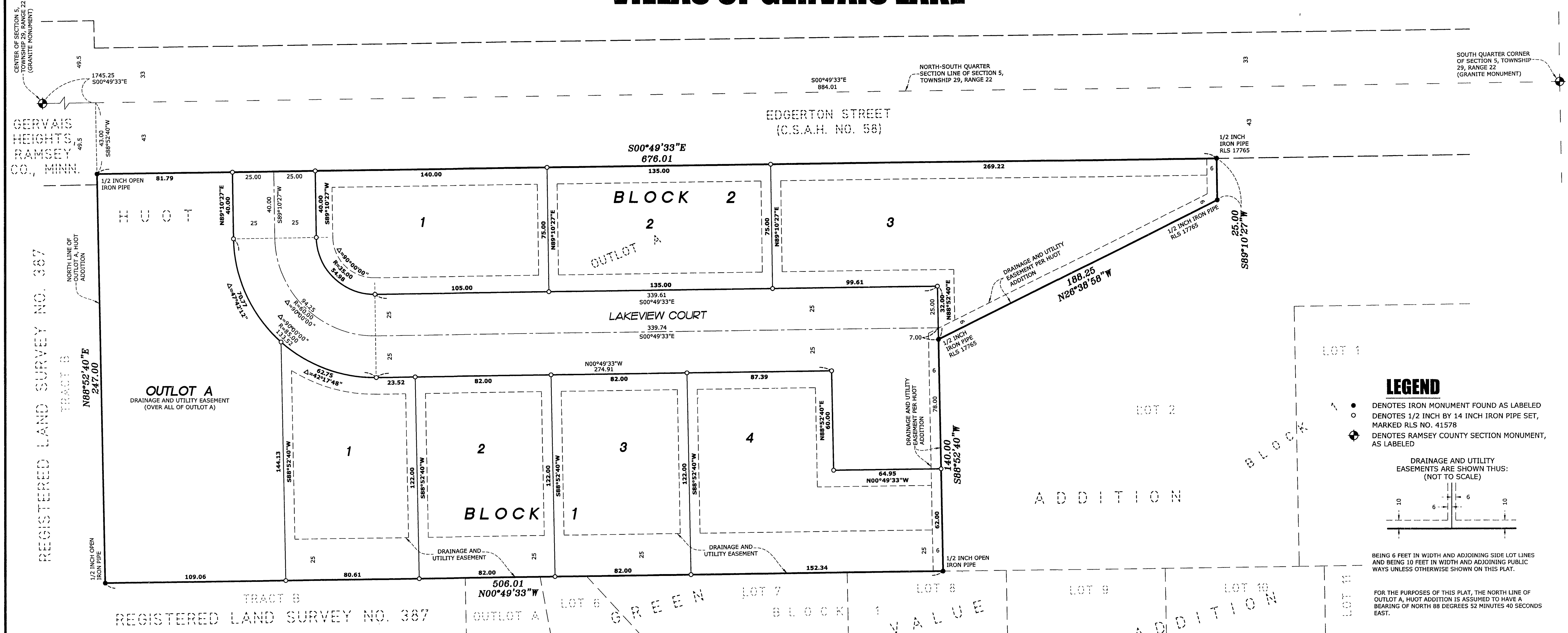


VILLAS OF GERVAIS LAKE

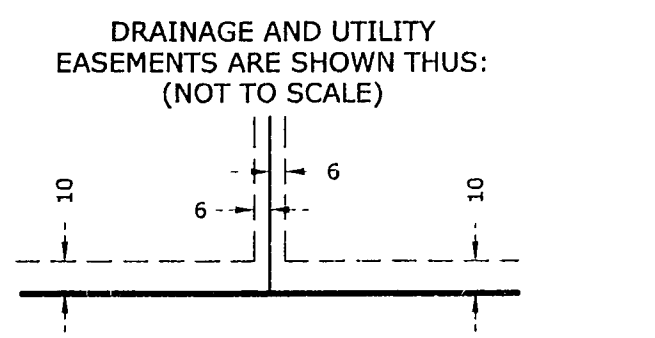
"COPY"

5269



LEGEND

- DENOTES IRON MONUMENT FOUND AS LABELED
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE SET, MARKED RLS NO. 41578
- ⊕ DENOTES RAMSEY COUNTY SECTION MONUMENT, AS LABELED



DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS: (NOT TO SCALE)

BEING 6 FEET IN WIDTH AND ADJOINING SIDE LOT LINES AND BEING 10 FEET IN WIDTH AND ADJOINING PUBLIC WAYS UNLESS OTHERWISE SHOWN ON THIS PLAT.

FOR THE PURPOSES OF THIS PLAT, THE NORTH LINE OF OUTLOT A, HUOT ADDITION IS ASSUMED TO HAVE A BEARING OF NORTH 88 DEGREES 52 MINUTES 40 SECONDS EAST.

