

SLUMBERLAND ADDITION

CITY OF FRIDLEY
COUNTY OF ANOKA
SEC. 2, TWP. 30, RNG. 24

KNOW ALL PERSONS BY THESE PRESENTS: That Larson Enterprises, a Minnesota general partnership, owner of the following described property:
Lot 1, Block 2, WAL-MART IN FRIDLEY, Anoka County, Minnesota, except that part lying northwesterly of the following described line:
Commencing at the Northwest corner of said Lot 1; thence South 89 degrees 59 minutes 52 seconds East, bearing assumed, along the North line of said Lot 1, a distance of 26.22 feet to the point of beginning of the line to be described; thence South 42 degrees 16 minutes 00 seconds West 36.85 feet to the West line of said Lot 1 and said line there terminating.
Has caused the same to be surveyed and platted as SLUMBERLAND ADDITION and does hereby dedicate to the public for public use the drainage and utility easements as created by this plat. Also dedicating to the State of Minnesota the right of access onto State Trunk Highway No. 47 as shown on this plat.

In witness whereof said Larson Enterprises, a Minnesota general partnership, has caused these presents to be signed by its proper partner this 14 day of October, 2020

Larson Enterprises

By: John W. Fitzgerald John W. Fitzgerald
Printed Name
Its: as attorney in fact for Kenneth R. Larson, Partner

STATE OF MINNESOTA
COUNTY OF Hennepin

This instrument was acknowledged before me on this 14 day of October, 2020

by John W. Fitzgerald, as attorney in fact for Kenneth R. Larson, Partner of Larson Enterprises, a Minnesota general partnership, on behalf of the partnership.

Cheryl L. Johnson
Notary Public, Hennepin County, Minnesota
My Commission Expires 1/31/25
Printed Name

I, Thomas E. Hodorff 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 the 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 13th day of October, 2020

Thomas E. Hodorff
Thomas E. Hodorff, Licensed Land Surveyor
Minnesota License No. 23677

STATE OF MINNESOTA
COUNTY OF Hennepin

This instrument was acknowledged before me on this 13th day of October, 2020, by Thomas E. Hodorff.

Adrian W. Pohlke
Notary Public, Hennepin County, Minnesota
My Commission Expires 01/21/2024
Printed Name

CITY COUNCIL, CITY OF FRIDLEY, MINNESOTA

This plat of SLUMBERLAND ADDITION was approved and accepted by the City Council of the City of Fridley, Minnesota at a regular meeting thereof held this 16th day of October, 2020, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

City Council, City of Fridley, Minnesota

By: Scott J. Lund Dan Tietz
Mayor 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 23rd day of November, 2020

By: Charles F. Gitzel
Charles F. Gitzel
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 23rd day of November, 2020

