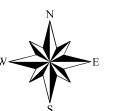


Case File No. 19-0054
Oakwood Ponds 4th Addition

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



OAKWOOD PONDS 4TH ADDITION

CITY OF BLAINE
COUNTY OF ANOKA
SEC. 1, TWP. 31, RGE. 23

KNOW ALL PERSONS BY THESE PRESENTS: That TEGL/AREP Oakwood, LP, a Minnesota limited partnership, owner of the following described property:

Outlot C and Outlot D, OAKWOOD PONDS 2ND ADDITION, according to the recorded plat thereof Anoka County, Minnesota Has caused the same to be surveyed and platted as OAKWOOD PONDS 4TH ADDITION and does hereby dedicate to the public for public use the public ways and the drainage and utility easements as shown on this plat.

In witness whereof said TEGL/AREP Oakwood, LP, a Minnesota limited partnership, has caused these presents to be signed by its proper officer this ____ day of _____, 20____

TEGL/AREP Oakwood, LP
By: TEG/AREP Land GP, LLC, General Partner

Benjamin N. Schmidt, Executive Vice President

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on _____ by Benjamin N. Schmidt, Executive Vice President of TEG/AREP Land GP, LLC, a Delaware limited liability company, General Partner of TEGL/AREP Oakwood, LP, a Minnesota limited partnership, on behalf of the partnership.

_____(Signed)
_____(Printed)
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. 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.

_____(Signed)
_____(Printed)
Notary Public, _____
My commission expires _____

CITY COUNCIL, CITY OF BLAINE, MINNESOTA

This plat of OAKWOOD PONDS 4TH ADDITION 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.

