

# TWIN LAKE SHORES SECOND ADDITION

Know All Persons By These Presents that Margret Mitchell, a single person, and Charles Dahlberg, a single person, fee owners, of the following described property situated in the City of Little Canada, Ramsey County, Minnesota:

All that part of the Southeast Quarter of Section 31, Township 30, Range 22, Ramsey County, Minnesota lying Northeasterly of Trunk Highway No. 10-62 (Interstate Highways No. 694 and 393) and lying Westerly of the Westerly shore line of Twin Lake and lying East of the West 575 feet thereof and lying Southerly of a line described as beginning at a point on the East line of said West 575 feet distant 864 feet South from the North line of said Southeast quarter; thence on an assumed bearing of North 89 degrees 26 minutes 24 seconds East parallel with the North line of the said Southeast quarter 325 feet; thence North 80 degrees 37 minutes 24 seconds East to the Westerly shore line of Twin Lake and there terminating and lying Northwesterly of Twin Lake Shores according to the plat thereof on file and of record in the office of the County Recorder, Ramsey County, Minnesota except the following described tract of land:

That part of the said Southeast quarter lying Westerly of Twin Lake and lying between the Northwesterly line of Lot 1, Block 1, said Twin Lake Shores, and Southeasterly of the following described line: Beginning at the most Westerly corner of said Lot 1; thence North 58 degrees 36 minutes 32 seconds East (the Northwesterly line of said Lot 1, has an assumed bearing of North 66 degrees 23 minutes 25 seconds East) 88.63 feet; thence North 66 degrees 23 minutes 25 seconds East and parallel with said Northwesterly line 340 feet more or less to the Westerly shore line of Twin Lake and there terminating.

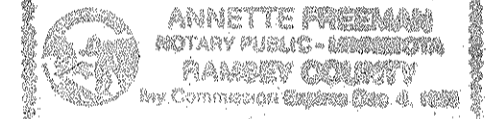
Have caused the same to be surveyed, platted, and known as TWIN LAKE SHORES SECOND ADDITION and do hereby dedicate to the public for public use forever the trails, road, and drainage and utility easements as shown on the plat.

Margret Mitchell, a single person, has hereunto set her hand this 5 day of November, 1986.

Signed: Margret Mitchell  
Margret Mitchell

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 5 day of November, 1986, by Margret Mitchell, a single person.



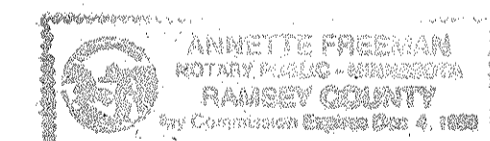
Annette Freeman  
Notary Public, Ramsey County, Minnesota  
My Commission Expires: 12-4-88

Charles Dahlberg, a single person, has hereunto set his hand this 5 day of November, 1986.

Signed: Charles Dahlberg  
Charles Dahlberg

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 5 day of November, 1986, by Charles Dahlberg, a single person.



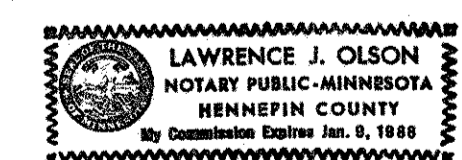
Annette Freeman  
Notary Public, Ramsey County, Minnesota  
My Commission Expires: 12-4-88

I Rodney H. Halvorson, hereby certify that I have surveyed and platted the property described in the dedication of this plat as TWIN LAKE SHORES SECOND 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 wetlands, or public highways other than as shown thereon.

Rodney H. Halvorson  
Rodney H. Halvorson, Land Surveyor  
Minnesota Registration No. 10947

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The Surveyor's Certificate was subscribed and sworn to before me, a Notary Public, this 3<sup>rd</sup> day of November, 1986.



Lawrence J. Olson  
Notary Public, Hennepin County, Minnesota  
My Commission Expires: 1-9-88

Approved and accepted by the City Council of the City of Little Canada, Minnesota, this 6<sup>th</sup> day of November, 1986.

Michael D. Fahey  
Mayor  
Annette Freeman  
Clerk - Deputy

Taxes for the year 1986 on land described herein paid, no delinquent taxes and transfer entered, this 17<sup>th</sup> day of November, 1986.

Lou McKenna Director By Sue Barkwell Deputy  
Department of Property Taxation

Pursuant to Chapter 7, Minnesota Laws of 1976, this plat has been reviewed and approved, this 25<sup>th</sup> day of November, 1986, and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

David D. Claypool  
David D. Claypool  
Acting Ramsey County Surveyor

County Recorder  
County of Ramsey  
State of Minnesota

I hereby certify that this plat of TWIN LAKE SHORES SECOND ADDITION was filed in this office this 25<sup>th</sup> day of November, 1986, at 4:18 o'clock P.M. and was filed in Book 100 of Plats, Page 22, as Document No. 2346939.

