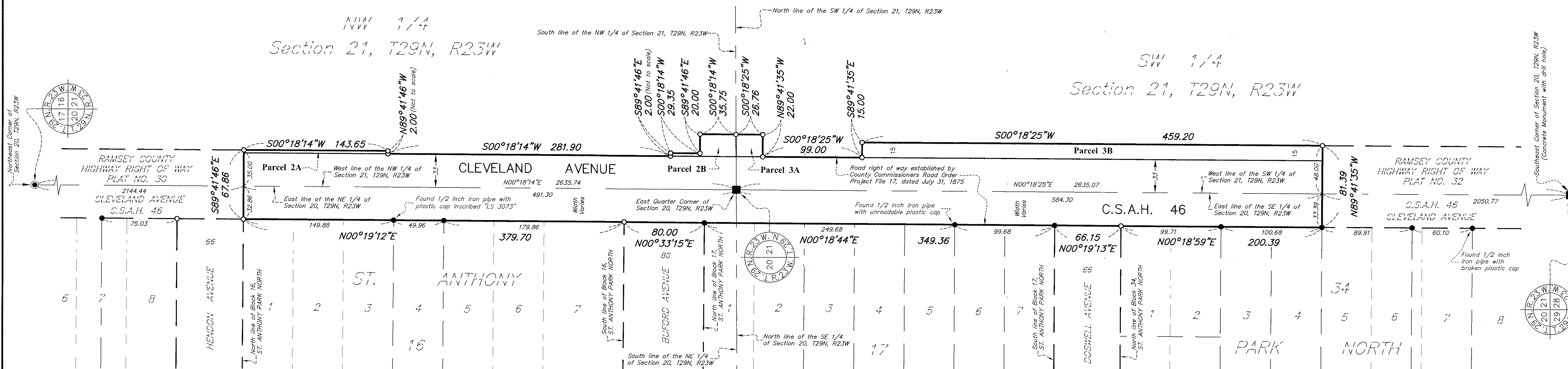


RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 31 - C.S.A.H. 46 - CLEVELAND AVENUE

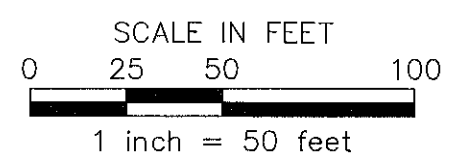


NOTES

- The purpose of this plat is to delineate and plat the boundary lines of existing right of way and parcels of land where additional right of way or other interests are intended to be acquired. This plat alone does not establish new rights. Refer to written conveyance documents recorded against each parcel to verify which rights, if any, were acquired.
- Existing parcel and right of way boundaries shown hereon have been determined from Ramsey County survey records, descriptions recited on recorded or filed documents, subdivision plat computations and analysis and field location of existing survey monuments. Recorded or filed documents were provided by Land Title, Inc. in the form of "Property Reports" with posting dates of June, July, and August, 2018, and April, 2020, with additional land records research performed as necessary.
- For details concerning this plat contact the Ramsey County Surveyors Office and reference Project 2016-027.
- Ramsey County Survey Resources website provides information (coordinates and monument descriptions) for found and located survey monuments not shown hereon that were used in analysis and boundary determinations.
- Numerous easements may have been conveyed or dedicated to the public on adjoining parcels that are not depicted or noted on this right of way plat. See recorded documents for type, size and location.

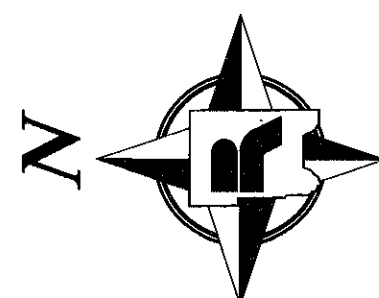
LEGEND

- Denotes a cast iron monument with 4 inch diameter top.
- Denotes a right of way boundary monument consisting of a 5/8 inch by 14 inch solid iron re-rod with a 2 inch diameter aluminum cap inscribed "RAMSEY COUNTY R/W - LS 45816" to be set following construction if as-built conditions allow.
- Denotes a found 1/2 inch iron pipe with no cap unless otherwise noted. If found monuments shown hereon are missing following construction they will be replaced with a 5/8 inch by 14 inch solid iron re-rod with a plastic cap inscribed "RAMSEY COUNTY - LS 45816" if as-built conditions allow.
- Denotes a found granite monument unless otherwise noted.



