

GATEWAY BUSINESS PARK

KNOW ALL MEN BY THESE PRESENTS: That the City of Roseville, a Minnesota municipal corporation, owner of the following described property situated in the City of Roseville, County of Ramsey, State of Minnesota:

That part of the East 1,400 feet of the West 1,933 feet of the North 30 rods of the South 50 rods of the North Half of the Southeast Quarter of Section 8; Township 29, Range 23, Ramsey County, Minnesota, lying northwesterly of a line run parallel with and distant 40 feet northwesterly of a line described as beginning at a point on the North and South Quarter line of said Section 8, distant 992.48 feet South of the center thereof; thence run Easterly at an angle of 89 degrees 24 minutes 30 seconds with said North and South Quarter line (when measured from South to East), for 759.69 feet; thence deflect to the left on a 1 degree 30 minute 00 second curve (Delta angle 2 degrees 22 minutes 00 seconds) for 157.78 feet; thence on a tangent to said curve for 217.63 feet; thence deflect to the left on a 2 degree 00 minute 00 second curve (Delta angle 4 degrees 02 minutes 52 seconds) for 202.39 feet; thence on a tangent to said curve for 180.07 feet; thence deflect to the left on a 6 degree 00 minute 00 second curve (Delta angle 74 degrees 15 minutes 29 seconds) for 1,237.63 feet and there terminating;

And

That part of the East 300 feet of the West 2,233 feet of the North 30 rods of the South 50 rods of the North Half of the Southeast Quarter of Section 8, Township 29 North, Range 23 West, Ramsey County, Minnesota, lying northwesterly of a line run parallel with and distant 50 feet Northwesterly of a line described as beginning at a point on the North and South Quarter line of said Section 8, distant 992.48 feet South of the center thereof; thence run Easterly at an angle of 89 degrees 24 minutes 30 seconds from said North and South Quarter line (measured from South to East) for 759.69 feet; thence deflect to the left on a 1 degree 30 minute 00 second curve (Delta angle 2 degrees 22 minutes 00 seconds) for 157.78 feet; thence on a tangent to said curve for 217.63 feet; thence deflect to the left on a 2 degree 00 minute 00 second curve (Delta angle of 4 degrees 02 minutes 52 seconds) for 202.39 feet; thence on a tangent to said curve for 180.07 feet; thence deflect to the left on a 6 degree 00 minute 00 second curve (Delta angle 74 degrees 15 minutes 29 seconds) for 1,237.63 feet and there terminating;

And

Tract I, except the North 156.22 feet thereof; Tracts J and K; all in Registered Land Survey No. 50, files of the Registrar of Titles, County of Ramsey;

And

All that part of the East Quarter of the Northeast Quarter of Section 8, Township 29 North, Range 23 West, Ramsey County, Minnesota, lying Westerly of the Westerly right-of-way line of Interstate Highway No. 35W per Final Certificate Document No. 1604842 and lying South of an Easterly extension of the South line of the North 156.22 feet of Tract I, Registered Land Survey No. 50;

And

The East Three Quarters of the North Half of the Southeast Quarter, except the south fifty rods thereof; also except the west 220 feet thereof, and also except the east 407 feet of the west 627 feet thereof, except the northerly 35 feet of the easterly 27.4 feet thereof, all in Section 8, Township 29, Range 23, Ramsey County, Minnesota, and also except that part thereof which lies easterly of a line described as beginning at a point on the east and west quarter line of said Section 8, distant 360 feet west of the east quarter corner thereof; thence run southerly, parallel with the east line of said section for 163.7 feet; thence run southwesterly to a point which is distant 463.7 feet south and 475 feet west of said east quarter corner; thence run southwesterly to a point on the west line of the east 100 feet of the west 2033 feet of the north 30 rods of the south 50 rods of the North Half of the Southeast Quarter of said Section 8, distant 250 feet north of the southwest corner thereof.

Has caused the same to be surveyed and platted as GATEWAY BUSINESS PARK and does hereby dedicate to the public for public use forever the thoroughfares and easements for drainage and utility purposes as shown on this plat.

In witness whereof said City of Roseville, a Minnesota municipal corporation, has caused these presents to be signed by its proper officers this 13th day of October, 1997.

Signed: City of Roseville

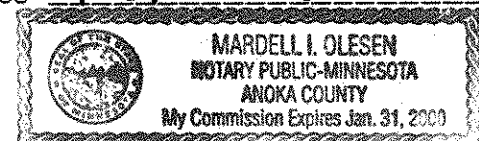
Daniel Wall
Daniel Wall, Mayor

Steven R. Sarkozy
Steven R. Sarkozy, City Manager

STATE OF Minnesota
COUNTY OF Anoka

The foregoing instrument was acknowledged before me this 14th day of October, 1997, by Daniel Wall, Mayor, and Steven R. Sarkozy, City Manager, of said City of Roseville, a Minnesota municipal corporation, on behalf of said corporation.

