

WEST OAK ESTATES FOURTH ADDITION

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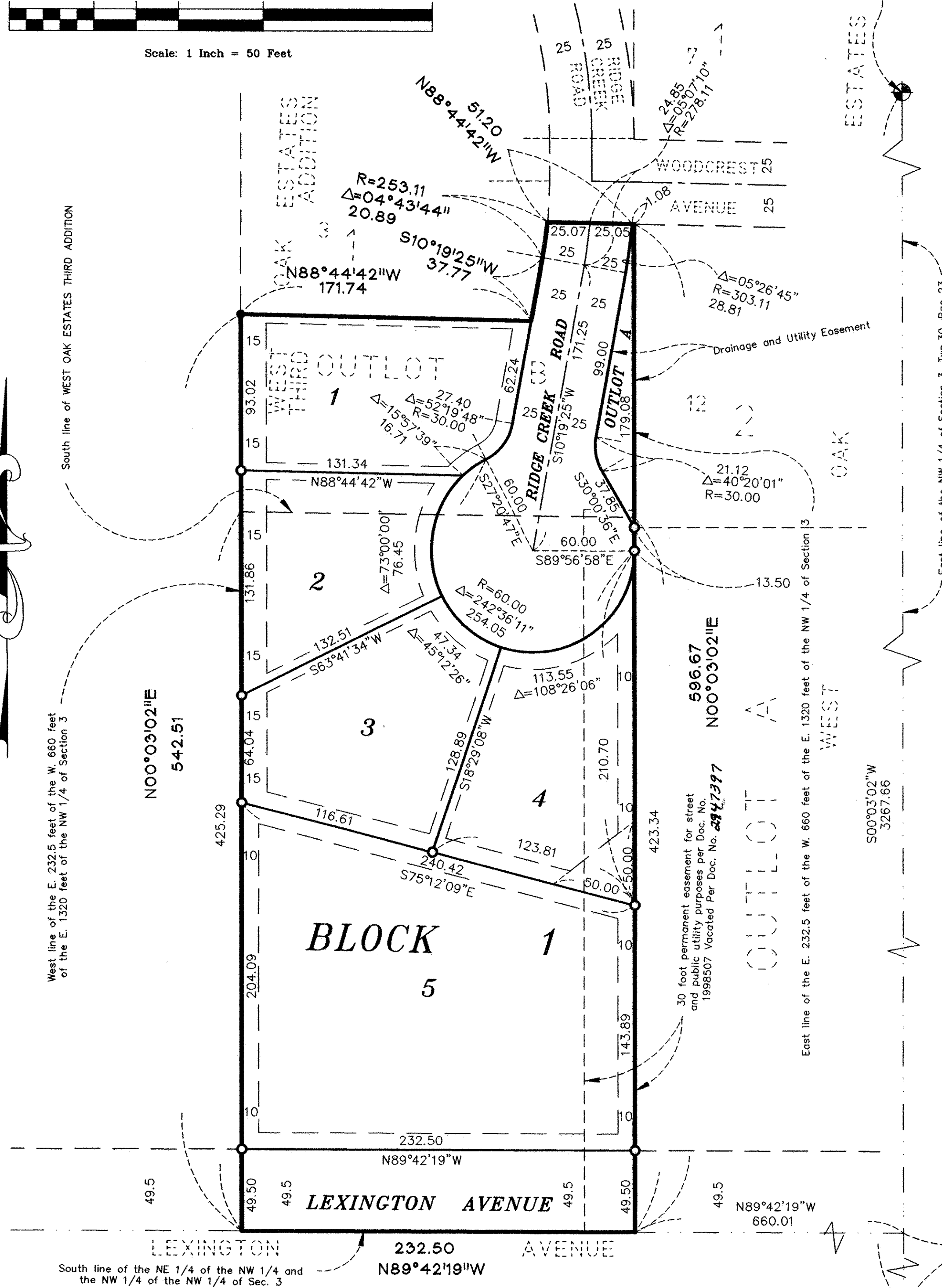
4571

GRAPHIC SCALE IN FEET



Scale: 1 Inch = 50 Feet

CLOSING CORNER ON THE EAST LINE OF THE NW 1/4 SECTION 3, TWP. 30, RGE. 23 (Ramsey County Cast Iron Monument)



West line of the E. 232.5 feet of the W. 660 feet of the E. 1320 feet of the NW 1/4 of Section 3

East line of the E. 232.5 feet of the W. 660 feet of the E. 1320 feet of the NW 1/4 of Section 3

South line of the NE 1/4 of the NW 1/4 and the NW 1/4 of the NW 1/4 of Sec. 3

The orientation of this bearing system is based upon the east line of the NW 1/4 of Sec. 3, Twp. 30, Rge. 23 which is assumed to bear S00°03'02"W.

