



Doc No **T02627946**

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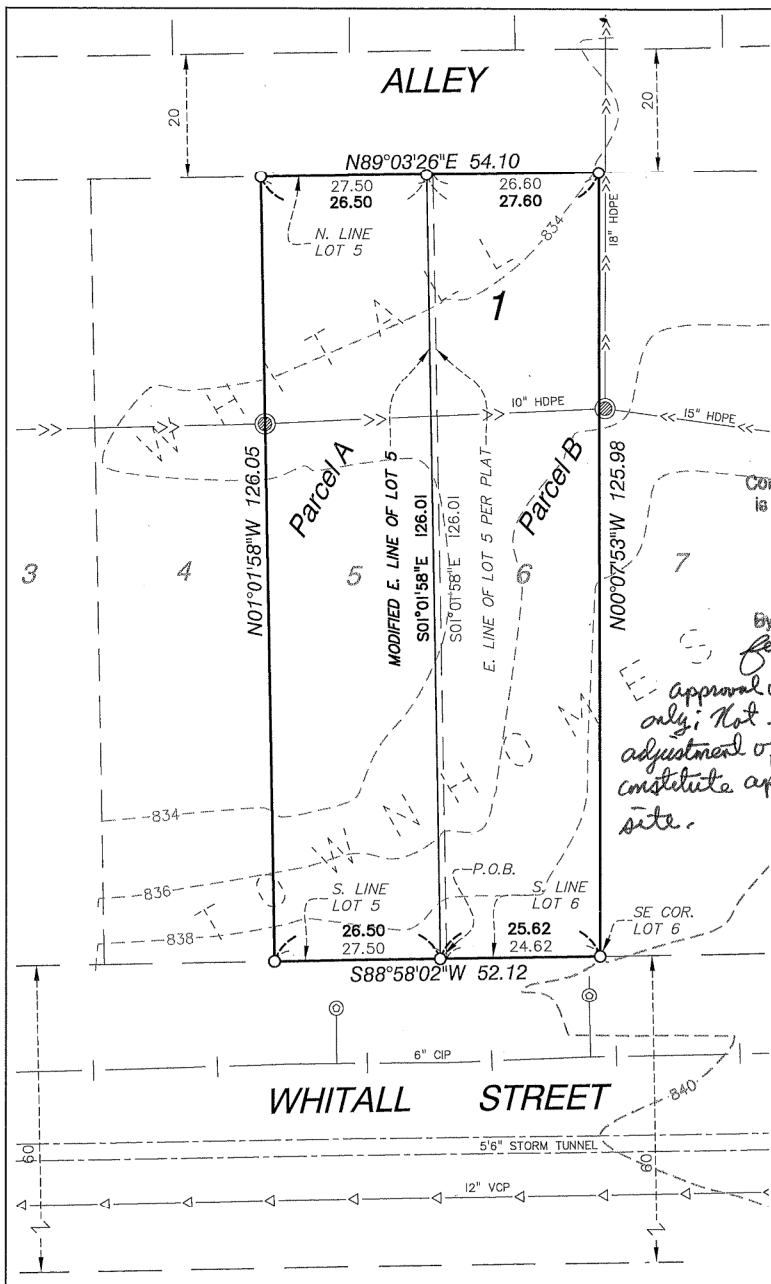
Pkg ID 1274536C

Document Recording Fee Torrens	\$46.00
Memorial Entry - Additional Certificates	\$20.00
<b><i>Document Total</i></b>	<b><i>\$66.00</i></b>

**Existing Certs**  
623572, 623569

# CERTIFICATE OF SURVEY:

*OK to record solely to show lot split approval, legal descriptions not to be used for conveyance, memorial only - NRS 11-15-18*



Conveyance of land described by this instrument is hereby approved and is entitled to recording and subdividing.

CITY OF SAINT PAUL  
 By Paul Dubuciel 10/19/18  
 for Planning Administrator Date  
*Approval of adjustment of common boundary only; Not for building placement. This adjustment of common boundary does not constitute approval of buildings or uses of this site.*

### LOT AREA:

EXISTING AREA:	3,466 SF
NEW AREA:	3,340 SF
PARCEL A	3,352 SF
PARCEL B	

RECEIVED  
 AUG 23 2018

## EXISTING LEGAL DESCRIPTION

Lot 5, Block 1, WHITALL TOWNHOMES, according to the recorded plat thereof, Ramsey County, Minnesota. PID No. 292922420329

Lot 6, Block 1, WHITALL TOWNHOMES, according to the recorded plat thereof, Ramsey County, Minnesota. PID No. 292922420330

## MODIFIED LEGAL DESCRIPTION

Parcel A

That part of Lot 5, Block 1, WHITALL TOWHOMES, Ramsey County, Minnesota, lying westerly of the following described line:

Commencing at the southeast corner of Lot 6, said plat; thence South 88 degrees 58 minutes 02 seconds West, assumed bearing along the south line of said Lots 5 and 6, a distance of 25.62 feet to the point of beginning of the line to be described; thence North 01 degrees 01 minutes 58 seconds West parallel with the west line of said Lot 5, a distance of 126.01 feet to the north line of said Lot 5, and said line there terminating.

PID No. 292922420329

Parcel B

Lot 6 and all that part of Lot 5, Block 1, WHITALL TOWHOMES, Ramsey County, Minnesota, lying easterly of the following described line:

Commencing at the southeast corner of Lot 6, said plat; thence South 88 degrees 58 minutes 02 seconds West, assumed bearing along the south lines of said Lots 5 and 6, a distance of 25.62 feet to the point of beginning of the line to be described; thence North 01 degrees 01 minutes 58 seconds West parallel with the west line of said Lot 5, a distance of 126.01 feet to the north line of said Lot 5, and said line there terminating.

PID No. 292922420330

## LEGEND

- SET CAP IRON MONUMENT 18425
- ROUND CATCH BASIN
- CURB STOP
- SANITARY SEWER
- WATER MAIN
- STORM SEWER

8/23/18: REVISED TO SHOW SET IRON MONUMENTS

Design File: 217-0184	Checked By: DIBO	I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the state of Minnesota. DENNIS B. GUMSTEAD Pirm Name <i>[Signature]</i> Signature Date 11, 2018 18425 Date License Number
Scale: 1"=20'	Drawn By: JDT	
Date: 08/11/18	FIELD CREW CE	

LOT LINE MODIFICATION OF  
 LOTS 5 & 6 - WHITALL  
 TOWNHOMES  
 ST. PAUL, MINNESOTA

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