

PLEASANTVIEW PARK NO. 3

KNOW ALL MEN BY THESE PRESENTS: That Gonyea Development Company, a Minnesota Corporation, owner of the following described property situated in the City of Maplewood, County of Ramsey, State of Minnesota:

Parcel 1: Lot 5, Block 7, Pleasantview Park No. 2, together with adjoining vacated Lakewood Drive, lying between the Westerly extensions across said vacated street of the South line of the North 15 feet of said Lot 5 and the South line of said Lot 5, according to the recorded plat thereof, and situate in Ramsey County, Minnesota;

Parcel 2: Outlot A, Gonyea's Oak Heights Third Addition, according to the recorded plat thereof, and situate in Ramsey County, Minnesota;

Parcel 3: The North 15 feet of vacated Lakewood Drive lying South of the westerly extension of the north line of Lot 5, Block 7, Pleasantview Park No. 2.

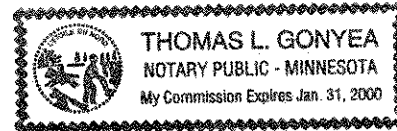
Has caused the same to be surveyed and platted as PLEASANTVIEW PARK NO. 3 and does hereby dedicate to the public for public use forever the drainage and utility easements as shown on this plat. In witness whereof said Gonyea Development Company, a Minnesota Corporation, has caused these presents to be signed by its proper officer this 19th day of March, 1997.

Signed: Gonyea Development Company

Dennis D. Gonyea
Dennis D. Gonyea, President

State of Minnesota
County of HENNEPIN

The foregoing instrument was acknowledged before me this 19th day of MARCH, 1997, by Dennis D. Gonyea, President of Gonyea Development Company, a Minnesota Corporation, on behalf of said corporation.



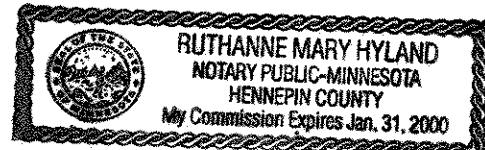
Thomas L. Gonyea
Notary Public, HENNEPIN Co., MN
My Commission Expires 1-31-2000

I hereby certify that I have surveyed and platted the property described on this plat as PLEASANTVIEW PARK NO. 3; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; 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 as defined in Minnesota Statutes, Section 505.02, Subd. 1, or public highways to be designated other than as shown on this plat.

Milton E. Hyland
Milton E. Hyland, Land Surveyor
Minnesota License No. 20262

State of Minnesota
County of Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 18th day of March, 1997 by Milton E. Hyland, a Licensed Land Surveyor.



Ruthanne Mary Hyland
Ruthanne Mary Hyland, Notary Public, Henn. Co., Mn
My Commission Expires January 31, 2000

City of Maplewood

We do hereby certify that on the 10th day of FEBRUARY, 1997, the City Council of the City of Maplewood, Minnesota, approved this plat. All monuments will be set as specified by the City Council and as stated on this plat, according to Minnesota Statutes, Section 505.02, Subd. 1.

John Gustafson, Mayor Michael McShane, Manager

Taxes payable in the year 1997 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 25 day of March, 1997.

Michele Timmons, ^{Acting} Director
Department of Property Taxation
By Deborah K. McShea, Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 27th day of MARCH, 1997 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

David D. Claypool
David D. Claypool, L.S.
Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of PLEASANTVIEW PARK NO. 3 was filed in the office of the County Recorder for public record on this 1st day of APRIL, 1997, at 9:48 o'clock A.M. and was duly filed in Book 113 of Plats, Pages 1 and 2, as Document Number 2985705.

Deputy County Recorder

Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of PLEASANTVIEW PARK NO. 3 was filed in the office of the Registrar of Titles for public record on this 1st day of APRIL, 1997, at 1:00 o'clock P.M. and was duly filed in Book 41 of Plats, Pages 47 and 48, as Document Number 1150797.

Deputy Registrar of Titles

HY-LAND SURVEYING, P.A.
LAND SURVEYORS

PLEASANTVIEW PARK NO. 3

NW CORNER OF THE SW1/4,
SEC. 13, TWP. 28, R. 22,
(RAMSEY CO. CAST IRON MON.)

