

WOODBIDGE VILLAGE

CITY OF COON RAPIDS, COUNTY OF ANOKA

LOT SURVEYS COMPANY, INC.
LAND SURVEYORS

KNOW ALL MEN BY THESE PRESENTS: That Lida Construction Inc., a Minnesota corporation, owner and proprietor, and First National Bank of Anoka, a United States corporation, mortgagee, of the following described property situate in the County of Anoka, State of Minnesota, to-wit:

Lot 9, "Coleman Acres, Anoka County, Minnesota" except the Northeastly 287.00 feet as measured at right angles to the northeasterly line of said Lot 9. Together with that part of the Southeastly Half of Oakview Lane vacated lying between the northerly extensions of the northeasterly and westerly lines of the above described property.

and Melvin I. Orenstein, successor trustee of Aloyius T. Dingmann revokable trust agreement dated February 3, 1967 and Gladys E. Dingmann, trustee of the Gladys E. Dingmann revokable trust agreement dated February 3, 1967, owner and proprietor, of the following described property situate in the County of Anoka, State of Minnesota, to-wit:

That part of the Northeastly 287.00 feet of Lot 9, "Coleman Acres, Anoka County, Minnesota" together with that part of the Southeastly Half of Oakview Lane vacated lying between the northerly extensions of the northeasterly and southwesterly lines thereof which lies Southwesterly of a line bearing North 21 degrees 46 minutes 47 seconds West from a point on the Southeastly line of said Lot 9 distant 474.23 feet northeasterly along said Southeastly line from the most southerly corner of said Lot 9. For the purpose of this description, the Southeastly line of said Lot 9 is assumed to bear North 65 degrees 04 minutes 42 seconds East.

and Gladys E. Dingmann, formerly, Gladys Dingman, single, owner and proprietor, of the following described property situate in the County of Anoka, State of Minnesota, to-wit:

That part of Lot 8, "Coleman Acres, Anoka County, Minnesota" together with that part of the Northwestly Half of Oakview Lane vacated lying between the southerly extension of the northeasterly line of said Lot 8 and the easterly right of way line of East River Road which lies Southwesterly of a line bearing North 21 degrees 46 minutes 47 seconds West from a point on the Southeastly line of Lot 9, "Coleman Acres, Anoka County, Minnesota" distant 474.23 feet Northeastly along said southeasterly line from the most southerly corner of said Lot 9.

For the purpose of this description the Southeastly line of said Lot 9 is assumed to bear North 65 degrees 04 minutes 42 seconds East.

and Gladys E. Dingmann, single, and Melvin I. Orenstein, successor trustee of Aloyius T. Dingmann revokable trust agreement dated February 3, 1967, owner and proprietor, of the following described property situate in the County of Anoka, State of Minnesota, to-wit:

That part of Lot 7, "Coleman Acres, Anoka County, Minnesota" lying south and west of the following described line: Commencing at the most southerly corner of Lot 9, "Coleman Acres, Anoka County, Minnesota"; thence North 65 degrees 04 minutes 42 seconds East, assumed bearing, along the southeasterly line of said Lot 9 a distance of 474.23 feet to the point of beginning of the line to be herein described; thence North 21 degrees 46 minutes 47 seconds West 384.65 feet; thence South 66 degrees 13 minutes 13 seconds West 195.72 feet; thence South 86 degrees 26 minutes 21 seconds West 98.12 feet to the westerly line of said Lot 7 and there terminating.

Have caused the same to be surveyed and platted as WOODBRIDGE VILLAGE and do hereby donate and dedicate to the public for public use forever the Road, Avenue, Street and easements for utility and drainage purposes as shown on the plat. In witness whereof said Lida Construction Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 19th day of April, 1989. In witness whereof said First National Bank of Anoka, a United States corporation, has caused these presents to be signed by its proper officers this 19th day of April, 1989. In witness whereof said Melvin I. Orenstein, successor trustee of Aloyius T. Dingmann revokable trust agreement dated February 3, 1967, has hereunto set his hand this 18th day of April, 1989. In witness whereof said Gladys E. Dingmann, trustee of the Gladys E. Dingmann revokable trust agreement dated February 3, 1967, has hereunto set her hand this 17th day of April, 1989. In witness whereof said Gladys E. Dingmann, formerly, Gladys Dingman, has hereunto set her hand this 17th day of April, 1989. In witness whereof said Gladys E. Dingmann, has hereunto set her hand this 17th day of April, 1989.

Signed: LIDA CONSTRUCTION INC.

Douglas C. Lida
Douglas C. Lida, president

Melvin I. Orenstein
Melvin I. Orenstein, successor trustee of Aloyius T. Dingmann revokable trust agreement dated February 3, 1967

Gladys E. Dingmann
Gladys E. Dingmann, trustee of the Gladys E. Dingmann revokable trust agreement dated February 3, 1967

Gladys E. Dingmann
Gladys E. Dingmann

FIRST NATIONAL BANK OF ANOKA

John H. Campbell its Vice President
O J Northogren its Sr Vice Pres.

