

# OWASSO HILLS

KNOW ALL MEN BY THESE PRESENTS: That Independent School District No. 623, a political subdivision of the State of Minnesota, owner of the following described property situated in the City of Roseville, County of Ramsey, State of Minnesota:

The Northwest Quarter of the Southwest Quarter of Section 1, Township 29, Range 23, Ramsey County, Minnesota, lying southeasterly of the southeasterly right-of-way line of the Burlington Northern Railway, except that part within NORTH DALE PARK, according to the recorded plat thereof, and except that part described as follows:

Beginning at the northeast corner of the Northwest Quarter of said Northwest Quarter of the Southwest Quarter; thence southerly along the east line of said Northwest Quarter of the Northwest Quarter of the Southwest Quarter a distance of 395.00 feet; thence westerly, parallel with the north line of said Southwest Quarter a distance of 148 feet; thence southwesterly to a point on the east line of Dale Street distant 468.00 feet south of said north line of the Southwest Quarter; thence westerly to the center line of Dale Street; thence north along said center line to an intersection with the southeasterly right-of-way line of Burlington Northern Railway; thence northeasterly along said right-of-way line to the intersection with said north line of Southwest Quarter; thence easterly along said north line to the point of beginning.

Also those parts of said Northwest Quarter of the Southwest Quarter within the two following described parcels:

Beginning at the Northeast corner of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 1, Township 29, Range 23; thence south along the east line of the Northwest Quarter of the Southwest Quarter of said Section 1, Township 29, Range 23, a distance of 395 feet; thence west parallel to the north line of the Southwest Quarter of said Section 1, Township 29, Range 23, a distance of 148 feet; thence southwesterly to a point on the east line of Dale Street distant 468 feet south of the north line of the Southwest Quarter of said Section 1, Township 29, Range 23; thence west to the center line of Dale Street; thence north along said center line to an intersection with the southeasterly right-of-way line of Northern Pacific Railway Company; thence northeasterly along said right-of-way line to an intersection with said north line of Southwest Quarter; thence east along said North line to the point of beginning; except all that part thereof lying west of a line running parallel to and distant 231 feet east of said center line of Dale Street, according to the United States Government Survey thereof.

Beginning at the Northeast corner of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 1, Township 29, Range 23; thence south along the east line of the Northwest Quarter of the Southwest Quarter of said Section 1, Township 29, Range 23, a distance of 395 feet; thence west parallel to the north line of the Southwest Quarter of said Section 1, Township 29, Range 23, a distance of 148 feet; thence southwesterly to a point on the east line of Dale Street distant 468 feet south of the north line of the Southwest Quarter of said Section 1, Township 29, Range 23; thence west to the center line of Dale Street; thence north along said center line to an intersection with the southeasterly right-of-way line of the Northern Pacific Railway Company; thence northeasterly along said right of way line to an intersection with said north line of Southwest Quarter; thence east along said North line to the point of beginning; except all that part thereof lying east of a line running parallel to and distant 231 feet east of said center line of Dale Street, according to the United States Government Survey thereof.

Also that part of the Southeast Quarter of the Northwest Quarter of Section 1, Township 29, Range 23, Ramsey County, Minnesota, lying southeasterly of the southeasterly right-of-way line of the Burlington Northern Railway, which lies easterly of the east line of the following described property:

That part of the Southeast Quarter (SE 1/4) of the Northwest Quarter of Section 1, in Township 29, Range 23, described as follows: Commencing at the southwest corner of said SE 1/4 of NW 1/4; which point is located 1,301.03 feet east of the southwest corner of said NW 1/4; thence North 0° 7' 1/2" East a distance of 1,003.79 feet to a point on the southeasterly right of way line of the Northern Pacific Railway Company; thence North 45° 33' 43" East parallel to said right-of-way line a distance of 452.22 feet to the north line of said SE 1/4 of NW 1/4; thence North 89° 59' 30" East along said north line a distance of 107.16 feet to a point; thence South 0° 15' West a distance of 1,320.49 feet to the south line of said SE 1/4 of NW 1/4; thence West along said South line 426.47 feet to beginning

Except that part within "KALIN ADDITION", according to the recorded plat thereof;

