## UHAUL MOVING AND STORAGE OF COON RAPIDS

Lot 1, Block 2, O.L. PEDERSON ADDITION, as corrected by Surveyor's Certificate filed as Anoka County Recorder Document No. 671455.

CITY OF COON RAPIDS
COUNTY OF ANOKA
SEC. 17, TWP. 31, RNG. 24

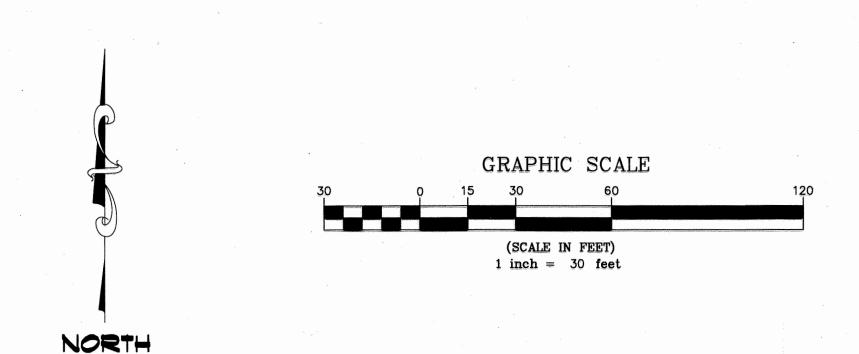
KNOW ALL PERSONS BY THESE PRESENTS: That 22 SAC LLC, a Delaware limited liability company, owner of the following described property:

4415				
AND				
That part of the West Half of the North	east Quarter Sec	tion 17 Township 31 Panas 24	Anoka County Minnesota	
described as follows:				
Beginning at the southeast corner of Lo filed as Anoka County Recorder Documer	t 1, Block 2, O.L.	PEDERSON ADDITION as correct	ed by Surveyor's Certificate  f South 9 degrees 28 minutes	
50 seconds West, along the southerly ex	tension of the e	esterly line of said Lot 1, a dist	ance of 338.17 feet to the northerly	
right-of-way boundary line of County St	ate Aid Highway	No. 1 (Coon Rapids Boulevard),	thence North 61 degrees 44	
minutes 00 seconds West, along said no	rtherly right-of-	way boundary line, to the interse	ection with the southerly extension	
of the west line of Lot 3, said Block 2, Lot 3, a distance of 227.10 feet to the	southwest corner	of said Lot 3. thence South 8	7 degrees 45 minutes 16 seconds	
East, along the south line of said Block	2, a distance of	273.84 feet to the point of be	ginning.	
Torrens Property - Certificate of Title No	o. 148878			
Total Control of the				
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caused the same to be surveyed and platt	ed ds UHAUL MU	VING AND STORAGE OF COON RA	APIDS.	
tness whereof said 22 SAC LLC, a Delaware	e limited liability	company, has caused these pres	sents to be signed by its proper officer this	
28th day of February		20 23 .		
22 540 110				
ed: 22 SAC LLC	••			
MX				
() Characteristics	200000000000000000000000000000000000000			
rt Shoen, Vice President				i
E OF ARIZONA				
instrument was acknowledged before me th	nis <u>28 day</u> o	FERRENALY 2023 by	Stuart Shoen, Vice President of 22 SAC LLC,	a Delaware
instrument was acknowledged before me th	nis <u>28<sup>†</sup> </u> day o	FERRIARY 2023 by	Stuart Shoen, Vice President of 22 SAC LLC,  Joseph Davy New came	
instrument was acknowledged before me th	nis <u>28<sup>†</sup> </u> day o	Totales condition of Common and acceptable and Common a		(printe
instrument was acknowledged before me th	nis <u>28 day</u> o	To comprehensive of the second and approximate the second of the second		(printe
instrument was acknowledged before me th	nis <u>28 day</u> o	Totales condition of Common and acceptable and Common a	Joseph Davis Newcomer	(printe
instrument was acknowledged before me th	nis <u>28<sup>†</sup></u> day o	Totales condition of Common and acceptable and Common a	Notary Public, Maritopa County,	(printe
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instrument was acknowledged before me the liability company.  hua P. Schneider do hereby certify that the of Minnesota; that this plat is a correct	is plat was prepa representation of	Commission & 627.00  Markey Public - Arizona Markey Commission & 627.00  My Co	Notary Public, Mariloga, County, My Commission Expires June 2,2026  supervision; that I am a duly Licensed Land S mathematical data and labels are correctly de	(printo
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CITY OF COON RAPIDS PLANNING COMMISSION, MINNESOTA	
Be it known that a meeting held on this $18^{th}$ day of	121, the Planning Commission of the City of Coon Rapids, Minnesota, N RAPIDS.
PLANNING COMMISSION, CITY OF COON RAPIDS, MINNESOTA	
By: Wayue Church Chairperson	
CITY COUNCIL, CITY OF COON RAPIDS, MINNESOTA	
This plat of UHAUL MOVING AND STORAGE OF COON RAPIDS was approved and a regular meeting thereof held this day of	ccepted by the City Council of the City of Coon Rapids, Minnesota at a nd said plat is in compliance with the provisions of Minnesota Statutes,
CITY COUNCIL, CITY OF COON RAPIDS, MINNESOTA	
By: Jeng Lock By:	901 Jewy Medicierk
COUNTY SURVEYOR	
this 14 <sup>th</sup> day of November, 2028.	od. 11, this plat has been reviewed and approved
By: Dal M. Zalmeier	
David M. Zieglmeier Anoka County Surveyor	
COUNTY AUDITOR/TREASURER	
Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the	year 20 <u>23</u> on the land hereinbefore described have been paid. Also,
pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes a	nd transfer entered this 12 day of December,
famela J. LeBlanc	
Property Tax Administrator	
By Musan B. Weidner Deputy	
COUNTY RECORDER/REGISTRAR OF TITLES	
COUNTY OF ANOKA, STATE OF MINNESOTA	
I hereby certify that this plat of UHAUL MOVING AND STORAGE OF COON RAPIDS for public record on this $12$ day of $2023$ at $9.12$ o'clock	was filed in the office of the County Recorder/Registrar of Titles  A.M. and was duly recorded as Document Number 614321.004
Pamela J. Le Blane	
County Recorder/Registrar of Titles	
# KA	
By Milan B. Widney, Deputy	

## UHAUL MOVING AND STORAGE OF COON RAPIDS

CITY OF COON RAPIDS
COUNTY OF ANOKA
SEC. 17, TWP. 31, RNG. 24



## **LEGEND**

DENOTES FOUND MONUMENT
 DENOTES MONUMENT TO BE SET WITH ONE
 YEAR AFTER RECORDING OF THIS PLAT, A
 HALF INCH BY 14 INCH IRON PIPE WITH
 PLASTIC CAP INSCRIBED 44655

(Deed) REFERS TO BEARINGS AS SHOWN ON CERTIFICATE OF TITLE NUMBER 148878

BASIS FOR BEARINGS: THE EAST LINE OF THE Lot 1, BLOCK 2, O.L. PEDERSON ADDITION, ANOKA COUNTY, MINNESOTA, IS ASSUMED TO BEAR S10"17'50"W.

