

# VIKING ESTATE TOWNHOMES

KNOW ALL MEN BY THESE PRESENTS: That James A. Olson and Christine M. Olson, husband and wife, fee owners and Premier Bank, a Minnesota corporation, mortgagee of the following described property situated in the City of Little Canada, County of Ramsey, State of Minnesota:

That part of the West 371 feet of the east 1171 feet of the north half of the Southeast Quarter of Section 7, Township 29, Range 22, lying northerly of a line run parallel with and distant 50 feet northwesterly of the following described line:

Commencing at the east quarter corner of said Section 7; thence west on east and west quarter line of said Section 7 having an azimuth of 270 degrees 20 minutes 12 seconds (azimuth oriented to Minnesota State Plane Coordinate System of 1927, South Zone) for 946.20 feet; thence on an azimuth of 359 degrees 34 minutes 58 seconds, 229.17 feet to the point of beginning of said line to be described; thence on an azimuth of 179 degrees 34 minutes 58 seconds, 100.00 feet; thence deflect to the right on a tangential curve having a delta angle of 75 degrees 25 minutes 10 seconds and a radius of 954.93 feet for 1256.99 feet and there terminating.

Have caused the same to be surveyed and platted as VIKING ESTATE TOWNHOMES and do hereby dedicate to the public for public use forever the thoroughfare and the drainage and utility easements as shown on this plat.

In witness whereof said James A. Olson and Christine M. Olson, husband and wife, have hereunto set their hands this 28<sup>th</sup> day of August, 1998.

James A. Olson  
James A. Olson

Christine M. Olson  
Christine M. Olson

STATE OF MINNESOTA  
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of August, 1998 by James A. Olson and Christine M. Olson, husband and wife.



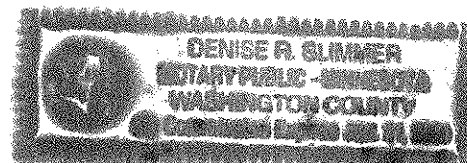
Denise R. Slommin  
Notary Public, Washington County, Minnesota  
My Commission Expires 1-31-00

In witness whereof said Premier Bank, a Minnesota corporation, has caused these presents to be signed by its proper officer this 28<sup>th</sup> day of August, 1998.

Signed: Premier Bank  
Mark E. Novitzki its Sr. Vice President

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of August, 1998 by Mark E. Novitzki Sr. Vice President of Premier Bank, a Minnesota corporation, on behalf of the corporation.



Denise R. Slommin  
Notary Public, Washington County, Minnesota  
My Commission Expires 1-31-00

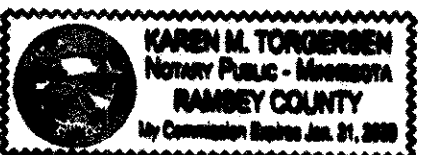
I hereby certify that I have surveyed and platted the property described on this plat as VIKING ESTATE TOWNHOMES; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; 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.

David E. Torgersen  
David E. Torgersen, Licensed Land Surveyor  
Minnesota License No. 17551

STATE OF MINNESOTA  
COUNTY OF RAMSEY

The foregoing Surveyor's Certificate was acknowledged before me this 28<sup>th</sup> day of August, 1998 by David E. Torgersen, a Licensed Land Surveyor.

Karen M. Torgersen  
Notary Public, Ramsey County, Minnesota  
My Commission Expires January 31, 2000



City of Little Canada

We do hereby certify that on the 25<sup>th</sup> day of May, 1998, the City Council of the City of Little Canada, 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.

Michael J. Fahy  
Mayor

John R. Schmitt  
City Administrator

Taxes payable in the year 1998 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 2nd day of September, 1998.

Dorothy McClung, Director  
Department of Property Taxation

By Jennifer Ahlquist, Deputy

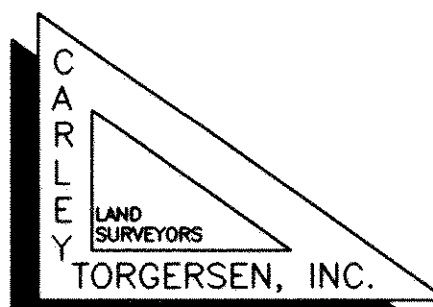
Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 2<sup>nd</sup> day of September, 1998 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

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 VIKING ESTATE TOWNHOMES was filed in the office of the County Recorder for public record on this 13<sup>th</sup> day of OCTOBER, 1998, at 2:08 o'clock P.M. and was duly filed in Book 114 of Plats, Pages 24 and 25, as Document Number 3093057.

