

Case File No. 17-0015
Briars Meadows

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



KNOW ALL PERSONS BY THESE PRESENTS: That Water's Edge Investments, LLC, a Minnesota limited liability company, owner of the following described property:

The East 660 feet of the Northwest Quarter of the Southeast Quarter of Section 3, Township 31, Range 23, EXCEPT the South 990 feet thereof, Anoka County, Minnesota.

Has caused the same to be surveyed and platted as BRIANS MEADOWS 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 Water's Edge Investments, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this _____ day of _____, 20____.

WATER'S EDGE INVESTMENTS, LLC

Gregory J. Peterson, Chief Manager

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on _____ by Gregory J. Peterson, Chief Manager of Water's Edge Investments, LLC, a Minnesota limited liability company, on behalf of the company.

Notary Public,
My commission expires _____

BRIANS MEADOWS

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. 3, 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.

Notary Public,
My commission expires _____

CITY COUNCIL, CITY OF BLAINE, MINNESOTA

This plat of BRIANS MEADOWS 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____.

By: _____
Larry D. Holm
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____.

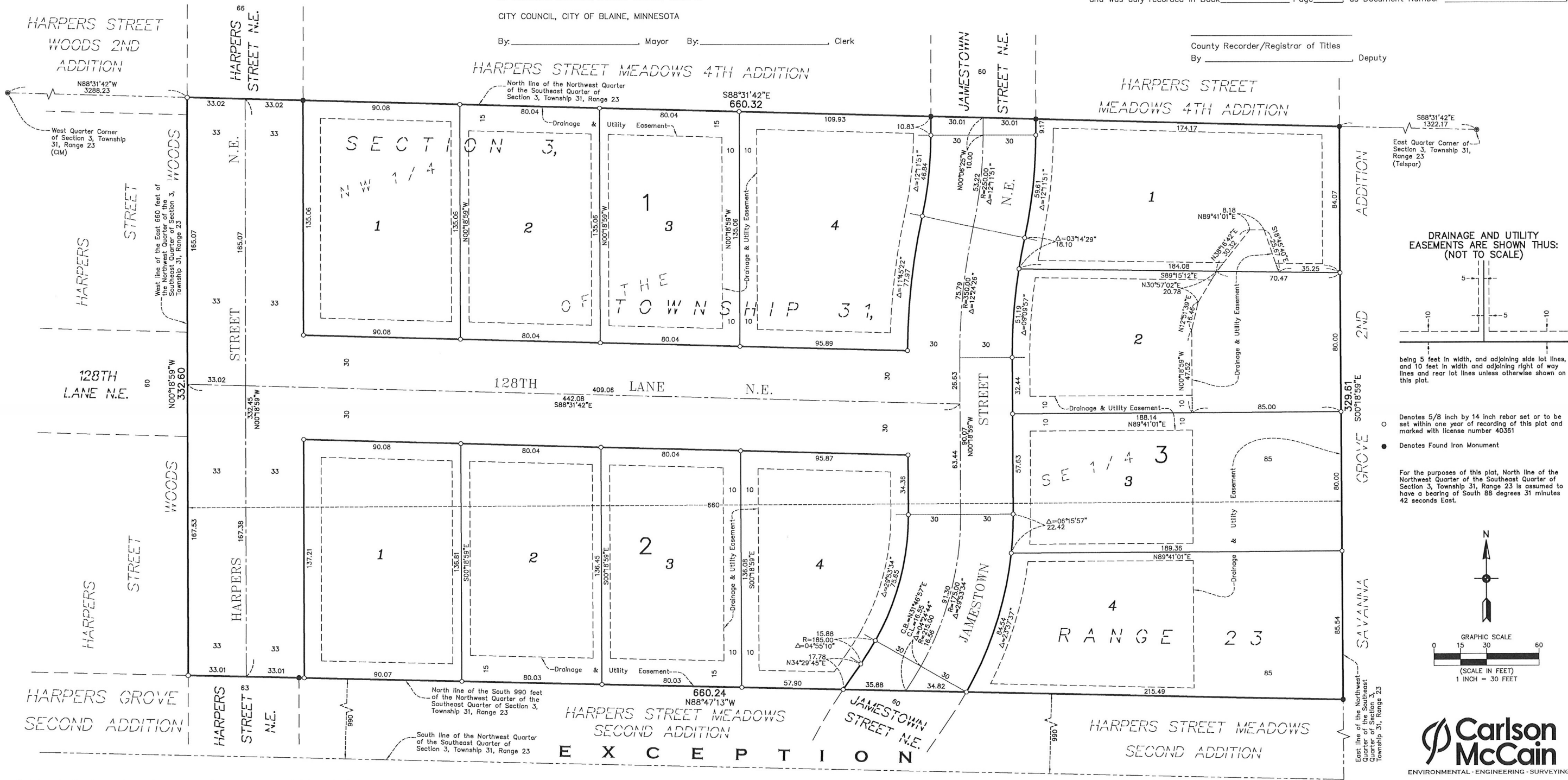
Property Tax Administrator
By _____ Deputy

COUNTY RECORDER/REGISTRAR OF TITLES

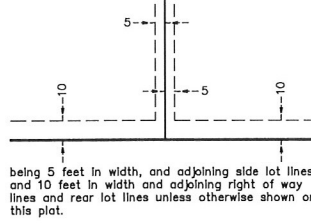
County of Anoka, State of Minnesota

I hereby certify that this plat of BRIANS MEADOWS 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 in Book _____ Page _____, as Document Number _____.

County Recorder/Registrar of Titles
By _____ Deputy



DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS: (NOT TO SCALE)



- 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 Iron Monument

For the purposes of this plat, North line of the Northwest Quarter of the Southeast Quarter of Section 3, Township 31, Range 23 is assumed to have a bearing of South 88 degrees 31 minutes 42 seconds East.

