

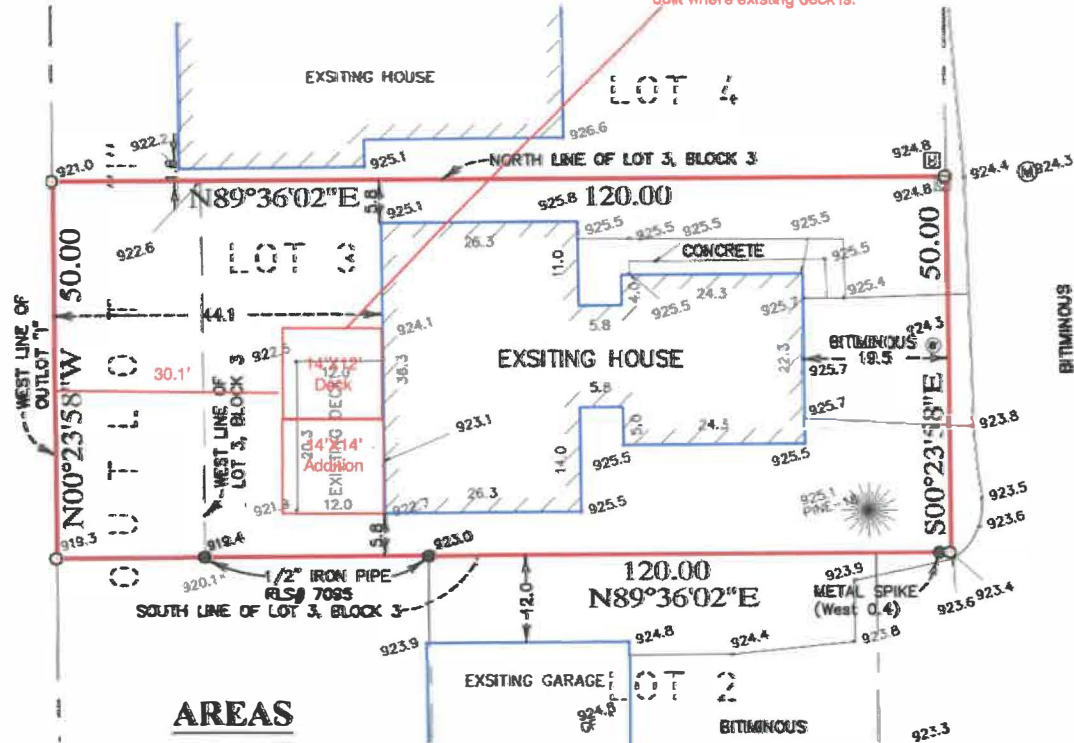
Proposed.

CERTIFICATE OF SURVEY

Property Address: #1152 Benton Way, Arden Hills, MN 55112

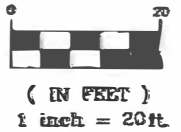
FOR: BILL GUELKER

12'X20.3" DECK TO BE REMOVED. A NEW 12'X14' DECK to the north as shown, and 14'X14' home addition to be built where existing deck is.



LEGEND

- DENOTES IRON MONUMENT FOUND
- DENOTES IRON MONUMENT SET
- ☒ DENOTES UTILITY BOX
- ⊗ DENOTES MISCELLANEOUS MANHOLE
- ⊗ DENOTES GATE VALVE
- ⊗ DENOTES FIRE HYDRANT
- x1011.2 DENOTES EXISTING ELEVATION.



LEGAL DESCRIPTION

Lot 3, Block 3, and that part of Outlot "1", all in HUNTERS PARK FOURTH ADDITION, Ramsey County, Minnesota, which lies northerly of the westerly extension of the southerly line of said Lot 3 and lies southerly of the westerly extension of the north line of said Lot 3.

NOTES

- BEARING'S SHOWN ARE ON ASSUMED DATUM.
- FIELD SURVEY COMPLETED 09/12/2021.
- ELEVATIONS ON ASSUMED DATUM.
- CONTRACTOR TO VERIFY HOUSE DIMENSIONS, AND SEWER AND BASEMENT DEPTHS.
- FINISHED GRADE 10 FEET FROM PROPOSED BUILDING SHALL BE 0.5 FEET LOWER THAN THE FINISHED GRADE AT THE BUILDING. - FINISHED GRADE ELEVATIONS ARE TO FINISHED SURFACE WITH TURF ESTABLISHMENT.
- CITY TO VERIFY ALL BUILDING SETBACKS.
- LEGAL DESCRIPTION PER INSPECTION OF TAX RECORDS AND REVIEW OF COUNTY 1/2 SECTION MAPS. NO TITLEWORK FURNISHED TO SURVEYOR. SURVEY SUBJECT TO REVISION UPON RECEIPT OF TITLEWORK.

AREAS

- TOTAL LOT AREA = 6,000 sq. ft. 0.13 acres
- EXISTING HOUSE = 1,626± SQ.FT.
- DECK = 244 SQ.FT.
- EX. CONCRETE & BITUMINOUS (WITHIN LOT) = 468± SQ.FT.

I hereby certify that this plan, survey or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Eric R. Vickaryous
ERIC R. VICKARYOUS

Rev. 09/27/21, legal description
Date: SEPT. 21ST, 2021 Reg. No. 44125

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NORTH

5 HWY 2 Yr 18'