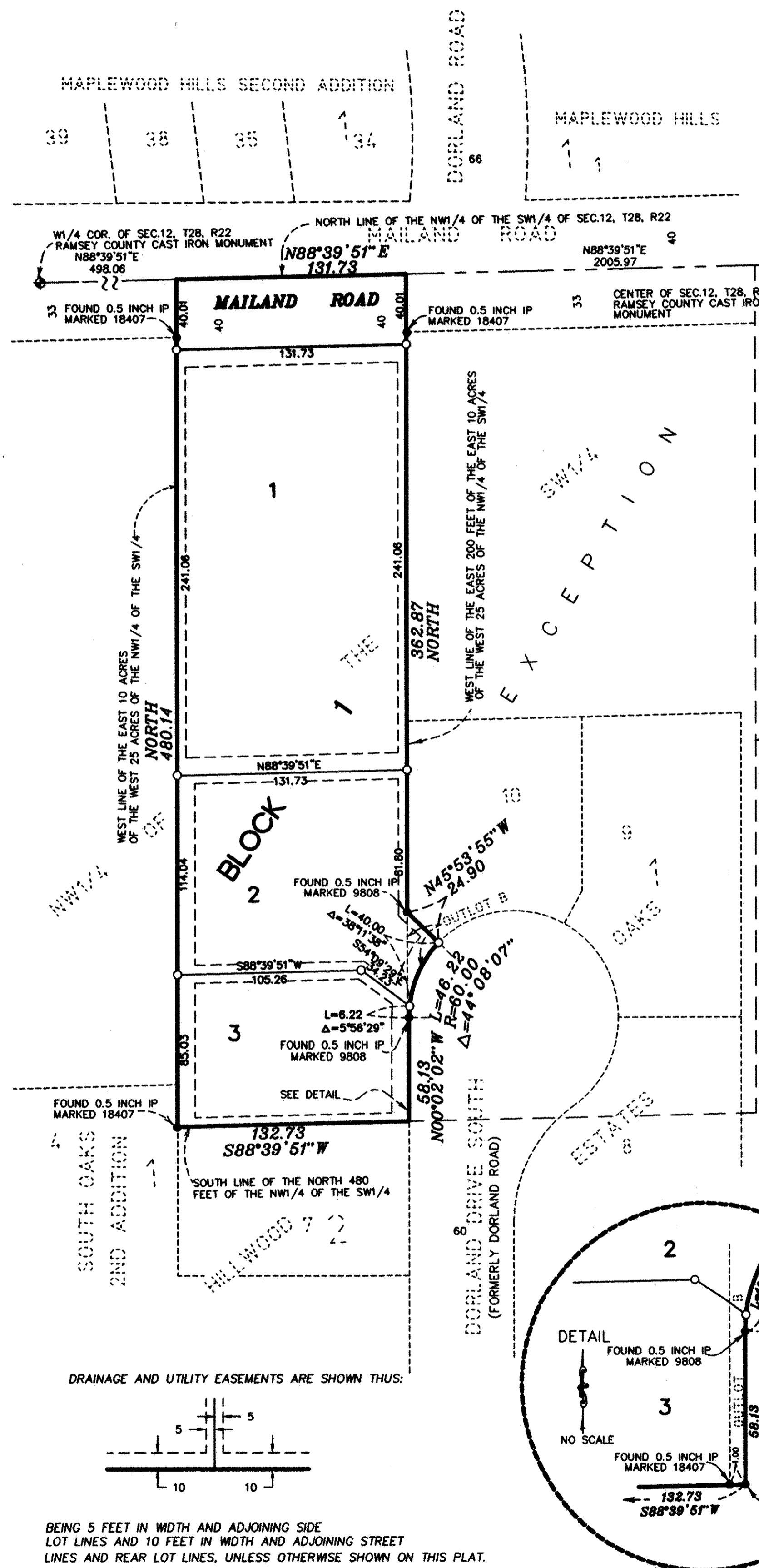


# ANDERSON HILLWOOD OAKS



KNOW ALL MEN BY THESE PRESENTS: That Jon D. Tessor, a single person, owner of the following described property situated in the City of Maplewood, County of Ramsey, State of Minnesota:

The North 480 feet of the East 10 Acres of the West 25 Acres of the Northwest Quarter of the Southwest Quarter of Section 12, Township 28, Range 22, except the East 200 feet thereof.

AND That Royal Oaks Realty, Inc., a Minnesota Corporation, owner of the following described property situated in the City of Maplewood, County of Ramsey, State of Minnesota:  
Outlot B, HILLWOOD OAKS ESTATES.

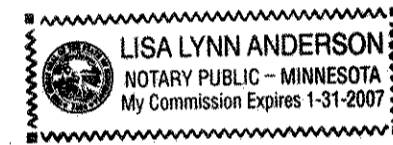
Have caused the same to be surveyed and platted as ANDERSON HILLWOOD OAKS and do hereby dedicate to the public for public use forever the thoroughfare and the drainage and utility easements as shown on this plat.

In witness whereof said Jon D. Tessor, a single person, has hereunto set his hand this 21<sup>st</sup> day of January, 2003.

*Jon D. Tessor*  
Jon D. Tessor

State of Minnesota  
County of Washington

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of January, 2003, by Jon D. Tessor, a single person.