Mardell I. Olesen
Notary Public, Anoka County, Minnesota
My Commission Expires 1-31-2000



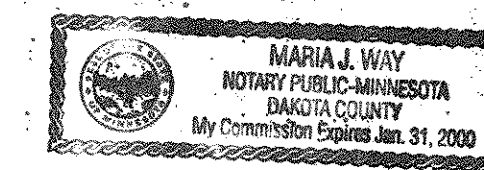
I hereby certify that I have surveyed and platted the property described on this plat as GATEWAY BUSINESS PARK; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed 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.

Edward H. Sunde
Edward H. Sunde, Land Surveyor
Minnesota License No. 8612

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 20th day of September, 1997 by Edward H. Sunde, a licensed Land Surveyor.

Maria J. Way
Notary Public, Dakota County, Minnesota
My Commission Expires January 31, 2000



City of Roseville, Minnesota

We do hereby certify that on the 8th day of September, 1997, 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.

Daniel Wall
Daniel Wall, Mayor

Steven R. Sarkozy
Steven R. Sarkozy, City Manager

Taxes payable in the year 1997 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 14th day of October, 1997.

Mary Mahoney Acting Director
Department of Property Taxation

Phelan Khan Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 15th day of October, 1997, and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

By: Ronald F. Meyer Deputy
David D. Claypool, L.S., Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of GATEWAY BUSINESS PARK was filed in the office of the County Recorder for public record on this 23rd day of October, 1997, at 1:03 o'clock P.M. and was duly filed in Book 113 of Plats, Pages 36 and 37, as Document Number 302.0086

Deputy County Recorder

Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of GATEWAY BUSINESS PARK was filed in the office of the Registrar of Titles for public record on this 23rd day of October, 1997, at 2:00 o'clock P.M. and was duly filed in Book 42 of Plats, Pages 9 and 10, as Document Number 1168234.

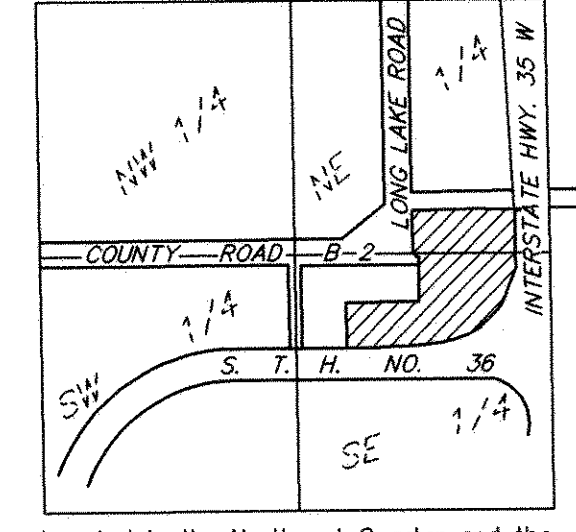
Deputy Registrar of Titles

Sunde Land Surveying Inc.

