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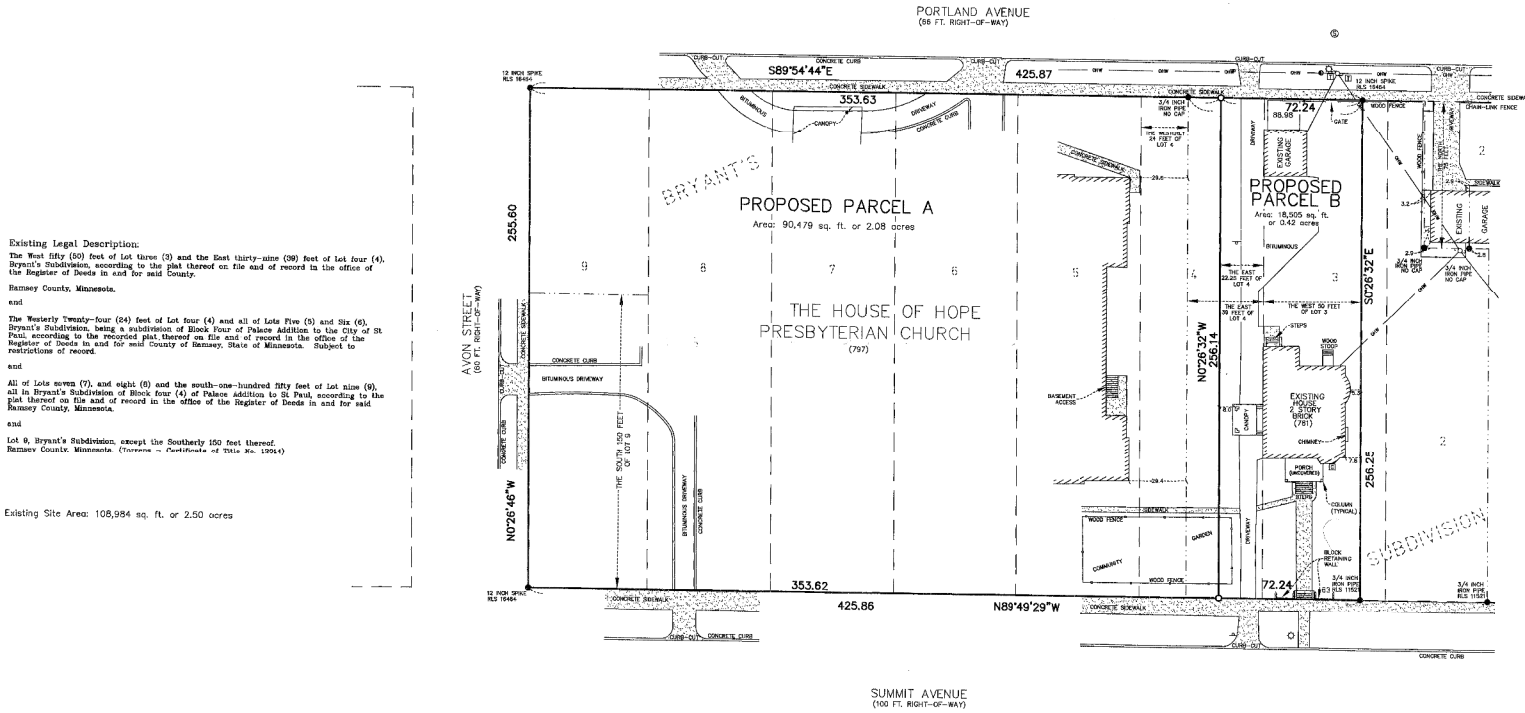
Office of the County Recorder
Ramsey County, Minnesota
Tara J Bach, County Recorder
Christopher A. Samuel, County Auditor and Treasurer

Deputy 703

Pkg ID 1331931C

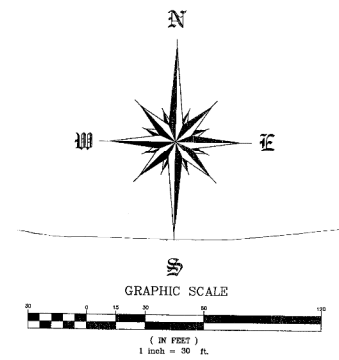
Document Recording Fee Abstract	\$46.00
<i>Document Total</i>	\$46.00