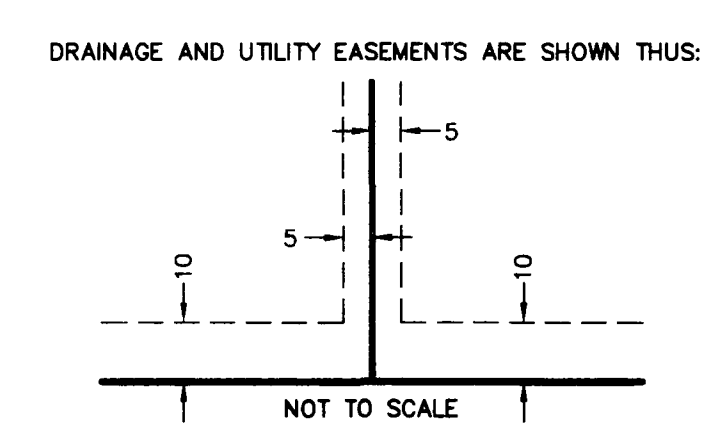
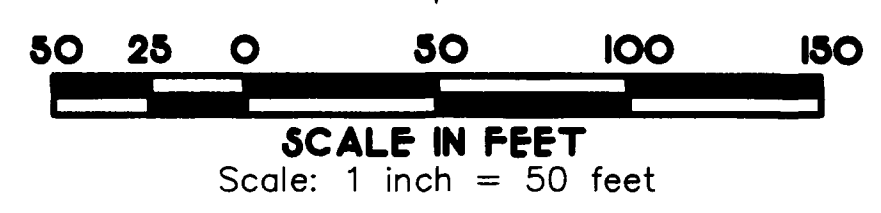
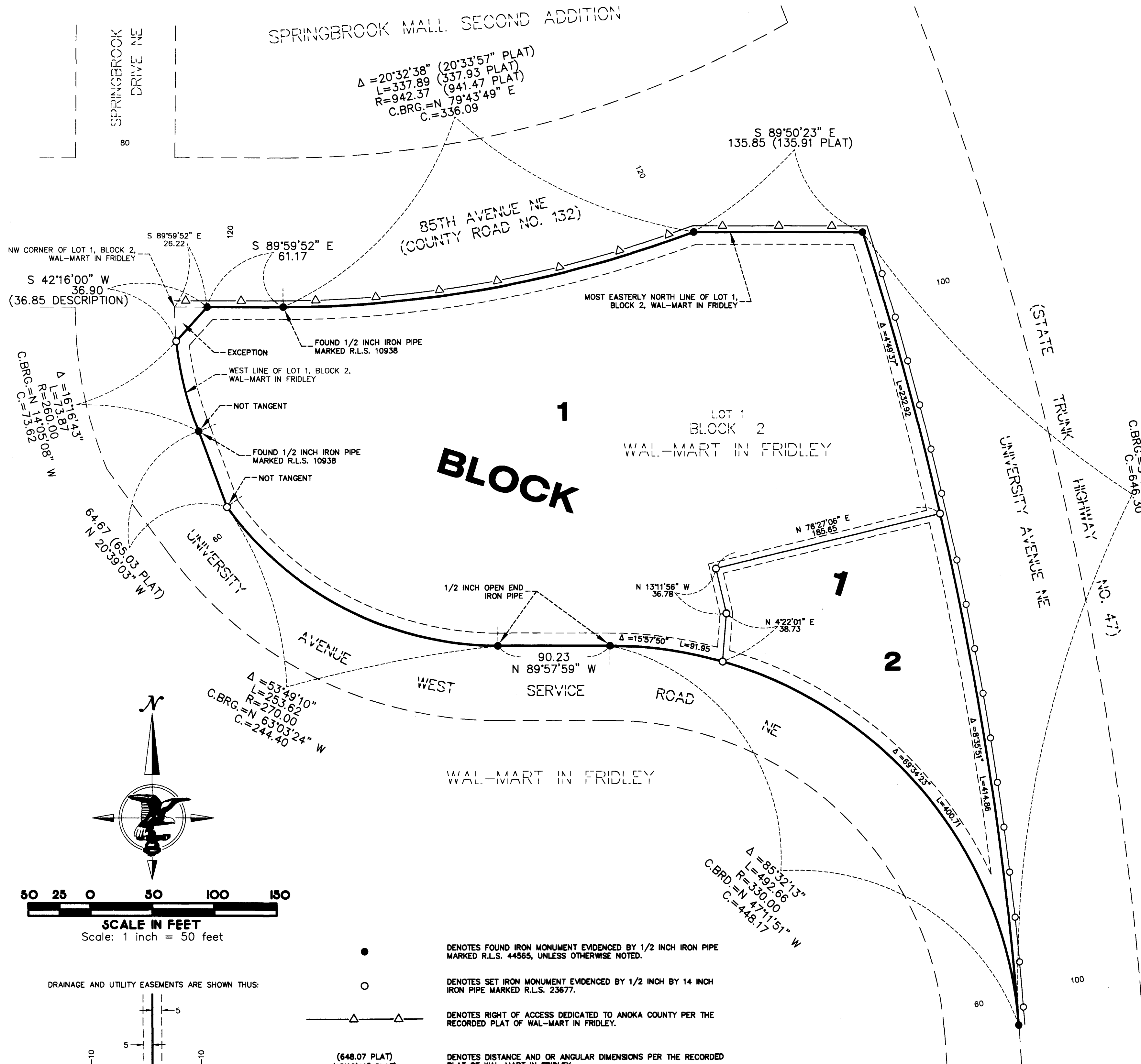
By: Pamela J. LeBlanc Property Tax Administrator Deputy

COUNTY RECORDER/REGISTRAR OF TITLES
COUNTY OF ANOKA, STATE OF MINNESOTA

I hereby certify that this plat of SLUMBERLAND ADDITION was filed in the office of the County Recorder/Registrar of Titles for public record on this 23rd day of November, 2020, at 11 o'clock AM and was duly recorded as

Document Number 2289584.002

By: Pamela J. LeBlanc County Recorder/Registrar of Titles Deputy



- DENOTES FOUND IRON MONUMENT EVIDENCED BY 1/2 INCH IRON PIPE MARKED R.L.S. 44565, UNLESS OTHERWISE NOTED.
- DENOTES SET IRON MONUMENT EVIDENCED BY 1/2 INCH BY 14 INCH IRON PIPE MARKED R.L.S. 23677.
- △ DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY PER THE RECORDED PLAT OF WAL-MART IN FRIDLEY.
- (648.07 PLAT)
(1325'49" PLAT) DENOTES DISTANCE AND OR ANGULAR DIMENSIONS PER THE RECORDED PLAT OF WAL-MART IN FRIDLEY.
- DENOTES RIGHT OF ACCESS DEDICATED TO THE STATE OF MINNESOTA.
- THE MOST EASTERLY NORTH LINE OF LOT 1, BLOCK 2, WAL-MART IN FRIDLEY IS ASSUMED TO HAVE A BEARING OF S 89°50'23" E.

\$56.00

