

# SYLVAN ESTATES

Know All Persons By These Presents that James Cecka, single, owner of the following described property situated in the City of Little Canada, Ramsey County, Minnesota:

That part of Lots 7 and 8, Auditor's Subdivision No. 43, Ramsey County, Minnesota, lying North of the northerly line of the Northern States Power Company easement, as described in Document Numbers 1693472 and 1692472, and westerly of the West line of Belland Addition, Ramsey County, Minnesota.

Has caused the same to be surveyed, platted and known as SYLVAN ESTATES and does hereby dedicate to the public for public use forever the roads, court, and utility and drainage easements as shown on the plat.

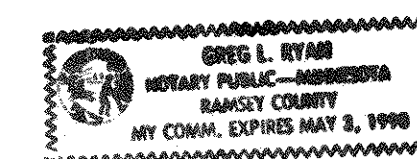
Has hereunto set his hand this 25<sup>th</sup> day of May, 1983.

Signed:

James Cecka  
James Cecka

STATE OF MINNESOTA  
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 25<sup>th</sup> day of MAY, 1983, by James Cecka, single.



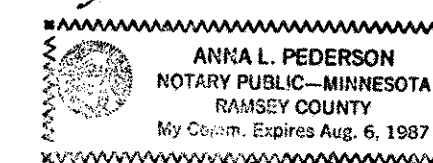
Greg L. Ryan  
Notary Public, Ramsey County, MINNESOTA  
My Commission Expires MAY 3, 1990

I, J. Gary Ryan, hereby certify that I have surveyed and platted the property described in the dedication of this plat as SYLVAN ESTATES; 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.

J. Gary Ryan  
Land Surveyor  
Minnesota Registration No. 11529

STATE OF MINNESOTA  
COUNTY OF RAMSEY

The Surveyor's Certificate was subscribed and sworn to before me, a Notary Public, this 24<sup>th</sup> day of MAY, 1983.



Anna L. Pederson  
Notary Public, Ramsey County, Minnesota  
My Commission Expires August 6, 1987

Approved and accepted by the City Council of the City of Little Canada, Minnesota, this 25 day of May, 1983.

Ronald Johnson  
Mayor

Joseph Johnson  
Clerk

No delinquent taxes and transfer entered, this 27<sup>th</sup> day of May, 1983.

