BEL-AIR PAR	DI/ N/ O LOT 1	Vnov All Domon Bry Whara Decomby that T. M.
BEL - AIR PAR	A.16° 23'59" 32 737	Know All Persons By These Presents that Robert W. Nixon and Lois A. Nixon, husband and wife, owners, and Belair Builders Inc., a Minnesota corporation, contract purchaser of the following described property situated in the City of New Brighton, Ramsey County, Minnesota:
	2 80 is is a significant of the	That part of the West 470.00 feet of the North Half of the South Half of the Southeast Quarter of the Southwest Quarter of Section 29, Township 30, Range 23 lying westerly of a line beginning on the south line of said North Half of the South Half of the Southwest Quarter
MORK - CAMPION	TERRACE no scale	the Southeast Quarter of the Southwest Quarter and 513.00 feet East of the Southwest corner thereof, said South line having an assumed bearing of East; thence North 6 degrees 44 minutes 00 seconds West, 168.00 feet; thence North 22 degrees 28 minutes 00 seconds West, 88.00 feet; thence North 49 degrees 21 minutes 00 seconds West to the North line thereof and there terminating.
/ BLOCK /	/FOUR	and that Belair Builders, Inc., a Minnesota corporation, owner of the following described property situated in the City of New Brighton, Ramsey County, Minnesota:
30 30 5 S. North line of the N ¹ /2 of	7 / 8 9 DETAIL	That part of the North Half of the South Half of the Southeast Quarter of the Southwest Quarter of Section 29. Township 30.
2: 3: 1	of the S1/2 of the SE1/4 of the SW 1/4 of Section 29.	Range 23, Ramsey County, Minnesota lying Easterly of the West 470.00 feet thereof and lying Westerly of the following described line:
WEST /		Beginning at a point on the South line of said North Half of the South Half of the Southeast Quarter of the South- west Quarter and 513 feet Easterly of the Southwest corner thereof, said South line has an assumed bearing of East; thence North 6 degrees 44 minutes West, 168 feet; thence North 22 degrees 28 minutes West, 88 feet; thence North 49
25.00 105.00 89.02	115.01 Centerline of Co. Ditch No. 2 per Doc. No. 1831114.	Southwest Quarter and there terminating.
	10 10 10 10 10 10 10 10 10 10 10 10 10 1	Have caused the same to be surveyed, platted and known as BEL-AIR PARK NO. 9 and do hereby dedicate to the public for public use forever the court, road, avenue and drainage and utility easements as shown on the plat.
Drainage & Uff	35 1 1/3 to 3 longe land land land land land land land land	Robert W. Nixon and Lois A. Nixon, husband and wife, have hereunto set our hands this/2 THday of
\$\\\ \frac{2}{2} \frac{105.00}{N89°37'30"E} \\\ \frac{2}{2} \frac{105.00}{N89°37'30"E} \\ \frac{105.00}{N89°	Sold of the second of the seco	MAY, 1986. Signed:
5 12 8 Fig. 05.	38.51 A. 29.21.27 Nas. 130 130 1 18.34	Robert W. Nixon Lois A. Nixon
8 8 2 35,6,253.5	3 34" 35" 8 8	ECLS A. MIXOR
105.00 S 7 1-41051'31.	15° 29'00' 15'00' 15' 15° 29'00' 15' 15' 15' 15' 15' 15' 15' 15' 15' 15	Signed: Belair Builders, Inc.
5 8	31.00 S. 10 133.50 NO. 33.50 TE NO. 133.50	Mark D. Murlowski, Chief Operating Officer
2 0 0 M 3 a	Selection of the select	STATE OF MINNESOTA)
N89°37'30"E 15'00 248 20	# Stagement Stagement Stage To to to	The forestime in the second se
8 14 ° 0 8 8 1 8 1 8 1 8 1 8 1 8 1 8 1 8 1 8 1	28.39 25 6 131.24 A S S S S S S S S S S S S S S S S S S	The foregoing instrument was acknowledged before me this /2TH day of MAY, 1986 by Robert W. Nixon and by Lois A. Nixon, husband and wife.
105.00	25 25 27 100 00 1 1 100 00 1 1 100 00 1 1 100 00	Notary Public, AHENNEPIN County, Minnesota
1 105.00 N89°37'30"E 5" N 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	80 C m	My Commission Expires 2-4-91 STATE OF MINNESOTA)
75 15 96 V	10 C.Brg. 16.23.55 N33.93'16"W (deed)	COUNTY OF RAMSEY)
25.00 S Drainage 3 & Utility Easement 96.50		The foregoing instrument was acknowledged before me this /2TH day of MAY, 1986, by Mark D. Murlowski, Chief Operating Officer of Belair Builders, Inc., a Minnesota corporation, on behalf of the corporation.
VACATED IST STREET NW	South line of the N1/2 of	Cindu S. Hall
(Doc. No. 2309920) 513.00	the SWIN of Gestion 20 OA	I, Howard W. Rogers, hereby certify that I have any all the second secon
Southwest corner of the N1/2 of the East (December 29, T30 N, R23W.	ed)	I, Howard W. Rogers, hereby certify that I have surveyed and plotted the property described in the dedication of this plat as BEL-AIR PARK NO. 9; 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
5/2 of the SE 1/4 of the SW 1/4 of Section 29, T30N, R23W.		
Southeast corner of the SW 1/4 of		Howard W. Rogers, Land Surveyor STATE OF MINNESOTA) Minnesota Registration No. 10945
Southwest corner of Section 29, T30, R23. The SW1/4 of Section 29, T30, R23 South line of the SW1/4 of Sec. 29.		COUNTY OF Ancha)
N89°54'35"E 1314.15 1314.15		The Surveyor's Certificate was subscribed and sworn to before me, a Notary Public, this qt day of figure, 1986.
000000000000000000000000000000000000000		BARBARA: KAUFMANN NOTARY PUBLIC MINNESOTA NOTARY PUBLIC MANNESOTA NOTARY Public, anha County, Mnnesota
DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:		Approved and accepted by the City Council of the City of New Brighton, Minnesota, this 28 day of gonusy, 1986.
	Scale: 1 inch = 50 feet	Hobert JoSenke Mkjan
.	0 25 50 100 150	Taxes for the year 1986 on land described herein paid, no delinquent taxes and transfer entered, this 14 day
10 10	Graphic Scale in Feet	
		Department of Property Taxation Director Director Director Director Director Director Deputy
		Pursuant to Chapter 7, Minnesota Laws of 1976, this plat has been reviewed and approved, this and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.
Being 10 feet in width and adjoining	o denotes iron monument set	David D. Claypool
Being 10 feet in width and adjoining street lines as shown on this plat.	· denotes existing iron monument.	Acting Ramsey County Surveyor County Recorder, County of Kamsey, State of Minnesota
Cubunhan Endingenind Ins	· Genores existing in or, mornantern.	
Suburban Engineering, Inc. — Engineers —	The north line of the N1/2 of the 51/2 of the SE1/4	I hereby certify that this plat of BEL-AIR PARK NO. 9 was filed in this office this 230 day of MAV, 1986, at 8:50 o'clock A.M. and was filed in Book 99 of Plats, Page 24, as Document Number
— Engineers — — Surveyors —	The north line of the N 1/2 of the S 1/2 of the SE 1/4 of the SW 1/4 of Section 29, T30 N, R23 W has an assumed bearing of West.	John C. McLauglin, County Recorder By Deputy
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