

CARRIAGE HOMES OF MAPLE HILLS

I hereby certify that I have surveyed and platted the property described on this plat as CARRIAGE HOMES OF MAPLE HILLS; 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 or will be correctly placed in the ground as designated; 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.

Gary R. Harris
Gary R. Harris, Land Surveyor
Minnesota License No. 10943

KNOW ALL MEN BY THESE PRESENTS: That Bridgeland Development Company, a Minnesota company, fee owner of the following described property situated in the City of Maplewood, County of Ramsey, State of Minnesota:

Lot 2, MOORES GARDEN LOTS, EXCEPT that part lying southerly and easterly of a line described as follows: Commencing at the southwest corner of said Lot 2; thence East on the south line thereof 417.61 feet to the point of beginning; thence North at right angles to said south line 224.55 feet; thence North 61 degrees 18 minutes East 210.22 feet; thence South 74 degrees 42 minutes East 206 feet, more or less, to the southeasterly line of said Lot 2 and there terminating, and EXCEPT that part of Lot 2, MOORES GARDEN LOTS, described as commencing at the southeast corner of said Lot 2; thence North 33 degrees 18 minutes East, assumed bearing, along the southeasterly line of said Lot 2 a distance of 364.08 feet to the actual point of beginning; thence continuing North 33 degrees 18 minutes East along said southeasterly line 208.49 feet; thence North 56 degrees 42 minutes West 98.50 feet; thence South 32 degrees 52 minutes 30 seconds West 208.50 feet; thence South 56 degrees 42 minutes East 96.95 feet to the actual point of beginning, and EXCEPT that part platted as BENNINGTON WOODS PLAT 1;

And Lot A, EXCEPT the East 100 feet thereof of FOREST HEIGHTS RAMSEY COUNTY, together with that part of Kueffner Place vacated, that accrued thereto by reason of the vacation thereof; And Lots 15 to 30 inclusive, FOREST HEIGHTS RAMSEY COUNTY, together with those portions of Kueffner Place, Greenbrier Street and Kingston Avenue, (formerly Marks Street), vacated that accrued thereto by reason of the vacation thereof; And That part of Lot 4, MOORES GARDEN LOTS, lying southerly of the southerly right of way line of the Minneapolis, St. Paul & Sault Ste. Marie Railway and east of the west line of the East Half of Lots 8 and 30, Block 1, UFTON GROVE SECOND PLAT produced north to the Minneapolis, St. Paul & Sault Ste. Marie Railway right of way; And Also that part of Greenbrier Street vacated described as follows: Beginning at the southerly boundary of the above described property and extending in a southerly direction 300 feet to the northerly boundary of Kingston Avenue, (formerly King Street), intending to hereby convey a strip 33 feet wide and 300 feet in length, from the 4th day of November, A.D. 1981;

And that part of Lots 13 and 14, FOREST HEIGHTS RAMSEY COUNTY, described as follows: Beginning at a point on the south line of said Lot 14, distant 75 feet east of the most westerly corner thereof; thence northeasterly on a straight line to the most northerly corner of said Lot 13; thence southwesterly along the northwesterly line of said Lots 13 and 14 to the most westerly corner of said Lot 14; thence east 75 feet along the south line of said Lot 14, to the point of beginning; And Also that part of vacated Kingston Avenue, (formerly Marks Street), adjacent to said Lot 14 lying west of a line drawn at right angles from a point on the south line of said Lot 14, distant 75 feet east of the most westerly corner thereof.

And Lot B, FOREST HEIGHTS RAMSEY COUNTY, together with those parts of Kueffner Place and Kingston Avenue, (formerly Marks Street), vacated that accrued thereto by reason of the vacation thereof;

Has caused the same to be surveyed and platted as CARRIAGE HOMES OF MAPLE HILLS and does hereby dedicate to the public for public use forever the thoroughfare, cul-de-sac and the drainage and utility easements as shown on this plat.

