

**ORDINANCE NO. 473  
2<sup>ND</sup> SERIES**

**AN ORDINANCE ANNEXING PROPERTY LOCATED EAST OF COUNTY STATE AID  
HIGHWAY 45 (JLJ DEVELOPMENT, LLC ) TO THE CORPORATE LIMITS OF THE CITY  
OF ALEXANDRIA**

**WHEREAS**, a majority of the property owners of the lands described below have petitioned the Alexandria City Council to annex this territory to the City of Alexandria, pursuant to Minnesota Statutes Section 414.033, Subdivision 5, and

**WHEREAS**, the property abuts upon the westerly boundary of the Alexandria City Limits along the easterly boundaries of the subject property, and

**WHEREAS**, the property is not presently part of any incorporated city, and

**WHEREAS**, the property consists of platted and unplatted land in LaGrande Township, Douglas County, containing approximately 41.34 acres in nine (9) parcels owned by seven (7) property owners, and

**WHEREAS**, the Alexandria City Council finds that the property is suburban in character by surrounding development and usage and is not currently served by municipal water services, and

**WHEREAS**, the City of Alexandria has conducted the hearing required under Minnesota Statutes Section 414.033, Subd. 5, and

**WHEREAS**, the City of Alexandria has received a Waiver of Objection to Annexation Petition from LaGrande Township,

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ALEXANDRIA HEREBY ORDAINS:**

**SECTION I:** That the Corporate Limits of the City of Alexandria are hereby extended to include land as described and the same is hereby annexed and included within the City.

**SECTION II:** That the territory to be annexed is described as:

Lots 1 through 7, Block One, "West Willow Park", along with the platted road contained in said plat, (AC 21.84)

and

E 30' OF THE SW4SW4 EX .02 AC FOR HIGHWAY. (AC .89)

and

W 25 AC OF SE4SW4 EXCEPT THE LANDS DESCRIBED IN THOSE CERTAIN DOCUMENTS RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER AS DOCUMENT NUMBER 86950 (2.0 AC), DOCUMENT NUMBER 116701 (2.9 AC), AND DOCUMENT NUMBER 25908 (0.49 AC) AND EXCEPT THAT PARCEL CONVEYED TO DENNIS L. BARTHLE AND LILLY BARTHLE AND FILED IN BOOK 106 OF DEEDS, PAGE 136 (1.0 AC), all of which documents are attached to and made a part of this ordinance (AC 18.61).

**SECTION III:** That the City Clerk is directed to file copies of this ordinance with State of Minnesota, the Douglas County Auditor and the LaGrande Township Board of Supervisors.


SECTION IV: This Ordinance shall be in full force and effect from and after its passage, publication and approval by the State of Minnesota.

**ADOPTED** by the City Council of the City of Alexandria, Minnesota, this 27<sup>th</sup> day of August, 2001, by the following vote:

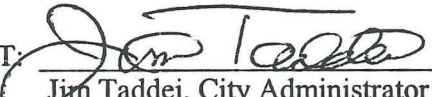
YES: **KALPIN, RADIL, BENSON**

NO: **NONE**

ABSENT: **WEISEL, FRANK**

  
\_\_\_\_\_  
H. Dan Ness, Mayor

ATTEST:

  
\_\_\_\_\_  
Jim Taddei, City Administrator

45

FILED NOV 16 '87 AT 12:30 P.M.

86950

DARLENE CHERMAK, COUNTY RECORDER

Form No. 5-M-WARRANTY DEED

Minnesota Uniform Conveyancing Blanks (1978)

BEWALD PUBLISHING CO., NEW ULM, MINN.

Individual (s) to Joint Tenants

No delinquent taxes and transfer entered; Certificate of Real Estate Value ( ) filed (  ) not required Certificate of Real Estate Value No.

November 16, 1987

*William J. Johnson*  
County Auditor

by \_\_\_\_\_ Deputy

OFFICE OF COUNTY RECORDER } ss  
County of Douglas, Minn.

MICROFILMED

I hereby certify that the within instrument was filed in this office for record on the 16th day of Nov A.D. 1987 at 12:30 o'clock P.M. and was duly recorded as

Doc. No. 86950

County Recorder

STATE DEED TAX DUE HEREON: \$ 1.65

Date: November 16, 1987

*grantee 417 West 1st Ave  
1110 Alex*  
(reserved for recording data)

FOR VALUABLE CONSIDERATION, Lester E. Lybeck and Lillian L. Lybeck, husband and wife, Grantor (s),

(marital status)

hereby convey (s) and warrant (s) to Anthony W. Primus and Lynette A. Primus, Grantees as joint

tenants, real property in Douglas County, Minnesota, described as follows:

An undivided one-half interest in and to the North 417.4 feet of the West 208.7 feet of the East 703.75 feet of the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$ ), Section 13, Township 128, Range 38.

