

Villas on Edgerton

KNOW ALL MEN BY THESE PRESENTS: THAT VILLAS ON EDGERTON, L.L.C., A MINNESOTA LIMITED LIABILITY COMPANY OWNER, AND CONSTRUCTION MORTGAGE INVESTORS CO., A MINNESOTA CORPORATION, MORTGAGEE OF THE FOLLOWING DESCRIBED PROPERTY SITUATED IN THE CITY OF VADNAIS HEIGHTS, COUNTY OF RAMSEY, STATE OF MINNESOTA:

IN WITNESS WHEREOF SAID CONSTRUCTION MORTGAGE INVESTORS CO., A MINNESOTA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PROPER OFFICER THIS 28th DAY OF January, 1998.
SIGNED: CONSTRUCTION MORTGAGE INVESTORS CO.

The South 400 feet of the North 816.25 feet of the Southeast Quarter of Section 32, Township 30 North, Range 22 West, Ramsey County, Minnesota, lying North and West of the following described line:

Commencing at the northeast corner of said Southeast Quarter; thence on an assumed bearing of South 00 degrees 23 minutes 44 seconds East, along the east line of said Southeast Quarter, a distance of 816.29 feet to the intersection with the south line of the South 373.00 feet of the north 816.25 feet of said Southeast Quarter; thence North 89 degrees 47 minutes 44 seconds West, along said south line, a distance of 1513.07 feet to the point of beginning of the line to be described; thence North 00 degrees 12 minutes 16 seconds East, a distance of 138.00 feet; thence North 50 degrees 29 minutes 02 seconds East, a distance of 39.13 feet; thence North 00 degrees 12 minutes 16 seconds East, a distance of 210 feet; thence South 89 degrees 47 minutes 44 seconds East a distance of 239.00 feet to the center line of Greenbrier Avenue, said center line also being the West line of the East 1240.0 feet of the Southeast Quarter of said Section 32; thence North 00 degrees 23 minutes 44 seconds West along said center line 27.00 feet to the North line of the South 400.00 feet of the North 816.25 feet of the Southeast Quarter of said Section 32 and said line there terminating;

Except the South 100 feet of the North 133 feet of the West 183 feet thereof, and except that part of Condominium No. 279 in the Southeast Quarter of Section 32, Township 30, Range 22, and also except the South 133.5 feet of the West 183 feet of said tract.

HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS VILLAS ON EDGERTON, AND DO HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE FOREVER THE THOROUGHFARES, THE DRAINAGE AND UTILITY EASEMENTS AND THE DRAINAGE EASEMENT AS SHOWN ON THIS PLAT.

IN WITNESS WHEREOF SAID VILLAS ON EDGERTON, L.L.C., A MINNESOTA LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PROPER OFFICER THIS 28th DAY OF January, 1998.
SIGNED: VILLAS ON EDGERTON, L.L.C.

Charles W. Schulz
CHARLES W. SCHULZ, CHIEF MANAGER

STATE OF Minnesota
COUNTY OF Hennepin
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF January, 1998, BY CHARLES W. SCHULZ, CHIEF MANAGER OF THE VILLAS ON EDGERTON, L.L.C., A MINNESOTA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY.



Joan C. Fox
NOTARY PUBLIC, _____ COUNTY, MINNESOTA
MY COMMISSION EXPIRES _____

Linda Anderson
LINDA ANDERSON, ASSISTANT SECRETARY

STATE OF Minnesota
COUNTY OF Hennepin
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF January, 1998, BY LINDA ANDERSON, ASSISTANT SECRETARY OF CONSTRUCTION MORTGAGE INVESTORS CO., A MINNESOTA CORPORATION, ON BEHALF OF THE CORPORATION.



Joan C. Fox
NOTARY PUBLIC, _____ COUNTY, MINNESOTA
MY COMMISSION EXPIRES _____

I HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS VILLAS ON EDGERTON; 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 OR WILL BE CORRECTLY PLACED IN THE GROUND AS DESIGNATED; THAT THE OUTSIDE BOUNDARY LINES ARE CORRECTLY DESIGNATED ON THE PLAT; AND THAT 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

Richard C. Person
RICHARD C. PERSON, LAND SURVEYOR
MINNESOTA LICENSE NUMBER 23300

STATE OF MINNESOTA
COUNTY OF RAMSEY

THE FOREGOING SURVEYOR'S CERTIFICATE WAS ACKNOWLEDGED BEFORE ME THIS 23rd DAY OF January, 1998, BY RICHARD C. PERSON, A LICENSED LAND SURVEYOR.

