

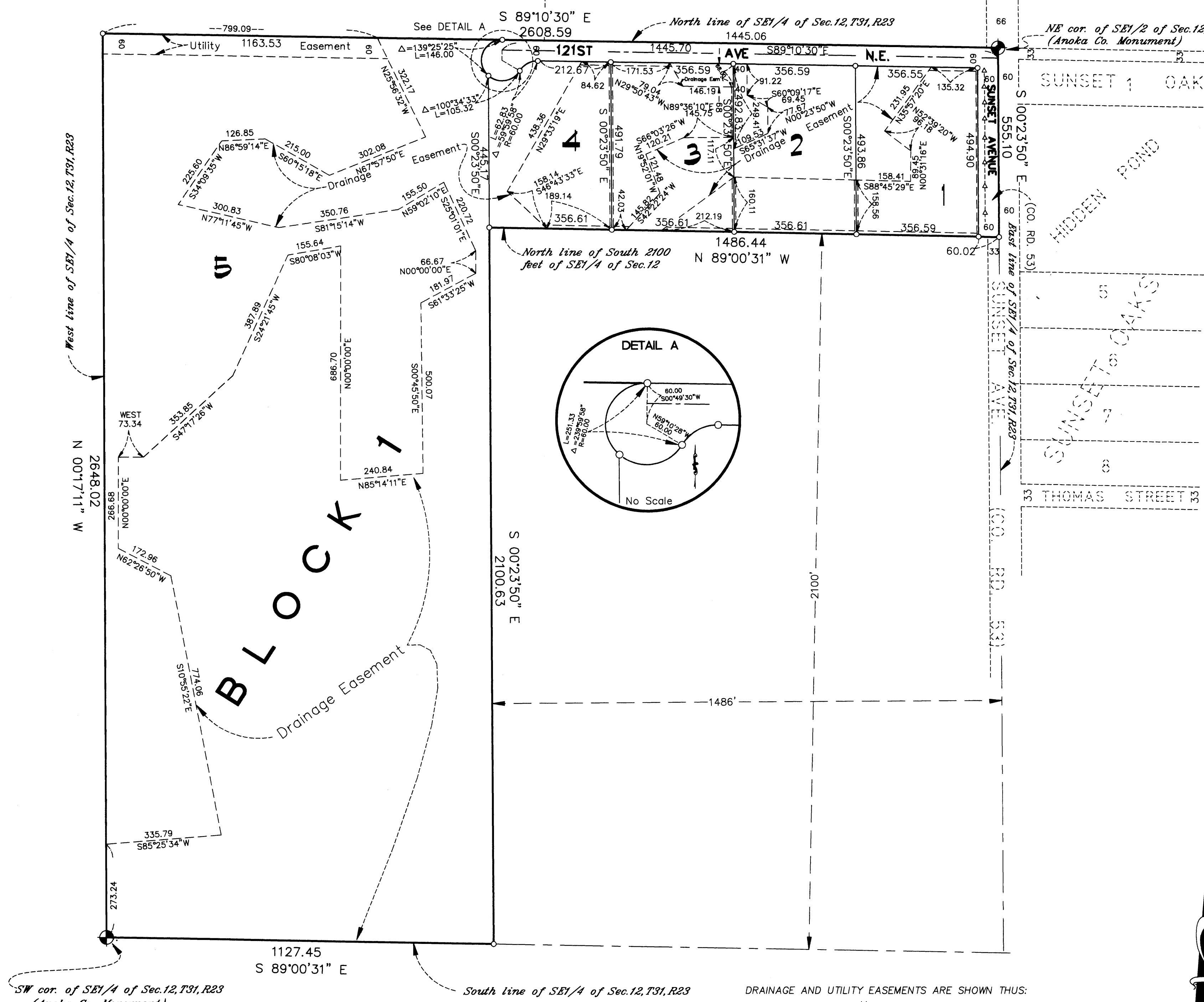
SUNSET POND

CITY OF BLAINE ANOKA COUNTY

SUNSET ACRES

255908

Office of the CLERK OF DISTRICT COURT
 STATE OF MINNESOTA
 01/1/94
 4 P
 Kathryn Beier



KNOW ALL MEN BY THESE PRESENTS: that Robert N. Dean, Jr., a single person fee owner of the following described property situated in the State of Minnesota, County of Anoka, to wit:

That part of Southeast Quarter, Section 12, Township 31, Range 23, Anoka County, Minnesota, lying West of the East 1,486 feet of said Southeast Quarter.
 And,
 That part of the East 1,486 feet of the Southeast Quarter, Section 12, Township 31, Range 23, Anoka County, Minnesota, lying North of the South 2,100 feet of said Southeast Quarter.

