

REGISTERED LAND SURVEY NO. 178

ANOKA COUNTY, MINNESOTA

I hereby certify that in accordance with the provisions of Chapter 508, Minnesota Statutes of 1949, as amended, I have surveyed the following described property situated in the County of Anoka, State of Minnesota, to-wit:

The East 60 acres of the North Half of the Southeast Quarter of Section 36, Township 31, Range 24, excepting therefrom all that part of the East 60 acres of said North Half of the Southeast Quarter lying Northeasterly of a line distant 184 feet Northeasterly of the following described line...

Excepting from the above described portion of said East 60 acres, all that part thereof lying Southerly of a line drawn Easterly parallel with the South line of said North Half of the Southeast Quarter from the West line of said East 60 acres and passing through the East line of the West Half of the Northwest Quarter of the Southeast Quarter distant 832.91 feet South of the Northeast corner of the said West Half of the Northwest Quarter of the Southeast Quarter.

Also excepting therefrom all that part of the following described tract:

The Northeast Quarter of the Southeast Quarter of Section 36, Township 31 North, Range 24 West

which lies within a distance of 100 feet Southwesterly and 184 feet Northeasterly of the following described line

Beginning at a point on the North line of said Section 36, distant 931.74 feet West of the Northeast corner thereof; thence run Southerly at an angle of 87 degrees 26 minutes with said North section line (measured from West to South) for 1904.31 feet; thence deflect to the left on a ten chord spiral curve of decreasing radius (spiral angle 6 degrees 00 minutes) for 400 feet; thence deflect to the left on a 3 degree 00 minute circular curve (delta angle 22 degrees 49 minutes 52 seconds) for 761.04 feet; thence deflect to the left on a ten chord spiral curve of increasing radius (spiral angle 6 degrees 00 minutes) for 400 feet; thence on tangent to said curve for 1361.5 feet and there terminating.

Except also all right of access, being the right of ingress to and egress from said Northeast Quarter of the Southeast Quarter to Trunk Highway No. 47.

Except also that part platted as Evergreen Industrial Park South.

(Torrens Certificate Number: 70788)

All that part of the following described tract:

The Northeast Quarter of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of the Southeast Quarter of Section 36, Township 31 North, Range 24 West;

which lies within a distance of 100 feet Southwesterly and 184 feet Northeasterly of the following described line

Beginning at a point on the North line of said Section 36, distant 931.74 feet West of the Northeast corner thereof; thence run Southerly at an angle of 87 degrees 26 minutes with said North section line (measured from West to South) for 1904.31 feet; thence deflect to the left on a ten chord spiral curve of decreasing radius (spiral angle 6 degrees 00 minutes) for 400 feet; thence deflect to the left on a 3 degree 00 minute circular curve (delta angle 22 degrees 49 minutes 52 seconds) for 761.04 feet; thence deflect to the left on a ten chord spiral curve of increasing radius (spiral angle 6 degrees 00 minutes) for 400 feet; thence on tangent to said curve for 1361.5 feet and there terminating.

containing 10.42 acres, more or less.

Except that part of the above described land which lies Northeasterly of a line drawn parallel with and 100 feet Southwesterly of the following described line.

Beginning at a point on the North line of said Section 36, distant 928.23 feet West of the Northeast corner thereof; thence run Southerly at an angle of 88 degrees 32 minutes 03 seconds from said North section line (measured from West to South) for 1921.12 feet to tangent spiral curve point; thence deflect to the left on a spiral curve of decreasing radius (spiral angle 06 degrees 00 minutes 00 seconds) for 400 feet to spiral curve point; thence deflect to the left on a curve having a radius of 1909.86 feet and a delta angle of 22 degrees 49 minutes 52 seconds for 761.04 feet to curve spiral point; thence deflect to the left on a spiral curve of increasing radius (spiral angle 06 degrees 00 minutes 00 seconds) for 400 feet to spiral tangent point; thence on tangent to said curve for 1360.33 feet; thence deflect to the right on a tangential curve having a radius of 2665.14 feet and a delta angle of 34 degrees 12 minutes 01 seconds for 1710.22 feet and there terminating.

Except also that part platted as Registered Land Survey No. 127

Except also that part platted as Springbrook Mall

(Torrens Certificate Number: 78510)

That the survey shown hereon is a correct delineation of said survey. Dated this 2nd day of April, 1997.

Lynn P. Caswell By Lynn P. Caswell, Land Surveyor Minnesota Lic No 13057

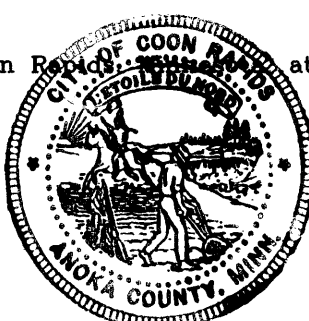
This Registered Land Survey was approved and accepted by the Planning Commission of the City of Coon Rapids, Minnesota, at a regular meeting held this 11th day of October, 1996.

