

# THEILMANN ESTATES

KNOW ALL MEN BY THESE PRESENTS: That Meadow View Homes, Inc. a Minnesota corporation, fee owner, of the following described property situated in the State of Minnesota, County of Anoka to wit:

The North half of the West 132.47 feet, front and rear, thereof of the East half of the South half of the West half of the East half of the Southeast Quarter of Section 13, Township 30, Range 24, Anoka County, Minnesota. (Also described as the North half of the West 132.47 feet, front and rear thereof of Lot 9, Auditors Subdivision No. 22).

EXCEPT that part lying Southerly of a line drawn 50 feet Northerly of and parallel with the Southerly line of Briardale Road Northeast as platted in Rice Creek Estates.

AND

Outlots A and B, Rice Creek Estates, Anoka County, Minnesota.

Have caused the same to be surveyed and platted as THEILMANN ESTATES and do hereby donate and dedicate to the public for public use forever the Court, Road and also dedicate the easements as shown on the plat for drainage and utility purposes only.

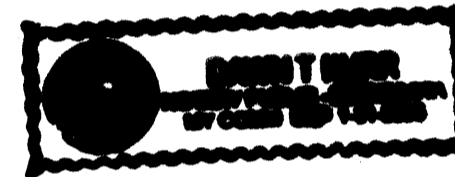
In witness whereof said Meadow View Homes, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officer this 12<sup>th</sup> day of May, 2004.

Meadow View Homes, Inc.  
Jeffery L. Cruz  
Jeffery L. Cruz, its President

STATE OF Minnesota  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 12<sup>th</sup> day of May, 2004 by Jeffery L. Cruz, the President of Meadow View Homes, Inc., a Minnesota Corporation, on behalf of said corporation.

Shawn Olson  
Notary Public, Sherburne County, Minnesota  
My Commission Expires 1-31-2005



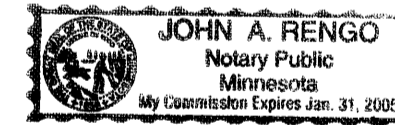
I hereby certify that I have surveyed and platted the property described on this plat as THEILMANN ESTATES and that this plat is a correct representation of said survey, that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been or will be correctly placed in the ground as shown; that the outside boundary lines are correctly designated on said plat and that there are no wet lands as defined in MS 505.02, Sub. 1, or public highways to be designated other than as shown on said plat.

Ronald P. Alwin  
Ronald P. Alwin, Land Surveyor  
Minnesota Registration No. 17765

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing Surveyor's Certificate was acknowledged before me this 30<sup>th</sup> day of April, 2004 by Ronald P. Alwin, Land Surveyor.

John A. Rengo  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2005



This plat of THEILMANN ESTATES was approved by the City Council of the City of Fridley, Minnesota this 27<sup>th</sup> day of October, 2003, 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 Scott J. Lund Mayor

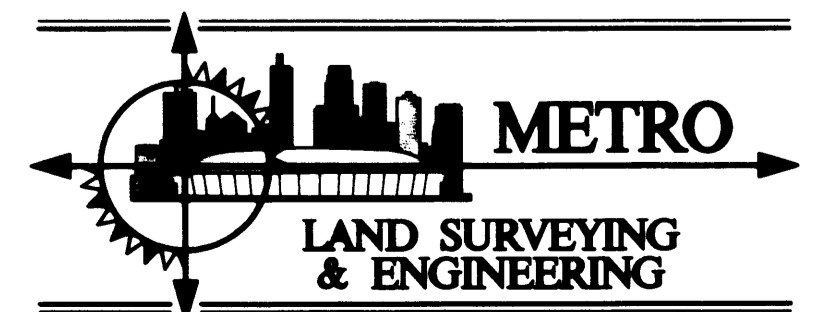
By Dale A. Skogren Clerk

This plat has been checked and approved this 13<sup>th</sup> day of MAY, 2004.

