

WEST COON LAKE SHORES ESTATES

City of HAM LAKE; ANOKA COUNTY

KNOW ALL PERSONS BY THESE PRESENTS: That Russell H. Francen, Jr. and Charlotte P. Francen, husband and wife, owners of the following described property situated in the County of Anoka, State of Minnesota to wit:

The Southeast Quarter of the Northwest Quarter of Section 3, Township 32, Range 23, Anoka County, Minnesota.

Government Lot 2, Section 3, Township 32, Range 23, Anoka County, Minnesota except that part lying southeasterly of a line described as beginning at a point on the southerly line of said Government Lot 2, said point being 361.48 feet westerly from the northwesterly corner of the plat of HIAWATHA BEACH, according to the recorded plat thereof, as evidenced by a concrete monument in place; thence northeasterly at an angle of 57 degrees 07 minutes 50 seconds (as measured from east to northeast), a distance of 430 feet, more or less, to the shore of Coon Lake and there terminating.

Have caused the same to be surveyed and platted as WEST COON LAKE SHORES ESTATES and do hereby donate and dedicate to the public for the public use forever the avenue and drive and also dedicate the drainage and utility easements as shown on the plat for drainage and utility purposes only.

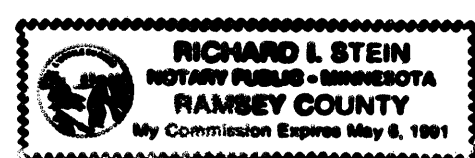
In witness whereof said Russell H. Francen, Jr. and Charlotte P. Francen, husband and wife, have hereunto set their hands this 26th day of Oct, 1990.

Russell H. Francen Jr.
Russell H. Francen, Jr.

Charlotte P. Francen
Charlotte P. Francen

934779
OFFICE OF COUNTY REGISTER
STATE OF MINNESOTA
COUNTY OF ANOKA
12:25 P.M. JUN 3 1991
43 of Plats 22
Jed J. Lindahl
City Clerk
D. J. Johnson
City Clerk

STATE OF MINNESOTA)
COUNTY OF ANOKA)
This instrument was acknowledged before me this 26th day of Oct, 1990, by
Russell H. Francen, Jr. and Charlotte P. Francen, husband and wife.



Richard L. Stein
Notary Public, Ramsey County, Minnesota
My Commission Expires MAY 6 1991

I, Ernest G. Rud, hereby certify that I have surveyed and platted the property described in the dedication of this plat as WEST COON LAKE SHORES ESTATES; that the 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 the monuments have been correctly placed in the ground as shown; that the outside boundaries are correctly designated on said plat; and that there are no wet lands or public highways other than as shown thereon.

Ernest G. Rud
Ernest G. Rud, Land Surveyor
Minnesota Registration No. 9808

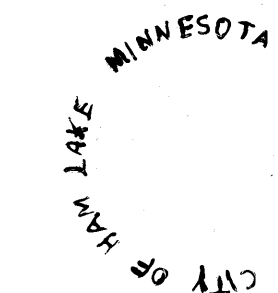
STATE OF MINNESOTA
COUNTY OF ANOKA
The Surveyor's Certificate was acknowledged before me, a Notary Public, this 16th day of October, 1990 by Ernest G. Rud, Registered Land Surveyor.



Marjorie E. Rud
Notary Public, Anoka County, Minnesota
My Commission Expires May 24, 1991

Approved and accepted by the City Council of the City of Ham Lake, Minnesota, at a regular meeting thereof held this 17th day of September, 1990. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the city or township or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes Section 505.03, Subdivision 2.

William A. Nelson
Mayor
Wesley A. Nivola
Clerk



Checked and approved this 3rd day of June, 1991.
Merlyn D. Anderson
Anoka County Surveyor

June 3 1991
Edward M. Trestle
Notary Public, Anoka County
BY Edward M. Trestle

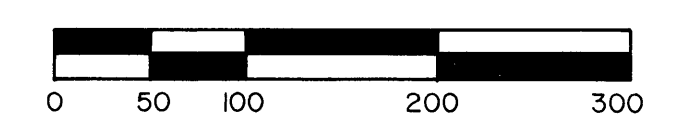
E. G. RUD & SONS, INC.
LAND SURVEYORS

WEST COON LAKE SHORES ESTATES

City of HAM LAKE; ANOKA COUNTY

North

Scale: 1 Inch = 100 Feet

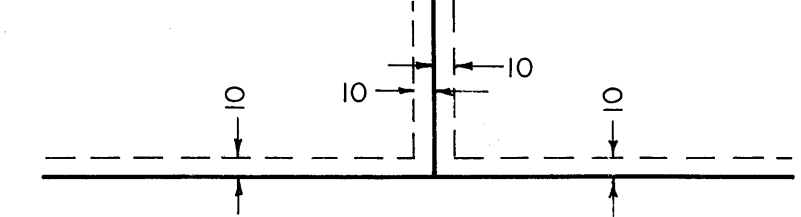


SCALE IN FEET

o Denotes Set Iron Pipe.

