

# CANABURY TOWNHOUSES

VILLAGE OF LITTLE CANADA  
RAMSEY COUNTY, MINN.

SCALE 1" = 60'

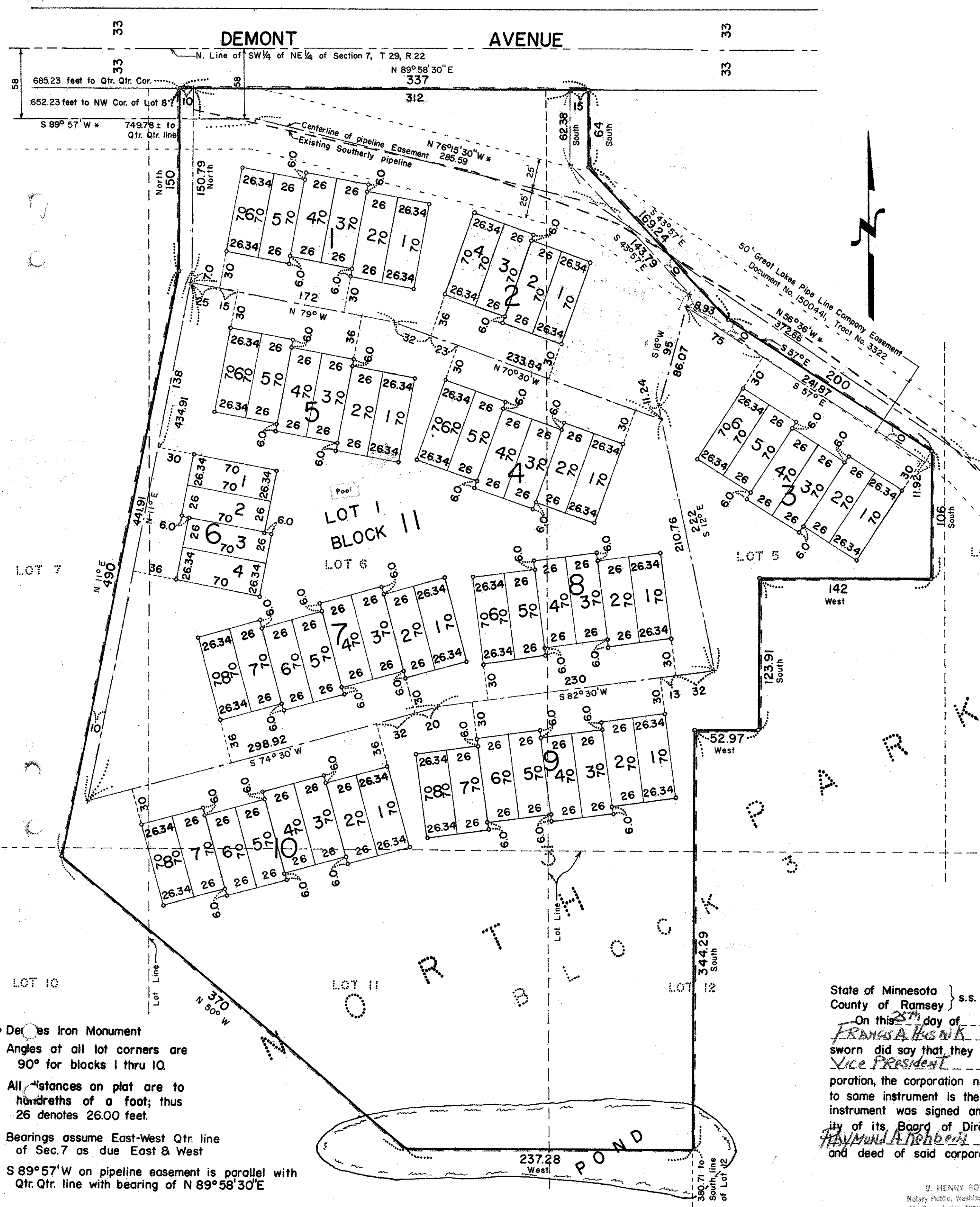
CHARLES O. GEORGI COMPANY  
CIVIL ENGINEERING & LAND SURVEYING

I hereby certify that I have surveyed the property described on this plat as Canabury Townhouses; that this plat is a correct representation of said survey; that all distances are correctly shown, that the monuments are correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands, public highways, or easements on or across said plat other than as shown thereon.

*Charles O. Georgi*  
Registered Land Surveyor  
Minnesota No. 3960

State of Minnesota } s. s.  
County of Ramsey }  
On this 9<sup>th</sup> day of May A.D. 1972 before me the undersigned personally appeared Charles O. Georgi to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

*M. C. Pfeifer*  
Notary Public, Ramsey County, Minn.  
My Commission expires October 15, 1972.  
M. C. PFEIFER,  
Notary Public, Ramsey County, Minn.  
My Commission Expires Oct. 15, 1972.



