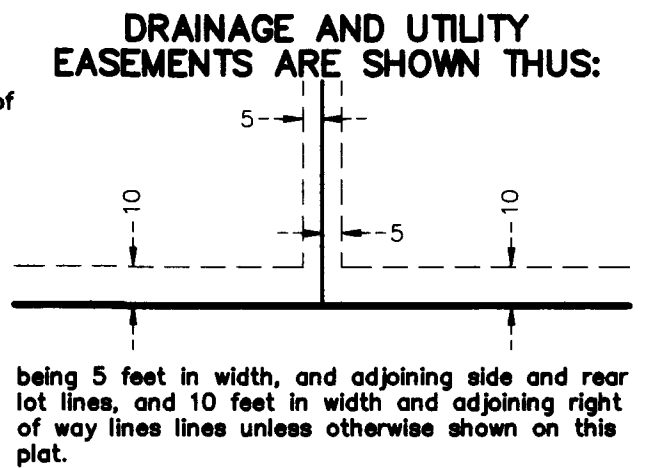
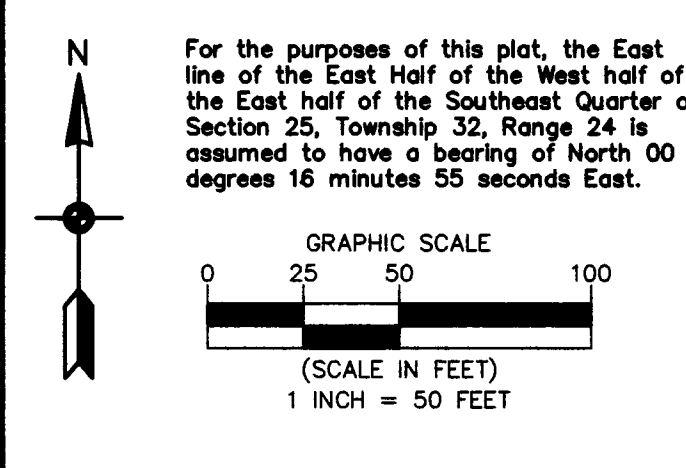
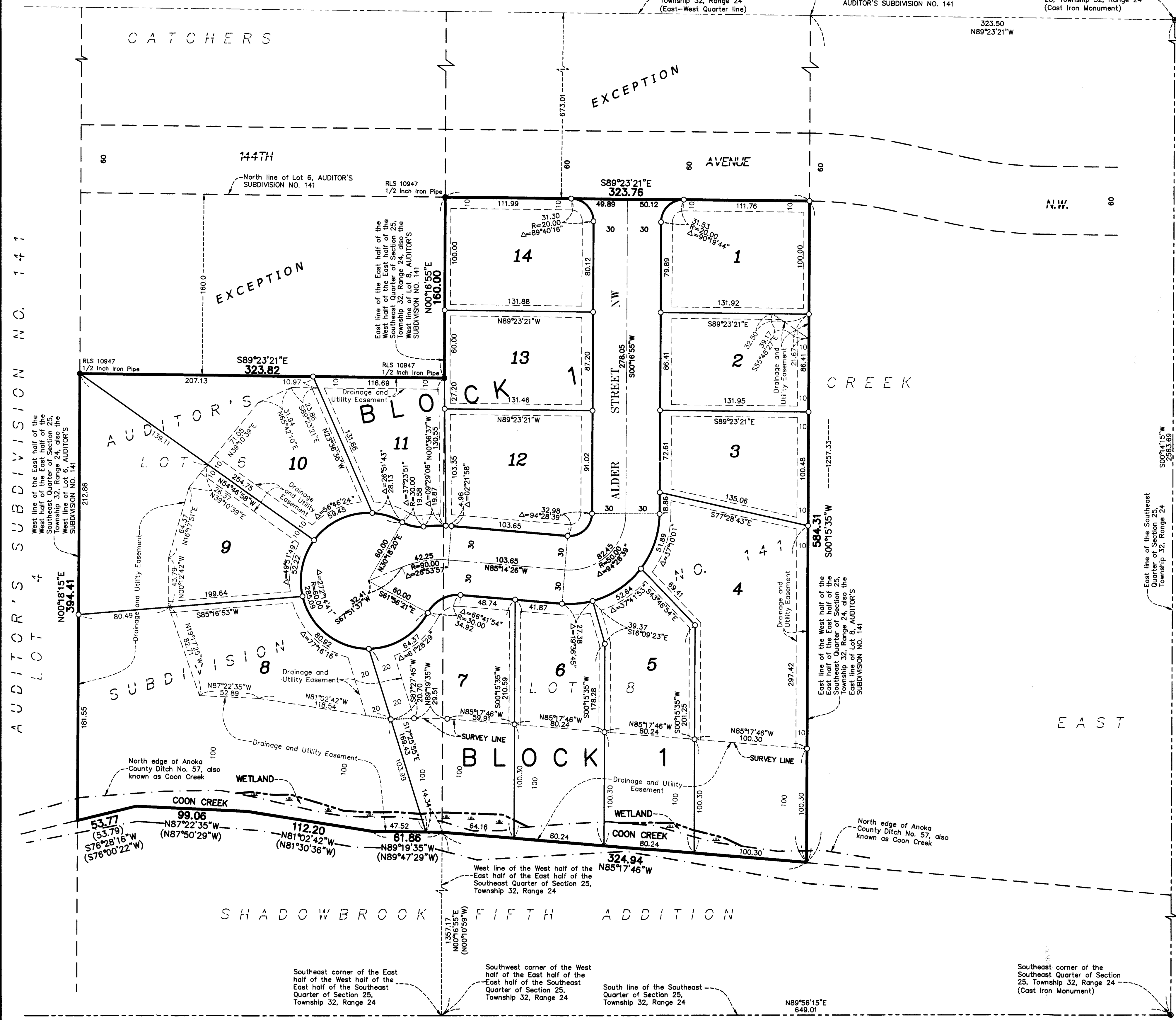


