

# 529 BUSINESS CENTER

KNOW ALL MEN BY THESE PRESENTS: That Wayne N. Delange and Bette A. Delange, husband and wife, fee owners and University National Bank, a Minnesota corporation, mortgagee of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

All that part of the Southwest Quarter of the Southwest Quarter of Section 25, Township 30, Range 23, Ramsey County, Minnesota, lying northerly of County Road E, described as follows: Commencing at a point on the North line of County Road E a distance of 882.3 feet East of the West line of said Section 25; thence North and parallel with the North and South one sixteenth line of the Southwest Quarter of said Section 25 for 208.7 feet; thence easterly and parallel with said North line of County Road E for 208.7 feet to a point which is 14 rods West of said North and South one sixteenth line of the Southwest Quarter of Section 25; thence South and parallel with said North and South one sixteenth line 208.7 feet to the North line of County Road E; thence westerly along said North line of County Road E 208.7 feet to the point of beginning;

Also

All that part of the Southwest Quarter of the Southwest Quarter of Section 25, Township 30, Range 23, Ramsey County, Minnesota, lying northerly of County Road E, described as follows: Commencing at a point on the North line of County Road E a distance of 882.3 feet East of the West line of said Section 25; thence North and parallel with the North and South one sixteenth line of the Southwest Quarter of said Section 25 for 208.7 feet this point is the point of beginning of this description; thence continuing North and parallel with said North and South one sixteenth line for 208.7 feet; thence easterly and parallel with said North line of County Road E for 208.7 feet to a point which is 14 rods West of said North and South one sixteenth line of the Southwest Quarter of said Section 25; thence South and parallel with said North and South one sixteenth line for 208.7 feet; thence westerly and parallel with said North line of County Road E for 208.7 feet to the point of beginning.

Have caused the same to be surveyed and platted as 529 BUSINESS CENTER and do hereby dedicate to the public for public use forever the drainage and utility easements as shown on this plat.

In witness whereof said Wayne N. Delange and Bette A. Delange, husband and wife, have hereunto set their hands this 1<sup>st</sup> day of March, 2004

Wayne N. Delange  
Wayne N. Delange  
Bette A. Delange  
Bette A. Delange

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 1 day of March, 2004, by Wayne N. Delange and Bette A. Delange, husband and wife.

Jennifer L. Livings  
Notary Public, Minnesota  
My Commission Expires 1-31-05



In witness whereof said University National Bank, a Minnesota corporation, has caused these presents to be signed by its proper officer this 1<sup>st</sup> day of March, 2004

Signed: University National Bank

John P. Bennett  
John P. Bennett, Senior Vice President

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 1 day of March, 2004, by John P. Bennett, Senior Vice President of University National Bank, a Minnesota corporation, on behalf of the corporation.

Jennifer L. Livings  
Notary Public, Minnesota  
My Commission Expires 1-31-05



I hereby certify that I have surveyed and platted the property described on this plat as 529 BUSINESS CENTER; 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; 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, Subdivision 1, or public highways to be designated other than as shown on this plat.

Peter M. Wagenaar  
Peter M. Wagenaar, Land Surveyor  
Minnesota License No. 12282

STATE OF MINNESOTA  
COUNTY OF Ramsey

The foregoing Surveyor's Certificate was acknowledged before me this 13<sup>th</sup> day of November, 2003, by Peter M. Wagenaar, a Licensed Land Surveyor.

Joyce C. Holm  
Notary Public, Minnesota  
My Commission Expires Jan. 31, 2005



City of Shoreview

We do hereby certify that on the 4<sup>th</sup> day of August, 2003, the City Council of the City of Shoreview, 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, Subdivision 1.

Sandra Christensen Mayor Ty C. Sch Manager

Taxes payable in the year 2004 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 8<sup>th</sup> day of March, 2004.

Dorothy Mellum, Director By Saron Opliger Deputy  
Department of Property Taxation

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 8<sup>th</sup> day of MARCH, 2004 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

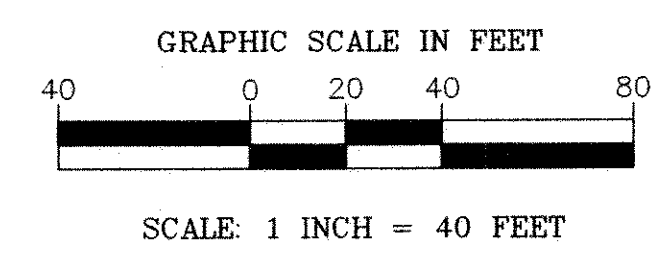
David D. Claypool  
David D. Claypool, L.S., Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of 529 BUSINESS CENTER was filed in the office of the County Recorder for public record on this 8<sup>th</sup> day of March, 2004, at 3 o'clock P.M., and was duly filed in Book 119 of Plats, Pages 49 and 50, as Document Number 3735179.

Deputy County Recorder

# 529 BUSINESS CENTER



- Denotes Ramsey County cast iron monument found.
- Denotes 1/2 inch iron pipe monument found License No. 17765, unless otherwise noted.
- Denotes 1/2 inch X 14 inch iron pipe monument set and marked by license No. 12282.

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE RAMSEY COUNTY COORDINATE SYSTEM, NAD '83.

