

# BRIGHTON SHORES TOWNHOMES

Know All Persons By These Presents that Cimmaron Capital Corporation, a Minnesota corporation and CBA Residential Development, LTD., a Minnesota corporation owners and Fidelity Bank and Trust Company, a Minnesota corporation, mortgagee of the following described property situated in the City of New Brighton, Ramsey County, Minnesota:

Lots 43, 46, 47, 48, 49, 50, 51, 53 and 54, Auditor's Subdivision Number 79, lying westerly and southwesterly of the shoreline of Long Lake and lying northerly of the north right of way line of Beach Road per document number 2176519.

That part of the Southwest Quarter of the Southwest Quarter of Section 20, Township 30, Range 23 including 12th Avenue North, vacated per document number 2191850 described as follows: Commencing at the northeast corner of said quarter-quarter; thence on an assumed bearing of South 0° 00' 16" West, along the east line of said quarter-quarter, 217.43 feet to the point of beginning; thence South 71° 37' 33" West to the center line of Long Lake Road; thence southerly, along said center line, to its intersection with the said east line; thence northerly, along said east line, to the point of beginning.

Have caused the same to be surveyed, platted and known as BRIGHTON SHORES TOWNHOMES and do hereby dedicate to the public for public use forever the avenue, <sup>road</sup> and drainage and utility easement as shown on the plat.

Cimmaron Capital Corporation, a Minnesota corporation, has caused these presents to be signed by its President this 8th day of SEPTEMBER, 1983 and CBA Residential Development, LTD., a Minnesota corporation, has caused these presents to be signed by its President this 8th day of SEPTEMBER, 1983 and Fidelity Bank and Trust Company, a Minnesota corporation, has caused these presents to be signed by its Vice President and its corporate seal to be hereunto affixed this 8th day of SEPTEMBER 1983.

Signed:  
Cimmaron Capital Corporation  
Charles Risdall  
Charles Risdall, President  
CBA Residential Development, LTD.  
Jerry R. Svee  
Jerry R. Svee, President

Fidelity Bank and Trust Company  
Michael A. Grommesh  
Michael A. Grommesh, Vice President

STATE OF MINNESOTA )  
COUNTY OF Ramsey )

The foregoing instrument was acknowledged before me this 8th day of September, 1983 by Charles Risdall, President of Cimmaron Capital Corporation, a Minnesota corporation, on behalf of the corporation.

Phyllis J. Staples  
Notary Public, Ramsey County, Minnesota  
Commission Expires 1-25-84

STATE OF MINNESOTA )  
COUNTY OF Ramsey )

The foregoing instrument was acknowledged before me this 8th day of September, 1983 by Jerry R. Svee, President of CBA Residential Development, LTD., a Minnesota corporation, on behalf of the corporation.

Phyllis J. Staples  
Notary Public, Ramsey County, Minnesota  
Commission Expires 1-25-84

STATE OF MINNESOTA )  
COUNTY OF Ramsey )

The foregoing instrument was acknowledged before me this 8th day of September, 1983 by Michael A. Grommesh, Vice President of Fidelity Bank and Trust Company, a Minnesota corporation, on behalf of the corporation.

Phyllis J. Staples  
Notary Public, Ramsey County, Minnesota  
Commission Expires 1-25-84

I, Howard W. Rogers, hereby certify that I have surveyed and platted the property described in the dedication of this plat as BRIGHTON SHORES TOWNHOMES: 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.

Howard W. Rogers  
Howard W. Rogers, Land Surveyor  
Minnesota Registration No. 10945

STATE OF MINNESOTA )  
COUNTY OF ANOKA )

The Surveyor's Certificate was subscribed and sworn to before me, a Notary Public, this 6th day of September, 1983.

Marietta L. Zuehlke  
NOTARY PUBLIC - MINNESOTA  
ANOKA COUNTY  
BY COMMISSION EXPIRES APRIL 14, 1984

Marietta L. Zuehlke  
Notary Public, Anoka County, Minnesota  
My Commission Expires April 14, 1984

Approved and accepted by the City Council of the City of New Brighton, Minnesota, this 26th day of January, 1983.

Duquoy B. Hanson  
Mayor

W. Rogers  
Clerk

Taxes for the year 1983 on land described herein paid, no delinquent taxes and transfer entered, this 26th day of October, 1983.