Lot sixteen (16), A. K. Barnum's Garden Lots, according to the plat thereof on file and of record in the office of the Register of Deeds in and for Ramsey County, Minnesota. Also that part of the Southeast Quarter (SE 1/4) of the Northwest Quarter of Section 1, in Township 29, Range 23, described as follows: Commencing at the southwest corner of said SE 1/4 of NW 1/4; which point is located 1,301.03 feet east of the southwest corner of said NW 1/4; thence North 0° 7' 1/2" East a distance of 1,003.79 feet to a point on the southeasterly right of way line of the Northern Pacific Railway Company; thence North 45° 33' 43" East parallel to said right-of-way line a distance of 452.22 feet to the north line of said SE 1/4 of NW 1/4; thence North 89° 59' 30" East along said north line a distance of 107.16 feet to a point; thence South 0° 15' West a distance of 1,320.49 feet to the south line of said SE 1/4 of NW 1/4; thence West along said South line 426.47 feet to beginning, except that part of said SE 1/4 of the NW 1/4 described as follows: Commencing at the southwest corner of said SE 1/4 of the NW 1/4 which point is located 1,301.03 feet east of the southwest corner of said NW 1/4; thence North 0° 7' 1/2" East a distance of 1,003.79 feet to a point on the southeasterly right-of-way line of the Northern Pacific Railway Company; thence North 45° 33' 43" East parallel to said right-of-way line a distance of 252.22 feet to the point of beginning; thence continuing along afore-said line a distance of 200 feet to the north line of said SE 1/4 of the NW 1/4; thence North 89° 59' 30" East along said North line a distance of 107.16 feet to a point; thence South 0° 15' West a distance of 215.79 feet; thence South 58° 25' 13" West a distance of 127.98 feet; thence North 44° 27' 17" West a distance of 200 feet to the point of beginning, excepting from the foregoing description the following described property:

All that part of Lot sixteen (16), A. K. Barnum's Garden Lots described as follows: Commencing at the most Northerly corner of said Lot sixteen (16), thence Southwesterly along the Northwesterly line of said Lot sixteen (16), being the Southeasterly line of the Northern Pacific Railway right-of-way, a distance of 587.78 feet to the point of beginning of the parcel herewith described; thence Southeasterly at right angles a distance of 200 feet, thence Southwesterly at right angles a distance of 120 feet, thence Northwesterly at right angles a distance of 200 feet, thence Northeasterly at right angles a distance of 120 feet to the point of beginning.

Also Lots 1, 2, and 3, "Kalin Addition", according to the recorded plat thereof, Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as OWASSO HILLS and does hereby dedicate to the public for public use forever the thoroughfares, cul-de-sacs and the drainage and utility easements as shown on this plat.

In witness whereof said Independent School District No. 623, a political subdivision of the State of Minnesota, has caused these presents to be signed by Jan Silliman, Chair of the School Board, and by Carolyn Tucker, Clerk of the School Board of Independent School District No. 623, a political subdivision of the State of Minnesota, on behalf of the School District, this 7th day of August, 1995.

Signed: Independent School District No. 623

Jan Silliman  
Chair of the School Board

Carolyn Tucker  
Clerk of the School Board

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 7th day of August, 1995, by Jan Silliman, Chair of the School Board, and by Carolyn Tucker, Clerk of the School Board of Independent School District No. 623, a political subdivision of the State of Minnesota, on behalf of the School District.

Joseph M. Engelbert  
Notary Public, Ramsey County, Minnesota  
My Commission Expires 2000



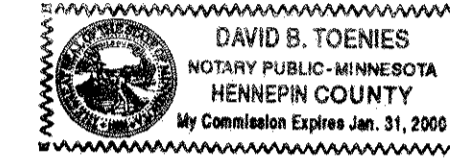
I hereby certify that I have surveyed and platted the property described on this plat as OWASSO HILLS; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground as designated; 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.

Theodore D. Kemna  
Theodore D. Kemna, Land Surveyor  
Minnesota License No. 17006

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing Surveyor's Certificate was acknowledged before me this 7th day of August, 1995, by Theodore D. Kemna, a Licensed Land Surveyor.

