

# BEACON BLUFF BUSINESS CENTER SOUTH 2ND ADDITION

**KNOW ALL PERSONS BY THESE PRESENTS:** That The Port Authority of the City of Saint Paul, Minnesota, a Minnesota body corporate and politic, owner of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

That part of Lot 1, Block 2, BEACON BLUFF BUSINESS CENTER SOUTH, Ramsey County, Minnesota, lying southwesterly of the following described line:

Commencing at the northeast corner of said Lot 1; thence South 55 degrees 27 minutes 25 seconds West, assumed bearing, along the southeast line of said Lot 1, a distance of 829.11 feet to the point of beginning of the line to be described; thence North 34 degrees 32 minutes 35 seconds West, a distance of 283.36 feet to the north line of said Lot 1 and there terminating.

AND

That part of vacated Bush Avenue, formerly Fauquier Ave., lying east of the southerly extension of the west line of Lot 1, Block 2, BEACON BLUFF BUSINESS CENTER SOUTH, Ramsey County, Minnesota, and lying northwesterly of the southwesterly extension of the southeasterly line of said Lot 1, Block 2.

AND

Lots 1, 2 and 3, Block 19, Terry's Addition to the City of Saint Paul, County of Ramsey, and State of Minnesota.

Has caused the same to be surveyed and platted as BEACON BLUFF BUSINESS CENTER SOUTH 2ND ADDITION and does hereby dedicate to the public for public use forever the public way and storm sewer easement as shown on this plat.

In witness whereof said The Port Authority of the City of Saint Paul, Minnesota, a Minnesota body corporate and politic, has caused these presents to be signed by its proper officers this 19 day of April, 2018.

Signed: THE PORT AUTHORITY OF THE CITY OF SAINT PAUL, MINNESOTA

Lee Krueger its  
President

Lauric Hansen its  
CFO

State of Minnesota  
County of Ramsey

The foregoing instrument was acknowledged before me this 19 day of April, 2018 by Lee Krueger President, and by Lauric Hansen CFO, of The Port Authority of the City of Saint Paul, Minnesota, a Minnesota body corporate and politic, on behalf of the body.

Dana Krueger  
(Signature)  
Dana Krueger  
(Printed Name)  
Notary Public Washington County, Minnesota  
My Commission Expires January 31, 2022

### SURVEYORS CERTIFICATION

I, Paul J. McGinley, Professional Land Surveyor, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; prepared this plat or directly supervised the preparation of this plat; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been correctly set; that all water boundaries and wet lands, as defined in Minnesota Statutes, section 505.01, Subd. 3, as of the date of the surveyor's certification are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 9<sup>th</sup> day of March, 2018.

Paul J. McGinley  
Paul J. McGinley, Professional Land Surveyor  
Minnesota License No. 16099

State of Minnesota  
County of Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 9<sup>th</sup> day of MARCH, 2018 by Paul J. McGinley, a Professional Land Surveyor.

Sharon F. Moerin  
(Signature)  
Sharon F. Moerin  
(Printed Name)  
Notary Public Hennepin County, Minnesota  
My Commission Expires January 31, 2020

### CITY OF SAINT PAUL

I do hereby certify that on the 7 day of February, 2018, the City Council of the City of Saint Paul, Minnesota, approved this plat.

Shari Moon  
Clerk

### PROPERTY TAX, RECORDS AND ELECTION SERVICES DEPARTMENT

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2018 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this 5<sup>th</sup> day of April, 2018.

Christopher A. Samuel, Ramsey County Auditor/Treasurer

By: \_\_\_\_\_, Deputy

### COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Section 383A.42, this plat is approved this 20<sup>th</sup> day of April, 2018.

