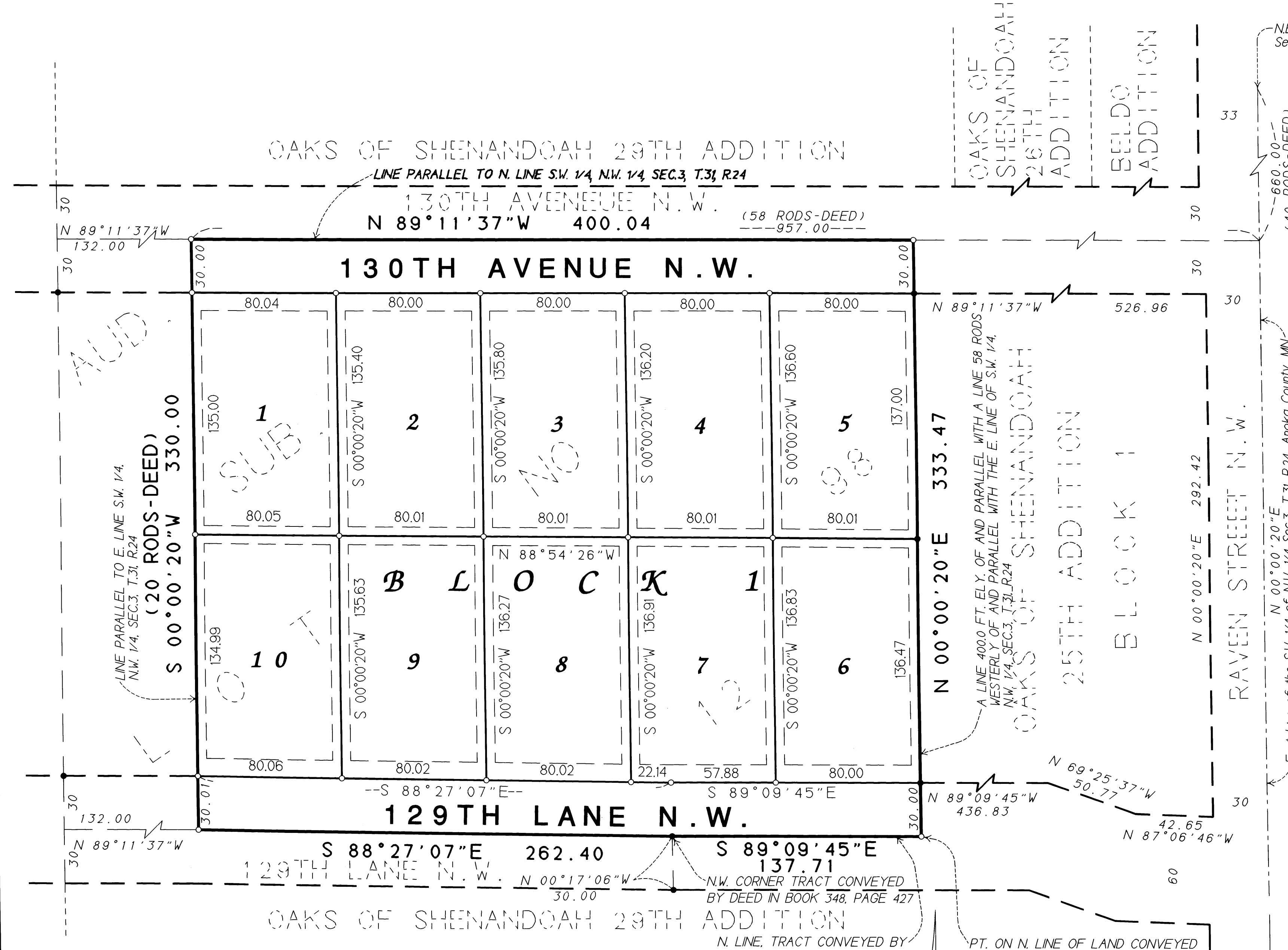


TSB ADDITION

CITY OF COON RAPIDS ANOKA COUNTY, MN.



