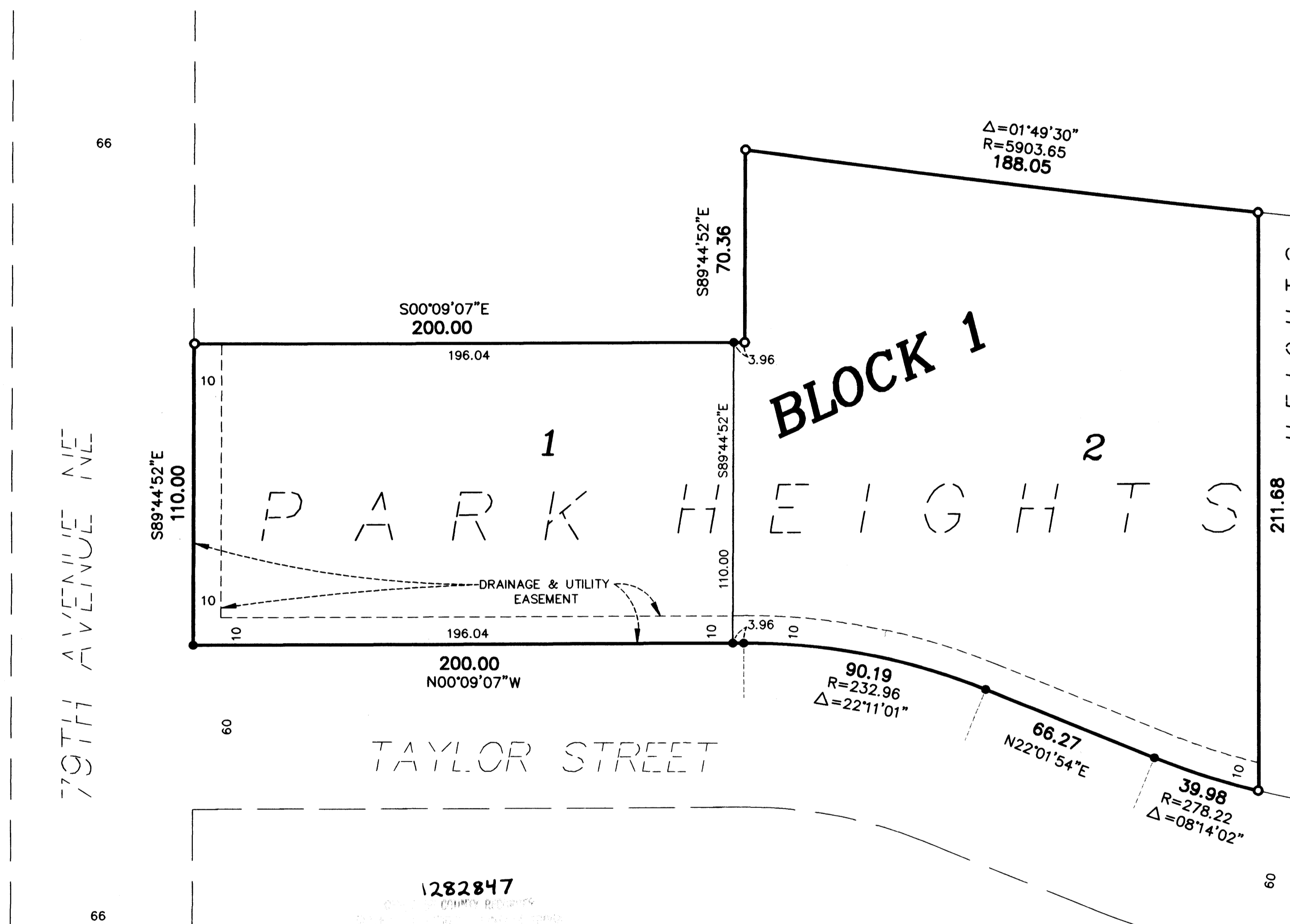


PARK HEIGHTS 2ND

CITY OF SPRING LAKE PARK
COUNTY OF ANOKA



KNOW ALL MEN BY THESE PRESENTS: That Twin City Townhomes, Inc., a Minnesota corporation, owner and proprietor, Robert G. Ostlund, single and Donald W. Ostlund, single, mortgagees of the following described property situated in the County of Anoka, State of Minnesota, to wit:

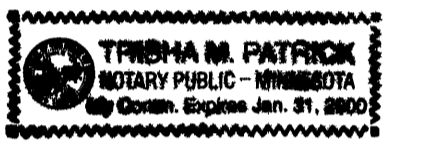
Lots 1 and 2, Block 1, Park Heights, according to the recorded plat thereof.

Have caused the same to be surveyed and platted as PARK HEIGHTS 2ND and do hereby dedicate to the public for public use forever the easements for drainage and utility purposes only. In witness thereof said Twin City Townhomes, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 5th day of June, 1997 and in witness whereof said Robert G. Ostlund, single and Donald W. Ostlund, single, have hereunto set their hands this 5th day of June, 1997.