David B. Toenies  
David B. Toenies  
Notary Public, Hennepin County, Minnesota  
My Commission Expires January 31, 2000



City of Roseville

We do hereby certify that on the 10th day of April, 1995, the City Council of the City of Roseville, 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.

Simon A. Johnson, Mayor  
David B. Toenies, Clerk

Taxes payable in the year 1995 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 15th day of August, 1995.

Lou McKenna, Director  
Department of Property Taxation

By Alphonse Khan, Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 16th day of August, 1995 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

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

County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of OWASSO HILLS was filed in the office of the County Recorder for public record on this 18th day of August, 1995, at 3:57 o'clock P.M. and was duly filed in Book 111 of Plats, Pages 9, 10, 11, 12 and 13, as Document Number 2883791.

Lou McKenna, County Recorder

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

Registrar of Titles, County of Ramsey, State of Minnesota

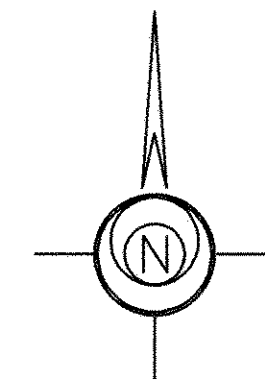
I hereby certify that this plat of OWASSO HILLS was filed in the office of the Registrar of Titles for public record on this 18th day of August, 1995, at 4:00 o'clock P.M. and was duly filed in Book 40 of Plats, Pages 45, 46, 47, 48 and 49, as Document Number 1098257.

Lou McKenna, Registrar of Titles

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

**SCHOELL & MADSON, INC.**  
ENGINEERS \* SURVEYORS \* PLANNERS  
SOIL TESTING \* ENVIRONMENTAL SERVICES

# OWASSO HILLS



0 100 200 300

Scale in Feet  
Scale: 1 inch = 100 feet

• - Denotes iron monument found

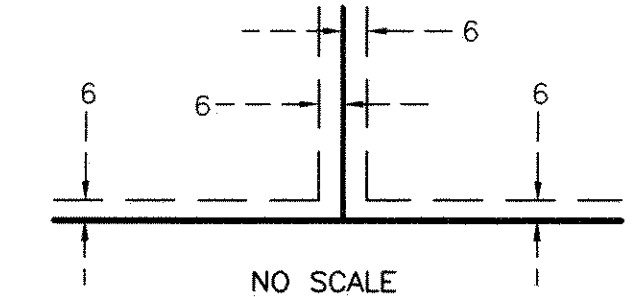
NOTE: No monument symbol shown at any statute required location indicates a plat monument that will be set within one year of the recording of this plat. Those monuments will be 1/2-inch x 14-inch iron pipes marked by License No. 17006.

Bearings shown are based on the south line of the NW 1/4 of Section 1, Township 29, Range 23, Ramsey County, Minnesota, which is assumed to have a bearing of S 88°59'44"W