By: Dorra M. Howe, Chairman

This Registered Land Survey was approved and accepted by the City Council of the City of Coon Rapids, Minnesota, at a regular meeting held this 6th day of November, 1996.

By: William L. Thompson, Mayor

Attest: Betty Backes, Clerk



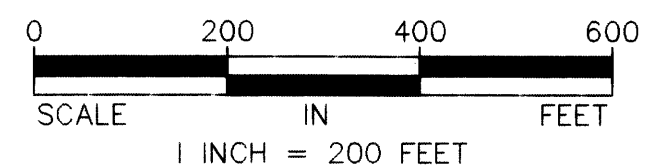
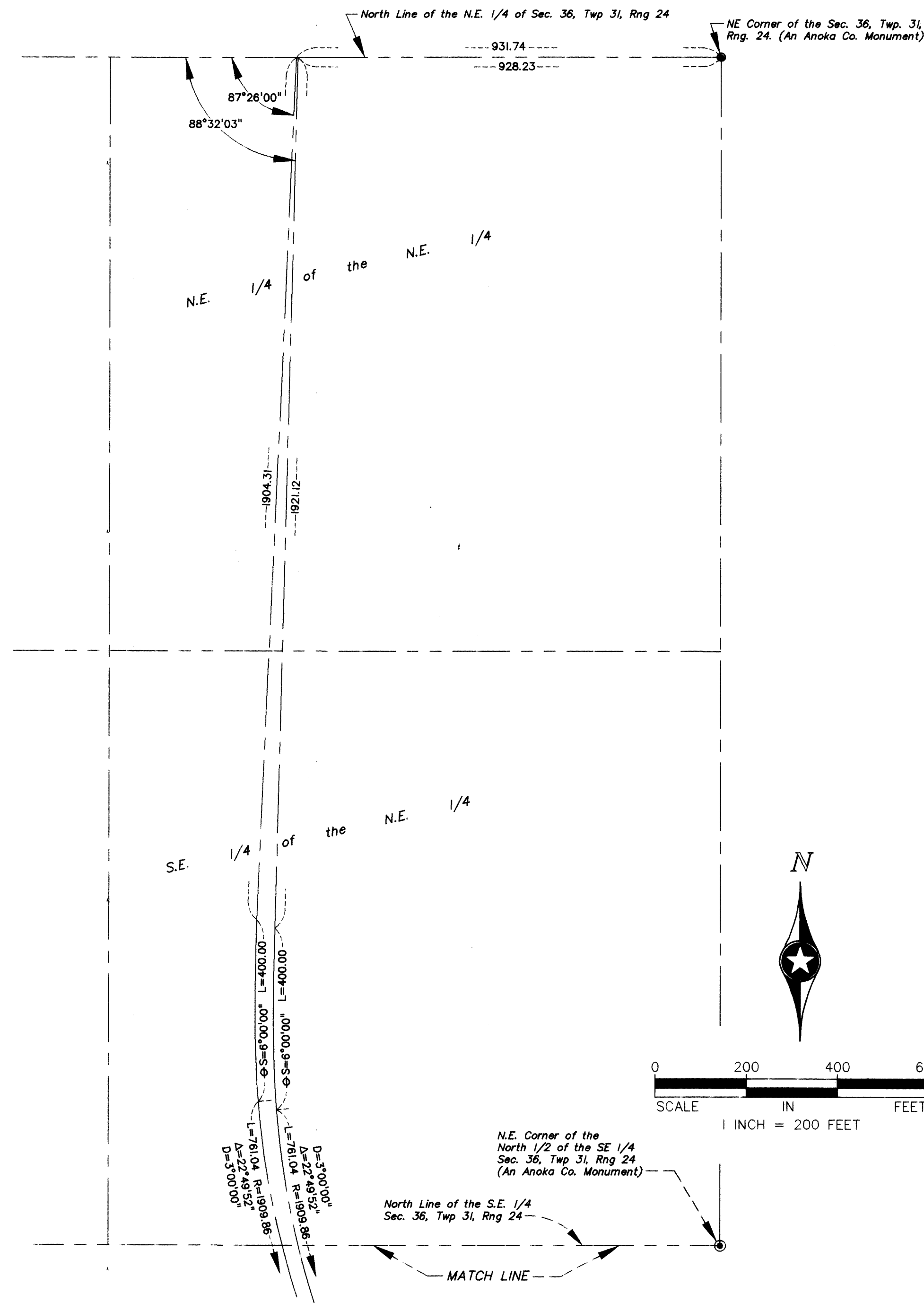
Checked and approved this 7th day of April, 1997.

Merlyn D. Anderson, Anoka County Surveyor

JOHN OLIVER & ASSOCIATES, INC.