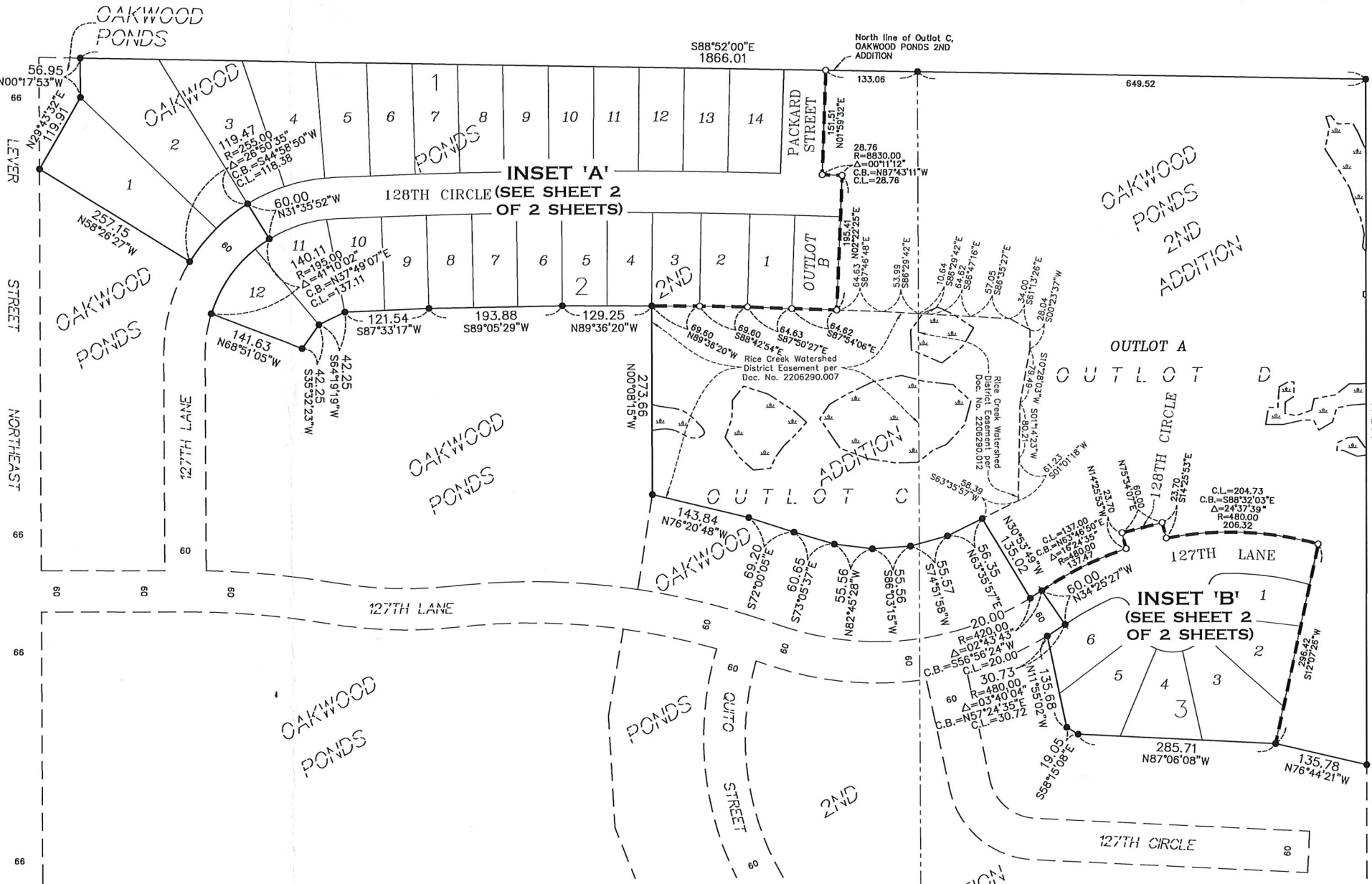
CITY COUNCIL, CITY OF BLAINE, MINNESOTA

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: _____
Charles F. Gitzen
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

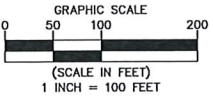
County of Anoka, State of Minnesota

I hereby certify that this plat of OAKWOOD PONDS 4TH ADDITION 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

- 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 5/8 inch by 14 inch Rebar marked with license number 40361
- Denotes existing wetlands, delineated by Kjelhaug Environmental Services Company in 2017



For the purposes of this plat, the North line of Outlot C, OAKWOOD PONDS 2ND ADDITION, is assumed to have a bearing of South 88 degrees 52 minutes 00 seconds East.

