

# SOUTH COON LAKE ESTATES

KNOW ALL PERSONS BY THESE PRESENTS: That SCL Properties, LLC, a Minnesota limited liability company, owner, and Village Bank, a Minnesota corporation, mortgagee of the following described property:

Lot 1 AUDITORS SUBDIVISION NUMBER 62, Anoka County, Minnesota, LESS that part of Lot 1, AUDITORS SUBDIVISION NUMBER 62, Anoka County, Minnesota, lying Southerly of a line drawn parallel with and distant 851.45 feet South of the North line of Section 10, Township 32, Range 23, Anoka County, Minnesota, Westerly of a line drawn parallel with and distant 1853.26 feet West from the East line of said Section 10, and Northeasterly of State Aid Road No. 6, EXCEPT Parcel 30 as shown on the ANOKA COUNTY HIGHWAY RIGHT-OF-WAY PLAT NO. 6.

AND

The Northeast Quarter of the Northeast Quarter of Section 10, Township 32, Range 23, Anoka County, Minnesota, EXCEPT Parcel 31 as shown on the ANOKA COUNTY HIGHWAY RIGHT-OF-WAY PLAT NO. 6.

AND

The South Half of the Southeast Quarter of the Southeast Quarter of Section 3, Township 32, Range 23, Anoka County, Minnesota.

Have caused the same to be surveyed and platted as SOUTH COON LAKE ESTATES and do hereby dedicate to the public for public use the public ways and the drainage and utility easements as shown by this plat. Also dedicating to the County of Anoka the right of access onto County State Aid Highway No. 18 as shown on this plat.

In witness whereof said SCL Properties, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 20<sup>th</sup> day of October, 2015.

SCL Properties, LLC

Jeffrey A. Stalberger  
Jeffrey A. Stalberger, Chief Manager

STATE OF MINNESOTA  
COUNTY OF Anoka

This instrument was acknowledged before me this 20<sup>th</sup> day of October, 2015 by Jeffrey A. Stalberger, Chief Manager of SCL Properties, LLC, a Minnesota limited liability company.

Kellee Vantassel  
Kellee Vantassel  
Notary Public, Anoka County, Minnesota  
My Commission Expires 1-31-2020

In witness whereof said Village Bank, a Minnesota corporation, has caused these presents to be signed by its proper officer this 20<sup>th</sup> day of October, 2015.

Village Bank

Ivar L. Peterson as EVP  
Ivar L. Peterson

STATE OF MINNESOTA  
COUNTY OF Anoka

This instrument was acknowledged before me this 20<sup>th</sup> day of October, 2015 by Ivar Peterson as EVP of Village Bank, a Minnesota corporation, on behalf of the corporation.

Kellee Vantassel  
Kellee Vantassel  
Notary Public, Anoka County, Minnesota  
My Commission Expires 1-31-2020

I Jason E. Rud 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 14<sup>th</sup> day of October, 2015.

Jason E. Rud  
Jason E. Rud, Licensed Land Surveyor  
Minnesota License No. 41578

STATE OF MINNESOTA  
COUNTY OF Anoka

This instrument was acknowledged before me this 14<sup>th</sup> day of October, 2015 by Jason E. Rud.

Nicole A. Johnson  
Nicole A. Johnson  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2020

City Council, City of Ham Lake, Minnesota

This plat of SOUTH COON LAKE ESTATES was approved and accepted by the City Council of the City of Ham Lake, Minnesota at a regular meeting thereof held this 19<sup>th</sup> day of October, 2015, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

City Council, City of Ham Lake, Minnesota

By David H. Van Kirk Mayor  
By Demetri White 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 20<sup>th</sup> day of October, 2015.

Larry D. Holup  
Larry D. Holup  
Anoka County Surveyor

County Auditor/Treasurer

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2015 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 21<sup>st</sup> day of October, 2015.

Opnell Sawyer  
Opnell Sawyer  
Property Tax Administrator  
By Rebecca O. Pierson Deputy

County Recorder/Registrar of Titles

County of Anoka, State of Minnesota

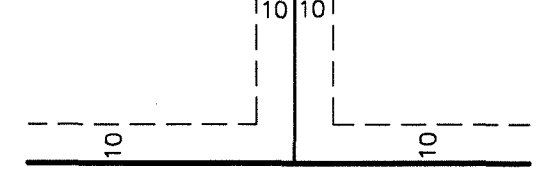
I hereby certify that this plat of SOUTH COON LAKE ESTATES was filed in the office of the County Recorder/Registrar of Titles for public record on this 21<sup>st</sup> day of October, 2015, at 10:13 o'clock A.M. and was duly recorded in Book 128 Page 40, as Document Number 2121065.001.

Opnell Sawyer  
Opnell Sawyer  
County Recorder/Registrar of Titles  
By Rebecca O. Pierson Deputy

# SOUTH COON LAKE ESTATES

City of Ham Lake  
County of Anoka  
Sec. 3 and 10, T32, R23  
BK 78 Abst pg 40

(NOT TO SCALE)  
DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



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

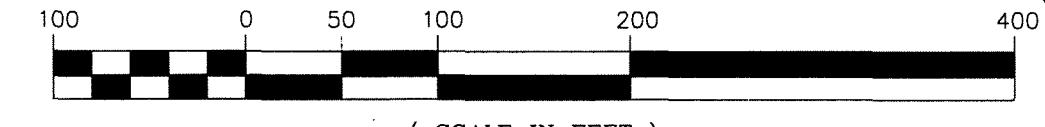
**E. G. RUD & SONS, INC.**  
EST. 1977 Professional Land Surveyors

- ◆ DENOTES FOUND ANOKA COUNTY CAST IRON MONUMENT
- DENOTES 1/2 INCH BY 1/4 INCH IRON PIPE MARKED BY RLS NO. 41578.
- DENOTES FOUND IRON MONUMENT
- DENOTES FOUND ANOKA COUNTY RIGHT OF WAY MONUMENT
- ▲ DENOTES PK NAIL SET
- (R/W PLAT) REFERS TO THE RECORDED VALUE OF REVISION OF SHEET 3 ANOKA COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 6.
- ▲ DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY

FOR THE PURPOSES OF THIS PLAT THE EAST LINE OF NORTHEAST QUARTER OF THE NORTHEAST QUARTER IS ASSUMED TO HAVE A BEARING OF NORTH 00 DEGREES 53 MINUTES 47 SECONDS WEST.

NORTH

GRAPHIC SCALE



(SCALE IN FEET)  
1 inch = 100 feet