Deputy County Recorder

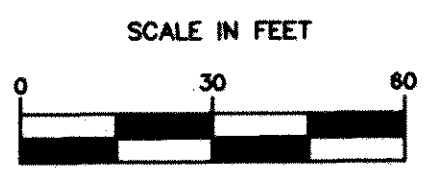
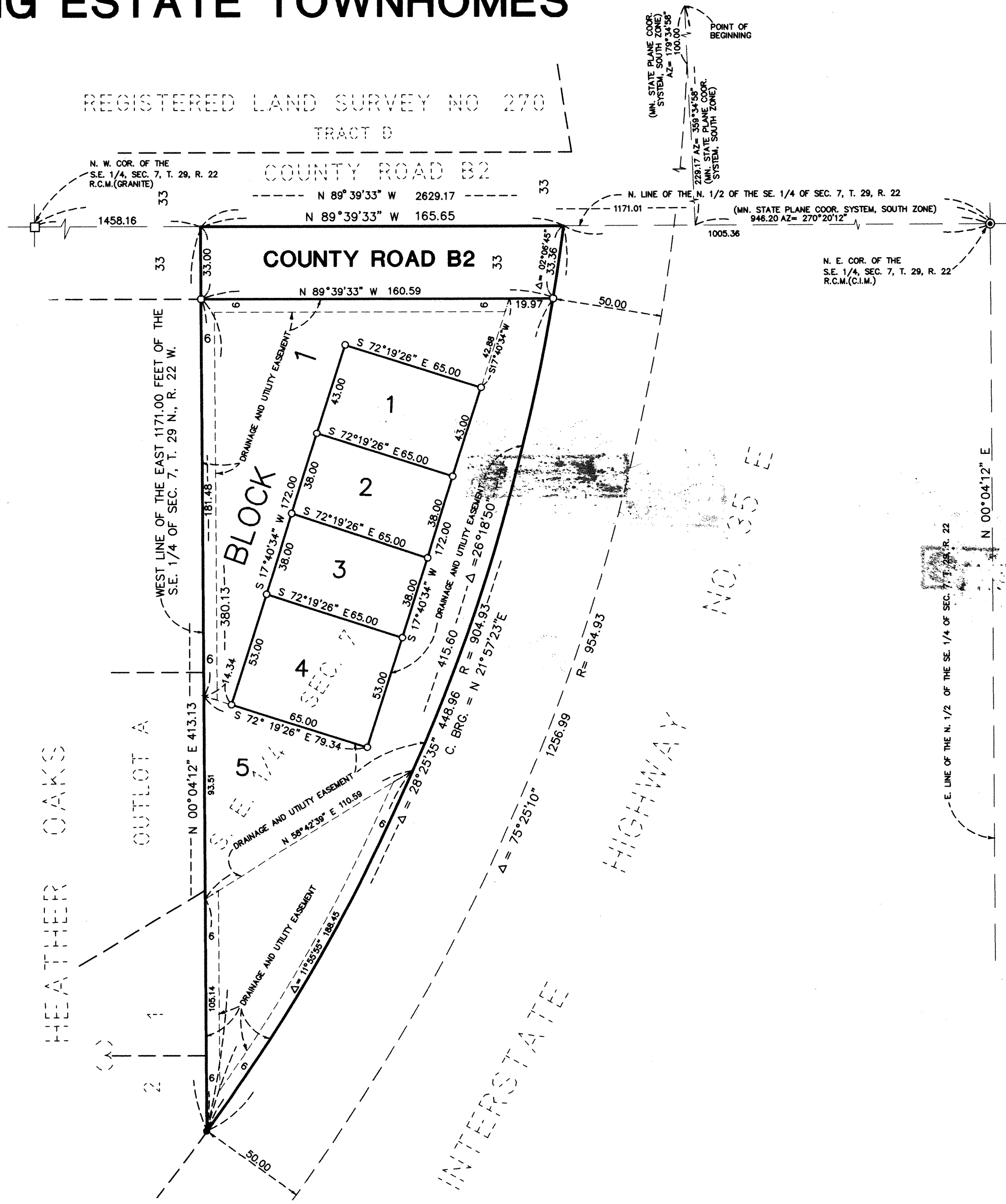


# VIKING ESTATE TOWNHOMES

REGISTERED LAND SURVEY NO 270

TRACT D

COUNTY ROAD B2



SCALE: 1 Inch = 30 Feet

FOR THE PURPOSES OF THIS PLAT, THE NORTH LINE OF THE S.E. 1/4 OF SEC. 7, T. 29, R. 22, IS ASSUMED TO HAVE A BEARING OF N. 89°39'33" W.

- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND UNLESS OTHERWISE SHOWN
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET AND MARKED BY NO. 17551