# SHADOWBROOK NORTH

CITY OF ANDOVER  
COUNTY OF ANOKA  
SEC. 25, TWP. 32, RGE. 24



- 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, as noted
- ⊙ Denotes Found Anoka County Section Monument, as noted
- (53.79) Denotes described dimension
- ▭ Denotes Wetland delineated by Kjolhaug Environmental Services, Inc. in 2018



KNOW ALL PERSONS BY THESE PRESENTS: That Janet R. Thomas, Trustee of the Janet R. Thomas Revocable Trust Agreement effective January 27, 2010, owner of the following described property:

All that part of Lot 6, said AUDITOR'S SUBDIVISION NO. 141 lying northerly of the following described line:

Beginning at a point on the East line of the East half of the West half of the East half of the Southeast Quarter of Section 25, Township 32, Range 24, Anoka County, Minnesota, distant 1357.17 feet North along said East line from the Southeast corner of said East half of the East half of the Southeast Quarter of Section 25, Township 32, Range 24, also the Northeast corner of Lot 8, AUDITOR'S SUBDIVISION NO. 141

Northeast corner of the West half of the East half of the East half of the Southeast Quarter of Section 25, Township 32, Range 24, also the Northeast corner of Lot 8, AUDITOR'S SUBDIVISION NO. 141

Northeast corner of the Southeast Quarter of Section 25, Township 32, Range 24 (Cast Iron Monument)

AND

The West half of the East half of the East half of the Southeast Quarter, Section 25, Township 32, Range 24, Anoka County, Minnesota, lying North of the following described line: Beginning at a point on the East line of said West half of the East half of the East half of the Southeast Quarter distant 1257.33 feet South along said East line from the Northeast corner of said West half of the East half of the East half of the Southeast Quarter to a point on the West line of said West half of the East half of the East half of the Southeast Quarter distant 1357.17 feet North along said West line from the Southwest corner of said West half of the East half of the East half of the Southeast Quarter and said line there terminating. EXCEPT the North 160 feet of said Lot 6.

Also known as part of Lot 8, AUDITOR'S SUBDIVISION NO. 141.

Has caused the same to be surveyed and platted as SHADOWBROOK NORTH and does hereby dedicate to the public for public use the public way and the drainage and utility easements as shown on this plat.

In witness whereof said Janet R. Thomas, Trustee of the Janet R. Thomas Revocable Trust Agreement effective January 27, 2010, has hereunto set her hand this 23rd day of June 2020

*Janet R. Thomas*  
Janet R. Thomas, Trustee of the Janet R. Thomas Revocable Trust Agreement effective January 27, 2010

STATE of Minnesota  
COUNTY of Anoka

This instrument was acknowledged before me on June 23, 2020 by Janet R. Thomas, Trustee of the Janet R. Thomas Revocable Trust Agreement effective January 27, 2010.

*J. Moehlmann* (Signed)  
Jennifer M. Moehlmann (Printed)  
Notary Public, Anoka County, Minnesota  
My commission expires 1-31-2024

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 15th day of June 2020

*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 June 15, 2020 by Thomas R. Balluff.

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

CITY COUNCIL, CITY OF ANDOVER, MINNESOTA

This plat of SHADOWBROOK NORTH was approved and accepted by the City Council of the City of Andover, Minnesota at a regular meeting thereof held this 17th day of March 2020, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF ANDOVER, MINNESOTA

By: *Julie Orndorff* 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 21st day of July 2020

By: *Charles F. Glitzen*  
Charles F. Glitzen  
Anoka County Surveyor

COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2020 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 21st day of July 2020

*Pamela J. LeBlanc*  
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 SHADOWBROOK NORTH was filed in the office of the County Recorder/Registrar of Titles for public record on this 21st day of July 2020 at 4:24 o'clock P.M. and was duly recorded as Document Number 2270619.003

*Pamela J. LeBlanc*  
Pamela J. LeBlanc  
County Recorder/Registrar of Titles

By: *[Signature]* Deputy

