

# WICKLOW WOODS

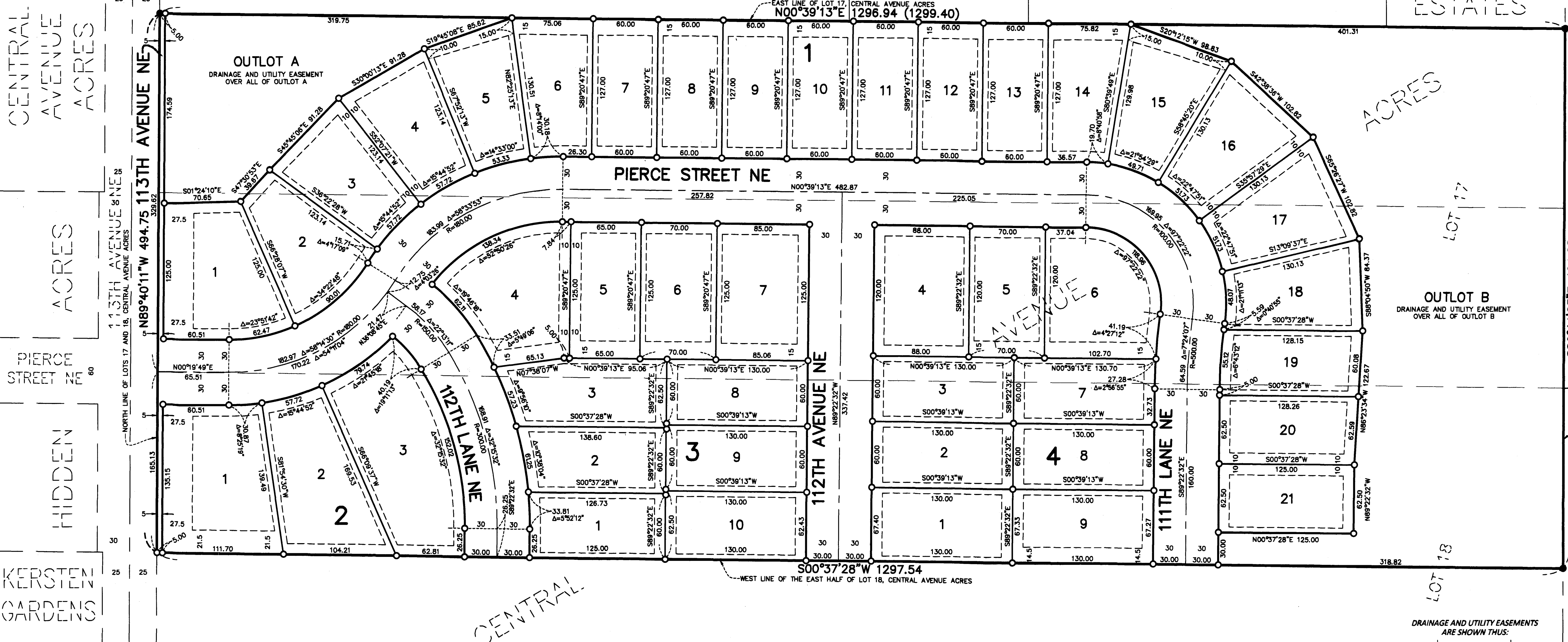
CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 17, T. 31, R. 23

TARA  
ESTATES

CENTRAL AVENUE ACRES

R.L.S. NO. 89 CENTRAL AVENUE ACRES

ACRES



CENTRAL AVENUE ACRES

ACRES

PIERCE STREET NE

HIDDEN

KERSTEN GARDENS

CENTRAL

WILD FLOWER MEADOWS  
COOPERS MEADOW

KNOW ALL PERSONS BY THESE PRESENTS: That U.S. Home Corporation, a Delaware corporation, owner of the following described property:

The West Half (W 1/2) of Lot Seventeen (17) of CENTRAL AVENUE ACRES, according to the plat thereof on file and of record in the office of the Registrar of Titles of said Anoka County.

and  
The East Half (E 1/2) of Lot Eighteen (18) of CENTRAL AVENUE ACRES, according to the plat thereof on file and of record in the office of the Registrar of Titles of said Anoka County.

and  
The East Half (E 1/2) of Lot Seventeen (17), CENTRAL AVENUE ACRES, according to the map or plat thereof on file and of record in the office of the Registrar of Titles, Anoka County, Minnesota

Has caused the same to be surveyed and platted as WICKLOW WOODS and does hereby dedicate to the public for public use the public ways and the drainage and utility easements as created on this plat.