Gladys E. Dingmann
Gladys E. Dingmann, formerly, Gladys Dingman

State of Minnesota
County of Anoka The foregoing instrument was acknowledged before me this 19th day of April, 1989, by Douglas C. Lida, president of Lida Construction Inc., a Minnesota corporation, on behalf of said corporation.

JANE DALE
NOTARY PUBLIC - MINNESOTA
ANOKA COUNTY
My Commission Expires July 31, 1990

State of Minnesota
County of Anoka The foregoing instrument was acknowledged before me this 19th day of April, 1989, by John H. Campbell its Vice Pres. and O J Northogren its Sr Vice Pres. of First National Bank of Anoka, a United States corporation, on behalf of said corporation.

JANE DALE
NOTARY PUBLIC - MINNESOTA
ANOKA COUNTY
My Commission Expires July 31, 1990

Jane Dale
Notary Public, Anoka County, Minnesota
My Commission Expires 7-31-90

State of Minnesota
County of Hennepin The foregoing instrument was acknowledged before me this 18th day of April, 1989, by Melvin I. Orenstein, successor trustee of Aloyius T. Dingmann revokable trust agreement dated February 3, 1967, on behalf of said trust.

MICHELLE M. H. STRUP
NOTARY PUBLIC - MINNESOTA
HENNEPIN COUNTY
My Commission Expires Oct. 10, 1991

Michelle M. H. Strup
Notary Public, Hennepin County, Minnesota
My Commission Expires 10-10-91

State of Minnesota
County of Anoka The foregoing instrument was acknowledged before me this 17th day of April, 1989, by Gladys E. Dingmann, trustee of the Gladys E. Dingmann revokable trust agreement dated February 3, 1967, on behalf of said trust.

MAY SUSANNE SWANSON
NOTARY PUBLIC - MINNESOTA
ANOKA COUNTY
My Commission Expires 7-10-92

May Susanne Swanson
Notary Public, Anoka County, Minnesota
My Commission Expires 7-10-92

State of Minnesota
County of Anoka The foregoing instrument was acknowledged before me this 17th day of April, 1989, by Gladys E. Dingmann, formerly, Gladys Dingman, single.

MAY SUSANNE SWANSON
NOTARY PUBLIC - MINNESOTA
ANOKA COUNTY
My Commission Expires 7-10-92

May Susanne Swanson
Notary Public, Anoka County, Minnesota
My Commission Expires 7-10-92

State of Minnesota
County of Anoka The foregoing instrument was acknowledged before me this 17th day of April, 1989, by Gladys E. Dingmann, single.

MAY SUSANNE SWANSON
NOTARY PUBLIC - MINNESOTA
ANOKA COUNTY
My Commission Expires 7-10-92

May Susanne Swanson
Notary Public, Anoka County, Minnesota
My Commission Expires 7-10-92

I hereby certify that I have surveyed and platted the property described on this plat as WOODBRIDGE VILLAGE; that this plat is a correct representation of said survey; that the 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; that the outside boundary lines are correctly designated on said plat; and that there are no wetlands to be designated on said plat other than as shown thereon.

Raymond A. Prasch
Raymond A. Prasch, Registered Land Surveyor
Minnesota Registration No. 6743

State of Minnesota
County of Hennepin The foregoing instrument was acknowledged before me this 12th day of APRIL, 1989, by Raymond A. Prasch, Registered Land Surveyor.

MILTON E. HYLAND
NOTARY PUBLIC - MINNESOTA
HENNEPIN COUNTY
My Commission Expires November 18, 1993

Milton E. Hyland
Milton E. Hyland, Notary Public, Hennepin County, Minn.
My Commission Expires November 18, 1993

The plat of WOODBRIDGE VILLAGE was approved by the Planning and Zoning Commission of the City of Coon Rapids at a regular meeting thereof held this 16th day of FEBRUARY, 1989.

By Doreen M. Thues Chairman By William J. ... Clerk

We hereby certify that the City Council of the City of Coon Rapids, Anoka County, Minnesota duly accepted and approved the plat of WOODBRIDGE VILLAGE, at a regular meeting thereof held this 11th day of APRIL, 1989. 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 Minn. Statutes, Section 505.03, Subd. 2.

CITY COUNCIL OF COON RAPIDS, MINNESOTA

By Robert B. Luns Mayor By Betty Backes, CMC Clerk

Checked and approved this 8th day of June, 1989.