Alan F. Musio Davis
NOTARY PUBLIC, RAMSEY COUNTY, MINNESOTA
MY COMMISSION EXPIRES January 31 2000

CITY OF VADNAIS HEIGHTS

WE DO HEREBY CERTIFY THAT ON THE 20th DAY OF January, 1998, THE CITY COUNCIL OF THE CITY OF VADNAIS HEIGHTS, 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.

Susan L. Bennett
MAYOR

Herald Urban
CLERK

TAXES PAYABLE IN THE YEAR 1998 ON THE LAND HEREIN DESCRIBED HAVE BEEN PAID, ALSO THERE ARE NO DELINQUENT TAXES AND TRANSFER ENTERED THIS 5th DAY OF February, 1998

Dorothy Mc Clung, DIRECTOR
DEPARTMENT OF PROPERTY TAXATION

BY J. Adwan, DEPUTY

PURSUANT TO MINNESOTA STATUTES, SECTION 383A.42, THIS PLAT HAS BEEN EXAMINED AND IS APPROVED THIS 5th DAY OF February, 1998 AND THE CONDITIONS OF MINNESOTA STATUTES, SECTION 505.03, SUBDIVISION 2, HAVE BEEN FULFILLED.

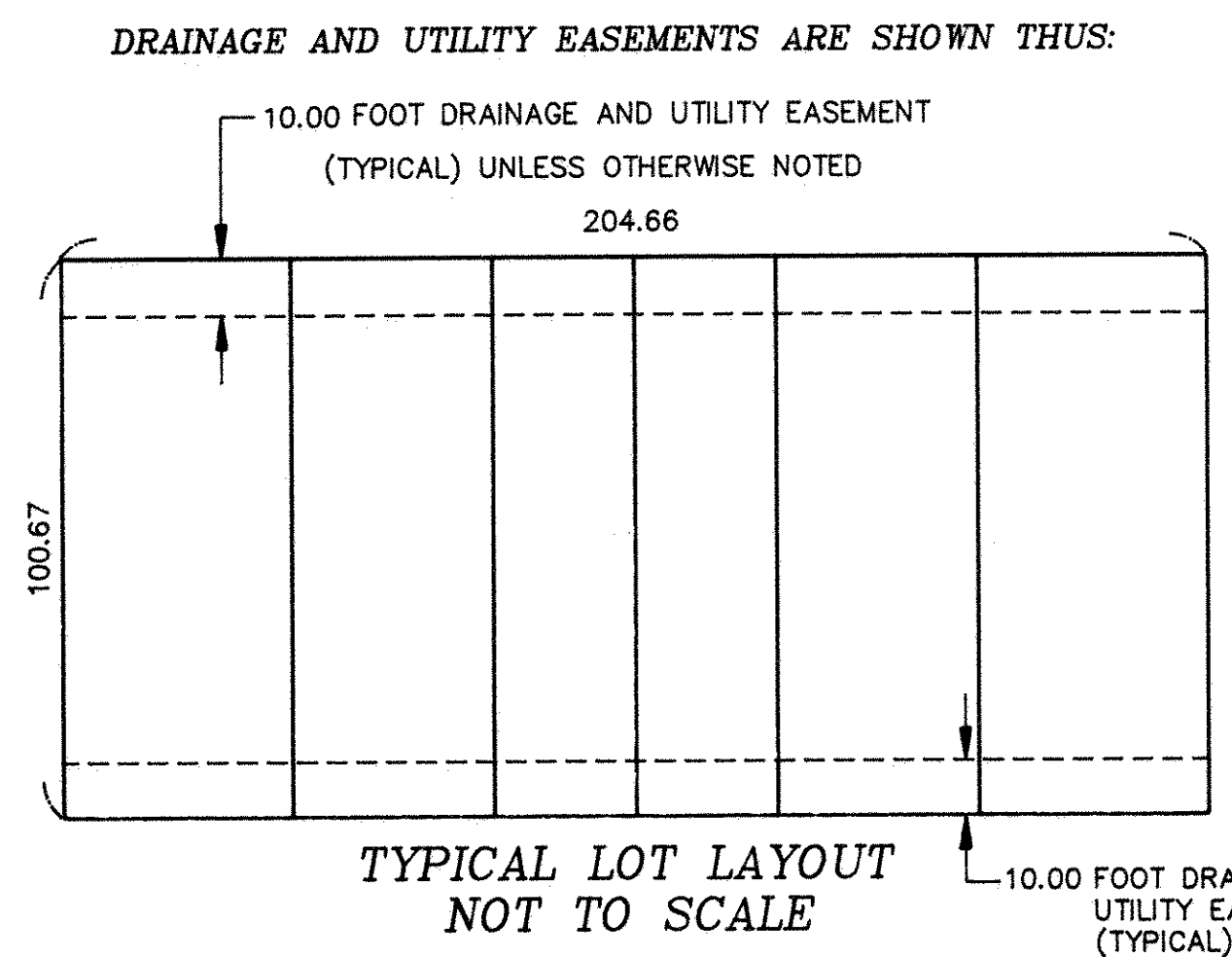
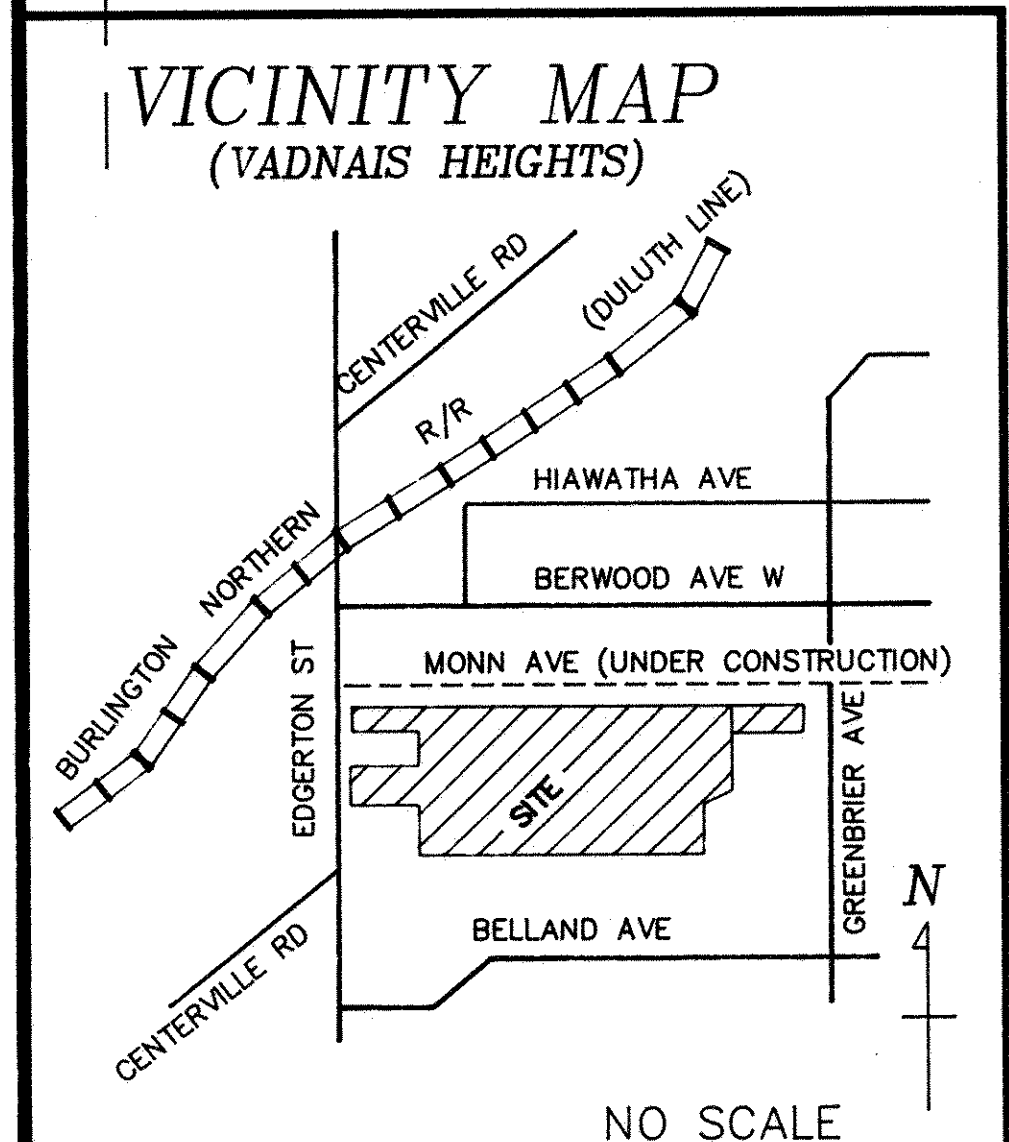
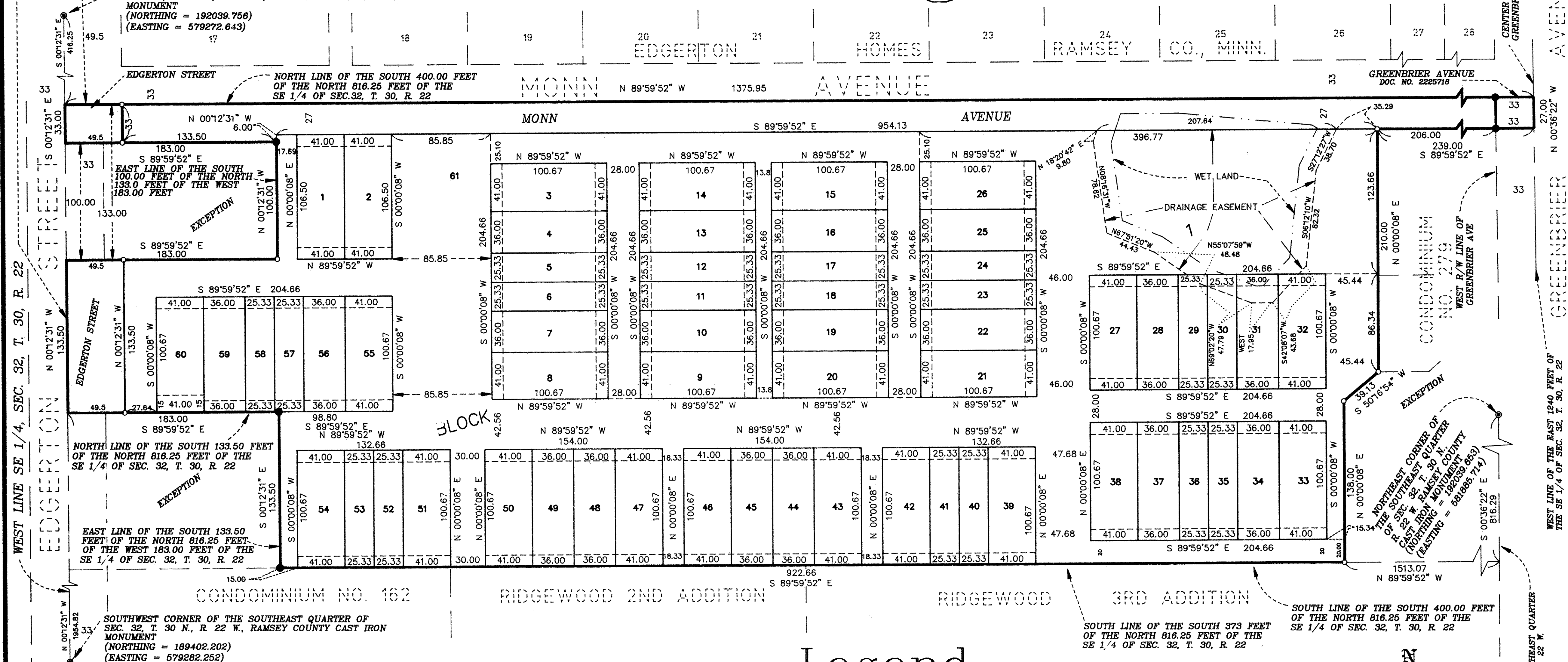
David D. Claypool
DAVID D. CLAYPOOL, L.S.
RAMSEY COUNTY SURVEYOR

