

City of Coon Rapids

County of Anoka

Thompson Heights 4th Addition

KNOW ALL MEN BY THESE PRESENTS: That we Ronald V. Schmelzer and Doris A. Schmelzer, his wife, owners and proprietors and Orrin E. Thompson Construction Corporation, contract purchasers of the following described property situate in the County of Anoka, State of Minnesota to wit: The Southwest Quarter of the Northwest Quarter of Section 15, Township 31, Range 24, except the North 466.69 feet of the East 466.69 feet thereof, and Rudolph J. Beckenbach also known as Rudolph Beckenbach and Bernice Beckenbach also known as Bernice S. Beckenbach, his wife, owners and proprietors and Land Holding Company, a Co-Partnership consisting of Olin B. Thompson and Dennis O. Thompson, contract purchasers of the following described property situate in the County of Anoka, State of Minnesota to wit: That part of the Southwest Quarter of the Northeast Quarter and of the Southeast Quarter of the Northeast Quarter of Section 16, Township 31, Range 24, described as follows: Commencing at the Northeast corner of said Southeast Quarter of Northeast Quarter; thence South 0° 50' 35" West along the East line thereof a distance of 203.83 feet to the actual point of beginning of the land to be hereinafter described; thence South 89° 22' 30" West a distance of 168.19 feet; thence North 75° 37' 30" West a distance of 153.95 feet; thence on a tangential curve to the left, the radius of which is 604.40 feet, a distance of 151.64 feet; thence South 0° 00' a distance of 85 feet; thence South 75° 57' 49" West a distance of 61.85 feet; thence West 0° 00' a distance of 100 feet; thence South 45° 23' 55" West a distance of 46.10 feet; thence West 0° 00' a distance of 135 feet; thence South 85° 14' 11" West a distance of 60.21 feet; thence West 0° 00' a distance of 155 feet; thence South 26° 12' 24" West a distance of 178.05 feet; thence North 42° 37' 42" West a distance of 220 feet; thence South 47° 22' 18" West a distance of 195 feet; thence North 42° 37' 42" West a distance of 25 feet; thence South 47° 22' 18" West a distance of 200 feet more or less to the Northeasterly line of the right of way of the Northern Pacific Railway Company; thence Southeasterly along the Northeasterly line of said right of way to its intersection with the South line of said Southeast Quarter of Northeast Quarter of Section 16; thence North 89° 28' 02" East along the South line thereof to the Southeast corner of said Southeast Quarter of Northeast Quarter; thence North 0° 05' 35" East along the East line thereof to the actual point of beginning; have caused the same to be surveyed and platted as THOMPSON HEIGHTS 4th ADDITION and do hereby donate and dedicate to the public for the public use forever the Streets, Avenues, Circles, Lanes and Drive as shown on the annexed plat, also subject to drainage and utility easements as shown on the annexed plat. In witness whereof said Rudolph J. Beckenbach and Bernice Beckenbach, his wife have hereunto set their hands and seals this 19 day of August A.D. 1960. Also in witness whereof said Orrin E. Thompson Construction Corporation has caused these presents to be signed by its proper officers and its Corporate seal to be hereunto affixed this 22 day of August A.D. 1960. Also in witness whereof said Ronald V. Schmelzer and Doris A. Schmelzer, his wife, have hereunto set their hands and seals this 19 day of August A.D. 1960. Also in witness whereof said Land Holding Company has caused these presents to be signed by Olin B. Thompson and Dennis O. Thompson, partners in said Co-Partnership; said Olin B. Thompson and Dennis O. Thompson have hereunto set their hands and seals this 22 day of August A.D. 1960.

