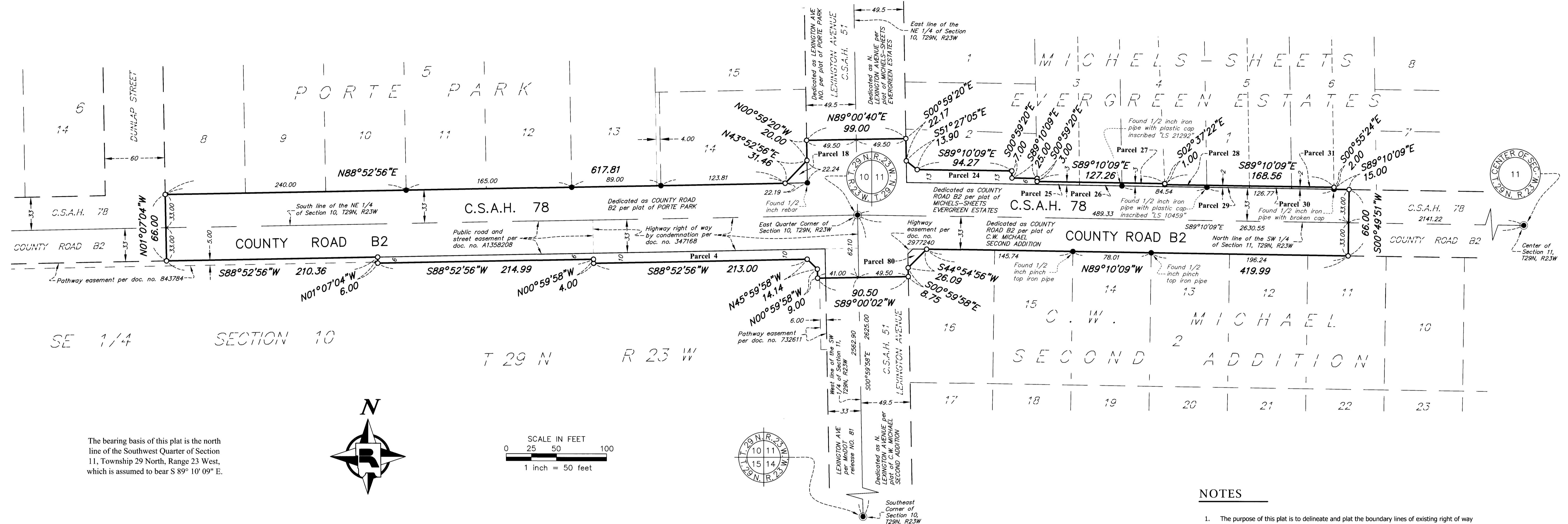


# RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 7 - C.S.A.H. 78 - COUNTY ROAD B2



The bearing basis of this plat is the north line of the Southwest Quarter of Section 11, Township 29 North, Range 23 West, which is assumed to bear S 89° 10' 09" E.

The Ramsey County Board of Commissioners pursuant to Board Resolution B2021-040 has authorized the County Engineer to execute plats for the acquisition and delineation of right of way and other rights or interests in lands for highway projects identified in the Transportation Improvement Plan.

I hereby certify that this right of way plat is adopted pursuant to Ramsey County Board Resolution B2021-040; that this plat applies to that portion of C.S.A.H. 78 (COUNTY ROAD B2) shown hereon, being in Section 10, Township 29 North, Range 23 West, and in Section 11, Township 29 North, Range 23 West; and that the road authority may refer to this right of way plat for purposes of establishment, acquisition or disposition of lands identified hereon.

*Ted W. Schoenecker*  
 Ted W. Schoenecker, PE  
 Ramsey County Engineer  
 Minnesota License No. 42030  
 Date: 6/1/2021

I hereby certify that this plat was surveyed by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Minnesota; that this plat meets the requirements of Minnesota Statutes, Section 160.085 and Section 160.14, subd. 1; that the proposed right of way boundary lines are correctly designated on this plat; that all measurements are correctly shown on this plat; and that all monuments shown on this plat will be correctly placed in the ground upon completion of construction as stated in the legend hereon.

*Daniel D. Baar*  
 Daniel D. Baar  
 Ramsey County Surveyor  
 Minnesota License No. 45816  
 Date: 6/1/2021

County Recorder, County of Ramsey, State of Minnesota  
 I hereby certify that this RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 7 - C.S.A.H. 78 - COUNTY ROAD B2 was filed in the office of the County Recorder for public record on this 2<sup>ND</sup> day of JUNE, 2021, at 10 o'clock A. M. as Document Number 4890425.

Deputy County Recorder

Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 7 - C.S.A.H. 78 - COUNTY ROAD B2 was filed in the office of the Registrar of Titles for public record on this 2<sup>ND</sup> day of JUNE, 2021, at 10 o'clock A. M. as Document Number 2703044.

