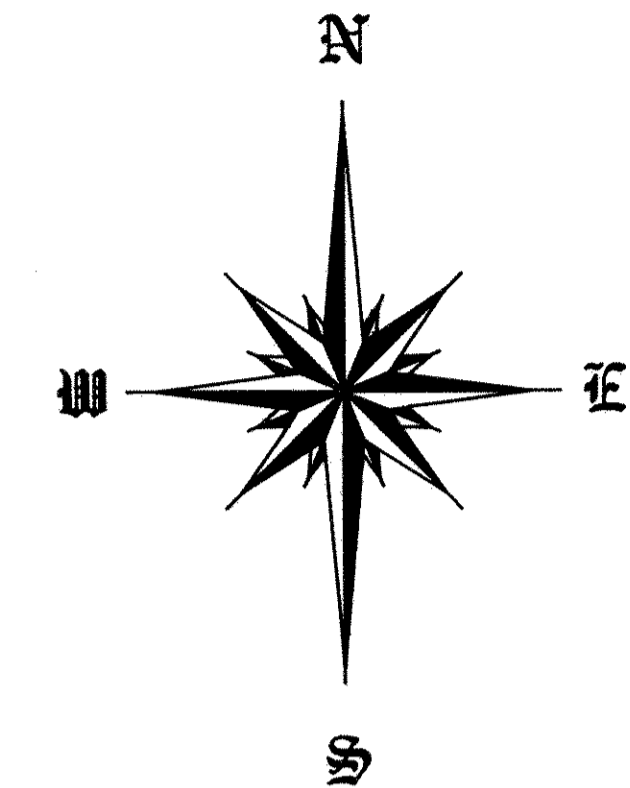


DENNIS ROBERTS ADDITION



-RAMSEY COUNTY COMPUTED POSITION
CENTER OF SEC. 32-T.29-R.22
Y= 160192.374 X= 579553.421

N 89°26'43" E
2611.17

CENTER OF SECTION 33-T.29-R.22
CITY OF ST. PAUL GRANITE MONUMENT
Y= 160239.644 X= 584802.599

N 89°31'21" E
2638.22

EAST 1/4 CORNER SEC. 32-T.29-R.22
CITY OF ST. PAUL CAST
IRON MONUMENT
Y= 160217.653 X= 582164.472

KNOW ALL MEN BY THESE PRESENTS:

THAT DAYTON'S BLUFF NHS, A MINNESOTA CORPORATION, OWNER OF THE FOLLOWING DESCRIBED PROPERTY SITUATED IN THE CITY OF SAINT PAUL, COUNTY OF RAMSEY, STATE OF MINNESOTA:

THAT PART OF LOT 12 THAT LIES NORTHWESTERLY OF THE SOUTHWESTERLY EXTENSION ACROSS SAID LOT 12 OF THE SOUTHEASTERLY LINE OF LOT 16 AND ALL OF LOTS 13,14,15,16,17,18, AND 19, ALL IN BLOCK 38, LYMAN DAYTON'S ADDITION TO THE CITY OF ST. PAUL, ACCORDING TO THE RECORDED PLAT THEREOF, EXCEPT THAT PART OF SAID LOT 16 DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST SOUTHERLY CORNER OF SAID LOT 16; THENCE NORTHWESTERLY, ALONG THE SOUTHWESTERLY LINE OF SAID LOT 16, (WHICH IS ALSO THE NORTHEASTERLY LINE OF LOT 12 SAID BLOCK AND ADDITION) A DISTANCE OF 2.50 FEET TO A POINT; THENCE NORTHEASTERLY AND PARALLEL WITH THE SOUTHEASTERLY LINE OF SAID LOT 16 A DISTANCE OF 22.00 FEET TO A POINT; THENCE SOUTHEASTERLY AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOT 16 A DISTANCE OF 2.50 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF SAID LOT 16; THENCE SOUTHWESTERLY ALONG SAID SOUTHEASTERLY LINE OF SAID LOT 16 A DISTANCE OF 22.00 FEET TO THE POINT OF BEGINNING.

HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS DENNIS ROBERTS ADDITION, AND DOES HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE FOREVER THE CUL-DE-SAC AS SHOWN ON THIS PLAT.

IN WITNESS WHEREOF SAID DAYTON'S BLUFF NHS, A MINNESOTA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PROPER OFFICERS AND ITS CORPORATE SEAL TO BE HEREUNTO AFFIXED THIS 17 DAY OF JUNE, 1997.