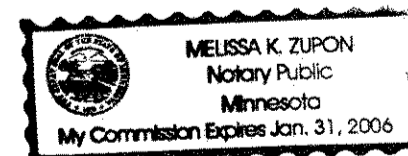
In witness whereof said Bridgeland Development Company, a Minnesota company, has caused these presents to be signed by its proper officer this 26 day of September, 2002.

Signed: Bridgeland Development Company
[Signature] its Vice President

STATE OF MINNESOTA
COUNTY OF Dakota

The foregoing instrument was acknowledged before me this 26 day of September, 2002, by Steve Nelson the Vice President of Bridgeland Development Company, a Minnesota company, on behalf of the company.

Melissa Zupon
Notary Public, Minnesota
My Commission Expires 1-31-2006



STATE OF MINNESOTA
COUNTY OF Dakota

The foregoing Surveyor's Certificate was acknowledged before me this 26 day of September, 2002, by Gary R. Harris, a Licensed Land Surveyor.

Melissa Zupon
Notary Public, Minnesota
My Commission Expires 1-31-2006



City of Maplewood

We do hereby certify that on the 26th day of September, 2002, the City Council of the City of Maplewood, 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.

[Signature] Mayor [Signature] Manager

Taxes payable in the year 2002 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 4th day of October, 2002.

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

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 4th day of October, 2002 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

By: Ronald 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 CARRIAGE HOMES OF MAPLE HILLS was filed in the office of the County Recorder for public record on this 7 day of October, 2002, at 8 o'clock A.M., and was duly filed in Book 118 of Plats, Pages 19, 20 and 21, as Document Number 3640467.

Deputy County Recorder

Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of CARRIAGE HOMES OF MAPLE HILLS was filed in the office of the Registrar of Titles for public record on this 7 day of October, 2002, at 8 o'clock A.M., and was duly filed in Book 44 of Plats, Pages 28, 29 and 30, as Document Number