Lou McKeena Director By Donna Keena Deputy  
Department of Property Taxation

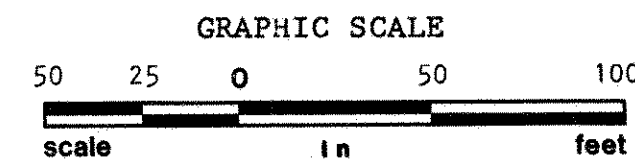
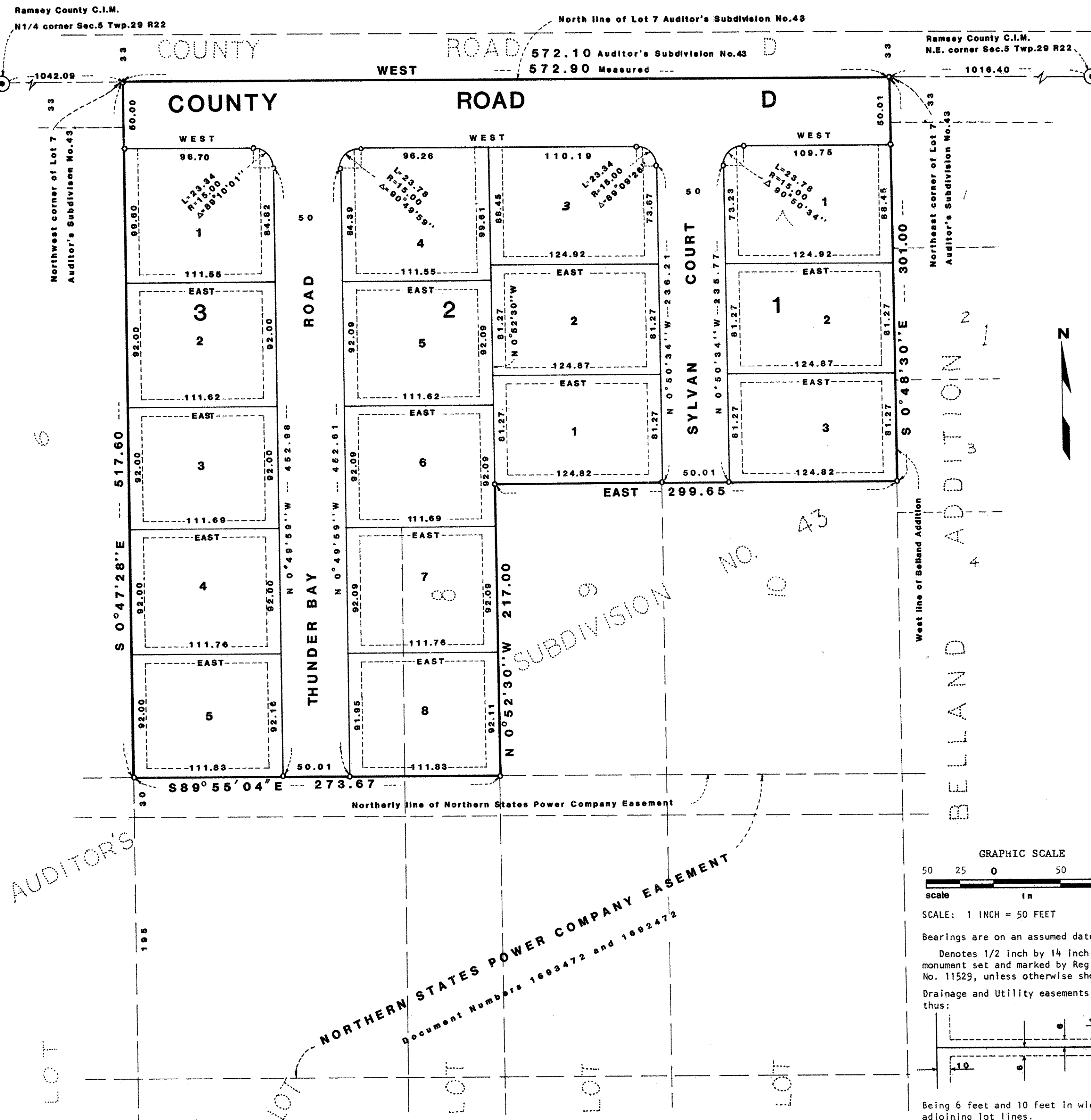
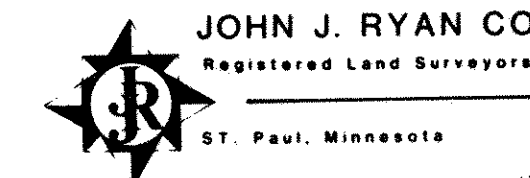
Pursuant to Chapter 7, Minnesota Laws 1976, this plat has been reviewed and approved, this 6<sup>th</sup> day of June, 1983 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

F. R. Kvidera  
F. R. Kvidera  
Acting Ramsey County Surveyor

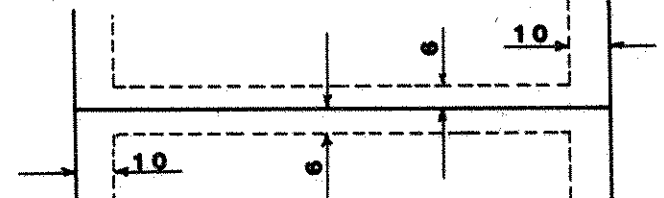
County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of SYLVAN ESTATES was filed in this office this 6<sup>th</sup> day of JUNE, 1983, at 2:43 o'clock P.M., and was filed in Book 95 of Plats, Page 38, as Document No. 2180454.

By \_\_\_\_\_ Deputy  
Eugene H. Gibbons, County Recorder



SCALE: 1 INCH = 50 FEET  
Bearings are on an assumed datum  
Denotes 1/2 inch by 14 inch iron monument set and marked by Registration No. 11529, unless otherwise shown.  
Drainage and Utility easements are shown thus:



Being 6 feet and 10 feet in width adjoining lot lines.