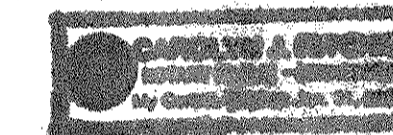
SIGNED: DAYTON'S BLUFF NHS

Michelle K. Voss ITS President

Richard M. Person ITS Secretary

STATE OF MINNESOTA
COUNTY OF Ramsey
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17 DAY OF June, 1997, BY Michelle K. Voss President AND BY Richard M. Person Secretary OF DAYTON'S BLUFF NHS, A MINNESOTA CORPORATION, ON BEHALF OF THE CORPORATION.

Richard C. Person
NOTARY PUBLIC, Ramsey COUNTY, MINNESOTA
MY COMMISSION EXPIRES 1-31-2000



I HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED THE PROPERTY DESCRIBED ON THIS PLAT AS DENNIS ROBERTS ADDITION; THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SURVEY; THAT ALL DISTANCES ARE CORRECTLY SHOWN ON THE PLAT IN FEET AND HUNDRETHS 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.

Richard C. Person
RICHARD C. PERSON, LAND SURVEYOR
MINNESOTA LICENSE NUMBER 23300

STATE OF MINNESOTA
COUNTY OF Ramsey

THE FOREGOING SURVEYOR'S CERTIFICATE WAS ACKNOWLEDGED BEFORE ME THIS 30 DAY OF May, 1997, BY RICHARD C. PERSON, A LICENSED LAND SURVEYOR.

Richard C. Person
NOTARY PUBLIC, Ramsey COUNTY, MINNESOTA
MY COMMISSION EXPIRES 1-31-2000

