

HARBOR SHORES

5303

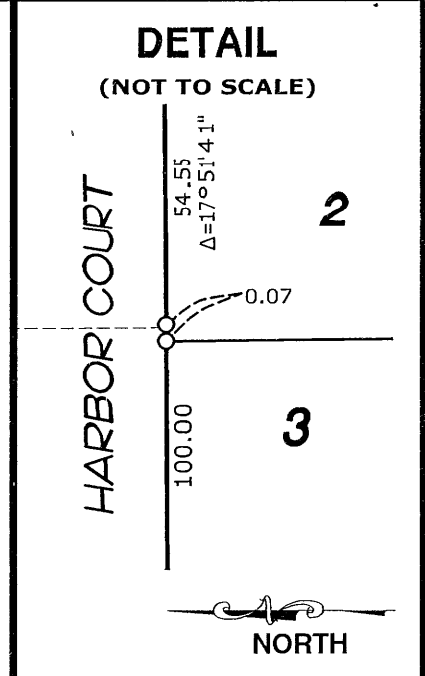
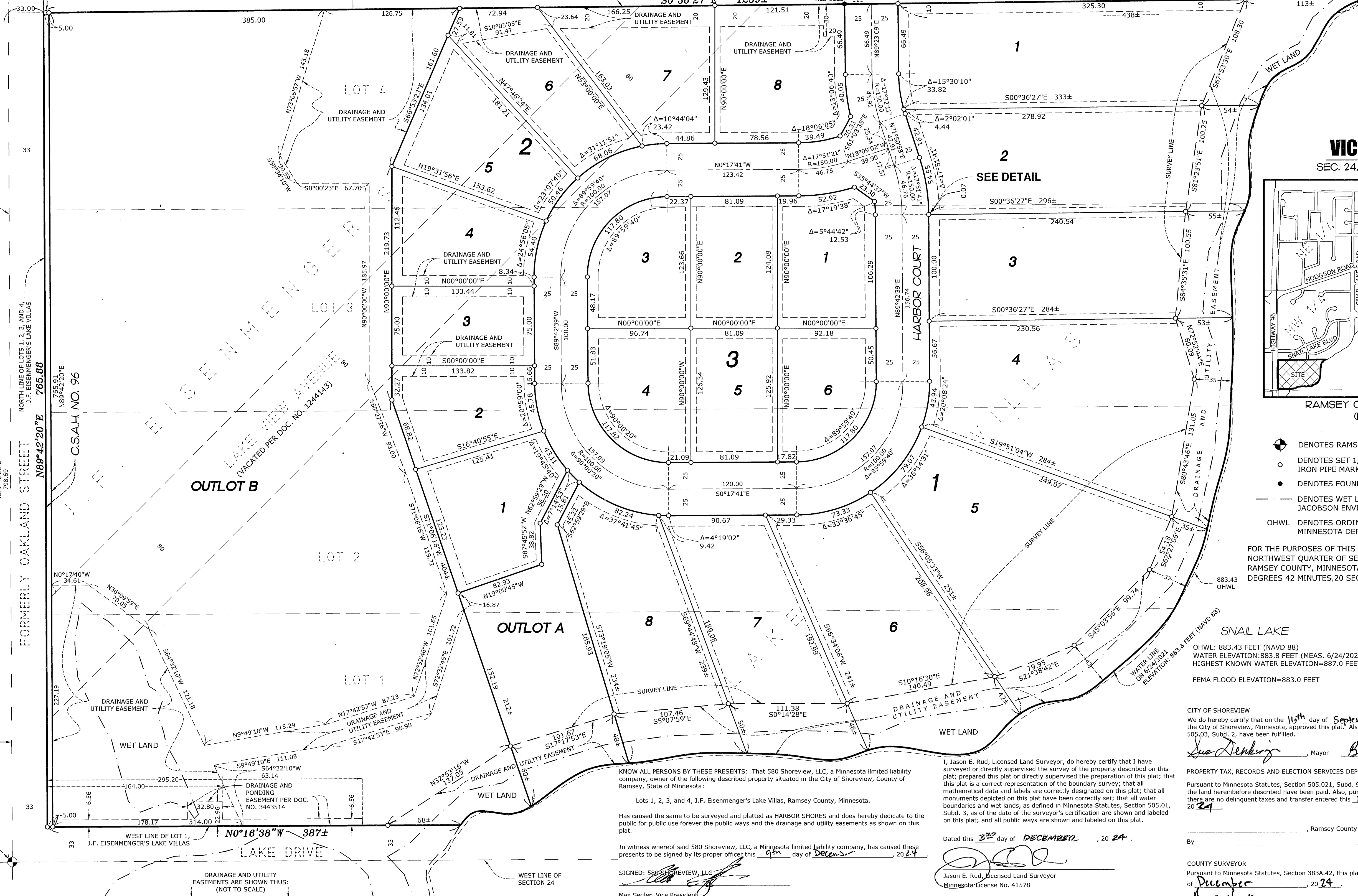
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HARBOR PLACE

