

# PITRINA PARK TERRACE SECOND ADDITION

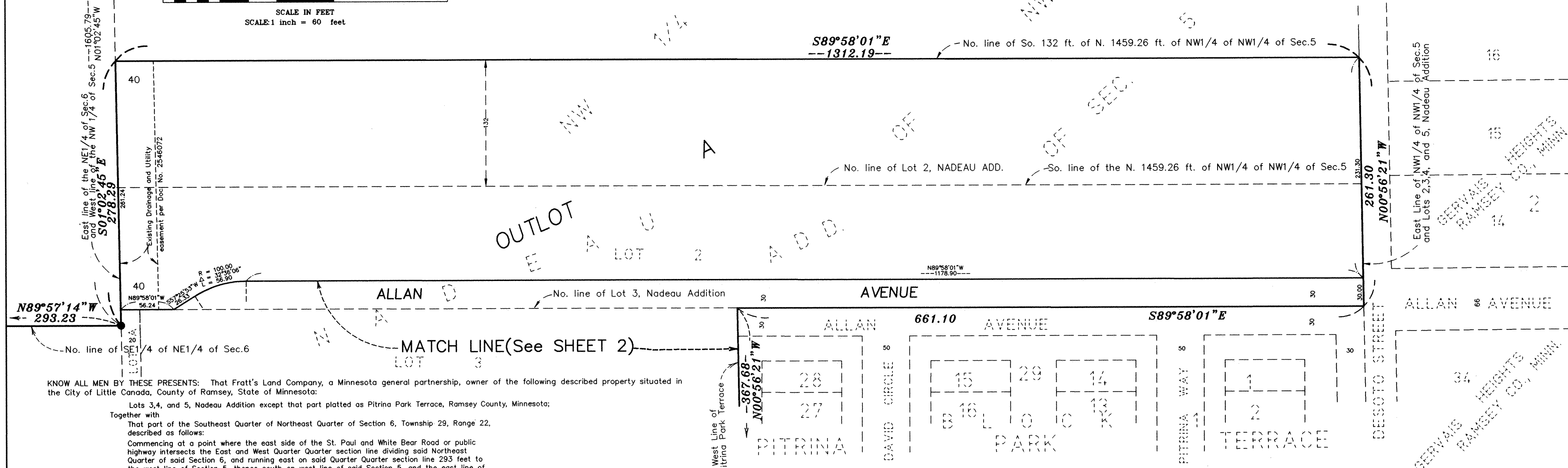
The orientation of this bearing system is based on the West line of the NW1/4 of Section 5, Township 29, Range 22, Ramsey County, Minnesota which is assumed to have a bearing of N01°02'45"W.

NE corner of Sec.6,T29,R22 and NW corner of Sec.5 Ramsey County Stone Monument

GRAPHIC SCALE



SCALE IN FEET  
SCALE: 1 inch = 60 feet



KNOW ALL MEN BY THESE PRESENTS: That Fratt's Land Company, a Minnesota general partnership, owner of the following described property situated in the City of Little Canada, County of Ramsey, State of Minnesota:

- Together with Lots 3, 4, and 5, Nadeau Addition except that part platted as Pitrina Park Terrace, Ramsey County, Minnesota;
- Together with That part of the Southeast Quarter of Northeast Quarter of Section 6, Township 29, Range 22, described as follows:  
Commencing at a point where the east side of the St. Paul and White Bear Road or public highway intersects the East and West Quarter Quarter section line dividing said Northeast Quarter of said Section 6, and running east on said Quarter Quarter section line 293 feet to the west line of Section 5, thence south on west line of said Section 5, and the east line of Section 6, 223 feet, thence running west 293 feet to St. Paul and White Bear Road aforesaid; thence running north along said St. Paul and White Bear Road to the place of beginning, lying and being in the County of Ramsey and State of Minnesota;
- Together with Lots 2, A and B, Nadeau Addition, Ramsey County, Minnesota;
- Together with The south 132 feet of the north 1459.26 feet of the Northwest Quarter of the Northwest Quarter of Section 5, Township 29, Range 22, Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as PITRINA PARK TERRACE SECOND ADDITION and does hereby dedicate to the public for public use forever the thoroughfare, pedestrian way, the drainage and utility easements throughout Lot 34, Block 1, Lot 7, Block 2, Outlots B,C and D, and the utility easements as shown on this plat.