Deputy Registrar of Titles

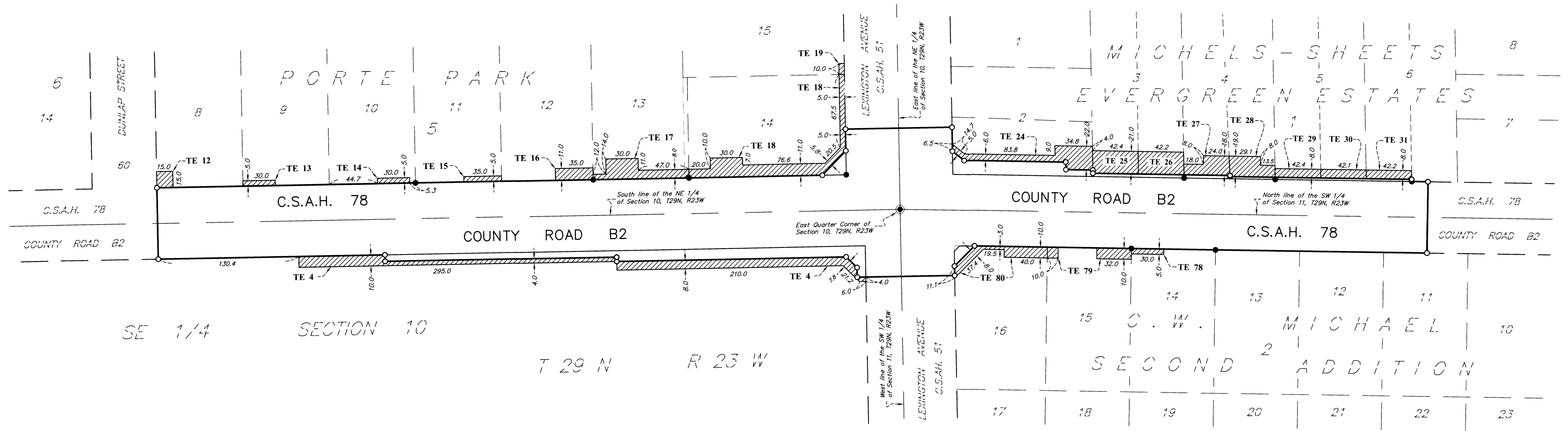
- ### LEGEND
- Denotes a cast iron monument with 4 inch diameter top unless otherwise noted.
  - Denotes a right of way boundary monument consisting of a 5/8 inch by 14 inch solid iron rebar with a 2 inch diameter aluminum cap inscribed "RAMSEY COUNTY R/W - LS 45816" to be set following construction if as-built conditions allow.
  - Denotes a found 1/2 inch iron pipe unless otherwise noted. Found monuments shown hereon that coincide with the outer boundary points of this right of way plat and are missing following construction, will be replaced with a 5/8 inch by 14 inch solid iron rebar with a 2 inch diameter aluminum cap inscribed "RAMSEY COUNTY R/W - LS 45816" if as-built conditions allow.

- ### NOTES
- The purpose of this plat is to delineate and plat the boundary lines of existing right of way and parcels of land where additional right of way or other interests are intended to be acquired. This plat alone does not establish new rights. Refer to written conveyance documents recorded against each parcel to verify which rights, if any, were acquired.
  - Existing parcel and right of way boundaries shown hereon have been determined from Ramsey County survey records, descriptions recited on recorded or filed documents, subdivision plat computations and analysis and field location of existing survey monuments. Recorded or filed documents were provided by Land Title, Inc. in the form of "Property Reports" with posting dates of November and December, 2019, and January, 2020, with additional land records research performed as necessary.
  - For details concerning this plat contact the Ramsey County Surveyors Office and reference Project 2019-021.
  - Ramsey County Survey Resources website provides information (coordinates and monument descriptions) for found and located survey monuments that were used in analysis and boundary determinations for this right of way plat.
  - Additional public or private easements may exist that have been conveyed or dedicated on adjoining parcels that are not depicted or noted on this right of way plat. See recorded documents for type, size and location of any possible additional easements.

