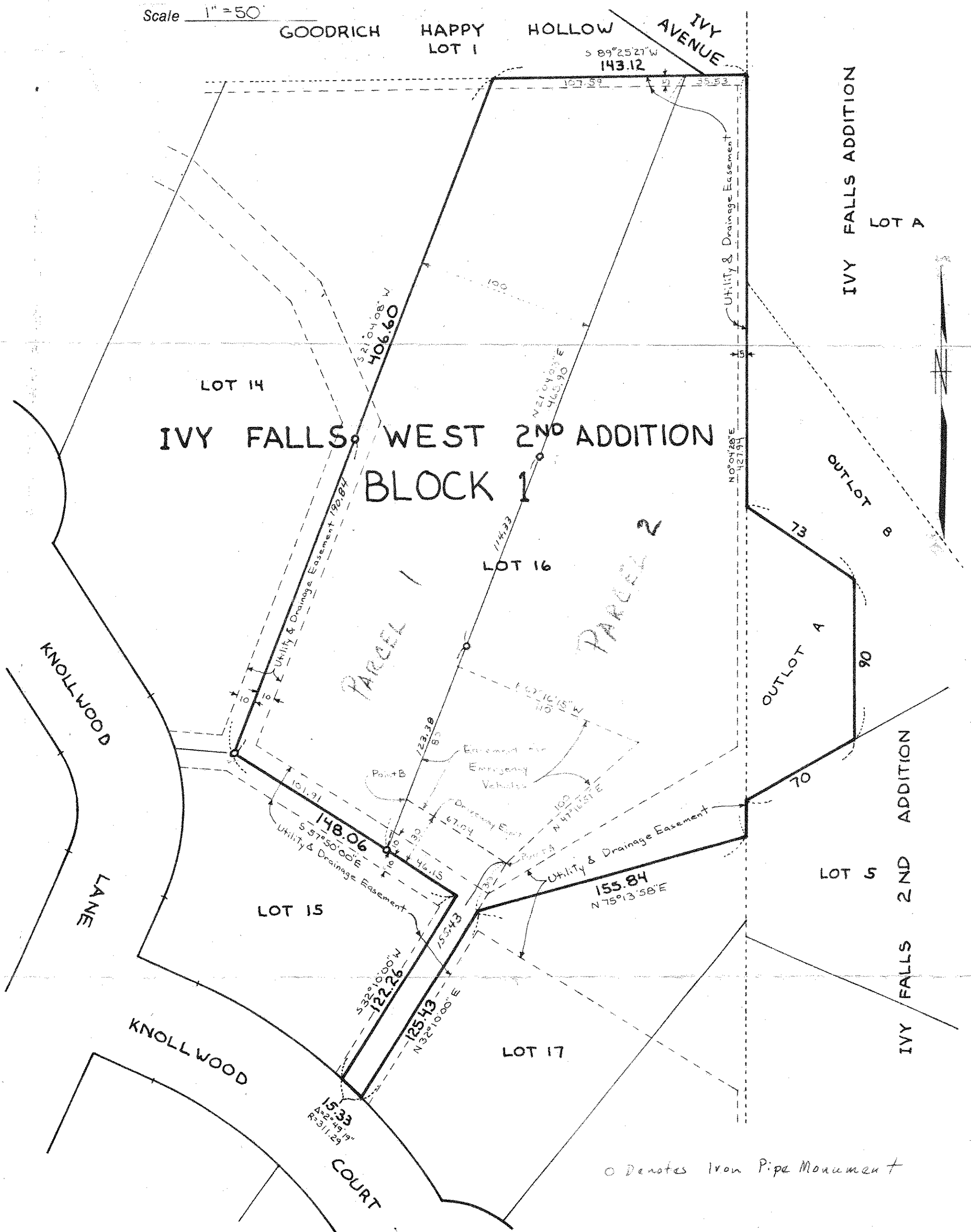


From the office of
GEORGI-SCHMIDT & ASSOC. INC.
 3092 No. Lexington Ave., Roseville, Mn. 55113
 LAND SURVEYING
 483-4408

I Hereby Certify that this plat shows a survey made by me of the property described on this plat and that the corners are correctly placed as shown, that this survey was done by me, or under my direct supervision; that I am a duly registered Land Surveyor under the Laws of the state of Minnesota.

Job Number: 3125
 Surveyed For: Alex Leibel
 Date: 10/10/86
 Scale: 1" = 50'



DESCRIPTION: (Parcel 1)

That part of Lot 16, Block 1, Ivy Falls West 2nd Addition, lying west of a line parallel to and 100 feet Easterly of, as measured at right angles to, the Westerly line of said Lot 16, said line being extended to intersect the Northerly and Southerly lines of said Lot 16.

Together with a driveway easement over that part of said Lot 16 lying within the following described lines: Beginning at the most Westerly corner of Lot 17, said Block 1, said point being on the Northerly line of Knollwood Court; thence N 32° 10' E (assumed bearing) 155.43 feet along the Westerly line of said Lot 17 and its Northerly extension to point "A"; thence N 57° 50' W 67.04 feet, more or less, along a line parallel to and 30 feet Northerly of as measured at right angles to, the Northerly line of Lot 15, said Block 1 to a point on the Easterly line of the West 100 feet, said point hereinafter referred to as point "B"; thence S 21° 04' 08" W along the East line of said West 100 feet to a point on the Southerly line of said Lot 16, said line also being the Northerly line of Lot 15, said Block 1; thence S 57° 50' E 46.15 feet, more or less, to the NE corner of said Lot 15; thence S 32° 10' W 122.26 feet to the SE corner of said Lot 15 and the Northerly line of Knollwood Court; thence SE 1/3 along the Northerly line of said Knollwood Court 15.33 feet to the point of beginning.

And together with a easement for Emergency Vehicles over that part of said Lot 16 lying within the following described lines: Beginning at the above described point "A"; thence N 47° 16' 51" E (the Westerly line of Lot 17, said Block 1 is assumed to bear N 32° 10' E) 100 feet; thence N 67° 16' 15" W 110 feet to the East line of the West 100 feet of said Lot 16; thence S 21° 04' 08" W 80 feet along said East line to above described point "B"; thence S 57° 50' E 67.04 feet, more or less, to the point of beginning.

Subject to easements of record.
 Dakota County, Minnesota