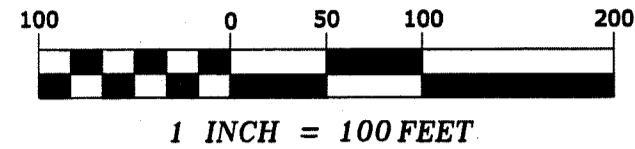


601529.002

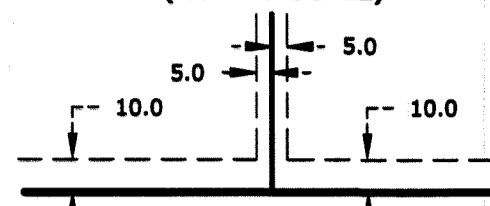
SUNRISE PINES

FOR THE PURPOSES OF THIS PLAT, THE EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 34, RANGE 22 IS ASSUMED TO HAVE A BEARING OF SOUTH 02 DEGREES 02 MINUTES 25 SECONDS EAST.

GRAPHIC SCALE



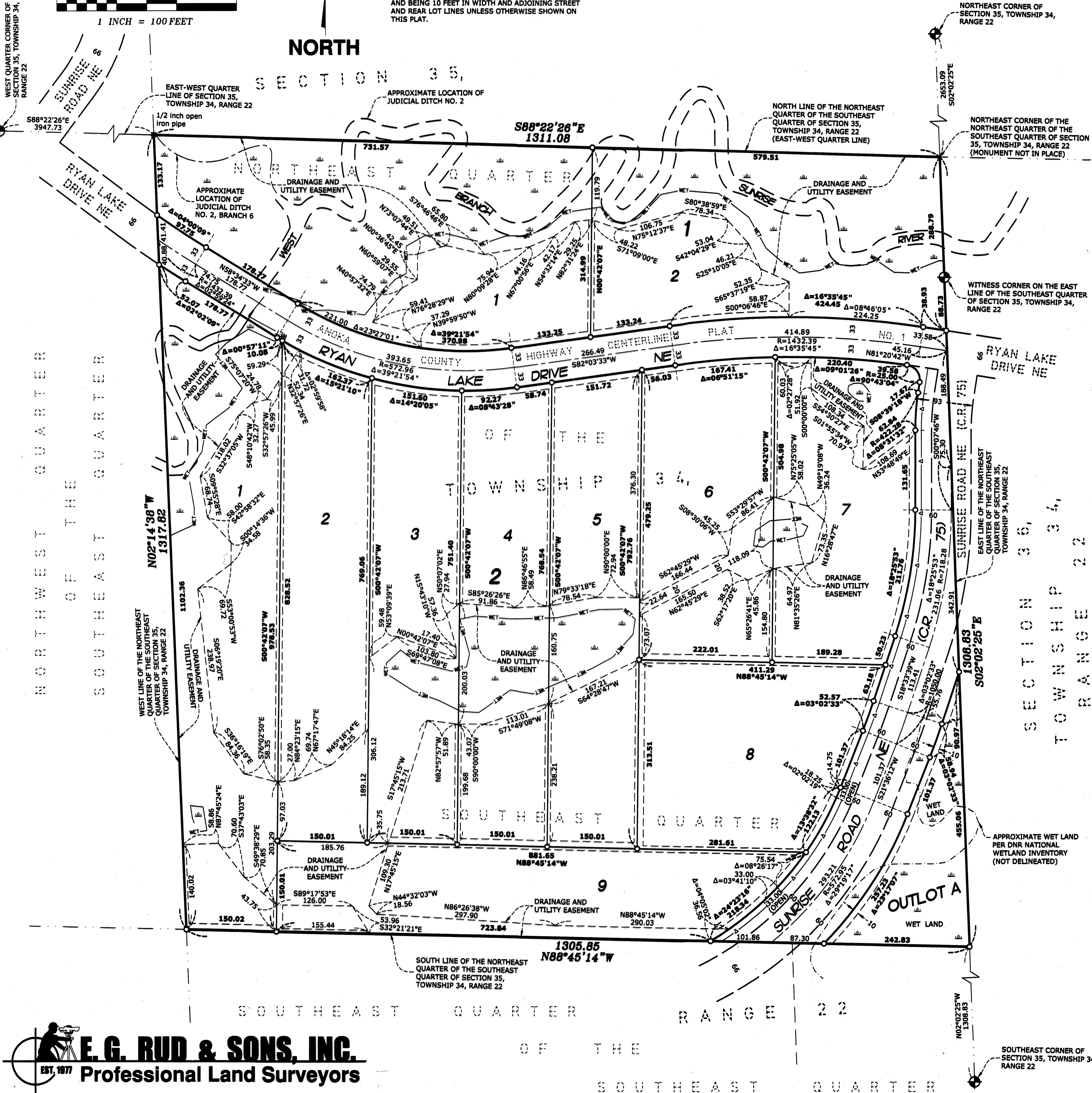
DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS: (NOT TO SCALE)



BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES AND BEING 10 FEET IN WIDTH AND ADJOINING STREET AND REAR LOT LINES UNLESS OTHERWISE SHOWN ON THIS PLAT.

LEGEND

- DENOTES IRON MONUMENT FOUND AS LABELED
- DENOTES 1/2 INCH BY 18 INCH IRON PIPE SET, MARKED RLS NO. 41578
- ⊕ DENOTES ANOKA COUNTY CAST IRON SECTION MONUMENT
- DENOTES RIGHT OF ACCESS DEDICATED TO ANOKA COUNTY
- ⊖ DENOTES WETLANDS DELINEATED BY KJOLHAUG ENVIRONMENTAL SERVICES COMPANY IN 2021, UNLESS OTHERWISE NOTED



KNOW ALL PERSONS BY THESE PRESENTS: That Carrington Development, LLC, a Minnesota limited liability company, owner of the following described property:

The Northeast Quarter of the Southeast Quarter of Section 35, Township 34, Range 22, Anoka County, Minnesota.

Has caused the same to be surveyed and platted as SUNRISE PINES 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 75 as shown on this plat.

In witness whereof said Carrington Development, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 3rd day of MAY, 2022

CARRINGTON DEVELOPMENT, LLC

Steven J. Strundlund
Steven J. Strundlund, Chief Manager

STATE OF Minnesota
COUNTY OF ISANTI

This instrument was acknowledged before me this 3rd day of May, 2022 by Steven J. Strundlund, Chief Manager of Carrington Development, LLC, a Minnesota limited liability company, on behalf of the company.

Rebecca A. Leary (Signature)
Rebecca A. Leary (Print Name)
Notary Public, ISANTI County, Minnesota
My commission expires January 31st, 2027

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 2nd day of MAY, 2022.

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 2nd day of May, 2022 by Jason E. Rud.

Lolae Mack (Signature)
Lolae Mack (Print Name)
Notary Public, Anoka County, Minnesota
My commission expires January 31, 2027

TOWNSHIP OF LINWOOD
We do hereby certify that on the 3rd day of May, 2022 the Board of Supervisors for the Township of Linwood, Anoka County, Minnesota, approved this plat of SUNRISE PINES and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

By: *Pamela J. LeBlanc*, Clerk By: *Ami L. H...*, Chairperson

COUNTY ATTORNEY

This plat was approved as to form and execution on this 25th day of May, 2022

By: *Chris Carey*
Asst. Anoka County Attorney

COUNTY ENGINEER

Recommended for approval this 10th day of MAY, 2022

By: *John*
Anoka County Engineer

ANOKA COUNTY BOARD

We do hereby certify that on the 10th day of May, 2022 the Board of Commissioners of Anoka County, Minnesota, approved this plat of SUNRISE PINES and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

By: *Shonda Swearingen*, County Administrator By: *Scott Swearingen*, Chairperson

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 25th day of May, 2022

By: *David M. Ziegler*
David M. Ziegler
Anoka County Surveyor

COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2022 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 25th day of May, 2022

Pamela J. LeBlanc
Pamela J. LeBlanc
Property Tax Administrator
By: *NATRO*, Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

I hereby certify that this plat of SUNRISE PINES was filed in the office of the County Recorder/Registrar of Titles for public record on this 25th day of May, 2022 at 9:20 o'clock A.M. and was duly recorded as Document Number 601529.002

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

\$50.00