CENTER OF SECTION 3, TWP. 30, RGE. 23 (Ramsey County Cast Iron Monument)

KNOW ALL MEN BY THESE PRESENTS: That Royal Oaks Realty, Inc., a Minnesota corporation, owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

Outlot B, WEST OAK ESTATES THIRD ADDITION, Ramsey County, Minnesota;

And that Randy S. Regnell and Teryl B. Regnell, husband and wife, owners of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

That part of the east 232.5 feet of the west 660 feet of the east 1320 feet of that part of the Northeast Quarter of the Northwest Quarter and the Northwest Quarter of the Northwest Quarter of Section 3, Township 30, Range 23, Ramsey County, Minnesota lying southerly of WEST OAK ESTATES THIRD ADDITION.

Has caused the same to be surveyed and platted as WEST OAK ESTATES FOURTH ADDITION and do hereby dedicate to the public for public use forever the thoroughfare, cul-de-sac and the drainage and utility easements as shown on this plat.

In witness whereof said Royal Oaks Realty, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this

5th day of August, 1996.
Signed: Royal Oaks Realty, Inc.

Marcel Eibensteiner
Marcel Eibensteiner, President

STATE OF Minnesota
COUNTY OF Ramsey
The foregoing instrument was acknowledged before me this 5th day of August, 1996 by Marcel Eibensteiner, President of Royal Oaks Realty, Inc., a Minnesota corporation, on behalf of the corporation.

Deanne M. LePage
Notary Public, Ramsey County, Minnesota
My Commission Expires 1-31-2000



In witness whereof said Randy S. Regnell and Teryl B. Regnell, husband and wife, have hereunto set their hands this 6th day of August, 1996.

Randy S. Regnell
Randy S. Regnell

Teryl B. Regnell
Teryl B. Regnell

STATE OF Minnesota
COUNTY OF Ramsey
The foregoing instrument was acknowledged before me this 6th day of August, 1996 by Randy S. Regnell and Teryl B. Regnell, husband and wife.

Deanne M. LePage
Notary Public, Ramsey County, Minnesota
My Commission Expires 1-31-2000

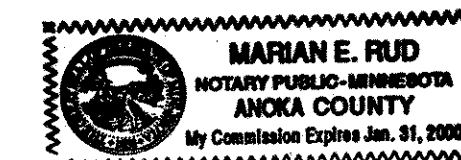


I hereby certify I have surveyed and platted the property described on this plat as WEST OAK ESTATES FOURTH ADDITION; that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed 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.

Ernest G. Rud
Ernest G. Rud, Land Surveyor
Minnesota License No. 9808

STATE OF MINNESOTA
COUNTY OF ANOKA
The foregoing Surveyor's Certificate was acknowledged before me this 30th day of July, 1996 by Ernest G. Rud, a Licensed Land Surveyor.

Maissa E. Rud
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2000



City of Shoreview
We do hereby certify that on the 17th day of June, 1996, the City Council of the City of Shoreview, 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.

James Chalmer
Mayor

Tony C. Schwan
Clerk

Taxes payable in the year 1986 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this August day of 23rd, 1996.

Lou McKenna
Director
Department of Property Taxation

By *Jennifer Adwan*, Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 26th day of AUGUST, 1996 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

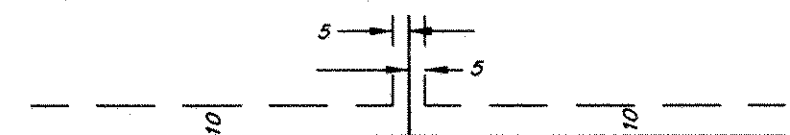
David D. Claypool
David D. Claypool, L.S.
Ramsey County Surveyor

County Recorder
County of Ramsey, State of Minnesota
I hereby certify that this plat of WEST OAK ESTATES FOURTH ADDITION was filed in the office of the County Recorder for public record on this 29th day of August, 1996, at 12:18 o'clock P. M. and was duly filed in Book 112 of Plats, Page 23, as Document Number 2948604.

Lou McKenna
County Recorder

By _____, Deputy

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 5 FEET IN WIDTH AND ADJOINING LOT LINES, AND BEING 10 FEET IN WIDTH AND ADJOINING STREET AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THIS PLAT.

○ DENOTES SET 1/2 INCH X 14 INCH IRON PIPE MONUMENT MARKED R.L.S. 9808.

● DENOTES 1/2 INCH FOUND IRON PIPE, MARKED BY R.L.S. NUMBER 9808.

NO MONUMENT SHOWN AT ANY STATUTE REQUIRED LOCATION INDICATES A PLAT MONUMENT THAT WILL BE SET WITHIN ONE YEAR OF THE RECORDING OF THIS PLAT, SAID MONUMENT WILL BE MARKED BY R.L.S. NO. 9808.

E. G. RUD & SONS, INC.
Land Surveyors