

SIMS TRAIL CROSSING

City of Oak Grove
County of Anoka
Sec. 12, T33, R24

KNOW ALL PERSONS BY THESE PRESENTS: That Shade Tree Construction, Inc., a Minnesota corporation, owner of the following described property:

The Southeast Quarter of the Southeast Quarter of Section 12, Township 33, Range 24, excepting the North 990.00 feet of the East 660.00 feet of the Southeast Quarter of the Southeast Quarter of Section 12, Township 33, Range 24, Anoka County, Minnesota.

AND
Outlot A, MILESTONE CROSSING, Anoka County, Minnesota.

Has caused the same to be surveyed and platted as SIMS TRAIL CROSSING and does hereby dedicate to the public for public use the public ways and the drainage and utility easements as shown on this plat. Also dedicating to the County of Anoka the right of access onto County Road No. 86 as shown on this plat.

In witness whereof said Shade Tree Construction, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 12 day of June, 2023.

SHADE TREE CONSTRUCTION, INC.

Mark L. Strandlund, as President

STATE OF Minnesota
COUNTY OF Hennepin

This Instrument was acknowledged before me this 12 day of June, 2023 by Mark L. Strandlund, as President of Shade Tree Construction, Inc., a Minnesota corporation, on behalf of the corporation.

Kelsey Tomasetti (Signature)
Kelsey Tomasetti (Print Name)
Notary Public, Sherburne County, Minnesota
My Commission Expires 01-31-27

I James E. Napier 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 8th day of June, 2023.

James E. Napier (Signature)
James E. Napier, Licensed Land Surveyor
Minnesota License No. 25343

STATE OF MINNESOTA
COUNTY OF Anoka

This Instrument was acknowledged before me this 8th day of June, 2023 by James E. Napier.

Lalae Mack (Signature)
Lalae Mack (Print Name)
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2027

CITY COUNCIL, CITY OF OAK GROVE, MINNESOTA
This plat of SIMS TRAIL CROSSING was approved and accepted by the City Council of the City of Oak Grove, Minnesota at a regular meeting thereof held this 27 day of February, 2023, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF OAK GROVE, 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 27th day of June, 2023.

David M. Ziegler (Signature)
David M. Ziegler
Anoka County Surveyor

COUNTY AUDITOR/TREASURER
Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2023 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 27 day of June, 2023.

