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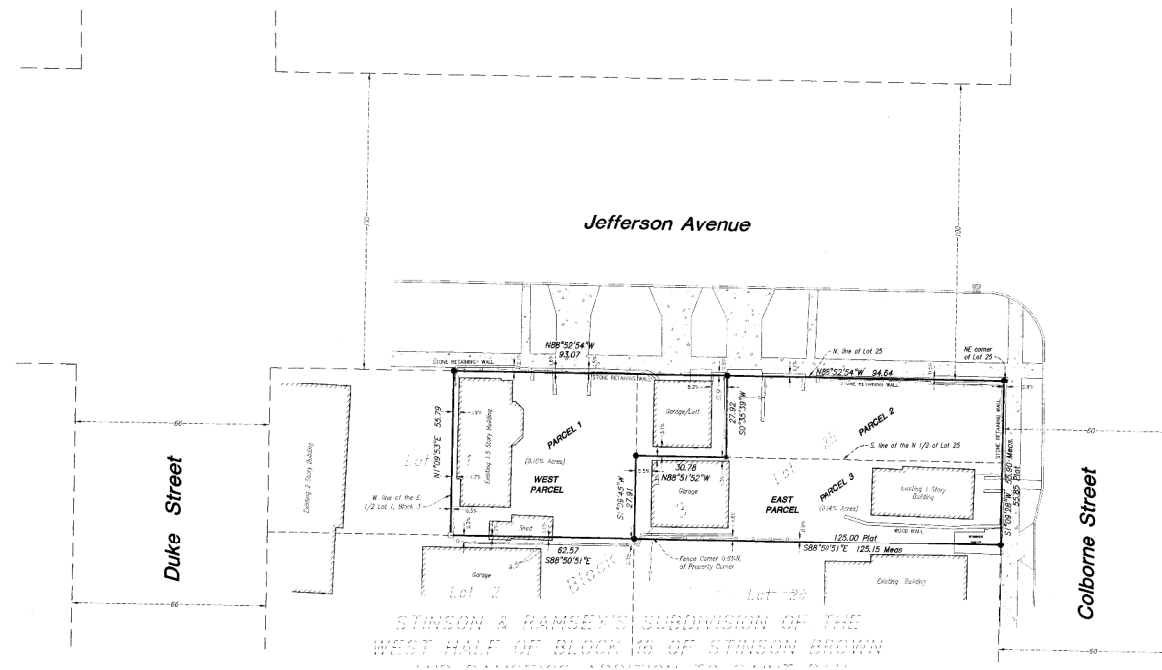
Office of the County Recorder
Ramsey County, Minnesota
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Document Recording Fee Abstract	\$46.00
<i>Document Total</i>	\$46.00

Printed: 08/07/2018 11:24 AM W:\1951687\CAD\DATA\GIS\WORK\1951687\1951687.dwg
 User: jacob@louisville.com
 Plot Size: 11.00 x 17.00
 Scale: 1/8" = 1'-0"
 Title: 1951687.dwg
 Job No: 1951687
 Project: 1951687
 Client: City of Saint Paul
 Date: 8/7/2018
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STINSON & RAMSEY'S SUBDIVISION OF THE
 WEST HALF OF BLOCK 16 OF STINSON BROWN
 AND RAMSEY'S ADDITION TO SAINT PAUL

- LEGEND:**
- DENOTES A 1/2 INCH X 14 INCH IRON MONUMENT SET, MARKED "RLS 16099"
 - DENOTES A 1/2 INCH X 14 INCH IRON MONUMENT FOUND MARKED "RLS 16099"
 - DENOTES A FOUND DRILL HOLE
 - DENOTES WOOD FENCE
 - DENOTES CHAIN/LINK FENCE
 - ▭ DENOTES CONCRETE AREA

LAND ALLOCATION

East Parcel 6,136± sq.ft. 0.141 acres
West Parcel 4,347± sq.ft. 0.10± acres
TOTAL 10,483± sq.ft. 0.24± acres

EXISTING LEGAL DESCRIPTIONS

- Parcel 1**
 The East Half of Lot 1, Block 3, Stinson and Ramsey's Subdivision of the west half of Block Sixteen (16) of Stinson, Brown and Ramsey's addition to St. Paul, Ramsey County Minnesota. (PID No. 12-28-23-24-0030)
- Parcel 2**
 The North Half of Lot 25, Block 3, Stinson and Ramsey's Subdivision of the west half of Block 16 Stinson, Brown and Ramsey's addition to St. Paul, Ramsey County Minnesota. (PID No. 12-28-23-24-0025)
- Parcel 3**
 The South Half of Lot 25, Block 3, Stinson and Ramsey's Subdivision of the west half of Block 16 Stinson, Brown and Ramsey's addition to St. Paul, Ramsey County Minnesota. (PID No. 12-28-23-24-0020)

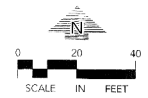
LEGAL DESCRIPTIONS

- West Parcel**
 The East Half of Lot 1, Block 3, Stinson and Ramsey's Subdivision of the west half of Block Sixteen (16) of Stinson, Brown and Ramsey's addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota, together with that part of the North Half of Lot 25, said Block 3, lying westerly of the following described line:
 Commencing at the northeast corner of said Lot 25; thence North 88 degrees 52 minutes 54 seconds West, assumed bearing, along the north line of said Lot 25, a distance of 84.84 feet to the point of beginning of the line to be described; thence South 00 degrees 35 minutes 29 seconds West a distance of 27.92 feet to the south line of said North Half of Lot 25 and there terminating.
- East Parcel**
 The South Half of Lot 25, Block 3, Stinson and Ramsey's Subdivision of the west half of Block Sixteen (16) of Stinson, Brown and Ramsey's addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota, together with that part of the North Half of Lot 25, said Block 3, lying easterly of the following described line:
 Commencing at the northeast corner of said Lot 25; thence North 88 degrees 52 minutes 54 seconds West, assumed bearing, along the north line of said Lot 25, a distance of 84.84 feet to the point of beginning of the line to be described; thence South 00 degrees 35 minutes 29 seconds West a distance of 27.92 feet to the south line of said North Half of Lot 25 and there terminating.

Consent of land described by this instrument to hereby approved and is certified to recording and subdividing.

CITY OF SAINT PAUL
 by *Paul Dubuc* 4/6/19
 Planning Administrator
 see conditions

- subject to the following:
- The maintenance easement agreement for the north side of the garage on the "East Parcel" that has been recorded on the deeds of both parcels; and
 - The license agreement between the owner of 490 Jefferson Avenue and the City of Saint Paul Dept. of Public Works that purports removal of an existing curb cut.



NOTE
 The Original Survey was done in February 1999. Corners were found and reset on 1/12/18 as noted. Improvements were updated on-site and adjoining on 1/2/18.



LOUCKS
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 763.424.5505
 www.loucksc.com

REVISIONS

07/10/15	GARAGE MAINT. EASEM.
05/26/13	RESET IRONS & CORNERS
07/15/13	VERIFIED IMPROVEMENTS
07/18/13	CITY COMMENTS
07/31/13	UPDATED IMPROVEMENTS
02/22/18	8 CORNERS
04/10/18	8 DISTANCES
08/09/18	CITY COMMENTS

I hereby certify that this is a copy, date to 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.
Paul J. McCalley
 License No. 16999
 Date 01/31/18