The bearing basis of this plat is the east line of the Northeast Quarter of Section 20, Township 29 North, Range 23 West, which is assumed to bear N 00° 18' 14" E.

ACQUISITIONS IN SECTION 21, T29N, R23W						
PARCEL	RECORDED OWNER	LOCATION	NEW HIGHWAY R/W (SQ. FT.)	OTHER RIGHTS OR INTERESTS	RECORDED DOCUMENT NUMBER OR BOOK/PAGE	PROPERTY IDENTIFICATION NUMBER
2A	Regents of The University of Minnesota	Part of the NW 1/4 of Section 21, T29N, R23W	287	---	Book 138, Page 325	21-29-23-23-0002
2B	Regents of The University of Minnesota	Part of the NW 1/4 of Section 21, T29N, R23W	848	---	Book 138, Page 325	21-29-23-23-0002
3A	Regents of The University of Minnesota	Part of the SW 1/4 of Section 21, T29N, R23W	586	---	3660188	21-29-23-32-0001
3B	Regents of The University of Minnesota	Part of the SW 1/4 of Section 21, T29N, R23W	6888	---	3660188	21-29-23-32-0001



The Ramsey County Board of Commissioners pursuant to Board Resolution B2020-071 has authorized the County Engineer to execute plats for the acquisition and delineation of right of way and other rights or interests in lands for highway projects identified in the Transportation Improvement Plan.

I hereby certify that this right of way plat is adopted pursuant to Ramsey County Board Resolution B2020-071; that this plat applies to that portion of C.S.A.H. 46 (CLEVELAND AVENUE) shown hereon, being in Section 20, Township 29 North, Range 23 West, and in Section 21, Township 29 North, Range 23 West; and that the road authority may refer to this right of way plat for purposes of establishment, acquisition or disposition of lands identified hereon.

Ted W. Schoenecker
 Ted W. Schoenecker, PE
 Ramsey County Engineer
 Minnesota License No. 42030
 Date: 10/21/20

I hereby certify that this plat was surveyed by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Minnesota; that this plat meets the requirements of Minnesota Statutes, Section 160.085 and Section 160.14, subd. 1; that the proposed right of way boundary lines are correctly designated on this plat; that all measurements are correctly shown on this plat; and that all monuments shown on this plat will be correctly placed in the ground upon completion of construction as stated in the legend hereon.

Daniel D. Baar
 Daniel D. Baar
 Ramsey County Surveyor
 Minnesota License No. 45816
 Date: 10/21/20

County Recorder, County of Ramsey, State of Minnesota
 I hereby certify that this RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 31 - C.S.A.H. 46 - CLEVELAND AVENUE was filed in the office of the County Recorder for public record on this 21st day of October, 2020, at 9:15 o'clock A.M. as Document Number 4842068.

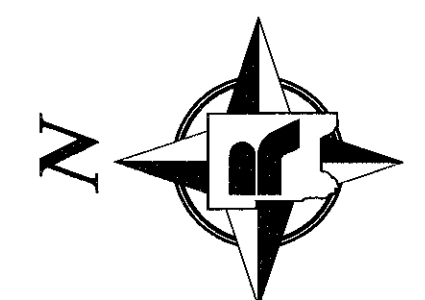
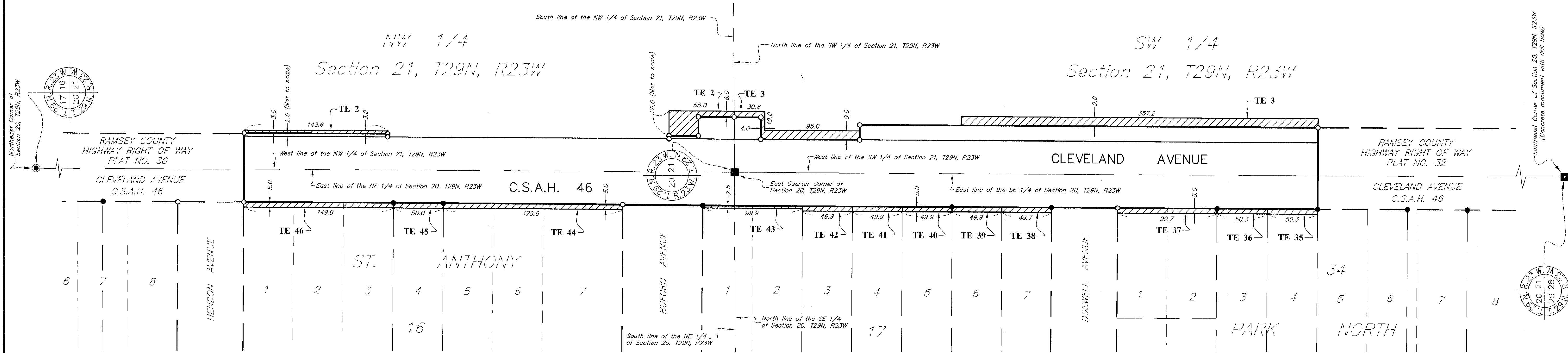
Barbara J. Ann
 Deputy County Recorder

