OFFICIAL PLAT

Bk. 73 of Plat Pg 25

SWEETBAY RIDGE

CITY OF RAMSEY
COUNTY OF ANOKA
SEC. 16, T. 32, R. 25

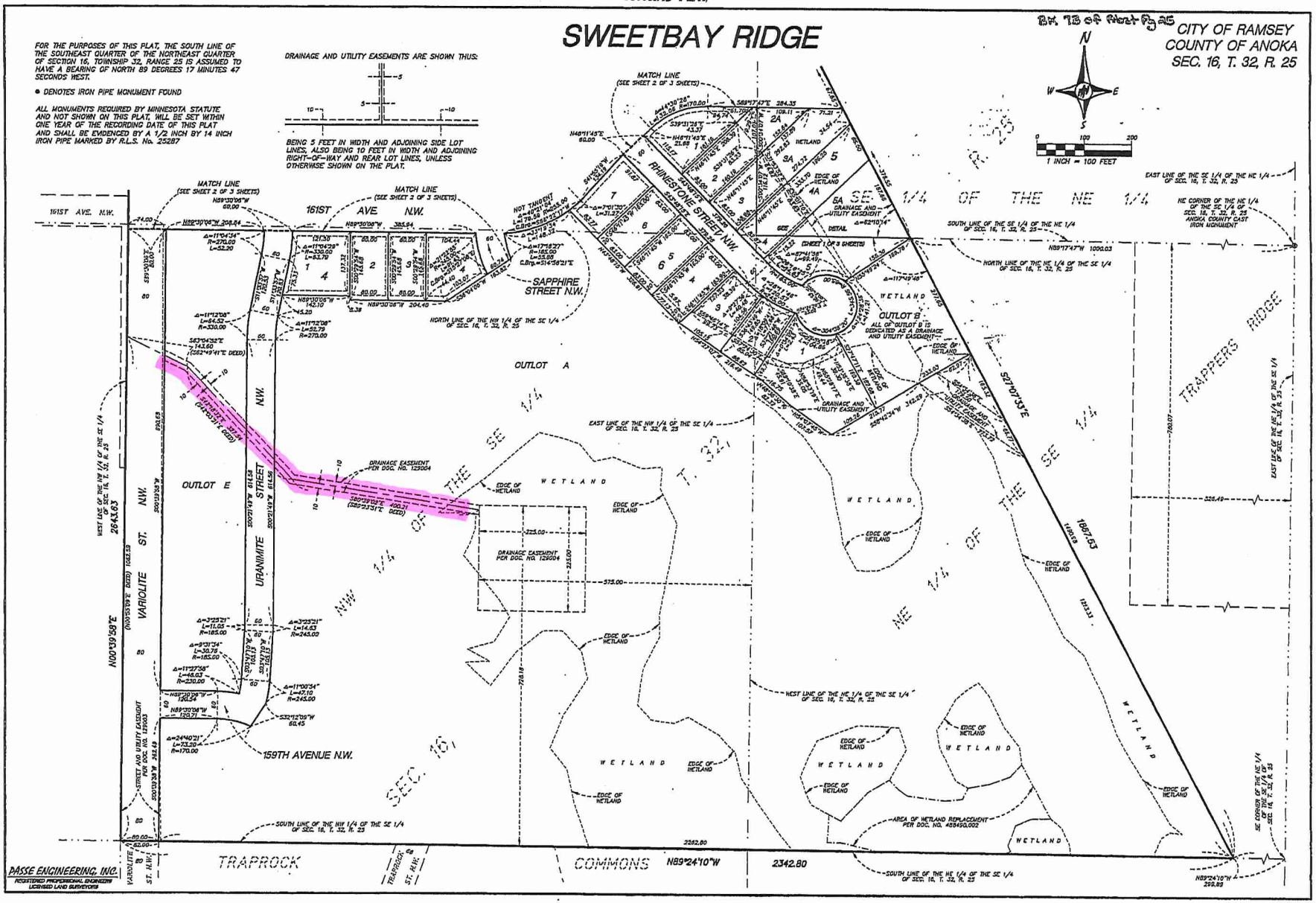
FOR THE PURPOSES OF THIS PLAT, THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 32, RANGE 25 IS ASSUMED TO HAVE A BEARING OF NORTH 89 DEGREES 17 MINUTES 47 SECONDS WEST.

● DENOTES IRON PIPE MONUMENT FOUND

ALL MONUMENTS REQUIRED BY MINNESOTA STATUTE AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY R.L.S. No. 25287

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:

BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES, ALSO BEING 10 FEET IN WIDTH AND ADJOINING RIGHT-OF-WAY AND REAR LOT LINES, UNLESS OTHERWISE SHOWN ON THE PLAT.



PASSE ENGINEERING, INC.
REGISTERED PROFESSIONAL ENGINEERS
LICENSED LAND SURVEYORS

SHEET 3 OF 3 SHEETS

State of Minnesota, } ss.

County of Anoka

The foregoing instrument was acknowledged before me this 23rd day of May, 19 83, by William B. Ford, Its President, and Clayton M. Scott, Its Secretary/Treasurer of FEDERAL CARTRIDGE CORPORATION a Minnesota corporation, on behalf of the corporation.