This is to certify that we, Ted Glasrud Associates, Inc., a Minnesota Corporation, Fee Owner and Mortgagor, and Rehbein-Husnik Construction, Inc., a Minnesota Corporation, Mortgagee  
Owners of: Subject to Great Lakes Pipe Line Company easement 50' in width, Document No. 1500441, Tract No. 3322, All that part of lots 5, 6, 7, 10, 11, and 12, Block 3, North Park, Ramsey County, Minn. lying within the following described lines: commencing at the Northwest corner of Lot 8, Block 3, North Park, thence N 89° 58' 30" E (assumed bearing) along the North line of said Block 3 a distance of 652.23 feet to the point of beginning of land herein described, thence continuing N 89° 58' 30" E, 337 feet, thence South 64 feet, thence S 43° 57' E, 169.24 feet, thence S 57° E, 200 feet, thence South 106 feet, thence West 142 feet, thence South 123.91 feet, thence West 52.97 feet, thence South 344.29 feet, thence West 237.28 feet, thence N 50° W, 370 feet, thence N 11° E, 490 feet, thence North 150 feet to point of beginning, have caused the same to be surveyed and platted and hereafter known as Canabury Townhouses, as shown by this plat; and subject to a blanket easement for utility and drainage purposes, overhead utilities are not included, over Lot 1, Block 11, as shown on the plat; Dedication of Common Areas with Open Space Easements and Covenants; Ted Glasrud Associates, Inc., in recording this plat of Canabury Townhouses, has designated a certain area of land described as Lot 1, Block 11, Canabury Townhouses as intended for the use by the homeowners in Canabury Townhouses, for recreation and other related activities.  
The above described area is not dedicated hereby for use by the general public, but is dedicated to the common use and enjoyment of the homeowners in Canabury Townhouses as more fully provided in Article IV, Declaration of Covenants and Restrictions applicable to Canabury Townhouses dated 25<sup>th</sup> day of May 1972, which Declaration of Covenants and Restrictions is subject however to Open Space Easements and Covenants dated the 27<sup>th</sup> day of May 1972, covering this area described as Lot 1, Block 11, Canabury Townhouses, both of which Declaration of Covenants and Restrictions and Open Space Easements and Covenants are recorded with this plat. Said Article IV and said Open Space Easements and Covenants are made part of this plat. In witness whereof said Ted Glasrud Associates, Inc., has caused these presents to be signed by its proper officers and its corporate seal to be hereunto affixed this 25<sup>th</sup> day of May 1971; also in witness whereof said Rehbein-Husnik Construction, Inc., has caused these presents to be signed by its proper officers and its corporate seal to be hereunto affixed this 25<sup>th</sup> day of May 1972.

In Presence of: *Henry Duchoway*  
*Edmond Adam*

Ted Glasrud Associates, Inc.  
Seal: *Francis A. Husnik* President  
*Raymond A. Rehbein* Vice President

*Henry Duchoway*  
*Edmond Adam*

Rehbein-Husnik Construction, Inc.  
Seal: *Francis A. Husnik* President  
*Raymond A. Rehbein* Vice President

Accepted and approved by the Village Council of the Village of Little Canada on this 25<sup>th</sup> day of May A.D. 1972.

*Perry Mahaffey* Mayor  
*Joseph A. Chubb* Attest, Clerk

Accepted and approved this 18<sup>th</sup> day of July A.D. 1972.

*Boyer Whelan*  
*Frankie Anker*  
*Harold A. Bentley* Plat Commission  
*Richard Johnson* City Engineer of St. Paul.

• Derives Iron Monument  
Angles at all lot corners are 90° for blocks 1 thru 10.  
All distances on plat are to hundredths of a foot; thus 26 denotes 26.00 feet.  
Bearings assume East-West Qtr. line of Sec. 7 as due East & West  
\* S 89° 57' W on pipeline easement is parallel with Qtr. Qtr. line with bearing of N 89° 58' 30" E

State of Minnesota } s. s.  
County of Ramsey }  
On this 25<sup>th</sup> day of May A.D. 1972 before me appeared *Francis A. Husnik* and *Raymond A. Rehbein* who each being duly sworn did say that they are respectively the President and Vice President of Rehbein-Husnik Construction, Inc., a Minnesota corporation, the corporation named in the foregoing instrument and the seal affixed to same instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and said *Francis A. Husnik* and said *Raymond A. Rehbein* acknowledged said instrument to be the free act and deed of said corporation.

J. HENRY SOUCHERAY,  
Notary Public, Washington County, Minn.  
My Commission Expires July 31, 1977

*Henry Duchoway*  
Notary Public, Wash. County, Minn.  
My Commission expires

State of Minnesota } s. s.  
County of Ramsey }  
On this 25<sup>th</sup> day of May A.D. 1972 before me appeared *Theodore Glasrud* and *Theodore G. Glasrud* who each being duly sworn did say that they are respectively the President and Vice President of Ted Glasrud Associates, Inc., a Minnesota corporation, the corporation named in the foregoing instrument and the seal affixed to same instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and said *Theodore Glasrud* and said *Theodore G. Glasrud* acknowledged said instrument to be the free act and deed of said corporation.

J. HENRY SOUCHERAY,  
Notary Public, Washington County, Minn.  
My Commission Expires July 31, 1977

*Henry Duchoway*  
Notary Public, Wash. County, Minn.  
My Commission expires