

SANCTUARY BUSINESS CENTER

City of Blaine
County of Anoka
Sec. 22 Twp. 31, Rng. 23

KNOW ALL PERSONS BY THESE PRESENTS: That Opus Development Company, L.L.C., a Delaware limited liability company, owner of the following described property:

Outlot A, THE SANCTUARY NINTH ADDITION, according to the recorded plat thereof, Anoka County, Minnesota.

Has caused the same to be surveyed and platted as SANCTUARY BUSINESS CENTER and does hereby dedicate to the public for public use the drainage and utility easements as created by this plat.

In witness whereof said Opus Development Company, L.L.C., a Delaware limited liability company, has caused these presents to be signed by its proper officer this 7TH day of SEPTEMBER, 2021.

Opus Development Company, L.L.C.

[Signature] VICE PRESIDENT, GENERAL MANAGER
(Signature) (Title)

STATE OF Minnesota
COUNTY OF Hennepin

This instrument was acknowledged before me on September 7, 2021 by Phil Cottrach, Vice President, General Manager of Opus Development Company, L.L.C., a Delaware limited liability company.

[Signature] Susan Marie Clough
(Signature) (Name Printed)

Notary Public, Hennepin County, Minnesota

My Commission Expires Jan 31, 2025

SURVEYORS CERTIFICATION

I Chris Ambourn 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 30TH day of AUGUST, 2021.

[Signature]
Chris Ambourn, Licensed Land Surveyor
Minnesota License No. 43055

STATE OF MINNESOTA
COUNTY OF WASHINGTON

This instrument was acknowledged before me on this 30TH day of AUGUST, 2021, by Chris Ambourn.

[Signature] BARBARA J. BERNDT
(Signature) (Name Printed)

Notary Public, WASHINGTON County, Minnesota

My Commission Expires 1/31/2024

CITY COUNCIL, CITY OF BLAINE, MINNESOTA

This plat of SANCTUARY BUSINESS CENTER was approved and accepted by the City Council of the City of Blaine, Minnesota at a regular meeting thereof held this 7TH day of July, 2021, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

City Council, City of Blaine, Minnesota

By: [Signature] Mayor
By: [Signature] 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 28th day of September, 2021.

By: [Signature]
David M. Ziegler
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 28th day of September, 2021.

[Signature]
Pamela J LeBlanc
Property Tax Administrator

By [Signature] Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

I hereby certify that this plat of SANCTUARY BUSINESS CENTER was filed in the office of the County Recorder/Registrar of Titles for public record on this 28th day of September, 2021, at 12:18 o'clock P.M. and was duly recorded as Document Number 2338341.002.