COUNTY RECORDER, COUNTY OF RAMSEY, STATE OF MINNESOTA
I HEREBY CERTIFY THAT THIS PLAT OF VILLAS ON EDGERTON WAS FILED IN THE OFFICE OF THE COUNTY RECORDER FOR PUBLIC RECORD ON THIS 11th DAY OF FEBRUARY, 1998, AT 9:58 O'CLOCK A.M. AND WAS DULY FILED IN BOOK 114 OF PLATS, PAGES 2, AND 3 AS DOCUMENT NUMBER 3039910.

DEPUTY COUNTY RECORDER

BOARD OF COUNTY COMMISSIONERS, ROAD OPENING
ORDER JUNE 15, 1891, BOOK G, PAGE 157-177-186

Villas on Edgerton



Legend

- DENOTES IRON MONUMENT 5/8 INCH IRON PIPE FOUND MARKED WITH R.L.S. NO. 12294
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE SET AND MARKED R.L.S. NO. 23300

NOTES:

ALL PLAT MONUMENTS NOT SET, SHALL BE IN PLACE ON OR BEFORE DEC. 01, 1998, MONUMENT SHALL CONSIST OF A 1/2 INCH BY 14 INCH IRON PIPE AND MARKED BY LIC. NO. 23300

THROUGHOUT LOT 61 IS DEDICATED A DRAINAGE AND UTILITY EASEMENT.

BASIS OF BEARINGS:

ORIENTATION OF THIS BEARING SYSTEM IS BASED UPON RAMSEY COUNTY COORDINATES, NORTH AMERICAN DATUM OF 1983

