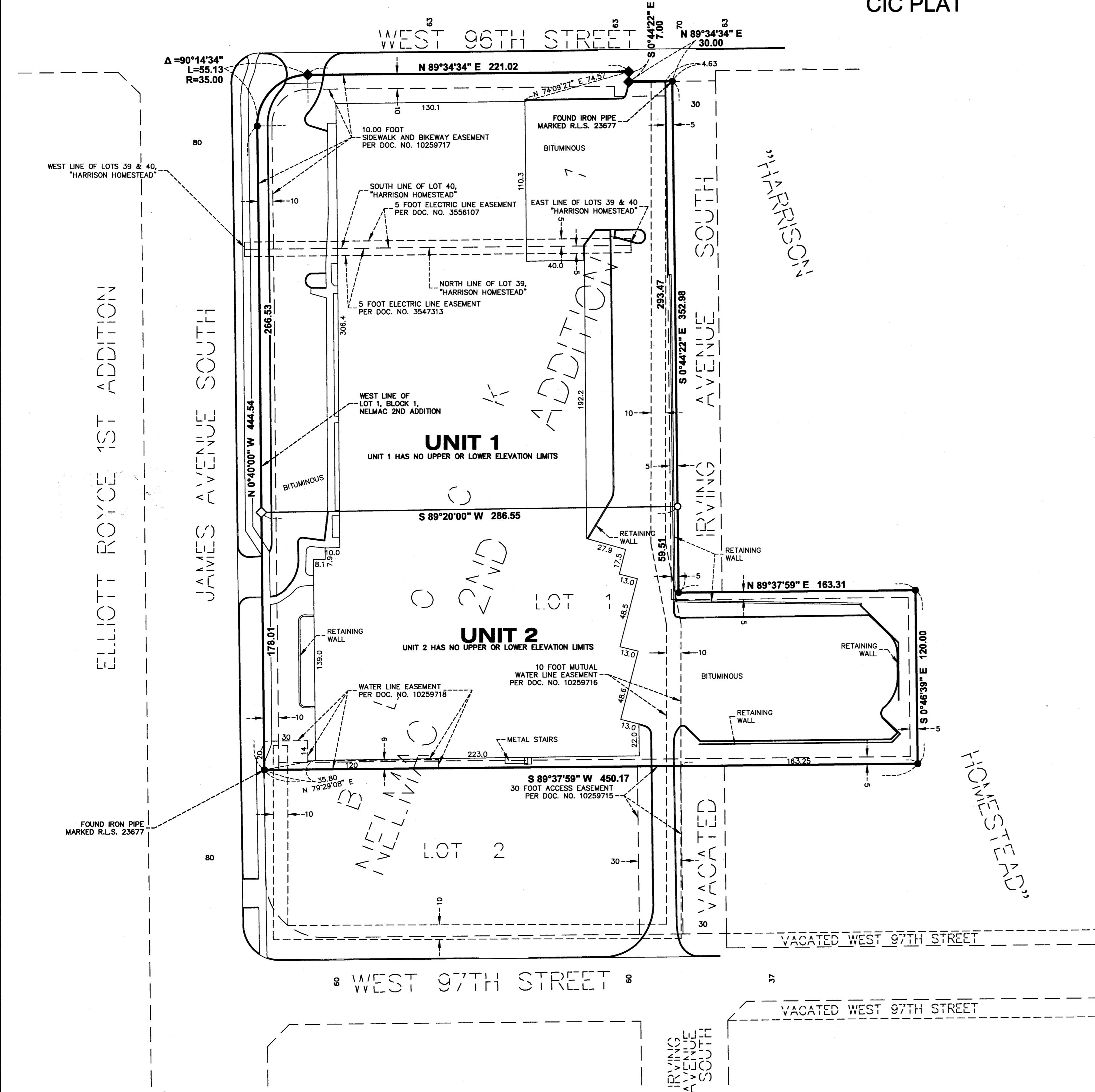


CIC NUMBER 2044
A CONDOMINIUM
9601 AND 9611 JAMES
CIC PLAT

This CIC PLAT is part of Declaration recorded as
Document No. 10348776
on this 25th day of August, 2016
Hennepin County Recorder



I, Thomas E. Hodorff, do hereby certify that the work was undertaken by or reviewed and approved by me for this CIC PLAT of CIC NUMBER 2044, a condominium, 9601 AND 9611 JAMES, being located upon:

Lot 1, Block 1, NELMAC 2ND ADDITION.

and that this CIC plat fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-1101C; and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Dated this 2nd day of August, 2016

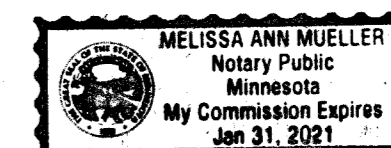
Thomas E. Hodorff
Thomas E. Hodorff, Licensed Land Surveyor
Minnesota License No. 23677

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 2nd day of August, 2016, by Thomas E. Hodorff, a Licensed Land Surveyor.

