

THE VILLAS AT MIDLAND HILLS

KNOW ALL MEN BY THESE PRESENTS: That United Properties Residential LLC, a Minnesota Limited Liability Company, fee owner of the following described property situated in the City of Roseville, County of Ramsey, State of Minnesota:

That part of the following described parcel:

Lot 9, Boardman's Five Acre Lots, according to the recorded plat thereof, Ramsey County, Minnesota. Together with that part of the east half of vacated Fulham Street adjacent thereto lying between the easterly extension of the south line of Lot 5, Block 1, Garcelon's Addition to St. Paul and the north line of Lot 9 of said Boardman's Five Acre Lots;

which lies southerly and southeasterly of the following described line:

Commencing at the northeast corner of said Lot 9; thence on an assumed bearing of South 00 degrees 12 minutes 32 seconds East, along the east line of said Lot 9, a distance of 110.00 feet to the point of beginning of the line to be described; thence South 84 degrees 43 minutes 34 seconds West a distance of 105.19 feet; thence South 47 degrees 47 minutes 20 seconds West a distance of 161.16 feet; thence South 80 degrees 09 minutes 36 seconds West a distance of 108.24 feet to the west line of said east half of vacated Fulham Street and said line there terminating;

AND

Lots 6 through 12, inclusive, Block 1, Garcelon's Addition to St. Paul, according to the recorded plat thereof, Ramsey County, Minnesota;

Together with the east half of the vacated alley in said Block 1 adjacent thereto lying between the westerly extension of the north line of lot 6 and the westerly extension of the south line of lot 12.

Has caused the same to be surveyed and platted as THE VILLAS AT MIDLAND HILLS, and does hereby dedicate to the public for public use forever the cul-de-sac, and the drainage and utility easements as shown on this plat.

In witness whereof said United Properties Residential LLC, a Minnesota Limited Liability Company, has caused these presents to be signed by its proper officers this 2nd day of February, 2006.

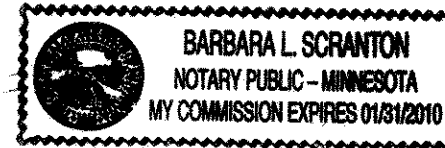
Signed: United Properties Residential LLC

Boyd B. Stofer
Boyd B. Stofer, Chief Manager
Brian P. Carey
Brian P. Carey, Executive Vice President

STATE OF MINNESOTA
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 2nd day of February, 2006, by Boyd B. Stofer, and Brian P. Carey, Chief Manager and Executive Vice President, respectively, of United Properties Residential LLC, a Minnesota Limited Liability Company, on behalf of the company.

Barbara L. Scranton
Notary Public, Ramsey County, Minnesota
My Commission Expires 1-31-2010



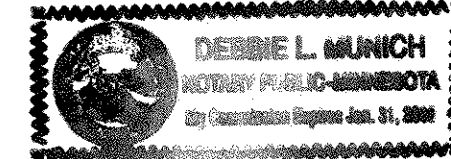
I, Jason E. Rud, hereby certify that I have platted the property described on this plat as THE VILLAS AT MIDLAND HILLS; that the described property has been surveyed and this plat is a correct representation of the survey; that all distances are correctly shown on this plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on this 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.

Jason E. Rud
Jason E. Rud, Land Surveyor
Minnesota License No. 41578

STATE OF MINNESOTA
COUNTY OF Ramsey

The foregoing Surveyor's Certificate was acknowledged before me this 30th day of JANUARY, 2006, by Jason E. Rud, a licensed Land Surveyor.

Debbie L. Munich
Notary Public, Ramsey County, Minnesota
My Commission Expires JANUARY 31, 2009



We do hereby certify that on the 22nd day of August, 2005, the City Council of the City of Roseville, Minnesota, approved this plat. All monuments must be set as specified by the City Council and as stated on this plat, according to Minnesota Statutes, Section 505.02, Subdivision 1. Also, the conditions of Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

Ray Klumwig Mayor *Neal J. Beets* City Manager

Department of Property Records and Revenue
Taxes payable in the year 2006 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 28 day of February, 2006.

