

GATEWAY WEST BUSINESS CENTER - ROSEVILLE

KNOW ALL MEN BY THESE PRESENTS: That Gateway West Limited Partnership, a Minnesota limited partnership, owner of the following described property situated in the City of Roseville, County of Ramsey, State of Minnesota:

All that part of the Northwest Quarter of Section 8, Township 29, Range 23, lying North of the northerly line of right-of-way acquired by the M & St. L. Railway Co. (now owned by N.P. Railway Co.) and lying East of a line running South at right angles to north line of said Northwest Quarter from a point thereon distant 1130.68 feet West of the northeast corner of said Northwest Quarter and lying West of a line running South at right angles to said north line of the Northwest Quarter from a point thereon distant 363 feet West of the westerly right-of-way line of Minnesota Transfer Railway Company (measured on said north line) and lying Northwesterly of a line described as follows: Beginning at a point on said north line of the Northwest Quarter distant 53 feet West of last named right-of-way line (measured on said north line); thence running Southwesterly at an angle of 73 degrees 15 minutes to said north line for a distance of 330 feet to a point; thence along a curve to the right at a radius of 553.7 feet (curve being tangent to last described line at last described point) to an intersection with first aforedescribed right-of-way line.

And, Beginning at a point in north line of Section 8, Township 29, Range 23, distant 363 feet West of the westerly right-of-way line of the Minnesota Transfer Railway Company which right-of-way line is parallel with and distant 50 feet westerly measured at right angles from the center line of the main track of said Minnesota Transfer Railway; thence East along north line of said Section 8, a distance of 310 feet to a point 53 feet West of the westerly line of said Minnesota Transfer Railway Company's right-of-way; thence Southerly along a line making an angle of 73 degrees 15 minutes in the Southwest quadrant, a distance of 330 feet to a point of curve, thence along a curve to the right having a radius of 553.7 feet, said curve being tangent to last described line at last described point, to the intersection of said curved line with a line drawn Southerly from the point of beginning and at right angles to the north line of said Section 8; thence Northerly along last mentioned right angle line to the point of beginning.

And, That certain tract of land in the Northeast Quarter of the Northwest Quarter of Section 8, Township 29 North, Range 23 West, Fourth Principal Meridian, described as follows: Beginning at a point on the north line of said Section 8 where the same is intersected by the westerly right-of-way line of the Minnesota Transfer Railway Company which right-of-way line is parallel with and distant 50 feet westerly measured at right angles, from the center line of the main track of said Minnesota Transfer Railway; thence West along said north line 53 feet to a point; thence Southerly along a line making an angle of 73 degrees 15 minutes in the Southwest quadrant a distance of 330 feet to a point of curve; thence along a curve to the right, having a radius of 553.7 feet, said curve being tangent to last described line at last described point, a distance of 517 feet more or less, to a point on the northerly line of the right-of-way of the Northern Pacific Railway Company for its Minneapolis Branch, which right-of-way line is parallel with and distant 50 feet Northerly, measured at right angles, from the center line of the main track of the Minneapolis Branch; thence Easterly along the last mentioned parallel line to the westerly right-of-way line of the Minnesota Transfer Railway Company; thence Northerly along the Minnesota Transfer Railway Company right-of-way line to the point of beginning.

Has caused the same to be surveyed and platted as GATEWAY WEST BUSINESS CENTER-ROSEVILLE and does hereby dedicate to the public for public use forever the thoroughfare and the drainage and utility easements as shown on this plat.

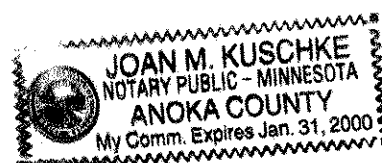
In witness whereof said Gateway West Limited Partnership, a Minnesota limited partnership, has caused these presents to be signed by its General Partner this 10th day of October, 1995.

Signed: Gateway West Limited Partnership

By CSM Investors, Inc., a Minnesota corporation, General Partner
[Signature] its VICE PRESIDENT

STATE OF MINNESOTA
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 10th day of October, 1995 by Murray Kornberg, Vice President of CSM Investors, Inc., a Minnesota Corporation, General Partner of Gateway West Limited Partnership, a Minnesota limited partnership, on behalf of the partnership.



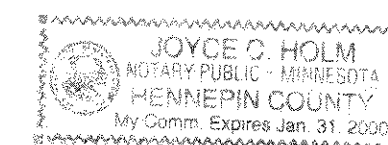
[Signature]
Notary Public, Anoka County, Minnesota
My Commission Expires 1-31-2000

I hereby certify that I have surveyed and platted the property described on this plat as GATEWAY WEST BUSINESS CENTER-ROSEVILLE; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and there are no wet lands as defined in Minnesota Statutes, Section 505.02, Subd. 1, or public highways to be designated other than as shown on this plat.

[Signature]
Walter J. Gregory, Land Surveyor
Minnesota License No. 14889

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing Surveyor's Certificate was acknowledged before me this 5th day of October, 1995 by Walter J. Gregory, a Licensed Land Surveyor.



[Signature]
Notary Public, Hennepin County, Minnesota
My Commission Expires Jan. 31, 2000

City of Roseville

We do hereby certify that on the 14th day of February, 1994, the City Council of the City of Roseville, Minnesota, approved this plat. All monuments will be set as specified by the City Council and as stated on this plat, according to Minnesota Statutes, Section 505.02, Subd. 1.

[Signature] Mayor
[Signature] City Manager

Taxes payable in the year 1995 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 26th day of October, 1995.

[Signature] Director
Department of Property Taxation
By [Signature] Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 26th day of October, 1995 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

[Signature]
David D. Claypool, L.S.
Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota
I hereby certify that this plat of GATEWAY WEST BUSINESS CENTER-ROSEVILLE was filed in the office of the County Recorder for public record on this 2nd day of NOVEMBER, 1995, at 11:10 o'clock A.M. and was duly filed in Book of Plats, Pages 31 and 32, as Document Number 289579.

Lou McKenna, County Recorder
By , Deputy