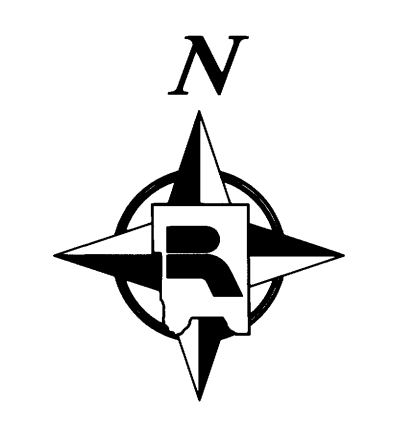
ACQUISITIONS IN SECTIONS 10 & 11, T29N, R23W						
PARCEL	RECORDED OWNER	LOCATION	NEW HIGHWAY R/W (SQ. FT.)	RECORDED DOCUMENT NUMBER OR CERTIFICATE OF TITLE NUMBER	PROPERTY IDENTIFICATION NUMBER	
4	Independent School District No. 623	Part of the SE 1/4 of Section 10, T29N, R23W	3802	COTs 223196, 381013	10-29-23-41-0005	
18	Victor A. Buchholz and Patricia J. Buchholz	Part of Lot 14, Block 5, PORTE PARK	247	COT 228589	10-29-23-14-0059	
24	DG Equities LLC	Part of Lot 2, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	1561	COT 639273	11-29-23-23-0111	
25	Heidi A. Thorstenson	Part of Lot 3, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	127	COT 628131	11-29-23-23-0119	
26	Sandra R. Hanson	Part of Lot 3, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	127	COT 630343	11-29-23-23-0120	
27	Aurel Carnea and Luiza B. Carnea	Part of Lot 4, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	128	COT 560760	11-29-23-23-0114	
28	Roseville Equity Investments, LLC	Part of Lot 4, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	84	COT 589654	11-29-23-23-0113	
29	Roseville Equity Investment, LLC	Part of Lot 5, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	85	COT 585859	11-29-23-23-0107	
30	Roseville Equity Investments, LLC	Part of Lot 5, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	84	COT 597594	11-29-23-23-0106	
31	Thomas J. Dobrick	Part of Lot 6, Block 1, MICHELS-SHEETS EVERGREEN ESTATES	85	COT 636449	11-29-23-23-0116	
80	Sheryl Williams	Lot 16, Block 2, C.W. MICHAEL SECOND ADDITION	163	DOC 2268720	11-29-23-32-0137	

# RAMSEY COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 7 - C.S.A.H. 78 - COUNTY ROAD B2

## TEMPORARY EASEMENT DETAIL



TEMPORARY EASEMENT PARCEL TABLE						
PARCEL	RECORDED OWNER	LOCATION	TEMPORARY EASEMENT AREA (SQ. FT.)	RECORDED DOCUMENT NUMBER OR CERTIFICATE OF TITLE NUMBER	PROPERTY IDENTIFICATION NUMBER	
TE 4	Independent School District No. 623	Part of the SE 1/4 of Section 10, T29N, R23W	3509	COTs 223196, 381013	10-29-23-41-0005	
TE 12	Yasuhiko Kawakami and Hiroko Kawakami	Lot 8, Block 5, PORTE PARK	225	COT 578118	10-29-23-14-0053	
TE 13	Theodore L. Ostrem and Lois M. Ostrem	Lot 9, Block 5, PORTE PARK	150	COT 360885	10-29-23-14-0054	
TE 14	Lan P. Nguyen	Lot 10, Block 5, PORTE PARK	150	COT 595267	10-29-23-14-0055	
TE 15	Thomas J. Stark and Alissa Stark	Lot 11, Block 5, PORTE PARK	175	COT 637769	10-29-23-14-0056	
TE 16	Tracy Homes, LLC	Lot 12, Block 5, PORTE PARK	385	COT 589532	10-29-23-14-0057	
TE 17	James L. Matthew and Diane L. Matthew	Lot 13 and part of Lot 14, Block 5, PORTE PARK	1007	COT 361711	10-29-23-14-0058	
TE 18	Victor A. Buchholz and Patricia J. Buchholz	Part of Lot 14, Block 5, PORTE PARK	2024	COT 228589	10-29-23-14-0059	
TE 19	James R. Duhl and Muoi Tran	Lot 15, Block 5, PORTE PARK	50	COT 383597	10-29-23-14-0060	
TE 24	DG Equities LLC	Part of Lot 2, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	1274	COT 639273	11-29-23-23-0111	
TE 25	Heidi A. Thorstenson	Part of Lot 3, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	889	COT 628131	11-29-23-23-0119	
TE 26	Sandra R. Hanson	Part of Lot 3, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	886	COT 630343	11-29-23-23-0120	
TE 27	Aurel Carnea and Luiza B. Carnea	Part of Lot 4, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	619	COT 560760	11-29-23-23-0114	
TE 28	Roseville Equity Investments, LLC	Part of Lot 4, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	692	COT 589654	11-29-23-23-0113	
TE 29	Roseville Equity Investments, LLC	Part of Lot 5, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	340	COT 585859	11-29-23-23-0107	
TE 30	Roseville Equity Investments, LLC	Part of Lot 5, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	337	COT 597594	11-29-23-23-0106	
TE 31	Thomas J. Dobrick	Part of Lot 6, Block 1, MICHEL'S-SHEETS EVERGREEN ESTATES	338	COT 636449	11-29-23-23-0116	
TE 78	David R. Krueger and Becky S. Krueger	Lot 14, Block 2, C.W. MICHAEL SECOND ADDITION	150	DOC 4047268	11-29-23-32-0014	
TE 79	Lawrence McKinney and Charmaine McKinney	Lot 15, Block 2, C.W. MICHAEL SECOND ADDITION	420	DOC 4120647	11-29-23-32-0015	
TE 80	Sheryl Williams	Lot 16, Block 2, C.W. MICHAEL SECOND ADDITION	725	DOC 2268720	11-29-23-32-0137	



SCALE IN FEET  
0 25 50 100  
1 inch = 50 feet

### NOTES

- For detailed boundary and survey information see sheet 1 of 2 of this plat.

### LEGEND

- TE** ~ Denotes Temporary Easement Parcel
- ~ Denotes Temporary Easement Parcel Area