

WELCOME ADDITION

CITY OF ST. FRANCIS
COUNTY OF ANOKA
SECTION 33, T. 34, R. 24
BOOK 17 of Torrens Page 11

KNOW ALL PERSONS BY THESE PRESENTS: That Asset St. Francis, LLC, a Minnesota limited liability company, fee owner, of the following described property situated in the County of Anoka, State of Minnesota, to wit:

That part of the Southwest 1/4 of the Southwest 1/4, Section 33, Township 34, Range 24 described as follows: Commencing at the Southwest corner of said Southwest 1/4 of the Southwest 1/4; thence on an assumed bearing of East, along the South line of said Southwest 1/4 of the Southwest 1/4, a distance of 359.00 feet; thence on a bearing of North, along a line hereinafter called "Line A", a distance of 475.47 feet to the intersection with a line 50 feet Southwesterly of, measured at a right angle to and parallel with the centerline of County State Aid Highway No. 24 and the actual point of beginning of the tract to be described; thence South 32 degrees 17 minutes 30 seconds West a distance of 151.10 feet; thence South 68 degrees 12 minutes 30 seconds East a distance of 86.93 feet to a point on said "Line A" distant 160.00 feet South of the point of beginning; thence on a bearing of South a distance of 73.47 feet to the intersection with a line 242 feet North of measured at right angles to and parallel with the South line of said Southwest 1/4 of the Southwest 1/4; thence on a bearing of West, along said parallel line, a distance of 354.98 feet to the intersection with the centerline of County State Aid Highway No. 9; thence North 0 degrees 57 minutes 00 seconds East, along said centerline, a distance of 3.38 feet; thence Northeasterly, along said centerline on a tangential curve, concave to the East, radius 1377.91 feet, central angle 20 degrees 01 minutes 00 seconds, a distance of 481.38 feet; thence North 20 degrees 58 minutes 00 seconds East, tangent to said curve, along said centerline, a distance of 0.66 feet to the intersection with the centerline of County State Aid Highway No. 24; thence Southeasterly, along said centerline on a non-tangential curve, concave to the South, radius 954.82 feet, central angle 5 degrees 15 minutes 49 seconds, chord bearing South 57 degrees 37 minutes, 55 seconds East, a distance of 87.72 feet; thence South 55 degrees 00 minutes 00 seconds East, tangent to said curve, along said centerline a distance of 231.44 feet to the intersection with the Northerly extension of said "Line A"; thence on a bearing of South a distance of 61.04 feet to the point of beginning. EXCEPT, the Westerly 50 feet, as measured at right angles to the centerline of County State Aid Highway No. 9, and the Northeasterly 50 feet, as measured at right angles to the centerline of County State Aid Highway No. 24, of the above described parcel. Anoka County, Minnesota.

Torrens Property Torrens Certificate No. 90332

That St. Francis Properties, LLP, a Minnesota limited liability partnership, and Randal G. Gerdin and Cheryl J. Gerdin, husband and wife, contract purchasers, of the following described property situated in the County of Anoka, State of Minnesota, to wit:

That part of the Southwest Quarter of the Southwest Quarter, Section 33, Township 34, Range 24 described as follows: Commencing at the Southwest corner of said Southwest Quarter of the Southwest Quarter, thence on an assumed bearing of East, along the South line of said Southwest Quarter of the Southwest Quarter, a distance of 359.00 feet; thence on a bearing of North, along a line hereinafter called "Line A", a distance of 475.47 feet to the intersection with a line 50 feet Southwesterly of, measured at a right angle to and parallel with the centerline of County State Aid Highway No. 24 and the actual point of beginning of the tract to be described; thence South 32 degrees 17 minutes 30 seconds West a distance of 151.10 feet; thence South 68 degrees 12 minutes 30 seconds East a distance of 86.93 feet to a point on said "Line A" distant 160.00 feet South of the point of beginning; thence on a bearing of North a distance of 160.00 feet to the point of beginning.

Torrens Certificate No. 89578

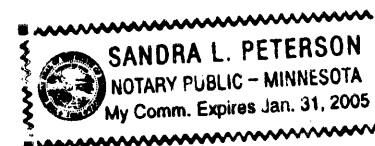
Have caused the same to be surveyed and platted as WELCOME ADDITION and do hereby donate and dedicate to the public for public use forever the drainage and utility easements as shown on this plat. In witness whereof said St. Francis Properties, LLP, a Minnesota limited liability partnership, has caused these presents to be signed by its partner this 28th day of August, 2000. In witness whereof said Asset St. Francis, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 6th day of September, 2000. In witness whereof said Randal G. Gerdin and Cheryl J. Gerdin, husband and wife, have hereunto set their hands this 25th day of August, 2000.

St. Francis Properties, LLP

Richard H. Holen
Richard H. Holen, Partner

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 28th day of August, 2000 by Richard H. Holen, as Partner, of St. Francis Properties, LLP, a Minnesota limited liability partnership, on behalf of the partnership.



