

# BROOKSIDE TOWNHOMES

R.T. DOC. NO. \_\_\_\_\_  
C.R. DOC. NO. \_\_\_\_\_

KNOW ALL PERSONS BY THESE PRESENTS: That Baton Building Company, LLC., a Minnesota Limited Liability Company, fee owner, of the following described property situated in the County of Hennepin, State of Minnesota to wit:

Registered property

The East 102.2 feet of the West 1/2 of the Northeast Quarter of Section 20, Township 27, Range 24, lying Northerly of the Minneapolis, Northfield and Southern Railway, Hennepin County, Minnesota.

Together with:

The West 93.5 feet of East 195.7 feet of the West 1/2 of the Northeast Quarter of Section 20, Township 27, Range 24, lying Northerly of the Minneapolis, Northfield and Southern Railway, except the North 150 feet thereof, Hennepin County, Minnesota.

Together with:

Abstract property

That part of Lots 204 and 205, "WALESWOOD PARK", Hennepin County, Minnesota, described as follows:

Commencing at the northwest corner of said Lot 205, thence east along the north line of said lot a distance of 100 feet; thence south parallel to the west line of said Lots 204 and 205 a distance of 163.75 feet; thence west parallel to the north line of said Lot 205 a distance of 9.00 feet; thence south parallel to the west line of said Lot 204 to the south line of said Lot 204; thence southwesterly along said south line of Lot 204, a distance of 98.25 feet more or less, to the southwest corner of said Lot 204; thence north along the west line of said Lots 204 and 205 to the point of beginning.

Together with:

All that part of vacated Thomas Avenue as delineated and dedicated on "WALESWOOD PARK", according to the recorded plat thereof, Hennepin County, Minnesota lying north of the northerly right of way line of the Minneapolis, Northfield and Southern Railroad as monumented and traveled, and lying southerly of the westerly extension of the north line of Lot 205, said "WALESWOOD PARK".

And Randolph M. Zejdlik and Sheila S. Zejdlik, husband and wife, fee owners, of the following described property situated in the County of Hennepin, State of Minnesota to wit:

Registered property

North 150 feet of the West 93.5 feet of East 195.7 feet of West 1/2 of Northeast Quarter of Section 20, Township 27, Range 24, lying Northerly of the Minneapolis, Northfield and Southern Railway, Hennepin County, Minnesota.

Have caused the same to be surveyed and platted as BROOKSIDE TOWNHOMES and do hereby donate and dedicate to the public for public use forever the Street and also dedicate the drainage and utility easements as shown on the plat.

In witness whereof said Baton Building Company, LLC., a Minnesota Limited Liability Company, has caused these presents to be signed by its proper officer this 18th day of August, 2006.

Signed: BATON BUILDING COMPANY, LLC.

By: Randolph Zejdlik its PRESIDENT

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 18th day of August, 2006, by Randolph Zejdlik, PRESIDENT of Baton Building Company, LLC., a Minnesota Limited Liability Company, on behalf of the company.



Jeanne Rac Setnes  
Notary Public HENNEPIN County, Minnesota  
My Commission Expires 1-31-07

IN WITNESS WHEREOF said Randolph M. Zejdlik and Sheila S. Zejdlik, husband and wife, have hereunto set their hands this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

SIGNED: Randolph M. Zejdlik and Sheila S. Zejdlik.

Randolph M. Zejdlik  
RANDOLPH M. ZEJDLIK

Sheila S. Zejdlik  
SHEILA S. ZEJDLIK

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

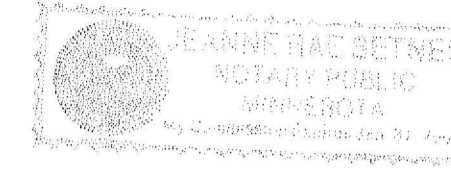
The foregoing instrument was acknowledged before me this 18th day of August, 2006, by Randolph M. Zejdlik, husband.



Jeanne Rac Setnes  
Notary Public HENNEPIN County, Minnesota  
My Commission Expires 1-31-07

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 18th day of August, 2006, by Sheila S. Zejdlik, wife.