In witness whereof said Fratt's Land Company, a Minnesota general partnership, has caused these presents to be signed by Frank M. Frattalone, a general partner, and Anthony F. Frattalone, a general partner, this 22 day of July, 1998.

Signed: Fratt's Land Company

*Frank M. Frattalone*  
Frank M. Frattalone, a general partner

*Anthony F. Frattalone*  
Anthony F. Frattalone, a general partner

STATE OF MINNESOTA  
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 22 day of July, 1998, by Frank M. Frattalone and Anthony F. Frattalone, general partners of Fratt's Land Company, a Minnesota general partnership, on behalf of the partnership.

*Susan J. Jee*  
Notary Public, RAMSEY County, Minnesota  
My Commission Expires 1-31-2000

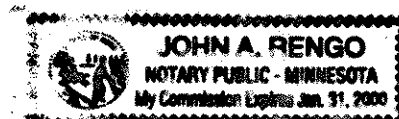
I hereby certify that I have surveyed and platted the property described on this plat as PITRINA PARK TERRACE SECOND ADDITION; that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly 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 21<sup>st</sup> day of July, 1998, by Ernest G. Rud, a Licensed Land Surveyor.

*John A. Renko*  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2000



City of Little Canada  
We do hereby certify that on the 8<sup>th</sup> day of July, 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 D. Fahy*  
Mayor

*Joel R. Khusa*  
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 26<sup>th</sup> day of August, 1998.

*Smothery McClung*, Director  
Department of Property Taxation

By *Jennifer Aduan*, Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 26<sup>th</sup> day of August, 1998, and the conditions of Minnesota Statutes, Section 505.03, Subd. 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 PITRINA PARK TERRACE SECOND ADDITION was filed in the office of the County Recorder for public record on this 22<sup>nd</sup> day of OCTOBER, 1998, at 3:01 o'clock P.M. and was duly filed in Book 114 of Plats, Pages 29 and 30 as Document Number 3095680.

