

# CAVE'S NORTH BOUNDARY ADDITION

KNOW ALL MEN BY THESE PRESENTS: That Raymond L. Nowicki and Edith M. Nowicki, husband and wife, owners, and Ed Cave & Sons, Inc., a Minnesota corporation, Contract for Deed purchasers of the following described property situated in the County of Ramsey, State of Minnesota to wit:

That part of the following described tract lying within the West 40 acres of the Northwest Quarter of the Northwest Quarter of Section 4, Township 29, Range 23; Commencing at an iron post 33 feet South and 827.01 feet East of Northwest corner of Northwest Quarter of Northwest Quarter of Section 4, Township 29, Range 23; thence Southerly along the East line of that certain tract this day conveyed to Julia M. Donald 1232 feet to an iron post; thence Easterly along the North line of that certain tract this day conveyed to George H. Schulze 275.45 feet to an iron post; thence Northerly 1232 feet to an iron post located 275.67 feet East of the place of beginning; thence Westerly along the South line of County Road D 275.67 feet to place of beginning, being a part of Northwest Quarter of Northwest Quarter of Section 4, Township 29, Range 23.

Except that part described as follows:

Commencing at the Northwest corner of said Northwest Quarter; thence Southerly, along the West line of said Northwest Quarter, 33.00 feet; thence North 89° 59' 57" East (assumed bearing), parallel with the North line of said Northwest Quarter 1102.68 feet; thence South 1° 05' 56" East 10.00 feet; thence South 89° 59' 57" West 2.73 feet to the actual point of beginning of the exception to be described; thence North 89° 59' 57" East 2.73 feet; thence South 1° 05' 56" East 357.07 feet; thence South 89° 59' 57" West 2.25 feet; thence North 1° 10' 33" West 357.08 feet to the actual point of beginning.

Have caused the same to be surveyed, platted and known as CAVE'S NORTH BOUNDARY ADDITION and do hereby dedicate to the public for the public use forever the Road, Street, Avenue and drainage and utility easements as shown on the plat.

Raymond L. Nowicki and Edith M. Nowicki, husband and wife, have hereunto set their hands this 11<sup>th</sup> day of JANUARY 1977. Ed Cave & Sons, Inc., Minnesota corporation, has caused these presents to be signed by its proper officers and its corporate seal to be hereunto affixed this 11<sup>th</sup> day of JANUARY 1977.

*Raymond L. Nowicki*  
Raymond L. Nowicki

*Edith M. Nowicki*  
Edith M. Nowicki

ED CAVE & SONS, INC.  
*Samuel S. Cave*  
Samuel S. Cave, President

*Diane C. Cave*  
Diane C. Cave, Secretary

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

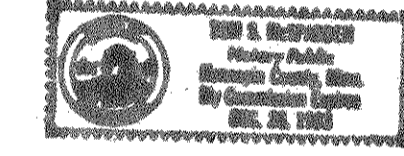
The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of JANUARY 1977 by Raymond L. Nowicki and Edith M. Nowicki, husband and wife.



*Tom S. McSpadden*  
Tom S. McSpadden  
Notary Public, Hennepin County, Minnesota  
My commission expires 12/28/83

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of JANUARY 1977 by Samuel S. Cave, President and Diane C. Cave, Secretary of Ed Cave & Sons, Inc., a Minnesota corporation, on behalf of the corporation.



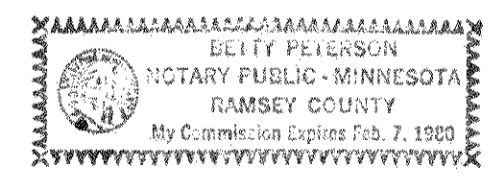
*Tom S. McSpadden*  
Tom S. McSpadden  
Notary Public, Hennepin County, Minnesota  
My commission expires 12/28/83

I Charles R. Winden, hereby certify that I have surveyed and platted the property described in the dedication of this plat as CAVE'S NORTH BOUNDARY ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and there are no wet lands, easements or public highways other than as shown thereon.

*Charles R. Winden*  
Charles R. Winden  
Registration Number 7726

STATE OF MINNESOTA  
COUNTY OF RAMSEY

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 3rd day of January 1977.



*Betty Peterson*  
Betty Peterson  
Notary Public, Ramsey County, Minnesota  
My commission expires February 7, 1980

CITY OF ROSEVILLE

Approved and accepted by the City Council of Roseville, Minnesota, this 17<sup>th</sup> day of January 1977.

*June Lemus*  
Mayor

*James J. Oubre*  
Clerk

Pursuant to Chapter 7, Minnesota Laws of 1976, this plat has been approved this 15<sup>th</sup> day of February 1977.