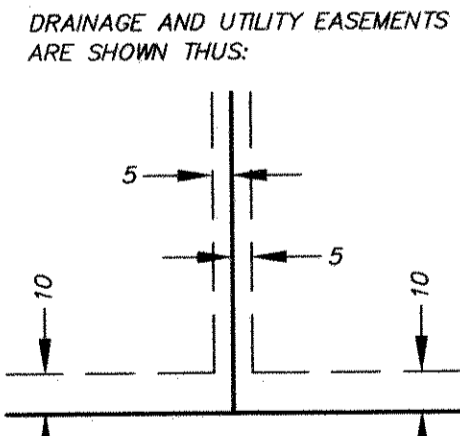
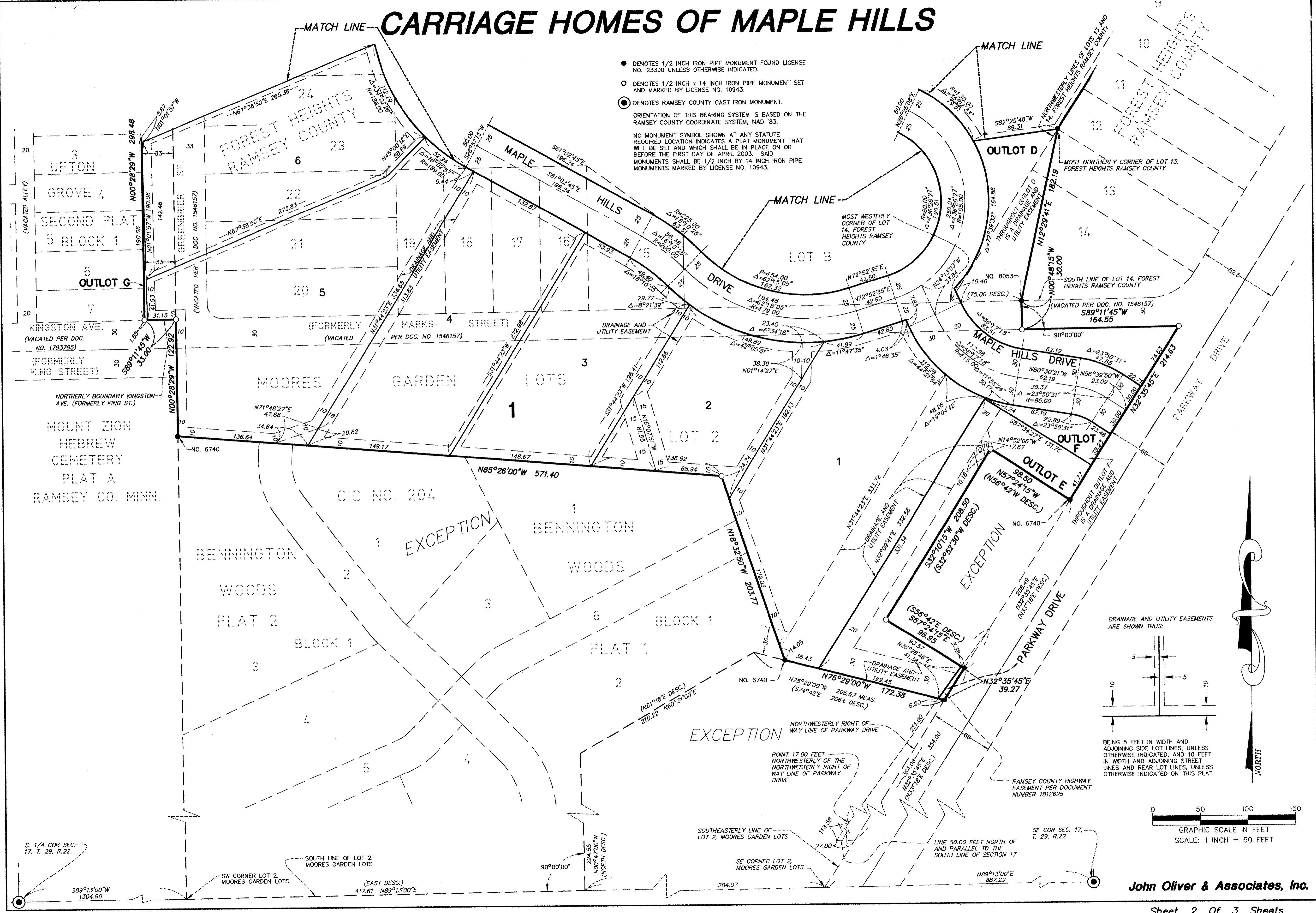
Deputy Registrar of Titles

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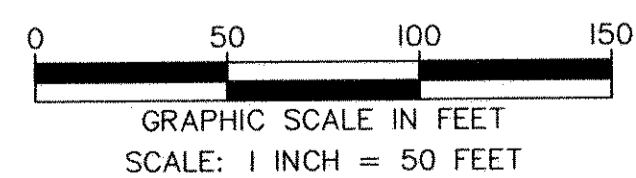
- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND LICENSE NO. 23300 UNLESS OTHERWISE INDICATED.
- DENOTES 1/2 INCH x 14 INCH IRON PIPE MONUMENT SET AND MARKED BY LICENSE NO. 10943.
- ⊙ DENOTES RAMSEY COUNTY CAST IRON MONUMENT.

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

NO MONUMENT SYMBOL SHOWN AT ANY STATUTE REQUIRED LOCATION INDICATES A PLAT MONUMENT THAT WILL BE SET AND WHICH SHALL BE IN PLACE ON OR BEFORE THE FIRST DAY OF APRIL 2003. SAID MONUMENTS SHALL BE 1/2 INCH BY 14 INCH IRON PIPE MONUMENTS MARKED BY LICENSE NO. 10943.

