

OFFICIAL PLAT

ROYAL INDUSTRIAL PARK

CITY OF CENTERVILLE, ANOKA COUNTY

KNOWN ALL MEN BY THESE PRESENTS: That Royal Oaks Realty, Inc., a Minnesota Corporation, owner, of the following described property situated in the State of Minnesota, County of Anoka to wit:

That part of the Southwest Quarter of the Southwest Quarter of Section 24, Township 31, Range 22, Anoka County, Minnesota lying westerly of the East 655.0 feet thereof and lying northerly of the South 342.75 feet thereof. Subject to roadways and easements of record. Have caused the same to be surveyed and platted as ROYAL INDUSTRIAL PARK and do hereby dedicate to the public for public use forever the street, circle and drainage and utility easements as shown on this plat.

In witness whereof said Royal Oaks Realty, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officer this 15th day of September, 1999.

Royal Oaks Realty, Inc.,
 By Marcel Eibensteiner
 Marcel Eibensteiner, as President

STATE OF MINNESOTA
 COUNTY OF Ramsey
 The foregoing instrument was acknowledged before me this 13th day of September, 1999 by Marcel Eibensteiner, as President of Royal Oaks Realty, Inc., a Minnesota Corporation, on behalf of the corporation.

Notary Public, Ramsey County, Minnesota
 My Commission Expires 11-31-2000

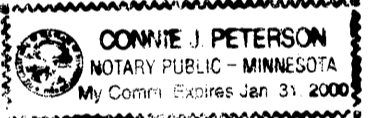


I hereby certify that I have surveyed and platted the property described on this plat as ROYAL INDUSTRIAL PARK; that this plat is a correct representation of said survey, that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on said plat and that there are no wetlands or public highways to be designated other than as shown on said plat.

By Ronald P. Alwin
 Ronald P. Alwin, Land Surveyor
 Minnesota Registration No. 17765

STATE OF MINNESOTA
 COUNTY OF ANOKA
 The foregoing Surveyor's Certificate was acknowledged before me this 9th day of September, 1999 by Ronald P. Alwin, Land Surveyor.

Notary Public, Anoka County, Minnesota
 My Commission Expires Jan 31, 2000

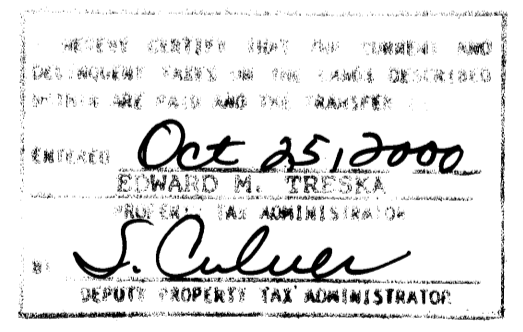


This plat of ROYAL INDUSTRIAL PARK was approved by the City Council of Centerville, Minnesota at a regular meeting thereof held this 14th day of July, 1999, and if applicable, the written comments and recommendations of the Commissioner of Transportation and the County Highway Engineer have been received 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, Subd. 2.