KNOW ALL PERSONS BY THESE PRESENTS: That Tin Sylvester Builders, Inc., a Minnesota corporation, owner and proprietor of the following described property situated in the County of Anoka, State of Minnesota, to wit:

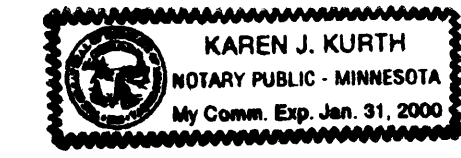
That part of the Southwest Quarter of the Northwest Quarter of Section 3, Township 31, Range 24, Anoka County, Minnesota described as follows: Commencing at the Northeast corner of said Southwest Quarter of the Northwest Quarter; thence Southerly on the East line of said Southwest Quarter of the Northwest Quarter a distance of 40 rods (660.0 Feet); thence Westerly and parallel to the North line thereof 58 rods (957.0 Feet) to the point of beginning of the tract of land to be herein described; thence Southerly and Parallel to the East line of the Southwest Quarter of the Northwest Quarter a distance of 20 rods (330.0 Feet); thence Easterly along the North line of said tract to a point on said North line distant 400 Feet easterly measured at right angles from a line drawn parallel with and distant 58 rods (957.0 Feet) West of the East line of said Southwest Quarter of the Northwest Quarter; thence Northerly and parallel with said East line to a line drawn parallel with the North line of said Southwest Quarter of the Northwest Quarter and distant 40 rods (660.0 Feet) South thereof; thence Westerly to the point of beginning. Being a part of Lot 12, Auditors Subdivision No. 98.

Have caused the same to be surveyed and platted as TSB ADDITION, and do hereby donate and dedicate to the public, for public use forever, the Avenue and Lane and easements for drainage and utility purposes as shown on the plat.

In witness whereof said Tin Sylvester Builders, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer, this 5th day of JUNE, 1998

TIM SYLVESTER BUILDERS, INC.
Timothy J. Sylvester
Timothy J. Sylvester, President

STATE OF MINNESOTA)
COUNTY OF ANOKA)
The foregoing instrument was acknowledged before me this 5th day of JUNE, 1998, by Timothy J. Sylvester, President of Tin Sylvester Builders, Inc., a Minnesota corporation, on behalf of the corporation.

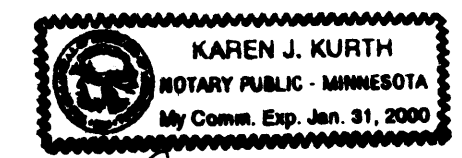


Karen J. Kurth
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2000

I, Randy L. Kurth, do hereby certify that I have surveyed and platted the property described on this plat as TSB ADDITION, that this plat is a correct representation of said survey; that all distances are correctly shown in Feet and hundredths of a foot; that all monuments for the guidance of future surveys have been correctly placed in the ground as shown on the plat; that all outside boundary lines are correctly shown on the plat; and that there are no wet lands or public highways to be designated other than as shown.

Randy L. Kurth
Randy L. Kurth, Land Surveyor
Minnesota Registration No. 20270

STATE OF MINNESOTA)
COUNTY OF ANOKA)
The above certificate subscribed and sworn to before me this 5th day of JUNE, 1998, by Randy L. Kurth, Land Surveyor.



Karen J. Kurth
Notary Public, Anoka County, Minnesota
My Commission Expires January 31, 2000

This plat of TSB ADDITION was approved by the Planning Commission of the City of Coon Rapids, Minnesota, at a regular meeting thereof held this 16th day of April, 1998.

Charles A. Zapp
Vice Chairman

This plat of TSB ADDITION was approved and accepted by the City Council of the City of Coon Rapids, Minnesota, at a regular meeting thereof held this 19th day of MAY, 1998, 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, Subdivision 2.

William L. Thompson
Mayor

Betty Backes, MRC
Clerk

Checked and approved this 16th day of JUNE, 1998.



Terry D. Zhai
Anoka County Surveyor

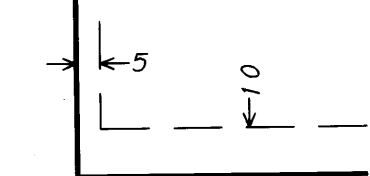
1359264
OFFICE OF COUNTY RECORDER
STATE OF MINNESOTA, COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office for record on the 24th day of JULY, A.D., 1998 at 9:15 o'clock A.M., and was duly recorded in book 36 page 6

Edward M. Nestka
County Recorder
By JAM
Deputy

KURTH SURVEYING, INC.

FOR THE PURPOSES OF THIS PLAT, THE WEST LINE OF BLOCK 1 OAKS OF SHENANDOAH 25TH ADDITION IS ASSUMED TO BEAR SOUTH 00 DEGREES 00 MINUTES 20 SECONDS EAST.

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



DRAINAGE AND UTILITY EASEMENTS BEING 10 FEET IN WIDTH AND ADJOINING STREET LINES AND 5 FEET IN WIDTH AND ADJOINING LOT LINES UNLESS OTHERWISE SHOWN ON THE PLAT.

- DENOTES IRON PIPE MONUMENT FOUND
- DENOTES IRON PIPE MONUMENT SET AND MARKED BY LICENSE NUMBER 20270.