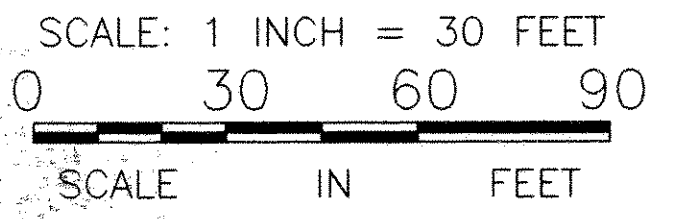
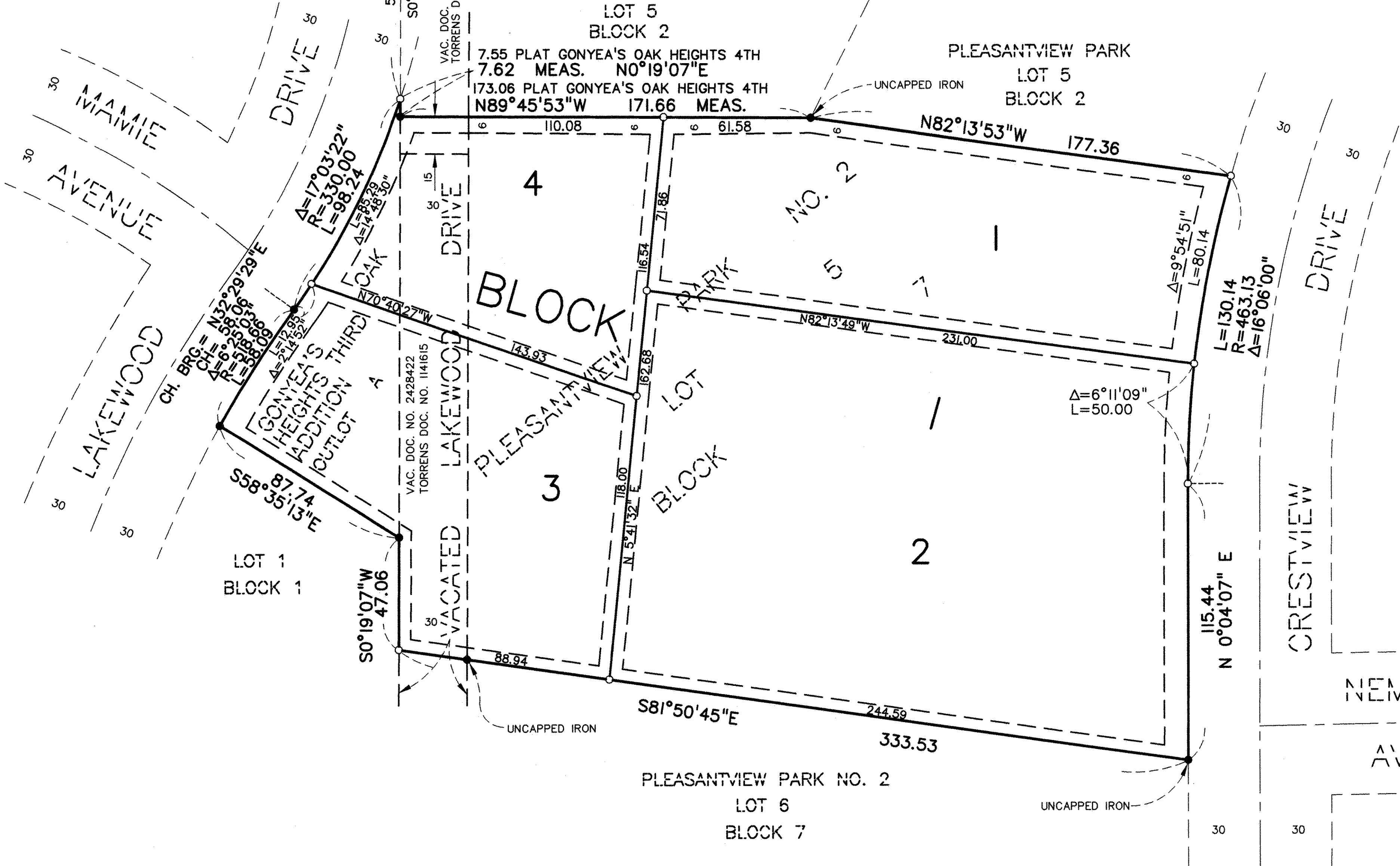
1309.36
N89°56'52"E

NE CORNER OF THE SW1/4,
SEC. 13, TWP. 28, R. 22,
(RAMSEY CO. CAST IRON MON.)