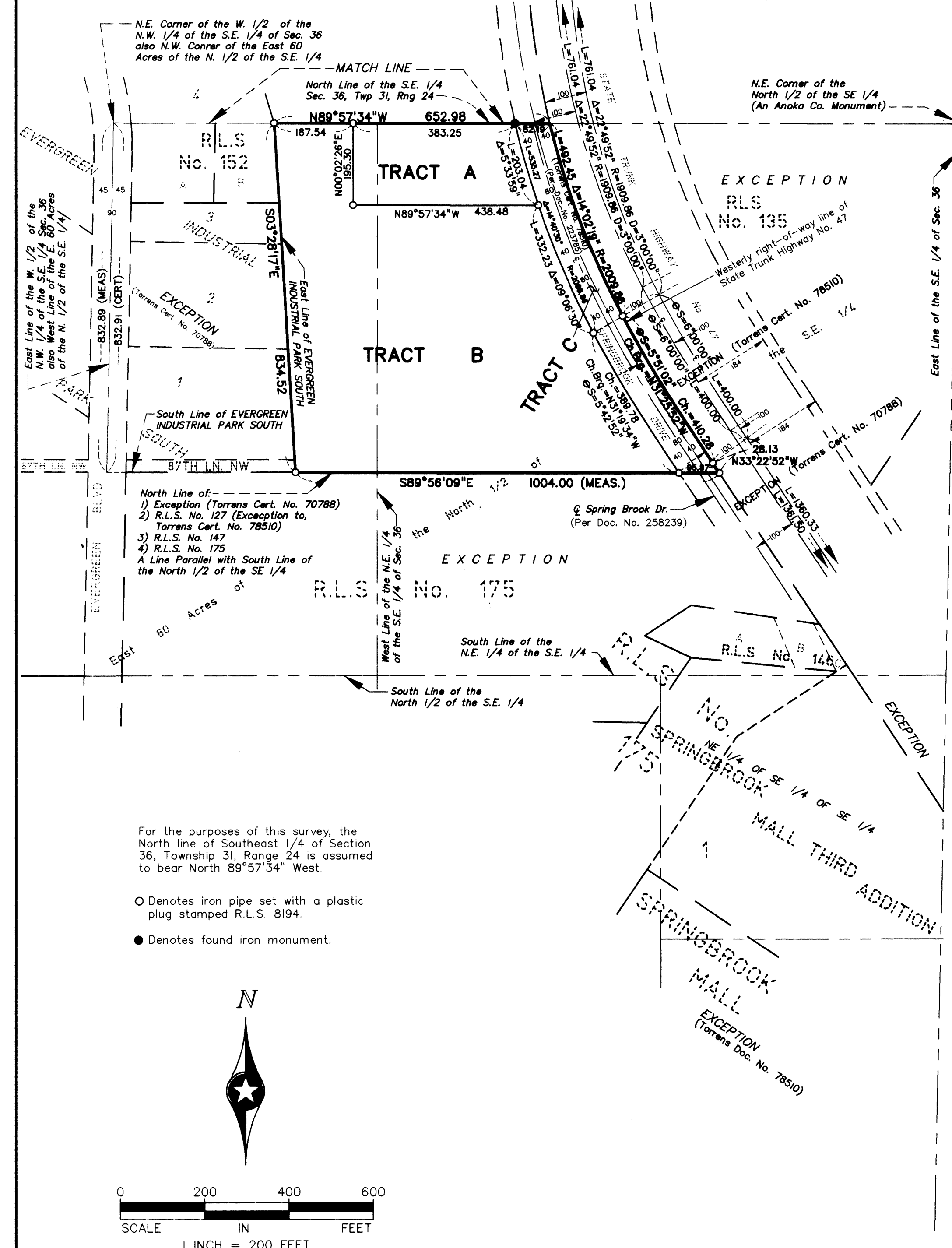
I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS ENTERED April 7 1997 EDWARD M. TRESKA PROPERTY TAX ADMINISTRATOR BY S. Rainey DEPUTY PROPERTY TAX ADMINISTRATOR

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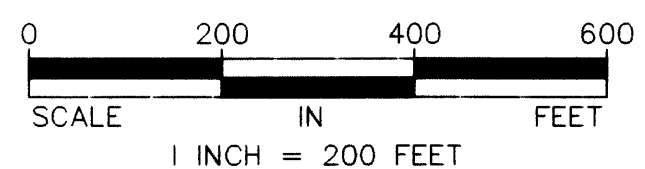


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- For the purposes of this survey, the North line of Southeast 1/4 of Section 36, Township 31, Range 24 is assumed to bear North 89°57'34\"
- Denotes iron pipe set with a plastic plug stamped R.L.S. 8194.
  - Denotes found iron monument.



JOHN OLIVER & ASSOCIATES, INC.