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## Case File No. 21-0015 Groveland Village

Blaine Planning Department / 10801 Town Square Dr NE / Blaine, MN 55449 / (763) 785-6180



# GROVELAND VILLAGE

CITY OF BLAINE  
COUNTY OF ANOKA  
SEC. 33, TWP. 31, RGE. 23

KNOW ALL PERSONS BY THESE PRESENTS: That Ferway Land Company, Inc., a Minnesota corporation, owner of the following described property:  
That part of the Northwest Quarter of the Southwest Quarter, that part of the Southwest Quarter of the Southwest Quarter, and that part of the Southwest Quarter of the Southwest Quarter of Section 33, Township 31, Range 23, Anoka County, Minnesota, lying easterly of the plat of JONATHAN'S 1ST ADDITION, ROSEY'S ADDITION, and CARRIAGE WOOD, all in said Anoka County, Minnesota, and also lying easterly of the southerly extension of the easterly line of said plat of JONATHAN'S 1ST ADDITION, and lying easterly of the northerly extension of the easterly line of said plat of CARRIAGE WOOD.  
EXCEPT that part embraced within MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 02-6, said Anoka County, Minnesota.

Has caused the same to be surveyed and plotted as GROVELAND VILLAGE and does hereby dedicate to the public for public use the public way and the drainage and utility easements as shown on this plat.  
In witness whereof said Ferway Land Company, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Ferway Land Company, Inc.

Mark J. Guenther, President

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_ by Mark J. Guenther, President of Ferway Land Company, Inc., a Minnesota corporation, on behalf of the corporation.

\_\_\_\_\_  
(Signature)  
\_\_\_\_\_  
(Print Name)  
Notary Public, \_\_\_\_\_  
My commission expires \_\_\_\_\_

I, Thomas R. Balluff, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; 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, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 5, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.  
Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Thomas R. Balluff, Licensed Land Surveyor  
Minnesota License No. 40361

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_ by Thomas R. Balluff.

\_\_\_\_\_  
(Signature)  
\_\_\_\_\_  
(Print Name)  
Notary Public, \_\_\_\_\_  
My commission expires \_\_\_\_\_

CITY COUNCIL, CITY OF BLAINE, MINNESOTA

This plat of GROVELAND VILLAGE was approved and accepted by the City Council of the City of Blaine, Minnesota at a regular meeting thereof held this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, and said plat is in compliance with the provisions of Minnesota Statutes, Section 505.03, Subd. 2.

CITY COUNCIL, CITY OF BLAINE, MINNESOTA

By \_\_\_\_\_, Mayor

By \_\_\_\_\_, Clerk

COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Charles F. Glazen  
Anoka County Surveyor

COUNTY AUDITOR/TREASURER

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 20\_\_ on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Property Tax Administrator  
By \_\_\_\_\_, Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

County of Anoka, State of Minnesota

I hereby certify that this plat of GROVELAND VILLAGE was filed in the office of the County Recorder/Registrar of Titles for public record on this \_\_\_\_ day of \_\_\_\_\_, 20\_\_, at \_\_\_\_ o'clock \_\_\_\_ M., and was duly recorded as Document Number \_\_\_\_.

County Recorder/Registrar of Titles  
By \_\_\_\_\_, Deputy

For the purposes of this plat, the South line of the Southwest Quarter of Section 33, Township 31, Range 23, Anoka County, Minnesota, is assumed to bear N89°50'00"W.

Denotes Access Control per MNDOT RIGHT OF WAY PLAT NO. 06-8  
Denotes Found Anoka County Cast Iron Monument  
Denotes Wetlands delineated by SEH in August of 2016

