

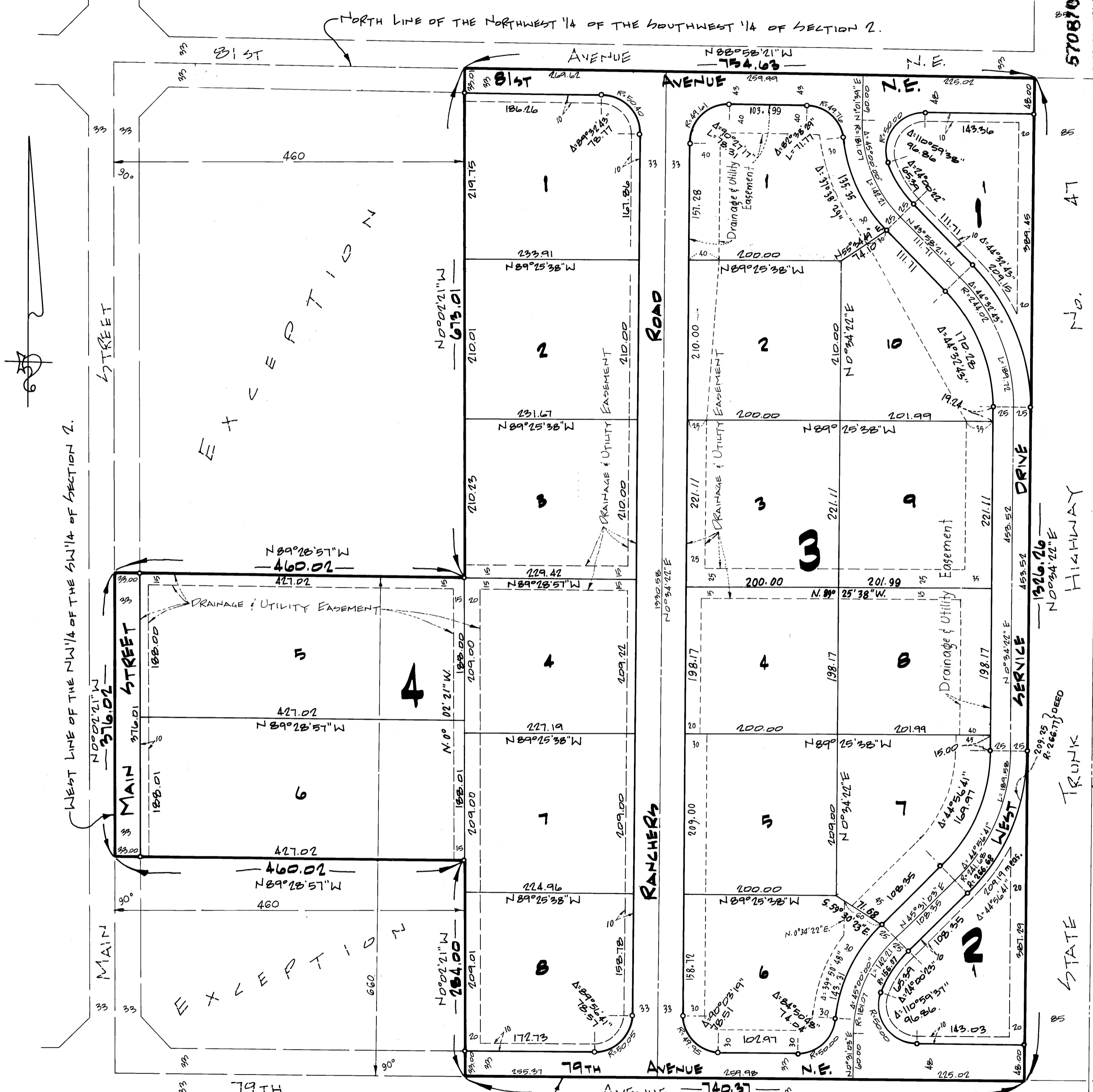
UNIVERSITY INDUSTRIAL PARK

CITY OF FRIDLEY

COUNTY OF ANOKA

0-DENOTES IRON MONUMENT SCALE: 1" = 100 FEET

The north line of the NW 1/4 of the SW 1/4 of Sec. 2 has an assumed bearing of N. 88° 58' 21" W.



URBAN ENGINEERING, INC.
 Engineers - Surveyors -

OFFICE OF COUNTY RECORDS
 STATE OF MINNESOTA, COUNTY OF ANOKA
 I hereby certify that the within instrument was filed in my office for record on the 21 day of MAY, 1981.
 S. Lockbeck, C.M., and was duly recorded in book 32 of PLAT page 11.

KNOW ALL MEN BY THESE PRESENTS: That Rice Creek Associates, a Limited Partnership, owner and proprietor and The Central North-western National Bank of Minneapolis, a United States Corporation, mortgagee of the following described property situated in the County of Anoka, State of Minnesota, to wit:

The Northwest Quarter of the Southwest Quarter of Section 2, Township 30, Range 24, Anoka County, Minnesota, except the following:
 that part taken for State Highway No. 47, the West 460.00 feet lying northerly of the South 660.00 feet thereof, the South 284.00 feet of the West 460.00 feet, that part of the said Northwest Quarter of the Southwest Quarter described as beginning at a point on the north line of the said Northwest Quarter of the Southwest Quarter, distant 20.15 feet West of the northeast corner thereof, said point being on the west right-of-way line of University Avenue; thence West, along said north line, a distance of 200.00 feet; thence South, parallel with the west line of University Avenue, a distance of 260.00 feet; thence East, parallel with the north line of said Northwest Quarter of the Southwest Quarter, a distance of 200.00 feet to the west right-of-way line of University Avenue; thence North, along said right-of-way line, a distance of 260.00 feet to the point of beginning. that part of the said Northwest Quarter of the Southwest Quarter described as commencing at the intersection of the south line of said Northwest Quarter and the westerly right-of-way line of State Highway No. 47; thence northerly, along said right-of-way line, 48.00 feet to the actual point of beginning; thence westerly, parallel with said south line, 143.03 feet; thence on a tangential curve to the right for a distance of 96.86 feet, radius of said curve is 50.00 feet; thence along a compound curve, a distance of 65.39 feet, radius of said curve is 156.07 feet; thence north-easterly, tangent to last described curve, 108.35 feet; thence on a tangential curve to the left, a distance of 209.25 feet to the said right-of-way line, radius of said curve is 266.77 feet; thence southerly, along said right-of-way, to the point of beginning.

