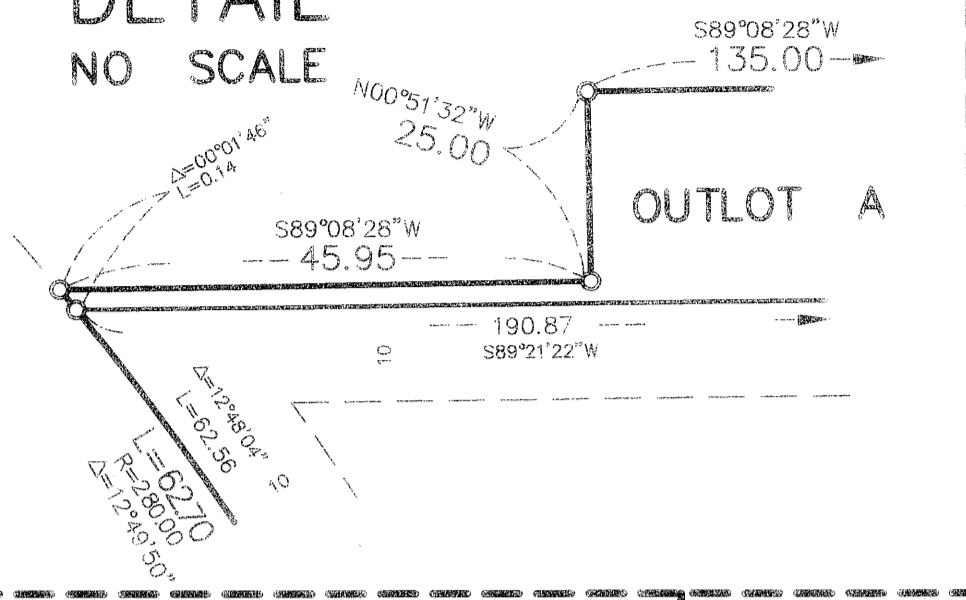


VILLAGE MANOR ESTATES

City of Coon Rapids, County of Anoka

DRAINAGE AND UTILITY EASEMENTS SHOWN THUS:

DETAIL NO SCALE



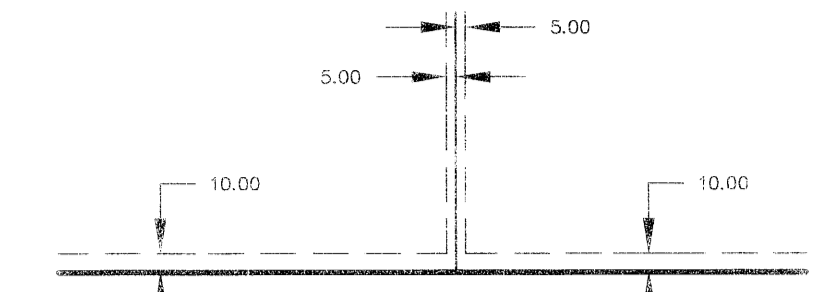
ROBINWOOD PLAT 2

ROBINWOOD

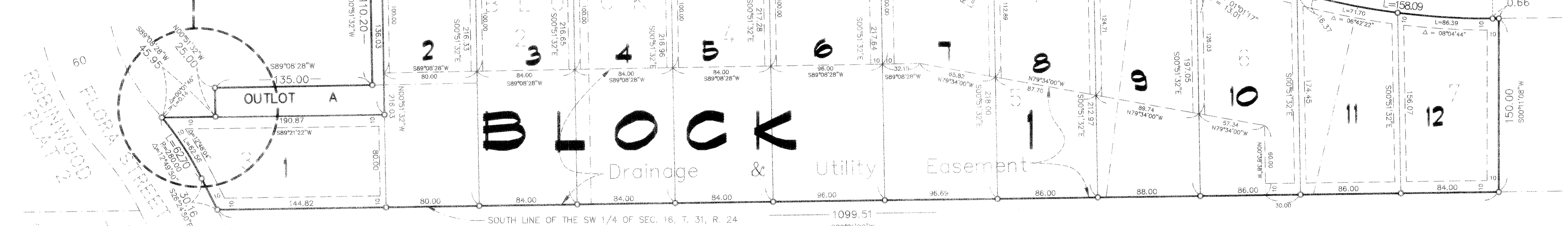
PLAT

109TH

LANE 60

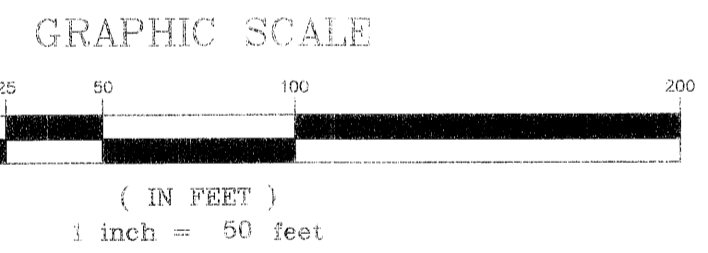


BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES AND 10 FEET IN WIDTH AND ADJOINING REAR LINES AND STREET LINES, UNLESS OTHERWISE INDICATED, AS SHOWN ON THE PLAT.



FLORA STREET NW
THOMPSONS ADDITION

THE ORIENTATION OF THE BEARING SYSTEM IS BASED ON THE SOUTH LINE OF THE SW 1/4 OF SECTION 16, TOWNSHIP 31, RANGE 24 HAVING A BEARING OF S 89°21'22" W.



RECORDED
FEB. 15 1995
COUNTY CLERK

○ DENOTES SET 1/2" X 18" IRON MONUMENT MARKED R.L.S. 9808, UNLESS OTHERWISE SHOWN ON THE PLAT.

State of Minnesota
County of Ramsey
The foregoing instrument was acknowledged before me this 26th day of JANUARY, 1995, by Katherine L. Harstad a single person and Paul W. Harstad, a single person.
Doni A. Kueg
Notary Public, Ramsey County, Minnesota
My Commission Expires Aug. 23, 1996

State of Minnesota
County of Ramsey
The foregoing instrument was acknowledged before me this 26th day of January, 1995, by Keith T. Harstad and Diane N. Harstad, husband and wife.
William T. Keenan
Notary Public, Ramsey County, Minnesota
My Commission Expires 2-8-99

State of Minnesota
County of Ramsey
The foregoing instrument was acknowledged before me this 26th day of January, 1995, by William T. Keenan, President of Builders Development & Finance, Inc., a Minnesota Corporation on behalf of the corporation.
William T. Keenan
Notary Public, Ramsey County, Minnesota
My Commission Expires 2-8-99

I, Ronald P. Alwin hereby certify that I have surveyed and platted the property described in the dedication of this plat as VILLAGE MANOR ESTATES; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat or will be placed as required by the local governmental unit as designated on the plat; and there are no wet lands or public highways other than as shown thereon.
Ronald P. Alwin
Ronald P. Alwin, Land Surveyor
Minnesota Registration No. 17765

State of Minnesota
County of Anoka
The Surveyor's certificate was acknowledged before me this 23rd day of January, 1995, by Ronald P. Alwin, Registered Land Surveyor.
Edward E. Stuebel
Notary Public, Anoka County, Minnesota
My Commission Expires May 24, 1997

The plat of VILLAGE MANOR ESTATES was approved by the Planning Commission of the City of Coon Rapids, Minnesota this 21st day of October, 1993.
By Doreen M. Naeve, Chairman

This plat of VILLAGE MANOR ESTATES was approved and accepted by the City Council of the City of Coon Rapids, Minnesota this 20th day of September, 1994. If applicable the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided in Minnesota Statutes Section 505.03, Subdivision No. 2.

William T. Keenan
Mayor
Betty Backes
Clerk
Checked and approved this 15th day of Feb., 1995.
Merlyn Anderson
Anoka County Surveyor

E. G. RUD & SONS, INC.
Land Surveyors