KNOW ALL PERSONS BY THESE PRESENTS: That Cara Builders, LLC, a Minnesota limited liability company, owner of the following described property situated in the City of Little Canada, County of Ramsey, State of Minnesota:

OUTLOT A, HUOT ADDITION, Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as VILLAS OF GERVAIS LAKE and does hereby dedicate to the public for public use forever the public way and the easements created by this plat for drainage and utility purposes only.

In witness whereof said Cara Builders, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 28 day of MARCH, 2023

Signed: CARA BUILDERS, LLC

 Sean C. Keatts, Chief Manager

STATE OF Minnesota
 COUNTY OF Anoka

The foregoing Instrument was acknowledged before me on this 28 day of March, 2023 by Sean C. Keatts, Chief Manager of Cara Builders, LLC, a Minnesota limited liability company, on behalf of the company.

LaVae Mack (Signed)
 LaVae Mack (Printed)
 Notary Public, Anoka County, Minnesota
 My commission expires January 31, 2027

I, Jason E. Rud, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; 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 this certification are shown and labeled on this plat; and that all public ways are shown and labeled on this plat.

Dated this 27 day of MARCH, 2023.

Jason E. Rud, Licensed Land Surveyor
 Minnesota License No. 41578



STATE OF MINNESOTA
 COUNTY OF Anoka

This Instrument was acknowledged before me on this 28 day of March, 2023 by Jason E. Rud.

LaVae Mack (Signed)
 LaVae Mack (Printed)
 Notary Public, Anoka County, Minnesota
 My commission expires January 31, 2027

CITY COUNCIL, CITY OF LITTLE CANADA

We do hereby certify that on the 22 day of March, 2023 the City Council of the City of Little Canada, Minnesota approved this plat. Also, the conditions of Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

Jason E. Rud (Signed)
 Jason E. Rud (Printed)
 Mayor

Christopher Heineman (Signed)
 Christopher Heineman (Printed)
 Clerk

PROPERTY TAX, RECORDS AND ELECTION SERVICES DEPARTMENT

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2023 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfers entered this 28 day of April, 2023

_____, Ramsey County Auditor/Treasurer

COUNTY SURVEYOR

Pursuant to Minnesota Statutes, Section 383A.42, this plat is approved this 21 day of APRIL, 2023

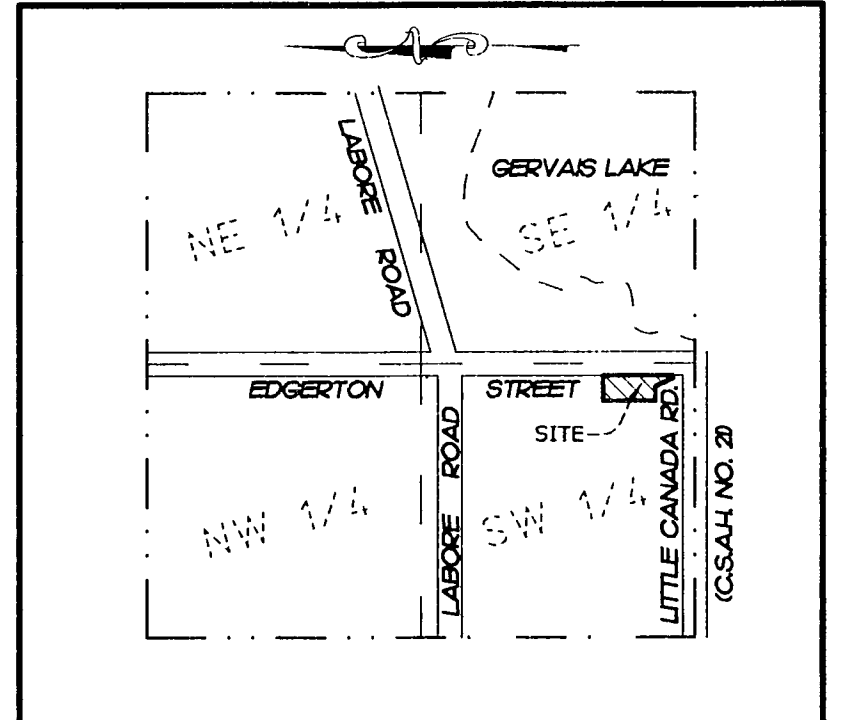
Daniel O. Baar (Signed)
 Daniel O. Baar (Printed)
 Daniel O. Baar, L.S.
 Ramsey County Surveyor

COUNTY RECORDER, COUNTY OF RAMSEY, STATE OF MINNESOTA

I hereby certify that this plat of VILLAS OF GERVAIS LAKE was filed in the office of the County Recorder for public record on this 28 day of April, 2023, at 10:20 o'clock A.M. and was duly filed in Book 190 of Plats, Page 20 as Document Number 4987409.

Deputy County Recorder

VICINITY MAP
 SEC. 5 TWP. 29, RNG. 22



RAMSEY COUNTY, MINNESOTA
 (NO SCALE)