That Gerald P. Bury and Kathleen J. Bury, his wife, owner and proprietor of the following described property situated in the County of Anoka, State of Minnesota, to wit:
 Beginning at a point on the north line of the Northwest Quarter of the Southwest Quarter of Section 2, Township 30, Range 24, Anoka County, Minnesota, distant 20.15 feet West of the northeast corner thereof, said point being on the west right-of-way line of University Avenue; thence West, along said north line, a distance of 200.00 feet; thence South, parallel with the west line of University Avenue, a distance of 260.00 feet; thence East, parallel with the north line of said Northwest Quarter of the Southwest Quarter, a distance of 200.00 feet to the west right-of-way line of University Avenue; thence North, along said right-of-way line, a distance of 260.00 feet to the point of beginning.

That Bryant-Franklin Corporation, 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 Northwest 1/4 of the Southwest 1/4 of Section 2, Township 30, Range 24, Anoka County, Minnesota described as follows: Commencing at the intersection of the south line of said Northwest 1/4 and the westerly right-of-way line of State Highway No. 47; thence northerly, along said right-of-way line, 48.00 feet to the actual point of beginning; thence westerly, parallel with said south line, 143.03 feet; thence on a tangential curve to the right for a distance of 96.86 feet, radius of said curve is 50.00 feet; thence along a compound curve a distance of 65.39 feet, radius of said curve is 156.07 feet; thence north-easterly, tangent to last described curve, 108.35 feet; thence on a tangential curve to the left a distance of 209.25 feet to the said right-of-way line, radius of said curve is 266.77 feet; thence southerly, along said right-of-way, to the point of beginning.

have caused the same to be surveyed and platted as UNIVERSITY INDUSTRIAL PARK and do hereby donate and dedicate to the public for public use forever the Avenue, Road, Street and Drive and drainage and utility easements as shown on this plat. In witness whereof said Rice Creek Associates, a Limited Partnership, have caused these presents to be signed by David O. Harris, a general partner and Robert H. Schroer, a general partner, this 18 day of MAY, 1981 and in witness whereof said Gerald P. Bury and Kathleen J. Bury, his wife have hereunto set their hands this 18 day of MAY, 1981, and in witness whereof said Bryant-Franklin Corporation has caused these presents to be signed by its proper officer and its corporate seal to be hereunto affixed this 18 day of MAY, 1981.

RICE CREEK ASSOCIATES
 David O. Harris, a general partner
 Robert H. Schroer, a general partner

THE CENTRAL NORTHWESTERN NATIONAL BANK OF MINNEAPOLIS
 Gerald P. Bury
 Kathleen J. Bury

BRANT-FRANKLIN CORPORATION
 Richard L. Brama, President

STATE OF MINNESOTA The foregoing instrument was acknowledged before me this 18 day of MAY, 1981 by David O. Harris, a general partner and Robert H. Schroer, a general partner of Rice Creek Associates, a Limited Partnership, on behalf of the partnership.

VIRGIL C. HERRICK
 ANOKA COUNTY
 Notary Public - Minnesota
 My Commission Expires JUNE 2, 1984

STATE OF MINNESOTA The foregoing instrument was acknowledged before me this 18 day of MAY, 1981 by Gerald P. Bury and Kathleen J. Bury, his wife, on behalf of the partnership.

BETTY J. CARLSON
 HENNERIN COUNTY
 Notary Public - Minnesota
 My Commission Expires JUNE 2, 1984

STATE OF MINNESOTA The foregoing instrument was acknowledged before me this 18 day of MAY, 1981 by Gerald P. Bury and Kathleen J. Bury, his wife, on behalf of the partnership.

VIRGIL C. HERRICK
 ANOKA COUNTY
 Notary Public - Minnesota
 My Commission Expires JUNE 2, 1984

I hereby certify that I have surveyed and platted the property described on this plat as UNIVERSITY 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 on said plat; that the outside boundary lines are correctly designated on said plat and that there are no wet lands or public highways to be designated on said plat other than as shown thereon.

Howard W. Rogers, Minnesota Reg. No. 10945
 Land Surveyor.

MARIETTA L. ZUEHLKE
 ANOKA COUNTY
 Notary Public - Minnesota
 My Commission Expires APRIL 14, 1984

We hereby certify that the City Council of the City of Fridley, Anoka County, Minnesota duly accepted and approved this plat of UNIVERSITY INDUSTRIAL PARK at a regular meeting thereof held this 20 day of APRIL, 1981.

CITY COUNCIL OF FRIDLEY, MINNESOTA
 By William J. Neil Mayor
 By Gayle C. Jensen Clerk

Checked and approved this 21st day of May, 1981.
 Robert W. Anderson
 Anoka County Surveyor

"NO DELINQUENT TAXES AND TRANSFER ENTERED"
 May 21 1981
 Charles R. Johnson
 Auditor, Anoka County