Larry D. Holm  
Larry Holm  
Anoka County Surveyor

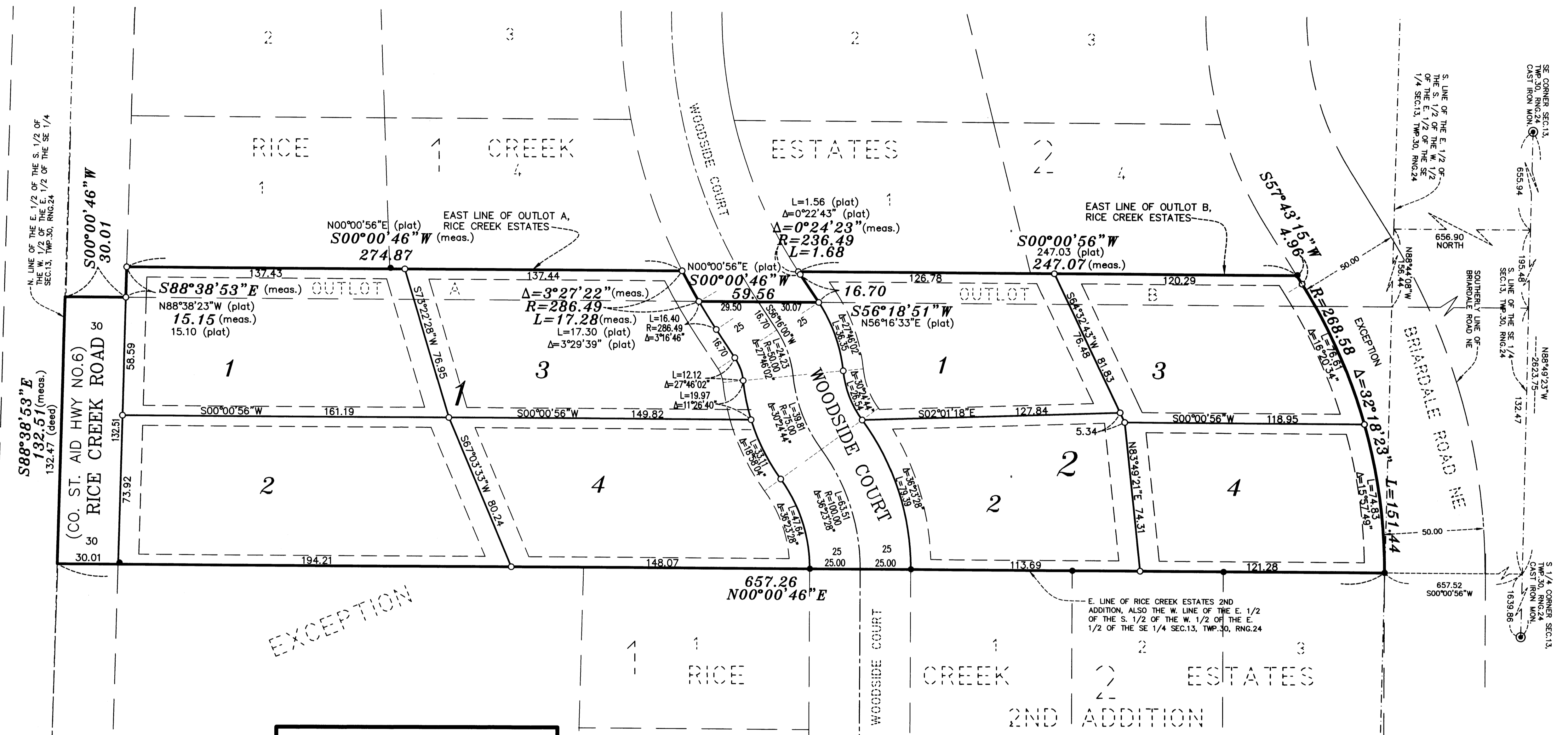
1922173.0 Abstract  
OFFICE OF COUNTY RECORDER  
STATE OF MINNESOTA, COUNTY OF ANOKA  
I hereby certify that the within instrument was filed in this office for record on the 13 May, A.D., 2004 at 9:12 o'clock A.M., and was duly recorded in book 67 Abst page 23  
Maureen J. Devine  
County Recorder  
By LBS

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED  
May 13 2004  
WILLIAM J. VIVIRE  
PROPERTY TAX ADMINISTRATOR  
BY J. Culver  
DEPUTY PROPERTY TAX ADMINISTRATOR



receipt # 2004060325 \$ 385.00

# THEILMANN ESTATES



N. LINE OF THE E. 1/2 OF THE S. 1/2 OF THE W. 1/2 OF THE E. 1/2 OF THE SE 1/4 SEC.13, TWP.30, RING.24

S88°38'53"E (meas.) 132.47 (deed)

