

C E R T I F I C A T E O F S U R V E Y

LANDMARK SURVEYING INC.

21100 Olinda Trail North - P.O. Box 37
Scandia, Minnesota 55073

LaVayne R. Dupslaff
Licensed Land Surveyor

Telephone & FAX
(612) 433-3421

We hereby certify that this is a true and correct representation of a survey of the boundaries of the land described below and the location of all visible encroachments from or on said land.

LANDMARK SURVEYING INC. by LaVayne R. Dupslaff
LaVayne R. Dupslaff, Minnesota Licensed Land Surveyor

Date: 29 JULY 1993
License No. 12660

**BOUNDARY SURVEY
PREPARED FOR:**

Dan A. Burrill
23869 St. Croix Trail N.
Scandia, Minnesota 55073

INTERSTATE HIGHWAY NO. 694

PROPOSED BOUNDARY DESCRIPTION:

That part of the Southeast Quarter of Section 20, Township 30 North, Range 23 West, City of New Brighton, Ramsey County, Minnesota, described as follows:

Commencing at the southwest corner of said Southeast Quarter, said corner is designated by a found Ramsey County cast iron monument;

thence on an azimuth from north of 359 degrees 35 minutes 49 seconds, along the west line of said Southeast Quarter, a distance of 42.84 feet to the point of beginning of the land to be described, said point is designated by a found 7/8 inch outside diameter iron pipe monument, marked with a plastic cap inscribed "RLS 8612", and said point is on the northerly right of way boundary of 10th Street N.W.;

thence continuing on an azimuth of 359 degrees 35 minutes 49 seconds, along said west line, a distance of 399.16 feet to a point, said point is designated by a found 7/8 inch outside diameter iron pipe monument, and said point is on the southerly right of way boundary of Interstate Highway No. 694 (formerly State Trunk Highway No. 100),

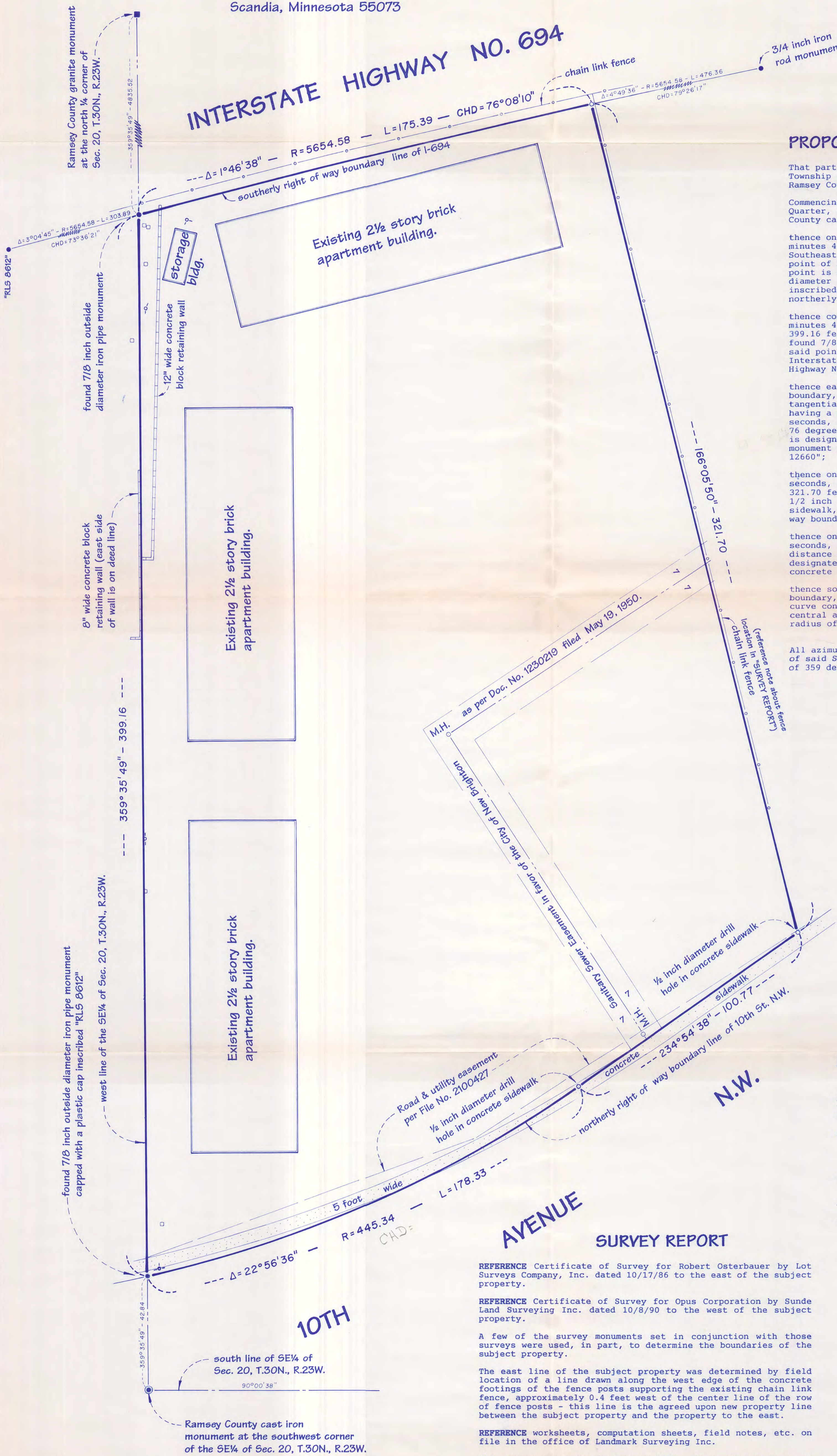
thence easterly, along said southerly right of way boundary, a distance of 175.39 feet along a non-tangential curve concave to the south, said curve having a central angle of 1 degree 46 minutes 38 seconds, a radius of 5654.58 feet and whose chord bears 76 degrees 08 minutes 10 seconds to a point, said point is designated by a 7/8 inch outside diameter iron pipe monument set, marked with a plastic cap inscribed "LS 12660";