*Lisa Lynn Anderson*  
Notary Public, Washington County, Minnesota  
My Commission Expires January 31, 2007

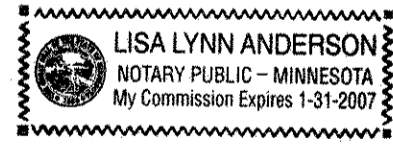
In witness whereof said Royal Oaks Realty, Inc., a Minnesota Corporation, has caused these presents to be signed by Marcel Eibensteiner, President this 5<sup>th</sup> day of February, 2003.

Signed: Royal Oaks Realty, Inc.

*Marcel Eibensteiner*  
Marcel Eibensteiner, President

State of Minnesota  
County of Ramsey

The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of February, 2003, by Marcel Eibensteiner, President of Royal Oaks Realty, Inc., a Minnesota Corporation, on behalf of the corporation.



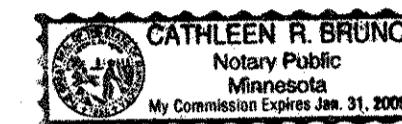
*Lisa Lynn Anderson*  
Notary Public, Ramsey County, Minnesota  
My Commission Expires January 31, 2007

I hereby certify that I have surveyed and platted the property described on this plat as ANDERSON HILLWOOD OAKS; 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 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 as defined in Minnesota Statutes, Section 505.02, Subd. 1, or public highways to be designated other than as shown on this plat.

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

State of Minnesota  
County of Anoka

The foregoing Surveyor's Certificate was acknowledged before me this 16<sup>th</sup> day of December, 2002, by Jason E. Rud, a Licensed Land Surveyor.



*Cathleen R. Bruno*  
Cathleen R. Bruno  
Notary Public, Anoka County, Minnesota  
My Commission Expires January 31, 2005

City of Maplewood

We do hereby certify that on the 13 day of January, 2003, the City Council of the City of Maplewood, 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.

*Bob Cardinal*  
Mayor

*Karen S. Buitz*  
Clerk

Taxes payable in the year 2003 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 7<sup>th</sup> day of February, 2003.

*Dorothy McClung* Director  
Department of Property Taxation  
By *Mary Kay Simpson* Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 7<sup>th</sup> day of February, 2003, and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

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

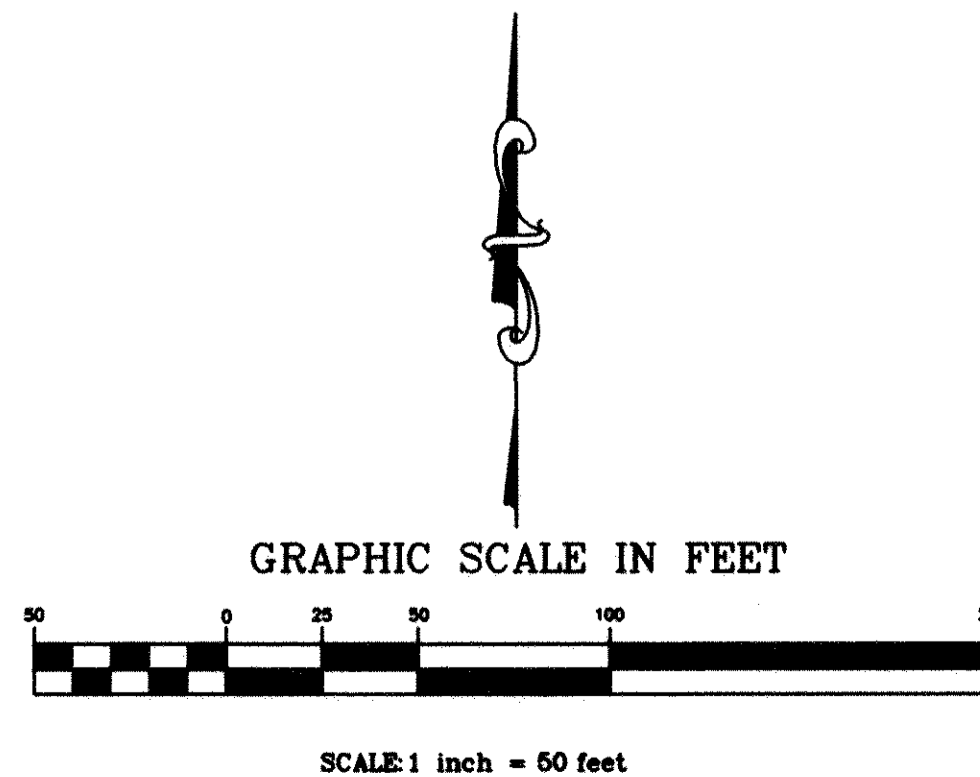
County Recorder  
County of Ramsey, State of Minnesota

I hereby certify that this plat of ANDERSON HILLWOOD OAKS was filed in the office of the County Recorder for public record on this 23<sup>rd</sup> day of APRIL, 2003, at 3:00 o'clock P.M. and was duly filed in Book 119 of Plats, Page 1, as Document Number 3614656.

Deputy County Recorder

For the purposes of this plat the north line of the Northwest Quarter of the Southwest Quarter of Section 12, Township 28, Range 22, Ramsey County, Minnesota, is assumed to have a bearing of N88°39'51"E.

- Denotes set 18 inch by one half inch iron pipe marked R.L.S. 41578
- Denotes found monument
- IP Denotes iron pipe monument



BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES AND 10 FEET IN WIDTH AND ADJOINING STREET LINES AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THIS PLAT.