

# OFFICIAL PLAT

## SOUTH OAKS POND

City of Blaine - County of Anoka

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED June 16 1999  
 EDWARD M. TRESKA  
 PROPERTY TAX ADMINISTRATOR  
 BY J. Culver  
 DEPUTY PROPERTY TAX ADMINISTRATOR

336125

Office of REGISTRAR OF TITLES  
 STATE OF MINNESOTA  
 COUNTY OF ANOKA  
 I hereby certify that the within instrument was filed in this office on JUN 16 1999 at 10:50 o'clock A.M.  
 Edward M. Treska, Registrar of Titles  
 By John M. Butsch  
 Deputy Registrar of Titles

1435840

OFFICE OF COUNTY RECORDER  
 STATE OF MINNESOTA, COUNTY OF ANOKA  
 I hereby certify that the within instrument was filed in this office for record on the June 16 A.D., 19 99 at 10:50 o'clock A.M., and was duly recorded in book 57 page 19  
 Edward M. Treska  
 County Recorder  
 By H.A.J.  
 Deputy

N. line of the SE1/4 of the SW1/4 of Sec.15,T.31,R.23  
 Sec.15,T.31,R.23  
 N89°56'43"W (Meas.)  
 WEST (Deed) 107.00  
 East and West Eighth line of the SE1/4 of Sec.15,T.31,R.23  
 Book 57 PAGE 19

KNOW ALL MEN BY THESE PRESENTS: That Capra Development Company, a Minnesota corporation, owner of the following described property situated in the State of Minnesota, County of Anoka to wit:

The South 680 feet of the East 900 feet of the Southeast Quarter of the Southwest Quarter (SE1/4 of SW1/4) except Right of Way, Section Fifteen (15), Township Thirty-one (31), Range Twenty-three (23), Anoka County, Minnesota.

Together with

That part of the South 680 feet of the East 900 feet of the Southeast Quarter of the Southwest Quarter of Section 15, Township 31, Range 23, which lies within the following described property, to wit:  
 A piece of land commencing on the east and west 8th line of the Northwest Quarter of Section 22, 534.5 feet West of the southeast corner of the Northeast Quarter of the Northwest Quarter of Section 22; thence northeasterly 2672 feet to a point on the east and west 8th line of the Southeast Quarter of Section 15, 40 feet East of the northeast corner of the Southeast Quarter of the Southwest Quarter of said Section; thence due west on said line in a continuation thereof 107 feet; thence southwesterly 2672 feet to a point on the east and west 8th line of the Northwest Quarter of Section 22, 641.5 feet West of the southeast corner of the Northeast Quarter of the Northwest Quarter of said Section 22; thence due east on said line 107 feet to the point of beginning.

Has caused the same to be surveyed and platted as SOUTH OAKS POND and does hereby dedicate to the public for public use forever the streets, avenue and court and the drainage and utility easements as shown on this plat.  
 Also dedicating to the County of Anoka the right of access to County State Aid Highway No.12 from Lots 1A,1B,2A,2B,3 and 15, Block 1; Lots 1 and 14, Block 2, as shown on this plat.

In witness whereof said Capra Development Company has caused these presents to be signed by its proper officers this day of June, 1999.

Capra Development Company  
Theodore L. Capra, President  
Anthony L. Capra, Vice President  
Dean M. Capra, Vice President

STATE OF Minnesota  
 COUNTY OF Anoka  
 The foregoing instrument was acknowledged before me this 14 day of June, 1999, by Theodore L. Capra, as President, Anthony L. Capra, as Vice President, and Dean M. Capra, as Vice President, of Capra Development Company, a Minnesota Corporation, on behalf of the corporation.

Nicole M. Linde  
 Notary Public, Anoka County, Minnesota  
 My Commission Expires 1/31/2000

Nicole M. Linde  
 NOTARY PUBLIC-MINNESOTA  
 My Commission Expires Jan. 31, 2000

I hereby certify that I have surveyed and platted the property described on this plat as SOUTH OAKS POND, that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground as shown; that the outside boundary lines are correctly designated on said plat and that there are no wetlands or public highways to be designated other than as shown on said plat.

Ernest G. Rud  
 Ernest G. Rud, Land Surveyor  
 Minnesota Registration No. 9808

STATE OF MINNESOTA  
 COUNTY OF ANOKA  
 The foregoing Surveyors Certificate was acknowledged before me this 14th day of June, 1999, by Ernest G. Rud, Land Surveyor.

Carleen R. Bruce  
 Notary Public, Anoka County, Minnesota  
 My Commission Expires January 31, 2000

Carleen R. Bruce  
 NOTARY PUBLIC-MINNESOTA  
 My Commission Expires Jan. 31, 2000

This plat of SOUTH OAKS POND was approved by the City Council of Blaine, Minnesota at a regular meeting thereof held this 19th day of April, 1999, and if applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes, Section 505.03, Subd. 2.