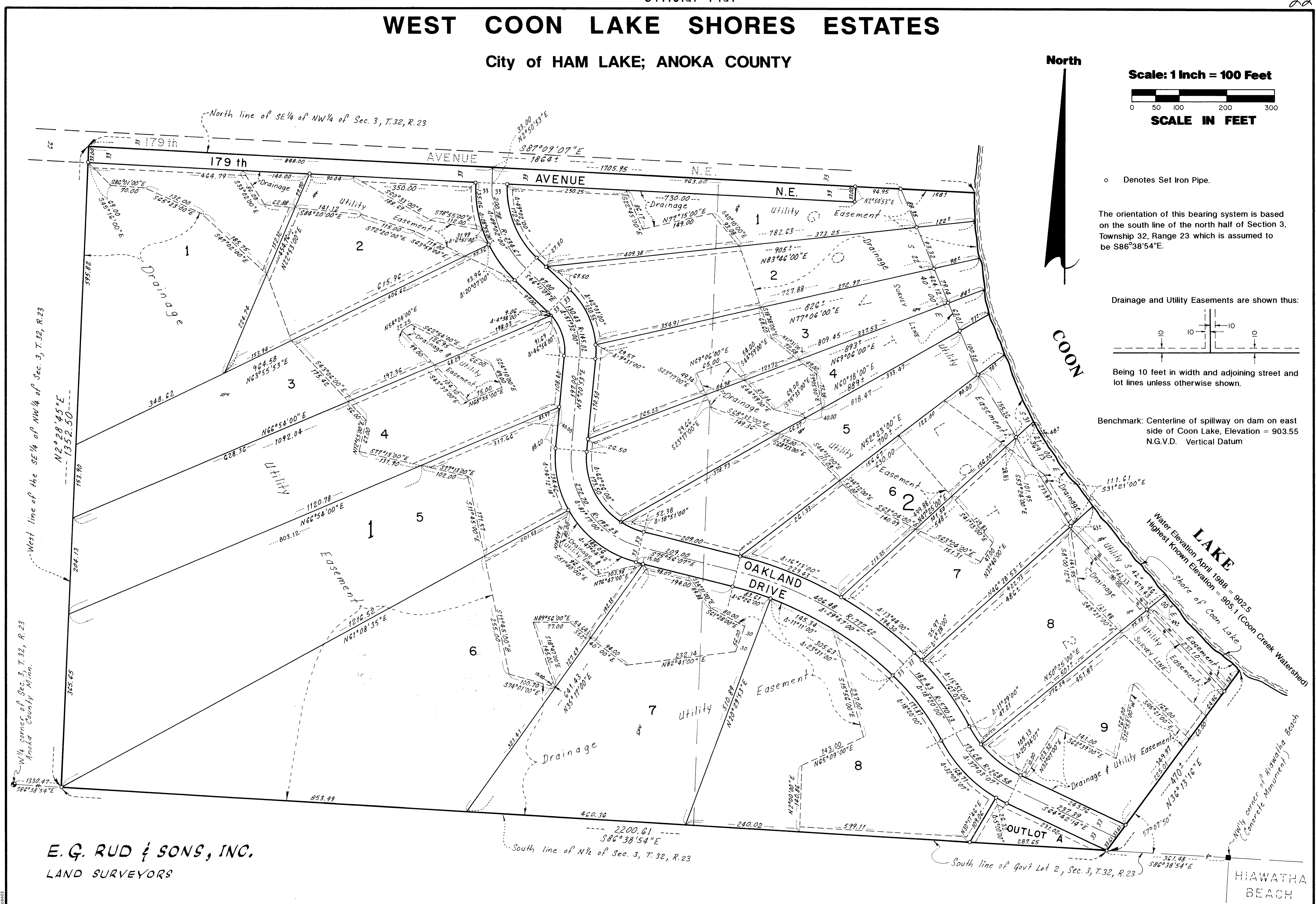
The orientation of this bearing system is based on the south line of the north half of Section 3, Township 32, Range 23 which is assumed to be S86°38'54"E.

Drainage and Utility Easements are shown thus:



Being 10 feet in width and adjoining street and lot lines unless otherwise shown.

Benchmark: Centerline of spillway on dam on east side of Coon Lake, Elevation = 903.55 N.G.V.D. Vertical Datum



E. G. RUD & SONS, INC.
LAND SURVEYORS