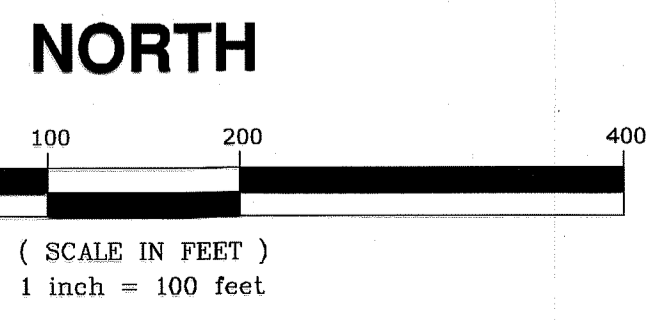
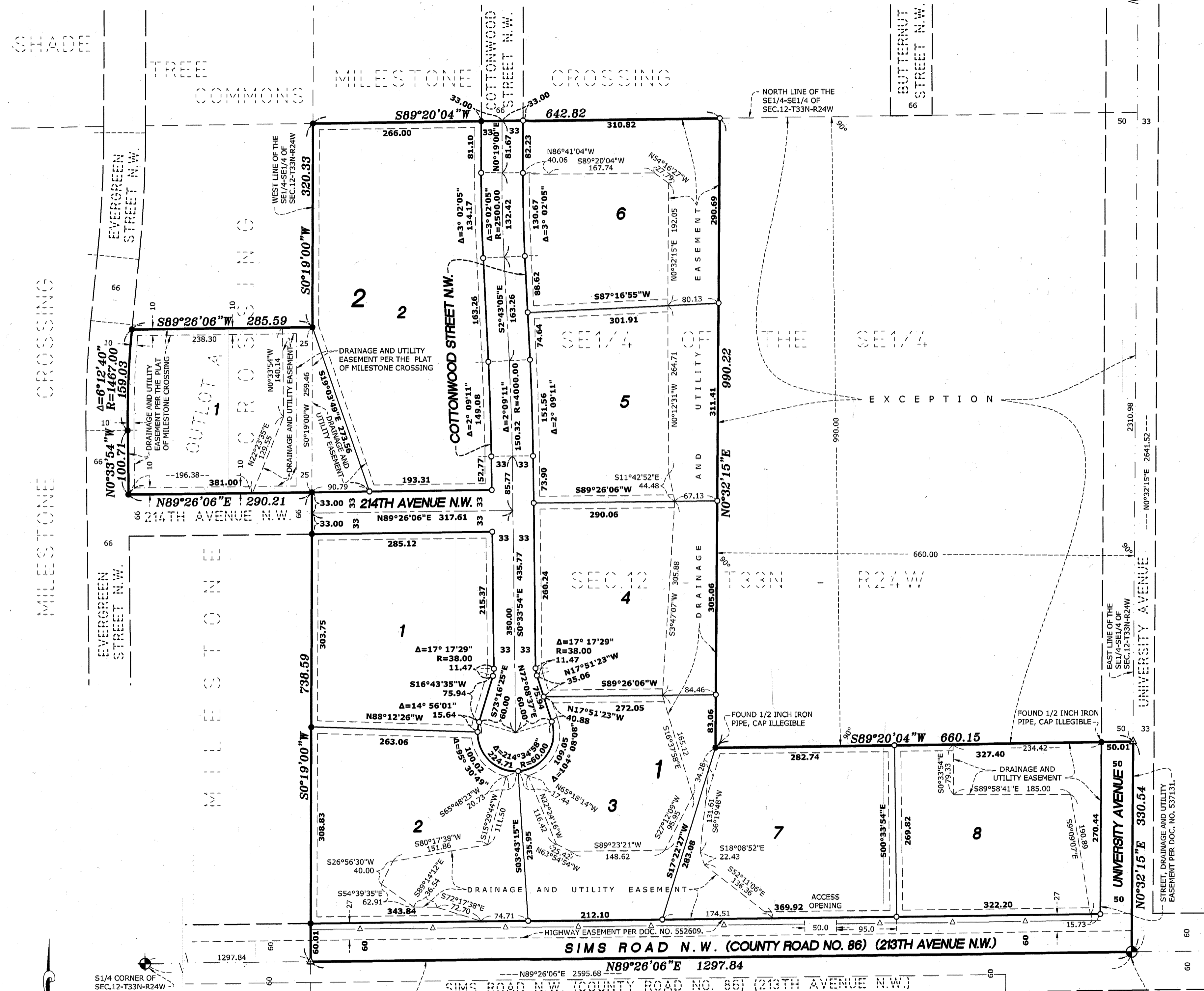
Pamela J LeBlanc (Signature)
Pamela J LeBlanc
Property Tax Administrator

By [Signature], Deputy

COUNTY RECORDER/REGISTRAR OF TITLES
COUNTY OF ANOKA, STATE OF MINNESOTA
I hereby certify that this plat of SIMS TRAIL CROSSING was filed in the office of the County Recorder/Registrar of Titles for public record on this 21 day of June, 2023, at 10:39 o'clock A.M. and was duly recorded as Document Number 2393402.003.

Pamela J LeBlanc (Signature)
Pamela J LeBlanc
County Recorder/Registrar of Titles

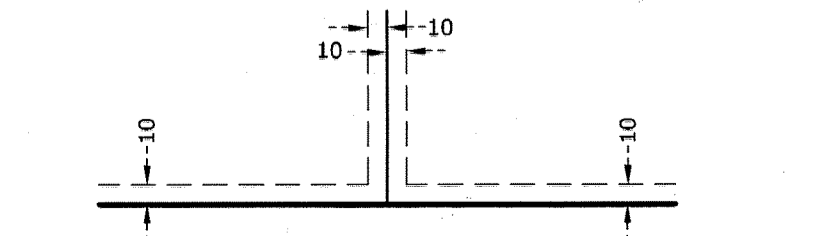
By [Signature], Deputy



LEGEND

- DENOTES ANOKA COUNTY CAST IRON MONUMENT
- DENOTES 1/2 INCH IRON PIPE FOUND, MARKED RLS 20595, UNLESS OTHERWISE SHOWN.
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE SET, MARKED RLS NO. 25343
- △ DENOTES SET PKNAIL
- △— DENOTES RIGHT OF ACCESS DEDICATED TO THE COUNTY OF ANOKA.

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THIS:



BEING 10 FEET IN WIDTH AND ADJOINING RIGHT OF WAY LINES, SIDE AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THIS PLAT.

FOR THE PURPOSES OF THIS PLAT, THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 33, RANGE 24, ANOKA COUNTY, MINNESOTA IS ASSUMED TO HAVE A BEARING OF NORTH 89 DEGREES 26 MINUTES 06 SECONDS EAST.

E. G. RUD & SONS, INC.
EST. 1977
Professional Land Surveyors
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