By Jerry Stroh Mayor  
 By Joyce Stroh Clerk

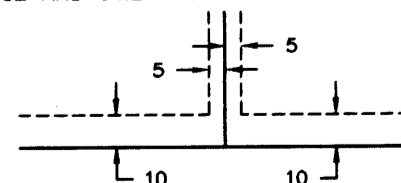
This plat has been checked and approved this 16th day of JUNE, 1999  
Larry D. Holm  
 Larry D. Holm  
 Anoka County Surveyor

▲▲▲▲ Denotes "Right-of-Access" dedicated to Anoka County

For the purposes of this plat the East line of the Southwest Quarter of Section 15, Township 31, Range 23, Anoka County, Minnesota is assumed to have a bearing of N 00°48'59" W.

All monuments required by Minnesota Statute, and not shown on this plat, will be set within one year of the recording date of this plat, and shall be evidenced by a 1/2 inch by 18 inch iron pipe marked by RLS 9808.

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



GRAPHIC SCALE



( IN FEET )  
 1 inch = 80 ft.

**E. G. RUD & SONS, INC.**  
 LAND SURVEYORS

BEING 3 FEET IN WIDTH AND ADJOINING SIDE LOT LINES AND 10 FEET IN WIDTH AND ADJOINING STREET LINES AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THIS PLAT.

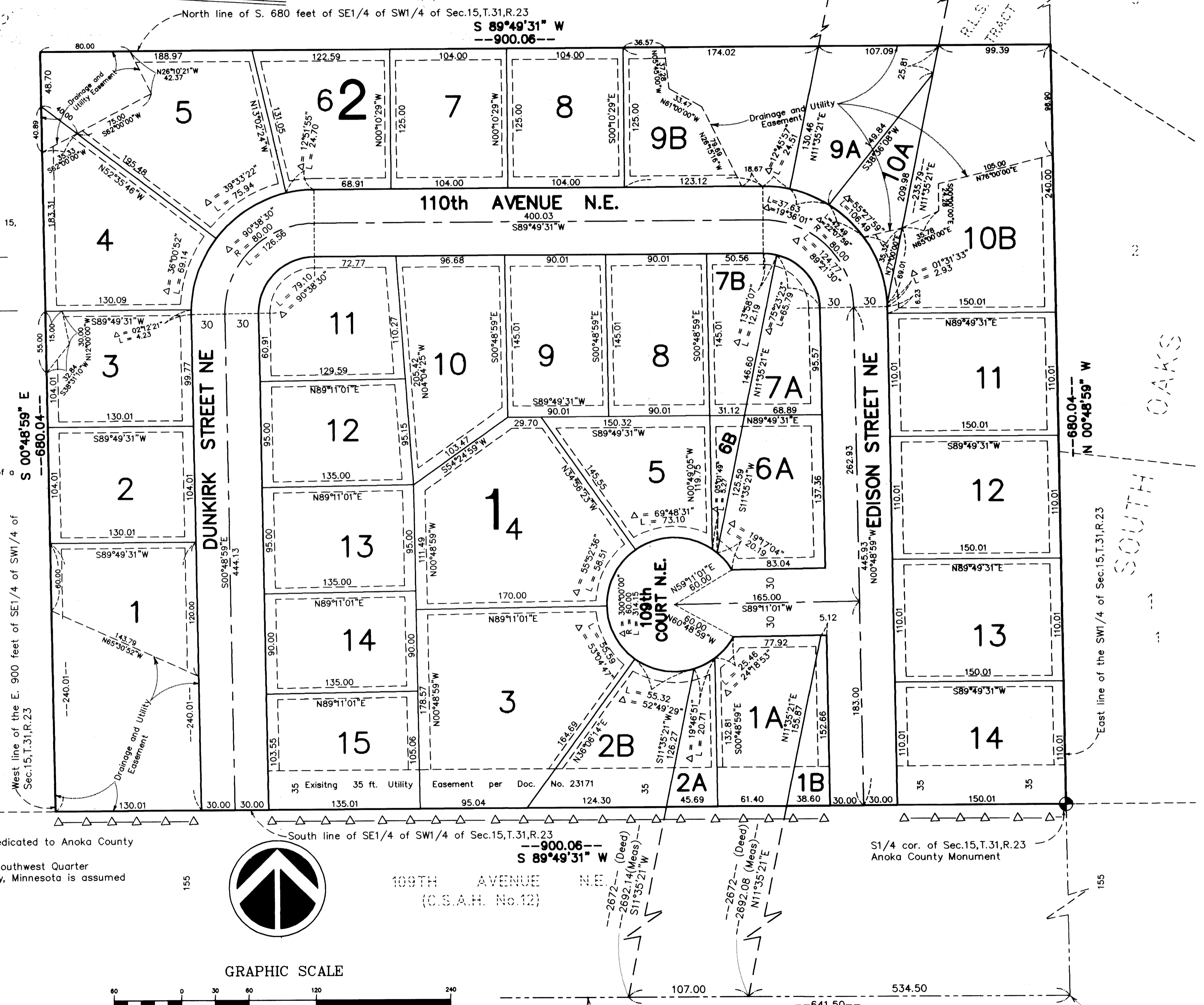
109TH AVENUE N.E.  
 (C.S.A.H. No.12)

East and West Eighth line of NW1/4 of Sec.22,T.31,R.23

S89°58'31"E (Meas.) WEST (Deed)

Receipt no. 1999060897 \$ 1149.50

Receipt no. 1999060895 \$ 55.00



CITY OF BLAINE ANOKA CO. MINN.

SOUTH OAKS