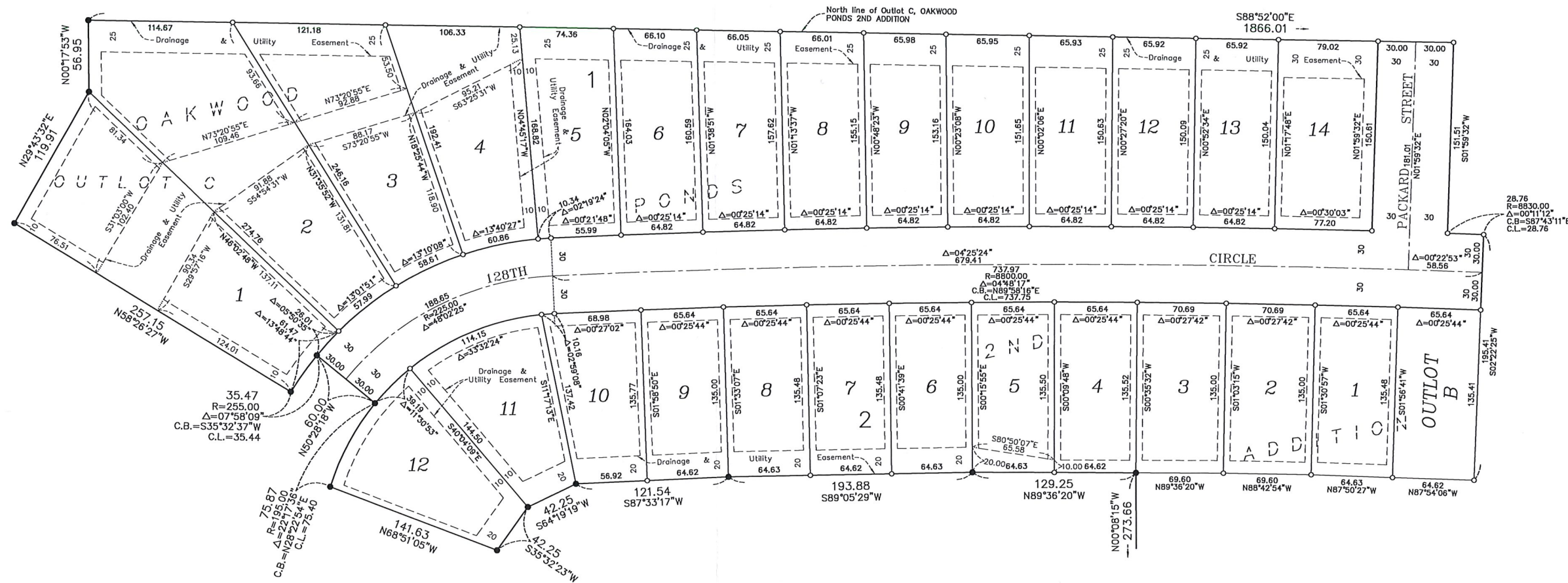


Carlson McCain
ENVIRONMENTAL • ENGINEERING • SURVEYING

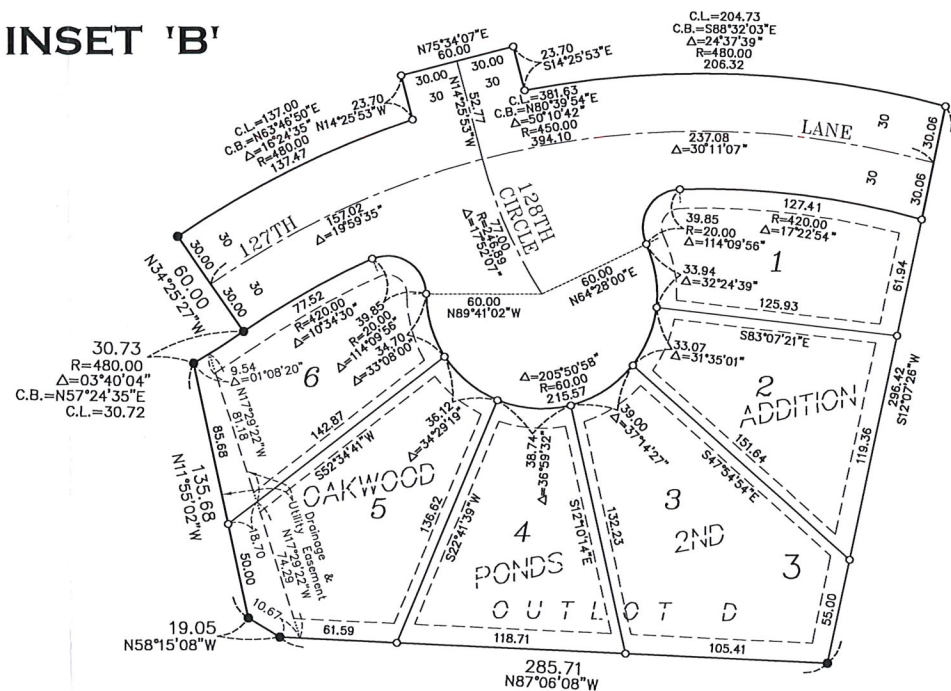
OAKWOOD PONDS 4TH ADDITION

CITY OF BLAINE
COUNTY OF ANOKA
SEC. 1, TWP. 31, RGE. 23

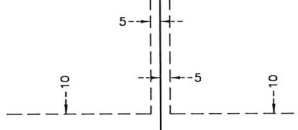
INSET 'A'



INSET 'B'



DRAINAGE AND UTILITY
EASEMENTS ARE SHOWN THUS:



being 5 feet in width, and adjoining side lot lines,
and 10 feet in width and adjoining right of way
lines and rear lot lines unless otherwise shown on
this plat.

- 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 5/8 inch by 14 inch Rebar marked with license number 40361

For the purposes of this plat, the North line of
Outlet C, OAKWOOD PONDS 2ND ADDITION, is
assumed to have a bearing of South 88
degrees 52 minutes 00 seconds East.