Dorothy McClung Director By *Mary Kay Simpson* Deputy
Property Records and Revenue

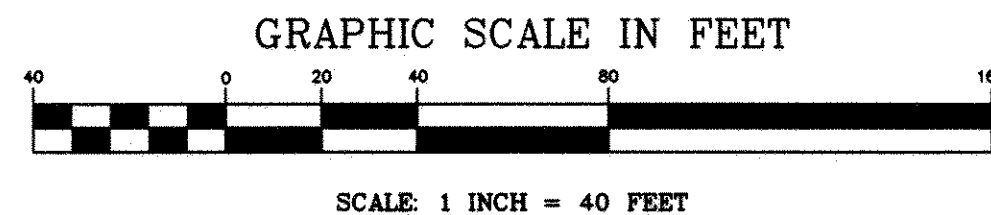
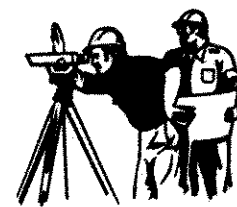
County Surveyor
Pursuant to Minnesota Statutes, Section 383A.42, this plat is approved this 8th day of MARCH, 2006.

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

County Recorder
County Recorder, County of Ramsey, State of Minnesota
I hereby certify that this plat of THE VILLAS AT MIDLAND HILLS was filed in the office of the County Recorder for public record on this 8th day of MARCH, 2006, at 4 o'clock P.M., and was duly filed in Book 122 of Plats,
Page 15, as Document Number 3907542