Deputy County Recorder

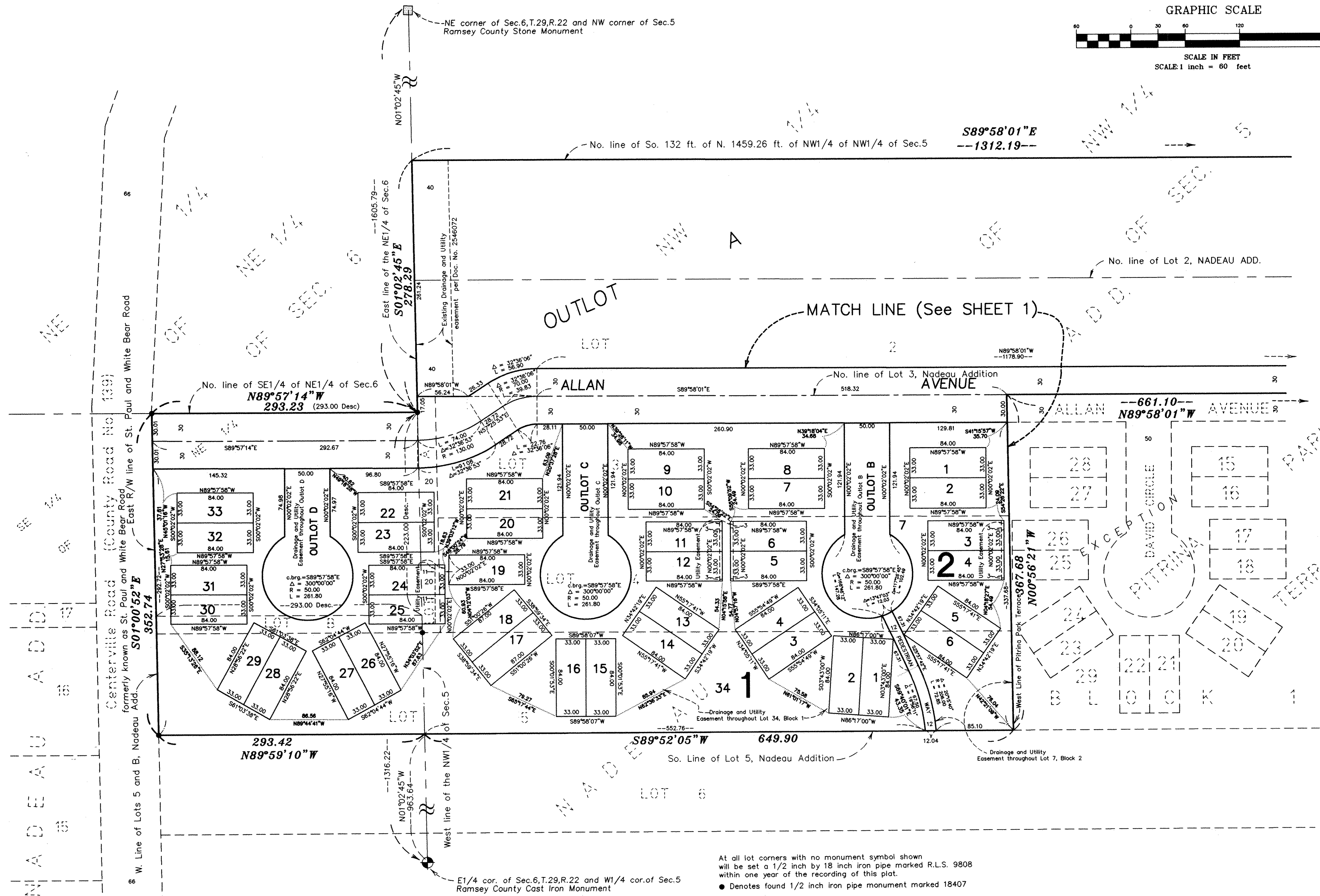
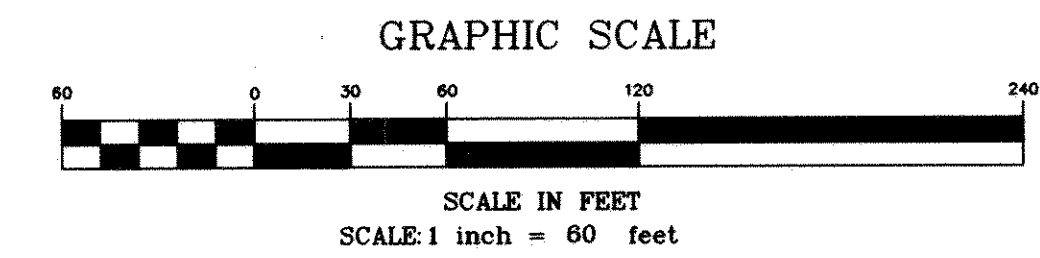
Registrar of Titles  
County of Ramsey, State of Minnesota  
I hereby certify that this plat of PITRINA PARK TERRACE SECOND ADDITION was filed in the office of the Registrar of Titles for public record on this 22<sup>nd</sup> day of OCTOBER, 1998, at 1:53 o'clock P.M. and was duly filed in Book 42 of Plats, Pages 19 and 20 as Document Number 1505772.

Deputy Registrar of Titles

**E. G. RUD & SONS, INC**  
LAND SURVEYORS



# PITRINA PARK TERRACE SECOND ADDITION



At all lot corners with no monument symbol shown will be set a 1/2 inch by 18 inch iron pipe marked R.L.S. 9808 within one year of the recording of this plat.  
 ● Denotes found 1/2 inch iron pipe monument marked 18407

The orientation of this bearing system is based on the West line of the NW1/4 of Section 5, Township 29, Range 22, Ramsey County, Minnesota which is assumed to have a bearing of N01°02'45"W.

**E. G. RUD & SONS, INC**  
 LAND SURVEYORS