"NO DELINQUENT TAXES AND TRANSFER ENTLRED"

June 8th 1989
Charles A. ...
Auditor, Anoka County
By Donald Schultz Deputy

I HEREBY CERTIFY THAT THE TAXES PAYABLE BY THE YEAR 1989 ON THE LANDS DESCRIBED WITHIN ARE PAID

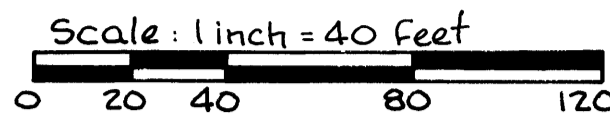
Donald ...
Anoka County Treasurer
D. Henry - Deputy

Wm. D. ...
Anoka County Surveyor

WOODBIDGE VILLAGE

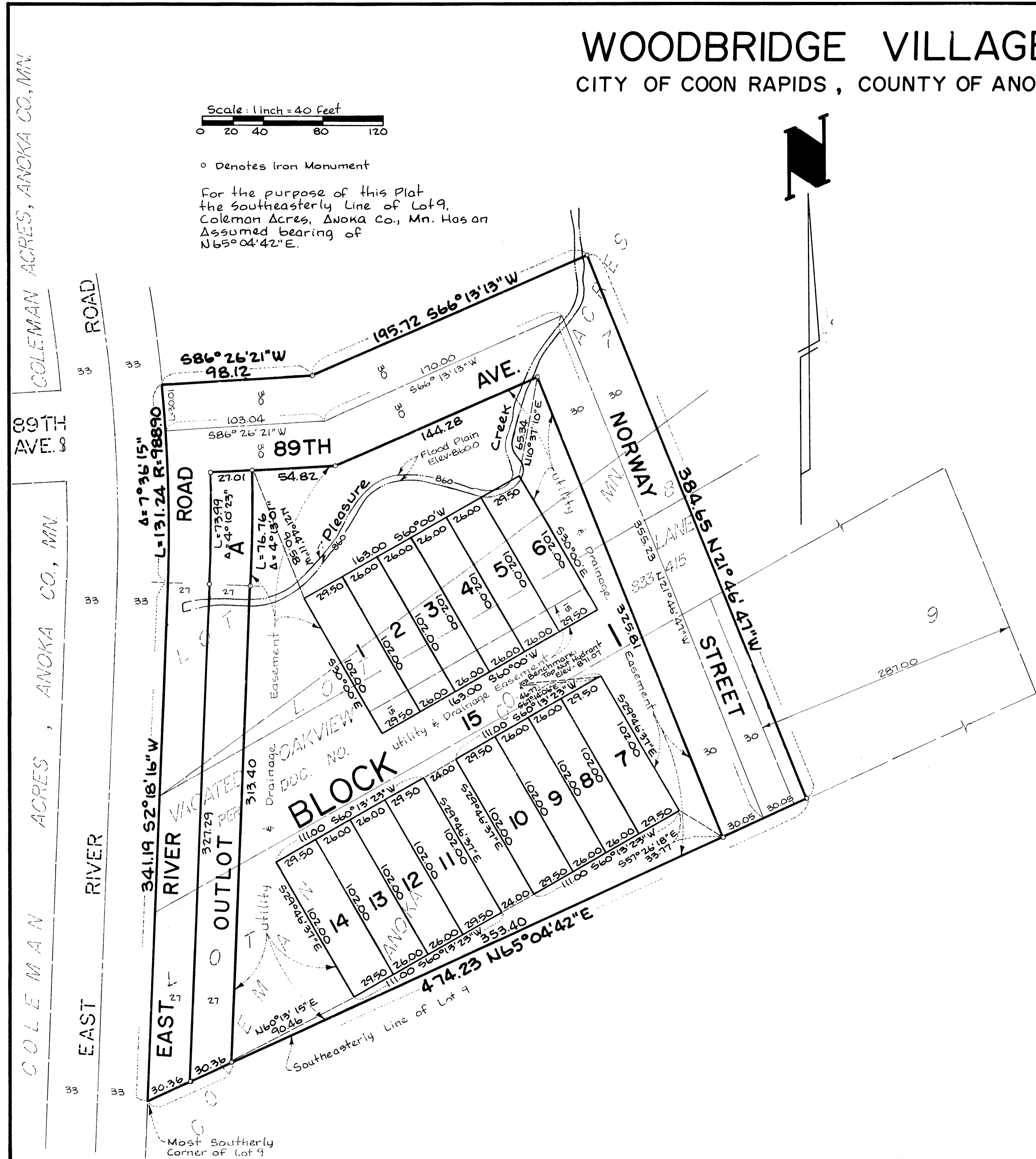
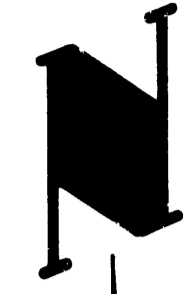
CITY OF COON RAPIDS, COUNTY OF ANOKA

LOT SURVEYS COMPANY, INC.
LAND SURVEYORS



o Denotes Iron Monument

For the purpose of this Plat
the southeasterly line of Lot 9,
Coleman Acres, Anoka Co., Mn. Has an
Assumed bearing of
N65°04'42"E.



COLEMAN ACRES, ANOKA CO., MN.
EAST RIVER
VACATED PER
ANOKA
COLEMAN ACRES, ANOKA CO., MN.

852796
OFFICE OF COUNTY RECORDER
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instru-
ment was filed in this office for record
on the 20th day of July, 1989 A.D., 19
at 3:30 o'clock P.M., and was duly recorded
in book 404 Plats page 42
By Debbi Omdahl
County Recorder
Al Wansa
Deputy