

525980

RESOLUTION OF ANNEXATION

WHEREAS, Sec. 40-51.2-07 of the North Dakota Century Code permits annexation by resolution of the governing body of any municipality, and

WHEREAS, the City Council of the City of Grand Forks, North Dakota, desires to annex said hereinafter described territory to the City of Grand Forks for the following reasons: The territory is contiguous to the City of Grand Forks, and its proposed annexation will contribute to and facilitate the natural and orderly growth and development of both the city and the territory proposed to be annexed; will facilitate and contribute proper and orderly layout, design and construction of streets, gutters, sidewalks, watermains, sanitary and storm water sewers and drainage facilities both within the city and within the territory proposed to be annexed; and will provide and facilitate proper overall planning and zoning of land and subdivision of lands in said city and said territory in a manner most conducive to the welfare of said city and said territory.

NOW, THEREFORE, IT IS HEREBY RESOLVED, that the following described territory is hereby annexed to the City of Grand Forks, North Dakota, together with the full width of all platted streets and public rights-of-way contiguous thereto, to-wit:

All of Shadyridge Estates First Addition, Grand Forks County, North Dakota, including a replat of Lots 13 and 14, Block 1 of said addition; all of Shadyridge Estates Second Addition, Grand Forks County, North Dakota; all of Shadyridge Estates Third Addition, Grand Forks County, North Dakota; all of Shadyridge Estates Fourth Resubdivision, Grand Forks County, North Dakota (Said resubdivision includes a portion of vacated Lot 1 and replats all of Lots 2 and 3, Block 1, Shadyridge Estates First Addition); all of Shadyridge Estates Fifth Resubdivision, Grand Forks County, North Dakota (Said resubdivision includes and replats Lot 15, Block 1, Shadyridge Estates First Addition); an unplatted portion of Section 26, Township 151 North, Range 50 West of the 5th Principal Meridian, more specifically described as a 140 foot wide strip of land lying north of and adjoining the northern most

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east-west segment of Shadyridge Court as platted in said Shadyridge Estates First Addition and located between said Shadyridge Estates Third Addition and Fourth Resubdivision; a 140 foot wide strip of land lying south of, west-southwest of, and west of and adjoining Adams Drive as platted in said Shadyridge Estates First and Second Additions and located between the west line of said Section 26 and the westerly extension of the south line of said Shadyridge Estates Fifth Resubdivision; and a 189.5 foot wide strip of land lying north of and adjoining the north line of the northwest quarter of the southwest quarter of said Section 26 and located between the west line of said Section 26 and the west line of said Shadyridge Estates Third Addition; and

An unplatted portion of the southeast quarter of the northeast quarter and the northeast quarter of the southeast quarter of Section 27, Township 151 North, Range 50 West of the 5th Principal Meridian, more specifically described as a 180 foot wide strip of land lying south of and adjoining the north line of said northeast quarter of the southeast quarter less the westerly 33 feet thereof previously annexed as a portion of the Belmont Road right-of-way and including a 189.5 foot wide strip of land lying north of and adjoining the south line of said southeast quarter of the northeast quarter less the westerly 50 feet thereof previously annexed as a portion of the Belmont Road right-of-way. (Said strip includes the southerly 22.2 feet of Lot 17 and all of Lot 18, Extension of Block No. 2 of the plat of Anderson's Subdivision Extension of Blocks 1, 2, and 3 and the 15 foot wide alley lying east of and adjoining said lots);

All of the above mentioned additions and resubdivisions are of record at the Grand Forks County Register of Deeds Office except for Shadyridge Estates Third Addition and Shadyridge Estates Fifth Resubdivision, which is as submitted to the Grand Forks City Planning and Zoning Commission and Grand Forks City Council for preliminary approval and of which are described as follows:

Shadyridge Estates Third Addition:

That part of Government Lots 4 and 5 of Section 26, Township 151 North, Range 50 West of the 5th Principal Meridian, Grand Forks County, North Dakota, described as follows:

Commencing at the southwest corner of said Government Lot 5; thence on an assumed bearing of north 00 degrees 28 minutes 28 seconds west along the west line of said Government Lot 5 a distance of 50.00 feet to the north line of the westerly extension of

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Adams Drive as shown on the plat of Shadyridge Estates First Addition on file and of record in the Office of the Register of Deeds, Grand Forks County, North Dakota; thence south 89 degrees 51 minutes 18 seconds east along said north line a distance of 35.55 feet to the point of beginning; thence continuing south 89 degrees 51 minutes 18 seconds east along said north line a distance of 2025.03 feet; thence north 00 degrees 21 minutes 20 seconds west a distance of 188.31 feet; thence north 24 degrees 01 minutes 20 seconds west a distance of 556.67 feet; thence north 67 degrees 59 minutes 29 seconds west a distance of 144.87 feet; thence south 57 degrees 17 minutes 22 seconds west a distance of 128.39 feet; thence northwesterly a distance of 49.39 feet along a tangential curve concave to the southwest having a radius of 100.80 feet, a central angle of 28 degrees 04 minutes 26 seconds and a chord bearing of north 38 degrees 03 minutes 27 seconds west; thence north 48 degrees 19 minutes 28 seconds east a distance of 83.19 feet; thence north 04 degrees 01 minutes 32 seconds west a distance of 200.00 feet; thence north 33 degrees 47 minutes 30 seconds west a distance of 415 feet more or less to the southerly bank of the Red River of the North; thence northwesterly along said southerly bank a distance of 350 feet more or less; thence south 88 degrees 52 minutes 32 seconds west a distance of 1000 feet more or less to the west line of a tract conveyed by Quite Claim Deed, Document Number 295539, Book 191 of Deeds, Page 271, recorded in the Grand Forks County Register of Deeds Office; thence south 00 degrees 26 minutes 49 seconds west along said west line a distance of 1414.73 feet to the point of beginning. Containing 55.46 acres more or less;

Shadyridge Estates Fifth Addition:

Lot 15, Block 1 of Shadyridge Estates First Addition to the City of Grand Forks, according to the recorded plat thereof on file and of record in the Office of the County Register of Deeds, Grand Forks County, North Dakota, and an unplatted tract being part of the southwest quarter of the southeast quarter of Section 26, Township 151 North, Range 50 West of the 5th Principal Meridian, Grand Forks County, North Dakota, described as follows:

Beginning at the northwest corner of the southwest quarter of the southeast quarter of said Section 26; thence on a platted bearing of south 89 degrees 46 minutes 28 seconds east along the north line of the southwest quarter of the southeast quarter a distance of 429.00 feet to the west line of Oakwood Addition to the City of Grand Forks, according to the recorded plat thereof on file and of

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record in the Office of the Register of Deeds, Grand Forks County, North Dakota; thence south 04 degrees 27 minutes 45 seconds east along said west line of Oakwood Addition and its southerly extension a distance of 772.56 feet; thence north 89 degrees 46 minutes 28 seconds west a distance of 485.93 feet to the east line of Adams Drive; thence north 00 degrees 14 minutes 14 seconds west along the east line of Adams Drive a distance of 770.00 feet to the point of beginning. Containing 8.09 acres more or less. Total area of resubdivision being 11.75 acres more or less.

Refer to attached map for individual parcel areas and total area of all parcels.

All of the above is as per attached map titled Shadyridge Estates and Unplatted Property Annexation Summary, which is by reference made a part hereof.

BE IT FURTHER RESOLVED, that on the 5th day of August, 1996, at 7:30 o'clock p.m. in the City Hall Council Chambers in the City of Grand Forks, State of North Dakota, hearing will be held by the Grand Forks City Council for the purpose of hearing and determination of sufficiency of any protest to the proposed annexation. Any person or firm owning any real property within the herein described territory may file with the City Auditor of the City of Grand Forks, within thirty (30) days of the first publication of this resolution, written protest to contain the interested party's name and address, the legal description of the property owned, the date the property was acquired, and the reason for the protest.