*Ronald F. Meyer*  
Ronald F. Meyer, Acting County Surveyor

No delinquent taxes and transfer entered this 15<sup>th</sup> day of Feb 1977.  
*Law The Kenna*  
Department of Property Taxation Director

By *sp. Oubre* Deputy

COUNTY RECORDER  
REGISTRAR OF TITLES  
COUNTY OF RAMSEY, STATE OF MINNESOTA

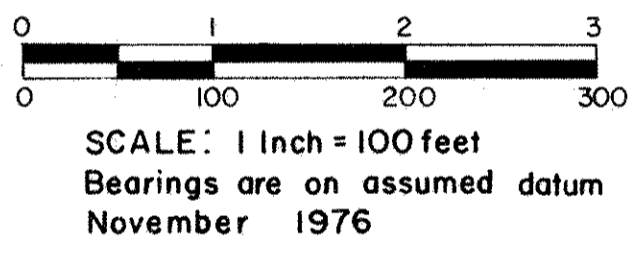
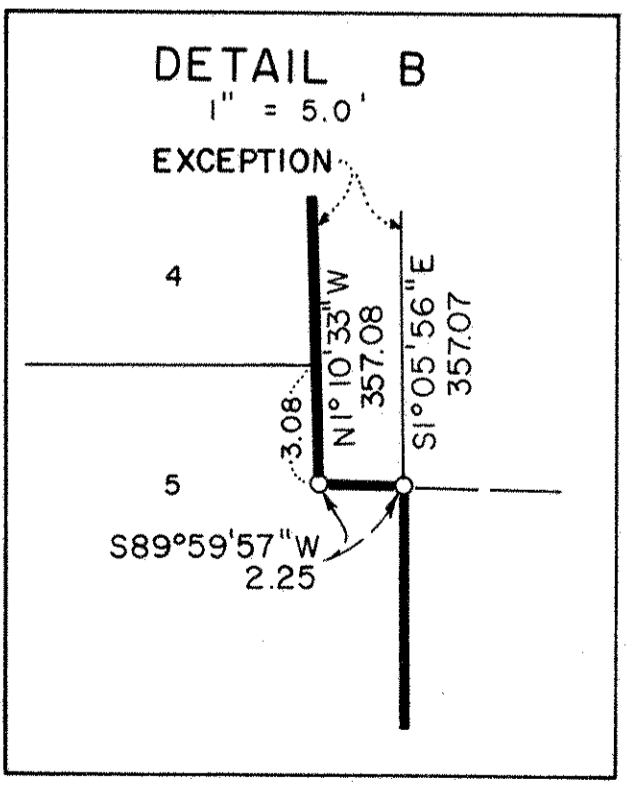
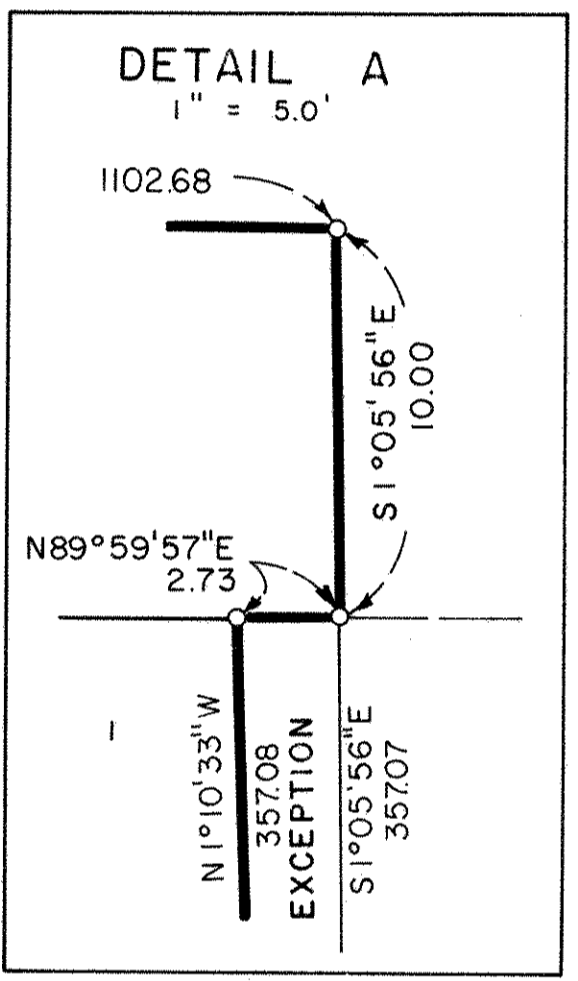
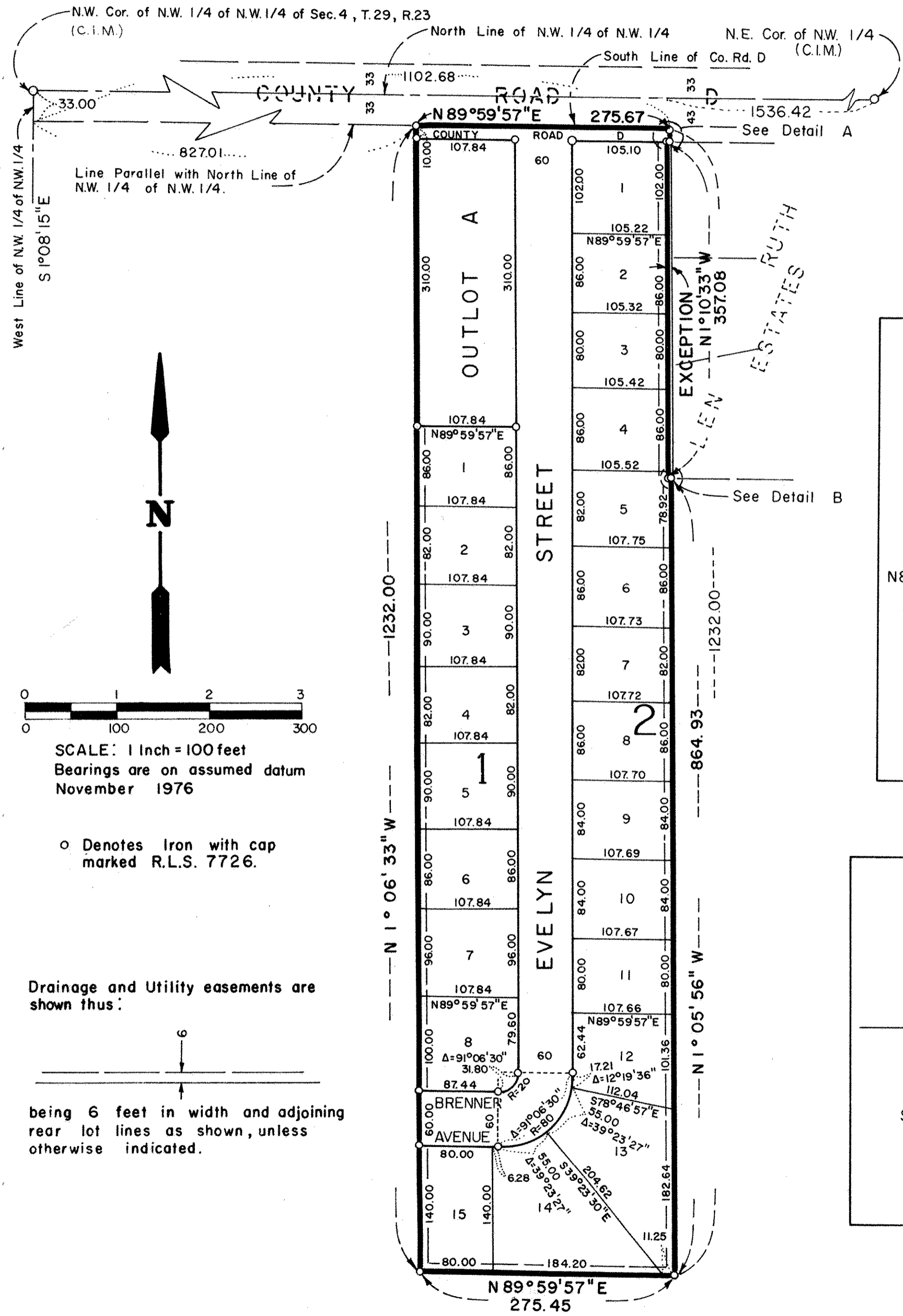
I hereby certify that this plat of CAVE'S NORTH BOUNDARY ADDITION was filed in this office this \_\_\_ day of \_\_\_ 197\_\_\_ at \_\_\_ o'clock \_\_\_ M. and was filed in Book \_\_\_ of Plats, Page \_\_\_ and that the copies were compared with the Official Plat and found to be true and correct copies thereof.

Robert T. Gibbons  
County Recorder Registrar of Titles

By \_\_\_ Deputy

Abstract # 1961282

Cave's North Boundary ADD.



SCALE: 1 Inch = 100 feet  
Bearings are on assumed datum  
November 1976

Drainage and Utility easements are shown thus:



being 6 feet in width and adjoining rear lot lines as shown, unless otherwise indicated.

C.R. WINDEN & ASSOCIATES, INC.  
LAND SURVEYORS