In Presence of:

SIGNED BY:

Joyce Redhead
As to Ronald V. Schmelzer and Doris A. Schmelzer

Linda Kaylar

L. A. Cottle
As to Rudolph J. Beckenbach and Bernice Beckenbach

Joyce Redhead

Stafford P. Eichorn
As to Orrin E. Thompson and Idore S. Pedersen

Donald J. Parson

Stafford P. Eichorn
As to Olin B. Thompson and Dennis O. Thompson

Donald J. Parson

Ronald V. Schmelzer
RONALD V. SCHMELZER

Doris A. Schmelzer
DORIS A. SCHMELZER

Rudolph J. Beckenbach
RUDOLPH J. BECKENBACH

Bernice Beckenbach
BERNICE BECKENBACH

Orrin E. Thompson Construction Corporation

Orrin E. Thompson
ORRIN E. THOMPSON - President

Idore S. Pedersen
IDORE S. PEDERSEN - Secretary

Land Holding Company

Olin B. Thompson
OLIN B. THOMPSON

Dennis O. Thompson
DENNIS O. THOMPSON

State of Minnesota
County of Hennepin On this 19th day of August A.D. 1960, before me a Notary Public, within and for said County and State, personally appeared Rudolph J. Beckenbach and Bernice Beckenbach, his wife, and Ronald V. Schmelzer and Doris A. Schmelzer, his wife, to me known to be the persons described in and who executed the foregoing instrument, and they acknowledged that they executed the same as their own free act and deed.

Joyce Redhead
Notary Public, Hennepin County, Minnesota
My Commission Expires _____

State of Minnesota
County of Hennepin On this 22 day of August A.D. 1960, before me a Notary Public, within and for said County and State, personally appeared Orrin E. Thompson and Idore S. Pedersen, who being each by me duly sworn did say that they are respectively president and secretary of Orrin E. Thompson Construction Corporation, the Corporation named in the foregoing instrument, that the corporate 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 Orrin E. Thompson and Idore S. Pedersen acknowledged said instrument to be the free act and deed of said corporation.

Stafford P. Eichorn
Notary Public, Hennepin County, Minnesota
My Commission Expires _____

State of Minnesota
County of Hennepin On this 22 day of August A.D. 1960, before me a Notary Public, within and for said County and State, personally appeared Olin B. Thompson and Dennis O. Thompson who being each by me duly sworn did say that they are Co-Partners of Land Holding Company, the Co-Partnership named in the foregoing instrument; that said instrument was signed in behalf of said Co-Partnership; and that said Olin B. Thompson and Dennis O. Thompson acknowledged said instrument to be the free act and deed of said Co-Partnership.

Stafford P. Eichorn
Notary Public, Hennepin County, Minnesota
My Commission Expires _____

I hereby certify that I have surveyed and platted the property described on this plat as THOMPSON HEIGHTS 4th ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and decimals of a foot; that the monuments for guidance of future surveys have been correctly placed in the ground as shown on the plat; that the outside boundary lines are correctly designated on said plat and that there are no wetlands or public highways to be designated on said plat other than as shown thereon.

Harold R. Olson
Surveyor - Minnesota Registration No. 2039

State of Minnesota
County of Hennepin Above certificate subscribed and sworn to before me, a Notary Public, within and for said County and State this 7 day of July A.D. 1960.

Des J. Schindl
Notary Public, Hennepin County, Minnesota
My Commission Expires Nov 5 - 1961

We hereby certify that the City Council of the City of Coon Rapids, Anoka County, Minnesota, duly accepted and approved the annexed plat of THOMPSON HEIGHTS 4th ADDITION, at a regular meeting thereof held this 6th day of September A.D. 1960.

CITY OF COON RAPIDS, ANOKA COUNTY, MINNESOTA

by Joseph A. Craig its Mayor

by Paul Galt its Clerk

Checked and Approved this 20th day of September A.D. 1960.

Poland W. Anderson
Anoka County Surveyor

The annexed plat of THOMPSON HEIGHTS 4th ADDITION was approved by the Planning and Zoning Commission of the City of Coon Rapids at a regular meeting thereof held this 20th day of August A.D. 1960

CITY OF COON RAPIDS, ANOKA COUNTY, MINNESOTA

by Edw. G. Pasa its Chairman

by Paul Galt its Clerk

TAXES PAID

22 Sept. 1960
Kenneth W. Campbell
Lulu E. Lage Deputy

Exempt from state deed tax. I HEREBY CERTIFY THAT TAXES FOR THE YEAR 1957 ON THE LANDS DESCRIBED WERE PAID

Shelton D. Rowan
by M. N. Nicks Deputy

Shelton D. Rowan
by M. N. Nicks Deputy

3
"2" of plat
Restina S. Skerwin
Register of Deeds
By Mary Jane Rufferty

MINDER ENGINEERING CO., INC.
Engineers and Surveyors