The total consideration of this transfer of property is \$500.00 or less.

(if more space is needed, continue on back)

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

easements, roads and restrictions of record, or in existence, if any.

*Nov. 17, 1987 No 87-1460*  
Deed Tax of *1.65 + 19 fee*  
Paid to DOUGLAS COUNTY *500*  
*A.C. Olsen*  
A.C. OLSEN, COUNTY TREASURER

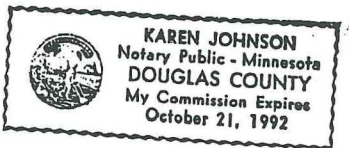
*Lester E. Lybeck*  
Lester E. Lybeck

*Lillian L. Lybeck*  
Lillian L. Lybeck

STATE OF MINNESOTA }  
COUNTY OF DOUGLAS } ss.

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of November, 1987, by Lester E. Lybeck and Lillian L. Lybeck, husband and wife, Grantor (s).

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)



*Karen Johnson*  
SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

Tax Statements for the real property described in this instrument should be sent to (include name and address of Grantee):

Mr. and Mrs. Lester Lybeck  
1118 Irving  
Alexandria, MN 56308

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS):

GAFFANEY & VELDE LAW FIRM, LTD.  
1118 Broadway  
Alexandria, MN 56308

7-0637-000  
SEP 05 2001

REC'D BY  
MMB

FILED DEC 17 '91 AT 1:10 P.M.

116701

REC'D BY  
MMB

SEP 05 2001

DARLENE CHERMAK, COUNTY RECORDER

QUITCLAIM DEED

THIS INDENTURE, made this 11<sup>th</sup> day of December, 1991 between the Administrator of the SMALL BUSINESS ADMINISTRATION, an Agency created by an Act of Congress (Small Business Act, 72 Stat. 384, as amended) with its principal office in Washington, D. C., and a District Office in the City of Minneapolis, Minnesota, party of the first part and EUGENE K. KARNIS, an individual, party of the second part,

WITNESSETH, that the said party of the first part, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, Quitclaim, and Convey unto the said party of the second part, his successors and assigns, forever, the tract(s) or parcel(s) of land lying and being in the County of Douglas, State of Minnesota, described as follows, to-wit:

See attached description

TO HAVE AND TO HOLD THE SAME, together with all the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to the said party of the second part, his successors and assigns, forever.

IN TESTIMONY WHEREOF, the said party of the first part has

Taxes paid and transfer entered  
this 17 day of December 1991  
[Signature]  
County Auditor

REC'D BY  
MMB SEP 05 2001

caused these presents to be executed in his name by Melvin B. Aanerud, Chief, PM Division at the Minneapolis District Office on the day and year first above written.

EXEMPT FROM DEED TAX  
See MS 287.22F

ADMINISTRATOR OF THE  
SMALL BUSINESS ADMINISTRATION

By Melvin B. Aanerud  
Melvin B. Aanerud, Chief, PM Div.

STATE OF MINNESOTA  
SS:  
COUNTY OF HENNEPIN

On this 11th day of December, 1991, before me a Notary Public, within and for said County and State, personally appeared Melvin B. Aanerud, to me known to be the person who executed the foregoing instrument on behalf of the Administrator of the Small Business Administration, who, being by me duly sworn, did say that he is Chief of PM Division at the Minneapolis District Office of the Small Business Administration; that said instrument was executed on behalf of the Administrator of the Small Business Administration pursuant to the authority contained in 13 C.F.R. 101.3-2 and said Melvin B. Aanerud acknowledged said instrument to be his free and voluntary act and deed.



Alice H. Laughlin  
Notary Public, Hennepin County, MN.  
My Commission Expires 2-22-95

THIS INSTRUMENT WAS DRAFTED BY:

SMALL BUSINESS ADMINISTRATION  
100 NORTH SIXTH STREET  
MINNEAPOLIS, MN. 55403

MN Form 19 (6-71)

OFFICE OF COUNTY RECORDER  
County of Douglas, Minn. } **RECORDED**

I hereby certify that the within instrument was filed in this office for record on the 17th day of Dec A.D. 19 91 at 1:00 o'clock P.M. and was duly recorded as

Doc. No. 116701

County Recorder

FILED DEC 17 '91 AT 1:18 P.M.