Registrar of Titles, County of Ramsey, State of Minnesota
 I hereby certify that this RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 31 - C.S.A.H. 46 - CLEVELAND AVENUE was filed in the office of the Registrar of Titles for public record on this 21st day of October, 2020, at 9:12 o'clock A.M. as Document Number 2679581.

Barbara J. Ann
 Deputy Registrar of Titles

RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 31 - C.S.A.H. 46 - CLEVELAND AVENUE

TEMPORARY EASEMENT DETAIL



SCALE IN FEET
0 25 50 100
1 inch = 50 feet

TEMPORARY EASEMENT PARCEL TABLE					
PARCEL	RECORDED OWNER	LOCATION	TEMPORARY EASEMENT AREA (SQ. FT.)	RECORDED DOCUMENT NUMBER OR CERTIFICATE OF TITLE NUMBER OR BOOK/PAGE	PROPERTY IDENTIFICATION NUMBER
TE 2	Regents of The University of Minnesota	Part of the NW 1/4 of Section 21, T29N, R23W	1406	Book 138, Page 325	21-29-23-23-0002
TE 3	Regents of The University of Minnesota	Part of the SW 1/4 of Section 21, T29N, R23W	4342	3660188	21-29-23-32-0001
TE 35	4820 Holdings, INC.	Lot 4, Block 34, ST. ANTHONY PARK NORTH	252	COT 595977	20-29-23-41-0061
TE 36	Independent Men's Co-op	Lot 3, Block 34, ST. ANTHONY PARK NORTH	252	COT 244319	20-29-23-41-0060
TE 37	Minnesota Student's Co-op, Inc.	Lots 1 & 2, Block 34, ST. ANTHONY PARK NORTH	499	COT 292708	20-29-23-41-0059
TE 38	Hospitality Center for Chinese and China Service Ventures	Lot 7, Block 17, ST. ANTHONY PARK NORTH	249	3968549	20-29-23-41-0052
TE 39	David M. Daly and Mary Catherine Daly	Lot 6, Block 17, ST. ANTHONY PARK NORTH	250	3359759	20-29-23-41-0053
TE 40	Reitzel Properties, LLC	Lot 5, Block 17, ST. ANTHONY PARK NORTH	250	4816475	20-29-23-41-0054
TE 41	Ava Marie Mayers	Lot 4, Block 17, ST. ANTHONY PARK NORTH	250	4207057	20-29-23-41-0055
TE 42	PAR REI, LLC	Lot 3, Block 17, ST. ANTHONY PARK NORTH	250	COT 603493	20-29-23-41-0056
TE 43	Mahmoud Shahin	Lots 1 & 2, Block 17, ST. ANTHONY PARK NORTH	250	COT 568547	20-29-23-41-0057
TE 44	AWH Holdings, LLC	Lots 5-7, Block 16, ST. ANTHONY PARK NORTH	899	4158743	20-29-23-14-0117
TE 45	AWH Holdings, LLC	Lot 4, Block 16, ST. ANTHONY PARK NORTH	250	4158743	20-29-23-14-0116
TE 46	Independent Men's Co-op	Lots 1-3, Block 16, ST. ANTHONY PARK NORTH	749	1262935, 1433185, 1598904	20-29-23-14-0151

NOTES

- For detailed boundary and survey information see sheet 1 of 2 of this plat.

LEGEND

- TE ~ Denotes Temporary Easement Parcel
- ~ Denotes Temporary Easement Parcel Area