



Doc No **T02702378**

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Office of the Registrar of Titles  
Ramsey County, Minnesota  
Todd J. Uecker, Registrar of Titles  
Heather L. Bestler, County Auditor and Treasurer

Deputy 404

Pkg ID 1453898D

|                                |                |
|--------------------------------|----------------|
| Document Recording Fee Torrens | \$46.00        |
| <b><i>Document Total</i></b>   | <b>\$46.00</b> |

**Existing Certs**

594802

"CONVEYANCE OF LAND DESCRIBED BY THIS INSTRUMENT IS HEREBY APPROVED AND IS ENTITLED TO RECORDING AND SUBDIVIDING."

*Michael Martin*  
 MICHAEL MARTIN, COMMUNITY DEVELOPMENT  
 CITY OF MAPLEWOOD"

PID # 092922430049

Torrens Portion (Certificate of Title 594802)

Parcel 1:

That certain triangular tract of land situated in the Southwest quarter of Section 9, Township 29, Range 22, described as follows to wit:  
 Commencing at a point on the East line of the Southwest quarter of said Section 9 at its intersection with the easterly line of United States Highway No. 61, as widened; thence South on the East line of said Southwest quarter to a point 100 feet North of the North line of County Road "B" thence West and parallel with the North line of said County Road "B" to the Easterly line of United States Highway no. 61, as widened; thence Northeasterly along the Easterly line of said United States Highway No. 61, as widened, to the point of beginning.

Less and except that part of the Southwest Quarter of Section 9, Township 29, Range 22, described as follows: Commencing at the intersection of the east line of said Southwest Quarter and a line parallel with, distant 100.00 feet north of the north right of way line of County Road B; thence North 00 degrees 09 minutes 33 seconds West, along said east line 105.40 feet to the intersection with the westerly extension of the north line of Block 2 of Heinemann's Bellevue Addition to Gladstone; thence North 08 degrees 02 minutes 44 seconds West 140.11 feet more or less to the southeasterly right of way line of United States Highway No. 61, as widened; thence southwesterly 268 feet more or less along said southeasterly right of way line to the intersection with a line parallel with, distant 100 feet north of the north right of way line of County Road B; thence North 89 degrees 18 minutes 48 seconds East, along said parallel line 125 feet more or less to the point of beginning

Parcel 2:

The South 107 feet of that part of the North 5 acres of the South 50 rods of the North 105 rods of the West 32 rods of the Southeast quarter of Section 9, Township 29 Range 22, which lies Southeasterly of the following described line: Commencing at a point on the South line of said 5 acre tract which line is the South line of the Northwest quarter of the Southeast quarter, distant 60 feet East of the Southwest corner thereof; thence running Northeasterly to the Northeast corner of said tract and there terminating.

Parcel 3:

All that part of the West 32 rods of the Southwest quarter of the Southeast quarter of Section 9, Township 29, Range 22, lying North of County Road "B", except Heinemann's Bellevue addition to Gladstone, and except highway.

PID # 092922430049 (cont.) (Abstract property):

That part of Block 16 lying South of State Trunk Highway No. 36, except the East 240 feet thereof; and Block 15, except the East 240 feet thereof, and except that part taken for highway; and Block 10, except the East 135 feet thereof, and except that part of the West 120 feet of the East 255 feet thereof lying South of the North 30 feet thereof, all in Clifton Addition.

PID # 092922430049 (cont.) (Abstract property):

The South 30 feet of the West 105 feet of the East 240 feet of Block 15, Clifton Addition.

Abstract Portion

PID # 092922430011 - 1115 County Road B

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 West 104 feet of Block 9, Clifton Addition, according to the recorded plat thereof, Ramsey County, Minnesota.  
 (Abstract Property)

PID # 092922430010 - 1127 County Road B

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 Block 9, except the Easterly 584 feet thereof, and except the Westerly 104 feet thereof, Clifton Addition, Ramsey County, Minnesota, being 104 feet in width, except the East 10 feet thereof.  
 (Abstract Property)

PID # 092922430009 - 1133 County Road B

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 The West 62 feet of the East 594 feet, Block 9, Clifton Addition, according to the recorded plat thereof, Ramsey County, Minnesota.  
 (Abstract Property)

PID # 092922430008 - 1137 County Road B

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 The West 52 feet of the East 532 feet of Block 9, Clifton Addition, Ramsey County, Minnesota.  
 (Abstract Property)

PID # 092922430007 - 1143 County Road B

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 The West 171 feet of the East 480 feet of Block 9, Clifton Addition, Ramsey County, Minnesota.  
 (Abstract Property)

PID# 092922430006 - 1155 County Road B

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 The West 147 feet of the East 309 feet of Block 9, Clifton Addition, Ramsey County, Minnesota.  
 (Abstract Property)

PID # 092922420007

Real property in the City of Maplewood, County of Ramsey, State of Minnesota, described as follows:  
 Subject to Highway 61 and except the South 107 feet, the Southeasterly triangular part measuring 468 feet on the South line and 412.5 feet on the east line of the South 412.5 feet of the North 1320 feet of the West 528 feet of the Southeast 1/4 of Section 9, Township 29, Range 22. (Abstract Property)

X:\MOMENAR\130289-survey\927-CAD15-Eng\ME 130289 CertificateSurvey01.dwg 7/16/2020 12:14 PM mhaselus

|                 |     |    |      |           |
|-----------------|-----|----|------|-----------|
| SURVEY BY: SEH  |     |    |      |           |
| DRAWN BY: MJH   |     |    |      |           |
| CHECKED BY: MJH |     |    |      |           |
| SURVEY TEAM     | NO. | BY | DATE | REVISIONS |

THIS CERTIFICATE OF SURVEY WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND I AM A FULLY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.  
*Mark J. Haselus*  
 PRINTED NAME: MARK J. HASELUS, L.S. LIC. NO. 47034 DATE: 07/16/2020



MAPLEWOOD  
 MINNESOTA

CERTIFICATE OF SURVEY  
 FOR  
 MENARD INC.

MENAR  
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