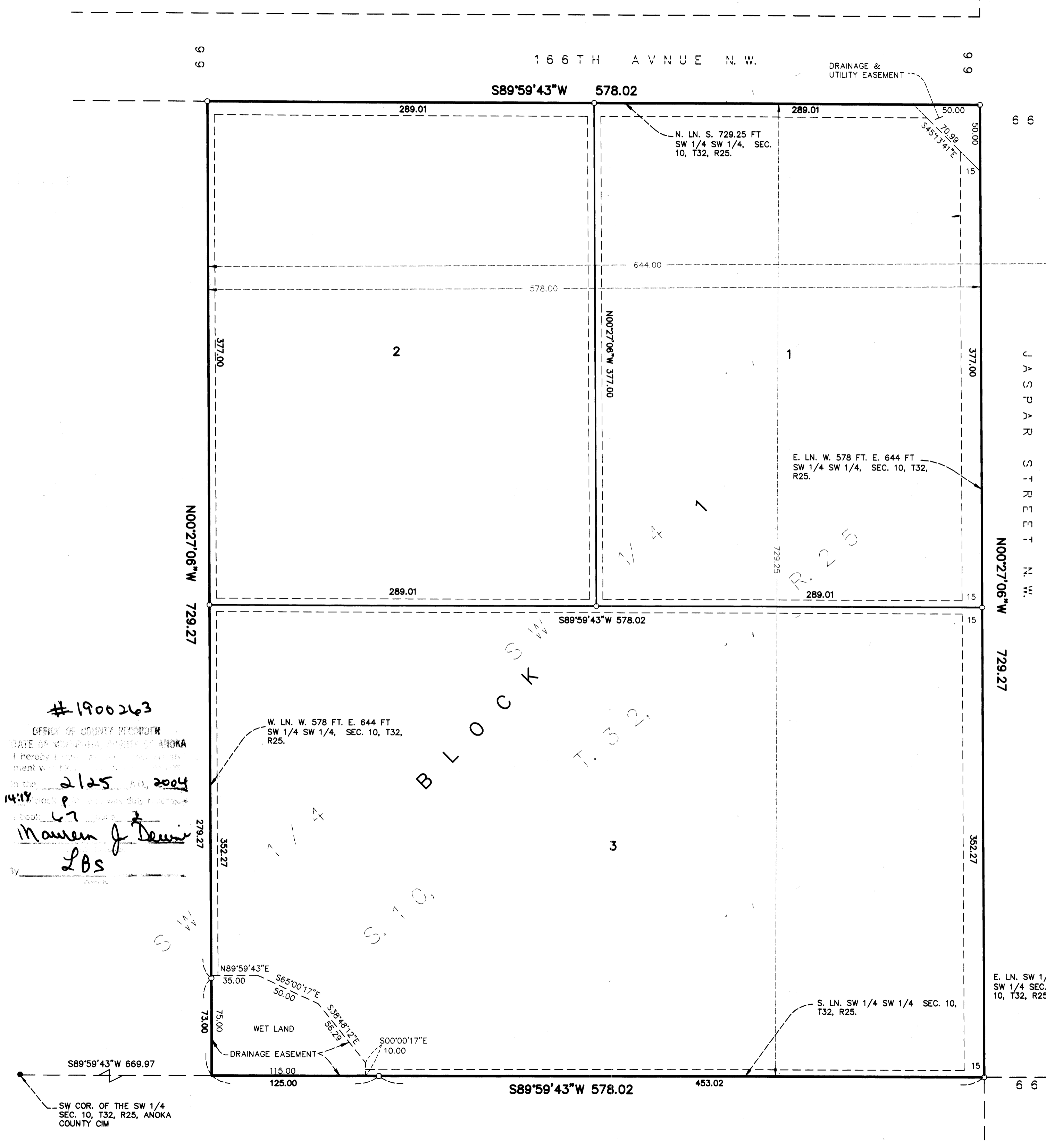


OFFICIAL PLAT

VALVISTA ESTATES

Bk 67 of Abst. Pg. 2

CITY OF RAMSEY
ANOKA COUNTY, MINNESOTA
SEC 10, T.32, R.25.



KNOW ALL MEN BY THESE PRESENTS :

That Eugene F. Valerio and Anne K. Valerio, husband and wife, owners and proprietors of the following described property situated in Anoka County, Minnesota to wit:

The West 578.00 feet of the East 644.00 feet of the South 729.25 feet of the Southwest Quarter of the Southwest Quarter, Section 10, Township 32, Range 25, Anoka County, Minnesota.

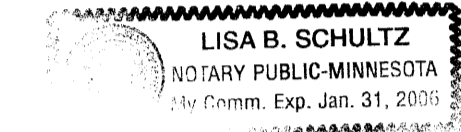
Have caused the same to be surveyed and platted as VALVISTA ESTATES and do hereby donate and dedicate to the public for public use forever the easements for drainage and drainage and utility purposes as shown on this plat.

