



Legal Description:

RIGHT OF WAY VACATION - FLUORINE STREET NW



That part of Fluorine Street NW as dedicated on the recorded plat of FLINTWOOD HILLS, Anoka County, Minnesota, described as follows:

Commencing at the northwest corner of Lot 4, Block 4, said FLINTWOOD HILLS, thence South 00 degrees 08 minutes 07 seconds East assumed bearing along the west line of said Lot 4 a distance of 50.15 feet to the point of beginning of that part of Fluorine Street NW to be vacated; thence continue South 00 degrees 08 minutes 07 seconds East a distance of 112.00 feet to intersect the east right of way line of Fluorine Street NW; thence northerly along the east line of Fluorine Street NW on a non-tangential curve concave to the west having a radius of 65.00 feet, a central angle of 118 degrees 58 minutes 46 seconds a distance of 134.98 feet to the point of beginning.

DRAINAGE AND UTILITY EASEMENT TO BE VACATED



That 10.00 foot wide drainage and utility easement as dedicated across Lot 4, Block 4, FLINTWOOD HILLS, Anoka County, Minnesota according to the recorded plat thereof lying within a distance of 10.00 feet east of the following described line:

Commencing at the northwest corner of Lot 4, Block 4, said FLINTWOOD HILLS, thence South 00 degrees 08 minutes 07 seconds East assumed bearing along the west line of said lot 4 a distance of 50.15 feet to the point of beginning of the line to be described; thence southerly along a non-tangential curve concave to the west having a radius of 65.00 feet, a central angle of 118 degrees 58 minutes 46 seconds, a chord that bears South 00 degrees 08 minutes 07 seconds East a distance of 134.98 and said line there terminating. The side lines of said vacated easement are to be prolonged to terminate on the east right of way line of Fluorine Street NW.

PROPOSED DRAINAGE AND UTILITY EASEMENT



A permanent 10.00 foot wide easement for drainage and utility purposes over, under and across that part of Lot 4, Block 4, and that part of Fluorine Street NW as per the recorded plat of FLINTWOOD HILLS, Anoka County, Minnesota, the west line of said 10.00 foot wide easement is described as follows:

Beginning at the northwest corner of said Lot 4; thence South 00 degrees 08 minutes 07 seconds East assumed bearing along the west line of said Lot 4 a distance of 162.15 feet to the intersection with the east right of way line of Fluorine Street NW; thence southerly along said west line of Lot 4 a distance of 15.00 feet and said line there terminating.

PROPOSED TRAIL EASEMENT



A permanent easement for trail purposes over, under and across that part of Lot 4, Block 4, FLINTWOOD HILLS described as follows:

Beginning at the northwest corner of said Lot 4; thence South 00 degrees 08 minutes 07 seconds East assumed bearing along the west line of said Lot 4 a distance of 11.03 feet; thence North 75 degrees 45 minutes 41 seconds East a distance of 45.27 feet to the north line of said Lot 4; thence South 89 degrees 51 minutes 53 seconds West along said north line a distance of 43.91 feet to the point of beginning.



SCALE 1" = 40 FEET