Craig W. Zimmerman  
Craig W. Zimmerman, Land Surveyor  
Ramsey County Surveyor

### COUNTY RECORDER, County of Ramsey, State of Minnesota

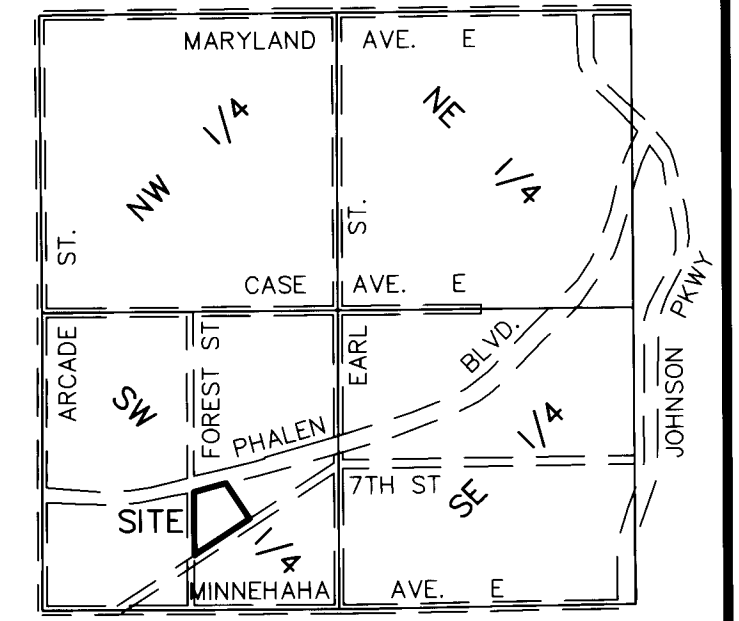
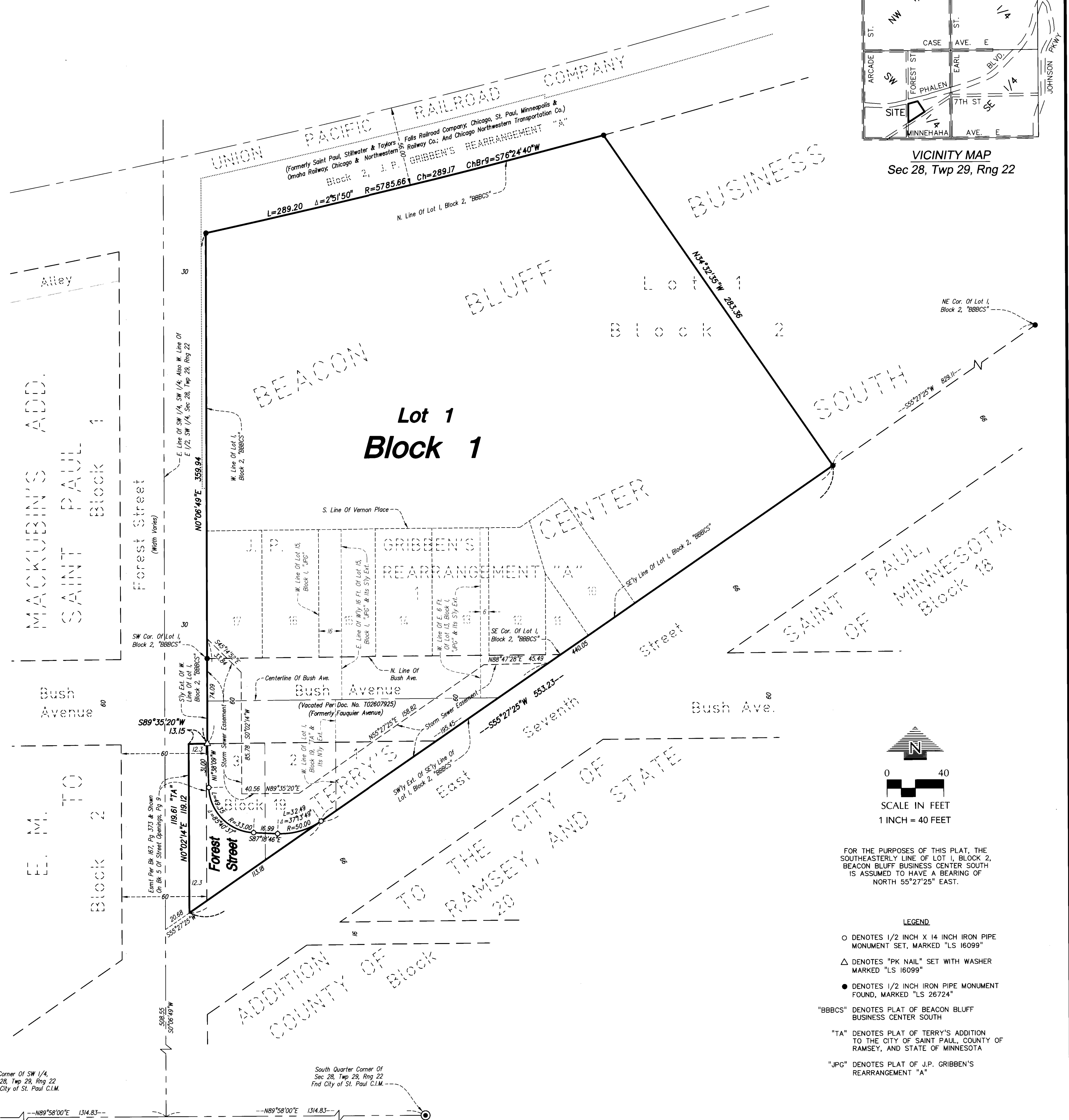
I hereby certify that this plat of BEACON BLUFF BUSINESS CENTER SOUTH 2ND ADDITION was filed in the office of the County Recorder for public record on this 20 day of April, 2018, at 4 o'clock P.M. and was duly filed in Book 178E of Plat, Page 3, as Document No. 4767002.

Deputy County Recorder

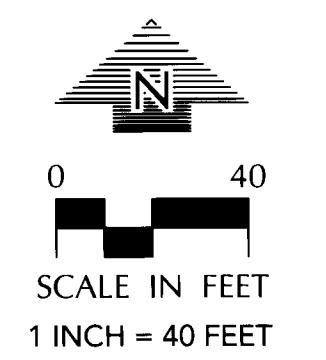
### REGISTRAR OF TITLES, County of Ramsey, State of Minnesota

I hereby certify that this plat of BEACON BLUFF BUSINESS CENTER SOUTH 2ND ADDITION was filed in the office of the Registrar of Titles for public record on this 20 day of April, 2018, at 4 o'clock P.M. and was duly filed in Book 51 of Plats, Page 20, as Document No. 261277E.

Deputy Registrar of Titles



VICINITY MAP  
Sec 28, Twp 29, Rng 22



FOR THE PURPOSES OF THIS PLAT, THE SOUTHEASTERLY LINE OF LOT 1, BLOCK 2, BEACON BLUFF BUSINESS CENTER SOUTH IS ASSUMED TO HAVE A BEARING OF NORTH 55°27'25" EAST.

- LEGEND
- DENOTES 1/2 INCH X 14 INCH IRON PIPE MONUMENT SET, MARKED "LS 16099"
- △ DENOTES "PK NAIL" SET WITH WASHER MARKED "LS 16099"
- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND, MARKED "LS 26724"
- "BBBCS" DENOTES PLAT OF BEACON BLUFF BUSINESS CENTER SOUTH
- "TA" DENOTES PLAT OF TERRY'S ADDITION TO THE CITY OF SAINT PAUL, COUNTY OF RAMSEY, AND STATE OF MINNESOTA
- "JPG" DENOTES PLAT OF J.P. GRIBBEN'S REARRANGEMENT "A"