

# MOORES WHISPERING PINES

KNOW ALL MEN BY THESE PRESENTS: That J.W. Moore, Inc., a Minnesota corporation, owner of the following described property situated in the City of Little Canada, County of Ramsey, State of Minnesota:

That part of Lot 7 in Auditor's Subdivision No. 43, Ramsey Co., Minn., described as follows: Commencing at the Southwest corner of said Lot 7; thence North along the West line of said lot a distance of 625 feet; thence Easterly at right angles to said West line a distance of 150 feet; thence Southerly on a line parallel with said West line to the South line of said lot; thence West along the South line of said lot to the place of beginning;

And

The South 802.6 feet of Lot 7, Auditor's Subdivision No. 43, Ramsey Co., Minn., except the following: Commencing at the Southwest corner thereof; thence North along the West line of said lot a distance of 625 feet; thence Easterly at right angles to said West line a distance of 150 feet; thence Southerly on a line parallel with said West line to the South line of said lot; thence West along the South line of said lot to the place of beginning;

And

The South 802.6 feet of Lot 8, Auditor's Subdivision No. 43, Ramsey Co., Minn., except the Easterly 49.23 feet of said lot, according to the recorded plat thereof, and situate in Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as MOORES WHISPERING PINES and does hereby dedicate to the public for public use forever the public way and drainage and utility easements as shown on this plat.

In witness whereof said J.W. Moore, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 19 day of June 2015

Signed: J.W. Moore, Inc.

*Jeffery W. Moore*  
Jeffery W. Moore, President

STATE OF MINNESOTA  
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of June 2015, by Jeffery W. Moore, President of J.W. Moore, Inc., a Minnesota corporation, on behalf of the corporation.

*Nicole A. Johnson*  
Nicole A. Johnson

Notary Public, Anoka County, Minnesota

My Commission Expires January 31, 2020

I, Daniel W. Obermiller, 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 monuments indicated on this plat will be correctly set within one year; 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 16<sup>th</sup> day of June 2015

*Daniel W. Obermiller*  
Daniel W. Obermiller, Land Surveyor  
Minnesota License No. 25341

STATE OF MINNESOTA  
COUNTY OF Anoka

The foregoing Surveyor's Certificate was acknowledged before me this 16<sup>th</sup> day of June 2015, by Daniel W. Obermiller, a Licensed Land Surveyor.

*Nicole A. Johnson*  
Nicole A. Johnson

Notary Public, Anoka County, Minnesota

My Commission Expires January 31, 2020

City of Little Canada  
We do hereby certify that on the 11<sup>th</sup> day of February 2015, the city council of the City of Little Canada, Minnesota, approved this plat. Also the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

*John J. Wren* Mayor *Carrie* City Administrator

Department of Property Records and Revenue  
Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2015 on the land herebefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfers entered this 2<sup>nd</sup> day of July 2015

*Christopher Samuel* Director *Stephanie Kuehler* Deputy  
Property Records and Revenue *Auditor/Treasurer*

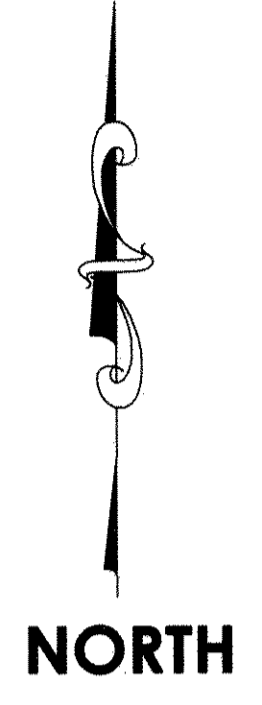
County Surveyor  
I hereby certify that this plat complies with the requirements of Minnesota Statutes, Section 505.021, and is approved pursuant to Minnesota Statutes, Section 383A.42, this 2<sup>nd</sup> day of July 2015

*Craig W. Hinzman*  
Craig W. Hinzman, L.S.  
Ramsey County Surveyor

County Recorder  
County of Ramsey, State of Minnesota  
I hereby certify that this plat of MOORES WHISPERING PINES was filed in the office of the County Recorder for public record on this 2<sup>nd</sup> day of July 2015 at 11 o'clock A.M., and was duly filed in Book 127 of Plats, Page 3 as

Document Number 4564613

Deputy County Recorder



### TYPICAL EASEMENTS

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



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

For the purposes of this plat the West line of Lot 7, Auditor's Subdivision No. 43, Ramsey Co., Minn., is assumed to bear South 00 degrees 54 minutes 33 seconds East.

- DENOTES FOUND MONUMENT AS LABELED
- DENOTES SET 1/2 INCH BY 18 INCH IRON PIPE MARKED WITH PLASTIC CAP LABELED "R.L.S. 25341", UNLESS OTHERWISE INDICATED.
- ⊕ DENOTES RAMSEY COUNTY CAST IRON MONUMENT

Lot corners with no monument symbol shown will be monumented with a 1/2 inch by 18 inch iron pipe marked by RLS number 25341 and set within one year of the recording of this plat.