(CO. ST. AID HWY NO.6) RICE CREEK ROAD 30

58.59

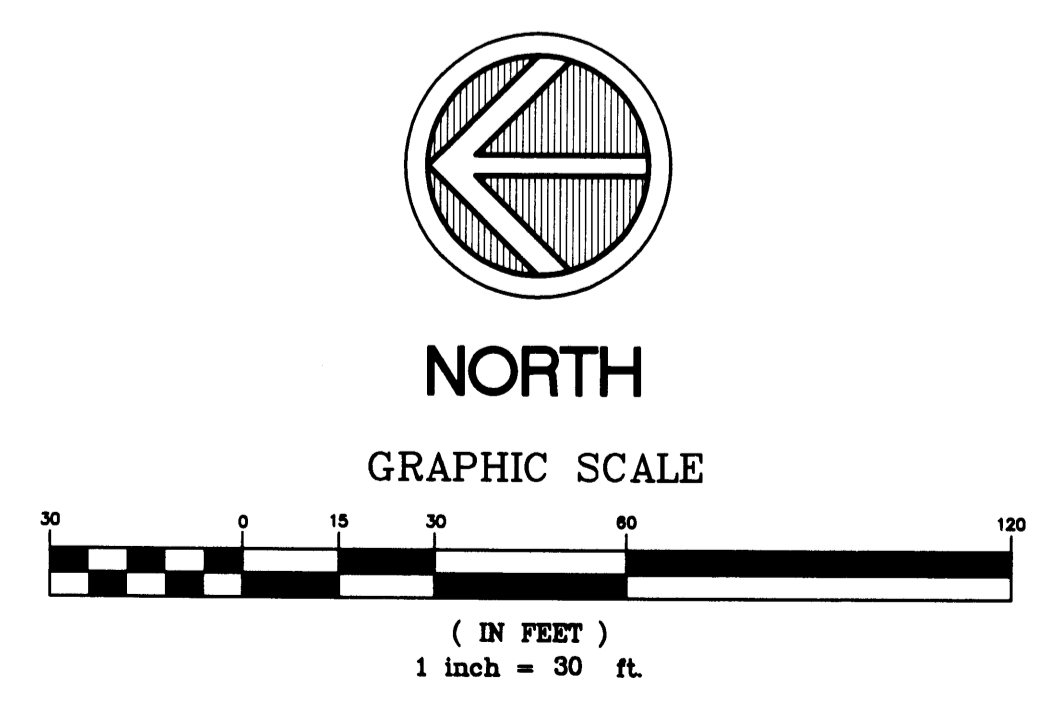
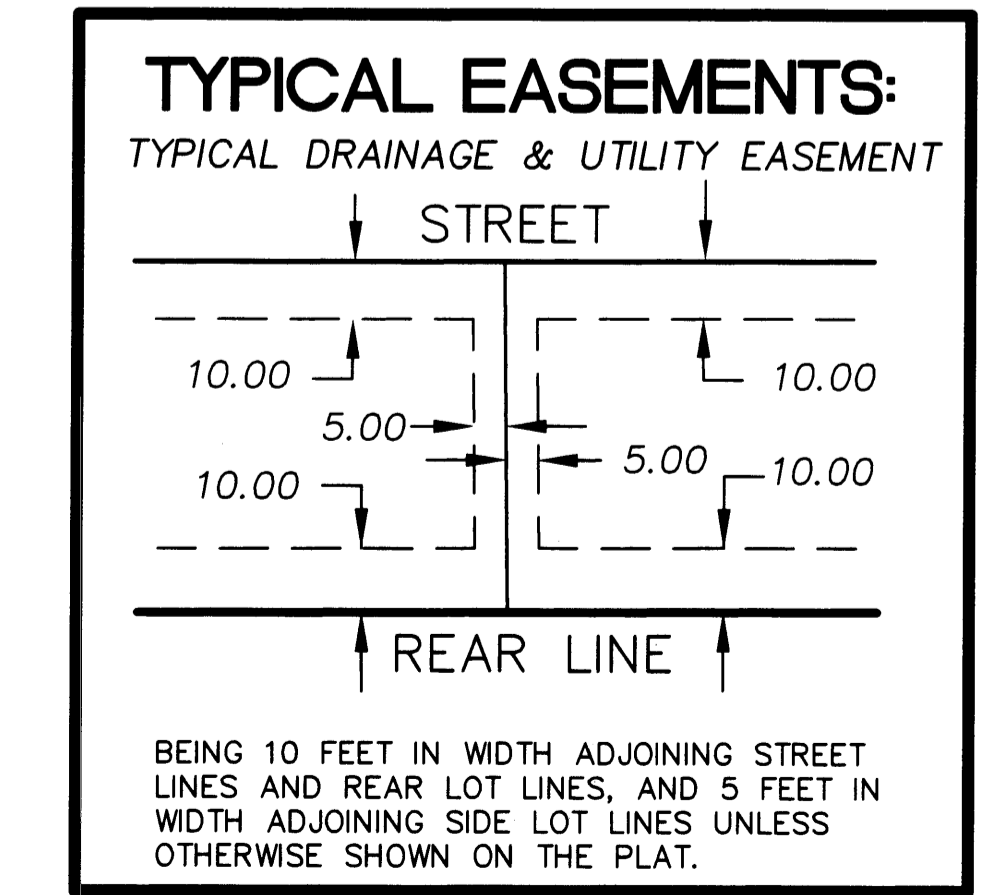
132.51

73.92

30.01

30.01

500°00'46"W 30.01



- DENOTES FOUND 1/2 INCH IRON MONUMENT MARKED R.L.S. 17765 UNLESS OTHERWISE NOTED.
- (meas.) DENOTES MEASURED DISTANCE OR BEARING
- (deed) DENOTES DEEDED DISTANCE
- (plat) DENOTES PLATTED DISTANCE PER PLAT OF RICE CREEK ESTATES
- DENOTES ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE, WHICH WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT, AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY RLS 17765.

FOR THE PURPOSES OF THIS PLAT THE EAST LINE OF RICE CREEK ESTATES 2ND ADDITION IS ASSUMED TO HAVE A BEARING OF N00°00'46"E.