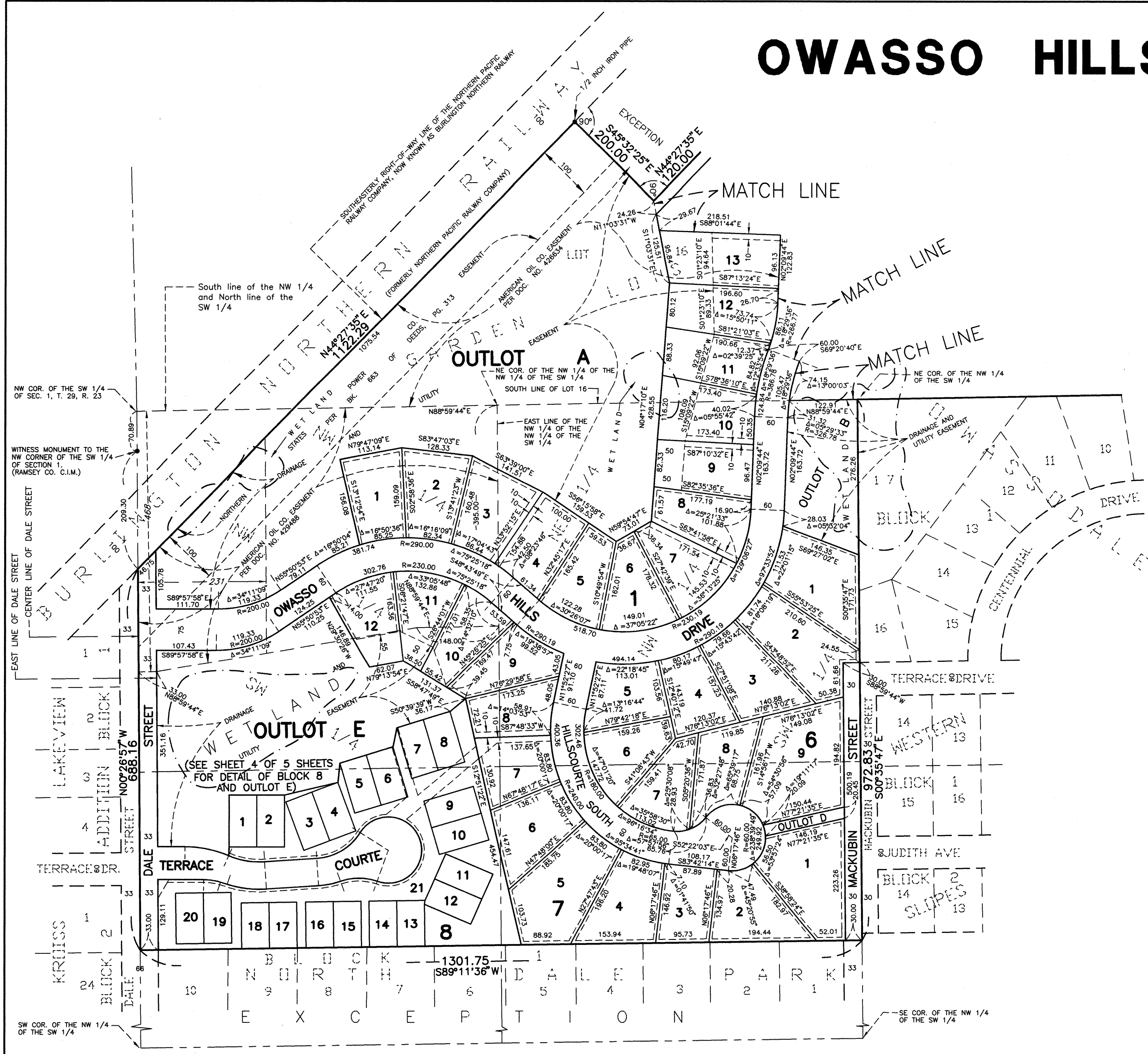
Distances shown within the lots are the distances of the lot lines, not a distance of or to easement lines unless otherwise shown on this plat.

--- Denotes edge of wet land

Drainage and Utility Easements are shown thus:

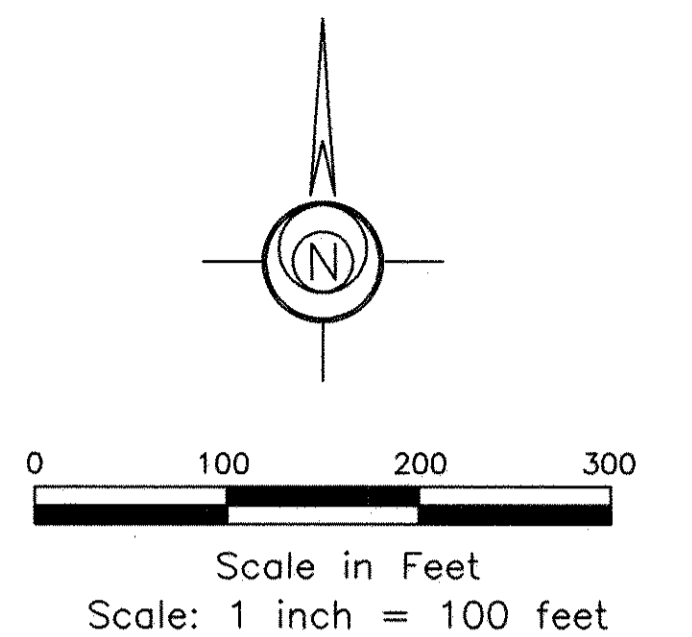
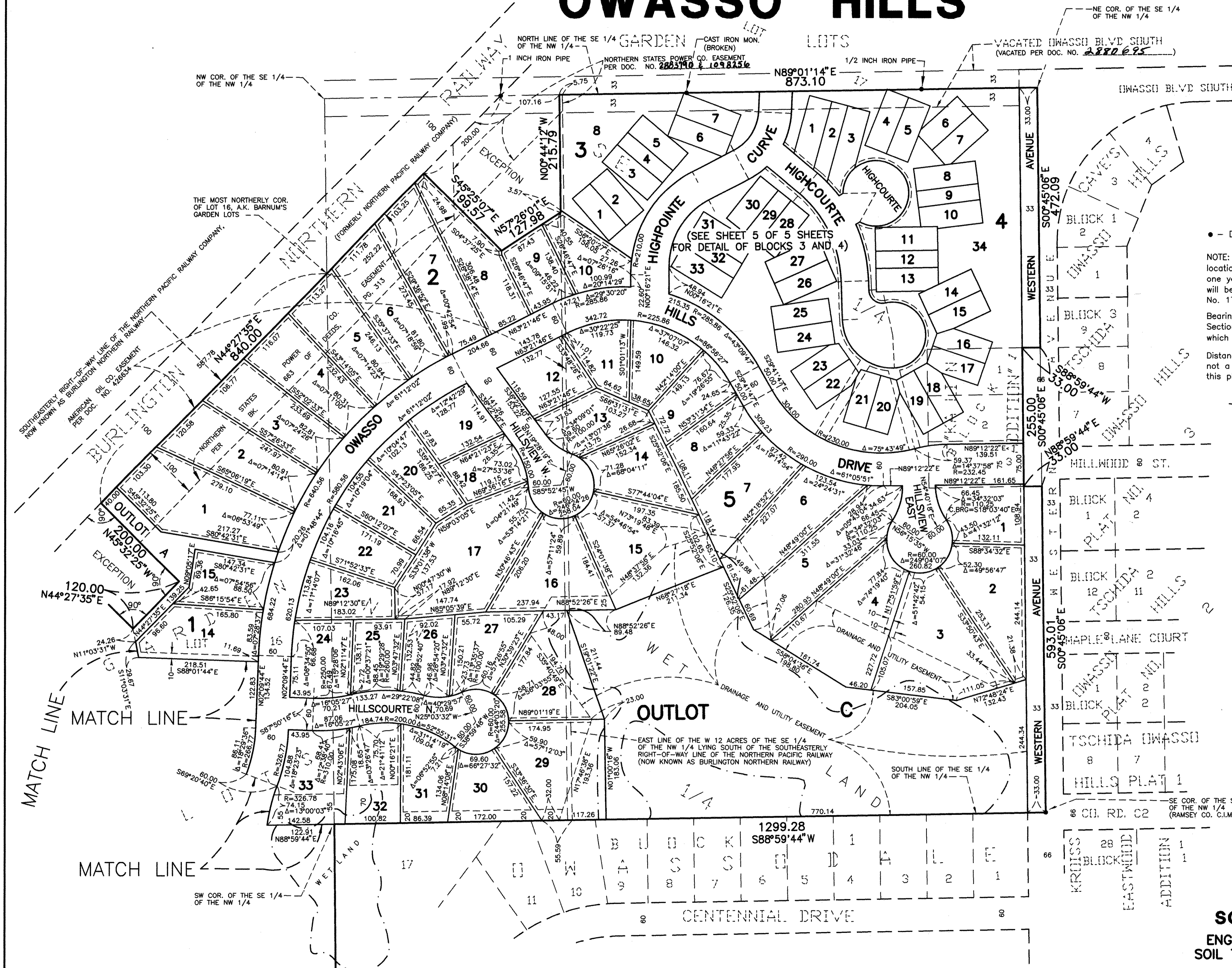


Being 6 feet in width and adjoining right-of-way lines and lot lines unless otherwise indicated on this plat.