Melissa Mueller
Notary Public, Hennepin County, Minnesota
My Commission Expires 1-31-2021

Melissa Mueller
Printed Name



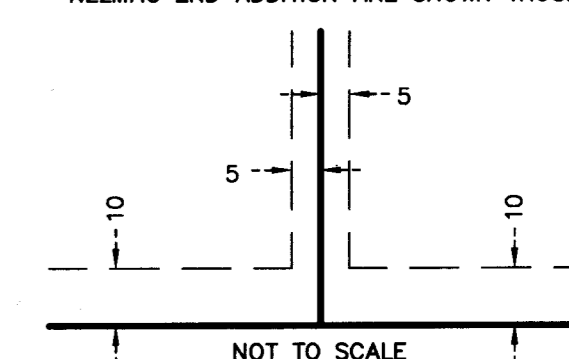
SURVEY DIVISION, Hennepin County, Minnesota

This CIC plat has been reviewed and is approved this 25th day of August, 2016

Chris F. Mavis, Hennepin County Surveyor

By *Chris F. Mavis*

DRAINAGE AND UTILITY EASEMENTS PER NELMAC 2ND ADDITION ARE SHOWN THUS:

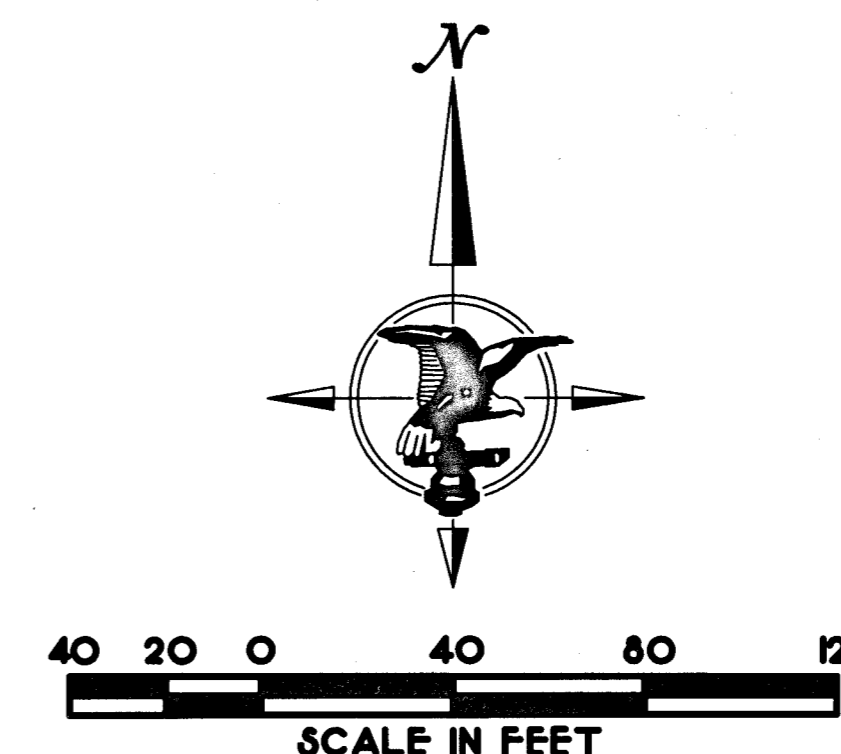


BEING 5 FEET IN WIDTH, ADJOINING LOT LINES, AND 10 FEET IN WIDTH, ADJOINING RIGHT OF WAY LINES, UNLESS OTHERWISE INDICATED.

- ◇ DENOTES SET "MAG" NAIL & DISK MONUMENT MARKED R.L.S. 23677.
- DENOTES SET IRON PIPE EVIDENCED BY 1/2" BY 14" IRON PIPE MARKED R.L.S. 23677
- DENOTES FOUND IRON PIPE MARKED R.L.S. 17256, UNLESS OTHERWISE SHOWN.
- ◆ DENOTES FOUND "MAG" NAIL & DISK MONUMENT MARKED R.L.S. 23677.

THE WEST LINE OF LOT 1, BLOCK 1, NELMAC ADDITION, IS ASSUMED TO HAVE A BEARING OF N 0°40'00" W

NOTE: THERE ARE NO UPPER OR LOWER ELEVATION LIMITS TO UNIT 1 OR UNIT 2.



16.084