HARBOR COURT

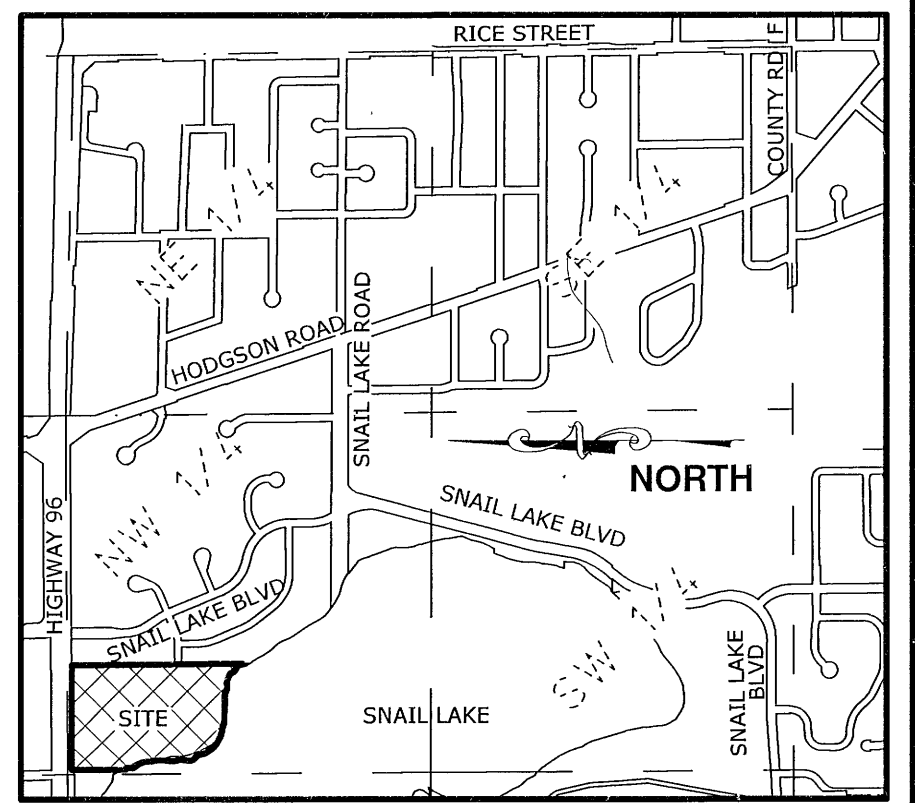
HARBOR PLACE

OFFICE VILLAGE



VICINITY MAP

SEC. 24, TWP. 30, RNG. 23



RAMSEY COUNTY, MINNESOTA (NO SCALE)

- ⊕ DENOTES RAMSEY COUNTY ALUMINUM DISC
- DENOTES SET 1/2 INCH BY 18 INCH IRON PIPE MARKED RLS 41578
- DENOTES FOUND 1/2 INCH IRON PIPE
- DENOTES WET LAND DELINEATED BY JACOBSON ENVIRONMENTAL IN MAY 2020
- OHWL DENOTES ORDINARY HIGH WATER LEVEL PER MINNESOTA DEPARTMENT OF NATURAL RESOURCES

FOR THE PURPOSES OF THIS PLAT THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 30, RANGE 23, RAMSEY COUNTY, MINNESOTA IS ASSUMED TO BEAR NORTH 89 DEGREES 42 MINUTES, 20 SECONDS EAST.

SNAIL LAKE
 OHWL: 883.43 FEET (NAVD 88)
 WATER ELEVATION: 883.8 FEET (MEAS. 6/24/2021)
 HIGHEST KNOWN WATER ELEVATION=887.0 FEET (11/06/2019)
 FEMA FLOOD ELEVATION=883.0 FEET

CITY OF SHOREVIEW
 We do hereby certify that on the 16th day of September, 2024, the City Council of the City of Shoreview, Minnesota, approved this plat. Also, the conditions of Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

Sue Denberg, Mayor *Ben Math*, City Clerk

PROPERTY TAX, RECORDS AND ELECTION SERVICES DEPARTMENT
 Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2024 on the land herebefore described have been paid. Also, pursuant to Minnesota Statutes, Section 505.12, there are no delinquent taxes and transfer entered this 10 day of DECEMBER, 2024.

