

# THRUSH CREEK 3RD ADDITION

**KNOW ALL PERSONS BY THESE PRESENTS:** That Thrush Creek LLC, a Minnesota Limited Liability Company, owner, and Contractors Capital Corporation, a Minnesota Corporation, mortgagee, of the following described property situated in the County of Anoka, State of Minnesota to wit:

The South One-Half (S1/2) of Lot One (1) of Coon Creek Gardens, excepting therefrom the North 120 feet thereof as measured along the East and West lines thereof.  
And  
Lot 3, Block 1, Thrush Creek 2nd Addition.

Have caused the same to be surveyed and platted as THRUSH CREEK 3RD ADDITION and do hereby donate and dedicate to the public for public use forever the Street and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Thrush Creek LLC, a Minnesota Limited Liability Company, has caused these presents to be signed by its proper officer this 15<sup>th</sup> day of JANUARY, 2004. In witness whereof said Contractors Capital Corporation, a Minnesota Corporation, has caused these presents to be signed by its proper officer this 26<sup>th</sup> day of JANUARY, 2004.

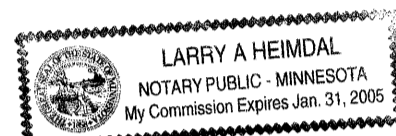
SIGNED: Thrush Creek LLC  
*Robert A. Day*  
Robert A. Day, Chief Manager

SIGNED: Contractors Capital Corporation  
*Teery Tollefson*  
Teery Tollefson, President

STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of JANUARY, 2004, by Robert A. Day, as Chief Manager of Thrush Creek LLC, a Minnesota Limited Liability Company, on behalf of the company.

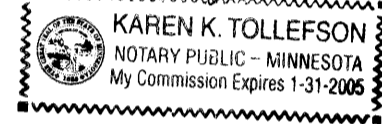
*Larry A. Heimdahl*  
Notary Public ANOKA County, Minnesota  
My Commission Expires: 11/31/2005



STATE OF MINNESOTA  
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 26<sup>th</sup> day of JANUARY, 2004, by Teery Tollefson, as President of Contractors Capital Corporation, a Minnesota Corporation, on behalf of the corporation.

*Karen K. Tollefson*  
Notary Public Hennepin County, Minnesota  
My Commission Expires: 1-31-2005



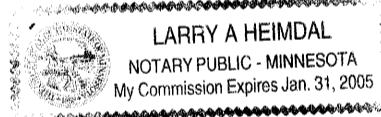
I hereby certify that I have surveyed and platted the property described on this plat as THRUSH CREEK 3RD ADDITION, that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground as designated; that the outside boundary lines are correctly designated on the 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.

*Mathew T. Kytönen*  
Mathew T. Kytönen, Land Surveyor  
Minnesota License No. 18213

STATE OF MINNESOTA  
COUNTY OF ANOKA

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, within and for said County and State this 15<sup>th</sup> day of JANUARY, 2004, by Mathew T. Kytönen, Minnesota License No. 18213.

*Larry A. Heimdahl*  
Notary Public, Anoka County, Minnesota  
My Commission Expires: 1/31/2005



COON RAPIDS, MINNESOTA

This plat of THRUSH CREEK 3RD ADDITION was approved by the Planning Commission of the City of Coon Rapids, Minnesota this 15<sup>th</sup> day of August, 2002.

By: *Dorcas M. Nagel*  
Chairman

COON RAPIDS, MINNESOTA

We hereby certify that the City Council of Coon Rapids, duly accepted and approved the plat of THRUSH CREEK 3RD ADDITION at a regular meeting thereof held this 7<sup>th</sup> day of October, 2003. 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 provided by Minn. Statutes, Section 505.03, Subd. 2.

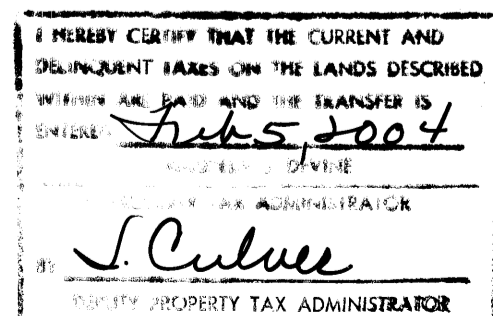
CITY OF COON RAPIDS, MINNESOTA

By: *F. Howe* Mayor  
By: *Joan A. Anderson* Clerk

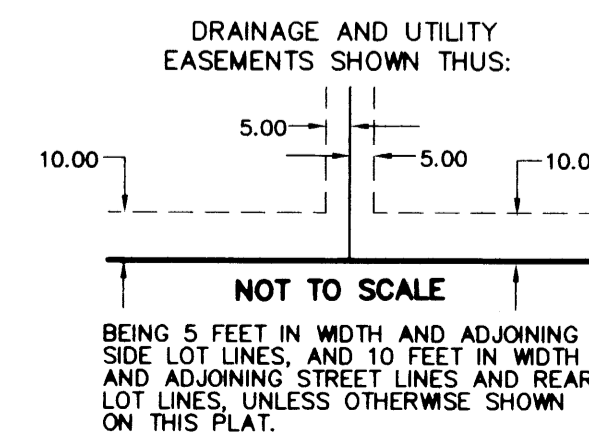
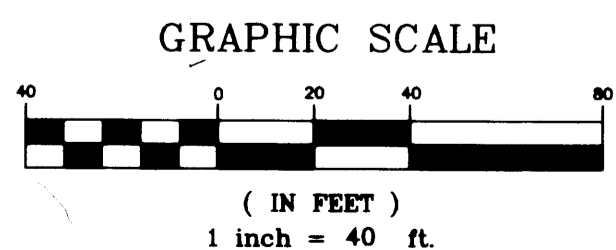


This plat of THRUSH CREEK 3RD ADDITION was checked and approved by me this 5<sup>th</sup> day of FEBRUARY, 2004.

By: *Larry D. White*  
Anoka County Surveyor



Office of REGISTRAR OF TITLES  
STATE OF MINNESOTA 458570.0  
COUNTY OF ANOKA  
I hereby certify that the within instrument was filed in this office on February 5, 2004 at 2:25 o'clock P.M.  
By: *Maureen J. Devine*, Registrar of Titles  
By: *GKE*, Deputy Registrar of Titles



- DENOTES ANOKA COUNTY CAST IRON MONUMENT
- DENOTES FOUND IRON PIPE.
- DENOTES A 1/2 INCH BY 14 INCH IRON PIPE MONUMENT MARKED R.L.S. NO. 18213, THAT WILL BE SET WITHIN ONE YEAR OF THE RECORDING OF THIS PLAT

FOR THE PURPOSES OF THIS PLAT, THE EAST LINE OF LOT 1, COON CREEK GARDENS, IS ASSUMED TO HAVE A BEARING OF S 00°55'35" E. 2004024364 \$ 370.00

