

# ROSE RIDGE ADDITION

Know All Persons By These Presents that Clarence W. Halverson and Patricia L. Halverson, husband and wife, and NIPS, Inc., a Minnesota corporation, owners of the following described property situated in the City of Roseville, Ramsey County, Minnesota:

Lot 5, Block 1, Ran Villa Lane,

And that part of the Southeast quarter of the Northeast quarter of the Northeast quarter Section Sixteen (16), Township Twenty-nine (29) North, Range Twenty-three (23) West, beginning at a point on the East line of said Section Sixteen (16), lying 722.87 feet Southerly of the Northeast corner of said Section Sixteen (16); thence due West from said last mentioned point a distance of 150 feet to a point; thence South a distance of 127.61 feet to a point; thence due East a distance of 150 feet to the East line of said Section Sixteen (16); thence North along said East line of said Section Sixteen (16) a distance of 127.61 feet to the point of beginning; subject to Snelling Avenue on and across the Easterly 33 feet thereof.

And that part of the Southeast quarter of the Northeast quarter of the Northeast quarter of Section Sixteen (16), Township Twenty-nine (29) North, Range Twenty-three (23) West, described as follows: beginning at a point on the East line of said Section Sixteen (16), lying 722.87 feet Southerly of the Northeast corner of said Section Sixteen (16); thence due West from said last mentioned point a distance of 150 feet to a point; thence South a distance of 127.61 feet to a point; thence due East a distance of 150 feet to the East line of said Section Sixteen (16); thence North along said East line of said Section Sixteen (16) a distance of 127.61 feet to the point of beginning; subject to Snelling Avenue on and across the Easterly 33 feet thereof.

Have caused the same to be surveyed, platted and known as ROSE RIDGE ADDITION and do hereby dedicate to the public for public use forever the avenue and utility easement as shown on the plat.

Have hereunto set our hands this 5<sup>th</sup> day of July, 1989.  
Signed:

Clarence W. Halverson Patricia L. Halverson  
Clarence W. Halverson Patricia L. Halverson

NIPS, Inc. a Minnesota corporation, has caused these presents to be signed by its proper officer this 5<sup>th</sup> day of July, 1989.  
Signed: NIPS, Inc.

Patricia L. Halverson its President  
Patricia L. Halverson

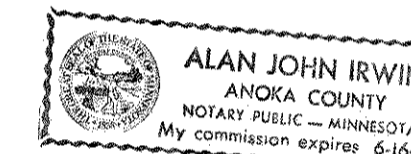
STATE OF MINNESOTA  
COUNTY OF RAMSEY )  
The foregoing instrument was acknowledged before me  
this 5<sup>th</sup> day of July, 1989, by Clarence W. Halverson and by Patricia L. Halverson, husband and wife.  
Douglas W. Strong  
Notary Public, Anoka County, Minnesota  
My Commission Expires Nov 12, 1992

STATE OF MINNESOTA  
COUNTY OF RAMSEY )  
The foregoing instrument was acknowledged before me  
this 5<sup>th</sup> day of July, 1989, by Patricia L. Halverson, President of NIPS, Inc., a Minnesota corporation on behalf of the corporation.  
Douglas W. Strong  
Notary Public, Anoka County, Minnesota  
My Commission Expires Nov 12, 1992

I, Donald W. Schmidt, hereby certify that I have surveyed and platted the property described in the dedication of this plat as ROSE RIDGE ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat; 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 or public highways other than as shown thereon.

Donald W. Schmidt  
Donald W. Schmidt, Land Surveyor  
Minnesota Registration No. 10459

STATE OF MINNESOTA  
COUNTY OF RAMSEY )  
The Surveyor's Certificate was subscribed and sworn to be before me, a Notary Public,  
this 4<sup>th</sup> day of November, 1988.  
Alan John Irwin  
Alan John Irwin  
Notary Public, Anoka County, Minnesota  
My Commission Expires 6-16-92



Approved and accepted by the City Council of the City of Roseville, Minnesota,  
this 27<sup>th</sup> day of June, 1989.

Frank J. Hog Mayor  
Alan P. Jarkov Clerk

Taxes for the year 1989 on land described herein paid, no delinquent taxes and transfer entered, this 4<sup>th</sup> day of October, 1989.

David D. Claypool Director By Brian P. Reed Deputy  
Department of Property Taxation

Pursuant to Chapter 7, Minnesota Laws of 1976, this plat has been reviewed and approved, this 16<sup>th</sup> day of October, 1989, and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

David D. Claypool  
David D. Claypool, Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota

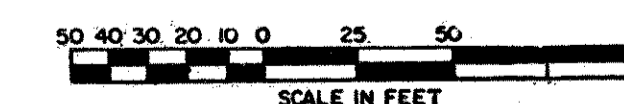
I hereby certify that this plat of ROSE RIDGE ADDITION was filed in this office this 24<sup>th</sup> day of Oct, 1989, at 1:53 o'clock P.M. and was filed in Book 105 of Plats, Page 4, as Document No. 2514987.

Lou McKenna, County Recorder By \_\_\_\_\_ Deputy

**TORRENS Book 38 PAGE 10**  
**OCT. 24 1989, 4:00 P.M., DOCUMENT No. 906822**

CITY OF ROSEVILLE  
RAMSEY COUNTY, MINNESOTA

**SCALE: 1 inch = 50 feet**



IF ● Denotes iron monument found in place.  
○ Denotes iron Pipe Monument set and marked by Registration No. 10459.  
All distances are to hundredths of a foot; thus 80 denotes 80.00 feet.  
Bearings are on an assumed datum.

GEORGI-SCHMIDT & ASSOC. INC.  
Land Surveyors  
3092 N. Lexington Ave. 483-4408  
ROSEVILLE, MINNESOTA 55113

