



SCALE: 1" = 100'

GEORGI-SCHMIDT & ASSOC. INC.
Land Surveyors
3092 N. Lexington Ave. 483-4408
ROSELLE, MINNESOTA 55113

BURLINGTON NORTHERN RAILROAD
JACKSON STREET SHOPS
ST. PAUL, RAMSEY CO., MINNESOTA

September 28, 1984
June 28, 1985
7/19/85

DESCRIPTION: (Contains 28.4657 acres, more or less)
Registered Property:

All that part of Lots four (4) and five (5), Block seven (7) of Ashton and Sherburne's Addition to St. Paul, and of Hillsdale Street vacated and Pennsylvania Avenue vacated, which is accurately described as follows, namely: Commencing at a point where the northerly line of said Lot four (4) intersects the westerly line of Capital Heights Street; thence running northeasterly along the westerly line of Capital Heights Street thirty-seven and 6/100 (37.06) feet to an iron monument; thence westerly ninety-one and 45/100 (91.45) feet to an iron monument; thence southerly one hundred twenty-six and 1/10 (126.1) feet to the westerly line of Capital Heights Street; thence northeasterly along the westerly line of Capital Heights Street one hundred eighteen and 9/10th (118.9) feet to the point of beginning, all that part of Lots six (6), seven (7), eight (8), nine (9) and ten (10), Block six (6), "Ashton and Sherburne's Addition to Saint Paul" which is West of Capital Heights, Lots two (2) and three (3), Block six (6), "Ashton and Sherburne's Addition to Saint Paul", West one-half (1/2) of vacated Hillsdale Street which is adjacent to Lots two (2), three (3) and six (6), Block six (6), "Ashton and Sherburne's Addition to Saint Paul", and vacated East one-half (E1/2) of Westlodge Street, also known as Lebanon Street, which is adjacent to Lot ten (10), Block six (6), "Ashton and Sherburne's Addition to Saint Paul", according to the plat thereof on file and of record in the Office of the Register of Deeds in and for said County.

Abstract Property:

All that part of the following described property:
A 100 foot Railway Right-of-way across Blocks 22 through 25, Brewsters Addition, the Northerly 6.0 feet of the Westerly 36.0 feet of Lot 3, Block 3, Fletcher's Subdivision of Brewsters Addition,
lots 4 through 14, Block 3, Fletcher's Subdivision of Brewsters Addition,
Blocks 4, 5, 8 and 9, Fletcher's Subdivision of Brewsters Addition,
Subject to Jackson Street, the West 40.45 feet of that part East of the centerline of said Jackson Street of Lots 11 through 16, Block 2, Ashton and Sherburne's Addition, part of Lots 11 through 16, Block 2, Ashton and Sherburne's Addition lying West of the centerline of Jackson Street, subject to Jackson Street,
all of Blocks 3, 4 and 5 and Lots 1, 4 and 5, Block 6, Ashton and Sherburne's Addition, that part of Lots 19 through 25, together with vacated streets and alleys, Guerin's Outlots,
that part of the Southeast quarter of the Southwest quarter of Section 30, Township 29, Range 22,
and those parts of vacated or to be vacated Minnehaha Street, Pennsylvania Avenue, Park Avenue, Brewster Avenue, Sylvan Street, Lebanon Street and Hillsdale Street,
All of which lies within the following described lines:

Commencing at the Northwest corner of said Section 31; thence Easterly along the North line of said Section 31 a distance of 30 feet to the point of intersection of the East line of Rice Street as now located in said City of St. Paul, also being the point of beginning of the parcel of land to be described; thence S 0° 25' 43" E (assumed bearing) along said East line a distance of 223.39 feet; thence S 68° 01' 43" E a distance of 36.0 feet; thence N 0° 25' 43" W a distance of 6.49 feet; thence S 68° 01' 43" E a distance of 66.56 feet; thence Southeasterly along a tangential curve, concave to the Northeast having a radius of 2342.0 feet and a delta angle of 12° 21' 49" an arc distance of 505.36 feet to the point of intersection with the East line of Park Avenue as now located in said City of St. Paul; thence S 0° 27' 44" E along said East line of Park Avenue to the point of intersection of the North line of Arch Street as now located in said City of St. Paul; thence S 89° 57' 26" E along said North line of Arch Street a distance of 546.47 feet to the point of intersection of the East line of the Northwest quarter of said Section 31; thence continuing along said North line which bears S 89° 40' 20" E a distance of 516.36 feet; thence N 63° 06' 55" E a distance of 88.93 feet to the point of intersection of the Northwesterly line of Capital Heights as now located in said City of St. Paul; thence N 35° 54' 12" E along said North line of Capital Heights a distance of 452.05 feet to the point of intersection of the North line of Pennsylvania Avenue as now located in said City of St. Paul; thence S 89° 49' 49" E along said North line of Pennsylvania Avenue a distance of 76.65 feet to the point of intersection of the East line of Jackson Street as now located in said City of St. Paul; thence N 1° 30' 03" E along said East line of Jackson Street a distance of 367.16 feet to the point of intersection of a line drawn parallel with and distant 50 feet Southerly measured at right angles to the centerline of Burlington Northern Railroad Company's East bound freight track as now located and constructed; thence S 89° 11' 10" W parallel with said freight track centerline a distance of 717.52 feet; thence Northwesterly parallel with said freight track centerline along a tangential curve concave to the North having a radius of 22617.82 feet and a delta angle of 1° 02' 40" an arc distance of 412.30 feet to the point of tangency; thence N 89° 46' 02" W parallel with said freight track centerline a distance of 948.83 feet to the point of intersection of the East line of said Rice Street; thence S 0° 25' 43" E along said East line of Rice Street a distance of 21.46 feet to the point of beginning.

I hereby Certify that this survey 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.
Date: 8/15/85
Donald W. Schmidt, L.S.
Minnesota Registration No. 10059

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