In witness whereof said U.S. Home Corporation, a Delaware corporation, has caused these presents to be signed by its proper officer this 18 day of December, 2018.

U.S. Home Corporation  
By: Jonathan A. Aune, Vice President

STATE OF Minnesota  
COUNTY OF Hennepin

This instrument was acknowledged before me on 18 day of December, 2018 by Jonathan A. Aune, the Vice President of U.S. Home Corporation, a Delaware corporation, on behalf of the corporation.

Pallu Shabany (Signature)  
Danielle Shabanya (Print Name)  
Hennepin County, Minnesota  
My commission expires Jan 31, 2024

I, Marcus F. Hampton do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 14 day of DECEMBER, 2018  
Marcus F. Hampton  
Marcus F. Hampton, Licensed Land Surveyor, Minnesota License No. 47481

STATE OF MINNESOTA  
COUNTY OF Lakota

This instrument was acknowledged before me on this 14th day of December, 2018 by Marcus F. Hampton.

Patrick Miller (Signature)  
Patrick Miller (Print Name)  
Scott County, Minnesota  
My commission expires Nov. 31, 2019

CITY COUNCIL, CITY OF BLAINE, MINNESOTA  
This plat of WICKLOW WOODS was approved and accepted by the City Council of the City of Blaine, Minnesota at a regular meeting thereof held this 20th day of September, 2018, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

By: Charles F. Gitzen Mayor  
Charles F. Gitzen Clerk

ANOKA COUNTY SURVEYOR  
I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 19th day of December, 2018.  
Charles F. Gitzen  
Charles F. Gitzen, Anoka County Surveyor

ANOKA COUNTY AUDITOR/TREASURER

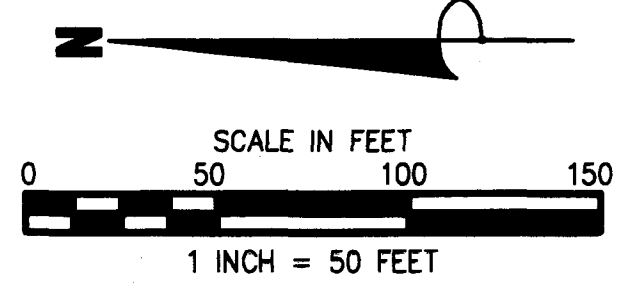
Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2018 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this 19th day of DECEMBER, 2018.

JONELL M SAWYER  
Property Tax Administrator  
By: Jonell M Sawyer, Deputy

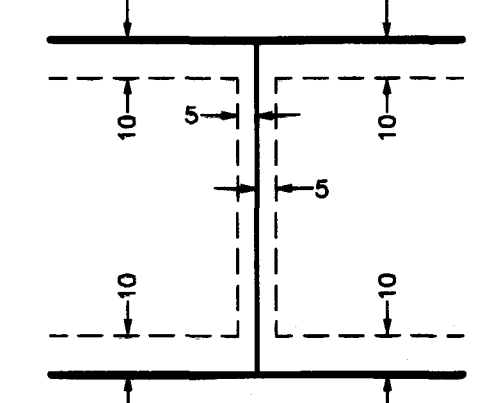
COUNTY RECORDER/REGISTRAR OF TITLES, COUNTY OF ANOKA, STATE OF MINNESOTA

I hereby certify that this plat of WICKLOW WOODS was filed in the office of the County Recorder/Registrar of Titles for public record on this 19th day of DECEMBER, 2018, at 4:06 o'clock P. M. and was duly recorded as Document Number 561892.001.

JONELL M SAWYER  
County Recorder/Registrar of Titles  
By: Jonell M Sawyer, Deputy



DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



DRAINAGE AND UTILITY EASEMENTS BEING 5 FEET IN WIDTH, UNLESS OTHERWISE INDICATED, ADJOINING SIDE LOT LINES, AND BEING 10 FEET IN WIDTH, UNLESS OTHERWISE INDICATED, ADJOINING RIGHT OF WAY LINES AND REAR LOT LINES, AS SHOWN ON THE PLAT.

BEARINGS ARE BASED ON THE EAST LINE OF LOT 17, CENTRAL AVENUE ACRES, WHICH IS ASSUMED TO HAVE A BEARING OF N 00°39'13" E

● DENOTES FOUND 1/2 INCH IRON MONUMENT WITH CAP MARKED R.L.S. NO. 44565

○ DENOTES SET 1/2 INCH BY 14 INCH IRON MONUMENT WITH CAP MARKED R.L.S. NO. 47481

(1299.40) DENOTES RECORDED DISTANCE PER THE PLAT OF CENTRAL AVENUE ACRES