In witness whereof said Eugene F. Valerio and Anne K. Valerio, husband and wife, have hereunto set their hands this 27 day of JANUARY, 2004

Eugene F. Valerio Anne K. Valerio
Eugene F. Valerio Anne K. Valerio

STATE OF MN, COUNTY OF Anoka
The foregoing instrument was acknowledged before me this 27 day of January, 2004, by Eugene F. Valerio and Anne K. Valerio, husband and wife.

Lisa B. Schultz
Notary Public, Minnesota County, MN
My commission expires 1-31-06

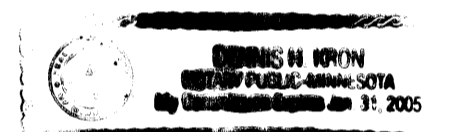


I hereby certify that I have surveyed and platted the property described on this plat as VALVISTA ESTATES, that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot, that all monuments have been correctly placed in the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

Kenneth G. Holmbeck
Kenneth G. Holmbeck, Land Surveyor, Minnesota License NO. 18890

STATE OF MINNESOTA, COUNTY OF STEARNS
The foregoing Surveyor's Certificate was acknowledged before me this 31st day of Dec., 2003

Dennis H. Kion
Notary Public, STEARNS County, Minnesota.
My commission expires 1-31-05



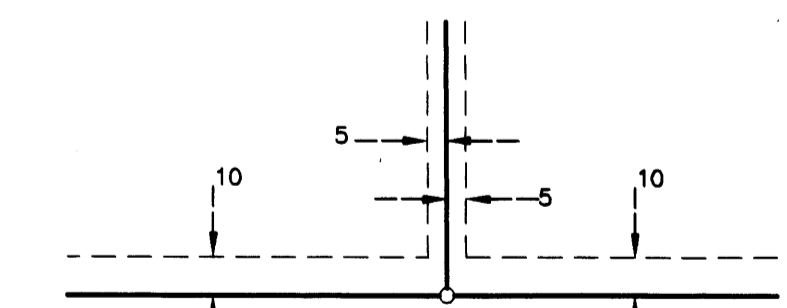
CITY COUNCIL OF RAMSEY, MINNESOTA.
This plat of VALVISTA ESTATES was approved and accepted by the City Council of Ramsey, Minnesota, at a regular meeting thereof, held on 25th day of NOVEMBER, 2003. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes, Section 505.03, Subd. 2.

John M. Hillberg Attest: John M. Hillberg
Mayor Clerk

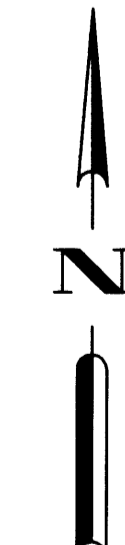
This plat has been checked and approved this 25th day of FEBRUARY, 2004

Larry D. Hill
Anoka County Surveyor

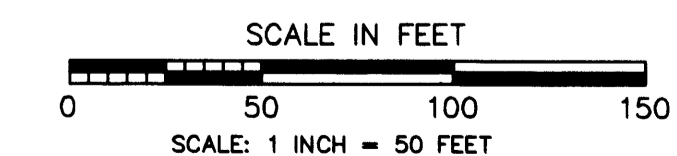
DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



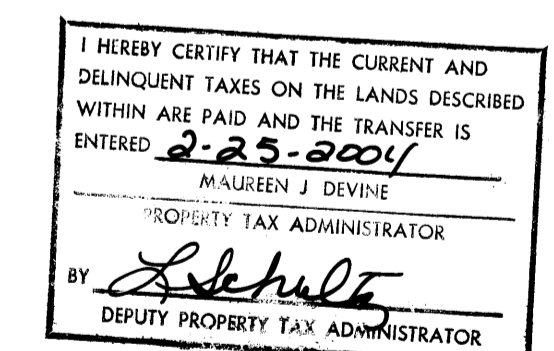
BEING 10 FEET IN WIDTH AND ADJOINING STREET LINES, AND BEING 5 FEET IN WIDTH AND ADJOINING LOT LINES, UNLESS OTHERWISE SHOWN ON THE PLAT.



FOR THE PURPOSES OF THIS PLAT THE SOUTH LINE OF THE SW 1/4 OF THE SW 1/4 SEC. 10, T32, R25 IS ASSUMED TO HAVE A BEARING OF S89°59'43"W



LEGEND
• DENOTES IRON MONUMENT FOUND
○ DENOTES 1/2 INCH X 14 INCH IRON PIPE SET, MARKED RLS 18890



#1900263
OFFICE OF COUNTY RECORDS
DATE OF RECORDING: 01/27/2004
IN THE 2125 A.D., 2004
14:18
MAUREEN J. DEVINE
LBS

#2004034769 R185.

SURVEY SPECIALISTS

- LAND SURVEYING
- CONSTRUCTION STAKING
- LAND DESCRIPTIONS
- SUBDIVISION PLATS

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