Clayton M. Scott

CLAYTON M. SCOTT
NOTARY PUBLIC - MINNESOTA
HENNEPIN COUNTY
My Commission Expires Apr. 29, 1989

THIS INSTRUMENT WAS DRAFTED BY
RANDALL, DEHN & GOODRICH (Name)
211 East Main Street (Address)
Anoka, Minnesota 55303

(SEAL)

NOTICE IS HEREBY GIVEN THAT THE CITY OF RAMSEY, ANOKA COUNTY, MINNESOTA, DOES ACCEPT THE DELIVERY OF THE FOREGOING EASEMENT.

CITY OF RAMSEY

BY _____ Its Clerk

This is to certify that this instrument is for the benefit of the City of Ramsey and is entitled to filing or recordation without payment of fees pursuant to M.S.A. 386.77.

William K. Goodrich

William K. Goodrich, Ramsey City Attorney

ENTERED
June 20 1983
Charles P. Pelo
Auditor, Anoka County
By _____ Deputy

BK 164 Page 7 Rec. 3.00

Minnesota Form No. 31

Doc. N. 129004

QUIT CLAIM DEED
Corporation to Corporation

Corporation
TO
Corporation

REGISTRAR OF TITLES
Office of Registrar of Titles
State of Minnesota,
County of Anoka
I hereby certify that the within Deed was filed in this office for record on the SEP 27 1983 day of _____, 19 _____, at 1:45 o'clock P.M., and was duly recorded in Book of Deeds, page _____.
_____ Registrar of Titles
By _____ Deputy.

Taxes paid and Transfer entered this _____ day of _____, 19 _____.
_____ County Auditor.
By _____ Deputy.

Tax statements for the real property described in this instrument should be sent to:
Name
Address

Randall, Dehn & Goodrich

Recording Fee $2.00

Quit Claim Deed,
Corporation to Corporation.

Form No. 31-M.

Miller-Davis Co., Minneapolis
Minnesota Uniform Conveyancing Blanks (Revised 1978)

This Indenture, Made this 23rd day of May, 1983, between FEDERAL CARTRIDGE CORPORATION

a corporation under the laws of the State of Minnesota, party of the first part, and CITY OF RAMSEY, a municipal corporation ~~a corporation~~ under the laws of the State of Minnesota, party of the second part,

Witnesseth, That the said party of the first part, in consideration of the sum of --One Dollar and other good and valuable consideration---------------------- DOLLARS, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, Quitclaim, and Convey unto the said party of the second part, its successors and assigns, Forever, all the tract or parcel of land lying and being in the County of Anoka and State of Minnesota, described as follows, to-wit:

A perpetual easement for storm water drainage purposes over, under and across the following described property: A strip of land 20.00 feet wide being 10.00 feet on each side of the following described centerline: Commencing at the southwest corner of the Northwest Quarter of the Southeast Quarter of Section 16, Township 32, Range 25, Anoka County, Minnesota; thence northerly on an assumed bearing of North 0 degrees 55 minutes 09 seconds East, along the west line of said Northwest Quarter of the Southeast Quarter, a distance of 1081.59 feet to the point of beginning of the centerline to be described; thence South 62 degrees 49 minutes 41 seconds East a distance of 143.60 feet; thence South 42 degrees 03 minutes 21 seconds East a distance of 337.54 feet; thence South 80 degrees 23 minutes 51 seconds East to the west line of the east 575.00 feet of said Northwest Quarter of the Southeast Quarter and said centerline there terminating. The side lines of said easement are to be lengthened or shortened to terminate on said west line of the east 575.00 feet of said Northwest Quarter of the Southeast Quarter. Except that part contained in the right-of-way of Varilite Street N.W.

AND

The west 225 feet of the east 575 feet of the north 225 feet of the south 728.18 feet of the Northwest Quarter of the Southeast Quarter of Section 16, Township 32, Range 25, Anoka County, Minnesota.

In the event it is desired to develop the land encumbered by the 20 foot drainage easement or the land in the vicinity thereof and the location of said drainage easement shall unduly hinder or prevent such development, then the Grantor, its successors or assigns as owner or owners of the land to be developed may require Grantee, its successors or assigns, to relocate said easement at another location provided that: a) it appears that it is physically possible to relocate the course of the easement and still maintain proper drainage, b) the party requiring the relocation of the easement will grant satisfactory easement rights for the new location, c) such party will provide adequate security for the cost of relocation, and d) such party shall pay in full the costs of the relocation.

This deed is exempt from payment of state deed stamps pursuant to M.S.A. 287.22.

To Have and to Hold the Same, Together with all the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to the said party of the second part, its successors and assigns, Forever.

In Testimony Whereof, The said first party has caused these presents to be executed in its corporate name by its President and its Secretary/Treasurer and its corporate seal to be hereunto affixed the day and year first above written.

FEDERAL CARTRIDGE CORPORATION

By Allen B. Hon[illegible]

Its President

W. [illegible]

Its ~~Secretary~~ Treasurer