thence on an azimuth of 166 degrees 05 minutes 50 seconds, not tangent to said curve, a distance of 321.70 feet to a point, said point is designated by a 1/2 inch diameter drill hole set in a concrete sidewalk, and said point is on said northerly right of way boundary of 10th Street N.W.;

thence on an azimuth of 234 degrees 54 minutes 38 seconds, along said northerly right of way boundary, a distance of 100.77 feet to a point, said point is designated by a 1/2 inch diameter drill hole set in a concrete sidewalk;

thence southwesterly, along said northerly right of way boundary, a distance of 178.33 feet along a tangential curve concave to the northwest, said curve having a central angle of 22 degrees 56 minutes 36 seconds and a radius of 445.34 feet, to the point of beginning.

All azimuths are based on the north-south quarter line of said Section 20 having an assumed azimuth from north of 359 degrees 35 minutes 49 seconds.

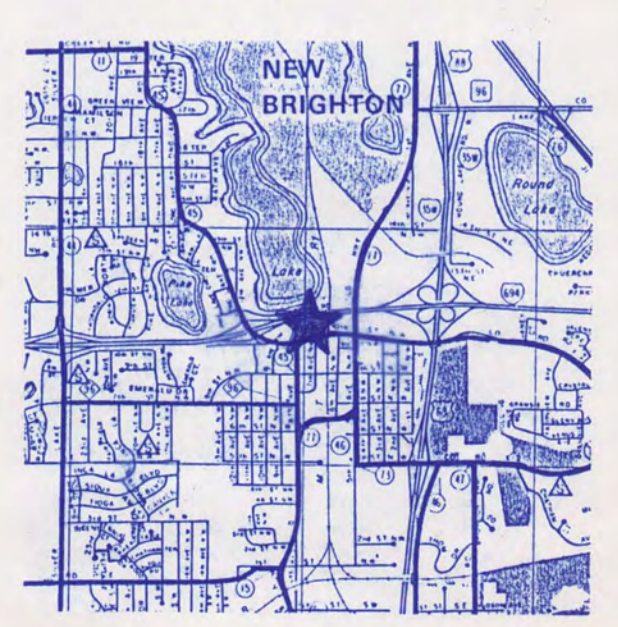


SCALE: 1" = 20'

LEGEND

- denotes 7/8 inch outside diameter by 18 inch long iron pipe monument set, marked by a plastic cap inscribed "LS 12660", unless otherwise shown.
- denotes survey monument found, described on the drawing.
- ⊙ denotes power pole
- ⊙ denotes guy anchor pole

VICINITY MAP



SURVEY REPORT

REFERENCE Certificate of Survey for Robert Osterbauer by Lot Surveys Company, Inc. dated 10/17/86 to the east of the subject property.

REFERENCE Certificate of Survey for Opus Corporation by Sunde Land Surveying Inc. dated 10/8/90 to the west of the subject property.

A few of the survey monuments set in conjunction with those surveys were used, in part, to determine the boundaries of the subject property.

The east line of the subject property was determined by field location of a line drawn along the west edge of the concrete footings of the fence posts supporting the existing chain link fence, approximately 0.4 feet west of the center line of the row of fence posts - this line is the agreed upon new property line between the subject property and the property to the east.

REFERENCE worksheets, computation sheets, field notes, etc. on file in the office of Landmark Surveying Inc.

This survey was begun in January 1989. Monuments set by us on this survey were set in July 1993.