[Signature]
Pamela J LeBlanc
County Recorder/Registrar of Titles

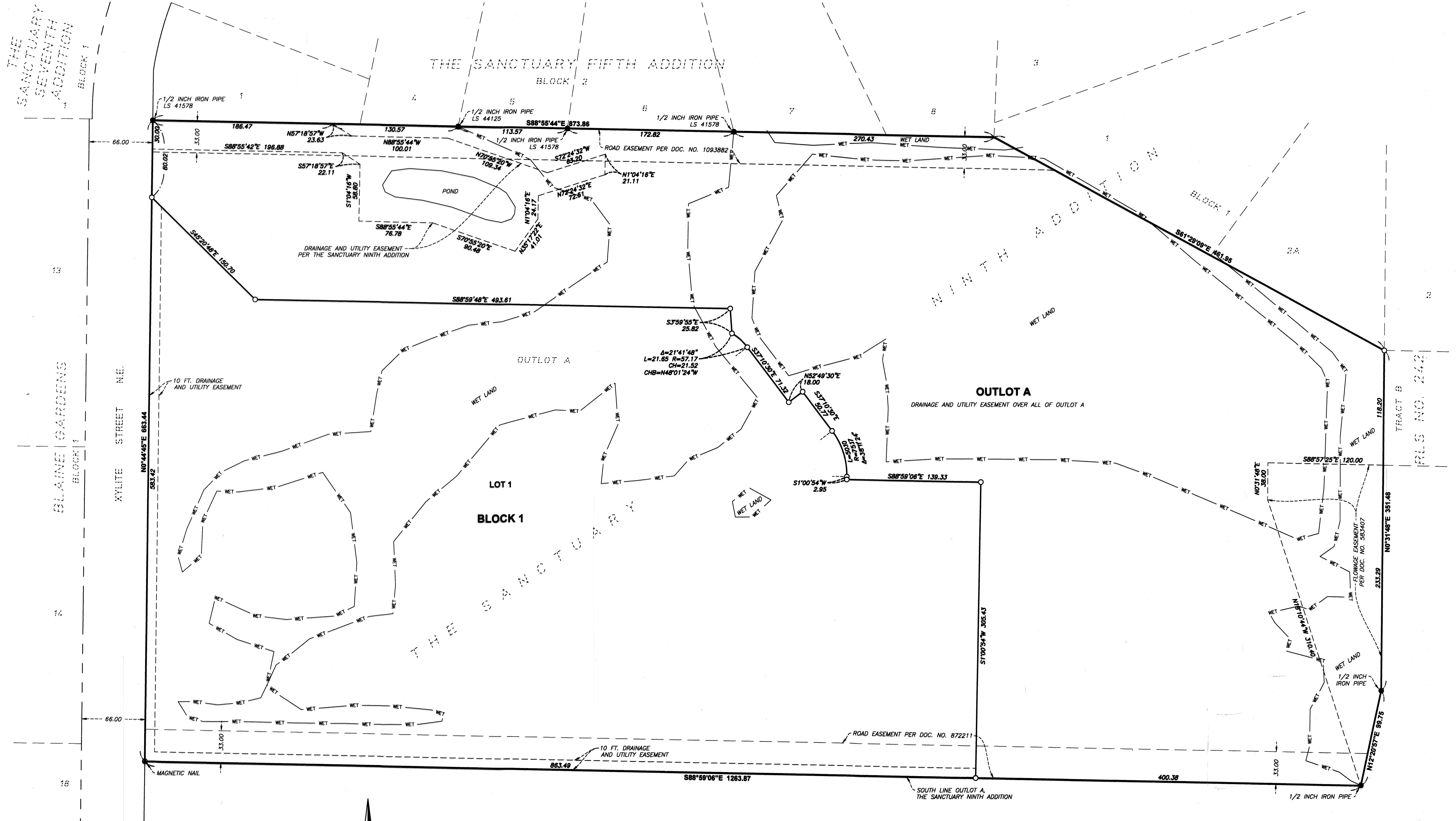
By [Signature] Deputy



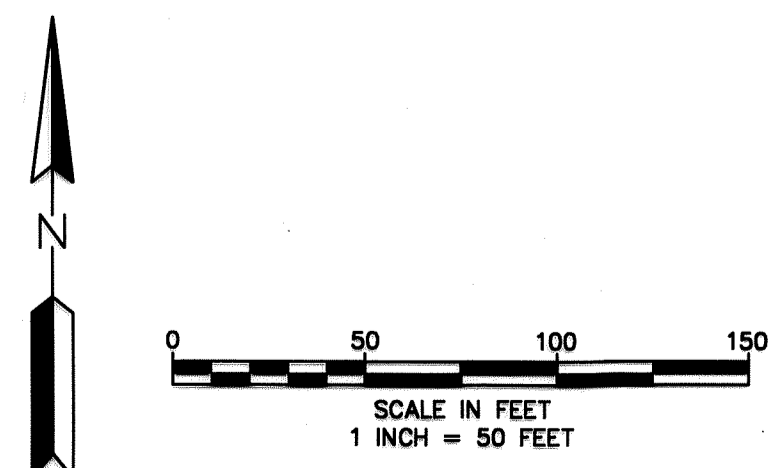
\$56.00

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BEARING ORIENTATION NOTE:
 THE SOUTH LINE OF OUTLOT A, THE SANCTUARY NINTH ADDITION IS ASSUMED TO BEAR S88°59'06"E.



- LEGEND**
- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND
 - DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET WITH PLASTIC CAP MARKED RLS NO. 43055
 - WET — EDGE OF WET LAND