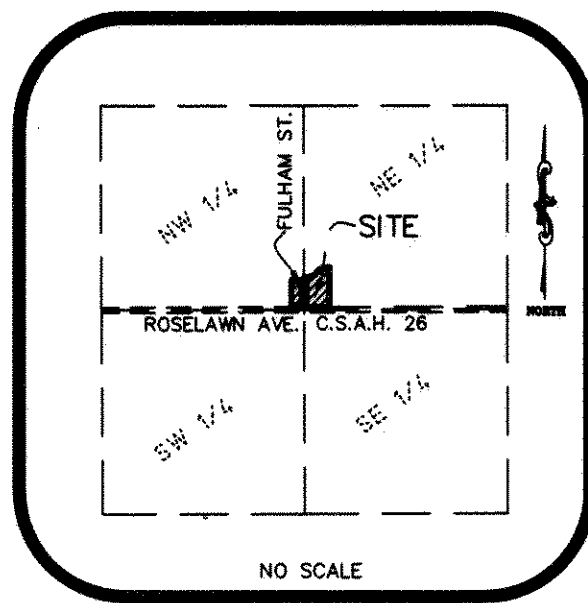
Deputy County Recorder

E. G. RUD & SONS, INC.
Land Surveyors



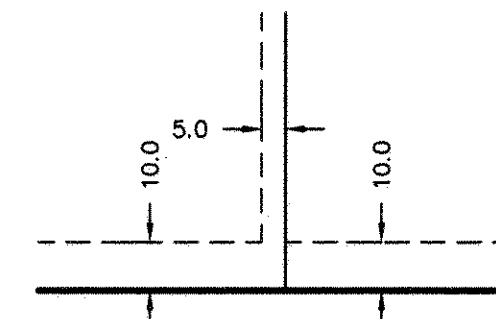
VICINITY MAP

SECTION 17, TOWNSHIP 29, RANGE 23



TYPICAL EASEMENT

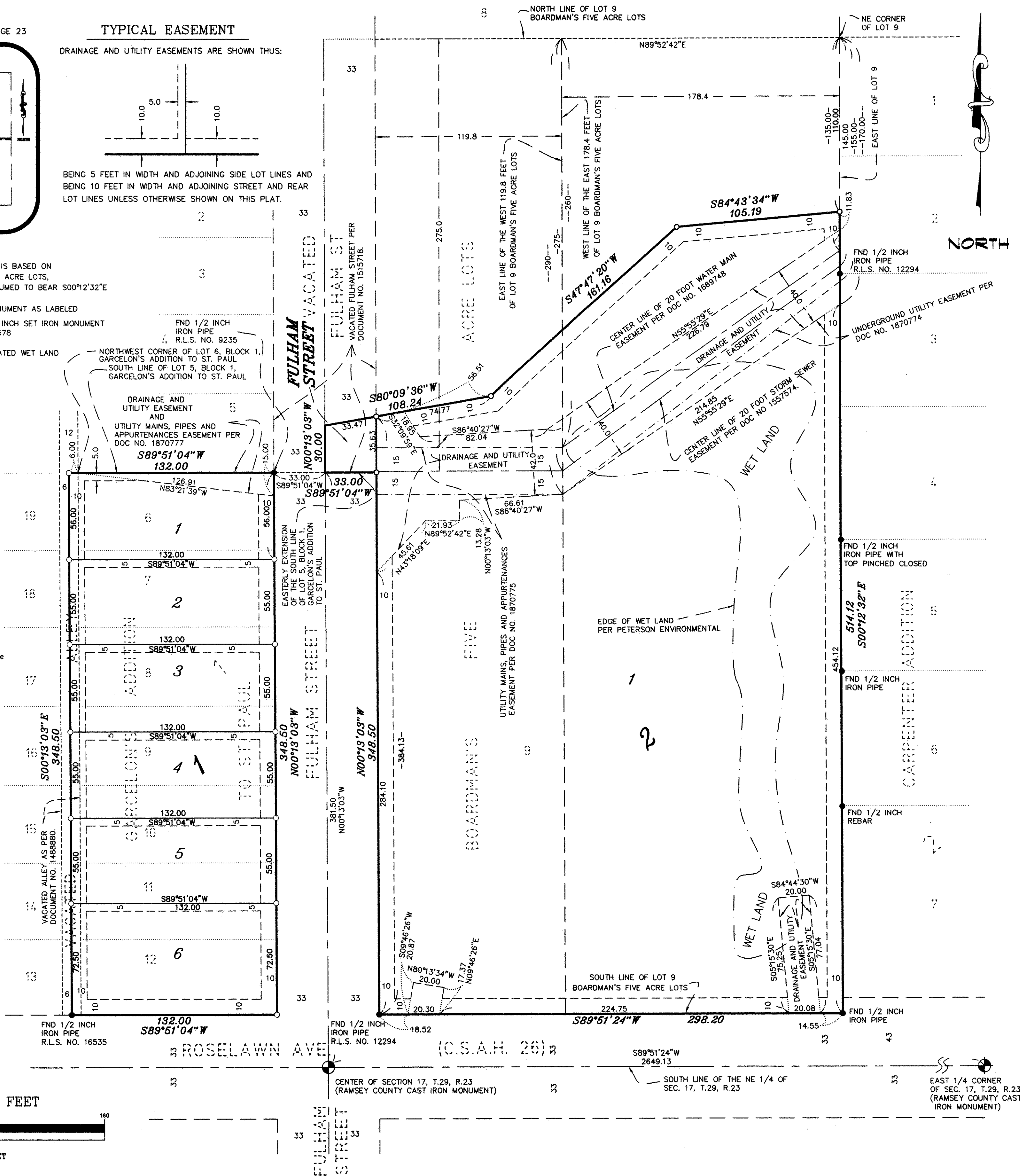
DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



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

THE ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF LOT 9, BOARDMAN'S FIVE ACRE LOTS, RAMSEY COUNTY, MINNESOTA, WHICH IS ASSUMED TO BEAR $500^{\circ}12'32''E$

- DENOTES FOUND IRON MONUMENT AS LABELED
- DENOTES 1/2 INCH BY 18 INCH SET IRON MONUMENT MARKED BY R.L.S. NO. 41578
- DENOTES EDGE OF DELINEATED WET LAND



4930

EAST 1/4 CORNER OF SEC. 17, T.29, R.23 (RAMSEY COUNTY CAST IRON MONUMENT)