

NEW BRIGHTON EXCHANGE 2ND ADDITION

KNOW ALL MEN BY THESE PRESENTS: That The City of New Brighton, a Minnesota municipal corporation, fee owner of the following described property situated in the City of New Brighton, County of Ramsey, State of Minnesota:

Outlots A, E and F, NEW BRIGHTON EXCHANGE 1ST ADDITION, Ramsey County, Minnesota;
AND

That part of vacated Northwest Parkway as dedicated on the plat of NEW BRIGHTON EXCHANGE 1ST ADDITION, Ramsey County, Minnesota, which lies easterly of the southerly extension of the west line of Outlot F, of said NEW BRIGHTON EXCHANGE 1ST ADDITION and which lies westerly of the following described line:

Commencing at the northeast corner of said Outlot F; thence on an assumed bearing of South 05 degrees 14 minutes 15 seconds West, along the east line of said Outlot F, a distance of 588.06 feet to the northerly right of way line of said Northwest Parkway; thence northeasterly 52.90 feet along said northerly right of way line being a non-tangential curve concave to the northwest, having a radius of 411.50 feet, a central angle of 7 degrees 21 minutes 56 seconds and a chord bearing of North 64 degrees 42 minutes 00 seconds East to the point of beginning of the line to be described; thence South 28 degrees 58 minutes 58 seconds East, not tangent to last described curve, a distance of 70.00 feet to the southerly right of way line of said Northwest Parkway and said line there terminating.

Has caused the same to be surveyed and platted as NEW BRIGHTON EXCHANGE 2ND ADDITION and does hereby dedicate to the public for public use forever the public way and the drainage and utility easements as shown on this plat.

In witness whereof said The City of New Brighton, a Minnesota municipal corporation, has caused these presents to be signed by its proper officers this 3rd day of June 2014.

Signed: The City of New Brighton
David Jacobsen Mayor Dean Lotton City Manager

STATE OF MINNESOTA
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 3rd day of June 2014, by Dave Jacobsen Mayor and by Dean Lotton City Manager of The City of New Brighton, a Minnesota municipal corporation, on behalf of the corporation.

Karen Halley
Karen Halley
Notary Public, Anoka County, Minnesota
My Commission Expires 1-31-2015

I, Jason E. Rud, Licensed 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 2nd day of JUNE 2014
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 2nd day of June 2014, by Jason E. Rud, a Licensed Land Surveyor.

Nicole A. Johnson
Nicole A. Johnson
Notary Public, Anoka County, Minnesota
My Commission Expires Jan 31, 2015

CITY OF NEW BRIGHTON
We do hereby certify that on the 2nd day of JUNE 2014, the City Council of the City of New Brighton, Minnesota, approved this plat. Also, the conditions of Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

David Jacobsen Mayor Karen Halley City Clerk

DEPARTMENT OF PROPERTY RECORDS AND REVENUE
Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year _____ 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 day of _____ 20____

Director By _____ Deputy

County Surveyor
I hereby certify that this plat complies with the requirements of Minnesota Statutes, Section 505.021, and is approved pursuant to Minnesota Statutes, Section 383A.42, this 12th day of JUNE 2014.

Craig W. Hutzman
Craig W. Hutzman, L.S.
Ramsey County Surveyor

REGISTRAR OF TITLES,
COUNTY OF RAMSEY, STATE OF MINNESOTA

I hereby certify that this plat of NEW BRIGHTON EXCHANGE 2ND ADDITION was filed in the office of the Registrar of Titles for public record on this 12th day of JUNE 2014 at 3 o'clock P.M., and was duly filed in Book _____ of Plats, Pages 46 and 47 as Document Number 70350766.

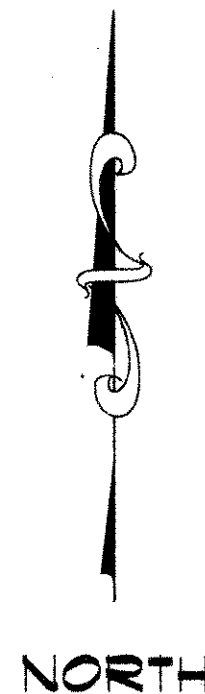
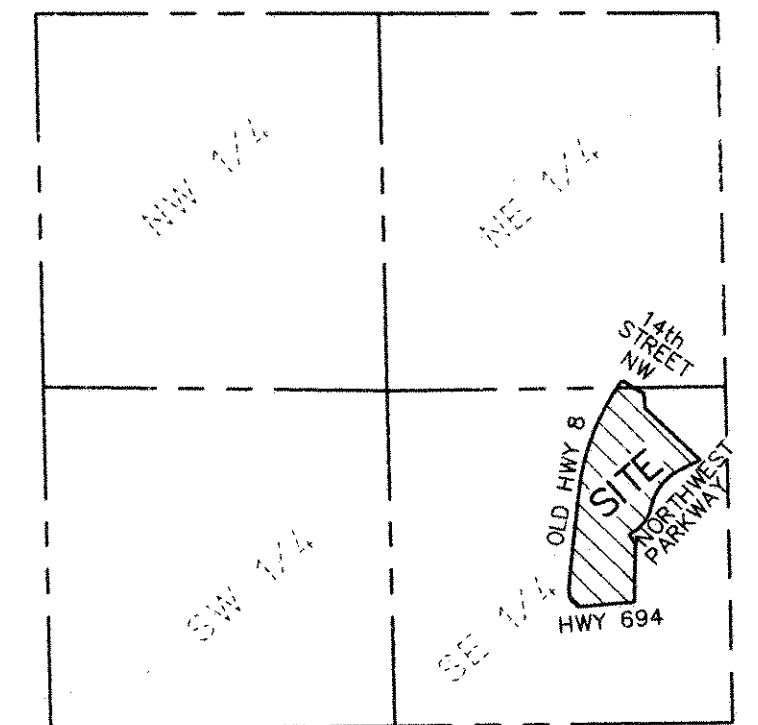
Deputy Registrar of Titles