**SCHOELL & MADSON, INC.**  
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SOIL TESTING \* ENVIRONMENTAL SERVICES

# OWASSO HILLS



• - Denotes iron monument found

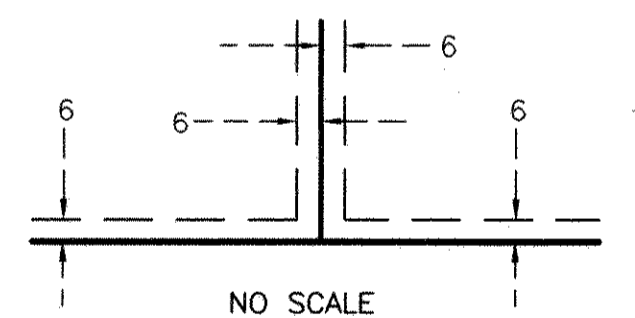
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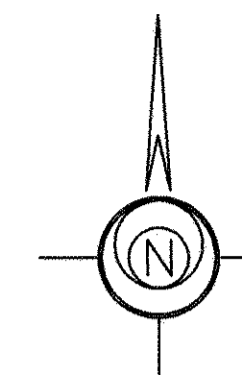


Being 6 feet in width and adjoining right-of-way lines and lot lines unless otherwise indicated on this plat.

