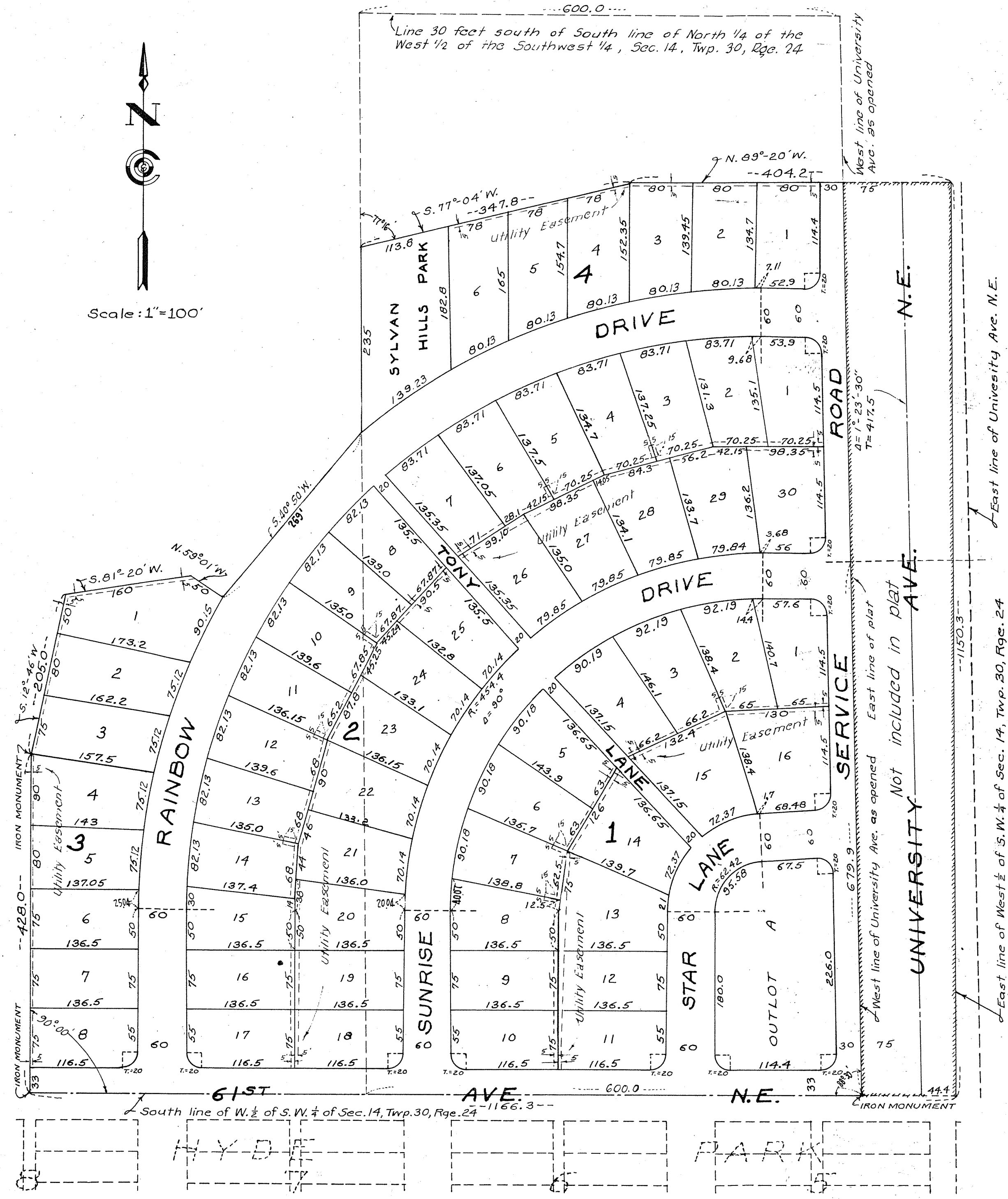
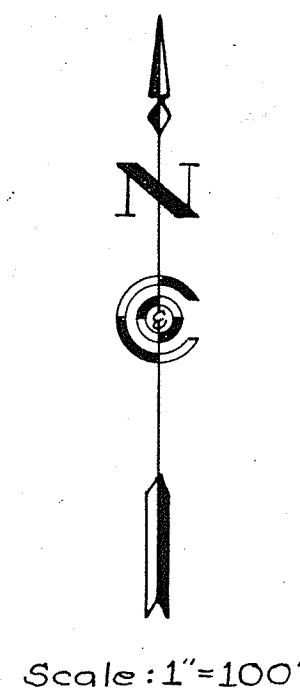