Jeanne Rac Setnes  
Notary Public HENNEPIN County, Minnesota  
My Commission Expires 1-31-07

Have caused the same to be surveyed and platted as BROOKSIDE TOWNHOMES and do hereby donate and dedicate to the public for public use forever the Street and also dedicate the drainage and utility easements as shown on the plat.

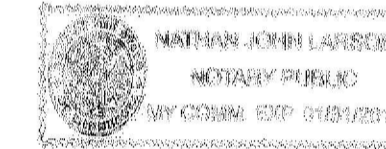
SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as BROOKSIDE TOWNHOMES; that this plat is a correct representation of said survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown or will be placed, as required by the local governmental unit; that the outside boundary lines are correctly designated on the plat, and that there are no wet lands as defined in Minnesota Statutes, Section 505.02, Subd. 1, to be designated.

John C. Larson  
John C. Larson, Professional Land Surveyor  
Minnesota License No. 19828

STATE OF MINNESOTA  
COUNTY OF DAKOTA

The foregoing Surveyor's Certificate was acknowledged before me this 18th day of AUGUST, 2006, by John C. Larson, Professional Land Surveyor.



Nathan John Larson  
Notary Public HENNEPIN County, Minnesota  
My Commission Expires 1-31-11

CITY COUNCIL OF BLOOMINGTON, MINNESOTA

This plat of BROOKSIDE TOWNHOMES was approved and accepted by the City Council of Bloomington, Minnesota, at a regular meeting thereof, held this \_\_\_\_\_ day of \_\_\_\_\_, 2006. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received by the City or the prescribed 30 day period has elapsed without receipt of such comments and recommendations, as provided by Minnesota Statutes, Section 505.03, Subdivision 2.

BY: \_\_\_\_\_, Mayor BY: \_\_\_\_\_, City Manager

TAXPAYER SERVICES DEPARTMENT, Hennepin County, Minnesota

I hereby certify that taxes payable in \_\_\_\_\_ and prior years have been paid for land described on this plat. Dated: this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

Jill Alverson, Hennepin County Auditor BY: \_\_\_\_\_, Deputy

SURVEY DIVISION, Hennepin County, Minnesota

Pursuant to MINN. STAT. Sec. 383B.565 (1989) this plat has been approved this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

William P. Brown, Hennepin County Surveyor BY: \_\_\_\_\_

REGISTRAR OF TITLES, Hennepin County, Minnesota

I hereby certify that the within plat of BROOKSIDE TOWNHOMES was filed in this office this \_\_\_\_\_ day of \_\_\_\_\_, 2006, at \_\_\_\_\_ o'clock \_\_\_\_\_ M.