**SCHOELL & MADSON, INC.**  
 ENGINEERS \* SURVEYORS \* PLANNERS  
 SOIL TESTING \* ENVIRONMENTAL SERVICES

# OWASSO HILLS

## (DETAIL OF BLOCK 8 AND OUTLOT E)



0 50 100 150

Scale in Feet  
Scale: 1 inch = 50 feet

● - Denotes iron monument found

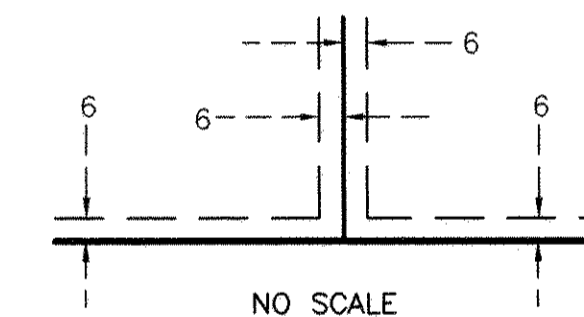
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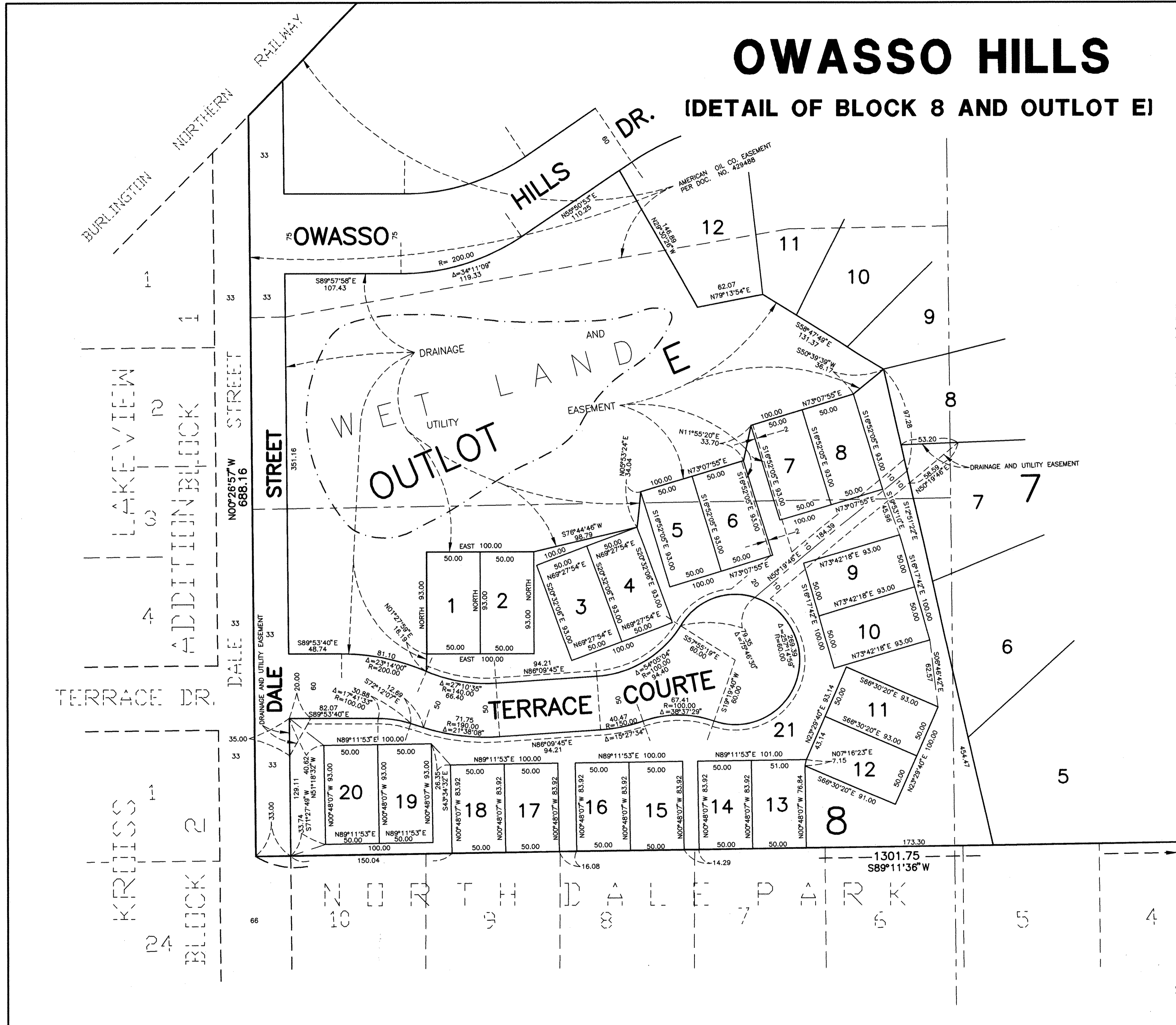
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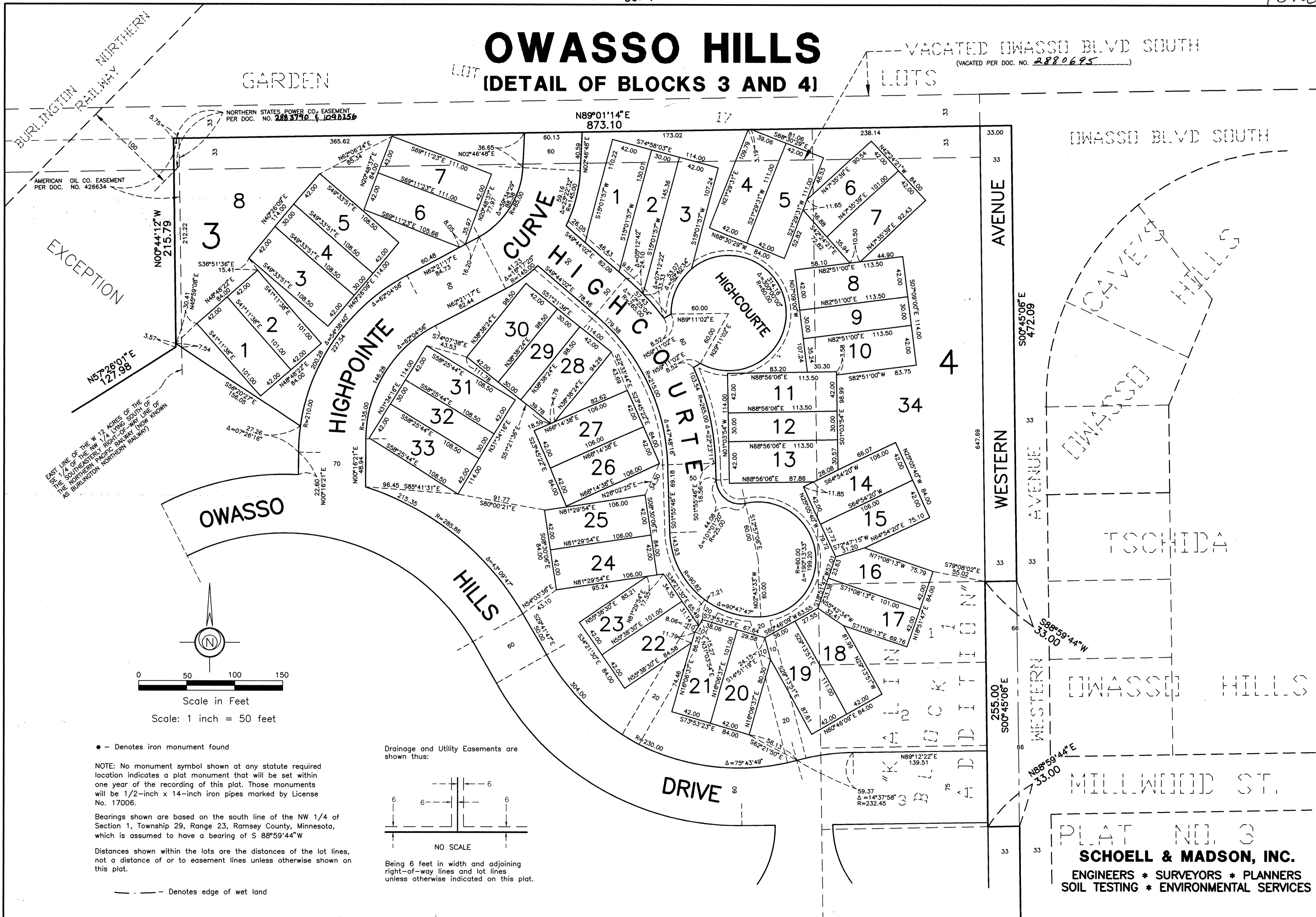
Being 6 feet in width and adjoining right-of-way lines and lot lines unless otherwise indicated on this plat.