# SYLVAN HILLS

VILLAGE OF FRIDLEY

CARTWRIGHT & OLSON  
LAND SURVEYORS



KNOW ALL MEN BY THESE PRESENTS: That we, Carlson-La Vine, Inc., a Minnesota Corporation, owners and proprietors of the following described property situate in the County of Anoka, State of Minnesota to-wit: That part of the West 1/2 of the Southwest 1/4 of Section 14, Township 30, Range 24 described as follows, commencing at a point on the South line thereof distant 1166.3 feet West of the Southeast corner thereof; thence East along the South line thereof 1166.3 feet to the Southeast corner thereof; thence North along the East line thereof 1150.3 feet; thence North 89°-20' West 404.2 feet; thence South 77°-04' West 347.8 feet more or less to a point of intersection with a line commencing at a point on the South line of said West 1/2 of the Southwest 1/4 600.0 feet West of the West line of University Avenue as now opened; thence North to a point distant 30 feet, as measured at right angles South of the South line of the North 1/4 of said West 1/2 of the Southwest 1/4 and 600.0 feet West of the West line of University Avenue as now opened, thence South along said described line 235.0 feet; thence South 40°-50' West 269.0 feet; thence North 59°-01' West 50.0 feet; thence South 81°-20' West 160.0 feet; thence South 12°-46' West 205.0 feet; thence Southerly 428.0 feet more or less to the point of beginning, excepting however therefrom that portion thereof taken for University Avenue as now opened, have caused the same to be surveyed and platted as SYLVAN HILLS and do hereby donate and dedicate to the public for public use forever the Road, Lanes, Drives, Avenue, and Park as shown on the annexed plat, also subject to Utility easements as shown on the annexed plat. In witness whereof we have hereunto set our hands and seals on this 25th day of September A.D. 1952

In the presence of

Signed

Carlson-La Vine, Inc.

*Milton S. Ashmer*

As to Erick La Vine

*Melvin J. Guithun*

*Erick La Vine*  
President

*Milton S. Ashmer*

As to W. N. Carlson

*Melvin J. Guithun*

*W. N. Carlson*  
Treasurer

STATE OF MINNESOTA } S.S.  
COUNTY OF HENNEPIN }

On this 25th day of September A.D. 1952, before me, a Notary Public within and for said County and State, personally appeared Erick La Vine and W. N. Carlson to me personally known, who being each by me duly sworn, did say that they are the President and Treasurer of Carlson-La Vine, Inc. the Corporation named in the foregoing instrument, that the seal affixed to said instrument is the Corporate seal of said Corporation, and that said instrument was signed and sealed in behalf of said Corporation by Authority of its Board of Directors and said Erick La Vine and W. N. Carlson acknowledge said instrument to be the free act and deed of said Corporation.

*LeRoy Arnold*  
Notary Public, Hennepin County, Minnesota

My Commission Expires Dec. 4, 1952.

I hereby certify that I have surveyed and platted the land described in the dedication on this plat as SYLVAN HILLS; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in figures denoting feet and decimals of a foot; that the monuments for the guidance of future surveys have been correctly placed in the ground as shown on said plat; that the topography of the land is correctly shown on said plat; that the outside boundaries of the land are correctly designated on said plat; and that there are no wet lands or public highways to be designated on said plat other than are shown thereon.

*Harry C. Cartwright*  
Registered Land Surveyor, Minnesota Registration No. 1983

STATE OF MINNESOTA } S.S.  
COUNTY OF HENNEPIN }

Above certificate subscribed and sworn to before me, a Notary Public within and for said County and State on this 25th day of September A.D. 1952

*Clara Mae Dickey*  
Notary Public, Hennepin County, Minnesota

My Commission Expires

We hereby certify that the Village Council of the Village of Fridley, Anoka County, Minnesota, duly accepted and approved the annexed plat of SYLVAN HILLS, at a regular meeting thereof held this 25th day of September A.D. 1952

Village of Fridley, Anoka County, Minnesota

*Clara F. Hansen*  
Mayor

*Ward Norling*  
Clerk

146308  
OFFICE OF REGISTER OF DEEDS,  
STATE OF MINNESOTA, COUNTY OF ANOKA }  
I hereby certify that the within instrument was filed in this office for record on the 30th day of OCT. 3, 1952 A.D. 1952 at 10:45 o'clock A.M. and was duly recorded in book 11 of Plate No. 21.  
*Guinn M. Munn*  
Register of Deeds

TAXES PAID  
This 2nd day of Oct. 1952  
*Kenneth H. Campbell*  
Auditor, Anoka County, Minn.  
*P. A. Peterson, Deputy*  
I hereby certify that taxes for the year 1951 on the lands described within are paid.  
*Walter J. Brown*  
County Treasurer  
TRANSFER ENTERED  
October 3 1952  
*Kenneth H. Campbell*  
Auditor, Anoka County  
*P. A. Peterson, Deputy*