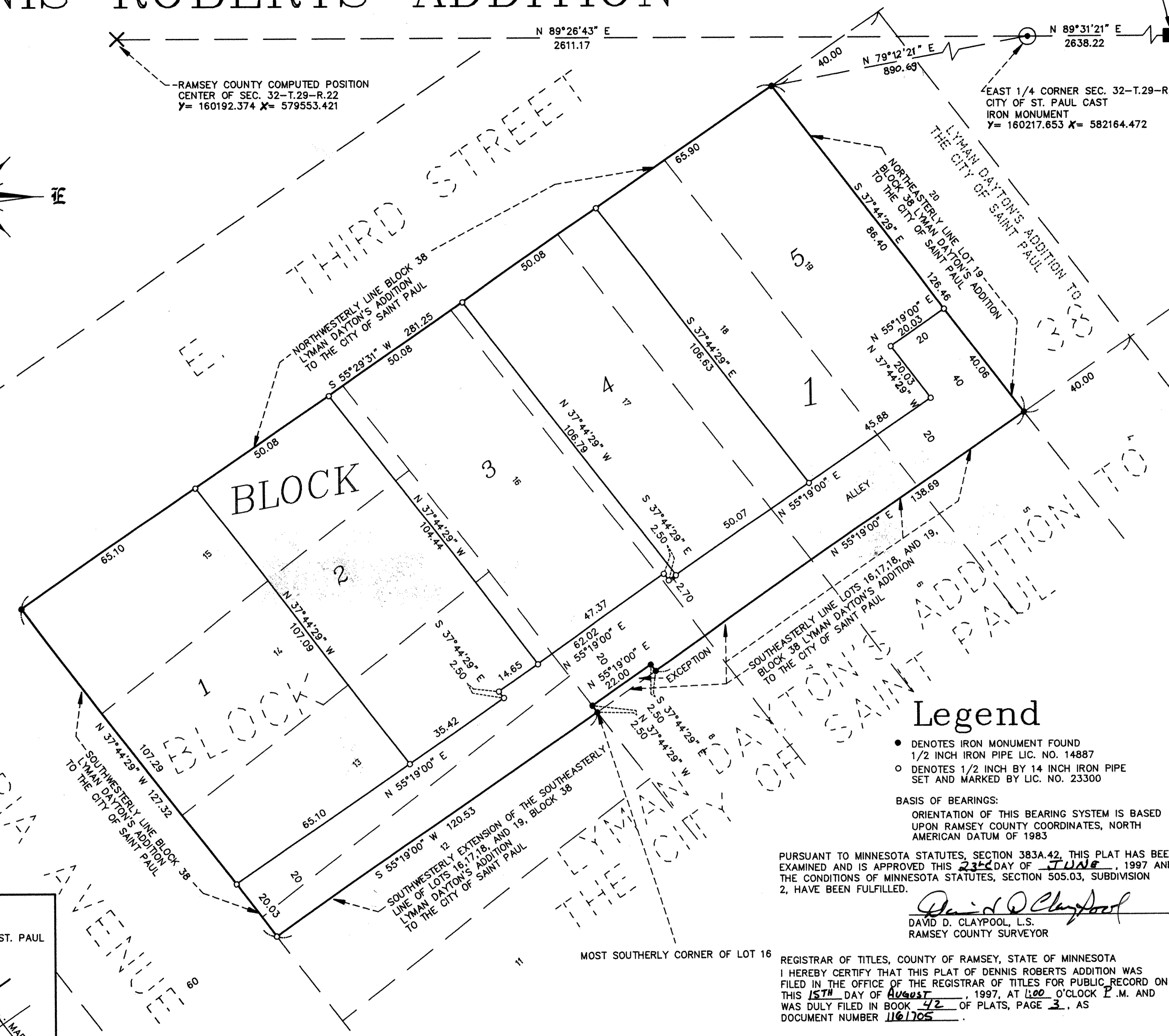
CITY OF SAINT PAUL

I DO HEREBY CERTIFY THAT ON THE 18 DAY OF June, 1997, THE CITY COUNCIL OF THE CITY OF SAINT PAUL, 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.

Frances Selva
CLERK (Deputy)

TAXES PAYABLE IN THE YEAR 1997 ON THE LAND HEREIN DESCRIBED HAVE BEEN PAID, ALSO THERE ARE NO DELINQUENT TAXES AND TRANSFER ENTERED THIS 23 DAY OF June, 1997.

Michelle Timmons, Acting DIRECTOR
DEPARTMENT OF PROPERTY TAXATION
BY Deborah K. Meshy, DEPUTY



Legend

- DENOTES IRON MONUMENT FOUND 1/2 INCH IRON PIPE LIC. NO. 14887
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE SET AND MARKED BY LIC. NO. 23300

BASIS OF BEARINGS:
ORIENTATION OF THIS BEARING SYSTEM IS BASED UPON RAMSEY COUNTY COORDINATES, NORTH AMERICAN DATUM OF 1983

PURSUANT TO MINNESOTA STATUTES, SECTION 383A.42, THIS PLAT HAS BEEN EXAMINED AND IS APPROVED THIS 23 DAY OF JUNE, 1997 AND THE CONDITIONS OF MINNESOTA STATUTES, SECTION 505.03, SUBDIVISION 2, HAVE BEEN FULFILLED.

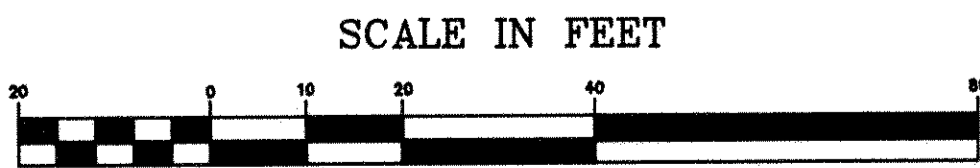
David D. Claypool
DAVID D. CLAYPOOL, L.S.
RAMSEY COUNTY SURVEYOR

REGISTRAR OF TITLES, COUNTY OF RAMSEY, STATE OF MINNESOTA
I HEREBY CERTIFY THAT THIS PLAT OF DENNIS ROBERTS ADDITION WAS FILED IN THE OFFICE OF THE REGISTRAR OF TITLES FOR PUBLIC RECORD ON THIS 15 DAY OF August, 1997, AT 1:00 O'CLOCK P.M. AND WAS DULY FILED IN BOOK 42 OF PLATS, PAGE 3, AS DOCUMENT NUMBER 1161705.

DEPUTY REGISTRAR OF TITLES

COUNTY RECORDER, COUNTY OF RAMSEY, STATE OF MINNESOTA
I HEREBY CERTIFY THAT THIS PLAT OF DENNIS ROBERTS ADDITION WAS FILED IN THE OFFICE OF THE COUNTY RECORDER FOR PUBLIC RECORD ON THIS 15 DAY OF August, 1997, AT 10:51 O'CLOCK A.M. AND WAS DULY FILED IN BOOK 113 OF PLATS, PAGE 20, AS DOCUMENT NUMBER 3007029.

DEPUTY COUNTY RECORDER



SCALE: 1 INCH = 20 FEET