Has caused the same to be surveyed and platted as SUNSET POND and do hereby donate and dedicate to the public for the public use forever the avenue and road, as shown on this plat. Also dedicating to the public, the easements as shown on this plat for drainage and utility purposes only and dedicating to Anoka County the right of access on Lot 1, Block 1 as shown on the plat.

In witness whereof said Robert N. Dean, Jr., a single person, has caused these presents to be signed this 1st day of MARCH, 1994.

Robert N. Dean Jr.
 Robert N. Dean Jr.

STATE OF MINNESOTA
 COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 1st day of MARCH 1994, by Robert N. Dean, Jr., a single person.

Ruby J. Bennett
 NOTARY PUBLIC - MINNESOTA
 ANOKA COUNTY
 My Commission Expires Mar 1, 1998

Ruby J. Bennett
 Notary Public, ANOKA County, Minnesota
 My Commission Expires 3-1-98

I hereby certify that I have surveyed and platted the property described on this plat as SUNSET 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 have been 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 7th day of February 1994, by Ernest G. Rud

Marian E. Rud
 NOTARY PUBLIC - MINNESOTA
 ANOKA COUNTY
 My Commission Expires May 24, 1997

Marian E. Rud
 Notary Public, Anoka County, Minnesota
 My Commission Expires May 24, 1997

This plat of SUNSET POND was approved by the City Council of Blaine, Minnesota at a regular meeting thereof held this 7th day of April, 1994, 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.

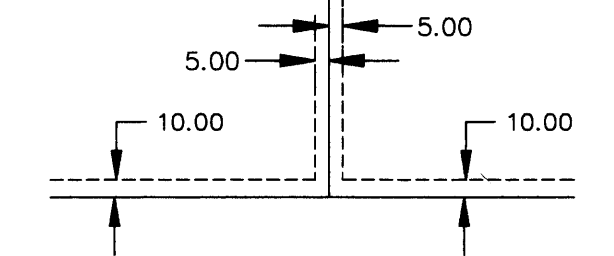
By *Sharon Timmerberg* Mayor

By *Joye Turstiel* Clerk

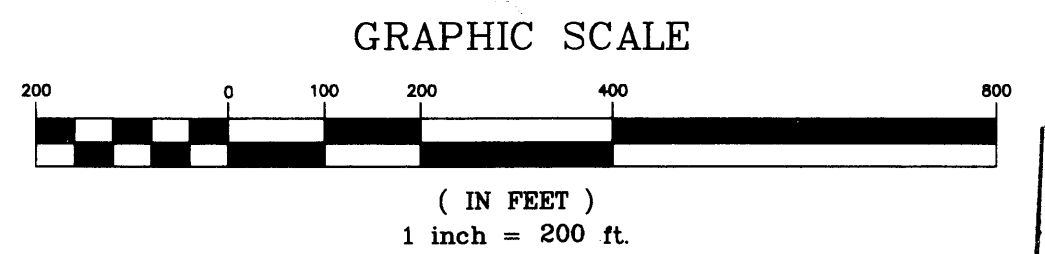
This plat has been checked and approved this 14th day of JUNE, 1994.

Merlyn D. Anderson by *Larry D. Nomin* deputy
 Merlyn D. Anderson
 Anoka County Surveyor

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



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



The orientation of this bearing system is based on the West line of the SE 1/4 of Sec. 12, T31, R23, which is assumed to have a bearing of N 00°17'11" W.

o DENOTES SET 1/2 INCH X 18 INCH IRON PIPE MONUMENT MARKED R.L.S. 9808
 Δ--Δ DENOTES "RIGHT-OF-ACCESS" DEDICATED TO ANOKA COUNTY

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED
June 12, 1994
Edward M. Treska
 PROPERTY TAX ADMINISTRATOR
 BY *J. Culver*
 DEPUTY PROPERTY TAX ADMINISTRATOR

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