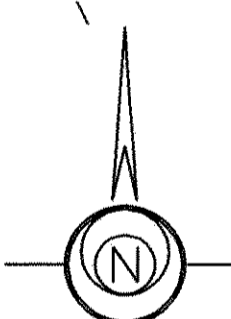
**SCHOELL & MADSON, INC.**  
ENGINEERS \* SURVEYORS \* PLANNERS  
SOIL TESTING \* ENVIRONMENTAL SERVICES

# OWASSO HILLS (DETAIL OF BLOCKS 3 AND 4)

VACATED OWASSO BLVD SOUTH  
(VACATED PER DOC. NO. 2880695)



EXCEPTION



0 50 100 150  
Scale in Feet  
Scale: 1 inch = 50 feet

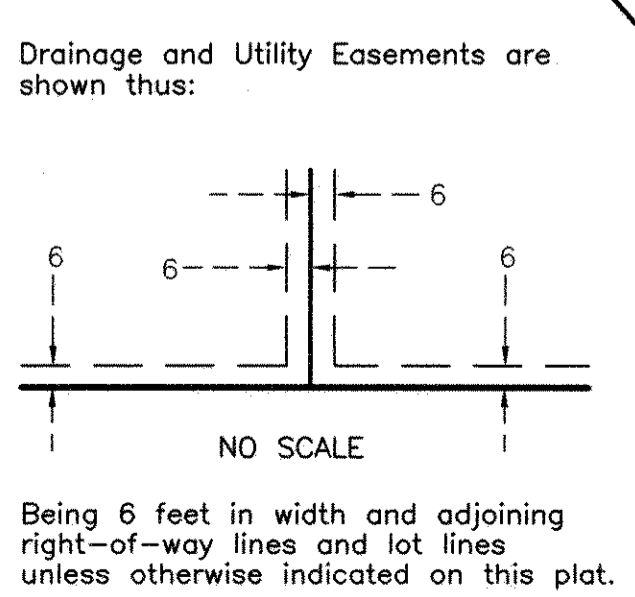
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--- Denotes edge of wet land



PLAT NO. 3  
**SCHOELL & MADSON, INC.**  
ENGINEERS \* SURVEYORS \* PLANNERS  
SOIL TESTING \* ENVIRONMENTAL SERVICES