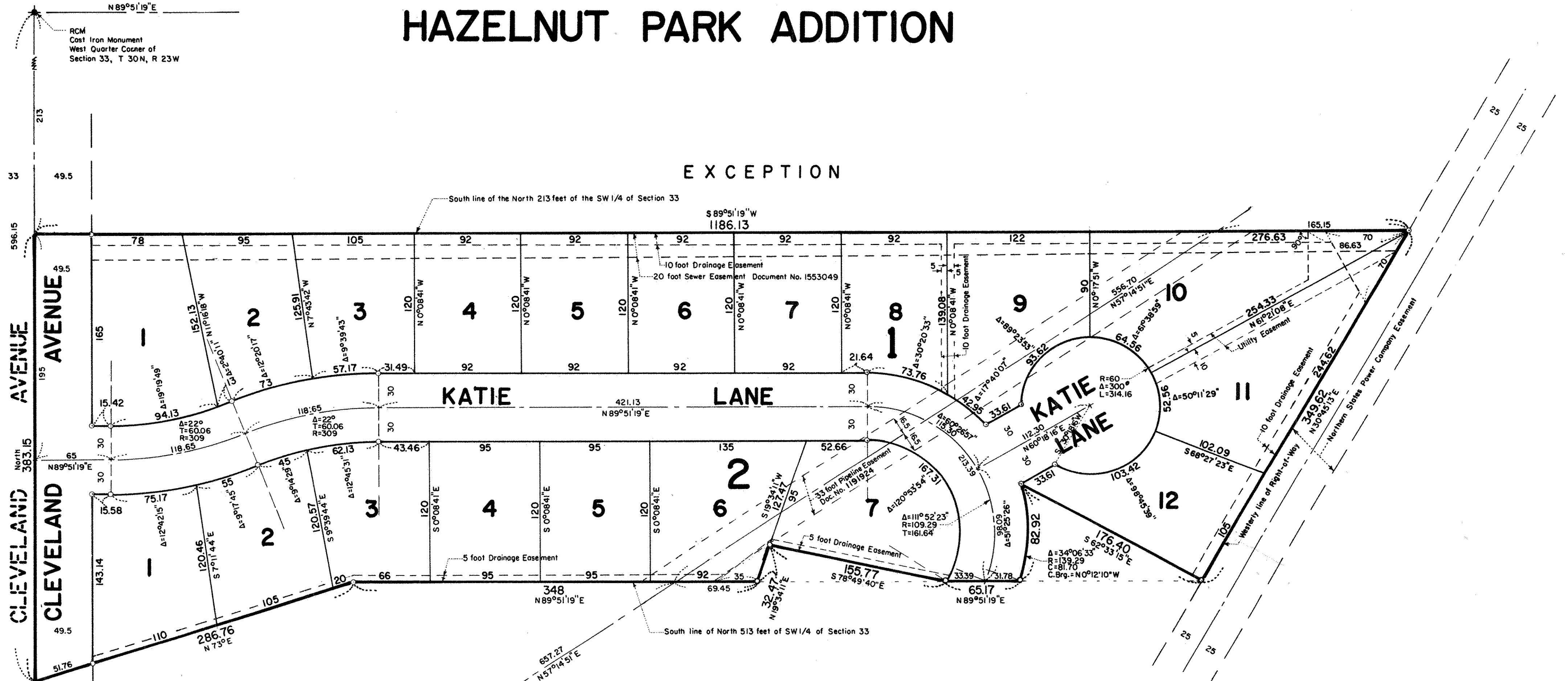


# HAZELNUT PARK ADDITION

AUDITOR'S SUBDIVISION NO. 26

LOT 1



SCALE: 1 inch=60 feet



CITY OF ARDEN HILLS  
RAMSEY COUNTY, MINNESOTA

- Denotes Iron Pipe Monument set and marked by Reg. No. 10459
- Denotes monument found in place.
- All distances on curves are arc lengths.
- All distances are to hundredths of a foot; thus, 95 denotes 95.00 feet.
- West line of SW 1/4 of Section 33, T 30N, R 23W, is assumed as bearing North.