116701

DARLENE CHERMAK, COUNTY RECORDER

REC'D BY  
MMB  
SEP 05 2001

A part of the Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4), Section Thirteen (13), Township One Hundred Twenty-eight (128) North, Range Thirty-eight (38) West of the 5th P.M., being more particularly described as follows, to wit: To find the point of beginning commence at the Northwest corner of said SE 1/4 SW 1/4; thence on a record bearing N89°59'01"E and along the North line of said SE 1/4 SW 1/4 a distance of 110.03 ft. to the point of beginning; thence from the point of beginning and leaving the North line of said SE 1/4 SW 1/4 bearing S01°02'24" W and parallel with the West line of said SE 1/4 SW 1/4 a distance of 197.43 ft.; thence S89°50'50" E 108.29 ft.; thence S00°09'10"W 66.0 ft.; thence S89°50'50"E 408.39 ft. to the intersection with the West line of that certain 2.0 acre tract recorded as Document No. 22733, County Recorder Office, Douglas County, Minnesota; thence N01°01'10"E and along the West line of said 2.0 acre tract 263.78 ft. to the intersection with the North line of said SE 1/4 SW 1/4; thence S89°59'01"W and along said North line 517.59 ft. to the point of beginning and containing 2.9 acres more or less, subject to the existing easement for County State Aid Highway No. 82; also reserving an easement for ingress and egress purposes only over and across a part of said SE 1/4 SW 1/4; said easement being a strip of land 16.0 ft. in width and lying 8.0 ft. on each side of the following described line, to wit: Beginning at a point which is N89°50'50"W a distance of 8.0 ft. from the Southwesterly most corner of the above described tract; thence from the point of beginning S89°50'50"E 116.29 ft.; thence Northeasterly and following along the center line of the existing driveway a distance of 200.0 ft. more or less to the intersection with the North line of said SE 1/4 SW 1/4 and there terminating. Reserving unto grantors, their heirs and assigns, a 40-foot easement for ingress and egress from County State Aid Highway No. 82 over and across the traveled road as it now exists or as it may in the future be platted or relocated.

27-0639-006

REC'D BY  
MMB

SEP 05 2001

Warranty Deed  
Individual to Joint Tenants  
FILED MAY 9 '77 AT 10: A.M.

Form No. 5-M  
25908

Miller-Davis Co., Minneapolis  
Minnesota Uniform Conveyance Blanks (Revised 12/69)  
IRENE BUNDY, COUNTY RECORDER

This Indenture, Made this 4th day of April, 1977,  
between Arthur H. Fischer and Emma Fischer, his Wife,

of the County of Douglas and State of Minnesota parties  
of the first part, and Jerry L. Anderson and Barbara Anderson, his Wife,  
Douglas and State of Minnesota parties of the second part,

Witnesseth, That the said parties of the first part, in consideration of the sum of One  
Dollar and Other Good and Valuable Consideration----- DOLLARS,  
to them in hand paid by the said parties of the second part, the receipt whereof is hereby acknowl-  
dged, do hereby Grant, Bargain, Sell, and Convey unto the said parties of the second part as joint  
tenants and not as tenants in common, their assigns, the survivor of said parties, and the heirs and  
assigns of the survivor, Forever, all the tract or parcel of land lying and being in the County of  
Douglas and State of Minnesota, described as follows, to-wit:

A part of the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$ ), Sec-  
tion Thirteen (13), Township One Hundred Twenty-eight (128) North, Range  
Thirty-eight (38) West of the 5th P.M., being more particularly described  
as follows, to-wit: Beginning at the Northwest corner of said SE $\frac{1}{4}$ SW $\frac{1}{4}$ ;  
thence on a record bearing S 01 degree 02'24"W and along the West line  
of said SE $\frac{1}{4}$ SW $\frac{1}{4}$  a distance of 195.4 ft.; thence leaving said West line  
bearing S 89 degrees 50'50"E 110.0 ft.; thence N 01 degree 02'24"E and  
parallel with the West line of said SE $\frac{1}{4}$ SW $\frac{1}{4}$  a distance of 197.43 ft. to  
the intersection with the North line of said SE $\frac{1}{4}$ SW $\frac{1}{4}$ ; thence S 89 degrees  
59'01"W and along said North line 110.03 ft. to the point of beginning  
and containing 0.49 acres more or less, subject to the existing easement  
for County State Aid Highway No. 82; also granting and reserving an  
easement for ingress and egress purposes only over and across a part of  
said SE $\frac{1}{4}$ SW $\frac{1}{4}$ , said easement being a strip of land 16.0 ft. in width and  
lying 8.0 ft. on each side of the following described line, to-wit: Be-  
ginning at a point which is N 89 degrees 50'50"W a distance of 8.0 ft.  
from the Southeast corner of the above described tract; thence from the  
point of beginning S 89 degrees 50'50"E 116.29 ft.; thence Northeasterly  
and following along the center line of the existing driveway a distance  
of 200.0 ft. more or less to the intersection with the North line of said  
SE $\frac{1}{4}$ SW $\frac{1}{4}$  and there terminating.

DEF. TAX  
5-9-77  
\$1.70

To Have and to Hold the Same, together with the rights and appurtenances thereto,  
unto the said parties of the second part, their assigns, the survivors of them, and the heirs and assigns of the survivor of them, forever,  
And the said Arthur H. Fischer and Emma Fischer, his Wife,

do hereby certify that they are the parties of the first part, and that they are the parties of the second part,  
and that they have executed this Indenture as their free and voluntary act and deed, and that they are the parties of the first part,  
and that they have executed this Indenture as their free and voluntary act and deed, and that they are the parties of the second part,

This Indenture, Made this 1st day of July, 1971

between Arthur H. Fischer and Emma Fischer, his wife,

of the County of Douglas and State of Minnesota, parties of the first part, and Dennis L. Barthle and Lilly Barthle, his wife,

of the County of Douglas and State of Minnesota, parties of the second part,

Witnesseth, That the said parties of the first part, in consideration of the sum of ONE DOLLAR and other consideration-----DOLLARS, to them in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, do hereby Grant, Bargain, Sell, and Convey unto the said parties of the second part as joint tenants and not as tenants in common, their assigns, the survivor of said parties, and the heirs and assigns of the survivor, Forever, all the tract or parcel of land lying and being in the County of Douglas and State of Minnesota, described as follows, to-wit:

REC'D BY MMB SEP 05 2001

To find the point of beginning commence at the Northwest corner of the Southeast Quarter of the Southwest Quarter (SE1/4SW1/4) of Section Thirteen (13), Township One Hundred Twenty-eight (128), Range Thirty-eight (38), and 650.0 feet South of the center of County Road No. 82, which is the point of beginning, thence South 210 feet, thence East 207 feet, thence North 210 feet, thence West 207 feet to the point of beginning, containing 1.0 acre more or less; reserving unto grantors, their heirs and assigns, a 40-foot easement along the East line of said tract for street purposes.

State transfer tax \$2.20



To Have and to Hold the Same, Together with all the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to the said parties of the second part, their assigns, the survivor of said parties, and the heirs and assigns of the survivor, Forever, the said parties of the second part taking as joint tenants and not as tenants in common.

And the said parties of the first part, for themselves, their heirs, executors and administrators do covenant with the said parties of the second part, their assigns, the survivor of said parties, and the heirs and assigns of the survivor, that they are well seized in fee of the lands and premises aforesaid and have good right to sell and convey the same in manner and form aforesaid, and that the same are free from all incumbrances,

And the above bargained and granted lands and premises, in the quiet and peaceable possession of the said parties of the second part, their assigns, the survivor of said parties, and the heirs and assigns of the survivor, against all persons lawfully claiming or to claim the whole or any part thereof, subject to incumbrances, if any, hereinbefore mentioned, the said parties of the first part will Warrant and Defend.

In Testimony Whereof, The said parties of the first part have hereunto set their hands the day and year first above written.

In Presence of [Signatures]

[Signatures of Arthur H. Fischer and Emma Fischer]



COUNTY STATE AID HIGHWAY NO. 82

C.S.A.H. 45

WEST

TURNING LEAF LANE

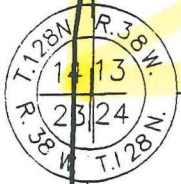
WILLOW

PARK



BLOCK ONE

CORPORATE LIMITS

Fairgrounds



RECEIVED  
APR 16 2001

 = City Limits  
 = AREA OF ANNEXATION