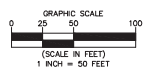
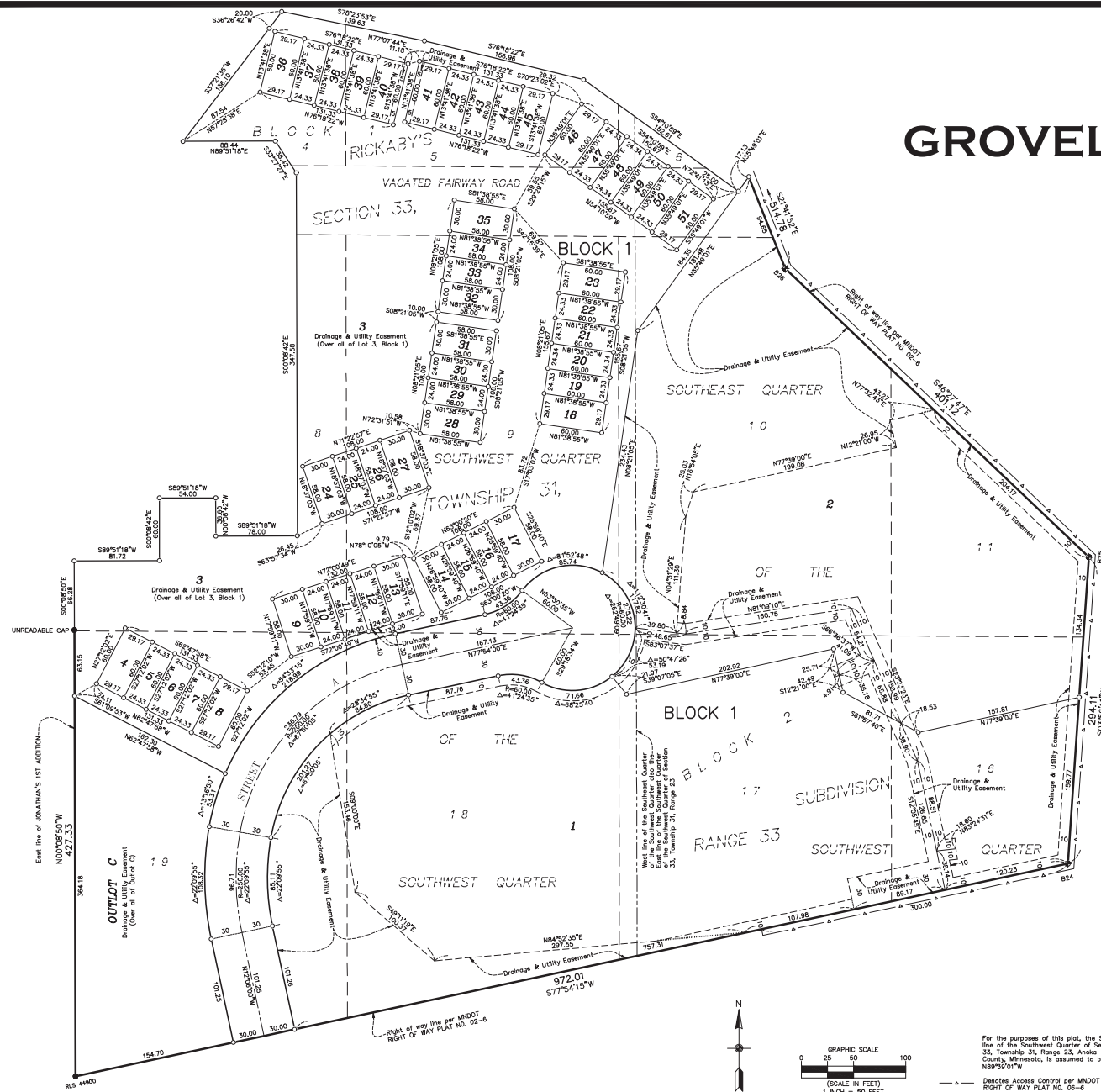
○ Denotes 5/8 inch by 14 inch Rebar, set or to be set within one year of recording of this plat and marked with license number 40361  
● Denotes Found 1/2 inch Iron Monument, Cap Number noted  
● Denotes Found Anoka County Cast Iron Monument  
◆ Denotes Found MNDOT Right of Way Dac Monument

**CARLSON MCGAIN**  
ENGINEERING SURVEYING ENVIRONMENTAL

SHEET 1 OF 2 SHEETS

# GROVELAND VILLAGE

INSET 'A'



For the purposes of this plat, the South line of the Southwest Quarter of Section 33, Township 31, Range 23, Anoka County, Minnesota, is assumed to bear N89°59'01\"/>

- Denotes 5/8 inch by 14 inch Rebar, set or to be set within one year of recording of this plat and marked with license number 40361
- Denotes Found 1/2 inch Iron Monument, Cap Number noted
- ◆ Denotes Found MNDOT Right of Way Disc Monument
- — — Denotes Access Control per MNDOT RIGHT OF WAY PLAT NO. 02-6