COUNTY RECORDER,
COUNTY OF RAMSEY, STATE OF MINNESOTA

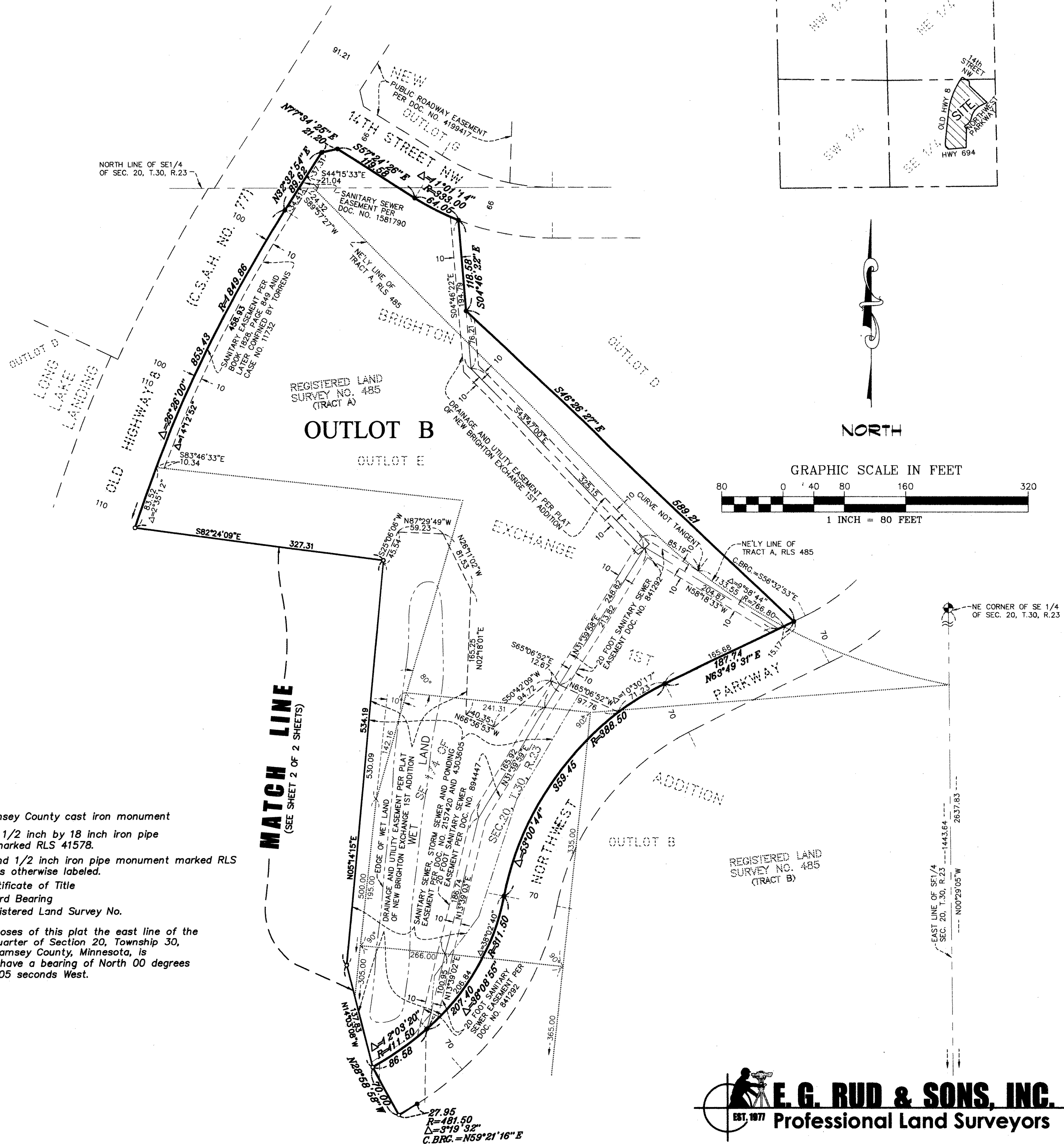
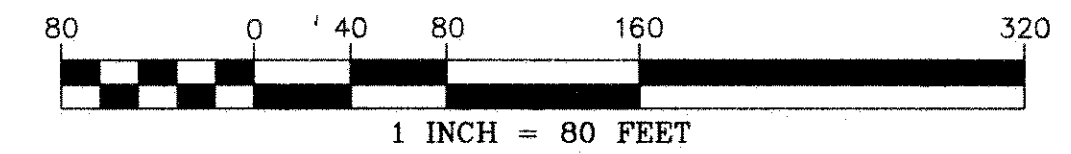
I hereby certify that this plat of NEW BRIGHTON EXCHANGE 2ND ADDITION was filed in the office of the County Recorder for public record on this 12th day of JUNE 2014 at 3 o'clock P.M., and was duly filed in Book _____ of Plats, Pages 46 and 47, as Document Number A04513716.