Proposed Lot Split for: House of Hope Presbyterian Church



Existing Legal Description:
 The West fifty (50) feet of lot three (3) and the East thirty-nine (39) feet of lot four (4), Bryant's Subdivision, according to the plat thereof on file and of record in the office of the Register of Deeds in and for said County, Ramsey County, Minnesota.
 and
 The Westerly Twenty-four (24) feet of lot four (4) and all of lots five (5) and six (6), Bryant's Subdivision, being a subdivision of Block Four of Palace Addition to the City of St. Paul, according to the recorded plat thereof on file and of record in the office of the Register of Deeds in and for said County of Ramsey, State of Minnesota. Subject to restrictions of record.
 and
 All of lots seven (7), and eight (8) and the south-one-hundred-fifty feet of lot nine (9), all in Bryant's Subdivision of Block four (4) of Palace Addition to St. Paul, according to the plat thereof on file and of record in the office of the Register of Deeds in and for said Ramsey County, Minnesota.
 and
 Lot 6, Bryant's Subdivision, except the Southerly 150 feet thereof.
 Ramsey County, Minnesota (Taxes - Certificate of Title No. 15914)

Existing Site Area: 108,984 sq. ft. or 2.50 acres



Proposed Legal Description Parcel A:
 That part of lot four (4) lying West of the East twenty-two and 56 hundredths (22.56) feet thereof, and all of lots five (5) and six (6), Bryant's Subdivision, being a subdivision of Block Four of Palace Addition to the City of St. Paul, according to the recorded plat thereof on file and of record in the office of the Register of Deeds in and for said County of Ramsey, State of Minnesota. Subject to restrictions of record.
 and
 All of lots seven (7), and eight (8) and the south-one-hundred-fifty feet of lot nine (9), all in Bryant's Subdivision of Block four (4) of Palace Addition to St. Paul, according to the plat thereof on file and of record in the office of the Register of Deeds in and for said Ramsey County, Minnesota.
 and
 Lot 6, Bryant's Subdivision, except the Southerly 150 feet thereof.
 Ramsey County, Minnesota. (Taxes - Certificate of Title No. 12014)

Proposed Legal Description Parcel B:
 The West fifty (50) feet of lot three (3) and the East twenty-two and 56 hundredths (22.56) feet of lot four (4), Bryant's Subdivision, according to the plat thereof on file and of record in the office of the Register of Deeds in and for said County, Ramsey County, Minnesota.



- NOTES:**
- Denotes 12 inch Common Spike set with washer stamped R/S 15464 or as noted upon Lot Split approval by the City.
 - Denotes Iron Monument found, size, type, & D.I.C. as noted.
 - Denotes Wood Fence
 - ⊕ Denotes Power Pole
 - Denotes Catch Basin
 - ⊙ Denotes Storm Drainage Manhole
 - ⊗ Denotes Sanitary Sewer Manhole
 - ⊙ Denotes Light Pole
 - Denotes Overhead Utility wires
 - Denotes Concrete Surface
- BASIS OF BEARINGS: Ramsey County

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

CITY OF SAINT PAUL
 by *Paul Dubois* 7/16/15
 for Planning Administrator Date
 see condition:
 Approval of lot split only - not for building placement.
 This lot split approval does not constitute approval of buildings or use of this site.

subject to the following condition:
 1. Removal of the portion of the wood fence (surrounding the community garden) that would be on proposed Parcel B (the eastern lot at 701 Summit), and restructuring the fence so that it is entirely within the boundaries of proposed Parcel A (the western lot at 797 Summit Avenue, meeting the requirements of Legislative Code § 33.07.

797 Summit Avenue, St Paul, MN.

Client: McGee-Allen, P.L.L.C. 551 Grand Avenue St. Paul, MN 55105	Design by: JF	Original date: 1-18-15	Issued with this survey plan, in respect to all other matters, the Surveyor shall be bound by the terms of the contract and the Surveyor shall be bound by the terms of the City of St. Paul.
LAKE AND LAND SURVEYING, INC. SUBDIVISIONS/CHINA PROGRAMS 1200 CENTRAL POINT, SUITE 275 ST. PAUL, MN 55105 PHONE (651) 778-6211 E-MAIL: JAMES@LAKEANDLAND.COM	Drawn by: JK/JF	Revisions: 4-24-19	Survey book No. Page title: Proposed Lot Split Sheet number: of
	S.A. Number: 2015,296		