GATEWAY BUSINESS PARK

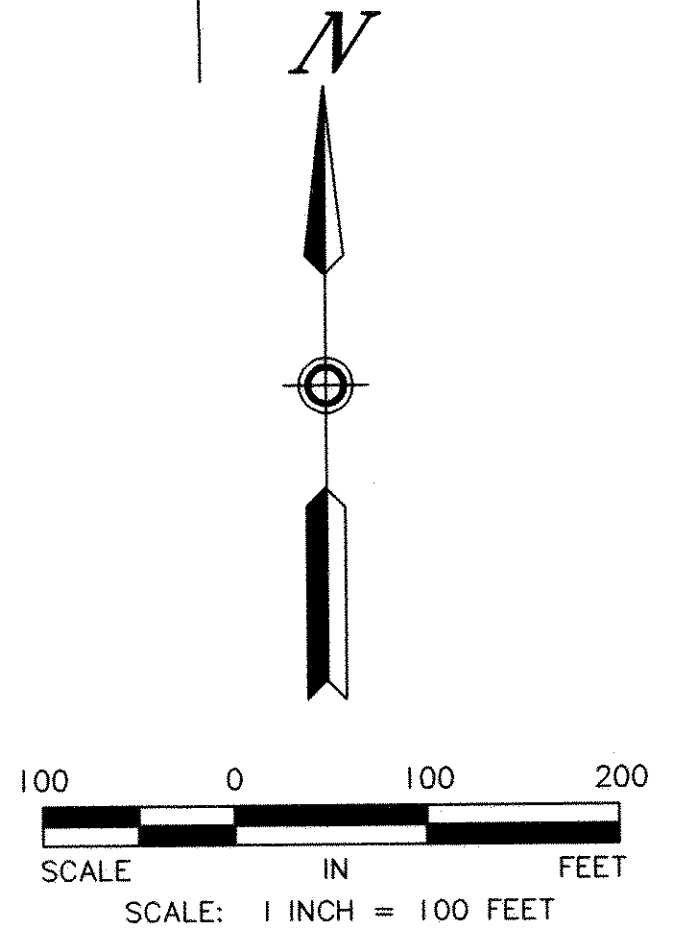
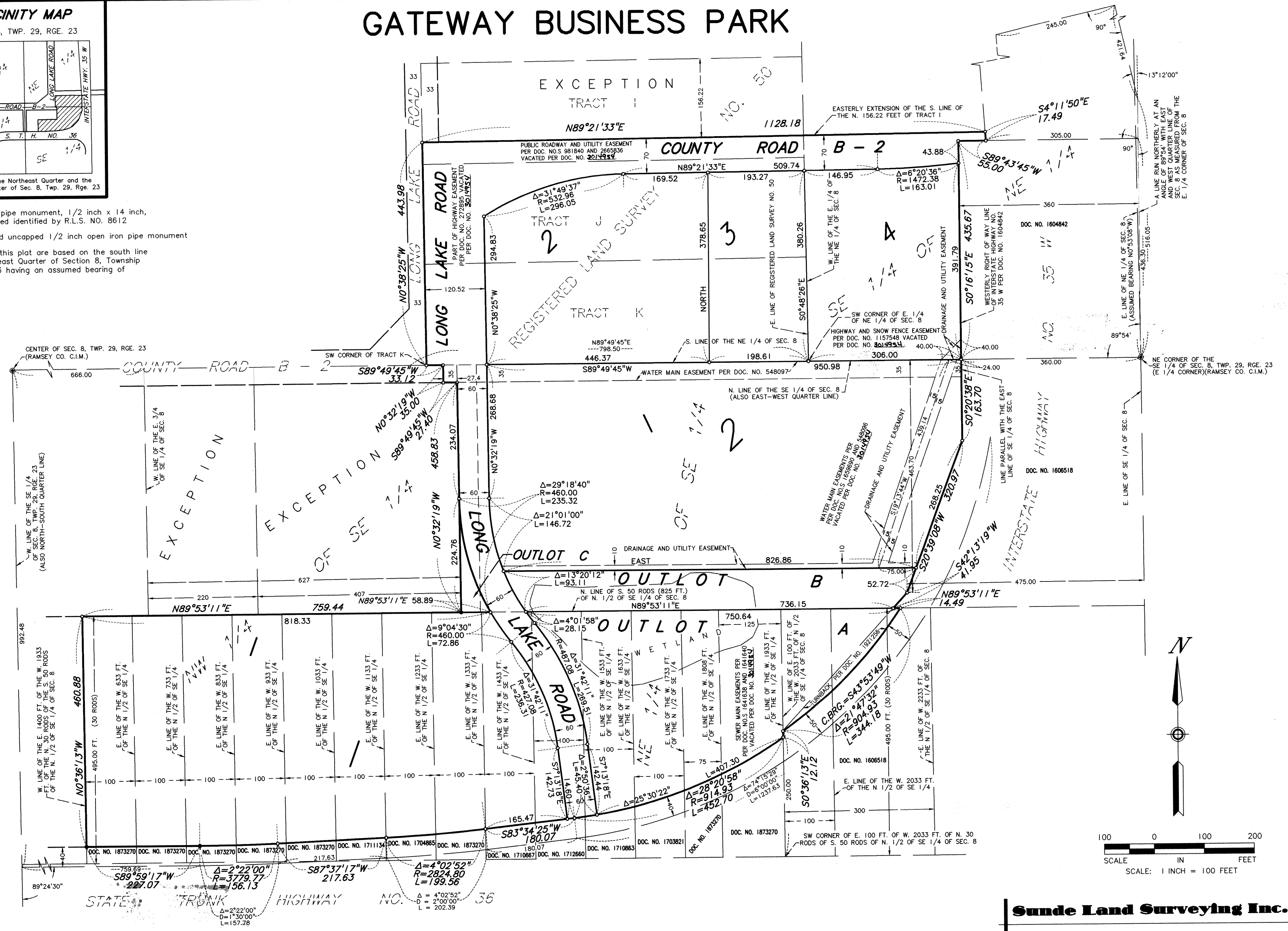
VICINITY MAP

SEC. 8, TWP. 29, RGE. 23



Located in the Northeast Quarter and the Southeast Quarter of Sec. 8, Twp. 29, Rge. 23

- Denotes iron pipe monument, 1/2 inch x 14 inch, set and capped identified by R.L.S. NO. 8612
 - Denotes found uncapped 1/2 inch open iron pipe monument
- Bearings for this plat are based on the south line of the Northeast Quarter of Section 8, Township 29, Range 23 having an assumed bearing of N89°49'45"E.



Sunde Land Surveying Inc.