Deputy County Recorder

VICINITY MAP
SEC. 20, T.30, R.23
RAMSEY COUNTY, MINNESOTA



GRAPHIC SCALE IN FEET



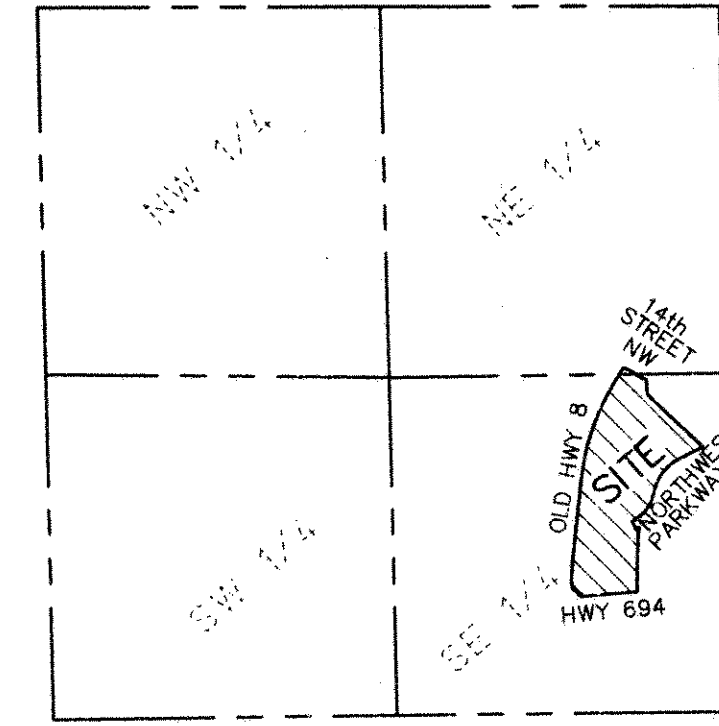
- Denotes Ramsey County cast iron monument
- Denotes set 1/2 inch by 18 inch iron pipe monument marked RLS 41578.
- Denotes found 1/2 inch iron pipe monument marked RLS 41578, unless otherwise labeled.
- (C) Denotes Certificate of Title
- C.B.R.G. Denotes Chord Bearing
- RLS Denotes Registered Land Survey No.

For the purposes of this plat the east line of the Southeast Quarter of Section 20, Township 30, Range 23, Ramsey County, Minnesota, is assumed to have a bearing of North 00 degrees 29 minutes 05 seconds West.

 **E. G. RUD & SONS, INC.**
EST. 1877 Professional Land Surveyors

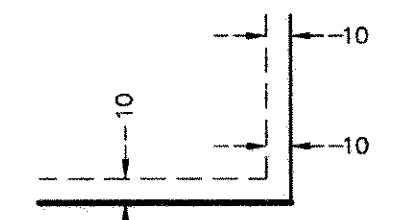
NEW BRIGHTON EXCHANGE 2ND ADDITION

VICINITY MAP SEC. 20, T.30, R.23 RAMSEY COUNTY, MINNESOTA



EASEMENT DETAIL

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



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

- ◆ Denotes Ramsey County cast iron monument
- Denotes set 1/2 inch by 18 inch iron pipe monument marked RLS 41578.
- Denotes found 1/2 inch iron pipe monument marked RLS 41578, unless otherwise labeled.
- (CT) Denotes Certificate of Title
- C.BRG. Denotes Chord Bearing
- RLS Denotes Registered Land Survey No.

For the purposes of this plat the east line of the Southeast Quarter of Section 20, Township 30, Range 23, Ramsey County, Minnesota, is assumed to have a bearing of North 00 degrees 29 minutes 05 seconds West.

Drainage and Utility Easement per Document Number 4032666 was vacated per Document No. 4513742.

A portion of the Drainage and Utility Easement as dedicated on Outlot A, of the plat of NEW BRIGHTON EXCHANGE 1ST ADDITION was vacated per Document Number 2507421 and Document Number 4513742.

A portion of the 70 foot Sanitary Sewer, Storm Sewer and Ponding Easement per Document Numbers 2157421 and 4303624 was vacated per Document Number 2507421 and Document Number 4513742.

DETAIL A

(NO SCALE)
20 FOOT SANITARY SEWER EASEMENT PER DOC. NO. 2391491