Low McKenna Director By T. Kmitan Deputy  
Department of Property Taxation

Pursuant to Chapter 7, Minnesota Laws of 1976, this plat has been reviewed and approved, this 26th day of October, 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

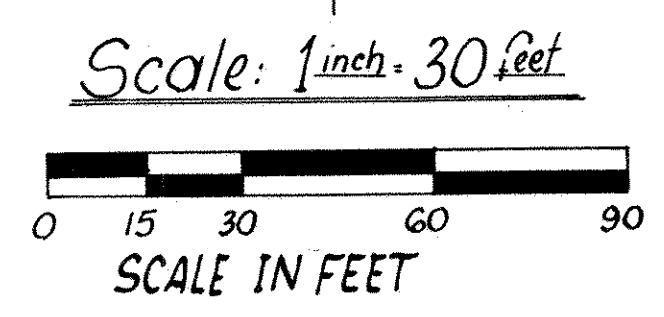
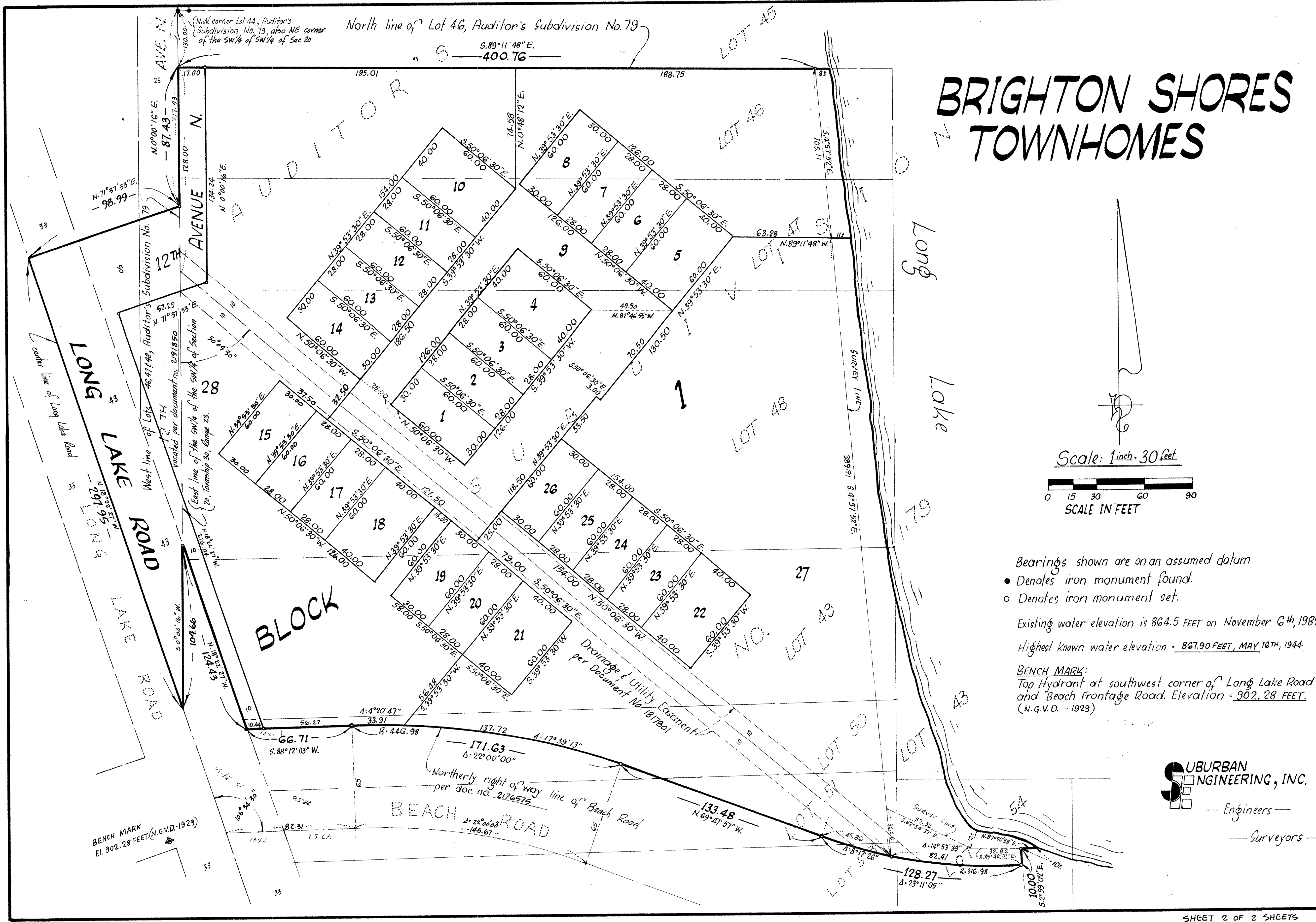
County Recorder County of Ramsey, State of Minnesota

I hereby certify that this plat of BRIGHTON SHORES TOWNHOMES was filed in this office this 27th day of OCTOBER, 19 83, at 9:45 o'clock A.M. and was filed in Book 96 of Plats, Pages 10 and 11, Document Number 2198400.

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

COPY

# BRIGHTON SHORES TOWNHOMES



Bearings shown are on an assumed datum  
 ● Denotes iron monument found.  
 ○ Denotes iron monument set.

Existing water elevation is 864.5 FEET on November 6th, 1982  
 Highest known water elevation = 867.90 FEET, MAY 16TH, 1944

**BENCH MARK:**  
 Top Hydrant at southwest corner of Long Lake Road and Beach Frontage Road. Elevation = 902.28 FEET. (N.G.V.D. - 1929)

**UBURBAN ENGINEERING, INC.**  
 — Engineers —  
 — Surveyors —