GEORGI-SCHMIDT & ASSOC. INC.  
Land Surveyors  
3092 N. Lexington Ave. 483-4408  
ROSEVILLE, MINNESOTA 55113

Know All Persons By These Presents that Barry O'Meara and Pamela O'Meara, husband and wife, owners of the following described property situated in the City of Arden Hills, Ramsey County, Minnesota:

That part of the Northwest quarter of the Southwest quarter of Section 33, Township 30 North, Range 23 West lying Westerly of the Northern States Power Company Easement and Northerly of the following described lines: Beginning at a point on the West line of the Northwest quarter of the Southwest quarter of Section 33, Township 30 North, Range 23 West, said West line assumed to bear North-South, distant 596.15 feet South of the Northwest corner of said Southwest quarter; thence North 73° East 286.76 feet to a point 513.0 feet South of, as measured at right angles to, the North line of said Southwest quarter; thence North 89° 51' 19" East along a line 513.0 feet South of, as measured at right angles to, and parallel with the North line of said Northwest quarter of Southwest quarter 348.00 feet; thence North 19° 34' 11" East 32.47 feet; thence South 78° 49' 40" East 155.77 feet to a point 513.0 feet South of, as measured at right angles to, the North line of said Southwest quarter; thence North 89° 51' 19" East along a line 513.0 feet South of, as measured at right angles to, and parallel with the North line of said Southwest quarter a distance of 65.17 feet; thence Northerly along a non-tangential curve to the left 82.92 feet, radius of 139.29 feet, delta angle of 34° 06' 33", long chord of 81.7 feet bears North 0° 12' 10" West; thence South 62° 33' 15" East along a line not tangent to said curve 176.4 feet to a point on the Westerly line of the Northern States Power Company Easement, said point being 513.0 feet South of, as measured at right angles to, the North line of said Southwest quarter and there terminating, except the North 213.0 feet thereof.

Have caused the same to be surveyed, platted and known as HAZELNUT PARK ADDITION and do hereby dedicate to the public for public use forever the sewer easement, avenue, lane and drainage and utility easements as shown on the plat.

Have hereunto set our hands this 6th day of June, 1983.

Signed: Barry O'Meara Pamela O'Meara  
Barry O'Meara Pamela O'Meara

STATE OF MINNESOTA)  
COUNTY OF RAMSEY )

The foregoing instrument was acknowledged before me this 6th day of June, 1983, by Barry O'Meara and Pamela O'Meara, husband and wife.

Doctory J. Zehn  
Notary Public, Ramsey County, Minnesota  
My Commission Expires 4-5-85



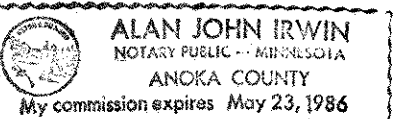
I, Donald W. Schmidt, hereby certify that I have surveyed and platted the property described in the dedication of this plat as HAZELNUT PARK ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and there are no wet lands, easements or public highways other than as shown thereon.

Donald W. Schmidt  
Donald W. Schmidt, Land Surveyor  
Minnesota Registration No. 10459

STATE OF MINNESOTA)  
COUNTY OF RAMSEY )

The Surveyor's Certificate was subscribed and sworn to before me, a Notary Public, this 27th day of MAY, 1983.

Alan John Irwin  
Alan John Irwin  
Notary Public, Anoka County, Minnesota  
My Commission Expires MAY 23, 1986



Approved and accepted by the City Council of the City of Arden Hills, Minnesota this 6th day of June, 1983.

Robert Woodburn  
Mayor  
Charlotte R. Dieck  
Clerk

No delinquent taxes and transfer entered, this 8 day of June, 1983.

Joe McKenna Director By Donna Keene Deputy  
Department of Property Taxation

Pursuant to Chapter 7, Minnesota Laws of 1976, this plat has been reviewed and approved, this 8th day of June, 1983, at 2:31 o'clock P.M., and was filed in Book 95 of Plats, 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 HAZELNUT PARK ADDITION was filed in this office this 13th day of June, 1983, at 2:31 o'clock P.M., and was filed in Book 95 of Plats, Page 40, as Document No. 2181318.

Eugene H. Gibbons, County Recorder

By \_\_\_\_\_ Deputy