IT IS FURTHER RESOLVED, that the City Auditor is hereby authorized and directed to cause a copy of this resolution to be published twice in the Grand Forks Herald, the official newspaper, the first publication to be at least thirty (30) days prior to the date herein set for the hearing.

IT IS FURTHER RESOLVED, that in the absence of protests filed by the owners of more than one-fourth of the hereinbefore described territory proposed to be annexed as of the

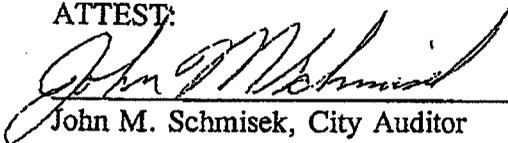
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date of the adoption of this resolution, the said territory shall be included within and shall become a part of the City of Grand Forks, North Dakota, and a copy of this resolution with an accurate map of the annexed area, certified by the Mayor of the City of Grand Forks, shall be filed and recorded by the City Auditor with the Register of Deeds in and for Grand Forks County, North Dakota, and shall become effective at the time and manner set forth by the statutes made and provided except for that portion of the hereinbefore described property lying easterly of the coulee of which the effective time and manner shall be January 1, 2014.

Adopted and approved this 17th day of June, 1996.


MICHAEL POLOVITZ, MAYOR

ATTEST:


John M. Schmisek, City Auditor

First publication on the 25th day of June, 1996.

(June 25 and July 2, 1996)

h# 224



Mary Ann Sunderson
REGISTER OF DEEDS

MARY ANN SUNDERSON

recorded as Doc. No. 525980
I and was duly

on SEP 09 1996
I hereby certify that the within instru-
ment was filed in this office for record