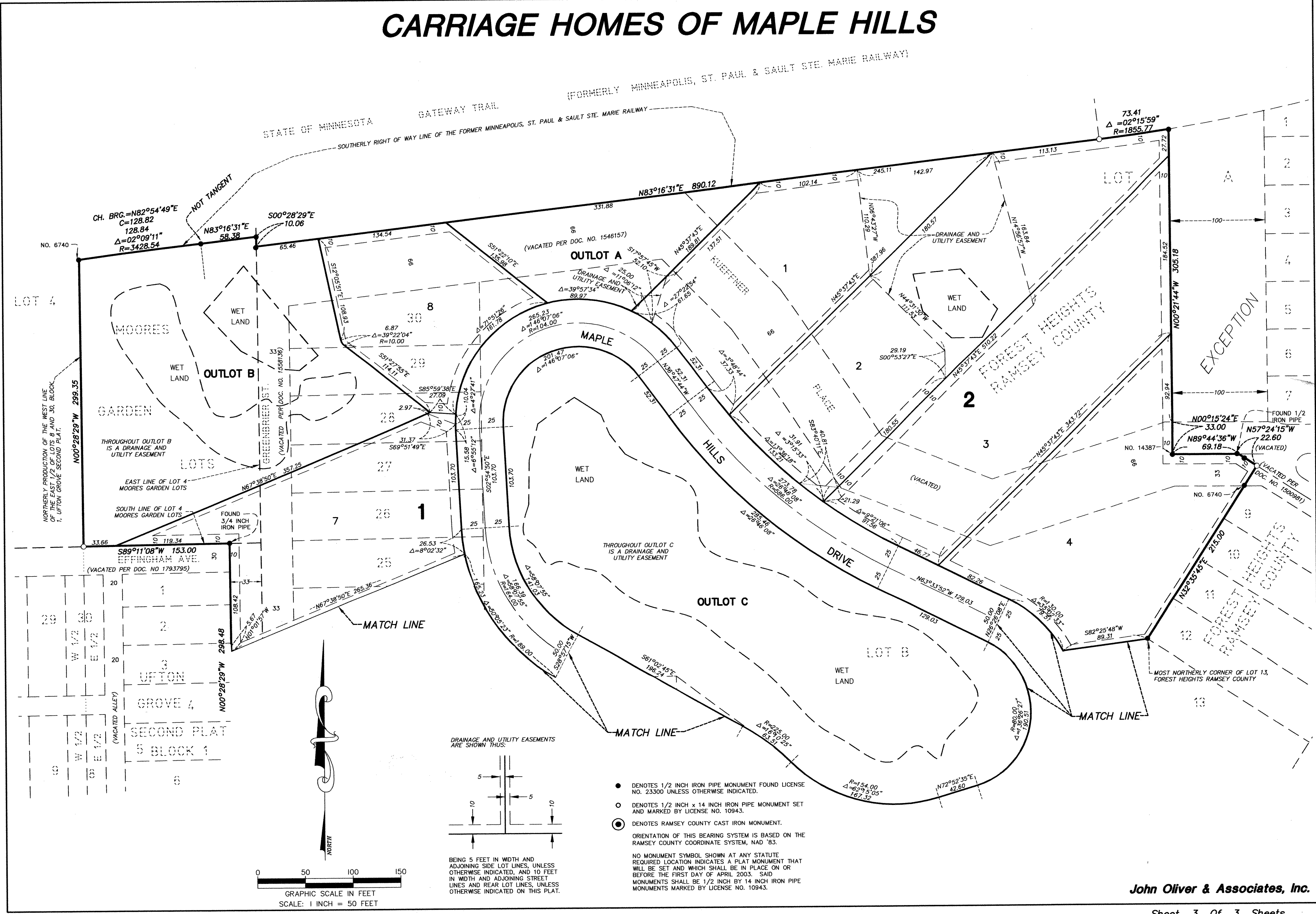


BEING 5 FEET IN WIDTH AND ADJOINING SIDE LOT LINES, UNLESS OTHERWISE INDICATED, AND 10 FEET IN WIDTH AND ADJOINING STREET LINES AND REAR LOT LINES, UNLESS OTHERWISE INDICATED ON THIS PLAT.



John Oliver & Associates, Inc.

CARRIAGE HOMES OF MAPLE HILLS



John Oliver & Associates, Inc.