Sandra L. Peterson
Notary Public Hennepin County, Minnesota
My Commission Expires January 31, 2005

359926
Office of REGISTRAR OF TITLES
STATE OF MINNESOTA
COUNTY OF ANOKA
I hereby certify that the within instrument was filed in this office on 9-27-00 at 2:00 o'clock P.M.
Edward M. Treska, Registrar of Titles
By [Signature] Deputy Registrar of Titles

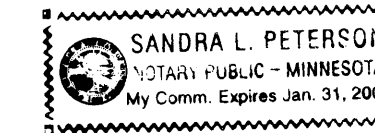
I HEREBY CERTIFY THAT THE CURRENT AND DELINQUENT TAXES ON THE LANDS DESCRIBED WITHIN ARE PAID AND THE TRANSFER IS
ENTERED September 27, 2000
EDWARD M. TRESKA
PROPERTY TAX ADMINISTRATOR
BY [Signature]
DEPUTY PROPERTY TAX ADMINISTRATOR

Asset St. Francis, LLC

Joseph M. Nemo Jr.
By Joseph M. Nemo Jr. as Chief Manager

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 6th day of September, 2000 by Joseph M. Nemo Jr. as Chief Manager of Asset St. Francis, LLC, a Minnesota limited liability company, on behalf of the company.



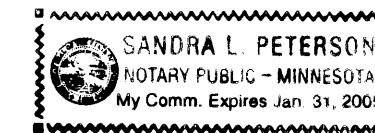
Sandra L. Peterson
Notary Public Hennepin County, Minnesota
My Commission Expires January 31, 2005

Randal G. Gerdin
Randal G. Gerdin

Cheryl J. Gerdin
Cheryl J. Gerdin

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 25th day of August, 2000 by Randal G. Gerdin and Cheryl J. Gerdin, husband and wife.



Sandra L. Peterson
Notary Public Hennepin County, Minnesota
My Commission Expires January 31, 2005

I hereby certify that I have surveyed and platted the property described on this plat as WELCOME ADDITION; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown on said plat or will be placed as required by the local governmental unit as designated on said plat. That the outside boundary lines are correctly designated on said plat; and that there are no wetlands as defined in MS 505.02, subd. 1, or public highways to be designated other than as shown.

Charles R. Christopherson
Charles R. Christopherson, Land Surveyor
Minnesota License No. 18420

STATE OF MINNESOTA
COUNTY OF ANOKA

The foregoing instrument was acknowledged before me this 14th day of August, 2000 by Charles R. Christopherson, Land Surveyor.



Larry K. Affield
Notary Public Hennepin County, Minnesota
My Commission Expires January 31, 2005

ST. FRANCIS, MINNESOTA

This plat of WELCOME ADDITION was approved and accepted by the City Council of St. Francis, Minnesota, at a regular meeting thereof held this 24th day of July, 2000. 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 Minn. Statutes Section 505.03, Subd. 2.

CITY COUNCIL OF THE CITY OF ST. FRANCIS, MINNESOTA

Raymond Elliott Mayor Barbara E. Held Clerk



ANOKA COUNTY SURVEYOR

This plat was checked and approved on this 7th day of September, 2000.

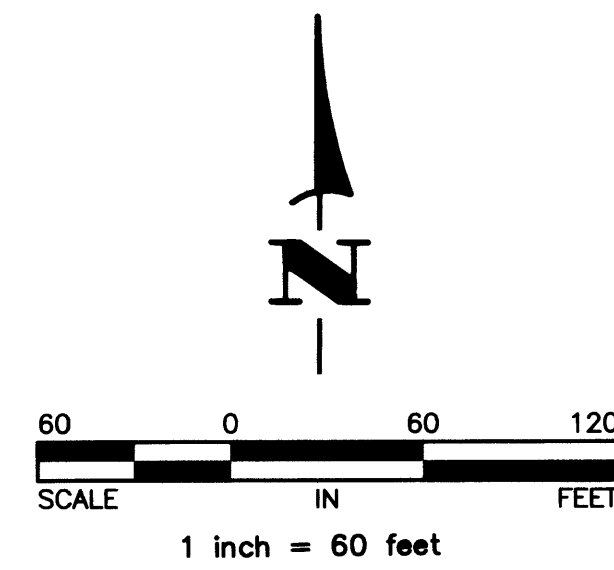
Larry D. Holm by [Signature] Deputy
Larry Holm, Anoka County Surveyor

200017232 #59.50

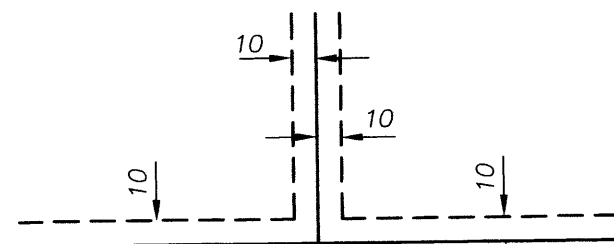


WELCOME ADDITION

CITY OF ST. FRANCIS
COUNTY OF ANOKA
SECTION 33, T. 34, R. 24



DRAINAGE AND UTILITY
EASEMENTS ARE SHOWN THUS:



being 10 feet in width and adjoining lot
lines and street lines unless otherwise
shown on the plat

- Denotes found Monument.
- Denotes 1/2 inch by 14 inch iron monument set and marked with Minnesota Registration No. 18420.

For the purposes of this plat the south line of the
S.W. 1/4 of the S.W. 1/4, Sec. 33, Twp. 34, Rge. 24,
is assumed to bear East.