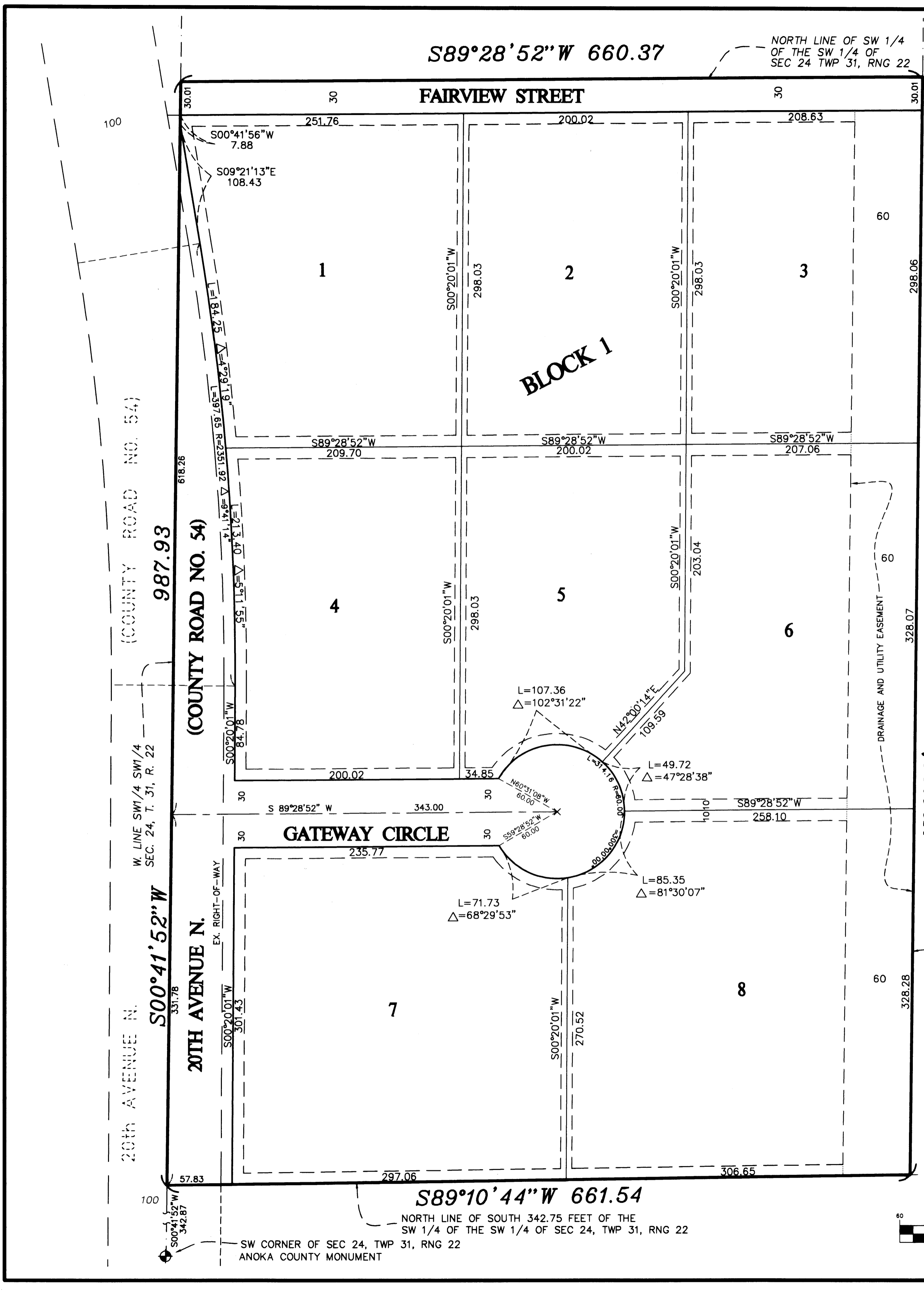
By Jim Noels Mayor By Jim Noels Clerk

This plat has been checked and approved this 24th day of OCTOBER, 2000
 By Harry D. Alwin
 Anoka County Surveyor

1531136
 OFFICE OF COUNTY RECORDER
 STATE OF MINNESOTA, COUNTY OF ANOKA
 I hereby certify that the within instrument was filed in this office for record on the 25 Oct A.D., 2000
 2:40 o'clock P.M., and was duly recorded in book 59 page 27
Edward M. Treaska
 County Recorder

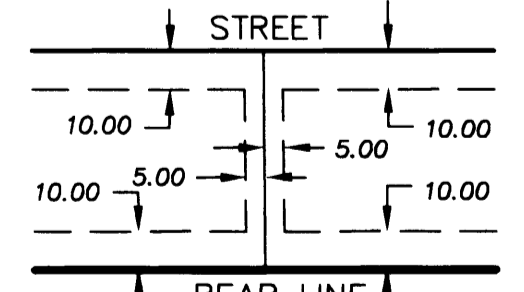


NOTES:
 DENOTES ANOKA COUNTY MONUMENT
 FOR THE PURPOSES OF THIS PLAT, THE W LINE OF SW 1/4 OF THE SW 1/4 OF SEC 24, T 31 R 22 IS ASSUMED TO BEAR S00°41'52"W.
 ALL MONUMENTS REQUIRED BY MINNESOTA STATUTES, AND NOT SHOWN ON THIS PLAT, WILL BE SET WITHIN ONE YEAR OF THE RECORDING DATE OF THIS PLAT, AND SHALL BE EVIDENCED BY A 1/2 INCH BY 14 INCH IRON PIPE MARKED BY RLS 17765.



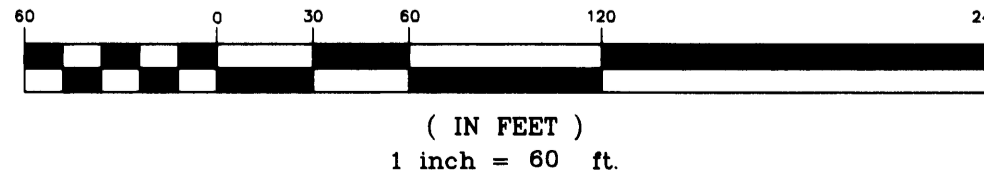
WEST LINE OF THE EAST 655.00 FEET OF THE SW 1/4 OF THE SW 1/4 OF SEC 24 TWP 31 R. 22

TYPICAL DRAINAGE & UTILITY EASEMENT



BEING 10 FEET IN WIDTH AND ADJOINING STREET LINES AND REAR LOT LINES AND 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES UNLESS OTHERWISE SHOWN ON THE PLAT.

GRAPHIC SCALE



VICINITY MAP

