foregoing instrument was acknowledged before me this 4th day of May, 1990, by Lynn P. Caswell, Land Surveyor.

Sharon J. Skunwood Notary Public, Sherburne County, Minnesota
My commission expires: June 25, 1991

Annexed plat of RUM RIVER OAKS 2ND ADDITION was approved by the Township Board of the Township of Oak Grove, Minnesota at a regular meeting thereof held this 24th day of May, 1990. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the Township or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes Section 505.03, Subdivision 2.

By: Robert D. Perna, Chairman Attest: Joe Perna, Clerk

This annexed plat of RUM RIVER OAKS 2ND ADDITION was approved and accepted by the Board of County Commissioners of the County of Anoka, State of Minnesota, at a regular meeting thereof held this 24th day of July, 1990.

By: Dan Erhart Chairman Attest: John Jay McInden County Administrator

This plat has been checked and approved this 10th day of July, 1990.

W. D. Anderson, Anoka County Surveyor

Recommended for approval this 23rd day of July, 1990.

Paul K. Kunk, Anoka County Highway Engineer

This plat was approved as to form and execution this 21st day of AUGUST, 1990.

Robert W. Hester CHIEF DEPUTY Anoka County Attorney

"NO DELINQUENT TAXES AND TRANSFER ENTITLED"
August 21, 1990
Charles A. Stelbre
Auditor, Anoka County
BY Amie Schultz Deputy

904708

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 AUG 21 A.D., 1990 at 2:05 o'clock P.M., and was duly recorded in book 428 Page 38
Redmond
County Recorder
By Dale Kaye Deputy

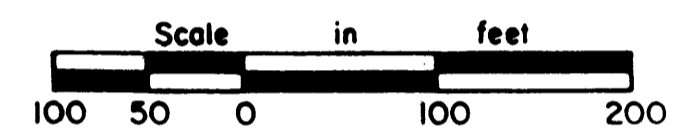
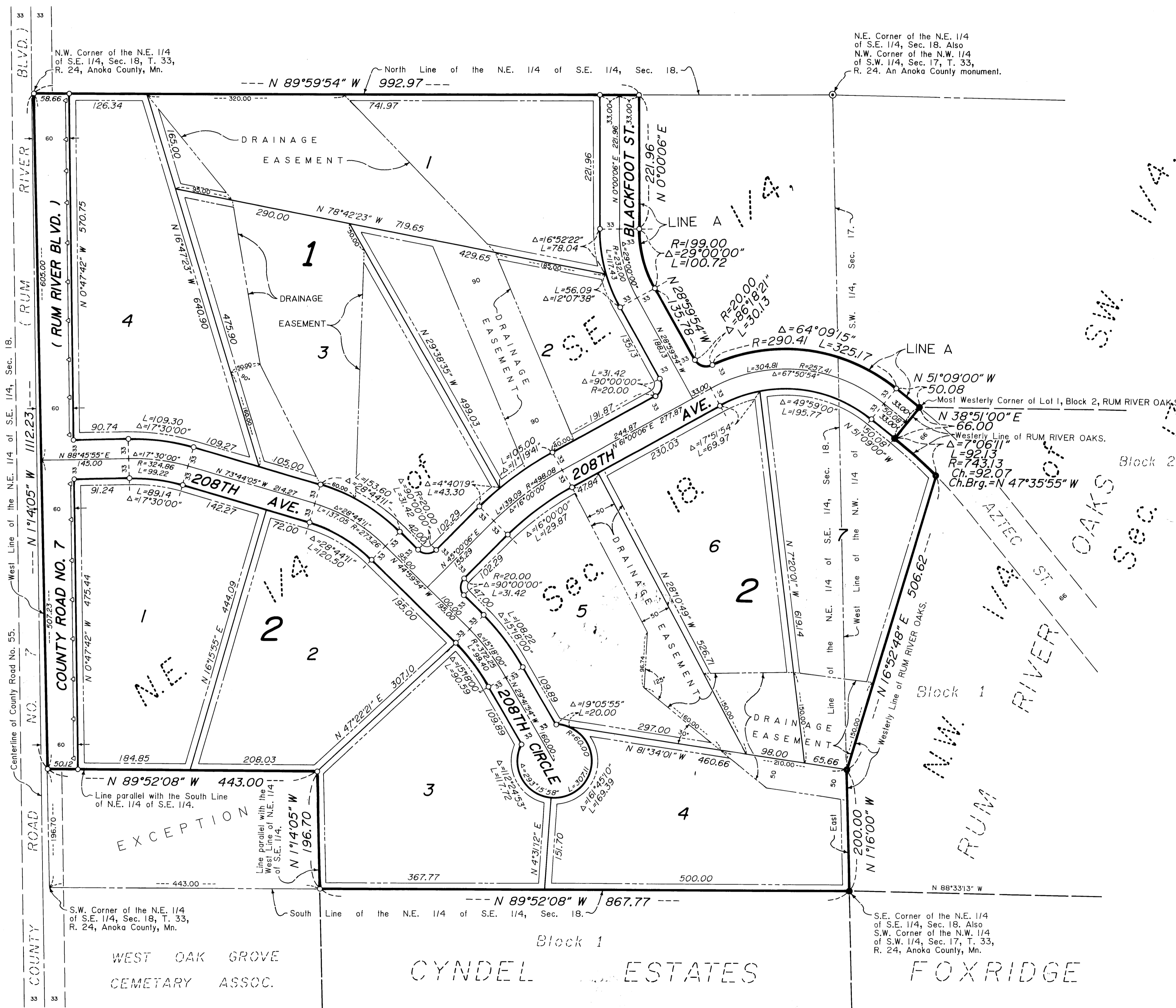
I HEREBY CERTIFY THAT THE TAXES PAYABLE IN THE YEAR 1990 ON THE LANDS DESCRIBED WITHIN ARE PAID
Donald E. Barber
Anoka County Treasurer
J. Henry Deputy

JOHN OLIVER & ASSOCIATES, INC.

922 Main Street
228 River, Minnesota 55339
(612) 441-3073

RUM RIVER OAKS 2ND ADDITION

Oak Grove Township,
Anoka County, Mn.



Scale: 1 inch = 100 feet.

For the purposes of this plat, the East Line of the N.E. 1/4 of S.E. 1/4, Sec. 18, is assumed to bear N 1°16'00" W.

○ Denotes iron pipe set with a plastic plug stamped RLS 13057.

● Denotes iron pipe found.

Drainage and Utility Easements are shown thus:

Being 10 feet in width and adjoining front lot lines, also being 10 feet in width and adjoining side and rear lot lines, unless noted otherwise on plat.

◁ DENOTES RESTRICTED ACCESS

WEST OAK GROVE CEMETARY ASSOC. Block 1 CYNDEL ESTATES FOXRIDGE

JOHN OLIVER & ASSOCIATES, INC.

222 Main Street
Elk River, Minnesota 55330
(612) 441-2072

Land Surveying
Subdivision Design
Site Planning