Michael H. Cunniff, Hennepin County Registrar of Titles BY: \_\_\_\_\_, Deputy

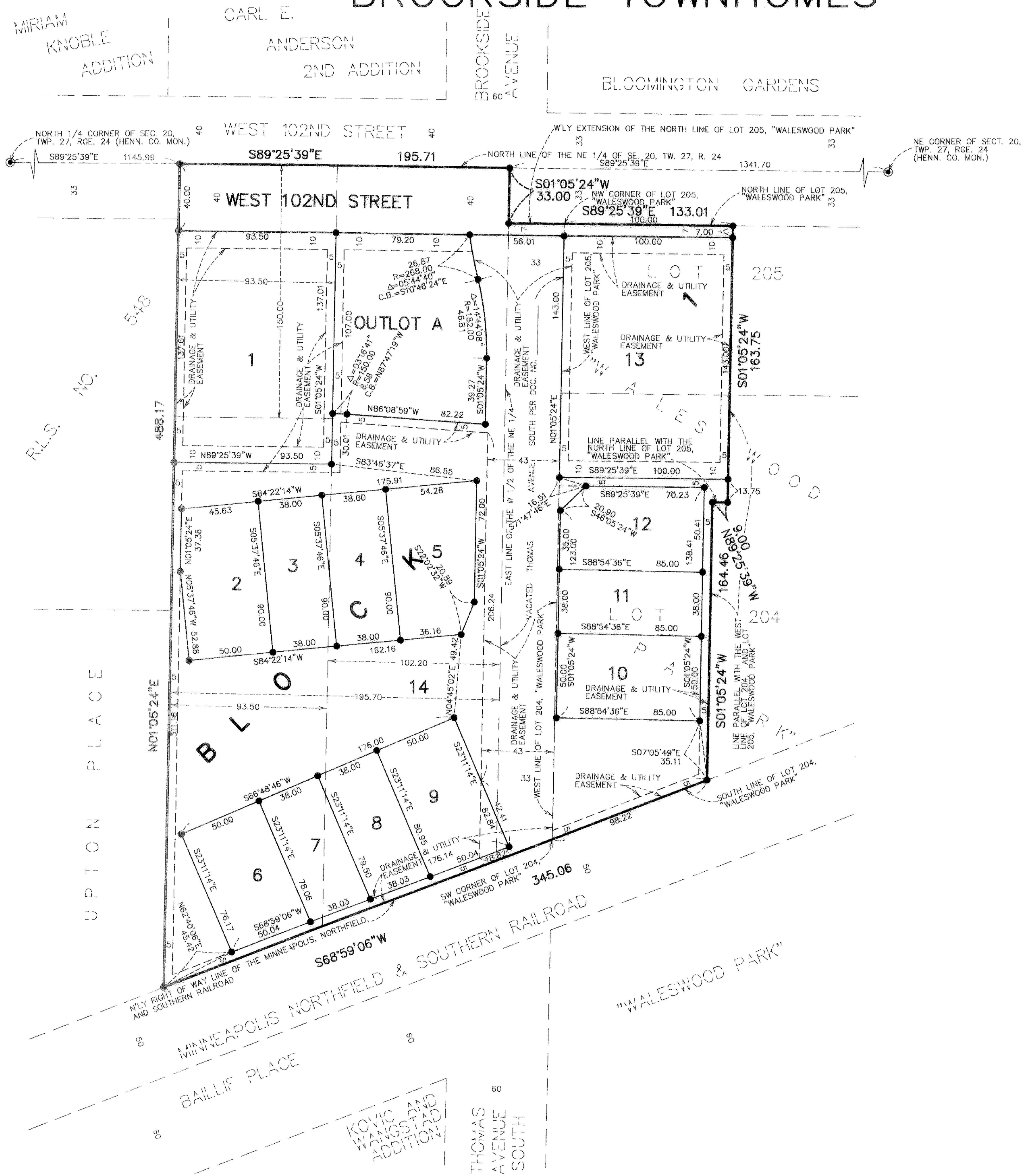
COUNTY RECORDER, Hennepin County, Minnesota

I hereby certify that the within plat of BROOKSIDE TOWNHOMES was filed for record in this office this \_\_\_\_\_ day of \_\_\_\_\_, 2006, at \_\_\_\_\_ o'clock \_\_\_\_\_ M.

Michael H. Cunniff, Hennepin County Recorder BY: \_\_\_\_\_, Deputy

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C.R. DOC. NO. \_\_\_\_\_



● DENOTES IRON MONUMENT.

BEARINGS ARE BASED ON THE NORTH LINE OF THE  
NORTHEAST QUARTER OF SECTION 20, TWP. 27, RGE. 24,  
WHICH IS ASSUMED TO HAVE A BEARING OF SOUTH 89°25'39"  
EAST.

MIRIAM  
KNOBLE  
ADDITION

CARL E.  
ANDERSON  
2ND ADDITION

BROOKSIDE  
AVENUE

BLOOMINGTON GARDENS

NORTH 1/4 CORNER OF SEC. 20,  
TWP. 27, RGE. 24 (HENN. CO. MON.)

WEST 102ND STREET

WEST 102ND STREET

OUTLOT A

LOT 13

LOT 12

LOT 11

LOT 10

LOT 9

LOT 8

LOT 7

LOT 6

LOT 5

LOT 4

LOT 3

LOT 2

LOT 1

LOT 14

MINNEAPOLIS NORTHFIELD & SOUTHERN RAILROAD

BAILLIF PLACE

THOMAS AVENUE SOUTH

KOVIC AND  
WANKOSTAD  
ADDITION