By _____, Ramsey County Auditor/Treasurer
 By _____, Deputy

COUNTY SURVEYOR
 Pursuant to Minnesota Statutes, Section 383A.42, this plat is approved this 10th day of December, 2024.

Daniel D. Baar
 Daniel D. Baar, L.S.
 Ramsey County Surveyor

COUNTY RECORDER, COUNTY OF RAMSEY, STATE OF MINNESOTA
 I hereby certify that this plat of HARBOR SHORES was filed in the office of the County Recorder for public record on this 10th day of DECEMBER, 2024 at 2:15 o'clock P.M., and was duly filed in Book 130 of Plats, Page 46, as Document Number 5048800
 Deputy County Recorder

KNOW ALL PERSONS BY THESE PRESENTS: That 580 Shoreview, LLC, a Minnesota limited liability company, owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

Lots 1, 2, 3, and 4, J.F. Eisenmenger's Lake Villas, Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as HARBOR SHORES and does hereby dedicate to the public for public use forever the public ways and the drainage and utility easements as shown on this plat.

In witness whereof said 580 Shoreview, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 9th day of December, 2024.

SIGNED: 580 SHOREVIEW, LLC
Max Segler
 Max Segler, Vice President

STATE OF MINNESOTA
 COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 9 day of December, 2024, by Max Segler, as Vice President of 580 Shoreview, LLC, a Minnesota limited liability company, on behalf of the company.

Jeffrey M. Christman (SIGNED)
 Notary Public, Washington County, Minnesota
 My Commission Expires 1-31-2025

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 3rd day of DECEMBER, 2024.

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

STATE OF MINNESOTA
 COUNTY OF Anoka

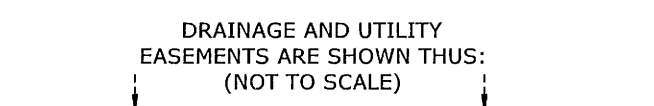
This instrument was acknowledged before me this 3rd day of December, 2024, by Jason E. Rud.

LaVae Mack (SIGNED)
LaVae Mack (PRINTED)

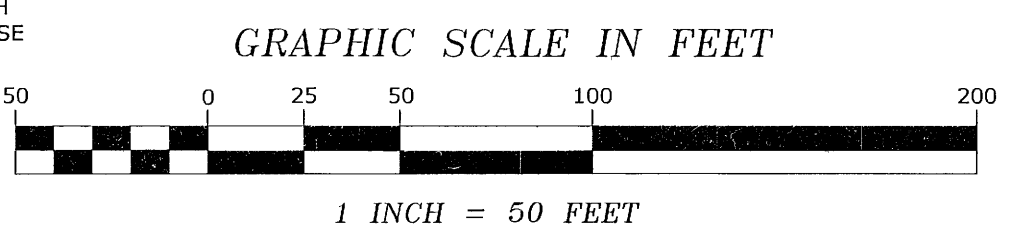
Notary Public, Anoka County, Minnesota
 My Commission Expires January 31, 2027

BENCHMARK:
 RAMSEY COUNTY BENCHMARK 9164
 ELEVATION: 902.225 FEET (NAVD 88)

E. G. RUD & SONS, INC.
 Professional Land Surveyors



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



NORTH

C.S.A.H. NO. 96

FORMERLY OAKLAND STREET

LAKE VIEW AVENUE

OUTLOT B

OUTLOT A

LAKE DRIVE

DALE STREET

VARIABLE WIDTH R/W

NW CORNER OF SEC. 24, T. 30, R. 23 AND NE CORNER OF SEC. 23

WEST LINE OF LOT 1, J.F. EISENMENGER'S LAKE VILLAS

WEST LINE OF SECTION 24

NORTH LINE OF THE NW 1/4 OF SEC. 24, T. 30, R. 23

NORTH LINE OF LOTS 1, 2, 3, AND 4, J.F. EISENMENGER'S LAKE VILLAS

C.S.A.H. NO. 96

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LOT 2
LOT 3
LOT 4

LOT 1

LOT 2

LOT 3

LOT 4

LOT 5

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