GONYEA'S OAK HEIGHTS
FOURTH ADDITION
LOT 5
BLOCK 2

7.55 PLAT GONYEA'S OAK HEIGHTS 4TH
7.62 MEAS. N0°19'07"E
173.06 PLAT GONYEA'S OAK HEIGHTS 4TH
N89°45'53"W 171.66 MEAS.

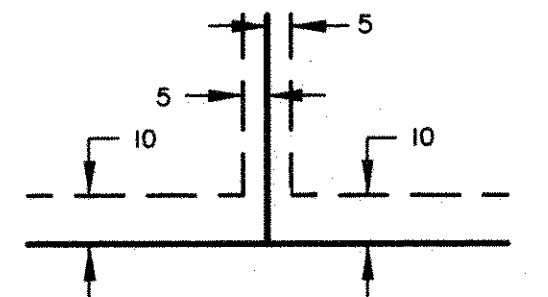
PLEASANTVIEW PARK
LOT 5
BLOCK 2



- - DENOTES 1/2 INCH IRON PIPE MONUMENT SET AND MARKED WITH LICENSE NUMBER 20262
- - DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND AND MARKED WITH LICENSE NUMBER 6743 UNLESS OTHERWISE INDICATED

FOR THE PURPOSES OF THIS PLAT THE SOUTH LINE OF OUTLOT A GONYEA'S OAK HEIGHTS THIRD ADDITION HAS AN ASSUMED BEARING OF SOUTH 58 DEGREES 35 MINUTES 13 SECONDS EAST

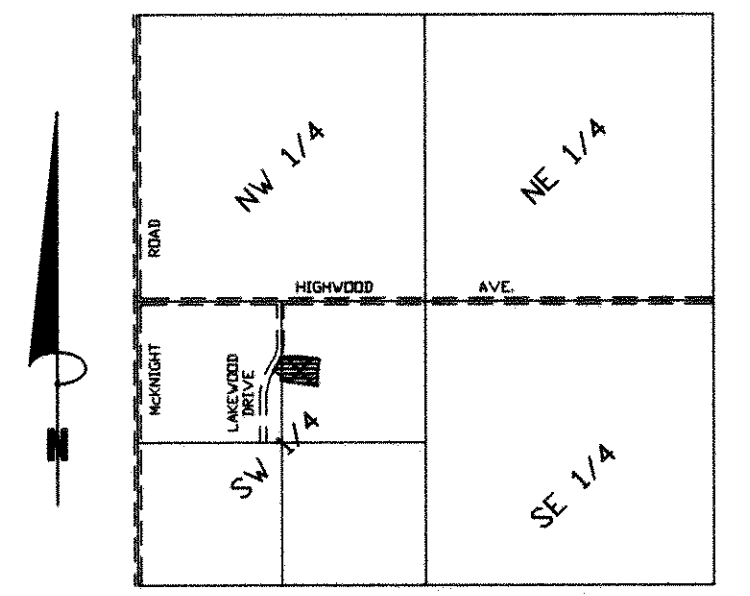
DRAINAGE AND UTILITY EASEMENTS SHOWN AS THUS:



BEING 10 FEET IN WIDTH AND ADJOINING RIGHT-OF-WAY LINES, AND BEING 5 FEET IN WIDTH, UNLESS OTHERWISE INDICATED, AND ADJOINING LOT LINES AS INDICATED ON THIS PLAT.

PROPERTY LOCATED IN PART OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 28, RANGE 22.

SECTION 13, T.28, R.22



HY-LAND SURVEYING, P.A.
LAND SURVEYORS