TWIN CITY TOWNHOMES, INC.
 Forest K. Harstad, President
 Robert G. Ostlund
 Donald W. Ostlund

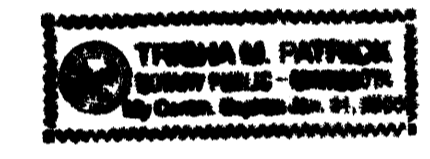
STATE OF MINNESOTA
 COUNTY OF Ramsey
 The foregoing instrument was acknowledged before me this 5th day of June, 1997 by Forest K. Harstad, president of Twin City Townhomes, Inc., a Minnesota corporation, on behalf of said corporation.

Juska M. Patrick
 Notary Public, Ramsey County, Minnesota
 My Commission Expires 1/31/2000



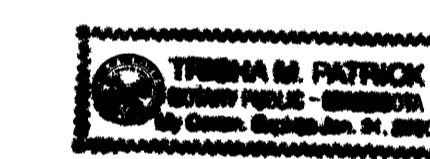
STATE OF MINNESOTA
 COUNTY OF Ramsey
 The foregoing instrument was acknowledged before me this 5th day of June, 1997 by Robert G. Ostlund, single.

Juska M. Patrick
 Notary Public, Ramsey County, Minnesota
 My Commission Expires 1/31/2000



STATE OF MINNESOTA
 COUNTY OF Ramsey
 The foregoing instrument was acknowledged before me this 5th day of June, 1997 by Donald W. Ostlund, single.

Juska M. Patrick
 Notary Public, Ramsey County, Minnesota
 My Commission Expires 1/31/2000

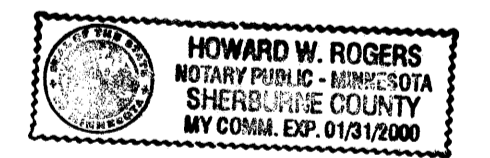


I hereby certify that I have surveyed and platted the property described on this plat as PARK HEIGHTS 2ND; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the 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 or public highways to be designated on said plat.

Robert B. Sikich
 Robert B. Sikich, Land Surveyor
 Minnesota License Number 14891

STATE OF MINNESOTA
 COUNTY OF Anoka
 The foregoing Surveyor's Certificate was acknowledged before me this 3rd day of JUNE, 1997 by Robert B. Sikich, Land Surveyor, Minnesota, License No. 14891

Howard W. Rogers
 Notary Public, Ramsey County, Minnesota
 My Commission Expires 1/31/2000

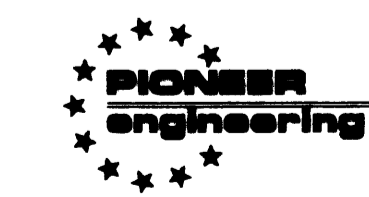
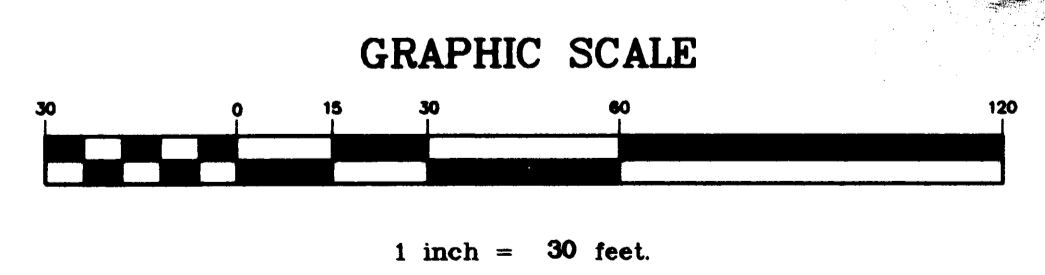
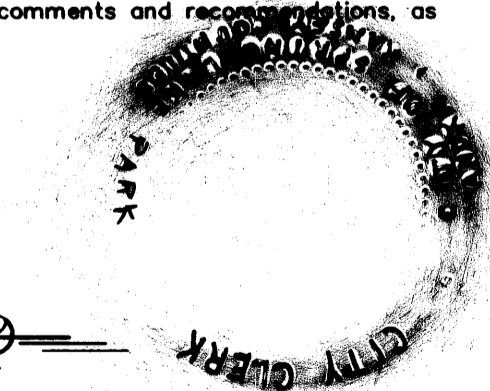


SPRING LAKE PARK, MINNESOTA
 This plat of PARK HEIGHTS 2ND was approved and accepted by the City Council of the City of Spring Lake Park, Minnesota, at a regular meeting thereof held this 17th day of May, 1997. If applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have 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, Section 2.

By: *Barbara A. Nelson* Mayor
 Barbara A. Nelson, City Manager

Checked and approved this 10th day of June, 1997.

By: *W. D. ...*
 Anoka County Surveyor



2422 Enterprise Drive
 Mendota Heights, MN 55120
 (612) 661-1914 FAX: 661-9488

625 Highway 10 N.E.
 Blaine, MN 55434
 (612) 783-1880 FAX: 783-1883

I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS

ENTERED *June 20* 1997
 EDWARD M. TRESKA
 PROPERTY TAX ADMINISTRATOR
J. Colvin
 DEPUTY PROPERTY TAX ADMIN

- Denotes 1/2 inch by 1/4 inch iron monument set and marked with license number 14891.
- Denotes iron monument found

For the purposes of this plat, the north line of Lot 1, Block 1, PARK HEIGHTS, has an assumed bearing of S89°44'52"E.