REGISTER OF DEEDS
COUNTY OF GRAND FORKS
STATE OF NORTH DAKOTA

6-447
7-35
1-43
7-11
7-70
11

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4-282

6-447

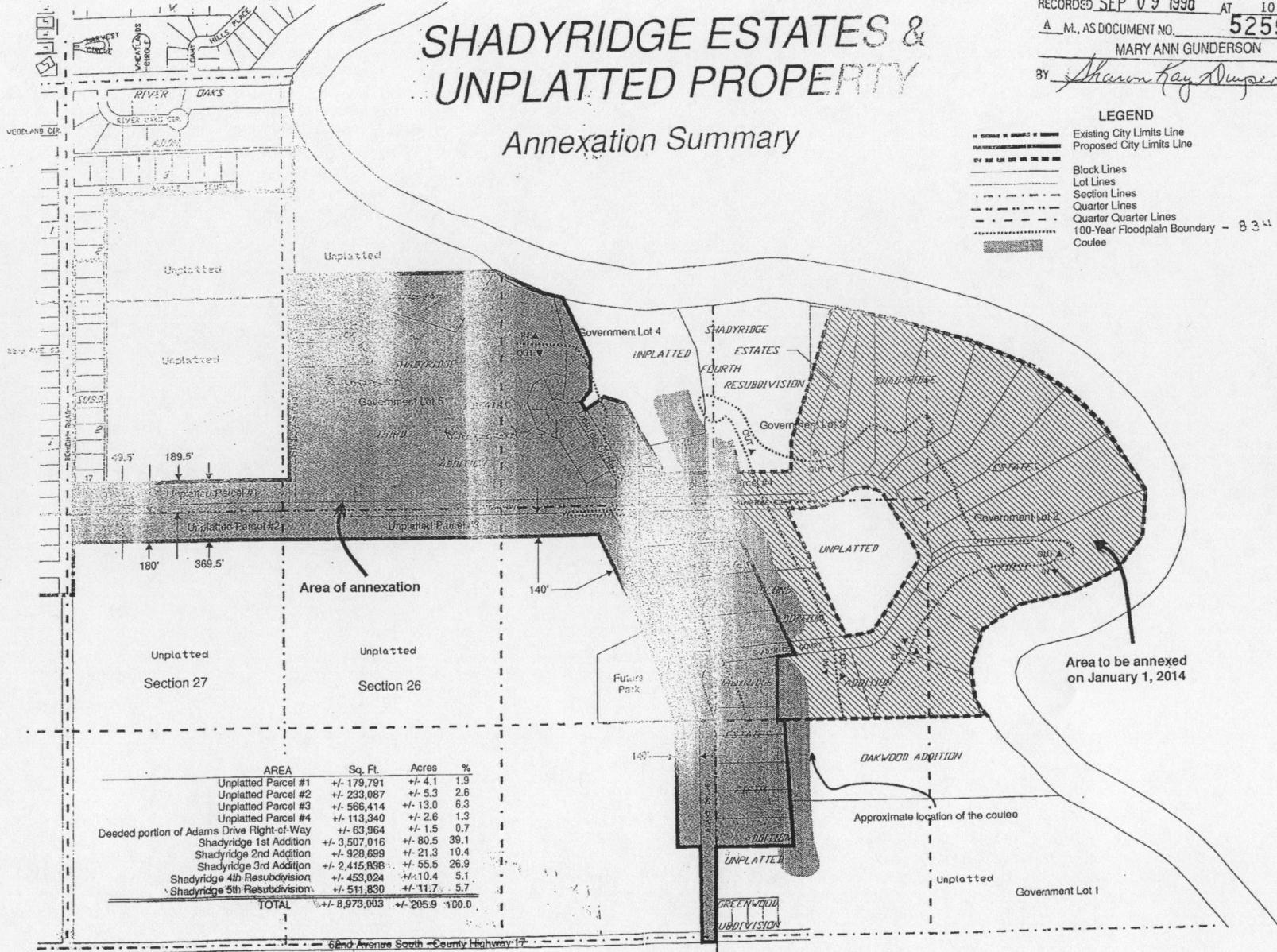
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SHADYRIDGE ESTATES & UNPLATTED PROPERTY

Annexation Summary

STATE OF NORTH DAKOTA, GRAND FORKS COUNTY, SS
 RECORDED SEP 09 1996 AT 10:30 O'CLOCK
 A. M., AS DOCUMENT NO. 525980
 MARY ANN GUNDERSON REGISTER OF DEEDS
 BY *Sharon Kay Dwyer* DEPUTY

- LEGEND**
- Existing City Limits Line
 - Proposed City Limits Line
 - Block Lines
 - Lot Lines
 - Section Lines
 - Quarter Lines
 - Quarter Quarter Lines
 - 100-Year Floodplain Boundary - 83' Contour
 - Coulee



AREA	Sq. Ft.	Acres	%
Unplatted Parcel #1	+/- 179,791	+/- 4.1	1.9
Unplatted Parcel #2	+/- 233,087	+/- 5.3	2.6
Unplatted Parcel #3	+/- 566,414	+/- 13.0	6.3
Unplatted Parcel #4	+/- 113,340	+/- 2.6	1.3
Deeded portion of Adams Drive Right-of-Way	+/- 63,964	+/- 1.5	0.7
Shadyridge 1st Addition	+/- 3,507,016	+/- 80.5	39.1
Shadyridge 2nd Addition	+/- 928,699	+/- 21.3	10.4
Shadyridge 3rd Addition	+/- 2,415,838	+/- 55.5	26.9
Shadyridge 4th Resubdivision	+/- 452,024	+/- 10.4	5.1
Shadyridge 5th Resubdivision	+/- 511,830	+/- 11.7	5.7
TOTAL	+/- 8,973,003	+/- 205.9	100.0

6th Avenue South - County Highway 17