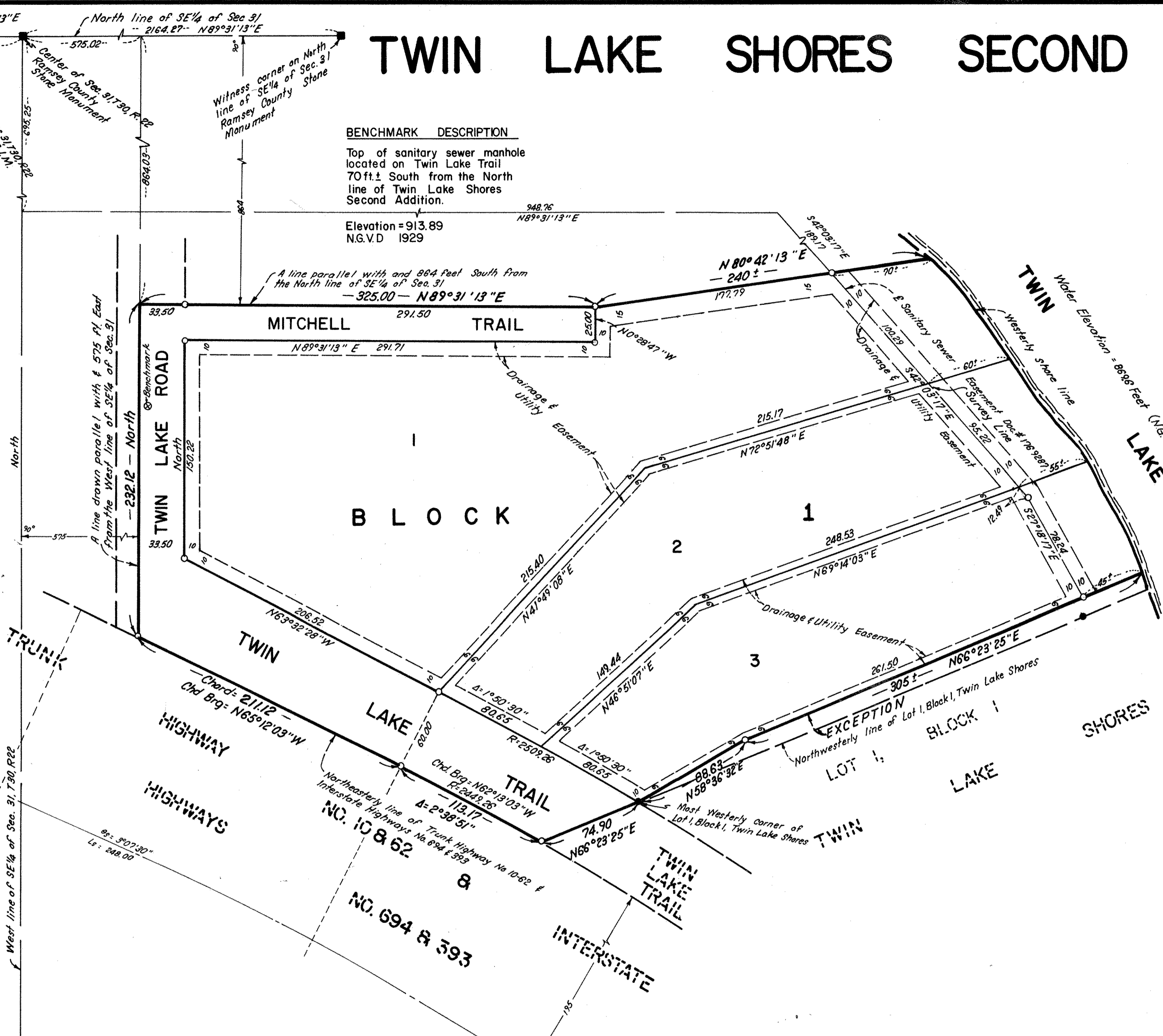
John C. McLaughlin, County Recorder By \_\_\_\_\_ Deputy

### BENCHMARK DESCRIPTION

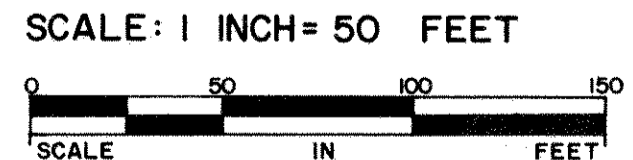
Top of sanitary sewer manhole located on Twin Lake Trail 70 ft. South from the North line of Twin Lake Shores Second Addition.

Elevation = 913.89  
N.G.V.D. 1929

A line parallel with and 864 feet South from the North line of SE 1/4 of Sec. 31 - 325.00 - N 89° 31' 13" E



○ Denotes Iron Monument Set  
● Denotes Iron Monument Found  
Bearings Are On An Assumed Datum



Located in the Southeast quarter of Section 31, Township 30, North, Range 22 West.