



That part of the South Half of the South Half of the Northwest Quarter of Section 6, Township 29 North, Range 22 West, Ramsey County, Minnesota lying South of the North 200 feet of said South Half of the South Half, lying southwesterly of the southwesterly right-of-way line of the Soo Line Railway and lying southwesterly and southwesterly of "Line 1", Except the South 105.00 feet of the West 443.44 feet of the South Half of the South Half of the Northwest Quarter of Section 6, Township 29 North, Range 22 West. AND that part of the North 255.63 feet of the Southwest Quarter of said Section 6 lying east of the West 417.44 feet of said Southwest Quarter and westerly and southwesterly of "Line 1".

Said "Line 1" is described as follows:

Commencing at the intersection of the southwesterly right-of-way line of the Soo Line Railway with the south line of the North 255.63 feet of said Southwest Quarter of Section 6;

thence North 89 degrees 34 minutes 00 seconds West (assumed bearing) along said south line of the North 255.63 feet a distance of 297.57 feet to its intersection with a line 60 feet east of, as measured at a right angle to and parallel with the west line of the Northeast Quarter of said Southwest Quarter of Section 6, said intersection being the point of beginning of "Line 1";

thence North 0 degrees 37 minutes 30 seconds West, along said parallel line, 111.32 feet to its intersection with a line 175.00 feet southwesterly of, as measured at a right angle to and parallel with said southwesterly right-of-way line of the Soo Line Railway;

thence North 35 degrees 59 minutes 30 seconds West, along said parallel line, 275.00 feet;

thence North 54 degrees 00 minutes 30 seconds East 175.00 feet to a point on said southwesterly right-of-way line of the Soo Line Railway (said point being North 35 degrees 59 minutes 30 seconds West 542.47 feet from the point of commencement) and said "Line 1" there terminating.

AND that part of the West 417.44 feet of said Southwest Quarter of Section 6 lying south of the North 208.72 feet, lying east of the east right-of-way line of Rice Street and lying north of the following described line:

Beginning at a point on the east line of Rice Street distant 359.52 feet north of the northerly line of Little Canada Road, as measured along the east line of Rice Street, said point being the northwest corner of the property described in Book 390 Deeds Page 250, files of the Register of Deeds, County of Ramsey;

thence east, along the north line of said property and its easterly extension to the east line of the West 417.44 feet of said Southwest Quarter, and said line there terminating.

Subject to Rice Street.

* Fast Food Parcel

The South 105 feet of the West 443.44 feet of the South Half of the South Half of the Northwest Quarter of Section 6, Township 29 North, Range 22 West, Ramsey County, Minnesota; subject to Rice Street.

Easement No. 1:
That part of the Northwest Quarter of the Southwest Quarter of Section 6, Township 29 North, Range 22 West, Ramsey County, Minnesota described as follows

A strip of land 60 feet in width lying north of the northerly right-of-way line of Little Canada Road, south of the north line of the North 255.63 feet of said Northwest Quarter of the Southwest Quarter and east of and abutting a line 409.52 feet east of, as measured along the northerly right-of-way line of Little Canada Road, and parallel with the east right-of-way line of Rice Street (said east right-of-way line of Rice Street being 33 feet east of, as measured at a right angle to and parallel with the west line of said Northwest Quarter of the Southwest Quarter of Section 6).

Easement No. 2:
That part of the West 60 feet of the Northeast Quarter of the Southwest Quarter of Section 6, Township 29 North, Range 22 West, Ramsey County, Minnesota lying north of the northerly right-of-way line of Little Canada Road and south of the north line of the North 255.63 feet of said Northeast Quarter of the Southwest Quarter of Section 6.

I, Ronald O. Carley, a registered land surveyor, in and for the State of Minnesota, do hereby certify to TOWNE & COMPANY that this is a true and correct plat of a survey, improvements on said described property that there are no visible encroachments on to adjoining property, streets or alleys by any of said buildings, structures or improvements, that there are no right of ways or easements on said described property and that there are no party walls or visible encroachments on said described property by building structures or other improvements situated on adjoining property, except as shown on said plat of survey.

By: Ronald O. Carley # 3527
(Surveyor, Registration Number)

Date: Oct 31, 1975

for: FINNEMANN ENTERPRISES
2954 Rice Street
St. Paul, Minn., 55113

		18th Ave, S.E. ST. CLOUD, MN 56301 612-251-7751	314 OAK ST. SAUK CENTRE, MN 56378 612-352-2664
500 W. HWY. 96, ST. PAUL, MN 55112 612-48-3301		SURVEY BY _____ DESIGNED BY _____ DRAWN BY _____ CHECKED BY _____ SHEET OF SHEETS _____	
I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Registered Land Surveyor under the laws of the State of Minnesota.		REVISIONS 11-17-75	
Date <u>8-5-75</u> Reg. No. <u>3527</u>		JOB NO. <u>74-308</u>	